

From: info@waipadc.govt.nz
To: [Policy Shared](#)
Subject: External Sender: Waipā District Plan - Plan Change Submission Form 5 - Judith Boeren
Date: Saturday, 18 April 2026 1:19:13 pm

CYBER SECURITY WARNING: This email is from an external source - be careful of attachments and links. Please follow the Cybersecurity Policy and report suspicious emails to Servicedesk

Full name of submitter Judith Boeren

Contact name (if different from above) Judith Boeren

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):

The housing development proposed for Rider Park

My submission is

I oppose the development of this new subdivision until both the council and the developers have fully considered the broader infrastructure impacts that such growth would have on a small town like Cambridge.

Cambridge is already under significant pressure from population growth, as shown by increasing traffic congestion and limited parking in the town centre. Essential services—including schools, medical practices, and childcare facilities—already have long waitlists, which will only worsen with further residential expansion.

If this housing development is to proceed, developers must be willing to invest in and contribute meaningfully to local infrastructure, in partnership with the council.

The following improvements should be considered:

A new northbound State Highway 1 on-ramp from Leamington

An additional bridge across the Waikato River

Increased parking capacity in the town centre

Enhancements to local services, including expansion of the library

Planning for large-scale retailers such as Farmers and Pak'nSave

I seek the following decision/s from Council

To halt progress on the proposed residential development until necessary infrastructure improvements are in place to support Cambridge's growing population.

Attachments