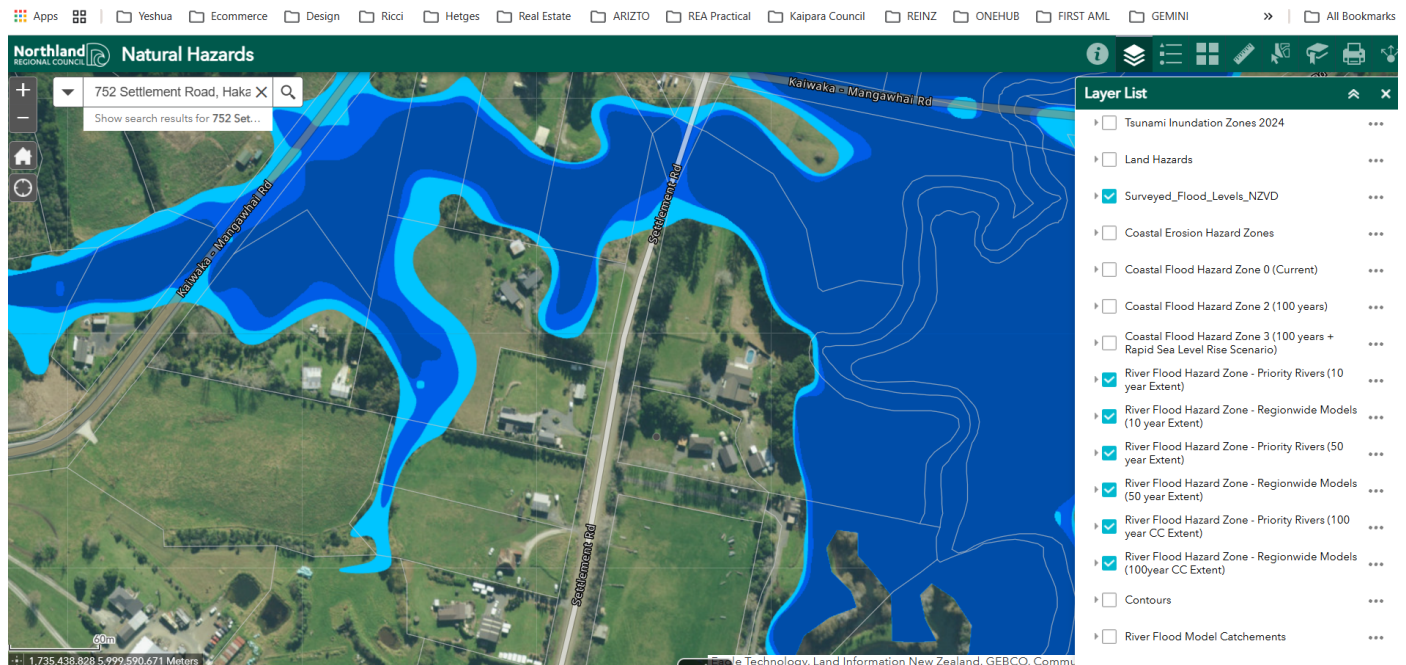




Flood Zone Clarification for 752 Settlement Road

You may notice a Consent Notice on the property title mentioning a "100-year flood event." This is a standard council requirement because the lower boundary of the 3,911 sqm site extends into the nearby stream's natural gully. However, the home and barn are not at risk.

When the property was developed, the house and barn were strategically built on the elevated, high-ground portion of the section. As shown on the official Northland Regional Council (NRC) Natural Hazards Map, the actual building platform sits completely outside the 10, 50, and 100-year flood hazard zones. The property was fully signed off by the council, confirming it meets all safety and elevation requirements.

You can verify this yourself using the council's official interactive map:

1. Go to the Northland Regional Council Natural Hazards portal:
<https://localmaps.nrc.govt.nz/LocalMapsGallery/>
2. Click on "Natural Hazards".
3. Search for "752 Settlement Road, Hakaru" in the top left search bar.
4. Under the "Layer List" on the right, ensure the "River Flood Hazard Zone (100 year CC Extent)" layers are ticked to see that the buildings are well out of the blue zones.