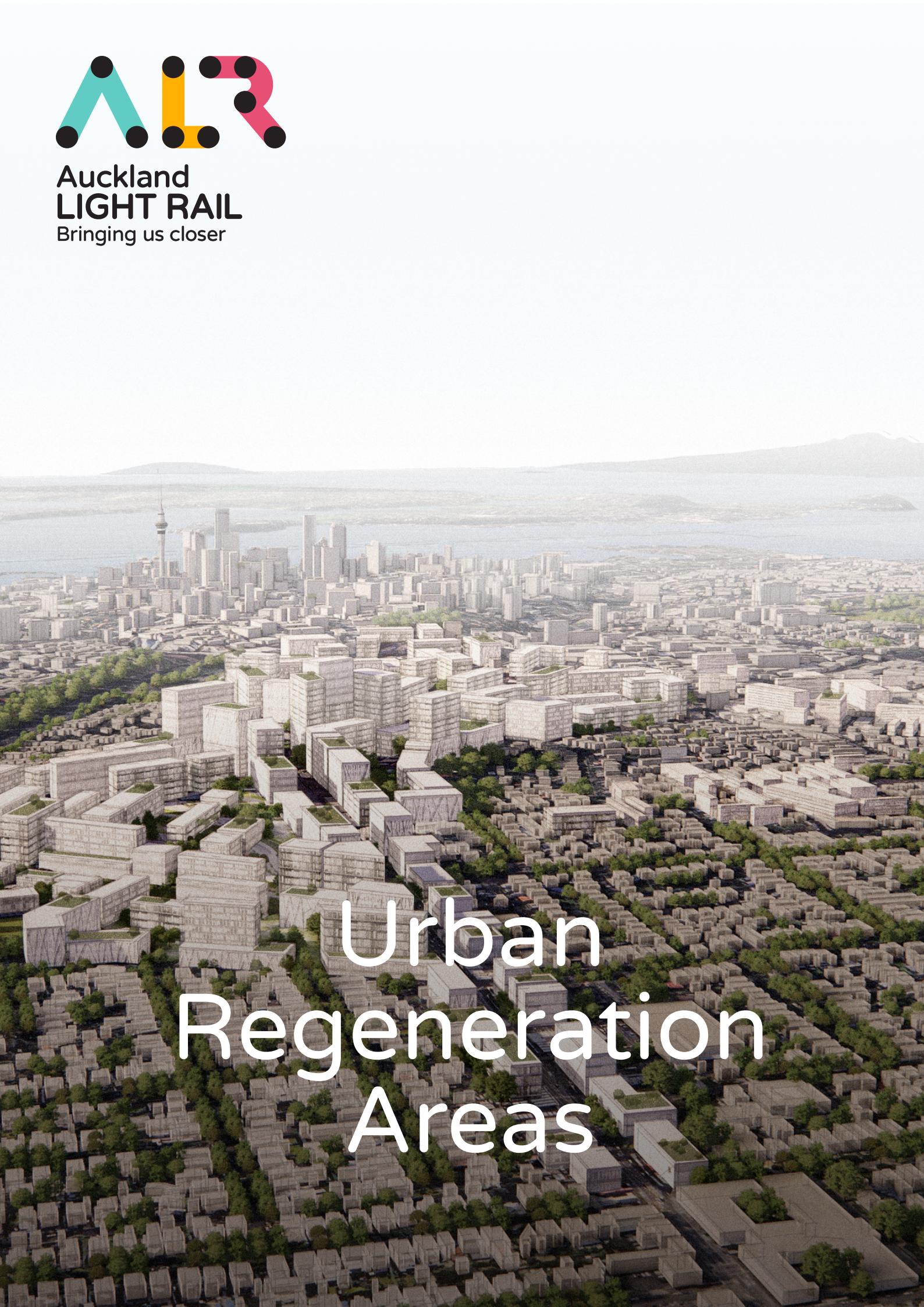




Auckland
LIGHT RAIL
Bringing us closer



Urban
Regeneration
Areas

Urban Regeneration Areas

New North Road, Balmoral Mile, Te Awa, Onehunga, Māngere

Purpose

This document summarises the 'work in progress' understanding of the urban opportunity and future aspiration for five areas of urban regeneration in the Auckland Light Rail (ALR) corridor. The five urban regeneration areas are:

- New North Road
- Balmoral Mile
- Te Awa
- Onehunga
- Mangere

With the introduction of light rail as a catalyst for change, these regeneration areas represent the potential for evolution of an existing urban area's identity over time, based on existing centres, and physical, social, and cultural elements. In some instances, a new area of identity will be created, such as New North Road, Balmoral Mile and Te Awa, while respecting and enhancing the experience and wellbeing of existing communities.

As the future aspiration for the City Centre is well articulated through the City Centre Masterplan, it is not considered in this document.

Context

This document has been developed with consideration of the broader existing strategic context as well as through engagement with project partners including Auckland Council, Auckland Transport, Eke Panuku, Kāinga Ora and Waka Kotahi. This included analysis of:

- the existing and future role and function of centres across Auckland and in the corridor
- anticipated growth in population and employment
- emerging business and employment sectors

Timeframe

Now

Planning and design for investment in ALR and early urban interventions. This requires a sustained level of effort across the whole timeframe.



Near

Catalysed by ALR, urban regeneration opportunities begin to be realised.

2051

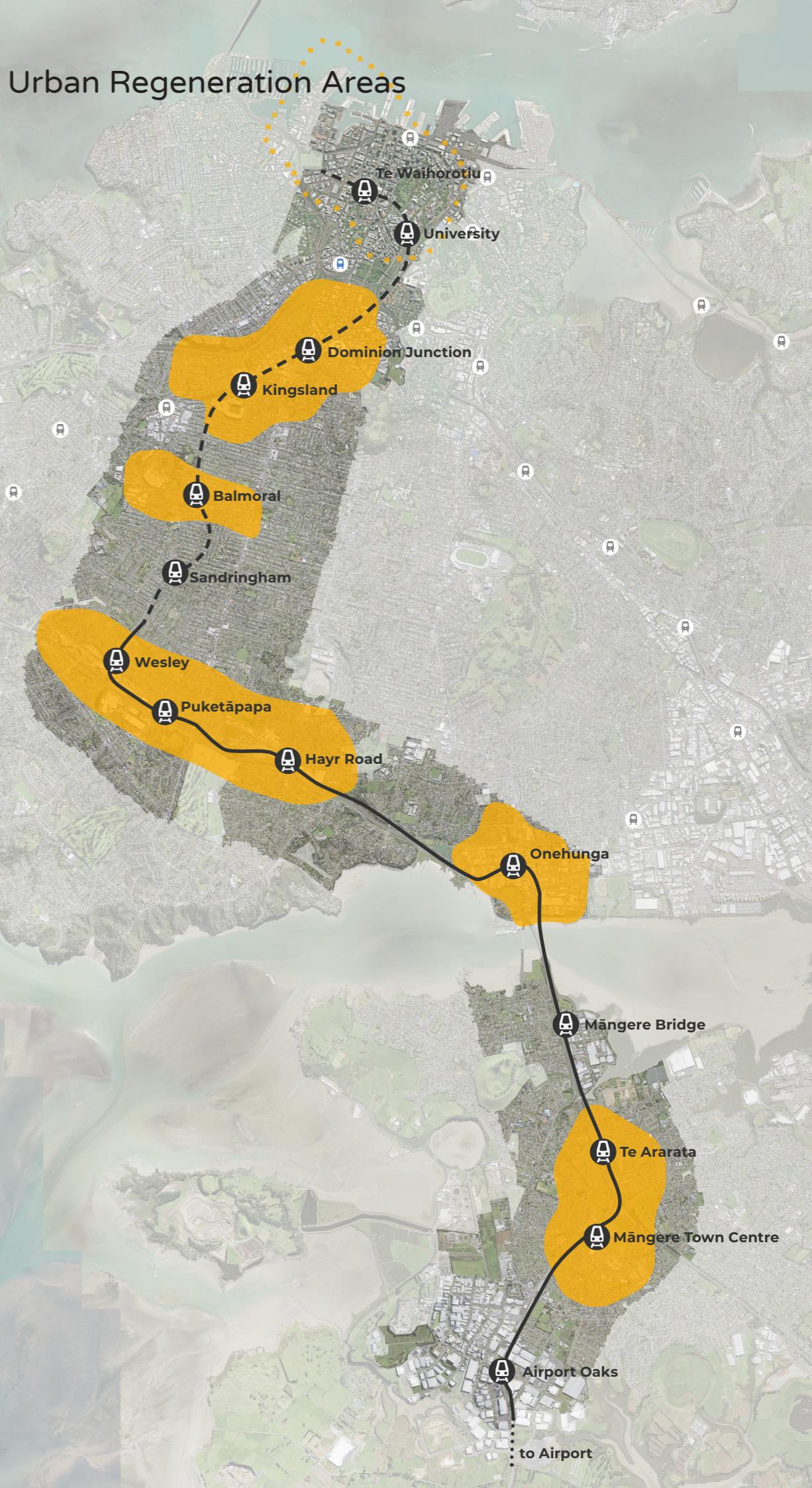
Realisation of this document's vision and aspirations.

Future

Ongoing evolution and growth of centres across the corridor and Auckland wide.

Km
0 0.5

ALR Alignment
ALR Station
Urban Regeneration Area



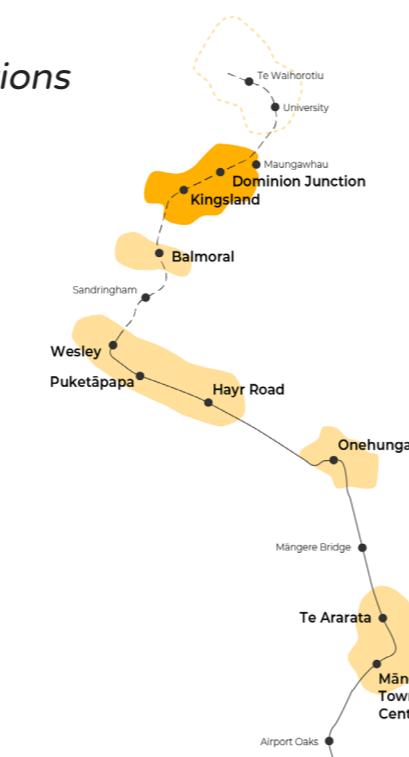
New North Road

Dominion Junction, Kingsland and Maungawhau Stations

A new world class urban centre capitalising on an unprecedented level of public transport investment across Dominion Junction, Kingsland and Maungawhau stations.

Built on strong relationships with Eke Panuku and Kāinga Ora and mana whenua, investment in ALR provides up to **10,000 homes** and **12,000 jobs** through intensified urban form.

New North Road will be a sustainable mixed-use centre that celebrates the areas heritage and showcases high quality design.



Conceptual Spatial Diagram



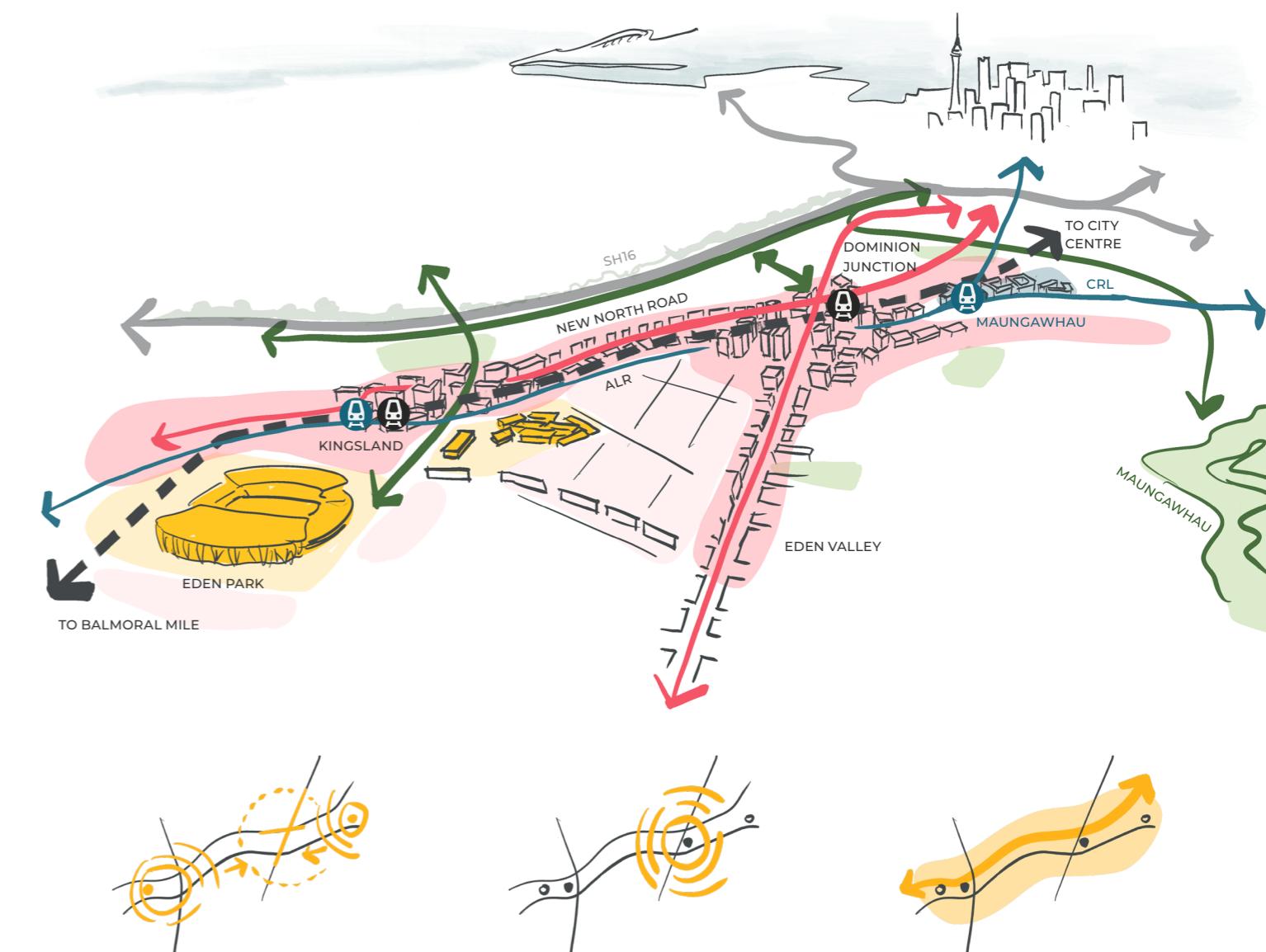
Up to
28,400
Additional Residents



Up to
10,200
Additional Homes



Up to
12,200
Additional Jobs



Key Move 1

Leverage the existing heavy rail stations by improving access along New North Road and reconfiguring the road layout at Dominion Junction.

Key Move 2

Develop a new intensive residential and economic centre at Dominion Junction that leverages the finer grained urban opportunity and activity around Dominion Road and Eden Valley.

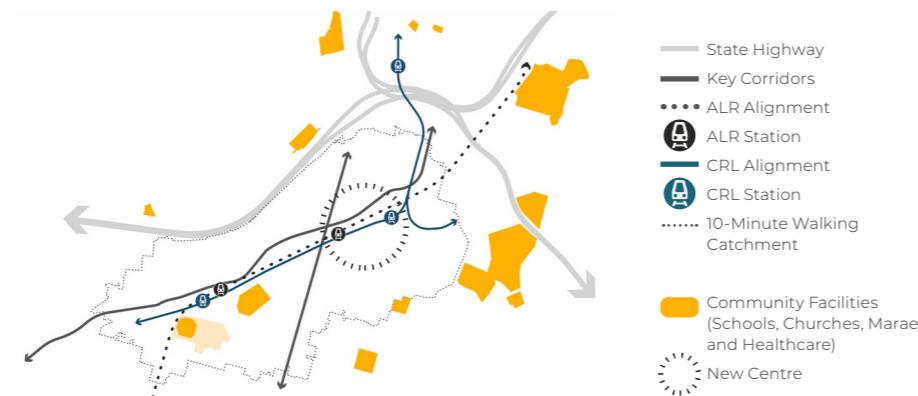
Key Move 3

Intensify the length of the New North Road with greatest density centred around stations.

Structural Plan

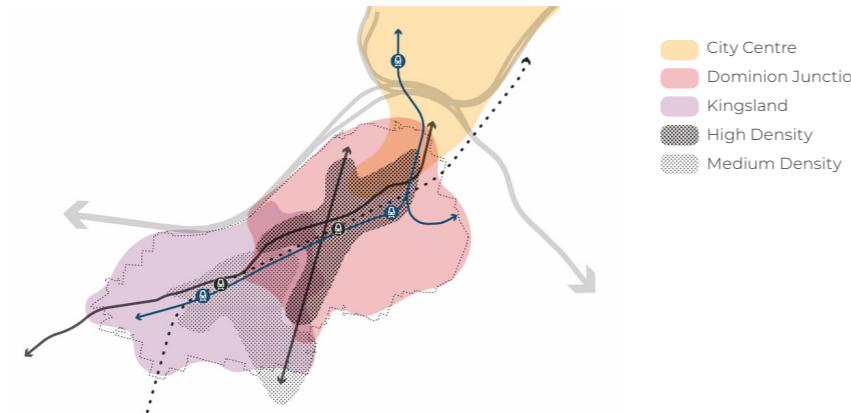
Community

Investment in the New North Road corridor reshapes and unifies existing but disparate communities, creating a **new centre and community heart**. New social infrastructure underpins a thriving residential and employment community across New North Road. Schools and community facilities are complemented by places for workers and visitors to relax and spend time in, creating a **strong local identity and character in an emerging area**.



Built Form and Economics

Growth and urban regeneration brings **new built typologies and intensification** to the isthmus. The creation of a new urban centre celebrates the area's history and identity while leveraging the investment in ALR to **attract emerging sectors and new ways of higher-density urban living**. Highest density regeneration is centred around the Dominion Junction area and stations, celebrating and reflecting the areas history, natural environment and geology, accounting for visual connections to and between Tupuna Maunga.



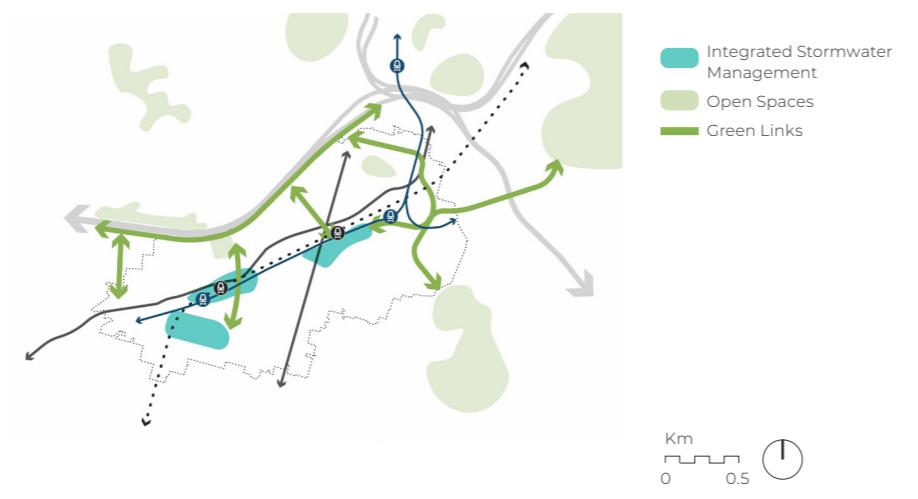
Local Movement and Place

Investment into the activation of people-focused streets and public spaces **reshapes how people move** through New North Road. High amenity connections to new public spaces act as multi-functional green corridors, providing access to the integrated public transport network. The **removal of the flyover and re-instatement of an at-grade intersection** is supplemented by investment in walking and cycling infrastructure encouraging mode-shift and improving safety.



Environment and Sustainability

New typologies of green space celebrate and enhance the area's natural environment while **supporting high density urban living**. A multi-functional and multi-use green network provides places for the community while enhancing the environment through **whole of system restoration and regeneration**.



Urban Systems

Open Space, Social + Environment

New North Road stitches together the existing distinct communities to create a new rich and diverse place with its own identity and character. Community facilities and open space networks support increased urban density. New typologies of green space and public realm celebrate the area's history while creating a new social and cultural heart for the community.

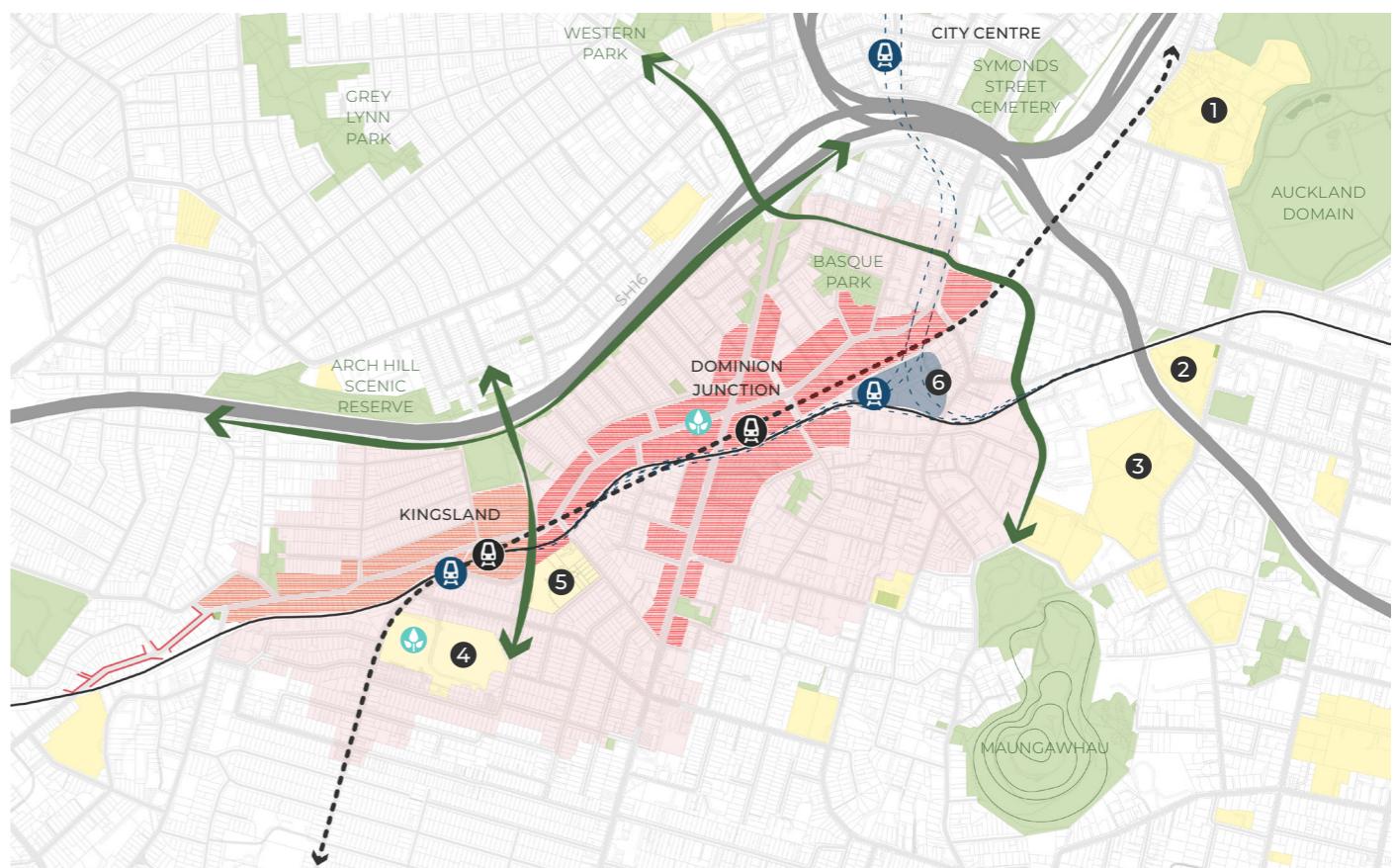
Movement

Enhanced multi-modal connectivity drives the urban outcomes in New North Road. Heavy rail and feeder buses expand the area's connections across Auckland, attracting residents and businesses to the area. High quality walking and cycling amenity supports the movement of people to, from, within and through the area, underpinning an integrated urban regeneration spine.

Activity

New North Road is the most significant urban development opportunity in the ALR corridor. Investment in ALR, and the adjacent CRL station precinct, catalyses nationally significant investment opportunities in New North Road, driving demand for emerging industries, fostering innovation and creativity.

Spatial Plan



ALR Alignment (Underground)

1 Auckland City Hospital

ALR Station

2 St Peter's College

Heavy Rail Alignment

3 Auckland Grammar School

Heavy Rail Station

4 Eden Park

Maungawhau CRL Developments

5 Kowhai Intermediate School

10 Minute Walking Catchment

6 Maungawhau CRL Station Precinct and Developments

Intensified Mixed-Use

Integrated Stormwater Systems and Urban Greening

Green Corridors

Blue Corridors

Key Movement Corridors

Motorway

Community

Open Spaces

New North Road



1 New North Road

Regeneration along the New North Road corridor creates a higher density, more granular urban form. Development creates new ways of living, working and relaxing supported by new high quality public realm and new typologies of urban greening.

Streetscape
Washington, USA



2 Dominion Junction

Removal of the flyover over and development of the ALR station catalyses regeneration of Dominion Junction. Intensification of residential and employment opportunities around Dominion Junction is supplemented by local amenities and community facilities.

Illustration of Dominion Junction
Auckland, NEW ZEALAND



3 Maungawhau

Maungawhau CRL station celebrates Matāoho and the basalt and water which has shaped the area over time. Protection of views to Maungawhau results in lower density and building heights near the station and maunga.

CRL Maungawhau Station
Auckland, NEW ZEALAND



4 Kingsland

The Kingsland Station reflects and celebrates the history and character of the area and connects to the existing heavy rail station. Together the stations provide access to Eden Park, a key local attractor and destination.

Mathallen,
Oslo, NORWAY



Balmoral Mile

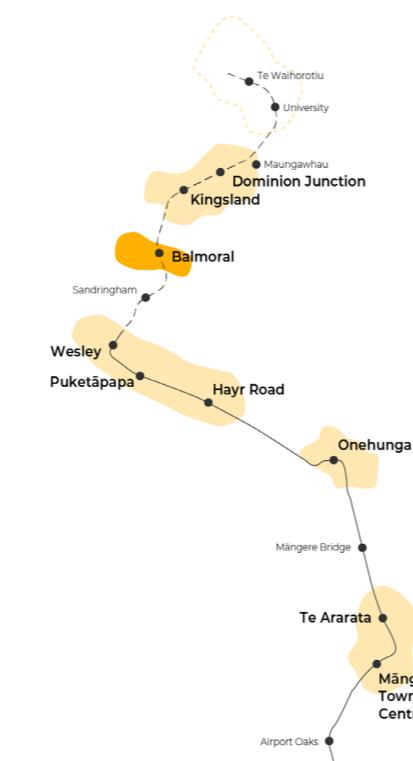
Balmoral Station

A thriving east-west boulevard supported by places to live, work and play.

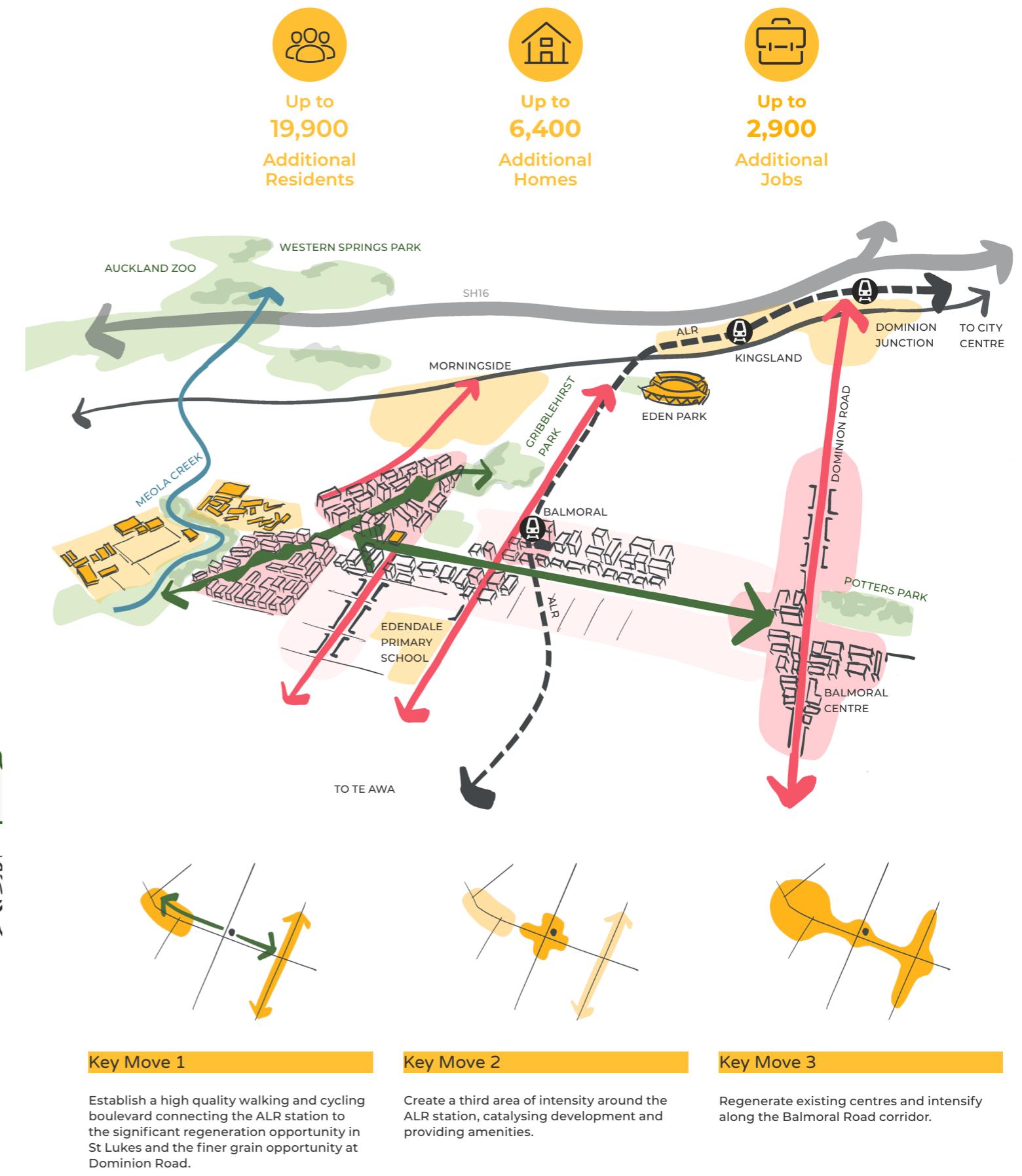
With a station at its heart, Balmoral Mile draws together the opportunity to intensify the unique, finer grain offering of Balmoral Centre, and the significant regeneration opportunity at St Lukes.

A place for people, Balmoral Road forms the spine of a green network of walking and cycling connections.

Along Balmoral Mile



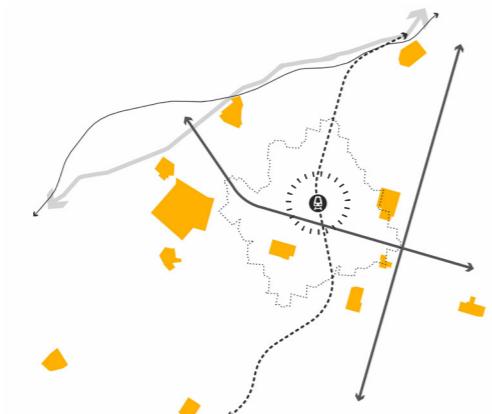
Conceptual Spatial Diagram



Structural Plan

Community

A **new civic hub**, Balmoral Mile brings together existing and growing communities to the east and west. The location of the station, at the heart of the community, **re-establishes Balmoral Road as one of Auckland's key connectors**. Cultural landscapes are protected and celebrated, contributing to identity, sense of place and connection with the area's history and environment.



- State Highway
- Key Corridors
- ALR Alignment
- ALR Station
- Heavy Rail Alignment
- Heavy Rail Station
- 10-Minute Walking Catchment
- Community Facilities (Schools, Churches, Marae and Healthcare)
- New Centre

Built Form and Economics

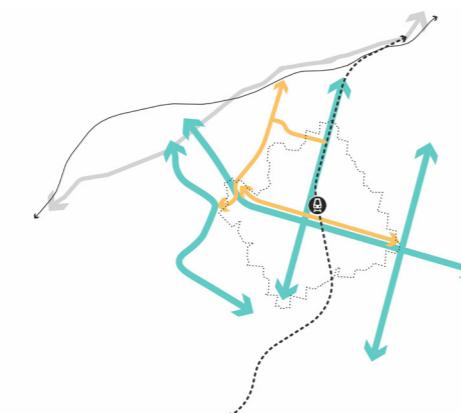
Employment and residential **intensification is focused around the existing centres**, with the station acting as a catalyst for wider regeneration. The opportunity at Balmoral Centre with its established character and activity is distinct from the significant urban regeneration opportunity to the west. Regeneration along the boulevard **draws together the economic energy of each centre** along a high amenity, human scale development spine.



- Residential
- Commercial
- Industrial
- High Density
- Medium Density

Local Movement and Place

Balmoral Road is the primary cross-isthmus movement corridor, supporting the **safe and efficient movement** of people and goods. The established network of public open space is enhanced by new active mode connections which provide **shade and shelter and supplement the urban ngahere**. The east-west boulevard is supplemented by a **high quality network of walking and cycling links**, building on the existing regular street network.



- Areas of Activity
- Proposed Active Mobility
- Pedestrian Predominant
- Existing Cycleway

Environment and Sustainability

The **history, landscape and geology** which has shaped Balmoral Mile is celebrated and protected. Blue-green infrastructure is integrated into an **expanded and connected network of public open space**. Restoration of the health and function of the Meola Creek catchment **enhances the mauri of waterways** and supports increased indigenous biodiversity.



- Integrated Stormwater Management
- Open Spaces
- Green Links

Km
0 0.5

Urban Systems

Open Space, Social + Environment

Balmoral Mile brings together established communities and centres of activity. The cultural landscapes and geology which have shaped the evolution of the area over time are celebrated and integrated into a fine grained network of open space. Restoring and regenerating ecological and environment systems enhances the mauri of the area, and provide spaces for the community to thrive.

Movement

Multi-modal east-west connections define Balmoral Mile as a new boulevard for Auckland. Reconnecting and re-establishing the cross-isthmus movement of people underpins urban regeneration and activation. High amenity streets and public realm radiate from the station, improving access and connectivity through the area.

Activity

Balmoral Mile is shaped by two distinct urban opportunities, drawn together and catalysed by the ALR station. Significant urban regeneration to the west drives residential, retail and commercial intensification. To the east the activation and diversity of uses along Dominion Road grows, attracting people and businesses from across Auckland.

Spatial Plan



- ALR Alignment (Underground)
- ALR Station
- 10 Minute Walking Catchment
- Intensified Mixed-Use
- Green Corridors
- Blue Corridors
- Key Movement Corridors
- Motorway
- Community
- Open Spaces
- Integrated Stormwater Systems and Urban Greening

Km
0 0.5

Balmoral Mile



1 Balmoral ALR Station

The new station precinct draws together the distinct activity and character of St Lukes and Balmoral Centre. The station acts as a gateway to the east and west, celebrating the history and culture of the area through activated public realm, indigenous biodiversity and mahi toi.

Slachthuisite Masterplan
Brussels, BELGIUM



2 Balmoral Mile

The boulevard connecting the Balmoral Centre to St Lukes is a green and vibrant place, with high quality public realm and urban ngahere. The movement of people is prioritised, with safe and accessible active and public transport connections between the centres and station precinct.

Franklin Boulevard
Sacramento, USA



3 St Lukes

Investment in the St Lukes urban regeneration opportunity creates a more granular urban form with new employment, commercial and retail opportunities. Walkability and accessibility through and to / from the area are improved, creating a high quality and vibrant urban environment.

Ed. Square
Sydney, AUSTRALIA



4 Balmoral Centre

The diversity and activity of the Balmoral Centre is intensified, growing as a key destination in the corridor. The human-scale urban form and walkable neighbourhood creates an inviting and attractive place for residents and visitors to shop, dine and socialise.

Laneways
Melbourne, AUSTRALIA



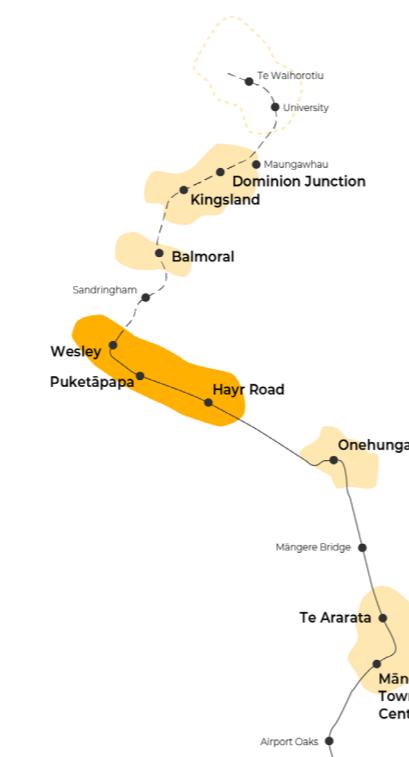
Te Awa

Wesley, Puketāpapa, Hayr Road Stations

Te Awa is an area of regeneration with the historic path of water and a climate resilient future at its heart, celebrating Te Auaunga and its tributaries which have shaped the land over time.

This highly connected interchange attracts people and skills from across Auckland to intensified employment activities.

An integrated approach between ALR and Kāinga Ora, in partnership with mana whenua delivers a thriving and diverse community, with access to housing and employment opportunities.



Under the viaduct in Wesley



Conceptual Spatial Diagram



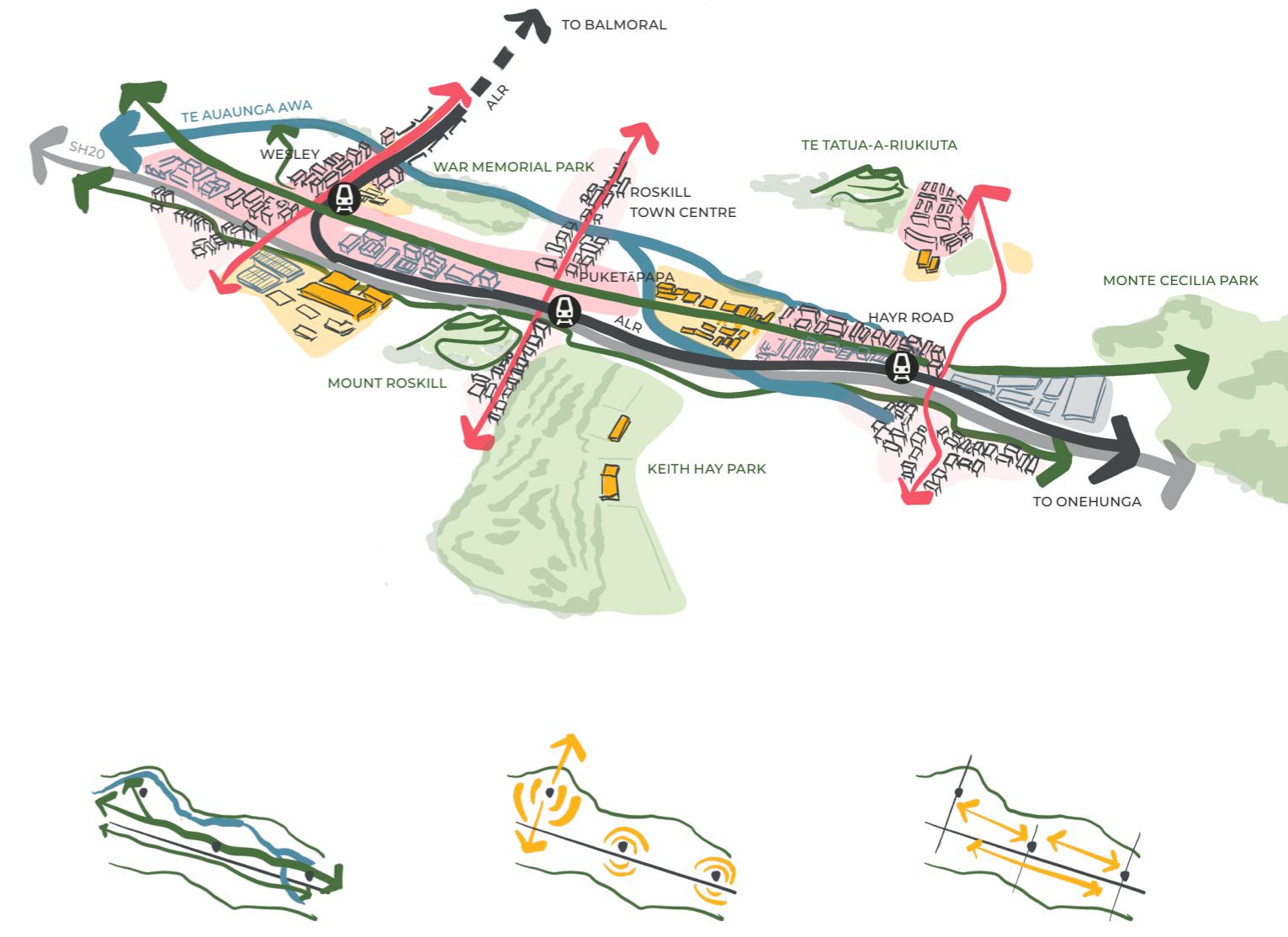
Up to
29,900
Additional Residents



Up to
8,400
Additional Homes



Up to
3,700
Additional Jobs



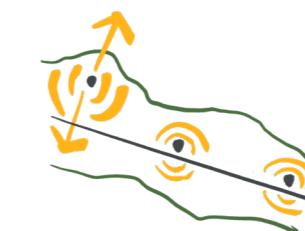
Key Move 1

Structure urban form around the awa, between the ridgeline and valley, referencing the historic watercourse.



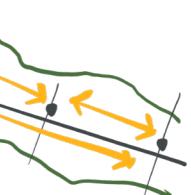
Key Move 2

Develop unique and complementary urban form and character for each of the three ALR stations, which reaches over the motorway and draws communities together.



Key Move 3

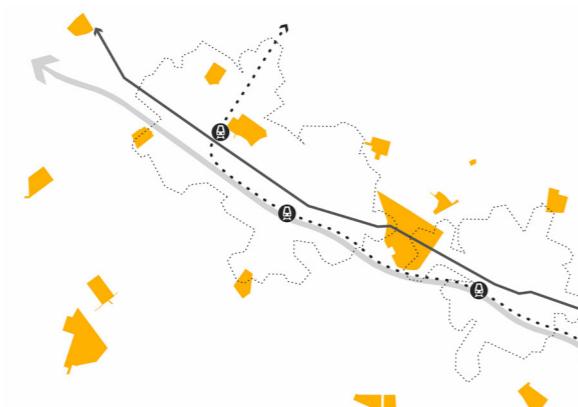
Create a corridor of more granular 'new industrial' uses along the motorway, supported by residential intensification and new typologies of built form.



Structural Plan

Community

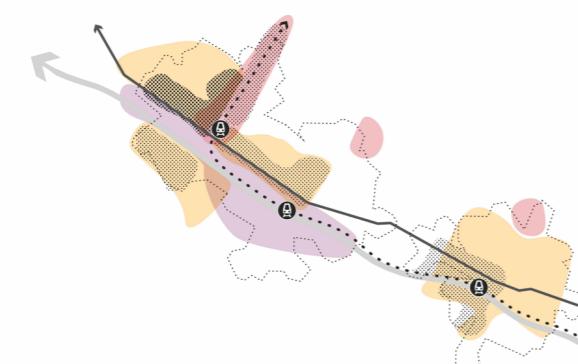
Te Awa grows as a **place for all people**, celebrating its diverse and youthful community. **Social and cultural connections to the maunga and awa are re-established and strengthened**. While well connected to the broader city the community is supported locally by the amenities and services needed to thrive including schools, community facilities and healthcare.



- State Highway
- Key Corridors
- ALR Alignment
- ALR Station
- Heavy Rail Alignment
- Heavy Rail Station
- 10-Minute Walking Catchment
- Community Facilities (Schools, Churches, Marae and Healthcare)

Built Form and Economics

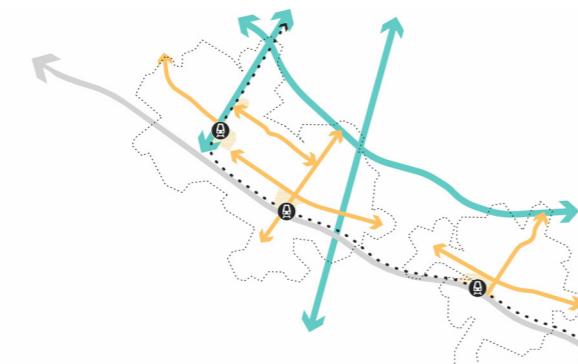
The urban form across Te Awa **responds to the passage of water** that has shaped the landscape over time. Density is focused around stations and existing urban centres while accounting for visual connections to and between Tupuna Maunga. **Climate resilient and diverse residential development** to the west provides housing choice and supports new ways of living. Intensification of economic opportunities is centred around Stoddard Road, serving the growing local population.



- Residential
- Commercial
- Industrial
- High Density
- Medium Density

Local Movement and Place

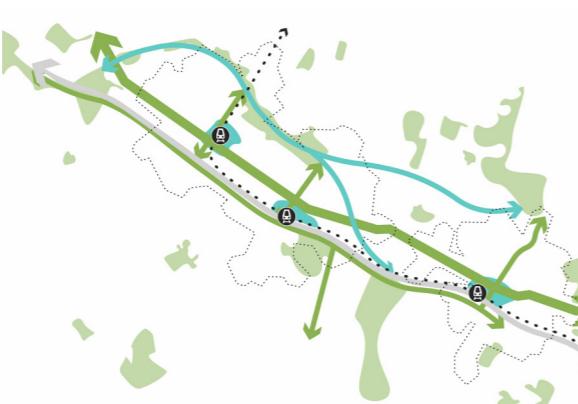
As a **key interchange**, public and active transport links to the wider city are **prioritised**, improving access to opportunities and drawing people to the area. Local severance is addressed through **improved north-south and east-west walking and cycling connections**. High quality public realm strengthens the role and function of public space around stations, shaping nodes with their own **distinct character and identity**.



- Areas of Activity
- Proposed Active Mobility
- Pedestrian Predominant
- Existing Cycleway

Environment and Sustainability

Responding to the **movement of water** defines investment in infrastructure across Te Awa. A network of blue-green links, connecting public open space, creates a **climate resilient and ecologically rich environment**. The mauri of waterways and urban ngahere are enhanced through whole of system restoration and regeneration.



- Integrated Stormwater Management
- Open Spaces
- Green Links

Km
0 0.5

Urban Systems

Open Space, Social + Environment

Te Awa celebrates and reflects the environmental and cultural character of the area. Urban intensification is supported by an integrated water network, driving enhanced ecological, social and economic outcomes. The mauri of urban ngahere and waterways is enhanced, creating a resilient and thriving environment and community. Connections between awa and maunga are strengthened, celebrating the landscape and cultural context.

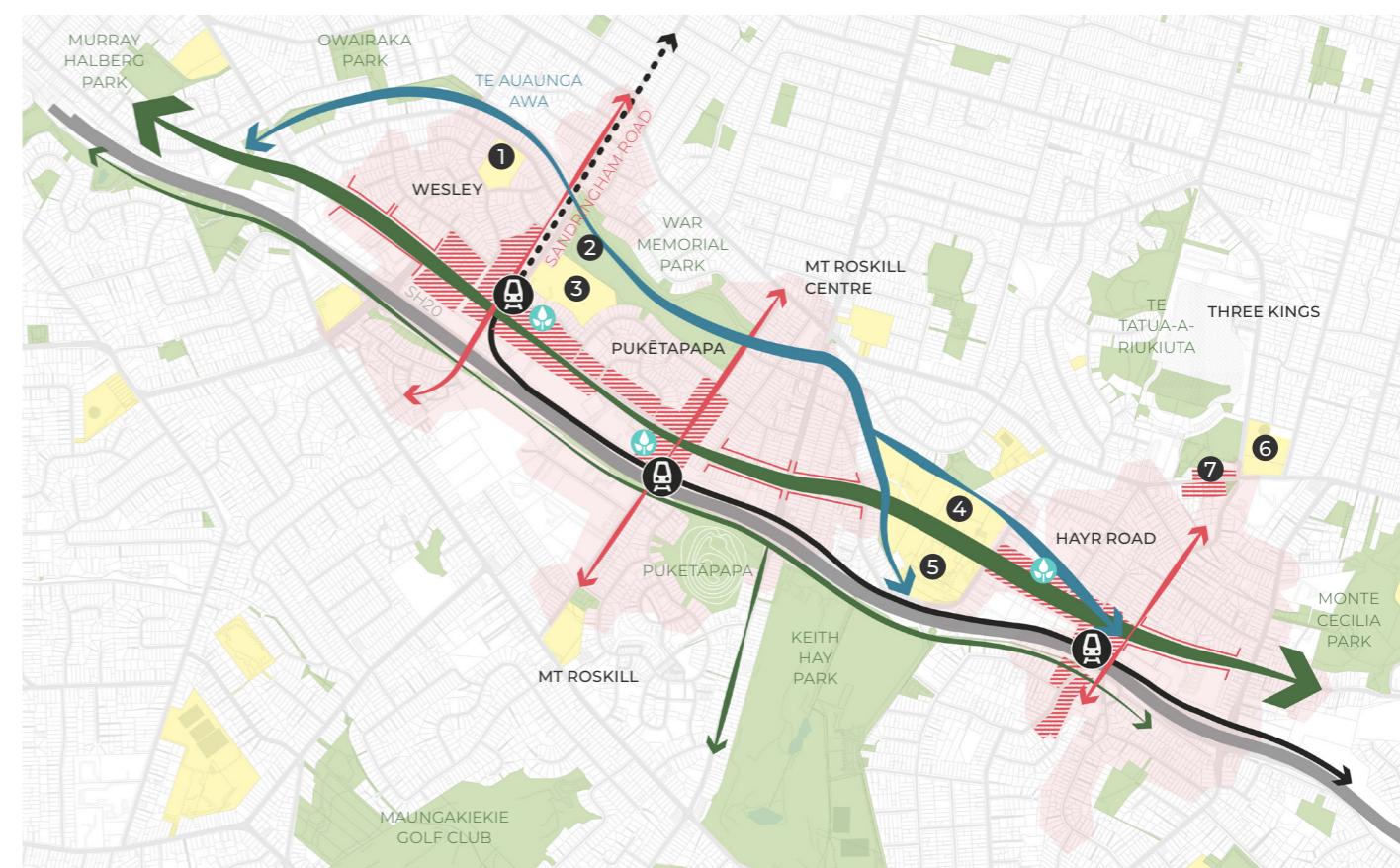
Movement

Walking, cycling and public transport interchanges are prioritised throughout Te Awa, connecting people to the places they want to go. High quality movement links to and around station precincts provide safe and equitable access for all. Severance across the motorway is addressed, improving connections to communities and opportunities to the south.

Activity

High quality, accessible and diverse homes to the west create a home for a growing and youthful community. Climate and flood resilient planning shapes the location, scale and type of density throughout the area. Growing employment opportunities and improved accessibility to the east, around Hayr Road, attract workers, markets and clients from across the city.

Spatial Plan



- ALR Alignment (Underground)
- ALR Alignment (Aboveground)
- ALR Station
- 10 Minute Walking Catchment
- Intensified Mixed-Use
- Green Corridors
- Blue Corridors
- Key Movement Corridors
- Motorway
- Community
- Open Spaces

- 1 Wesley Primary School
- 2 Wesley Community Centre
- 3 Wesley Intermediate School
- 4 Mt Roskill Primary School
- 5 Mt Roskill Grammar School
- 6 Three Kings School
- 7 Three Kings Shopping Centre

Integrated Stormwater Systems and Urban Greening

Km
0 0.1 0.5

Te Awa



1 The Stations

The three stations in Te Awa are the gateways to new ways of living and working. The design of stations and surrounding precincts celebrate the cultural and landscape character of the area. Sustainable and regenerative solutions, including integration of blue-green infrastructure into public realm support and enhance the needs of the community and environment.

Station and Community Hub
Mooroolbark, AUSTRALIA



2 Blue-Green Infrastructure

Blue-green infrastructure and regenerated natural systems strengthen connections and enhance the mauri of Te Auaunga Awa and its tributaries. Improved connections to the natural environment bring health and wellbeing benefits to the community and encourage long term care of and love for the natural world.

Hobsonville Point Playspace
Auckland, NEW ZEALAND



3 Stoddard - Carr Road

Intensification of employment opportunities along Stoddard - Carr Road attract employees and businesses from across the city. High quality, safe and resilient active transport links improve access to opportunities and support local economic growth and employment.

Wynyard Quarter
Auckland, NEW ZEALAND



4 A New Industrial Typology

New and denser industrial ways of working provide high amenity and high value employment opportunities. High quality public realm and access to local amenities attracts employees and businesses and contributes to improved environmental outcomes.

Here East
London, UK



Onehunga

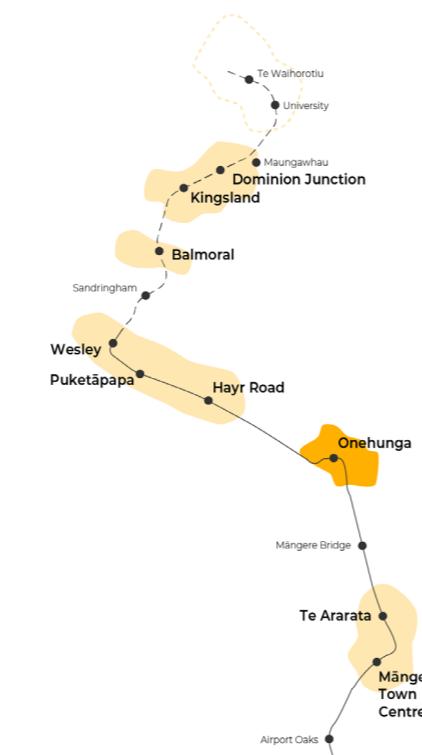
Onehunga Station

Onehunga has strong cultural significance to mana whenua, with important features such as Te Hōpua ā Rangi, Maungakiekie and Te Manukanuka o Hoturoa. Reconnection of the mauri of people to place (wai to maunga) strengthens and celebrates the cultural and historic narrative of Onehunga to mana whenua and the community.

ALR supports Eke Panuku's goals to regenerate Onehunga.

ALR is the catalyst for urban transformation with up to 5,000 new homes and 2,500 jobs, improved infrastructure and intensification of industry.

Onehunga provides a mix of activities to serve the needs of local people, with a regenerated town centre and thriving retail spine.



Along Onehunga Mall



Conceptual Spatial Diagram



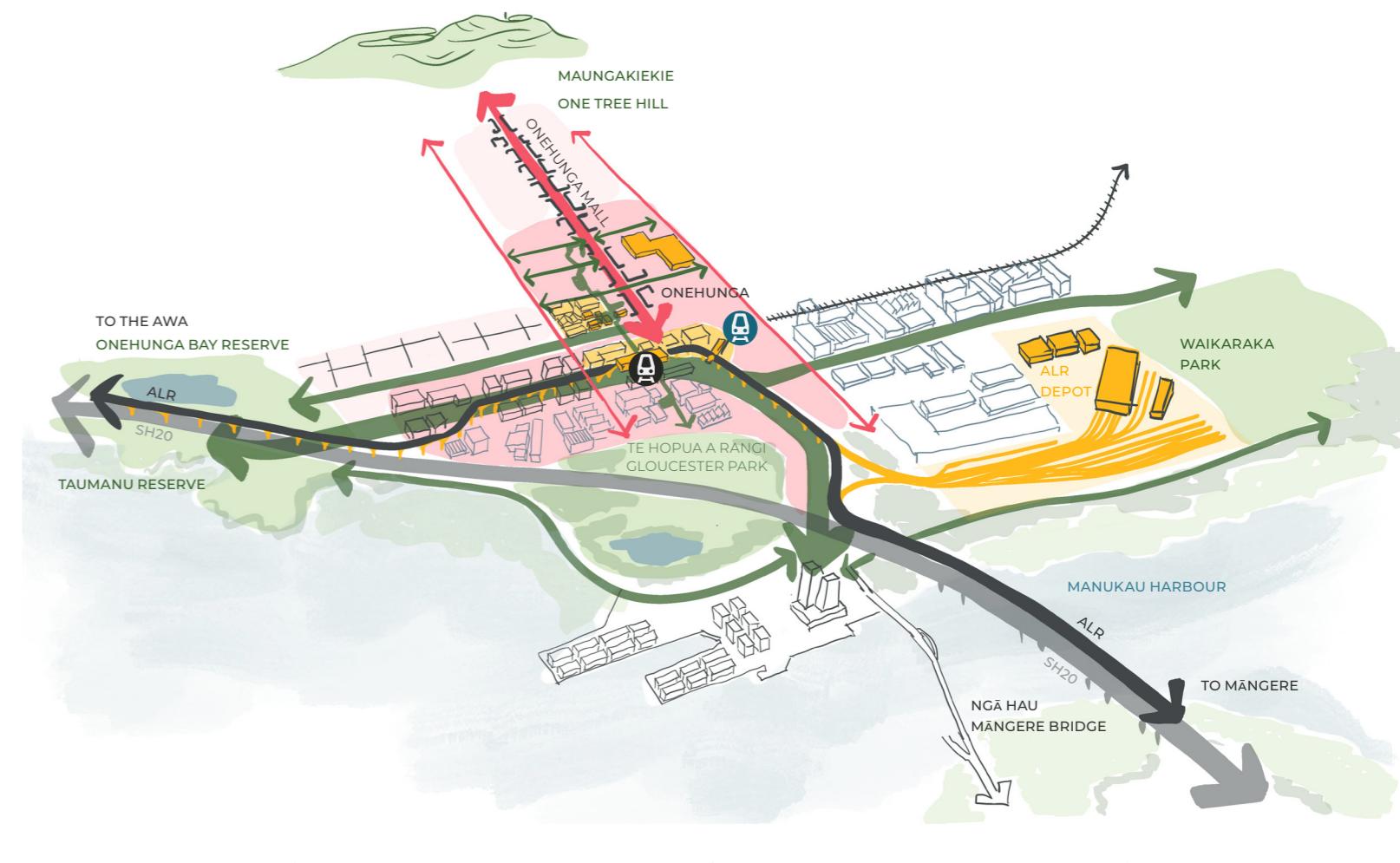
Up to
10,700
Additional Residents



Up to
5,600
Additional Homes

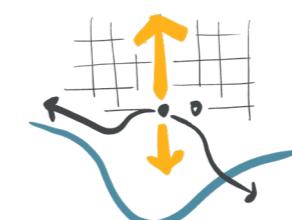


Up to
2,500
Additional Jobs



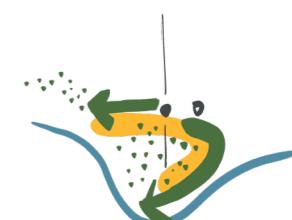
Key Move 1

Bring the ALR station to the heart of Onehunga, creating an area of intensification and interchange.



Key Move 2

Use the new ALR station to catalyse regeneration of Onehunga Mall and the town centre, intensifying a mixed-use environment.



Key Move 3

Develop a green link which incorporates residential and economic activity and enhances the connections between Maungakiekie and Te Hopua a Rangi - celebrating ki uta ki tai (from mountains to the city).

Structural Plan

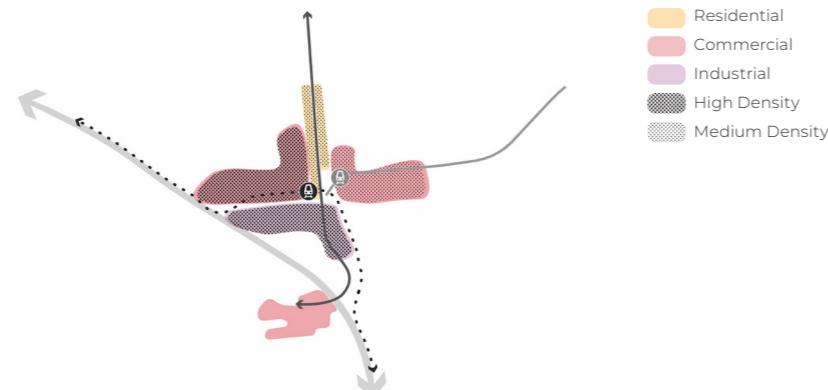
Community

The rich character of Onehunga is celebrated, showcasing its strong historic links to trade and prosperity. The identity and form of the **regenerated town centre** is supplemented by, but distinct to, the intensified industrial uses to the east. Historic cultural and physical connections to the waterfront are expressed and celebrated. The **cultural and landscape connections between maunga and moana are restablished**, linking through a vibrant community core.



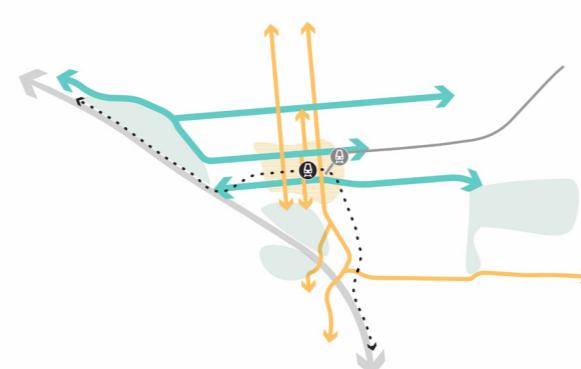
Built Form and Economics

Regeneration, catalysed by investment in ALR, builds on the town centre's existing urban form and fine grained streets. **Intensification responds to the area's heritage and evolving uses while accounting for visual connections to and between Tupuna Maunga**, with enhanced industrial activities to the east complemented by expanding residential and amenity to the west. **Emerging industries** including construction, retail, health and the eco-industry are attracted and fostered.



Local Movement and Place

People-focused green streets connect an established public realm and open space network. Strong east-west corridors connect Onehunga to opportunities across the city. Reinforcing and strengthening north-south connections improves amenity and **re-establishes connections to the water and wharf**. Ease and variety of access to the waterfront ensures the Manukau harbour is seen as a destination in its own right, strengthening community connections and sense of pride.



Environment and Sustainability

Investment in integrated and regenerative blue-green infrastructure improves water quality, enhance biodiversity and **restores the mauri of the Manukau Harbour and Māngere Inlet**. Multi-use open space will form a core component of the stormwater network, increasing community resilience. Opportunities for growing the circular economy, **leveraging existing investment and land uses**, delivers local and wider environmental benefits.



Urban Systems

Open Space, Social + Environment

Reconnecting the maunga and moana to the centre celebrates Onehunga's cultural and physical landscape. An integrated blue-green open space network connects the community to recreational opportunities and supports increasing density. Improving the quality of water entering the Manukau Harbour is prioritised through whole of system restoration.

Movement

Local movement connections leverage and build on Onehunga's connectivity to the wider city. Prioritising active modes through the regenerating town centre contributes to activation, vibrancy and economic activity. Improving access to the waterfront creates new community spaces, growing physical and cultural connections to the Manukau Harbour.

Activity

Investment in ALR catalyses and accelerates town centre regeneration, transforming Onehunga into a prosperous and inclusive centre. Growing industrial offerings to the east are complemented by expanding residential and amenity offers around the town centre. Increased activities attracts emerging industries and small businesses to the area, leveraging the connectivity provided by ALR.

Spatial Plan



Onehunga



1 Onehunga ALR Station

Onehunga ALR Station celebrates the surrounding cultural and landscape context through station and public realm design and activation. Urban ngahere and blue-green infrastructure create climate resilient places which people want to spend time in.



2 Onehunga Mall

Activated public realm celebrates Onehunga's history and cultural landscape. People are prioritised through the creation of safe streets and places to dwell, supporting increased footfall and economic vitality.

West Palm Beach
Florida, USA



3 Connection to the Waterfront

Walking and cycling connections between the centre and waterfront are strengthened, reconnecting communities with the historic foreshore. Blue-green streets provide high quality amenity and contribute to improved water quality and runoff, enhancing the mauri of Māngere Inlet.

Morden Wharf
London, UK



4 Under the Viaduct

Spaces under the viaduct are activated, creating places of social, environmental and economic value and acting as a catalyst for wider regeneration. New employment opportunities, public space, art, play and sports facilities create a vibrant and exciting place to be.

Depford Market Yard
London, UK



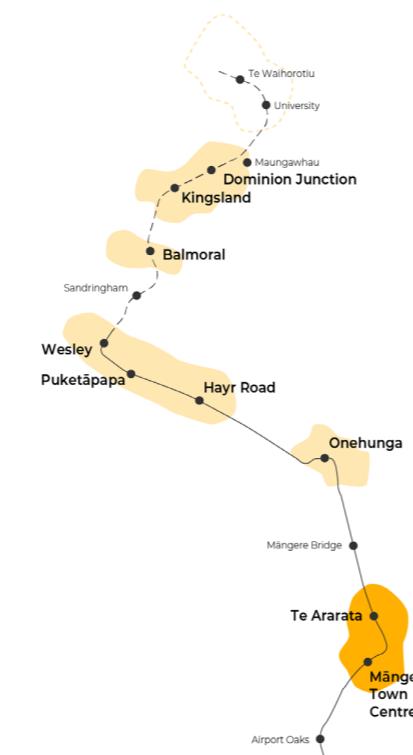
Māngere

Te Ararata, Māngere Town Centre Stations

ALR connects the people of Māngere to education and employment opportunities across Auckland.

Māngere is a prosperous neighbourhood that provides social infrastructure, housing choice and employment opportunities to support the needs of local people.

The town centre is vibrant and safe and celebrates its unique Pasifika and Māori identity.



Along the new Bader Drive Bridge



Conceptual Spatial Diagram



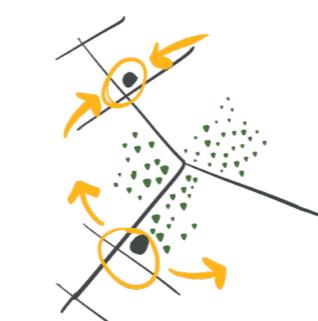
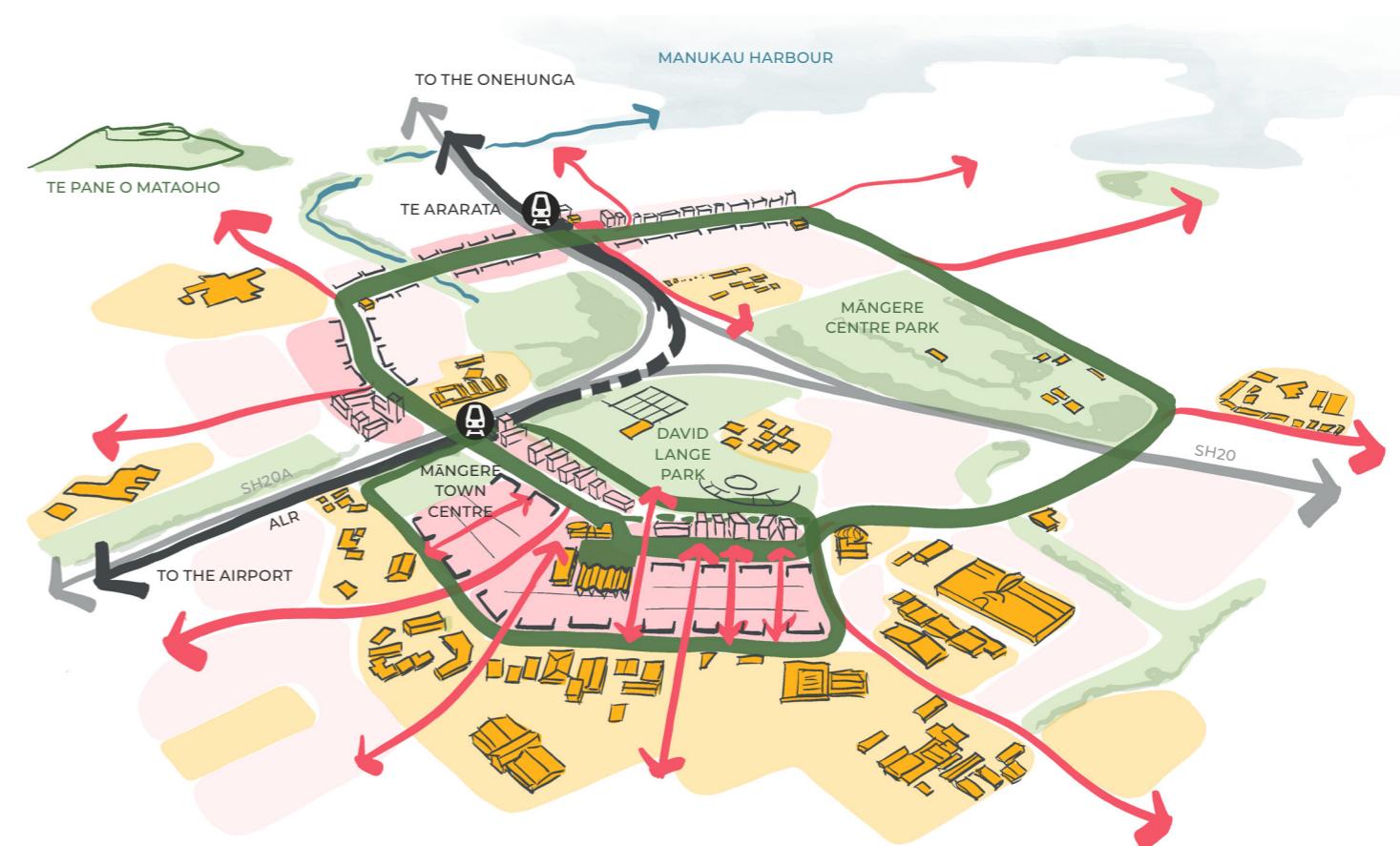
Up to
25,500
Additional
Residents



Up to
8,300
Additional
Homes

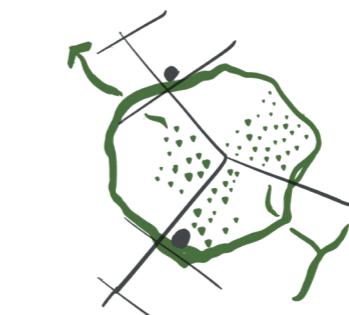


Up to
2,400
Additional
Jobs



Key Move 1

Connect ALR stations to surrounding neighbourhoods and strengthen the relationship between the town centre and ALR station.



Key Move 2

Develop an active green loop that connects the ALR stations with local centres and open spaces.



Key Move 3

Catalyse the regeneration of the town centre and create opportunities for activation and growth.

Structural Plan

Community

The diversity and character of the Māngere community is celebrated, and playful opportunities created for the growing young population. Connections to the maunga are strengthened and cultural narratives expressed through public realm and built form. Community facilities including schools, marae, kura kaupapa and religious institutions enable the local community to thrive and establish Māngere as a destination.



Built Form and Economics

Regeneration of the town centre focuses commercial and retail intensification, and catalyses wider intensification opportunities. Diversification of local activities creates a prosperous centre that supports the local population and leverages its connectivity to attract businesses and workers. Residential activities are intensified, particularly around Te Ararata station, providing healthy, safe and accessible homes.



Local Movement and Place

Safety is prioritised throughout the area, ensuring all streets and publics are safe and accessible at all times of the day and night. Bader Drive is reshaped as a multi-functional place for people, supplemented by a network of pedestrian priority streets. Local movement connections are re-established, bridging the east and west motorway severance and improving transport choice.



Environment and Sustainability

Investment in a blue-green network, including green streets, urban ngahere and integrated stormwater systems regenerates the environment. Resilience to weather events, particularly flooding, is integrated into the intensification of the area. Visual and physical connections to Māngere maunga and cultural landscapes are celebrated and strengthened. A green loop encircles the heart of the community, underpinned by high amenity green open spaces to play, relax and spend time in.



Urban Systems

Open Space, Social + Environment

Celebrating the unique identity and character of the Māngere community and landscape shapes the future open space and environmental network. Community amenities support a thriving and growing population, with access to safe, accessible and climate resilient spaces to spend time in.

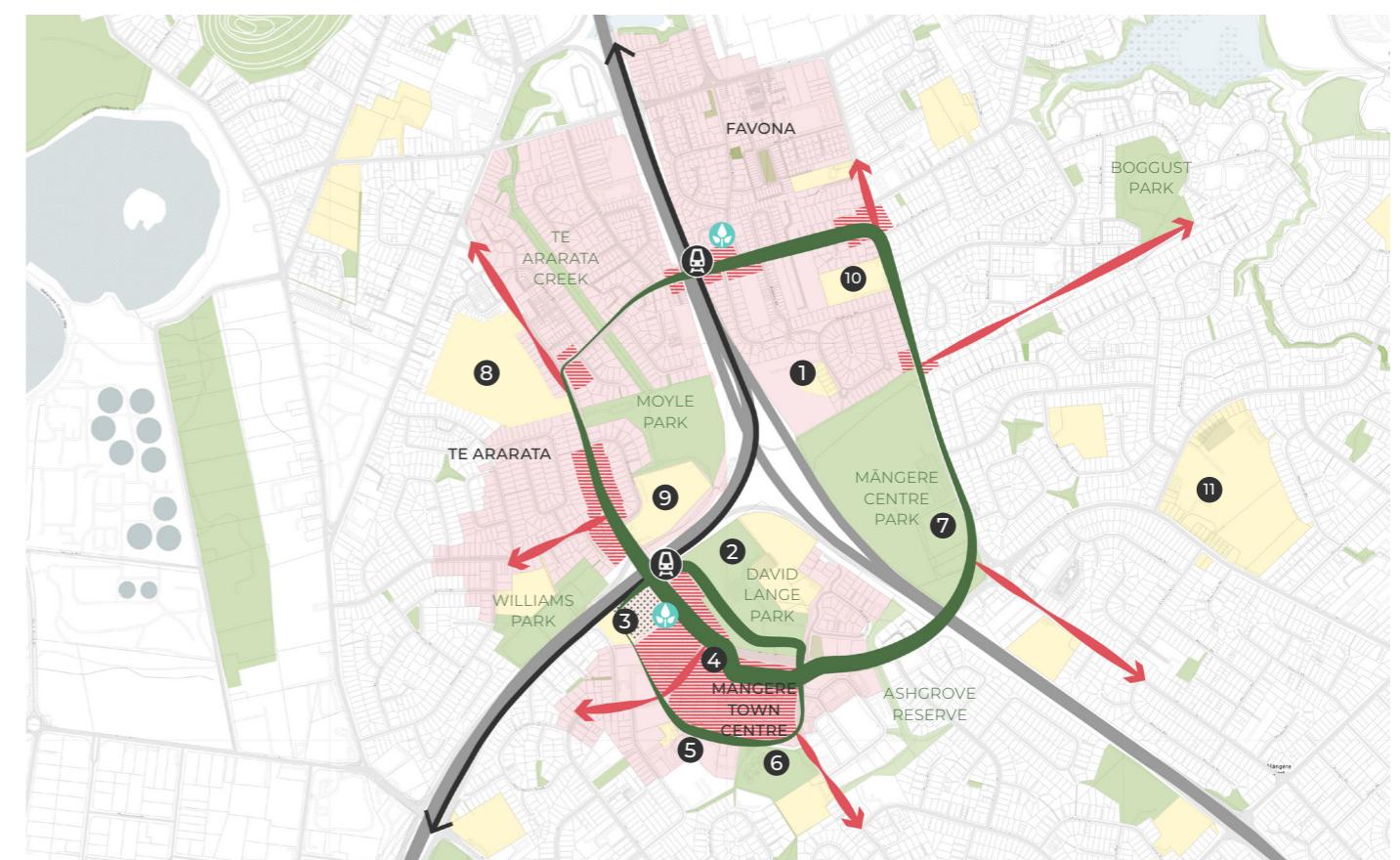
Movement

Integrating blue-green infrastructure into high amenity streets supports system wide regeneration. Urban ngahere and greening interventions create a people-focused green link, stitching the community together. The integrated public transport network leverages safe and accessible connections across the city to employment and education opportunities.

Activity

Māngere's enhanced retail core and strong sense of identity establishes the area as a destination in its own right, attracting visitors, skills and businesses. Regeneration of the town centre catalyses and is complemented by new community, residential and commercial activity, creating a prosperous and diverse centre.

Spatial Plan



Māngere



1 Māngere Town Centre and Bader Drive Bridge

A green and pedestrian friendly bridge connects Māngere Town Centre and station to Bader Drive. This safe and accessible link reconnects the residential community to the north with the town centre, overcoming the existing severance caused by SH20A.

The Paleisbrug
THE NETHERLANDS



2 Regeneration of the Town Centre

Māngere Town Centre grows into a vibrant and prosperous community hub, which celebrates the community's unique Pasifika and Māori identity. Safe and inviting public places are supplemented by urban greening and climate resilient infrastructure.

Kohiki Apartments
Auckland, NEW ZEALAND



3 Te Ararata ALR Station

Te Ararata ALR Station serves a growing residential community, improving their access to employment and education opportunities. Intensification, including Kāinga Ora development, is supplemented by high quality public realm and increased urban ngahere within the station catchment.

Ōtāhuhu Station
Auckland, NEW ZEALAND



4 The Loop

A Green Loop encircles the Town Centre area, integrating regenerative and water sensitive infrastructure with high quality pedestrian and active mode amenity. The Loop improves biodiversity, reconnects communities and makes it easy for people making local journeys to leave their cars at home.

Ruakura
Hamilton, NEW ZEALAND

