

25 July 2024

9(2)(a)

Tēnā koe 9(2)(a)

Thank you for your request to Kāinga Ora – Homes and Communities, dated 11 June 2024, for the following information under the Official Information Act 1982 (the Act):

- *Yearly Costs with breakdowns, involved with annual health and safety inspections on all properties for the last 5 years.*

As part of Kāinga Ora – Homes and Communities' commitment to ensure the health and safety of our customers and homes, we have a Health and Safety (H & S) inspection programme. In this programme, qualified and independent inspectors from our service provider will carry out health and safety inspections at each of our tenanted homes once a year.

These inspections are booked six months after the general annual inspection carried out by our Housing Support teams.

The Health and Safety inspection is a visual inspection to identify health and safety risks in Kāinga Ora homes and enable us to implement early interventions to mitigate these risks.

Inspectors will record all information sighted during the inspection under two primary categories:

- First there are the mandatory checks: includes making sure the smoke alarms are compliant, checking window latches are secure, ensuring an anti-tip device is installed on the stove, monitoring for mould growth and more.
- The second category covers any observed concerns at the time of the visit, such as overcrowding, hoarding or extensive damage.

When non-compliant items are found, the Inspectors will:

- Carry out minor works to remediate some non-compliant items during the visit (such as replacing smoke alarm batteries or installing window stays).
- Log an urgent repair request with the Kāinga Ora customer service centre for them to dispatch a tradesperson, if needed.
- Send general repair requests to the Kāinga Ora maintenance team for action, if needed.
- Email the Manager responsible for asset monitoring to follow up with either our Housing Support or Asset team, if needed.

In response to your request, please find the table below:

Year	Number of completed H &S inspections (which includes state housing, transitional housing and community group housing)	Inspection cost (excl. GST)
1 July 2019 - 30 June 2020	51,573	\$3,440,372.98
1 July 2020 - 30 June 2021	57,112	\$3,709,820.29
1 July 2021 - 30 June 2022	40,713	\$2,621,645.95
1 July 2022 - 30 June 2023	61,110	\$3,933,431.11
1 July 2023 - 30 May 2024	56,282	\$4,121,871.29
Total	266,790	\$17,827,141.60

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

Nāku noa, nā



Nick Maling
General Manager National Services