

Appendix 6

District Plan Map Set and Analysis



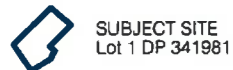
CORNER OF MOLESWORTH DRIVE AND ESTUARY DRIVE, MANGAWHAI HEADS

OBSOLETE DISTRICT PLAN ZONING
FEB 1997-NOV 1ST 2013

LOT 1 DP 341981 MOLESWORTH DRIVE

CLIENT : NORTH CITY DEVELOPMENTS

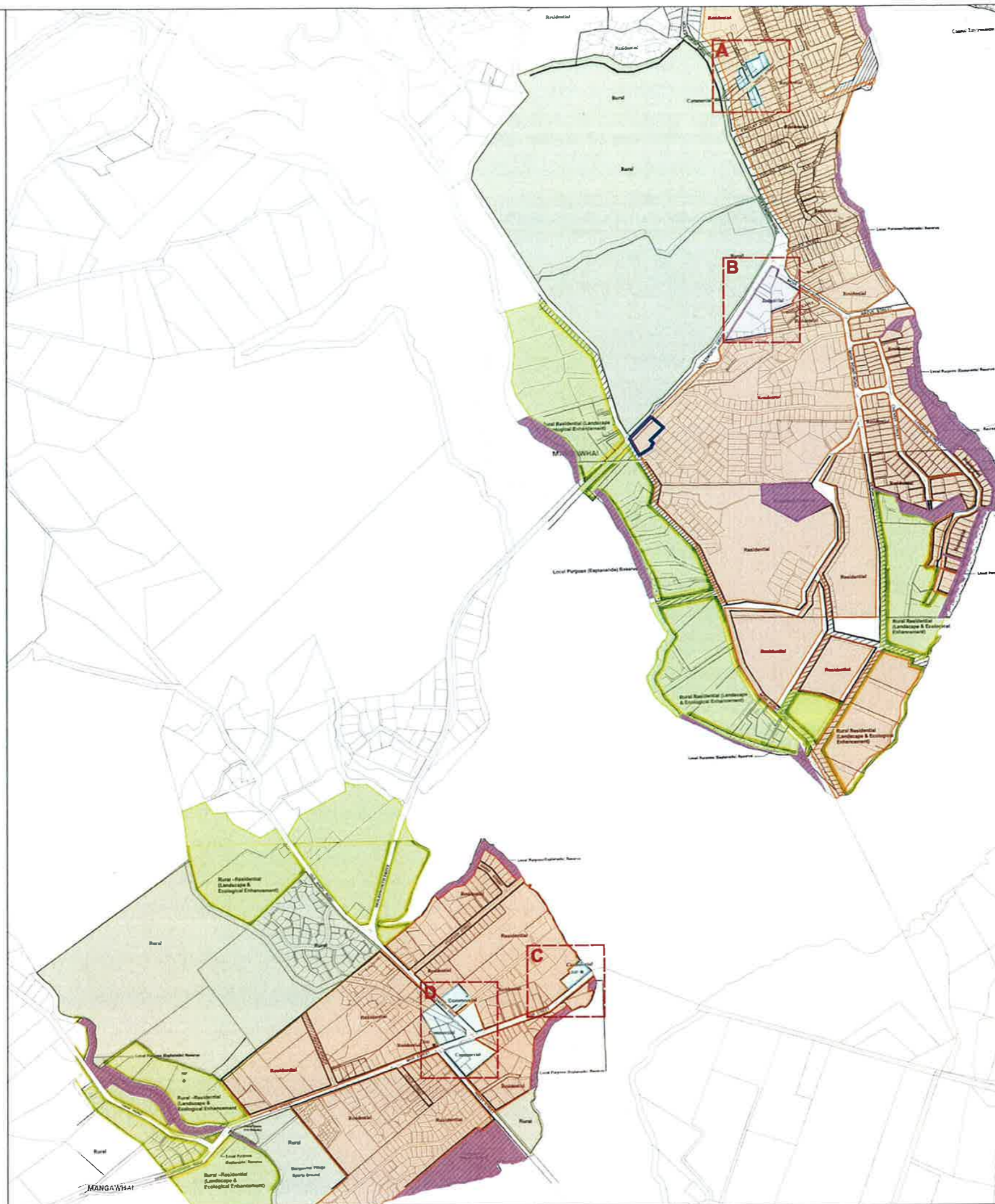
KEY



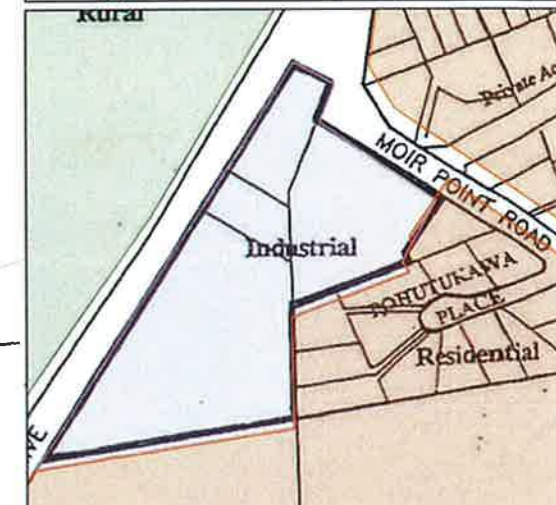
SUBJECT SITE
Lot 1 DP 341981

DISTRICT PLAN ZONING LEGEND (Feb 1997 - Nov 2013)

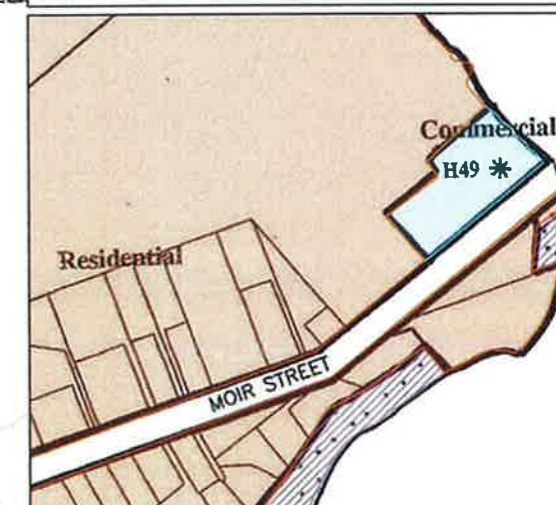
- Rural
- Residential
- Commercial
- Industrial
- Rural - Residential (Landscape & Ecological Enhancement)
- Designated Land



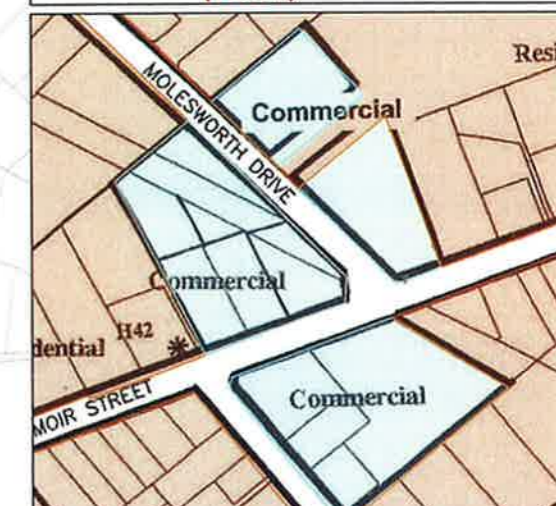
A Mangawhai Heads / Wood Street



B Molesworth Drive Industrial Center



C Moir Street (Tavern)



D Mangawhai Village Shops

07

SHEET

SCALE 1:15,000 @ A3

Note that all measurements are in metres unless shown

DESIGN DREAM PLANNING

DRAWN BY EJ ON 12 / 01 / 15

JOB # YA

VERSION PPC 14001

DREAM PLANNING

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CORNER OF MOLESWORTH DRIVE AND ESTUARY DRIVE, MANGAWHAI HEADS

COMMERCIAL LAND ANALYSIS
OPERATIVE DISTRICT PLAN 1st NOV 2013

LOT 1 DP 341981 MOLESWORTH DRIVE

CLIENT : NORTH CITY DEVELOPMENTS







KEY

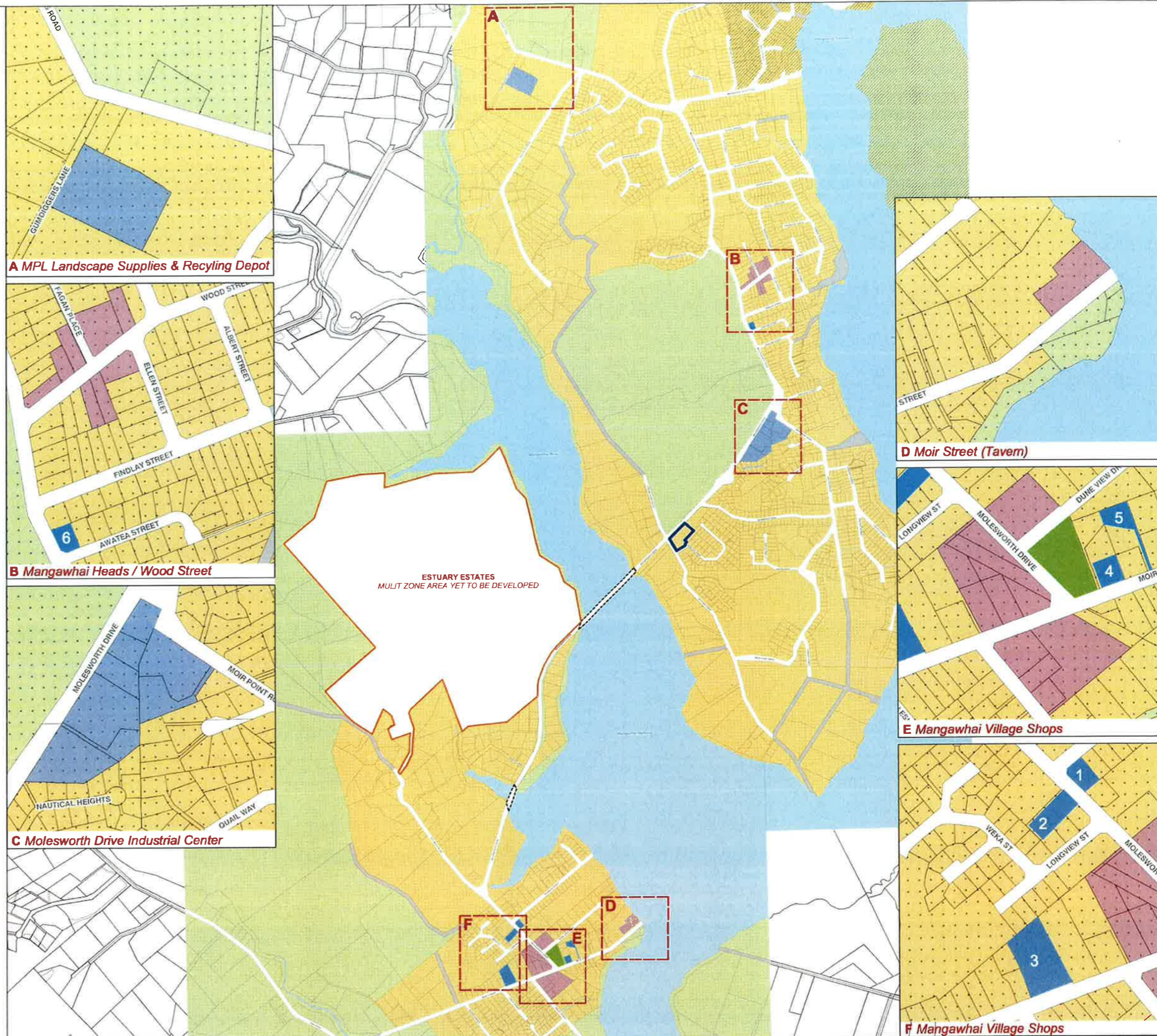
-  SUBJECT SITE
Lot 1 DP 341981
-  Estuary Estates

MAP SERIES TWO - SITES, FEATURES AND UNITS LEGEND

-  Bridge or Causeway
-  Unformed Road
-  Cadastral Parcel Boundary
-  Mangawhai Harbour

ZONES

-  Rural (Chapter 12)
-  Business: Commercial (Chapter 14)
-  Business: Industrial (Chapter 14)
-  Residential (Chapter 13)
-  Residential Zone with Commercial Use
 - 1 - Daycare
 - 2 - Showhome
 - 3 - Bennetts Factory
 - 4 - Vet Clinic
 - 5 - Dentist
 - 6 - Accountant
-  Undeveloped Commercial Zone



A MPL Landscape Supplies & Recycling Depot

B Mangawhai Heads / Wood Street

C Molesworth Drive Industrial Center

D Moir Street (Tavern)

E Mangawhai Village Shops

F Mangawhai Village Shops

08
SHEET

SCALE 1:15,000 @ A3

Note that all measurements are in metres unless shown

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DRAWN	BY EJ ON 12 / 01 / 15
JOB #	VA
VERSION	PPC 14001

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CORNER OF MOLESWORTH DRIVE AND
ESTUARY DRIVE, MANGAWHAI HEADS

NATURAL FEATURES
OPERATIVE DISTRICT PLAN 1st NOV 2013




LOT 1 DP 341981 MOLESWORTH DRIVE

CLIENT : NORTH CITY DEVELOPMENTS

KEY

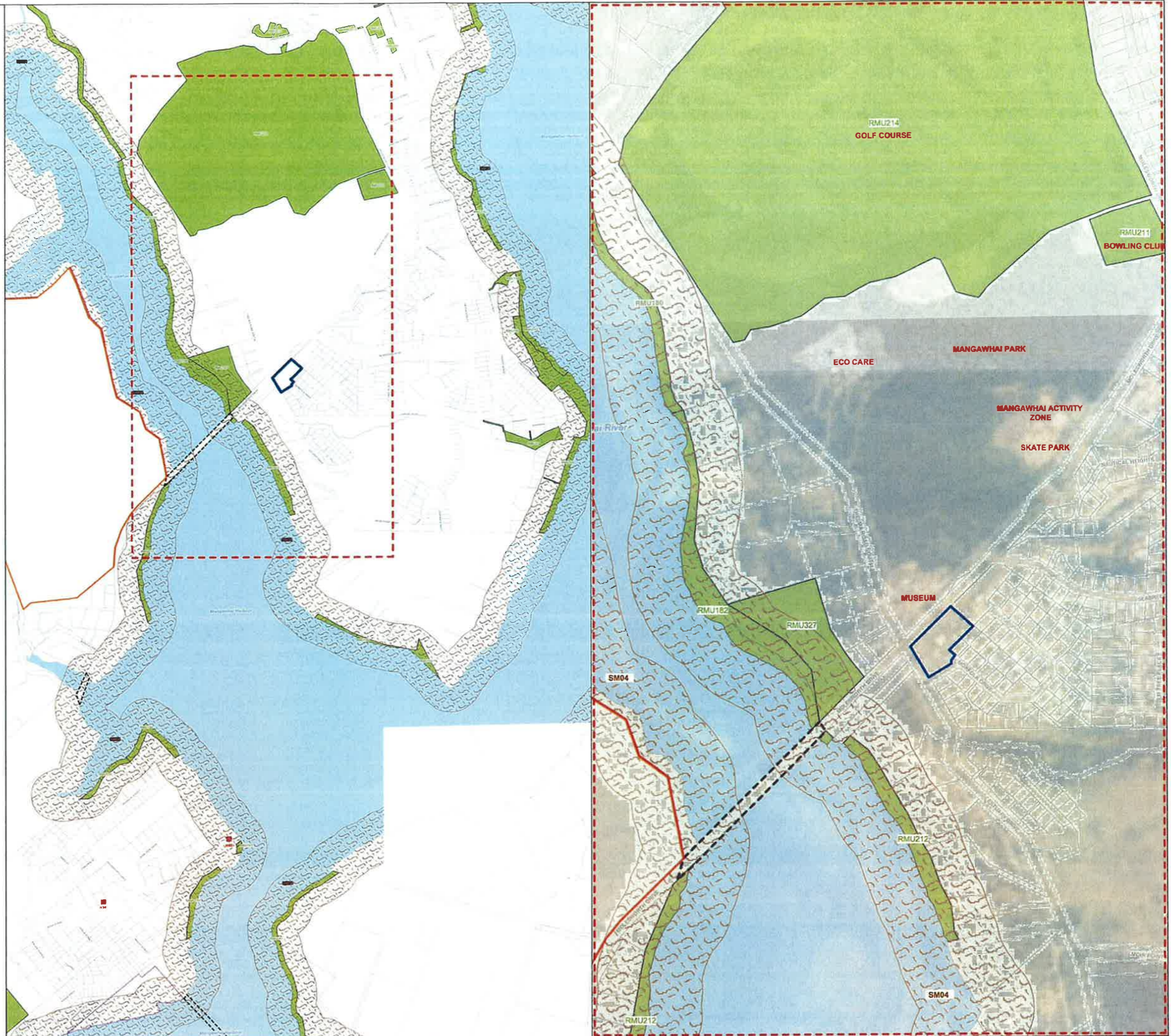
-  SUBJECT SITE
Lot 1 DP 341981
-  Estuary Estates
-  MUSEUM Recreational Activity Spaces

**MAP SERIES TWO - SITES, FEATURES AND
UNITS LEGEND**

-  Bridge or Causeway
-  Cadastral Parcel Boundary
-  Mangawhai Harbour

NATURAL FEATURES

-  Areas of Significance to Maori
SM04 Mangawhai Harbour Coastal Area
-  Reserve Management Units
- RMU182 Mangawhai Heads Recreation (Esplanade Reserve)
- RMU211 Molesworth Drive Bowling Club Reserve
- RMU212 Molesworth Drive Local Purpose Reserve
- RMU214 Molesworth Drive Recreation Reserve
- RMU327 Thelma Road Local Purpose Reserve



09

SHEET

SCALE 1:15,000 @ A3

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CORNER OF MOLESWORTH DRIVE AND ESTUARY DRIVE, MANGAWHAI HEADS

INDICATIVE GROWTH AREA
OPERATIVE DISTRICT PLAN 1st NOV 2013
(APPENDIX A OF THE DISTRICT PLAN)

LOT 1 DP 341981 MOLESWORTH DRIVE


CLIENT : NORTH CITY DEVELOPMENTS

KEY





Lot 1 DP 341981

MANGAWHAI HEADS ROAD HIERARCHY

-  Arterial
-  Collector

MANGAWHAI INDICATIVE GROWTH AREAS

-  Mangawhai Structure Plan Policy Area providing for Residential Business or Industrial Growth
-  Greater Growth Area Catchment



10

SHEET

SCALE 1:25,000 @ A3

Note that all measurements are in metres unless shown

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