

From: info@waipadc.govt.nz
To: [Policy Shared](#)
Subject: External Sender: Waipā District Plan - Plan Change Submission Form 5 - Laurence Arthur Lacey
Date: Monday, 20 April 2026 5:07:41 pm

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Full name of submitter Laurence Arthur Lacey

Contact name (if different from above)

Email address

Address for service

Contact phone number

This is a submission on the following proposed plan change to the Waipā District Plan

Private Plan Change 37 - Rider Park Structure Plan

Could you gain an advantage in trade competition through this submission? I could not

Are you directly affected by an effect of the subject matter that - (a) adversely affects the environment; and (b) does not relate to trade competition or the effects of trade competition? I am not

Do you wish to be heard (attend and speak at the Council hearing) in support of your submission? I do not

If others make a similar submission, will you consider presenting a joint case with them at the hearing? Yes

Do you support the proposed change(s)? I oppose

The specific provisions of the plan change my submission relates to are (give details):

A major housing development is proposed near existing homes in this area. If approved, nearby residents could face years of construction noise, heavy traffic, dust, disruption, and permanent change to the character of Cambridge.

My submission is

The proposal is premature and Cambridge infrastructure is not ready for development at this scale. The scale and density are out of keeping with the established feel and character of Cambridge. Traffic effects will be significant and existing roads are already under pressure. The traffic management system recently enlarged the existing roundabout at Cook Street/Shakespeare Street which has caused major congestion in peak time traffic. The result of which has caused various 'rat runs' one of which is from Kingsley Street through Chaucer Street. There is a local Kindergarten in Kingsley Street. The speed limit is 50 km/hr but currently vehicles are ignoring the limit. Kingsley Street and Chaucer Street would be two of the main access roads connecting to Wordsworth Street. Residents should not be expected to absorb years of avoidable noise, dust, and disruption.

I seek the following decision/s from Council

That Council do not proceed with the implementation of Private Plan Change 37 - Rider Park Structure Plan based on the concerns of myself and many other residents in Leamington as detailed above. I believe that the Leamington infrastructure - roading, schooling, supermarkets, and medical centres, are all at capacity and could not absorb the inhabitants of 1250 new dwellings

Attachments