

S U M M E R 2 0 1 6

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# Kalmar Corner

The Newsletter of Kalmar Construction Ltd

## Exciting times ahead



Let me start by wishing everyone a happy, safe and healthy New Year – it's a Leap Year this year so we have one extra day of summer to enjoy!

2016 looks like it's developing into an exciting growth year for Kalmar. With growth come challenges and we are being particularly careful about selecting future work given the likely scarcity of resources over the next few years.

Our industry is going to be tested and all contractors are going to have to be resourceful, resilient and responsible in order to deal professionally with the volume of work ahead.

As a company Kalmar has secured more work for this year than ever before and we find ourselves working for great clients who value our input and for whom we go 'the extra mile'. Our subbies remain loyal to us and through their good work, we are able to provide a consistently high level of service to our clients.

Our well-earned reputation for competence and professionalism as a mid-tier contractor has been built on our people and we occupy a position in the Auckland construction market that we are very proud of.

So, to our people, our subbies, the design and project management teams that we work with, and to clients, we say thank you for helping us achieve great results and we look forward to doing great work together in 2016.

**Peter Kay**

# Project Updates

## Fred Thomas Drive Car Park

No more Parking Fines for Kalmar!

It won't be long before Kalmar will be parked up at 2-4 Fred Thomas Drive.

The work is nearing the final stages, all floors are cast and floor finishes have commenced. Cladding and lift installation will be carried out in the next month with the hard landscaping to conclude the project



## 8-10 Whitaker Place

Work was completed in November on one floor, which consisted of five apartments. The client has since started their marketing campaign and has already sold several apartments. The next phase of the project is currently at the design stage to include an additional six floors on top of the existing structure. We will be back on-site as soon as the design is complete and building consent uplifted.



## Stonefields Bellus Apartments

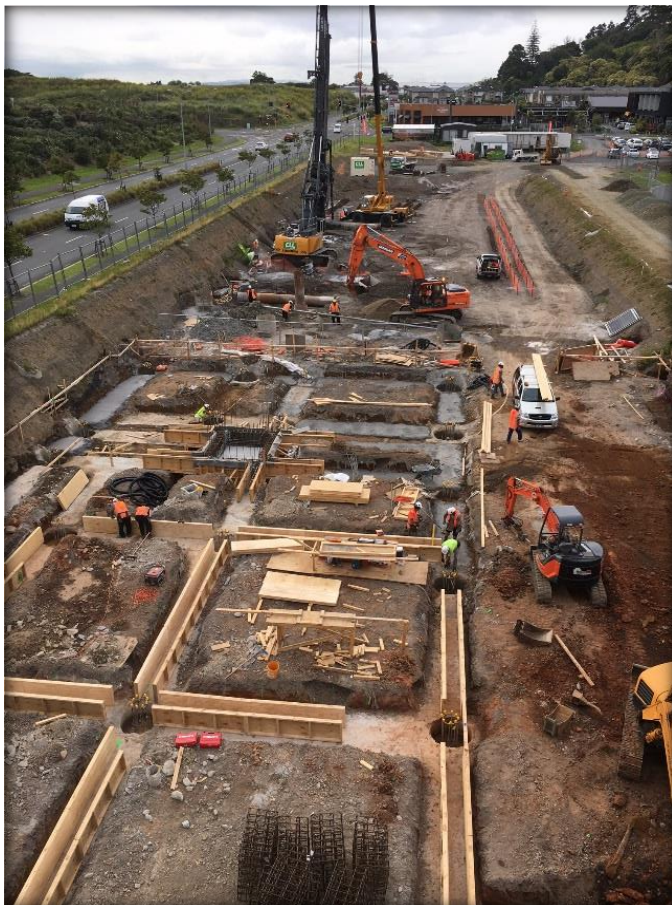
The level of activity continues to increase daily on site with piling 60% complete, drainage, foundation excavation and construction underway. The basement area is fully consumed by the multiple activities underway.

Next month will see significant progress on the foundations, first slab pour and potentially the commencement of the in-situ basement walls construction.

Around the perimeter, prep work for the structure is well underway. Ultimately there will be two cranes (Tower/Crawler) required to service the 120m long footprint.

The team in the background are busy making headway through the critical procurement phase and settling into running mode. The team being Neil, Donald, NJ, Oscar, Steve, Vince, Stephen and Greg.

The project is off to a positive start and the key is to gain and maintain momentum from hereon.



## 5 Whitaker Place

With the structure having 'topped out' and the tower crane having been removed just before Christmas, the team is faced with the challenge of fitting out and finishing 300 student accommodation units by early April – no easy task!

We've beefed up the team on site considerably and they worked right through the Christmas period in an attempt to meet the really tough deadlines that we face.

## Stonefields Verto Apartments

There has been a good start to the new year with Level 3 slab fully poured and next level erection underway. This leaves two levels including the roof to complete the structure.

The form of the building is taking shape and looking impressive, particularly with the erection of the breezeway structure and in the near future, the balconies.

The follow up trades are now underway in the lower levels i.e. First Fix services / Exterior carpentry.

Our team on site includes Dale, Gene, Francois, Lance, Terry and Les.

The Client is very complimentary about our progress and general approach to the project, which is a credit to the efforts of the team.

The combined Stonefields team are sorting out a schedule of team social/adventure events for the year ahead and there is considerable positive banter taking place.



## Massey University – Watson Laboratories HVAC Modifications and Upgrade

Working through the Christmas holidays, good planning and co-ordination has resulted in the team completing the demanding physical installation of the internal ductwork into the existing ceiling voids on the two floor levels. Both fresh air and extract ducting has been installed in addition to the existing systems and around a large quantum of existing services. Working around an array of services has been challenging with redesigning occurring daily. These service ducts have been taken through the roof and weather sealed in preparation to connect to the roof ducting and mechanical plant which is the next stage. Ceiling reinstatement to the ground floor is complete with all services reinstated. The team, Neil Munro and Garry Norman, is currently progressing level 1. We have at all times communicated and co-ordinated our works with the Laboratory staff and accommodated their lecture roster both planned and unplanned.

## The Pines

The Pines, a four level, 52 unit apartment block building with 2 x road level retail units in sunny Browns Bay is well underway. Completion is expected in July 2016.

We are currently busy with the main structure and have reached Level 3. We are now progressing with precast, blockwork and structural steel to Level 4. The structure above this is lightweight timber framing with a coloursteel roof. With the hard work required getting out of the ground well behind us we are now able to gather some momentum.

The team has been able to move out of their cramped site office and is now located in one of the retail units. The improved accommodation is very welcome!

Unfortunately we have bid farewell to Craig Buckwell who has moved on to new challenges. He has left the project in a very good state and we wish him all the best in his new endeavours. Colin Rundle has taken over the reins from Craig and the team has been further bolstered with Aaron Goddard joining us just prior to Christmas.



## Spark Airedale Street

K2 Interiors have recently been appointed as the preferred contractor for the SPARK fit out at Airedale Street, Auckland.

This is a 3 stage project which includes the demolition of three existing floors and upgrading all services and a full fit out whilst keeping all critical services and operations open for business throughout.

Works are scheduled to start end of February with a final handover of mid-November.



## Bloom Edinburgh Stage 1 & 2 PUKEKOHE

Stage 1 of the Bloom Edinburgh project was completed by Graham and Alan before Christmas. Code Compliance for the 36 apartments was issued on December 22 and many of the happy new owners have already moved in.



Lüder and Alan will now complete 12 more apartments which comprise Stage 2 of the project. After a 3 day handover from Graham where Lüder had to do some fast learning, Alan enjoyed a well-deserved summer break at the beach.

Construction is going well with the roof completed before the end of January and the brick veneer well underway. Services installation is halfway there and the building will be ready for internal lining soon. The building will be completed in May with everyone ready for the next challenge in Henderson. Watch out for the roof-shout invite which is coming up soon.



## Sugartree Stage 2B

The Sugartree Stage 2 project is 90% out of the ground and is really gaining momentum.

In early December 2015 the access through the Stage 2 site was relocated through the newly built structure. This enabled the temporary road to be demolished and the infill structure to be constructed.

The tower structure is currently spanning three levels being B2, B1 and podium.



**Ashlee, Paul and Rob**  
reaching new heights  
at the top of the tower crane



Paul, preaching to his Sugartree disciples about the size of the fish he caught. It was how big?

Welcome to new team member Wayne Kotze.

## Fun in the Sun at Wiltshire House

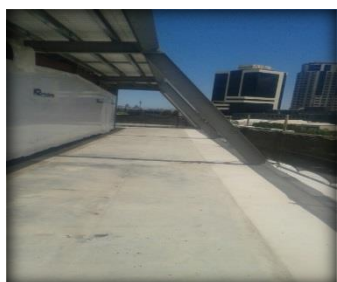
Well here we are, Christmas and the New Year have come and gone with a blast (weather wise).

November and December were quite an active period on site with the structural steel portals being installed in less than 15 days of crane time. This made way for the tray decks to be installed, with the cast in anchors for the curtain wall system placed, and the concrete floor on level four poured two days prior to the site closure.

Our roof installation commenced at the same time, with a flurry of onsite activity. The bulk of the roofing iron was installed by the 23<sup>rd</sup> December, with carpentry works well underway on the lower levels to capture the exterior guttering system specifically designed for the building. The New Year has brought various council as well as consultant inspections for these areas as well as the two newly constructed and painted pop up retail shops.

The coming weeks will see the commencement on site of Thermosash Commercial with their site surveys and installations of the sills and framing mounting brackets, followed on 16<sup>th</sup> February with the arrival of the first fully structurally glazed panels which will be craned into place and stand at 6985 x 1600 each.

The pop up retail shops will soon be fitted out with a new roof and glazed shop fronts.





## What else has been happening?

### The “Old Broomstick”

Excerpt from NZ Outdoor Hunting (October/November 2015) by Tom Loughlin

“A popular nickname back in the day for the trusty old .303 was “The Broomstick”.

“.....The most recent memorable hunt was during this year’s sika roar. Burt, who’s name I have changed by one letter to protect his identity and who normally hunts during the spring, decided he would like to hunt the sika roar period and hunt for something to put on the wall. The day was a classic. We would give the occasional roar and with nothing coming in would move on to where the stags were roaring best but still with a nil result. We arrived back at the whare where Tama was hosting a group from Hawaii and ready to serve their hangi. All was going well with us refreshed with a bellyful of tucker so we decided to drive up to the Hilton hut, relax a little and enjoy a couple of coldies, and this is where the ‘broomstick’ arrives on the scene. While driving along the track I happen to glance across the Ripia when I picked up a set of antlers moving along a bench some 200 metres away. Long story short Burt and I moved into a position where we could see his whole body. He’s 309 metres away so I turn the ballistic turret to the 300 metre setting and aim straight at him, resting the gun on my shoulder. Once we had our breathing under control Burt dropped him with a well-placed shot. I commented to Burt that we had spent all day hunting hard with all our gear, boots and all, and here we were with a respectable sika stag lying over the other side of the valley and the both of us wearing shorts, T-shirt and sandshoes. Burt cracked up and enjoyed the day so much he ended up having the head mounted.....”



Burt and the ‘broomstick’ – and his stag as well

## Staff News

### The Kalmar Family

We welcome the following new members to Kalmar:

Stephen Aston, Matthew Corbett, Paul Flannery, Terry Grant, Oscar Jobberns, Wayne Kotze, Vincent Lysaght, Manie Maritz, Tasnim McCracken, Greg Prokop, NJ van Zyl

### December Wedding

Francois De Kock and Eloise Du Preez headed to South Africa to tie the knot on 19<sup>th</sup> December 2015. May happiness find you in every corner of the globe as you begin your new life together. Welcome back Mr and Mrs De Kock.



### Sugartree Stage 2B – Blind Beer Tasting

Friday 16<sup>th</sup> October 2015

A blind beer tasting competition was held with the site team. Thomas presented the medals to the blind beer drinkers.

First prize went to Vinnie and joint second to Nick and Luke.



## Rodney Coastal Challenge

15<sup>th</sup> November 2015

Thanks go to all participants of this year's challenge. What a fantastic turnout for Kalmar with a record NINE teams participating. This is the biggest turnout we have ever had.

The weather obliged and was perfect on the day. Family and friends turned up to support the competitors, creating just the kind of atmosphere a day like this needs.

Luke Kus needed rescuing after coming off his mountain bike. He sustained minor injuries, not to worry that he came off second best, the bike was ok.

Somehow Paul Feltham managed to "rig" the time keeping. There is something fishy going on, have you seen the record time he posted?

Prepare yourselves for the 2016 RCC – we are looking forward to a repeat this year.



## Chopper Cup

17<sup>th</sup> November 2015

The annual 'Chopper Cup' regatta is a unique event on the corporate and charity landscape in New Zealand. Generous yacht owners donate their vessels along with their time to give corporate teams with little or no sailing experience a chance at a yacht race against one another, in a fun and light hearted event, all in aid of Auckland's Westpac Rescue Helicopter.

With perfect sailing conditions forecast for the event it was set to be a good afternoon in Auckland's Waitemata Harbour. On board the sailing vessel - Nirvana, the Stonefields team hosted client - Todd Property, PQS - Rider Level Bucknall and Project Architects - Warren & Mahoney. With the wind behind the sails, and the Yachts eager to start, the beginning of the race brought some excitement as a few boats collided getting off to a good start. It was no surprise to later find out that in the mix were Bassett's Plumbing. While a few words were being exchanged the Bassett boys thought it would be appropriate to try to hop on board and join the ladies on the other vessel. We are unsure, but suspect this may have been a contributing cause to the collisions.

During the race the competition heated up and the team worked very hard at juggling their beer cans while ducking under the swinging boom during the tacks and gybe. Paul Johnson showed the team up, bringing his sailing experience, working closely with the skipper to take us through the finish line. The sailing action was followed by dinner with a good selection of food and beverages at the Ponsonby Cruising Club, where the annual charitable auction was held.

This year saw the Chopper Cup smash previous fundraising records – topping \$150,000 for the first time.

Neil Ball



## Kalmar Children's Christmas Party

13 December 2015

The Children's Christmas party was held at Kiwi Valley Farm Park.

The farm had plenty of activities for the children (and adults), including a maze and a petting area, where the children were able to cuddle bunnies, guinea pigs, three week old piglets and rats (eeuuww).

We were booked into a huge barn for our function, where Tim Ellery, Lueder Stock and Garry Nesbit cooked a delicious lunch of hamburgers, kebabs and sausages.

Shortly after lunch jolly old Santa arrived (a HUGE thank you to Paul Dine) and following a lolly scramble, handed out presents to the children. Michaela Ellery assisted this year and proved to be a great Santa's helper.

I was nervous that the rainy weather forecast would spoil the day. However the sun came out and everyone enjoyed the afternoon wandering around the farm.

Other activities included horse rides, tractor and trailer rides and feeding pens. It was particularly funny to watch the children feeding the baby goats as both the goats and "kids" became very excited!

A big thank you to all of the parents who helped out and made it a fun day!

Jocelyn Nesbit



# Kalmar Year End Function

18<sup>th</sup> November 2015

The Purple Party Buses arrived at their respective pickup points at eleven thirty and everyone set off for an afternoon at the Markovina Vineyard Estate. The weather was perfect, the venue welcoming and well organised and the setting tranquil.

After drinks, we were seated in a private area in the garden for speeches and the presentation of awards. The heat assisted in fermenting brains so by the time we headed indoors for lunch, everyone was feeling somewhat relaxed.



## 5 Year Service Awards

Lance Blomfield  
Yulia Mokshina (absent)  
Linda Page

## Health and Safety Award

Neil Ball



## “Special” Awards

You know who you are... and we have the photos to prove it...





# Kalmar Social

## North Shore Marathon

Sunday, 6 September 2015

A rather cool, damp and blustery September morning awaited the six Kalmar entrants of the full North Shore Marathon on Takapuna Beach. An early start for the full marathon at 6.00am and the half marathon at 8.00 am.

The course consisted of a beach run as well as sections on the road. Making its way south from the start, where possible along the shore line down to and around the Hauraki Gulf Maritime Park, turning northwards back up and along a lot of the same route coming out and up onto Lake Road heading north with the northern most aspect of the race / run / hobble to Milford Reserve. Zig zagging our way back down too many streets to name, we arrived at Hurstmere Road and headed for the finish line on the beach from whence we came. Those mad enough had the most elated fun completing the same course a second time to complete the full marathon. The weather remained cool with a lot of cloud cover and the odd rain shower to keep everyone's spirits up, including the supporters!!!!!!

All in all, a great day for the mildly insane??

### Full Marathon

Paul Dine and Peter Arnold

### Half Marathon

Bert Denee and Paul Dreyer

### 10km

George Kubicki

### 5km

Simon Hollis

Paul Dine





## Margarita Masterclass

October 2015



It was suggested by Bert and enthusiastically endorsed by Rob(C) that the Social Club attend a Margarita Masterclass.

Enquiries were made at the restaurant "MEXICO", conveniently situated within walking distance from HO and a booking was secured.

On the night, various Margaritas were sampled before going into 'class'.

The tequila available ranged from 'gut rot' to pure 'gold' and oh.... so many flavours could be added.

Rob C made sure he was at the head of the table next to the row of tequila bottles and flavours.

With a shaker and measure in hand our instructions were:

Use one part tequila (of course no one limited their count to one at this stage), one part lemon juice, flavouring and lots of ice – shake enthusiastically. Dip the rim of the glass in either salt or cinnamon before pouring your Margarita.

The first drink went down a treat so two more quickly followed. Food was served and consumed between shaking and pouring. Paul Dreyer kindly cleaned up all left over food from the platters.

Rob C did sample the whole range of tequila's when the instructor wasn't looking and his favourite.... ALL OF THEM!

Trish Milne

## Social Calendar 2016

21 February	Family Bike Ride – Orewa
28 February	Fishing Trip
06 March	UFC 197
30 April	Kayak the Puhoi River
28 May	River Cruise to Riverhead
23 June	Pool/Darts Night
16 July	Movie Night
18 August	Ten Pin Bowling
8 September	Drift Cars
15 October	Paintball
5 November	Wine Trail



# blastacars

DRIFT KARTS

4<sup>th</sup> November 2015

The Kalmar Social Club sponsored a Blastacars Drift Karts event attended by seventeen lads who enjoyed pretending they were Lewis Hamilton for the evening. After being divided into two groups, they were run through a safety check, and the racing began.....

It was very competitive on the track. Francois showed good form and Nick Watson won all of his group's heats, but was pipped at the post by the old fella Garry Nesbit, who was the overall winner!

Of course mention must be made of Paul Feltham, who drove in the final oblivious to the fact that his helmet was on backwards....

A great time was had by everyone. Thanks very much to Trish for organising the event!

Jocelyn Nesbit

