



Business Mixed Use Zone Design Guide

Design is in everything we see. Design not only includes the architectural elements of a building but the related amenities such as signage, waste and service areas, lighting, and landscaping.

The Business Mixed Use Zone requires restricted discretionary activity resource consent for all buildings, and includes policies that seek to achieve high quality design outcomes in the Zone. A set of guidelines have been prepared to assist plan-users at the design stage, and through the resource consent process, to help achieve these outcomes.

The guidelines are based on 12 key design elements and include:

1. Create a positive street edge and a sense of place
2. Building façade treatment
3. Building height and roof form
4. Signage
5. Open space provision and boundary interfaces
6. Accessibility
7. Parking areas
8. Waste and service areas
9. Private and safe environments
10. Building materials and lighting
11. Environmental sustainability
12. Landscape materials and planting

WHAT'S BEING PROPOSED

It is proposed to introduce the guidelines by way of variation to the district plan. There is no change to the Business Mixed Use Zone provisions, other than to formally incorporate the design guidelines by reference in the Business Mixed Use Zone Chapter.

The design guide will promote good design practices to achieve consistent, high quality, high amenity developments within the Business Mixed Use Zone.

WANT TO GET INTO MORE DETAIL?

Full details, including how to make a submission, a glossary of terms, and other resources are available at:

www.qldc.govt.nz/proposed-district-plan-stage-3.

For clarification on any of the proposed changes, a duty policy planner will be available either by phone or in person by appointment, every workday until submissions close. Please phone 03 441 0499 (Queenstown) or 03 443 0024 (Wānaka) or email pdpenquiries@qldc.govt.nz.



Communal open spaces provide the opportunity to workers, residents and visitors to relax if well designed. Successful spaces often have active edges, surrounded by a mix of activities and with multiple entry/exit points. Images sourced from the QLDC Business Mixed Use Zone Design Guide 2019.

