



Kia ora,

It has been another exciting month at Pukekura - The Parade, with more residents receiving their keys and moving into their new homes. Stages 1 and 2 are now complete, meaning 25 of the development's 36 homes across Groups A, B, C, D, E and H are complete and either occupied or ready for their future owners.

Group H reached its latest settlement milestone earlier this month, and Group G is now entering its final stages ahead of purchaser inspections and settlement. Cultural blessings for both Groups H and G have also now been completed ahead of these homes welcoming their new residents.

Around the wider development, the landscaping along the Lemon Street frontage is now complete, including the recently finished planting around Group H beneath the established pōhutukawa. Finishing touches are also being made to the heritage stair and boardwalk connection at the corner of Lemon and Liardet Streets, which is expected to open during September. As this area opens, further perimeter construction fencing will be removed, leaving Group F as the only remaining active construction zone. We thank all of our residents and purchasers for your continued patience as these final stages are completed: it is fantastic to see Pukekura - The Parade increasingly becoming the neighbourhood we have all been working towards.

PROJECT PROGRESS.

STAGES 1 & 2 (Groups A, B, C, D, E & H): COMPLETE.

Sold homes across these stages settled or progressing through their final handover arrangements. The completion of Group H also completes the soft landscaping along the Lemon Street frontage, with the new homes sitting beneath the established pōhutukawa and alongside the landscaping completed as part of Stage 1. Groups D and E are now fully sold, while completed homes remain available elsewhere within the development.

STAGE 3 - GROUP G: entering final stages towards completion:

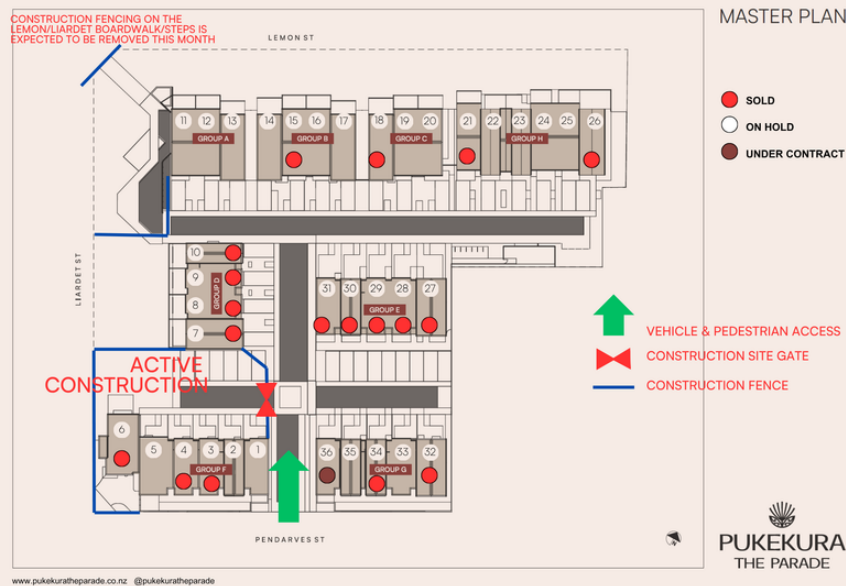
- Solari Architects are in the process of their **inspection and defect close-out checks**, with purchaser inspections expected to commence from mid-September.
- The **final inspection by New Plymouth District Council** has happened, with Code of Compliance Certification imminent.
- **Settlements are currently anticipated in early October** (subject to Council's processing timeframes).
- The cultural blessing for Group G has also now been completed.

STAGE 4 - GROUP F: continues to show good progress:

- The Council's post-line (gib/plaster/paint) inspection milestone is now passed.
- Much of the **exterior scaffolding** has been removed.
- **The focus is increasingly shifting to the internal fit-out** and finishing of the homes, **while the remaining external works are completed**. Over the coming weeks this will include deck areas, the new vehicle crossing and entrance to Unit 20, fencing and the remaining soft landscaping.
- **Special note: upcoming installation of Unit 20's lift**. A crane will be required onsite as part of the upcoming installation of the lift within Unit 20. This may result in some temporary access restrictions or disruption while the lift is installed. The installation date is still being confirmed and residents will be provided with further information once the timing and access arrangements are known.
- **The programme for Group F has moved slightly** since our August update, with **completion now targeted for November**. Purchaser inspections and settlements will follow completion and the Code Compliance Certificate process.
- Livingstone Building's September/October programme shows internal joinery, painting, flooring, plumbing/electrical finishing and landscaping progressing before the block moves into final inspections and completion.

ACTIVE CONSTRUCTION AREAS.

We ask that you (and any of your visitors) stay out of Group F, which remains an active worksite, with stringent health & safety measures in place. As always, please be vigilant with security.



YOUR MOVE.

Required process when booking your movers:

As more purchasers prepare to move in, a reminder that some coordination is still required while construction continues within Group F. Once your settlement date is confirmed, **please email Livingstone Building (trevorg@lbl.co.nz) at least 48 hours before your movers arrive, including:**

- Your unit number.
- Your name and mobile number.
- Moving company name and contact details.
- Moving date.
- Expected arrival time.
- Please include your unit number and "Pukekura The Parade - Move-in" in the email subject.

Please note that moving companies **must ensure access to the remaining construction area is kept clear**, and that **construction skip bins are not used for household or moving waste**. Please note that **the pedestrian connection at Lemon/Liardet Streets is also not intended as a moving route**. The main Pendarves Street entrance remains the appropriate access for moving crews.

RUBBISH & RECYCLING.

Please do not use common bins to dispose of moving-in boxes/packing. The large volume of cardboard and polystyrene is understandably very much outside the standard use. Instead, please use the [New Plymouth Transfer Station](#) for your one-off disposal of any landfill waste from your move. Any reusable items, recyclables and e-waste from your move can go to The Junction, located next to the station. Thank you for your cooperation. Please also note the [NPDC Rubbish & Recycling processes](#) for usual use of the common area bins, as these may be different to what you are used to.

YOUR ONGOING CONTACTS.

- **Before settlement and getting your keys:** Neale and Rachel from Bayleys remain your primary contacts prior to settlement and will arrange your handover pack and keys on your settlement day.
- **Building defects during your 12-month DLP:** Livingstone Building: Dedicated Pukekura DLP email: trevorg@lbl.co.nz, and please cc: abe@pbcs.nz
- **Residents Association:** Abe - Pitcaithly Body Corporate Services (PBCS). Email abe@pbcs.nz. Abe/PBCS remains the contact for Residents Association and all common-area matters.



OPENING UP THE NEIGHBOURHOOD.



Another visible milestone this month will be the **completion of the heritage stair and boardwalk connection at the corner of Lemon and Liardet Streets**. The finishing touches, including the new handrail, are currently being completed and the connection is expected to open during September, at which point the construction fencing will be removed ready for residents to enjoy this key pedestrian connection.

At the same time, **further perimeter construction fencing will be removed**. Once complete, Group F will be the only remaining active construction zone within Pukekura The Parade. Residents and visitors are reminded that Group F remains an active worksite and should not be entered.

IMPORTANT: NEW PROCESS FOR REPORTING DEFECTS DURING THE 12-MONTH DEFECTS LIABILITY PERIOD:

With more residents now living at Pukekura The Parade, a dedicated process is being established for reporting defects during the applicable 12-month Defects Liability Period (DLP). Please keep note of this for your own reference:

1. **All defects must be reported to Livingstone Building:** trevorg@lbl.co.nz
2. **Please also cc Abe at Pitcaithly Body Corporate Services:** abe@pbcs.nz

To help Livingstone assess and respond to your notification efficiently, please include:

- **Email subject:** Pukekura The Parade - Unit [#] - Defect Notification
- Your **name and unit number**.
- Your **best contact phone number**.
- The **location of the issue**, e.g. kitchen, ensuite, bedroom, exterior/deck.
- A **clear description** of the issue, including when you first noticed it.
- **Photos or video**, where these help demonstrate the issue.
- Your **availability for access**, including suitable days/times for inspection or remedial works.
- Any **urgency**, particularly if the issue affects safety, security, weather-tightness or an essential service.

Livingstone Building will review items raised and contact you directly to arrange an inspection and any required remedial works. Where Livingstone Building considers that an item raised may not constitute a defect, the matter will be referred to the Developer for review.

Important notes:

- Please use the email address as above.
- It is important that all defect notifications during your DLP are sent to the dedicated email address above. This allows each item to be properly recorded, tracked and allocated.
- Items sent directly to individual Livingstone staff or raised informally onsite may not be captured through the DLP process and therefore risks the items not being attended to.
- At the conclusion of the applicable 12-month DLP, Livingstone Building will confirm to the Residents Association that items notified during the DLP have been addressed. Any new maintenance matters arising after the DLP should then be raised through the Residents Association.

SALES UPDATE

Bayleys continues to maintain a regular onsite presence from the Display Home (15/25 Pendarves Street), with regular open homes providing prospective purchasers with the opportunity to experience Pukekura The Parade first-hand.

Pukekura - The Parade is now reached 50% sold, with Groups D and E fully sold.

Regular open homes continue to generate interest and new buyer leads as the project moves through its final two stages. You will note some additional sales signage onsite, and may also see a digital campaign which is active online also. With more completed homes available to view, the Lemon Street frontage complete and construction activity continuing to reduce across the development, Bayleys have are increasingly hosting prospective purchasers onsite, thank you for your support as we show these potential new neighbours around.

THANK YOU!

Thank you again for your patience and support while we complete the final stages of the development with our Group G and F homes. We look forward to welcoming more of you home to Pukekura - The Parade soon. The updated programme can be found at the end of this update, following the site photos overlease.



GROUP F HOMES



Note, the existing mural facing Pendarves Street will be repainted

AROUND THE SITE



Rubbish & Recycling area, please remember not to use these bins for any moving-in packaging. See notes on page 2 for further information.

Underplanting completed at rear of Group H



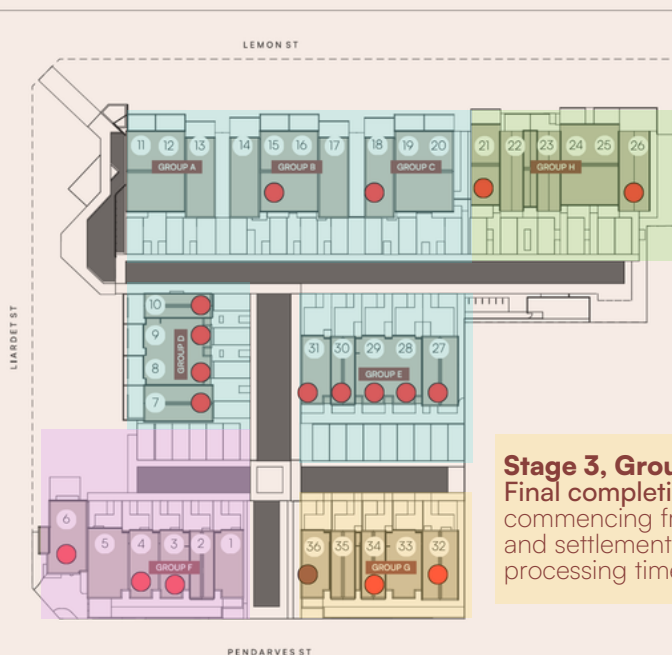
UPDATED PROGRAMME.



**PUKEKURA
THE PARADE**

Stage 1, Groups A, B, C, D, E. Complete. Sold units have settled & are occupied.

Stage 4, Group F. Construction progressing. Internal fit-out & external works underway, with completion targeted for November.



MASTER PLAN

Stage 2, Group H. Completed. CCC issued and settlement milestone reached.

Stage 3, Group G. Final completion phase. Purchaser inspections commencing from mid-September, with CCC and settlements to follow (subject to Council processing timeframes).


**PUKEKURA
THE PARADE**

- **Stage 1: Groups A, B, C, D & E** (those on the Lemon Street frontage and the centre of the development).
- **Stage 2: Group H** (those on the Lemon Street frontage, at right-hand top corner when looking from main entrance).
- **Stage 3: Group G** (those along the Pendarves Street frontage).
- **Stage 4: Group F** (those along the Pendarves Street frontage).



pukekura.theparade.co.nz

[instagram](#)

[facebook](#)

Neale Parkinson 0274 461 550

Rachel Williams 027 218 8683

