

From: info@waipadc.govt.nz
To: [Policy Shared](#)
Subject: External Sender: Waipā District Plan - Plan Change Submission Form 5 - Faye Baldwin & Josh Manuel
Date: Saturday, 18 April 2026 9:30:51 am

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Full name of submitter Faye Baldwin & Josh Manuel

Contact name (if different from above) Faye Baldwin

Email address [REDACTED]

Address for service [REDACTED]

Contact phone number [REDACTED]

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

Rider Park

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):

Local Traffic, neighborhood amenity, Character of Cambridge

My submission is

To whom it may concern,

I am writing to strongly oppose the proposed Private Plan Change 37 – Rider Park Structure Plan.

This is not just a development on paper — it directly affects our daily lives, our homes, and the community we have chosen to be part of.

Traffic in Cambridge is already a real and ongoing frustration for many of us. At peak times, it can be extremely difficult just to get across town. Without a third bridge or major roading improvements, I cannot see how our town can possibly cope with the scale of this proposed development. The thought of adding significantly more vehicles to already congested roads is overwhelming. It will impact how we get to work, how our children get to school, and overall safety in our community.

What is most upsetting is the continued erosion of the character of our neighbourhood. Many of us moved here because of the feel of Cambridge — the space, the sense of community, and the style of

homes. We have already seen changes in recent years that have started to shift that character, and this proposal feels like another step too far. It no longer feels like thoughtful growth — it feels like our town is being pushed beyond what it can reasonably handle.

There is also the very real concern of what residents will have to live through during construction. Years of noise, dust, heavy vehicles, and disruption is not a small thing. It affects our wellbeing, our ability to enjoy our homes, and the sense of peace we currently have.

This proposal feels premature and unfair to existing residents. Infrastructure should come first — not after. Expecting the community to absorb the impacts now, with promises of future solutions, does not feel right.

We are not against growth, but it needs to be done responsibly, with proper planning and respect for the people who already live here.

Please see attached imagery where we have been directly effected by subdivision.

I ask that you seriously reconsider this plan change and put the needs of the current community first.

Yours sincerely,

Faye & Josh

I seek the following decision/s from Council

Traffic Management Plan

Increased green zones

Native planting

Consideration of on & off ramps both ways Leamington.

Attachments

Please upload any file attachments here



