

North Waipā – South Hamilton Spatial Study

Scenario Three: Accelerated land zoning capacity and competitive markets By 2040

Infrastructure



Transport

Rapid, uncoordinated growth strains networks; Hamilton Southern Links complete; Bus Rapid Transit operating but catchments misaligned.



Social

Reactive social infrastructure; education and services under strain.



Water

Servicing lags behind growth; small-scale wastewater systems widespread.



Environment

Fragmented ecological protection; bat habitats and HPL under threat.

Legend

- District lines
- State Highways
- Waikato River
- Railway
- Hamilton Southern Links designation

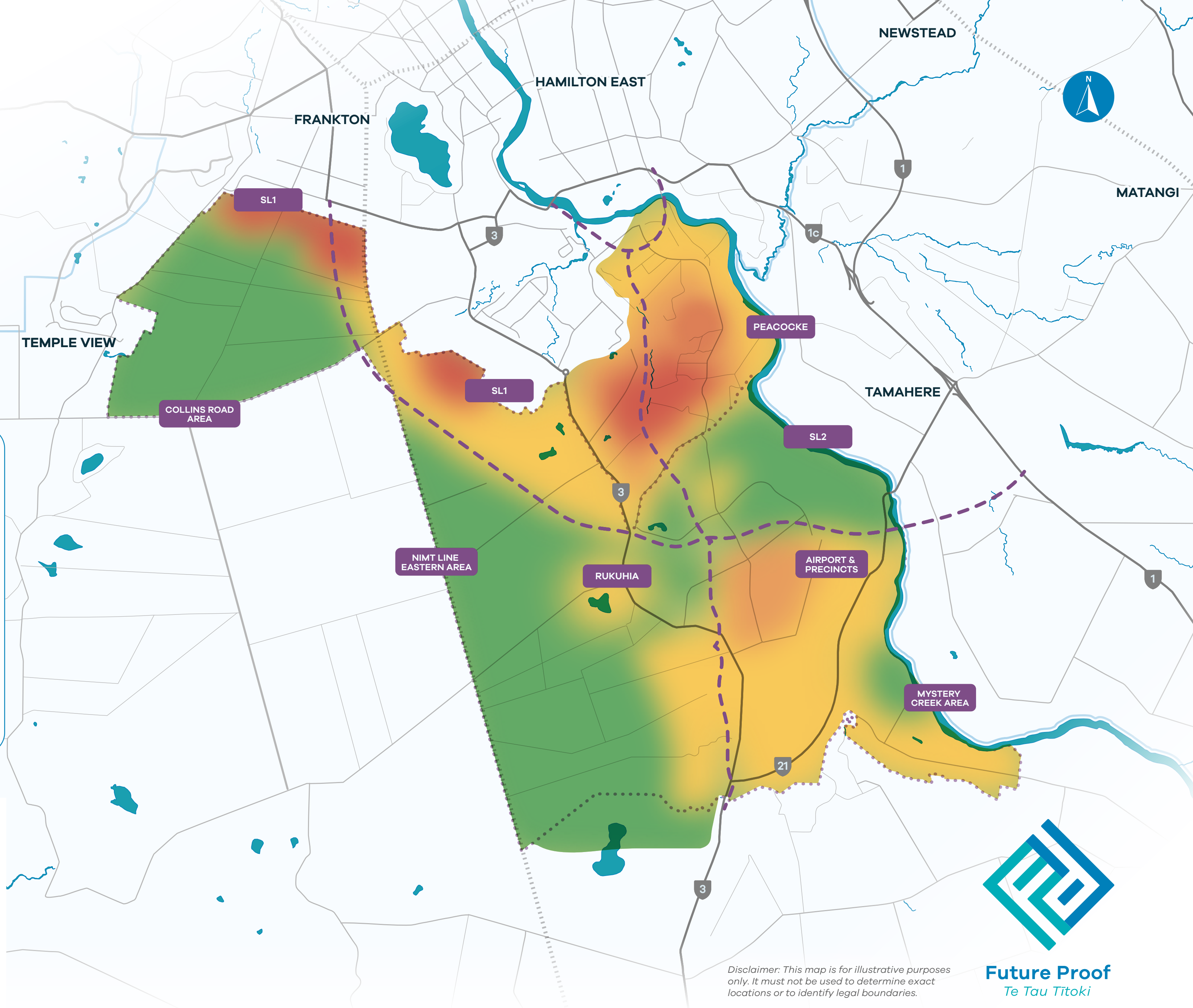
Study area boundary



Lower or no development / activity*

Higher level of development / activity*

*Level of residential, industrial, or commercial development or activity compared to the 2025 baseline.



Disclaimer: This map is for illustrative purposes only. It must not be used to determine exact locations or to identify legal boundaries.



Future Proof
Te Tau Tītiki

North Waipā – South Hamilton Spatial Study

Scenario Three: Accelerated land zoning capacity and competitive markets By 2055

Infrastructure



Transport

Hamilton Southern Links complete but network congested; intermodal freight under investigation due to growing demand.



Water

Southern Wastewater Treatment Plant scaled up but costly retrofitting required; allocation stretched.



Social

Patchwork delivery of schools and facilities; gaps in service provision remain.



Environment

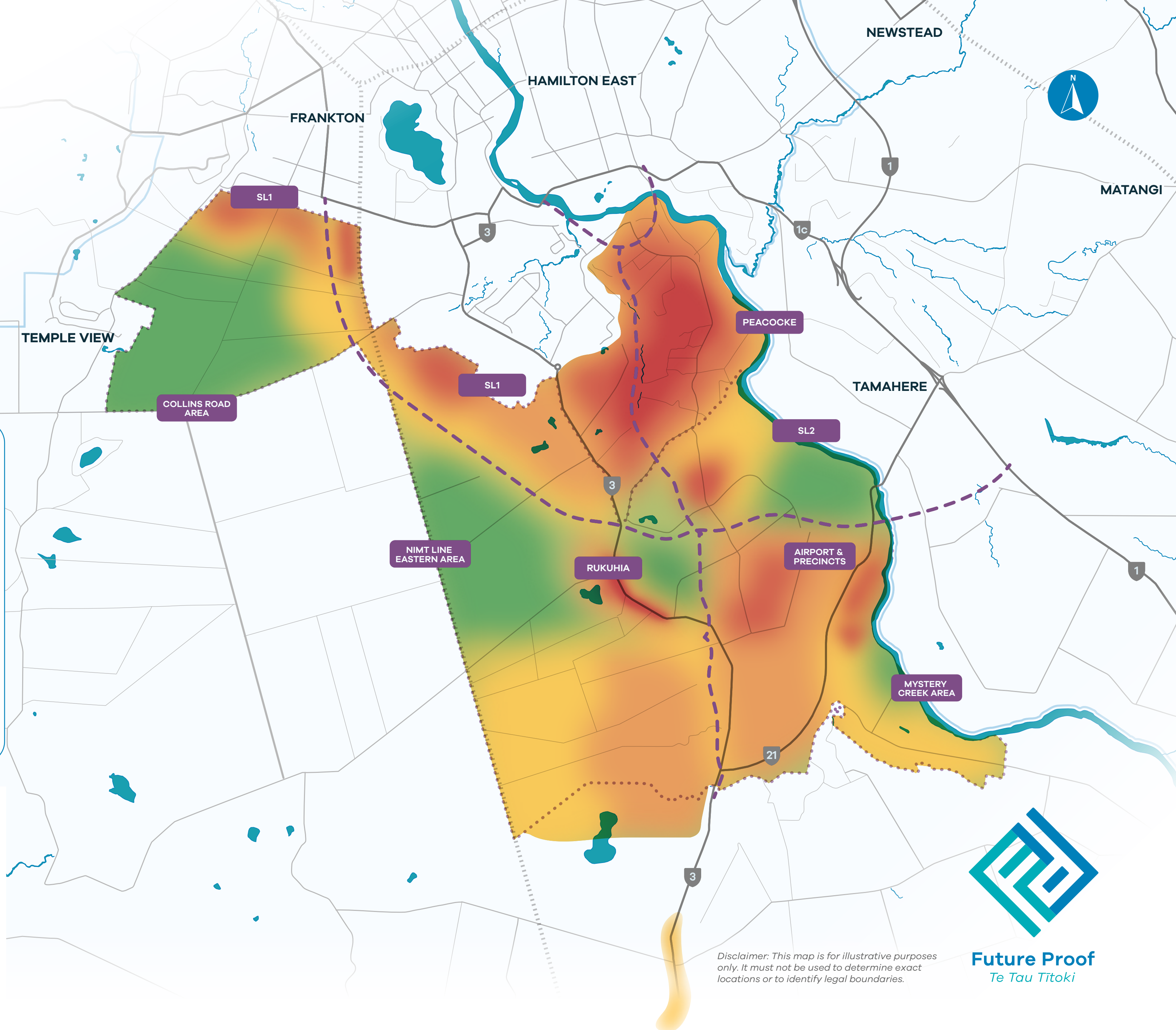
Fragmented environment; degraded habitats. HPL and reduced river health.

Legend

- District lines
- State Highways
- Waikato River
- Railway
- Hamilton Southern Links designation

- Study area boundary
- Lower or no development / activity*
- Higher level of development / activity*

*Level of residential, industrial, or commercial development or activity compared to the 2025 baseline.



Disclaimer: This map is for illustrative purposes only. It must not be used to determine exact locations or to identify legal boundaries.



Future Proof
Te Tau Titoki