



WEEKLY REPORT

Kāinga Ora – Homes and Communities

For period ending 17 February 2023

05

proactive release

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1. Updates

Update on flooding from Te Puku Ikaroa - Central

We have made contact with most of our regional team who are safe and accounted for. We are yet to hear from some in places like Wairoa.

Members of our team have joined in the emergency response effort, operating out of EOC's in Tairāwhiti and Napier.

Kāinga Ora has stood up a team to plan for and support the recovery effort in ENI once communications and access has been improved. As we are still in an emergency response phase we are taking direction from local EOC's about what is required.

Daniel Soughton
DCE Te Puku Ikaroa - Central

Construction and Innovation Business Group – Update on Auckland and Northland Flood Event.

The Construction and Innovation business group currently have 257 active redevelopment construction sites in the Auckland and Northland region.

We continue to assess the impact, damage and potential delays to housing delivery targets. Our current estimate is that noteworthy damage/loss is limited to less than 10 percent of all our public housing construction sites.

No serious loss or damage to underground infrastructure has been identified to date following water draining. Insurance teams have commenced assessments on noteworthy sites with claims pending.

We have identified three main categories of potential delays to our programme:

- Direct flooding impact on our construction sites which will take time to clear up, drain and properly assess damage.
- Knock-on effects on our build partners, as well as councils impacted by diversion of building consent inspection resources to flood damage assessment.
- There are some risks of delay caused by the temporary rehousing of flood-displaced customers into existing housing awaiting demolition, and new housing awaiting CCC.

Mitigations to counter delivery delays include assessment of which projects can be transferred to our Building Consenting Authority (Consentium) to mitigate council inspection delays, and collaboration with our build partners on critical path delivery for FY24 projects.

We are still assessing damage to all sites but can report on specific sites where notable damage has been identified.

FY23 developments with Notable impact as follows:

39-41 Parrish Road, Sandringham, nine homes with a current delivery date of 30 June 2023. Majority of site was submerged with shallow ponding. Water has now drained. Risk of delay to placing modules on site.

24 -26 Parrish Road, Sandringham, eight homes with a current delivery date of 30 June 2023. Site ponded over infrastructure. Contact made with insurance company for assessment and to be reviewed by an engineer to contract once submitted.

Bader 16-18 Ventura 3A-I HLC, Mangere, 19 homes with a current delivery date of 30 June 2023. Minor water damage requiring additional labour and dehumidifiers required to clean site and dry building. Contact has been made with insurance company for assessment. Works continue on upper levels.

139 Greys Avenue, CBD, 276 homes with current delivery date of 31 May 2023. Basement and lift pits flooded. Contractor drained areas and drying out. No water ingress to apartments however joinery and switch gear in storage on site was rain damaged. Insurance claim lodged and contractor preparing critical path update.

FY24 development with potential delivery impact as follows:

Highbury Triangle, Avondale, 236 homes with a current delivery date of 31 May 2024. Minor ponding basements/site and potential delivery delay due to delayed concrete pour.

Patrick Dougherty
GM Construction and Innovation

Consentium response to cyclone Gabrielle

Consentium staff provided support to Auckland Council immediately after the floods commenced by conducting Rapid Building Assessments as part of the emergency response.

A team of inspectors have been ring-fenced as contingency should Auckland Council or another Territorial Authority need further assistance in response to cyclone Gabrielle.

Consentium building inspectors are making contact with all build partners and tracking cancelled inspections. Any significant site damage is being flagged through to the Construction and Market Delivery groups to maintain momentum as much as possible.

Nick Maling
GM National Services

Working with our flood affected Tāmaki Makaurau customers and communities

Our customer facing and community and engagement partnership teams have been hard at work amongst our customers and their communities over the last fortnight since the Auckland flooding events of the 27 January 2023

This has included working alongside our Auckland Emergency Management colleagues, staffing the Civil Defence Centres to answer any Kāinga Ora related questions and direct people to welfare assistance, undertaking welfare phone calls to our customers, and of course visiting our affected and vulnerable customers to check on their situation.

On Thursday, 9 February, Annie Takie and Neenu Parmar volunteered at the Wesley Community Centre helping Life Church pack and distribute food within their community. They said 'It was so rewarding to see the beautiful smiles on the people within the community – they really appreciated the kind gesture'.

s 9(2)(a)

In Mangere, when schools were unable to open in Tāmaki Makaurau, meals for students prepared by GetFed (a supplier to the Ministry of Education Healthy School Lunch programme) didn't go to waste and were able to be redirected as part of the relief effort. This was thanks to community connections built by our Housing and Wellbeing Support teams.

s 9(2)(a)

From this week onwards, the Auckland Council Local Board meetings are re-commencing, and provide an opportunity for our Regional Directors to connect with the Local Boards and understand their concerns, needs and priorities for their impacted communities.

Caroline Butterworth
Deputy Chief Executive Tāmaki Tai Tokerau - Auckland/Northland

Fourteen homes in Nelson to be improved under retrofit programme

Kāinga Ora has this week begun significant upgrade and improvement work on 14 homes in the Blackwood Street complex in Nelson, as part of its retrofit programme.

Customers last week moved into alternative accommodation while the work, which is expected to be completed at the end of June this year, is underway.

The homes will be re-clad and new double glazed joinery, heat pumps and insulation installed to make them warmer and drier. The homes' layout will be altered to make the living and kitchen areas open plan, and the bathrooms larger.

Customers have been able to select their own front door, carpet and bathroom vinyl colours.

Kāinga Ora has appointed a local contractor, Scott Construction Limited, following an open tender process, to carry out the work.

The Blackwood Street homes were transferred from Nelson City Council to Kāinga Ora ownership in 2021, with the agreement that they were to undergo retrofit work to meet the Government's Healthy Homes standards. Kāinga Ora recently completed retrofit work on 18 homes in another former Nelson City Council-owned complex in Nayland Road.

Kāinga Ora will also carry out retrofit work on another 30 homes across two former Nelson City Council complexes by 2024.

Paul Commons
DCE Te Waipounamu

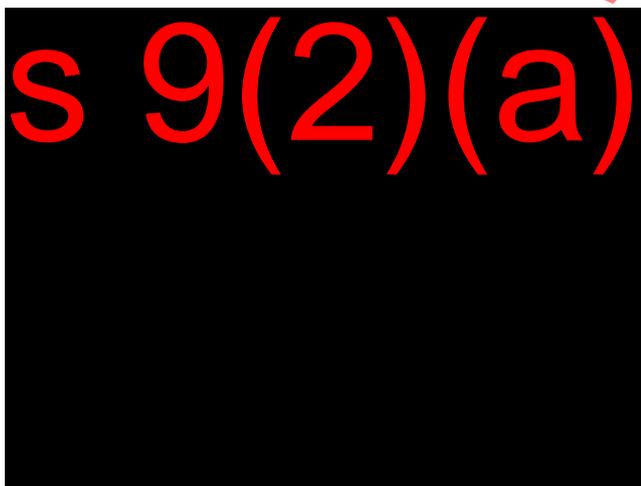
139 Greys Avenue iwi partnership

Kāinga Ora has been working collaboratively with Ngāti Whātua Ōrākei since the initial stages for the redevelopment at 139 Greys Ave. Ngāti Whātua Ōrākei gifted Kāinga Ora a narrative for the building which the design was developed around and five Ngāti Whātua Ōrākei designers worked within our design team while the building was being designed.

Our partnership with Ngāti Whātua Ōrākei continues to flourish with many of their contributions starting to come to life. Last month iwi representatives, including some of the artists whose work is now throughout the building, visited the Greys Avenue site to see how construction is progressing. Artist Katz Maihi said he was extremely proud and "blown away" to see his designs wrapping around the building façade.

Kāinga Ora included Ngāti Whātua Ōrākei as the nominated provider of plants in the Icon build contract and Ngāti Whātua Ōrākei have been growing and nurturing plants for our new development at their Pourewa nursery. This month, plant installation will begin on site and our iwi partners will be able to come and see how the fruits of their labour will enhance the landscape and gardens for our customers at Greys Avenue.

Patrick Dougherty
GM Construction and Innovation
Mark Fraser
GM Urban Development and Delivery



Provision of OIA statistics to Te Kawa Mataaho PSC

Kāinga Ora has provided Te Kawa Mataaho Public Service Commission (PSC) with statistics related to our management of Official Information Act requests (OIA) for the period 1 July to 31 December 2022.

The PSC publishes OIA statistics covering government agencies that are subject to the Act every six months (with reported results in brackets). The statistics cover:

- the number of requests completed by agencies in the six month reporting period (292)
- compliance with legislative timeframes (98.9%)
- the publication of OIA responses (15)

- OIA complaints referred by the Ombudsman to agencies (4), and those where a deficiency was identified (1)
- how many requests are extended (150), transferred (12) or refused in full (45)
- the average time to respond. (21.37 days)

In the last six months, Kāinga Ora responded to 292 OIAs, of which 98.9% were answered within legislative timeframes. This compares with 257 OIAs completed in the previous six months, for which 98.5% were answered within legislative timeframes.

The statistics for all agencies will be sent to chief executives the week of Monday, 27 February 2023. Chief executives are being asked to take an interest in their agency's data as this is important work for public accountability.

The statistics are due to be published on Wednesday, 15 March 2023.

We will be meeting with the Office of the Ombudsman next week and will be providing them with information on our processes, guidance and practices for managing OIAs, as part of the Ombudsman's review into the practices and processes agencies use to meet their overarching obligations under the Official Information Act 1982. Kāinga Ora is one of seven agencies selected as we are representative of a particular part of the public sector.

Rowan Macrae
General Manager, People, Governance and Capability

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2. Summary of papers sent

Paper	Purpose
BN 22 062 Ministerial consultation on Rotorua investment opportunity	The purpose of this briefing is to consult you on the proposed 336 Vaughan Road, Rotorua project
AH 23 004 Change of approach in contracting future work within the Porirua Development	This briefing informs you of a change in approach Kāinga Ora plans to make in delivering civils infrastructure to the Porirua Development
BN 23 009 Outcome of consultation about acquisition of Trust House properties	This briefing provides you with information about the Kāinga Ora – Homes and Communities decision not to purchase the Trust House Tararua District housing portfolio
AH 23 001 Meeting with s 9(2)(a) – proposal on Project New Brand	This paper provides you with supporting information for your meeting with s 9(2)(a) in February 2023.

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4. Upcoming advice to be delivered in the next month

s 9(2)(f)(iv) [Redacted]	[Redacted]	[Redacted]	[Redacted]
[Redacted]	[Redacted]	[Redacted]	[Redacted]
[Redacted]	[Redacted]	[Redacted]	[Redacted]
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s 9(2)(f)(iv)	[REDACTED]	[REDACTED]	[REDACTED]
■	[REDACTED]	[REDACTED]	[REDACTED]
■	[REDACTED]	[REDACTED]	[REDACTED]

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5. Kāinga Ora OIA requests

Reference number	Requestor	Topic	Date due to Minister's Office	Date due to requestor
OI 22 497	Member of the public	<i>Request for papers</i> Copies various documents incl of statistics, decision, policy, valuation relating to Winton (SDP, Porirua NGA, Tauriko, Land Programme, Ferncliffe, Alfriston)	24/03/2023	31/03/2023 (extended)
OI 22 530	Member of the public	<i>Documents</i> Request for copies of communications relating to IAF funding and Ferncliffe Farm	21/02/2023	28/02/2022 extended
OI 22 546	Olivia Shivas (Stuff)	<i>Accessible housing</i> Request for number of universal design homes built since 2022 and average wait time for accessible housing since June 2017	08/02/2023	16/02/2023 extended
OI 22 557	Member of the public	<i>Property information</i> Request for information following a fire at a Ranui, Auckland, property	n/a	10/03/2023 extended
OI 22 570	Member of the public	<i>Information</i> Request for maintenance of a Bayswater property	n/a	28/02/2023
OI 23 003	Member of the public	<i>Information</i> Request for information on overcrowding, fires and healthy homes standards	n/a	3/03/2023 extended
OI 23 005	Member of the public	<i>Information</i> Request for information relating to the contractual agreements and relationships with both the previous and current developer of the Ormiston Rise Development	n/a	13/03/2023 extended
OI 23 014	Regular requester (BCI)	<i>Developments</i> Request for information on various developments	n/a	27/02/2023 extended
OI 23 015	Member of the public	<i>Developments</i> Request for information on urban development in Auckland	n/a	13/03/2023
OI 23 016	Bonair Action Group	<i>Documents</i> Request for correspondence relating to purchase of Bonair Crescent, Silverdale	03/02/2023	13/03/2023

OI 23 017	Member of the public	<i>Documents</i> Request for records of any meetings relating to the purchase of the Bonair Crescent, Silverdale	03/02/2023	20/03/2023
OI 23 022	Member of the public	<i>Developments</i> Request for information on the development at Te Papapa, Auckland	n/a	20/02/2023
OI 23 036	June Tupou (Newshub)	<i>Property Information</i> Request for information on an Avondale property	n/a	25/02/2023
OI 23 037	Member of the public	<i>Property Information</i> Request for information on a Manukau property	n/a	21/02/2023
OI 23 039	Member of the public	<i>Acquisition</i> Request for information regarding the purchase of land in Raumati Road, Kāpiti	n/a	23/02/2023
OI 23 040	Member of the public	<i>Staff information</i> Request for a chart of the organisational structure	n/a	24/02/2023
OI 23 041	Sedgewick NZ Ltd (privacy component)	<i>Tenant information</i> Request for information regarding	n/a	24/02/2023
OI 23 042	Member of the public	<i>Property information</i> Request for rent information on a Nae-ae property	n/a	24/02/2023
OI 23 045	Member of the public	<i>Developments</i> Request for list of build partners and build programme	n/a	27/02/2023
OI 23 048	Aaron Kirkpatrick (Office of Simeon Brown MP)	<i>Documents</i> Request for a copy of all communications with Ka Awatea Services	22/02/2023	01/03/2023
OI 23 049	Alex Spence (NZME)	<i>Update</i> Request for information on response to flooding event	22/02/2023	01/03/2023
OI 23 051	Member of the public	<i>Tenancy information</i> Various questions about management of tenancies	n/a	10/03/2023 extended
OI 23 053	Member of the public	<i>Document</i> Request for Healthy Homes escalation policy	n/a	06/03/2023

OI 23 054	Member of the public	<i>Tenancy information</i> Request for statistical information for the Tautari Street development	n/a	10/03/2023
OI 23 055	Member of the public	<i>Development information</i> Request for notes from meeting on Baia Build Project Developments	n/a	06/03/2023
OI 23 056	Bonair Action Group	<i>Statistics</i> Request for clarification of waiting list numbers for the Hibiscus Coast	n/a	07/03/2023
OI 23 057	Member of the public	<i>Development information</i> Request for the plans of the new bridge in Kamo	n/a	07/03/2023
OI 23 060	Member of the public	<i>Tenancy information</i> Request for maintenance and security information for a property in Churton Crescent, Taita	n/a	10/03/2023
OI 23 061	Jeremy Wilkinson (NZME)	<i>Maintenance information</i> Request for amounts spent on improvements to homes within the Porirua Territorial Local Authority area	06/03/2023	13/03/2023
OI 23 062	Member of the public	<i>Statistics</i> Request for numbers of neurodiverse customers	n/a	13/03/2023
OI 23 063	Ben Strang (RNZ)	<i>Document</i> Request for information regarding housing developments at flood or other environmental risk	06/03/2023	13/03/2023
OI 23 065	Member of the public	<i>Development</i> Request for information on possible development in Examiner Street, Nelson	n/a	14/03/2023

6. Ministerial OIA requests

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