

19 December 2023

John Luke  
[fyi-request-24953-502ce214@requests.fyi.org.nz](mailto:fyi-request-24953-502ce214@requests.fyi.org.nz)

Dear Mr Luke

Thank you for your email dated 30 November 2023, via the FYI website to Kāinga Ora – Homes and Communities, requesting the following information under the Official Information Act 1982 (the Act):

*May I ask from 1st Jan 2021 to 30 Nov 2023, how many kiwibuild projects you have approved, please provide the list of name and address for these approved projects.*

*Also, please provide how many applications you have received during this period of time and how many you have declined.*

*As of today, how many has been lodged and still with you for assessment.*

For the first part of your request, please find included with this response a table containing the requested information from 1 January 2021 to 30 November 2023 (Table 1).

It is important to note that in most cases, participating developers are responsible for building and selling the homes to eligible KiwiBuild buyers. Kāinga Ora assists the developers by ensuring that prospective buyers are eligible KiwiBuild buyers and by listing the homes available for sale on the KiwiBuild website. Should homes be sold by ballot, Kāinga Ora will conduct the ballot on behalf of the developer.

As the decision of when and how to market and sell properties lies with the developer, I am withholding the names of the development companies and their developments that have yet to be marketed under section s9(2)(b)(ii) of the Act, as it ‘...would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information.’ I do not consider that the public interest in release of this information outweighs the need to withhold it.

For the second part of your request, I refer you to the following table (Table 2):

| <b>Table 2: Underwrite Applications received by Kāinga Ora – Homes and Communities for the KiwiBuild Programme – 1 January 2021 to 30 November 2023</b> |                         |                   |                   |                                      |                     |
|---|-------------------------|-------------------|-------------------|--------------------------------------|---------------------|
| <b>Year</b>   | <b>Total Registered</b> | <b>Signed-off</b> | <b>In process</b> | <b>Contract execution in process</b> | <b>Unsuccessful</b> |
| 2021  | 16                      | 8                 | 0                 | 0                                    | 8                   |
| 2022  | 44                      | 13                | 3                 | 0                                    | 28                  |
| 2023<br>(to 30 Nov 2023)  | 24                      | 6                 | 6                 | 1                                    | 11                  |

It is important to note regarding the table above that:

- an application is only counted by Kāinga Ora as registered once all the required documentation to assess the application is received from the developer. As a result, the numbers above do not include leads or enquiries that did not proceed to an actual application;

- there are more contracted developments (as shown in table one) than signed off applications. This is because some of the contracted developments were a result of applications registered prior to 1 January 2021.

You have the right to seek an investigation and review by the Ombudsman of this response. Information about how to make a complaint is available online at <https://www.ombudsman.parliament.nz> or by phone on 0800 802 602.

Please note that Kāinga Ora proactively releases our responses to official information requests where possible. Our response to your request may be published at <https://kainga.ora.govt.nz/publications/official-information-requests/> with your personal information removed.

Yours sincerely

A handwritten signature in blue ink that reads "Rachel Kelly". The signature is written in a cursive, flowing style.

Rachel Kelly  
**Manager Government Relations**



**Table 1: Approved KiwiBuild Projects - 1 January 2021 to 30 November 2023**

| Marketed (Yes/No) | Developer Name                               | Development Name                          | Kainga Ora Regional District | Suburb           |
|-------------------|--|---|------------------------------|------------------|
| Yes               | NZ Life GI Limited                           | Potiki Place                              | Auckland - Central & East    | Glen Innes       |
| Yes               | Whenua Whanake Limited Partnership           | Wirihana                                  | Auckland - Counties Manukau  | Wiri             |
| Yes               | TLC Northcote Development Limited            | The Elevation                             | Auckland - North & West      | Northcote        |
| Yes               | CPM 2019 Ltd                                 | Berba                                     | Auckland - North & West      | Glen Eden        |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Auckland - North & West      | Henderson        |
| Yes               | Homai MFR Limited Partnership                | Katikati Drive, Homai                     | Auckland - Counties Manukau  | Manurewa         |
| Yes               | Marutuahu Ockham No 4 Limited Partnership    | Manaaki                                   | Auckland - Central & East    | Onehunga         |
| Yes               | Fletcher Residential Limited                 | Ormiston Fields                           | Auckland - Central & East    | Flat Bush        |
| Yes               | Universal Homes Limited                      | Tiakina                                   | Auckland - North & West      | Northcote        |
| Yes               | Oaks Living Coronation Limited               | Coronation Rise                           | Auckland - Counties Manukau  | Mangere Bridge   |
| Yes               | Jal Developments Limited                     | The Owairaka Collection - Jalcon Homes    | Auckland - Central & East    | Mount Albert     |
| Yes               | Hendon Ave Ltd                               | Hendon Ave                                | Auckland - Central & East    | Mount Albert     |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Auckland - Central & East    | Mount Roskill    |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Greater Wellington           | Te Aro           |
| Yes               | Mike Greer Homes Cessna Place Limited        | 7-11 Bader Drive                          | Auckland - Counties Manukau  | Mangere          |
| Yes               | Fletcher Residential Limited Or-033          | Rockfield Apartments Oranga OR-033        | Auckland - Central & East    | Oranga           |
| Yes               | Fletcher Residential Limited R1              | Te Uru Release 1                          | Auckland - North & West      | Hobsonville      |
| Yes               | Wallaceville Developments Limited            | Stage 9, The Reserve, Wallaceville Estate | Greater Wellington           | Wallaceville     |
| Yes               | Border Road Developments Limited             | Corban Park                               | Auckland - North & West      | Henderson        |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Auckland - Central & East    | Mount Albert     |
| Yes               | Alfriston Studios Limited                    | Alfriston Villas                          | Auckland - Counties Manukau  | Manurewa         |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Waikato                      | Ngaruawahia      |
| Yes               | Paul Mcdonnell Homes 2015 Limited            | Salisbury Street Levin                    | Manawatu - Whanganui         | Levin            |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Auckland - Counties Manukau  | Papatoetoe       |
| Yes               | Roskill South Whare Tupu Limited Partnership | Te Mara                                   | Auckland - Central & East    | Mount Roskill    |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Auckland - Counties Manukau  | Manurewa         |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Auckland - North & West      | Glenfield        |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Greater Wellington           | Waikanae         |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Greater Wellington           | Tawa             |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Greater Wellington           | Timberlea        |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Waikato                      | Waikato District |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Bay of Plenty                | Koutu            |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Auckland - Central & East    | Onehunga         |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Auckland - Counties Manukau  | Karaka           |
| Yes               | Unispot Richmond Development Limited         | The Glade                                 | Auckland - Central & East    | Mount Wellington |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Auckland - Central & East    | Mount Albert     |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Auckland - North & West      | Glen Eden        |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Nelson                       | Richmond         |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Auckland - Central & East    | Mount Albert     |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Auckland - North & West      | Northcross       |
| No                | Withheld under s9(2)(b)(ii)                  | Withheld under s9(2)(b)(ii)               | Waikato                      | Putaruru         |