

# Settlements Plan Change – Plan Change 53

This plan change is part of the Matamata-Piako District Plan review. The aim is to create appropriate plan provisions for our settlements and small rural house lots.

## Hinuera Information Sheet

This is an information sheet to help residents and stakeholders to understand the plan change and how it will help in our rural settlements.

### Hinuera - Basic facts:

Hinuera is a small settlement located along SH29 and Hinuera Road. The settlement has a mix of houses, industrial and storage activities, school and community facilities.

There is a public water supply but no public wastewater supply.

We have population projections for our settlement areas which show marginal population increase in the future within the settlement.

The current zone map and aerial for Hinuera are shown on the following pages.

This can lead to additional costs and red tape for anyone proposing new buildings or businesses or requesting alterations to their home, land or business.

### What changes are proposed?

The scope and nature of the plan change will only be finalised after consultation and feedback, so we welcome you to have your say.

At this stage, the following changes are under consideration:

- Boundary and height standards for building small rural house lots;
- A review of the zone provisions;
- Subdivision and housing densities;
- Community Halls;
- Potential areas for new subdivision;
- What type of commercial and industrial development should be supported; and
- Making sure development potential is aligned to infrastructure and services.

### Why is the plan change necessary?

We want to make sure our plans support our rural settlements and communities to help landowners make better use of their properties.

Currently Hinuera is a Rural Zone. The Rural Zone and rule provisions do not reflect the type and nature of buildings and land use within the settlement area.

### Need more information?

Please visit our website [mpdc.nz/settlements](http://mpdc.nz/settlements)

Or phone or email our Policy Planner João Paulo (who we call JP)

Email [jsilva@mpdc.govt.nz](mailto:jsilva@mpdc.govt.nz)

Ph 07 884 0060

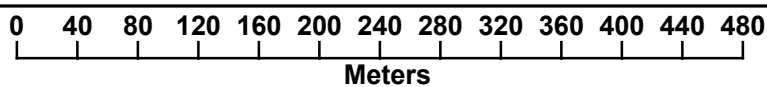




This aerial photography was flown Sep 2016-March 2018 (Urban), Jan-Mar 2012 (Rural).

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## Hinuera Aerial Imagery



Scale (when printed on A4)  
**1:5,000**

Date: 11/10/2019

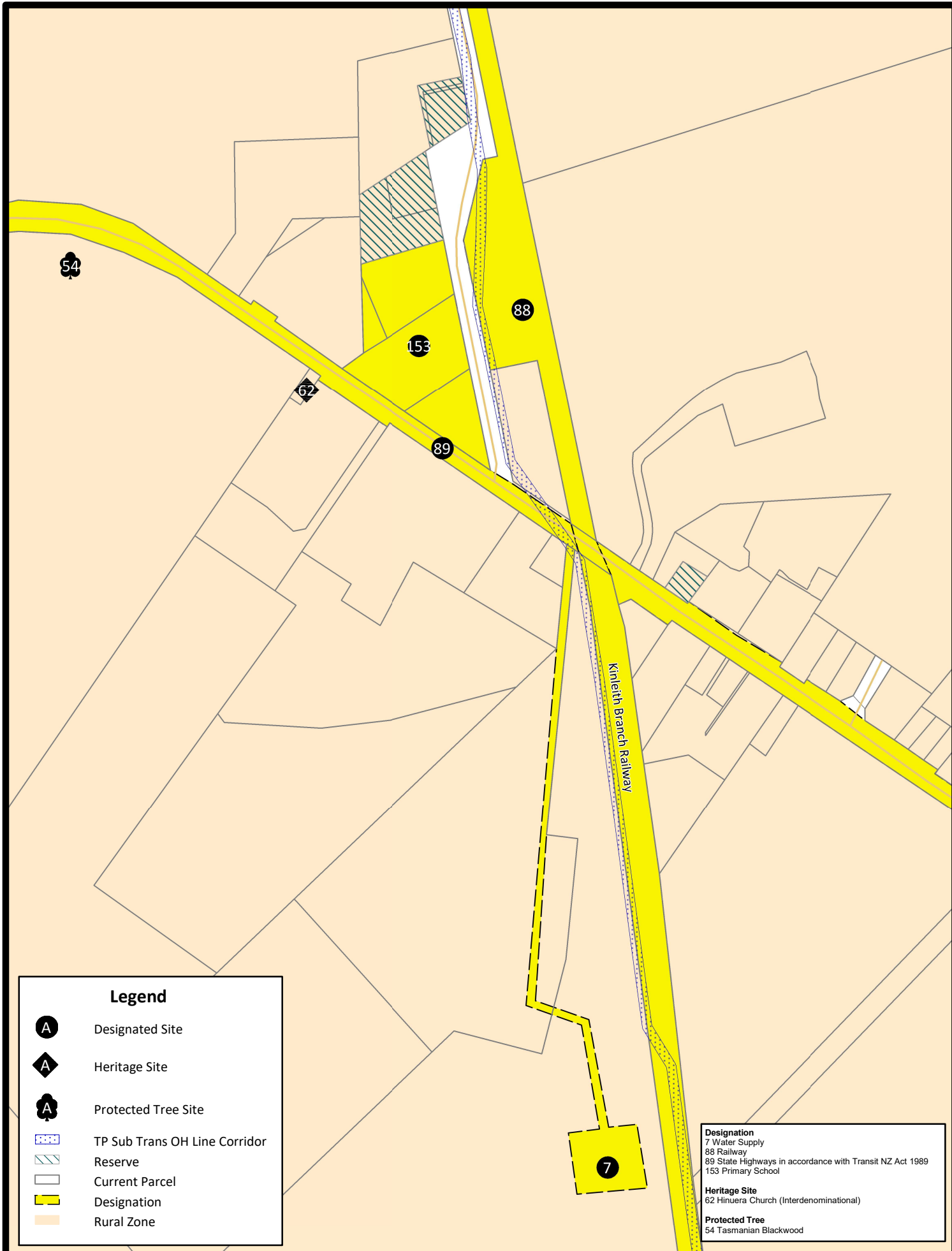
Authored: A Naea (MPDC)

Projection: NZTM 2000











**matamata  
piako**  
district council





### Legend

-  Designated Site
-  Heritage Site
-  Protected Tree Site
-  TP Sub Trans OH Line Corridor
-  Reserve
-  Current Parcel
-  Designation
-  Rural Zone

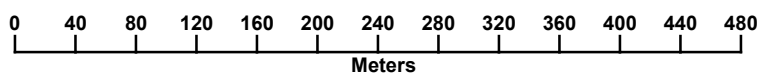
**Designation**  
 7 Water Supply  
 88 Railway  
 89 State Highways in accordance with Transit NZ Act 1989  
 153 Primary School

**Heritage Site**  
 62 Hinuera Church (Interdenominational)

**Protected Tree**  
 54 Tasmanian Blackwood

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### Hinuera District Plan



Scale (when printed on A4)  
**1:5,000**

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