

The Treasury

Social Housing Reform Programme Information Release

Release Document

October 2016

<http://www.socialhousing.govt.nz>

Key to sections of the Official Information Act 1982 under which information has been withheld.

Certain information in this document has been withheld under one or more of the following sections of the Official Information Act, as applicable:

- [1] 9(2)(a) - to protect the privacy of natural persons, including deceased people
- [2] 9(2)(b)(ii) - to protect the commercial position of the person who supplied the information or who is the subject of the information
- [3] 9(2)(ba)(i) - to prevent prejudice to the supply of similar information, or information from the same source, and it is in the public interest that such information should continue to be supplied.
- [4] 9(2)(d) - to avoid prejudice to the substantial economic interests of New Zealand
- [5] 9(2)(f)(iv) - to maintain the current constitutional conventions protecting the confidentiality of advice tendered by ministers and officials
- [6] 9(2)(g)(i) - to maintain the effective conduct of public affairs through the free and frank expression of opinions
- [7] 9(2)(h) - to maintain legal professional privilege
- [8] 9(2)(i) - to enable the Crown to carry out commercial activities without disadvantage or prejudice
- [9] 9(2)(j) - to enable the Crown to negotiate without disadvantage or prejudice
- [10] 9(2)(k) - to prevent the disclosure of official information for improper gain or improper advantage
- [11] Not relevant

Where information has been withheld, a numbered reference to the applicable section of the Official Information Act has been made, as listed above. For example, an [1] appearing where information has been withheld in a release document refers to section 9(2)(a).

In preparing this Information Release, the Treasury has considered the public interest considerations in section 9(1) of the Official Information Act.

s 9(2)(a)

From: Section 9(2)(a) Privacy of Natural Persons, Treasury Official
Sent: Friday, 1 July 2016 3:57 p.m.
To: s 9(2)(a), Two of Hon Bennett's staff
Cc: s 9(2)(a) @hnzc.co.nz; s 9(2)(a), Three HNZ staff
Subject: Update for Ministers Bag (Short Term Housing Project)
Attachments: 3546103_1.docx

Importance: High

Kia ora s 9(2)(a), Two of Hon Bennett's staff

As discussed, please see an update on the Short Term Housing Project.

By way of context HNZN and Treasury have clarified responsibility for investigating more short term options (summary of work streams below).

Work stream 1: Modular sites at thr s 9(2)(f)(iv) Active consideration

s 9(2)(f)(iv)

Overall co-ordination – s 9(2)(a) Treasury)

Work stream 2: Other potential sites for short term housing (i.e up to 3 years) and investigating leasing of modular units and leasing of land from private parties

Overall co-ordination – s 9(2)(a) (HNZC)

The document attached provides an update on work stream 1. We asked HNZN to provide an update on work stream 2 – but have not received it yet and we are conscious of the 4pm cut off for Ministers bag.

Warm regards

s 9(2)(a), Treasury official

Short Term Housing Project – Work stream 1 & 2 Update for Minister Bennett (1 July 2016)

Current situation (work stream 1):

s 9(2)(f)(iv), s 9(2)(ba)(ii) Commercially sensitive

1. HNZA is progressing the development of three sites in [redacted] – with an indicative yield of 143 units [redacted] and detailed geotechnical and topographical surveys).
2. HNZA is targeting a Registration of Interest (ROI) for release on 13 July. This ROI will test the price points, delivery timeframes and capacity of sector, whether providers will take on consenting risk (to reduce architect costs) and typology of units (for example whether it is possible to get a density solution).
3. Treasury and HNZA are investigating other sites – such as [redacted] sites.
4. HNZA and Treasury have clarified responsibility for investigating more short term options (summary of work streams below).

Work stream 1: Modular sites at [redacted] (25 year time horizon)

Overall co-ordination – Emma White (Treasury)

Work stream 2: Other potential sites for short term housing (i.e up to 3 years) and investigating leasing of modular units and leasing of land from private parties

Overall co-ordination – Andrew Booker (HNZA)

5. You have received two Official Information Act Requests for advice on Modular. Treasury and MSD are working together on the response to these OIA's.

Updates in the past week for work stream 1:

1. Modular section of the Cabinet paper drafted
2. Geotechnical and topographical surveys commissioned for [redacted]
3. HNZA is actively preparing the Registration of Interest (ROI) for release on 13 July
4. HNZA and Treasury have clarified responsibility for investigating more short term options (summary of work streams below)
5. Engagement with [redacted] – next step is for HNZA to visit these sites
6. Engagement with [redacted] – next step is for these entities to come back to Treasury regarding whether there is land that may be available and [redacted]. We expect an update in the next week.

Next steps/timeline for work stream 1:

s 9(2)(f)(iv), s 9(2)(ba)(ii) Commercially sensitive

Step	Date/s	Description
1	Complete	<p>[redacted] HNZC agreement in principle to most key lease terms on s 9(2)(f)(iv), s 9(2)(ba)(ii) Commercially sensitive</p>
2	8 July 2016	<p>Treasury to update Ministers offices on engagement with [redacted] s 9(2)(f)(iv), s 9(2)(ba)(ii) Commercially sensitive In particular whether there is available land and if there is whether the land might be suitable for 10-25 year developments or for more immediate developments (work stream 2 being led by HNZC).</p>
<p>s 9(2)(f)(iv), s 9(2)(ba)(ii) Commercially sensitive</p>		