



CONSTRUCTION



**Discover our expertise in crafting high quality
minor dwellings**

Our Unique Service Promise

At NFL Construction, we understand that creating your dream property is one of the most significant investments you'll make. That's why we've built our business around three core principles: quality craftsmanship, transparent communication, and reliable project management.

Premium Quality

Every project is completed to the highest standards, verified by our comprehensive quality control standards that ensures excellence in every detail.

Transparent Process

Our regular progress reports combined with comprehensive site meetings guarantee complete visibility throughout your building journey.

Strong Partnerships

We pride ourselves on building lasting relationships with clients, consultants, and subcontractors to ensure the best outcomes for every project.

We specialize in minor dwellings for discerning homeowners, as well as standalone homes and renovations. Our approach delivers buildings that are both beautiful and functional, all while staying within budget and timeline parameters.



Martin's Journey: The Story Behind NFL Construction

NFL Construction is led by Martin, whose building journey began at the age of 19 with a simple shed construction. What started as a love for working with his hands quickly evolved into a lifelong passion for creating exceptional building projects.

His early career saw him building a variety of outdoor projects from fences and decks to greenhouses while rapidly developing his skills and growing his first small business.

A pivotal moment came at age 24 when he built his first home, learning the craft of building from an experienced mentor. This experience, combined with the responsibility of starting a family at 23, fueled his drive to expand his business and perfect his craft.



The early 2000s brought Martin to Australia's Gold Coast, where the intense summer heat prompted a break from outdoor work. This period became a time of personal growth and reflection, returning to New Zealand with renewed patience and perspective that would shape his business philosophy.

Upon returning to Auckland, Martin re established himself in the construction industry with a focus on renovations and a wide range of interior and exterior building work. His renewed approach emphasized client partnerships and practical creativity.

Over the past 13 years, Martin has completed 35+ projects, each one strengthening his commitment to excellence and reinforcing NFL Construction's reputation for quality and reliability. Today, when not transforming clients' dreams into reality, Martin enjoys exploring the Waitakere Ranges with his wife, Trish, and spending quality time with his grandchildren.

Meet Our Expert Team

The success of NFL Construction is built on the strength of our dedicated team. Each member brings unique skills and experience to ensure your project receives the highest level of care and expertise from start to finish.



Albert Taing - Projects Manager

With over 15 years of industry experience, Albert excels in early design stages, turning client ideas into achievable plans. A Licensed Building Practitioner with Gold level Site Safe qualification and First Aid certification, he's fluent in English, Mandarin, and Cantonese. Albert's proudest achievement is his work on Auckland's landmark Commercial Bay highrise. When not managing projects, he enjoys fishing on Auckland's waters.



Helen Urban - Administrative Manager

Helen brings a strong work ethic developed through years of supporting her father's businesses and a background in film and television production. She manages all administrative aspects of NFL Construction, from bookkeeping and invoicing to construction software management and marketing. Outside work, Helen enjoys time with her partner and two sons, community choir, and "fancy" multi day hikes with friends.

Albert oversees project planning, on site operations, quality control and client communication, and brings with him a team of skilled carpenters. While Helen ensures seamless administrative processes. This integrated approach allows us to deliver a cohesive, stress free building experience where nothing falls through the cracks.

Building a Minor Dwelling: Understanding the New Rules

New Zealand introduced significant changes to its building regulations in 2026, allowing homeowners to build a small standalone dwelling (commonly called a granny flat or minor dwelling) of up to 70 square metres without needing a building consent.

The legislation applies in residential, rural, mixed use, and Māori purpose zones.

To qualify, the structure must be single storey, built using lightweight timber or steel framing with lightweight roof cladding, positioned at least two metres from other buildings and boundaries, and connected to public stormwater and wastewater networks (or a compliant on site system). Crucially, all work must be carried out or supervised by licensed building professionals (LBPs) including plumbers, drainlayers, gasfitters, and electrical workers - so while consent isn't required, the work is far from unregulated.

Alongside the building consent changes, the National Environmental Standards for Detached Minor Residential Units (NES-DMRU) also came into force, allowing these units to be built without a resource consent as long as specific permitted activity standards are met - such as building coverage of the site not exceeding 50% in a residential zone.

Homeowners are still required to obtain a Project Information Memorandum (PIM) from their council before work begins, and once the build is complete, must notify the council with documentation including final plans, Records of Work, and certificates of compliance.

The intent of the reforms is to ease New Zealand's housing shortage by making it faster and cheaper to add a second dwelling on existing residential sections.



Building Requirements

Important features that the minor dwelling **must** adhere to in order to qualify for building consent exemption:

- New build
- 70 square metres or less internal floor area
- Single storey
- Detached from other structures on the property
- Fully self contained with waste and storm water capabilities, and electrical connection
- At least 2 metres from property boundaries or other structures
- Built from lightweight materials including lightweight roof cladding
- Built by licensed building professionals

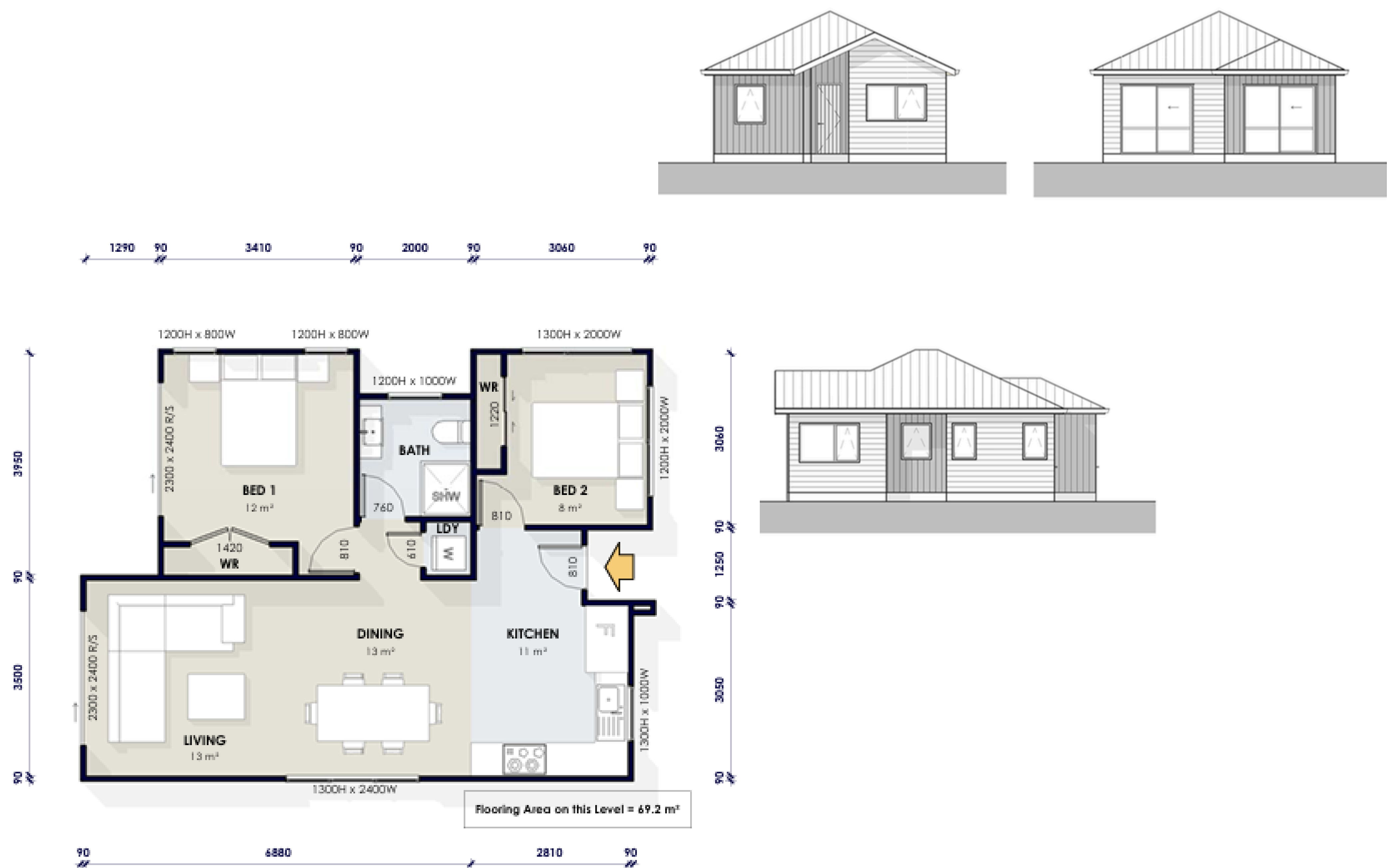


Planning Your New Home

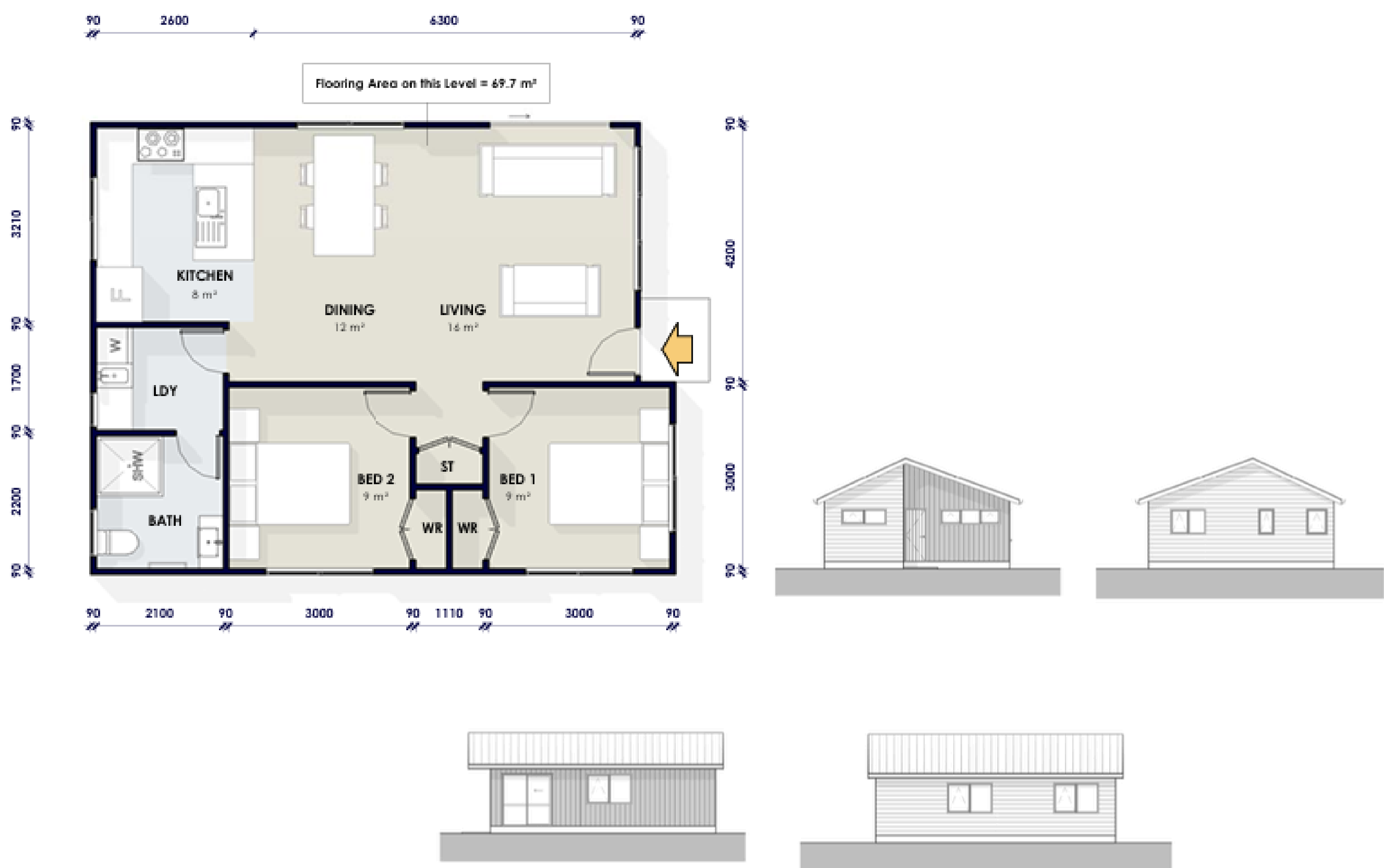
We have partnered with a designer to create plans that can be used off the shelf, or can be tailored to your vision. Alternatively you can create a plan that is completely bespoke.



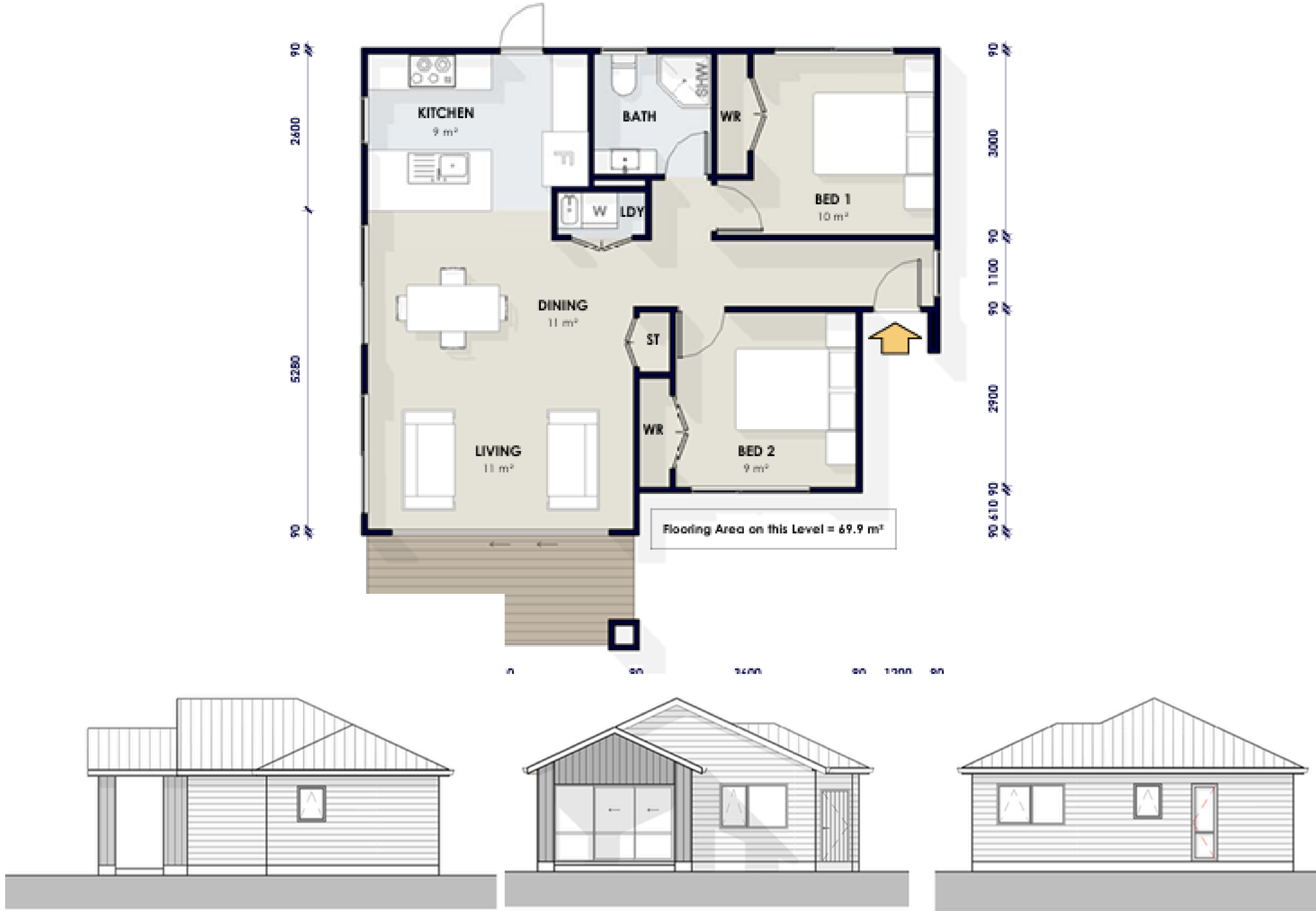
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What Our Clients Are Saying

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I got NFL construction to come back again for another job after redoing our deck. Very happy with the rebuild of the room in our garage that had to be gutted and relined etc The team are fantastic to work with, very responsive, flexible and great at communicating. Workmanship to a high quality and attention to detail. Price was competitive compared to other quotes received. Thanks so much! - Kim, Titirangi

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“

NFL construction are the best!!
They were a dream to work with from the beginning.
... After initial contact Martin was around at my house measuring up, offering advice on the project. Within 2 days he dropped around a quote personally
I threw a number of changes at them as things progressed but nothing was too much trouble. Any changes to the quote ... were agreed along the way. No hidden costs or out of the blue charges.
The workmanship on the deck was first class. I couldn't have asked for anything more.
Albert and Joe who were onsite were great. I never worried about leaving the house and letting them get on with things. Thanks so much NFL. I would highly recommend them and they will be on speed dial for my next renovation project. - Jamie, Pakuranga

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Our Collaborative Building Process

At NFL Construction, we've developed a transparent, collaborative process designed to eliminate surprises, reduce stress, and ensure your building project is exactly what you envisioned - on time and on budget.



Let's Talk About Your Vision

Our first step is an in depth discussion to truly understand your goals, budget, timeline, and the dream you have for your project. This collaborative consultation lays the essential groundwork for a successful partnership.



Bringing Your Vision to Life

We work with designers who collaborate closely with you to transform your ideas into a buildable concept. We balance your aesthetic preferences with practical considerations like budget and site constraints, as well as the important requirements of a minor dwelling to qualify for building consent exemption. This iterative process lays the foundation for a project you'll love.



Taking the Next Step Together

This agreement marks an exciting milestone - by formalizing our partnership, we can dive into the detailed work of accurately pricing your project with our suppliers and subcontractors. At this stage you also make selections for the finishing details of your project to help make pricing as realistic as possible.



Transparent Pricing, Tailored to You

We believe in complete clarity when it comes to your project costs. That's why we provide a comprehensive quote that breaks down every expense. This detailed breakdown, along with a schedule of works and payment plan, ensures you understand exactly where your investment is going. Our thorough quoting process may take a few weeks, but the peace of mind it provides is priceless.

Our Collaborative Building Process



Signed Contract

Once you're comfortable with plans, pricing, and contract type (fixed price, cost plus margin, or hybrid), we move forward with documentation using New Zealand Certified Builder contracts, which can include their 10 year Halo Guarantee.



Building Your Dream, Together

From here, our team springs into action. You'll stay informed every step of the way through our secure online portal, where you can access real time schedule updates, project photos, and direct communication with our site managers. Any necessary changes will be identified, discussed, and agreed upon before work commences, ensuring your project remains on track.



Transparent Finances, Flexible Options

We believe in upfront clarity when it comes to your project's financial details. During our initial discussions, we'll work closely with you to customize a payment schedule that aligns with your needs. Our goal is to create a transparent, hassle free experience from start to finish.



Celebrating Your New Home

When the final touches are complete, we'll guide you through your brand new home, ensuring every detail meets your highest expectations. We stand proudly behind our workmanship, providing ongoing support long after we have packed up our tools. Our relationship is just beginning - we're here to address any questions or concerns that may arise.

The NFL Construction 5 Point Guarantee

We understand that building projects can be stressful and unpredictable. That's why we've developed our comprehensive 5 Point Guarantee system - a set of promises that provides complete peace of mind throughout your construction journey.

1

Budget Assurance Guarantee

We provide detailed, transparent estimates upfront and commit to covering any costs that exceed the agreed budget without prior approval for changes. This eliminates the fear of unexpected financial surprises that plague many construction projects.

2

On Time Completion Guarantee

You'll receive a clear timeline for your project, and if we fail to meet the agreed completion date, we'll offer a discount on your final invoice. This ensures you can plan your move without stress and holds us accountable for timely delivery.

3

Trustworthiness Guarantee

All our team members and subcontractors are fully vetted. If you ever feel we haven't upheld our commitment to integrity, we'll work with you to resolve the issue to your satisfaction or offer a partial refund.

4

Communication Guarantee

We guarantee regular updates through regular progress reports. If you don't receive timely communication, we'll organise a consultation to address concerns and ensure you feel fully informed throughout the process.

5

Quality Assurance Guarantee

Your project will be completed to the highest standards and verified by our Quality Control Checklist. If any aspect of our workmanship doesn't meet your expectations, we'll rectify it at no additional cost to you.

Quality Control: Our Commitment to Excellence

At NFL Construction quality is built into every aspect of our process. Our comprehensive quality control system ensures that each element of your project meets or exceeds industry standards and your expectations.

Our Quality Control Checklist

Central to our quality assurance process is our Quality Control Checklist. Each checkpoint must be verified and signed off before proceeding to the next stage of construction.

The checklist is divided into key construction phases:

- Foundation and site preparation
- Structural framework
- Roofing and exterior cladding
- Plumbing and electrical
- Interior finishes and fixtures
- Final inspection and client walkthrough



Quality Control: Our Commitment to Excellence



Regular Inspections and Verification

Beyond our internal quality control process, we coordinate with certified building inspectors to ensure all work complies with New Zealand building codes and standards. In the instance of council inspections being waived for minor dwellings we ensure that all necessary compliance documentation is completed and submitted to council.

Documentation and Reporting

Quality control findings are documented in our construction management software, creating a comprehensive record of your project's quality journey. These records are available to you through our client portal, providing complete transparency throughout the building process.



Our Preferred Partners

At NFL Construction, we believe that exceptional building outcomes depend on working with the right partners. Over our years in the industry, we've developed strong relationships with leading suppliers, manufacturers, and service providers who share our commitment to quality and reliability.



Our carefully selected network of partners ensures we have access to the highest quality materials, the most current building technologies, and specialized expertise across all aspects of construction. These relationships also allow us to secure competitive pricing, which we pass on to our clients.



Quality Materials

We source materials only from reputable suppliers with proven track records for quality and durability.

Certified Professionals

Our subcontractor network includes only licensed, insured professionals who meet our stringent standards for workmanship and reliability.

Industry Affiliations

As New Zealand Certified Builder members, we maintain high professional standards and can offer additional guarantees on our work.

Client Communication: Staying Connected Throughout Your Project

We understand that effective communication is the foundation of a successful construction project.

Digital Construction Management Platform

When you partner with NFL Construction, you gain access to our secure online portal which serves as your window into your project, providing:

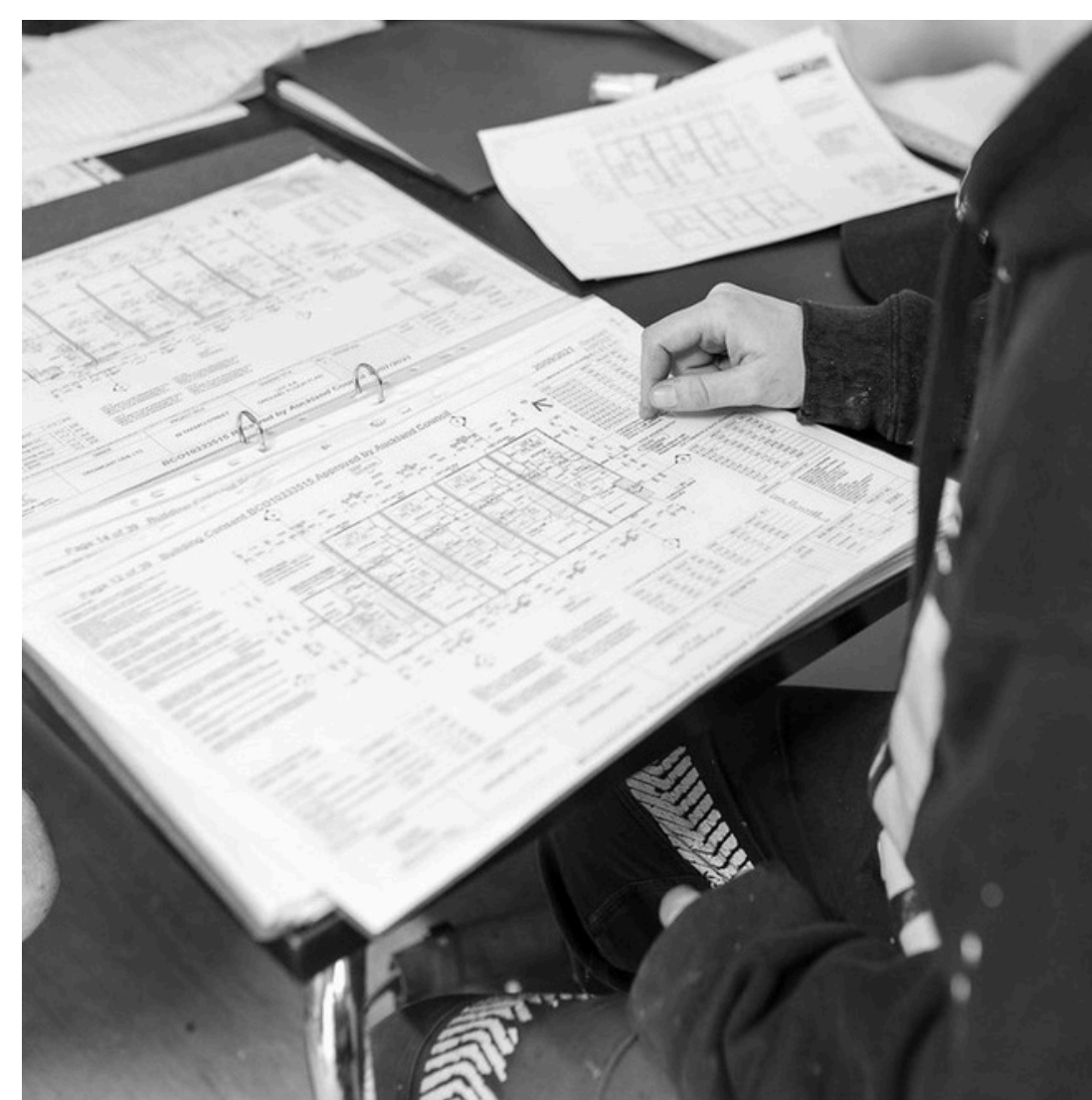
- Real time project updates and progress photos
- Access to project documentation and plans
- Schedule tracking with milestone updates
- Budget monitoring and payment history
- Direct messaging with our team

The platform is accessible 24/7, allowing you to stay connected to your project whether you're at home or across the world.

Structured Reporting

Beyond the digital platform, we provide structured communications that keep you informed without overwhelming you:

- Regular comprehensive reports with photos and schedule updates
- Regular scheduled site meetings at key project milestones
- Prompt notification of any issues requiring your input



Our communication systems are designed to provide peace of mind through complete transparency while respecting your time and preferences. You can be as involved in the day to day details as you wish, with the confidence that you'll always be informed of anything requiring your attention or decision.

Building Your Dream: Next Steps

Ready to transform your vision into reality? Here's how to get started with NFL Construction and what you can expect in the early stages of our partnership.



Phone

Call Martin directly: 021 145 0236

Our service areas include Auckland's North Shore, West Auckland, Eastern Suburbs, and the Hibiscus Coast.



Email

martin@nflconstruction.co.nz



Website

www.nflconstruction.co.nz



Site Visit

We'll arrange a site visit to assess conditions, identify potential challenges, and better understand the context of your project. This helps us provide more accurate guidance and estimates.

What to Prepare for Your Consultation:

- Any existing plans, sketches, or inspiration images
- Property information if available (PIM, LIM report, survey, etc.)
- Budget considerations and financing plans
- Timeline requirements or constraints
- Questions about our process or approach

Thank you for considering NFL Construction for your building project. We look forward to the opportunity to discuss your vision and demonstrate how our expertise, systems, and guarantees can help you achieve the results you desire.