



WEEKLY REPORT

Kāinga Ora – Homes and Communities

For period ending 5 May 2023

16

proactive release

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1. Updates

Takaanini transformation to activity based workspace

On 14 February 2023, work commenced on refurbishing and extending our Takaanini office. While the work was undertaken, the team took the opportunity to strengthen existing relationships internally and externally by co-locating with our Manukau office and Papakura Marine.

Following completion of the work, a whakawātea was undertaken by Matua David and Matua Tom, and the team returned to the office on 26 April 2023.

The office previously accommodated 26 desks, two interview rooms and a meeting room. The office is now an activity-based workspace, with a total of 38 desks, three interview rooms, a quiet space and a boardroom. It includes specialist teams such as placements, maintenance and assets. The increased space and inclusion of specialist teams in the one building will enable more effective collaboration to assist our customers.

s 9(2)(a)



The Takaanini office celebrates their return to the refurbished and extended office

Paul Commons
Acting DCE Tāmaki Tai Tokerau - Auckland/Northland

Home ownership roadshow in Te Tai Tokerau

The home ownership products roadshow has continued with an event in Kaeo on 20 April 2023.

The Kaeo roadshow follows the Whangārei roadshow of earlier in the year which targeted Pasifika. The Kaeo event targeted the Māori population of the area, and featured our teams partnering with the Māori Land Court to present to approximately 80 whānau, leading to 12 promising home-ownership enquiries.

Some whānau, who are also house purchasers, were unable to attend. A further roadshow is being scheduled for mid to late June 2023 to enable these whānau to hear about the products.

The community was grateful to Kāinga Ora for the event in their community.

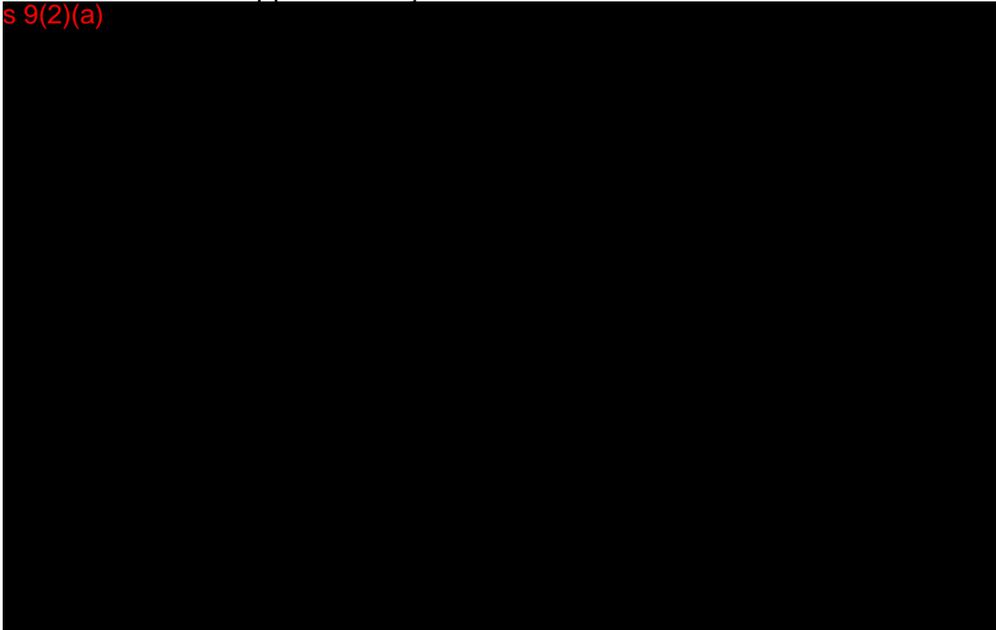
Paul Commons
Acting DCE Tāmaki Tai Tokerau - Auckland/Northland

Mangere local stakeholder hui - stormwater, floods and the future

On 27 April 2023, Kāinga Ora and Auckland Council's Healthy Waters team, led a hui about stormwater management in Mangere. The hui was in response to community concerns about the impact of housing intensification following the Auckland Anniversary Weekend flood, and the lack of information about what is planned to manage flooding, especially around Te Ararata Stream. Fourteen key stakeholders attended, including members of the local board and representatives from influential community groups. Staff reiterated the scale of the 27 January flood (in excess of a one-in-200 year event), the work already undertaken to upgrade the Mangere Inlet and plans to develop a flood management strategy for the area. Those who attended supported our plans to roll out a series of similar, community engagement events.

An additional 'flood information session' arranged by locals who are the Stream Team (known for their restorative efforts of Te Ararata stream), was also held over the weekend. Auckland Councillor Julie Fairey presented on stormwater infrastructure, and Kāinga Ora staff took part in a constructive Q+A session with approximately 30 locals in attendance.

s 9(2)(a)



Paul Commons
Acting DCE Tāmaki Tai Tokerau - Auckland/Northland

Mark Fraser
GM Urban Development and Delivery

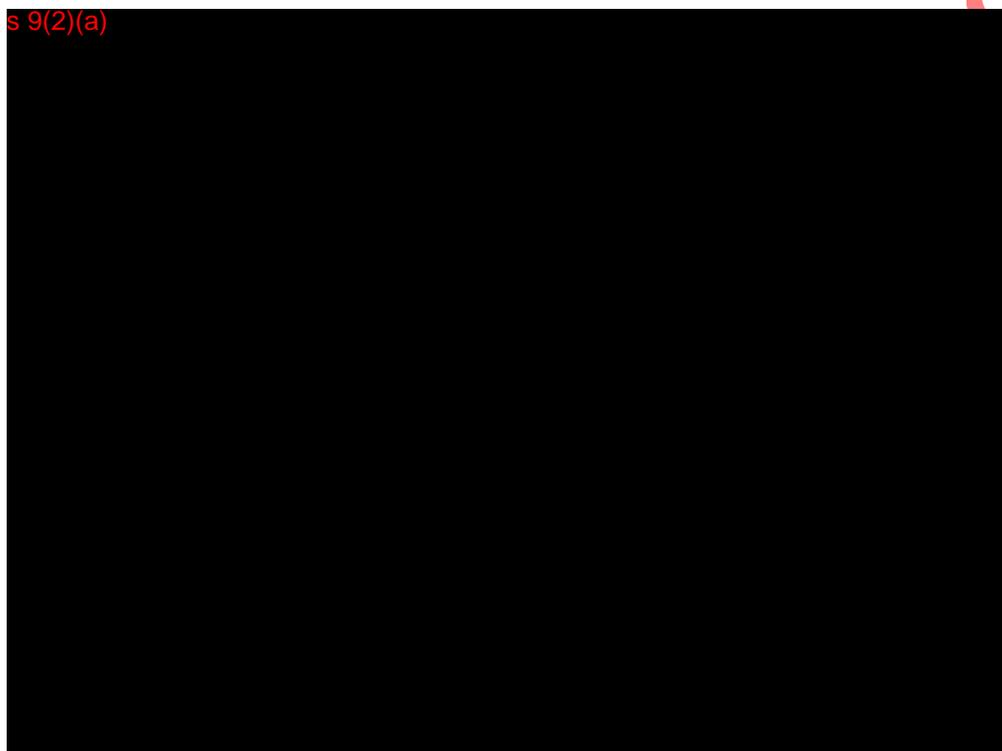
New names gifted for the complex development at Greys Avenue, Auckland

Ngāti Whātua Ōrākei has gifted new names for the overall complex, and the three separate buildings at 139 Greys Ave. The complex will now be known as Te Mātāwai which means a source of water emerging from the whenua in the upper reaches of a catchment. The three distinct buildings that make up the new complex have been named:

- Waitapu - Building A
- Waiora - Building B
- Wainui - Building C

The explanation for each of these names is wai, whose mauri is intact and which possesses elevated properties, which promote wellbeing (noting that the name Waitapu does not refer to any reference to water that is sacred or forbidden). Ngāti Whātua Ōrākei has also gifted names for some of the communal spaces in the complex and our Hapori Kaitiaki service. We are grateful to Ngāti Whātua Ōrākei for their generosity in gifting these names to Kāinga Ora and for the ongoing partnership that we have enjoyed on the Te Mātāwai project.

s 9(2)(a)



Paul Commons
Acting DCE Tāmaki Tai Tokerau - Auckland/Northland

Kawiu Road, Levin

To help meet the future need for more homes for people and families in Levin, Kāinga Ora – Homes and Communities purchased a 4 hectare land parcel at Kawiu Road in September 2022.

The area around Kawiu Road and Ryder Crescent needs to be rezoned from Deferred Residential to Residential, to permit residential development and installation of urban services, such as water infrastructure and better transport connections. In our urban development role, Kāinga Ora is helping lead this coordinated planning effort with Iwi, Horowhenua District Council, landowners and other key stakeholders to enable the delivery of infrastructure and more homes, of all types, in this area. The current focus is on technical investigations, which will help with developing a Structure Plan for the new growth area, North West of Levin.

We are committed to updating the community about development progress, including providing detailed site plans once they are confirmed in the coming months.

Daniel Soughtton
DCE Te Puku Ikaroa - Central

Porirua Development Update – Spatial Plan Community Engagement

On Friday 26 May, Kāinga Ora with its Porirua Development partners, Ngāti Toa and Porirua City Council, will launch community engagement for the Porirua Spatial Plan with Hui tahi tātou o Porirua - Eastern Porirua Community Engagement Exhibition. The purpose of the exhibition is to help share and consult with the community on the Porirua Development Spatial Plan. This is a significant document which will guide deliverables for the lifespan of the development, ensuring the best possible outcomes are achieved for existing and future residents, Iwi and the environment.

In 2019, Porirua Development engaged closely with the community to understand their priorities and concerns for eastern Porirua, and this feedback has shaped the direction of the spatial plan. Through this process we identified five key moves and seven focus areas that Porirua Development must deliver on in order to have the biggest positive impact. The exhibition is an opportunity to ask the community whether the key moves and focus areas are the right ones, are progressing in the right direction, and if there's anything that has been overlooked.

Hui tahi tātou o Porirua - Eastern Porirua Community Engagement Exhibition will launch with an event for key stakeholders on Friday 26 May continuing for two weeks until 10 June.

Daniel Soughtton
DCE Te Puku Ikaroa - Central

Mark Fraser
GM Urban Development and Delivery

Auckland LSP infrastructure partnership cross-organisational launch

Team members from Auckland Transport, Watercare, Healthy Waters, Auckland Council's Customer and Community Services, its development office, finance, planning and regulation units and Kāinga Ora – Homes and Communities on 1 May attended a launch event for the collaborative programme to together plan, invest and deliver infrastructure for the Auckland LSPs.

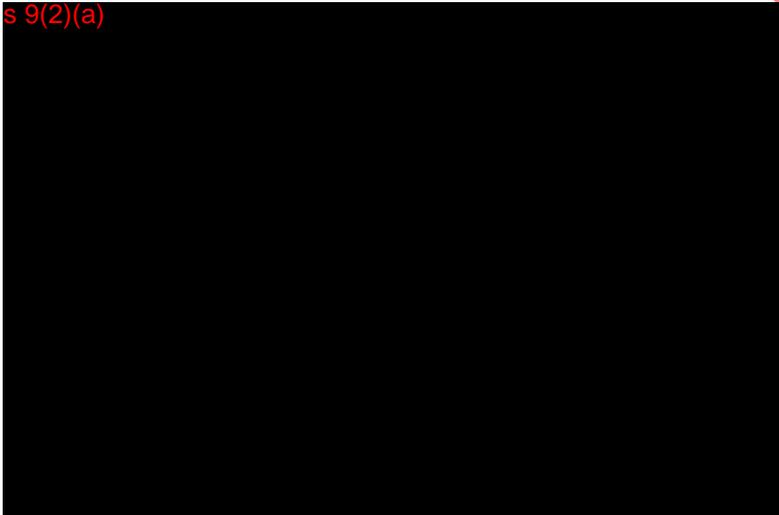
During the 1 May session, staff heard from the organisation's leaders on their vision for the partnership, and the work already underway which includes:

- Establishing common understanding of the infrastructure programme of work required to deliver to communities established within the LSPs and support housing growth
- Identifying the opportunities to leverage the \$1.9b Housing Acceleration Fund investment from the Crown to sustainably fund the future programme of works
- Identifying opportunities to streamline how we work – removing inefficiencies so we can manage an increasing pipeline of work.

It was also the opportunity for teams to meet with Auckland Council Group and Kāinga Ora colleagues who are integral in delivering the LSP infrastructure programme and leading the way forward together within their respective organisations. Representatives from the Department of Internal Affairs and Three Waters Entity A also attended.

The event follows from last month's highly successful tour of Auckland infrastructure projects by Mayor Wayne Brown and Chief Executives of Auckland Council Group, Auckland Transport, Watercare, Eke Panuku, Kāinga Ora and the Infrastructure Commission.

s 9(2)(a)



Mark Fraser
GM Urban Development and Delivery

Cannons Creek Park Wetland – Community Design

Starting in May 2023, Kāinga Ora (with partners Ngati Toa and Porirua City Council) will begin a series of community design workshops for the Cannons Creek Park Wetland project within the Porirua Large Scale Project. The key outcomes from these workshops will be to; forge relationships with the community and build community pride and ownership of Cannons Creek park. The project aspires to integrate engineering function and fit for purpose outdoor recreational areas that provide health and wellbeing benefits to the community.

The wetland project will support the delivery of housing in eastern Porirua by providing stormwater treatment and collection to the Cannons Creek north east and south east neighborhoods. As a key element of the overall master-planning for the Porirua LSP, the wetland project will also include wider upgrades to Cannons Creek Park, a key community asset for the eastern Porirua community. Kāinga Ora is working with Porirua City Council to align investment in the park into a single delivery project to provide cohesive response to the opportunities and challenges of the built environment.



Mark Fraser
GM Urban Development and Delivery

Point Chevalier module installation underway this month

Installation of offsite manufactured modules commences next week at the Kāinga Ora apartment development on Great North Road in Point Chevalier, Auckland.

Build partner Tawera Group is completing the scaffolding and crane erection works and the first modules are due to arrive on site on 8 May 2023.

The Great North Road development will deliver 63 one-bedroom apartment units over six levels. The scheme has been conceived as an OSM pilot using fully fitted modular units manufactured in China and assembled on site in New Zealand. Subject to weather conditions, four-six modules can be lifted into position each day and the process is expected to take three-four months. Once the modules are installed, work on the façade and finishes will begin.

This next phase of construction will be highly visible to the community and a communications plan has been developed to keep stakeholders informed. Key messages will include our plans for the exterior of the building. We anticipate there may be commentary on the initial look of the modules, which is an interim perspective until façade work begins.

The façade will differ from the current approved package – enhancements are being made to the exterior as well as the landscaping treatment and communal amenities. A resource consent amendment is underway for this and final designs will be shared as soon as consent is received.

Our communications plan will also include details of the continued acknowledgement of John. A. Lee and his commemorative sign. This was removed from the original pensioner dwellings on site and is currently in storage. It will be reinstated on the new building and will be part of opening celebrations when the development is complete in 2024.

Patrick Dougherty
GM Construction and Innovation

2. Summary of papers sent

Paper	Purpose
BN 23 001 KiwiBuild Approval to Underwrite Unisport Richmond Development Limited (The Glade)	This paper seeks underwrite approval required to deliver 26 KiwiBuild homes (in a development of 143 homes in total) by the Developer in Mount Wellington, Auckland.
BN 23 022 Quarterly Statistics and Financial Products Report as at 31 March 2023	This briefing note provides analysis of the quarterly statistics tables and financial products report as at 31 March 2023 produced by Kāinga Ora – Homes and Communities.
AH 23 030 Infrastructure Acceleration Fund Quarterly Report as at 31 March 2023	This paper and the accompanying 'Infrastructure Acceleration Fund Quarterly Report Q3 FY23 - March 2023' (Quarterly Report') provide a summary of progress for the Infrastructure Acceleration Fund (IAF) and the 30 Funding Agreements that have been executed between December 2021 and February 2023.
BN 23 021 Draft Statement of Performance Expectations 2023/2024	This briefing provides you with a copy of the draft Kāinga Ora - Homes and Communities (Kāinga Ora) 2023/24 SPE for review and comment. In developing the SPE, Kāinga Ora has sought to respond to your Letter of Expectations (LOE) received on 14 December 2022.

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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 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 23 017	Member of the public	<i>Documents</i> Request for records of any meetings relating to the purchase of the Bonair Crescent, Silverdale	13/03/2023	20/03/2023 extended
OI 23 051	Member of the public	<i>Tenancy information</i> Various questions about management of tenancies	n/a	10/03/2023 extended Requester has been advised information will be sent in coming weeks
OI 23 089	Member of the public	<i>Information</i> Request for copies of work order and file notes for Papakura home	n/a	08/05/2023 extended
OI 23 098	Member of the public	<i>Tenancy information</i> Various questions about management of tenancies	n/a	09/05/2023
OI 23 105	Member of the public	<i>Document</i> Request for copy of surveys and evaluation of communal facilities at the Dixon Street and Centennial Flat apartment complexes	n/a	27/05/2023
OI 23 110	Member of the public	<i>Documents</i> Request for fire performance in MDH style construction	n/a	15/05/2023 extended
OI 23 113	Member of the public	<i>Tenancy information</i> Request for disruptive behaviour figures relating to a Mount Eden property	n/a	12/05/2023 extended
OI 23 116	Member of the public	<i>Tenancy information</i> Various questions about management of tenancies	n/a	22/5/2023 extended
OI 23 121	Member of Act Party Caucus Support Centre	<i>Information</i> Request for the corrective action reports by Switched on Housing	n/a	01/06/2023 extended
OI 23 128	Member of the public (mix of OIA and privacy)	<i>Documents</i> Request for property documents	n/a	17/05/2023

OI 23 129	Member of the public	<i>Documents</i> Request for documents relating to Millwater development	n/a	10/05/2023 extended (refined)
OI 23 132	Member of the public	<i>Documents</i> Request for the Healthy Homes and maintenance reports for a Wellington property	n/a	04/05/2023
OI 23 135	Member of the public	<i>Developments</i> Request for Kauika Road and Puriri Park development information	n/a	15/05/2023
OI 23 136	Member of the public	<i>Information</i> Engagement with Ngāti Kahu o Torongare	n/a	15/05/2023
OI 23 137	Gray Gibson (Newshub)	<i>Information</i> Request for the build numbers and construction costs through the Project Velocity programme	n/a	05/05/2023 Being extended tbc
OI 23 138	Member of the public	<i>Statistics</i> Request for the occupanc numbers for a Birkenhead complex	n/a	09/05/2023
OI 23 139	Member of the public	<i>Developments</i> Request for Gree lan development information	n/a	09/05/2023
OI 23 140	Member of the public	<i>Documents</i> Request for maintenance records on Te Aro property	n/a	08/05/2023
OI 23 141	Member of the public	<i>Minutes</i> Request for minutes from IDC meeting on 13/12/22	n/a	10/05/2023
OI 23 142	Member of the public	<i>Complaints</i> Request for information about complaints relating to a Kāinga Ora tenant	n/a	09/05/2023
OI 23 143	Member of the public	<i>Complaints</i> Request for information about complaints relating to a Kāinga Ora tenancy	n/a	09/05/2023
OI 23 144	Member of the public	<i>Complaints</i> Request for information about complaints relating to a Kāinga Ora tenancy	n/a	11/05/2023
OI 23 145	Member of the public	<i>Potential purchase</i> Request for information about the potential purchase of a property in Tauranga	n/a	10/05/2023

OI 23 146	Member of the public	<i>Maintenance</i> Request for maintenance work carried out at a Kāinga Ora tenancy	n/a	12/05/2023
OI 23 147	Member of the public	<i>Blockhouse Bay</i> Request for correspondence relating to Bolton Street and Marlow Road, Blockhouse Bay	n/a	12/05/2023
OI 23 148	Member of the public	<i>Redevelopment</i> Request for reports relating to a Kāinga Ora redevelopment in Napier	n/a	12/05/2023
OI 23 149	Member of the public	<i>Former tenant</i> Request for information on a family member	n/a	11/05/2023
OI 23 150	Member of the public	<i>Carpet</i> Request for information relating to carpet in a tenancy	n/a	12/05/2023
OI 23 151	Member of the public	<i>Communications</i> Request for communication between Napier City Council and Kāinga Ora regarding a redevelopment	n/a	12/05/2023
OI 23 152	Member of the public	<i>Redevelopment</i> Request for the cost for land purchased by Kāinga Ora in Taradale Napier	n/a	15/05/2023
OI 23 153	Member of the Public	<i>OIA</i> Information relating to Kāinga Ora handling of OIA requests	8/5/2023	15/05/2023
OI 23 154	BCI	<i>Project updates</i> Updates on Kāinga Ora redevelopment projects	n/a	11/05/2023
OI 23 155	Member of the public	<i>Housing in Onehunga</i> Request for information about plans for new Kāinga Ora housing in Onehunga	n/a	15/05/2023
OI 23 156	Member of the public	<i>Bonair</i> Request for further information about the redevelopment at Bonair	n/a	15/05/2023
OI 23 157	Member of the public	<i>Correspondence</i> Correspondence related to Bonair redevelopment	n/a	15/05/2023
OI 23 158	Member of the public	<i>Operations</i> Request for resources Kāinga Ora uses in its operations	n/a	16/05/2023

OI 23 159	Member of the public	<i>Property reports</i> Request for information about a Kāinga Ora property in Whangārei	n/a	15/05/2023
OI 23 160	Member of the public	<i>Staff information</i> Information about the changing role of Tenancy Managers	n/a	17/05/2023
OI 23 161	Member of the public	<i>Operations</i> Information about the standards for security lighting	n/a	19/05/2023
OI 23 162	Frequent correspondent	<i>Developments</i> Information about various developments	n/a	19/05/2023
OI 23 163	Member of the public	<i>Property Information</i> Information about Jacaranda Close, Brookfield, Tauranga	n/a	23/05/2023
OI 23 164	University of Waikato	<i>Operations</i> Information about submissions on housing intensification plan changes	n/a	18/05/2023
OI 23 165	Member of the public	<i>Property Information</i> Information about the lease programme of Whāngarei property	n/a	22/05/2023
OI 23 166	Member of the public	<i>Documents</i> Request for copies of Maintenance and Programmed Work Specification and Amenity Condition Manual	n/a	23/05/2023
OI 23 167	Member of the public	<i>Property Information</i> Information about impact of flooding at Kāinga Ora properties in Beach Haven	n/a	22/05/2023
OI 23 168	Member of the public	<i>Complaints</i> Information request about Rotorua neighbourhood	n/a	22/05/2023
OI 23 169	Member of the public	<i>Documents</i> Request for Great Grandparents tenancy agreements	n/a	23/05/2023
OI 23 170	Member of the public (mix of OIA and privacy)	<i>Various</i> Information about ICT systems and tenancy queries	n/a	22/05/2023
OI 23 171	Member of the public	<i>Public Housing</i> Information about public housing in Auckland	n/a	24/05/2023
OI 23 172	Member of the public	<i>Documents</i> Information about kitchen cabinetry specifications	n/a	25/05/2023

OI 23 173	Member of the public	<i>Various</i> Request for photos of Bayswater property and inspection and maintenance Information	n/a	29/05/2023
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	26/05/2023
OI 23 175	Member of the public	<i>Developments</i> Information about the Guys Road development	n/a	26/05/2023
OI 23 176	Member of the public	<i>Developments</i> Information about any new developments in West Auckland	n/a	26/05/2023
OI 23 177	Member of the public	<i>Engagement</i> Information about community engagement on Hibiscus Coast and Bays consultation	n/a	26/05/2023
OI 23 178	Member of the public	<i>Property Information</i> Request for a list of all property owned in Auckland, Wellington and Christchurch	n/a	29/05/2023
OI 23 179	Member of the public	<i>Maintenance</i> Information about fencing	n/a	29/05/2023
OI 23 180	Kiri Gillespie (NZME)	<i>Property Information</i> Information about the purchase of, and for housing in each of the Tauranga, Western Bay of Plenty, and Rotorua districts in the past three years	n/a	30/05/2023

6. Ministerial OIA requests

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

7. Impacts of weather events

Auckland/Northland region

- There are now **662** properties across the Auckland region affected.
- **656** inspections have been completed and six not applicable due to pending redevelopment plans.
- Linked to the **662** impacted properties, **298** customers will be required to either move or receive an offer to move.
 - To date, **155** 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.