

22nd January 2024,

The Owner/Resident
??? Bucklands Beach Rd
Bucklands Beach 2012

Dear Neighbour,

Update on our plans for redevelopment of 341 Bucklands Beach Road and 122 Gills Road, Buckland Beach

Kāinga Ora wrote to you on 25th August to advise that Auckland Council has granted a Resource Consent for this development.

Our intention is to better utilise land that has been occupied by a small number of older houses on large sections. We will do this by building a greater variety of new, warm, healthy homes, designed to complement the local environment and meet the needs of today's tenants.

The redevelopment at this location will see the previous homes replaced with number warm dry, modern homes.

These will be made up of:

- 1 x 3 + 1 Bedroom Accessible Stand-Alone Home
- 2 x 3 Bedroom Duplex
- 3 x 2 Bedroom Terraces

Safety first

The first step in this process will be to safely remove any asbestos from these homes. Like many other homes of the era (and other types of building built pre-mid-1980s), these properties may have some low risk asbestos that needs to be removed before demolition can begin. Independent tests have confirmed there is no risk to surrounding areas or neighbours from this.

Kāinga Ora has contracted an accredited asbestos-removal company to do this work. They will operate in accordance with the Health and Safety at Work (Asbestos) Regulations 2016 to ensure the safe and efficient removal, transportation and disposal of the material containing asbestos.

This work will take place in the week commencing 30th January 2024.

How long will the work take?

The next stages will begin onsite from, starting with site clearance, removal of the existing properties, soil remediation and associated civils work such as the installation of services. This work will take approximately one month. Once complete we will start construction work and setting up ready for the new properties to be delivered. We will send out another update closer to that time.

For more information on this project and the Auckland Housing Programme, please visit our website at:

[Bucklands Beach Road and Gills Road :: Kāinga Ora – Homes and Communities \(kaingaora.govt.nz\)](http://www.kaingaora.govt.nz)

We are looking forward to seeing the brand-new housing that will start taking shape over the coming months.

If you have any questions or concerns about any of the Kāinga Ora sites, please get in touch using the contact details below.

Yours sincerely,

Rose Cosgrove
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