

29 MAY 2019



Thank you for your official information request dated 20 May 2019 asking:

1. *Whether Housing New Zealand still does 'Business Initiative transfers' (BITS) for eligible tenants?*
2. *If these are no longer happening, what date did they stop?*
3. *If they are still happening, what are the criteria to be accepted for one?*

For the purpose of responding your request Business Initiative transfers' (BITS) has been interpreted to mean, Business Initiated Transfers (BIT).

Housing New Zealand does carry out BIT for eligible tenants.

A BIT is used when Housing New Zealand requires a tenant to be rehoused due to the following reasons:

- Housing New Zealand has decided to redevelop the property(s).
- The home is a Home Lease Programme (HLP) property and the owner (who is not Housing New Zealand) requires a tenant to move as the:
 - lease is due to expire
 - owner will not agree to modifications or other health and safety interventions to be carried out.
- The home is uninhabitable due to meth contamination (meth levels have been assessed and exceed $15\mu\text{g}/100\text{ cm}^2$).
- The home is not fit for purpose or being appropriately utilized, such as when:
 - the tenant has severe health and/or safety needs such as rheumatic fever and that the property does not meet and/or cannot be modified to suit tenant needs
 - the property is uninhabitable due to property condition, such as structural issues and extensive damage from a fire or a natural disaster
 - the tenant is living in a home that is too large/small for their needs (over or under utilised by 2 bedrooms)
 - the property has been assessed as earthquake prone.
- There is unresolvable antisocial behaviour exhibited by the tenant(s) and or surrounding neighbours.
- The home is no longer financially viable for Housing New Zealand, such as when:
 - a property is not suitable for occupation and will not be repaired
 - the cost of maintaining the property is too high.

Tenant transfer requests that do not meet the above criteria are assessed and actioned by the Ministry of Social Development.

I trust this information has been helpful.

Yours sincerely

A handwritten signature in blue ink, appearing to read 'Rachel Kelly'.

Rachel Kelly
Manager Government Relations