

COASTAL SETTLEMENTS AND RURAL TOWNSHIPS

SMART GROWTH
ENVIRONMENTALLY
RESPONSIBLE
DURABLE
INFRASTRUCTURE
DELIVERING ON PROJECT THRIVE



Top: We are ensuring the draft District Plan protects our fragile coastal environment for future generations.

Above: The draft District Plan is working to retain the unique character of our coastal settlements and rural townships.

"My family and I have lived in Porangahau for the last 39 years. This draft District Plan helps to safeguard the unique natural environment, tranquillity and character that we've enjoyed, for my grandchildren and the generations to come."

Roseanne Steele, Porangahau



Our coastal environment is special and has different land and resource use issues to other parts of the district. By addressing the coastal environment within our draft District Plan, we can protect its natural character areas, manage coastal settlement sizes and protect its high natural character areas and landscapes.

Central Hawke's Bay is home to diverse communities with different needs – so we have recognised this within the draft District Plan by treating our rural townships and coastal settlements differently.

The Coastal Policy Statement requires that we identify and protect coastal areas, because they are fragile in ways that inland areas are not. We also have responsibilities to consider development in coastal areas in relation to natural hazards that occur in these environments.

By identifying and protecting the coastal environment in our draft District Plan, we are ensuring that we protect the natural character areas of the coastal environment, also protecting coastal landscapes.

New provisions in the draft District Plan provide for commercial, retail,

and industrial activities that are appropriate to the scale and character of the coastal and rural settlements.

These new provisions also aim to protect the unique character and heritage features of our rural townships, such as Ongaonga and Otane.

If you'd like to learn more about how our draft District Plan proposes to provide for our coastal settlements and rural townships, head to chapters 7, 24 and 25.



**DO YOU SUPPORT
restricting new
commercial and
industrial activity
in settlements
and townships
to protect their
special character?**



THE ISSUES

- Our rural and coastal settlements have different character and amenity values and we want to recognise and protect these diverse values in our settlements.
- Our current District Plan allows for industrial and commercial development in our rural and coastal townships, which can impact on the special character of these areas.
- Our rural townships provide a valuable service role to the rural areas, while our coastal settlements have a stronger focus on holidays and recreation use.

WHAT ARE THE DIFFERENT ZONES

RURAL TOWNSHIPS ZONE

This zone replaces our rural townships in the current District Plan.

- Including the townships of Ongaonga, Otane, Porangahau, Takapau, Tikokino & Elsthorpe.
- Replaces Rural Settlements Zone in the current District Plan.
- There is little change to provisions in the current District Plan.
- This zone emphasises and retains recognition of the role as rural service towns.
- We have also increased the minimum lot size to meet on-site wastewater servicing.

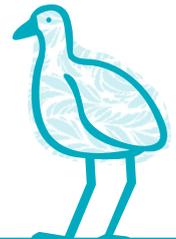
DRAFT DISTRICT PLAN RESPONSE

- We have updated the coastal margin ('Coastal Environment Area') and identified areas of high natural character in the coastal area, shown on the planning maps.
- The Coastal Environment Area retains the underlying rural zoning – now called the Rural Production zone.
- We are proposing to not increase the size of townships/settlements (extent of zones remains the same) such as Porangahau/Otane. This means the zone boundaries will remain the same.

COASTAL SETTLEMENTS ZONE

This is a new zone (previously in the Townships Zone) that provides for residential-scale activities.

The settlements in this zone include Kairakau, Mangakuri, Pourerere, Blackhead & Te Paerahi (*but not Shoal Beach or Whangaehu, which remain within the Rural Zone*).



Proposed Rural Township and Coastal Settlement Zones and Subdivision Sizes

ZONE	MINIMUM NET SITE AREA	CURRENT DISTRICT PLAN
RURAL TOWNSHIPS ZONE	600m ² (<i>reticulated sewerage</i>)	350m ² (<i>reticulated sewerage</i>)
	1000m ² (<i>no reticulated sewerage</i>)	
COASTAL SETTLEMENTS ZONE	800m ² (<i>reticulated sewerage</i>)	1000m ² (<i>no reticulated sewerage</i>)
	1000m ² (<i>no reticulated sewerage</i>)	
	1500m ² (<i>Mangakuri Beach – no reticulated sewerage</i>)	

