

Table 1: Waikanae North Rural Eco-Hamlet Zone (Greenhill Road area, east of Expressway)

Location	Property Area (ha)	No. Lots with Average Density of 2ha	No. Lots with Average Density of 1.5ha	No. Lots with Average Density of 1 ha	No Lots with Average Density of 0.4ha	Area of Property located within the "Suitable Area" shown on the map in Appendix 74 of PDP	% of Property within 'Suitable Area' shown on Structure Plan Map in Appendix 7.4 of PDP	No. Lots @ 4,000m ² each within the 'Suitable Area' ¹
3 Greenhill Road, Waikanae	11.4	5.69	7.6	11.4	28.4	8.680ha	76%	21
Part of 3 Greenhill Road	4.9	2.46	3.3	4.9	12.3	2.031ha	42%	5
83 Greenhill Road, Waikanae	5.6	2.78	3.7	5.6	13.9	3.164ha	57%	7
95 Greenhill Road, Waikanae	5.2	2.62	3.5	5.2	13.1	2.796ha	32%	6
96 Greenhill Road, Waikanae	1.1	0.57	0.8	1.1	2.8	0.861ha	78%	2
70 Greenhill Road, Waikanae	8.7	4.33	5.8	8.7	21.7	2.798ha	32%	6
97 Greenhill Road, Waikanae	3.0	1.50	2.0	3.0	7.5	2.093ha	70%	5
111 Greenhill Road, Waikanae	3.0	1.52	2.0	3.0	7.5	1.217ha	41%	3
123 Greenhill Road, Waikanae	3.0	1.52	2.0	3.0	7.5	0.886ha	30%	2
65 Greenhill Road, Waikanae	1.5	0.73	1.0	1.5	3.7	1.214ha	81%	3
55 Greenhill Road, Waikanae	1.6	0.78	1.0	1.6	3.9	1.463ha	91%	3
99 State Highway 1, Waikanae	29.4	14.69	19.6	29.4	73.5	14.036ha	48%	35
91 Greenhill Road, Waikanae	11.3	5.63	7.5	11.3	28.1	8.031ha	71%	20
101 State Highway 1, Waikanae	0.2	0.09	0.1	0.2	0.5	0.182ha	91%	0.5
103 State Highway 1, Waikanae	3.5	1.77	2.4	3.5	8.8	0.343ha	9.8%	0.9
Total	93.4	46.68	62.2	93.4	233.2	49.8	53%	119.4
Current Number of Lots	15							
Potential Additional Lots		23	42	74	210			103

¹ This number is a minimum, as it is possible and likely that a subdivision can be designed so that it is possible to create additional lots at 4,000m² which have land outside the 'Suitable Area', but which still have a sufficient land located within the 'Suitable Area' to enable development to occur within each lot.

Table 2: Waikanae North Rural Eco-Hamlet Zone - Lots Fronting Greenhill Road

Location	Property Area (ha)	No. Lots with Average Density of 2ha	No. Lots with Average Density of 1.5ha	No. Lots with Average Density of 1 ha	No Lots with Average Density of 0.4ha	Area of Property located within the "Suitable Area" shown on the map in Appendix 74 of PDP	% of Property within 'Suitable Area' shown on Structure Plan Map in Appendix 7.4 of PDP	No. Lots @ 4,000m ² each within the 'Suitable Area' ²
3 Greenhill Road, Waikanae	11.4	5.69	7.6	11.4	28.4	8.680ha	76%	21
83 Greenhill Road, Waikanae	5.6	2.78	3.7	5.6	13.9	3.164ha	57%	7
95 Greenhill Road, Waikanae	5.2	2.62	3.5	5.2	13.1	2.796ha	32%	6
96 Greenhill Road, Waikanae	1.1	0.57	0.8	1.1	2.8	0.861ha	78%	2
70 Greenhill Road, Waikanae	8.7	4.33	5.8	8.7	21.7	2.798ha	32%	6
97 Greenhill Road, Waikanae	3.0	1.50	2.0	3.0	7.5	2.093ha	70%	5
111 Greenhill Road, Waikanae	3.0	1.50	2.0	3.0	7.5	1.217ha	41%	3
123 Greenhill Road, Waikanae	3.0	1.50	2.0	3.0	7.5	0.886ha	30%	2
65 Greenhill Road, Waikanae	1.5	0.73	1.0	1.5	3.7	1.214ha	81%	3
55 Greenhill Road, Waikanae	1.6	0.78	1.0	1.6	3.9	1.463ha	91%	3
91 Greenhill Road, Waikanae	11.3	5.63	7.5	11.3	28.1	8.031ha	71%	20
Total	55.4	27.63	36.9	55.4	138.1	33.2ha	60%	59
Current Number of Lots	11							
Potential Additional Lots		10	22	41	121			48

² This number is a minimum, as it is possible and likely that a subdivision can be designed so that it is possible to create additional lots at 4,000m² which have land outside the 'Suitable Area', but which still have a sufficient land located within the 'Suitable Area' to enable development to occur within each lot.

Table 3: Waikanae North Rural Eco-Hamlet Zone - Lots Fronting State Highway 1

Location	Property Area (ha)	No. Lots with Average Density of 2ha	No. Lots with Average Density of 1.5ha	No. Lots with Average Density of 1 ha	No Lots with Average Density of 0.4ha	Area of Property located within the "Suitable Area" shown on the map in Appendix 74 of PDP	% of Property within 'Suitable Area' shown on Structure Plan Map in Appendix 7.4 of PDP	No. Lots @ 4,000m ² each within the 'Suitable Area' ³
Part of 3 Greenhill Road	4.9	2.46	3.3	4.9	12.3	2.031ha	42%	5
99 State Highway 1, Waikanae	29.4	14.69	19.6	29.4	73.5	14.036ha	48%	35
101 State Highway 1, Waikanae	0.2	0.09	0.1	0.2	0.5	0.182ha	91%	0.5
103 State Highway 1, Waikanae	3.5	1.77	2.4	3.5	8.8	0.343ha	9.8%	0.9
Total	38.0	19.01	25.4	38.0	95.1	16.59ha	44%	41.4
Current Number of Lots	4							
Potential Additional Lots		13	20	32	89			36

³ This number is a minimum, as it may be possible to create additional lots at 4,000m² which include land outside the 'Suitable Area', but also have a sufficient area of land located within the 'Suitable Area' to enable development can occur within the lot.

Table 4: Waikanae North Rural Eco-Hamlet Zone - Area West of Expressway

Location	Property Area (ha)	No. Lots with Average Density of 2ha	No. Lots with Average Density of 1.5ha	No. Lots with Average Density of 1.3ha	No. Lots with Average Density of 1 ha	No Lots with Average Density of 0.4ha
55 End Farm Road, Waikanae	12.8	6.4	8.6	9.9	12.8	32.1
59 End Farm Road, Waikanae	4.7	2.4	3.1	3.6	4.7	11.8
56 End Farm Road, Waikanae	8.1	4.1	5.4	6.3	8.1	20.4
52 End Farm Road, Waikanae	3.4	1.7	2.3	2.6	3.4	8.5
362 Ngarara Road, Waikanae	6.9	3.5	4.6	5.3	6.9	17.4
360 Ngarara Road, Waikanae	3.9	2.0	2.6	3.0	3.9	9.8
25 Smithfield Road, Waikanae	3.0	1.5	2.0	2.3	3.0	7.6
338 Ngarara Road, Waikanae	2.0	1.0	1.3	1.5	2.0	5.0
Ngarara Road, Waikanae	0.9	0.4	0.6	0.7	0.9	2.2
340A Ngarara Road, Waikanae	4.8	2.4	3.2	3.7	4.8	12.0
340B Ngarara Road, Waikanae	2.4	1.2	1.6	1.9	2.4	6.0
340C Ngarara Road, Waikanae	2.6	1.3	1.7	2.0	2.6	6.5
304 Ngarara Road, Waikanae	9.7	4.8	6.5	7.5	9.7	24.2
Ngarara Road, Waikanae	0.1	0.0	0.0	0.1	0.1	0.2
307 Ngarara Road, Waikanae	1.0	0.5	0.7	0.8	1.0	2.6
66 Smithfield Road, Waikanae	5.3	2.7	3.6	4.1	5.3	13.3
65 Smithfield Road, Waikanae	9.2	4.6	6.2	7.1	9.2	23.1
37 End Farm Road, Waikanae	17.0	8.5	11.3	13.1	17.0	42.4
32 End Farm Road, Waikanae	2.1	1.0	1.4	1.6	2.1	5.2
29 Smithfield Road, Waikanae	2.7	1.4	1.8	2.1	2.7	6.9
11 Smithfield Road, Waikanae	2.1	1.1	1.4	1.6	2.1	5.4
Total	105.0	52.5	70.0	80.8	105.0	262.4
Current Number of Lots	21					
Potential Additional Lots		27	43	54	77	235