



Annual Report of the

WEATHERTIGHT HOMES TRIBUNAL

For the 12 months ended 30 June 2022

Presented to the Minister of Justice and the Minister of Housing

WEATHERTIGHT HOMES TRIBUNAL

OVERVIEW

It is my pleasure to present the annual report of the Tribunal for the period commencing 1 July 2021 and ending on 30 June 2022.

The Tribunal is a well performing judicial body producing high quality and timely decisions and orders. The financial year saw limited activity, with only two claims filed and two finalised, though the cases generated 65 interlocutory decisions (procedural orders).

The COVID-19 lockdowns had little effect as the members and staff worked hard, whether from their home or the office, to ensure the timely management of claims. The mediation of one claim had to be postponed, but it has now been held.

JURISDICTION AND GENERAL INFORMATION

Establishment and Function of the Tribunal

The Tribunal is based in Auckland. It was established in 2007 by section 101 of the Weathertight Homes Resolution Services Act 2006 (the Act). It is part of Government's response to the 'leaky homes crisis' enabling claims by the owners of dwellinghouses (stand-alone homes, townhouses and apartments) to be heard faster and more economically than in the general courts. Claimant owners have the option of suing responsible parties in the Tribunal or the courts.

The claims are typically against one or more of the local territorial authority, builder, sub-contractors, developer, project manager, engineer, architect and occasionally the previous owner. The causes of action are grounded in tort, contract and statutory liability.

The primary function of the Tribunal is to hear and determine under the Act claims for adjudication.¹ It has other secondary functions, as set out in the Act, including reconsidering decisions of the chief executive of the Ministry of Business, Innovation

¹ Weathertight Homes Resolution Services Act 2006, s 62.

and Employment (MBIE) dismissing claims as ineligible for processing by the Weathertight Homes Resolution Service of MBIE.²

The Tribunal is required to manage adjudication proceedings in a manner that best ensures they are speedy, flexible and cost-effective.³ There are special procedures in relation to lower value claims, being those under \$20,000, in order to ensure they are quickly and efficiently heard and determined. Such claims are rare and there are none currently before the Tribunal.

The Tribunal operates in an inquisitorial or investigative manner, as permitted by the Act.⁴ It may grant any remedy that can be claimed in a court of law, though has only limited power to award costs.⁵

The Chair can issue practice directions.⁶ There are comprehensive Directions and Guidelines in place.

Decisions of the Tribunal are enforced as orders of the District Court.⁷

The claims brought before the Tribunal range in value from about \$50,000 to the low tens of millions. They concern stand-alone houses, townhouses and apartments. The Tribunal resolves cases throughout New Zealand.

Appeals

A party to a claim determined by the Tribunal may appeal on a question of law or fact arising out of the decision.⁸ The appeal will be heard by the District Court if the amount does not exceed \$350,000, otherwise it will be heard by the High Court.⁹ An appeal must be filed within 20 working days after the date of the Tribunal's decision, or within such further time as the court may allow.¹⁰

Parties may also seek judicial review of the Tribunal's decisions and orders in the High Court, particularly where an appeal is not available.

² Section 49.

³ Section 57(1).

⁴ Section 73(1)(a).

⁵ Sections 50(1), 91.

⁶ Section 114.

⁷ Section 98(1).

⁸ Section 93(1).

⁹ Section 93(2).

¹⁰ Section 94(2).

Publication of Tribunal Decisions

The Tribunal must give public notice of every determination.¹¹ However, it can order any part of the evidence or proceedings or the name of any party or other person not to be published.¹² In the interests of open justice it is rare for the Tribunal to make such orders.

The Tribunal has a website page, accessible as part of the Ministry's website. It is at www.justice.govt.nz/tribunals/weathertight-homes/. All of the Tribunal's determinations are published on the website.

Membership

Members of the Tribunal are appointed by the Governor-General on the recommendation of the Minister of Justice, after consultation with the Minister of Housing.¹³ The Minister of Justice recommends those who, in the opinion of the Minister, are suitable to be appointed having regard to their knowledge, skills and experience.¹⁴

One of the members is appointed by the Governor-General as Chair of the Tribunal.¹⁵

There is a code of conduct for members. A comprehensive bench book is available to the members concerning the jurisdiction, procedures and law governing the Tribunal.

Registry

The administrative and financial support of the Tribunal is provided by the Courts and Tribunals division of the Ministry of Justice.

The Ministry provides such staff as are necessary for the Tribunal to perform its functions effectively.¹⁶ No Registrar has been appointed, as provided for under the Act.¹⁷

¹¹ Section 100(1)(a).

¹² Section 69, clause 14 of Schedule 3.

¹³ Section 103(1) & (2).

¹⁴ Section 103(3).

¹⁵ Section 103(4).

¹⁶ Section 108.

¹⁷ Section 108(1).

The day-to-day administration of the Tribunal is headed by Ms Jan Pilkington, service manager. She reports to Ms Jessie Henderson, justice services manager, who is responsible for all tribunals based in Auckland. The Tribunal's long-standing case manager is Ms Kate Bishop, who is assisted by Ms Angelberta Wilson. Ms Dianne Turner, judicial personal assistant, provides secretarial services to myself and the members.

The members have access to a legal research team. This team also provides proof reading services, produces abstracts of our decisions for the website and issues a regular newsletter updating members on the relevant law and media articles of interest. Mr Matt Tumohe, an experienced and able researcher, provides those services. The team is managed by Ms Jacqui Lee.

I thank these officers for their excellent support of myself and the members. The day-to-day operational support and research services of the Tribunal are in the hands of a high performing and professional team.

2021/2022 FISCAL YEAR ACTIVITIES

Membership

The Tribunal had the following members during the financial year, all of whom are legally qualified:

	<i>Date of first appointment</i>	<i>Date of expiry of warrant</i>
David Plunkett (Chair)	23 September 2015	23 September 2021
Kevin Kilgour	14 May 2008	17 April 2024
Paul Cogswell	14 December 2010	17 April 2024

Despite the expiry of my warrant during the financial year, I continued to chair the Tribunal in accordance with the statutory provision governing warrants.

A seminar on the statutory weathertight claim process, for current or prospective owners and other parties was conducted by the Tribunal jointly with the Weathertight Services section of the Ministry of Business, Innovation and Employment on 30 November 2021.

Claims and Applications Filed and Finalised

The relevant information is set out in Appendix 1.

A total of 2 new claims were filed during the financial year. This compares with 7 claims in the last financial year.

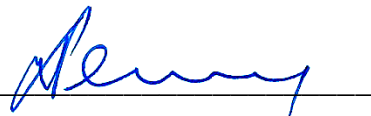
It can be seen that 2 claims were finalised during the year, compared with 14 in the previous year. Of those two finalised cases, one was determined by the member and one was settled after mediation.

Appeals and Judicial Reviews of Tribunal Decisions

The relevant information is set out in Appendix 2.

THE YEAR AHEAD

There are no significant issues facing the Weathertight Homes Tribunal. By the time this report was written, the Tribunal had welcomed Paul Cogswell, a longstanding member, as chair.



David Plunkett
Chair
6 October 2022

Appendix 1 – Claims and Applications Filed and Finalised

Claims and applications outstanding at 1 July 2021	8
Active claims	7
Inactive claims*	1
Eligibility reviews	0
Pre-commencement discovery	0
Total claims and applications filed	2
Claims for adjudication filed	2
Eligibility reviews sought	0
Pre-commencement discovery	0
Total claims and applications finalised	2
Claims determined	1
Eligibility reviews determined	0
Pre-commencement discovery	0
Claims terminated	0
Claims settled and closed	1
Procedural orders issued	65
Claims and applications outstanding at 30 June 2022	8
Active claims	7
Inactive claims*	1
Eligibility reviews	0
Pre-commencement discovery	0

* On hold, or subject to settlement agreement but not yet closed

Appendix 2 – Appeals and Judicial Reviews of Tribunal Decisions

Appeals pending at 1/7/21	Appeals filed 21/22 FY	OUTCOMES			Appeals pending at 30/6/22
		Allowed	Dismissed	Discontinued /Abandoned	
0	3	0	0	1	2

Judicial Reviews pending at 1/7/21	Judicial Reviews Filed 21/22 FY	OUTCOMES			Judicial Reviews Pending at 30/6/22
		Allowed	Dismissed	Discontinued /Abandoned	
0	0	0	0	0	0