

New Housing coming

Cranbrook Place & Crossfield Road, Glendowie

MAY 2022



The Kāinga Ora site at 69-75 Riddell Road & 5-41 Cardinal Place, Glendowie, will be redeveloped with new, modern, healthy, warm, dry homes that support contemporary living and the need for housing.

Building homes where there was originally 23 houses makes the most of the 7,261sqm site and will enable Kāinga Ora to better meet demand for public housing in the area.

The new homes will be designed and built to modern standards which will include double glazing, insulation with modern materials and fittings inside and out.

What will be built?

Kāinga Ora is constructing 42 new homes;

Five walk-up buildings with:

- 29 x two-bedrooms
- 6 x three-bedrooms

Nine of the ground floor units will be constructed using our accessible design.

A community room is located on the group floor of a central walk-up and positioned to utilise an outdoor recreational space. It frames the entrance to the lane way and ensure it is visible and accessible to both residents and their visitors.

7 stand-alone houses

- 4 x four-bedrooms
- 3 x five-bedrooms



www.kaingaora.govt.nz

 **Kāinga Ora**
Homes and Communities

Questions?

If you have any further questions, please contact:

Community, Engagement and Partnership Team Central & East Auckland

Phone: 09 953 4475

Email: Centraleastaki.region@kaingaora.govt.nz



Fifty-five onsite carparks and 65 bike parks (which includes 35 secure bike parks) have been achieved.

The design scheme proposes building details such as brick cladding, to respond to the suburban residential nature of the existing neighbourhood.

How will the site works be managed?

Kāinga Ora has received Resource Consent which has been architecturally designed using standard layouts for walk-ups and achieved full universal design for the standalone dwellings. The homes will be built by Kāinga Ora in collaboration with a construction partner.

Kāinga Ora will aim to minimise any disruption to the neighbourhood caused by construction activity. All site works will be carried out in accordance with Council requirements. These include things like the hours when work can be carried out, where contractors can park their vehicles, and how noise and dust are controlled.

Hours of work on the site will be Monday to Saturday 7.30am to 6.00pm.

What happens once the project is finished

Once the new homes are completed, we will match them to eligible people from the public housing register that need a home of the type included in the development.

Expected timeline

Demolition	August – October 2022
Construction start	Early 2023
Completion	First half of 2024



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