

Your Comment on the Rangitootuni application

Please include all the contact details listed below with your comments and indicate whether you can receive further communications from us by email to substantive@fasttrack.govt.nz.

1. Contact Details			
Please ensure that you have authority to comment on the application on behalf of those named on this form.			
Organisation name (if relevant)	New Zealand Transport Agency Waka Kotahi (NZTA)		
First name	Nicola		
Last name	Foran		
Postal address			
Home phone / Mobile phone		Work phone	
Email (a valid email address enables us to communicate efficiently with you)			

2. We will email you draft conditions of consent for your comment			
☒	I can receive emails and my email address is correct	☐	I cannot receive emails and my postal address is correct

Please provide your comments below, include additional pages as needed.

NZTA thanks the Panel for their invitation to comment on the substantive application for the Rangitootuni development in Riverhead, Auckland.

NZTA is neutral in regard to the proposed development. The proposed location of the 210-lot subdivision and 296-unit retirement village is setback approximately 2km from State Highway 16 (SH16) and accessed by local roads which are under the jurisdiction of Auckland Transport (AT).

The development is expected to influence traffic volumes at several intersections along SH16, which is the main arterial road, connecting the area to Auckland. In the lodged Integrated Transport Assessment (ITA), it is anticipated that most of the traffic generated from the proposed development will use the Coatesville – Riverhead Highway/SH16, and Old North Road/SH16/Taupaki Road intersections.

The ITA also anticipates that the majority of trips that will be generated will be by private vehicles with no dedicated walking and cycling facilities to SH16. There are currently no public transport services connecting to the proposed development.

NZTA has plans to upgrade the Coatesville – Riverhead Highway/SH16 intersection as part of Stage 2 of the Brigham Creek to Waimauku safety improvements. These improvements include a two-lane roundabout with walking and cycling facilities around the perimeter including a shared path on the southern site of SH16 between Brigham Creek and Kumeū. The project also involves the four laning of the highway from Brigham Creek Rd roundabout to Taupaki Rd roundabout. Additional funding for the project has been approved from the NZTA board, but the timeframe for the construction of this project is not yet confirmed.

NZTA has discussed transport matters in relation to the proposed development with Auckland Transport (AT). AT raised concerns about Stage 2 of the Brigham Creek to Waimauku improvements.

After receiving NZTA's response, AT provided NZTA a copy of their specialist response to Auckland Council. In their specialist response, AT highlighted the potential impact of the proposed development on traffic volumes at the SH16/Coatesville - Riverhead Highway and SH16. AT recommended a condition be included in the consent that 'no dwellings shall be occupied until the Stage 2 of Brigham Creek to Waimauku improvements are completed and operational'.

To manage the traffic impacts from the proposed development on State Highway 16, NZTA requests that a condition be included which prevents the implementation of the consent until the SH16 upgrade, referred to above is complete. NZTA can provide input to condition wording when the panel circulates draft conditions for comment.

In summary, NZTA's position on the substantive application is **neutral**, subject to the condition that NZTA has requested (as mentioned above) is imposed and seeks the Panel to include the condition mentioned above in their decision, if granted.

Thank you for your comments