



**KALMAR**

# news

Newsletter of Kalmar Construction Ltd

## THERE'S MORE TO KALMAR THAN JUST APARTMENTS

The recent NZ Herald article about who is behind Auckland's apartment boom showed Kalmar as being well ahead of all other contractors in terms of the number of apartments built, currently being built, and about to be built.

Whilst that's probably no big surprise to most and we are very proud to be recognised in this way, we would really like clients and consultants to realise that there is a lot more to the Kalmar Group than just apartments. The fact that we've built thousands of apartments over the past 16 years, clouds the fact that we have also built significant other projects and we've built them well. From Hospitals and Medical facilities, to Policing Centres, Industrial units, Hotels, Retirement work, Schools, Multi-level Carpark Buildings, Seismic remediation work, Concrete Structures, Restaurant Fit-outs, Commercial Fit-outs, Asbestos removal, and Civils work, we've done them all.

We're proud of all the work we've done over the past 16 years and we're keen to do more projects that reinforce our diversity of workload. We have staff who are experienced in all aspects of construction delivery and they, and we, are keen to put their skills to good use and take up any challenge brought to us.

*Peter Kay*



### INSIDE THIS ISSUE

Project Updates | Page 2  
Kalmar Social Club | Page 8  
Kalmar Staff News | Page 9

# Project Updates

## Stonefields Bellus Apartments

18<sup>th</sup> August 2017

Today, another of our projects, the \$39million Bellus Apartments at Stonefields, has been recognised by our client as having reached Practical Completion. Neil Ball, Paul Johnson, Steve Mills and the entire team of Kalmar staff are to be congratulated on delivering excellence ahead of time, something that is particularly difficult to achieve in today's market.

Thanks guys, you've worked incredibly hard and you've helped to entrench our reputation of being good, solid, professional contractors who deliver a quality product on time.

It's much appreciated.

Peter Kay

I just wanted to congratulate you (Neil Ball) and your team on achieving this amazing milestone. The building looks absolutely stunning and you and your team should be extremely proud of what you have all achieved on this project.

Well done!

Dean Turner  
Todd Property

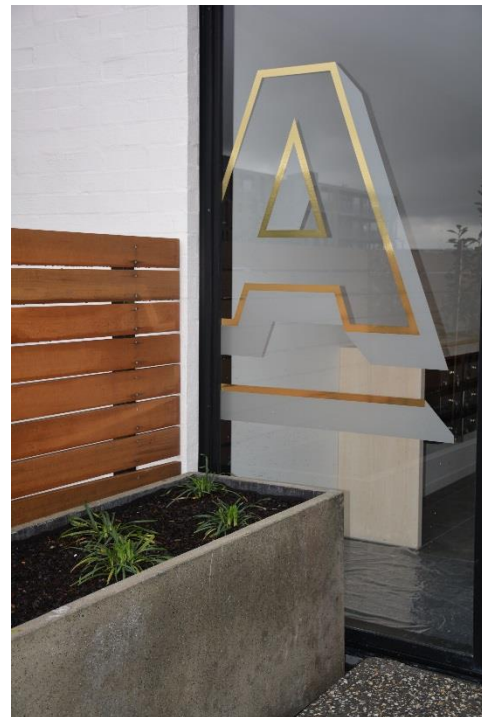
The team have managed a brief well-earned celebration following receipt of Practical Completion on 18<sup>th</sup> August. They are now focussed on tidying up the last bits and pieces before redeployment. No mean feat considering the weather challenges over the last few weeks when the external works have had to come together.

All are immensely proud of their respective efforts on delivering a high quality building which complements the other apartments in Stonefields.

It's been a top team effort led by Neil Ball, Steve Mills and Donald Chataira. The support team being Vince Lysaght, Alan Watson, Jason Underhay, Edward Swart, Dallas Tolich, Garry Norman, Les Gates, Oscar Jobberns and Sunny Verma.

Well done.

Paul Johnson





## Whitaker Park Central Apartments

The project is nearing completion of Separable Portion A (B3 to L9).

Architectural inspections have occurred on levels 3, 4, 5 and levels 1, 2, 6, and 7 will be completed in August. The last two levels 8 and 9 will be completed early September. These two levels were initially left behind as they were exposed to the elements until the roof was finally installed in June.

The internal works for the upper levels 11 to 16 have been partitioned out and the first fix services are currently completed to level 13 with wall linings well underway.

The curtain wall continues to be the primary external work focus and will remain so until it is completed in September.

The current inclement weather has delayed the façade installation due to the crane being required for the façade and the high winds restricting the ability to lift individual façade panels safely.

The hoist is scheduled for removal early September and the crane mid September following the completion of the façade panels that were obstructed by the hoist on the Western elevation.

The second phase of the project (Separable Portion B and C) will have restricted access through basement 4 only as the other levels will be occupied by the new building occupants. We will be utilising one of the lifts as a builders lift and the building will be preloaded with gib and fit-off materials prior to the hoist removal.

### Project Timeframes

Separable Portion A which entails basement 3 to 1 and levels 1 to 9 inclusive will be complete late September, early October. The apartments will settle and be occupied after the client obtains CCC. Separable Portion B & C is the internal fit-out of levels 10 to 16. This last phase of the project is currently scheduled to be completed in early December.

### Team News

Tasnim McCracken is on leave in South Africa for her wedding on the 19<sup>th</sup> of August.

Paul Flannery has joined our team to assist with completing fit-outs.



Southern Elevation



## Bloom Henderson

The concrete and structural steel structure was completed at the end of July. Pre-nail framing and trusses are going up despite the weather gods not favouring our site. The roof on both buildings will be completed in the next 3 weeks as the team is now fully focused on getting the building closed in and dry to give the fit-out contractors a good run. 1<sup>st</sup> Fix is well underway and internal framing can be completed now that propping is getting removed.

We have had a few recent team changes on this project with Lisa leaving us and Jed and Ryno joining us. Mark, Lüder, Simone and Ryno are based on site with Jed overseeing the QS side for a few more weeks until he hands over to Ryno and Simone. Although we are sad to lose Lisa, our office fridge is happy about all the “starter boxes” arriving.



## The James

The building is now fully closed in and essentially watertight, which supports the internal fit out works to progress unaffected by the winter elements. External finishes are in full swing with the pressure on to complete these and remove the scaffold as soon as practical. The adverse weather has certainly impeded the plastering works.

Fit-out activities are in full swing with painting taking place on the first level (three) of apartments and first fix close to complete on the upper level (seven). Tiling is making good progress and kitchen installations start late August. The lower two levels are taking shape as well. The lift installation is complete and in the process of being commissioned for builders’ use.

The team led by Garry Norman comprises of Aaron Goddard, Edward Swart, Surajpal Channa, Karl Brown and Sunny Verma. The last two having just recently joined the team. All are very focussed on cranking up the momentum necessary to achieve the October completion deadline.



Someone found the watermain for us at the James - 11<sup>th</sup> July 2017





## The Oaks

We're heading towards the completion of the structure at The Oaks and we are eager to see the new subcontractors start the fit-out.

We've had quite a few delays with the drainage works, but that's nearly behind us. The basement bulk excavation is mostly completed with detailed works starting for the swimming pool and then heading into the basement slab preparation. Paul Leaver has been our residential "mole" looking after these works which are in a confined space and he's been doing a great job.

Les Gates has completed the shop drawings and has moved into the fit-out services coordination role. We were supposed to be joined by Jason Underhay last week for the facade works, but the unexpected delivery of a baby girl 6 weeks early threw him a bit. We're looking forward to Jason joining our team. The next stages of the development have commenced planning which we're becoming a part of.

Francois van Rooyen has departed to South Africa for 6 weeks for his wedding to Tasnim McCracken and honeymoon. Good luck & best wishes to the two of you. We look forward to the shout when he comes back!



## Health and Safety Initiative

On 4<sup>th</sup> August 2017 we presented our H&S Incentive Award to Rhys Epiha from Kalmar/Harbour Concrete Constructions for outstanding effort in traffic management and for his dedication and service to the public during very busy times on the road way.

It was a pleasure to award him the \$100 Countdown voucher and a Certificate that we have laminated and presented to Rhys.



Left to right: Rhys Epiha and Tim Ellery



## SUGARTREE Stage 2B

The Stage 2 team are at the final hurdle with 240 of the 259 apartments having been inspected by the Architect.

The emphasis is on completion of the works and collation of documentation for Code of Compliance.

The bulk of the completion works is weather dependant and comprises completion of facade works on swinging stages and minor scaffolded areas, completion of common decks on podium, L13 and L14, and completion of roof works on L13, L14 and L15.

Other significant works include completion of commissioning of all services and sign off from all services consultants and façade consultant.

The challenge for Stage 3 will be to beat Stage 2 in the number of babies born to the team in the duration.

Stage 2 babies arrived from Nathan Halloran, Ashlee Wei, Paul Flannery and Thomas Van Roekel.





## SUGARTREE Stage 3

Stage 3 is well underway with piling completed, bulk excavation 90% complete, basement slabs cast and structure commenced between basement 2 and basement 1.

The tower will be built in in-situ concrete with the core being built using a jump form system.

The Kalmar and Harbour lads are combining well to make a success out of the structure which is starting to ramp up now.

Several of the team from Stage 2 have moved across to Stage 3, others are following and several will have a period elsewhere before returning to the mighty SugarTree.



Kalmar, the preferred contractor....

What are other words for preferred?



preferable, better, superior, desirable, more desirable, best, more suitable, favoured, adventurous, right



Thesaurus .plus

## The America's Cup

27<sup>th</sup> June 2017

Getting to the office at 4:30am was a challenge, but the notion of seeing ETNZ win the America's Cup and knowing a champagne breakfast would follow was motivation enough to get ten of us out of bed on a very cold Tuesday morning.

We were not disappointed. Before seeing the sun rise over Rangitoto we were elated to witness live, ETNZ sail to victory. Not only were we bubbling over with excitement, the champagne was too, and for those keen on breakfast the barbecue was started and soon the smell of bacon, sausages, eggs and toast added to the excitement of the morning.

A very special way to start any day and one that will stand out for a very long time to come.

## Pool, Darts and Pizza

11<sup>th</sup> August 2017

A handful of people came to the pool and darts night held at Kalmar Head Office.

After some intense challenges took place, tensions were eased and direction refocused by the arrival of pizza.

Thanks to everyone who made the effort to attend.

## Super Rugby

The Kalmar Social Club has finished up another betting pool via Superbru.com, the Super Rugby Championship.

A massive Congratulations to Oscar Jobberns (1<sup>st</sup>) for taking out the competition.

Oscar was closely followed by NJ van Zyl (2<sup>nd</sup>) and Michael Fowler (3<sup>rd</sup>).

Thank you to everyone who got involved.

There is no rest for the sports punter, as the Mitre 10 Cup has already started.

Thomas van Roekel

## Upcoming Events

Coming up in the next couple of months - Drift Cars and Paintball.



What a turnaround!





## Growing the Kalmar Team

**Lisa and Neil Ball** are proud to announce that at 10:55pm on 30<sup>th</sup> May 2017, after a very long day, but gratefully a short labour, baby Connor joined their family weighing in at 3.24kg's.

Both mum and bubs are doing extremely well.



**Aaron Goddard and Erin Cullerton** welcomed their beautiful baby girl Aria Jay into the world on 19<sup>th</sup> July 2017.

We weren't told how much Aria weighed at the time of her birth, and it's rude to ask a young lady, so we didn't!

Erin is doing well and Aaron reported that everyone was looking forward to going home.



It would appear that the boys are outnumbered as **Jason and Jane Underhay** announce the birth of their first child, another beautiful GIRL, Lilly Paige who arrived six weeks early on 30<sup>th</sup> July 2017.

Lily has had to spend a few weeks in hospital. Both mum and dad are eagerly looking forward to her being allowed to finally go home.



## The Kalmar Family

**We welcome the following new members to Kalmar:**

Eduardo Caramori, Clare Ding, Karl Brown, Jed Goldsmith, Ryno De Beer





## Growing the Kalmar Team cont.

Say hello to another beautiful young lady **Zoey**.

**Thomas van Roekel** and **Jessica O'Connor** are tickled pink with their daughter who arrived on 2<sup>nd</sup> August 2017 – not a moment too soon.

*Once upon a time,  
There was a little princess...*



## Ashlee Introduces Evelyn Li

30<sup>th</sup> June 2017

**Ashlee Wei** and her mum brought **Evelyn** in to meet everyone at Head Office. Of course she had the ladies, and some of the men, enthralled. She was passed from one person to the next and didn't even kick up a fuss. She was patience personified.



Three generations

**Evelyn** has since been the centre of attention once again at her 100 Day Celebration which took place on 6<sup>th</sup> August 2017.



## NZIQS Conference

21<sup>st</sup> – 23<sup>rd</sup> June 2017

A few of us recently attended the NZIQS conference in Wellington, which entailed a couple of days of hard work and learning about how we can improve as a profession.

Attached are a couple of pictures of Paul and Rob hard at work.

*Rob Cunnington*





## Kitchen Tea Kalmar Boardroom

21<sup>st</sup> July 2017

**Tasnim McCracken**, our “Bride to Be”, celebrated at Head Office her imminent departure from New Zealand for her wedding in South Africa.

We were not exclusive, as both men and women were invited and the get together turned into an evening of “education” for some and laughter all round as Tasnim opened her “Box of Goodies” in a show and tell exhibition.

We wish them both well as they tie the knot on 19<sup>th</sup> August 2017.



## Introducing Mr and Mrs van Rooyen

19<sup>st</sup> August 2017

**Tasnim McCracken and Francois van Rooyen** on their wedding day, at Bellwood in South Africa.

They will not be back in NZ until mid-September, but we insisted that Tasnim sent a photo of the day before their return.

May you be forever as happy as you are today.





## Kalmar Fishing Trip

16<sup>th</sup> June 2017

We were greeted by a breath-taking sunrise as we headed out on Cobalt towards Waiheke Island to enjoy a day of fishing.

Nick Buchanan took the prize with a massive “25kg” Snapper. You will notice from the picture that someone has left the decimal point out. Exceptional work and considerable effort went into bringing this hefty fish in.

When fishing was slow we enjoyed a hearty breakfast and a substantial lunch.

A very enjoyable and successful trip totalling 70 Snapper between us. Thanks go to Kalmar for arranging the trip.

*Basil Victor*



**STRESS IS  
CAUSED BY  
NOT FISHING  
ENOUGH.**