



22 April 2025

L. Rhodes



Dear L. Rhodes

Request for Information – Local Government Official Information and Meetings Act (LGOIMA) 1987

"We refer to your official information request dated 25 March 2025 for.

Please provide a comprehensive list of all buildings within the council's jurisdiction that have been determined to be dangerous, affected, or insanitary (as defined under Section 121-123 of the Building Act 2004), including:

a) All buildings that have been determined to be dangerous, affected, or insanitary from January 1, 2020 to present;

AND

b) All buildings determined to be dangerous, affected, or insanitary prior to January 1, 2020 that still have active notices, unresolved issues, or ongoing council oversight.

For each building identified, please provide:

- The building's address and/or legal description
- The date the building was determined to be dangerous, affected, or insanitary
- The specific classification (dangerous, affected, or insanitary)
- The current state of compliance"



30 Laings Road, Lower Hutt

Answer:

Please see attached document with the statistics you have requested. We are supplying the data from 2022. Information prior to this date is not held.

You have the right to seek an investigation and review by the Ombudsman of this decision. Information about how to make a complaint is available at www.ombudsman.parliament.nz or freephone 0800 802 602.

Please note that this response to your information request may be published on Hutt City Council's website. Please refer to the following link:

www.huttcity.govt.nz/council/contactus/make-an-official-information-act-request/proactive-releases

Yours sincerely

Lakna Siriwardena

Legal Operations Advisor

Address	DAI Status	Property ID	Details Name imported by bandelle in 2000. Flows have described.		Due by/expiry date	Resolved/Close date
68;#46 Holborn Drive STOKES VALLEY 5019 - (2327600)	Closed	2327600	House impacted by landslip in 2022. Since been demolished. Last email April 2023. 2022 AECOM report submitted. Recommends house demo, slope stability work needed -> Bradley Cato. Owner may intend to sell land to	NA	NA .	18/10/202
69;#60 Holborn Drive STOKES VALLEY 5019 - (2508300)	Closed	2508300	council. Visited site in October 2024 and witnessed completion fo stability works and house intact with DAI lifted.	29/07/2022		13/03/202
101;#28 Matipo Street EASTBOURNE 5013 - (7144600)	Open	7144600	House impacted by landslip. Legal dispute ongoing, DAI issued based on previous assessments.	30/08/2024	30/11/2024	NA C
116;#61 A Strand Crescent NAENAE 5011 - (1805702) 132;#FLAT 1 / 217 Oxford Terrace AVALON 5011 - (985801)	Closed	1805702	Initially issued OAI notice. Building demolished as of 10/2024 Size is 2023, but her damaged by transact, it as a small core last 2023, Annuals current, but no notice or AFE has been issued? 3 New residential houses now half.	24/11/2023 Na	NA NA	18/10/202
5 Jennes Grove	Closed Closed	9858 01 9002568	Fire in 2023, further damaged by tornado. Last email corr. Jan 2023. Appears current, but no notice or NTF has been issued?. 3 New residential houses nopw built. Council investigated building in 2022 following landslip and issued DAI notice. Structural/geotech assessment carried out showed little risk so notice was lifted	14/02/2024		24/03/20
126 Hutt Park Road	Closed	9013346	NTF issued first in 09/2022. DAI notice later issued on 01 Feb 2024. Building has been demolished.	1/02/2024	NA	4/11/200
122 Hutt Park Road	Closed Closed	1145700 872700	NFF has been issued, Unsure If DAI notice was issued given high degree of risk? Building has been demolished.		NA 09/12/2024 (First actions)	4/11/20
14 Taine Street, Taita 42 Burden Ave, Wainulomata	Closed Open	872700 6811502	Change of use from a warehouse to housing/acommodation involving unconsented building work. Dangerous electrical and gas works. DAI notice issued on 2nd December. Works complete Significant risks caused by construction of structure adjacent to smokers area. Unconsented work.	ed: 3/12/2024 10/07/2024		3/03/20
837 High Street, Boulcott	Open	617000	Significant risks caused by construction of unconsented shop alteration/extension.	6/12/2024	NA	NA
111 D Stokes Valley Road	Open	2307604	Serious structural and weathertightness damage as a result of fire in 2024. DAI notice issued to owner February 2025.	6/03/2025	6/03/2026	NA
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