



Moir Point Road



*Molesworth Drive entry experience.
Scale of existing vegetation provides a
positive framework to enhance this
entry experience*



key features

The area is characterised by dispersed, small number of industrial buildings of significant size and bulk accessible from both Molesworth and Moir Point Road.

The character of the Policy Area is consistent with small-scale light industrial development. It does occupy a unique position in the arrival sequence to Mangawhai from The Causeway.

key issues

Research and consultation suggested that the key issues associated with this Policy Area include:

- Retaining light industry within Mangawhai and directing heavier industry to other suitable locations within the Kaipara District (i.e. Kaiwaka)
- Visibility of light industrial buildings on one of the main arterial entries to Mangawhai
- The appearance of existing built forms and opportunities for landscaping enhancement
- Managing industrial traffic flows
- Possible environmental issues that may require further investigation include:
 - Soil contamination
 - Air pollution
 - Dust nuisance hazards

Note: Discharges, including air pollution, are controlled by the Regional Air Quality Plan for Northland administered by the Northland Regional Council.