



Kia Tū Pakari ai Tātou

He Pitopito Kōrero

Combined Tangata Whenua Forum ePānui
SmartGrowth update – October 2025



Tumu Te Heuheu

E Rangi e Tumu
Tapu nui, tapu nui,
tupu nui ariki,
ariki nui nō Hawaiki,
kua utaina au ki te kākahu taratara o Aituā,
E Rangi, e Tumu Te Heuheu e,
te tapu o Tūwharetoa o tuawhakarere,
Haere atu rā, e moe, e okioki.

E ngā mana e ngā reo e ngā rangatira mai
Ngā Kuri a Whārei ki Ōtamarākau o te
Combined Tangata Whenua Forum tēnā koutou!

Darlene Dinsdale elected to the Waka Kai Uru Māori Ward

Congratulations to Darlene Dinsdale on her election to the Waka Kai Uru Māori Ward of the WBOPDC. Her long-standing service across the sub-region includes leadership roles in the Te Puke Spatial Plan Subcommittee, the Waiāri Kaitiaki Advisory Group, Te Ihu o te Waka o Te Arawa Forum, and as a tāngata whenua representative on the SmartGrowth Leadership Group. Her election reflects the growing strength of mana whenua leadership and the community's shared commitment to kaitiakitanga and partnership in shaping the sub-region's future.

E te Pītau Whakareia o Te Arawa ngā mihi nui ki a koe!



Matemoana McDonald re-elected to the Māuao Māori Ward

Congratulations to Matemoana McDonald on being re-elected as the Mauao Māori Ward councillor for Bay of Plenty Regional Council. With over 30 years in local government – spanning strategic planning, community development, cultural policy and Māori land development – she brings a lot of experience to the role. Her leadership shows the strength of mana whenua voice in regional governance, and the continued importance of enduring partnerships between iwi, hapū and Bay of Plenty Regional Council.

E te Toroa Whakakopa e ātiu atu rā nō runga o Mauao, e mihi ana ki a koe!



City and Regional Deal

Chris Joblin (Lead Negotiator), Rangimarie Ririnui (CTWF Negotiator), and Tim Allan (Priority One) presented an update to the CTWF, joined by Todd Muller and Kathryn Scholes from Priority One. The presentation outlined progress since October 2023, with a strong central government focus on unlocking infrastructure investment – particularly roading – to enable 40,000 new homes across the subregion.

Three key transport corridors were discussed:

1. Western and Northern,
2. Central and Eastern, and
3. Port of Tauranga connections,

each tied to unlocking infrastructure and housing opportunities.

The proposed investment framework seeks collective agreement to advance an AIP and secure \$7.4 billion over the next 15–30 years through new and existing funding tools.



Opportunities for Māori extend beyond housing and papakāinga to include wider involvement in social infrastructure, community services, and progressive procurement for Māori businesses. CTWF will support upcoming iwi hui with Chris and Rangimarie to explore these opportunities collectively.

The Forum has invited the negotiators to return on 10 December to provide an update on Regional Deal progress and next steps.

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The shortlisted deals have been allocated across three coordinated portfolios of programmes. Each is staged in terms of first unlocking infrastructure then housing.

Two of the portfolios (one and two) include roads of national significance (RoNS). While portfolio three does not contain a RoNS, it covers the Port, which is one of New Zealand's most significant infrastructure assets.

City Regional Deals – An overview

Portfolio One: Develop the Western & Northern Corridors

The Western and Northern corridors improve regional connectivity through SH29(West) and SH2(North) and Tauranga City. It delivers significant benefits across transport, freight and logistic, and greenfield land development across both industrial and residential.

The Programmes within this Portfolio:

- Tauriko Network Connections (SH23, 36)
- Takitimu North Link 2 (SH2)
- Katikati Urban Development
- Greenfield Land Development

Portfolio Three: Support Port Infrastructure & Decarbonisation of Freight

Improving Port Infrastructure to meet growth in volume is critical to New Zealand. This needs to be coupled with the adoption of new technology to decarbonise the freight and supply chain that anchors this success.

The Programmes within this Portfolio:

- Connecting Mount Maunganui
- Horticultural Workforce Development
- Freight & Supply Chain decarbonisation

Portfolio Two: Plan & Enable the Central & Eastern Corridor

The Central and Eastern corridors provide for significant growth in our region through increased density, greenfield industrial and residential land development. This will provide better distribution of living and employment and leverages the investment in transport corridors into the east from Tauranga city.

The Programmes within this Portfolio:

- Rangiora (Industrial)
- Te Kairanga (Residential)
- Greenfield Land Development
- Tertiary Precinct Development

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City Regional Deals have the potential to deliver value across all of our stakeholders and social demographics.

We should not be segmenting ourselves to one specific 'box' of benefit, but spreading across all.

We are having positive conversations around this benefit sharing, and the time will come to crystallise what these look like.

What we need to focus on now is how to make City Regional Deals happen but in a way that does not compromise our values and principles as Tangata Whenua.

The opportunity for Māori

Upstream → Downstream

Benefits			
Social infrastructure	Unlocking housing and papakāinga	Progressive procurement	Unlock underutilised Māori land
Stakeholder Groups			
PSGEs, Land Trusts and individuals	PSGEs, Land Trusts and individuals	SMEs and individuals	All

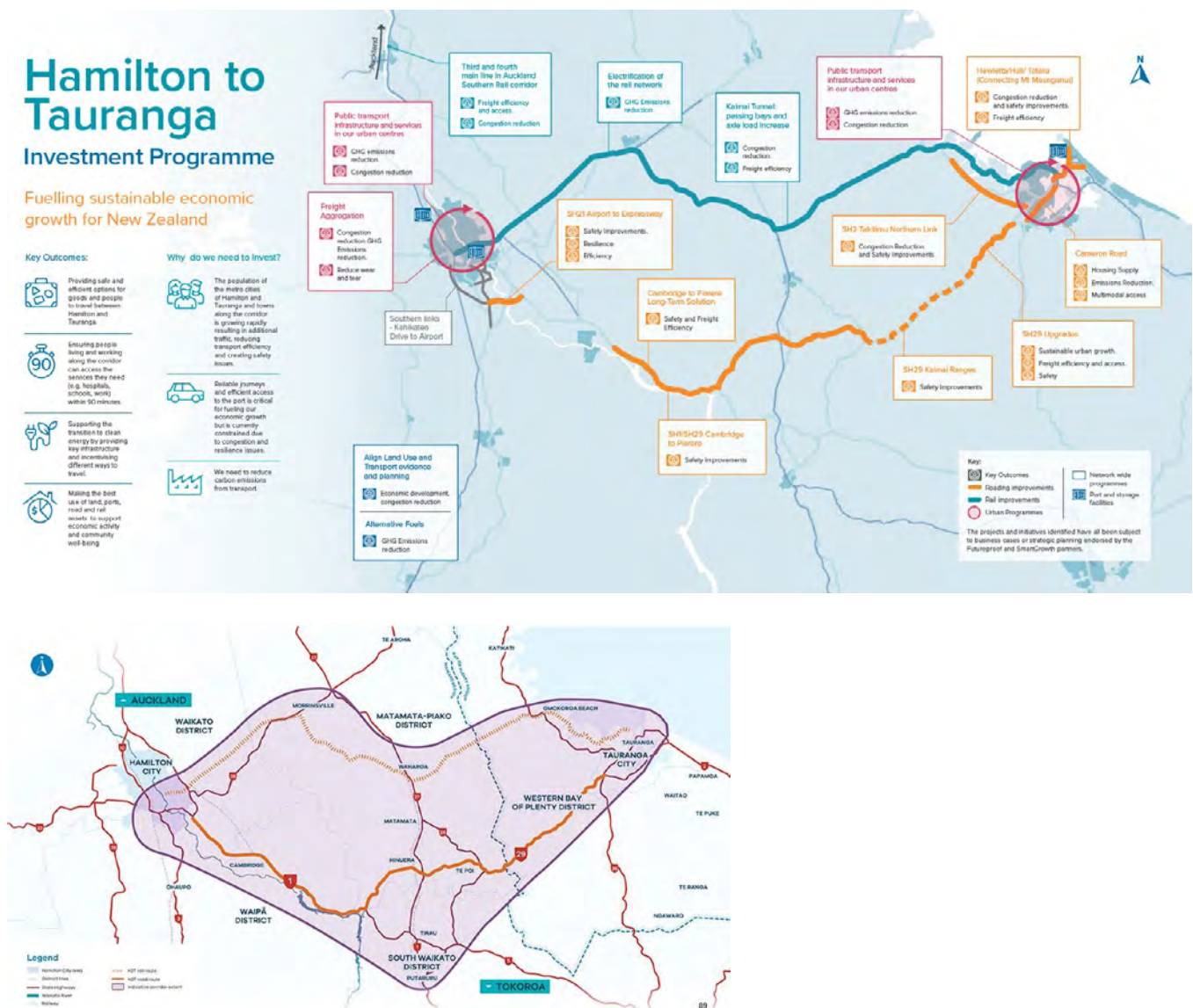
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You can read more info here.

Hamilton to Tauranga (H2T) Corridor Spatial Study

The CTWF received an update from Craig of the SmartGrowth Advisory Team on the Hamilton to Tauranga (H2T) Corridor Spatial Study. He shared key insights from the FutureProof-funded work, with initial findings presented at a joint SmartGrowth and FutureProof governance meeting held in Matamata on 14 August.

- The Spatial Study considers the potential changes in growth that might arise due to changes in the H2T transport network.
- Investments within the H2T transport network are planned to significantly reduce travel times, improve freight movement and road user safety, and enable urban growth.
- The investment in the transport network could also create new development opportunities, and stimulate future residential, commercial and industrial development pressures along the corridor.



SmartGrowth Development Opportunities – Expressions of Interest

Craig also updated the CTWF on the SmartGrowth Development Opportunities – Expressions of Interest. SmartGrowth invited Expressions of Interest for significant development opportunities to help shape the future of the subregion.

The Development Opportunities process was intended to identify and enable significant housing, business land, and infrastructure proposals that align with the direction of the SmartGrowth Strategy.

Early engagement supports coordinated planning and investment and ensures proposals can be considered in the wider regional growth context.

SmartGrowth received eight Expressions of Interest, and a working group including Tū Pakari has been formed to review them. The group's first meeting is on Monday, 20 October.

Outcomes Performance Measures Framework

Tū Pakari presented a refined Outcomes Performance Measures Framework incorporating input from TRA, TCC, and WBOPDC.

Tū Pakari have been meeting with Council partners to review feedback from the 16 July CTWF workshop and agreed to develop a new section on Reporting and Monitoring Data. This section will improve transparency around what data councils collect, when and how it's reported, and where any gaps exist. The Outcomes Performance Framework (OPF) is now divided into two parts – a refreshed set of CTWF Outcomes to be included in the SmartGrowth Strategy, and a detailed data collation and reporting plan. Recent work has focused on refining objectives, actions, and measures for the Rangatiratanga, Te Taiao, and Te Whenua outcomes.

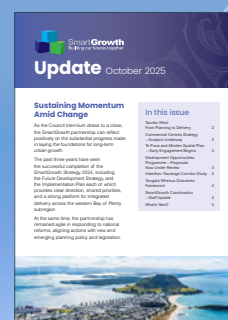
Tū Pakari will be meeting with Te Rōpū Arotahi to develop Tangata Whenua-centric Actions and Measures to be included into the framework.

The final framework will be presented to CTWF for endorsement on 10 December. Monitoring will begin in 2026, with the first report to CTWF at its first hui in 2027.



- The last CTWF hui for 2025 is on 10 December, 9.00am – 12.30pm
- City and Regional Deal hui with Tangata Whenua (dates to be confirmed)

If you'd like to know more about what's happening in the wider SmartGrowth Urban Growth Partnership you can read their latest newsletter found [here](#).



This e-pānui is a way of keeping tāngata whenua connected to the Combined Tāngata Whenua Forum (CTWF) and the many projects associated with SmartGrowth. Feel free to share this e-pānui with your whānau, hapū, marae committees, Iwi and wider networks.



SmartGrowth
Building our futures together

Find out more at **smartgrowthbop.org.nz**

An urban growth partnership involving Bay of Plenty Regional Council, Tauranga City Council, Western Bay of Plenty District Council, tāngata whenua and central government. The purpose of SmartGrowth is to take a collaborative and coordinated approach to managing and shaping growth within the western Bay of Plenty sub-region.