



WEEKLY REPORT

Kāinga Ora – Homes and Communities



For period ending 30 June 2023

24

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1. Updates



Kāinga Ora and Oranga Tamariki Memorandum of Understanding

A new Memorandum of Understanding (MoU) was signed by Kāinga Ora Chief Executive, Andrew McKenzie and Oranga Tamariki Chief Executive, Chappie Te Kani this month.

The MoU supports a strong partnership between our two organisations, recognising that living in warm, dry and safe homes is essential to the wellbeing of tamariki. It outlines how our organisations will become more strategically aligned, and how we can collaborate effectively on the Oranga Tamariki Action Plan. Importantly, the MOU helps us to realise one of our key priorities in the Kāinga Ora Supported Housing Strategic Plan, which is to invest and build on authentic and collaborative relationships with funder and service provider organisations. The plan, launched last year, outlines our role in the provision of publicly funded housing where the co-ordination of housing and other support services is essential to wellbeing.

Also outlined in the MOU is an undertaking to meet regularly, create shared work programmes as appropriate, and look for new initiatives that will mean we can deliver a better service. It includes a commitment to work together in respect of the Oranga Tamariki Homes Programme Agreement. The objective of the Programme is to provide Oranga Tamariki with access to a portfolio of properties that can be used to provide homes for tamariki and rangatahi in their care.

Nick Maling
GM National Services

New warm and dry homes almost completed in Greymouth

Six new single-storey two-bedroom homes are almost ready for customers to move in at s 9(2)(a) Greymouth.

This is the first major delivery of public homes in Greymouth in several years and we have an agreement with Project High Street Limited to purchase these homes after they are completed next month. Another six single-storey two-bedroom homes on the site are still under construction and will be completed in late August.

We are pleased to be able to provide modern, warm and dry homes for people in need in a part of Greymouth that is close to town, schools, shops and other services.

Some of our older customers in Greymouth will be moving into the new homes after they are completed in July, as they are more suitable for them than the homes in which they are currently living. People on the public housing register will be matched to some of the other homes.

We are planning to hold a blessing with local iwi before customers move in. On 6 July 2023, there will be an 'open-home' for neighbours and stakeholders to walk through the development. We are also planning to issue a media release, and to invite the Greymouth Star on a tour of the homes, after this event.

Paul Commons
DCE- Te Waipounamu - Southern

Kāinga Ora developments recognised at industry awards

Four Kāinga Ora developments were awarded at the 2023 Property Industry Awards. The awards not only recognise innovative design and construction, but also assess nominees on their economic and social contribution, sustainability and vision, as well as end user satisfaction.

Our development in Martin Avenue, Leone Terrace and Margaret Avenue in Mt Albert Auckland was awarded Excellence in the Community and Affordable Housing category. In this development we replaced ten state houses with 50 new homes, which includes modern apartments and four-bedroom townhouses. Among the facilities for our customers are a playground, a solar-powered community building and smart EV chargers.

In addition, we were recognised with merit in the Community and Affordable Housing category for the following developments:

- Brewer Street in Blenheim, where 14 two-bedroom homes have been built to full universal design standard.
- Kauri Street and Kauri Place in Hastings, where 40 new public homes have replaced 11 state houses. There is a mix of one to four-bedroom duplexes and standalone homes.
- Sudeley Street in Ōrākei, Auckland where 12 new public homes have replaced two state houses.

The awards are recognition for our in-house development teams and people in the wider organisation, as well as our consultants and build partners who designed and delivered these projects for us. These partners include Peddlethorp, Bracewell Construction, Arthouse Architects, CMT Group, Young+Richards+, Penny Homes and Mike Greer.

The Property Industry Awards are run by the Property Council New Zealand and have been running for over 25 years. They are designed to showcase examples of iconic projects in property development and investment across a broad range of sectors and design disciplines, recognising outstanding projects, developments and refurbishments.



Martin Avenue, Leone Terrace and Margaret Avenue, Mt Albert, Auckland

Patrick Dougherty
GM Construction and Innovation

Nelson South information sessions

Earlier this month, our Nelson, Marlborough and West Coast team hosted a series of information sessions for Nelson South residents to hear more about plans to build a range of new housing in the area over the coming years.

The team held a session for Kāinga Ora customers on Tuesday, 13 June 2023, followed by two sessions for the wider Nelson South community on Wednesday, 14 and Thursday, 15 June. There was significant community interest in what's planned for the area, with around 80 people attending over the three sessions.

Kāinga Ora is proposing to replace some of its existing homes – some of which are 70 to 80 years old – across a number of sites in Nelson South to help meet an urgent need for housing in the areas.

At this stage, Kāinga Ora plans to build at least 49 new homes in Nelson South – including the recently announced 29-unit apartment development at s 9(2)(a) [REDACTED] – but more homes are in the early planning and investigation stage.

As many of the plans for these new homes are still in the early stages, we will continue to keep in touch with residents as our plans progress.

s 9(2)(a)



Staff setting up for the Nelson South information sessions

Paul Commons
DCE- Te Waipounamu - Southern

Auckland LSP tour for Porirua City Council/Ngati Toa officials

Last week we hosted representatives from Porirua City Council and Ngati Toa on a tour of the Auckland LSPs. It was attended by Mayor, Anita Baker, Chief Executive, Wendy Walker, councillors and senior planning staff. Ngati Toa Chief Executive, s 9(2)(a), and two of their senior development staff also attended.

The purpose of the tour was to share the learnings and results of developing at higher densities in existing urban areas. This also included a visit to a five-level public housing development which was completed two years ago and has been operating very successfully.

Feedback was very positive, including a better understanding of how quality community outcomes can be achieved with higher density development.



Mark Fraser
GM - Urban Development and Delivery

Passive House Pilot Launch and Industry Open Day

Kāinga Ora and the local community gathered in Māngere last week to celebrate the opening of Bader Ventura Passive House development.

Vui Mark Gosche, Chair of the Kāinga Ora Board addressed attendees including Chief Executive, Andrew McKenzie, Board member, Philippa Howden-Chapman, Project lead, s 9(2)(a) and many community stakeholders.

We followed our launch with an industry Open Day on Thursday 22 June 2023, attended by over 200 guests. Having previously shared our design and build journey and some of the early insights with industry, this Open Day was an opportunity to present our completed project. The day featured session talks from some of our project partners, including Oculus and Sustainable Engineering, Peddlethorp, 2PiR and Kirk Roberts Consulting and Precision Construction.

Not only is Bader Ventura the first Passive House development for Kāinga Ora, it is our highest ever Homestar rating (achieving both 7HS v5 and 8HS v4.1), and the first public housing Passive House development in Australasia funded by central government.

The Passive House Pilot has been acknowledged as an exemplar of innovation and leadership in the New Zealand construction sector, including its selection as a Beacon Project by the Construction Sector Accord.

Patrick Dougherty
GM - Construction and Innovation

Te Ara Awataha wins Supreme Award for stormwater infrastructure

Northcote Development's Te Ara Awataha greenway project took out three awards at Thursday's Institute of Public Works Engineering Australasia (IPWEA) 2023 Asset Management Excellence Awards in Rotorua - Excellence in Water, Best Infrastructure Project over \$5 million and the Asset Management Excellence Supreme Award.

Te Ara Awataha is an example of successful collaboration, involving mana whenua, Auckland Council's Healthy Waters, Eke Panuku Development Auckland, local businesses, community groups, schools, residents and volunteers.

As well as being a space for people to come together and connect, Te Ara Awataha is now also an integral part of Northcote's stormwater network, which proved to be invaluable during the Auckland Anniversary floods.



Mark Fraser
GM - Urban Development and Delivery

Progress for Ada Street, Hastings

Ada Street is a proposed new ten home development in Hastings that Kāinga Ora were looking at purchasing from a developer once it was built by them. There are currently two existing houses on the site which are being used by Temporary Accommodation Services (TAS) to house families impacted by Cyclone Gabrielle.

We had reached the stage of a conditional offer that was pending consents, but due to concerns raised and the developer's proposed plan falling outside the District Plan, we have been investigating other solutions for the site. Through careful consideration we have come to the agreement that the best option is for us to purchase the site, and develop the land ourselves with a different design.

We have now progressed to a conditional offer for purchasing the site as is with the two houses, which we can then design new plans for. These plans will take some time to work through as we want to take the time to get these right, but they will be at less density and work within the District Plan.

The developer will now withdraw Resource Consent during the week of 26 June 2023, and we are working alongside stakeholders and the developer to share an update with community and media about the change to how the site will be developed in the future.

We will not settle on the site and take over ownership until later this year, and once the homes are no longer needed by TAS for housing families impacted by Cyclone Gabrielle.

Daniel Soughtton
DCE Te Puku Ikaroa – Central

Peggy turns 100

Our customer Peggy celebrated her 100th birthday last Thursday with her Senior Housing Support Manager, Natalie. Peggy attributes her long life to not turning down an opportunity and eating bananas.

One of our long-term customers, Peggy continues to live in the home in Mt Roskill she has lived in for the past 73 years. It was this home in which she raised her family, and now her son has moved back in to help her in her older years. Peggy was very proud to have received a card from King Charles III and Queen Camilla to commemorate her significant birthday milestone.

s 9(2)(a)



Caroline Butterworth
DCE- Tāmaki Tai Tokerau - Auckland/Northland

Fix your Friend

Our Māngere and Ōtara housing support teams collaborated to organise the latest 'Fix Your Friend' event in Ōtāhuhu on 25 June 2023. With the growing issues surrounding dogs in the communities we serve, this was an opportunity to be proactive in this space and support our customers to be responsible dog owners. We connected with Chained Dog Rehab and Auckland Council to offer our customers free vaccinations, microchipping and registrations on the day. Dogs were also treated to new collars and leads if needed, as well as a bag of dog food kindly sponsored by Origin and Acana.

We had a terrific response with 170 dogs through on the day. Due to limited supplies we had to turn away approximately 100 cars, which really demonstrates the level of demand for this service. Customers saved approximately \$400 across the different services offered on the day and all dogs left happy and healthy.

One of our customers who benefited from the first event held in Māngere in November 2022 now volunteers through Chained Dog and was there helping on the day.

We are working on arranging further events for other areas with high dog populations, for example Manurewa. The event was also covered by NewsHub and screened that same night.

s 9(2)(a)



Caroline Butterworth
DCE- Tāmaki Tai Tokerau - Auckland/Northland

Harania Stream Day

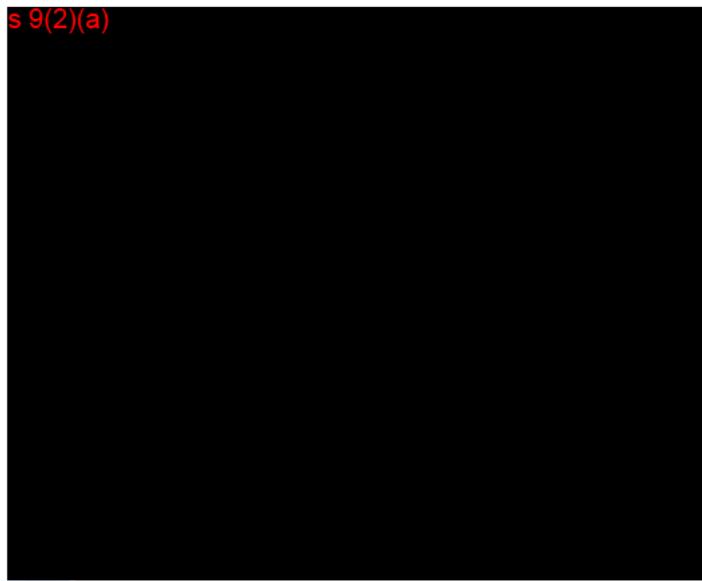
The Community Engagement Team and the Māngere Housing Support team rolled up their sleeves to support the Harania Stream Day on 24 June 2023.

This event was organised by Māngere East Family Services and involved rubbish collection, pest and invasive plant control as well as planting native plants. About 12 wheelbarrow loads of rubbish was collected, including an oven and a couch as well as other various household items. 200 plants were planted alongside our awa, helping to protect the banks of the river and encourage native birds to return to the area.

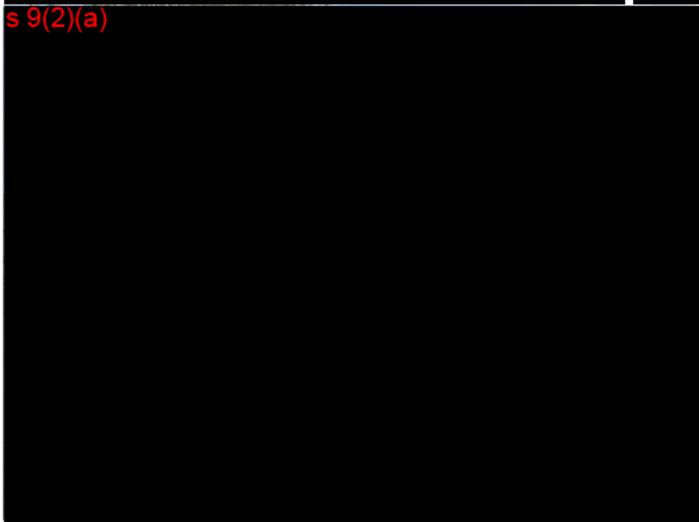
s 9(2)(a)



s 9(2)(a)



s 9(2)(a)



Caroline Butterworth
DCE- Tāmaki Tai Tokerau - Auckland/Northland

2. Summary of papers sent

Paper	Purpose
Ad hoc Supported Housing Update AH 23 055	This paper provides you with an update on the implementation of the Kāinga Ora Supported Housing Strategic Plan, and its current focus of improving the way Community Group Housing (CGH) is delivered
Ad hoc Correction to response to WPQ 10999 (2023) – staff satisfaction and wellbeing surveys AH 23 057	This paper advises you of additional information relevant to your response to WPQ 10999 (2023) on staff satisfaction and wellbeing surveys
Ad Hoc Update on Arlington AH 23 058	This paper provides information about pausing construction at Arlington while we consider options
Ad Hoc Minister Woods visit to Riccarton AH 23 035	This paper provides information ahead of your visit to Riccarton
Briefing IAF – Tauriko West, Tauranga BN 23 034	The purpose of this briefing note is to inform Joint Ministers of a condition in the Tauriko West IAF Funding Agreement that TCC will not be in a position to satisfy by the Condition Date, and to seek approval for how to proceed.
Briefing Plimmerton Farm investment BN 23 032	The purpose of this briefing is to consult you on the proposed land acquisition at Plimmerton Farm in the Porirua Northern Growth Area to support our urban development statutory function, and to seek your approval to enter into a debt security
Briefing Development acquisition - Maich Road, Manurewa BN 23 019	The purpose of this briefing is to consult you on the proposed development at Maich Road, Manurewa, Auckland, which will provide 15 new homes by combining Kāinga Ora owned land with the adjacent developer's owned land
Briefing Update on Endeavour Avenue, Flagstaff, Hamilton BN 23 027	This paper seeks approval for Kāinga Ora to transfer land from the Crown to itself, under section 257 of the Urban Development Act 2020

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]
[Redacted]	[Redacted]	[Redacted]	[Redacted]
[Redacted]	[Redacted]	[Redacted]	[Redacted]
[Redacted]	[Redacted]	[Redacted]	[Redacted]
[Redacted]	[Redacted]	[Redacted]	[Redacted]

5. Kāinga Ora OIA requests

Reference number	Requestor	Topic	Date due to Minister's Office	Date due to requestor
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 23 218	Member of the public	<i>Correspondence</i> Request for all correspondence between Gemscott and Kāinga Ora	n/a	28/07/2023 extended 
OI 23 224	Member of the public	<i>Information</i> Request for clarification of pets policy	n/a	17/07/2023
OI 23 225	Andrew Loughran Journalist	<i>Development</i> Request for information regarding the New Windsor development	n/a	04/07/2023
OI 23 228	Member of the public	<i>Document</i> Request for Consentium Quality Assurance Manual	n/a	11/08/2023 extended
OI 23 231	Member of the public	<i>Information and Documents</i> Request information and correspondence about a development in Hamilton.	n/a	19/07/2023
OI 23 237	Charlotte Cook RNZ	<i>Document</i> Request for culture and wellbeing surveys and resulting correspondence from 2021 to 2023	n/a	03/07/2023 extended
OI 23 238	Parliamentary Library	<i>Document</i> Request for average cost per square metre of Kāinga Ora homes	n/a	24/07/2023 extended
OI 23 242	Andrew Ashton Gisborne Herald	<i>Information</i> Request for financial information around the Gisborne building and land buying programme	n/a	06/07/2023
OI 23 243	Member of the public LiveWellington	<i>Document</i> Request for information about Wellington District Plan consultation and hearings	n/a	11/07/2023 extended
OI 23 252	BCI	<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 23 257	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 23 261	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 an Ohakune development	n/a	06/07/2023
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> Request for information on a Wellington development	n/a	11/07/2023

OI 23 271	FYI.org	<i>Information</i> Request for information on a Tauranga development	n/a	10/07/2023
OI 23 272	Member of the public	<i>Maintenance</i> Request for information regarding maintenance work processes	n/a	10/07/2023
OI 23 273	Member of the public	<i>Information</i> Request for the source of information contained in a previous response	n/a	06/07/2023
OI 23 274	Member of the public	<i>Information</i> Request for information on a Hastings property	n/a	12/07/2023
OI 23 275	Member of the public	<i>Information</i> Request for information on a Wellington property	n/a	12/07/2023
OI 23 276	Member of the public	<i>Information</i> Request for maintenance work order information	n/a	30/06/2023
OI 23 277	Member of the public	<i>Information</i> Request for information regarding KiwiBuild in Northcote	n/a	10/07/2023
OI 23 278	Member of the public	<i>Development</i> Request for information about a Napier development	n/a	10/07/2023
OI 23 279	Member of the public	<i>Information</i> Request for maintenance work audit information	n/a	13/07/2023
OI 23 281	Member of the public	<i>Information</i> Request for KiwiBuild information resources	n/a	06/07/2023
OI 23 282	Member of the public	<i>Information</i> Request for information on a Christchurch property	n/a	17/07/2023
OI 23 283	Member of the public	<i>Information</i> Request for tenant information	n/a	17/07/2023
OI 23 284	Zane Small (NewsHub)	<i>Information</i> Request for uptake information of the First Home Partner scheme	n/a	18/07/2023
OI 23 285	Zane Small (Newshub)	<i>Information</i> Request for information around consent and complaints of developments	n/a	18/07/2023
OI 23 286	Member of the public	<i>Information</i> Request for maintenance and property information by customer	n/a	18/07/2023

OI 23 289	Ethan Reille Labour Party	<i>Information</i> Request for information on KiwiBuild and Kāinga Ora properties in Otago region	n/a	19/07/2023
OI 23 290	Member of the public	<i>Information</i> <i>Request for information on an Auckland property</i>	n/a	18/07/2023
OI 23 291	Member of the public	<i>Information</i> Request for information on a Hamilton property	n/a	17/07/2023
OI 23 292	Member of the public	<i>Development</i> Request for information on a Upper Hutt property	n/a	19/07/2023
OI 23 293	Member of the public	<i>Information</i> Request for information around involvement with Zero	n/a	19/07/2023
OI 23 294	Member of the public	<i>Information</i> Request for housing register information	n/a	17/07/2023
OI 23 295	Parliamentary Library	<i>Statistics</i> Request for Kāinga Ora stock numbers	n/a	19/07/2023
OI 23 296	Member of the public	<i>Developments</i> Request for information around planned Te Atatu development	n/a	19/07/2023
OI 23 297	Member of the public	<i>Information</i> Request for communications between Kāinga Ora and maintenance contractors regarding an Auckland property	n/a	25/07/2023
OI 23 298	Member of the public	<i>Development</i> Request for information around a Waikanae development	n/a	18/07/2023
OI 23 299	Member of the public	<i>Document</i> Request for maintenance contract	n/a	21/07/2023
OI 23 300	Bonair Action Group	<i>Documents</i> Request for correspondence on Hibiscus Coast and Bays consultation	n/a	25/07/2023
OI 23 302	Bonair Action Group	<i>Documents</i> Request for all emails between Kāinga Ora and developers	n/a	21/07/2023
OI 23 303	Member of the public	<i>Development</i> Request for information around a Auckland development	n/a	24/07/2023

OI 23 304	Member of the public	<i>Development</i> Request for information around a Auckland development	n/a	24/07/2023
OI 23 305	Member of the public	<i>Statistics</i> Request for information around number of Kāinga Ora homes in Hunua	n/a	25/07/2023
OI 23 306	Member of the public	<i>Document</i> <i>Request for a meth report</i>	n/a	27/07/2023
OI 23 307	Member of the public	<i>Development</i> Request for information around Huntly development	n/a	24/07/2023
OI 23 308	Member of the public	<i>Information</i> Request for information about KiwiBuild homes	n/a	26/07/2023
OI 23 309	Member of the public	<i>Information</i> Request for information about KiwiBuild programme in Auckland	n/a	25/07/2023
OI 23 310	Member of the public	<i>Statistics</i> Request for number of leased properties purchased by Kāinga Ora	n/a	26/07/2023
OI 23 311	Member of the public	<i>Information</i> Request for maintenance information about Auckland property	n/a	25/07/2023

6. Ministerial OIA requests

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

7. Impacts of weather events

Tāmaki Tai Tokerau - Auckland/Northland Weather Affected Properties and Households

As at 28 June 5:00PM

FLOOD AFFECTED PROPERTIES

FINAL CONDITION STATUS	Vacant	Occupied	Grand Total
Severe damage (red placard)	5		5
Moderate to significant damage	149	242	391
Earmarked for demolition	44	5	49
Landslip affected only	3	6	9
Minor damage	7	222	229
Grand Total	208	475	683

Notes:

- 188 customers have been rehoused to date
- 20 customers have vacated and left their Kāinga Ora property

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.