



# WEEKLY REPORT

Kāinga Ora – Homes and Communities

For period ending 16 June 2023

# 22

proactive release

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## 1. Updates

### New homes for Mosgiel

Kāinga Ora is boosting the supply of public housing in Otago by redeveloping some of its properties across Mosgiel and purchasing new homes from local developers.

The redevelopment of five sites across Mosgiel, will see nine existing Kāinga Ora properties, nearing the end of their economic life, replaced with 20 new, warm and dry homes for whānau in need. Eight of the homes will be built to full universal design standards, which means they are more accessible and are, or can be made to be, fit for purpose for customers with mobility issues.

Demolition of the existing homes and site preparations are expected to commence on some of the sites over the coming months with completion of the redevelopments scheduled for throughout 2024.

Kāinga Ora has also signed agreements with three local developers to purchase an additional 12 new homes in Mosgiel, all due for completion before the end of the year.

Given the scale of development in a small area, we have engaged with the local community early on in the process and have begun to inform neighbours and other key stakeholders of our intentions to redevelop the sites and purchase additional homes. We are also exploring opportunities to redevelop a number of our other properties in the same neighbourhoods and will be engaging further with the community as they are confirmed.



Paul Commons  
DCE Te Waipounamu – South Island

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Caroline McDowall  
GM Commercial

### **Auckland Council Identification of Kāinga Ora Flood Affected or Floor Prone Properties**

Kāinga Ora has received a first cut of information from Auckland Council for properties identified as having been affected by weather events earlier this year, or which could be affected by flooding in the future. This data is as a result of initial risk assessment work, and engagement with Kāinga Ora will provide more clarity to Council if properties are to be determined as Category 2 and 3 in particular. While there were some gaps and duplications in this initial issue of data, and which needs to be reconciled with the Council, at this stage Kāinga Ora properties number in the low 300s and the key suburbs affected are Mangere, Mount Roskill, and Henderson/Massey.

Caroline Butterworth  
DCE- Tāmaki Tai Tokerau - Auckland/Northland

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## 2. Summary of papers sent

Paper	Purpose
<b>Ad Hoc</b> Visit to Quaifes Road, Christchurch AH 23 052	This paper provides you with information ahead of your visit on 16 June 2023
<b>Ad Hoc</b> Visit to Lower Hutt AH 23 039	This paper provides you with information ahead of your visit on 22 June 2023
<b>Briefing</b> KiwiBuild Approval to Vary the Underwrite with TLC Northcote Drive Development Limited BN 23 029	This paper seeks approval to vary the Relationship and Option Agreement (R&OA) with TLC Northcote Developments Limited who are in the process of completing an apartment development as part of the Northcote Development under Kāinga Ora's LSP. This development is the first volumetric modular project in the LSP and has gained interest from the wider community.

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4. Upcoming advice to be delivered in the next month

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## 5. Kāinga Ora OIA requests

Reference number	Requestor	Topic	Date due to Minister's Office	Date due to requestor
OI 23 147	Member of the public	Blockhouse Bay Request for correspondence relating to Bolton Street and Marlow Road, Blockhouse Bay	n/a	26/06/2023 extended
OI 23 164	University of Waikato	<i>Operations</i> Information about submissions on housing intensification plan changes	n/a	22/06/2023 extended
OI 23 173	Member of the public	<i>Various</i> Request for photos of Bayswater property and inspection and maintenance Information	n/a	23/06/2023
OI 23 174	Member of the public	<i>Various</i> Request for a copy of the pet policy and statistics around pet ownership	n/a	26/06/2023
OI 23 175	Member of the public	<i>Developments</i> Information about the Guys Road development	n/a	21/06/2023 extended
OI 23 177	Member of the public	<i>Engagement</i> Information about community engagement on Hibiscus Coast and Bay consultation	n/a	23/06/2023
OI 23 182	Member of the public	<i>Statistics</i> Information on numbers of complaints received per development	n/a	27/06/2023
OI 23 184	Member of the public	<i>Maintenance</i> Information about inspections for a Bayswater property	n/a	23/06/2023 extended
OI 23 191	Member of the public	<i>Maintenance</i> Maintenance and development information about a Hamilton property	n/a	23/06/2023 extended
OI 23 205	Member of the public	<i>Development</i> Request for a list of properties in Hamilton and future development plans	n/a	03/07/2023 extended
OI 23 211	Member of the public	<i>Development</i> Request for information about a Auckland development	n/a	30/06/2023 extended

OI 23 218	Member of the public	<i>Correspondence</i> Request for all correspondence between Gemscott and Kāinga Ora	n/a	28/07/2023 extended
OI 23 221	Member of the public	<i>Document</i> Request for pre-letting condition report	n/a	19/06/2023
OI 23 224	Member of the public	<i>Information</i> Request for clarification of pets policy	n/a	20/06/2023
OI 23 225	Andrew Loughran Journalist	<i>Development</i> Request for information regarding the New Windsor development	n/a	20/06/2023
OI 23 227	Member of the public	<i>Development</i> Request for information about development projects between Gemscott and Kāinga Ora	n/a	21/06/2023
OI 23 228	Member of the public	<i>Document</i> Request for Consentium Quality Assurance Manual	n/a	20/06/2023
OI 23 230	Member of the public	<i>Information</i> Request for list of Kāinga Ora build partners	n/a	21/06/2023
OI 23 231	Member of the public	<i>Information and Documents</i> Request for information and correspondence about a development in Hamilton.	n/a	20/06/2023
OI 23 233	Member of the public	<i>Document</i> Request information and correspondence with a painting company	n/a	22/06/2023
OI 23 234	Chris Bishop	<i>Document</i> Request for the last four quarterly customer satisfaction surveys	n/a	22/06/2023
OI 23 236	Member of the public	<i>Information</i> Request for information about properties in Christchurch and Kāpiti regions	n/a	23/06/2023
OI 23 237	Charlotte Cook RNZ	<i>Document</i> Request for culture and wellbeing surveys and resulting correspondence from 2021 to 2023	n/a	23/06/2023
OI 23 238	Parliamentary Library	<i>Document</i> Request for average cost per square metre of Kāinga Ora homes	n/a	23/06/2023

OI 23 240	Member of the public	<i>Information</i> Request for information around home leases	n/a	22/06/2023
OI 23 241	Member of the public	<i>Document</i> Request for a list of Whanganui property and title information	n/a	19/06/2023
OI 23 242	Andrew Ashton Gisborne Herald	<i>Information</i> Request for financial information around the Gisborne building and land buying programme	n/a	22/06/2023
OI 23 243	Member of the public LiveWellington	<i>Document</i> Request for information about Wellington District Plan consultation and hearings	n/a	27/06/2023
OI 23 244	Charlotte Cook RNZ	<i>Information</i> Request for information about Kāinga Ora staff turnover and wellbeing	n/a	27/06/2023
OI 23 245	Member of the public	<i>Document</i> Request for process on updating the Kāinga Ora Developments and Programmes website page	n/a	27/06/2023
OI 23 247	Member of the public	<i>Privacy</i> Request for information on third party disclosures	n/a	29/06/2023
OI 23 248	Member of the public	<i>Development</i> Request for engineering report on Tauranga property	n/a	30/06/2023
OI 23 249	Member of the public	<i>Document</i> Request for earthquake compliance on all Kāinga Ora owned and operated buildings	n/a	30/06/2023
OI 23 251	Member of the public	<i>Development</i> Request for information on the properties in the former Christchurch Women's Hospital site	n/a	29/06/2023
OI 23 252	BC	<i>Developments</i> Request for information for various developments	n/a	03/07/2023
OI 23 253	Member of the public	<i>Development</i> Request for information on an Auckland property	n/a	03/07/2023
OI 23 254	Member of the public	<i>Information</i> Request for OIA process information	n/a	03/07/2023
OI 23 255	Member of the public	<i>Information</i> Request for information on an Auckland property	n/a	04/07/2023

OI 23 256	Member of the public	<i>Statistics</i> Request for Queenstown Lakes District First Home Grants statistics since 2017	n/a	04/07/2023
OI 23 257	Member of the public	<i>Development</i> Request for information on a Palmerston North development	n/a	04/07/2023
OI 23 258	Member of the public	<i>Development</i> Request for information on an Avondale development	n/a	05/07/2023
OI 23 259	Member of the public	<i>Information</i> Request for the process of acquiring new builds from developers	n/a	05/07/2023
OI 23 260	Member of the public	<i>Development</i> Request for information on a Taupo property	n/a	05/07/2023
OI 23 261	Member of the public	<i>Statistics</i> Request for information regarding duration of tenancies by Territorial Local Authorities	n/a	06/07/2023
OI 23 262	Member of the public	<i>Development</i> Request for information on a Ohakune development	n/a	06/07/2023
OI 23 263	Member of the public	<i>Information</i> Request for information on tenant home ownership	n/a	28/06/2023
OI 23 264	Chris Bishop	<i>Information</i> Request for information around visits to developments	n/a	07/07/2023
OI 23 265	Member of the public	<i>Staffing issues</i> Request for staff capability frameworks for tenancy and wellbeing management	n/a	07/07/2023
OI 23 266	Member of the public	<i>Development</i> Request for information on an Auckland redevelopment	n/a	10/07/2023
OI 23 267	Member of the public	<i>Development</i> Request for information on an Auckland development	n/a	07/07/2023
OI 23 268	Member of the public	<i>Statistics</i> Request for information about tenant rental payments in Hutt Valley	n/a	10/07/2023
OI 23 269	Taxpayers Union	<i>Statistics</i> Request for information about fruit trees	n/a	11/07/2023



OI 23 270	Member of the public	<i>Development</i> <i>Request for information on a Wellington development</i>	n/a	11/07/2023
OI 23 271	§ 9(2)(a)	<i>Information</i> <i>Request for information on a Tauranga development</i>	n/a	10/07/2023
OI 23 272	Member of the public	<i>Maintenance</i> <i>Request for information regarding maintenance work processes</i>	n/a	10/07/2023
OI 23 273	Member of the public	<i>Information</i> <i>Request for the source of information contained in a previous response</i>	n/a	06/07/2023
OI 23 274	Member of the public	<i>Information</i> <i>Request for information on a Hastings property</i>	n/a	12/0 /2023
OI 23 275	Member of the public	<i>Information</i> <i>Request for information on a Wellington property</i>	n/a	12/07/2023

## 6. Ministerial OIA requests

Reference number	Requestor	Topic	Date due to Minister's Office	Date due to requestor

## 7. Impacts of weather events

- There are **682** properties across the Auckland region affected.
- **676** inspections have been completed (100 percent), with six not applicable due to pending redevelopment plans
- Linked to the **682** impacted properties, **314** customers will be required to either move or receive an offer to move.
  - To date, **168** customers have started new tenancies

### Central region

- 359 homes in the region have been assessed as having damage from the cyclone with the majority – 341 – considered minor damage.
- We are aware of:
  - Wairoa
    - two white placards
    - one yellow placard
  - Hawke's Bay
    - seven white placards
- We have made 4,053 outbound welfare calls, and referred 312 customer to other agencies for support.
- There were 28 customers that were evacuated but none required permanent rehousing.

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