

LIVING QUARTERS



HANS ELLEHUUS BUILDERS (1992) LTD

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SPRING 2012

“Spring is the time of plans and projects.”

Leo Tolstoy, *Anna Karenina*.

Since this time last year, Auckland has enjoyed a mini boom in house prices. Combined with mortgage rates at a record low, this has given many home owners confidence to renovate. Building Consent applications have risen. We have quoted many smaller renovations and have some larger ones underway.



IN THE WORKS: Our latest project

This Remuera garage and loft is a six month project we are completing. A standard double garage was converted into a garage with loft apartment on top. It had high spec finishing and soundproofing for a drum player.

The weather last summer held us up initially, as well as the very tight site. As it is self-contained with kitchen as well as bathroom, it will make an ideal guest wing.

The architect, Paul Somerford of Brown Day Group, provided superb drawings and was particular about detail. He was also straight forward and fun to work alongside.

SEASONAL MAINTENANCE:



1. Clear gutters
2. Waterblast driveways and hard surfaces.
3. Chemwash house exterior.
4. Remove soil/debris away from lower edge of weatherboards.

Why maintain?

Because it keeps your home functional, comfortable and safe. If it has received a building consent after 1992, you are required to meet Building Code requirements. Long term, it can save you money, by preventing a small job growing into a much larger one – e.g. a leaking pipe causing rot.

OTHER EXPERTS' TIPS:

'from the design corner'

Spring is a good time to take stock of what your summer holiday and entertaining needs. The deck may need a spruce up. Do you have sufficient seating area for planned family events? Is the outdoor lighting adequate? See what award-winning Celia advises – www.visserdesign.co.nz



Caroline Wesseling advises – As bloomers finish flowering, prune and feed well. Divide clump forming plants and spread to new areas. Plan updates and plant summer colour. Weeds will be springing up and roses need a systemic fungicide to protect new leaves. www.cwlandscapes.co.nz

'from the landscape designer'



Whilst my family have been sneezing away, I have harvested the lemons from our trees to make lemon and ginger cordial like this – 1 litre juice, 1 kg sugar, zest of several lemons, peeled/grated fresh ginger – about 1tbsp. Melt in glass bowl in microwave until all sugar dissolved. Store in glass bottles – lasts months on a shelf. Great mixed with soda water or warmed with honey added for sore throats.

THE GARDEN BENCH:



Congrats to the Kids Literature Quiz world winners from Awakeri – gift bags sponsored by us.