

From: info@waipadc.govt.nz
To: [Policy Shared](#)
Subject: External Sender: Waipā District Plan - Plan Change Submission Form 5 - Wendy warmerdam
Date: Thursday, 16 April 2026 6:21:24 pm

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Full name of submitter Wendy warmerdam

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

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

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):

Traffic, safety, environmental, infrastructure

My submission is

Certainly! Here's the revised version with your name and address included:

****Subject: Objection to Rezoning of 45 Hectares to Medium Density Residential Zone in Waipa District****

Dear Waipa District Council,

I am writing to express my serious concerns regarding the proposal to rezone 45 hectares of land into a

medium density residential zone. While I understand the need for housing development, I believe this proposal overlooks critical issues that will significantly impact our community's safety, environment, and overall quality of life.

My name is Wendy Warmerdam, and my husband Chris and I live at 101 Wordsworth Street, Cambridge.

****Traffic and Road Safety:****

The current traffic situation on Wordsworth Street is already problematic, with no give way or stop signs and frequent speeding. Crossing Shakespeare Street at most times of the day is challenging and dangerous, especially for pedestrians and cyclists. With an estimated 2.8 cars per household, the increased density will exacerbate these issues, making it even more difficult to navigate our streets safely. Moreover, I am particularly concerned about the increased traffic along Browning Street, especially with more cars and cyclists sharing the road. My grandchildren attend Leamington Primary, and I worry about their safety as traffic increases.

****Transport Infrastructure:****

The existing traffic infrastructure is under strain, and the introduction of additional residents will only worsen congestion. A third bridge or alternative traffic solutions are essential to ensure safe and efficient travel, particularly for families commuting to school and work.

****Water Management and Environmental Concerns:****

Our area experiences water alert levels during summer, and an increase in housing will likely put more pressure on local water resources and drainage systems. We need to consider whether our infrastructure can cope with the additional demand.

****Impact on Community Facilities:****

The expansion of local facilities and amenities must be carefully planned to support a growing population. Without proper infrastructure and resource allocation, there could be a decline in the quality and accessibility of community services.

****Education and School Capacity:****

I work at Cambridge High School, and I have observed a significant increase in student numbers each year. Teachers have expressed concerns about whether the school will be able to keep up with the growing demand. The expansion of housing without adequate planning for educational facilities could strain existing resources and impact the quality of education.

****Future Development and Urban Planning:****

It was my understanding that Cambridge was expected to expand toward Hamilton, not towards the lake. I am concerned about urban sprawl extending to the lake area, which could have environmental and aesthetic impacts, as well as reduce the green space that is vital for our community's well-being.

****Conclusion:****

While development is inevitable, it must be balanced with careful planning to ensure safety, environmental sustainability, and community needs are prioritized. I strongly oppose the rezoning of this land without comprehensive assessments and infrastructure plans that address these critical issues.

Thank you for considering my concerns. I urge the council to reconsider this proposal and engage with the community to find sustainable solutions.

Sincerely,
Wendy and Chris Warmerdam
101 Wordsworth Street, Cambridge

I seek the following decision/s from Council

I oppose the whole subdivision as my submission outlines

Attachments