

SUBMISSION TO THE AUCKLAND PRISON CAPACITY INCREASE EXPERT PANEL

**Department of Corrections
Auckland Prison Capacity Increase Project**

**Prepared by
Paremoremo Residents & Ratepayers Association (PRRA)**

**in association with
Sustainable Paremoremo**

Submitted under the Fast-track Approvals Act 2024
Project reference: FTAA-2603-1179

**Submitted by Andrew Riley, Chair
21 July 2026**

Community protection | resilient infrastructure | enduring security

Covering Letter

21 July 2026

The Auckland Prison Capacity Increase Expert Panel

Environmental Protection Authority

By email: substantive@fasttrack.govt.nz

RE: AUCKLAND PRISON CAPACITY INCREASE PROJECT - FTAA-2603-1179

Dear Panel Members,

On behalf of the Paremoremo Residents & Ratepayers Association (PRRA), in association with Sustainable Paremoremo, we submit these comments on the Department of Corrections application for the Auckland Prison Capacity Increase Project.

Our organisations acknowledge the national importance of a safe, humane and effective corrections system. This submission is not opposition to Auckland Prison or to the proper provision of correctional capacity. It is a request that a project of this scale is not approved unless the surrounding community, its infrastructure and its environment are protected by evidence-based design, completed enabling works, enforceable conditions and enduring oversight.

Paremoremo has lived alongside Auckland Prison for generations. The community has accepted previous changes in reliance on engagement and assurances from the Crown. The present proposal is different in scale, duration and consequence. It would place additional demand on roads and services that are already vulnerable, introduce prolonged construction effects, alter the setting of the Prison Village and intensify visual, lighting, ecological and safety concerns.

Our independently commissioned survey recorded 183 responses, with 84 percent of respondents living within three kilometres of the prison and 98 percent not employed by Corrections. The results demonstrate that concern is broad, local and strongly connected to infrastructure, safety, consultation and the future of the Village.

We therefore ask the Panel to decline the application in its present form. If the Panel is not minded to decline it, approval should be deferred until the applicant provides the missing evidence and binding commitments identified in this submission. Any approval must be staged so that necessary road, infrastructure, emergency, environmental and community safeguards are demonstrably in place before additional capacity is commissioned.

We appreciate the opportunity to comment and remain willing to participate constructively in a durable solution that serves both national correctional needs and the long-term security of Paremoremo.

Yours faithfully,

Andrew Riley

Chair

Paremoremo Residents & Ratepayers Association

In association with Sustainable Paremoremo

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Appendix A - Full Community Survey

Note: The full 34-page survey is appended to the print-ready PDF. The editable Word version identifies the appendix but does not embed the original landscape-format survey pages.

Executive Summary

Purpose

This submission brings together the views of the Paremoremo Residents & Ratepayers Association, Sustainable Paremoremo, residents who contributed to the commissioned community survey, and additional observations provided by long-standing community members. It identifies the common outcome sought: a decision that protects the community over the full life of the project and creates security that will survive changes in personnel, policy and ownership.

Central position

The application does not yet demonstrate that the proposed increase in prison capacity can be delivered and operated without imposing unacceptable cumulative effects on Paremoremo. The concern is not any single effect in isolation. It is the combination of increased prisoner capacity, additional staff and visitor movements, heavy construction traffic, unstable and congested roads, uncertain utility capacity, emergency access constraints, visual and lighting effects, ecological sensitivity, the unresolved future of the Prison Village, and a loss of confidence arising from earlier assurances.

Key findings

- Paremoremo Road and its connecting network are already vulnerable. Repeated slips, temporary traffic controls and constrained intersections show that the network has limited resilience before additional prison-related traffic is added.
- The Dairy Flat Highway/The Avenue intersection and the Albany Inn Bridge area already experience safety and capacity pressure. Future urban intensification will add demand independently of the prison project.
- Infrastructure capacity must be verified and, where necessary, upgraded before any additional prison capacity becomes operational. This includes wastewater, water, stormwater, power, telecommunications and emergency systems.
- The construction phase is itself a major effect. It must be assessed and controlled as a long-duration programme, not treated as a temporary inconvenience.
- The Prison Village is part of the social and security setting of Auckland Prison. Its future cannot sensibly be excluded from consideration when the proposed project changes that setting and may influence subsequent land-use decisions.
- Previous landscape planting has not achieved the expected screening. New landscape mitigation must therefore be supported by visual evidence, performance standards, maintenance obligations and replacement requirements.
- The community survey shows widespread concern about infrastructure, safety, consultation and the Village. It should be treated as relevant local evidence, not dismissed as general opposition.
- Historical assurances matter because the community relied on them. A durable outcome now requires conditions and agreements that bind future decision-makers rather than further non-binding assurances.

Relief sought

PRRA and Sustainable Paremoremo request that the application be declined in its current form. Alternatively, the Panel should require further evidence and impose a staged, enforceable approval framework under which no increase in operational capacity can occur until independent certification confirms that transport, infrastructure, emergency, environmental and community protection measures have been completed and are functioning.

1. Introduction and Community Context

1.1 Who we represent

The Paremoremo Residents & Ratepayers Association is a long-standing community organisation representing residents and ratepayers of Paremoremo. Sustainable Paremoremo is a community-based group focused on the environmental, social and infrastructure resilience of the area. This joint submission reflects their shared objectives and the views expressed through the commissioned survey and direct community feedback.

1.2 A community that has lived alongside the prison

Auckland Prison is not a new neighbour. Paremoremo residents have lived alongside the facility for decades and generally recognise its national role. The community has repeatedly chosen engagement over confrontation. That history gives local evidence particular value: residents understand the practical effects of prison operations, staff movements, construction activity, lighting, emergency events and changes in the surrounding land.

1.3 The character and vulnerability of Paremoremo

Paremoremo remains a rural and coastal settlement with lifestyle properties, native vegetation, sensitive receiving environments, narrow roads and limited alternative routes. Its proximity to Albany does not give it urban-scale infrastructure. The settlement has limited capacity to absorb major new demand without coordinated public investment.

1.4 The outcome sought

The community seeks an outcome that will survive changes in government, Departmental leadership, contractors and land ownership. Security cannot depend on goodwill alone. It must be secured through completed works, measurable standards, binding conditions, transparent monitoring and a permanent forum through which concerns are resolved.

2. The Proposal and the Decision Before the Panel

2.1 Scale and cumulative effect

The application must be considered as more than a collection of separate buildings and consents. The relevant effect is the cumulative change created by increased capacity and the supporting staff, services, deliveries, visitors, construction activity and infrastructure demands. A technically acceptable result in one discipline does not answer whether the whole project is sustainable in this location.

2.2 National need does not remove local effects

A national need for correctional capacity may be relevant to the project, but it does not eliminate the need to identify and manage local consequences. The Panel must have sufficient evidence to determine whether the proposed form, scale, staging and conditions protect the receiving community and environment.

2.3 The correct decision-making approach

Where important effects remain uncertain, the appropriate response is not to rely on later management plans or broad assurances. The applicant should first provide enough detail for the Panel to understand the likely effects and the effectiveness of proposed mitigation. Critical infrastructure and safety measures should be conditions precedent to increased operation, not tasks left until after approval.

3. Consultation, Historical Assurances and Public Confidence

3.1 Consultation must influence outcomes

Consultation is meaningful only where community concerns can change the project, its staging or its conditions. Providing information about a largely formed proposal is not the same as jointly resolving the effects identified by the people who will live with the project.

3.2 Historical assurances

Long-standing residents recall earlier assurances from political leaders and senior Corrections officials concerning the maximum scale and occupancy of the prison. The community relied upon those assurances, including during earlier discussions when residents accepted smaller changes rather than continuing to oppose development. The present proposal is understood as a substantial departure from that historical position. Ref. appendix B

3.3 Why trust is a planning issue

Trust is relevant because the applicant asks the community and the Panel to rely on future management, monitoring and mitigation. Where previous assurances have not endured, new commitments must be made enforceable. The issue is not blame; it is whether future protections will remain effective over the life of the facility. Ref appendix B

3.4 Required response

The Department should disclose and address the historical correspondence relied upon by the community, explain how the present proposal relates to previous occupancy commitments, and identify which new protections will be legally binding. A Community Liaison Group and public reporting regime should be required for construction and operation.

4. Transport, Road Safety and Network Resilience

4.1 Existing vulnerability

The local network already experiences instability and disruption. Paremoremo Road has repeatedly been affected by slips and single-lane controls. Each event reduces route resilience, delays residents and emergency services, and demonstrates that the network is vulnerable before project traffic is added.

4.2 More than one route does not equal resilience

Brookdale Road provides another western connection, but its existence does not remove the limitations of the wider network. The relevant question is whether available routes can safely and reliably carry normal community traffic, prison traffic, construction vehicles, emergency vehicles and future growth when one part of the network is constrained.

4.3 Albany Inn Bridge and Dairy Flat Highway

The Avenue connection, the Albany Inn Bridge area and movements onto Dairy Flat Highway are established pressure points. Existing congestion and future housing intensification will increase demand regardless of the prison project. The prison expansion must therefore be assessed against realistic future baseline traffic, not only present counts.

4.4 Construction traffic

Heavy vehicle movements over a prolonged construction programme may create the most immediate transport effect. Controls must address haul routes, vehicle size, timing, school travel periods, temporary road closures, mud and debris, driver behaviour, breakdowns, queueing and coordination with other roadworks.

4.5 Required transport outcome

A network-wide, independently reviewed transport and resilience plan should be completed before works begin. It should identify permanent improvements, funding responsibilities and delivery dates. Necessary upgrades must precede the traffic they are intended to mitigate.

5. Infrastructure Capacity and Sequencing

5.1 Capacity must be proven

The application should provide clear, quantified evidence that wastewater, water supply, stormwater, electricity, telecommunications and emergency systems can accommodate both construction and the completed expansion. Statements that capacity can be managed later are insufficient for a project expected to operate for decades.

5.2 Wastewater and water

Failure or overload of wastewater systems would create public health and environmental consequences. Water supply must also be reliable for daily operations and firefighting. The Panel should require system capacities, redundancy, peak demand assumptions, failure scenarios, maintenance arrangements and independently verified upgrade plans.

5.3 Stormwater and receiving environments

Additional impervious area and earthworks can alter runoff, sediment and contaminant pathways. Stormwater controls should be designed for the full developed site, climate-related rainfall risk and sensitive downstream environments, with monitoring and corrective-action triggers.

5.4 Power and telecommunications

A maximum-security facility depends on resilient power and communications. The proposal should demonstrate redundancy during grid outages, severe weather and network disruption, while also ensuring that upgrades do not shift costs or service risks to the community.

5.5 Sequencing principle

No additional prisoner accommodation should be occupied until the infrastructure serving that stage is complete, commissioned, independently certified and publicly reported. This simple sequencing requirement is central to a secure outcome.

6. Construction Effects

6.1 Construction is a major phase of the project

The effects of a long construction programme cannot be dismissed as temporary. For residents, several years of heavy traffic, noise, dust, lighting, workforce movements and disruption can represent a substantial part of their remaining time in the community.

6.2 Matters requiring controls

A Construction Environmental Management Plan should include enforceable limits and monitoring for hours of work, noise, vibration, dust, sediment, lighting, truck movements, parking, road cleanliness, worker conduct, ecological protection, complaints and incident response.

6.3 Community-facing management

The Department should appoint a community liaison manager with authority to resolve issues promptly. Residents should have a 24-hour contact for urgent incidents, a public complaints register, response time standards and escalation to an independent reviewer.

6.4 Cumulative programme effects

Different construction packages must not be assessed as though they occur independently. The total number of vehicle movements, overlapping works, peak periods and duration must be modelled and controlled across the entire programme.

7. Paremoremo Prison Village

7.1 The Village is part of the bigger picture

The community has been advised that removal or disposal of the Prison Village is not part of the fast-track application. Nevertheless, the Village is physically, socially and functionally connected to the prison. An expansion of this scale changes the context in which future decisions about the Village will be made.

7.2 Security value

The Village has historically operated under controlled occupancy arrangements, including background checks and restrictions intended to protect the surrounding community. Those arrangements have contributed to local confidence and security. A transfer without equivalent safeguards could materially alter risk and community character.

7.3 Need for certainty before transfer

Before any disposal, redesignation or transfer to another party, the current rules and security protections should be formally documented. The community should be consulted on any proposed replacement regime, and no transfer should occur without enforceable occupancy, management, infrastructure and security controls.

7.4 Panel response requested

At minimum, the Panel should recognise the relationship between the expansion and the Village, require the Department to disclose the anticipated implications, and recommend or impose a process that prevents the Village outcome being treated as an unrelated later decision.

8. Community Safety, Emergency Planning and Wellbeing

8.1 Safety concerns are real and measurable

The survey recorded strong concern about safety. Those concerns include prison security, emergency events, road access, the possible future of the Village and the cumulative effect of a substantially larger facility.

8.2 Emergency access and evacuation

Emergency planning must address simultaneous demands: an incident at the prison, a road closure, wildfire, severe weather, medical emergencies and community evacuation. Plans should be tested against the actual local network and include Police, Fire and Emergency New Zealand, ambulance services, Auckland Emergency Management and community representatives.

8.3 Family location and social outcomes

Corrections has previously recognised the importance of locating people in custody near families and support networks. The application should disclose the data supporting additional capacity at Paremoremo rather than other locations and explain how the location advances rehabilitation, family connection and operational efficiency.

8.4 Community wellbeing

Effects on wellbeing include persistent uncertainty, construction disturbance, perceived safety, travel delay and loss of confidence in the future of the area. These effects may be difficult to quantify, but they are not therefore immaterial. Monitoring should include community wellbeing indicators and regular independent surveys.

9. Landscape, Lighting, Ecology and Amenity

9.1 Existing screening has not achieved the expected outcome

Residents report that previous planting has not effectively screened the prison and that buildings and bright night lighting remain visible from neighbouring homes. This experience should inform the weight given to new landscape promises.

9.2 Evidence required

The applicant should provide visual simulations from affected properties, seasonal and long-term growth assumptions, examples of comparable successful correctional-facility screening, species schedules, plant sizes, irrigation and maintenance plans, replacement requirements and measurable screening targets.

9.3 Lighting

Security lighting must meet operational requirements without unnecessarily spilling into homes, roads or ecological areas. Conditions should establish baseline monitoring, maximum levels at sensitive boundaries, shielding and orientation standards, commissioning tests and a process for correcting exceedances.

9.4 Ecological protection

Significant Ecological Areas and other sensitive features within or near the project area must be identified and protected. Conditions should include pre-construction surveys, exclusion zones, sediment and contamination controls, ecological supervision, restoration, monitoring and adaptive management.

9.5 Performance, not intention

Landscape and ecological conditions must require outcomes rather than merely the implementation of plans. Planting that dies, fails to screen or is not maintained must be replaced until the required outcome is achieved.

10. Community Survey Evidence

10.1 Methodology and reach

The PRRA survey comprised 17 questions and was conducted from 14 to 24 September 2025. Approximately 600 flyers were distributed in the identified radius and the survey was promoted through the Paremoremo Area Facebook Group. It received 183 responses; 84 percent lived within three kilometres of the prison, 98 percent were not Corrections employees and 76 percent provided contact details for follow-up.

10.2 What the survey establishes

The survey is not a technical engineering report, nor is it presented as one. Its value is that it identifies the lived experience, priorities and risk perceptions of the receiving community. It

confirms that concern is widespread and concentrated on issues that are capable of objective investigation and mitigation.

10.3 Key themes

The survey records strong concern about infrastructure capacity, road safety, emergency resilience, personal safety, environmental effects, consultation and the Prison Village. It also demonstrates a desire for clear information and meaningful safeguards rather than opposition without an alternative.

10.4 Weight and response

The Panel should use the survey to test whether the application and proposed conditions answer the concerns of those most affected. Where the survey identifies a recurring concern, the decision should state how it has been resolved, what evidence was relied upon and which condition secures the outcome.

10.5 Full survey

The complete survey presentation is attached unchanged as Appendix A to preserve its methodology, graphics, questions and findings in their original form.

11. Information Gaps and Matters Requiring Resolution

11.1 Integrated cumulative assessment

The application requires a clear integrated assessment connecting capacity increases with workforce, visitors, deliveries, construction, transport, utilities, emergency planning, environmental effects and the Village. Discipline-by-discipline reports do not by themselves show the cumulative outcome.

11.2 Final infrastructure and transport commitments

The Panel should not approve increased capacity on the basis of future discussions about who will fund or deliver required improvements. Scope, timing, responsibility and funding must be settled.

11.3 Historical commitments

Previous occupancy assurances and the Department response to them should be placed before the Panel so the decision can address the community reliance and explain how future commitments will be secured.

11.4 Village outcome

The relationship between the expansion and future decisions about the Prison Village requires transparent assessment and a protective process.

11.5 Demonstrated mitigation

Landscape, lighting, ecological and construction mitigation should be supported by specific designs, evidence and measurable performance standards, not left principally to post-approval management plans.

11.6 Independent review

Key technical assumptions and compliance results should be independently reviewed, with reports made available to the community. Monitoring by the applicant alone will not rebuild confidence.

12. Relief Sought and Recommended Conditions

12.1 Primary relief

PRRA and Sustainable Paremoremo respectfully request that the Expert Panel decline the application in its current form because the evidence does not yet establish that the project can be delivered and operated with acceptable, durable effects on the surrounding community and environment.

12.2 Alternative relief

If the Panel is not minded to decline the application, it should require further information and a revised condition set before making a final decision. The following outcomes should be secured as minimum requirements.

1. No additional prisoner accommodation may be occupied until all transport and infrastructure works required for that stage are complete, commissioned and independently certified.
2. A network resilience plan must address Paremoremo Road, Brookdale Road, The Avenue, Albany Inn Bridge, Dairy Flat Highway, emergency routes, construction routes and foreseeable future growth.
3. A construction traffic plan must establish enforceable truck routes, hours, daily and hourly limits, school-period restrictions, road-cleaning obligations, incident procedures and public reporting.
4. Wastewater, water, stormwater, power, telecommunications and firefighting capacity must be quantified, include redundancy and failure scenarios, and be independently certified before operation.
5. A multi-agency emergency management plan must be developed, exercised before commissioning and reviewed at least annually with community representation.
6. A formal Community Liaison Group must operate before construction begins and continue throughout construction and operation, with independent chairing, published minutes and an escalation process.
7. A 24-hour complaints and incidents service must be maintained, with response standards, a public register and independent review of unresolved complaints.
8. Construction noise, vibration, dust, lighting, sediment and traffic must be subject to enforceable limits, continuous or risk-based monitoring, stop-work triggers and corrective action.

9. Landscape mitigation must be supported by verified visual simulations and measurable screening outcomes, with maintenance, irrigation, replacement and long-term monitoring obligations.
10. Operational lighting must be shielded and tested against maximum levels at neighbouring properties and sensitive ecological boundaries, with mandatory correction of exceedances.
11. Significant Ecological Areas and sensitive habitats must be identified, protected and monitored under an independently reviewed ecological management and restoration programme.
12. The existing rules, occupancy protections and security role of the Prison Village must be documented before any transfer or change, and no future disposition should occur without community consultation and equivalent enforceable safeguards.
13. The Department must publish annual reports covering prisoner and staff capacity, traffic, incidents, complaints, infrastructure performance, environmental monitoring and condition compliance.
14. An independent review of all conditions and mitigation must occur at defined capacity thresholds and at least every five years, with power to require additional measures where predicted outcomes are not achieved.
15. All management plans required by conditions must be provided to the Community Liaison Group in draft form and approved before the activity they govern begins.

12.3 Enduring agreement

The Panel should encourage the Department, PRRA and Sustainable Paremoremo to develop a formal community partnership or memorandum that records commitments beyond minimum consent compliance. Such an agreement cannot replace conditions, but it can provide a practical framework for cooperation, transparency and early resolution of issues.

13. Conclusion

The question before the Panel is not simply whether New Zealand needs additional prison capacity. It is whether this particular proposal, in this location and in its present form, has demonstrated that the surrounding community, infrastructure and environment will remain safe and resilient over the long term.

Paremoremo has supported a major national facility for generations. The community is entitled to expect that further expansion will be matched by equally significant investment in roads, services, emergency resilience, environmental protection and accountable engagement. Those safeguards must be delivered before additional capacity creates the demand, not promised after effects arise.

The survey and community submissions identify common goals: reliable infrastructure, safe roads, effective emergency planning, protection of the Village, environmental performance, honest consultation and commitments that endure. These are reasonable outcomes and they are capable of being secured through evidence, sequencing and enforceable conditions.

For those reasons, PRRA and Sustainable Paremoremo ask the Panel to decline the application in its current form or require the applicant to resolve the identified gaps and accept a robust condition framework before approval is granted.

The community remains ready to work constructively toward an outcome that serves the corrections system while protecting the place and people who will live alongside it.

Source Material Considered

- EPA invitation to comment dated 29 June 2026 for project FTAA-2603-1179.
- Department of Corrections application, consultation material and responses previously supplied to PRRA.
- Community Response to Auckland Prison Expansion - Survey Results, September 2025 (183 responses).
- Comments supplied by Bob Steel regarding historical assurances, network congestion, the Prison Village and location rationale.
- Comments supplied by Margaret regarding construction effects, staff traffic and the need to consider the Prison Village as part of the wider project.
- Comments supplied by Victoria Koopen regarding road safety, infrastructure capacity, ecological protection and a formal Community Liaison Group.
- Resident evidence regarding unsuccessful previous landscape screening and ongoing visibility of prison buildings and night lighting.
- Local knowledge and infrastructure experience of PRRA and Sustainable Paremoremo.

APPENDIX A

Community Response to Auckland Prison Expansion Full Survey Results - September 2025

The original 34-page survey follows this divider in the print-ready PDF.

Community Response to Auckland Prison Expansion Survey Results

Presented by Paremoremo Ratepayers and Residents Association (PRRA)

Presenter

Andy Riley

Contact

prra@gmail.com

Last updated

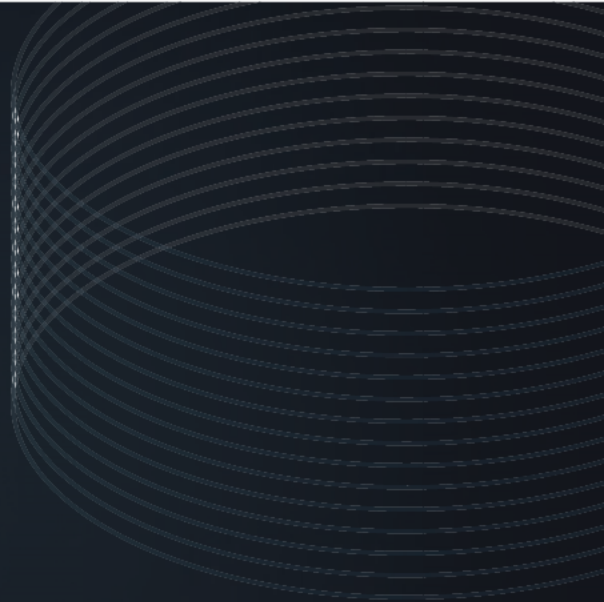
September 2025

Created by

M5.nz



Context



CONTEXT

Survey Methodology

- * 17 question survey
- * Conducted Sept 14-24, 2025
- * 600 flyers distributed within radius zone
- * Promoted on Paremoremo Area Facebook Group



Total responses

183

+266% increase from first survey

Live within 3Km

84%

Non-corrections employees

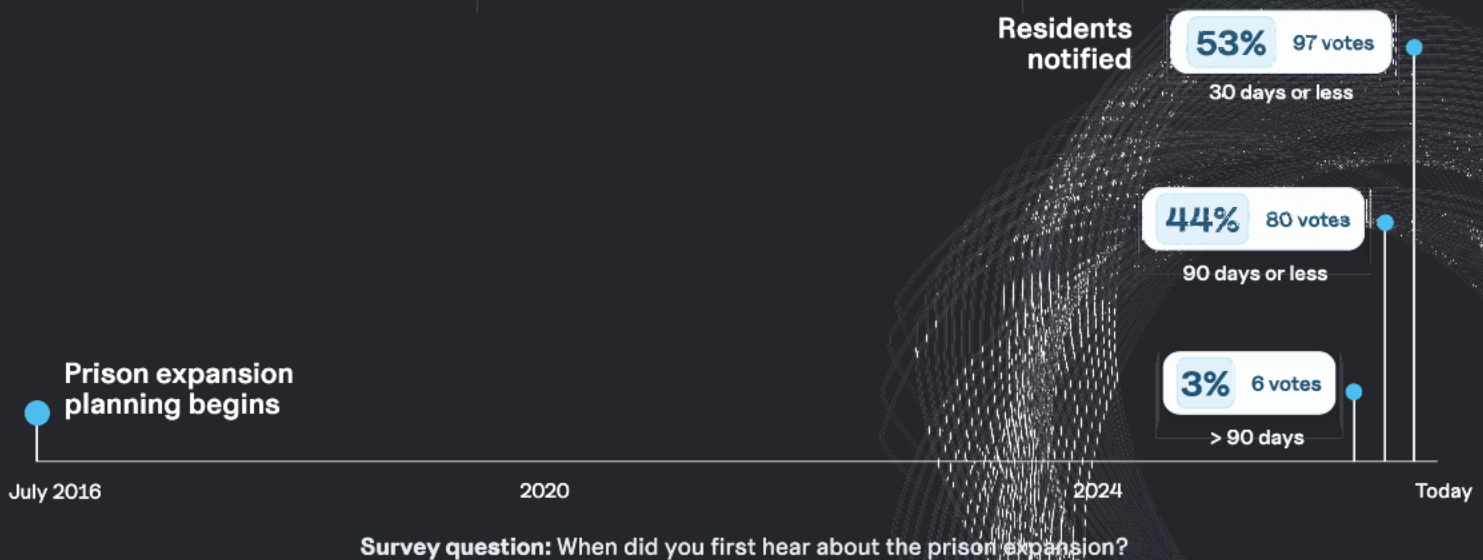
98%

Provided contact info for follow-up

76%

AWARENESS

When did residents learn about the prison expansion?



AWARENESS

97% of residents became aware in the last 90 days, despite planning beginning in 2016

1 of 2 residents

Did not have knowledge of the prison expansion until last 30 days

Only 6 residents

Had knowledge about prison expansion for more than 3 months

SURVEY RESULTS

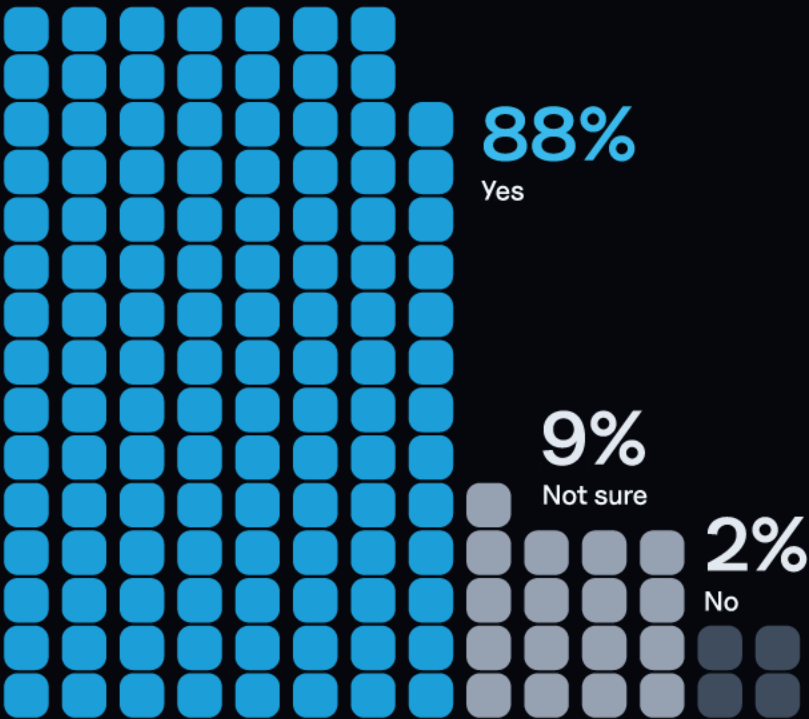
Government promises, Fast-tracking, Infrastructure

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HISTORICAL PROMISES

Residents expect government promises honored

- * 1988: Minister Geoffrey Palmer (650 limit)
- * 1993: Deputy PM Don McKinnon (650 limit)
- * 1996: CEO Mark Byers (680 limit)
- * 1997: DoC policy to locate prisons near whānau
- * 2016: DoC reports AKL prison not fit for expansion



Survey question: Previous governments committed to cap the prison at 650-680 inmates. Should this commitment be honored?

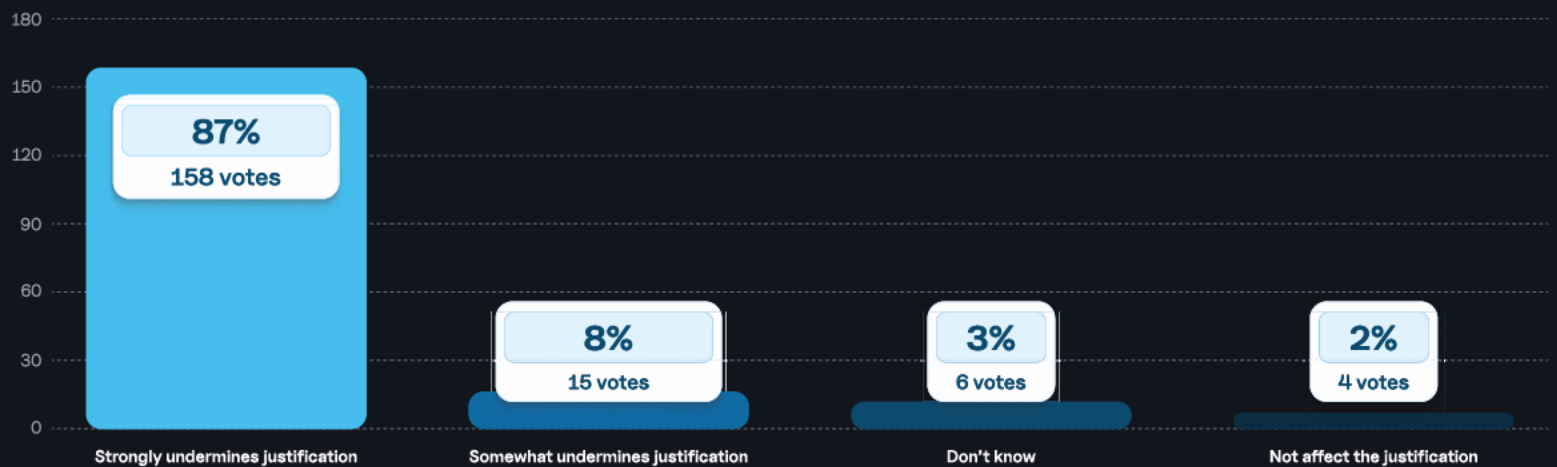
VOICE OF RESIDENTS

"Obvious effort has been put from government to hide this proposal and fast track it. They have acted in bad faith"

"It's extremely disappointing the process is being handled this way... government was voted in by the very people now disregarding them"

PRISON LOCATION

95% of residents question the “near whānau” justification



Survey question: The Department of Corrections justifies the expansion by stating it helps prisoners stay near whānau (family/support networks). If most Auckland prison inmates are from OTHER regions (not Auckland/North Shore), this would:

QUESTION FROM RESIDENTS

“What percentage of inmates have immediate family on the North Shore?”

BROKEN PROMISES

Residents made life decisions to purchase here based on government promises

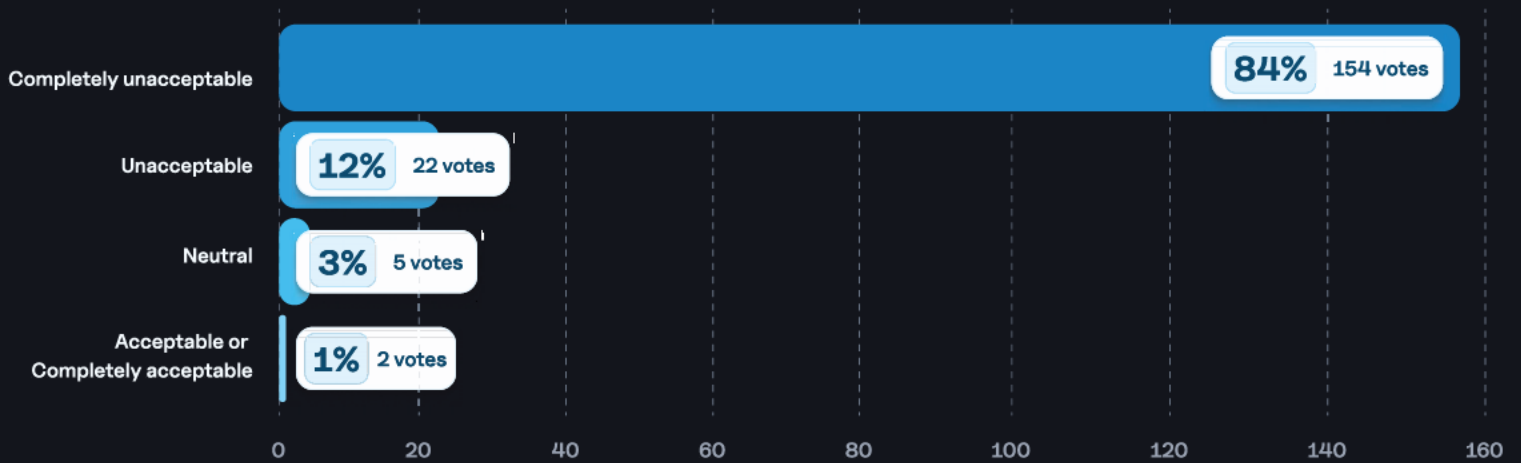
88% of residents believe the government should honor historical commitments

- * Multiple residents (20-37 years) reference promises when purchasing
- * *"We were promised the prison would never expand... we accepted that promise would be honored" - 37-year resident*
- * *"Our primary concern is erosion of commitments made by both Labour and National when we purchased here"*
- * *"I have no confidence any promises will be followed through based on past experience"*

Residents made major life investments - homes, families, businesses - based on explicit government commitments. Breaking these promises undermines the social contract between government and community.

FAST-TRACK PROCESS ACCEPTANCE

97% of the community opposes **fast-tracking** the prison expansion



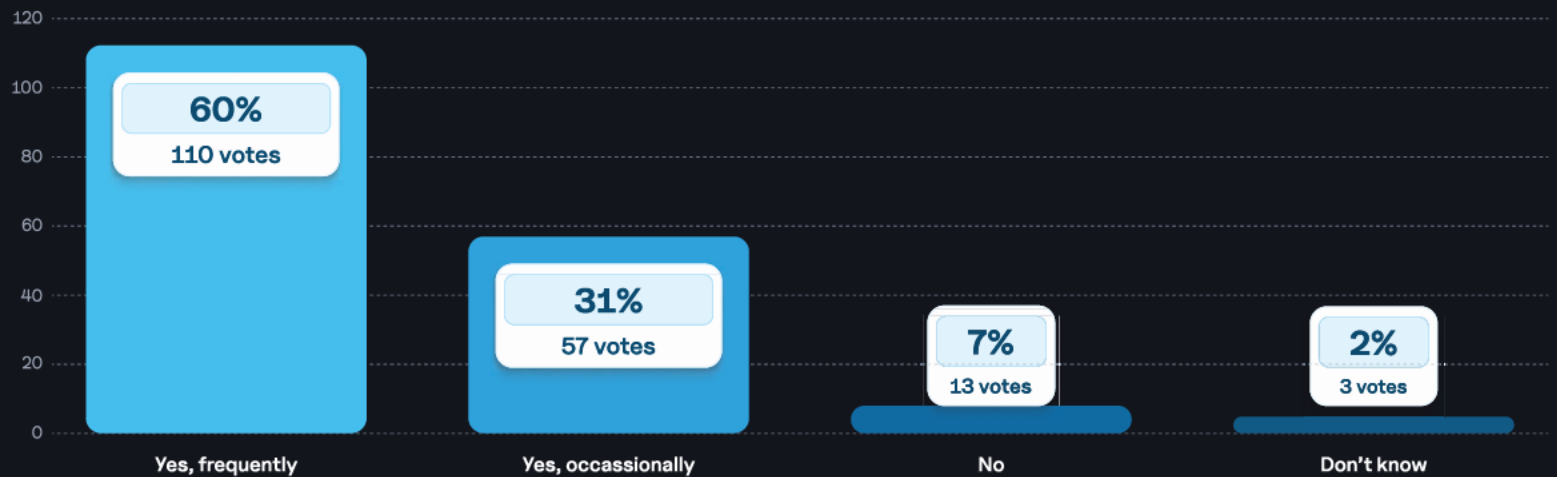
Survey question: How acceptable is using Fast-Track legislation (limited consultation) for this expansion?

VOICE OF RESIDENTS

"It's extremely offensive the government is planning on fast-track this large project while breaking their written promise to the locals"

INFRASTRUCTURE

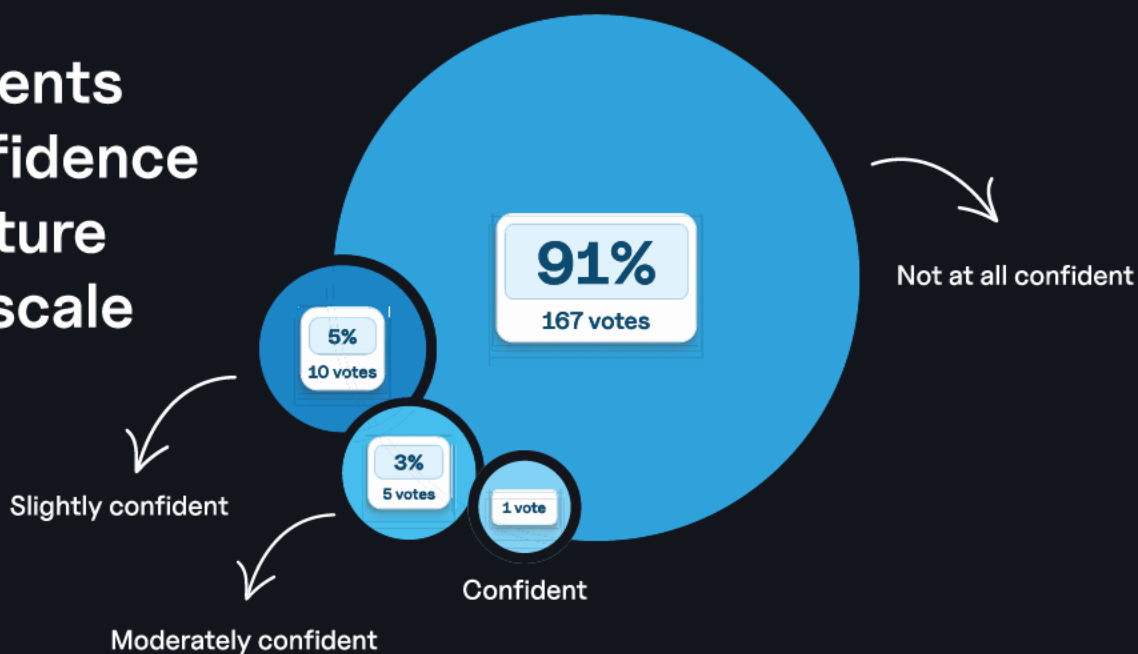
9 in 10 residents affected by current infrastructure problems



Survey question: Have you experienced local infrastructure problems (roads, power, sewage, water) in the area?

INFRASTRUCTURE

**91% of residents
have no confidence
in infrastructure
capacity to scale**



Survey question: How confident are you that local infrastructure (roads, power, sewage, water) can handle the expansion?

INFRASTRUCTURE

Documented **infrastructure** deficiencies from resident reports:

- * **Roads:** Dangerous intersections, no street lighting, no footpaths, potholes
- * **Sewage:** Pipeline failures documented over multiple years
- * **Services:** No public water, waste water or public transport
- * **Power:** Reliability issues
- * **Traffic:** The avenue and Diary Flat Highway intersection already beyond capacity.

SURVEY RESULTS

Paremoremo Village

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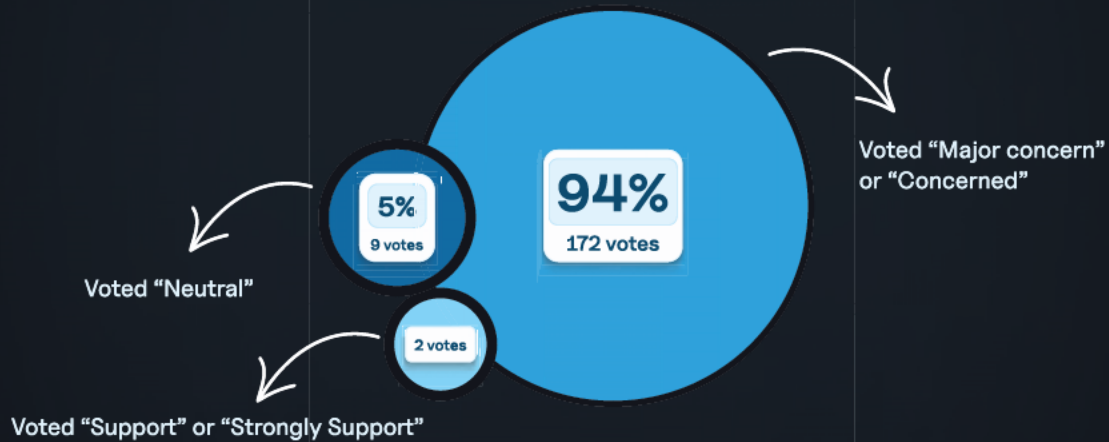
PAREMOREMO VILLAGE

Background

- * DoC owned residential community with 90+ units
- * All residents undergo mandatory criminal background checks
- * Zero tolerance policy for gang affiliations or criminal associates
- * Controlled occupancy protects surrounding community
- * Maintained successfully for 50+ years without major incident



Over 9 in 10 residents believe its critical to vet residents of Paremoremo Village



Survey question: The Department of Corrections plans to transfer Paremoremo Village (prison staff housing) to iwi or private development. What is your view?

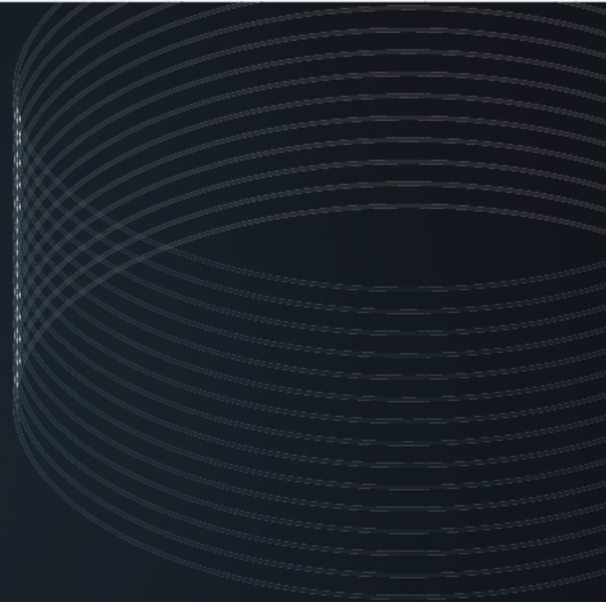
PAREMOREMO VILLAGE

Key concerns about Paremoremo Village

- * Non-vetted residents could compromise security
- * Loss of community safety buffer
- * Unknown development impacts
- * Gang associates could move in
- * Property values would drop

SURVEY RESULTS

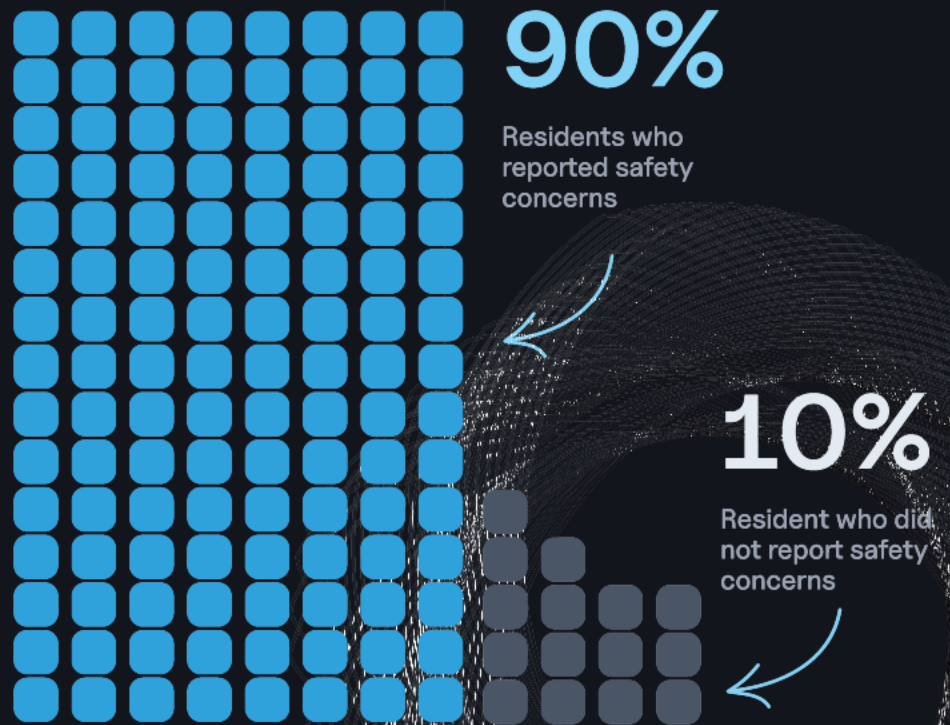
Safety, Environment



SAFETY IMPACT

How the expansion affects resident safety

9 out of 10 residents reported safety concerns



Survey question: How would doubling the prison size affect your sense of safety?

SAFETY IMPACT | VOICE OF RESIDENTS

What residents said about **safety**

"Lived in area for 20 years... have to drop kids at school due to undesirables hanging outside prison... generally gang members"

"Prison visitors have been associated with crime in our area before"

"Past experience with inmates' visitors leaves us intimidated and afraid of home invasions"

"I've lived here 30 years, still have mail pinched from mailbox on Saturdays (prison visiting day)"

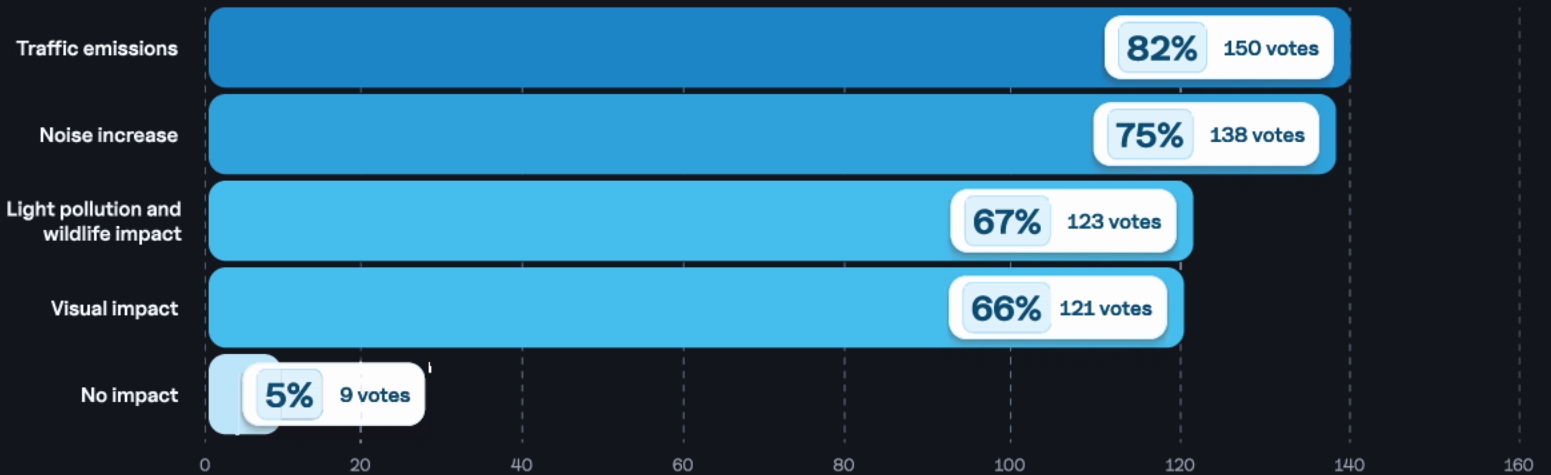
Specific **safety concerns** from residents

- * Increase in gang presence in neighborhood and near school
- * Children safety at risk from prison visitors and traffic
- * Increase in local crime associated with visitors
- * Increase intimidation and fear of home invasions
- * Increased reckless driving on roads due to prison employees and visitor speeding
- * Increased mail theft

Doubling the prison population will increase documented safety risks in the community.

ENVIRONMENTAL IMPACT

Resident concerns on environmental impact due to expansion



Survey question: Which environment impacts, if any, concern you about the expansion? (multiple choice)

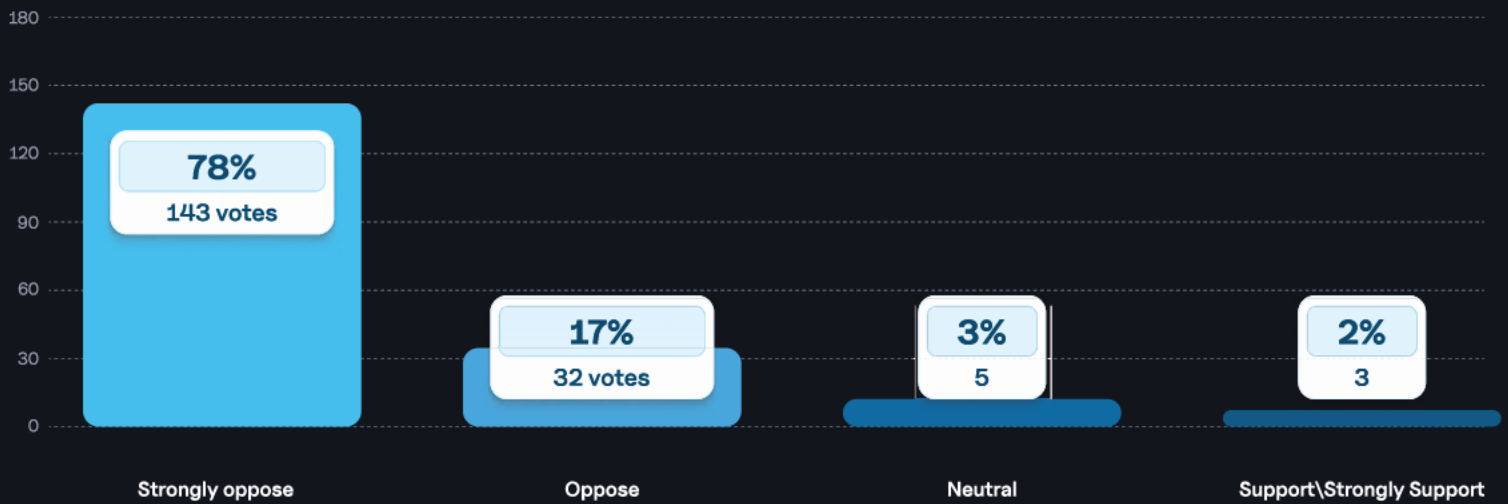
SURVEY RESULTS

Overall Community Position



OVERALL POSITION

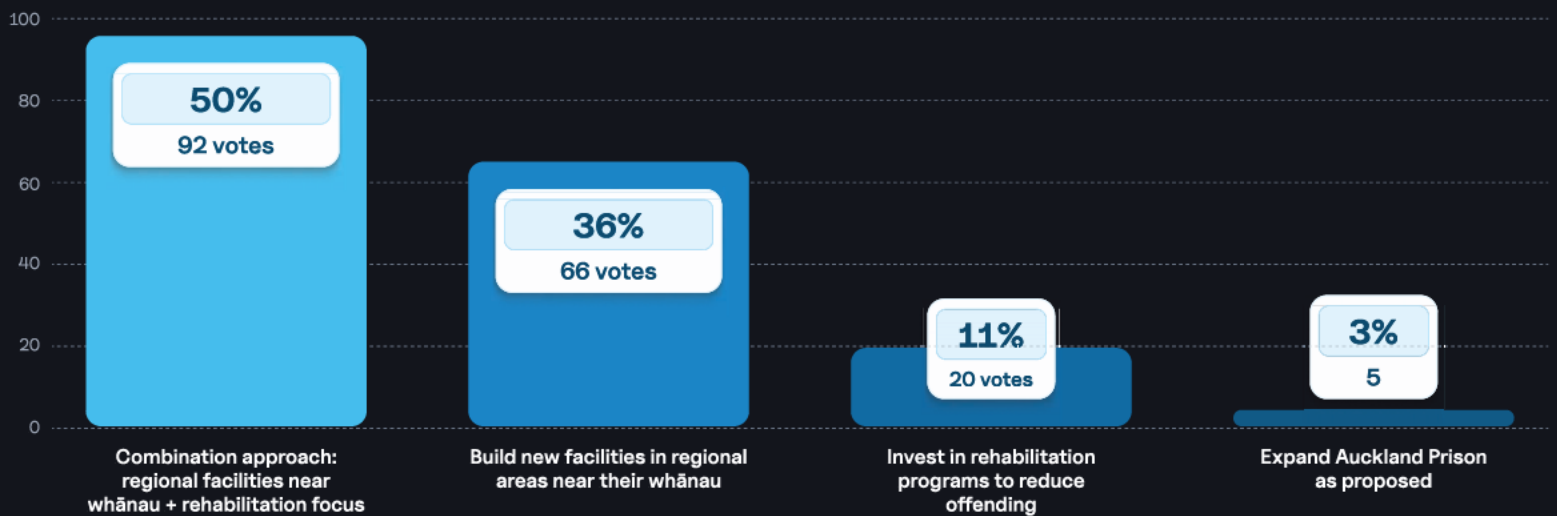
95% of community opposes prison expansion



Survey question: What is your position on the prison expansion?

OVERALL POSITION

95% chose alternatives over prison expansion



Survey question: Which approach do you prefer for managing prison capacity?

OVERALL POSITION

Areas of strongest community agreement

95%+

- * Oppose the expansion (95%)
- * Fast-track process unacceptable (97%)

85%+

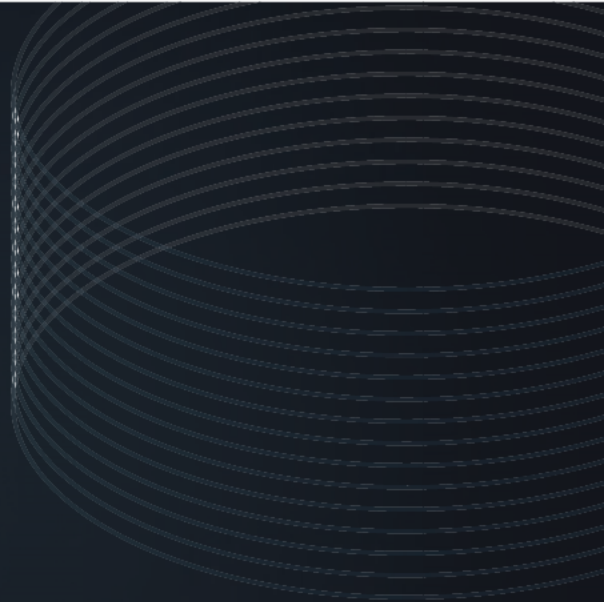
- * Broken government promises (88%)
- * Infrastructure concerns (91%)
- * Safety concerns (91%)
- * Village transfer concerns (93%)
- * Near whānau does not justify expansion (94%)

Conversely: Only 3% support expansion

Critical questions from community

- * How will the government restore trust after breaking 30+ years of commitments?
- * Why is fast-track being used when this has been in planning since 2016?
- * What compensation will be provided to residents who purchased property based on the 650-680 cap promise?
- * What percentage of current inmates have family in the north shore?
- * What infrastructure upgrades are planned and funded for the community?
- * How will the Department of Corrections continue to support the Paremoremo village and resident vetting?

Appendix



Response authenticity measures:

- * 100+ emails addresses provided
- * Consistent patterns across all demographics
- * Specific incident citations and locations
- * 50+ written comments and concerns
- * Long-term residents (20-37 years) providing historical context
- * Detailed technical knowledge of infrastructure issues

Measures ensure high-quality, verified community input

Survey data

- * **All responses raw data**
<https://docs.google.com/spreadsheets/d/1MJQzhFM75ve7gwwytAwaqqEt4PgHEBmHR45In6KwBA/edit?usp=sharing>
- * **50+ detailed written comments**
https://docs.google.com/document/d/14KIGJtU_wMOiWlaRnll36Oy_S_z4nSoEa8SZ8bemNM/edit?usp=sharing
- * **Email verification list**
Upon request

APPENDIX B

Letters received confirming no further expansion of the Prison

- 1.0 Paremoremo Ratepayers Association General Meeting Minutes
October 1993
- 2.0 Mark Byers Chief Executive Dept Correction 12 December 1996
- 3.0 Geoffrey Palmer Minister of Justice 31 Oct 1988

These confirm the departments and governments agreement not to increase the numbers at Auckland Prison letters of trust that gave people buying into the area certainty that there would be no further expansion

- 4.0 The Upper Harbour Board support for the removal of the Fast Track process

PAREMOREMO RATEPAYERS ASSOCIATION

Minutes of General Meeting October 18 1993

7.30 pm Officers Club, Paremoremo Road

Present: Don McKinnon MP, Albany; John Kirton Justice Department Manager, Penal Operations (Northern); Peter Simmons, Planning Manager North Shore City. Councillor Ray Morris; Albany Community Board Members, John Maurice (Chairman) Jenny Bassett, John Iverson; more than 70 residents.

Apologies: The Mayor, Rita and Alan Williamson, Bob Patchett of Justice Department

Minutes: The minutes of the last "Annual General Meeting" were read and confirmed. (Anne Coulson/Mitch Hutchings).

Chairman's Report: Read by Bob Leveloff and confirmed. (Derek Mason/John Marks)

Treasurer's Report: Read by Margaret Miles and confirmed. (John Iverson/Anne Coulson)

Don McKinnon addressed the meeting.

Key points:

- "No intention to change the undertaking of 650 limit" for inmates at Auckland prison.
- Apologised for poor liaison between Government Departments and Government regarding proposals for the "psychiatric unit" which became the sex offenders unit.
- Confirmed that the Justice Department intends getting out of housing. Stated decisions on future of the prison village was on hold until social and environmental issues had been addressed. Said he personally aligned himself with those who say it is sensible to have a certain number of prison staff living near a prison the size of the Auckland complex.
- Confirmed that he is willing to participate in quarterly Justice Department meetings and suggested that December may be a good time.
- Noted that the ring road was now complete and that access problems in an emergency were under greater control.

Questions:

A number of questions were asked on electoral issues (election due in three weeks). Those of current relevance to the area are minuted.

- Whenuapai Base, would it remain. Did residents have rights regarding noise and night flying.
- A. Base will remain despite report to previous Government recommending closure. Hobsonville will continue to have some traffic. The SAS regiment from Papakura would be based at Hobsonville. Night flying will continue for operational and training reasons, including training for civil emergencies.
- What was the Government's intention regarding the Queen's chain.
- A. It is not about to be changed and Government has given undertakings that it will not be changed to public detriment. Any amendments would be on the basis of enhanced benefits to the public only. There were historic complications regarding the Queen's chain in that there were some fifty years between its promulgation and implementation and anomalies existed on titles granted during that time. Maori land was not affected for instance.

John Kirton spoke.

Key Points

- Prisoner Numbers:

Confirmed that Doug Graham has agreed to maintain Auckland prison inmate level at 650. The prison currently has 120 maximum security inmates in the East Division. Current cell numbers based on an inmate-per-cell are: 253 in East Unit, 240 in West and 60 in the West Unit annex. Corrections Operations tries to maintain this level in the face of rising sentencing levels. In the past four years prison inmate musters have been rising at around 8 per cent per year which puts considerable pressure on the system to provide new accommodation for inmates. A further 60 cells is being constructed on the Auckland West site for a sex offenders unit to be completed in April 94. A "multi purposes unit" or security unit will cater for a further 20 prisoners. This will take total number of prisoners to 639.

- The security unit:

This is to be built within the confines of the present prison and will have the highest level of security surveillance possible over 24 hours. In the short term this will accommodate some D Block prisoners during upgrading of D block. He said in future half the prisoners in East division will be medium and half would be maximum.

- Sewerage system:

Justice was supporting North Shore Council regarding problems. Improvements have been noted following installation of an oxygen injection system.

Any remaining problems reported appear to be related to the North Shore City Greenhithe pumping station. The prison pays \$180,000 pa in sewerage tax to the city council, but unlike North Shore domestic residents this does not entitle them to council service when problems occur.

- **New Prisons:**

Current prisons in the region are Auckland Prison and Mt Eden. A new remand facility is to be built at Mt Eden in 1996/97 accommodating 250 inmates. A new privately operated prison will be built in South Auckland at the same time to take 350 medium security prisoners. This is expected to reduce demand on prison facilities in the Auckland area. Unlike Australia the private prisons will be expected to take the same prisoners as state prisons and will not be allowed to hand pick inmates.

- **Disposal of Village.**

Implementation of the policy of getting out of supplying accommodation for prison officers has been slowed down and there will be further consultation. However, the policy will stand. The houses are to be sold and removed from the site.

In answer to a question suggesting that 5 to 8 years down the track when the prison village has gone that the site could be used another prison, Mr Kirton said he could not give absolute assurances. He reiterated that assurances had been given regarding numbers of inmates and there was not intention at this time to exceed 650. He was not, however, prepared to give undertakings for the future, nor, he pointed out would Don McKinnon.

- **Curtis Escape:**

Judge Buckton's report would be out on October 30. In response to a question regarding the proven ability of prisoners to saw through bars, Mr Kirton said he was unable, for security reasons, to say what was being done but he gave an assurance that action was being taken both in management and in physical running of the prison and funding had been made available for the purpose. Auckland prison has the best escape record in the western world.

- **Ring road.**

Said Bob Patchett is committed to planting of tree screen which has started.

- Thanked us for inviting him and asked for further contact with the committee.

Peter Simmons addressed the meeting

Mr Simmons spoke on principles of planning and the need to meet change.

It is important for planners to understand and meet the needs of communities and changes in society. Council is preparing a district plan for the city, a draft of which will be brought out about the middle of 1994.

Changes are likely to be more significant in built up areas than country. Generally speaking zoning in the area is now divided largely into a residential 1 zone around Attwood Road area, A rural 1 zone exists on the valley floor which is complicated but mainly involves 3 hectare subdivisions in the rural valley and 2 hectare subdivisions elsewhere. A landscape protection zone exists around Ridge Road and between Paremoremo Road and Lucas Creek.

Planners see the area staying much the same as it is. Ratepayers may express their views informally before the plan is published toward the end of next year or through a formal process once it is published. Refinements designed to improve the performance of existing rules are seen to be likely. Planners see the opportunity for incentives to revegetate escarpment areas, improving the use of land regarding the placement of houses (are houses placed with sufficient care on the landscape) etc.

There was general discussion on the planning implications of removal of the prison village and the social effect of amenities being downgraded or removed. Mr Simmons observed that there is clearly a need for discussions between the school, Justice Department, ratepayers, council and others on the impact of the removal of the village. Residents in discussion, confirmed the conclusion that the focus for this area will move back to Attwood Road area and that planning issues must be considered.

There was some discussion regarding water and sewage. Mr Simmons said there were no plans for either in rural areas. A resident observed that Attwood Road area was zoned residential and that both water and sewage currently had been installed for the prison.

General Discussion

There was discussion of condition of Paremoremo Road and other roads. John Maurice, Community Board Chairman said decision had been made not to upgrade Paremoremo road until after the sex offenders unit was completed. Unsure of the priorities but thought Ridge Road was a priority.



DEPARTMENT
OF CORRECTIONS

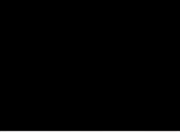
12 December 1998

Head Office

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Private Box 1206, Wellington
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Telephone 64-4-474 8840
Facsimile 64-4-499 8961

Ms Glen Weir
Secretary
Paremoremo Ratepayers' Association



Dear Residents

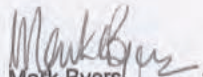
I am providing formal confirmation on two points that have been raised.

- (a) The Department fully intends to honour existing Ministerial and Resource Management Act commitments to limit the maximum number of inmates on the site to 650; and
- (b) to that end, we have no further plans or prospective intentions to construct major, separate additional inmate accommodation on the site beyond the proposed 80 bed complex we are discussing with you and which will not now be a separate facility.

I trust this now clears the way to proceed with the proposal put to us.

At this stage I expect to be up your way in March next year on Parole Board business and would be happy to meet with you again if a mutually convenient time can be found.

Yours sincerely


Mark Byers
Chief Executive

Revised 12/12/98



OFFICE OF THE
MINISTER OF JUSTICE
WELLINGTON 1

31 October 1988

Mrs R Leveloff
Secretary
Paremoremo Residents and Ratepayers' Association Inc
R D 3
ALBANY

Dear Mrs Leveloff

Thank you for meeting with me on 18 October at Auckland Medium Security Prison. I believe that the discussions I had with the members of your association were extremely useful and I am pleased at the positive outcomes achieved by the meeting.

As agreed, I confirm that a committee is to be established, and that the committee is to meet 3 or 4 times a year. Membership of the committee will comprise 3 representatives of the Paremoremo Residents and Ratepayers' Association, and 3 Department of Justice staff. The Justice representatives will be the 2 superintendents of the prisons at Paremoremo, and one person from the department's head office.

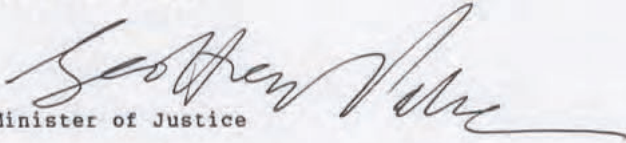
It is also expected that there will be some future contribution from the Takapuna City Council or other appropriate Council. The committee will consult with the City Council in considering issues such as roading and sewage needs for the department's estate.

The first meeting of the committee will, of course, take place on Monday 31 October at 7 pm. Mr Mel Smith, Deputy Secretary for Justice, will attend and will be reporting to me following the meeting.

I take this opportunity to confirm that the Government is reconsidering plans for a special facility at Paremoremo in the light of the Mason Report. In any event, no decision will be taken on this matter until the Committee of Inquiry into the Prisons System has also reported. If a decision to proceed with the special facility is then made, I would expect that it would be smaller than was initially envisaged.

I also confirm once again that the maximum number of inmates on the Paremoremo estate will not exceed 650. Should the special facility mentioned above be reduced in size or not proceeded with, the actual figure will, in practice, be smaller.

Yours sincerely


Minister of Justice

26th February 2026

Re: Opposition to Proposed Expansion of Auckland Prison and Requirement for Public Notification

The Upper Harbour Local Board does not support the proposed expansion of Auckland Prison.

The potential scale and long-term impacts of further prison development is not consistent with the infrastructure of the location. Paremoremo is a small, semi-rural village with a distinctive character, and further expansion of the prison will directly affect local amenities, perceptions of safety, traffic volumes, and community wellbeing.

We consider that this proposal requires full transparency and genuine community participation.

The Upper Harbour Local Board has significant concerns around roading, infrastructure and changes to the designation of the prison village.

- The surrounding road network is insufficient to accommodate additional traffic. The intersection at the bottom of The Avenue already experiences regular congestion, safety issues, and delays during peak times—problems that will only be exacerbated by expansion.
- The road access from the other side (Brookdale Road) is subject to regular slips and has many blind corners. Extra traffic here will add to existing concerns.
- There are already wastewater infrastructure constraints and issues within the existing prison. Any increase in demand raises serious questions about system capacity, required upgrades, and associated environmental effects.
- We are concerned about any changes to the designations that currently apply to the property the prison owns on the other side of Paremoremo Road (The Village). Residents are currently assured that no one with links to the prison can live in 'The Village' and seek to have this designation remain.

The cumulative environmental and infrastructure impacts of large-scale construction and intensified activity at the site must be carefully assessed before any decisions are made.

We also highlight that Auckland Prison's stated policy of housing inmates close to their home communities does not apply in Paremoremo, as no inmates have Paremoremo as their home community. This rationale therefore cannot be used to justify expansion.

Of further concern is the commitment previously made by government ministers that the prison would not be expanded following its last major development. Considering further expansion, particularly through a fast-track process, would contradict those assurances and undermine public trust.

The fast-track consenting pathway is not appropriate for a development of this scale and significance. It limits public input, compresses assessment timeframes, and restricts the careful consideration required for decisions that will affect Paremoremo for decades.

For these reasons, the Upper Harbour Local Board does not support any expansion of Auckland Prison. If expansion is nevertheless considered, it must be processed through the full, publicly notified RMA process.

Yours sincerely,



Anna Atkinson
Chairperson
Upper Harbour Local Board



Sylvia Yang
Deputy Chairperson
Upper Harbour Local Board



Kyle Parker
Local Board Member
Upper Harbour Local Board



Uzra Casuri Balouch
Local Board Member
Upper Harbour Local Board



Selena Wong
Local Board Member
Upper Harbour Local Board



Rebecca Huang
Local Board Member
Upper Harbour Local Board