

23 JUN 2017

Beryl Beauchamp

fyi-request-5797-734e81ba@requests.fyi.org.nz

Dear Ms Beauchamp

Thank you for your email of 28 April 2017 requesting, under the Official Information Act 1982 (the Act), the following information:

“a copy of all reports prepared for the Corporation by Andrew Body or Andrew Body Limited.”

I apologise for the delay in replying to your request.

The following table provides a list of all work undertaken by Andrew Body Limited (ABL) that resulted in a report for the Corporation, and are relevant to your request:

Contract and work to be completed	Contract period
Hobsonville Divestment Strategy Work: The development of a strategy for Housing New Zealand to divest from Hobsonville Point in Auckland. Report: <i>Detailed Strategy for the Managed Divestment Option of Hobsonville Point</i> (June 2011)	2010/2011 and 2011/12
Tamaki / Stock transfers Work: Advice on redevelopment proposals for Northern Glen Innes and a counterfactual proposal on stock transfers and redevelopment. Reports: <i>Viability of Social Housing Provision and the Role of Stock Transfers in New Zealand</i> (February 2012) and <i>Tamaki – Counterfactual Cash Flows Update</i> (4 April 2012)	2009/2010, 2011/12 and 2012/13

- *Detailed Strategy for the Managed Divestment Option of Hobsonville Point* (30 June 2011)

The Executive Summary of this report which outlines the work undertaken for this contract is attached. I am redacting some information from this reply under:

- Section 9(2)(b)(ii) of the Act – *the withholding is necessary as the release would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information; and*

I am withholding the remainder of this report under:

- Section 9(2)(b)(ii) of the Act – *the withholding is necessary as the release would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information; and*

- Section 9(2)(ba)(i) of the Act – *the withholding of the information is necessary to protect information that is subject to an obligation of confidence where making the information available would be likely to prejudice the supply of similar information, or information from the same source, and it is the public interest that such information should continue to be supplied.*
- *Viability of Social Housing Provision and the Role of Stock Transfers in New Zealand* (10 February 2012)

I am withholding this report under:

- Section 9(2)(b)(ii) of the Act – *the withholding is necessary as the release would be likely unreasonably to prejudice the commercial position of the person who supplied or who is the subject of the information; and*
- Section 9(2)(i) of the Act – *to enable a Minister of the Crown or any department or organisation holding the information to carry out, without prejudice or disadvantage, commercial activities.*
- *Tamaki - Counterfactual Cash Flows Update* (4 April 2012)

A copy of this report is attached with some information withheld under section 9(2)(a) of the Act, *to protect the privacy of natural persons* and under section 9(2)(b)(ii) of the Act *to prevent prejudice the commercial position of the person who supplied or who is the subject of the information.*


The advice provided by ABL was expert advice on housing reforms, drawing on the unique experience and knowledge of Andrew Body, staff at ABL and the contractors they engaged (for example, to value existing houses and proposed projects) to develop a new (and very successful) plan for Hobsonville, valuing Tamaki for transfer between Housing New Zealand and Tamaki Redevelopment Company, investigating the economic sustainability of social housing, tenant segmentation and affordability products.

This advice involved not just reports. ABL was also involved in an extensive range of meetings, consultation, presentations and discussions with key stakeholders about proposals for housing reform. The advice was provided to Housing New Zealand for its purposes rather than to inform government decisions on housing policy.

You have the right to seek an investigation and review of my response by the Ombudsman, whose address for contact purposes is:

The Ombudsman
Office of the Ombudsman
PO Box 10-152
WELLINGTON 6143

Yours sincerely


Greg Groufsky
Deputy Chief Executive