



The Point Mission Bay

From Lucy Baragwanath [REDACTED]
Date Thu 19/03/2026 20:10
To Substantive <substantive@fasttrack.govt.nz>

Kia ora Fast Track team

I am writing to express my concerns at the proposed development by Ngāti Whātua Orakei Whai Rawa Ltd and Generus Living Group Ltd to develop an 8 storey series of buildings from Kupe to Aotea Streets, including Te Arawa and Rukutai.

I am concerned for three reasons:

1. Public access to Bastion Point
2. Parking and traffic in narrow streets with extremely restricted access to public transport
3. Shading from a proposed 8 storey building.

I live at [REDACTED]. At present it is a cul de sac with a right of way at the end of the road that leads onto Bastion Point. This is a very well-used public walkway and many people take advantage of it. The proposed development would close the walkway and deprive the public of access.

Rukutai St is narrow and there is already extensive on-street parking because of all the infill housing. Putting a gigantic development at the end of the road would vastly increase the traffic problem. The proposed development is far removed from public transport, contravening the principle of intensified living close to transport nodes. This means that the residents would be reliant on cars, and there is just no space in these narrow streets.

Eight storeys is enormous. The site is already elevated, meaning that many of the neighbouring houses to the south would be shaded by the proposal.

I therefore oppose the development. I suggest that the developer reconsider, instead creating a series of buildings of no more than 4 storeys, allowing provision for public walkways to enable access from Kupe, Te Arawa, Rukutai and Aotea Streets. This would address all of my concerns.

Thank you for your consideration.

Yours sincerely

Dr Lucy Baragwanath
[REDACTED]