

Preliminary Report and Best Practices – Slovenia

**Prepared by external partners to PP10: Slovenian
Federation of Pensioners' Associations**

Social Protection Institute of the Republic of Slovenia
Urban Planning Institute of the Republic of Slovenia

HELPS PROJECT – Housing and Home –
care for the Elderly and Vulnerable
people and Local Partnership Strategies
in Central European cities 2nd of April
2012, Trieste

1. Brief overview of housing policy of the country

National housing policy strategies

- ▶ Implementation of housing reforms – 1991 :
 - abolishment of the previous system of housing finance
 - privatisation of the public housing stock
 - introduction of the ‘enabling’ principle
- ▶ Housing care, preparation and implementation of housing policy – competencies of the Ministry of Infrastructure and Physical Planning
- ▶ Main goals and priorities in National Housing Programme 2000–2009: gradual increase of new construction to 10,000 dwell. p.a. by the year 2009

1. Brief overview of housing policy of the country

– cont,

Major policy tools

- ▶ the provision of housing loans with favourable interest rates,
- ▶ the provision of incentives for long-term saving for the purposes of raising equity – National housing savings scheme
- ▶ direct investment in new housing construction

Achievements

- ▶ Majority of the housing policy goals determined in the NHP were only partially realised

2. Brief description of supply-side subsidies

Housing provision loans (1992–2002)

- ▶ Loans offered to not-for-profit housing organisations for the construction of not-for-profit rental housing.

New housing construction subsidy (2001–)

- ▶ Housing Fund direct intervention on the market as investor in new housing construction.

Shared ownership co-financing (2004–)

- ▶ Implemented by Public Housing Fund of the City of Ljubljana – primarily intended for those participating in the NHSS.

▶ *60% by buyer 40% by PHFCL (paid in 15 years)*

3. Brief description of demand-side subsidies

Long-term housing loans (1992-2002)

- ▶ Loans offered for the construction, purchase, conversion or reconstruction of dwellings; priorities

National Housing Savings Scheme (1999-2008)

- ▶ High interest rates provided by the participating banks supplemented by a state premium
- ▶ over 100,000 savings contracts 1999-2008

Rent subsidy (2003-)

- ▶ by local authorities; meant for lowest-income household in rented not-for-profit housing

Subsidies for young families (2006 -)

- ▶ by the Housing Fund for first-time buyers/renters

4. Housing tenure structure and its change (1990–2011)

Types of rental tenures (1991 Housing Act)

- ▶ social rented housing,
- ▶ non-profit rented housing
- ▶ employer housing
- ▶ profit housing

Ownership

- ▶ extremely high level of homeownership (92.4%)
- ▶ privatisation of public stock significantly contributed to the rise in homeownership (31 vs.69 in 1991, 8 vs.92 in 2001):
- ▶ no official data on private rental stock

5. Housing construction levels (1990–2011)

- ▶ introduction of housing reforms was followed by a sharp decline in level of new dwelling construction (e.g. 1989 2.260 new dwell. in public and 6.281 in private sector; in 1994 only 538 and 4.984)
- ▶ decline in new housing construction greater in the the public sector as compared to the private sector
- ▶ Boom again in 2008 with 9.971 new units finished; (and 13.679 under construction); minor share in public sector; data uncomparable with earlier
- ▶ Total fund 2009 cca 835.000 unites; avg size 77m2; share of 3 rooms 55%; rural larger than urban

6. Impact of financial (economic) crisis on housing policy

- ▶ house–building industry strongly affected by the financial crisis
- ▶ no evidence, as yet, of any serious impact on mortgage takers
- ▶ no specific government measures, as yet, intended for the house–building industry or the housing sector, generally

7. Overview of special housing and care policies aimed particularly at the elderly and people with disabilities.

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Strategic documents:

- ▶ The strategy of care for the elderly till 2010 – Solidarity, good intergenerational relations and quality ageing of the population
- ▶ Strategy for high quality ageing, solidarity and intergenerational coexistence in Slovenia 2011 – 2015
- ▶ Resolution on the National Social Protection Programme 2006–2010 (NSPP)
- ▶ New National Social Protection Programme 2011–2020, currently under preparation.

Activities within Priority 4 (working material – Strategy 2011 – 2015)

- ▶ support to alternative forms of housing infrastructure for the elderly
- ▶ adaptation of to the needs of the elderly and increasing of the non-profit rental housing
- ▶ elaboration of a NHP for seniors and empowerment of current
- ▶ establishment of a proper data base of units occupied by the elderly
- ▶ gradual removal of architectural barriers in existing buildings and open space

7. Overview of special housing and care policies aimed particularly at the elderly and people with disabilities.

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Types of housing for the elderly

Major forms of housing care for the elderly :

- ▶ institutional homes,
- ▶ individual homes,
- ▶ sheltered housing,
- ▶ day-care homes (for day-time accommodation).

7. Overview of special housing and care policies aimed particularly at the elderly and people with disabilities.

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Other forms of care:

- ▶ community care
- ▶ home treatment and health care
- ▶ cash benefits
- ▶ voluntary and private sector services

BEST/INNOVATIVE PRACTICES

difficulties in identifying good practices



HOUSING AFFORDABILITY



restricted housing policy – some schemes are not transeferable (for example rent purchase)

Starejši za starejše (Senior to senior)

- ▶ Slovenian Federation of Pensioners' Associations, 2004 →
- ▶ important initiative for support of the elderly, based on the principle of self-help among the elderly in the local community, wide-spread!
- ▶ based on volunteerism and includes a great number of volunteers
- ▶ a significant impact in some local communities where the initiative usually provokes interdisciplinary coordination

Starejši za starejše (Senior to senior)

- ▶ identify the needs of the elderly living at home
- ▶ find those who cannot/are not able to/do not want to seek assistance
- ▶ establish a permanent contact with public services and other non-governmental organizations (Red Cross, Caritas) and provide them information about the needs

Starejši za starejše (Senior to senior)

- ▶ organize support for their peers (service activities, workshops, visits to isolated)
- ▶ inform the local community about the quality of life and needs of older people living at home and
- ▶ establish a civil society monitoring of the work of all who deal with providing help at home

COMMUNITY BUILDING

Svetovalna pisarna za starejše in info točka (Consulting office and information web point for elderly)

- ▶ NGO Oreli, 2010/2011
- ▶ innovative form of care for elderly at the local level (Kamnik) based on the promotion of volunteering among all generations
- ▶ consulting office – every Tuesday from 8 to 10 pm and Thursday from 15 to 17
- ▶ areas of consulting include law, health, property, housing and also personal conversations

Svetovalna pisarna za starejše in info točka (Consulting office and information web point for elderly)

- ▶ information web point/interactive – services, sheltered housing, homes for elderly...
- ▶ based on intergenerational voluntary work
- ▶ designed for specific local environment, applicable
- ▶ encompasses information about all services and other possibilities in that specific local area and being available at the consulting office and on the information web point.

COMMUNITY BUILDING

Seniorji.info

- ▶ NGO Zavod Seniorji.info, 2007
- ▶ webpage

pišite nam | informacije o spletni strani | najbolj brane novice

dodajte spletno stran med prijubiljene | ponedeljek, 2.4.2012

seniorji.info Iskanje

Thermana vas razvaja! THERMANA Laško

080 81 19 THERMANA Laško

Zdraviliški avtobus, Ugodni programi

PRVA STRAN

PRAKTIČNI NASVETI

SREDIŠČA DRUŽENJA

MEDGENERACIJSKO

KULTURNI DOGODKI

PRAVNI NASVETI

PONUDBA ZDRAVILIŠČ

GREMO Z VLAKOM

POČITNICE, HOTELI, APARTMAJI

MOJE ZDRAVJE

VAROVANA STANOVANJA

www.seniorji.info
Prva prijazna stran za seniorje in upokojence - od leta 2007
Informacije o portalu: [tukaj](#) e-pošta: info@seniorji.info
Naročite se na e-novice: [tukaj](#) arhiv e-novic: [tukaj](#)

Peko Orthos - obutev mora biti udobna
Se radi počutite udobno in sproščeno ter želite, da vaša noga diha v naravnih in najbolj kakovostnih materialih ...?

Terme Šmarješke toplice - varen oddih
Ugodna ponudba, **drugi plača samo pol!**
Velja do 19. aprila 2012...

Na Slivnici, coprniški gori
Pust je že zdravnjaj pregnal zimo in tudi znana coprnica Uršula iz Slivnice se je vrnila v Coprniško jamo.

Positivna misel
Odvrzimo negativne misli, delujmo in mislimo pozitivno.
Današnja misel: Živi z ljudmi tako, kakor da te gleda ...
ponedeljek, 2.4.2012

VREME | ČASOPISI
Nagradna igra

Društva upokojenci
Svetovalni servis
Forum | Storž

POSEBNE
PONUDBE IN UGODNOSTI
-0%

Naročite se na
**MAVRICNE
E-NOVICE**

Enostaven
merilnik
sladkorja
v krvi.

ZALOKER & ZALOKER

HELPS PROJECT- Housing and Home -care for the Elderly and Vulnerable people and Local Partnership Strategies in Central European cities 2nd of April 2012, Trieste

Seniorji.info

- ▶ designed for the elderly and all those who recognize its positive performance
- ▶ the main goal is the provision of relevant and useful information for satisfying and fulfilling lives, promote lifelong learning and intergenerational relations
- ▶ forum with various content – enables active participation of the elderly, and information about senior and pensioners associations

Seniorji.info

- ▶ main living areas: legal advices, health, housing (sheltered housing, institutional housing for the elderly), education, help and care services, Intergenerational cooperation and solidarity, pensions and finances, opportunities for paid work
- ▶ practical advices: special offers for seniors, spas, vacations and trips, sport, gardening, socializing, cultural events, cooking recipes, other leisure activities

Seniorji.info

- ▶ web page is visited by many older viewers (March 2011 – 72.761 viewers – 63 % for the first time; 91 % viewers are older than 50 years).
- ▶ more than 6000 subscribers of weekly news.
- ▶ the portal with its broad range of content and advertisements encourages competition among different providers and retailers as they offer various discounts to stay in competition.

ACCESS TO INFORMATION/EDUCATION

Festival for third age

- ▶ governmental initiative, organised in public-private partnership, 2000 →
- ▶ 1st - 3rd of October
- ▶ unique event for the elderly in Slovenia and the biggest festival of the kind in Europe
- ▶ offers opportunities to meet, establish cooperation and integration among all generations, for the presentation of government policies, programs, policies and professional views on life and work of elderly

Festival for third age

- ▶ broad range of participants – NGOs and enterprises
- ▶ promotes intergenerational solidarity
- ▶ offers information on housing, on social and health care services, options for the elderly.
- ▶ visitors get information on stands, with face-to-face communication.
- ▶ free medical and other examinations and counselling are offered

ACCESS TO INFORMATION/EDUCATION

IRIS SMART HOME

- ▶ located at the Institute for Rehabilitation, Republic of Slovenia since January 2008
- ▶ demonstration apartment and clinical research facility
- ▶ fitted with equipment and technical aids, from the simple to the most advanced
- ▶ the only smart home in Slovenia, highly recognized at home and abroad

IRIS SMART HOME

- ▶ Adaptations – **architectural solutions** (the kitchen is an innovation made in Slovenia. It is designed as an rotating island with height-adjustable elements. All kitchen activities can thus be performed from a wheelchair)



IRIS SMART HOME

- ▶ **Adaptations** – Aids and Accessories, Communication and Assistive Technology, Environment Control
- ▶ **Services** – Environment Self-Adjusting, Home telecare, »My Reminder« service, »Red Button« service, Health telemonitoring: blood pressure and pulse, Telerehabilitation, E-learning: easy access to education for disabled persons and the elderly

HOUSING ACCESSIBILITY

SOCIAL AND HEALTH CARE

Thank you for your attention!

Richard Sendi richard.sendi@uirsi.si

Barbara Černič Mali barbara.cernic@uirsi.si

Mateja Nagode mateja.nagode@guest.arnes.si

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