

TAUĀKĪ WHAKAMAUNGA ATU  
STATEMENT OF INTENT  
2022-2026



# Te Whakamana



Ko te Tauāki Whakamaunga Atu (SOL) tētahi tuhinga haepapa tūmatanui e hiahiatia ana i raro i ngā tekiana 139 me 141 o te Crown Entities Act 2004. Tā tēnei puka he takitaki i ngā whāinga rautaki o Kāinga Ora mō ngā tau ahumoni 2022/23 ki 2025/26. Ka whakahoutia pea te Tauāki Whakamaunga Atu i tētahi wā engari kua i muri atu i te marama o Hōngongoi 2025. Mō ngā mōhiotanga mahinga ahumoni, ehara hoki i te ahumoni, tēnā tirohia tā mātou Tauāki Whāinga Whakatutuki, e whakaputaina nei ia tau, e wātea ana hoki i tō mātou paetukutuku. Mō ētahi atu mōhiotanga mō ā mātou mahi peka mai ki [kaingaora.govt.nz](http://kaingaora.govt.nz)



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Karanga ki a Ranginui e tū iho nei  
Karanga ki a Papatūānuku e takoto ake nei  
Tēnei te mauri whakapiki  
Tēnei te mauri whakakake  
Tēnei te mauri ka puta ki te whai ao,  
ki te ao mārama  
Haumi e, hui e, tāiki e!

Kei ngā mate huhua o te wā, koutou ki a koutou.  
Haere, e oti atu ki te pō, ā, nau mai ko te ao.

Tēnei te tuku atu i te kaupapa nei ki te ao, kia  
kite ai i ngā whaingā nui a Kāinga Ora.  
Tēnei anō hoki te mihi nunui ki ngā tini  
tāngata e whai whakaaro ana ki tēnei  
kaupapa whakahirahira  
Nā reira e te iwi, tahuri mai rā te aroaro.



Image: Chief Executive Andrew McKenzie and Chair Vui Mark Gosche

## Kupu Tuatahi

# Nau mai, haere mai

Ko Kāinga Ora – Homes and Communities mātou. Ko tō mātou matakite kia hangaia he kāinga noho, he hapori, he oranga pai kē atu, arā te whakataukī: He oranga kāinga, he oranga hapori, he oranga tangata.

Koinei te Tauāki Whakamaunga Atu o Kāinga Ora mō 2022–2026. Kei roto i tā mātou Tauāki Whakamaunga Atu ngā āhuatanga ka tutuki i a mātou i roto i te 4 tau e heke mai nei, tae atu ki ō mātou wawata me ō mātou whāinga rautaki mō te hanga kāinga, hapori pai kē atu, puta noa i Aotearoa.

I timataria a Kāinga Ora i te Whiringa-ā-nuku 2019, me ōna pūkauranga taketake e rua:

- Te noho hei rangatira pupuru whare rite tonu te pai ki ngā mea papai rawa o te ao.
- Te mahi kōtui me te hapori whakawhanake, ki a ngāi Māori, ki ngā kaunihera ā-rohe me te kāwanatanga ā-motu, me ētahi atu, mō ngā kaupapa whakawhanake ā-tāone, he maha tonu ngā rahinga.

Mai o tō mātou whakatūranga, kua whiwhi rauemi tāpiri, kua whakatū hōtaka hou, kua whakatairanga hoki mātou i ngā ūnga hei hora painga puta noa i ēnei kawenga taketake katoa. Kei te pūtahi tonu o ā mātou mahi ko ā mātou kiritaki tata ki te 200,000 me ō rātou whānau e noho nei i roto i tō mātou huinga kāinga noho 68,700. E mahi nui ana mātou kia noho ō mātou whare katoa hei whare mahana, hei whare maroke, whare toitū hoki – hei tautoko i ngā



putanga toiora pai kē atu, me te whakarite ara e pai ai te noho a te tangata i tōna hapori. I a mātou e tū nei hei whakahaere, e harikoa ana mātou ki te hora whare whakatairanga i te tangata, whakapiki hoki i ngā rā kei mua mō te katoa, mō te hapori, mō te oranga katoa hoki o te tangata i te ao.

## Te tautoko i ō mātou kiritaki kia pai tonu te ora

I whakatūria ai tō mātou hōtaka kiritaki, he whai kia hoatu he taumata tautoko, he taumata ratonga hōhonu kē atu ki ō mātou kiritaki, me te whai kia ngāwari kē atu tā rātou kawē i ā rātou kirimana rēti, kia pai tonu te noho i ō rātou whare Kāinga Ora, kia tūhonohono hoki ki ō rātou hapori. Tēnei ā mātou mahi puta noa i te huhua o ngā umanga kāwanatanga te piki haere nei, ina hoki, kei te pāpā haere tonu ā mātou mahi whakarite horanga whare, tautoko hoki i ō mātou kiritaki, ki ngā haepapa o aua whakahaere.

I riro nā te pānga o COVID-19 ki tō tātou iwi, ki ngā hapori, ki ngā umanga me ngā hoa kōtui i whakamātautau ō mātou whakaaro āhua toka mō tō mātou whakahaere i tōna whakatūrangā i 2019. Hei urupare ki te mate urutā, i hurihia e mātou te tini o ā mātou hātepe whakahaere, ā, i tāpiritia ētahi atu ratonga tautoko hei whakatutuki i ngā hiahia kiritaki. Ahakoa ēnei wero, i haere tonu tā mātou hora ratonga, i whakarāhia hoki he whare, i ngā taumata tino tiketike mai rā anō te maha.

I tēnei wā e hora ana mātou i te oranga whare pūmau me te tautoko mō te tini me te mano o ngā whānau. I roto i ngā tau e 4 e tū mai nei, ka

horaina tonutia e mātou ētahi whare me ētahi ratonga e tino hiahiatia ana mō te tini o ngā tāngata o Aotearoa me ō rātou whānau. Hei te pikinga o tō mātou huinga whare, e hiahia ana kia āhei mātou ki te tautoko i ētahi atu tāngata, kia whakaheke hoki ngā waipuketanga tonu ki te Rēhita Kāinga Noho tūmatanui, kua tino piki nei ngā tonu hīkaka nui i roto i te 2 tau ka hipa ake nei.

## He kāinga mahana, he kāinga maroke, hauora hoki

I tua atu i te waihanga whare tōtika mō ēnei rā, whare mahana, whare maroke hoki, e whakapiki ana anō hoki mātou i te pai o te hia mano whare tawhito kē atu, kia tutuki ngā paerewa hauora, toiora hoki, kia tino ora ēnei whare hei wāhi o ō mātou rawa whare mō te wā roa. Kei te mōhio mātou he painga hauora nui te taunaki, painga ā-kiko hoki o te horanga whare kounga pai ake, ehara i te mea mō te toiora tangata takitahi, engari mō ngā whakatupuranga, me te putanga hua e kitea ai he painga rere tonu mō tō tātou whenua katoa.

I runga i tēnei whāinga, kua whakaūria e Kāinga Ora ētahi rawa rahi tonu hei kawē mai i ngā paerewa kounga tiketike, paerewa ao hou hoki ki ō mātou kāinga noho katoa. E anga whakamua ana ngā mahi kia whakaritea he tikanga e tutuki ai ngā Paerewa Kāinga Hauora a te Kāwanatanga i tō mātou huinga whare katoa hei te Hōngongoi 2024. Mā tō mātou hōtaka whakahou whare 10-tau e hora whare e whakatairangatia ai mātou ki runga ake i te paerewa hokohoko mō ngā whakatauranga Homestar.

## Te wewete i te horanga whare puta noa i Aotearoa

Ko Kāinga Ora te hinonga mahi mātāmua mō te hora i ngā whakaūnga whanaketanga whare tūmatanui e tākina mai rā i te Mahere Whare Tūmatanui a te Kāwanatanga 2021–2024. Ka tukua tonutia e mātou tā mātou hōtaka ki te motu katoa mō te hora whare tūmatanui, i a mātou e waihanga whare nei puta noa i Aotearoa. I te taha o ō mātou hoa waihanga, me ō mātou kaikirimana, kua horaina e mātou neke atu i te 10,900 whare tūmatanui, whare tautoko hanga hou hoki, i roto i te rima tau, me te waipuke mai anō o te hia mano ākuanei.<sup>1</sup>

Nā te Urban Development Act 2020 i hora mai tētahi ara ki a Kāinga Ora hei wewete i te horanga whare, nā te whakamahere me te whāngai pūtea ki ngā kōkiri tāone nui matatini, uaua hoki te āhua. E haere ana ā mātou kōkiri korahi nui i ngā rohe puta noa i te motu, ā, hei wāhi ēnei kōkiri korahi nui mō tētahi hōtaka whakahou tāone nui, hei whakapiki i te horanga me te kōwhiringa whare kounga nui mō te hia ngahuru tau. Kei roto i ēnei hanganga te ranunga o ngā kāinga noho tūmatanui, whare ngāwari te utu hei hoko, me ētahi whare māketē anō hoki. Hei āwhina ēnei āhuatanga i ā mātou kōkiri hei āwhina i te huhua o te tangata me ngā whānau kia hoko i ō rātou whare ake, i ēnei tau o te uaua o te hoko whare mā te hunga hiahia ki te hoko, nā te nui o te utu.

He mea tino nui ngā tūāhanga hou, tūāhanga kua whakapaingia hoki hei whakarahi noa i te maha o ngā kāinga hou, hei hanga taiao hapori taurikura hoki. E ū ana a Kāinga Ora ki te whakamahi i te katoa o te mana kua homai ki a

mātou me ngā āheinga ā-ture hei pana whakamua i tēnei putanga hua. Mā te Infrastructure Acceleration Fund a te Kāwanatanga ka āhei a Kāinga Ora ki te mahi haumi pai rawa ki ngā tūāhanga puta noa i te whenua katoa. Tētahi wāhi o tēnei he mahi tahi me ngā kaunihera, ngā iwi/rōpū Māori, puta noa hoki ki ngā umanga kāwanatanga tae atu ki Waka Kotahi, ki Te Tūāpapa Kura Kāinga – Ministry of Housing and Urban Development, ki Te Tai Ōhanga, ki Crown Infrastructure Partners me Te Tari Taiwhenua.

Tētahi wāhanga arotahi nui mō mātou he mahi kōtui me ngā iwi/rōpū Māori ki te whakatutuki i ngā hiahia whare o ngāi Māori, ki te whakatinana hoki i ngā whāinga wāhi pai ake. E arotahi ana a Kāinga Ora ki ki ngā ara mahi tahi ka taea puta noa i te kāwanatanga, mā te whakamahi i tētahi ritenga i takea mai i ngā kahanga hei hora i ngā putanga horanga whare mō ngāi Māori mā te Māori e ārahi.

## Tō mātou ū ki te mahi auaha

Ko ngā ahunga whakamua kua tutuki i roto i tō mātou hōtaka waihanga kua tutuki i roto i te wā o COVID-19. Hei whakarōa ngā taumahatanga i te rāngai waihanga i te roa o te wā e tūponotia ai ēnei wero. Kua pā katoa ngā here o ngā tāmitanga ara tukutuku, me te pikinga ake o ngā utu matū, kaimahi, ahumoni hoki, ki tō mātou raukaha, me te putanga hua.

I a mātou e urupare nei ki ēnei wero, kua whakapaingia ā mātou hātepe whakahaere, ā, e mahi tonu ana mātou me te rāngai hangahanga kia whakapikia ōna hātepe, kia tukua tētahi raukaha tāpiri kia rere noa, tētahi whanaketanga nui hoki, kia whakapiki i te

1. Ka pā tēnei ki te maha tapeke o ngā horanga whare tūmatanui, tautoko rānei kua hangaia hei whare hou, kāore e pā ki te tāpiritanga more ki te huinga whare. Ka uru ki konei ngā wāhi kua turakina e mātou ngā whare e tawhito haere nei kāore kē i te hāngai ki ngā hiahia, kua hangaia hoki ētahi whare mahana, whare maroke hoki, hei whakatutuki i ngā Paerewa Whare Hauora.

hohoro me te whāinga hua ā-utu o tā mātou hōtaka waihanga. Kei te tautoko hoki mātou i ngā whāinga wāhi mō te auahatanga i te rāngai mā te whakapiki i te korahi o ā mātou mahi, kia pai ake ai te mahi whakangungu mō ngā umanga, me te tautoko haumitanga hoki mō ngā hātepe me ngā whare whakanao. Kāore a Kāinga Ora e noho taratahi i nga pēhanga mākete i te rangai hangahanga, engari nā ēnei mahi katoa i āhei tonu mātou ki te hora i ngā whare e tino hiahiatia ana i roto i ngā hapori huri noa i te motu.

### **Te waihanga pūmanawa puta noa i te motu**

Kei te whakawhanake tonu a Kāinga Ora i ō mātou pūmanawa hei tautoko kiritaki, hei hora whare hoki puta noa i Aotearoa. Kua tonoa hoki mātou kia āwhina i te whakawhanaketanga o ngā hapori taurikura, ki te tautoko i ngā moemoeā whāinga whare o te iwi Māori, ki te kōkiri hoki i ngā ritenga waihanga me ngā mahi whakawhanake tāone toitū. Nā konei kua whakapakaritia ngā pūmanawa, me ngā raukaha o te whakahaere, kua whakatūria he tira hei kanohi mō te rōpū i ngā hapori puta noa i Aotearoa.

Kua whakatūria ō mātou tira i ngā rohe, ā, ko te aronga nui ināianei kia kakama kia whai hua hoki te whakamahi rawa a Kāinga Ora. Kua whakamahinetia ngā hātepe mahi, kua whakangungua ō mātou tāngata hei hora ratonga kiritaki pai, me te mahi tahi ki ngā kaituku rawa mai puta noa i te whenua ki te whakapiki i ā rātou mahi.

Ko te hua ia o ā mātou mahi he toiora teitei kē atu mō ngā tāngata katoa, he putanga pāpori, taiao, hapori pai kē atu mō Aotearoa, me ētahi atu whare i ētahi wāhi kē atu, huri noa i te whenua katoa. Ka nui tō mātou hari, tō mātou

ngākau nui hoki i roto i tēnei Tauāki Whakamaunga Atu ki te whakatakoto atu i tā mātou matakite mō ngā rā kei mua, me ngā āhuatanga ka horaina atu e mātou mō Aotearoa mō ngā tau e 4 e tū mai nei.

He mea haina nā



**Vui Mark Gosche**

Heamana, mō te Poari katoa

14 Hakihea 2022

He mea tautoko ā-waitohu



**John Duncan**

Heamana Tuarua

14 Hakihea 2022

He mea haina nā



**Andrew McKenzie**

Tumu Whakarae

14 Hakihea 2022

## **Kupu Whakataki**

Ko Kāinga Ora – Homes and Communities mātou. He whai tikanga tonu tō mātou ingoa, nā te āhua o ā mātou mahi, e mahia nei i runga i te wairua kōtui ki te iwi Māori. Te tikanga o Kāinga Ora kia piki te toiora, i tēnā wāhi, i tēnā wāhi, i tēnā hapori, i tēnā hapori. Kei te mārāma mātou i Kāinga Ora nei, neke noa ake te tikanga o te kupu whare i te tuanui noa, i te pakitara noa. E mōhio ana mātou ka noho ko te kāinga hei whakatinanatanga mō ngā wawata me ngā moemoeā o te whānau – he tūāpapa taketake mō te oranga tangata, mō ngā whānau me ngā hapori ora.

### **Ko Kāinga Ora mātou**

Ko mātou te kaihora whare tumatanui rahi rawa i Aotearoa. I tēnei wā e hora ana mātou i ētahi whare mahana, whare maroke mō ō mātou kiritaki 186,000 me ō rātou whānau, i ētahi whare 68,765 puta noa i te motu katoa.

Ko mātou hoki te kaiarataki i te rāngai whakarato whare, whakawhanake tāone hoki, mā roto i ā mātou mahi waihanga, whakawhanake whenua hoki. I roto i ngā tau e 4 e tū mai nei, ka hangaia e mātou ētahi whare hou, tika mō ēnei rā 17,000, hei whakatutuki i te hiahia o te tangata mō ētahi whare tumatanui kounga tiketike. Ka whakapikia hoki e mātou te puna kāinga puta noa i te kāhui momo whare, mā te haumi ki ngā tūāhanga, me te kawē kōkiri whakawhanake tāone.

Ko te matapae ka hua mai ētahi whare tumatanui, ngāwari te utu, hāngai ki te mākete 36,000 i roto i ngā tau 20 kei mua i te aroaro. Ko te whakaaro ia, ka hua ake ētahi whare hou 35,000 nā te āwhina o te Infrastructure Acceleration Fund. Ka āta waihangatia ēnei whare i ngā takiwā e tata ana ki ngā tūranga mahi, ki ngā waka tumatanui, me ngā punanga e tupuria ana e te rākau, e te tupu, e te papa karaihe, hei tautoko i te matahuhua o te tangata me te ahurea.

Kei roto hoki i tēnei ētahi ara hei whakatinana i ngā moemoeā o ngāi Māori, tae atu ki ngā iwi me ngā rōpū Māori kia kaha ake te whai i ngā whāinga wāhi mō te whare, hei whakatutuki hoki i ngā putanga pai ake.

He mea hira tēnei ara mahi waihanga mō Aotearoa. I ngā wāhi ko Kāinga Ora te kaiwhakawhanake matua, kei te auaha tonu, kei te kawē panonitanga tonu i roto i te rāngai mā te whakamahi mahi whakanao kei waho, mā te whakaumu hoki i te hātepe, mai i ngā pou ki te tuanui, o te hanga whare - kia horo kē atu, kia ngāwari kē atu te utu, kia toitū kē atu anō hoki.

## He kapohanga whakaahua o ā mātou mahi

<p><b>68,765</b></p> <p>NGĀ KĀINGA NOHO I TŌ MĀTOU HUINGA WHARE TŪMATANUI, WHARE E TAUTOKONA ANA HOKI</p>		<p><b>~200K</b></p> <p>E NOHO ANA Ō MĀTOU KIRITAKI ME Ō RĀTOU WHĀNAU I Ō MĀTOU WHARE TŪMATANUI</p>	
<p><b>440K+</b></p> <p>E WHAKAOTINGIA ANA NGĀ MAHI TAUTIAKI IA TAU KIA NOHO MAHANA KIA NOHO MAROKE HOKI Ō MĀTOU WHARE</p>		<p><b>1,815</b></p> <p>NGĀ WHARE HOU I HANGAIA MŌ Ō MĀTOU KIRITAKI TŪMATANUI, KIRITAKI HOKI E TAUTOKONA ANA I TE TAU 2021/22</p>	
<p><b>5,600+</b></p> <p>NGĀ WHARE I HOKONA KI Ā MĀTOU HUA WHIWHINGA-WHARE I TĒNEI TAU</p>		<p><b>87%</b></p> <p>O NGĀ PARAHANGA TURAKI WHARE I TE TUKUA KĒTIA KI WĀHI KĒ, I RUNGA ANŌ I TĒTAHI ŪNGA I WHAKARITEA MŌ TĀ MĀTOU ARA TURAKI WHARE O TĀMAKIMAKAURAU</p>	
<p><b>142</b></p> <p>Ā MĀTOU AKONGA HOU E ĀTA AKONA ANA KI Ā MĀTOU HŌTAKA PIATANGA, WHAKANGUNGU TAUHOU HOKI</p>		<p><b>+\$900M</b></p> <p>I WHAKAWHIWHIA KI NGĀ KAUPAPA I RARO I TE INFRASTRUCTURE ACCELERATION FUND HEI WHAKAWĀTEA I NGĀ KĀINGA 30,000-35,000 KIA HANGAIA HURI NOA I TE WHENUA KATOA</p>	

I takaina ēnei tātai i te marama o Mahuru 2022 hei whakaari kapohanga whakaahua o ngā āhuetanga hira o tā mātou hōtaka huinga whare, ratonga, waihanga hoki – ka panoni i te takanga o te wā. Ko ngā tātai e whakapuakina nei mō tō mua takiwā, ka pā ki te tau ahumoni 2021/22.

### Ngā pēhanga i te pūnaha whare

Hei tautoko te rahi o ā mātou mahi waihanga i te rāngai waihanga whānui, i roto i ngā wā panoni nui, pāhekeheke hoki mō ētahi. Ahakoa e piki haere tonu ana te maha o ngā whare kātahi anō ka hangaia, kei te pēhia te pūnaha whare kia whakatūria ngā whare tāpiri e hiahia ana. Ahakoa kua āhua heke iho te nui o te utu whare i ēnei marama tata, kāore anō te āhua o te whāinga whare kia ngāwari ake mō te tini o te hunga noho i tēnei whenua. Nā ēnei uauatanga i te taiao whakawhanake tāone, kāore anō te nui o te whakawāteatanga whare kia taurite ki te hiahia o te tangata ki tēnei mea te whare, i teitei rawa ai te utu whare, i kore ai e taea te hoko whare tōtika, mō te nuinga.

Ka noho ko te kore whenua tōtika me ngā tūāhanga whare hāngai ki ngā hiahia hei pikauranga nui, me te wawata kia whakatikaina tēnei āhua e Kāinga Ora me ō mātou hoa kōtui i roto i ngā tau e 4 kei mua i te aroaro. Kei mua tonu i a mātou ko te pikinga ake o ngā rawa kiritaki me ngā rauemi waihanga, kua pā nui hoki ki ō mātou kiritaki me ō mātou hoa waihanga. I roto i te tau tae noa ki te marama o Poutūterangi 2022, kua piki ngā utu waihanga mā te 18 ōrau – ko te pikinga ake rahi rawa tēnei mai o te tuhinga o ngā utu waihanga i te tau 1985. Ko ngā pūtaka matua o tēnei pikinga ake ko ngā au ōhanga whakahoki tupu, e kore pea e memeha i roto i te takiwā o tēnei Tauāki Whakamaunga Atu, tae atu ki ngā tāmitanga ara tukutuku, ngā utu kaimahi teitei kē atu, me ngā hiahia ōkaka o te tangata, e pana whakarunga nei i te utu mō ngā rawa.

I te taha o tēnei horopaki, e hīkaka tonu ana ngā hiahia ki te ratonga whare kounga tiketike. Kua piki te rēhita o te hunga e tatari ana ki ngā whare tūmatanui ki te āhua 26,000

kaitono. Ko te mea nonoi rawa o ēnei – Ngā Tono Raupapatanga A – kua tino piki ake i roto i ngā tau e 2 kai hipa ake nei. I roto i tēnei kāhui, e noho ana te iwi Māori me ngā iwi o Te Moana-nui-a-Kiwa i roto i ngā whare tino hē rawa atu. Mō te hunga e tatari ana ki ngā whare tūmatanui i tēnei wā, 51 ōrau he Māori, ā, 35 ōrau o ō mātou kiritaki matua kei te kī he Māori rātou, i tēnei wā.

I kitea i tērā o ngā tatauranga o Aotearoa ko te kore whare taumaha te mea e tūpono nuitia ana e ngā tāngata o Aotearoa. Nā te korenga e whai whare tōtika, e noho tuanui kore ana ētahi tāngata, kei ngā wharau noho, kei ngā whare mutunga mai o te apiapi, kei ngā whare kanukanu noa iho rānei. E mahi tonu ana mātou puta noa i ngā kāwanatanga ki te whakatika i ēnei āhuetanga, ki te hora whare hauora hoki ki ō tātou hapori o Te Moana-nui-a-Kiwa.

### Te whai kia maha atu ngā whare mō te tangata

E anga tika ana a Kāinga Ora ki ēnei wero. Kei ō mātou tautuhitanga ā-ture te mana me ngā taputapu hei whakatinana i te matakite me te ahunga o te Kāwanatanga kia horaina he putanga pai kē atu mō te whiwhinga whare, me ngā hapori. Hei tautoko te korahi o tā mātou huinga whare, purutanga whenua, rawa hoki hei whāinga wāhi mō te whakatenatena mahi auaha, kakama hoki i ngā mahi i te rāngai whare, whakawhanake tāone whānui kē atu hoki.

Kei ā mātou putanga whakahaere e ono tētahi māramatanga torowhānui ki ō mātou pikauranga, whāinga wāhi, whāinga rautaki hoki kia ū tōnu tā mātou titiro ki ngā take tino nui, ki tā te hunga e āwhinatia nei e mātou. Ko tā ēnei putanga he whakaatu ka pēhea tā



## Mō ō mātou kiritaki



mātou āta tautoko i te toiora kiritaki, tā mātou whakapiki hoki i te wāteatanga whare mō te tangata puta noa i te motu, te whakawhanake i ngā hapori taurikura, arataki auahatanga, te whakaumutanga pūnaha hoki puta noa i te rāngai waihanga, me te waihanga whare tōitū, pūngao-kakama hoki hei whakapiki i te toiora taiao. Huri noa i ēnei wāhanga hua, ko ā mātou whāinga matua i roto i ngā tau e whā ko te whakawhanake me te whakaū i ngā hononga ki te ao Māori me ngā hapori, te whakapūmau i te tautoko kiritaki pai ake, te whakapiki i te wāteatanga whare, te whakahohoro i te whāinga hua o te mahi waihanga, me te hanga hinonga kaha ki te whakaputa hua.

### Te tautoko i ngā wawata a ngā Māori mō te whāinga whare

Ko tētahi mea hira ko tō mātou ū ki te tautoko i ngā wawata o ngāi Māori mā te tautoko i ngā iwi me ngā rōpū Māori kia puta ai he hua whāinga whare pai ake. He mea taketake te whakawhanake me te whakapūmau i ngā kōtuitanga ki a ngāi Māori me te tautoko i ō rātou whāinga wāhi puta noa i te pūnaha whāinga whare.

I roto i ngā tau e 4 e tū mai nei, ka tūhura haere tonu a Kāinga Ora i ngā ara tuku mana ki te whānau, ki te hapū me te iwi Māori kia waihanga hapori e piki ai tō rātou toiora, tō rātou tuakiri hoki, me tō rātou wairua whakapipiri tētahi ki tētahi. Ka mahi pipiri anō mātou ki Te Tūāpapa Kura Kāinga – Ministry of Housing and Urban Development (HUD) me Te Puni Kōkiri, ngā umanga kaihautū i roto i tēnei kaupapa.

### Te whakapakari i ō mātou kōtuitanga

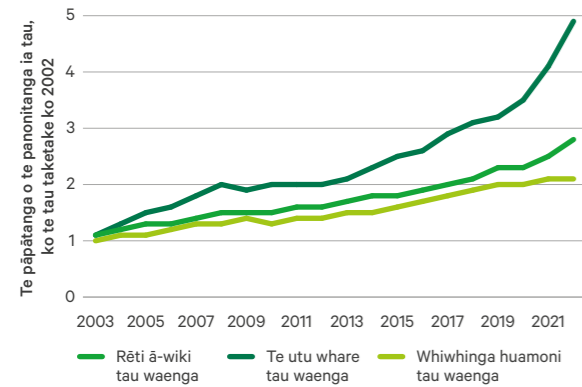
E eke ai koe ki te taumata i roto i te whakaputanga hua, me āta mahi pipiri hoki mātou ki ētahi atu hoa kōtui puta noa i te kāwanatanga katoa. He wāhi nui tō te HUD ki te whakatakoto i ēnei tūmanako. E mahi nui ana anō hoki mātou ki ngā umanga e kawe nei i ngā haepapa nui mō te whakapiki i te toiora o ā mātou kiritaki, me te tautoko i ā mātou mahi ki te whakapiki i te wāteatanga o te whare ki te tangata. Ko ētahi o ēnei ko Te Manatū Whakahiato Ora, ko Te Puni Kōkiri, ko Hikina Whakatutuki (MBIE), ko Te Whatu Ora – Health New Zealand, ko Ara Poutama Aotearoa – Department of Corrections, ko Whaikaha – Ministry of Disabled People, me Oranga Tamariki.

E tino ū ana anō hoki mātou ki te mahi nui me ngā hapori ā-takiwā, ngā kaunihera ā-rohe me te huhua o ngā umanga rāngai hapori i ā mātou hōtaka mahi. He whakahaere ratonga tūmatanui mātou, nā reira, kua whakatūria a Kāinga Ora hei kaupapa whai painga, me ōna tira ā-rohe i te taha, hei urupare ki ngā hiahia o aua rohe me ngā hapori. Waihoki, e mahi nui ana mātou ki te whakapiki i ō mātou pūmanawa whakaroto, i te pūataata, i te mahi pai, me te whakaari i ngā uara o te whakahaere, o te manaakitanga, te mahi tahi me te whai kia whanake ngā painga mō te katoa.



## Tō mātou horopaki whakahaere

### He whakatairitetanga o te utu whare, o te rēti ā-wiki me te pikinga whiwhinga huamoni

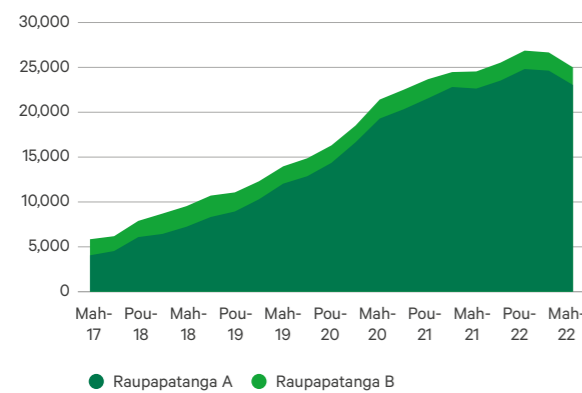


He tere kē atu te pikinga ake o ngā utu whare, utu rēti hoki tērā i te pikinga whiwhinga huamoni i roto i ngā ngahuru tau e rua ka hipa ake nei. Hei tohu tēnei kāore kē te maha o ngā whare wātea i te rawaka, nā reira kua iti iho ngā ara hei whai mā te tangata mō te kimi whare ngāwari te utu ki a rātou.

Kei te mahi nui mātou ki te whakapiki i te whāngainga whare puta noa i te huhua o ngā momo whare – mai i ngā whare tūmatanui ki ērā whare ka taea te hoko i ngā taumata utu āhua ngāwari, i ngā taumata utu māketete rānei.

Ngā Puna: Real Estate Institute of New Zealand (REINZ), Tenancy Bonds me Hikina Whakatutuki.

### Rēhita Kāinga Noho – Raupapatanga tonu Mahuru 2017–2022



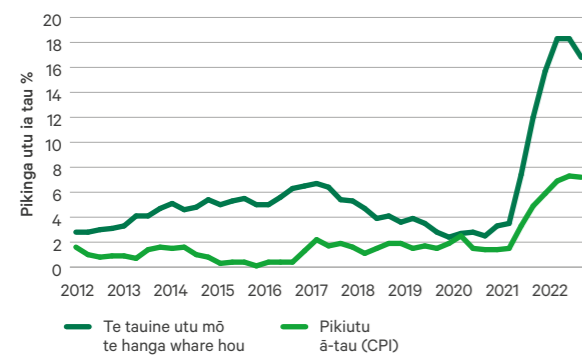
### Kua piki te tokomaha o ngā kaitono i te Rēhita Whare tūmatanui kia āhua 26,000 tāngata i roto i ngā tau e rima ka hipa ake nei.

Ko tētahi ōrau rahi o ēnei he kaitono Raupapatanga A, ā, he whai matea matatini huhua tonu.

I tua atu i te hanga i ētahi whare tūmatanui hei nohonga mō te tokomaha o te tangata e piki haere nei, ka tautoko tā mātou hōtaka kiritaki i ngā kiritaki kia uru ki ngā ratonga e hiahia ana rātou hei tautoko i tō rātou toiora.

Kia mārara: Kāore e uru ki konei ngā kaitono i te Rēhita Whakawhiti kua noho kē i tētahi kāinga tūmatanui e hiahia whare hou ana rānei mō ngā take hauora, mō te tōtika whare rānei. Ngā Puna: Te Manatū Whakahiato Ora.

### Ngā utu pikiutu, waihanga hoki



### Kua piki te utu waihanga mō ngā whare hou me te piki anō hoki o te utu mō ngā rawa me ngā ratonga o ia rā.

E rangona ana ēnei taumahatanga e te rāngai hangahanga katoa. E mahi nui ana a Kāinga Ora ki te whakapūhuki i ēnei pānga mā te kawe whakamua i te auhatanga, kia nui anō te korahi.

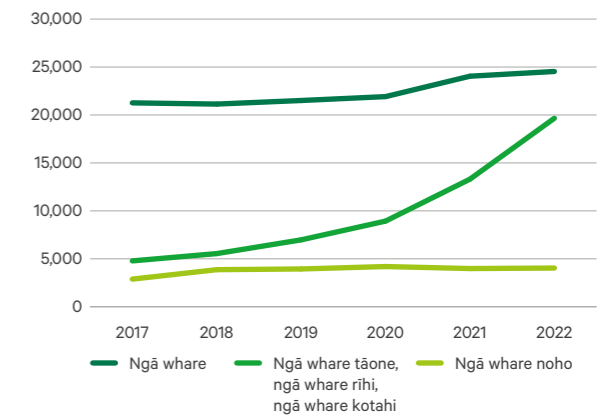
Ngā Puna: Tatauranga Aotearoa.

### Ka rahi kē atu ngā tūmomo whare pēnei i ngā whare tāone, i ngā whare rīhi, me ngā whare kotahi hei ōrau nui kē atu o ngā hanganga hou ā ngā tau e tū mai nei.

E āwhina ana a Kāinga Ora i tēnei ia hira, mā te whakarite tikanga e taurikura ai te noho o ō tātou hapori wharenoho mātoru-nui ā-tāone, mā te hoatu urutanga pai ake ki ngā mahi, ki ngā tūnuku me ngā wāhi kākāriki.

Ngā Puna: Tatauranga Aotearoa.

### Ngā whakaetanga whare hōu, mā te momo



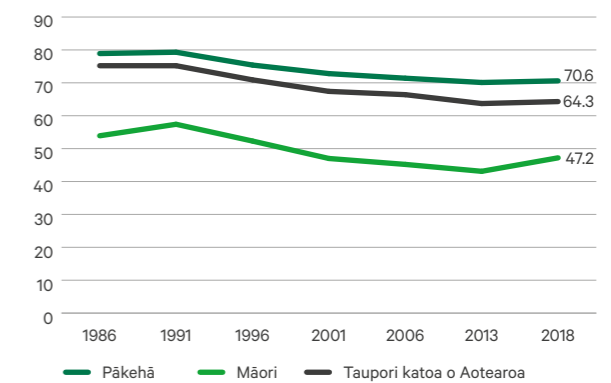
### Kua heke iho te ōrau o te tangata e noho ana i tētahi whare nōna ake i roto i te ngahuru tau ka hipa ake nei.

He mea ka kitea wawetia tēnei mō te iwi Māori me ngā iwi o Te Moana-nui-a-Kiwa.

Kei te mahi kōtui mātou me ngā iwi me ngā rōpū Māori ki te whakaahei i ngā putanga whare pai ake mō ngāi Māori. Ka whakawatea mātou i ētahi papa whenua mō ngā whare āhua ngāwari te utu i ō mātou kōkiri unahi nui, ka whakawātea hoki i ngā hua ahumoni mō te hoko whare ki te hunga hoko whare tuatahi puta noa i Aotearoa.

Ngā Puna: Tatauranga Aotearoa.

### Purutanga whare % (1986–2018)



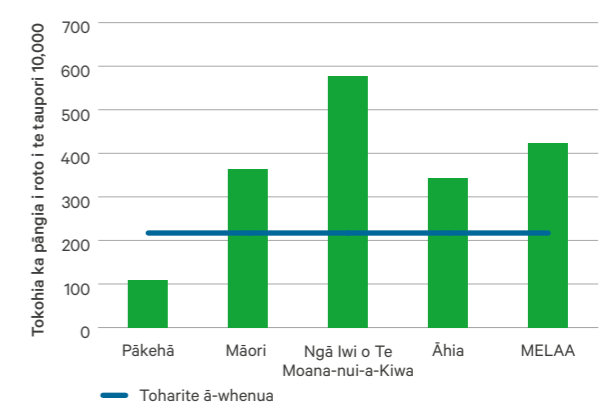
### He maha atu ngā tāngata kei te raru i te tāmitanga kore whare, ā, ko te iwi kua tino pāngia ko ngā iwi o Te Moana-nui-a-Kiwa.

I te motu katoa, tata ki te 30,000 ngā tāngata e noho ana i ngā whare tino apiapi rawa atu, ā, tērā anō hoki te 60,000 tāngata kei ngā kāinga kāore e taea te noho tika i roto.

E mahi haumi nui ana mātou ki ō mātou huinga whare e tawhito haere nei, tae atu ki ngā ahi whakamahana me ngā ārai pakitara, tuanui hoki, e puta ai he painga tino nui rawa atu mō te hauora me te toiora o ā mātou kiritaki.

Ngā Puna: Amore, Viggers & Howden-Chapman (2021) Severe housing deprivation in Aotearoa New Zealand, whakahoutanga mō 2018 – Pipiri 2021.

### Te tāmitanga kore whare



## Ā mātou putanga

### Te tuku i te matakite a te Kāwanatanga mō te horanga whare pai ake

Nā runga i ngā wero i tō mātou taiao horanga whare, whakawhanake tāone hoki, he mea taketake kia kakama te mahi a Kāinga Ora, kia mahi rautaki hoki hei whakatinana i te ahunga a te Kāwanatanga, me tō tātou matakite mō te mō te hanga kāinga, hapori pai kē atu, oranga pai atu hoki, puta noa i Aotearoa. E tākina ana tā mātou tūranga tuku whare i roto i te Government Policy Statement on Housing and Urban Development 2021 (GPS-HUD), e whakaū nei i tōna matakite “everyone in Aotearoa New Zealand lives in a home and within a community that meets their needs and aspirations”.<sup>2</sup>

Ko tā he MAIHI Ka Ora – National Māori Housing Strategy 2021–2051 he whai kia whakapakaritia tēnei urupare ki te horanga whare ki a ngāi Māori, ā, he pakari tonu tōna piringa ki te GPS-HUD.<sup>3</sup> E āki ana a MAIHI Ka Ora kia mahi tahi ngā umanga kāwanatanga pēnei i Kāinga Ora tētahi ki tētahi me ngāi Māori, kia tino tika te mahi kōtui i roto i ngā tau 30 kei mua i te aroaro, hei kawē whakamua i te matakite o te katoa, arā, “kia whiwhi ngā whānau katoa i tētahi whare haumarū, hauora, āhua ngāwari te utu, he pūmau tonu te purutanga, puta noa i te pūnaha horanga whare Māori”.

Ka mahi tahi tonu a Kāinga Ora me Te Tūāpapa Kura Kāinga – Ministry of Housing and Urban Development (HUD) ki te whakatinana i ngā tūmanako whāiti mō Kāinga Ora ka puta i roto i te GPS-HUD, tae atu ki te whakatinanatanga o MAIHI Ka Ora, e noho nei mātou hei umanga mātāmua, kaiāwhina rānei.



2. Tēnā tirohia te Tāpiritanga 2 mō ngā tūmanako o GPS-HUD mō Kāinga Ora me te hononga ki ā mātou putanga whakahaere

3. Tēnā tirohia te Tāpiritanga 1 mō tētahi tirohanga whānui ki ēnei tuhinga.

### Ā mātou putanga

Hei whakatinana ā mātou wāhanga putanga ki ēnei ahunga, mā te whakatō i ēnei ki roto i ā mātou ratonga, hōtaka mahi hoki – ka kitea te hononga i waenga i ā mātou putanga me ia tūmanako GPS-HUD i te Tāpiri 2.

Ko tā ā mātou putanga he tātaki i tā mātou e hora ai i te wā kei waenga mō tēnei Tauāki Whakamaunga Atu.

E whakatakoto ana hoki ā mātou putanga i tā mātou matakite mō ngā rā kei mua, me te pupuru i tā mātou titiro ki runga i ngā whāinga me ngā wawata wā roa mō te whakapiki i te horanga whare i Aotearoa.

### Tā mātou aronga rautaki

Nā ā mātou rautaki whakahaere e rua i āhei ai mātou ki te arotahi, ki te whakaraupapa kia noho mātāmua tēnei mahi. He whāinga whāiti, he whāinga wā roa hoki tō Te Kāinga Ora Strategy 2030 me Te Rautaki Māori o Kāinga Ora 2021–2026 mō tō mātou whakahaere.

Nā te karapiti i ēnei rautaki tētahi ki te taha o tētahi, kua kōwhiria e Kāinga Ora tōna aronga, ki te whakaae ki te hira o ngā wawata o ngā iwi me ngā rōpū Māori i roto i te rapunga horanga whare pai ake.

Kei ō mātou rautaki mahi e rima ētahi ahunga nui i roto i ngā rohe tino hira. Kei tā mātou Rautaki Whakawhanake Tāone ngā whāinga me ngā mahi ka whāia e Kāinga Ora hei whakatinana i ā mātou kawenga whakawhanake tāone. Ko tā te Rautaki Kiritaki he taki i te ahunga mō ngā ratonga ka horaina e Kāinga Ora ki ō mātou kiritaki kia pai ai tō rātou noho, kia noho rangatira, kia noho toitū, i roto i ngā hapori pipiri pai. Ko tā tā mātou Rautaki Whakahaere Rawa he whakamārama i tā mātou

aronga mō te whakahaere, mō te whakatikatika me te whakatupu i ō mātou rawa whare tūmatanui, i ō mātou whare e tautokona ana hoki.

Ko tā te Rautaki Hapori he whakapuaki i ngā āhuatanga mō tō mātou tūranga i roto i ngā hapori, me ā mātou mahi kia toitū, kia hao i te katoa, kia taurikura hoki. Ko tā te Rautaki Taiao he whakakite me pēhea a Kāinga Ora e whakahohoro ai i ngā putanga taiao takatika mā te whakatairanga i ō mātou haepapa taiao, ā mātou raupapatanga mātāmua, mahere mahi taiao anō hoki.

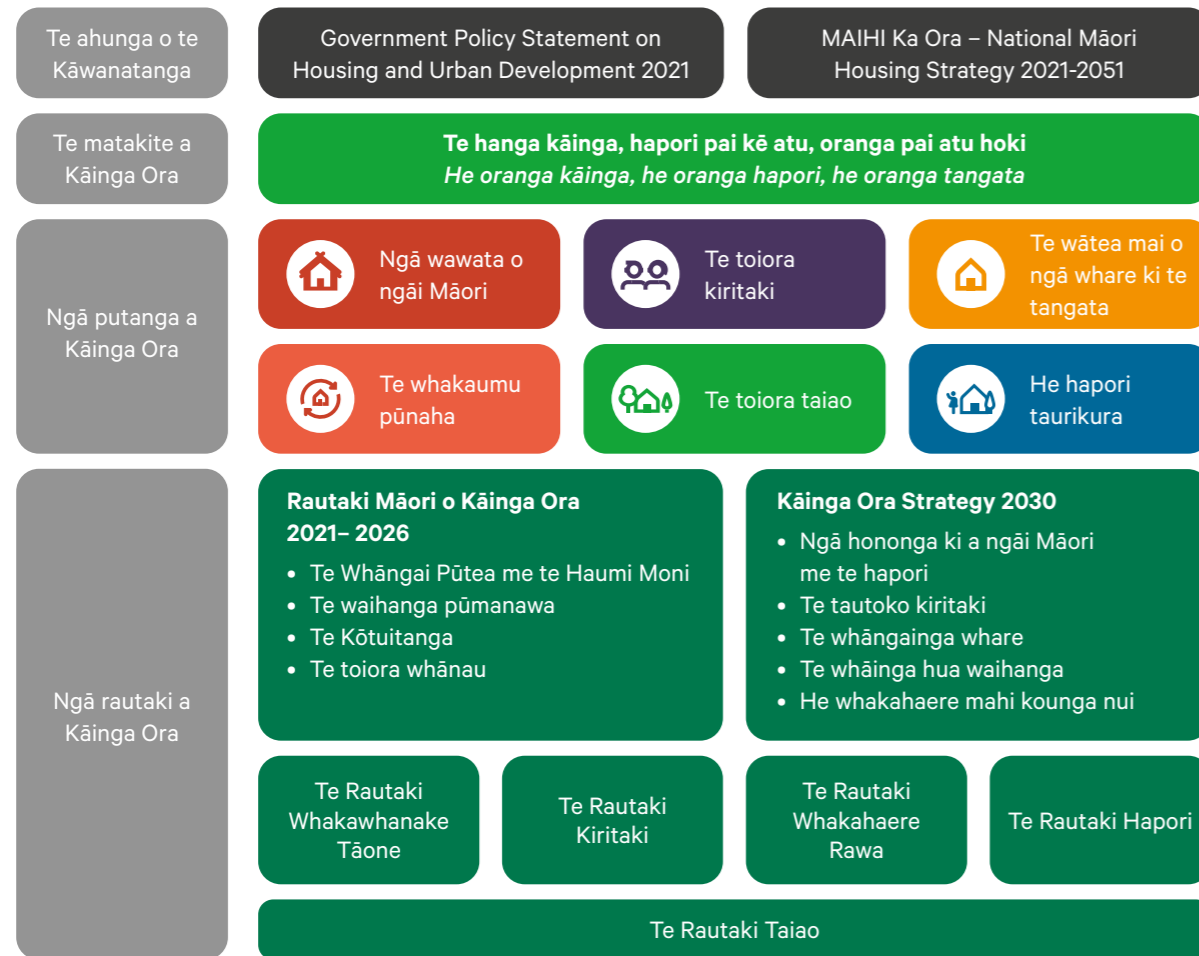
### Ā mātou inenga

Hei hora ā mātou inenga i tētahi hononga taketake i waenga i ā mātou putanga, me ngā ratonga, ngā mahi me ngā huaputa e eke ai ā mātou mahi ki te taumata tika. E arotahi ana ēnei inenga ki ngā mahi e whāngia nei mātou kia tukua ki te iwi. Mā ēnei whakaritenga ka piki te māramatanga o Kāinga Ora me te whakapiki hoki i ngā mahi puta noa i ā mātou ratonga, horanga taketake i roto i te wā kei waenga. Ka horaina e tā mātou Pāho Tauāki Ā-Whāinga Whakatutuki tētahi tirohanga ki te tau mō te pai o ā mātou mahi.

Ka whakamahia e mātou tētahi tauine hei waitohu i te taumata awenga o Kāinga Ora puta noa i ā mātou inenga i te pai o ngā mahi. Mō ētahi rohe inenga, he iti iho te awenga o Kāinga Ora mō ngā putanga me ngā hua, otirā mō te māketē whenua, whare hoki, he tino pērā, waihoki ngā āhuatanga e whakawātea nei mātou i te nohonga whare mō ētahi atu. He mea hira tonu ēnei inenga ki a mātou nā te mea mā konei ka kitea ngā māramatanga ki te pai o ngā mahi, hei tārei i ngā kaupapa-here ā ngā rā kei tua.



## Te tūhonohono i tā mātou matakite, ā mātou putanga, rautaki hoki



Ā MĀTOU PUTANGA





## Ngā wawata o ngāi Māori

Ko te tikanga o te kī, te whakamana i ngā wawata o ngāi Māori, he haumi ki ngā rongoā whare e whakarahia ai ngā pūmanawa, e tautokona ai te toiora whānau.

## Tā mātou matakite mō ngā rā kei mua

- Ka mahi tahi a ngāi Māori me Kāinga Ora i roto i ngā kōtuitanga e āta whakaata nei i te kōtuitanga o Te Tiriti o Waitangi hei hora putanga horanga whare pai ake e tutuki ai ngā hiahia me ngā wawata o ngāi Māori.
- Ka whakapikia ngā putanga toiora mai i tētahi reanga tangata ki tētahi, tae atu ki ngā whiringa whare me te hokonga whare whānui kē atu.
- E riaka ana a Kāinga Ora ki te tautoko, ki te whakawhanake hoki i te raukaha me ngā pūmanawa puta noa i te pūnaha horanga whare.

## Te whakapiki i ngā putanga mō ngāi Māori

Ka mahi tahi a Kāinga Ora me ngāi Māori, tae atu ki ngā whānau, ki ngā iwi me ngā rōpū Māori, mā tētahi aronga i takea mai i ngā kahanga, e taea ai e mātou ngā hiahia o ngāi Māori te whakatutuki, mā ngā rongoā mā te Māori e ārahi. Ko tō mātou whāinga kia riro mā ēnei mahi e whakapiki te wāteatanga whare mō te tangata, e nui kē atu ai ngā whiringa mā ngā whānau me ngāi Māori puta noa i te pūnaha horanga whare. He mea taketake ngā kāinga haumarū, hauora, āhua ngāwari hoki te utu kia mōhio ngā whānau he hononga tō rātou ki taua wāhi, ki tō rātou tuakiri, me te piringa ki taua wāhi.

He mea taketake te whakawhanake me te tautiaki i ngā kōtuitanga pakari ki a ngāi Māori, kia noho mārama mātou ki ngā wawata o ngāi Māori, kia tika ai tā mātou tiaki i aua wawata. Tēnei a Kāinga Ora te tūhura nei i ētahi

whāinga wāhi hei whakamana i te whānau, te hapū me te iwi hei waihanga i ō rātou hapori, e whiwhi painga ai rātou nā tō rātou toiora, nā tō rātou mōhio ki tō rātou tuakiri, ki ō rātou hononga hoki, me te piringa ki tētahi wāhi.

E arotahi ana mātou ki ngā ara e āhei ai a Kāinga Ora ki te mahi tahi ki HUD, ki Te Puni Kōkiri me Te Manatū Whakahiato Ora ki te whakaū i te horanga putanga whare Māori pai ake nā te Māori i ārahi, hei whakapiki hoki i te wāteatanga o ngā tūwhiti pūtea hei whakapiki i te horanga whare Māori.

Ka mahi nui hoki mātou ki te whakahohe i tētahi taumata ruruku teitei kē atu, kia mārama kē atu hoki mātou ki ngā maioro ki te tukunga whare ki te tangata. Mā konei ka taea e mātou te tautohu whāinga wāhi, wāhi tika hei kōkiritanga kaupapa hei tautoko i te whakatinanatanga o ngā wawata o ngāi Māori.

Kāti, i roto i ngā tau e 4, ka arotahi mātou ki ngā wāhi e taea ai e Kāinga Ora te hāpai māriri i te:

- whakapikinga toiora whānau mā te whāinga whare
- ētahi kōtuitanga ki ngā iwi me ngā rōpū Māori hei tautoko, hei whakamana hoki i ngā wawata o ngāi Māori
- whāinga wāhi maha kē atu mō te whakapakari pūmanawa, raukaha hoki i te taha o ngā whānau, o ngā hapū, o ngā iwi me ngā rōpū Māori
- wāihangatanga pūmanawa ahurea i roto, puta noa hoki i Kāinga Ora
- ngā mahi āwhina i te haumitanga kāwanatanga ki ngā rongoā auaha, mā te Māori e ārahi.



## Te toiora whānau

Ka mahi tahi mātou me te iwi Māori ki te āta tārei tūtohu angitu o te toiora, he matawhānui te anganga, i takea mai hoki i ngā whakaaro Māori, hei whakatutuki i ō rātou wawata horanga whare. Mā ēnei tūtohu ka taea e mātou e arotahi ki ngā putanga whakapiki toiora mai i tētahi reanga tangata ki tētahi, e wātea ai ētahi whiringa whare haumaruru, hauora hoki, e pakari ai te piringa ki tētahi wāhi.

## Ngā mahi kōtūi ki te iwi Māori

E whakaū ana Te Tiriti o Waitangi ka pēhea te mahi a Kāinga Ora ki te iwi Māori. Ka whakaae, ka tautoko hoki a Kāinga Ora i ngā wawata o ngāi Māori mā te tuitui wawe ki te ao Māori, kia whai take hoki aua tuituinga, kia whakamahī whāinga wāhi hoki mā te mahi kōtūi, kia hanga whāinga wāhi hoki mā ngāi Māori kia whai wāhi ki te whakawhanaketanga tāone.

Ko He Toa Takitini tā mātou Anga Mahi Tahi, Tuitui hoki, e tātaki nei ka pēhea te mahi kōtūi, tuitui hoki a Kāinga Ora ki a ngāi Māori. Ka haere tonu tā mātou tūhura ara motuhenga, whakapiki hoki i te ora o tētahi, o tētahi, hei kōtūi ki a ngāi Māori, kia tupu ai te whakapono, hei whakapiki hoki i te mana o te katoa.

Ka tautoko, ka whakamana hoki mātou i ngā wawata horanga whare o ngāi Māori mā te whanaketanga whenua, me te whakapikinga horanga whare i ngā takiwā mā te tautoko i ngā kaupapa me ngā kōkiri a Kāinga Ora puta noa i te whakahaere ka pā ki ngā putanga whare. Ko tētahi wāhi o tēnei he mahi pipiri ki ō mātou hoa kōtūi i te Hōtaka Kōtuitanga o MAIHI, i roto i HUD me Te Puni Kōkiri, me te whakamahī i ō mātou pūkenga hangarau, tō mātou matatau hoki mā ngā kōkiri horanga whare Māori.

Ko tā ā mātou mātanga o roto tonu o te whakahere he hora tohutohu mā te āhei, mā te kimi raihana hoki, tae atu ki ngā mahi whakamahere, rihi kaupapa ahumoni, hokonga atu, nukuhanga whare, kaupapa motuhake (ngā tuituinga rōpū Māori), te whakahaere whanaketanga, me te hoahoa tāone hei tautoko i ngā kōkiri mā te Māori e ārahi. Ka pā hoki tēnei ki ngā kaupapa iti iho te aronga i ngā whenua Māori, i ngā papakāinga me ngā wāhi kāinga. Kāore anō kia tatū mehemea i kōkiritia ēnei e Kāinga Ora, e aratakina ana rānei e ō mātou umanga kōtūi.

Ka mahi nui mātou kia piki te kawenga ake o ngāi Māori i ngā hua hoko whare, me ōna taputapu, kia tika ai te tārei i ēnei mā ngā mahi kei mua.

He whāinga matua te rangatiratanga raraunga me ngā rawa ā-hinengaro mā ngāi Māori, ā, he pānga pea tō tēnei āhua ki te whakahaere a Kāinga Ora i āna raraunga, mōhiotanga rānei i takea mai i te Māori, mā te Māori rānei. Ka mahi tahi mātou me ngāi Māori me ō mātou hoa kōtūi i te kāwanatanga i a mātou e whakawhanake nei i tō mātou aronga ki te rangatiratanga raraunga me ngā take matihiko.



## Te mahi kōtūi ki Te Rūnanga o Toa Rangatira

E whai ana a Kāinga Ora i ētahi kōtuitanga ki ētahi iwi/rōpū Māori hei tautoko i a rātou kia tutuki ō rātou whāinga horanga whare, whakawhanake tāone hoki. He matatini tō mātou kōtuitanga ki Te Rūnanga o Toa Rangatira (Ngāti Toa), ā, e aro ana ki te whakapiki i te maha o ngā whare kounga tiketike ka hangaia i Porirua, tae atu ki te haumi ki roto i te hanganga pūmanawa Māori. I te taha o HUD, kua hanga kōtuitanga mātou ki Te Āhuru Mōwai – te pūtahi hora whare hapori o Ngāti Toa – hei whakatinana i ngā tūranga whakahaere rihi,

tautiaki whare, whakahou hoki mā ētahi whare Kāinga Ora 900 i te hauāuru o Porirua.

Koinei tētahi wāhi kotahi o te kaupapa nui kē atu o Porirua, i timataria rā i 2018 me tōna whai kia horaina ētahi whāre 3,500 hou, whare tūmatanui, māketete, āhua ngāwari te utu, kua whakahoutia, i roto i te 25 tau kei mua i te aroaro. Ka whiwhi haumitanga a Porirua ki te rāwhiti o tētahi \$136 miriona mai i te Housing Acceleration Fund a te Kāwanatanga mā ngā tūāhanga hei tautoko i ētahi atu whare 2,000.

## Te hanga raukaha, pūmanawa hoki mō ngāi Māori

Ka tautohu, ka āta whakapiki a Kāinga Ora i ngā whāinga wāhi mō ngāi Māori ki te whakapiki pūkenga, pūmanawa hoki puta noa i te rāngai horanga whare. Ko tētahi wāhi o tēnei he whakawātea i ngā ara tūranga mahi, akoranga hoki, tae atu ki ngā piatanga, ki ngā tūranga whakapiri, me ngā tūranga whakangungu tauhou hei whakapiki i ngā pūmanawa o ngā iwi me ngā Rōpū Māori kia whai wāhi puta noa i te kāhui kaimahi horanga whare.

Ka haere tonu ngā mahi arataki a Kāinga Ora me ō mātou hoa kōtui i te rāngai kāwanatanga: mā te tautoko i te whakawhanaketanga o tētahi ōhanga waihanga Māori pakari. Ka āwhina mātou i ngā hinonga Māori kia hanga pūmanawa mā ētahi kaupapa taketake pēnei i :

- ngā hōtaka whakawhanake kāhui mahi
- ngā kōkiri piatanga, kaiako pono, me ngā tūranga whakangungu tauhou
- whakawhanaketanga pūmanawa mātanga mō te kaupapa, tae atu ki te tuku tautoko ki ngā kaikirimana me ngā kaihora ratonga ngaio e tuku tonu ana mō ngā kirimana Kāinga Ora
- whakatinana i tētahi awaawa whāinga wāhi whakawhanaketanga mō ngā umanga me ngā whakahaere Māori.

Ka whakatairanga hoki a Kāinga Ora i ngā hononga kōtuitanga motuhenga ki ngā hinonga Māori mā ētahi ritenga hokohoko<sup>4</sup> kirimana hoki pai ake, tae atu ki:

- te tautoko i whakawhāngaitia ki ngā hinonga Māori e tuku tonu nei mō ngā kirimana o Kāinga Ora

- te whakamana i ngā hinonga Māori kia whai wāhi ki ngā tomokanga arumoni o Kāinga Ora
- te tautoko i ngā putanga toiora mō ngā kirimana Kāinga Ora
- te whakamana i te Construction Sector Accord Transformation Plan 2022–2025 me ngā whāinga putanga Māori.



### Te tautoko i ngā umanga Māori

I whiwhi te umanga Māori nei a Yakas Construction i tōna kirimana kāwanatanga tuatahi me Kāinga Ora hei waihanga i ētahi whare kāwanatanga e ono i Kaikohe. Nā te rangatira o te umanga nā Martin Yakas o Ngāti Rēhia tāna ake umanga i tīmata, i Kerikeri, i a ia e mahi ana mō ngā iwi o Te Tai Tokerau ki te whakatika whare, hei ārai i te ua, i te mātao. Mai i te tīmatanga kua tupu tana tira kia noho mai ētahi tāngata 12 i roto, tae atu ki ētahi wāhine tokorua.

I urutomo mai a Yakas Construction mā roto i te hōtaka whakapiki pūmanawa o Progressive Procurement, e whakahaeretia nei e Te Puni Kōkiri. I ākona a Martin i reira e tētahi umanga Māori, e Height Project Management Limited, ā, i tautokona hoki e te kamupene takawaenga tuku kanorau ki ngā umanga, e Amotai. E whai ana a Progressive Procurement kia whakamahi i te kahanga hoko ā-tau \$51.5 piriona a te Kāwanatanga ki te whakahohoro i te tupunga o ngā umanga Māori, kia puta hoki he painga pāpori whānui kē atu i roto i te hapori.

4. Kei te whakawhanaketia ētahi atu āhuatanga mō tā mātou aronga hokohoko i raro i te Pā Harakeke – Kāinga Ora Social and Sustainable Procurement Framework.



## Te Whāngai Pūtea me te Haumi Moni

Ka arotahi a Kāinga Ora ki ngā mahi e kawea whakamua ai ngā rongoā hora whare mā te Māori e ārahi. Ka āta whakahāngai tahitia ngā putanga o ngā mahi whāngai pūtea me ngā haumitanga ki ngā hiahia o te ao Māori, arā, o te whānau, o te hapū, me te iwi.

Mā te whakatakoto kahupapa ka taea te aromatawai i te ahunga whakamua o nāianeī ki ngā putanga i roto i te Rautaki Māori o Kāinga Ora me ngā wawata me ngā whāinga matua mō ngā putanga hora whare, whakawhanake tāone hoki mō ngāi Māori. Ka whakawhanake haere tonu mātou i tētahi anga aroturuki, aromātai hoki i takea mai i te ao Māori hei ine i te ahunga whakamua, hei hora hoki i ngā inenga raraunga ka whakamahia hei whakamārama i ngā whāngai pūtea ā muri atu, me te tukunga rawa ki ngā kaupapa pakihī.

Ka noho ko te āta aroturuki me te aromātai i te huhua o ngā mahi puta noa i te whakahaere hei pūtake mō ngā whakatau whāinga pūtea, haumi moni hoki. Mā Kāinga Ora e:

- whakaū ka whiria ngā whiringa mō ngā momo whare ka taea te hoko, tae atu ki ngā mahi hanga ki papa kē, mō ngā whanaketanga i ngā whenua Māori
- āta whai wāhi ki te Hōtaka Kōtuitanga o MAIHI, me te tautohu i ngā āhuatanga tōtika e taea ai e te Māori te tāpae whāinga wāhi horanga whare āhua ngāwari te utu
- whakatairanga te haumitanga nui atu ki te tūāhanga mō ngā whanaketanga horanga whare Māori āhua ngāwari te utu
- tautoko te whakamahinga o ngā tauri wāhi kāinga hei whakapiki i ngā haukotanga horanga whare āhua ngāwari te utu.

Mā tā mātou āta tatau i ngā momo whenua purutanga Māori, tae atu ki te whenua Māori herekore, me Te Whāinga Take kia Tuatahi ki te Whakakāhore (RFR) i raro i ngā whakataunga Tiriti, e wātea ana mō tēnei mea te whare, ka taea te whakahaere whakahāngaitanga e whakaūngia ana mō te whāingainga whare kua whakapikia ake, me te tautoko i ngā wawata whakawhanaketanga mō te whenua. Ka whakamahia ngā hātepe whakamahere ā-rohe hei wewete i ngā rawa i te taumata takiwā hei pana whakamua i te whanaketanga.

Ka tautokona e mātou ngā kōkiri tari maha mō ngā whiringa ahumoni nō te tangata kē mō ngā whakawhanaketanga me te horanga whare i ngā whenua Māori. Ka tūhura tonu, ka tautoko tonu hoki mātou i ngā haumitanga horanga whare Māori ki ngā rongoā hora whare auaha mā te Māori e ārahi, tae atu ki ngā kōkiri mō te mahi whakanao i papa hanga kē, nukunuku whare ki papa kē hoki.

## Ā mātou inenga

Ngā inenga wawata Māori	Tō mātou awenga	Ā Mātou Ūnga	
<b>1.1 Te ōrau o ngā whare i hokona e te tangata e kī ana he Māori rātou ki tētahi, neke atu rānei o ā mātou hua hoko whare</b>	 Pāpaku	<b>Ngā Hua 2021/22</b> 8%	<b>Te Ahunga</b> ↑ <b>Ūnga 2025/26</b> Nā te hiahia i pana
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Hei hora tēnei inenga i tētahi matapihi ki te wāteatanga me te hiahia a ngāi Māori ki ā mātou hua hoko whare, tae atu ki First Home Loan, ki ngā āwhina o First Home Grant, ki KiwiBuild rānei. He tino whai take ēnei matapihi hei tārei i ngā urupare kaupapa here.			
<b>1.2 Te maha o ngā whare i taea te whakatū nā roto i ngā mahi kōtui a Kāinga Ora me ngā iwi/rōpū Māori<sup>5</sup></b>	 Tauwaenga		Ka whakaotingia ēnei inenga o te Tauāki Whakamaunga Atu kia whakaputaina hei te Hakihea 2023.
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Mā tēnei inenga e aroturuki ngā putanga takatika o ā mātou kōtuitanga ki ngā iwi/rōpū Māori. Ko tā te ine i te maha o ngā whare i taea te whakatū nā te kōtuitanga he whakanui i te hira o te horanga whare mō ngāi Māori.			
<b>1.3 Te tapeke kaiwhakatairanga more o Kāinga Ora mō ngā hoa pakihī e kī ana he Māori rātou</b>	 Tauwaenga		
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Ko tēnei mea te tapeke kaiwhakatairanga more he paearu e mōhioia ana i te ao katoa ka whakamahia hei ine i te kaha o ā mātou hononga ki ngā hoa kōtui pakihī Māori.			

5. Ka kapi i tēnei kupu te kōtuitanga te huhua o ngā mahi whakawhanake tāone, tae atu ki ngā āhuatanga e hora ai a Kāinga Ora i ngā ratonga whakawhanake whenua ki ngā iwi/rōpū Māori.



## Te toiora kiritaki

Te tikanga o tēnei mea te toiora kiritaki kua āhei ngā tāngata i ō mātou whare te noho i runga i te pai, kia noho rangatira, kia noho toitū, me te tino wātea o te kawae i te mana mō tō rātou noho ka taea.

## Tā mātou matakite mō ngā rā kei mua

- Ka whiwhi kāinga noho toitū ō mātou kiritaki, e āhei ai rātou te noho i roto i ō rātou whare mō te katoa o ngā rā e whai matea ai rātou.
- Ka āta whakatikaina, ka whakapaingia, ka whakahoutia tonutia hoki ō mātou kāinga noho kia mahana, kia maroke, kia wātea hoki i ngā wā katoa.
- Ka kī ō mātou kiritaki i roto i ō rātou ngākau kei te haumarū, kei te noho pai hoki i roto i ō rātou whare, hapori hoki.
- Kua whai pūkenga, tautoko, kua tū māia hoki ō mātou kiritaki hei rangatira mō tō rātou ara i te ao nei me tō rātou toiora.

## Te tautoko i ō mātou kiritaki whare tūmatanui

E whakanoho ana a Kāinga Ora i te toiora o ō mātou kiritaki me ō rātou whānau ki te pūtahi o ā mātou mahi. E whakaū ana mātou kia mahana, kia haumarū, kia wātea ō mātou kāinga noho, me te āwhina i ō mātou kiritaki kia pai te noho ora i roto i ngā hapori pipiri, me te noho rangatira, te noho toitū hoki. Ko mātou te kaihora whare tūmatanui rahi rawa i Aotearoa, nā reira kei te tautoko mātou i ngā hiahia horanga whare o ētahi tāngata āhua 186,000 te tokomaha, me ō rātou whānau.

I te tau 2022, i whakatūria e mātou tētahi tauira whakahaere hou e kaha ake ai te tautoko i ō mātou kiritaki kia pai tonu te ora me te wātea mai o ngā ratonga tautoko e tika ana. Mā tēnei tauira ka tutuki ētahi putanga pai ake mō ngā kiritaki, mā te tautoko i a rātou i ngā wā o te hiahia nui, pēnei i te whakanohonga ki tētahi

kāinga noho, ki tētahi hapori hoki. Ka whāia e mātou te ara toiora ki te mahi tahi me ō mātou kiritaki, mā te hanga hononga wā roa, mā te whai hoki i ngā kōrerorero me ngā pāhekohekotanga wā roa.

Ka mahi tahi hoki mātou me ngā whānau ki te tautohu i te huhua o ngā ratonga nunui ki a rātou i roto i tō rātou wā rihi whare. Ko tō mātou whāinga kia tupu he māramatanga hōhonu kē atu ki ngā wheako o ā mātou kiritaki, whānau hoki, mō te pūnaha whare tūmatanui. Ko tētahi mātāpono taketake o tēnei ara ko te whakapiri atu ki Te Whare Tapa Whā – he tauira torowhānui tēnei e tui tahi ana i te taha tinana, i te taha hinengaro, i te taha wairua, me te taha whānau.

Ko tā mātou arotahi i roto i ngā tau e 4 kei mua, he whakapiki i tō mātou whakahaere hou mā te hanga hononga pakari ki ngā kaihora ratonga puta noa i ngā rāngai tūmatanui, pāpori hoki hei āwhina i ō mātou kiritaki ki te whakatutuki i ō rātou hiahia toiora whaiaro. Kia tae ki 2023, ka poua, ka whakamātauria, ka aroturukitia, ka whakapaingia hoki tā mātou tauira whakahaere, mā te whakapiki i ngā pūmanawa o ā mātou tira anga ki te kiritaki, kia tino aro tūturu ki te whānau, kia arotahi hoki i ngā putanga toiora.

## Ko ā mātou ratonga whare tautoko

Ka rihi, ka rēti hoki a Kāinga Ora i ōna whare ki ētahi whakahaere tūmatanui, pāpori hoki e hora whare ana ki ngā kiritaki, te tini o rātou he whakahaere, he tangata e tika ana kia hōhonu te tautoko atu mō rātou. Kei roto i tō mātou huinga whare tautoko ētahi whare kotahi 4,300<sup>6</sup> ā, kei roto hoki ngā Whare Rōpū Hapori,

6. Ko te rahi o te huinga whare i 30 Pipiri 2022.



me ngā whare whakawhiti e tukua ana ki HUD me Ara Poutama Aotearoa – Department of Corrections. Ka rihitia hoki e mātou ētahi whare tautoko ki ētahi atu kaituku ratonga e whāngaitia ana e te kāwanatanga, tae atu ki Whaikaha – Ministry of Disabled People, ki Oranga Tamariki, ki Te Manatū Hauora me Te Whatu Ora – Health New Zealand.

Ko tā tō mātou Mahere Rautaki Whare Tautoko he tuitui i ēnei ratonga kia tū tahi, he tāpae tahi hoki i te āhua tika mō ngā whare tautoko o Kāinga Ora mō ngā rā kei mua, me te tūranga mō tēnei mea te whare tautoko i roto i te pūnaha hora whare whānui kē atu. Ka mahi tonu a Kāinga Ora hei hoa kōtui e whakaponotia ana i waenga i ngā kaituku me ngā kaiwhāngai moni, me te urupare ki ō rātou hiahia ina panoni i roto i te wā, me te tāpae tautoko me ngā māramatanga mātanga. I raro i tēnei rautaki, ka tautokona e mātou ngā ara me ngā rongoā ā-takiwā mā te Māori e ārahi, mō ō mātou kiritaki me ō rātou whānau.

### Te tautiaki i ō mātou kāinga noho mahana, maroke hoki

Ko tā mātou whāinga kia poua māiretia te āhua o te noho i roto i te hauora, kia horapa te toiora, mā te whakarite tikanga e mahana ai, e haumarua ai, e wātea ai ō mātou whare. Ka pēnei mātou mā te hora hōtaka tautiaki, whakahou nui tonu hei whakapai ake i ō mātou whare, hei tiaki hoki i ō mātou rawa, mā ngā ara huhua. Ko tā ā mātou hōtaka tautiaki i whakamaheretia, kihai hoki i whakamaheretia mō ngā whare whai

take, otirā ko tā ā mātou hōtaka whakahou he whakamohoa i te whare katoa, i te katoa rānei o ngā huinga whare. He āhuatanga ēnei e tika ai te nuku a ō mātou kiritaki ki kāinga taupua mō tētahi wā.

I roto i te tau ahumoni 2023/24, ko tō mātou tūmanako ka oti i a mātou ētahi mahi tautiaki urupare 500,000, me ētahi mahi whakatikatika mō ētahi whare nui iti ake i te 14,000 puta noa i tō mātou huinga whare. I a mātou e mahi tahi nei me ētahi hoa kōtui tautiaki me ō rātou hoa hokohoko taonga, ka horaina e Kāinga Ora tētahi ratonga tautiaki whare e haere ana mō te 24 hāora i te rā, te 7 rā i te wiki. Waihoki ō mātou hōtaka tautiaki whare e whakamaheretia nei, he rite tonu te hiranga, e kapi katoa ai ngā whakatika wā roa, ngā whakapainga i ngā tuanui, te peita i ngā paraki o waho o te whare, te whakamahana whare, ngā panonitanga ara motokā hoki hei whakapai ake i te haumarua mō te whānau, tae atu ki te hanga wāhi tākaro mā ngā tamariki.





### Te hoahoa whare wātea ki te katoa

He mea tino hira ki a Kāinga Ora te hoahoa me te tautiaki whare e tutuki ai ngā hiahia o te hunga whai kaha. E mahi nui ana mātou kia wātea kē atu ō mātou whare ki te hunga hiahia ki ēnei whare, mā te hanga āhuatanga motuhake rawa e tutuki ai ngā hiahia o ngā kāwai kiritaki whāiti rawa. Ka whakahoutia hoki e mātou ngā whare kua tū kē noa atu, ā, ka waihangatia, ka hokona rānei e mātou ētahi

whare hou kua tutuki i aua whare ngā paerewa hoahoa o te ao katoa - ngā āhuatanga whare ā-kikokiko e tautokona ai te matahuhua o ngā hiahia ā-reanga, ā-urutanga hoki. E mahi nui ana mātou ki te whakarite āhuatanga e uru mai ai ngā ritenga hoahoa ā-ao<sup>7</sup> ki roto, otirā ko ērā āhua ka tino whai painga mō ō mātou kiritaki, ki te hiahitia he whakahoutanga ā tōna wā.

Ehara i te mea he tū wehe te āhua o te tukunga o ā mātou putanga pai ake mō ā mātou kiritaki whai kaha. Rite tonu ki te tini o ā mātou kōkiri, ka mahi pipiri tonu mātou ki ētahi atu rōpū rāngai tūmatanui ki te whakapiki i ngā putanga mō ā mātou kiritaki taurite. Mō te hunga whai kaha, ka mahi pipiri mātou ki Whaikaha – Ministry of Disabled People, ki Te Kāporeihana Āwhina Hunga Whara (ACC), ki Te Manatū Hauora, ki Te Whatu Ora – Health New Zealand me Te Manatū Whakahiato Ora.

### Ā mātou inenga

Te toiora kiritaki measures	Tō mātou awenga	Ā Mātou Ūnga		
<b>2.1 Te ōrau o ngā kiritaki whare tūmatanui e harikoa ana mō ngā ratonga nā mātou i tuku</b>	 Tauwaenga	<b>Ngā Hua 2021/22</b> 82%	<b>Te Ahunga</b> ↑	<b>Ūnga 2025/26</b> 85%
<b>He aha i hira ai tēnei āhua ki a mātou:</b> He mea hira tēnei inenga kia mārama mātou ki te whāinga hua o ā mātou ratonga rīhi, tautiaki whare hoki.				
<b>2.2 Te ōrau o ngā kiritaki whare tūmatanui e harikoa ana mō tō rātou whare Kāinga Ora</b>	 Tauwaenga	<b>Ngā Hua 2021/22</b> 80%	<b>Te Ahunga</b> ↑	<b>Ūnga 2025/26</b> 85%
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Ko tā tēnei inenga he hora māramatanga ki te kounga me te tōtika o ā mātou huinga whare mō ō mātou kiritaki.				
<b>2.3 Te ōrau o ngā whare tūmatanui ka taea te rīhi e tutuki ai, e hipa kē atu ai i te paerewa tūnga rawa taketake<sup>8</sup></b>	 Teitei	<b>Ngā Hua 2021/22</b> 92.5%	<b>Te Ahunga</b> ↑	<b>Ūnga 2025/26</b> 95%
<b>He aha i hira ai tēnei āhua ki a mātou:</b> E mahi nui ana mātou ki te whakapūmau āhuatanga e tutuki ai tētahi paerewa kounga o waho i te tū ā-kikokiko o ā mātou huinga whare.				
<b>2.4 Te ōrau o ngā kiritaki whare tūmatanui hou ka hāpai i tō rātou kirimana rīhi mō te 12 marama, neke atu rānei</b>	 Tauwaenga	<b>Ngā Hua 2021/22</b> 95%	<b>Te Ahunga</b> ↔	<b>Ūnga 2025/26</b> 95%
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Nā konei ka mōhio mātou kei te tautoko mātou i ō mātou kiritaki hou kia tau tika ki ō rātou rihitanga whare, me te iti o te whakapōrearea, o ngā haukotinga kirimana rānei.				

7. Te tikanga o ngā ritenga hoahoa ā-ao, ka hangaia tētahi whare i runga tonu i ngā paerewa hoahoa ā-ao o Kāinga Ora, e noho ai, e taea ai te whakarite rānei, te noho tika i roto o te katoa, ahakoa tangata ehara i te whai kaha, tangata whai kaha rānei. Ko tā te hoahoa ā-ao he hora whare ka tino pai hei nohonga mō ngā tāngata katoa, tae atu ki (engari kāore e herea ki ēnei) ngā whānau tamariki nohinohi, whānau e tupu ana, ngā tāngata o ngā pakeke katoa kua pā tētahi wharanga taupua, māuiui taupua rānei ki a rātou, mō te hunga whai waimaero ā-neneke, kite, mōhiotanga rānei, me te reanga kaumātua e piki haere nei te tokomaha.

8. Ka whakamahia e Kāinga Ora te tauine tūnga rawa o te New Zealand Asset Management Support (NAMS). Ka whakatauria ia wāhanga nui o tētahi whare 1–5 (e noho ai te 1 hei piro tiketike rawa, ko te 5 hei mea iti). Mehemea e noho ana te toharite o ngā wāhanga o tētahi whare kia iti iho i te 3.5, ka kīa kua tutuki i taua whare te paerewa kounga taketake.



## Te wātea mai o ngā whare ki te tangata

Te tikanga o te wātea mai o ngā whare ki te tangata, ka tutuki i aua whare ngā hiahia ngā tāngata maha, ā, he haumarū, he āhua ngāwari te utu, he hauora ki te noho i roto.

## Tā mātou matakite mō ngā rā kei mua

- E horaina te whare tūmatanui mō te hunga whai hiahia.
- Ka maha ake ngā whare ka waihangatia i ngā rohe puta noa i Aotearoa, e tāpae ana i te huhua nui kē atu o ngā momo me ngā tikanga rihi whare.
- Ka whakahoutia e mātou ō mātou whare kia mahana, kia maroke, kia wātea hoki i ngā wā katoa, kia tutuki hoki ngā hiahia o tō mātou taupori e panoni nei.

## Te hora i te wāteatanga whare nui kē atu

Ko te matakite a Kāinga Ora he waihanganga i ngā whare pai ake, whakapaipai kē atu, hapori pai kē atu, oranga pai kē atu hoki mō ngā tāngata o Aotearoa. Ka pēnei mātou mā te mahi kōtui me te hapori whakawhanake, ki a ngāi Māori, ki ngā kaunihera ā-rohe me te kāwanatanga ā-motu, me ētahi atu umanga, hei hora kaupapa whakawhanake ā-tāone, he maha tonu ngā rahinga. Ko tā tā mātou hōtaka waihanganga me ā

mātou kōkiri whakawhanake tāone he whakapiki i te maha o ngā whare tūmatanui, whare tautoko hoki i tō mātou huinga whare, e āhei ai mātou te urutomo ki ngā whare āhua ngāwari te utu, whare māketete hoki. Mā te waihanganga whare i ngā wāhi tika, i ngā wā hoki e tika ana, me te tika o te rahi mā ngā ara e urupare tika anake i ngā pēhanganga whanaketanga o te wā, o ātahirā hoki, ka taea e mātou te āta tārei i te whakaumutanga o ā mātou pūnaha horanga whare, pūnaha tāone hoki.

He mea taketake te mahi kōtui ki a ngāi Māori. Ka kimi whāinga wāhi a Kāinga Ora, ngā iwi me ngā rōpū Māori hei whakarite whāinga wāhi kia hora, ka tuku whare, whanaketanga tāone hoki ki te ao, mā ngā ara whai hua mō ngāi Māori, i raro anō i te tika o ngāi Māori kia kōwhiria ngā rongoā horanga whare, whanaketanga tāone pai ake mō rātou. E whakaae ana anō hoki mātou ki ngā wawata o ngāi Māori ki te whakawhanake i ō rātou whenua ake i ngā rohe taiwhenua. He maha ngā pikauranga o te whakawhanake whenua Māori he maha ngā rangatira o te whenua, ā, ka tautokona e mātou a ngāi Māori ki ngā tohutohu me ngā mōhioatanga, i te taha o ētahi atu umanga.





## Te whakatupu me te whakahou i ngā whare tūmatanui, whare tautoko hoki

He tūranga hira tonu tō Kāinga Ora ki te hora i te Mahere Whare Tūmatanui 2021–2024. Tā tēnei mahere he whakakaha i a mātou ki te waihanga i ētahi wāhi tūmatanui tāpiri, whare tautoko tāpiri hoki i ngā hapori puta noa i Mā

Kāinga Ora e hora tata ki te 80 ōrau o ngā whare i roto i te Mahere Whare Tūmatanui, ko ērā atu ka tukua e ngā kaihora o Community Group Housing.

	FY 2022/23	FY 2023/24	FY 2024/25	FY 2025/26	Tapeke
Te maha o ngā whare hou ka hangaia (tapeke) <sup>9</sup>	3,775	4,929	4,284	4,274	17,262
Te pikinga more o te maha o ngā whare hou	2,562	3,825	*	*	6,387*

\* E mea ana mātou ki te whakahou i tēnei Tauāki Whakamaunga Atu hei Hakihea 2023 me ngā mōhiotanga katoa mō ngā inenga mahinga hou. Ka whakahoutia hoki e mātou ēnei tau (nama).

I roto i te 20 tau e tū mai nei, ka tae tētahi 45,000 o ō mātou whare tūmatanui ki te mutunga o ō rātou rā hei whare whai painga, ā, ka raru te tangata ki te tuku moni punga nui tonu kia haere tonu ai ēnei whare hei whare tika mō ō mātou kiritaki. Mō ia rawa pēnei, ka whakatau a Kāinga Ora i ngā whakatikanga e rite ana kia tōtika tonu ai ngā whare, kia hāngai ki ngā hiahia, kia pai hoki te pupuru i te mahana. Mā ā mātou hōtaka whakahou whakamuri, whakatikatika hoki tēnei hei whakatutuki, mā ngā haukotinga ā-kikokiko matatini, e whakahoutia ai te oranga o tētahi whare kia mahana kē atu, kia maroke kē atu.

Ahakoā tērā, ka tutuki hoki te whakahoutanga mā te whakawhanaketanga, mā te whakapai ake i te whakamahinga whenua, mā te whakakapinga o tētahi whare o nāiane ki ētahi atu whare neke atu i te kotahi.<sup>10</sup> Ko tētahi atu mahi whakahoutanga rānei ko te waihanga anō i te kāinga noho, te whakatika whakamuri i te whare o nāiane, te whakakapi rawa rānei i taua whare me te waihanga i tōna ritenga, arā, he whare o nāiane.<sup>11</sup> Ahakoā kāore e tino piki more te maha o ngā whare i tō mātou huinga whare i tēnei mahi whakahou i ngā wā katoa, he mea tēnei e piki ai te kounga whānui o ō mātou rawa, e āhei ai mātou ki te tautiaki i te toiora me te haumarua o ō mātou kiritaki, me ā mātou putanga pāpori pai ake. I roto i ngā tau e 4 ki te marama o Pipiri 2026, e anga ana mātou ki te whakahou i te 8,000 ki te 14,000 whare kua kore e tika hei whakamahinga.

9. Hei whakaata ēnei tapeke i te Rārangi Pūtea o Kāinga Ora 2022.

10. Ko tēnei mea te whakahou whakamuri te whakahoutanga o tētahi kāinga kotahi, tētahi huinga whare kotahi iti rānei, engari mō ngā mahi whakatikatika matatini, ka whakahoutia ngā whare kāinga tini rahi, he maha ngā whare kotahi, ngā paparanga rānei o roto. Ko te whāinga ōrite o ēnei kaupapa whakahou he whai kia whakapikāia te katoa o ō mātou huinga whare ki ngā paerewa i āta poua mō te katoa, i mua i te tau 2040.

11. Kei te āhua o ngā tautuhinga a te kāwanatanga mō te whakatupu i te huinga whare tūmatanui i tua atu i 2024 te hohoro me te korahi o tēnei mahi whakahou.

## Ko te Land Programme me te Infrastructure Acceleration Fund o Kāinga Ora

I whakatūria te Kāinga Ora Land Programme me te Infrastructure Acceleration Fund i te tau 2021, ā, ko tā ēnei āhuratanga he āwhina i a mātou ki te wewete i te whāingainga whare ki te tangata. Ko te Infrastructure Acceleration Fund tētahi wāhanga o te Housing Acceleration Fund a te Kāwanatanga, \$3.8 piriona te rahi, e anga nei ki te whakahohoro i te tere me te korahi o te waihanga whare puta noa i Aotearoa. E tautokona ana tēnei ki te Hōtaka Whenua o Kāinga Ora, e tukua ai mātou ki te rēti moni tae atu ki tētahi tuānui \$2 piriona<sup>12</sup> te rahi hei hoko whenua, hei whakawhanake whenua kia tū ki tētahi tūranga kua oti kē te whakatika mō te whakatū whare, hei tūnga mō te huhua o ngā momo whare, tae atu ki ngā whiringa āhua ngāwari te utu.

Ko te Infrastructure Acceleration Fund tētahi pūtea ka taea te whakataetae, \$1 piriona te nui, mō ngā tūāhanga whare e whakahaeretia ana e Kāinga Ora, ā, ka kimihia ngā whakaaturanga hiahia mai i ngā kaunihera, i ngā iwi, i ngā rōpū Māori, me ngā kaiwhakawhanake mō aua pūtea. Ko tā te pūtea he whakawātea i te huarahi mō te hanganga o ētahi tūāhanga hou, tūāhanga i whakapaingia rānei, pēnei i te tūnuku, i ngā wai e toru, i ngā whakahaere waipuke, e āhei ai te hanganga o ētahi atu whare. Ko te tūmanako mā konei ka horaina mai he tūāhanga hei tautoko i ngā whare tata ki te 35,000 i roto i ngā tau 20 e heke mai nei, me te mahi pipiri tonu a Kāinga Ora ki te hunga ka whiwhi pūtea, me ngā kaiwhakawhanake mai i te kunenga o tētahi kaupapa taea noatia tōna mutunga.

12. I runga ake i ā mātou ritenga rēti moni o nāiane mō te whare tūmatanui.

## Ngā kaupapa pārae hou, korahi-nui hoki a Kāinga Ora

Ko ngā kaupapa korahi-nui a Kāinga Ora he mahinga whakawhanake tāone matatini, e whakapikingia ai te āhua o ō mātou whenua, kia whakapiki te maha o ngā whare e wātea ana ki te tangata. He wāhi nui tō ēnei kaupapa mō te whakatika i te whāngaiinga whare i Aotearoa, nā te tautoko i te hanumitanga o ngā kāinga tūmatanui, whare āhua ngāwari te utu, me ngā whare māketē. He tino nui ngā mahi whakamahere mō ēnei kaupapa, nā te mea he nui ngā haumitanga e tika ana mō ngā rohe tāone, ngā takiwā tāone me ngā ripoinga noho hei whakapiki i ngā tūāhanga wai, parakaingaki, tūneke hoki hei tautoko i te pikinga ake o te maha o ngā whare, he pai ake te hononga ki ngā whare whai take kounga nui me ngā wāhi kākāriki.

Kua whakaaetia e te Kāwanatanga ngā kaupapa pakihi e whakatūria ai tōna 17,800 whare hou i Tāmaki-makaurau i roto i ngā tau e 5 ki te 16 tau e tū mai nei. I tēnei wā e rima ngā kaupapa korahi-nui kei Tāmaki-makaurau, tae atu ki Pukewīwī, ki Māngere, ki Tāmaki, ki Te Ōnewa, ki Te Oranga, me tētahi atu i Porirua ki te rāwhiti. Mā roto i ētahi atu haumitanga ka taea te whakatū ētahi atu whare tūmatanui nui, whare āhua ngāwari te utu, whare māketē hoki e 36,000 i roto i ngā tau e 20 kei mua i te aroaro. Mā te waihanga tūāhanga ripoinga noho kounga nui, ka tautokona hoki e Kāinga Ora te hanganga o ētahi atu whare 20,000 i ngā whenua i te taha.

I waho i ngā takiwā kāinga noho o nāianei, kei te mahia ā mātou kaupapa pārae hou i ngā takiwā kāore anō kia whakamahia i ēnei tau tata mō te whakatū whare, pēnei i Hobsonville Point kei Tāmaki-makaurau, me Lakeside, kei Te Kauwhata. He rerekē te rahi me te hōkai o ēnei kaupapa, waihoki te rahi o ngā haumitanga e tika ana hei whakaumu i ēnei whenua hei taiao tāone kakama, toitū hoki, e pai ai te whakatū i ētahi atu whare, kia nui atu te matoru-nui i ō nāianei.

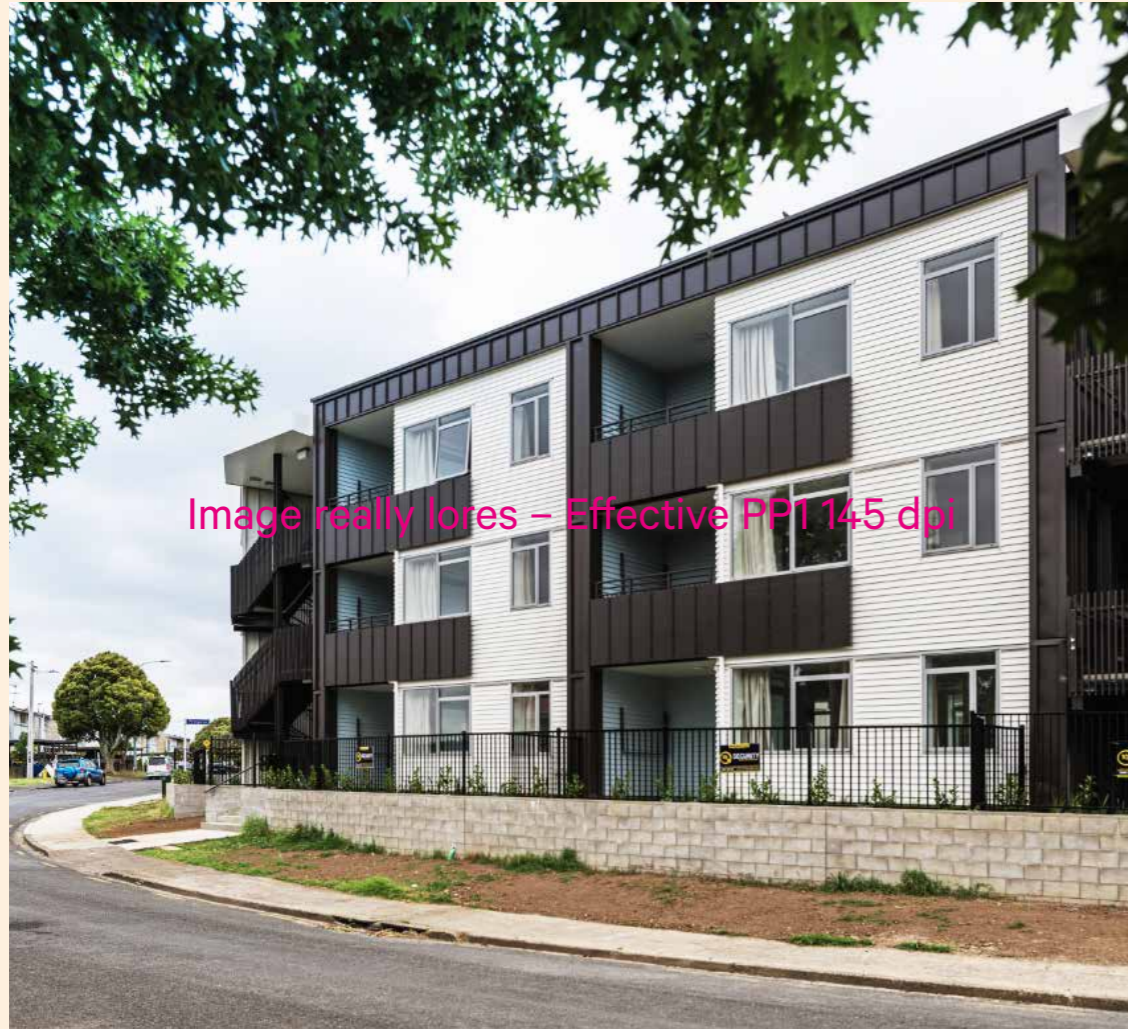


### Ētahi atu whare mō Lakeside

E tū ana te kāinga hou o Lakeside i ngā tahataha o Waikare i Te Kauwhata, i waenga i ngā tāone nui o Tāmaki-makaurau me Kirikiriroa. Kei te mahere matua mō Lakeside ngā whakaritenga kia tū ētahi whare hou, tētahi kupenga rānui, tētahi pūtahi pakihi me tētahi papa kura. Kua whakapiri atu a Kāinga Ora ki te kaiwhakawhanake whenua ki a Winton hei hoa kōtui, hei hora i tēnei akaupapa pārae hou i roto i te 8-tau. Ka

hokona e mātou ētahi papa whenua kua oti kē te whakatika mō te whakatū whare mai i Winton, arā, ka whai tētahi hokonga i tētahi atu, i roto i ngā tau o te kōtuitanga, ā, ka hokona ēnei ki ngā hoa kōtui hanga whare hei hanga, hei hoko hoki i ngā whare hou. Ka eke te maha o ngā kāinga i Lakeside ki te 1,650, ā, mā Kāinga Ora e tuku ētahi o ēnei 1,250 te maha, ki te ao.





**He takiwā tāone hou kei Te Ōnewa (Northcote)**

Ka tū ētahi whare hou 1,700 i roto i te Northcote Precinct, hei whakakapinga i ngā whare tūmatanui 317 i reira ināianei. Ko te whāinga kia oti ēnei hei te 2025, ā, ka piki te maha o ngā whare tūmatanui ki te 480, ko ērā atu whare he whāre āhua ngāwari te utu, he whare māketete hoki. E tuia tahitia ana ngā mahere takiwā tāone ki roto i te whakahoutanga anō o te Pūtahi Tāone o

Northcote, i raro i tō mātou hoa kōtui, o Eke Panuku. E hāra i te mea he kāinga noho e hiahia ana te mea ka tū, ko te tūnga mai o ētahi whakapikinga ki ngā tūāhanga, me ngā ritenga tūneke, me ngā whare whai take kua whakahoutia ētahi o ngā painga mō te hunga noho i Te Ōnewa, tae atu ki tētahi kupenga rāhui e honoa ana te Te Ara Kākāriki o Te Ara Awataha.

**Ngā ara ki te whare āhua ngāwari te utu**

E noho taimaha ana tā mātou pūnaha horanga whare, whakawhanake tāone o nāianei, i uaua ai tāna hora whiringa tōtika e āhei ai ngā whānau whiwhinga pūtea pāpaku, pūtea tauwaenga rānei kia hoko i tō rātou whare ake. E mahi tonu a Kāinga Ora ki te tautoko i ngā mahi wahi roa a HUD ki te whakapiki i te ngāwari o te utu mō te kāinga noho mā te whakatika i ngā raru mō te wāteatanga whenua, ngā rēkureihana, te hora tūāhanga, te utu o ngā rawa waihanganga me te whakapakari pūmanawa i roto i te rāngai hangahanga.








I roto i ngā tau kei mua, e kapi nei te wā o tēnei Tauāki Whakamaunga Atu, e āwhina ana a Kāinga Ora i ngā putanga horanga whare āhua ngāwari te utu mā te whakawhanake whenua mō ngā whare āhua ngāwari te utu, me tana whakahaere hua hoko whare mā te tangata. He hira tonu te wāhi o ēnei hei āwhina i ngā tāngata o Aotearoa kia eke ki te toitū me te toiora o te hoko rawa i tētahi whare mō rātou. Mō ia momo āhuatanga, e akiaki ana mātou kia kaha ake te kapo a ngāi Māori me ngā tāngata o te Moana-nui-a-Kiwa mā te hora i ngā mōhiotanga me ngā rawa i āta whakahāngaitia ki a rātou.

Ka tautoko tonu a Kāinga Ora i te huhua o ngā mahi e taea ai te whakatū whare āhua ngāwari te utu, tae atu ki te:

- kawē whakamua i ōna kaupapa korahi-nui e whakawāteatia ai he whenua kua oti kē te whakatika mō te whakatū whare ki ngā kaiwhakawhanake whare, kia taea e rātou te hoko i aua whare āhua ngāwari te utu ki te tangata
- whakahaere i te mōrea ki ngā kaiwhakawhanake ki te tuku i ngā whenua āhua ngāwari te utu mā te whakahaere i KiwiBuild, e noho ai te Karauna hei pēke tautoko mō te hokonga o ngā whare i ngā whanaketanga kāinga noho hou
- tautoko i ā mātou kiritaki rēti whare kia hoko whare e noho nei rātou i roto, mō ētahi āhuatanga
- whakahaere i ngā Pūtea Taurewa Kāinga Whenua, ngā hua ahumoni o First Home Grant, First Home Loan me First Home Partner, e riro ai mā ia hua e āwhina te tangata ki te hoko whare mā te noho hei pūtea tautoko, hei whakangāwari, hei whakaranea rānei i ngā pūtea taurewa kāinga.

Atu i 2023, ka mahi nui mātou ki te whakapiki ake i te pai o ō mātou hua hoko whare, i runga i te whai kia ngāwari kē atu te hāpai, te wāteatanga hoki ki te huhua o ngā kiritaki, me te tautoko i ngā wawata o ngāi Māori.

## Ā mātou inenga


Ngā inenga wāteatanga whare	Tō mātou awenga	Ā Mātou Ūnga		
		Ngā Hua 2021/22	Te Ahunga	Te ūnga 4-tau
<b>3.1 Te maha o ngā kāinga tūmatanui, whare tautoko hoki kātahi anō ka hangaia i raro i a Kāinga Ora<sup>13</sup></b>				
<ul style="list-style-type: none"> <li>Tapeke</li> <li>More</li> </ul>	 Teitei	1,815 1,340	 	17,200 6,300*
<small>* E mea ana mātou ki te whakahou i tēnei Tauāki Whakamaunga Atu hei Hakihea 2023 me ngā mōhiotanga katoa mō ngā inenga mahinga hou. Ka whakahoutia hoki e mātou tēnei tapeke hei whakaari i te ahunga o te Kāwanatanga.</small>				
<b>He aha i hira ai tēnei āhua ki a mātou:</b> E noho ana te whakapiki i te wātea o ngā whare mahana, whare maroke, hauora hoki i te pūtahi o ā mātou mahi. Tā tēnei inenga he whakaatu mehemea kei te ara tika mātou kia tukuna te tapeke o ngā kāinga noho hou i roto i te Mahere Horanga Whare Tūmatanui 2021–2024 (more), kia whakapikia hoki te kounga torowhānui o ā mātou rawa whare (tapeke).				
<b>3.2 Te ōrau toharite o ā mātou rawa whare tūmatanui i whakahoutia ia tau i roto i te wā 4 tau te roa<sup>14</sup></b>	 Teitei	Ngā Hua 2021/22 1.5%		Te ūnga 4-tau >2.5% p.a.
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Hei te tawhito haeretanga o ā mātou rawa whare he mea taketake kia haumi mātou ki ngā mahi whakahou ia tau, hei tiaki i te tūranga roa o ā mātou rawa.				
<b>3.3 Te tapeke o ngā whare i hokona e ngā tāngata o Aotearoa ki tētahi, neke atu rānei o ā mātou hua hoko whare</b>	 Pāpaku	Ngā Hua 2021/22 5,683		Ūnga 2025/26 Demand driven
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Ko tā tēnei inenga he tāpae māramatanga ki te wāteatanga me ngā hiahia mō ngā hua hoko whare, tae atu ki First Home Loan, ki te āwhina Home Grant me KiwiBuild rānei. He mea whai take ēnei māramatanga mō te tārei urupare kaupapa here.				

13. E kia ana tēnei mea te kāinga noho kātahi anō ka hangaia tētahi whare kua hangaia inakuanei, kāore anō hoki kia nohoia e te tangata i mua i tōna whakamahinga mō ngā pūtake whare tūmatanui, ngā pūtake whare tautoko rānei.

14. Kei roto hoki i tēnei karangatanga ko ngā hōtaka whakahou whakamuri, whakatikatika matatini hoki, tae atu ki ngā hokonga me ngā turakitanga whare.

Mā ā mātou kaupapa korahi-nui ka taea e mātou te tino whakapiki i te whāngai me te whiringa whare kounga nui mō ngā ngahuru tau kei mua i te aroaro. Ina whakarite mātou i te ara kia hangaia tēnei mea te whare, ka whakapikia e mātou ngā whenua wātea mō tēnei mea te whare, ka urutomo hoki ki ngā kirimana whanaketanga ki ngā tāngata kē kua rite mō te waihangia i ēnei whare.

Mā ēnei mahi hoki ka taea e mātou te whakapiki te whāngai whare puta noa i ngā momo maha, mā te whakawātea i te ara kia hangaia ētahi whare āhua ngāwari te utu ka waihangatia, ka hokona hoki e ngā kaiwhakawhanake mō te utu āhua ngāwari ka whakaae tahitia me mātou, ētahi kāinga noho māketete hoki ka hangaia, ka hokona e ngā kaiwhakawhanake mō ngā utu māketete; me ētahi kāinga noho tūmatanui mā Kāinga Ora e hanga.

Ngā inenga wāteatanga whare	Tō mātou awenga	Ā Mātou Ūnga		
		Ngā Hua 2021/22	Te Ahunga	Te ūnga 4-tau
<b>3.4 Te maha o ngā kāinga noho ka tū nā te mahi o ngā kaupapa korahi-nui a Kāinga Ora<sup>15</sup></b>				
<ul style="list-style-type: none"> <li>Ngā whare tūmatanui</li> <li>Ngā whare māketete</li> <li>Ngā whare āhua ngāwari te utu</li> <li>Ngā whare katoa</li> </ul>	 Teitei	571 725 505 1,801	   	1,900 2,800 2,400 7,100
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Ahakoa he tika he maha ēnei whare ka hangaia i waho atu i te wā o te Tauāki Whakamaunga Atu, he mea tino hira kia tīmata mātou ki te ine i te pai o ā mātou mahi i ēnei wā tōmua o te hātepe, mā te aroturuki i te tapeke me ngā momo whare ka āwhinatia e mātou te hanga.				

15. Te tikanga o tēnei karangatanga, he whare i taea te whakatū, ko te tapeke o ngā whare ka hangaia ki ngā whenua kua oti te whakatika mō te waihangia whare ka tukua ki tētahi tangata kē, i whakaaetia rānei i raro i tētahi kirimana here-kore kua waitohungia i waenga i Kāinga Ora me tētahi tangata kē. Ko tā tēnei inenga he tatau i te maha o ngā kāinga i ngā kaupapa korahi-nui i Lakeside, Māngere, i Te Ōnewa, i Oranga, i Porirua, i Pukewiwi me Tāmaki – e herea ana ēnei ki ngā whakaaetanga kaupapa pakihī, tērā pea ka rerekē haere ēnei tapeke. Kei roto te maha o ngā kāinga tūmatanui i te inenga 3.1 o te Tauāki Whakamaunga Atu 3.1 – ehara i te mea kei waho rawa i tēnei inenga.





## Te whakaumu pūnaha

Te tikanga o tēnei kīanga te whakaumu pūnaha, ka haumitia, ka kakama, ka whai hua, ka uruparetia hoki ngā hiahia, te whakamahinga whenua, ngā tūāhanga me te whāngainga whare.

### Tā mātou matakite mō ngā rā kei mua

- E kitea ana te auahatanga, te whāinga hua me te whakapikinga i roto i te whakamahinga rawa hangahanga me ngā hua hanga whare.
- Ka urupare, ka urutau hoki te whāngainga whare i runga i te hohoro, kia hāngai ki te tupunga o ngā hiahia.
- Ka hora te kōtuitanga me te mahi tahi i ētahi panonitanga papai mō te ahumahi hangahanga.

### Te akiaki i te auahanga i roto i te hangahanga

He mea hira te hōtaka waihanga a Kāinga Ora – e hora ana mātou i te tapeke e piki haere tonu o ngā whare tūmatanui, o ngā whare tautoko hoki, otirā kei te whakahou, kei te tautiaki hoki i ngā whare o nāianei. Mā te korahi o ō mātou mahi hangahanga i te kāinga noho puta noa i Aotearoa e whakawātea whāinga wāhi tino nui mō te akiaki i te rāngai hangahanga kia tahuri ki ngā ara auaha kē atu, hohoro kē atu, whai hua kē atu mō te tuku i tētahi maha nui kē atu o ngā whare kounga nui. Hei tautoko ā mātou hōtaka whakaumu pūnaha i te rāngai hangahanga kia hāpai i ngā tikanga me ngā hua auaha e whakapikia ai te tukunga o ngā kāinga hou ki te tangata puta noa.

Ki tō mātou whakaaro ka riro mā mātou e whakatūtika te waka i roto i ngā ngaru me ngā tūpuhi mō te rāngai hangahanga mō ngā tau kei mua. Ko tā mātou whāinga he whakatutuki i ā mātou ūnga whare mā te whakapiki i tō mātou kaha, me te kawē panonitanga auaha i roto i ā mātou hātepe mahi, me te mahi kōtui, te mahi pipiri hoki ki ō mātou hoa kōtui hangahanga, whakawhanake hoki. I roto i ngā tau e 4 e tū mahi nei, ka kawea e mātou ētahi kōkiri hira hei whakapuhuki i te pānga o COVID-19 me ērā atu tūpuhi o te ao hangahanga ki tā mātou hōtaka waihanga, mā te whakapiki i ā mātou hātepe, mā te whakahohoro hoki i te tukunga whare ki te ao.

### Tā mātou mahere: Building Momentum

Kei te Mahere Building Momentum o Kāinga Ora te ara e hanga kōtui ai, e tuitui ai mātou ki te ahumahi hangahanga whānui kē atu kia kitea me pēhea te whakapai ake i tā mātou mahi tahi ki te hora whare tūmatanui, whare tautoko hoki. Kei tēnei mahere ngā raupapatanga mātāmua e whai ake nei:

- Me noho hei tauira mō ētahi mā te whai i te Mahere Whakaheke Tukuwaro a Kāinga Ora me te urupare ki ō mātou herenga i raro i te Mahere Kāwanatanga mō te Tukuware Kore – ka tākina atu tēnei i te wāhanga e whai ake nei mō te toiora taiao.
- Me tautoko i te whakawhanaketanga me te whakamātau i ētahi hua waihanga, pūnaha waihanga auaha hei whakapiki i te kounga, hei whakahohoro i te tukunga, hei whakaheke hoki i ngā utu.
- Me whakarite i te tukunga rawa e puta ai he auatanga waihanga mā te Māori e hāngai ana ki ngā hiahia o ia takiwā, e tautoko hoki i ngā wawata o ngāi Māori.
- Me tiri ngā akoranga e tautokona ana e ngā taunakitanga o tētahi mahi auaha kua tautokona i roto i ō mātou hōtata ki te ahumahi hangahanga me ngā hoa kōtui rangahau.
- Me hoahoa, me whakapūmau hoki i ngā ara hoa kōtui, hononga hoki hei tautoko i te ahumahi hangahanga.

### Te whakanao i papa kē

E tautoko ana a Kāinga Ora i te whakaumutanga i te rāngai hangahanga mā te whakawhānui i tā mātou whakamahi hātape whakanao i papa kē. Mā te whakanao i ngā hua waihanga kōwae i tētahi papa tawhiti atu i te papa waihanga matua

ka taea e mātou te whakahohoro i te mahi waihanga, te whakaheke i ā mātou utu, te whakapiki anō hoki i te whāinga hua puta noa i te rāngai whānui. Kei te whakahohoro te whakanao i papa kē i te tukunga mai o te nuinga atu o ngā whare, ā, ka pā pea ki te ahumahi whānui me whakapiki anō i te hohoro nui kē atu, ina tae ki te waipukenga mai o ēnei hua kōwae. Rite tonu ki ngā mahi whakapiki i te whāingainga whare, ka whakaheke hoki ēnei mahi i te wā noho ki whare kē o ō mātou kiritaki whare tūmatanui, whare tautoko hoki, i a mātou e hanga ana, e whakahou ana, e tautiaki ana rānei i tō rātou whare.

I tēnei wā kei te tautohu a Kāinga Ora i ngā hinonga Māori ka hora i ngā hātepe hanga ki papa kē, hei mahi pāhekoheko ki te whakawhanake pūmanawa hangahanga, whakawhanaketanga rānei hei tautoko i ngā kaupapa whare papa kainga me ngā hiahia o te iwi Māori.

### Project Velocity: te whakahohoro i te tukunga whare ki te ao

Ko tā Project Velocity he whai kia whakahohorotia te pāpātanga whakatū whare a Kāinga Ora mā te whakarōnaki i te hātepe mai i te pou ki te tuanui, mō te whakatinana i tētahi kaupapa whare hou. Ko tāna hoki he whai kia whakaheke ngā utu, kia whakatūtikatia hoki te pakari o ā mātou rārangi wā mō te hora whare, me te kore e heke o te kounga, mā te whakaheke i ngā wā tāringa, i te tukuru kau, me te hoki ki te mahi anō. Kua āta titiro te tira kaupapa ki te rerenga o ngā mahi, mai i tā mātou hokonga whenua ki te wā e hoatu ai mātou i ngā kī ki te kiritaki hou, ā, kua tautohutia hoki ngā hātepe ka taea te whakaurutau, te whakaraupapa hoki hei whakahohoro i te tukunga whare ki te tangata.

He mea hira ngā kitenga: mō te nuinga o ngā whanaketanga mō ngā whare e whā ki te ono te rahi, ka pai te 18 marama i te whakamahere me te hoahoa, i raro i Project Velocity i āta heke tēnei wāhanga kia iti iho i te 2 marama. I tēnei wā kei te tirohia ētahi tikanga hei whakaheke i te wā waihanga mō te nuinga i te 9 marama ki te 4 marama. Ki tā ngā kitenga tuatahi, ka taea pea te whakaheke i te wā hei hora whare, arā, kia heke iho i te 2.5 tau ki tōna 6 marama, hāunga ngā whakaritenga wā whakamana raihana rawa.

Hei hua ēnei pikinga kakamatanga o te kawae mai i ngā rōpū tuku whare maha ki te rūma kotahi kia arotahi ki te ara waihanga whare ake. E mahi tahi ana ā mātou tira, ō mātou hoa kōtui pakihi, me ngā hoa kōtui kaunihera ā-rohe, mai i te kaihoahoa ki te kāmura, ki te kaihoahoa tāone, te kairūri me te kaimahi pūhanga taiao. I a mātou e mahi tahi nei me ō mātou hoa kotui, mā ēnei tikanga mahi, hātepe kakama kē atu e whakaumu tētahi wāhanga o ngā pūnaha o te rāngai hora whare, rāngai hoahoa whānui tonu. I tēnei wā e mahi ana te tira o Project Velocity i roto i ngā kaupapa a Kāinga Ora i Tāmaki me Ōtautahi, me tō mātou whakaaro kia whakawhānuitia tēnei anganga ki ērā atu o ā mātou tira kaupapa ā ngā rā e tū mai nei.

### Consentium: he panonitanga nui mārika mō ngā whakamananga raihana hanga whare




I te tau 2021, nā Kāinga Ora i whakatū tāna ake uepū whakamana raihana hanga whare. Ko Consentium tētahi panonitanga nui mārika, me kī, hei arataki i ētahi atu, mō ngā hātepe whakamana raihana waihanga, mā te mahi tahi ki ngā hoa hanga kōtui ki te whakapiki i te kounga o ā mātou tono whakamananga raihana hanga, ki te whakapoto hoki i ngā rārangi wā whakamana.

Tā te uepū he tautoko i te korahi o tā mātou hōtaka waihanga hira mā te whakarite raihana hohoro kē atu, ngāwari kē atu hoki te utu, mō ngā rawa whare e mea nei a Kāinga Ora ka puritia rawatia e ia mō te wā roa. I whakaputaina e Consentium ētahi whakamananga neke atu i te 1,200 i roto i te tau tuatahi ōna e mahi ana, me te 11 rā hei whakaputa ia raihana, hei toharite – ā, he tino whakahekenga tēnei mai i ngā rā mahi 20 i roto i te Ture Waihanga 2004.

I te tau 2023, e anga ana a Kāinga Ora ki te whakawhānui i te hōkai o Consentium hei whakahohoro, hei whakaheke utu hoki mō ngā ratonga whakaaetanga, mō ngā tūranga raihana whare mō:

- ngā whanaketanga whare tūmatanui e rima whakapaparanga, neke atu rānei
- Ngā Whare Rōpū Hapori
- te hoko whare tūmatanui mai i ngā kaihora kua whakaaetia
- ngā whanaketanga whare tūmatanui he whai whare pakihi kotahi
- ngā whare ka whakamahia mō ngā mahi ehara i te mahi noho kāinga

## Ā mātou inenga

Te whakaumu pūnaha measures	Tō mātou awenga	Ā Mātou Ūnga
<p><b>4.1 Te ōrau o ngā hanganga hou whakawhanake anō nā Kāinga Ora i whakahaere mō ngā whare tūmatanui, whare tautokohok i whai i te te ara o ngā rongoā waihanga whakanao ki papa kē (OSM)<sup>16</sup></b></p> <p><b>He aha i hira ai tēnei āhua ki a mātou:</b> He mea taketake te aroturuki i tā mātou hāpai i ngā rongoā waihanga ka whakanaotia ki papa kē hei whakapiki i te whāingainga whare, mā te pana whakamua i ngā tikanga mahi waihanga hohoro kē atu, kakama kē atu hoki.</p>	 <p>Tauwaenga</p>	<p>Ka whakaotingia ēnei inenga o te Tauāki Whakamaunga Atu kia whakaputaina hei te Hakihea 2023.</p>
<p><b>4.2 Te tapeke kaiwhakatairanga more o Kāinga Ora mō ngā hoa kōtui pakihi</b></p> <p><b>He aha i hira ai tēnei āhua ki a mātou:</b> Ko tēnei mea te tapeke kaiwhakatairanga more he paearu e mōhioia ana i te ao katoa ka whakamahia hei ine i te kaha o ō mātou hononga ki ngā hoa kōtui pakihi.</p>	 <p>Tauwaenga</p>	<p>Ka whakaotingia ēnei inenga o te Tauāki Whakamaunga Atu kia whakaputaina hei te Hakihea 2023.</p>
<p><b>4.3 Te maha o ngā rā hei hoahoa, hei waihanga i tētahi whare tūmatanui, whare tautoko nō Kāinga Ora<sup>17</sup></b></p> <p><b>He aha i hira ai tēnei āhua ki a mātou:</b> Mā tēnei inenga e tautohu he pēhea rawa tā mātou pai ki te whakapoto i te wā mahi whare puta noa i tō mātou hōtaka hangahanga.</p>	 <p>Teitei</p>	

16. Ka kapea i tēnei tapeke ngā whare hou i hokona mai i te mākete.

17. Kua tino whakaheke a Project Velocity te rārangi wā mō te hoahoa me te kimi raihana mō tētahi whare i roto i āna kaupapa i Ōtautahi me Tāmaki. Hei ngā tau o te whānui haeretanga o Project Velocity, ka manatokona e mātou ngā penapena wā, ka whakaputaina hoki he ūnga hou.





## Te toiora taiao

E haumi ana mātou i roto i ngā mahi whakatoitū, whakapiki hoki i te taiao, hei tautoko i te toiora o ngā whakatupuranga o nāianeī, me ērā kei te ara ake.

## Tā mātou matakite mō ngā rā kei mua

- Me tautoko te whanaketanga tāone i te hauora o te pūnaha hauropi, me whakapiki hoki i te kanorau koira, me te kounga wai, me te kounga hau.
- Ka tautoko ā mātou ngohe whakawhanake tāone me ā mātou mahi hangahanga i ngā whakahekenga tukuwaro me te pakari panonitanga āhuarangi.
- Me tautoko ā mātou whare mahana, maroke, pūngao pāpaku hoki i ō mātou kiritaki ki te hāpai i ngā pīkauranga o te panonitanga āhuarangi.

## Tō mātou whāinga wāhi ki te whakapiki i te toiora taiao

I a mātou e whakarahi nei i te maha o ngā whare tūmatanui, whare tautoko hoki i tō mātou huinga, me te whakawhānui i ā mātou mahi whakawhanake tāone, he whāinga wāhi taketake tō mātou ki te whakapai, ki te tiaki hoki i ō mātou taiao o te aotūroa. Mā Kāinga Ora e ārahi te rāngai hangahanga mā te hāpai whakaumutanga pūnaha, me te whakaheke i te pānga ā-taiao o ngā whare ka hangaia e mātou, mā te waihanga rongoa hangahanga, whakawhanake tāone toitū, parahanga iti hoki.

Ka mahi nui hoki mātou ki te tautoko i ō mātou kiritaki ki te urupare ki ngā pānga o te panonitanga āhuarangi. I a mātou e hanga nei i ngā whare kounga pai ake, i ngā horopaki taiao tāone toitū kē atu, ka whai mātou ki te whakaheke i ngā utu pūngao, taurimatanga hauora, tūneke hoki mō ō mātou kiritaki me ō rātou hapori whānui kē atu. Mā tā mātou mahi

kōtui ki ngā iwi me ngā rōpū Māori ka mārama kē atu mātou, ka kaha ake hoki te whakatutuki i ngā wawata o ngāi Māori mō te taiao, mō te whenua me te tangata – ā, ka whāia hoki te whakapūmau, te tautiaki hoki i te mana me te mauri o tō rātou whenua mō ngā whakatupuranga o nāianeī, o āpōpō hoki.

## Tā mātou mahere mō te whakaheke tukuwaro

Hei te marama o Hakihea 2023 ka whakaputaina e Kāinga Ora tāna Mahere Whakaheke Tukuwaro tuatahi. Ka urupare tēnei mahere ki ngā here e tākina atu ana i te Mahere Kāwanatanga mō te Tukuware Kore, i whakatūria rā hei whakahohoro i te whakahekenga tukuwaru i te rāngai tūmatanui. Mā tēnei mahere e tātaki ngā wāhanga taketake e taea ai e Kāinga Ora āna tukunga te whakaheke, tae atu ki:

- ngā mahi rangatōpū
- te waihanga whare
- te whakawhanake whenua me te hora tūāhanga
- te whakamahi pūngao, wai hoki, i roto i ngā kāinga
- te tūneke ki te kāinga noho, atu i te kāinga noho

I raro i tēnei tukunga i te Mahere Whakaheke Tukuwaro o Kāinga Ora tuatahi me whakauru ētahi panonitanga mō te āhua o te tuku a Kāinga Ora i ngā mahi whare tūmatanui, whanaketanga tāone hoki. Me whakahou rawa ngā tikanga mahi kaupapa pakihi a te whakahaere me āna whakatau hoahoa, te whakapakaritanga pūmanawa o roto me te

whakawhanaketanga o ētahi pūnaha, hātepe hoki mō te ine i ngā tukuwaro i ara ake i ngā hātepe hanga whare.

Ahakoia ka whakaputaina te Mahere Whakaheke Tukuwaro hei te tau 2023, he nui ngā mahi kei te kawea i tēnei wā hei whakaheke i tō mātou kōtaha tukuwaro, pēnei i te whakahekenga parahanga ina waerea he whenua hei hanga i ētahi whare Kāinga Ora hou. Ko tētahi tikanga tino whai hua nui mō te whakaheke parahanga he tiaki i te whare kia pūmau, he kawē kē hoki i te whare ki tētahi wāhi tōtika e hiahia ana ngā hapori ki tēnei momo whare.

### Te whakaheke i rahi o te pūngao e hiahiatia ana hei whakahaere i ō tāotu kāinga noho

Ko mātou te kaihora whare tūmatanui rahi rawa i Aotearoa, nā reira kei te whai mātou kia kauparea ngā pānga o te panonitanga āhuarangi, kia whai hua i te mutunga mō te noho o ō mātou kiritaki. Ko tō mātou whāinga kia whakahekea te rawakore pūngao o ō mātou kiritaki mā te hanga whare whakamahi kakama i te pūngao, e iti iho ai te utu mō te whakahaere, inā hoki, he mahana kē atu, he maroke kē atu. Kia taea ai tēnei, ka whakaurua atu e mātou ētahi pūnaha kōmaru hiko ki roto i ētahi whare 1,000 i mua i 2024 me te whakamahi i ngā pūtea mai i te Pūtea Pūngao Whakahou Māori, Moana-nui-a-Kiwa hoki a te Kāwanatanga.

E mea ana anō hoki mātou ki te waihanga i tētahi kōwhiringa kāinga hou kia rite ki te paerewa Hanga mō te Panonitanga Āhuarangi a MBIE (BfCC), he paerewa tēnei e hangaia ai












ngā whare kia noho mahana, kia noho maroke, hauangi hoki i ngā marama katoa o te tau me te iti o ngā hiahia pūngao. Ko te whāinga ia kia arotakea, kia aromatawaia ngā hua o te whakawhānui i ēnei paerewa, i ngā taumata huhua, puta noa i tō mātou huinga whare kātahi anō ka hangaia, i roto i ngā tau e tū mai nei.

### Te whakawhānui i ō mātou taiao o te aotūroa

E mahi nui ana a Kāinga Ora ki te whakapiki i ngā rawa kākāriki whai take i roto i tā mātou huinga whare, mā te āpiti atu i ētahi atu takiwā kākāriki ki roto i ngā whakawhanaketanga tāone hou, me te pupuru i ngā mauwhā kua tupu nui me ngā rākau tupu nui o nāianei. E whakaae ana mātou nā ngā takiwā kākāriki me ngā rawa whai take kua tino piki te toiora me ngā putanga hauora mō ō mātou kiritaki, engari kei ētahi wāhanga o tā mātou huinga whare tūmatanui, whare tautoko hoki ētahi taiao o te aotūroa kua tūkinotia, ina whakaritea ki ētahi atu wāhanga tāone. E tahuri ana mātou ki te whakatika i tēnei mā te hanga kaupapa here kia tōkeke kē atu ngā whakatau mō ngā rākau kupu tupu nui me ngā takiwā kākāriki.

Waihoki, e anga ana mātou ki te whakapiki i te kounga o te ngahere me te tautoko i ngā mārā kai i roto i ō mātou takiwā noho.

## Ā mātou inenga

Ngā inenga toiora taiao	Tō mātou awenga	Ngā Hua 2021/22	Te Ahunga
<b>5.1 Te ōrau o ngā rawa kāore i kino i te tāoke ka puta ake i roto i ngā mahi waere whenua a Kāinga Ora ka kawea kētia i ngā ruapara</b> <ul style="list-style-type: none"> <li>Tāmakimakaurau</li> <li>Te toenga o Aotearoa</li> </ul>	 Teitei	86.5% 60%	 
<b>He aha i hira ai tēnei āhua ki a mātou:</b> E whai ana mātou kia rarata kē atu ō mātou whare ki te āhuarangi, tīmata tonu i te hātepe waihanga. Tā tēnei inenga he āwhina i a mātou ki te whakaheke i te nui o te parahanga ka tukua e tō mātou ara waihanga ki te ruapara.			
<b>5.2 Ngā tukuwaro rite ki te hauhā nā te hanganga o ngā kāinga hou mō Kāinga Ora</b> <ul style="list-style-type: none"> <li>Ngā tukuwaro katoa (tCO<sub>2</sub>e)</li> <li>Ngā tukuwaro mō ia tangata i te whare (kgCO<sub>2</sub>e)</li> </ul>	 Teitei	Baseline <sup>18</sup> 586,000 tCO <sub>2</sub> e 53,000 kgCO <sub>2</sub> e	 
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Mā tēnei inenga ka taea e mātou te aroturuki i tētahi hekenga i ngā tukuwaro oranga katoa ka hua ake i te hanganga o ngā whare hou.			
<b>5.3 Ngā tukuwaro hānga ki te hauhā ka hua ake i te whakahaere i ngā kāinga noho o Kāinga Ora</b> <ul style="list-style-type: none"> <li>Ngā tukuwaro katoa (tCO<sub>2</sub>e)</li> <li>Ngā tukuwaro mō ia tangata i te whare (kgCO<sub>2</sub>e)</li> </ul>	 Pāpaku	Baseline <sup>19</sup> 102,000 tCO <sub>2</sub> e 544 kgCO <sub>2</sub> e	 
<b>He aha i hira ai tēnei āhua ki a mātou:</b> E whai ana anō hoki mātou ki te whakaheke i ngā tukuwaro e hiahiatia ana hei whakahaere i ō mātou whare o nāianei, kae atu ki te whakaheke i te whakapaunga pūngao, me ngā tukuwaro nā ā mātou mahi tautiaki whare.			
<b>5.4 Ngā tukuwaro rite ki te hauhā nā ngā mahi tūneke a te hunga noho i ngā whare tūmatanui, whare tautoko hoki</b>	 Tauwaenga	Kei te whakawhanaketia te taputapu whakatauirā tukuwaro i tēnei wā.	
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Ko te tūneke (ngā waka) te puna o tētahi 17 ōrau o ngā tukuwaro haurehu kati mahana o tēnei whenua. He tūranga tonu tō Kāinga Ora hei whakaheke i ēnei tukuwaro mā te whakaraupapa tōmua i te whakawhanaketanga i ngā takiwā pai ngā rawa whai take, tae atu ki ngā waka tūmatanui papai, pakari hoki.			

Ka whakaputaina ēnei putanga me ētahi paerewa taketake i te Mahere Whakaheke Tukuwaro o Kāinga Ora hei Hakihea 2023, hei whakatutuki i ngā herenga rāngai tūmatanui e tākina atu ana i te Hōtaka Tukuwaro Kore a Te Kāwanatanga. Ka whakahoutia tonutia te Tauāki Whakamaunga Atu me te āpiti i ēnei mōhiotanga hei taua wā anō.





## He hapori taurikura

He hao i te katoa, he toitū hoki tēnei mea te hapori taurikura, he wātea katoa te whiwhinga mahi, te mātauranga, me ngā whāinga wāhi pāpori, ahurea hoki ki te tangata.

## Tā mātou matakite mō ngā rā kei mua

- Kei te haumarū ngā takiwā noho mō ngā whānau, ngā taiohi, ngā rōpū taipakeke, me te hunga whai kaha.
- Kei te pai te wātea mai o ngā tūnuku tūmatanui, kei te pakari anō hoki ngā whatunga tūnuku.
- Kei te tūhonotia ō mātou kiritaki ki ō rātou ahurea, hapori hoki, ka whai wāhi hoki ki te oranga o te hapori.
- Ka whakapikia e ā mātou mahi whakawhanake tāone te ahua ahurea o tētahi wāhi, ka hora hoki tētahi wairua whakapipiri tangata, whakapakari paiaka hoki.

## Te whakawhanake hapori taurikura

E ai ki a Kāinga Ora, me haere tahi te tautoko i ngā hapori me ngā takiwā noho kia taurikura, i te taha o te whakapikinga i te rahi o ngā kāinga noho puta noa i te motu.

E whakaae ana mātou he kahupapa taketake tēnei mea te kāinga mō te noho o te oranga o te tangata, o te whānau me ngā hapori taurikura. Ko ā mātou mahi whakawhanake tāone tēnei taputapu taketake mō Kāinga Ora, hei tautoko i ngā hapori kātahi anō ka whakawhanaketia i ngā wāhi e whakatū nei mātou i ētahi atu whare hou. E kore ngā mahi nei e mutu i te whakatū noa i ngā pakitara o te whare, engari me mahi nui mātou kia tino pai te tūhono o te tangata ki te whiwhinga mahi, ki te tūnuku, ki ngā wāhi wātea, kia wātea hoki ō mātou hapori ki te hunga whai kaha. Tērā anō ētahi rawa whai take e tika ana mō ngā hapori, kia taurikura, kia pūāwai.

I roto i tō mātou takiwā noho e whakamahere nuitia ana, ka whakahoutia e mātou ngā tūāhanga o raro i te whenua, i runga ake i te whenua, ka whakawhanake whare whai take mō te hapori, ka whakapikia te pai o ngā wāhi kākārīki, ā, ka whakapikia hoki ngā hononga tūnuku. Ko tā Te Hōtaka Whenua o Kāinga Ora me te Infrastructure Acceleration Fund he whakapuare i ngā ara e taea ai te hanga i ētahi atu whare, me ngā tūāhanga tāone kounga nui pēnei i te tūnuku, i ngā wai e toru me te whakahaere waipuke.

Ka tautokona ēnei mahi e tā mātou tūranga whakamahere tāone, hoahoa tāone hoki mā te whakapūmau taiao hangahanga e rere rōnaki nei ngā mahi, he kakama, he pai hoki te haumi tahi. Mā ēnei āhuatanga ka āhei mātou ki te hanga i ētahi atu whare i ngā wāhi tika, i ngā wā hoki e tika ana, me te rapu korahitanga hei urupare ki ngā pēhanga o nāianei, ngā pēhanga hoki e whakaarotia ana, me ngā wero whāngai rawa e tika ana. Ka whakatairanga tā mātou ara anga-ki-te-takiwā i te whakaumutanga takatika o te āhua o ō mātou whare me te takoto o ngā tāone, mā te urupare ki ngā uauatanga me ngā āhuatanga motuhake o tēnā takiwā, o tēnā takiwā.

## Ko Tauriko West

I te marama o Whiringa-ā-rangi 2021, i hokona ōna poraka tuatahi e Kāinga Ora i raro i te Hōtaka Whenua o Kāinga Ora, ko tana hokonga tērā i Ferncliffe Farm – he poraka e 95-heketea te rahi i Tauriko West i Tauranga, e whakatūria ai ētahi kāinga noho hou 1,000, e puta ai he whiringa whare whānui kē atu ki tētahi takiwā ā-rohe kei runga rawa te hiahia ki tēnei mea te whare noho.

He tauira tino pai tēnei mō tā mātou ara pāhekoheko ki te hoko rautaki i te whenua, me te mahi i runga i te āta urupare ki ngā hapori ki te whakawhanake i ētahi atu whare me ngā tūāhanga pai atu. Ka tūhura mātou i ētahi atu whāinga wāhi ki te hoko whenua, me te mātai ki tawhiti mō ngā kōtuitanga rautaki ki ngā kaupuru whenua me ngā hoa whakawhanake hira.



## Te hoa kōtuitanga whai take

Ehara te mahi waihanga hapori taurikura i te mahi e kawea ana e Kāinga Ora anake. He tini ā mātou putanga takatika e kawea tahitia ana me ngā iwi, rōpū Māori hoki, ngā mana ā-rohe, me ngā whakahaere hapori, rōpū hoki ehara i te kāwanatanga. Ka āwhinatia e mātou ngā kōtuitanga Karauna Crown, iwi Māori, kaunihera ā-rohe ōkawa i ētahi rohe whanaketanga nui e ono hei āwhina i te whakapūmāutanga a te kāwanatanga i ētahi hapori tūhono, taurikura, toitū hoki: Tāmaki-makaurau, Ōtautahi nui tonu, te ara i Kirikiriroa ki Tāmaki-makaurau, Ngā Roto o Te Tāhuna (Queenstown Lakes), Te Rohe o Te Whanga-nui-a-Tara– Horowhenua, me Tauranga–Te Moana a Toi.

He rerekē te hōtaka mahi mō ia kōtuitanga, engari e pāhekoheko ana a Kāinga Ora ki ngā hoa kōtui ā-rohe me ngā whakahaere ā-motu i ia hōtaka, i ia hōtaka, ki te whakapūmau tikanga e honohono ai ā mātou mahi hora whare, whakawhanake tāone, mahi haumi hoki. Ka mahi tahi mātou me ngā hapū me ngā rōpū hapori ki te whakamahere i te whakawhanaketanga o tā mātou papa whenua i Ferncliffe Farm, kātahi tonu nei ka hokona i Tauranga, e whakaū nei i ngā ritenga e urupare tika ai te pikinga o ngā whare ki ngā hiahia me ngā āhuatanga rerekē o tēnā rohe, o tēnā rohe.

He mea taketake a Toa Takitini, tā mātou anga Mahi Tahi, Tuitui hoki, mō te whakaūnga o te kounga o ēnei kōtuitanga, hei whakapiki hoki i te pakari o ō mātou pūmanawa mahi kōtui puta noa i te whakahaere. I roto i ngā tau e 4 e tū mai nei, ka mahi haere tonu a Kāinga Ora puta noa i te rāngai kāwanatanga ki te whakapakari hononga, me ngā momo ara mahi tahi mā roto i ngā kōtuitanga me ngā hononga.

## Te Whakapakari Pūmanawa Māori

Ka mahi a Kāinga Ora i te taha o ngā iwi me ngā rōpū Māori ki te whakatinana i ō rātou whāinga motuhake, putanga motuhake hoki mō te whakawhanake tāone me te horanga whare. E haere tonu ana ngā mahi i tēnei wā ki te mahi kōtui me ngāi Māori ki te whakamahi, ki te wewete hoki i te whāinga hua o ō rātou whenua, hei whakatutuki i ō rātou moemoeā mō te whāinga whare, papakāinga hoki.

E tautoko ana hoki mātou i ngā iwi me ngā rōpū Māori ki te hanga pūmanawa i ngā rāngai whakawhanake tāone, waihanga hoki, e whiwhi painga ai a ngāi Māori i ngā whiringa whare pai ake, e whiwhi whāinga wāhi ai nā te whakawhanake whare. E kawea kirimana ana mātou ki ngā hinonga he Māori te rangatira mō te huhua o ngā hōtaka hangahanga, tae atu ki ētahi kaupapa ā-rohe korahi iti iho, me ētahi hōtaka mahi whakahou whare. Hei hora ēnei kirimana i ngā whāinga wāhi ōhanga ki tēnā rohe ki tēnā rohe, mā te tautoko i ngā hinonga he Māori te rangatira, ko te nuinga he iti iho te korahi. I Te Tai Tokerau, kua mahi kōtui a Kāinga Ora ki Amotai, tētahi takawaenga kanorau kaituku, hei tautohu i ngā hoa kōtui pakihī Māori whai pūkenga, whai matatau hoki ki te hora kaupapa ā-rohe.

## Te tautoko i ngā moemoā o te hunga o Te Moana-nui-a-Kiwa

Hei kāinga a Aotearoa mō te matahuhua, te huinga whakahihiko hoki o ngā hapori o Te Moana-nui-a-Kiwa, ā, he ōrau nui tonu o ō mātou kiritaki e kī ana nō ngā iwi o Te Moana-nui-a-Kiwa rātou. E whai ana a Kāinga Ora i te ara o 'te motu katoa' hei whakapiki i tō mātou māramatanga, tautoko hoki i te horanga whare



me ngā moemoeā whakawhanake mō ngā hapori o Te Moana-a-nui-a-Kiwa. I roto i Kāinga Ora, ka whakapakaritia e mātou ngā pūkenga ahurea o te hunga e pāhekoheko nei ki ngā iwi o Te Moana-nui-a-Kiwa, me ō rātou hapori.

Ka haere tonu ā mātou mahi puta noa i te kāwanatanga ki Lalanga Fou – te Rautaki Toiora Moana-nui-a-Kiwa Kāwanatanga Katoa, e arahina nei e Te Manatū mō ngā Iwi o Te Moana-nui-a-Kiwa, me Fale mo Aiga – Housing for Families, tētahi kōkiri umanga maha mō te horanga whare Moana-nui-a-Kiwa e tūhura nei i ngā ara hora i ētahi atu whare ki ngā hapori o Te Moana-nui-a-Kiwa, otirā ka aro nui ki te kore kāinga, ki te noho apiapi, me te hoko rawa a te tangata i tōna whare.

### **Te whakawhanake hapori me te hanga wāhi**

E whakaae ana tā mātou ara anga-ki-te-takiwā me mātua whakaari ā mātou mahi whakawhanake tāone i ngā āhuatanga me ngā hiahia ā-rohe o ō mātou hapori kanorau. Mō ia āhuatanga, ko tō mātou whāinga ia he hanga whare e tūhonotia ai te tangata ki ōna ahurea, ao mahi anō hoki. Hei te tau 2023, ka haumi mātou ki ngā taputapu tuitui me ngā tikanga e pai ake ai tō mātou mārama ki ngā hapori rerekē, tae atu ki ngā tāngata me ngā rōpū e pāngia ana e ō mātou whakatau.

I a mātou e hanga nei i te whānuitanga nui kē atu o ngā whare, me te whakapakari i te tūāhanga hapori, kei te urupare nui mātou ki te pānga o ngā mahi hangahanga ki ō mātou takiwā noho. Ka tautokona ō mātou pae waihanga e ngā kōkiri whakapakari hapori, hanga wāhi hoki hei whakapiki i te pakaritanga hapori me te whakapūmau i te piringa o te hapori, mā te hanga hononga hapori i waenga i ngā kiritata me ō mātou whakahaere hoa kōtui.

He mea tino tairongo ngā ngohe hanga wāhi ki ngā āhuatanga motuhake o tētahi takiwā noho - ka uru pea ki ēnei te whakanohonga mai o ngā toi tūmatanui, he whare hākinakina, tākaro hoki i roto i ngā rāhui me ngā ara kākāriki, he tautoko rānei i ngā mākete hapori me ngā rā pakū-ake.

He mea taketake ēnei kaupapa hei penapena hononga ki tētahi wāhi, hei poipoi hoki i te wairua whai pānga mō te hapori.





### Te auahatanga o Greys Avenue

Kua whakarewaina e Kāinga Ora tētahi ara hou, ara auaha hoki mō te tautoko i ō mātou kiritaki mō te noho i te manawa o te tāone nui. Ko te whare tiketike o Greys Avenue i te pūtahi o Tāmaki tētahi kaupapa whakawhanake tāone matatini e whakarārangitia nei kia oti hei te haurua tuatahi o 2023. Ka pai ake te āwhina o tēnei huinga whare 276 te maha i ngā hapori o te pūtahi o te tāone mā tōna taura tautoko papa whenua kotahi, e huia tahitia nei ngā ratonga tautoko i taua papa tonu, me ngā whare pūmau. Ka wātea te tautoko i te papa whenua nei, 24/7 ki ngā kiritaki whare tūmatanui e noho nei i te kāpuinga kāinga o Greys Avenue, me te whare nui i te taha, waihoki, ka wātea ki a rātou ngā ratonga taurima whare, tautoko ā-tākuta, me ētahi mokowā mō te katoa, mokowā pakihī hoki,

he mea hoahoa ēnei hei whakatenatena i te pāhekohekotanga me te pipiri ā-hapori pai ake.

Kua tata atu nei te whare o Greys Avenue ki tōna otinga, nā reira kei te hanga a Kāinga Ora i tētahi ratonga hou me ōna taura whakahaere hei tautoko i ngā hapori e noho ana i ētahi atu o ō mātou kaupapa matoru-nui kē atu. I roto i ngā tau e 4 e tū mai nei, ka tīmataria, ka whakamātauria, ka poua hoki e mātou ēnei ara ki te huhua o ngā whanaketanga tāone, tae atu ki Arlington i Te Whanga-nui-a-Tara, me Highbury i Tāmaki-makaurau. Ka noho ko te huinga whare i Te Tiriti o Rolleston i Pukeaahu (Mt Cook) i Te Whānga-nui-a-Tara te huinga whare tautoko papa whenua kotahi tuarua, e whakarārangitia nei kia oti hei ngā marama i waenga i 2023.

## Ā mātou inenga

Ngā inenga hapori taurikura	Tō mātou awenga	Ā Mātou Ūnga		
<b>6.1 Te maha o ngā whare kātahi tonu nei ka hangaia i takea mai i ngā kirimana Infrastructure Acceleration Fund<sup>18</sup></b>	Pāpaku	Ka whakaotingia tēnei inenga hou o te Tauāki Whakamaunga Atu kia whakaputaina hei Hakihea 2023.		
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Mā tēnei inenga e tūtohu ka pēhea te pai o ngā mahi a te pūtea hei wewete i te whāngainga whare, mā te homai tūāhanga pēnei te tūnuku, i ngā wai e toru me te whakahaere waipuke.				
<b>6.2 Te ōrau o ngā wāhi raupapa mātāmua mō te Pūtea Whenua o Kāinga Ora kua oti kē te hoko whenua i reira<sup>19</sup></b>	Teitei	<b>Ngā Hua 2021/22</b> 5%	<b>Te Ahunga</b> ↑	<b>Te ūnga 4-tau</b> 80%
<b>He aha i hira ai tēnei āhua ki a mātou:</b> He mea hira kia whakamahia e mātou Te Pūtea Whenua o Kāinga Ora kia hoko whenua i ngā wāhi raupapa mātāmua - ngā wāhi kāore pea e taea e ngā ritenga mākete te tautoko whiringa whare kounga nui.				
<b>6.3 Te ōrau o ngā kiritaki whare tūmatanui e kī ana kei te haumarū i roto i ō rātou whakaaro i tō rātou takiwā noho</b>	Pāpaku	<b>Ngā Hua 2021/22</b> 69%	<b>Te Ahunga</b> ↔	<b>Ūnga 2025/26</b> 70%
<b>He aha i hira ai tēnei āhua ki a mātou:</b> He matapihi tino whai take tō tēnei inenga ki ngā whakaaro o ō mātou kiritaki mō te noho haumarū e ai tā te whakaaro i tō rātou hapori. <sup>20</sup>				

18. Ka uru pea ki ngā kāinga ka whakawāteatia e te Infrastructure Acceleration Fund (IAF) ko ngā whare tūmatanui, ko ngā whare mākete, ko ngā whare pāpaku iho te utu, me ngā whare papakāinga. Ka whakaritea te ūnga mō tēnei inenga, ka tiarotia mō te mōrearea, kia oti rā anō ngā kirimana IAF te whakataua hei Pipiri 2023.

19. I tēnei wā, e 20 ngā wāhi raupapa mātāmua kua oti te tūtohu i roto i te Mahere Hoko Whenua Rautaki o te Hōtaka Whenua o Kāinga Ora. E mea ana mātou ki te aromatawai anō i tēnei inenga i roto i ngā tau e tū mai nei, kia piki ake te nui o ngā hokonga pūtea whenua.

20. Hei whakatairitea, i ki 59.6 ōrau o ngā tāngata i uia i te Uiuinga Pāpori Whānui o Aotearoa i 2021 i te haumarū rātou i roto i ō rātou whakaaro, i te tino haumarū rānei ina hiko takitahi rātou i tō rātou takiwā noho i te pouri.



## Ō mātou pūmanawa hei whakahaere

### Ō mātou uara me ō mātou āhuatanga

Ko ō mātou uara me ō mātou āhuatanga ngā mea kei te whakakotahi i a mātou hei whakahaere, e arataki nei i a mātou mō te whakatutuki i ngā putanga horanga whare. He mea whakawhanake e mātou ō mātou uara, mā mātou, ā, kei te whakaata i te toi o ō mātou āhuatanga o nāiane, otirā, ko te mea tino nui, ko wai mātou āpōpō.

Te tikanga o te **Manaakitanga**, he tautiaki i te manuhiri, he atawhai, he ringa marere taonga, he tautoko i te tangata, waihoki, te whakaute me te aroha ki te tangata kē.

Te tikanga o te **Mahi Tahī** ko te mahi ngātahi, te piri tahi ki te mahi, te pāhekoheko me te hoehoe tahi i te waka.

Ko te tikanga o te **Whanake** ko te māia ki te ahu whakamua, ki te kake whakarunga ahakoa pēhea.

Hei whakaranea ō mātou āhuatanga i ō mātou uara. Koia ēnā ngā pūtaka o ā mātou mahi – hei āwhina ēnā i a mātou kia tika te whakatau take, hei pou whirinaki hoki mō ngā tikanga mahi ka kawea e mātou ia rā.

- He mea ārahi tō mātou whakahaere e te rautaki, ā, he mea pana ā mātou whakatau me tō mātou ahunga e ngā mahi āta whakaaro, whiriwhiri whakaaro hoki.
- E kī ana ō mātou tāngata kua whai mana rātou. Kei te mōhio rātou kei te aroha atu tō mātou whakahaere ki a rātou, ā, kei te kawea e rātou tō rātou haepapa whaiaro mō ā mātou mahi, kia eke ki tōna tino teitei ka taea.
- He tino pai rawa mātou ki te waihanga hononga wā roa ki ngā kiritaki, ki ngā kaituku rawa, ki ngā kaupuru pānga hoki, ahakoa mahi mātou ki whea.

- E poua ana ō mātou ritenga nui ki te ao Māori, e whakaae ana ki tō mātou paiakia, me ngā herenga i roto i ā mātou mahi.
- Ko te mutunga mai o te kounga whakahaere tō mātou whāinga i roto i ā mātou mahi katoa.
- He whakamīharo mātou i roto i ā mātou mahi tahi me ā mātou kaituku rawa, ratonga, ka whakawātea i te huarahi ki ngā taumata mō rātou e tuku ai rātou i te painga tūmatanui ki te ao – me te whai kia hiahia tonu rātou ki te mahi tahi me mātou.
- E whakapono ana ngā hapori ki a mātou, he pono te tuitui mai ki a mātou.
- He kaihautū mātou i roto i ngā rāngai e mahi nei mātou, mō te āhua o te whakaheke i tō mātou tapuwae tukuwaro.

### Ō mātou tāngata

Ko ō mātou tāngata te mauri ora o Kāinga Ora. I roto i ngā tau e 4 kei mua i te aroaro, ka haere tonu tā mātou waihanga i tētahi wāhi mahi takatika, hao hoki i te katoa, e tōia nei te toiora ki mua rawa, me te noho mai o ngā pūmanawa hei arotahitanga matua e ārahi nei ia mātou hei whakahaere mahi kounga nui. Kei roto i tā mātou hōtaka mahi arotahi ki te tangata:

- Te whakareomāori i tā mātou matakite me tā mātou ahunga rautaki mō ngā mahi o ā mātou tāngata. E arahina ana tō mātou ara mahi hei whakahaere e Ō Tātou Uara– Our Values: Manaakitanga, Mahi Tahī me te Whanake. Ka poua haeretia e mātou ō mātou uara ki roto i ā mātou tikanga mahi, hei arataki i tā mātou anga atu ki ngā uauatanga, hīraurau hopanga, hora hoki i ā mātou mahi.
- Te penapena i tō mātou ahurea me te whakapakari i ō mātou pūmanawa hautū kia puta ai he wheako tino hira. Mā tō mātou hōtaka hautū i āta tāreia e tautoko ō mātou

kaihautū tāngata kia hāpainga ngā mātāpono o te Ārahi, o te Whakaiti, me te Ako. Hei tautoko tēnei hōtaka i ō mātou kaihautū kia whakapakaritia ō rātou pūmanawa, kia ārahi motuhenga, i runga i te pūaroa, kia whakamana hoki i te tangata.

- Te hāpai i ngā pūmanawa o tō mātou whakahaere hei tuku i tō mātou whāinga kia tutuki. He hōtaka tō mātou mō te whakapakaritanga pūmanawa me ngā rongoā akoranga hei tautoko i ō mātou tāngata i tēnā takiwā, i tēnā taumata pūkenga, tae atu hoki ki te mahi hautū, te hauora me te haumaruru, me ngā pūmanawa Māori me Te Tiriti o Waitangi. Ka whakahaeretia tonutia e mātou tā mātou hōtaka pia ia tau, hei whakapūmau i te tupunga tāngata whai pūmanawa mō ngā rā kei mua.
- Te waihanga me te whakapūmau i tētahi hapori mahi haumaruru, harikoa, hauora hoki. Ka anga mātou kia mahi tonu mātou hei mema whai tikanga o te ratonga tūmatanui, ka whakaute tonu i ngā mahi tūmatanui pono o ā mātou tāngata. Ka rapu haere tonu mātou i ngā whāinga wāhi ki te whakamahine, ki te whakapai hoki i ō mātou hātepe whakaroto, kia tino tautokona ō mātou tāngata kia mahi mō tō mātou matakite, putanga hoki e hāpainga nei e te katoa.

### He whāinga: te waihanga i tētahi whakahaere kanorau, hao hoki i te katoa

Ko tō mātou whāinga ia kia noho hei Kāinga Ora kanorau, hao hoki i te katoa, e whakaaro ana katoa he kāinga tēnei nō rātou. Ko te tikanga o tēnei kī, he kawea hei taonga nui he whakanui, he tautiaki i te kanorau i waenga i a mātou, he whakapakari i tō mātou kanorau me te whakapakari i te haonga i te katoa i roto i ā

mātou mahi katoa. Te tikanga ka kitea e ō mātou tāngata katoa tētahi ara mō rātou i roto i Kāinga Ora. I roto i ngā tau e 4 e heke mai nei, ka aro nui mātou ki ngā wāhanga matua e whai ake nei:

- Te whakamahi i ngā raraunga me te reo o ō mātou tāngata kia mārara kē atu ki tō mātou pūrākau, kia pai ai te tautuhi i tō mātou kanorau tū tahi, ō mātou wawata ōritetanga, haonga hoki i te katoa, ō mātou putanga, raupapa mātāmua hoki.
- Te whakamana i ngā whatunga pakari, taurikura, toitū hoki, mā ngā kaimahi e arataki, kia riro mā aua whatunga e āwhina te whakatupuranga a Kāinga Ora i tō mātou noho kanorau, me te whakawātea i te ahurea haonga i te katoa, me te kawea whakamua i ō mātou whāinga kanorau rautaki, haonga hoki i te katoa.
- Te waihanga i te māramatanga me te ohonga ki ngā take kanorau, ōritetanga, haonga i te katoa, me te take i hira ai mō mātou hei whakahaere, mō ō mātou kiritaki, hapori, mō ō mātou tāngata anō hoki.
- Hoatu ki ō mātou kaihautū ngā pūmanawa, te māramatanga, ngā taputapu me ngā rawa hei whakatauiria i ngā mahi hao i te katoa, hei tautohu, hei whakatika hoki i ngā tītahatanga whakaaro e kawea kē nei i ngā whakataunga take.
- Te arotake me te panoni i ō mātou pūnaha, hātepe, me ā mātou tikanga mahi hei whakatika, hei whakakāhore rawa i te tītahatanga whakaaro, kia puta ai ngā whakatau tūtika, tōkeke, hoki.

## Tō mātou tūranga hei kaituku mahi pai

He whakahaere ira kanorau, ko te wahine te rangatira, kei roto nei ngā tāngata mai i ngā ahurea me ngā whakapono katoa. Ka whakautu i ō mātou tāngata, ka tiaki i a rātou me ō rātou whiringa.

E whai ana tō mātou Mahere Utu Ira kia whiwhi ōritenga utu ō mātou tāngata. E whai ana hoki ki te hora whāinga wāhi hei whakapiki i te kitenga o ngā wāhine me te matahuhuatanga o ngā tāngata ira kanorau, momo iwi kanorau hoki i ngā tūranga arataki taumata waenga, taumata tiketike hoki, kia noho hoki rātou i ngā tūranga kua wehea ā-iratia i mua.

Kua waihangatia e mātou tētahi hononga rautaki whai take ki te Pūkenga Here Tikanga Mahi, e hokihoki nei mātou ki te kōrero ki a rātou mō ngā take hira me ngā hōtaka mahi. Mai i te tau 2020, kua tōpūtia tō mātou rārangi mema uniana mai i te tokomaha iti iho i te 500, ki te 1,000 mema.

## Te tautoko i a ngāi Māori me te whakapakari pūmanawa ahurea

Ko te whakapakari pūmanawa whakaroto tētahi raupapa mātāmua i roto i ā mātou mahi kia tautokona ngā paetae o ngāi Māori, ki te whakatinana hoki i ō rātou wawata. Ko tā te Hōtaka Mātauranga Māori he tautoko i te whakawhanaketanga o ngā pūmanawa ahurea puta noa i Kāinga Ora kia mārara kē atu mātou ki ō mātou here mō te whakatinana i ō mātou kaupapa here me ō mātou ritenga hei whakaata i ngā hiahia me ngā moemoeā o te iwi Māori. Kei uru ki tēnei hōtaka ko:

- Te Reo Māori (e aro ana ki te motu katoa)
- Te Whare Kōrero (e aro ana ki ngā rohe)
- Te Akoranga Whakapuāwai (te hōtaka hautūtanga Māori).

I roto i ngā tau e tū mai nei, ka whakaraha e mātou ēnei hōtaka hei whakatutuki i ngā hiahia o ō mātou tāngata, e piki haere nei e pai ake ai tā rātou mahi mō ā mātou hapori Māori.

## Tō mātou wāhi anga ki te takiwā

He mea āta tārei tō mātou anga whakahaere anga ki te takiwā kia pai ake ai tana hora rongoā whare, ratonga kiritaki hoki mō ia takiwā. Ahakoa he uepū whakawhanake tāone ā-motu a Kāinga Ora, koia hoki te kaihora whare tūmatanui rawa rahi o Aotearoa, e mōhio ana mātou e kore te ara mō te motu katoa e tōtika mō ia hapori – me urutau kē mātou mō ngā āhuatanga rerekē o ia takiwā. Ko tā tā mātou whakahaere anga-ki-te-takiwā he hoatu i ngā ūnga me ngā putanga ā-motu ki te taha o ngā wawata o ngā hapori, me ngā wawata Māori i tēnā rohe, i tēnā rohe o Aotearoa.

E toru ngā rōpū anga-ki-te-takiwā o Kāinga Ora: Tāmaki Makaurau Tai Tokerau – Auckland and Northland, Te Puku Ikaroa – Central me Te Waipounamu – South Island. Tekau ngā tira ā-rohe kei te kawē i ngā mahi i roto i ēnei rōpū ki whakatinana nohonga pakari tonu ki ngā kiritaki me ngā hapori, me te tuku hoki i ngā ahunga ā-motu, ahunga ā-takiwā anō hoki. Ko te hātepe whakamahere ā-rohe a Kāinga Ora te taputapu matua hei whakaoti i ēnei ahunga. Ko tā mātou e hiahia nei kia whakatinanatia tētahi hātepe whakamahere, haumi ā-rohe hei whakaahua, hei whakatūtika i ngā hiahia me

ngā wawata i roto i ngā whāinga matua me ngā ūnga a te Kāwanatanga, ngā āhuatanga o te ōhanga me te māketē whare ā-rohe, tō mātou ahunga rautaki, ngā whāinga matua, ngā anga, me ngā ritenga ahumoni wā roa hoki o te whakahaere.

## Te whakamahere pūtea wā roa

E arotahi ana mātou ki te hora i te toiora hapori, me te whāinga hua nui mō ngā moni ka pau i roto i ā mātou hōtaka mahi katoa, ināianei, ā ngā tau e tū mai nei hoki. E herea ana te whakahaere e tō mātou hātepe whakamahere pūtea ki te whakatūtika i ngā haumitanga ki te whakapiki i ō mātou whare tūmatanui e tawhito haere nei, me te āta whakamahere māriri i ā mātou pūtea whakahaere, me te tautiaki māriri i tō mātou ripanga kaute, me te whakakite i te toi o ngā mahi kounga.

E mahi tonu ana mātou me te kāwanatanga ki te whakaū tikanga e eke ai te whāngainga pūtea me ngā tautuhinga ahumoni ki ngā taumata ratonga kua whakaaetia, ka kapi hoki ngā ngohe katoa e hiahia ana hei whakatutuki i ō mātou herenga ā-ture. Ka mahi haere tonu mātou me te kāwanatanga ki te arotake i ngā tautuhinga kaupapahere, ahumoni whānui kē atu mō ngā whare tūmatanui, kia āhei ai mātou te whakatinana tonu i ngā putanga whare, whakawhanake tāone kounga-nui hoki ina panoni ngā āhuatanga o te māketē.



## Ā mātou inenga

Ō mātou inenga pūmanawa whakahaere	Ā Mātou Ūnga		
<b>7.1 Te tapeke aromatawai whakaroto puāwaitanga whakahaere rawa<sup>21</sup></b>	<b>Paerewa</b> 72	<b>Te Ahunga</b> ↑	<b>Ūnga 2025/26</b> >81
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Mā tēnei aromatawai puāwaitanga whakaroto ka āhei a Kāinga Ora ki te pupuru i tōna Whakatauranga Whakapono Kaihaumi A (ICR) i raro i te pūnaha e whakamahia nei e Te Tai Ōhanga hei ine i ngā pūmanawa whakahaere rawa.			
<b>7.2 Te tapeke aromatawai whakaroto puāwaitanga whakawhanake whenua, huinga whare hoki<sup>22</sup></b>	<b>Paerewa</b> 2.19	<b>Te Ahunga</b> ↑	<b>Ūnga 2025/26</b> 3.36
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Ko tā tēnei inenga he aromatawai i ā mātou mahi ki te hiki i tō mātou puāwaitanga whakahaere haumitanga mā tētahi aromātainga whakawaho o tō mātou hōtaka huinga whakahaere, me ā mātou hātepe whakahaere kaupapa, tikanga mahi hoki.			
<b>7.3 Te ōrau o ngā kaimahi o roto kua oti i a rātou ētahi hōtaka mātauranga Māori</b>	<b>Paerewa</b> 12%	<b>Te Ahunga</b> ↑	
<b>He aha i hira ai tēnei āhua ki a mātou:</b> Mā tēnei inenga hou mō te Tauāki Whakamaunga Atu he whakatakoto ara aroturuki i tā mātou haumitanga ki te waihangatanga pūmanawa Māori puta noa i te whakahaere. Hei tautoko te Hōtaka Mātauranga Māori i ngā pūmanawa ahurea o te reo me ōna tikanga i roto i Kāinga Ora.			Ka whakaotingia ēnei inenga o te Tauāki Whakamaunga Atu kia whakaputaina hei te Hakihea 2023.
<b>7.4 Ngā tana tukuwaro taurite ki te hauhā (tCO<sub>2</sub>e) i takea mai i ngā mahi rangatōpū – te tapeke</b>	<b>Paerewa</b> 3,040	<b>Te Ahunga</b> ↓	
<b>He aha i hira ai tēnei āhua ki a mātou:</b> He mea taketake tēnei inenga Tauāki Whakamaunga Atu hou kia mārama mātou ki ā mātou mahi whakaroto ki te whakaheke i ngā tukuwaro.			

21. E rima ngā kāwai pūmanawa i roto i ā mātou aromatawai whakaroto: āhua mārama (tapeke 1–20), taketake (21–40), kahiwi (41–60), tauwaenga (61–80) me matatau (81–100).

22. Ka whakamhia e tēnei aromatawai te tauira AXELOS P3M3<sup>®</sup> hei aromatawai i te taumata puāwaitanga whakahaere kaupapa o te whakahaere mō Kāinga Ora. Ka rere te inenga tapeke mai i te 1 ki te 5, ā, ka hāngai te ūnga o Kāinga Ora (3.6) ki te tahi me te matatini o tō mātou whakahaere. Kei te haumi mātou ki ētahi whakapikinga ake mō tēnei tapeke, mā te whakatinana i te whakahaere huinga me ngā painga, mā te whakamahi i tētahi taputapu whakamahere anga ā-tau (SPM), mā te whakamahi ara whakawhāiti hei whakaōrite i ngā mahi, me te whakahaere kia tōtika, whakahaere mōrearea hoki.

## Tāpiritanga 1: Ngā tautuhitanga kaupapahere o Kāinga Ora







Ngā kaupapa here	Te pūtake
<b>Ko tā ngā ture mō Kāinga Ora – Homes and Communities</b> he tātaki i ō mātou whāinga, ō mātou kawenga me ō mātou mātāpono whakahaere. Ko tā tēnei ture he here i a mātou kia āwhina i te whakatū hāpori toitū, hāpori hao i te katoa, taurikura hoki e hua ake ai he whiringa whare kounga nui, āhua ngāwari te utu mā te tangata e:	<b>Kāinga Ora–Homes and Communities Act 2019</b>
<ul style="list-style-type: none"> <li>tutuki ai ngā hiahia matahuhua</li> <li>tautokona ai te wātea mai o ngā mahi, ngā rawa whai take ki te tangata me ngā ratonga</li> <li>whakapūmau, whakapiki rānei i te toiora ōhanga, toiorā pāpori, taiao, ahurea torowhānui mō ngā whakatupuranga o nāianei me ērā kei te ara ake.</li> </ul>	
<b>Ko tā Te Tauāki mō ngā Kaupapa Here o te Kāwanatanga mō te Horanga Whare me te Whakawhanake Tāone (GPS-HUD)</b> he whakatakoto i te matakite a te kāwanatanga mō tāna e hiahia nei ki te whakatutuki mō te horanga whare me te whakawhanake tāone mō ngā ngahuru tau kei mua. Me mātua whakatinana a Kāinga Ora i te GPS-HUD, ā, he kawenga mātāmua tāna ki te whakatinana i tōna otinga, kei roto nei ētahi tūmanako whāiti 30 mō tō mātou whakahaere – inā e rārangi mai nei i Tāpiritanga 2.	<b>GPS-HUD, Mahuru 2021</b>
<b>MAIHI Ka Ora – National Māori Housing Strategy 2021–2051</b> he whakatakoto i te ara ka whāia e te Kāwanatanga ki ngā rarunga horanga whare mō ngāi Māori. Ko tā tēnei rautaki he whakanoho mai ētahi mahi whakatika i aua raru, me te whakarite tohu rārangi wā kia mōhiotia kei te kawea ngā mahi e tika ana hei whakapai ake i ngā putanga me te toiora mō ngā whānau. Ko tā te mahere whakatinana o MAIHI Ka Ora he whakatakoto ka pēhea te whakatutuki a te Kāwanatanga i ngā tūmanako putanga Māori e tākina nei i roto i te GPS-HUD.	<b>MAIHI Ka Ora, 2021</b>
<b>Ko tā te Reta Kawatau Mau Tonu mō ngā Hinonga ā-Ture a Te Karauna me te Reta Kawatau ā-tau a Te Minita Take Whare</b> , he whakatakoto i te ahunga a te Kāwanatanga mō Kāinga Ora. Ko ētahi o aua wāhanga arotahi matua ko te:	<b>Te Reta Kawatau, Te Minita Take Whare, Poutūterangi 2022</b>
<ul style="list-style-type: none"> <li>urupare ki te GPS-HUD me MAIHI Ka Ora</li> <li>whakatutuki i ngā hiahia o ngā kiritaki me ngā hāpori i roto i tō mātou tūranga hei kaihora whare tūmananui</li> <li>whakatinana i ā mātou whakaūnga whare tūmananui, whare tautoko hoki mā te</li> <li>whakawātea i te whakawhanaketanga mā te kōtuitanga</li> <li>kawe whakamua i tō mātou kōtuitanga ki te iwi Māori, te tautiaki i ngā pānga o ngāi Māori</li> <li>te āta whakaruruhau, tiaki hoki, te pūataata pai ake, me te kawenga takohanga kia pai ake ai te arotake a te ao tūmananui.</li> </ul>	<b>Te Minita mō ngā Pūtea, te Minita mō Te Komihana o Ngā Tari Kāwanatanga, Te Reta Kawatau Mau Tonu mō ngā Hinonga ā-Ture a Te Karauna, Whiringa-ā-rangi 2019</b>

## Tāpiritanga 2: Ngā tūmanako o GPS-HUD mō Kāinga Ora

### Kī

- ✓ Whakahāngaitanga mātāmua
- ✓ Whakahāngaitanga mātāmuri

#### NGĀ TŪMANAKO O GPS-HUD MŌ KĀINGA ORA

		NGĀ PUTANGA A KĀINGA ORA					
		Ngā wawata o ngāi Māori	He hapori taurikura	Te wātea mai o ngā whare ki te tangata	Te toiora taiao	Te toiora kiritaki	Te whakaumu pūnaha
							
NGĀ PUTANGA A GPS-HUD He hapori taurikura, pakari hoki	1		✓	✓			✓
	2	✓	✓	✓	✓	✓	✓
	3		✓	✓		✓	
	4		✓	✓	✓		
	5		✓		✓	✓	
	6		✓		✓		
	7		✓		✓		



KĪ

- ✓ Whakahāngaitanga mātāmua
- ✓ Whakahāngaitanga mātāmuri

NGĀ PUTANGA A KĀINGA ORA					
Ngā wawata o ngāi Māori	He hapori taurikura	Te wātea mai o ngā whare ki te tangata	Te toiora taiao	Te toiora kiritaki	Te whakaumu pūnaha

NGĀ TŪMANAKO O GPS-HUD MŌ KĀINGA ORA

Te toiora mā te horanga whare	Te horanga whare ki te Māori mā te mahi kōtuiti	NGĀ PUTANGA A KĀINGA ORA					
		Ngā wawata o ngāi Māori	He hapori taurikura	Te wātea mai o ngā whare ki te tangata	Te toiora taiao	Te toiora kiritaki	Te whakaumu pūnaha
8 Me mahi tahi me HUD ki te hora, ki te whakahohoro hoki i ngā mahere waihanga whare tūmatanui, whare tautoko a te Kāwanatanga, kia hāngai hoki ki ngā whakatau whāngainga pūtea a te Tahua, me te whai kia ū ki te ara anga-ki-te-takiwā hei tārei rongoā mō ngā rohe me te arotahi ki ngā hanganga hou hei āwhina i te whāngainga whare a te kāwanatanga.				✓		✓	
9 Me hora whare whakawhiti hei tautoko i te Mahere Ārai Kore Whare o Aotearoa.				✓		✓	
10 Me tautoko i te tūmanako a te Kāwanatanga ki te whakaheke i te rawakore o te tamariki mā te whakapūmau rīhitanga whare me te ārai, te whakaheke hoki i te kore whare.			✓	✓		✓	
11 Me whai i te ara oranga katoa mō te whakahaere huinga whare mā te āta whakahaere i ngā rawa whare, mā te whakarite rautaki pakari hoki me ngā whāinga mō te whakahaere i te mahinga rawa, me te whakapūmau i te āheinga o te noho i roto me te toiora o ngā kiritaki me te hapori.			✓	✓	✓	✓	
12 Me hanga i tētahi ōrautanga nui kē atu o ngā whare i runga anō i ngā mātāpono Hoahoa ā-Ao, e tutuki ai ngā hiahia o tēnā momo iwi, o tēnā momo iwi.				✓		✓	
13 Me whai i te ekenga o ngā putanga ōrite mā te whakaae me te urupare ki ngā pēhanga me te rawakore whare rerekē o te iwi Māori me te iwi Pasifika, me ētahi atu rōpū o te taupori nui.		✓	✓	✓		✓	
14 Me tuku āwhina ki te hokonga whare mā te whakahaere hua hoko whare kia whai hua, kia kakama hoki, me tino kaha anō te tautoko i te HUD mō te whakapiki i ngā tautuhitanga hua, hāpainga hua anō hoki.				✓			✓
15 Me whakahāngai ngā raupapa mātāmua e pā ana ki a ngāi Māori ki te tautoko i ngā mahi a te Kāwanatanga ki te whakakapi i ngā āputa i te pūnaha whare.		✓		✓			
16 Me mahi tahi ki ngā iwi me ngāi Māori ki te waihanga, ki te tautoko i ngā kōtuitanga motuhenga, whai tikanga, pūmau tonu e puta ai he whāinga wāhi kia noho te iwi Māori hei kaiarataki, hei kaituku, hei kaiāwhina hoki i ngā rongoā horanga whare me ngā kaupapa whakawhanake tāone anō hoki. Hei tauira, ko te kōtuiti ki a ngāi Māori hei whakapiki i te horanga whare me ngā whakawhanake tāone ina wātea, i runga i ngā whenua Māori.		✓	✓	✓			
17 I roto i ngā mahi whakawhanake, whakahou hoki i te rautaki Māori o Kāinga Ora a Kāinga Ora, me whai kia hāngai ki te ahunga o roto o te MAIHI Ka Ora - Government National Māori Housing Strategy, me MAIHI Framework for Action.		✓					
18 Me whakawātea whāinga wāhi ki ngā iwi me te ao Māori mā te homai māramatanga, kitenga, mōhiotanga hoki hei āwhina i te āheinga waihanga.		✓					✓
19 Ina āwhina, ina tuku hoki i ngā putanga Māori, me whakawhanake inenga, tohu huarahi ā-kiko hoki hei aroturuki hoki i aua putanga mō ngā tau kei mua i te aroaro.		✓					







NGĀ PUTANGA O GPS-HUD

TĀPIRITANGA 1: NGĀ TAUTUHITANGA KAUPAPAHERE O KĀINGA ORA

Kī

- ✓ Whakahāngaitanga mātāmua
- ✓ Whakahāngaitanga mātāmuri

NGĀ PUTANGA A KĀINGA ORA

Ngā wawata o ngāi Māori	He hapori taurikura	Te wātea mai o ngā whare ki te tangata	Te toiora taiao	Te toiora kiritaki	Te whakaumu pūnaha
					

NGĀ TŪMANAKO O GPS-HUD MŌ KĀINGA ORA

NGĀ PUTANGA O GPS-HUD

He pūnaha urutau, urupare hoki	20	Ka haere tonu te āwhina i ngā kōkiri a te Kāwanatanga, (me te whakahāngai i ngā mahi ki ngā rohe whakawhanake tāone rauapapa mātāmua), ngā whakahoutanga whakahaere rawa, te panonitanga āhuarangi me ētahi atu panonitanga pūnaha. Hei tauira, i raro i ngā Kōtuitanga Urban Growth me whai wāhi ki: te arotakenga me te whakawhanaketanga o ngā mahere mokowā, ngā pūkenga me ngā rawa whakamahere mokowā; ngā raraunga me ngā māramatanga; me te tautoko i ngā tuituinga hapori, te toronga whakaaro ki te hunga whai pānga hoki.		✓	✓	✓	✓
	21	Me āwhina i te whakaumutanga o te rāngai waihanga, hangahanga hoki mā te āwhina i te whakapikinga whāinga hua, mahinga hoki, mā te noho hei tauira mō tēnei mea te kaiwhakawhanake, me te whai tikanga e tautokona ai te whakapakaritanga pūmanawa puta noa i te rāngai hangahanga, i runga tonu i ngā ritenga o te Construction Sector Accord.			✓		✓
	22	Me pāhekoheko ki ētahi atu kia pai ake te noho mārama, te whakatairanga me te whakangāwari i ngā rongoā waihanga e hohoro kē atu ai, e rahi kē atu ai te hanga whare, e ngāwari kē atu ai te utu, pēnei i ngā whakanao ki papa kē, me te whakamahi anō urutau.			✓		✓
	23	Me āwhina te whāinga horanga whare whānui kē atu a te Kāwanatanga ki te whakapiki i te horanga whare me te ngāwari o te utu mā te whakawhanaketanga tāone e whakapikia ai te whāngainga o ngā whenua kua oti kē te whakarite hei whakatū whare, me te hohoro, te korahi, te mātoru me te ngāwari o te uru o te puna whare hou.			✓		✓
	24	Me whakamahi ngā rawa whenua kia whai hua, hei urupare ki ngā hiahia o nāiane, o āpōpō hoki mō te horanga whare, tae atu ki te hoko me te whakawhanake whenua, kia hāngai hoki ki ngā mahere mokowā pupuru tahi, mehemea he mahere pērā. I a mātou e mahi pērā ana, me whakarahi i te hua mō te moni, me āta whakahaere hoki i ngā mōrearea ki te Karauna. Me kaupare te tikanga o te pupuru whenua mō ngā take arumoni anake.			✓		✓
	25	Me whakangāwari, me tauawhiawhi hoki ngā hoa kōtui rāngai tūmataiti, ērā hoki kei waho o te kāwanatanga. Ko tētahi wāhi o tēnei he arataki i roto i ngā wāhanga whai uauatanga whakawhanaketanga hira, te whakangāwari whakawhanaketanga mā ōna mana hoko whenua, whakawhanake hoki me te āwhina i te hanganga pūmanawa, raukaha hoki puta noa i te pūnaha katoa.			✓		✓
	26	Me whakapūmau i tētahi kaupapa tūturu e hua haere ai he kaupapa whakawhanake tāone, kia noho toitū tonu ngā rāngai tūāhanga, whakawhanake, hangahanga hoki.			✓		✓







TĀPIRITANGA 1: NGĀ TAUTUHIITANGA KAUPAPAHERE O KĀINGA ORA



Kī

- ✓ Whakahāngaitanga mātāmua
- ✓ Whakahāngaitanga mātāmuri

NGĀ PUTANGA A KĀINGA ORA

Ngā wawata o ngāi Māori	He hapori taurikura	Te wātea mai o ngā whare ki te tangata	Te toiora taiao	Te toiora kiritaki	Te whakaumu pūnaha
					

NGĀ TŪMANAKO O GPS-HUD MŌ KĀINGA ORA

NGĀ PUTANGA O GPS-HUD

Ngā tīkanga mahi	27 Me mahi whakatau haumitanga e hāngai ana ki te ahunga rautaki o te Kāwanatanga me ōna raupapatanga mātāmua mō te horanga whare me te whakawhanaketanga tāone mā te: a. Pāhekoheko puta noa i te kāwanatanga, ki ngā kaipupuru pānga o waho me ngā iwi/ngāi Māori ki te whakamōhio, ki te whakawhanake, ki te tautoko whakatau haumitanga, te kimi whakaaro hoki ki ngā Minita, ki HUD me Te Tai Ōhanga i ngā wāhi e tika ana; b. Me whakapiki i te hua mō te moni ka pau, ina whakaarotia te tirohanga ki te Kāwanatanga katoa, tae atu ki te āta aroturuki māriri i ngā utu hangahanga, me te tūhura i tōna matahuhuatanga o ngā whiringa whāngai moni, ahumoni hoki mō ngā take kakamatanga, putanga hua toiora whānui kē atu hoki (hei tauira, mehemea ka taea e tētahi pikinga utu āhua iti te whakapiki i ngā putanga hua toiora i roto i te wā); c. Te whiriwhiri i te huhua o ngā whiringa mō te haumitanga i runga anō i ngā tohutohu hāngai a te Rūnanga Matua a te Kāwanatanga, me te aromatawai i ngā pānga toiora o ēnei whiringa e hāngai ana ki te Anga Taumata Noho Tika a Te Tai Ōhanga.	✓	✓	✓	✓	✓	✓
	28 Ka mahi tahi me HUD, me Te Tai Ōhanga kia te aromatawai i ngā whakaritenga whāinga moni, ahumoni hoki a Kāinga Ora kia whakapūmautia te tukunga o ngā raupapa mātāmua mō te horanga whare me te mahi tāone a te Kāwanatanga.	✓	✓	✓	✓	✓	✓
	29 Me tautiaki te whakamahere anga ki te anamata mā te whiriwhiri māriri i ngā raupapa mātāmua hou a te Kāwanatanga, me mahi tahi hoki ki HUD, ki Te Tai Ōhanga me ngā mana hāngai i ngā rohe mō ngā ahunga kaupapa here whai pānga, hei tauira, te mahi tahi me HUD mō ngā whiringa hei whakapiki i te whāngainga whare āhua ngāwari te utu, tae tonu atu ki ērā kāinga noho pāpaku te whiwhinga pūtea, āhua iti hoki te whiwhinga pūtea mō rātou.	✓	✓	✓	✓	✓	✓
	30 Me takatū mā te whakanoho mai i ngā anga, i ngā utauta me ngā ara hei whakatinana i te GPS, mā ngā tuhinga rarutaki hoki o te hinonga, me urupare ki ngā kupu tohutohu i roto i te GPS, me te tuku pūrongo ia tau i te taha o ngā tūmanako o GPS.	✓	✓	✓	✓	✓	✓

TĀPIRITANGA 1: NGĀ TAUTUHIITANGA KAUPAPAHERE O KĀINGA ORA



