

## Hastings Road Zone Changes



### Overview

This land has been previously identified as an Urban Growth Area.

Preliminary meetings have been held with directly affected landowners in relation to the re-zoning of the land for residential purposes.



### Current Rules

- The land in question is currently zoned as Rural.



### Key Changes Proposed

As illustrated on the map, part of the land is proposed to be rezoned as Suburban Residential which can be developed to an average of 470m<sup>2</sup> per lot with a minimum nett area of 325m<sup>2</sup>.

Part of the land is proposed to be rezoned as Rural Residential which can be developed to a minimum density of 3000m<sup>2</sup> per lot and an average of 4000m<sup>2</sup>.



### Reason for the Change

Several studies have been done including geotechnical, archaeological, traffic and urban planning and a structure plan (showing the main infrastructure requirements and locations) prepared. The proposed zoning is based on these studies.

*(see detailed image over page)*

### Key Contact

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