



Northland Property Investors Community

Going above and beyond to encourage, educate and provide networking opportunities to see Northland Property Investors succeed



NPIA July Events

Wednesday, July 26th at 7pm

PLEASE NOTE THE NEW VENUE

Northland Club

8 Porowini Avenue

Morningside, Whangarei

Free Car-Parking is available on site

Featuring ESNEM Properties Limited

3 Young, Innovative, Dargaville Based Property Developers and Investors Telling their Story



Mathew Harding

Capital Works Farmer

Born and raised on a large family farm near Dargaville; where he works currently, Mathew has a practical skillset to offer the ESNEM team. Studying at Massey University gaining a degree in Agricultural Commerce, and a lifetime of work on the farm have given Mathew huge experience with landscaping and operating a range of heavy machinery. Earthwork, land development and landscaping are essential components to adding quick value to property as well as developing larger plots. If done poorly, these can be the hidden costs that send young developers under. Mathew is our pinch hitter, his role is to increase our properties value to return investor money, refinance and secure property value.

Shane Tregidga

Architect



Shane grew up working alongside his father, who owns a building company specializing in residential builds. He spent many of his teenage years gaining practical experience and knowledge on building sites leading him to expand on that and develop his skillset further in the architectural field. He went on to study architecture for 5 years gaining a master's degree and now has 5 years further experience in both commercial and residential projects. Shane is our designer and planner, orchestrating projects before spade hits soil.



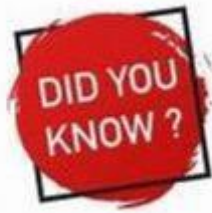
Steve Morris **Asset Manager**

Working in several different sectors, from facility management, operations management, construction and local body council, Steve has now settled in property management working as an asset manager for Harcourts. After eight years in operational and project management, Steve has led teams of up to 50 people and run multimillion dollar projects. Day to day, Steve runs construction projects, inspects residential property, deals with landlord governing bodies as well as works in a close-knit environment with estate agents. Steve is our “mole in the hole”, who sources and manages our property and then runs the project once the planning phase is complete.



AUGUST 30th
Ben Tomason - Managing
Director, Scope Total
Project Partners
MBA, NZ Dip in Construction
Management
MNZIOB

An award-winning Senior Project Manager, Ben is known for his big-picture thinking. With over two decades' construction industry experience in New Zealand and Australia, Ben has worked across a range of different construction management disciplines. Now Managing Director at Scope, Whangarei, Ben combines a unique mix of project vision, people skills, and industry reputation.



Invite a Friend

As members, you are welcome to bring a friend, free of charge to any NPIA Members Meeting. They can attend up to 2 meetings before needing to formally join the Association and pay for their membership.



Building work that does not require a building consent!

Due to recent law changes in August 2020 there has been a change to Section 41, Section 43 and Schedule 1 of the Building Act 2004. There are certain things you can build without a building consent.

A point to remember is that anything built under these exemptions must still meet the standards of the building act and its large amount of regulations and standards. It must also comply with the local planning rules.

thank
you! to our SPONSORS



Keith Hay Homes

Keith Hay Homes are proud to be celebrating 85 years of building in New Zealand. 85 years of helping Kiwi's into their homes. 85 years of innovation in the building industry. 85 years of employing Kiwis and working with local, regional and national subcontractors/suppliers. 85 years of a NZ owned and operated family business.

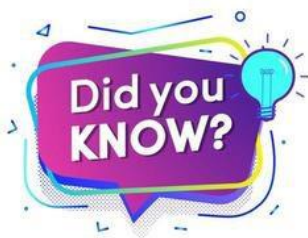
Today, Keith Hay Homes is still proudly a family owned and operated company, focused on helping New Zealanders into their homes. Keith Hay's son David Hay is Managing Director and has been working in the family business for over 50 years. David's daughter Roseanne and son Matthew are third generation family members working in the business. Matthew Hay was a founding member of Offsite NZ (previously Prefab NZ), General Manager of Keith Hay Homes and also directs the Executive Team who are constantly working on the evolution and development of the company and their product range.

If you have any questions about Keith Hay Homes, please speak to one of our Home Consultants on **0800 Keith Hay (534 844)** or **click the above logo for the Keith Hay Website.**



Become a Sponsor

Get in front of serious property investors in Northland by becoming a Sponsor or Corporate Member of Northland Property Investors Association (NPIA). Our regular monthly events and communications provide a variety of channels and opportunities to connect with members who are purchasing, renovating and renting investment property.



Free Tenancy Advice for NPIA Members

Did you know that members have access to Scotney Williams from The Tenancy Practice Service for personalised and specific advice!



Less than 50 tickets left. Register today!
For more Information or to register [Click Here](#)



Landlord of the Year has become **Rent Skills Awards**



Rent Skills Supreme Award - **\$2,000**, trophy and framed certificate

And **\$500** for the winner's PIA

Rent Skills Highly Commended - **\$1,000** and framed certificate

SPONSORED BY RESENE

This year MBIE is supporting four additional Rent Skills Merit Awards of \$750 each so that the recipients can undertake some activity or development which will enable them broaden their existing knowledge and skills for maintaining positive tenancy relationships.

Closing date **11th September 2023**

NZPIF/ RESENE RENOVATION OF THE YEAR



The focus of this award is on structural and decorating renovations completed in **2021, 2022** or **2023**. It is open to all members of Property Investors' Associations affiliated to the NZPIF who are renovating a property or properties in New Zealand.

Go to the NZPIF website and, under the Menu heading About Us, find the 2023 NZPIF/Resene Renovation of the year application form



Help Us Spread Our Message and Grow

To raise the profile of our Association please like our Facebook page. And as always, any feedback you have, please let the committee know via [email](#).



For further information, please contact

Jenn Long - Secretary/Treasurer

021 144 2615

Alternatively, you can [Click Here](#) to email

For a full list of the Committee, please [Click Here](#)

The Monthly Committee Meeting for July will be held from 5:30 pm, before the Monthly Members Meeting. Members are welcome to join the meeting to discuss Association Business and other topics. Light refreshments will be served.