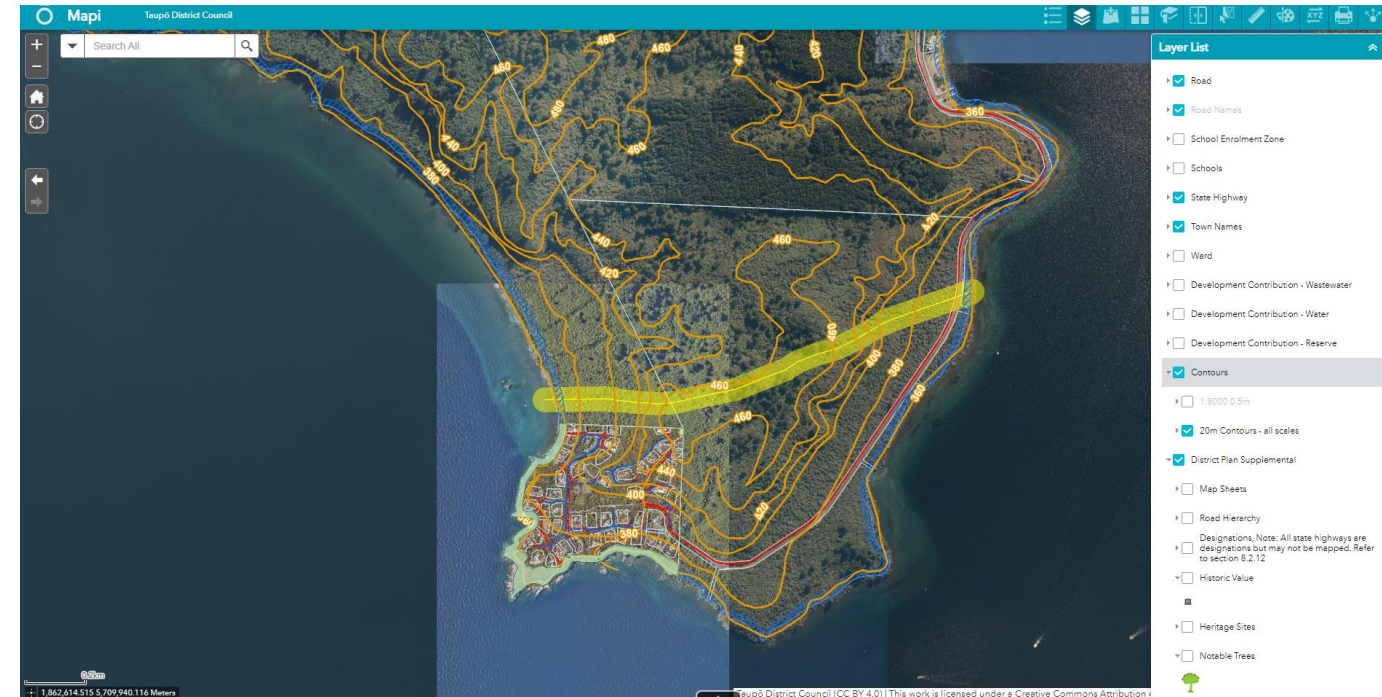
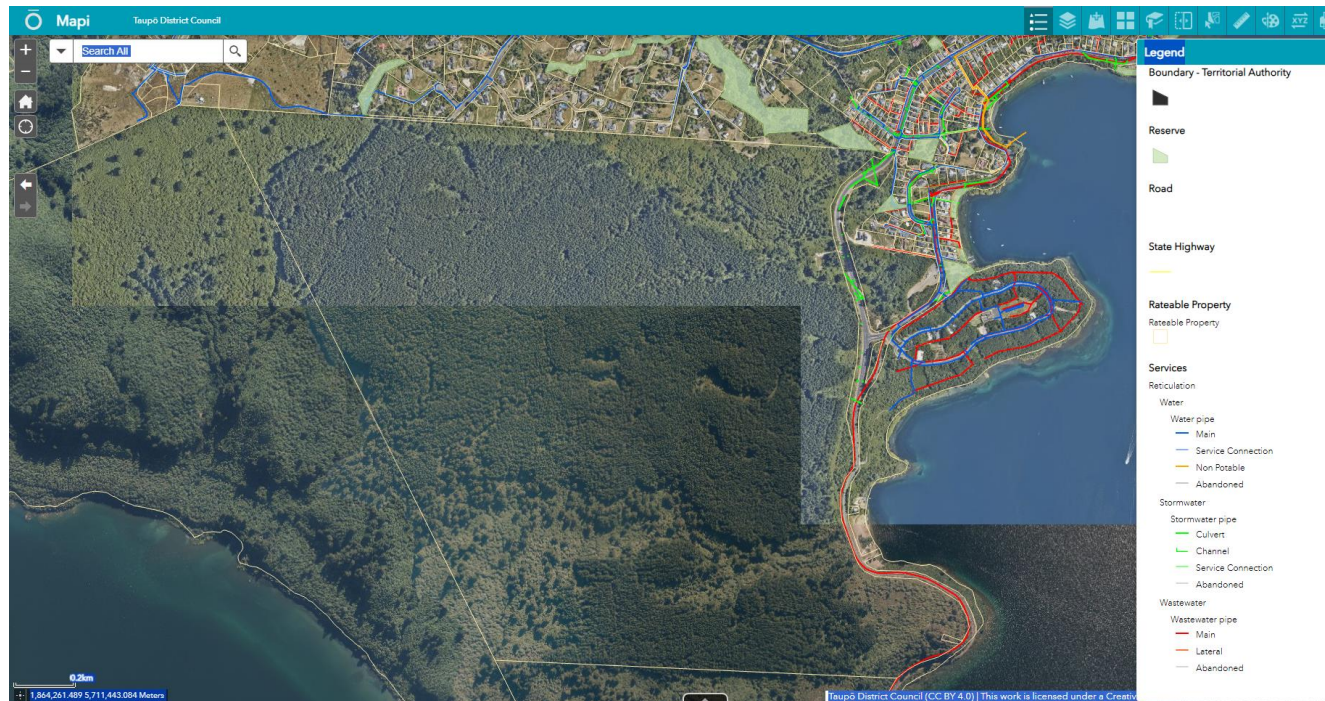


# Rangatira Point & Hiruharama Ponui PC42 – Further Information 31 August 2023

Existing Reticulated Water, Stormwater & Wastewater

Existing Contours (20m intervals) & Possible Fault Avoidance Line (yellow on Rangatira Point)

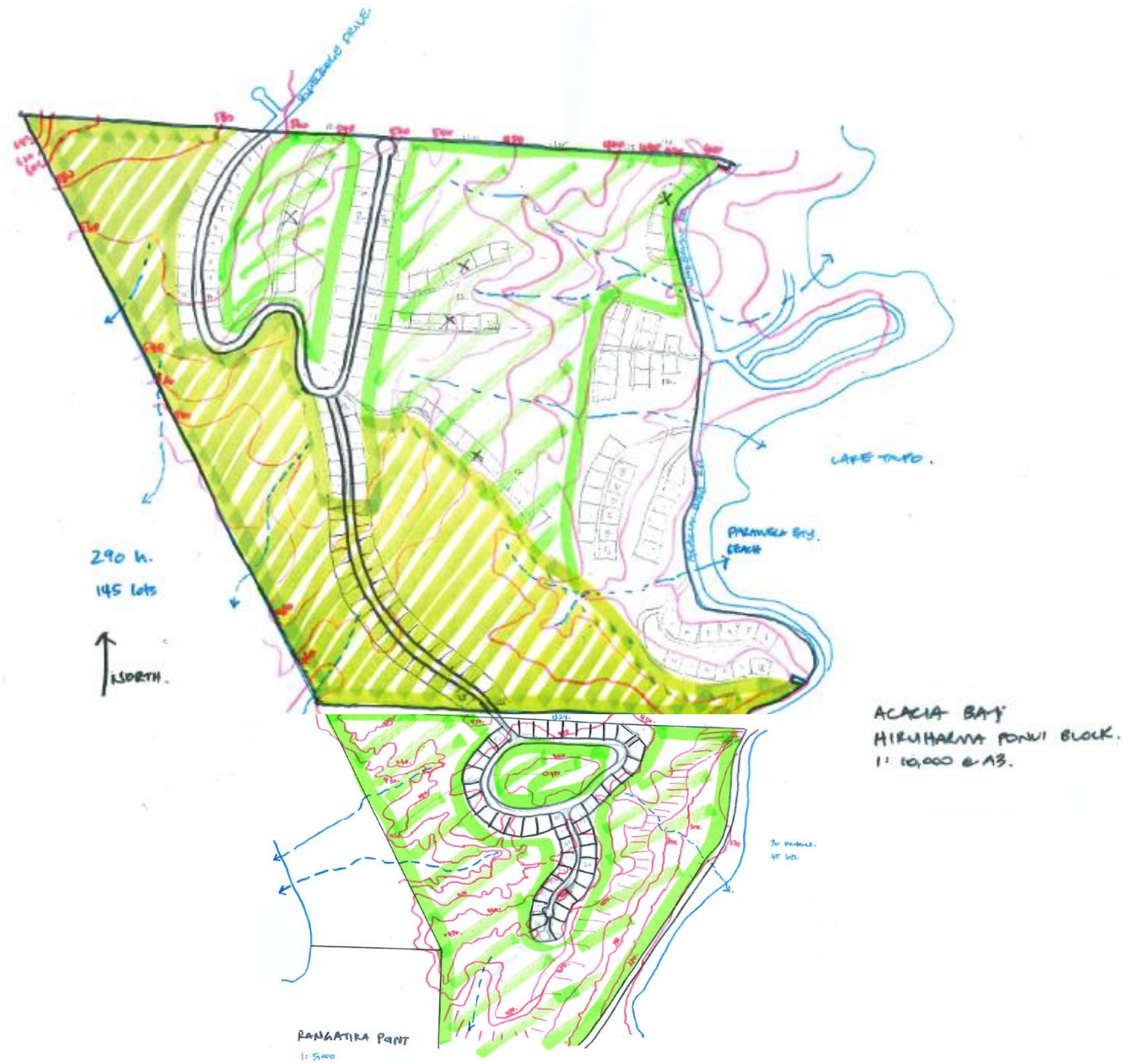


Hiruharama Ponui has overlay of Amenity Landscape Area 22 – ALA are within the rural Environment, working landscapes where human activity has shaped the character of the landscape.

Rangatira Point has overlay of Significant Natural Area 181 – large areas of SNA lie within maori land, reflecting the restrictions imposed on Maori land. 181 is described as a Scenic Reserve (only 17.85 hectares are leased for this)

Rangatira Point has an overlay of Outstanding Landscape Area 28 (defined by Isthmus 2009) – majority of OLA are National Parks, Reserves, remote lands with limited roading or infrastructure. 28 is Whakaroa Pt to Otuparae Pt (however from Te Ruatakuahi Point to Otuparae Point are not overlaid with OLA, just ALA)





Masterplan based on density of 1 dwelling per 2 hectares, development restricted to 2000sqm nominal allotments clustered together along roads, this approach maintains 90% of land area for open space , rural use (forestry)

Note that the lakeside portion of both blocks (to the east of Acacia Bay Rd) would also be re-zoned but is not intended for development in the masterplan.