

18 January 2023

Dear Neighbour

### **Update on our plans for redevelopment of 20-26 Preston Avenue, Mount Albert**

Kāinga Ora (formerly Housing New Zealand) is redeveloping its land at 20-26 Preston Avenue, Mount Albert. Resource Consent for this development has been granted by Auckland Council. A copy of the landscape plan is enclosed.

Our intention is to better utilise land that has been occupied by a small number of older houses on large sections. We will do this by building a greater variety of new, warm, healthy homes, designed to complement the local environment and meet the needs of today's tenants.

The redevelopment at this location will see the previous homes replaced with 18 warm dry, modern homes. These will be made up of:

- 18x two-bedroom homes

#### **Safety first**

The first step in this process will be to safely remove any asbestos from these homes. Like many other homes of the era (and other types of building built pre mid-1980s), these properties may have some low risk asbestos that needs to be removed before demolition can begin. Independent tests have confirmed there is no risk to surrounding areas or neighbours from this.

Kāinga Ora has contracted an accredited asbestos-removal company to do this work. They will operate in accordance with the Health and Safety at Work (Asbestos) Regulations 2016 to ensure the safe and efficient removal, transportation and disposal of the material containing asbestos.

This work will take place in the week commencing 30<sup>th</sup> January 2023.

#### **How long will the work take?**

The next stages will begin onsite in the week commencing 6 February 2023, starting with site clearance, removal of the existing properties, soil remediation and associated civils work such as the installation of services. This work will take approximately two weeks. Once complete we will start construction work and setting up ready for the new properties to be delivered. We will send out another update closer to that time.

For more information on this project and the Auckland Housing Programme, please visit our website at:

<https://kaingaora.govt.nz/developments-and-programmes/what-were-building/public-housing-developments>

We are looking forward to seeing the brand new housing that will start taking shape over the coming months.

If you have any questions or concerns about any of the Kāinga Ora sites, please get in touch via contact details below and ask to speak to a Stakeholder Relationship Manager in the Central East Auckland Team.

Yours sincerely,



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