

MAI TĀMAKI

TĀMAKI IS AN AWESOME PLACE TO LIVE



LOCAL LEGENDS

.....

STREETS NAMED
AFTER LEADERS

HOME OWNERSHIP

.....

WHĀNAU MOVES
INTO NEW HOME

TĀMAKI VISION

.....

A PLAN FOR THE
FUTURE

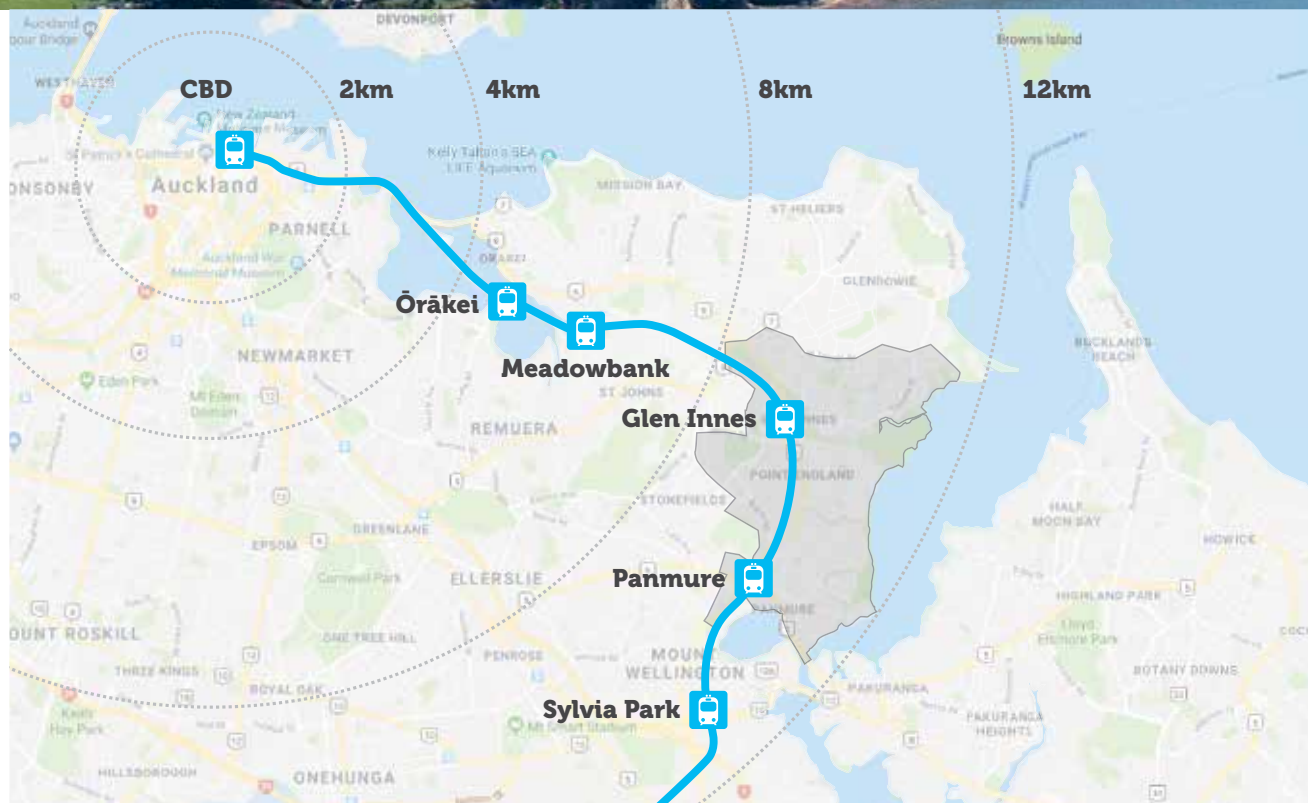


TĀMAKI

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With a rich history, inclusive community spirit and central location, Tāmaki stands out for its wealth of potential; both of people and place. It has great transport links and is only 15 minutes from the CBD by train.

It has two town centres, Sylvia Park Shopping Centre on its doorstep and safe swimming beaches nearby. Take a look through Mai Tāmaki to discover why this is a great place to live, work and raise a family.





WELCOME



John Holyoake

Staying connected with the community is a really important part of making the regeneration programme in Tāmaki a success. That's why Tāmaki Regeneration (TRC) continually works with a variety of groups, including schools, churches, marae and other local organisations.

Learning from the community and creating long-term partnerships with those who have been here longer than us means regeneration works for existing and future residents.

We also encourage our commercial partners to get involved in the Tāmaki Contribution - an initiative which provides them the chance to give back to the community. There are many ways for TRC's commercial

partners to do this, including offering local people employment opportunities, apprenticeships, training and mentoring or helping out with donations to local organisations.

It was great to get down to Tāmaki Primary recently along with others from the TRC team and put together bikes funded by development partner Mike Greer Homes' Tāmaki Contribution (story p14-15).

The students weren't shy about showing off their awesome riding skills, which they'll be able to use with their families in the future as we develop the Tāmaki Loop - a 10km track that will connect Panmure and Glen Innes. The loop is one part of the wider vision for how people will live, play and

grow in Tāmaki long after the development is finished. Read more about plans for the future on p12-13.

While we're looking ahead at what's to come, it's also important to acknowledge those who made huge contributions to Glen Innes, Panmure and Pt England in the past. That's why we're giving replica street signs to those families of Tāmaki locals who've had new streets in our developments named after them (story p8-10).

You might be surprised where some of the signs have ended up!

John Holyoake
TRC chief executive

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Lifechanging job

Vai Toese's life turned around after engaging with the Tāmaki Jobs & Skills Hub.

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Donation buys bikes

Tāmaki Primary students are learning to ride thanks to a generous donation.

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Bring the heat

Chilli master Chris Cullen thinks Glen Innes is a great place to do business.

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Regeneration update

The regeneration programme and housing development are progressing well.

Cover photo George Wilco enjoys one of Tāmaki Primary's new school bikes.

Opposite Artist Jeremy Shirley in front of his mural at Bradley Lane.

NEW JOB

"LIFE-CHANGING"

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Vai Toese is overwhelmed with the amount of support she has received since becoming a sole parent to three young boys.



Bidfood's Shane Hughes and Vai Toese.

After her husband left, Vai stepped up to care for the family on a sole parent benefit.

"I had three kids to support after my husband left. It was really difficult."

Now Vai has a job she loves at food wholesalers Bidfood Processing, which she found thanks to the Tāmaki Jobs & Skills Hub.

The hub provided Vai with job interview preparation, one-on-one sessions to support her job search and close mentoring that kept her motivated while she focused on the needs of her family.

"They told me they'd be there when I was ready to start looking for work."

She's also a Tāmaki Housing state house tenant, following a referral from Island Child - a Pt England-based charitable trust, which provided her with emergency accommodation - and Work and Income.

"My three boys are seven, six and four. Now, I've got hope and a future because I've got a job, a home, and strong ongoing support."

"I truly appreciate everything these organisations did for me. I thank God who brought all these people into my life."

"I would like to encourage everyone who is looking for work to go into the hub, they provide amazing support that comes with a lot of love.

"I am extremely grateful for all that the hub team has done for me, especially on never giving up on me."

Vai works in the processing room at Bidfood Processing, preparing fresh fruit and vegetables before they go out to clients.

"It's very cold in there, but I love what I do. I love the atmosphere and the people at Bidfood. I can see myself being in this job for many years.

"Coming in here has really opened me up to people. I've made new friends."

Having a stable job and house to live in has helped Vai get back to normal.

"It's a big difference between life before and life now.

"I've got great family support. They pick up the kids when I can't."

Bidfood Processing general manager Shane Hughes says Vai is a great fit for his team.

"Vai is an exceptional person and wants to turn her life around.

"It's good to be able to help local people. We are a national business, but firmly based in this community."

Many of Shane's team are Tāmaki locals, which works well for the business.

"Working close to home offers our team members so many synergies, being close to their home and kids. Bidfood has that community feel."

It's also a great location for the business, due to its central location and proximity to customers, suppliers and motorways in Mt Wellington.

looking for opportunities to put local people into work.

"We supply quality food products into fine-dining restaurants, airlines, prisons and everywhere in between. We have a diverse range of customers.

"We've grown from five to 70 employees in the last five years."

Tāmaki Jobs & Skills Hub manager Alice Taupau says developing relationships with businesses like Bidfood is one of the keys to placing local people into work.

"Employers like Bidfood are fantastic to deal with.

"They are supportive of the community and offer opportunities to local people who are looking for a chance to better their lives."

TĀMAKI JOBS & SKILLS HUB

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- More than 600 Tāmaki people have found work through the Tāmaki Jobs & Skills Hub. Twenty-six of these workers have been helped into building apprenticeships.
- The Tāmaki Jobs & Skills Hub has been running since 2013. It helps job seekers get work ready by offering support with writing CVs, providing career advice, applying for jobs online, driver licence training, job matching, and mentoring.
- The range of industries include construction, logistics, manufacturing, hospitality, retail and administration, among others.
- In the last financial year, the hub supported 220 local people into work.
- Over the same period, 130 local people gained a driver's licence, 16 completed professional training and 12 entered into further education through the Tāmaki Jobs & Skills Hub.

Visit Us:

54 Mayfair Place, Glen Innes

Open:

Monday to Friday, 9am-3pm

Email:

jobshub@tamakiregeneration.co.nz

Phone:

0800 JOB HUB

STRONG RELATIONSHIP WITH THE HUB

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The relationship between Bidfood and the Tāmaki Jobs & Skills Hub is a strong one.

Hub business development manager, Sheam Achmat made contact with Bidfood about helping local jobseekers and the relationship has blossomed, Shane says.

"It's great to be able to give back to the local community. It made total sense to us.

"We've had quite a few successes with placements from the Jobs & Skills Hub. Currently we have four who have come from there working with us at the moment.

"The team from the hub are very positive people – always upbeat,

TĀMAKI
JOBS & SKILLS HUB



Brenda Perry is thrilled to receive a replica street sign named after her late husband Ev Perry.

ROAD SIGNS HONOUR TĀMAKI LOCALS

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Many of the new streets in Tāmaki are being named after those who made huge contributions to the area.

Tāmaki Regeneration is recognising those local legends by giving their families replica street signs. Scott Morgan spoke to some of the families about the thrill of having their loved ones acknowledged.

EV PERRY – EDUCATION LEADER

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Ev Perry spent most of his 40-year teaching career at Tāmaki College. So, it's no surprise that three different people nominated the school's former principal to have a new street in Glen Innes named after him.



Ev Perry

"Ev would be so proud and also feel he's not worthy of it but thrilled to know that people thought so highly of him," his widow Brenda Perry says.

"He wouldn't have expected anything like having a street named after him for just doing his job, which was helping the kids."

Ev, who died in 2015, taught at the school between 1958-59, then again from 1963-67 and was appointed deputy principal in 1970, before becoming principal in 1971.

There was something special about Tāmaki that just kept drawing Ev back to the area, says Brenda, who also taught at the school near the end of her career.

"Out of his 40 years teaching, he did 28 years at Tāmaki.

"The people kept bringing him back to Tāmaki. They welcomed us and the family.

"There was a warm feeling about the place, and he cultivated it. Everyone worked together and got on with it."

The father-of-four coached the First XV before he became

principal, and was also very involved in cultural performances, says Brenda.

"He loved helping the children who didn't have the same advantages that we had.

"He could command an audience and was very good with words. When he walked into a classroom, the children stopped talking."

After Ev retired, he stayed involved with school, at one stage reconnecting through his granddaughter-in-law Tenille, who started teaching at Tāmaki.

"Soana, the current principal, used to take Ev to rugby games and he'd give pep talks to the First XV.

"Even when Ev retired, they would invite us to senior prizegiving.

"He went to prizegivings until he wasn't well enough to go. When the First XV beat schools like Kings or Auckland Grammar, that was huge for him."

In 2005, the Ev Perry classroom block was unveiled.

"He was thrilled about that too," Brenda says.

"He was really proud of the students and their successes."

Living in Pakuranga, Ev was very much connected to the Tāmaki community, often going shopping with Brenda in Panmure town centre.

"People were quite happy if we were in the street to come up and talk to us.

"Even after Ev died, one boy in

particular from school would come up to me and tell me about his family."

As for what to do with the Ev Perry Way sign, Brenda says it will sit proudly on her apartment windowsill, which overlooks a bowling green.

"All the players will be able to read it! I don't know anyone else who has one."

RITA MEREDITH - ALWAYS WITH HER FAMILY

.....



Maria Meredith, John Meredith and Eugene Meredith with a replica street sign named after family member Rita Meredith.

The decision to name a Glen Innes street after Rita Meredith fulfilled a prediction she made many years ago.

The mother-of-eight died in 1992 but told her husband John Meredith she would "always be around".

Seeing the Rita Meredith Road sign go up in the Fenchurch development on June 28 - Rita's birthday - saw that prediction come true for John and his eight children.



John Meredith with his wife Rita in the early 1990s.

"For years, she's going to be there. My eyes were running when the sign went up and it wasn't raining," John says.

"We were wondering how it happened that they put the sign up on her birthday."

And the family can visit Rita Meredith Road whenever they like, because it's "just across the street" from the family home.

"It's really awesome to see my mum's legacy up there," Rita's son Eugene says.

"Where mum's sign is, that's where Emily Smith, who also has a street named after her, used to live. It's like she's pointing at one of her friends."

As for the replica sign, he plans on putting it on the wall for all the family to see when they visit.

Rita, who was of Samoan, Scottish and French descent, migrated to New Zealand with her parents and 12 siblings in the 1950s, moving into a state house on Taniwha St in 1963.

She was an active member of the Glen Innes Catholic community, including serving on the St Pius X School Parent Teacher Association and coaching netball teams at the school for many years.

Rita also worked locally, first

at Amco Jeans and then Hutchwilco.

Maria Meredith wrote the nomination putting forward her mother-in-law to have a street named after her.

She found out about the opportunity through her membership of Tāmaki Regeneration's Community Liaison Committee.

"For us, it was a good opportunity to be part of history and leave a legacy."

EMILY TARIPO SMITH - A COMMUNITY FOCUS



Kathy Williams, Tracey Smith and Vicki Smith with a replica street sign named after Emily Taripo Smith.

Emily Taripo Smith had five children of her own and supported many more youngsters who needed assistance.

That desire to help other people is one of the many reasons her family thought Emily, who died in 2006, was worthy of having a new street in Glen Innes named after her.

"She was deserving of it," daughter Tracey Smith says.

"She used to run Glen Brae Community House on Leybourne Circle. There she taught kids with disabilities to read."

Emily ran fundraising events like housie to keep the community house running and initiated its first kohanga reo classes.

"She used to take in a lot of kids that had nowhere to go, just for a few hours," Tracey says.

"They could go and be safe, get something to eat or even have a bit of counselling. The doors were always open."

She was also involved in the Māori Women's Welfare League, Ruapotaka Marae, Ōrākei Marae and ran tuck shop at Mt Wellington Rugby League club.

Later Emily became a probation officer in Panmure – an opportunity which came about from her work in the community.

"She was just everywhere, helping everybody," Tracey says.

"She would be really honoured and blessed to have a street named after her."

And her family has special plans for the Emily Smith Road replica sign.

"We took her ashes back to Raratonga after she died, so we might take the sign over as well and put it up.

"It would be taking a bit of GI to Raro."



Emily Taripo Smith

NEW MURALS FOR GI TOWN CENTRE

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The Bradley Lane Project celebrated its seventh year in October, with three days of activities, including mural painting.



Photos: BC Photography

The project started in 2013 when four artists painted two murals in Glen Innes over a weekend in spring.

Now more than 20 murals adorn walls in Bradley Lane and throughout the Glen Innes Town Centre, including several new ones that were painted in

October, with the aim of adding more colour to buildings in the local community.

Mural tours, artists talks, an art exhibition and activities for the family also proved popular during the three-day event.

A VISION FOR TĀMAKI

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Tāmaki is set to become an even more awesome place to live over the next 25 years.



The Tāmaki Loop will run next to the water.

A new masterplan for the area has been developed by Tāmaki Regeneration Company (TRC) and covers everything from new neighbourhood developments to improving transport options, town centres, parks and reserves, education, health and wellbeing.

TRC regeneration and placemaking general manager

Joanna Brain says there's already a strong sense of community in Tāmaki and the aim is to grow that even further.

"The focus is firmly centred on creating communities and neighbourhoods, rather than just building houses.

"The masterplan builds on Tāmaki's strong foundation and

aims to deliver several strategies that will build social, economic and housing opportunities in the area."

Joanna says the community has played a huge part in bringing the plan to life through their knowledge of what it's like to live in Tāmaki, providing valuable feedback over the years.



The "Living Streets" network will promote walking and cycling.

"I want to thank the Tāmaki community and our other partners for their hard work and support. We're shaping Tāmaki together."

Working with the community, government agencies like Kāinga Ora – Homes and Communities (formerly HLC), Auckland Council and Auckland Transport will create greater opportunities for everyone in Tāmaki to live, play and grow.

"There's plenty of hard work ahead, and we know there will be challenges, but by working together, we can be successful in bringing this plan to life," Joanna says.

So far most of TRC's neighbourhood developments have been delivered in Glen Innes, with planning underway in Pt England and northern Panmure for the next projects.

Joanna says new housing will provide a mix of standalone, terraced houses and apartments that will meet the needs of Tāmaki's growing population.

"Our innovative home ownership options, like the shared ownership programme, make living in Tāmaki more accessible, giving new and existing residents, including state housing tenants, the opportunity to buy their own home."

COMMUNITY SPACES AND TRANSPORT

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Along with creating warm, dry, energy-efficient houses for people to live in, TRC is also putting plenty of attention into improving facilities and services available in Tāmaki.

Upgrades to both major town centres in Tāmaki are being planned, with public transport playing an important role in getting people where they need to go, Joanna says.

An upgraded Glen Innes Transport Hub is planned, providing improved train and bus connections to the town centre and will complement the new transport hub at Panmure.

The public space around the Glen Innes Library and Te Oro Music and Arts Centre is set to be revitalised, with better links to Maybury Reserve and a new site for Ruapotaka Marae.

Plans for Panmure town centre include a community hub with civic space in the heart of the town centre where people can access the library and community centre.

And the Tāmaki Loop – an extension of the Pt England Walkway - will offer a shared 10km pedestrian and cycle route, linking Panmure to Glen Innes.

"These changes will make the heart of our communities very attractive for shopping locally and make it easier for residents to get to the places they want to go," Joanna says.

"Creating vibrant open spaces and enhancing our natural environments by restoring waterways, creating a network of boardwalks and upgrading lighting and pathways is essential to the overall plan."

EDUCATION, EMPLOYMENT AND HEALTH

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With a growing population comes the need for Tāmaki's young people to get the best start in life.

That's why TRC is working with the Ministry of Education and Tāmaki's 11 schools and many early childhood centres to deliver a plan for local education, which supports youth on the path to a bright future, Joanna says.

These efforts build on training and education opportunities which are available through the Tāmaki Jobs & Skills Hub, which has also placed more than 600 people into work over the last seven years.

It's also essential to keep the growing population healthy, so to help with that, TRC is creating easier access to health facilities, strengthening Tāmaki's spiritual connection to the landscape and building warm, dry homes.

"Achieving better outcomes in education, employment and health, will improve the general wellbeing of our community over time," says Joanna.

TRC is planning our next housing developments in Point England and Northern Panmure. Go to tamakiregeneration.co.nz for more information



MIKE GREER HOMES GIVES BACK TO TĀMAKI COMMUNITY

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Every child at Tāmaki Primary School in Panmure will now get the chance to learn to ride a bike, thanks to a \$25,000 donation from Mike Greer Homes as part of their contribution to the Tāmaki regeneration programme.

The donation is part of the Tāmaki Contribution scheme, in which Tāmaki Regeneration Company

(TRC) and Kāinga Ora (formerly HLC), the master developer for Tāmaki, encourage partners and suppliers to give back to the Tāmaki community in any way they can. This can be through donations, offering internships to locals, or just offering their expertise for free.

"It's great to see Mike Greer Homes, who are building beautiful warm, dry homes in our area, contribute to Tāmaki Primary School in such a meaningful way," says TRC chief executive John Holyoake.



"They're helping the school with what they really need – 25 larger-sized bikes and helmets so the older kids can learn to ride too, plus support for their kapa haka group and a much-needed new projector and screen for their hall."

Mike Greer Homes have built around 90 of the approximately 600 new homes that have already been built in Tāmaki. Throughout the construction process, they have also provided broader education, training and employment opportunities to local high school leavers, helping them gain work experience before securing full time employment within the construction industry.

"Involving them in the regeneration of their own community has been a win-win for everyone involved," says Mike Greer Homes chief executive Richard McEwan.

The bikes were presented to the school on Monday 16th September at the Bike Fun Day, with bike challenges led by Auckland Transport as part of the school's Bikes in Schools programme.

School principal Rhonda Kelly says some of the children hadn't

had any experience with bikes. For those who do have their own bikes at home, the programme is great for building confidence.

"One of the main reasons for the programme is that the parents can be worried about safety. Learning on a track in a controlled situation is good for their confidence. Some of the little ones – within six months they're riding," she says.

Student Milan Moala (10) could already ride a bike by the time he got to school, but he's picked up some useful skills.

"I've learnt how to indicate with my hand, so I can use that when I start riding on the road," he says.

The support for the kapa haka group also means a lot to the school, particularly when it comes to getting a bus to take the kids to festivals and competitions. They do their own fundraising for the group, but the support from Mike Greer Homes makes it a lot easier.

"It takes the financial considerations out of the picture," says Rhonda. "We can just do it."

"I'm a great believer in our kids having the best. Why shouldn't they have the best?"



Tāmaki Primary principal Rhonda Kelly



Mike Greer Homes chief executive Richard McEwan and George Wilco

SHARED HOME OWNERSHIP PROGRAMME UNDERWAY

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After more than 30 years living in state housing, a Glen Innes whānau have unpacked their boxes in their very own home, bought through a shared home ownership arrangement with Tāmaki Regeneration Company (TRC).



Dave, Amy and Anthony Minarapa in front of their new home

Photos: Chris Loufte

Anthony and Dave Minarapa start unpacking in their new house.



The Minarapa whānau are the first to take advantage of TRC's shared home ownership programme, which started in September, with six whānau in the process of moving in to brand new homes.

"Home ownership is such a game changer," says Shelley Katae, TRC's general manager - strategy and performance.

"It's not just about being able to choose what colour to paint your walls, it's about stability for your whānau, keeping your kids at the same school and it's an asset for your entire whānau for generations to come.

"Our programme shows how government-backed shared home ownership can work on the ground," says Shelley.

"We are focusing on supporting the wellbeing of people in our community and providing affordable home ownership opportunities for our Tāmaki whānau is an important part of our approach."

"The Government's recent announcement that it is allocating \$400m to a progressive home ownership scheme will be a boost to whānau like the Minarapas who have found it difficult to buy their own home in the private market."

Dave Minarapa says that for him, the opportunity to buy a house was about leaving something behind for the next generation.

"The future for our kids is here in the city, and for our grandchildren too," he says.

Dave and Amy Minarapa have lived in state housing in Glen Innes for 35 years – in two houses on the same street.

Dave works for Viking Conveyor, a specialist conveyor belt company, and Amy is currently contracting. They have four adult sons, two of whom still live with them.

"We lived in our last house for 22 years. When we found out we were earning too much for a state house, we luckily saw a poster for PHI [Pathways to Housing Independence]," says Dave.

The TRC Pathways to Housing Independence (PHI) programme is delivered in partnership with the New Zealand Housing Foundation (NZHF), the Commission for Financial Capability through its Sorted programme, and local community organisations. It helps whānau get ready to step into home ownership through financial capability workshops and one-on-one mentoring.

As part of the PHI programme, Amy and Dave were able to become part of TRC's Affordable Rental scheme. This meant they were able to stay in their state house paying affordable rent while they saved for a mortgage.

"We spent two and a half years saving up and clearing debts," says Dave.

Dave is keen to get the message out that buying a house may seem hard, but it's definitely possible.

"I think a lot of families think it's not real, it's not reachable. The only way we could have done

this was with the support of our two young fellas," he says.

They are taking out the mortgage on their brand new four-bedroom home along with their son Anthony (22). Their son Julian (25) will also live with them and contribute rent.

"The absolute key to success in the PHI programme has been the depth of experience and open way of working that our delivery partners have brought to the table," says Shelley.

There are currently more than 100 Tāmaki whānau who are either ready now, or will be in the next 12 months, to buy a home with TRC's shared home ownership programme.

More than 40% of the mortgage-ready whānau are Māori or Pacific. Approximately 20% are currently living in a state home. Most of the 100 whānau will be unable to access any other form of home ownership in Tāmaki due to high deposit requirements and their need for larger homes.

Whānau accepted into the shared ownership programme will purchase approximately 70% of their home, while TRC owns the remaining 30% of the house. Whānau will gradually buy out TRC's share in the home over time.

For more information, visit www.tamakiregeneration.co.nz/affordable-homes



Glen Innes Kindergarten head teacher Robyn Matthews

GI KINDY AT HEART OF COMMUNITY

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Glen Innes Kindergarten is growing
alongside the community it serves.

The Auckland Kindergarten Association kindy has been at its current location on Taniwha St for more than 50 years.

"We have a long history in Glen Innes. Many of our families who send their children here had the parents attend when they were kids," head teacher Robyn Matthews says.

"Glen Innes is changing, as is our focus in the kindergarten. We're growing the community here."

As the needs of families in Glen Innes have changed, the kindergarten has been quick to adapt.

"We're now taking children from two years old. At a lot of kindergartens, you can't get in until they're three," Robyn says.

"It's something our families have asked for and means lots of brothers and sisters can come together. We've been busy developing a two-year-old programme.

"If they don't have to wait to a certain age for the siblings to come together, it's really nice."

Currently there are 30 children, three teachers, a teaching assistant, teacher aide and administrator at the kindergarten.

It offers 30 hours free per child, with morning, afternoon and full day sessions.

"We're very lucky in terms of our ratios. All of our learning is run through play, while working within the curriculum," Robyn says.

"We have an open-door policy,

which means parents don't just have to drop off. Parents and families are really welcome here. We try to include them."

The kindergarten has been promoting itself locally, conducting flyer drops and connecting with other community organisations.

"We are central to the redevelopment. It's about making relationships, inviting families in and being part of the community, including getting to know the local schools.

"It's been quite successful – we've doubled the roll in a term."

But there's still room for growth, with capacity for about 40 children.

"We've got a real focus on enrolling and capacity building. There's a big focus on



supporting children transitioning to school, making friends and language skills. Our roll is mainly made up of locals, but families from outside the area are also welcome.

"We're moving towards zero waste and recycling everything. We want the community to be rich, vibrant, healthy and able to succeed."

A GREAT PLACE TO BE

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Local parent Candace Weir says sending her two daughters Marceline and Naomi to the kindergarten has been an enriching experience for them.

"When I first visited the kindergarten, I knew straight away that this was for us. At our visit my girls immediately got into the playdough and dress ups and started chatting with the other children.

"The teachers at GI kindergarten exude manaakitanga and their attention to detail with every child at the centre is heart-warming. Every day there is a new activity that is informed by what the children are engaging with or is inspired by local and cultural events."

Marceline has started school, but remembers her kindergarten days with joy and often asks to go back or will send in cards for the teachers, Candace says.

"Being local has also meant we have got to know more people in our community, familiar faces have now become friends and our girls are becoming proud GI born-and-bred kids."

Go to www.aka.org.nz/gleninnes to find out more about Glen Innes Kindergarten, or contact the friendly team with a call on 528 4113 or email gleninnes@aka.org.nz. Alternatively pop in and see the kindergarten for yourself at 71 Taniwha St, Glen Innes.



Candace Weir with her daughter Naomi

Morning sessions run Monday-Friday 8.30am-11.30am, afternoon sessions are from 11.30am-2.30pm and full day sessions are from 8.30am-2.30pm. The kindergarten is closed weekends, school holidays and public holidays.

TAKING HOT SAUCE FROM GI TO THE WORLD

Chillies have always been a huge part of Chris Cullen's life.



Culley's founder Chris Cullen

His mum was born in Fiji and lived there for 20 years, meaning curries and other hot dishes were often on the menu, which grew his love of intense flavours.

"I was a chef for 15 years here and in Melbourne. I've always created my own hot sauce. It was just for my own love of spice."

Fast-forward to 2019, and the Culley's founder has built a successful Glen Innes-based business on the back of his childhood experiences, exporting hot sauces and a range of other condiments to the world.

The business has developed very quickly, since Chris started selling sauces at local markets in 2012.

"I'm staggered at how quickly we've grown. I never really planned it to be what it is now."

The turning point was when a friend Mark who worked in the advertising industry dared him to give the business a real go.

"He came up with the original Culley's logo and had some labels made up. He said, 'here you go, do it now, you've got the stickers and branding'."

Chris started small, with a stall at the Clevedon Farmer's Market, followed by the Howick and Coatesville markets.

That's where he met the company's general manager Louis Cottle, who started off helping Chris serve customers at those markets.

"Most of our team have been with us for a long time, some from the beginning."

The company had a growth spurt when Auckland Tourism, Events and Economic Development (ATEED) organised a spot for Culley's at the Foodshow's 'Auckland on the Menu' section in 2012.

"Thursday was the trade day, with buyers from all the big players and boutique stores around New Zealand. We had 10 enquiries, with six placing orders."

That's when Culley's started using the FoodBowl – an Auckland facility where emerging companies can do research and development trials, along with pilot and commercial runs of new products.

It gave Chris the capacity to get his products on all New Zealand's major supermarket shelves and start exporting to Australia.

"I was in New York at a Hot Sauce Expo and I had a very excited Australian, Darren Gersh,

calling me from up in the Blue Mountains, in New South Wales.

"He'd tried our sauces while on a visit to New Zealand and absolutely loved them so much, he had to call me excited to get them into the Australian market. That was our first export order."

Now the company exports to all parts of the world including the United States, Canada, Asia, Denmark, Russia and the United Kingdom.

"There aren't many places we're not. We work through distributors in those markets.

"It's about having an awesome product, along with support from customers and distributors."

"We've just started air-freighting our products to Denmark and no sooner has it landed than it's sold out. It's really nice doing something at a global level."

Outsourcing 80 per cent of its

manufacturing and distribution allows Culley's to focus on growing the brand.

"Originally we were in Panmure at a storage facility. We started with one and ended up with five units in less than two years.

"Then we moved to a warehouse in GI and thought, how are we going to jigsaw everything in? Whatever we needed was always at the back."

At its current Morrin Rd site, where the company has just signed a lease extension for another three years, Culley's still undertakes some manufacturing and distribution for certain clients.

Thanks to Culley's success, Chris has been able to pay it forward by mentoring people starting out in the food business.

"We're there to help them connect the dots when they can't see the wood for the trees."

GI A GREAT PLACE TO LIVE

.....

Chris Cullen doesn't just think Glen Innes is a great place to do business.

He lives in one of Creating Communities Limited's developments in Glen Innes, alongside Tāmaki Housing's state tenants, private renters and a buyer who purchased an affordable home.

And he wouldn't have it any other way.

"The neighbours are awesome. One of them puts everyone's rubbish bins out every week - it's

her thing.

"If I come back with some fish after being out on the boat, I make sure she gets some."

Having a mix of state and private tenants living alongside private owners makes for a great little community in his street, Chris says.

"People keep an eye out for each other. If you've left your garage door open, they'll flick you a text.

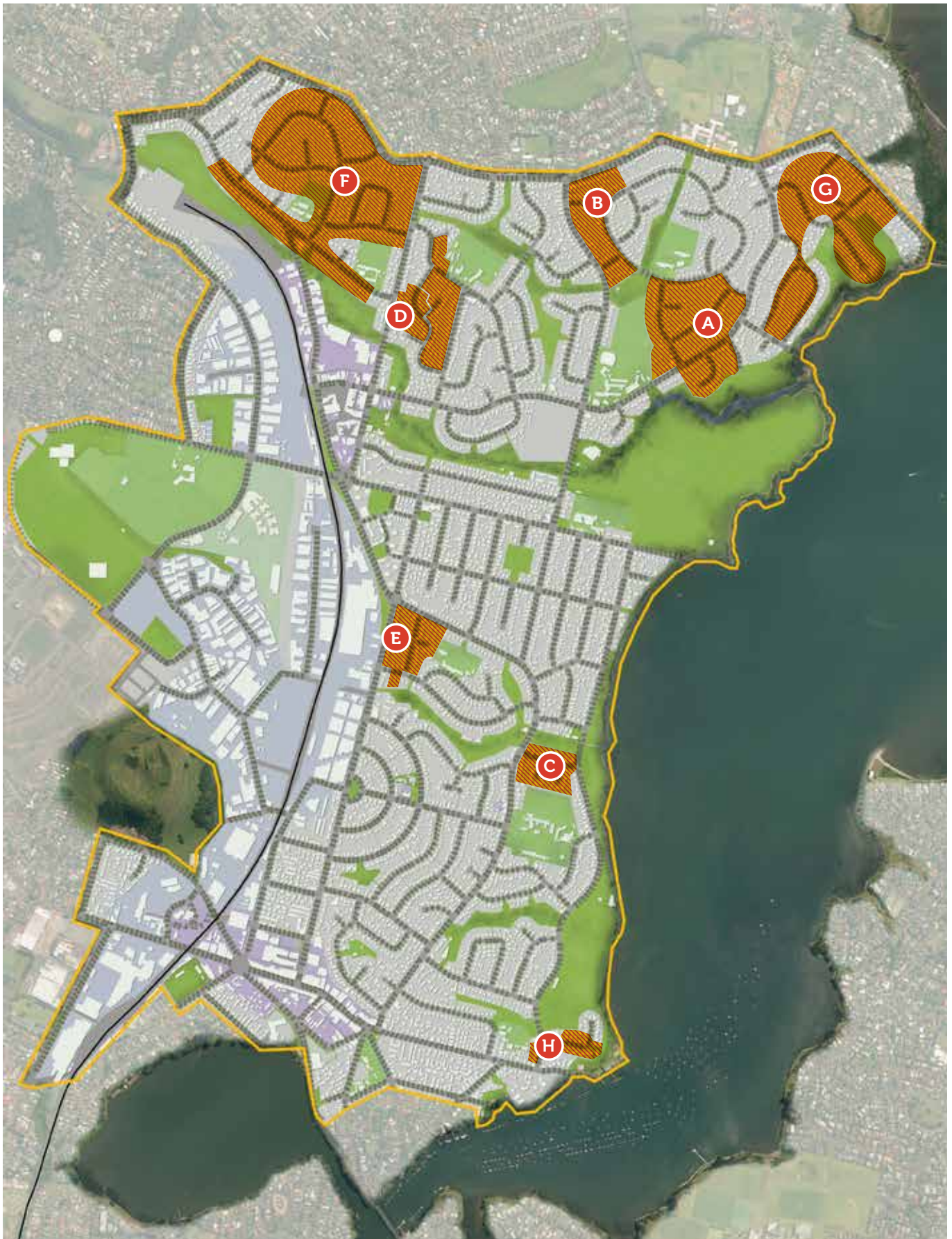
"It works really well. If I shift again, I'd love to live in a similar development."



Chris also makes sure to support Glen Innes businesses by shopping locally.

"I regularly shop at Avon's butchery and the Asian supermarkets in GI. People are quite complimentary about Culley's when they approach me.

"I love living and working in the area where I grew up and being able to play a small part in developing the community."



DEVELOPMENT UPDATE

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TRC takes a neighbourhood-by-neighbourhood approach to understand the specific needs, opportunities and challenges of each area and the families who live there. Development work is well underway in Glen Innes, with early construction activities also starting in Pt England and Northern Panmure.

We understand construction works can be very disruptive. We are committed to working with the local community and will make sure residents are informed about what's happening at each stage of the programme. Visit the neighbourhoods and developments page for more information at: tamakiregeneration.co.nz.

GLEN INNES

.....

Fenchurch neighbourhood



Over 400 new homes will be built in the Fenchurch neighbourhood, including a mix of state, affordable

and private market housing. More than 200 houses, including over 80 state homes have been completed so far. The park on Aveline Place has also been completed, with the naming process underway.

Current projects include the Fenchurch Park development, bordered by Fenchurch Street, Leybourne Circle and Sunnymead Road. TRC has partnered with RAWA and GJ Gardner to redevelop this area, which includes approximately 150 houses, with over 50 houses still to be completed.

RAWA and GJ Gardner are also the development partners for the area south of Taniwha Street, around Kestrel Place and Kiano Place. This redevelopment will include approximately 70 homes, ranging from 2-5 bedrooms in size.

The NZ Housing Foundation (NZHF) completed 30 new homes in Fenchurch recently, with another 40 to come in the next few years. The Foundation is focusing its building efforts around Sunnymead Road, Taniwha Street and Mansfield Street.

An existing walkway is being upgraded into a linear park called Wākāinga Walk, between Sunnymead Road and Taniwha Street. This park is designed to provide safe passage for pedestrians.

House construction is also continuing on the eastern side of Tāmaki College through Classic Builders, where a total of 20 homes are being completed.

Overlea neighbourhood B



Over 130 new homes will be built in the Overlea neighbourhood. Nine houses have been completed in Overlea Central to date. An updated plan for Overlea Central is being developed.

Overlea South will boast about 50 new homes, including 16 state houses. The Overlea North development is currently being redesigned.

Line-Epping neighbourhood D

The Line/Epping neighbourhood development includes a mixture of state, affordable and private market homes in a variety of styles. Civil works are complete, with house construction likely to begin in early 2020.

The extension of Eastview Rd will link the Line/Epping Neighbourhood with Glen Innes town centre. Auckland Council is also working to upgrade Boundary Reserve.

Northern Glen Innes neighbourhood F



Development partner Creating Communities is building an enclave of ten two and three-bedroom, architect-designed houses on Castledine Crescent in Northern Glen Innes.

Five of the homes are connected by a series of walkways and boardwalks set in a landscaped native bush setting. Go to <https://creatingcommunities.co.nz/blog/ten-out-of-ten/> for more information.

Wai-O-Taiki Bay neighbourhood G



Creating Communities have recently completed several homes in Wai-O-Taiki Bay on Fernwood, Inglewood and Taniwha Streets. These expansive four-and-five bedroom family homes offer two living areas, are within easy walking distance to Sacred Heart College and many feature water views over Wai-O-Taiki nature reserve and across to Half Moon Bay. Go to <https://waiotaiki.co.nz/> for more information.

POINT ENGLAND

.....

Hinaki neighbourhood E

About 50 state homes along parts of Pilkington Road, Tripoli Road, Torino Street, Parata Street and Hinaki Street will be developed into approximately 300 state, affordable and private market homes.

Civil work on the Pilkington Road site is expected to be completed in early 2020. Demolition is underway at the back of the site, with civil works to follow.

Tamatea Avenue development



This small development is located at 7-11 Tamatea Avenue and involved the redevelopment of three existing houses into 10 new state homes, comprising two, three and four bedroom dwellings which are now complete. Tenants are currently moving into the terraced houses.

PANMURE

.....

Derna/Tobruk neighbourhood **C**



Approximately 100 new houses will be built in the Derna/Tobruk area, with 19 new homes planned

for the first stage around Sollum and Tobruk roads. Houses in the first and second stages have now been demolished.

Rehousing is underway in Stage 3 and demolition has begun. All new homes in the Derna/Tobruk neighbourhood are expected to be completed towards the end of 2023.

Armein neighbourhood **H**

The Armein neighbourhood is expected to include approximately 60 new warm, dry homes. These will be a mixture of state, affordable and private market houses.

House demolition is complete, with civil works likely to commence in 2020. A development partner is yet to be selected. A development strategy about how the area will look in the future is currently being worked on.

REGENERATION HIGHLIGHTS

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Whānau moved into their TRC-led shared home ownership homes.



People were placed into work in the last three months - eight placements ahead of year-to-date targets.



The Jobs & Skills Hub was one of four finalists out of over 80 entries in the State Services Commission Spirit of Service Awards.



People were put into work by the Jobs & Skills Hub since it began in 2013.



Amy and Dave Minarapa enjoy a cuppa in the kitchen of their new shared ownership home.

FREE CAR SEATS HELP TĀMAKI WHĀNAU

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Happy local whānau have been gifted car seats by
Tāmaki Regeneration Community (TRC) as part
of a road safety initiative.



Tāmaki Regeneration partnered with Auckland City Police, Auckland Transport and Plunket as part of a car seat safety campaign.

More than 30 car seats were given away at check points in the area throughout the year, with TRC, Auckland City Police, Plunket and Auckland Transport (AT) working together to make the area safer for our tamariki.

TRC community engagement manager Sjimmy Fransen says those who received the seats were grateful and appreciative.

"The car seats come with friendly advice about how

whānau can keep their kids safe. Many of the families spoken to could not afford to upgrade as their children grow up."

The parents and caregivers who were driving the vehicles resonated more with the safety messages when spoken in their own language, translated by team members running the check points, Sjimmy says.

The initiative was promoted by Constable Trish Agafili and

Sergeant Tony Ngau Chun of the Auckland City Police, who contacted TRC about working together to make the roads a safer place for our Tāmaki community.

Trish is thrilled with the results of the initiative so far.

"Tāmaki Regeneration's contribution has built on our purpose of being safe and educating our communities about keeping our children safe."

TĀMAKI NOTICES

COMMUNITY LISTINGS

NEW BIKE HUB IN GI

Ecomatters Bike Hub is now open in Maybury Reserve, Glen Innes.

Free basic bike maintenance advice and support is available, with used, low-cost bikes for sale and loan.

There's also information on safe cycling routes in Tāmaki and much more.

The hub is a permanent fixture in the community, following Ecomatters' Bike Fix sessions held at Te Oro.

Opening hours are Thursday-Sunday from 10am-2pm. For more information visit ecomatters.org.nz

FESTIVE FUN WITH TRC

Most of us know about the 12 days of Christmas, so why not come and celebrate?

Join us and revel in the Christmas spirit with Tāmaki Regeneration's friendly volunteers at one of 12 daily sessions in the Glen Innes town centre this festive season.

Write your letter to Santa, hear festive stories, enjoy crafty Christmas activities and decorate cookies.

From 9 December, until 20 December in Mayfair Place square, 12 noon-2pm daily.

THE TĀMAKI JOBS & SKILLS HUB IS READY TO HELP

The hub is now located at 54 Mayfair Place (the old ASB building) in the Glen Innes town centre.

Pop in for a cuppa and a chat about upskilling, getting a driver licence, work-related courses and job opportunities.

Looking for a job? Come in and see us, call us or send us an email.



54 Mayfair Place, Glen Innes
Open: Monday to Friday, 9am-3pm
Email: jobshub@tamakiregeneration.co.nz
Phone: 0800 JOB HUB

Tāmaki Jobs & Skills Hub is part of the Tāmaki Regeneration Programme

JOBS AT TRC

TRC has a number of jobs you may be interested in applying for. If you are keen to work for a team that is passionate about Tāmaki check out: tamakiregeneration.co.nz/recruitment

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tamakiregeneration.co.nz

EMAIL COMMUNITY LISTINGS TO: communications@tamakiregeneration.co.nz

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PT. ENGLAND _