



MAIHI Ka Ora

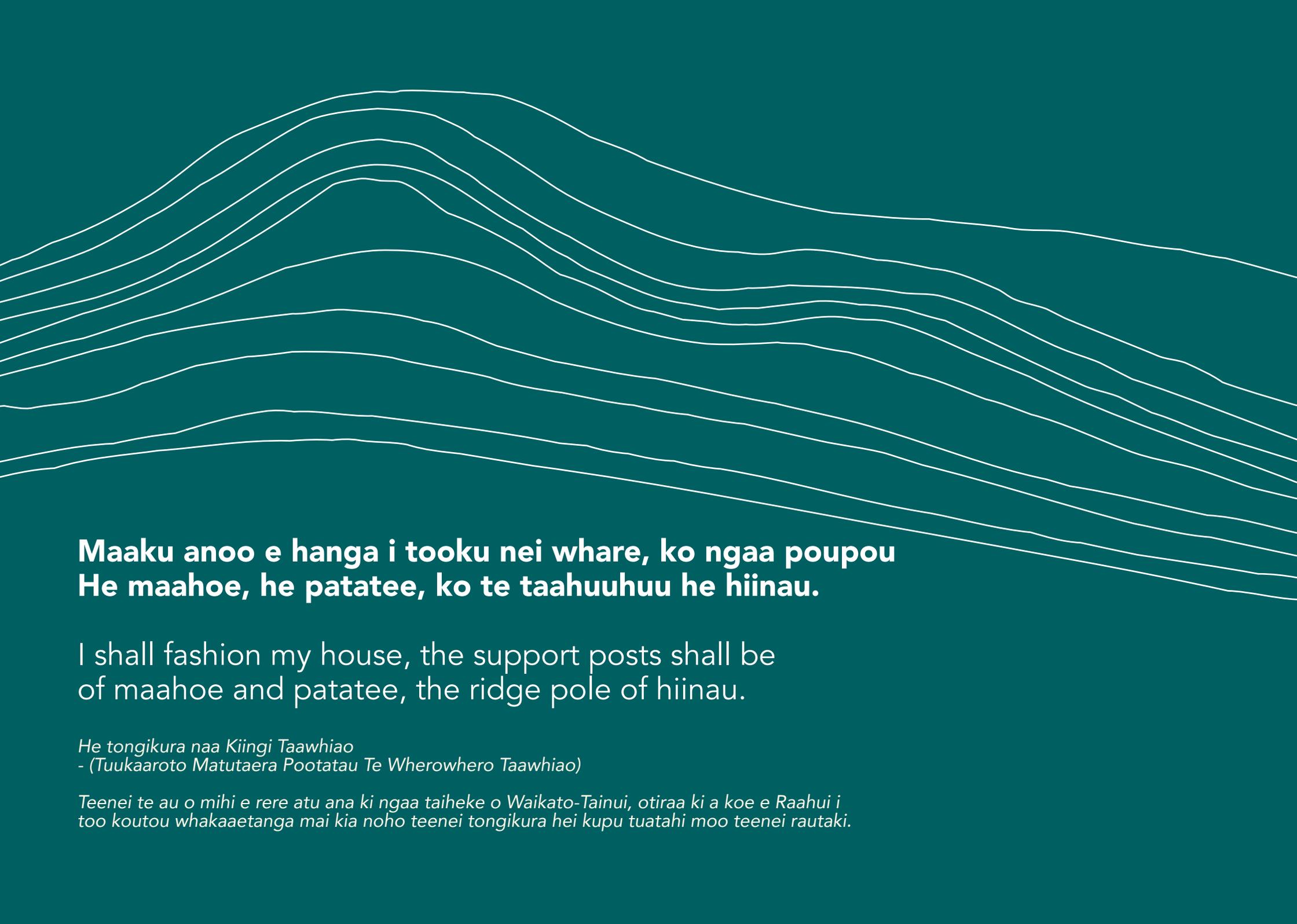
The National Māori Housing Strategy

Strategy



Te Tūāpapa Kura Kāinga
Ministry of Housing and Urban Development





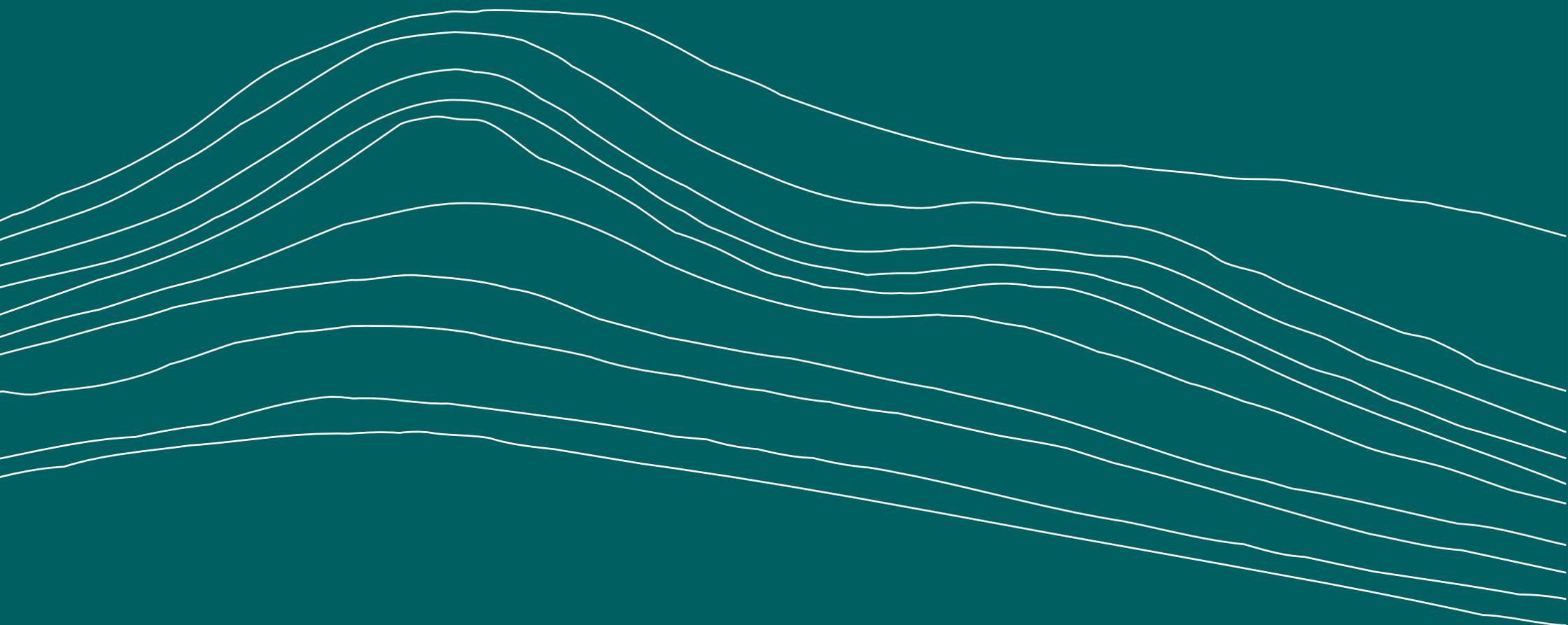
**Maaku anoo e hanga i tooku nei whare, ko ngaa poupou
He maahoe, he patatee, ko te taahuuhuu he hiinau.**

I shall fashion my house, the support posts shall be
of maahoe and patatee, the ridge pole of hiinau.

*He tongikura naa Kiingi Taawhiao
- (Tuukaaroto Matutaera Pootatau Te Wherowhero Taawhiao)*

*Teenei te au o mihi e rere atu ana ki ngaa taiheke o Waikato-Tainui, otiraa ki a koe e Raahui i
too koutou whakaaetanga mai kia noho teenei tongikura hei kupu tuatahi moo teenei rautaki.*





This strategy has been developed and led in partnership with Te Puni Kōkiri, and agencies across Government. We thank them for the contributions they made to this strategy.

Minister's foreword



As Māori, we understand the importance of going home.

We feel the pull to return to where we belong. To be with our people. To reunite with our whānau and remain connected to our whenua.

Home for us is both a physical structure, and a whānau construct. It is people, and it is a place.

That is why our new Māori Housing strategy takes a holistic approach to housing. It grows from an understanding that a healthy, secure and affordable house is only part of the solution to the crisis we are facing. We must also make sure that what is inside our whare, our whānau, is just as healthy as the building that surrounds them.

As the Associate Minister of Housing – Māori Housing, it is a privilege for me to be part of our new National Māori Housing strategy which we have called 'MAIHI Ka Ora'.

I say, 'part of', because this is a strategy that has come about through a true partnership with Māori. A document

that articulates Māori aspirations, the role of the Crown and the outcomes we will work together to achieve.

I would like to thank everyone that participated in the forming of this strategy – the National Iwi Chairs Forum, hapū, iwi, Māori housing providers and MAIHI Whare Wānanga. I would like to especially thank Te Matapihi he tirohanga mō te iwi Trust and in particular Wayne Knox for the leadership and support he has given this important mahi.

Māori have called for us to not only take immediate action to address the housing crisis we face today, but to take a long-term approach, to have a vision for what we want our Māori housing future to look like, and more importantly to map out a pathway on how we will get there together.

We all know the statistics. The number of Māori that are homeless, those that cannot find an affordable rental, many who see owning their own home as an aspiration for the well off.

But the statistics we see, the numbers used to describe the state of crisis we find ourselves in, they have faces.

They are our whānau. Our cousins, our nannies, our children, and their children.

This strategy isn't just about changing numbers or improving statistics. It is about changing the lives of whānau today, tomorrow and into the future.

We will get there. Together. Māori and the Crown in true partnership delivering better houses, better homes, and a better future for our whānau.

Nō reira,

Ko te pae tawhiti whāia kia tata, ko te pae tata whakamaua kia tina

A handwritten signature in blue ink, appearing to read 'Peeni Henare'.

Hon Peeni Henare

Associate Minister of Housing – Māori Housing

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Introduction

MAIHI Ka Ora – the National Māori Housing strategy, has a shared vision that “All whānau have safe, healthy, affordable homes with secure tenure, across the Māori housing continuum.”

It takes Te MAIHI o te Whare Māori – Māori and Iwi Housing Innovation Framework for Action (MAIHI) which drives a whole of system approach and elevates it to provide the strategic direction for the whole Māori housing system.

Over a number of decades, through many and various iterations, Governments have acknowledged and tried to address the housing challenges facing Māori, iwi, hapū and whānau.

The Waitangi Tribunal’s Wai 2750 Kaupapa inquiry into Māori Housing Policy and Services has outlined the impact of years of insufficient responses to Māori housing issues that have had an intergenerational impact on Māori communities, impacts that continue to be felt today.

The lack of new housing supply, the poor quality of existing Māori housing and the unaffordability for Māori to rent or own their own home is not a

new problem, but it is a problem that has been exacerbated by a worsening housing crisis and the impacts of COVID 19.

To effectively address the long-standing challenges in Māori housing, we need to respond, review and reset the system. We cannot continue to expect different housing outcomes for Māori from a system that has failed to put Māori at its centre for too long.

That is why this strategy looks to do things differently.

MAIHI Ka Ora is not just a government strategy for Māori housing. This is a strategy that has been co-designed with Māori in the housing sector. Its implementation demands both Māori and the Crown work together in genuine partnership. It takes the MAIHI Framework for Action which drives a whole of system approach and elevates it to provide the strategic direction for the whole Māori housing system.

The new strategy is an expression of the articles of Te Tiriti o Waitangi.

The strategy sees the Government using its levers (Article one) to enable Māori-led local housing solutions (Article two) so Māori housing aspirations are achieved. If both arms of Te Tiriti work cohesively together, the strategy will provide oritetanga (Article three), equity.

Over the next 30 years, our Māori Crown partnership will look to make changes that will improve the housing outcomes for future generations of Māori, their whānau and their mokopuna.

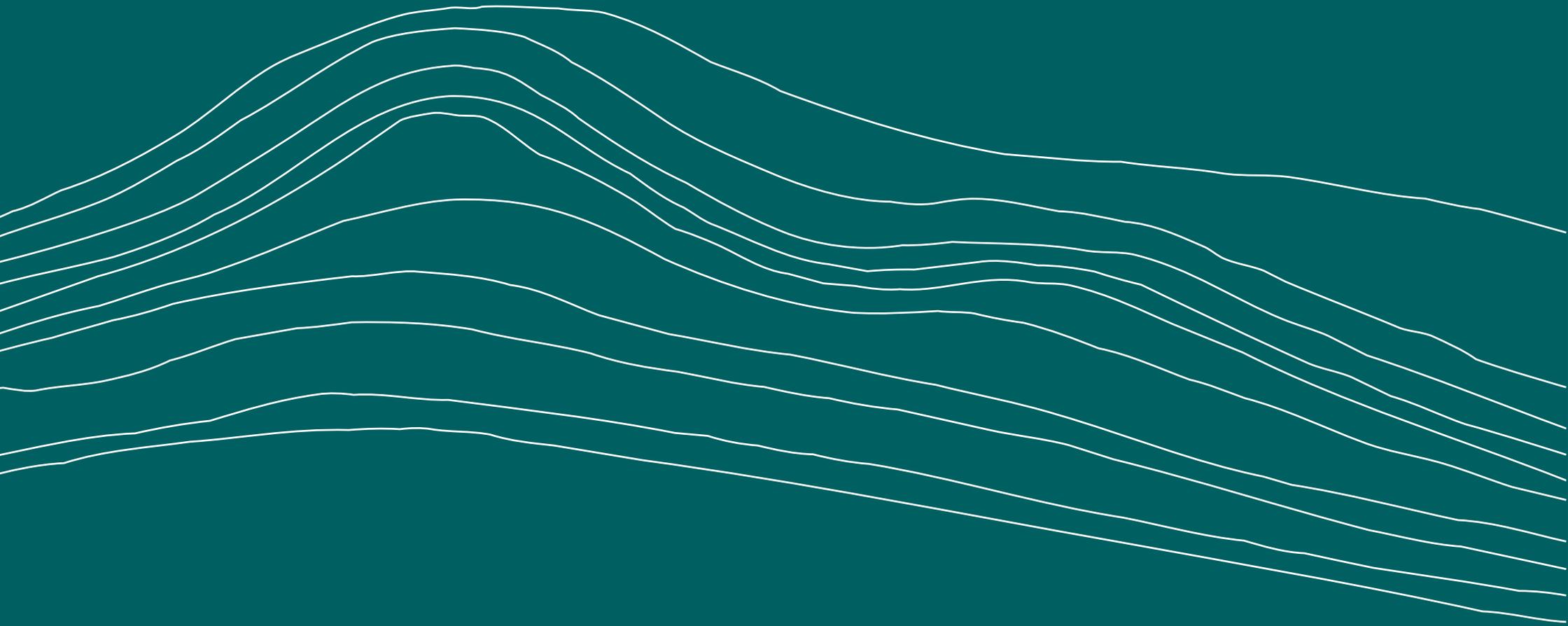
The new strategy breaks down the problems, puts in place actions that will help solve the problems, and timeframes to ensure we get the work done and shift the system to achieve our shared outcomes and improve whānau well-being.

The new strategy aims to take a complex issue, and a fragmented system – and simplify it. To do so work must be done within a wider housing effort within government, and simultaneously across Māori and iwi and hapū groups.

We do not work in isolation from the wider housing effort being undertaken by the Government, Māori and iwi and hapū groups. We have developed the strategy alongside the Government Policy Statement on Housing and Urban Development to ensure they are both cohesive and consistent in their approaches, actions and aspirations for a better housing system.

This will ensure that it is not just the Māori housing strategy that delivers for Māori – but that the entire system is better positioned to deliver equity and equality across the housing continuum that places whānau at its centre.

Elevating Te Maihi o te Whare Māori



As we have learnt from *He Whare Āhuru He Oranga Tāngata*, decades of Crown failure will not be resolved through a ‘framework’ applied narrowly, or investment that reflects the status quo. MAIHI needs to be infused across the housing system more broadly, with targeted actions and supported with the right capability in the Crown and Māori.

The MAIHI system approach has allowed us all to look across the breadth of government policies, programmes and investment for housing. It has enabled us to create connections across the system between policies and programmes, but most importantly people.

MAIHI is not just about what we deliver in the Māori housing sector – but how we deliver. Our new way of working has already brought about real benefits to recent and emerging issues – for example the Homelessness Action Plan taking a kaupapa Māori approach, placemaking development in Waingākau (Hastings) and an

accelerated response to homelessness in Rotorua, working directly with Māori housing providers through cross-agency collaboration within the system.

MAIHI has been successful in making gains towards changing the system to better deliver for Māori. That is why our new Māori Housing strategy takes MAIHI and elevates it to a position of greater importance and purpose.

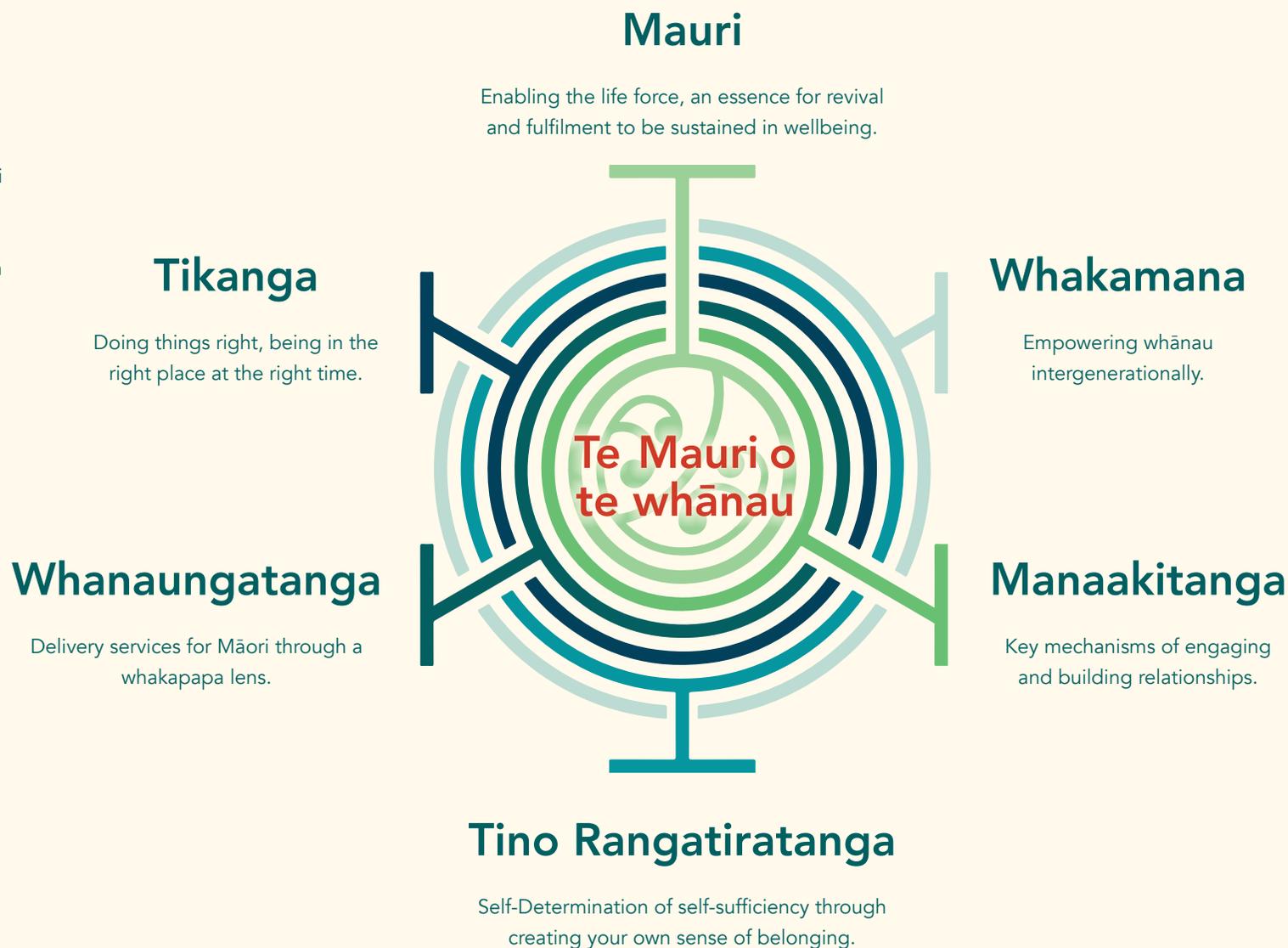
MAIHI will not just be about changing how we deliver in Māori housing but its principles and framework are what we will use to guide the strategic direction for Māori housing over the next 30 years.



“MAIHI is not just about what we deliver in the Māori housing sector – but how we deliver.”

MAIHI principles and framework

The MAIHI principles identify Te Mauri o te whānau at the centre of all our responses – that is the life force of the whānau at the centre to build strength and resilience from within.



MAIHI drives a whole of system approach. It sets an expectation of cohesion across government agencies to accelerate Māori housing and wellbeing outcomes.

It states clearly that for the Government's housing programme to deliver successful housing outcomes for Māori it must:

▲ Partner with Māori ▲ Apply kaupapa Māori approaches ▲ Take the necessary system approach

The MAIHI Framework for Action identifies three key workstreams:

Respond:

accelerating help for whānau experiencing homelessness and housing stress.

Review:

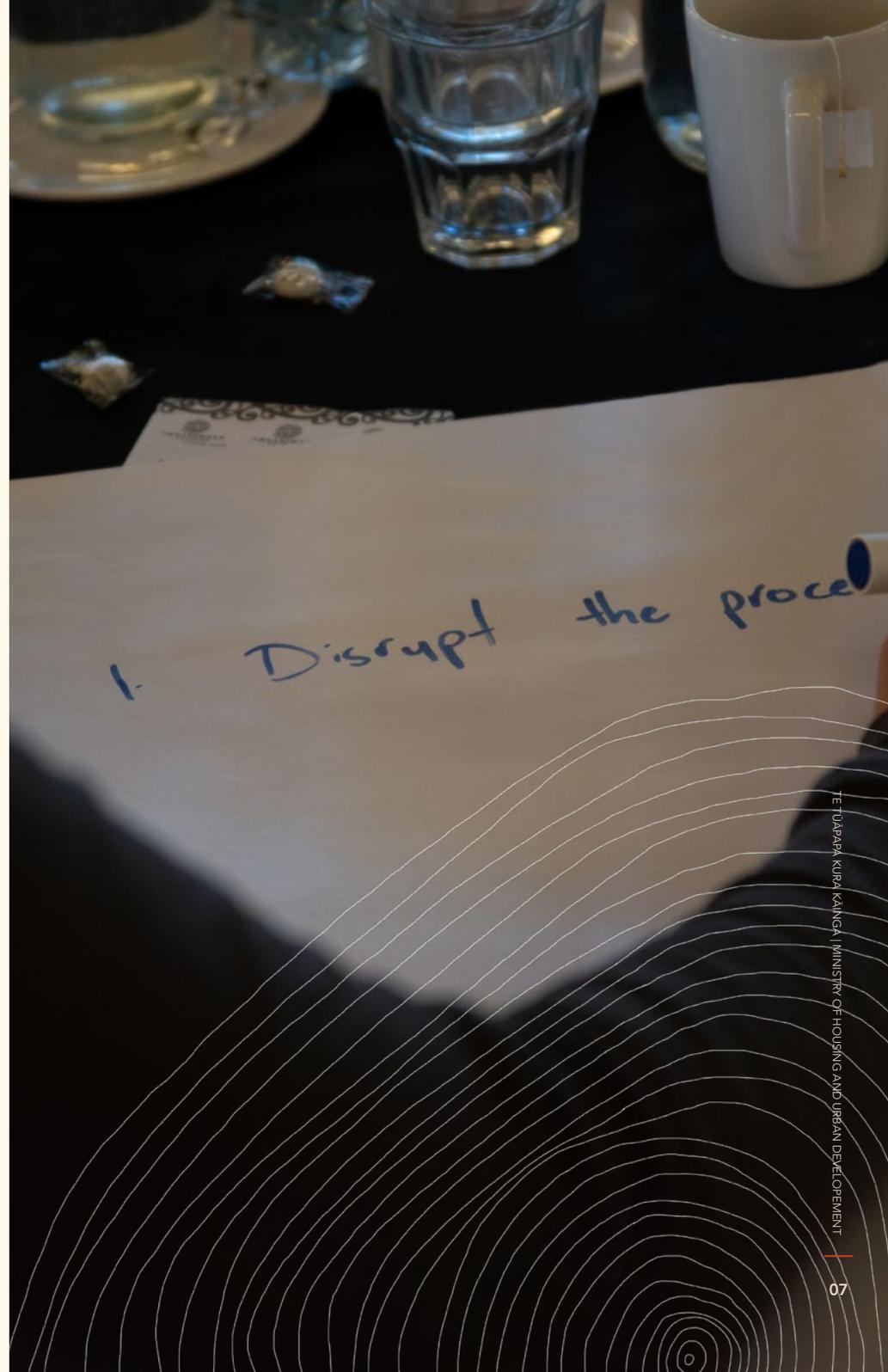
reviewing policies, legislation, programmes to attend to congestion within the system, critical barriers and missing enablers that undermine Māori and Iwi housing needs and aspirations.

Reset:

resetting systems and processes. Māori are leading innovative housing solutions that meet the needs and aspirations of whānau Māori. Our work on immediate responses, in partnership with Māori, enables this innovation to feed into the system to remove inequity and enable Māori aspirations.

A critical part of MAIHI was the establishment of Te MAIHI Whare Wānanga

Te MAIHI Whare Wānanga brings together representatives from the Māori housing sector and Crown officials to oversee the delivery of the MAIHI Framework for Action, from responding to the immediate housing crisis for Māori to reviewing and resetting the long term system to provide equitable solutions for Māori.



MAIHI Ka Ora The National Māori Housing Strategy



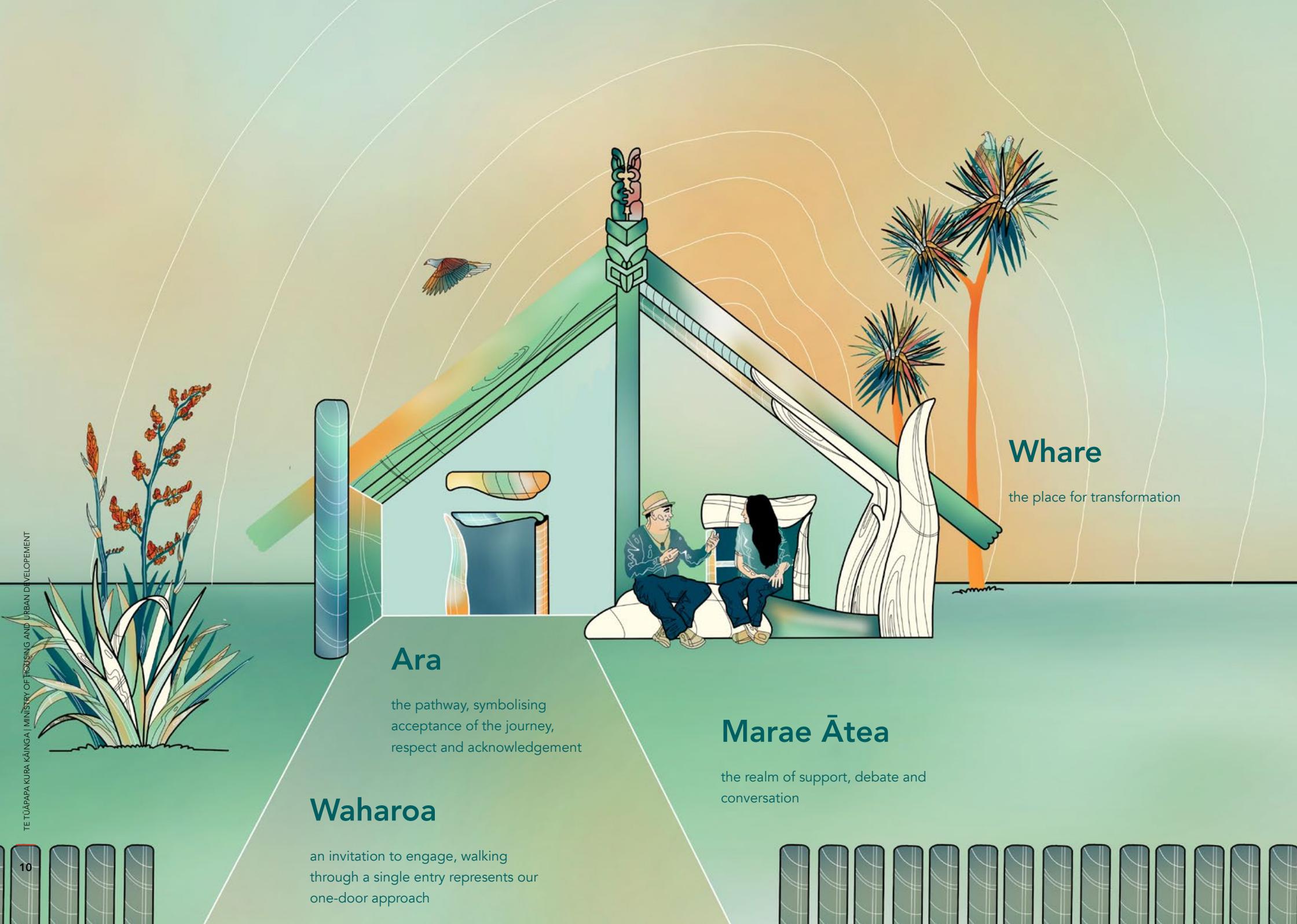


MAIHI Ka Ora reflects the structure of the Wharenui (principal house). The marae ātea and its surroundings is the place where the Crown and Māori work in partnership, share Māori housing priorities, and take collective action that moves us all forward towards our shared vision and aspirations for Māori housing over the next 30 years.

Building a genuine partnership

To ensure we can effectively address the long-standing problems in the Māori housing sector – we must do so as genuine partners, Māori and the Crown. The Crown cannot achieve the necessary changes on their own and neither can Māori given the scale of the crisis, we must work together. The whare in this image represents the place that the Crown and Māori will come together, but until now, both Māori and the Crown have spent their time on the marae ātea – the realm of support. Here is the place where we have been able to start to ready ourselves and start to enter and build into the whare.

It is on the marae ātea that we have been able to reflect on our past and take on the learnings of those before us, it is also the place where we have been able to develop and implement MAIHI which is our starting place for changing the housing system.



Whare

the place for transformation

Ara

the pathway, symbolising acceptance of the journey, respect and acknowledgement

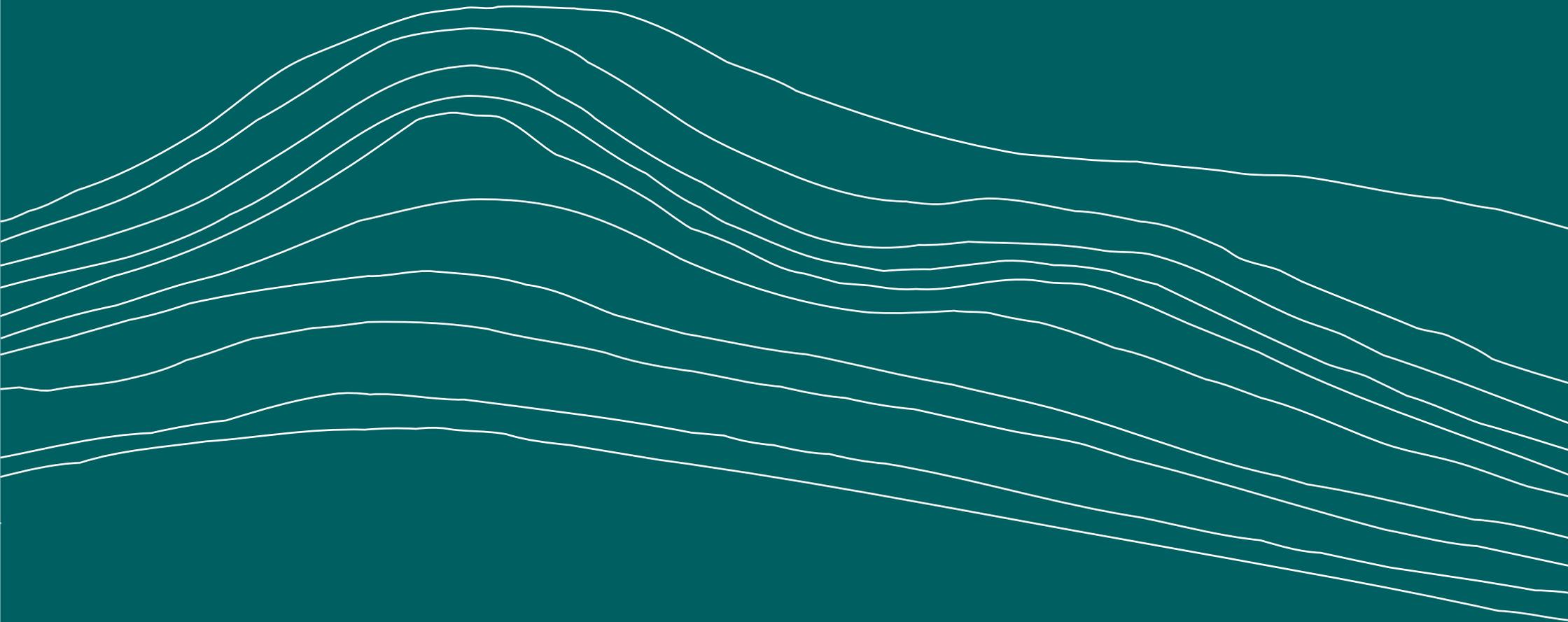
Marae Ātea

the realm of support, debate and conversation

Waharoa

an invitation to engage, walking through a single entry represents our one-door approach

Our shared priorities



Our shared priorities

Through wānanga we have designed and implemented MAIHI. This has readied the partners to start construction on the marae.

On the back wall of the whare are five pou, representing the five shared priority areas. The pou are grounded by a strong Māori Crown partnership and held together at the top by MAIHI Whare Wānanga.

These pou are placed at the back of the whare, as they are where we must start our strategy with the intent to build towards the front of the whare as we move forward.

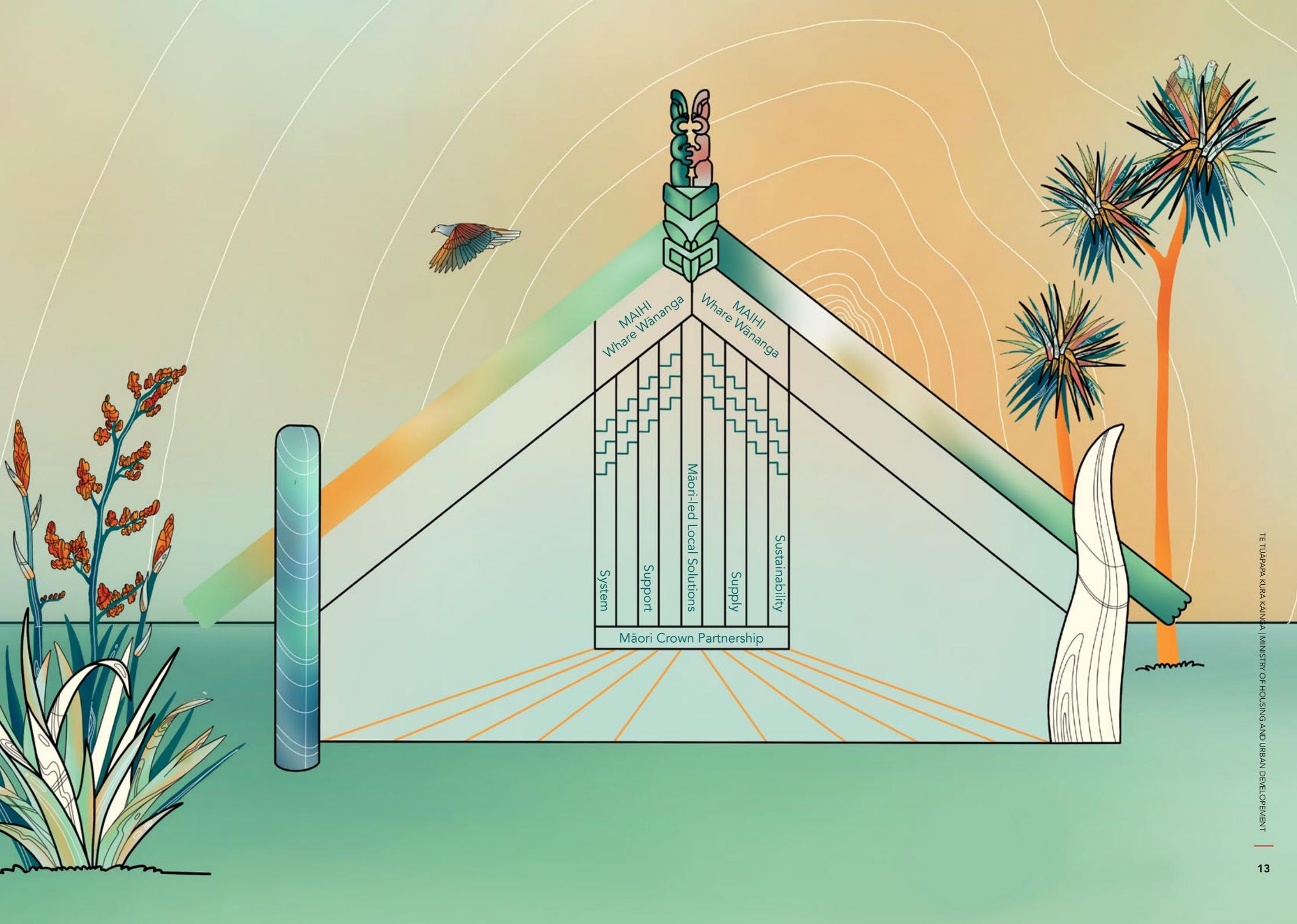
The poutama panels that sit behind the pou represent our whānau, and how they will transition through the housing continuum. Whānau hold this prominent place in the whare as a constant reminder to keep whānau at the centre of all we do.

The steps of the Poutama design represent the transition stages whānau will traverse as they move through the Māori housing continuum.

- **He Whare Āwhina, He Haumarū:** Provide support for those whānau experiencing housing vulnerability/insecurity
- **Kāinga Pūmanawa:** Supporting whānau to achieve housing security/permanence, and finally
- **Pā Kari:** Supporting whānau to achieve housing independence and to be part of thriving communities.

Our priorities must deliberately align to the progression of whānau to ensure they are transitioning towards a better housing future.





MAIHI
Whare Wananga

MAIHI
Whare Wananga

System

Support

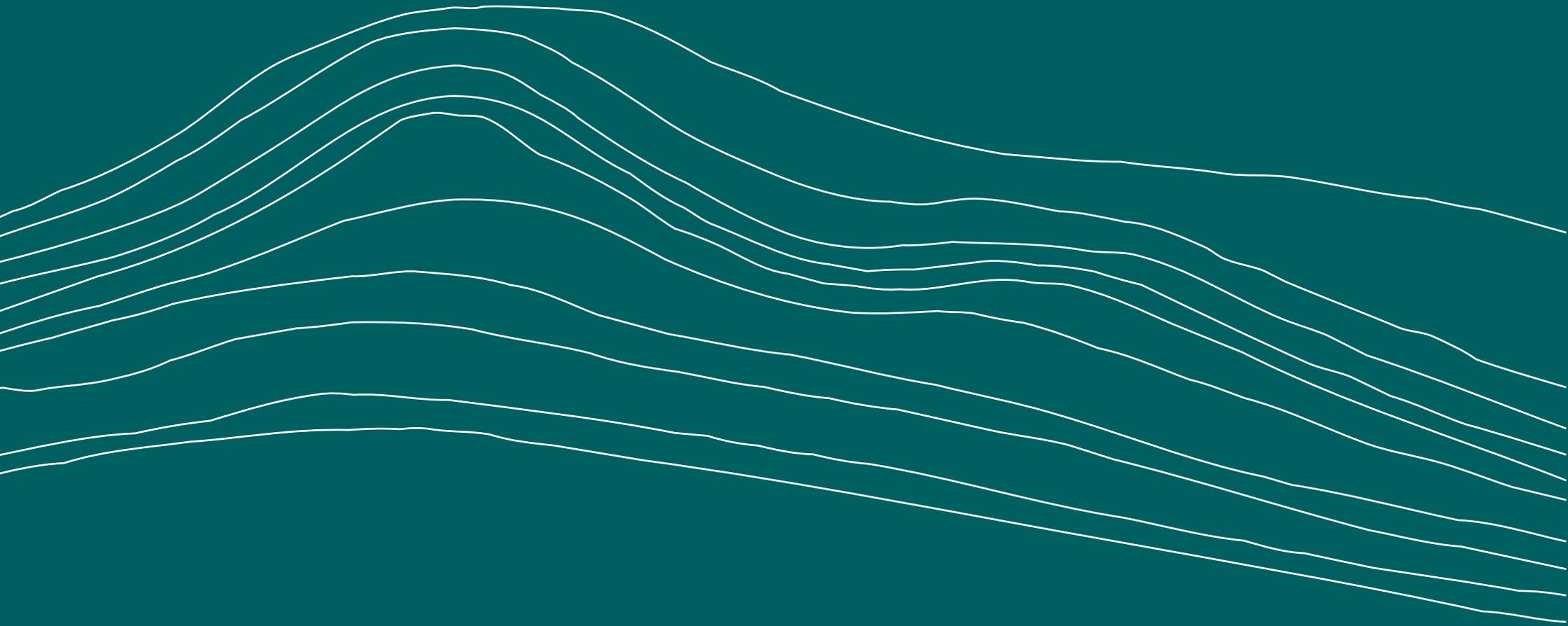
Māori-led Local Solutions

Supply

Sustainability

Māori Crown Partnership

Refining the challenge





To ensure that our strategy adequately addresses the immediate and short term challenges facing Māori housing we need to address key priority areas.

The total Māori housing problem can be broken into six major components.

They are:

1. Māori Crown Partnerships
2. Māori-led Local Solutions
3. Māori Housing Supply
4. Māori Housing Support
5. Māori Housing System
6. Māori Housing Sustainability

Māori Crown Partnerships

Previous strategies were not co-designed with Māori, they also failed to include accountability measures or measurable outcomes, so were void of cooperation and partnership between the Crown and Māori.

A strong Māori Crown partnership is crucial to successfully addressing Māori housing solutions. To ensure the partnership is genuine there must be shared decision-making processes, transparency between the partners,

the sharing of information and positive collaboration when delivering solutions.

Māori-led Local solutions

Previous 'one size fits all' approaches to Māori housing have not worked. A focus on Māori-led local solutions will enable Māori and the Crown to better identify the need at a local level and deliver fit for purpose housing solutions that take a 'by Māori for Māori' approach.

Māori Housing Supply

There is a lack of supply of quality, affordable housing for Māori whānau to rent or own. Ensuring we build more houses is the main part of the solution to the housing crisis we face, but we also need to provide houses that fit whānau. The increase in housing supply needs to provide a mix of housing solutions – from housing options for those ready to buy their own home, to those that want to return to their own land and live with their whānau in papakāinga.

Māori Housing Support

Whānau have limited access to effective housing support. We know that having a warm, dry home is important to ensuring the wellbeing of whānau, but the physical structure is just as important as the wellbeing of the whānau inside, however the current system is complex and unnavigable for many whānau.

Māori Housing System

The system is fragmented and not easily accessible. It is a barrier to implementing Māori housing solutions. Whether it's multiple agencies involved in the housing space, or the process and policy barriers that stand in the way of Māori being able to use their own assets to provide better housing solutions.

Māori Housing Sustainability

We need to make housing solutions more sustainable for whānau. That means we must look at ways of ensuring that the housing solutions we provide give whānau housing permanency.

Providing sustainable housing solutions for Māori has been an ongoing issue. The development of the implementation plan will look at sustainable funding options to address this problem.

Sustainability also means sustaining that connection between Māori and their whenua. Providing better support to whānau who want to live in papakāinga, on their own land.

Why we must address these priority areas: the effect on whānau wellbeing

When there is a lack of housing supply, a system that is fragmented and the housing provided is unsustainable – whānau are the ones that are most affected.

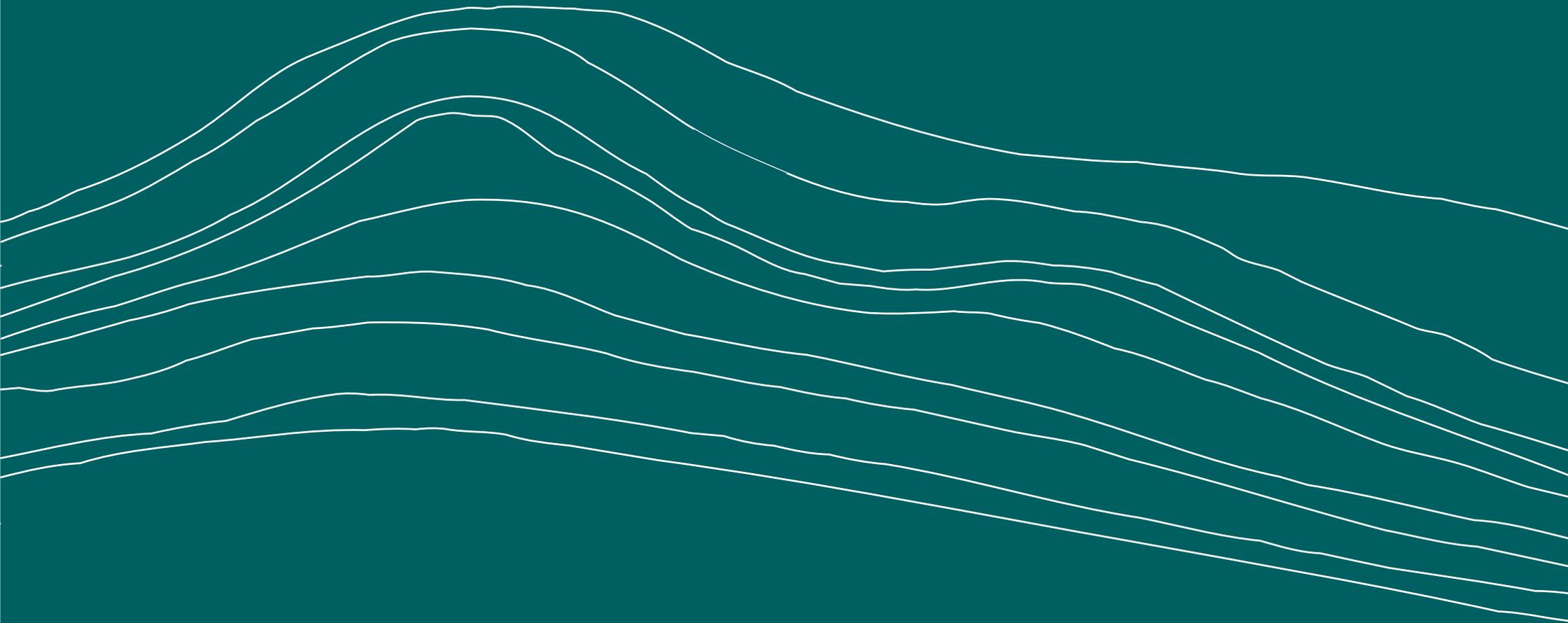
That is why today we are seeing:

- The most vulnerable whānau live in inadequate housing (tents, lean-tos, garages)
- Some whānau living in overcrowded conditions
- Whānau are living in motels without a pathway to secure tenure
- Whānau get 'stuck' in public housing dependency
- Stress and poor mental health
- Poor physical health
- Disruption for tamariki and poor performance at school
- Difficulty holding a job down
- Little hope and intergenerational dependency on the state
- Disconnection from whānau and whenua.

This strategy will take action in each priority area to address both the medium and long-term challenges facing Māori housing to ensure that the effects we are seeing on whānau today are no longer prevalent in the future.



Building into MAIHI Ka Ora





Building into MAIHI Ka Ora

The Māori collective is made up of iwi, hapū, whānau, National Iwi Chairs Forum, Te Matapihi, marae, whenua Māori and providers.

The Crown collective is made up of the different government departments and agencies that are connected through MAIHI and must work as one.

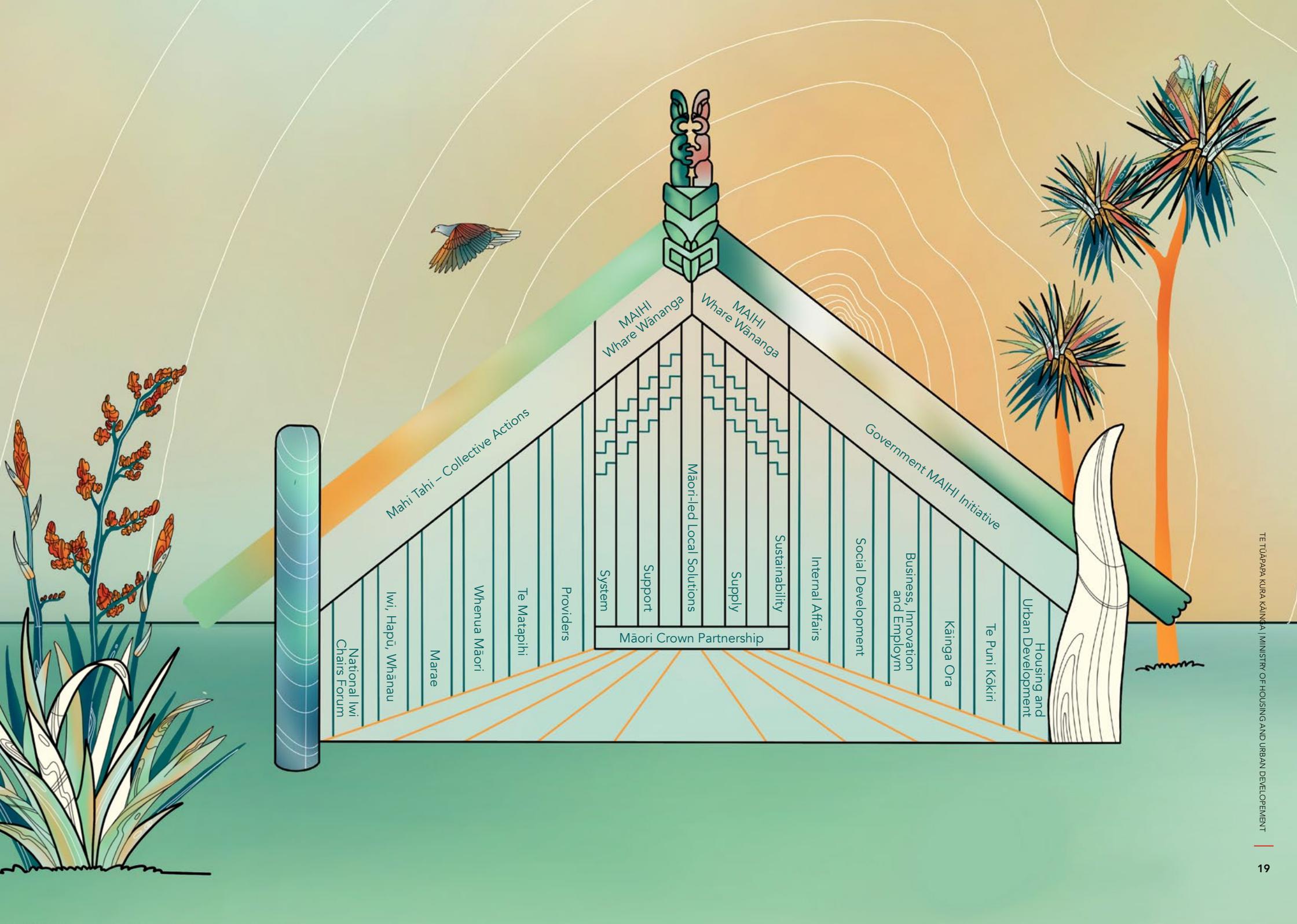
The delivery of the strategy, like the stability of the house, depends on both sides standing tall, sharing the weight of responsibility and remaining grounded and committed to providing a better housing future for all Māori and Aotearoa.

Like the walls of a whare – the partnership must be balanced and even. They must work together in a genuine partnership, through honest communication and meaningful engagement. When we face challenges, it is important that we solve them through consensus – because if the walls of the whare are weak, the house will fall, if the Māori Crown Partnership is not balanced and strong, we will not be able to work together to achieve a better housing future for whānau Māori.

Good partnership delivers better housing for whānau

We know what good and balanced Māori Crown partnerships can deliver for Māori. Already we are seeing successful outcomes from the implementation of MAIHI.





MAIHI
Whare Wananga

MAIHI
Whare Wananga

Mahi Tahī – Collective Actions

Government MAIHI Initiative

National Iwi
Chairs Forum

Iwi, Hapū, Whānau

Marae

Whenua Māori

Te Matapahi

Providers

System

Support

Māori-led Local Solutions

Supply

Sustainability

Internal Affairs

Social Development

Business, Innovation
and Employem

Kāinga Ora

Te Puni Kōkiri

Housing and
Urban Development

Māori Crown Partnership



Photo credit: Te Puni Kōkiri

Our plan: respond, review, reset

The roof is what completes the whare. It creates the apex of the house and connects Māori and the Crown to each other. It galvanises the strength of both sides of the whare and represents the balance that has been created through partnership.

The panels or the heke represent the shared actions we will take together to address the priorities (on the back wall of the whare). Each step brings us all closer to the front of the whare and to achieving our shared vision – All whānau have safe, healthy, affordable homes with secure tenure, across the Māori housing continuum.

We started work together on the marae ātea through the design and implementation of MAIHI.

We built the back wall of the whare which incorporates our priorities and puts whānau at the centre of all we will do.

We constructed the walls of the whare – Māori and the Crown represented on each side, collectives working together to make the whare strong.

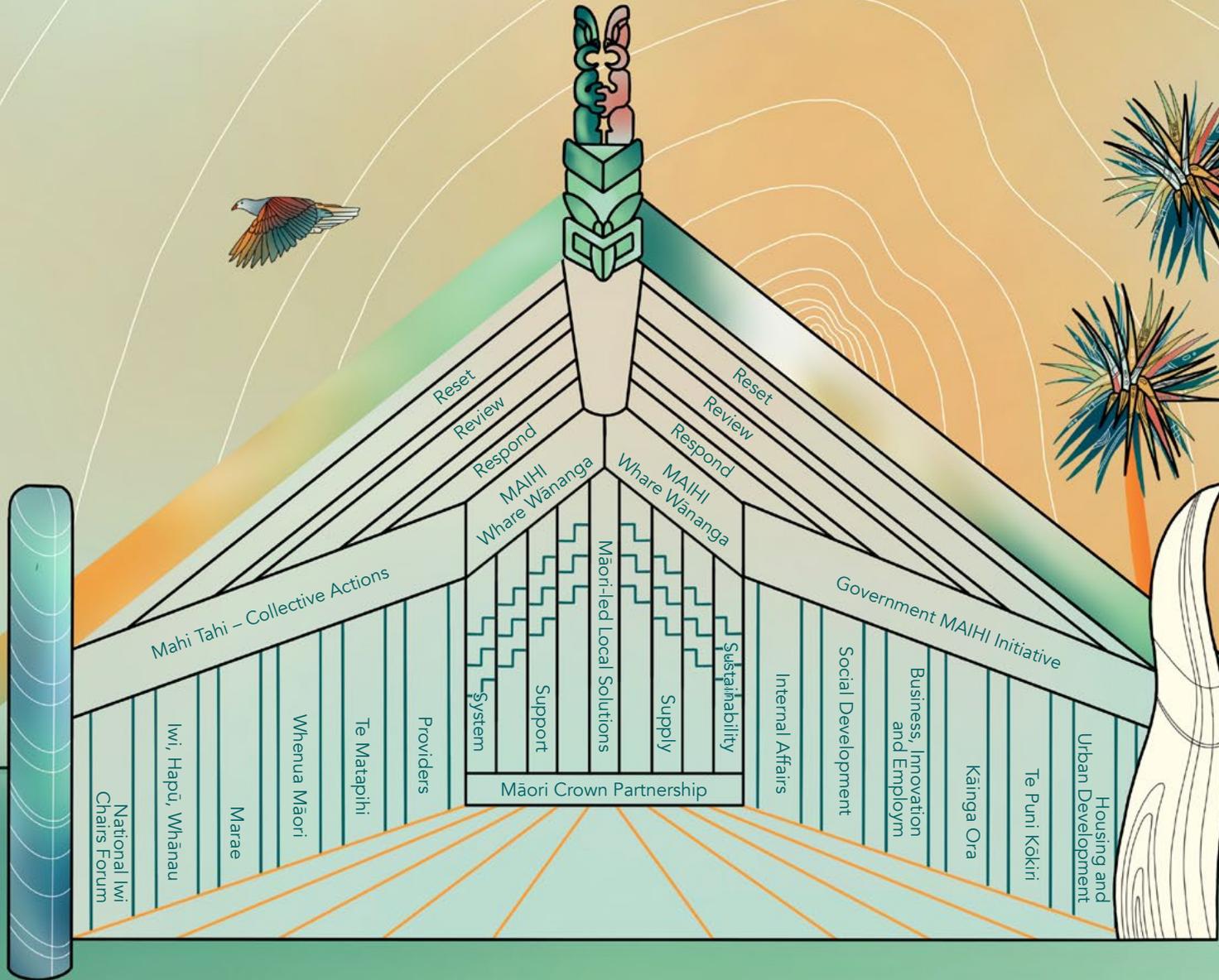
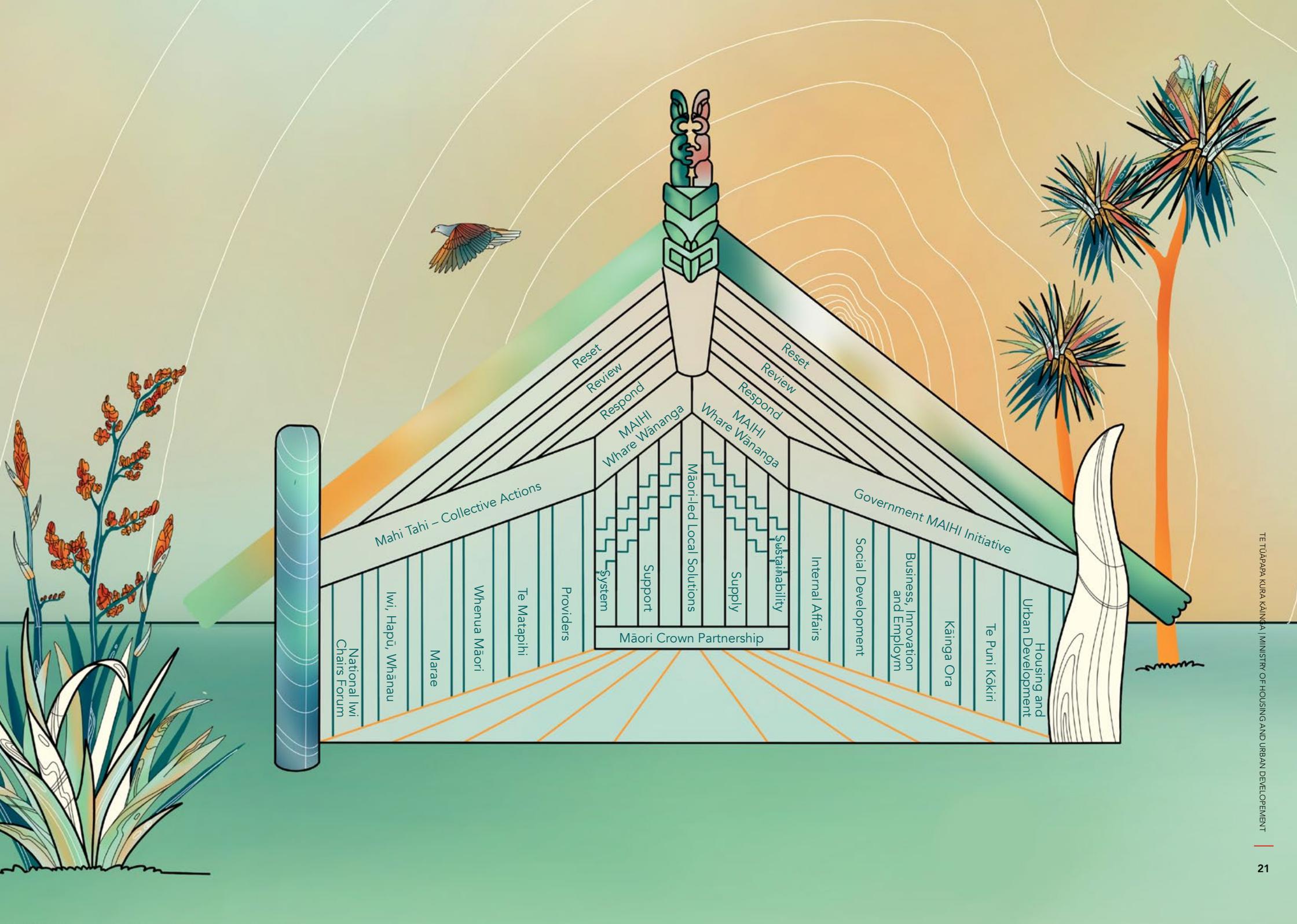
The roof has finally been placed, held by the two walls.

Each heke shows us the steps we need to take to move forward together.

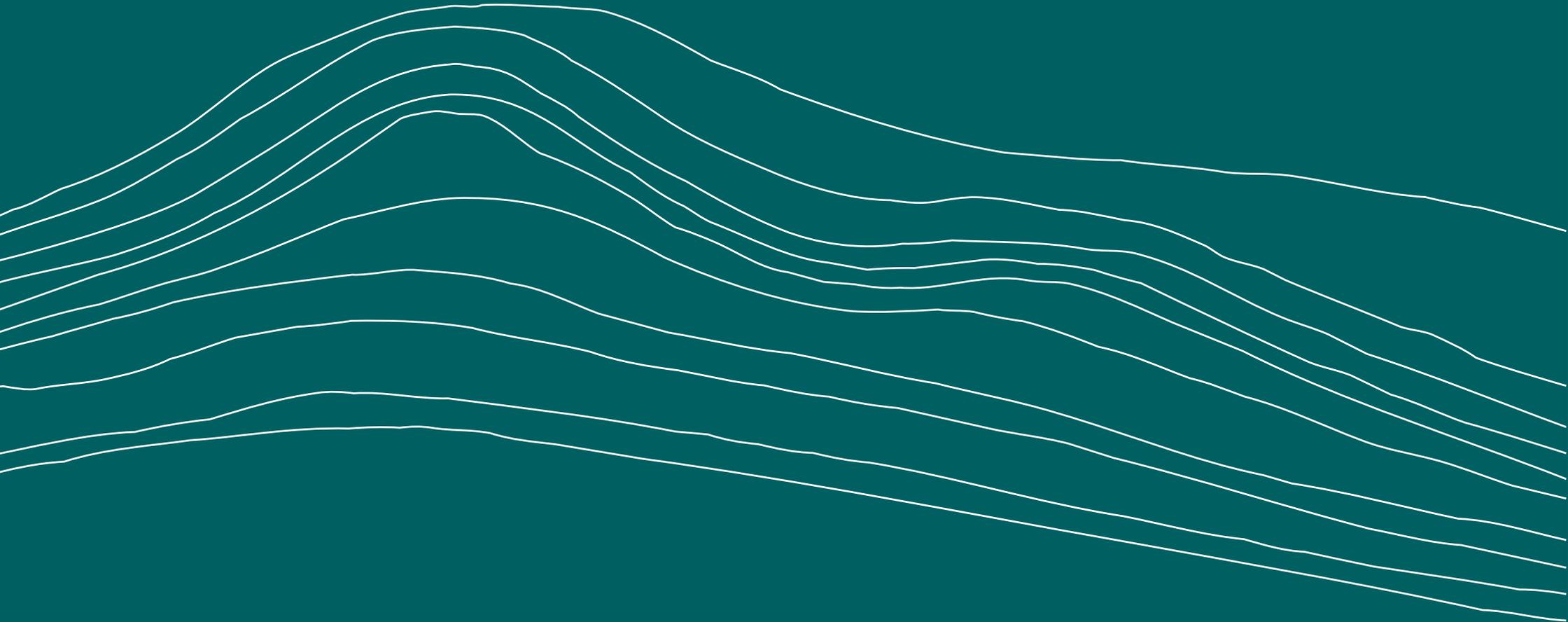
Now we have a plan on how we, in partnership, are going to take action to realise our shared vision for the future of Māori housing.

Our plan holds true to the design of the MAIHI Framework for Action and sets out the way we hope to 'respond, review and reset' the Māori housing system in line with the shared priorities we are creating with iwi and Māori.





Our plan



Priority 1: Māori Crown Partnerships

Ultimate goal: To work in partnership where the Crown and Māori achieve balance through a collaborative work programme that strengthens housing solutions for whānau.

	Action	Pathway	Deliverable	Timeframe	Status
RESPOND	Implement the MAIHI Framework for Action MAIHI drives a whole of system approach. It sets an expectation of cohesion across government agencies to accelerate Māori housing and wellbeing outcomes.	Cabinet process	Whole system approach is established to accelerate Māori housing and wellbeing outcomes	2019–2021	ONGOING
	MAIHI Whare Wānanga MAIHI Whare Wānanga is between representatives from the Māori housing sector and Crown officials to oversee the delivery of the MAIHI Framework for Action and to inform its evolution as we review and learn through the Review and Reset workstreams.	MAIHI framework	Partnership established to oversee the implementation of the MAIHI Framework for Action	2020–2021	COMPLETED
	Co-designing the Māori Housing strategy in partnership with Māori The purpose of the Māori Housing strategy is elevating the MAIHI Framework for Action and setting the strategic direction of Māori housing for the next 30 years.	MAIHI Whare Wānanga	Māori Housing strategy is developed in partnership with Māori	2021–ongoing	ONGOING
REVIEW	Review status of the Māori Crown partnership Review processes and policies to ensure there is a genuine Māori Crown partnership and Māori are involved in high level decision-making.	MAIHI Whare Wānanga	Assessment of the current status of Māori involvement in high level decision making	Q4 2021–2023	START Q4 2021
	Review cross government decision-making processes that impact partnership Ensure that cross government policies and partnerships align to the Māori Housing strategy and its values.	MAIHI Whare Wānanga	Assessment of the current status of Māori involvement in high level decision making across government	Q4 2021–2023	START Q4 2021
RESET	Reset process across government Reset process and policies to ensure Māori involvement in cross government decision making processes that impact Māori housing outcomes. This will include Emergency Housing, Transitional Housing and Housing First policies.	MAIHI Whare Wānanga	Implementation of a new process to ensure Māori involvement in decision making across housing priority areas	2019–2021	START Q4 2023

Priority 2: Māori-led Local Solutions

Ultimate goal: There is a significant increase in the number of quality, locally-led Māori housing solutions that meet the needs of whānau

	Action	Pathway	Deliverable	Timeframe	Status
RESPOND	The Local Innovation and Partnership Fund The Local Innovation and Partnership Fund is a \$16.6 million fund set up under the Homelessness Action Plan. The fund is open to partnerships of two or more local providers, Iwi or wider community partners to address homelessness in their region.	Homelessness Action Plan	Supporting local solutions to homelessness	2020–ongoing	ONGOING
	Place-based approach We’re taking a deliberate, place-based approach to tackling Aotearoa New Zealand’s housing and urban development challenges. This approach uses an understanding of places to inform how we work with communities.	MAIHI Whare Wānanga Placed-based work programme	Housing solutions take a place-based approach and are implemented along communities	2021–ongoing	ONGOING
REVIEW	Ensuring housing programmes and support delivers Māori-led local solutions Review settings of all housing programmes to ensure they prioritise locally delivered Māori-led housing solutions in smaller regional centres.	MAIHI Whare Wānanga	All housing programmes for Māori are led by Māori with a focus on smaller regional centres	Q4 2021–2023	START Q4 2021
	Partnering with Māori in smaller regional centres Review ways the Government can better partner with Māori at a local level to meet the housing needs of Māori.	MAIHI Whare Wānanga	Localised partnerships are enabled in smaller regional centres	Q4 2021–2023	START Q4 2021
RESET	Reset policies and processes Change policy settings to better deliver Māori-led local housing solutions in smaller regional centres.	MAIHI Whare Wānanga	Policy settings and process are set to enable and support Māori-led local solutions in smaller regional centres	2023–2024	START Q4 2023

Priority 3: Māori Housing Supply

Ultimate goal: The number of Māori owned homes, iwi and hapū owned houses can meet the housing needs of all Māori.

	Action	Pathway	Deliverable	Timeframe	Status
RESPOND	<p>Immediate support to build more Māori houses Whai Kāinga, Whai Oranga Started implementation of the plan for Budget 2021 funding for infrastructure and supply – Whai Kāinga, Whai Oranga plan.</p> <p>He Kūkū ki te Kāinga Fund To contribute to increasing housing supply projects.</p> <p>He Taupae Fund To build the technical capability of Māori organisations who are contributing to increasing housing supply.</p> <p>Papakāinga planning funding (TPK) Provide grant funding to support rūpū to progress through the planning for a papakāinga, to get to a point where construction can commence, ie, “shovel ready” (subject to funding).</p> <p>Infrastructure for new homes on Whenua Māori (TPK) Infrastructure funding is provided to assist both individual whānau and the development of papakāinga on whenua Māori as follows: For individual whānau it is to prepare their whenua for private housing by helping build infrastructure between the boundary of the whenua where the house will be built and the existing infrastructure network.</p> <p>Home construction costs (TPK) Financially support the building of new affordable rental housing on small scale papakāinga, where these homes are to remain in the collective ownership of rūpū Māori. These grants contribute toward the vertical building.</p>	<p>Whai Kāinga, Whai Oranga</p> <p>He Kūkū ki te Kāinga Fund</p> <p>He Taupae Fund</p> <p>Papakāinga planning funding (TPK)</p> <p>Infrastructure for new papakāinga on Whenua Māori (TPK)</p> <p>Home construction costs (TPK)</p>	<p>Short term deliverable: 109 new houses FY21/22 and 196 in FY22/23 for a total of 305 houses over 24 months</p> <p>Total deliverable: 1000 additional new houses by 2024. Complete the infrastructure of a further 2,700 new house builds</p>	2020–2024	ONGOING

	Action	Pathway	Deliverable	Timeframe	Status
RESPOND	<p>Repairs to whānau-owned homes (TPK) Te Puni Kōkiri provides grant funding that contributes to: Improving the basic quality of Māori housing stock in Aotearoa, reducing the number of whānau Māori living in unsafe or substandard housing situations and building the capability of whānau homeowners to repair.</p>	<p>Whai Kāinga, Whai Oranga</p> <p>Repairs to whānau-owned homes</p>	Repairs for 700 Māori owned houses.	2021–2024	ONGOING
REVIEW	<p>Review all funding levers available to Māori Ensure Māori can access all funding levers across the system to increase housing supply, such as the Housing Acceleration Fund, Land for Housing, and Progressive Home Ownership.</p>	MAIHI Whare Wānanga	All housing programmes for Māori are led by Māori.	Q1 2022–2023	START Q1 2022
	<p>Addresses barriers for papakāinga development Reviewing settings for the establishment of Papakāinga to address barriers.</p>	MAIHI Whare Wānanga	Localised partnerships are enabled.	Q1 2022–2023	START Q1 2022
	<p>Progress review Review the progress of Whai Kāinga, Whai Oranga.</p>	Whai Kāinga, Whai Oranga MAIHI Whare Wānanga	Ensure Whai Kāinga, Whai Oranga is meeting targets	Q4 2023–Q4 2024	START Q4 2023

Priority 4: Māori Housing Support

Ultimate goal: Whānau have better access to effective support that is fit for purpose and enables them to attain and maintain their preferred housing option.

	Action	Pathway	Deliverable	Timeframe	Status
RESPOND	<p>Aotearoa New Zealand Homelessness Action Plan: Data and Evidence Initiative</p> <p>The Data and Evidence Initiative was developed specifically to monitor and evaluate the Aotearoa New Zealand Homelessness Action Plan (HAP). It has a twofold purpose:</p> <ol style="list-style-type: none"> 1. To build a comprehensive, fit for purpose, data and evidence system for homelessness that considers the driving forces and pressures that lead to homelessness and the characteristics of those who are experiencing, have recently experienced, or are at risk of experiencing homelessness; and 2. To deepen understanding of what responses work, for whom and under what circumstances through a synthesis of monitoring, review and/or evaluation across all HAP initiatives. <p>This is one of the initial 18 initiatives within HAP; it takes into account and will support Te Whare o te MAIHI (MAIHI) and other housing policy with enhanced data.</p>	Aotearoa New Zealand Homelessness Action Plan	Working in partnership with Māori to support our most vulnerable whānau who are experiencing homelessness.	2020–ongoing	ONGOING
	<p>First Home products</p> <p>The First Home products are intended to help first home buyers on modest incomes but with a low deposit to access home ownership and its benefits, by insuring the buyer’s mortgage for the lender. This was a part of resetting the Government Build Programme. From 1 April 2021, the income caps increased, and the house price caps increased in targeted areas.</p>	First Home Products	Assistance available to more first home buyers	2021–ongoing	ONGOING
RESPOND	<p>Progressive Home Ownership (PHO) Fund</p> <p>The PHO Fund is an initiative targeted at increasing the opportunities for people to access home ownership. It will leverage off the expertise from the existing PHO sector and support iwi and Māori aspirations for home ownership through iwi and Māori organisations, while also offering a product directly to households where appropriate. PHO enables a family to partner with a provider to help them become homeowners. Types of PHO products already available in Aotearoa New Zealand, and available through the PHO Fund, are shared ownership, rent to buy and leasehold.</p>	Progressive Home Ownership Fund	Increased opportunities for people to access home ownership	2021–ongoing	ONGOING

	Action	Pathway	Deliverable	Timeframe	Status
REVIEW	Review support services available to Māori Partner with Māori to review resources that provide budgeting and financial literacy support, tenancy support, education and advocacy to build on existing programmes like Sorted Kāinga Ora and Ready to Rent.	MAIHI Whare Wānanga	Stock take of services available to Māori and assessment of whether they are working and fit for purpose is completed	Q1 2022–2023	START Q1 2022
	Review wellbeing approach to housing Ensure we are taking a holistic approach to Māori housing solutions and measuring success that is not restricted by the type of housing provided, but instead looks at the improvement in whānau wellbeing.	MAIHI Whare Wānanga	That success measures take into account the improved whānau wellbeing, not just the construction of a house	Q2 2023–2024	START Q2 2023
	Assessing Māori housing options available to whānau Review barriers to Māori accessing their preferred housing option.	MAIHI Whare Wānanga	Review housing options available to Māori with recommendations on how the system can better deliver preferred Māori housing options	Q4 2023–Q4 2024	START Q4 2023
REVIEW	Review Māori housing support services Assess how Māori access Māori-led wrap around support services.	MAIHI Whare Wānanga	Review the number of Māori-led support services currently available with a plan developed to grow the number of Māori-led services available to whānau	Q1 2022–Q4 2023	START Q1 2022
RESET	Build a new set of resources for whānau A set of resources that provide budgeting and financial literacy support, tenancy support, education and advocacy are available.	MAIHI Whare Wānanga	Set of resources readily available to whānau to help with financial literacy, tenancy support and budgeting advice	Q2 2022–Q4 2023	START Q2 2022

Priority 5: Māori Housing System

Ultimate goal: The system supports Māori to accelerate Māori-led housing solutions.

	Action	Pathway	Deliverable	Timeframe	Status
RESPOND	<p>Develop a 'one door' approach Start to develop a 'one door' approach and review what changes need to be made to change the fragmented state of the current system.</p>	MAIHI Whare Wānanga	Māori can easily access the housing system	2020–ongoing	ONGOING
	<p>Research and Insights Rōpū The Research and Insights Rōpū within Te Tūāpapa Kura Kāinga – Ministry of Housing and Urban Development (HUD) identifies and compiles data and research from a range of sources to support HUD's policy development, implementation, and evaluation, as well as provides reports to housing Ministers, and to the public through the Housing Dashboard and other reports. A key focus of the Research and Insights work programme is on improving the accessibility and useability of data by HUD, and in future potentially by other organisations and the public.</p>	Research and Insights Rōpū	Improved availability of data to inform future Māori housing decisions	2021–ongoing	ONGOING
REVIEW	<p>Ensuring legislation is fit for purpose Review the Māori Housing Act 1935 as a part of a wider legislation review.</p>	MAIHI Whare Wānanga	Review of legislation and recommendations provided on amendments if required	Q4 2021–2023	START Q4 2021
	<p>Review of current housing system levers Put whānau at the centre of policy development and funding supports to ensure the system can be easily accessed by those that need it the most.</p>	MAIHI Whare Wānanga	Assessment that ensures policies effectively deliver for whānau	Q2 2022–2023	START Q2 2022

	Action	Pathway	Deliverable	Timeframe	Status
RESET	<p>Māori-led Housing Data framework</p> <p>A Māori Housing Data framework to look at what information we are currently collecting, and what we may need to measure in the future to inform future Māori housing investment decisions. This will inform reporting on performance and provides insights that directs future investment decisions.</p>	Te Matapihi	<p>Fit for purpose Māori data framework</p> <p>Align new framework with Ka Pa Ka Rito insights, strategies and research.</p>	Q1 2023–2024	START Q1 2023
	<p>Government Policy statement on housing and urban development (GPS-HUD)</p> <p>The purpose of the GPS-HUD is to state the Government’s overall direction and priorities for housing and urban development. It will provide a shared long-term vision for all those in the system including Community Housing Providers (CHPs), nongovernment organisations (NGOs), iwi and Māori and others. It will inform and guide the decisions and actions of Aotearoa New Zealand government agencies involved in housing and urban development.</p>	Government	Overall government direction for housing and urban development is set	2021	COMPLETED
	<p>RMA reform</p> <p>The Government plans to repeal the Resource Management Act 1991 (RMA) and replace it with three new pieces of legislation. The RMA 1991 has not delivered on its desired environmental or development outcomes nor have RMA decisions consistently given effect to the principles of Te Tiriti o Waitangi/the Treaty of Waitangi.</p> <p>Current processes take too long, cost too much and will not address the many new challenges facing our environment and our communities.</p>	<p>MAIHI Whare Wānanga</p> <p>Government</p>	Renewed Resource Management legislation that is less costly, gives effect to the principles of Te Tiriti o Waitangi/the Treaty of Waitangi and address new challenges facing communities and the environment	2021–2022	ONGOING

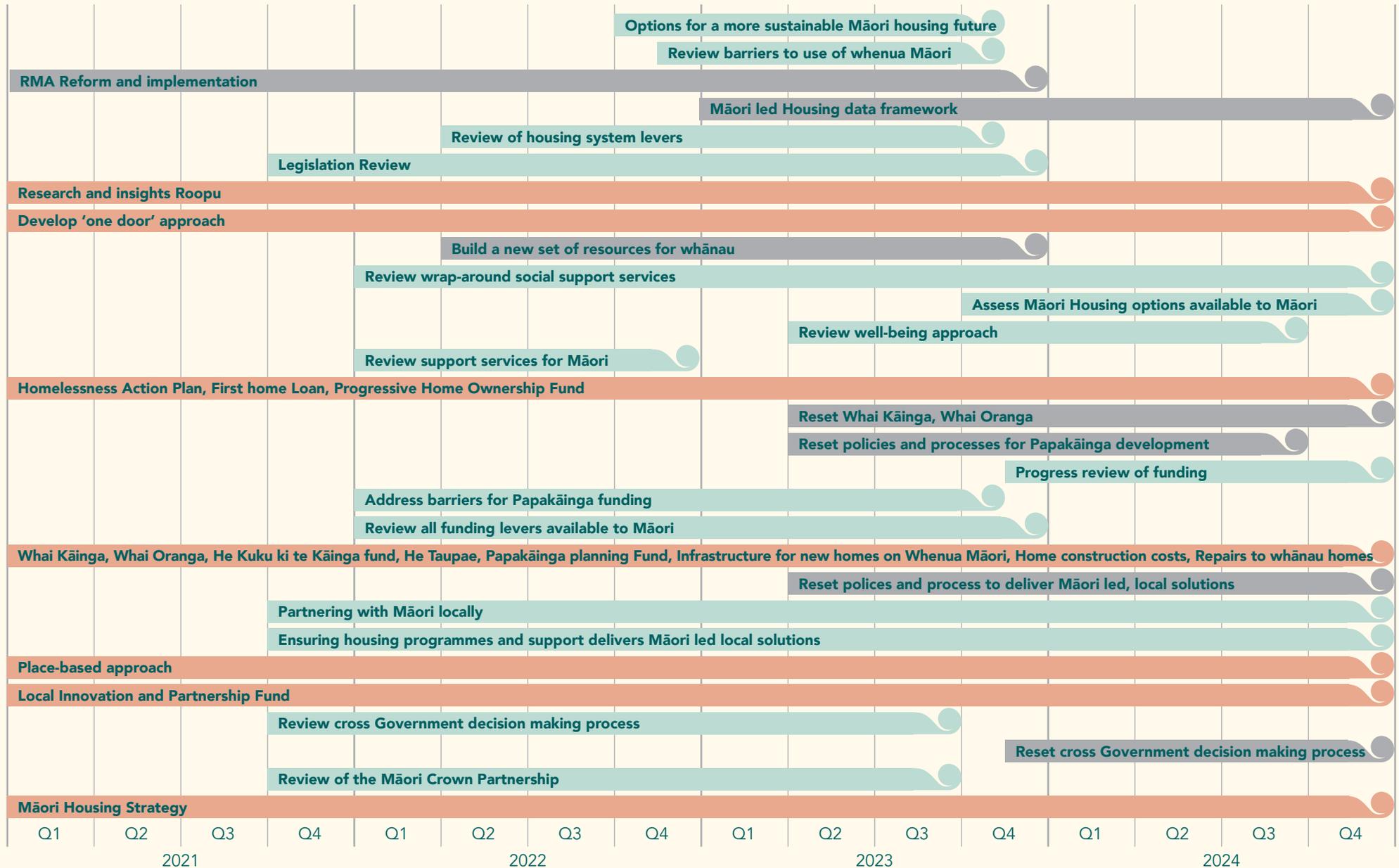
Priority 6: Māori Housing Sustainability

Ultimate goal: Whānau are supported to achieve mana-enhancing housing solutions on their whenua. Māori are able to sustain a connection to their own land through housing and their housing is innovative and responsive to the impacts and effects of climate change.

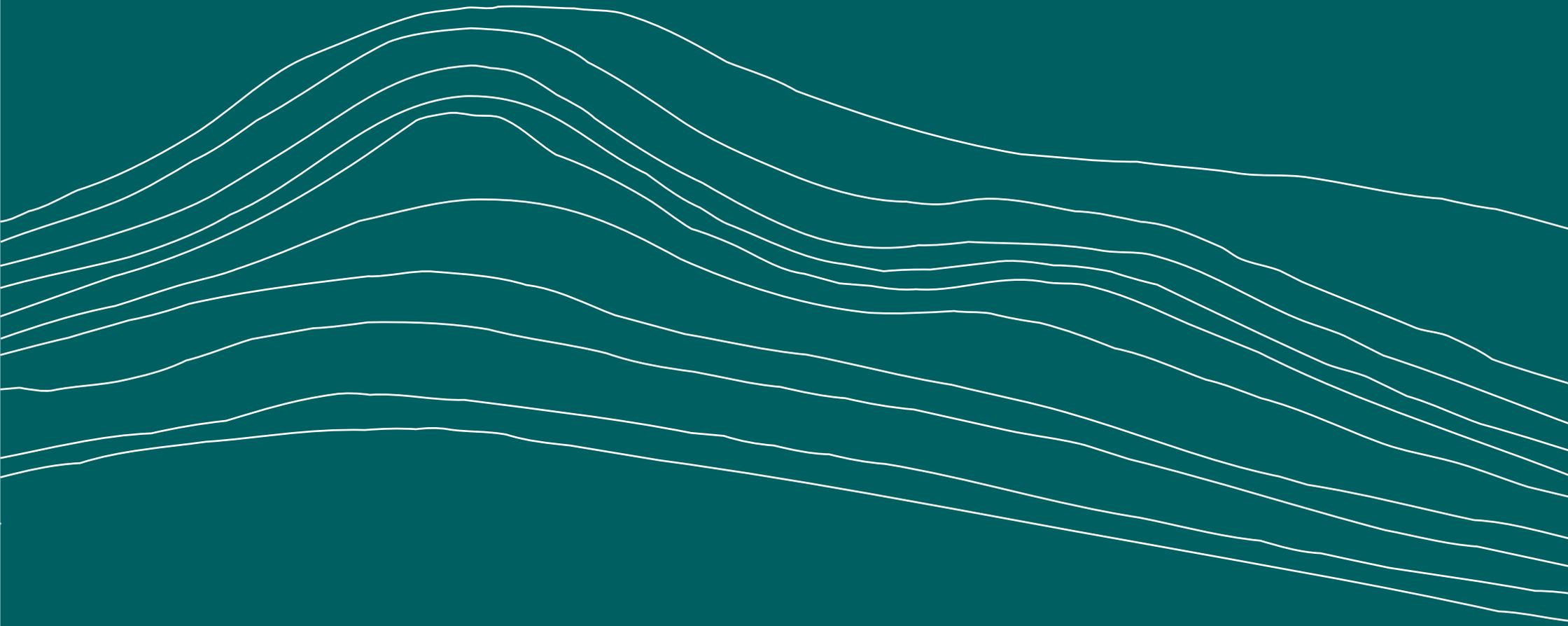
	Action	Pathway	Deliverable	Timeframe	Status
RESPOND	<p>Growing Sustainable housing Ensure that all new Māori housing solutions include energy efficient technologies, are self-sustaining where possible and have minimal impact on the environment. Ensure that housing solutions respond effectively to the current and future impacts of climate change.</p>	MAIHI Whare Wānanga in partnership with experts	New house builds are more sustainable	2019–2021	ONGOING
REVIEW	<p>Whenua Māori Undertake a review of the barriers that make it difficult for Māori to utilise their own land for housing developments, prohibiting them from establishing a physical connection to their own whenua.</p>	MAIHI Whare Wānanga	Assessment of what barriers stand in the way of Māori fully utilising their whenua with recommendations for change outlines	Q1 2023–Q4 2023	START Q4 2021
	<p>Options for a more sustainable Māori housing future Review possible housing solutions that use self-sustaining technologies.</p>	MAIHI Whare Wānanga	Assessment of emerging technologies that could be used in future housing developments	Q4 2022–Q4 2023	START Q4 2021
RESET	<p>Urban Development Act 2020 (UD Act) The UD Act supports the delivery of complex urban development that can transform communities by creating a streamlined process for progressing such projects and by providing access to a toolkit of development powers.</p>	Government	Implementation of a new process to ensure Māori involvement in decision making across housing priority areas	2020	COMPLETED

MAIHI Ka Ora – The National Māori Housing Strategy

Respond ● Review ● Reset ●



Implementation and accountability



Implementation and accountability

- MAIHI Ka Ora provides the strategic direction for Māori housing, it also commits to working in a genuine partnership with Māori. This commitment extends to the development of the implementation plan.
- A detailed implementation programme and monitoring framework will be developed with reports on progress provided to MAIHI Whare Wānanga who are required to provide an annual update to Cabinet.
- The implementation plan will prioritise the actions in this strategy, set targets where required, develop data frameworks to measure success and provide further detail on 'review' and 'reset' commitments.
- To ensure the actions are always fit for purpose and appropriately address the pressing needs of the time, the intention is for the Strategy to be reviewed every 3 years.



Appendix: Māori housing statistics at a glance



Government support accessed by Māori as at March 2021

Public Housing tenants	Of the 72,079 public housing tenancy clients, 37 percent are Māori, 23 percent are European.
Housing register applicants	The most commonly reported ethnicity on the Housing Register continued to be Māori, who made up 49 percent (11,699 applicants).
Transfer register applicants	The most commonly self-reported ethnicity on the Transfer continued to be Māori, who made up 44 percent (1,985 applicants).
Sustaining Tenancies	812 households are actively participating in the programme currently and 40 percent (328) of them are Māori.
Housing First Programme	3,396 households have been accepted into the programme. 58% of people in the programme are of Māori ethnicity.
Accommodation Supplement	110,418 Māori were receiving the accommodation supplement – this was 31 percent of the total 360,549 clients.
Emergency Housing Special Needs Grants (EH-SNG)	In the quarter to March 2021, 19,455 grants had been made to Māori (approx. \$44m), this was 57 percent of the total number of grants in that quarter (approx. \$78m). The average number of consecutive weeks Māori were granted EH-SNGs for was 14.3, for non-Māori this was 12.7 weeks.

Housing providers

Māori Registered Community Housing Providers	There are currently 18 registered kaupapa Māori registered CHPs out of the total 60 CHPs (30 percent of the total). (April 2021) They hold a total of 1518 units and deliver 1312 IRRS tenancies (13.2 percent of the total).
Transitional Housing Providers	There are 74 providers of transitional housing, 25 of these are Māori providers (as at 30 June 2021).

Home ownership

In 2018, 47 percent of Māori were living in owner-occupied dwellings. 64 percent of all people in New Zealand were living in owner-occupied dwellings.

Percentage of people living in owner-occupied (or held in a family trust) dwellings, by ethnic group

Year	Māori	Pacific Peoples	Asian	Middle Eastern, Latin American and African	Other	European	Total
2006	45.2	36.6	60.6	36.9	77.4	71.4	66.6
2013	43.1	33.1	58.4	35.7	72.3	70.1	64.0
2018	47.2	35.1	58.9	37.5	67.3	70.6	64.3

Source: Census data available from <https://catalogue.data.govt.nz/dataset/census-2006-2013-2018-tenure-by-ethnicity> and <https://www.stats.govt.nz/reports/changes-in-home-ownership-patterns-1986-2013-focus-on-maori-and-pacific-people>

Note: Total response ethnicity data is used. This includes all people who stated each ethnic group, whether as their only ethnic group or as one of several ethnic groups. Where a person reported more than one ethnic group, they are counted once in each applicable group.

Differences between the main home ownership measures

Description	Comment	Figures (Census 2018)	Definition
Māori living in an owner-occupied dwelling (sometimes referred to as household home ownership)	This is our preferred measure. Housing outcomes tend to be better for people living in an owner-occupied dwelling. Though it may hide the effects of crowding.	Māori 47.2% New Zealand European 70.6% Total New Zealand ('general population') 64.3%	Whether someone lived in a household that someone who usually lived in the household owned, or partly owned, or held in a family trust.
Māori individual home ownership	We do not recommend this measure. For example, NZ European pop is on average much older than Māori, so this will always show a greater disparity.	Māori aged 15 and over 31.0% New Zealand European aged 15 and over 57.9% All New Zealand people aged 15 and over 51.8%	Whether an individual aged 15 years and over owned or partly owned, or held in a family trust, the dwelling they usually lived in.

Rentals

In 2018, 50 percent of Māori were living in rental dwellings (for which rent was paid). 33 percent of all people in New Zealand were living in rental dwellings.

Percentage of people living in rental dwellings, by ethnic group

Year	Māori	Pacific Peoples	Asian	MELAA	Other	European	Total
2006	50.2	58.1	34.6	59.5	19.6	24.8	29.4
2013	53.3	63.9	37.1	61.4	24.9	26.8	32.6
2018	50.0	62.6	37.5	60.1	30.2	26.4	32.6

Source: Census 2006 2013 2018 Tenure by Ethnicity – Datasets – data.govt.nz – discover and use data; Changes in home-ownership patterns 1986–2013: Focus on Māori and Pacific people | Stats NZ

Note: Total response ethnicity data is used, this includes all people who stated each ethnic group, whether as their only ethnic group or as one of several ethnic groups. Where a person reported more than one ethnic group, they are counted once in each applicable group. The MELAA ethnic group includes people of Middle Eastern, Latin American and African ethnicities.

A warm, dry home

In 2018/19, 50 percent of Māori were living in a warm, dry home.

Percentage of people living in a warm, dry home, by ethnic group

Year	Māori	Pacific Peoples	Asian	MELAA/ Other	European	Total
2017/18	46.1	45.0	69.4	64.0	66.6	62.5
2018/19	50.2	41.0	65.7	58.2	67.7	63.7

Source: <https://catalogue.data.govt.nz/dataset/household-economic-survey-17-18-warm-and-dry> and <https://catalogue.data.govt.nz/dataset/household-economic-survey-2018-19-warm-and-dry-including-maori-households>

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Note: Total response ethnicity data is used, this includes all people who stated each ethnic group, whether as their only ethnic group or as one of several ethnic groups. Where a person reported more than one ethnic group, they are counted once in each applicable group. The MELAA ethnic group includes people of Middle Eastern, Latin American and African ethnicities.

Note: Percentages calculated as a proportion of the estimated total population, rather than limited to those who answered the question. We do not believe this significantly changes the results in this instance.

Crowding

In 2018, 13 percent of Māori were living in a crowded household; 8 percent were living in a severely crowded household.

Percentage of people with Māori ethnicity living in a crowded household

Canadian National Occupancy Standard – 2006, 2013, 2018 Census	2006	2013	2018
Percentage of people with Māori ethnicity living in a severely crowded household	8	7	8
Percentage of people with Māori ethnicity	15	13	13

Source: Census data available from <https://www.stats.govt.nz/reports/living-in-a-crowded-house-exploring-the-ethnicity-and-well-being-of-people-in-crowded-households> and <https://www.stats.govt.nz/news/almost-1-in-9-people-live-in-a-crowded-house>

Youth19 Survey Housing Deprivation Statistics

Youth19 is the latest in the Youth2000 series of New Zealand adolescent health and wellbeing surveys. Youth19 surveyed 7,721 adolescents from 49 Auckland, Tai Tokerau and Waikato schools, and kura kaupapa Māori, in the 2019 school year. Students were in school years 9 to 13; 1,528 (19.8 percent) of the students were Māori.

These are the indicators the researchers have grouped together to describe *housing deprivation* – a lack of access to minimally adequate housing.

Indicators of housing deprivation	Description
Serious housing deprivation	Youth who have had to couch surf or stay with lots of different people; stay in a motel, hostel, marae, boarding home or other emergency housing, or stay in a car or van because it was hard for their family to afford, or get a home, or there was not enough space in the previous 12 months. Excluding holidays and sleep-overs for fun.
Inadequate housing	Includes serious housing deprivation, as well as youth who have had to stay in a cabin, caravan or sleep-out, a garage, a couch or floor, or a bed, with another person because there was nowhere else to sleep and it was hard for their family to afford, or get a home, or there was not enough space in the previous 12 months. Excluding holidays and sleep-overs for fun.
Families splitting up because of inadequate housing	Part of the family have ever had to live in one house, while the rest live somewhere else because of housing problems.
Housing financial stress	Parents or guardians often or all the time worrying about not having enough money to pay the rent or mortgage.
Frequently moving house	Moving house two or more times in the previous 12 months.

Over a quarter (29%) of those surveyed reported some form of housing deprivation in the previous 12 months:

- 1 in 10 students reported that their homes are inadequate, meaning they had to sleep on floors, on couches, or in garages, or share beds with other family members because there is nowhere else to sleep.
- 2 in 100 students reported living in serious housing deprivation, i.e. living in emergency housing, marae, hostels, cars or vans because they and their family have no other options.
- 1 in 7 students reported that their families are often or always concerned about being able to pay for housing costs.
- 1 in 10 students reported that their family had needed to split up because their home simply wasn't big enough to house everyone.

Housing deprivation is not evenly spread among young people:

- More than 2 in 5 Māori and Pacific youth experienced housing deprivation. This was 1 in 5 for Pākehā and other European youth.
- Over a third of youth with disability experienced housing deprivation, compared to just over a quarter of those without disability.
- Significantly higher experience of housing deprivation was also experienced by Rainbow and takatāpui youth (LGBTQI+), compared to their non-rainbow peers.
- No differences in housing deprivation were found between rural and urban youth.

Housing deprivation is associated with poorer wellbeing:

- Youth who had experienced housing deprivation in the previous 12 months were less likely to report good wellbeing and had poorer access to healthcare than those without housing deprivation.
- Housing deprivation was strongly associated with poor mental health.
- Students experiencing housing deprivation were significantly less likely to report caring relationships, having enough time with their family, having fun with their family, having someone in their family they can talk to, and feeling safe at home.
- Students who experience housing deprivation were significantly less likely to report feeling part of their school, feeling safe at school, and having trusted peers they can talk to.
- Young people who experience housing deprivation are significantly more likely to be intentionally harmed, more likely to experience ethnic discrimination, and less likely to feel safe in their communities.

Housing lacking basic amenities

In 2018, 5.2 percent of all private dwellings (78,900) lacked access to at least one of six basic amenities (only 22,647 of these were severely housing) – drinkable tap water, electricity, cooking facilities, a kitchen sink, bath or shower, and a toilet. The amenity reported absent most often was drinkable tap-water (3.2 percent of dwellings) followed by electricity (1.7 percent of dwellings).

There were strong differences by ethnic group for people living in housing lacking basic amenities (11.3 percent of Pacific peoples, 9.2 percent of Asian people, 8.6 percent of people with Middle Eastern, Latin American and African ethnicities, 6.9 percent of Māori, but only 4.4 percent of Other and 3.4 percent of European ethnic groups).

Half of the dwellings lacking basic amenities were rentals, and just over one in ten people living in dwellings lacking basic amenities were living in public rentals.

Safe drinking water has been a well-documented ongoing issue in rural New Zealand for some time, notably in Northland, Eastern Bay of Plenty and Tairāwhiti for over forty years. However, 2018 is the first time this data has been collected using the Census.

The Ministry of Health's work on improving drinking water quality includes development of a stronger regulatory system for drinking water and the establishment of Taumata Arowai – the Water Services Regulator, which has been established this year.

Severe Housing Deprivation – June 2021 update to 2018 figures

The estimates confirm that on 6 March 2018 there were at least 102,123 people experiencing severe housing deprivation across all four categories (217.3 per 10,000). This included 28,206 Māori (363.6 per 10,000).

- The Māori total includes: 900 people who were considered to be living without shelter (on the streets, in improvised dwellings – including cars – and in mobile dwellings).
- 1,089 people who were living in temporary accommodation (night shelters, women's refuges, transitional housing, camping grounds, boarding houses, hotels, motels, vessels, and marae).
- 10,890 people who were sharing accommodation, staying with others in a severely crowded dwelling.
- 15,327 people who were living in uninhabitable housing that was lacking one of six basic amenities: tap water that is safe to drink; electricity; cooking facilities; a kitchen sink; a bath or shower; a toilet.

Work undertaken on Housing that Lacks Basic Amenities by Viggers, Amore and Howden-Chapman extends the 2018 estimate of Severe Housing Deprivation, adding information on uninhabitable housing. With this addition of approximately 60,000 people in the uninhabitable housing category added to the existing number of people who are living without shelter, in temporary accommodation or sharing accommodation (this total was previously reported as approximately 42,000) a total of approximately 102,000 people, or two percent of the population, are now counted as being severely housing deprived.

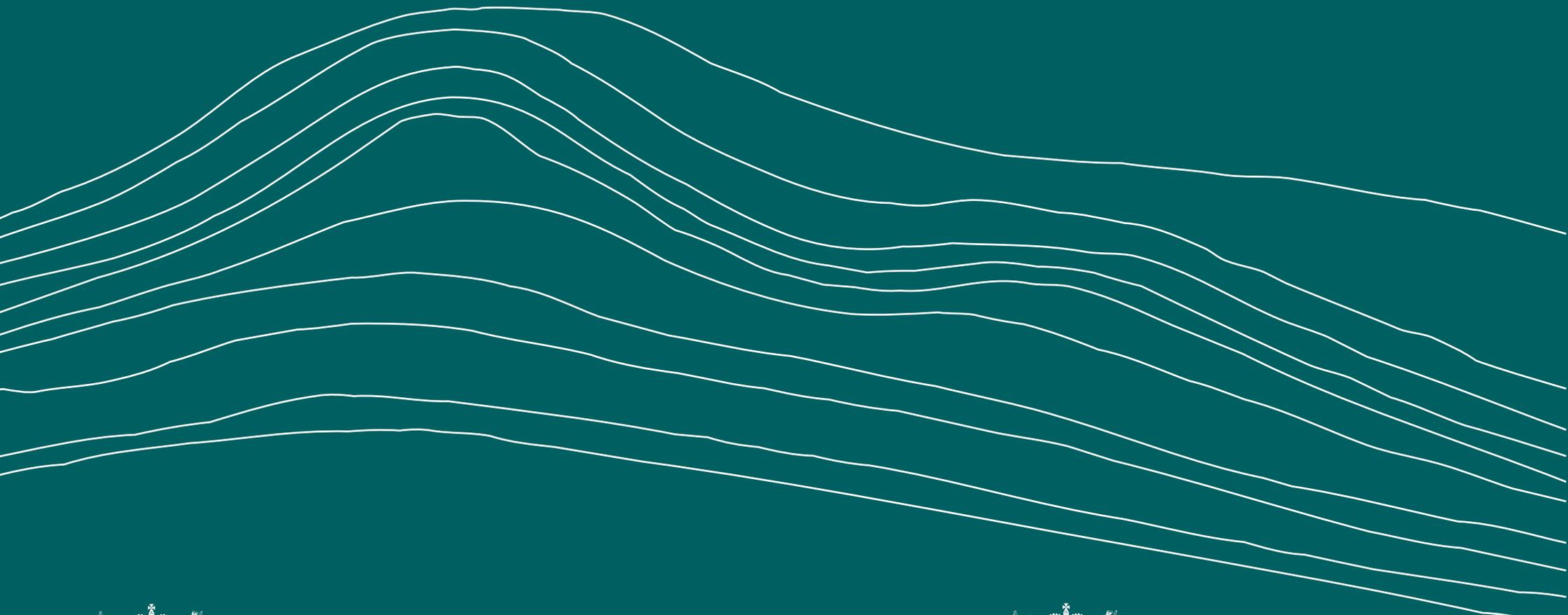
Source: Viggers, H. Amore, K. Howden-Chapman, P. (2021). Housing that Lacks Basic Amenities in Aotearoa New Zealand, 2018: A supplement to the 2018 Census Estimate of Severe Housing Deprivation. Available from <https://www.healthyhousing.org.nz/wp-content/uploads/2021/05/Housing-that-Lacks-Basic-Amenities-in-Aotearoa-New-Zealand-2018.pdf>

These figures reflect the situation in 2018 and do not reflect the impact of more recent developments, policies or the impact of COVID-19.

A high number of tamariki Māori aged 0 to 14 (10,302) were living in severe housing deprivation.

Source: Amore, K., Viggers, H., Howden-Chapman, P. (2021). Severe housing deprivation in Aotearoa New Zealand, 2018: June 2021 update. Available from <https://www.hud.govt.nz/research-and-publications/statistics-and-research/2018-severe-housing-deprivation-estimate/>





Te Kāwanatanga o Aotearoa
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Ministry of Housing and Urban Development