flow
TRANSPORTATION SPECIALISTS

15 December 2021

Anthony Blomfield
Bentley and Co

Via email: ablomfield@bentley.co.nz

Dear Anthony

MASON CLINIC PROPOSED PRIVATE PLAN CHANGE: CLAUSE 23 REQUESTS

Further to our recent email discussion, we understand that Auckland Council has requested that we address the appropriateness of the existing road network to provide for access to the Plan Change site (Site). We address the matter as follows.

In the event that the internal north-south road, adjacent to the Site is not upgraded (as this is outside of the Waitematā District Health Board's control), the layout of development enabled under the Proposed Plan Change and the vehicle access arrangements to the Site will be adjusted to suit the transport environment.

In the northern part of the Site, where the adjacent north-south road is one-way in the southbound direction, this may include a one-way in and one-way out arrangement to service a parking building located within the Northern Site. This will allow for one-way movements from the north into the Site, and one-way movements out of the Site southwards, as per the existing road direction of the north-south road.

The vehicle access arrangements to the Site from the internal road network will be designed at the appropriate design and consenting stages, in conjunction with any upgrades to the internal road network (or not). The Proposed Plan Change introduces new matters of control (which are reflected in the matters of discretion for new buildings) relating to the design and suitability of vehicle access to the Site. We consider that these provisions are sufficient to capture any transport and access effects, relative to the transport environment that exists at the time an application is made.

Yours sincerely

Bronwyn Coomer-Smit
DIRECTOR

Reference: P:\wdhb\099 Mason Clinic Plan Change Transport Assessment\Clause 23 matters\L1A211215.docx
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