

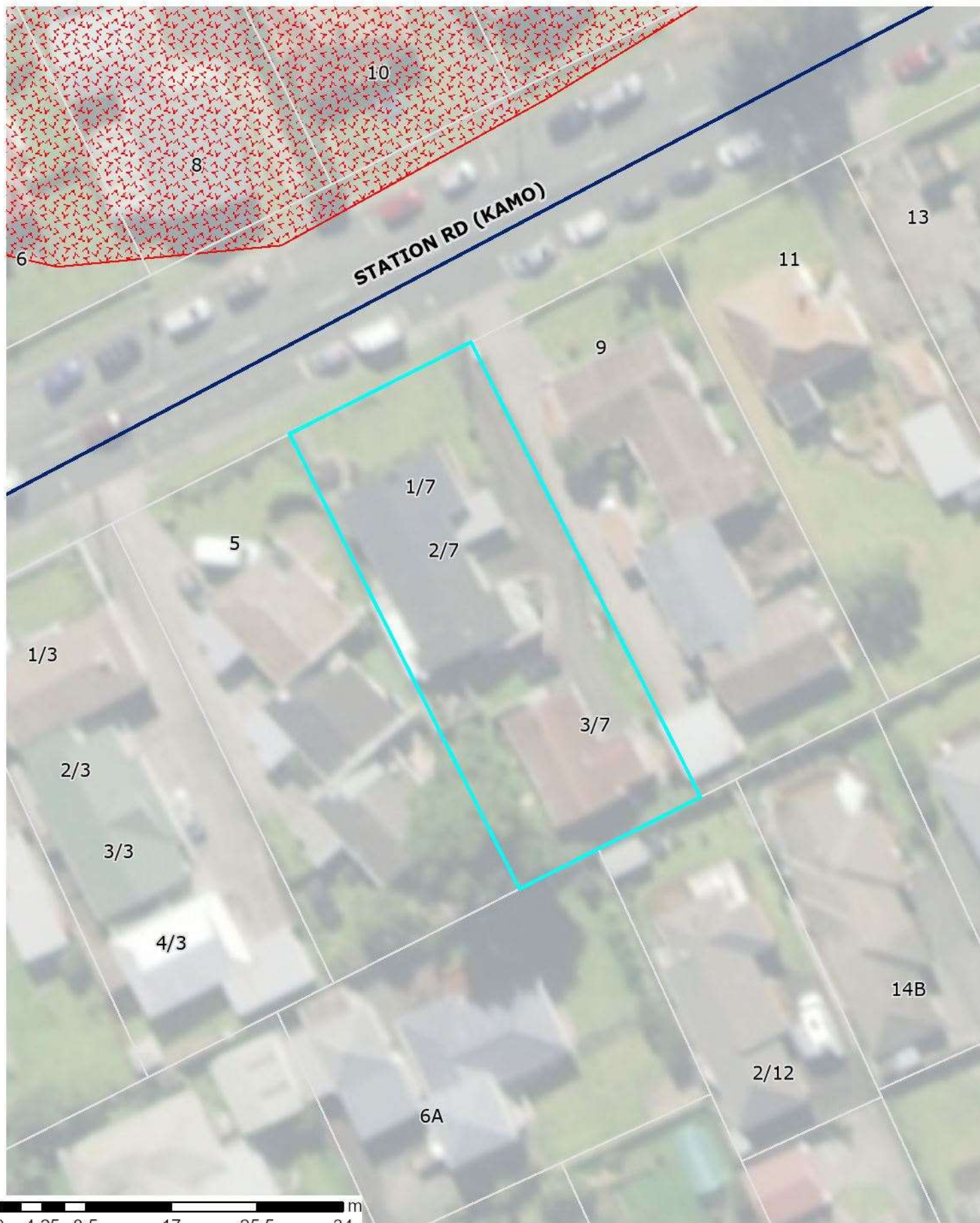
Property **Information maps**



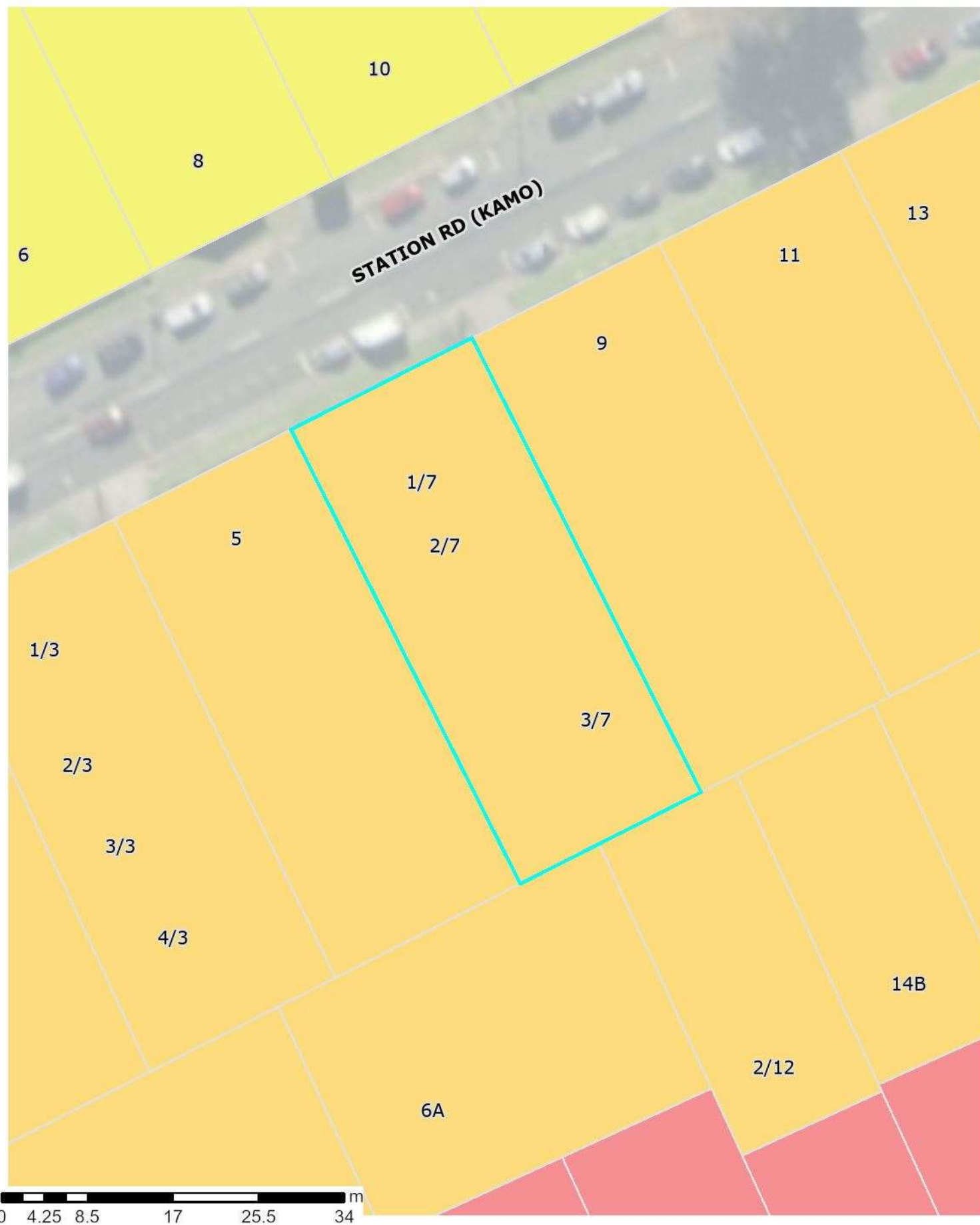


Water, Wastewater and Stormwater – Map Legend

Water	Stormwater	Stormwater Catchment and Flood Management	Wastewater
Water Point	Stormwater Point	Overland Flow Paths 2021	Wastewater Point
Actuator	End Structure	Modelled Catchment Flowpaths 2021	Backflow Device
WDC	WDC	0.2 ha to 0.4 ha	Private
Private	Private	0.4 ha to 1.0 ha	WDC
Backflow Device	Fitting Node	1.0 ha to 3.0 ha	Private
WDC	WDC	3.0 ha to 100.0 ha	WDC
Private	Private	100.0 ha and above	Private
Bore	GPT	Surface Depression Ponding Areas 2021	Fitting Node
WDC	WDC	0.200000 - 0.600000 m	WDC
Private	Private	0.600001 - 1.200000 m	Private
End Structure	Manhole	1.200001 - 2.000000 m	Manhole
WDC	WDC	2.000001 - 4.000000 m	WDC
Private	Private	4.000001 - 9.910000 m	Private
Fitting Node	Pump	Overland Flow Paths 2017	Meter
WDC	WDC	Catchment Area 2017	WDC
Private	Private	0.2 - 1.0 Ha	Private
Hydrant	Stormwater Inlet	1.0 - 2.0 Ha	Motor Control Centre
WDC	WDC	2.0 - 5.0 Ha	WDC
Private	Private	> 5.0 Ha	Private
Meter	Valve	Depression Storage Areas 2017	Pump
WDC	WDC	Depression Storage Areas	WDC
Private	Private		Private
Meter Manifold	Stormwater Line		Valve
WDC	Abandoned Pipe		WDC
Private	Abandoned Pipe		Private
Pump	Culvert		Wastewater Line
WDC	WDC		Abandoned Pipe
Private	Private		Abandoned Pipe
Valve	Drainage		Main
WDC	WDC		Rising Main (Pressure)
RED	Private		Sewer Gravity Main
Private	Main		Private
Water Line	Service Line		Other
Abandoned Pipe	WDC		Process Pipework
Abandoned Pipe	Private		WDC
Trunk Main	Surface Drain		Private
WDC	WDC		Service Line
Private	Private		WDC
Other Main	Stormwater Area Basin		Private
WDC	WDC		Wastewater Area Chamber
Private	Private		Chamber
Process Pipework	Chamber		WDC
WDC	WDC		Private
Private	Private		Pressure Sewer System
Reticulation			Public
WDC			Private
Private			
Service Line			
WDC			
Private			
Water Area Chamber			
WDC			
Private			
Reservoir			
WDC			




















Operative District Plan - Area Specific Matters



Operative District Plan – Map Legend

District-Wide Matters

Energy, Infrastructure and Transport

-  Airport Runway
-  Indicative Road
-  National Road
-  Regional Road
-  Arterial Road
-  Primary Collector Road
-  Secondary Collector Road
-  Low Volume Road
-  Access Road
-  Strategic Road Protection Area
-  Strategic Railway Protection Line
-  National Grid Tower
-  Northpower Tower CEL-Cat1
-  National Grid Line
-  Northpower Overhead Critical Line Cel-Cat1
-  Northpower Critical Overhead Lines CEL
-  Northpower Critical Underground Lines CEL

Hazards and Risks

-  Coastal Erosion Hazard 1
-  Coastal Erosion Hazard 2
-  Flood Susceptible Areas
-  Mining Hazard Area 1
-  Mining Hazard Area 2
-  Mining Hazard Area 3

Historical and Cultural Values

-  Notable Tree Overlay
-  Heritage Item Overlay
-  Heritage Area Overlay
-  Sites of Significance to Maori
-  Areas of Significance to Maori

Natural Environment Values

-  Esplanade Priority Area
-  Coastal Marine Area (CMA) boundary
-  Goat Control Areas
-  Outstanding Natural Feature
-  Outstanding Natural Landscape

General District-Wide Matters

-  Air Noise Boundary
-  Outer Control Boundary
-  Helicopter Hovering Area
-  Noise Control Boundary Overlay
-  Rail noise alert area
-  Rail vibration alert area
-  QRA Quarrying Resource Area
-  QRA Mining Area
-  QRA Buffer Area
-  QRA 500m Indicative Setback
-  Coastal Environment Overlay
-  Outstanding Natural Character Area
-  High Natural Character Area

Area Specific Matters

-  Designation
-  Precinct
-  Development Area

Residential Zones

-  Large Lot Residential Zone
-  Low Density Residential Zone
-  General Residential Zone
-  Medium Density Residential Zone

Rural Zones

-  Rural Production Zone
-  Rural Lifestyle Zone
-  Settlement Zone Residential Sub-Zone
-  Settlement Zone Centre Sub-Zone
-  Settlement Zone Industry Sub-Zone

Commercial and Mixed Use Zones

-  Local Centre Zone
-  Neighbourhood Centre Zone
-  Commercial Zone
-  Mixed Use Zone
-  Town Centre Zone
-  City Centre Zone

Industrial Zones

-  Light Industrial Zone
-  Heavy Industrial Zone

Open Space and Recreation Zones

-  Natural Open Space Zone
-  Open Space Zone
-  Sport and Active Recreation Zone

Special Purpose Zones

-  Airport Zone
-  Future Urban Zone
-  Fonterra Kauri Milk Processing SRIZ – Ancillary Irrigation Farms
-  Hospital Zone
-  Port Zone
-  Ruakaka Equine Zone
-  Shopping Centre Zone
-  Strategic Rural Industries Zone
-  Waterfront Zone

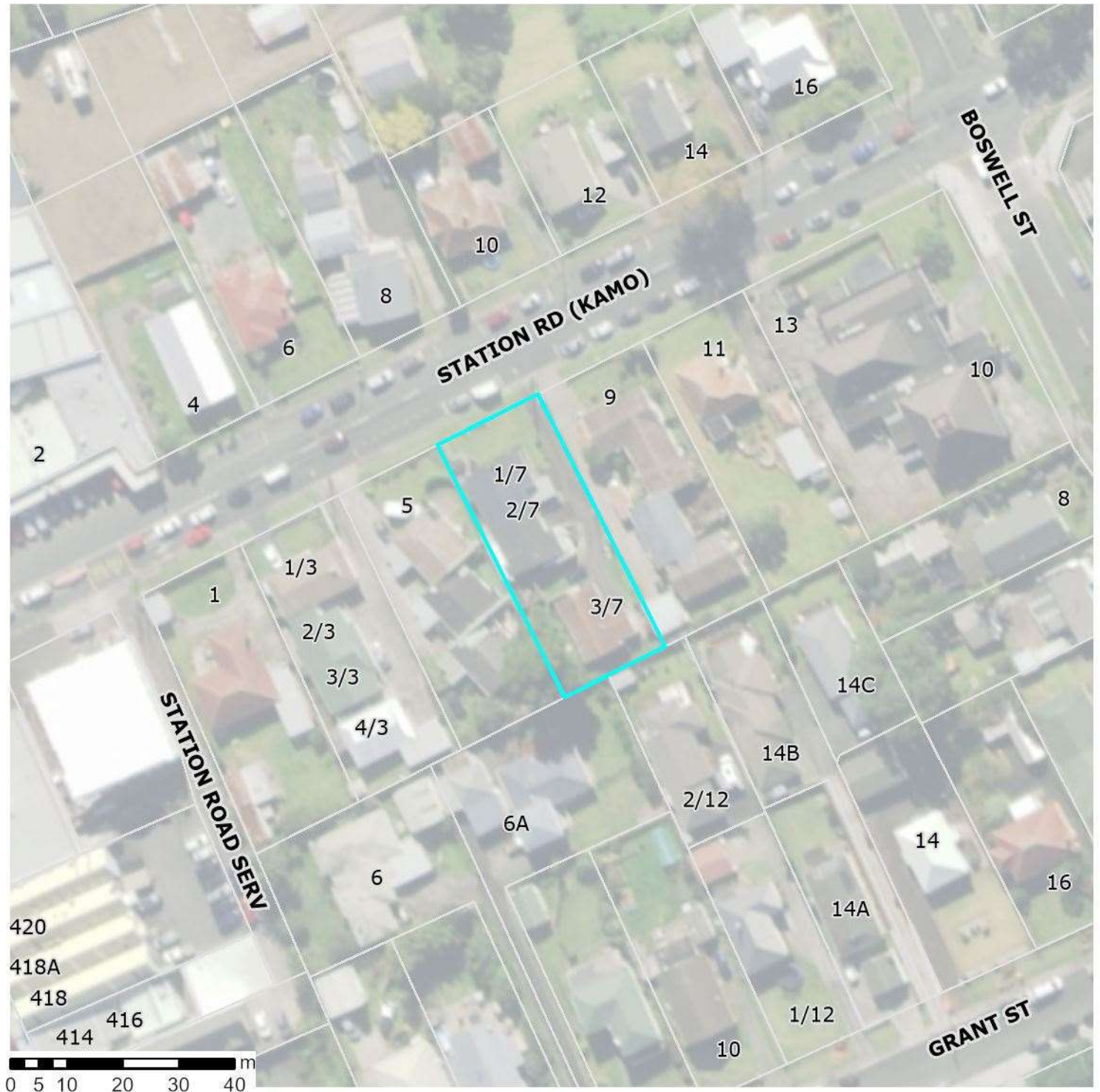
The information displayed is schematic only and serves as a guide.

It has been compiled from Whangarei District Council records and is made available in good faith, but its accuracy or completeness is not guaranteed.

The Whangarei District Council district plan GIS data was created at a specific point in time.

Land parcel Information is sourced from the Land Information New Zealand (LINZ) Data Service. The LINZ land parcel information may be updated by LINZ at any time from that time, which may result in misalignments with Whangarei District Council information.

District Plan Change 1 - Natural Hazards Coastal Erosion and Coastal Flooding



PC1 - Natural Hazards

2 October 2025

Coastal Erosion Hazards

- CEHA 0 (Current)
- CEHA 1 (50 years)
- CEHA 2 (100 years)
- CEHA 3 (100 years + Rapid Sea Level Rise Scenario)

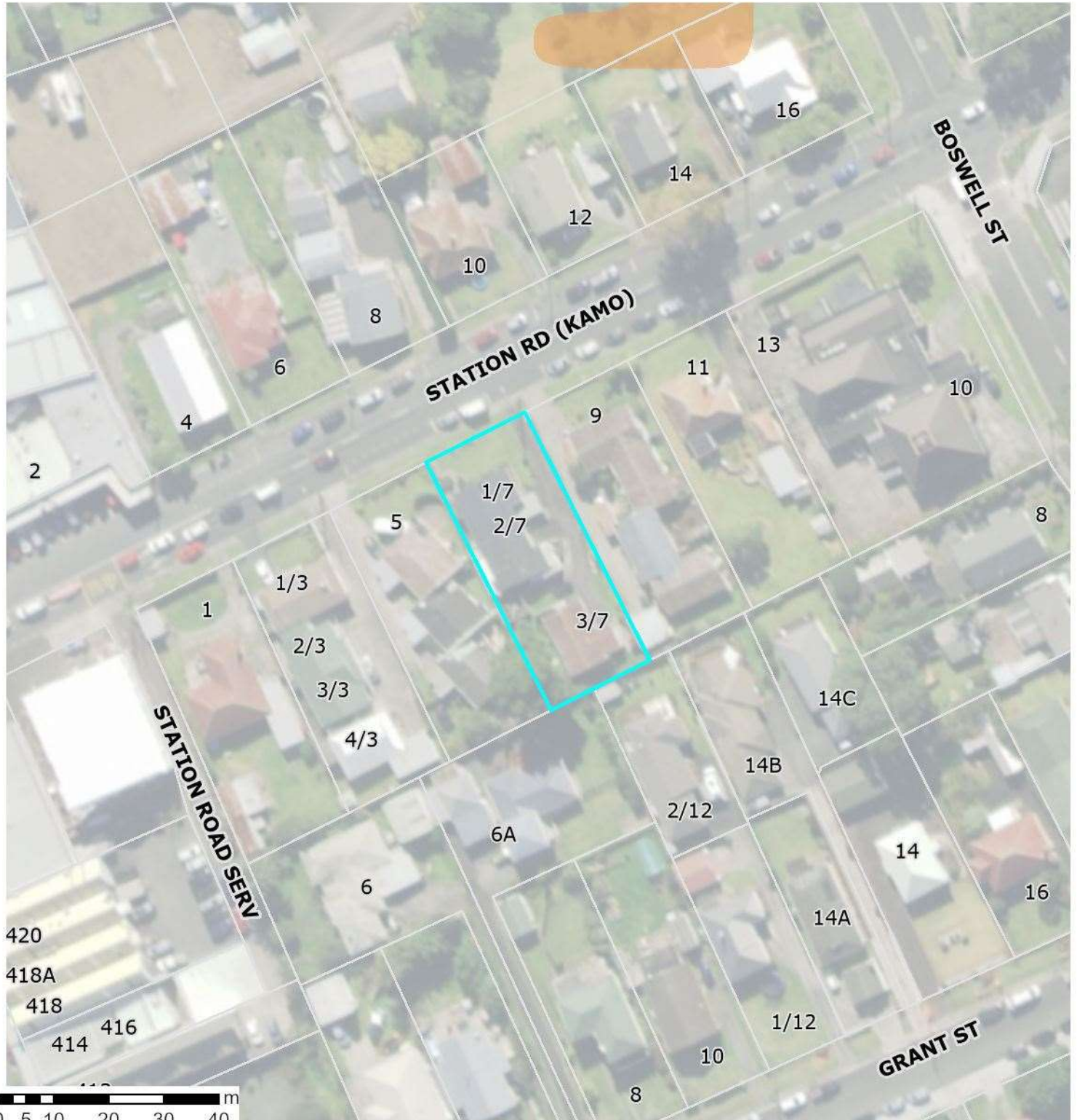
Coastal Flood Hazards

- ▮ CFHA 0 (Current)
- ▮ CFHA 1 (50 years)
- ▮ CFHA 2 (100 years)
- ▮ CFHA 3 (100 years + Rapid SLR Scenario)

Scale 1:1,000





District Plan Change 1 - Natural Hazards Land Instability



PC1 - Natural Hazards

Land Instability

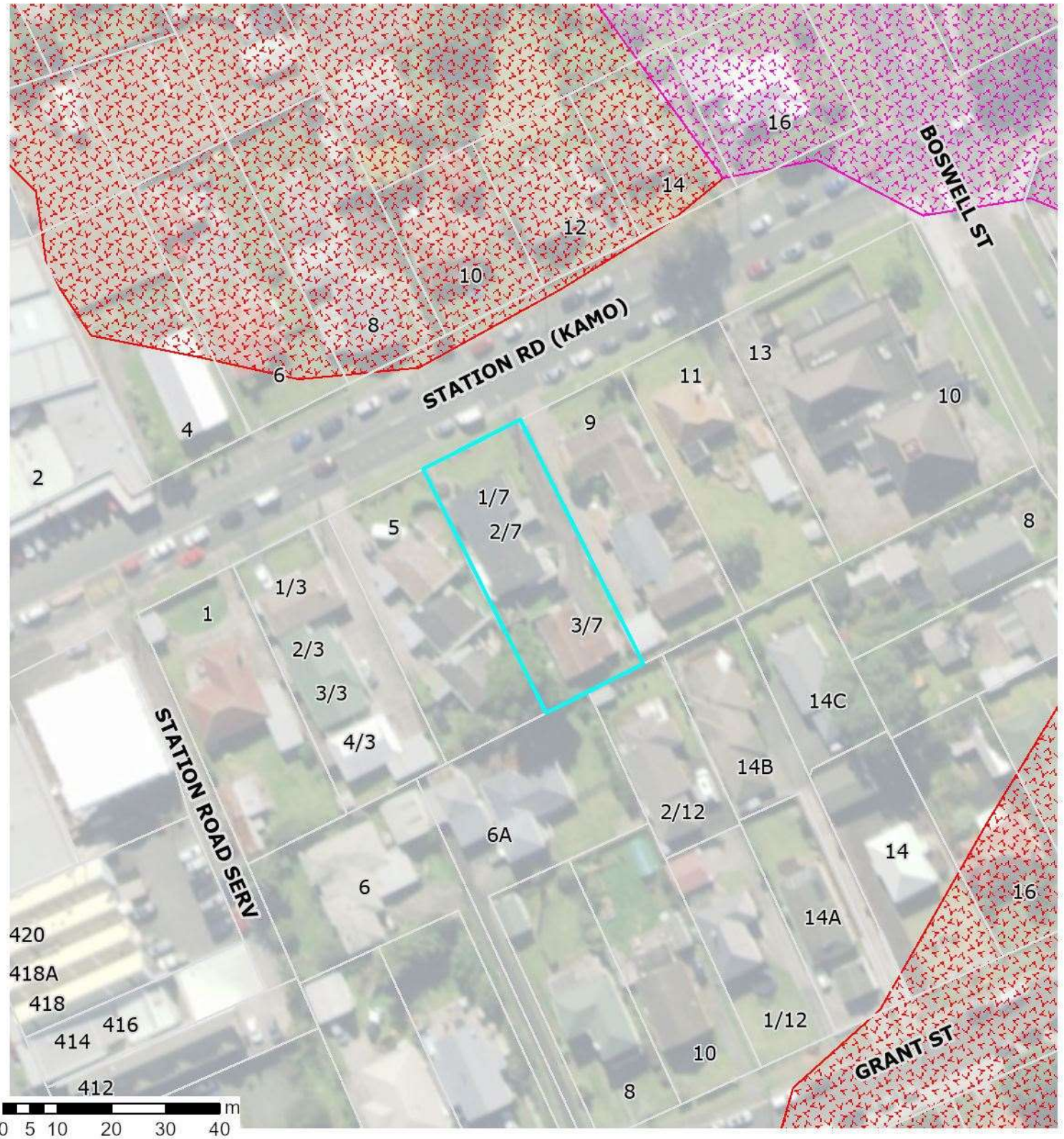
-  High Susceptibility to Land Instability
-  Moderate Susceptibility to Land Instability

2 October 2025

Scale 1:1,000




District Plan Change 1 - Natural Hazards Mining Subsidence or Precinct



PC1 - Natural Hazards
Mining Subsidence Hazard Area

-  Mining Hazard Area 1
-  Mining Hazard Area 2
-  Mining Hazard Area 3

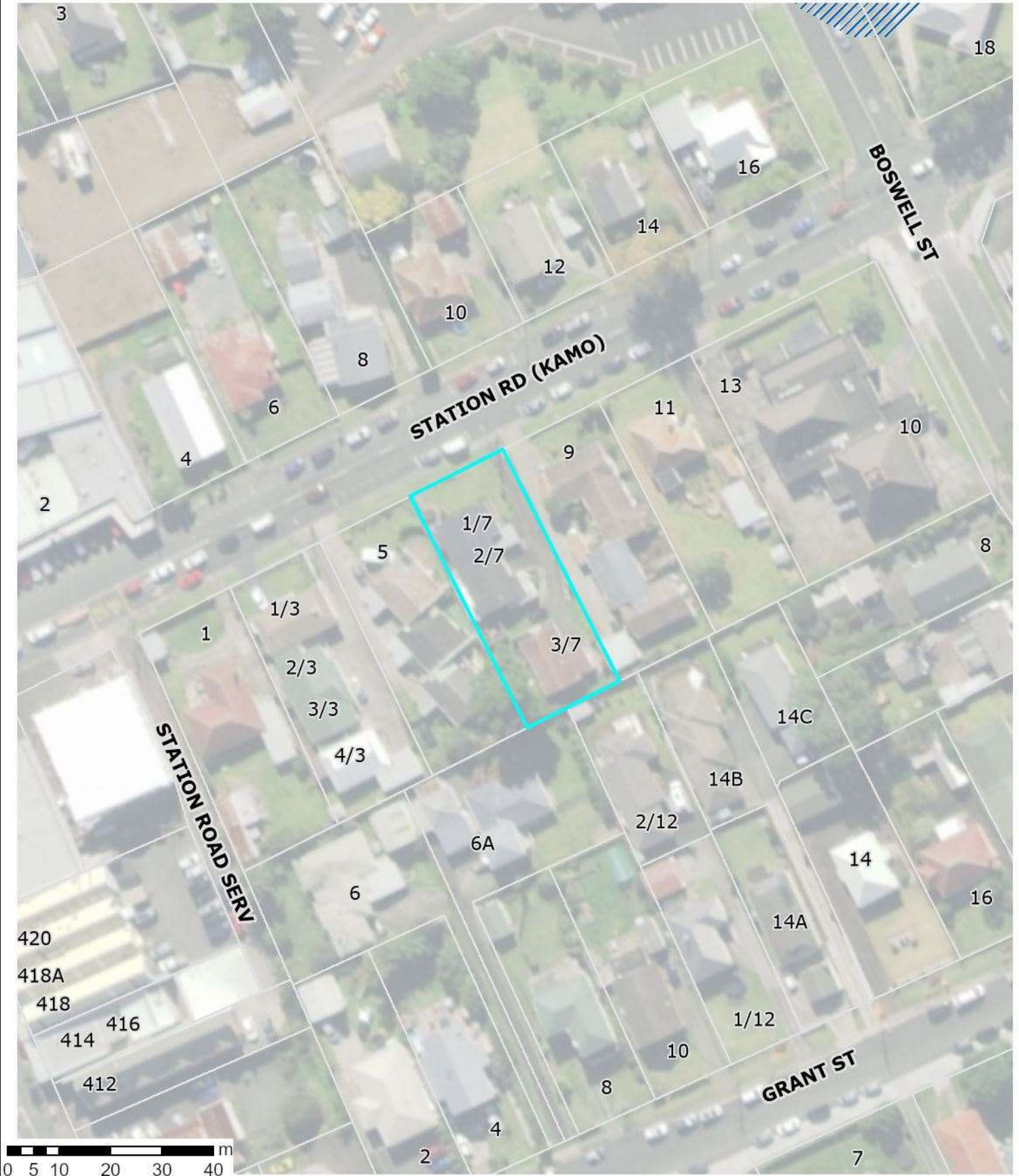
Precinct




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Scale 1:1,000



Information provided on this map forms part of Plan Change 1 – Natural Hazards.
To view the maps and see how the changes may affect the property please visit:
<https://www.wdc.govt.nz/Services/Planning/District-Plan-changes/Current-plan-changes>.

Flood Susceptibility Review



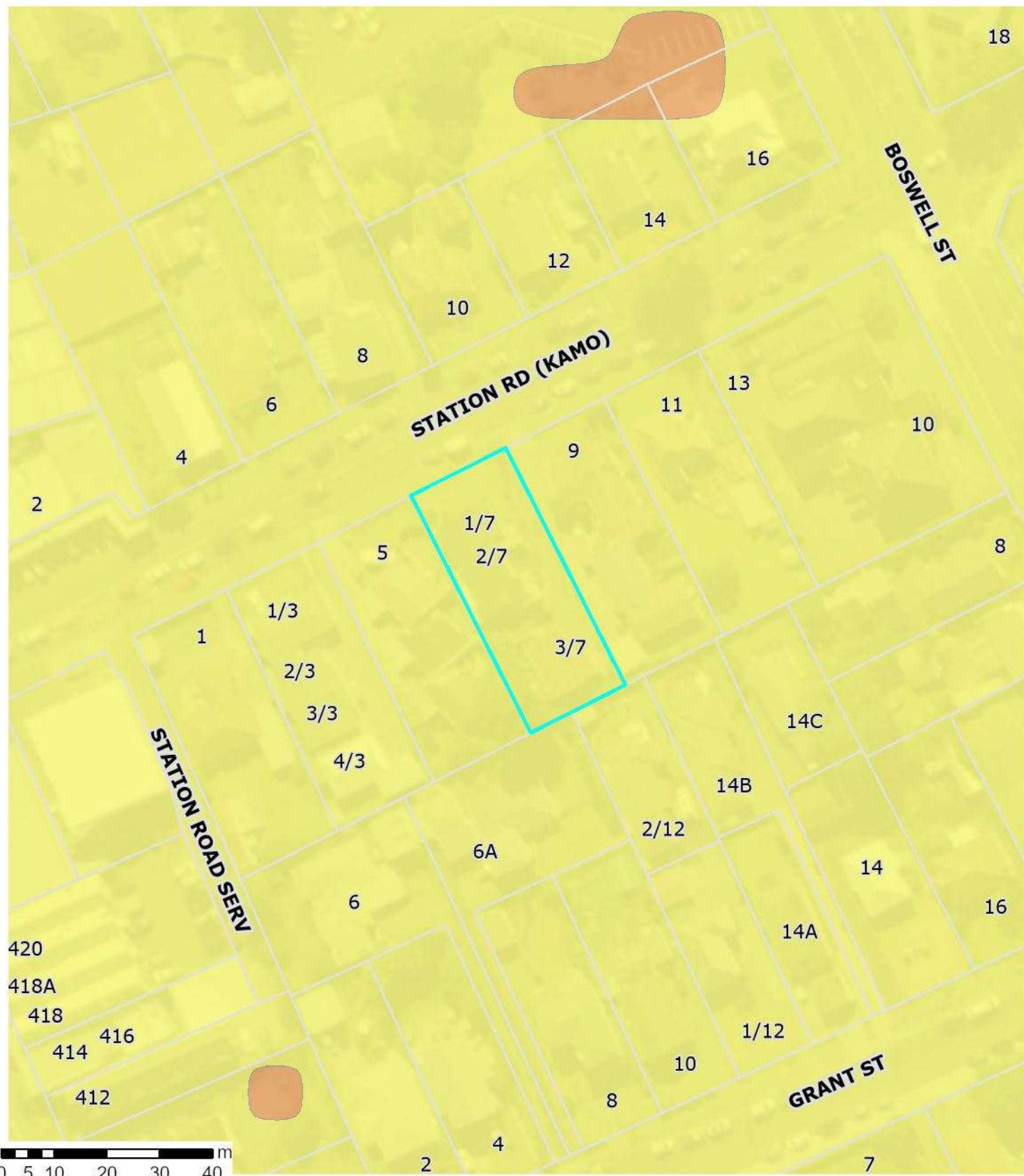
-  Accepted by Council Decision for District Plan
-  Variation not accepted by Council

Flood susceptibility areas are symbolized to show both the information from the District Plan Flood Susceptible Areas: 'Accepted by Council Decision' (in diagonal blue) and Additional Flood Susceptible Areas: 'Yet to be accepted by Council' (in diagonal green). Floods information shown is approximate and should not be used as a replacement for site specific investigation and assessments. The absence of hazard information shown does not mean that there is none, only that the information may not yet have been collected.

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Scale 1:1,000



Land Instability



Landslide Susceptibility Zone

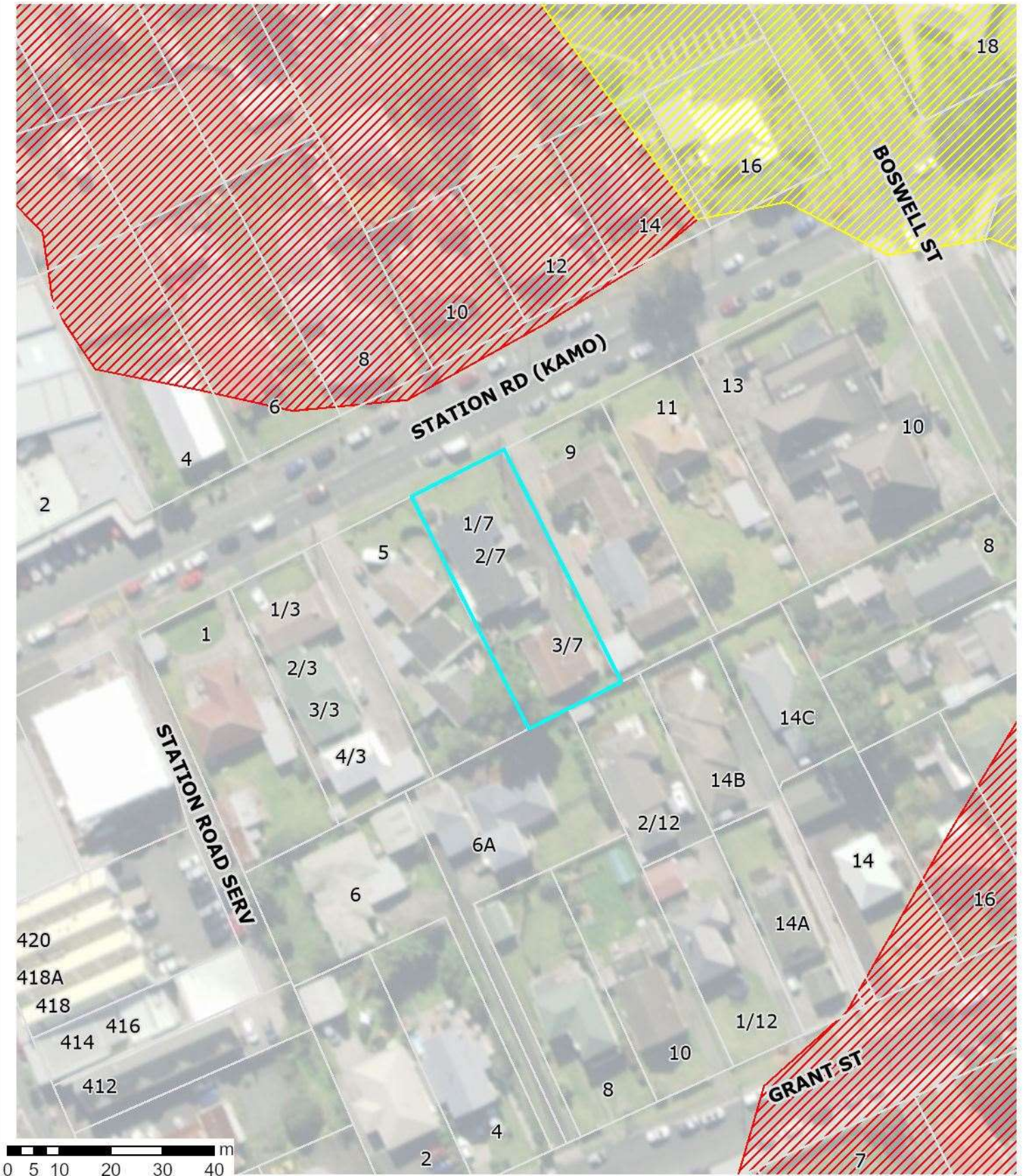
- High
- Moderate
- Low

Whangarei District Council holds indicative information on land stability hazard for Whangarei. The Whangarei District Council may require site-specific investigations before granting future subdivision or building consent for the property, depending on the level of stability risk of the area the property is in. Tonkin + Taylor Ltd Landslide Susceptibility assessment report: <https://www.wdc.govt.nz/files/assets/public/documents/council/reports/hazard-reports/land-stability/landslide-susceptibility-technical-report.pdf>

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Scale 1:1,000



Mine Zones



Mine Zones

-  Mine Zone 1
-  Mine Zone 2
-  Mine Zone 3

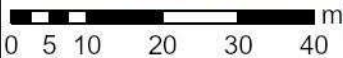
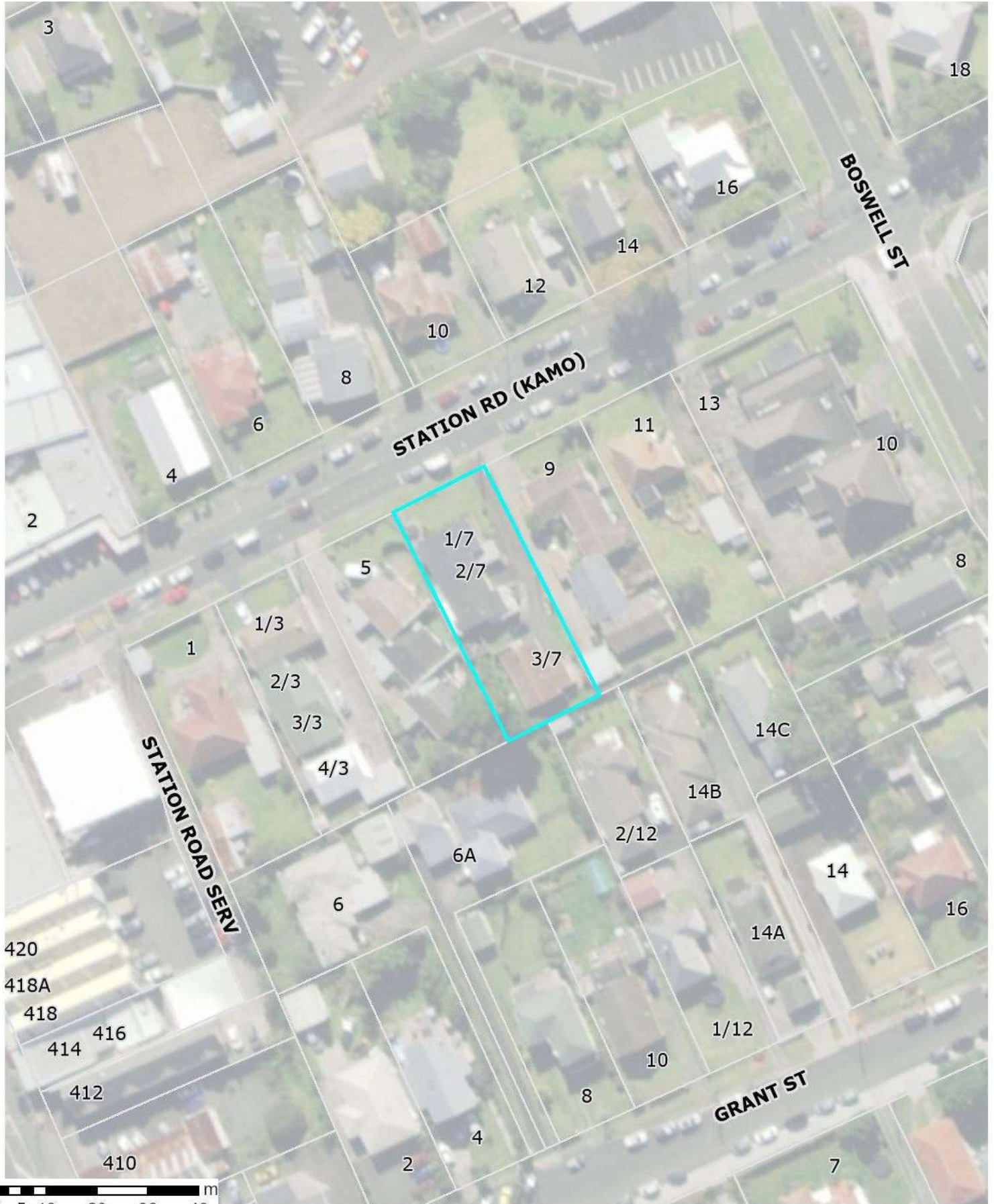
This Mine Zone hazard information is from a Tonkin & Taylor engineering report Hikurangi: Jan 2001
Ref No: 18596 and Kamo: July 2013 Ref No: 29269

2 October 2025
Scale 1:1,000

Hazard information as shown is approximate and should not be used as a replacement for site specific investigation and assessments. The absence of hazard information shown does not mean that there is none, only that the information may not yet have been collected.



Acid Sulphate Soil (Risk/Confirmed)



Confirmed Acid Sulphate Soil

Acid Sulphate Soil Risk

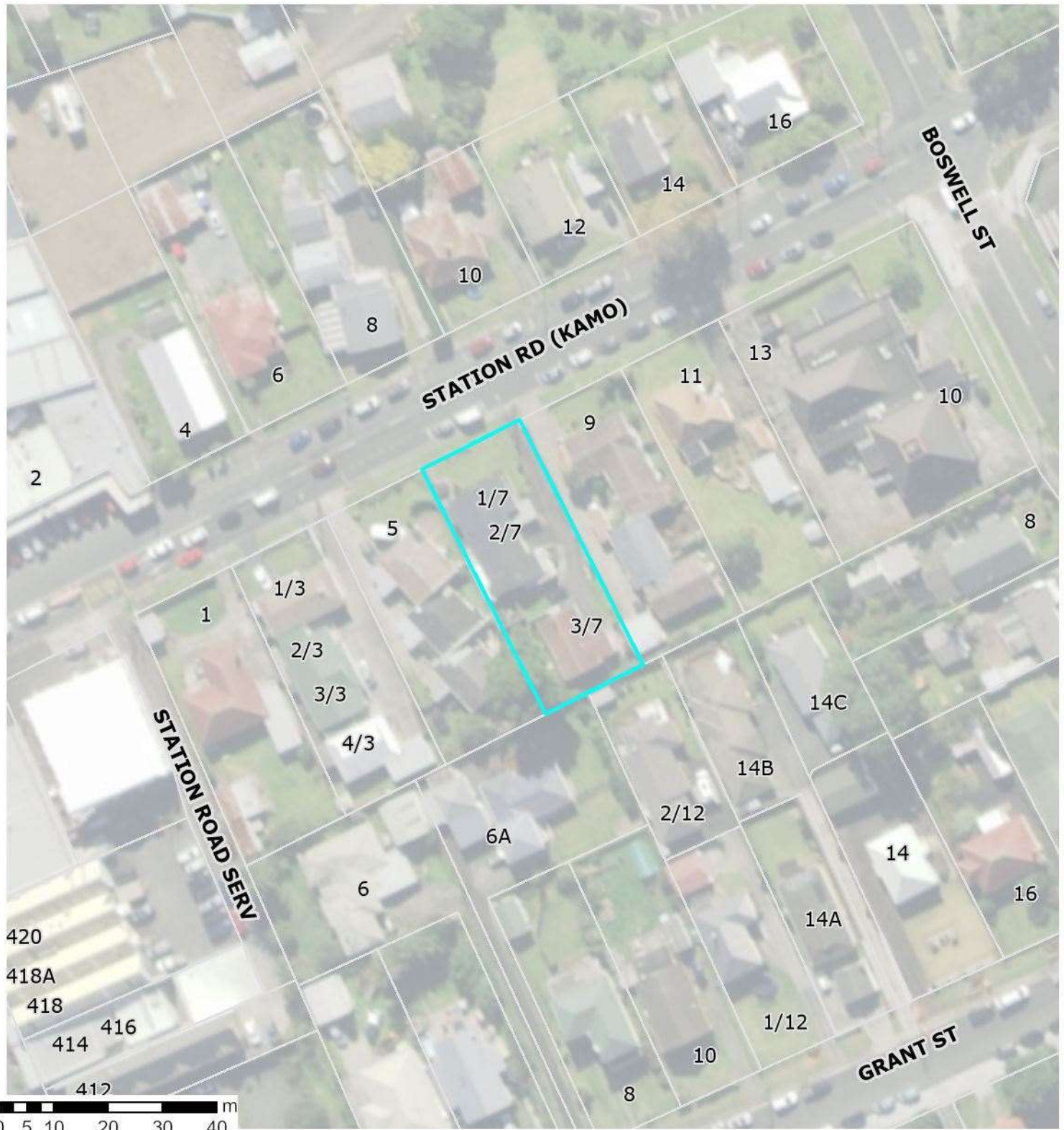
These soils, where present, can generate acidic groundwater and may require consideration with regard to land drainage and selection of building materials for buried structures.

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Scale 1:1,000



Archaeological and Historical Sites



Archaeological and Historical Sites

Heritage New Zealand
Pouhere Taonga

The historic places data is sourced from Heritage New Zealand Pouhere Taonga.
<https://www.heritage.org.nz/>

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Scale 1:1,000




NZAA Sites

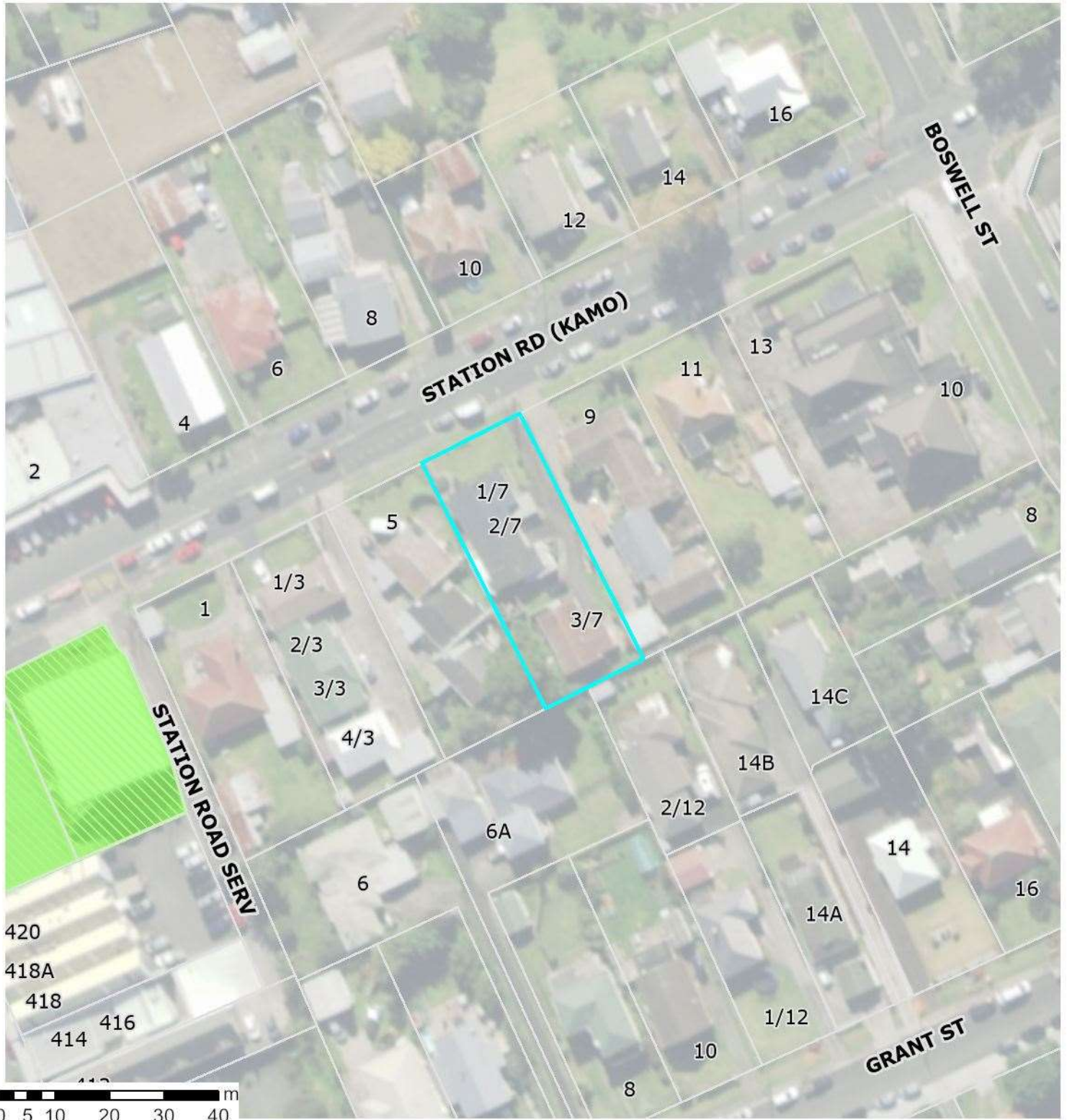
NZAA sites is sourced from the New Zealand Archaeological Association ArchSite.

 Approved

Terms of use refer <https://nzaa-archsite.hub.arcgis.com/pages/terms-use>

 Pending - Edit

To interpret the data refer <https://nzaa-archsite.hub.arcgis.com/pages/help#~:text=Interpreting%20ArchSite%20data>



Section 27B Memorials



A section 27B memorial is a memorial which is placed on private land that has previously been owned by a state-owned enterprise. This memorial notes that the Tribunal can recommend the return of that land to Māori.

2 October 2025

Scale 1:1,000

Statutory Acknowledgements



Pakikaikutu Coastal Statutory Area

A statutory acknowledgement is a formal acknowledgement from the Crown of the mana of tangata whenua in relation to a special area.

Agreements and arrangements

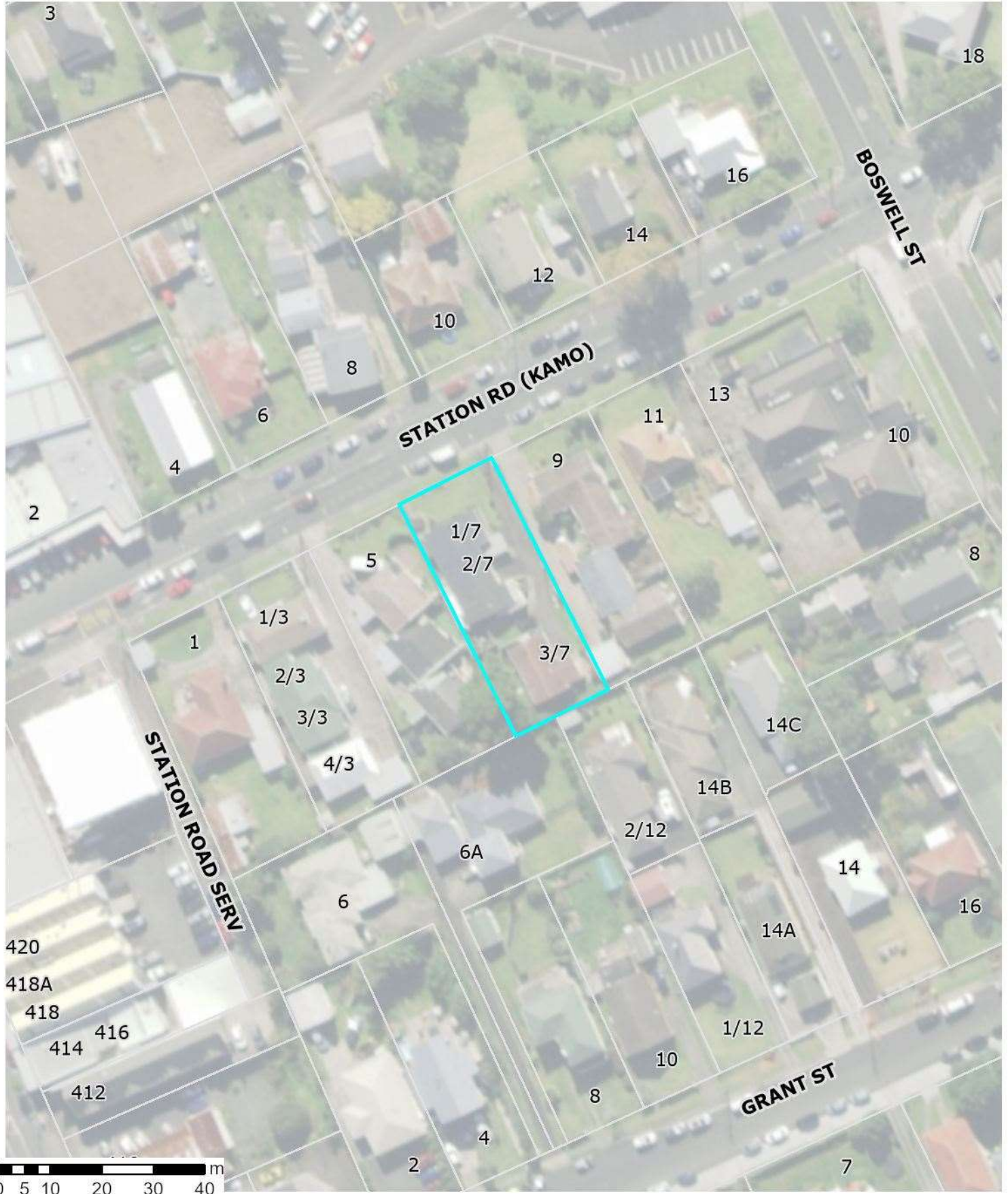


Ngararatunua Marae

Area of agreement between Ngararatunua Marae and WDC: RMA 671/01
Indicative only, boundary approximate.



Effluent Unsuitability



Effluent Unsuitability
High Unsuitability
Medium Unsuitability

The engineering report by Duffill Watts Consulting Group "Guidelines for Determining Limitations of Land for On-Site Wastewater Discharge in Northland".

This was done for the NRC and at a usability scale of 1:50,000.

2 October 2025
Scale 1:1,000

