Proposed Auckland Surf Park Community Stage 2

Affected Party Comments

1.0 Details - Respondent

Brian Sutton - Trustee .

2.0 [redacted]

3.0 Mobile [redacted]

4.0 email [redacted]

5.0 Contact confirmation – Yes I can receive emails at the above .

6.0 Comments Re Surf Park Stage 2

Our Family Trust has owned the above property at Dairy Flat providing residence for our family for the last 13 years and I personally have been born and bred on the North Shore. I am a long time resident of the greater catchment and have been a part of the growth of the wider North Shore for the last 50+ years. What has been clearly evident of the last 10 years is that , while population growth has continued at a fairly regular annual rate, parts of our community needs that are driven by that growth, have failed to keep up.

As part of the Dairy Flat community , what has been clearly evident over at least the last decade is the lack of employment growth to match population growth, in close proximity to those growth areas. Dairy Flat is one of those areas. While we have seen significant increase in population , there has been an almost complete lack of business and employment growth opportunities locally. This has then led to significant traffic planning and congestion issues.

What has been lacking is the lack of adequate forward planning to ensure that where population growth occurs, that there is also contemporaneous growth to provide those local business and employment opportunities, to support the population growth, locally based. We MUST move away from “vehicle centric” planning and provide far more business and employment opportunities where people live.

This is proposal is such an opportunity, for a fully encompassed community development proposal that will provide a significant number of both employment , living and leisure environments, that don’t have to be dictated by motor vehicles i.e a walkable community environment.

This proposed development reflects those aspirations for a fresh approach to community development with supporting infrastructure , for future sustainability. In my view , it would benefit if it had even more scope for live/ work type solutions, as I firmly believe this is the way of the future.

The opportunity for the wider catchment is to move towards a more active, integrated lifestyle outcome and associated economic benefit. The developers of this scheme should be applauded for their vision and courage to make such a bold and well researched investment.

Clearly , throughout Auckland, investment in infrastructure has been historically a major impediment, and in this proposal, high levels of self sustainability, in respect to fundamental service provision has been well planned and catered for in its planning . This will result in a high degree of low environmental impact and self servicing , based upon the extensive engineering reports etc supporting the project.

The adjacency to the northern motorway network also provides for a low impact traffic planning solution. The proximity to the northern busway and State Highway 1 Motorway, minimises vehicle impacts, particularly when employment opportunities will be generated from within the areas overall development plan over the next decade.

The environmental planning appears to have been well researched and responded to with sensitive planning solutions including incorporation of environmental corridors etc and has very strong local, community support, as a result of extensive public engagement for the overall project .

Any development of scale will create varying degrees of disruption to a community. In this project, major earthworks have been completed to date, possibly being the potentially most significant “potentially disruptive part of the project. I live adjacent to the stage 1 works and have been surprised at the low impact that they have had on our lifestyle. It could have been a lot worse I expect, and this reflects upon the “integrity” of the developers and their contractors. Well done, so far.

We would anticipate similar levels of controls etc for the Stage 2 of the project to be applied to this application.

On this basis and as Trustee, we confirm our full support for this application.

Regards



B Sutton

Trustee