

# Building starts soon



**New homes coming to Gladstone and Mill Roads. Homes are expected to be completed by mid-2024.**

The building of much needed new homes will start in your neighbourhood soon. There is an urgent need for more social housing in Te Hapara. This development will get more whānau out of unsuitable accommodation and into a healthy place to call home

Kāinga Ora – Homes and Communities is building new, modern housing at 675 – 683 Gladstone Road and 42 Mill Road. The project will result in 21 warm, dry homes and a community room, for whanau most in need of social housing.

In 2020 and 2021 we asked the Te Hapara community for feedback on our plans to develop the sections in Gladstone & Mill Road. Feedback received has informed our plans.

## You are invited Land Blessing

**Where:** 42 Mill Road (site entrance)

**When:** Wednesday 29 March

**Time:** 11.30am

**Nau mai Haere mai**

## What is being built?

The new, low maintenance apartments will be fully insulated, with carpets, curtains and double glazing.

- 1 x 2-bedroom single-storey home
- 2 x 2-bedroom two-storey homes
- 6 x 3-bedroom two-storey homes
- 8 x 2-bedroom homes – three-storey walk ups
- 3 x 4-bedroom two-storey homes
- 1 x 6-bedroom two-storey home
- Community room



[www.kaingaora.govt.nz](http://www.kaingaora.govt.nz)



**Te Kāwanatanga o Aotearoa**  
New Zealand Government



**Kāinga Ora**  
Homes and Communities

## Contact us

If you have any questions, please contact:

### Kāinga Ora

Gisborne Community Engagement Team

Phone: **0800 801 601**  
(please ask to be transferred)

Email: **ENIengagement@kaingaora.govt.nz**

For questions about construction contact:

### Stuart Buscke

Construction Manager

Phone: **027 362 3022**



## Timeline (approximate)

Acoustic fence erected	Early April 2023
Stockpiled soil removed	Late April/early May 2023
Site preparation	April/May 2023
Start construction	May 2023
Finish construction	Mid 2024

## Keeping disruption to a minimum

Site, noise and traffic management plans are in place for this development. These provide rules and guidelines for what happens during construction.

The plans will cover items like the hours during which work can be carried out, where contractors can park their vehicles and the control of dust and noise.

When the construction phase begins, we expect building activity to take place between 7am and 6pm Monday to Friday and 8am to 5pm on Saturdays, but not on Sundays and public holidays.

## Who will live in the new homes?

Kāinga Ora will match these homes to individuals and families on the Ministry of Social Development's Housing Register with the highest priority for a home of that size and in that location. Kāinga Ora work hard to ensure people are placed in homes that best meet their needs, to live well in their home and to thrive in their community. Consideration will also be given to whānau who have an existing connection to Te Hapara.

## Supporting tenants

Kāinga Ora will always help new tenants settle into their new home and community. A key focus is to ensure that tenants understand their responsibilities and that includes being good neighbours and connecting with their communities. Kāinga Ora has recently implemented new ways of supporting tenants and helping them connect to support services when and if they need it.



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