

Appendix 2
Proposed Waikato District Plan Stage 1
Recommended Amendments -

4.5 Business and Business Town Centre Zones

4.5.14 Policy – Raglan Town Centre

- (a) 4.5.14 Policy – Raglan Town Centre
- (a) Development maintains and enhances the role of the Raglan Town Centre by:
 - (i) Maintaining wide footpaths and high quality public space, prioritising and providing for pedestrian movement and safety;
 - (ii) Maintaining a pedestrian focus by discouraging vehicle access across footpaths;
 - (iii) Maintaining built form framing views towards Raglan Harbour;
 - (iv) Providing for a building height and scale appropriate to the town centre; ~~and~~
 - (v) Protecting and enhancing the character of existing buildings through new built form being sympathetic to the existing main street built form and the surrounding context, whilst still promoting the eclectic and artistic nature of the town—being consistent with the outcomes of the Town Centre Character Statement for Raglan Town Centre (Appendix 10.1), in particular by:
 - A. Promoting traditional roof forms (hipped or gable ends) and symmetry through window design and placement;
 - B. Providing continuous post supported verandahs sheltering footpaths;
 - C. Promoting recessed shop fronts;
 - D. Providing parking, loading and storage where rear access to buildings exists;
 - E. Promoting active street frontages by developing up- to-the-street boundaries;
 - F. Reinforcing the street corners by ensuring the design is two storey and is transparent on both sides of the street corner; and
 - G. Encouraging the preservation and promotion of cultural features.
 - (vi) Focusing retailing activities along Bow Street and Wainui Road with new development on these streets designed to:
 - A. Appear small in scale (one or two storeys);
 - B. Contain active frontages and transparent facades at street level; and
 - C. Generally build out to the street boundary.

16.1 Land Use - Activities

16.1.1 Prohibited Activities

- (1) The following activity is a prohibited activity. No application for resource consent for a prohibited activity can be made and a resource consent must not be granted. Chapter 16: Residential Zone

PRI	Any building, structure, objects or vegetation that obscure the sight line of breaches the Raglan Navigation Beacons Height restriction plane for vessels entering Whaingaroa (Raglan Harbour) (refer to Appendix 7).
-----	---

17.1 Land Use - Activities

17.1.1 Prohibited Activities

- (1) The following activity is a prohibited activity. No application for resource consent for a prohibited activity can be made and a resource consent must not be granted. Chapter 16: Residential Zone

PRI	Any building, structure, objects or vegetation that obscure the sight line of protrudes into the Raglan navigation beacons height restriction plane identified on the planning maps and in for vessels entering Whaingaroa (Raglan Harbour) (refer to Appendix 7).
-----	---

18.1 Land Use - Activities

18.1.1 Prohibited Activities

- (1) The following activity is a prohibited activity. No application for resource consent for a prohibited activity can be made and a resource consent must not be granted. Chapter 16: Residential Zone

PRI	Any building, structure, objects or vegetation that obscure the sight line of protrudes into the Raglan navigation beacons height restriction plane identified on the planning maps and in for vessels entering Whaingaroa (Raglan Harbour) (refer to Appendix 7).
-----	---

22.1 Land Use - Activities

22.1.1 Prohibited Activities

- (1) The following activity is a prohibited activity. No application for resource consent for a prohibited activity can be made and a resource consent must not be granted. Chapter 16: Residential Zone

PRI	Any building, structure, objects or vegetation that obscure the sight line of protrudes into the Raglan navigation beacons height restriction plane identified on the planning maps and in for vessels entering Whaingaroa (Raglan Harbour) (refer to Appendix 7).
-----	---

25.1 Land Use - Activities

25.1.1 Prohibited Activities

- (1) The following activity is a prohibited activity. No application for resource consent for a prohibited activity can be made and a resource consent must not be granted. Chapter 16: Residential Zone

PRI	Any building, structure, objects or vegetation that obscure the sight line of protrudes into the Raglan navigation beacons height restriction plane identified on the planning maps and in for vessels entering Whaingaroa (Raglan Harbour) (refer to Appendix 7).
-----	---

