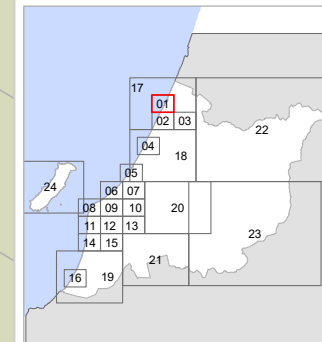


DISTRICT PLAN

**Map 01 Zones
& Precincts**



Zones

- Zone**
- General Residential Zone
 - General Rural Zone
 - Natural Open Space Zone
 - Open Space Zone

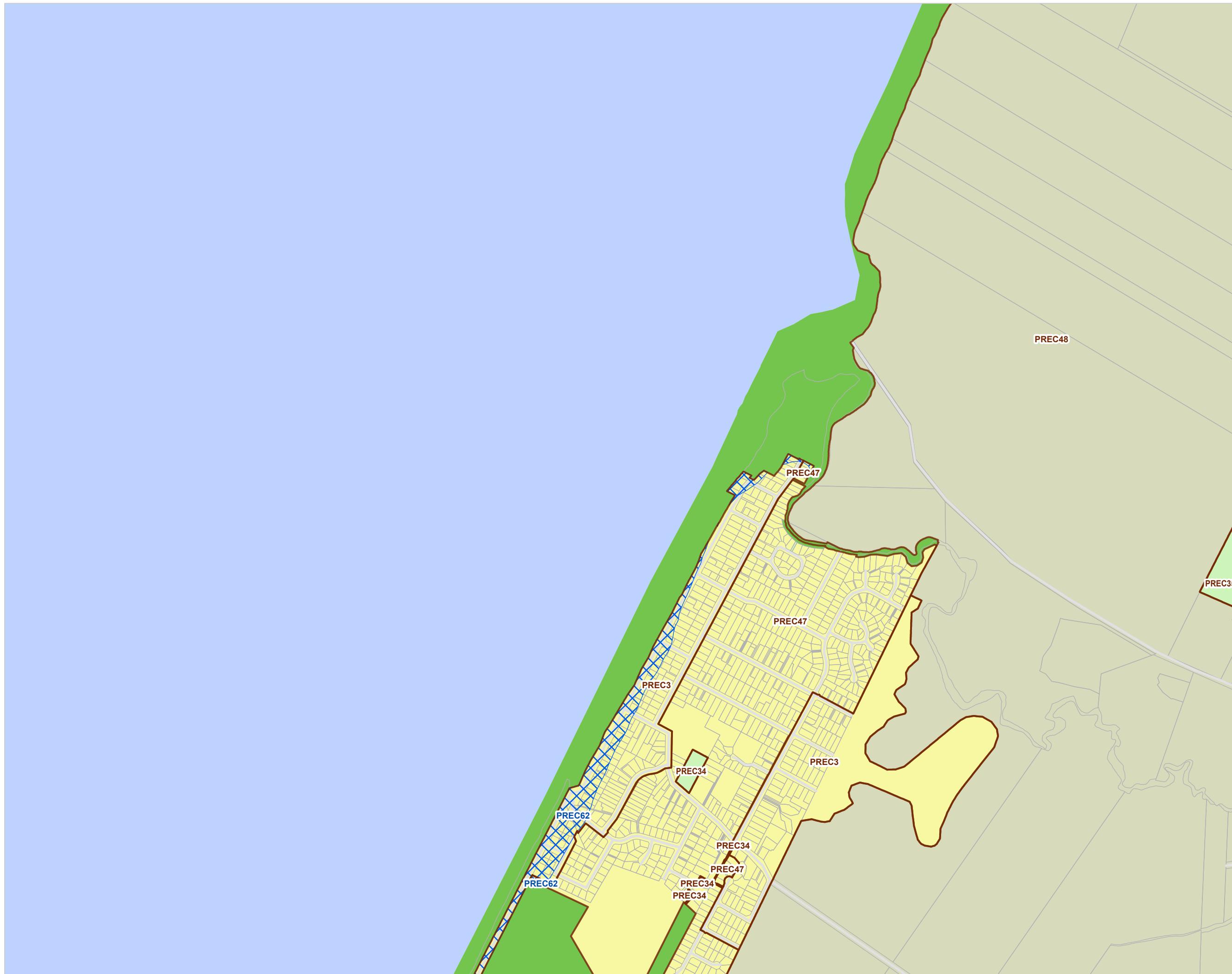
Precincts

- PREC3 - Beach Residential Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC35 - Open Space Private Recreation and Leisure Precinct
- PREC47 - General Residential Zone at Ōtaki
- PREC48 - Rural Dunes Precinct
- PREC62 - Coastal Qualifying Matter Precinct (GRZ)

Context

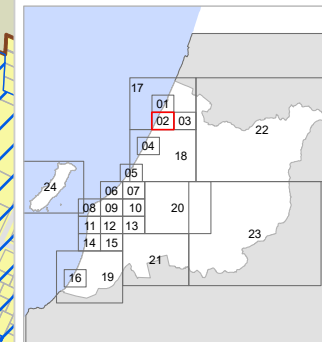
- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3



DISTRICT PLAN

**Map 02 Zones
& Precincts**



Zones

- Zone
- General Residential Zone
 - General Rural Zone
 - Rural Production Zone
 - Town Centre Zone
 - General Industrial Zone
 - Natural Open Space Zone
 - Open Space Zone

Precincts

- PREC3 - Beach Residential Precinct
- PREC32 - Ōtaki South Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC47 - General Residential Zone at Ōtaki
- PREC48 - Rural Dunes Precinct
- PREC49 - Rural Plains Precinct
- PREC62 - Coastal Qualifying Matter Precinct (GRZ)
- PREC67 - Ōtaki Takiwā Precinct (GRZ)
- PREC68 - Ōtaki Takiwā Precinct (TCZ)

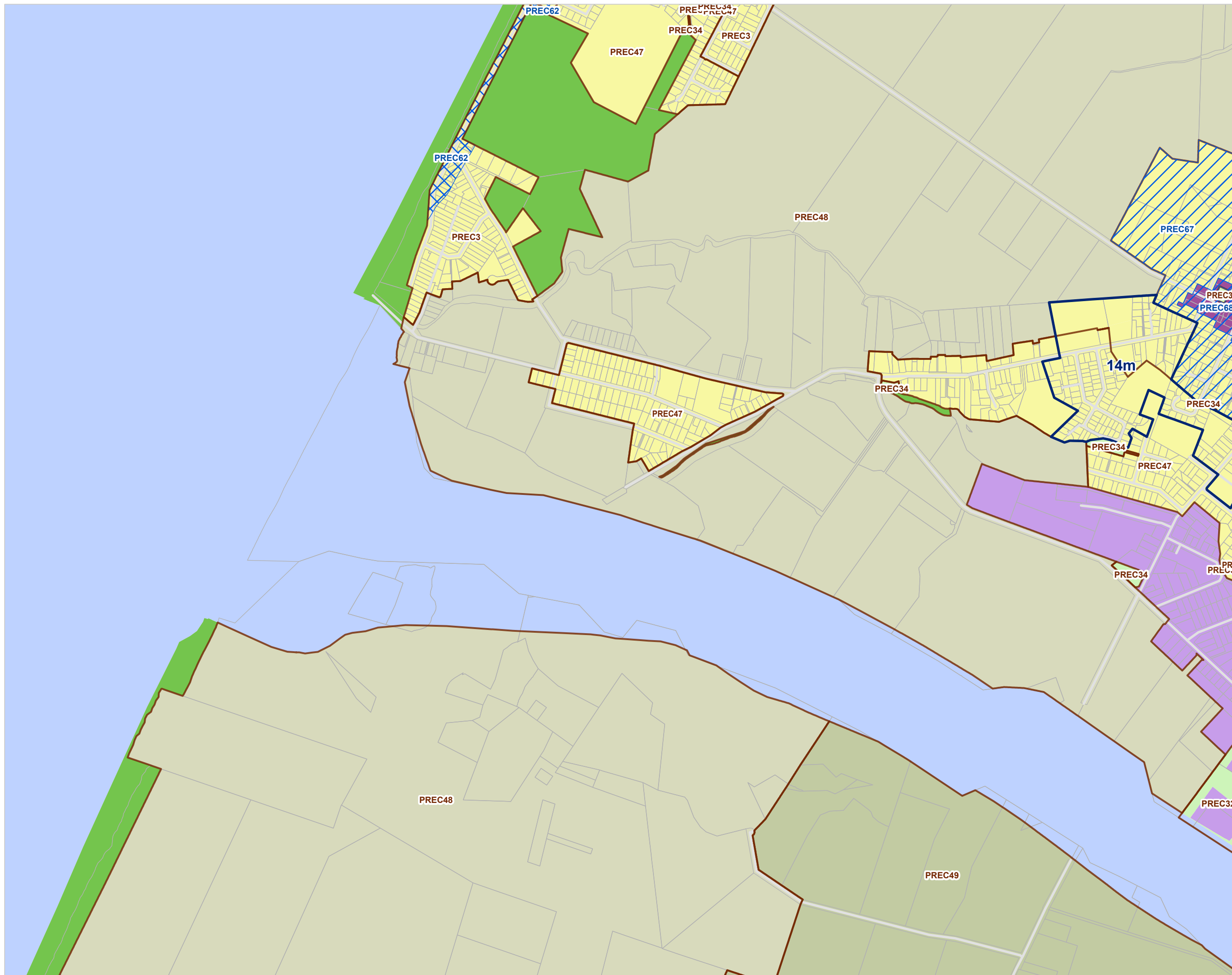
Specific Controls

- Height Variation Control Area

Context

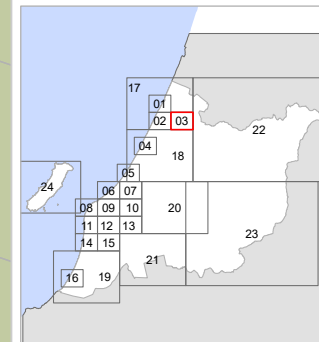
- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3



DISTRICT PLAN

**Map 03 Zones
& Precincts**



Zones

- Zone**
- General Residential Zone
 - General Rural Zone
 - Rural Production Zone
 - Rural Lifestyle Zone
 - Town Centre Zone
 - General Industrial Zone
 - Natural Open Space Zone
 - Open Space Zone
 - Future Urban Zone

Precincts

- PREC17 - County Road Ōtaki Low Density Precinct
- PREC18 - Eco-Hamlet Precinct
- PREC32 - Ōtaki South Precinct
- PREC33 - Open Space Recreation Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC47 - General Residential Zone at Ōtaki
- PREC48 - Rural Dunes Precinct
- PREC49 - Rural Plains Precinct
- PREC67 - Ōtaki Takiwā Precinct (GRZ)
- PREC68 - Ōtaki Takiwā Precinct (TCZ)

Specific Controls

- Height Variation Control Area

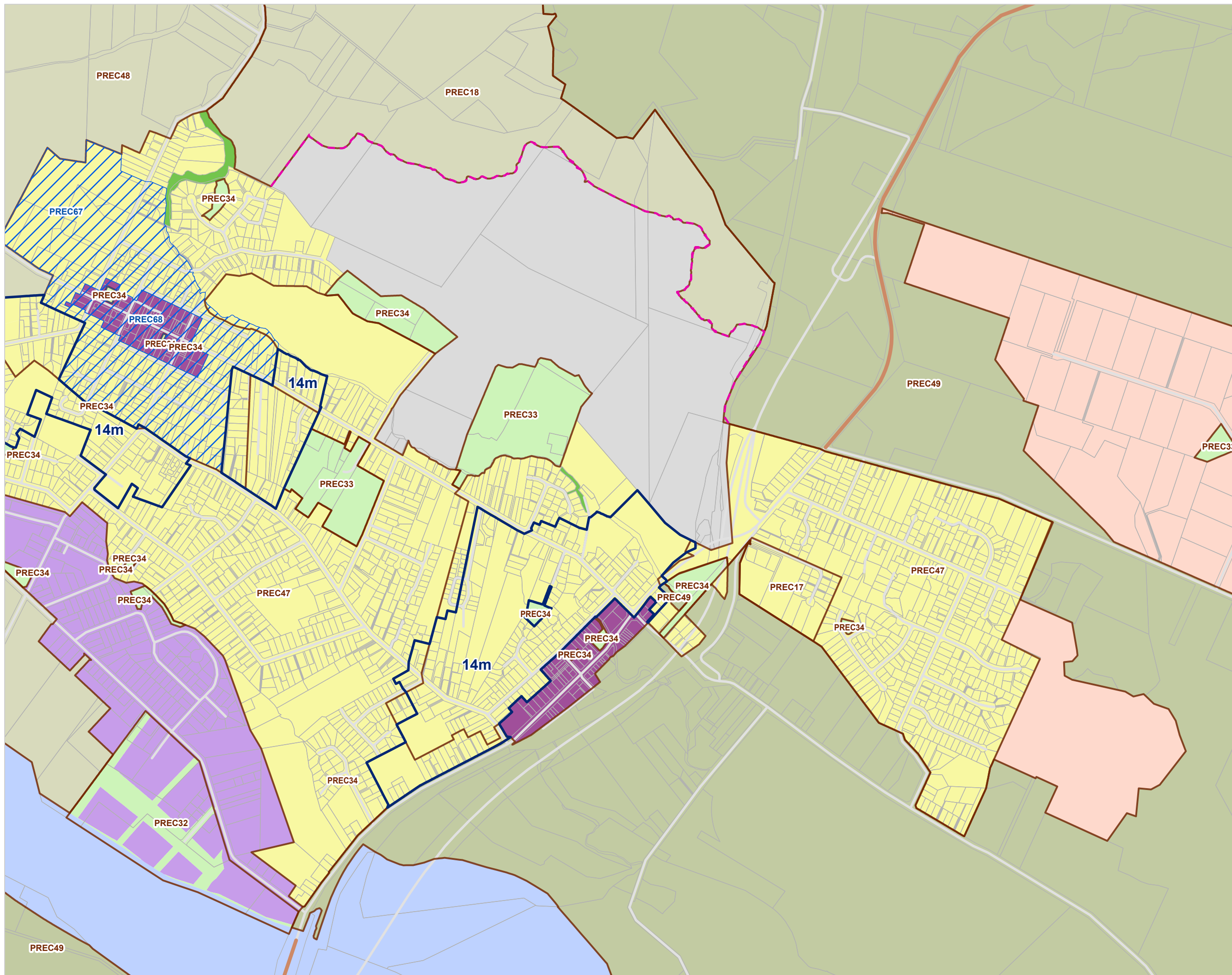
Miscellaneous

- Ōtaki North Urban Boundary

Context

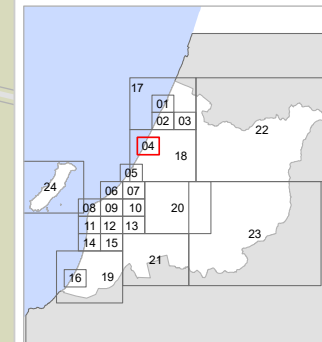
- Main Roads
- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3



DISTRICT PLAN

**Map 04 Zones
& Precincts**



Zones

- Zone**
- General Residential Zone
 - General Rural Zone
 - Rural Production Zone
 - General Industrial Zone
 - Natural Open Space Zone
 - Open Space Zone

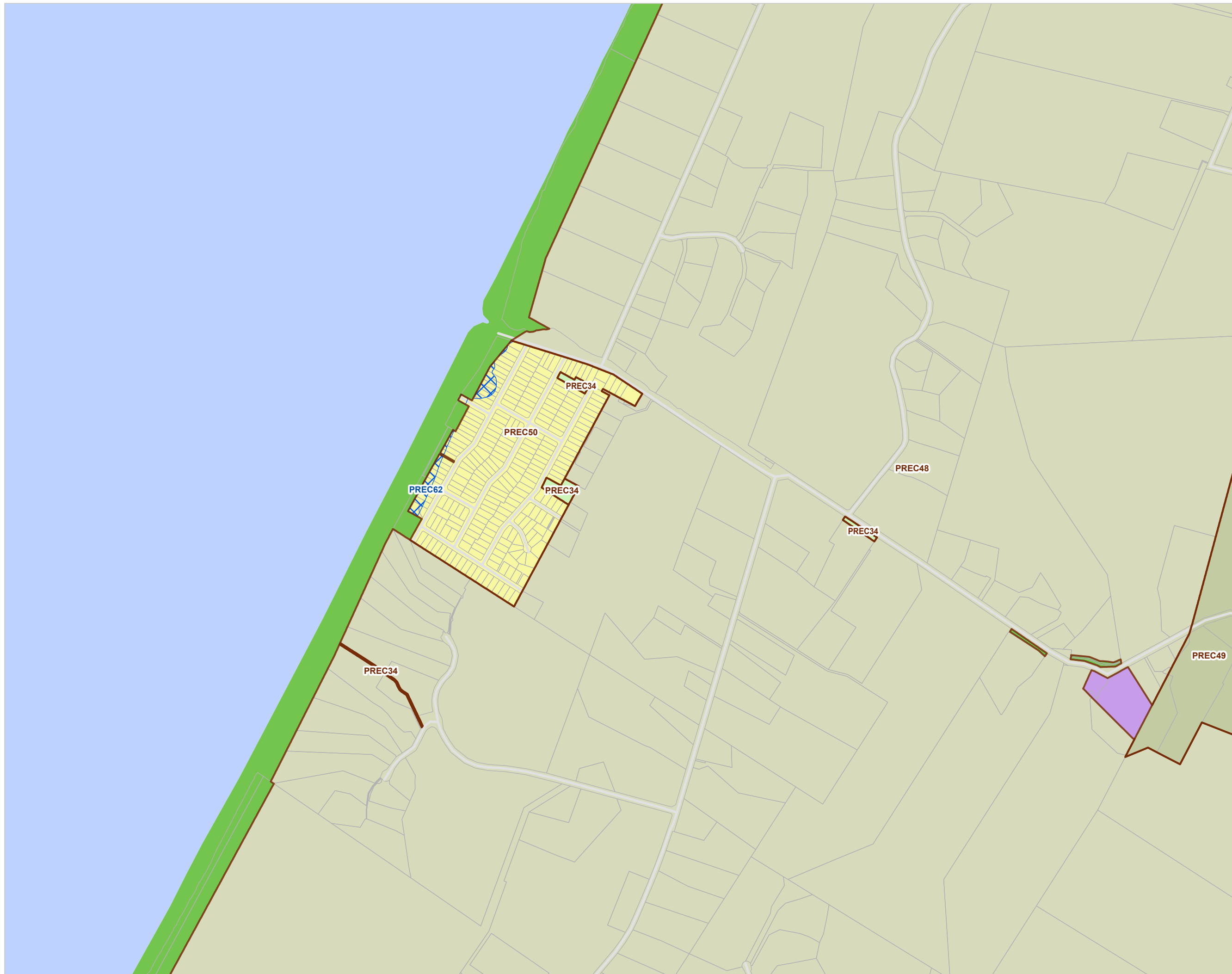
Precincts

- PREC34 - Open Space Local Parks Precinct
- PREC48 - Rural Dunes Precinct
- PREC49 - Rural Plains Precinct
- PREC50 - General Residential Zone at Te Horo
- PREC62 - Coastal Qualifying Matter Precinct (GRZ)

Context

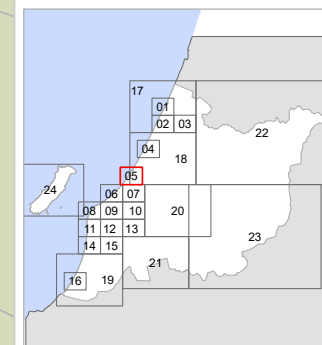
- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3



DISTRICT PLAN

**Map 05 Zones
& Precincts**



Zones

- Zone**
- General Residential Zone
 - General Rural Zone
 - Rural Lifestyle Zone
 - Natural Open Space Zone

Precincts

- PREC21 - Peka Peka North Rural Residential Precinct
- PREC48 - Rural Dunes Precinct
- PREC51 - General Residential Zone at Peka Peka
- PREC61 - Waikanae North Eco Hamlet Precinct
- PREC62 - Coastal Qualifying Matter Precinct (GRZ)

Context

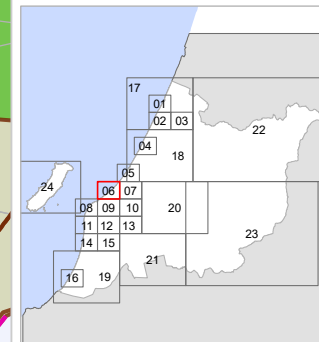
- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3



DISTRICT PLAN

**Map 06 Zones
& Precincts**



Zones

- Zone**
- General Residential Zone
 - General Rural Zone
 - Local Centre Zone
 - Natural Open Space Zone
 - Open Space Zone
 - Future Urban Zone
 - Ngārara Development Area

Precincts

- PREC3 - Beach Residential Precinct
- PREC23 - Ngārara Precinct
- PREC33 - Open Space Recreation Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC35 - Open Space Private Recreation and Leisure Precinct
- PREC48 - Rural Dunes Precinct
- PREC61 - Waikanae North Eco Hamlet Precinct
- PREC62 - Coastal Qualifying Matter Precinct (GRZ)

Specific Controls

- Height Variation Control Area

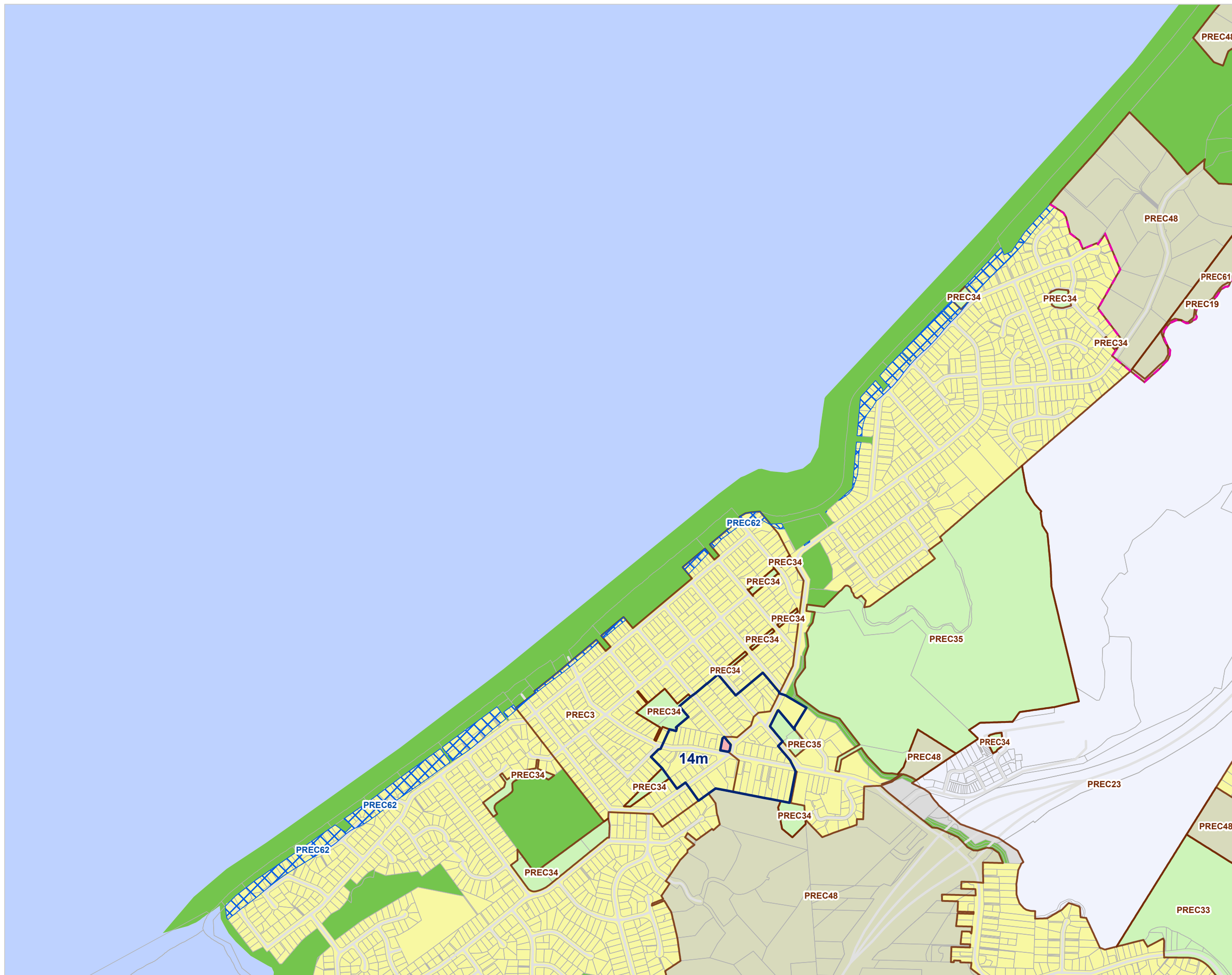
Miscellaneous

- Waikanae North Urban Edge

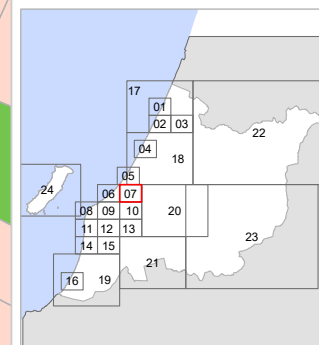
Context

- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3



DISTRICT PLAN
Map 07 Zones & Precincts



Zones

- Zone**
- General Residential Zone
 - High Density Residential Zone
 - General Rural Zone
 - Rural Lifestyle Zone
 - Natural Open Space Zone
 - Open Space Zone
 - Future Urban Zone
 - Ngārara Development Area
 - Waikanae North Development Area

Precincts

- PREC19 - Ngārara Eco Hamlet Precinct
- PREC23 - Ngārara Precinct
- PREC33 - Open Space Recreation Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC35 - Open Space Private Recreation and Leisure Precinct
- PREC41 - Waikanae North Preserve Precinct
- PREC42 - Waikanae North Perimeter Precinct
- PREC43 - Waikanae North Open Space Precinct
- PREC44 - Waikanae North Village Precinct
- PREC45 - Waikanae North Multi Unit Residential Precinct
- PREC46 - Waikanae North Mixed Use Precinct
- PREC48 - Rural Dunes Precinct
- PREC61 - Waikanae North Eco Hamlet Precinct

Miscellaneous

- Waikanae North Urban Edge

Context

- Main Roads
- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023

Amended Date: April 2025

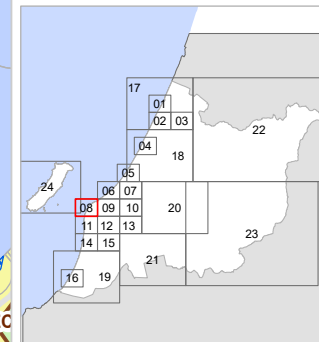
Scale: 1:11,000 / A3

0 0.1 0.2 Km



DISTRICT PLAN

Map 08 Zones & Precincts



Zones

- Zone**
- General Residential Zone
 - High Density Residential Zone
 - Local Centre Zone
 - Town Centre Zone
 - General Industrial Zone
 - Natural Open Space Zone
 - Open Space Zone
 - Airport Zone

Precincts

- PREC16 - Paraparaumu Golf Precinct
- PREC33 - Open Space Recreation Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC35 - Open Space Private Recreation and Leisure Precinct
- PREC37 - Airport Mixed Use Precinct
- PREC38 - Airport Buffer Precinct
- PREC62 - Coastal Qualifying Matter Precinct (GRZ)

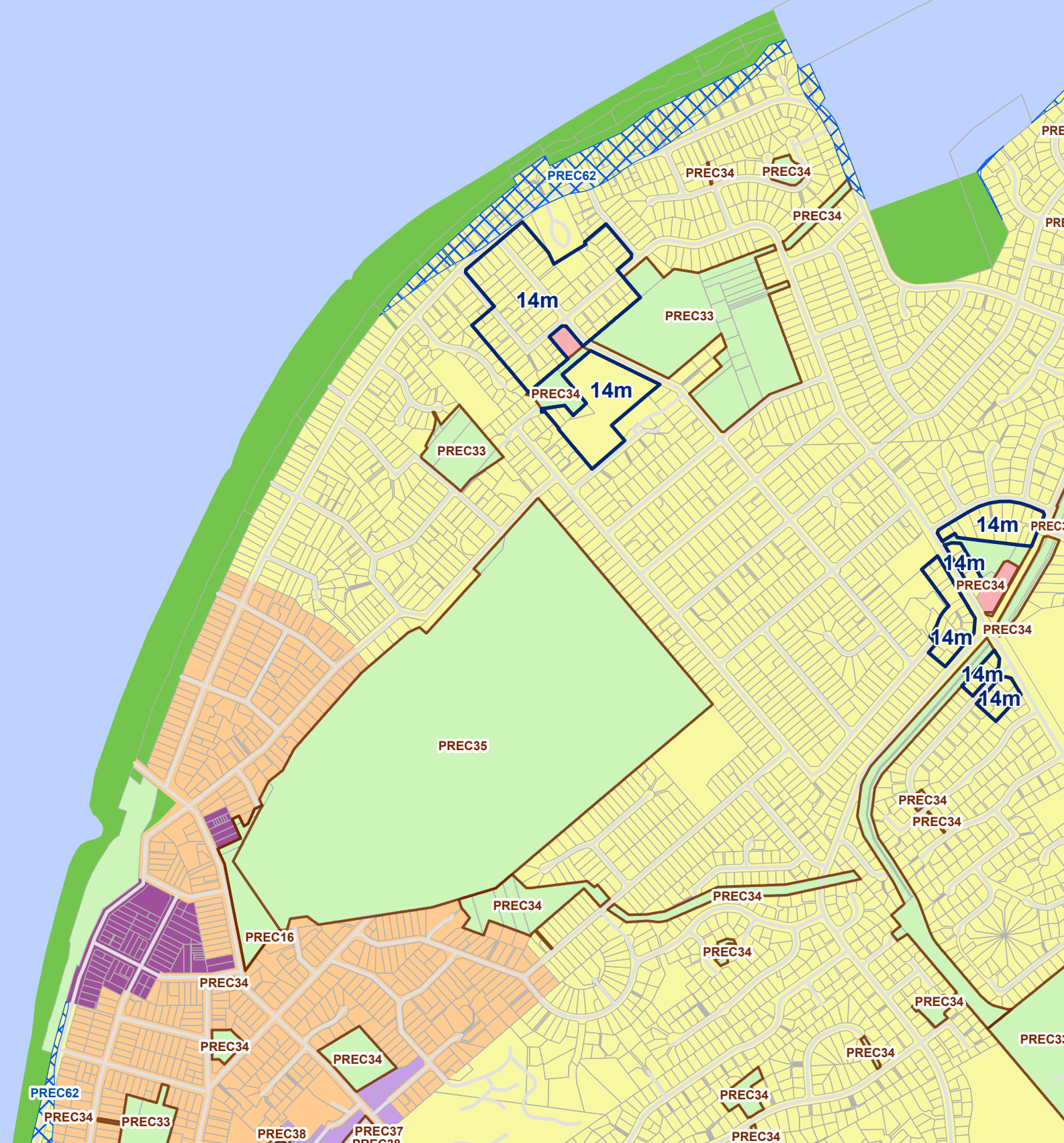
Specific Controls

- Height Variation Control Area

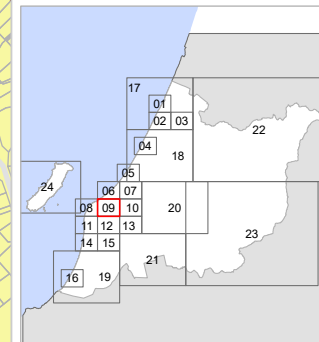
Context

- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3



DISTRICT PLAN
Map 09 Zones & Precincts



Zones

- Zone**
- General Residential Zone
 - General Rural Zone
 - Rural Production Zone
 - Rural Lifestyle Zone
 - Local Centre Zone
 - Natural Open Space Zone
 - Open Space Zone
 - Ngārara Development Area

Precincts

- PREC8 - Waikanae Garden Precinct
- PREC20 - Paraparaumu North Rural Precinct
- PREC23 - Ngārara Precinct
- PREC24 - Rural Hills Precinct
- PREC31 - Meadows Precinct
- PREC33 - Open Space Recreation Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC48 - Rural Dunes Precinct
- PREC49 - Rural Plains Precinct
- PREC62 - Coastal Qualifying Matter Precinct (GRZ)

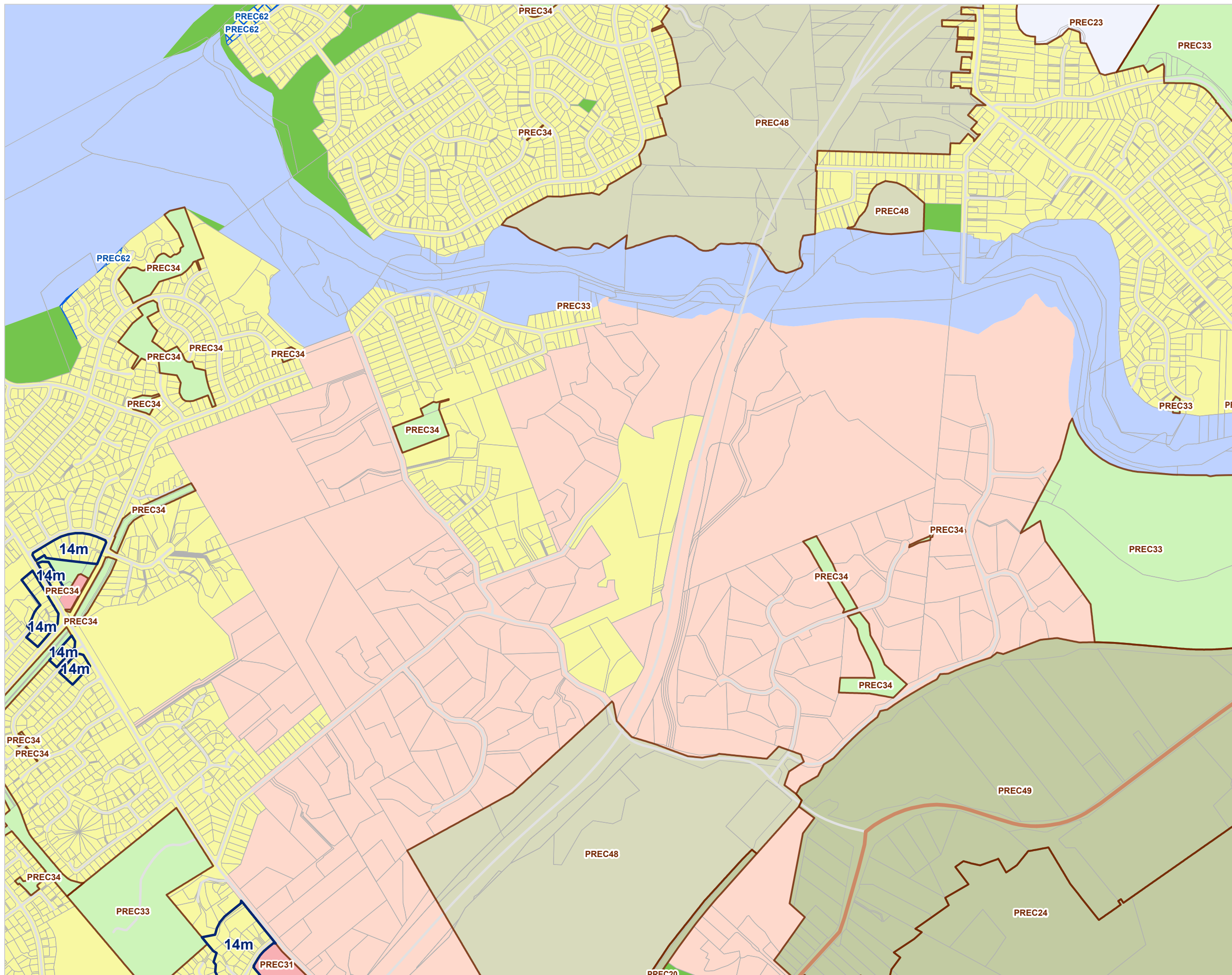
Specific Controls

- Height Variation Control Area

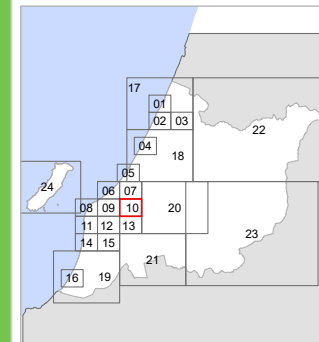
Context

- Main Roads
- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3



DISTRICT PLAN
Map 10 Zones & Precincts



Zones

- Zone**
- General Residential Zone
 - High Density Residential Zone
 - Rural Production Zone
 - Town Centre Zone
 - General Industrial Zone
 - Natural Open Space Zone
 - Open Space Zone
 - Future Urban Zone
 - Ngārara Development Area
 - Waikanae North Development Area

Precincts

- PREC8 - Waikanae Garden Precinct
- PREC23 - Ngārara Precinct
- PREC24 - Rural Hills Precinct
- PREC33 - Open Space Recreation Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC42 - Waikanae North Perimeter Precinct
- PREC43 - Waikanae North Open Space Precinct
- PREC44 - Waikanae North Village Precinct
- PREC49 - Rural Plains Precinct
- PREC65 - Whakarongotai Takiwā Precinct (HRZ)
- PREC66 - Whakarongotai Takiwā Precinct (TCZ)

Context

- Main Roads
- Roads
- Land Parcel
- Sea / River Corridors

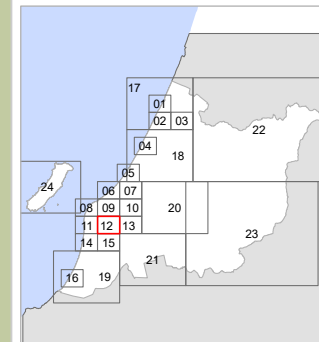
Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3





- Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3
- 0 0.1 0.2 Km

DISTRICT PLAN
Map 12 Zones & Precincts



Zones

- Zone**
- General Residential Zone
 - High Density Residential Zone
 - General Rural Zone
 - Rural Production Zone
 - Rural Lifestyle Zone
 - Local Centre Zone
 - Mixed Use Zone
 - Metropolitan Centre Zone
 - General Industrial Zone
 - Natural Open Space Zone
 - Open Space Zone
 - Hospital Zone

Precincts

- PREC25 - Ihakara St East Precinct
- PREC28 - Metropolitan Centre Zone Precinct A1
- PREC28A - Metropolitan Centre Zone Precinct A2
- PREC29 - Metropolitan Centre Zone Precinct B
- PREC30 - Metropolitan Centre Zone Precinct C
- PREC20 - Paraparaumu North Rural Precinct
- PREC24 - Rural Hills Precinct
- PREC27 - Paraparaumu North Gateway Precinct
- PREC31 - Meadows Precinct
- PREC33 - Open Space Recreation Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC48 - Rural Dunes Precinct
- PREC49 - Rural Plains Precinct

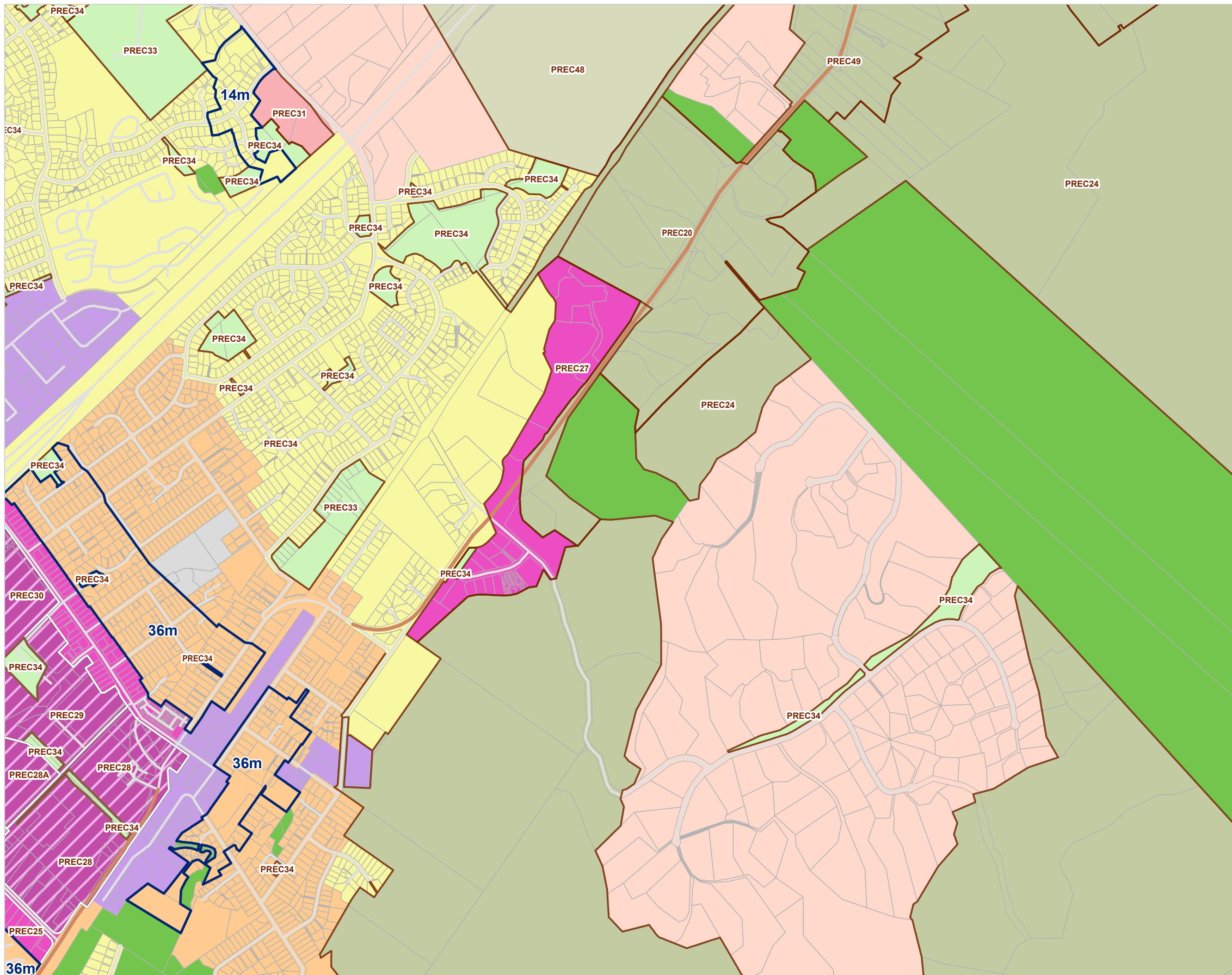
Specific Controls

- Height Variation Control Area

Context

- Main Roads
- Roads
- Land Parcel

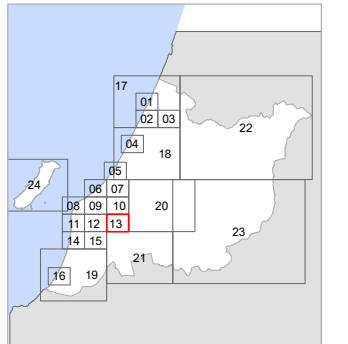
Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3



PREC49

DISTRICT PLAN

**Map 13 Zones
& Precincts**



Zones

- Zone**
-  Rural Production Zone
 -  Natural Open Space Zone
 -  Open Space Zone

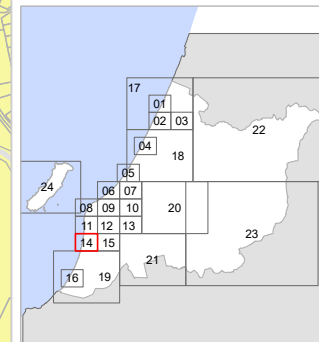
Precincts

-  PREC24 - Rural Hills Precinct
-  PREC33 - Open Space Recreation Precinct
-  PREC49 - Rural Plains Precinct

Context

-  Roads
-  Land Parcel

DISTRICT PLAN
Map 14 Zones
& Precincts



Zones

- Zone**
- General Residential Zone
 - High Density Residential Zone
 - General Rural Zone
 - Rural Production Zone
 - Rural Lifestyle Zone
 - Local Centre Zone
 - Mixed Use Zone
 - Metropolitan Centre Zone
 - General Industrial Zone
 - Natural Open Space Zone
 - Open Space Zone

Precincts

- PREC25 - Ihakara St East Precinct
- PREC28 - Metropolitan Centre Zone Precinct A1
- PREC3 - Beach Residential Precinct
- PREC24 - Rural Hills Precinct
- PREC33 - Open Space Recreation Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC48 - Rural Dunes Precinct
- PREC49 - Rural Plains Precinct
- PREC62 - Coastal Qualifying Matter Precinct (GRZ)
- PREC64 - Coastal Qualifying Matter (LCZ)

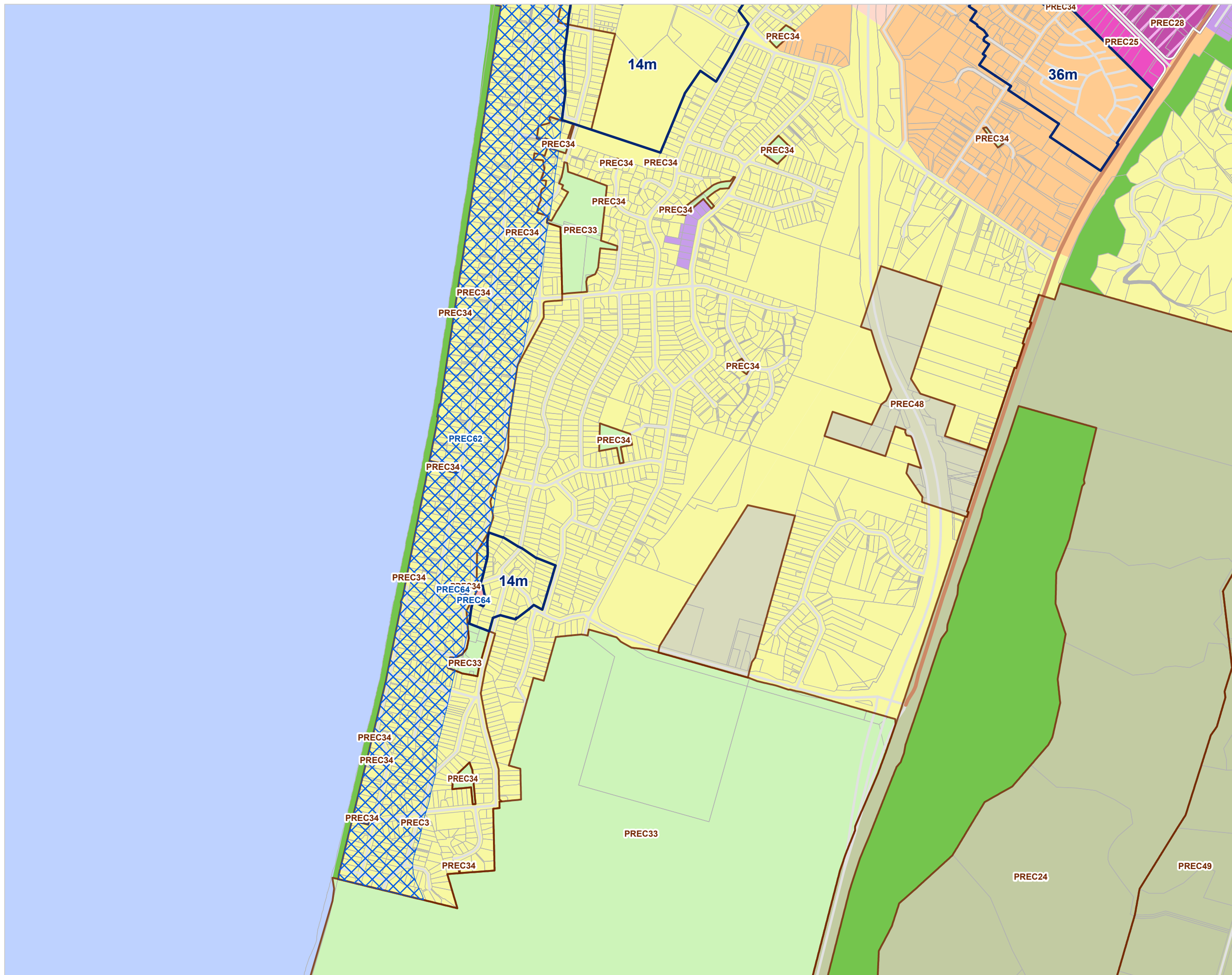
Specific Controls

- Height Variation Control Area

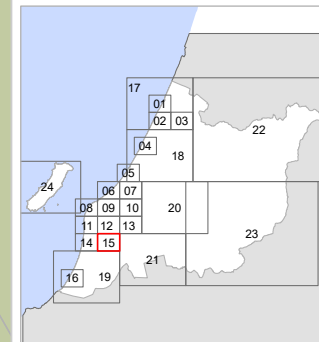
Context

- Main Roads
- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3



DISTRICT PLAN
Map 15 Zones
& Precincts



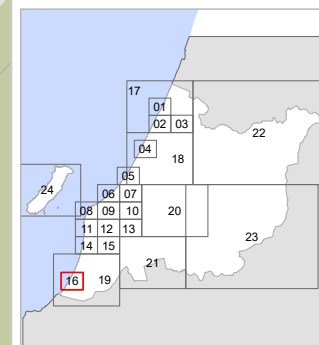
Zones

- Zone**
- General Residential Zone
 - High Density Residential Zone
 - Rural Production Zone
 - Rural Lifestyle Zone
 - Mixed Use Zone
 - Metropolitan Centre Zone
 - General Industrial Zone
 - Natural Open Space Zone
 - Open Space Zone
- Precincts**
- PREC25 - Ihakara St East Precinct
 - PREC28 - Metropolitan Centre Zone Precinct A1
 - PREC24 - Rural Hills Precinct
 - PREC34 - Open Space Local Parks Precinct
 - PREC35 - Open Space Private Recreation and Leisure Precinct
 - PREC49 - Rural Plains Precinct
- Specific Controls**
- Height Variation Control Area
- Context**
- Main Roads
 - Roads
 - Land Parcel

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3



DISTRICT PLAN
Map 16 Zones & Precincts



Zones

- Zone**
- General Residential Zone
 - High Density Residential Zone
 - General Rural Zone
 - Rural Production Zone
 - Local Centre Zone
 - Natural Open Space Zone
 - Open Space Zone

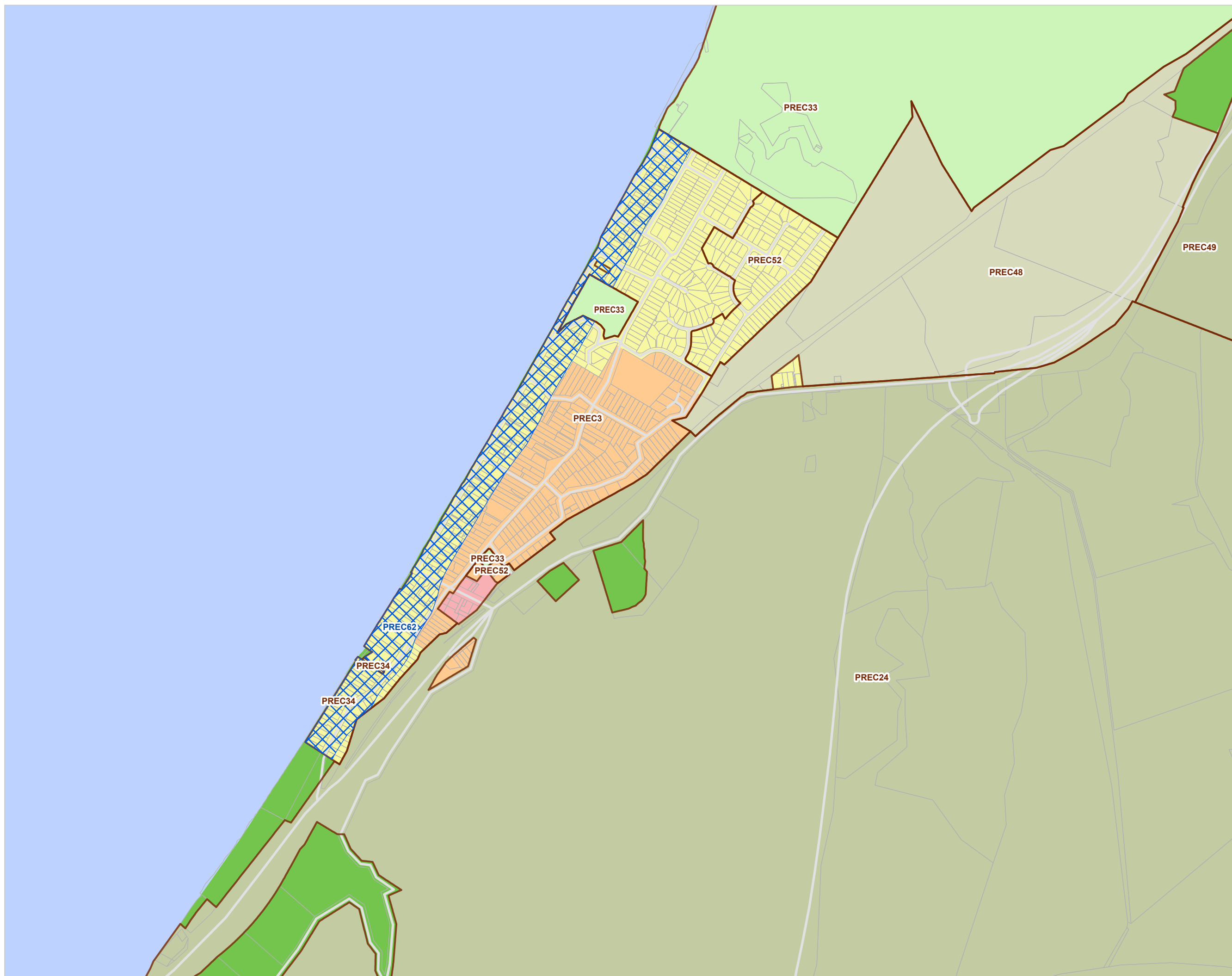
Precincts

- PREC3 - Beach Residential Precinct
- PREC24 - Rural Hills Precinct
- PREC33 - Open Space Recreation Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC48 - Rural Dunes Precinct
- PREC49 - Rural Plains Precinct
- PREC52 - General Residential Zone at Paekākāriki
- PREC62 - Coastal Qualifying Matter Precinct (GRZ)

Context

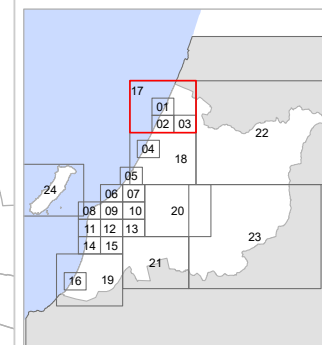
- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:11,000 / A3



DISTRICT PLAN

**Map 17 Zones
& Precincts**



Zones

- Zone**
- General Residential Zone
 - General Rural Zone
 - Rural Production Zone
 - Rural Lifestyle Zone
 - Town Centre Zone
 - General Industrial Zone
 - Natural Open Space Zone
 - Open Space Zone
 - Future Urban Zone

Precincts

- PREC3 - Beach Residential Precinct
- PREC17 - County Road Ōtaki Low Density Precinct
- PREC18 - Eco-Hamlet Precinct
- PREC24 - Rural Hills Precinct
- PREC32 - Ōtaki South Precinct
- PREC33 - Open Space Recreation Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC35 - Open Space Private Recreation and Leisure Precinct
- PREC47 - General Residential Zone at Ōtaki
- PREC48 - Rural Dunes Precinct
- PREC49 - Rural Plains Precinct
- PREC62 - Coastal Qualifying Matter Precinct (GRZ)
- PREC67 - Ōtaki Takiwā Precinct (GRZ)
- PREC68 - Ōtaki Takiwā Precinct (TCZ)

Specific Controls

- Height Variation Control Area

Miscellaneous

- Ōtaki North Urban Boundary

Context

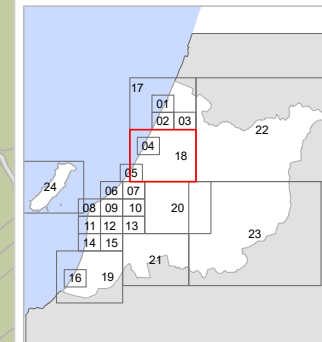
- Main Roads
- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:33,000 / A3



DISTRICT PLAN

**Map 18 Zones
& Precincts**



Zones

- Zone**
- General Residential Zone
 - General Rural Zone
 - Rural Production Zone
 - Rural Lifestyle Zone
 - General Industrial Zone
 - Natural Open Space Zone
 - Open Space Zone

Precincts

- PREC21 - Peka Peka North Rural Residential Precinct
- PREC24 - Rural Hills Precinct
- PREC32 - Ōtaki South Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC47 - General Residential Zone at Ōtaki
- PREC48 - Rural Dunes Precinct
- PREC49 - Rural Plains Precinct
- PREC50 - General Residential Zone at Te Horo
- PREC51 - General Residential Zone at Peka Peka
- PREC61 - Waikanae North Eco Hamlet Precinct
- PREC62 - Coastal Qualifying Matter Precinct (GRZ)

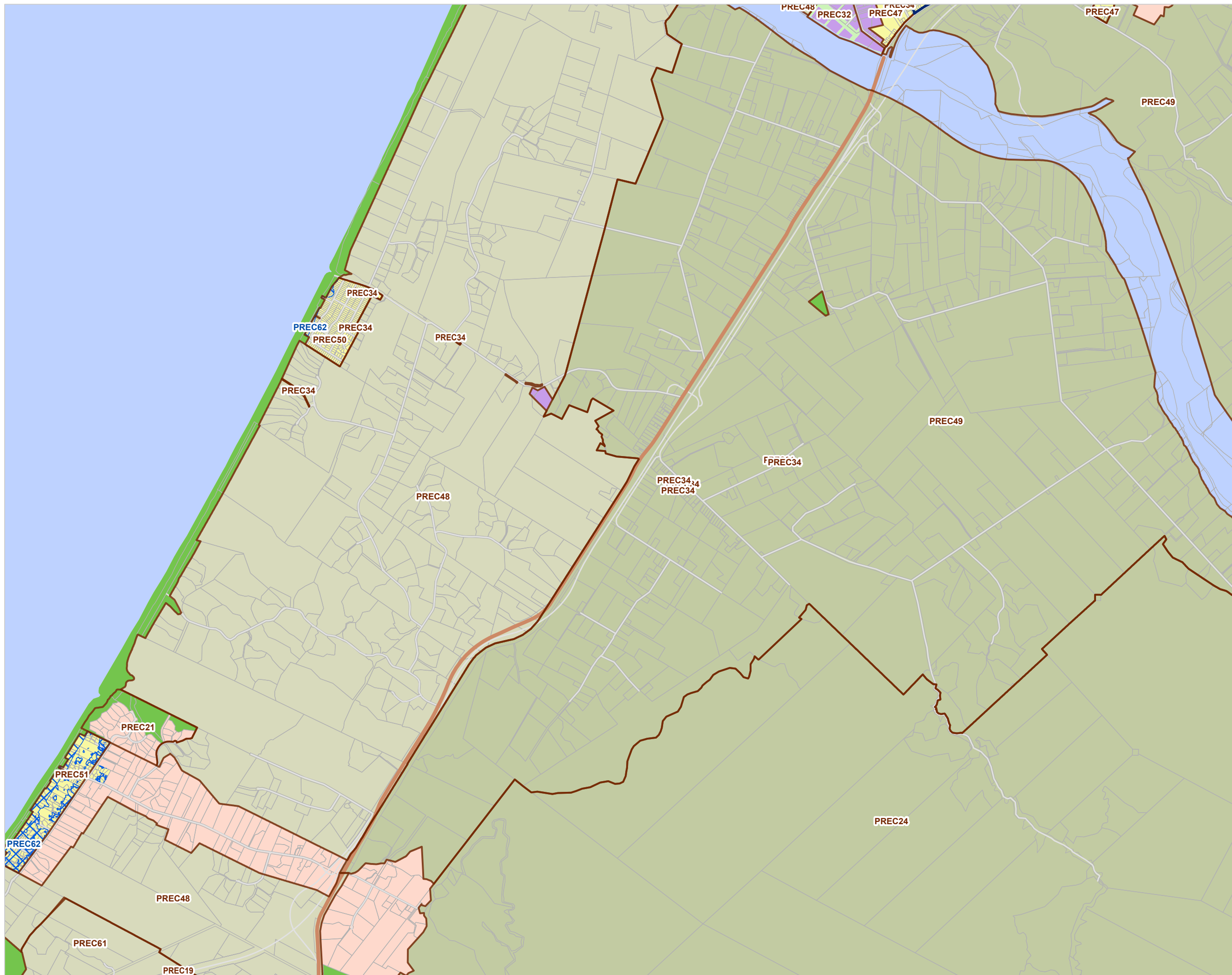
Specific Controls

- Height Variation Control Area

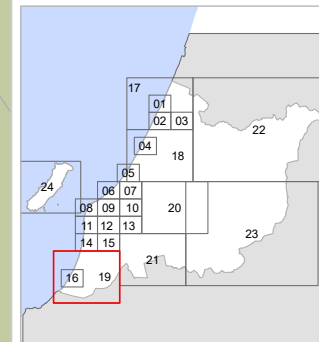
Context

- Main Roads
- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:33,000 / A3



DISTRICT PLAN
Map 19 Zones & Precincts



Zones

- Zone**
- General Residential Zone
 - High Density Residential Zone
 - General Rural Zone
 - Rural Production Zone
 - Local Centre Zone
 - Natural Open Space Zone
 - Open Space Zone

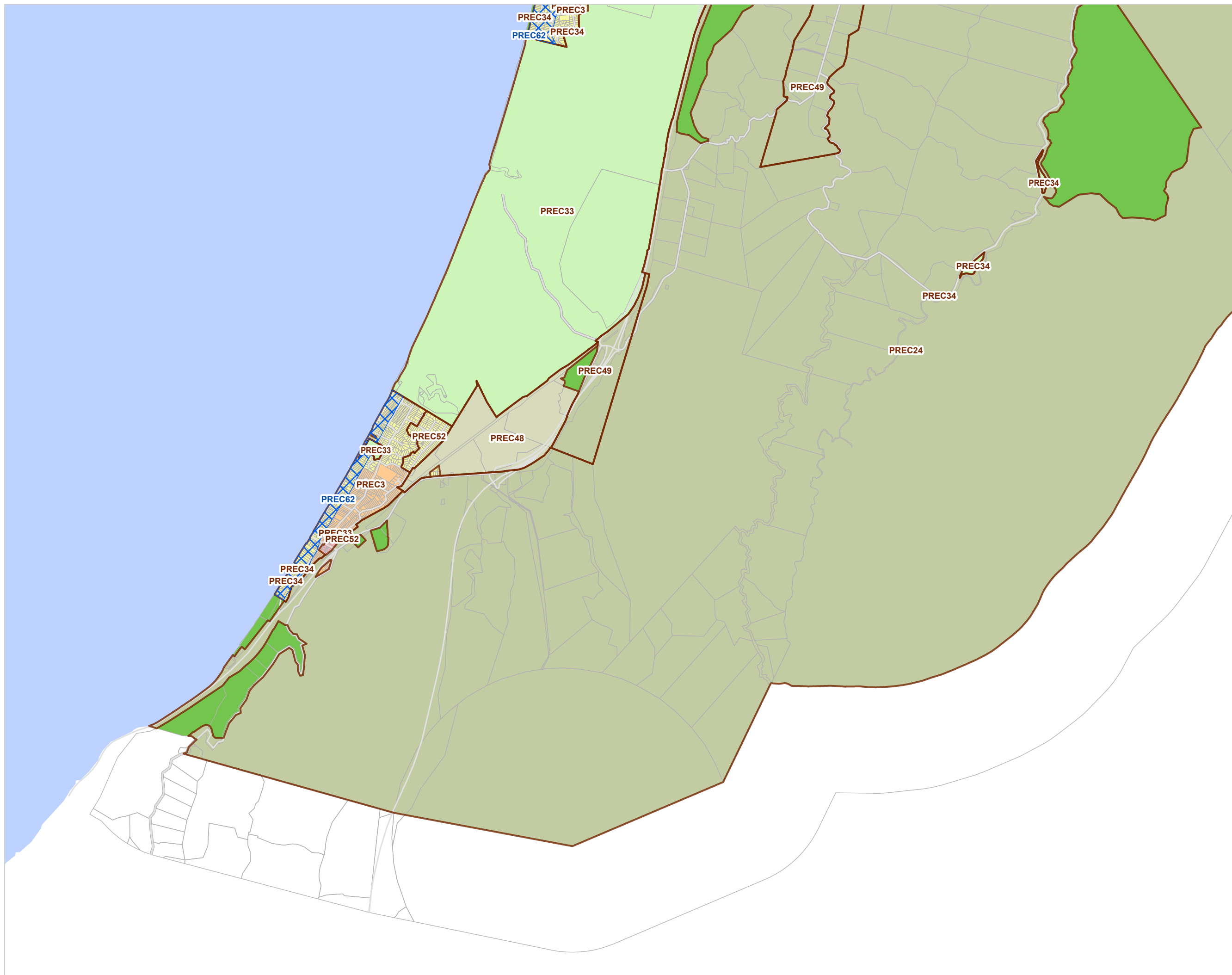
Precincts

- PREC3 - Beach Residential Precinct
- PREC24 - Rural Hills Precinct
- PREC33 - Open Space Recreation Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC48 - Rural Dunes Precinct
- PREC49 - Rural Plains Precinct
- PREC52 - General Residential Zone at Paekākāriki
- PREC62 - Coastal Qualifying Matter Precinct (GRZ)

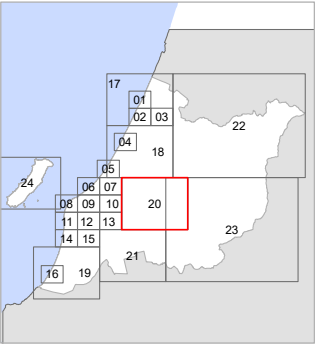
Context

- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:33,000 / A3



DISTRICT PLAN
Map 20 Zones
& Precincts



Zones

- Zone**
- General Residential Zone
 - General Rural Zone
 - Rural Production Zone
 - Rural Lifestyle Zone
 - Natural Open Space Zone
 - Open Space Zone

Precincts

- PREC24 - Rural Hills Precinct
- PREC33 - Open Space Recreation Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC48 - Rural Dunes Precinct
- PREC49 - Rural Plains Precinct
- PREC61 - Waikanae North Eco Hamlet Precinct

Miscellaneous

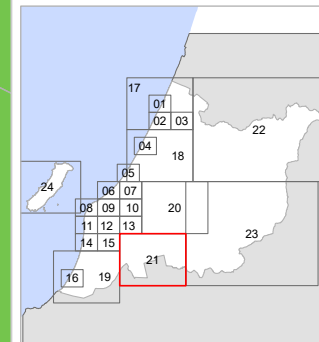
- Waikanae North Urban Edge

Context

- Main Roads
- Roads
- Land Parcel

DISTRICT PLAN

**Map 21 Zones
& Precincts**



Zones

- Zone**
-  Rural Production Zone
 -  Rural Lifestyle Zone
 -  Natural Open Space Zone

Precincts

-  PREC24 - Rural Hills Precinct

Context

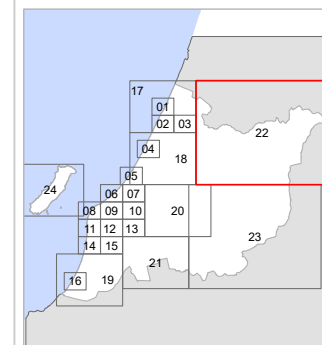
-  Roads
-  Land Parcel

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:33,000 / A3



DISTRICT PLAN

**Map 22 Zones
& Precincts**



Zones

- Zone**
- General Residential Zone
 - General Rural Zone
 - Rural Production Zone
 - Rural Lifestyle Zone
 - Natural Open Space Zone
 - Open Space Zone

Precincts

- PREC17 - County Road Ōtaki Low Density Precinct
- PREC24 - Rural Hills Precinct
- PREC33 - Open Space Recreation Precinct
- PREC34 - Open Space Local Parks Precinct
- PREC47 - General Residential Zone at Ōtaki
- PREC48 - Rural Dunes Precinct
- PREC49 - Rural Plains Precinct

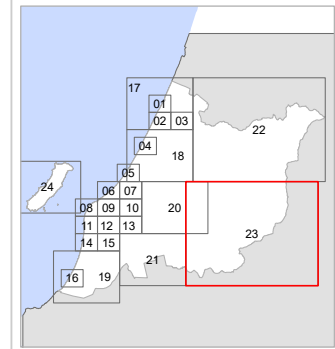
Context

- Main Roads
- Roads
- Land Parcel
- Sea / River Corridors

Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:66,000 / A3



DISTRICT PLAN
Map 23 Zones & Precincts



Zones

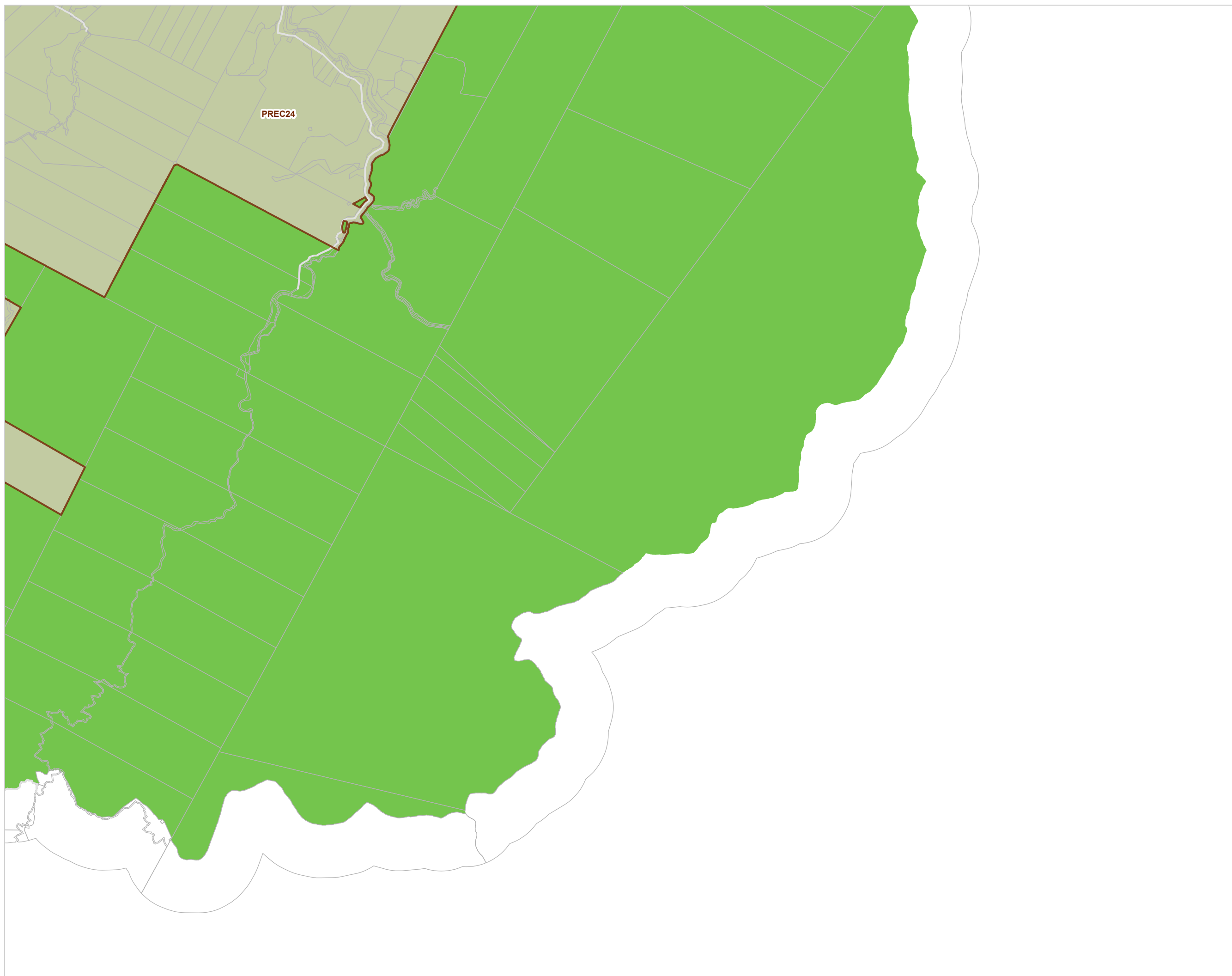
- Zone**
-  Rural Production Zone
 -  Natural Open Space Zone

Precincts

-  PREC24 - Rural Hills Precinct

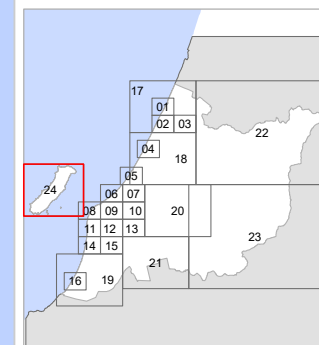
Context

-  Roads
-  Land Parcel



DISTRICT PLAN

**Map 24 Zones
& Precincts**



Zones

Zone

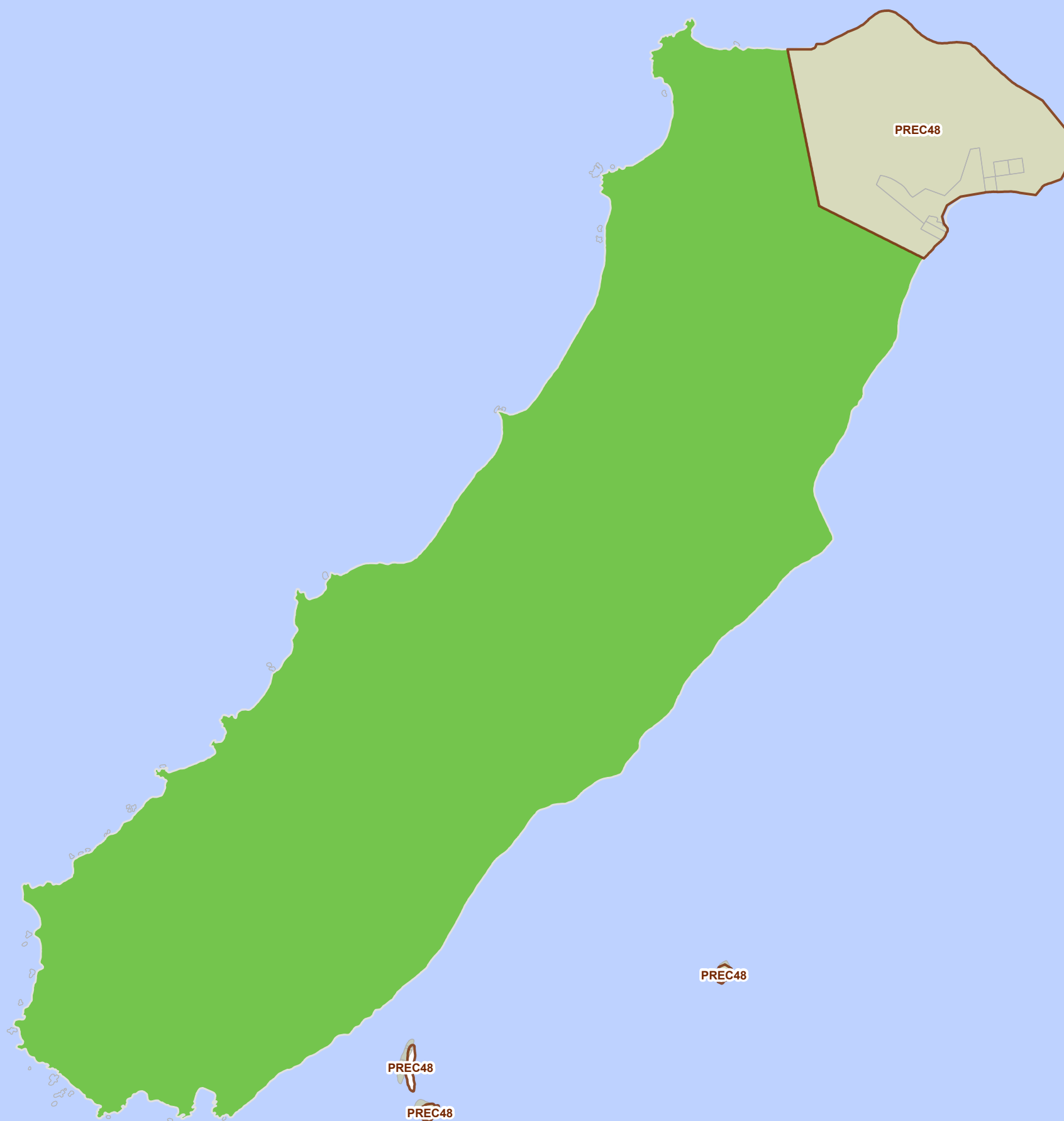
- General Rural Zone
- Natural Open Space Zone

Precincts

- PREC48 - Rural Dunes Precinct

Context

- Roads
- Land Parcel
- Sea / River Corridors



Operative Date: Sept 2023
Amended Date: April 2025
Scale: 1:33,000 / A3

