



## NEWSLETTER FOR OWNERS

### From the Chairman

It has been some time since a newsletter was distributed to owners. Now that the Annual General Meetings are over for the 2011 year, it is timely that we report on activities for the financial year ended March 31, 2011 and other activities we are involved in.

Firstly I wish to acknowledge the passing of Ta Paora Reeves. Ta Paora made a significant contribution during his 16 year tenure as a Trustee of Wellington Tenth's Trust. He also contributed to the Palmerston North Maori Reserve, the Port Nicholson Block Settlement Trust, the country and internationally. He will be missed by us all.



#### Annual General Meetings

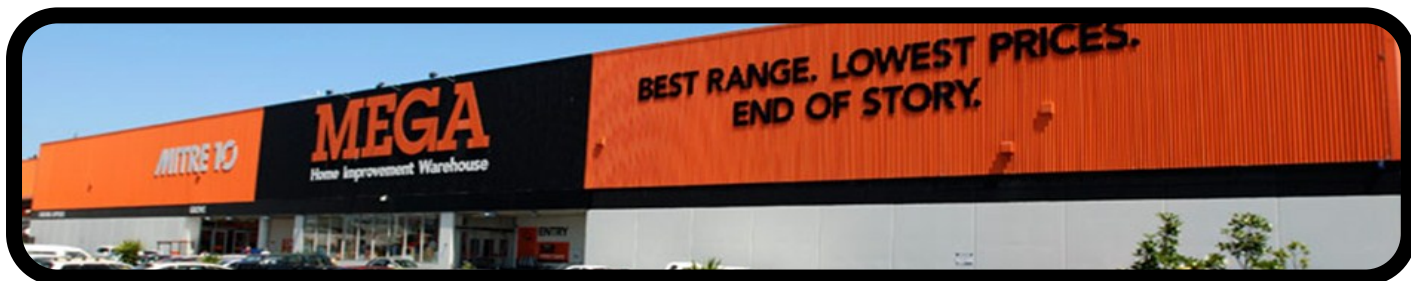
Trustees were pleased with the Annual General Meetings that were held on Sunday, September 10 in Wellington and Sunday September 17 in Palmerston North. Both meetings were well attended.

Elsewhere in this edition of the newsletter we will give you updates on some of the property matters we have addressed and

other activities we have been associated with.

#### Trustee Elections

With the passing of Sir Paul Reeves earlier in the year and the resignation of Liana Poutu effective from the AGM, it was necessary that an election be held. Grant Knuckey and Neville Baker stood for re-election. A total of seven nominations were received for four positions. The outcome of the election was that Grant Knuckey was returned and three new Trustees were elected: Richard Carroll, Vennessa Ede, Lennox Love. An election was not required for Palmerston North Maori Reserve. *continued on page 2*



The new flagship development for the Palmerston North Maori Reserve was blessed on October 28, 2011 and officially opened on November 4, 2011.

The Mitre 10 Mega store on the corner of Featherston, Ngata and Nash Streets is a significant addition to the Trust's property portfolio in Palmerston North.

The development was undertaken by the Trust's partner in the development, Carrus Developments.

It was completed as a fixed price turnkey operation and involved two stages—Mitre 10 Mega and a 2nd development with three tenancies on the site of the former Sherwood Motor Inn. In total some 319 carparks are included on the site.

A thoroughfare through Nash Street also provides access to the Trust's 'Tikei Mall' development. The tenants in

this development has been feeling the effects of the economic downturn so it is hoped that more traffic from the Mitre 10 Mega site will pass through to assist cash flow for the tenants of Tikei Mall.

The second development houses tenancies which have been leased to Fishing, Camping, Outdoors (FCO), Reduced to Clear and Lighting Direct.

Overall the development has cost the Trust \$15,367,799 and will generate rental income of \$1,350,000 per annum. This level of cash flow will provide the debt servicing and also give the Trust some additional cash flow into the future.

We are thankful for the expertise and professionalism of our partner, Carrus Developments in not only undertaking the development, but also in securing the long-term tenancies.

## Staff News

This year has heralded some changes in the Executive Office at Hikoikoi. Everyone is still around, but some with slightly different roles. There has been a reshuffle of roles within the Executive Office in order to ensure a stronger focus on particular office functions.

Liz Mellish has taken a role as the Natural Resources Advisor. This is a role that represents all three trusts as mana whenua entities and ensures the interests of all trusts and owners/members are protected and enhanced.

The largest part of this role is liaising with local territorial authorities on matters such as resource management, resource consents, recognition of mana whenua status and environmental matters.

### Chairman's column

*continued from page 1*

The election in Wellington resulted in Neville Baker, a senior contributor to the Trust over many years not being re-elected. On behalf of Trustees and owners I want to express our collective thanks to Neville for the contribution he made during the tenure of his trusteeship and wish him well for his future endeavours across many entities.

Also to Liana who during nine years as a Trustee brought a new energy and enthusiasm to the board table.

On behalf of all owners, I express our thanks to the staff of the Executive Office for their continued support.

I wish all owners and their whanau, whanui a very happy and safe festive season. We look forward to seeing you all in 2012.

*Sir Ngatata Love  
Chairman*



## Ta Paora

### Moe mai ra, e koro

It was with sadness we learnt of the passing of Sir Paul Reeves. After a short battle with cancer Sir Paul was laid to rest in Auckland, following a tangi held at Tatai Hono Marae and a State Funeral.

Sir Ngatata Love, at the AGM outlined the contributions Ta Paora had made not only to the Trusts over the tenure of his trusteeship but to the nation as a whole. He also undertook many roles on the international stage and some of these were recognised with attendance by dignitaries from overseas countries at his funeral.

## Exciting Education Initiatives

It is pleasing to advise that through the Port Nicholson Block Settlement Trust Whole of Government initiative, a significant agreement with the Ministry of Education has been secured.

This will see educational material developed and delivered that relates directly to Taranaki Whanui history, language and culture.

This agreement flows from the voluntary efforts of a group of Taranaki Whanui educationalists who over the past 12 months have developed a specific strategy to revitalise these important aspects of "who we are".

# Return of Waka to Wellington Harbour

Everyone is excited about the return of waka to Wellington Harbour. This return has occurred in 2011 with the commissioning of two waka—a waka tetekura and a waka taua.

The waka tetekura has been named *Te Hononga* and the waka taua is *Te Rerenga Kotare*.

Both waka have been created by matua Hekenukumai Busby in the far north and they are made from 1,000 year old swamp kauri.

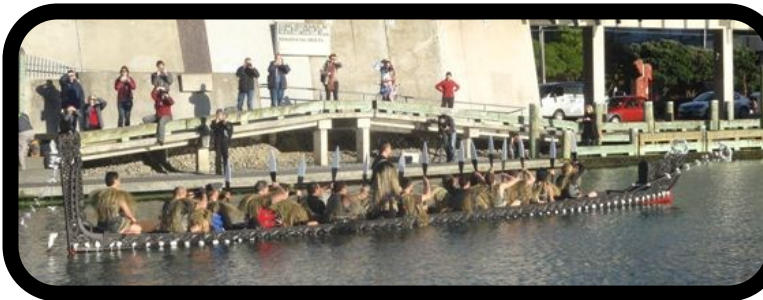
The waka tetekura arrived in Wellington in early August and the waka taua arrived in mid

September. The waka taua is owned by Wellington City Council but is in the care of the Wharewaka o Poneke Charitable Trust.

*Te Hononga* is a male and female waka while the *Te Rerenga Kotare* is a male only waka.

Morrie Love has been instrumental in the development of the waka, gathering and training kaihoe.

The waka are now a regular sight on Wellington Harbour and have become a tourist attraction at *Te Raukura*, the wharewaka on Wellington's waterfront



Above left: *Te Rerenga Kotare*



Above right: Kaumatua Sam Jackson and Matua Hekenukumai Busby

Below left: *Te Hononga*

Below right: The launching of *Te Hononga*



## Distribution Payments—2011

It was agreed at both Annual General Meetings that a distribution payment would be made for each trust. The distribution for Wellington Tenth Trust is \$2.80 per share and for Palmerston North Maori Reserve it is \$2.86 per share. This is a capital distribution so is non-taxable.

Owners should have received their distribution payment, if you haven't please

contact the Executive Office as a matter of priority to make arrangements.

Do we have your current details—including address, phone number, bank account number and IRD number? If you are unsure or haven't given the details please contact the Executive Office on 04 4732502.



## Accommodation—2012

Each of the Trusts have accommodation facilities with space available in 2012.

Baxters in Ranfurly Street and Palmy 31 on Ngata/Carroll Streets.

In Wellington, Taranaki 217 is already filling up fast. If you have tamariki looking for accommodation in 2012 in Wellington, get them to check out Taranaki 217.

If anyone is interested in finding out more about these three facilities, plus houses available in Palmerston North, you should contact Kathleen and/or Frances Thompson on 0800 996900.

In Palmerston North, the facilities include

## Hikoikoi Sports & Culture Club

The year has been an exciting one for the club. Interest and requests for the Taranaki waiata CD has continued steadily throughout the year with more whanau accessing this awesome learning resource.

The waka ama club is growing and going strong. This sport/recreation is enjoyed by whanau of all ages and stages, and the club welcomes any enquiries.

A fantastic Whanau Day was held at Hikoikoi on Sunday, November 27.

The day of activities following the Annual General Meeting of the Club and was attended by about 100 people.

“Kids” of all ages had a paddle in the waka ama—from 7 years to 60 something years!

### *Waka Ama Coordinator*

The creation of a role focused on waka ama has been completed.

Mrs Chris Fox has been appointed the Waka Ama Coordinator and while based at the Port Nicholson Block Settlement Trust office, she works very closely with the the Hikoikoi Sports & Culture Club.

The primary focus of the role is to develop and enhance the sport/recreation of waka ama throughout the Greater Wellington region.

Other key components of the role will be developing

networks and sourcing funding to ensure sustainability of the role into the future.

Chris can be contacted on 04 4723872 or by email at [chris@portnicholson.org.nz](mailto:chris@portnicholson.org.nz) and she would welcome anyone interested in learning or developing their waka ama skills.

### *Waka tetekura and waka taua kaihoe*

If you are interested in being or becoming a kaihoe for the two waka based at Te Raukura in Wellington you should contact Morrie Love, chairman of the Hikoikoi Sports & Culture Club.

As a kaihoe of the waka tetekura and waka taua you will learn drills and the tikanga associated with these taonga.



## Pipitea House on Pipitea

The Wellington Tenth Trust joint venture development Pipitea House on Pipitea was officially opened by the Prime Minister, Rt Hon John Key in February 2011.

This flagship development for the Trust is a 5-star Green which has the long term tenancy of the Government Communications Security Bureau—a prime government tenant.



*Pictured above: Pipitea House on Pipitea towering over Pipitea Marae. This photo has been taken from the "Gateway" shopping centre on Thorndon Quay*

Pipitea House on Pipitea was nominated for several architectural and design awards in 2011. Of particular note was the two nominations at the New Zealand Property Council Awards. One nomination was in the "Green Building Category" and the other was in the "Commercial Building Category". While the building was not recognised in the

Commercial Building Category it did receive a Merit Award in the Green Building Category—something we should all be very proud of.

The increased cash flow for the Trust from this development will make a difference. Currently the monthly rental being received is \$45,000.

## Office Closure—Xmas 2011

The Executive Office of the Trusts will be closed for the holiday season from Wednesday, December 21, 2011 and will re-open on Monday, January 9, 2012.

The staff take this opportunity of wishing all whanau a very Merry Christmas and Happy New Year. We look forward to seeing you all in 2012.

## Kaumatua Hui

Several kaumatua hui have been held during the year. This has provided a forum to interact on matters of interest to our kaumatua. It also gives us the opportunity to give back to those who have supported and trusts over many years.

The hui have been well received by those who have attended. During the year we have taken the opportunity of informing



kaumatua of services that are available through government agencies and not-for-profit organisations, keeping kaumatua informed on trust activities, taking kaumatua on a tour around sites of significance to the mana whenua, a Christmas lunch at Te Raukura earlier in November and a visit to the site of a new urupa at Makara for Taranaki Whanui.

It was great to include a group of kaumatua from Taranaki who had asked to be included at the AGMs. This meant that a two night stay was involved with those kaumatua who had travelled down from Taranaki being accommodated and hosted at Hikoikoi.

## Nga Tekau Health Service

This service has been delivered for several years under the umbrella of the Wellington Tenth Development Trust and is funded by a joint contract with Capital & Coast District Health Board and Hutt Valley District Health Board.

The service specialises in providing drug, alcohol and kaupapa Maori counselling services as well as some advocacy and advisor services.

The service is provided from the Hikoikoi office and the Port Nicholson Block Settlement Trust office as well as in the community.

If you or someone in your whanau could benefit from access to these services, please give Gilbert Douglas a call at the Hikoikoi office (04 4732502) - he will be happy to work with you or your whanau member.

***NGA MIHI O TE KIRIHIMETE ME TO  
TAU HOU KIA KOUTOU***





# Te Raukura



The opening of Te Raukura on Waitangi Day in February 2011 was a significant event for the mana whenua. The building houses several meeting rooms, Karaka Café and the wharewaka space with Te Hononga and Te Rerenga Kotare taking pride of place.

It was our privilege to host the official welcome for the Springboks to New Zealand for Rugby World Cup. A stunning

day dawned and the team took a stroll down the waterfront, through hundreds of supporters and accompanied by the waka and waka ama on the harbour before the official powhiri inside Te Raukura.

The highlight of the day was the Springboks waiata to support the whaikorero of their Captain. They gave a stirring rendition of their national anthem which was appreciated by those present.

## Opau Urupa—Makara

The Opau urupa (site plan right) is currently being established on land being transferred to Taranaki Whanui from Meridian Energy through the settlement process. Consultation has been undertaken with the three marae in Wellington (Pipitea, Te Tatau o Te Po and Waiwhetu) and the response has been positive.

The urupa is 3.9 hectares and will include space for burials, natural burials and ashes. It will also have limited carparking facilities.



## Website and Facebook

Be sure to check out the Trusts' website to stay up to date. You will be able to get more information on matters reported in this newsletter.

[www.tekau.maori.nz](http://www.tekau.maori.nz)

We also have a Facebook page—so get 'liking' to be updated in 'cyber world'

<https://www.facebook.com/pages/The-Wellington-Tenths-Trust/191316620932945>

## Our location—"A" on map below



### Managing Trustees of the Wellington Tenths Trust are:

*Sir Ngatata Love (Chairman), Piki Carroll, Richard Carroll, Vennessa Ede, Jeanie Hughes, Grant Knuckey, Lennox Love, Peter Love, Wayne Mulligan, Dr Tony Ruakere, Mark Te One*

### Managing Trustees of the Palmerston North Maori Reserve Trust are:

*Sir Ngatata Love (Chairman), Jeanie Hughes, Paula King, Dr Catherine Love, Matthew Love-Parata, Liz Mellish, Wikitoria Michalanney, Mark Te One, Ann Reweti, Anne Sommerville*

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