



21 June 2023

Tēnā koe

On 24 April 2023, you emailed the Ministry of Social Development (the Ministry) requesting, under the Official Information Act 1982 (the Act), the following information:

- *a copy of the lease agreement that MSD has for 861 New North Road, Mt Albert for the rented office space on the ground floor (and basement carparks). Or alternatively just the financial information pertaining to the amount of rent paid and monthly OPEX costs.*

On 22 May 2023, the Ministry sent an email to advise you that we needed more time to respond to your request and that our decision would be with you no later than 20 June 2023.

In the interest of clarity, I will respond to each question from your request in turn.

1. *Could you please provide a copy of the lease agreement that MSD has at the above address for the rented office space on the ground floor (and basement carparks).*

The deed of lease has not been compiled and executed from the contractual arrangements agreed. I am refusing this part of your request under section 18(g)(i) of the Act as the information you have requested is not held by the Ministry and I have no grounds to believe that the information is either held by or closely connected to the functions of another department, Minister of the Crown or organisation.

2. *Or alternatively just the financial information pertaining to the amount of rent paid*

Please find below an **Appendix** containing a table that includes a breakdown of the amount of rent paid for 861 New North Road, as at 30 May 2023.

3. *and monthly OPEX costs.*

As the lease is a gross lease, all operating costs are included in the rent, meaning that OPEX costs are the responsibility of the landlord. For this reason, I am refusing this part of your request under section 18(g)(i) of the Act as the information you have requested is not held by the Ministry and I have no grounds to believe that the information is either held by or closely connected to the functions of another department, Minister of the Crown or organisation.

The principles and purposes of the Official Information Act 1982 under which you made your request are:

- to create greater openness and transparency about the plans, work and activities of the Government,
- to increase the ability of the public to participate in the making and administration of our laws and policies and
- to lead to greater accountability in the conduct of public affairs.

This Ministry fully supports those principles and purposes. The Ministry therefore intends to make the information contained in this letter and any attached documents available to the wider public. The Ministry will do this by publishing this letter on the Ministry's website. Your personal details will be deleted, and the Ministry will not publish any information that would identify you as the person who requested the information.

If you wish to discuss this response with us, please feel free to contact OIA_Requests@msd.govt.nz.

If you are not satisfied with this response about the property at 861 New North Road, Mt Albert, you have the right to seek an investigation and review by the Ombudsman. Information about how to make a complaint is available at www.ombudsman.parliament.nz or 0800 802 602.

Ngā mihi nui



Vaughan Crouch
General Manager
Workplace Services



Appendix

Mt Albert - MSD Building - Ground Level Rental Breakdown						30/05/2023
Item	Description	Qty	Unit	Rate	Total	
<u>1</u>	<u>GL MSD</u>					
1.1	Secure Car Parks	9	no	\$ 2,860.00	\$ 25,740.00	
1.2	MSD Floor Area	1015.81	m2	\$ 470.00	\$ 477,430.70	
1.3	MSD Deck Area	35.87	m2	\$ 470.00	\$ 16,858.90	
1.4	Basement End of Trip Facility	10.65	m2	\$ 235.00	\$ 2,502.75	
	Total Annual Gross Rent (ex GST)				\$ 522,532.35	