

FIRST CHOICE



Building a sense of community

A new lifesaving facility and community hub is rising from the sand at Pukehina.



SURF LIFE SAVING[®]
NEW ZEALAND

After 12 years of community fundraising and planning, Cassidy Construction is helping get Pukehina Surf Rescue's new clubhouse off the ground at a spectacular oceanside site in the Bay of Plenty.

The project has been a true team endeavour, with locals chipping in on planning, fundraising and even clearing the site, and local carpenters and subcontractors being hired to complement Cassidy's core crew.

Project manager Jesse Sextus says close collaboration between his team

and the architects and structural engineers during the planning stages has meant that work has progressed well since ground was broken in August.

A 36m² patrol tower will give lifeguards a panoramic view of the beach, while the ground floor includes public toilets, showers and equipment storage. The middle floor has been designed as a clubhouse and also a meeting place for local events.

Pukehina Surf Rescue chair Andrew McDowell says the surf club is the

social hub of the community. "We're passionate about making sure it can be used by everybody."

Andrew is a builder himself, so he knew what he was looking for when selecting a contractor.

"I heard through the grapevine that Cassidy Construction was working on the Karekare surf club so I shot up and had a look," he says. "I understood the logistics of building that club and I was impressed with the quality of workmanship."

He also inspected Cassidy projects in the Bay of Plenty. "You can see they are nicely detailed for commercial buildings – so it was a no-brainer really."

He is delighted with progress so far. "The boys are doing a great job. Everyone is really heavily engaged. They really understand our kaupapa, which is cool."

He has only one complaint about the Cassidy team charged with the 14-month project – they're usually working too hard to take him up on his frequent offers of a fishing trip.

Foundation principles



A Cassidy build on the corner of Remuera Road and St Marks Road is set to change the landscape of Remuera.

A 45m jib tower crane will grace the skyline for most of 2024 as the Cassidy team pieces together the structural steel and concrete superstructure, precast panel cladding and curtain wall façade of the five-storey Mikado building.

The building, which will be occupied by Auckland Radiology Group, includes two levels of parking and three floors of medical centre.

It has already raised eyebrows during its foundation stage, when a forest of 500mm-diameter, 16m-long timber piles sprouted up on-site, ready to be driven into the ground – a job that took place at weekends and restricted hours out of consideration for the local community, including several surgery clinics.

Project manager Paulo Tavares says work is progressing smoothly thanks to a collaborative consulting team and some early contractor involvement. Cassidy's in-house engineers and BIM Coordinator have been working closely with the consultants using three-dimensional modelling technology to assist with detailed shop drawings, coordination and construction methodology. "It's going to be a very nice building," he predicts.

A classy development

Excellent progress is being made on the first and second stages of a major three-stage redevelopment at De La Salle College in Māngere.

The two-year project involves demolishing old classrooms, constructing a new classroom block

and refurbishing adjacent blocks, as well as associated civil works and landscaping.

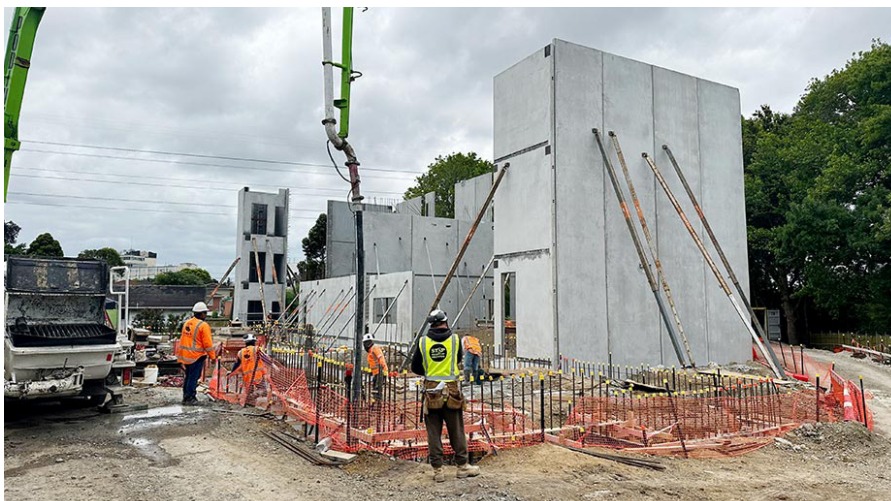
Cassidy Construction project manager Matthew Gray says the work is taking place in three separable portions to minimise disruption to the school



community, and so students can move into the new block while the third stage progresses.

He says the new classroom facility block has some complex structural elements in response to challenging ground conditions, and required more than 60 steel piles to be driven 30m into the ground to support the load of the three-storey steel and concrete structure. At the request of the client, the Catholic Diocese of Auckland, it also features fire rating details that are over and above building code compliance, which provides futureproofing.

The site work, which began in June 2023, is tracking on programme for completion by April 2025.



Megawatt Mangawhai

Four months of almost relentless rain coupled with an already high water table to test the ingenuity of the Cassidy Construction crew working on a new electrical substation in Mangawhai last winter.

The 15-megawatt Mangawhai Central Substation was commissioned by Northpower to futureproof the fast-growing seaside settlement's demand for power.

Northpower

The project began with cutting in a 1.5m-deep basement for cable management – not an easy task when the water table sits only 600mm below ground. “It was like a tap running in,” says project manager Dave Heckler. But with a little quick thinking the team soon had pumps in place to drain the site so they could lay the foundations.



The building features a control room, switch room, fibre room and two large-scale transformer bays, which required installation of custom-designed 5.8m-tall precast wall panels and full-height aluminium ventilation louvres.

To keep the substation watertight, the outside of the basement was sealed with a quality waterproofing system and drainage was installed around the perimeter to divert the ground water to a nearby creek.

Power to the people

Cassidy Construction welcomed a new infrastructure client to the fold in 2023, with our first job for gas and electricity distributor Powerco.

Project manager Matthew Gray says Powerco recognised Cassidy's

experience in successfully delivering mid-size high-voltage infrastructure projects. He says high-voltage power providers make great clients because their staff have a big-picture view and good technical know-how and

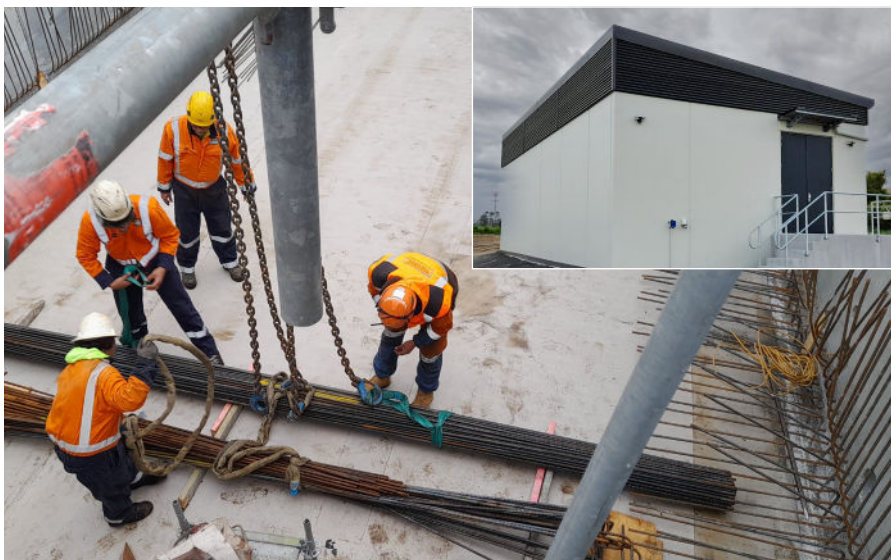
are well versed in the processes of infrastructure development.

The Ōpunake Switchroom for Powerco was a straightforward precast construction in a remote and windswept location about an hour south of New Plymouth.

The on-site Cassidy team worked with local contractors to complete the five-month winter build. “All through the country things are done slightly differently, so there are lots of opportunities for sharing ideas,” says Matthew.



The Cassidy team liaised closely with both Powerco and Transpower to ensure safety on the live site as they oversaw everything from earthworks, drainage and sewerage to supply, installation and commissioning of lighting, low-voltage power, security and fire systems. “The job went well, and was handed over on programme and with a happy client.”



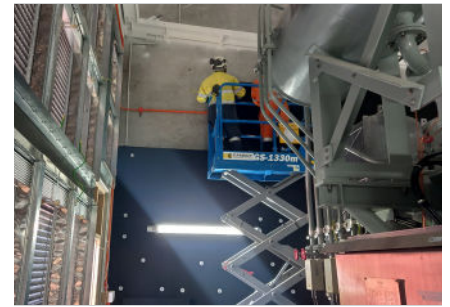
Safety first

Health and safety is always top-of-mind on a Cassidy Construction site, but even more so in a high-voltage environment.

When Vector contracted Cassidy to upgrade its Mt Albert Zone Substation, the presence of a live transformer in the tight working site added health and safety considerations – but the team’s experience and rigorous procedures ensured the job was completed safely and within its allotted programme.



“Cassidy is a preferred contractor for high-voltage infrastructure projects because we have a wealth of experience with them, especially the ones that are logistically challenging,” says project manager Logan Crowhurst.



“Cassidy is frequently engaged in early contractor involvement with our power company partners, with the aim of identifying logistical issues early on so we have solutions even before we commence on-site.”

Getting the structural steel and precast panels into the tight site in a busy retail and residential area posed logistical challenges. “But we managed it with early traffic management planning,

and collaborative involvement from our key subcontractors,” says Logan.

He and his team added value for the client by coming up with bespoke solutions to get the look they wanted for the site. “We carried the design of the palisade security fencing across into the main entrance gate to achieve a consistent look, and shaped up a landscaping scheme to minimise future maintenance.”

BUILDING POSITIVE CHANGE

Giving Santa a helping hand

The ground floor warehouse of Cassidy Construction’s Kingsland headquarters was transformed into a Christmas grotto in December, as dozens of Santa’s helpers sorted thousands of gifts donated to the Auckland City Mission’s Auckland Angels campaign.

The company donated use of its 200 square metre storeroom to the Mission, which was in desperate need of a large warehouse space in the lead-up to Christmas, following flooding of its distribution centre earlier in the year.

Auckland City Mission strategic advisor Micaela van der Schaaf says the location was ideal because of its proximity to Eden Park, where most of the 40,000 gifts were handed out.

“It has been a lifesaver because space is not cheap, so the money we’re saving by not having to lease a space is money that we can spend on food in the coming six months. Cassidy’s generosity is appreciated and makes a difference to the Mission and the families we support.”



BUILDING POSITIVE CHANGE



Cassidy Construction is committed to encouraging young people into the construction industry. One of the ways we do this is through taking on students from schools and universities, so we were happy to welcome a new Keystone Trust cadet to the Cassidy family during 2023.

The faces of the future

AUT mechanical engineering student **Leighton Varea** has become a valuable member of our construction yard team, where she's building on the skills she's learned working on cars at the weekends and putting them to good use maintaining tools and plant in our workshop.

She is also becoming an expert in our asset management software and is getting a good grounding in construction in general.

We also welcome a new apprentice, **Nico Mu**. Nico gained work experience with Cassidy via the Gateway programme during his final year at

St Peter's College, and we were so impressed we've taken him on full-time.



Since the Keystone Trust was established in 1994 it has supported more than 200 young people with scholarships and pastoral care to get a tertiary education and build careers in construction and property.

New projects

▶ On the back of our successful completion of the Ōpunake Switchroom near New Plymouth during 2023 (see story on page 3), Powerco has chosen to partner with Cassidy Construction again to build a similar project in Tawhiti, near Hāwera. Work on the Tawhiti Switchroom began in January and is forecast for completion mid-year.

▶ We are also excited to be starting a new project for another return client, Dilworth Trust Board. The 1100m² Jasmx-designed gathering space at Dilworth School's senior campus on Great South Road features a main nave capable of seating 765 people, plus a minor chapel, kitchen, office and amenities. The nine-metre-high nave has a 22m structural steel roof span and our carpentry team is looking forward to crafting the high-end shiplap timber ceiling detailing. The project kicks off in February with completion in early 2025.

Cassidy pumped to be AUR Watercare partner

Cassidy's 20-year working relationship with Watercare has been cemented with our selection as a programme partner for the first half of the water and wastewater company's 10-year, \$3.5 billion Asset Upgrades and Renewal Programme.

Cassidy Construction general manager Brendon Vincent says the announcement, which came just before Christmas, marks a new phase in the already strong relationship. "Although we've collaborated with Watercare on a wide range of projects over many years, we're absolutely pumped to formalise this with our successful bid to become an official programme partner on the Civil & Construction and Treatment Plant Renewal components of the Asset Renewal Programme."

He says Cassidy's Building Positive Change sustainability and safety strategy, which is backed by detailed environmental, social and cultural and economic action plans, was at the heart of the company's proposal, and aligns closely with Watercare's own goals of reducing carbon, costs and injuries year-on-year.

