

31 January 2023

Dear Neighbour

Update on our plans for redevelopment of 49 Formby Avenue, Point Chevalier

Kāinga Ora has previously written to you to let you know that we intend to redevelop the land at 49 Formby Avenue, Point Chevalier. We are now writing to let you know that resource consent has been granted for this redevelopment. A copy of the site and landscape plan is included.

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 home replaced with two warm dry, modern homes. These will be made up of:

- 1x three-bedroom homes
- 1x four-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.

The deconstruction stages began onsite from 31st January 2023. I apologise for not notifying you before this work started.

How long will the work take?

The next stages will be site clearance, removal of the existing property, 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>

If you have any questions or concerns about this or any other Kāinga Ora site, please get in touch using the contact details below.

Yours sincerely,



Jodie Humphrey
Stakeholder Relationship Manager
Central and East Auckland
Kāinga Ora - Homes and Communities
Email: centraleastakl.region@kaingaora.govt.nz