

Nodes

Nodes are major growth areas critical to accommodating a high concentration of residential and employment development. Each node is based around a significant centre and serves a large catchment. They encompass surrounding employment and high-density residential areas.

Over time, nodes will offer a broad range of business and employment activity, civic services, efficient transport links and residential options. Auckland's urban nodes are the City Centre, Manukau, Westgate, and Albany. Together with the rural nodes of Warkworth and Pukekohe, they form the multi-nodal model Auckland is moving toward.

A description of each node can be found in the What will Auckland look like in the future? section of the Development Strategy.

Highlights in the nodes, for the 2019/2020 reporting year, are:

- a total of 1,420 dwellings consented in the urban nodes which is a 5 per cent increase from the previous reporting year. This is 9 per cent of dwellings consent in the existing urban area
- the City Centre had the most dwellings consented
- collectively, apartments and townhouses etc. made up 85 per cent of all dwellings consented in urban nodes.
- a total of 381 dwellings consented in the rural nodes, which is a 46 per cent increase from the previous reporting year.

Urban nodes breakdown

A total of 1,420 dwellings were consented in Auckland's urban nodes in 2020/2021, these were highest in the City Centre node and the Westgate node which together accounted for over half of all the dwellings consented across the urban nodes.

Dwellings consented, by urban node, by reporting year (1 July - 30 June)

Urban Node	Number of dwellings consented, 2019/2020	Number of dwellings consented, 2020/2021	Change
City Centre	855	606	↓
Albany	29	227	↑
Westgate	250	418	↑
Manukau	214	169	↓
Total	1,348	1,420	↑

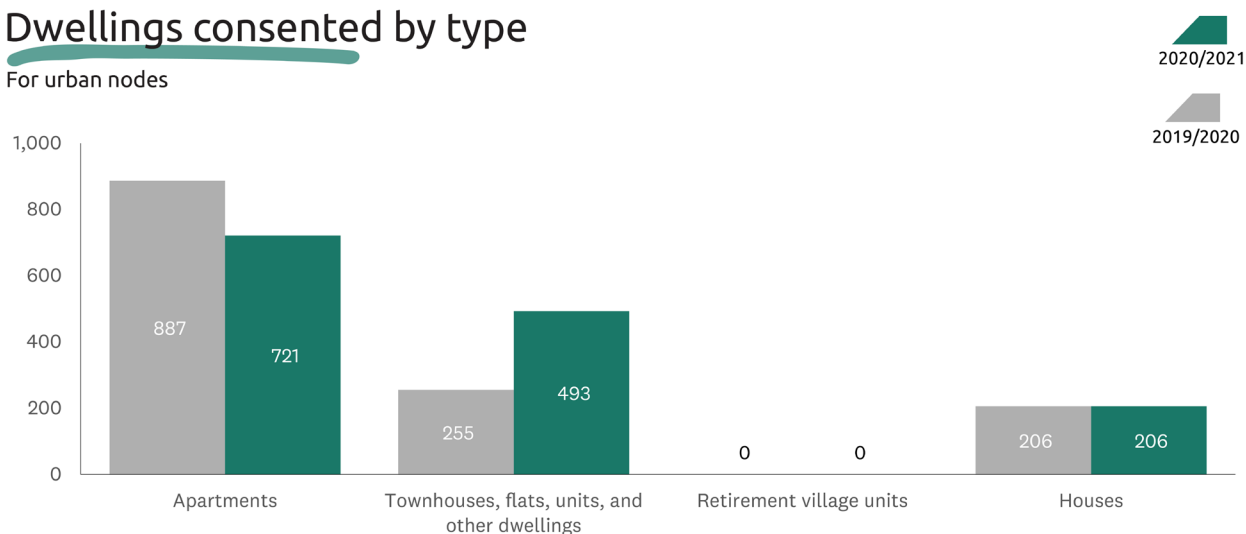
Dwelling typology

Collectively, more intensive housing such as apartments and townhouses etc. made up 85 per cent of dwellings consented in urban nodes compared with 15 per cent for houses. This indicates that consented development in these locations is typically denser, which is consistent with the quality compact approach outlined in the Development Strategy.

Dwellings consented by type, urban nodes, by reporting year (1 July - 30 June)

Dwellings consented by type

For urban nodes



Rural nodes breakdown

A total of 381 dwellings were consented in Auckland's rural nodes in 2020/2021. While the majority of dwellings consented in rural nodes were for houses (73 per cent), there were also some more intensive housing typologies such as townhouses etc. consented.

Dwellings consented, by rural node, by reporting year (1 July - 30 June)

Rural nodes	Number of dwellings consented, 2019/2020	Number of dwellings consented, 2020/2021	Change
Pukekohe	191	275	↑
Warkworth	70	106	↑
Total	261	381	↑