

PCG Structure Plan - Key plan components and level of prescription

Date: 5/12/23

#	Component	Fixed	Flexible
1	Roading		
1a	Hierarchy 7A.4A, 7A.4D	ONF categories critical. Matter of agreement with HF. No submitter disagreement.	
1b	Position / location 7A.4A, 7A.4D	Activity Street, Urb Connector A,B,E	All Local Streets A-F, Peri-Urban, Urb Connector C,D (re alignment only)
1c	Connections to existing 7A.4	All fixed	
1d	Cross-sections 7A.4D 1 - 15	Fixed for UC only re busses and continuity over the whole plan.	Local, Peri-Urban, Activity May change over time with updated PNCC practice.
2	Bus routes 7A.4A, 7A.4D	Fixed. Aligned with some fixed and some flex U.Conn streets but UC must be continuous.	
3	Gullies 7A.4	Precisely defined, critical	
4	Reserves 7A.4	Precisely defined, critical but 'general accordance' will allow some wriggle room.	

5	Local Centre Precinct Plan 7A.4C	Fixed with adjusted / less complex content	
6	Land use zones	Fixed as per Zoning Map 7A.4, 7A.4B	
7	MD village 7A.4B	Fixed to achieve pop, variety, walkable environ, support centre.	
8	MD promontories 7A.4B		Flexible, enabled as per MUHA elsewhere in the city
9	Retirement Village 7A.4, 7A.4A, 7A.4B,		Option / alternative
10	Detention ponds 7A.4		Flexible in terms of location, catchment and capacity
11	Noise contours 7A.4B	Precisely defined, critical	
12	Setbacks (5m, 15m) 7A.4	Precisely defined, critical	