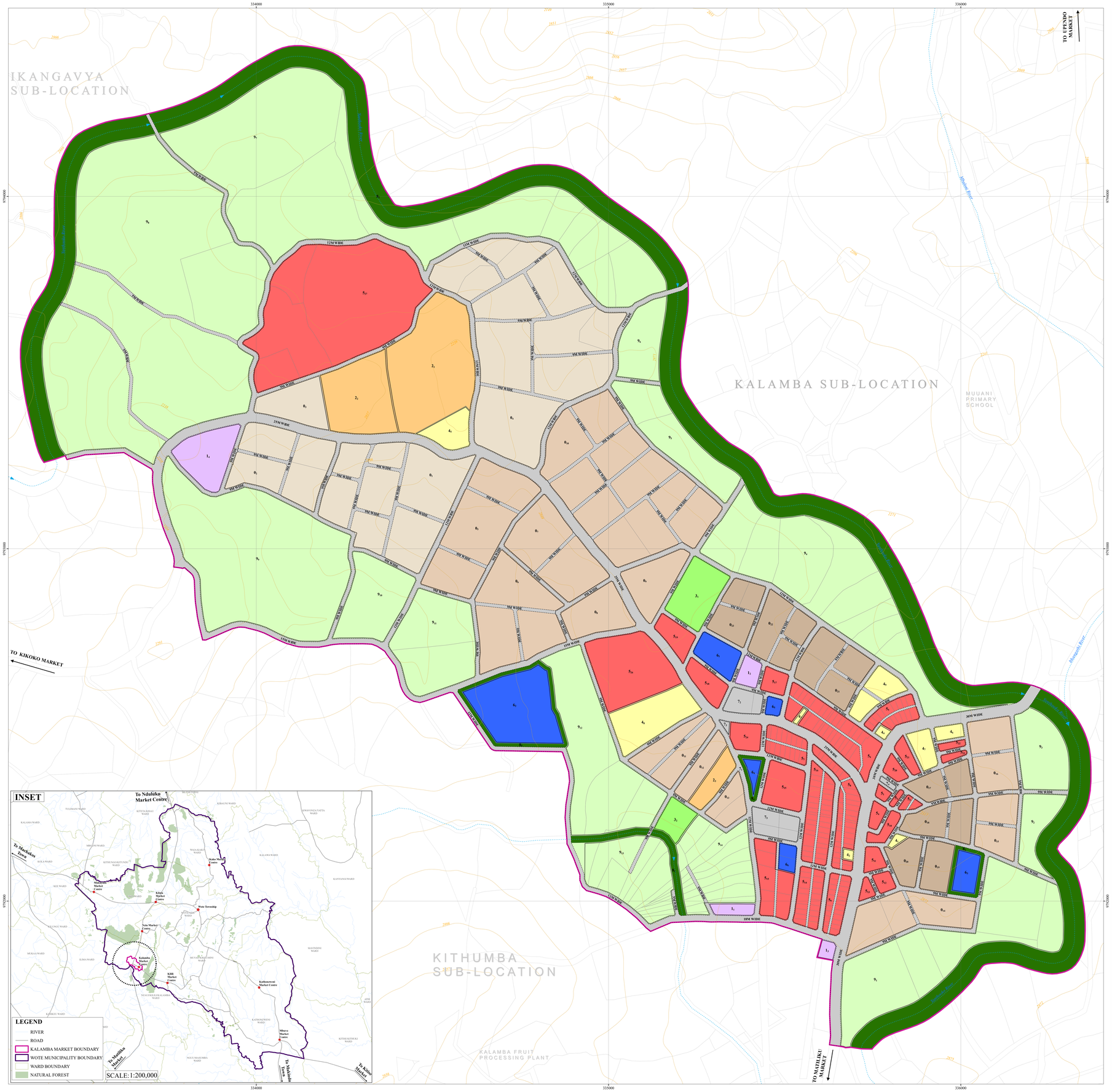
KALAMBA MARKET CENTRE LOCAL PHYSICAL AND LAND USE DEVELOPMENT PLAN (2021-2030)



LEGEND

- RIVER
- CONTOUR
- PROPOSED ROAD EXPANSION
- PARCEL
- ZONE BOUNDARY
- MARKET BOUNDARY

LAND USE

- LOW DENSITY RESIDENTIAL
- MEDIUM DENSITY RESIDENTIAL
- HIGH DENSITY RESIDENTIAL
- INDUSTRIAL
- EDUCATIONAL
- RECREATIONAL
- PUBLIC PURPOSE
- COMMERCIAL
- PUBLIC UTILITY
- TRANSPORTATION
- CONSERVATION
- AGRICULTURAL

LAND USE PROPOSALS

LAND USE NUMBER	LAND USE NAME	AREA IN HECTARES
	0 - RESIDENTIAL	**93.31**
0_{1-8}	PROPOSED LOW DENSITY RESIDENTIAL	35.17
0_{9-19}	PROPOSED MEDIUM DENSITY RESIDENTIAL	45.66
0_{1-23}	PROPOSED HIGH DENSITY RESIDENTIAL	12.48
	1 - INDUSTRIAL	**3.42**
1_1	PROPOSED SLAUGHTER HOUSE	0.43
1_2	PROPOSED JUA KALI SHED	0.49
1_3	PROPOSED PETROL STATION	0.24
1_4	PROPOSED FRUIT COLLECTION CENTRE	2.26
	2 - EDUCATIONAL	**12.23**
2_1	EXISTING KALAMBA PRIMARY SCHOOL	7.33
2_2	EXISTING KALAMBA SECONDARY SCHOOL	3.93
2_3	PROPOSED ECDE	0.97
	3 - RECREATIONAL	**3.05**
3_1	PROPOSED PLAYGROUND	2.18
3_2	PROPOSED RECREATIONAL PARK	0.87
	4 - PUBLIC PURPOSE	**6.85**
4_1	EXISTING POLICE POST	0.12
4_2	EXISTING ST.TERESA CATHOLIC HURCH	0.10
4_3	EXISTING MAIANI A.I.C CHURCH	0.08
4_4	EXISTING CHRISTIAN CHURCH INTERNATIONAL	0.12
4_5	EXISTING KALAMBA A.I.C CHURCH	1.11
4_6	PROPOSED SOCIAL HALL	0.35
4_7	PROPOSED ADMINISTRATIVE OFFICES	0.69
4_8	PROPOSED HEALTH CENTRE	2.70
4_9	PROPOSED POLICE POST	1.58

LAND USE NUMBER	LAND USE NAME	AREA IN HECTARES
	5 - COMMERCIAL	**37.66**
5_{1-3}	EXISTING OPEN AIR MARKET	0.43
5_4	EXISTING CLOSED MARKET	0.29
5_{5-15}	EXISTING COMMERCIAL PLOTS	7.43
5_{17-33}	PROPOSED COMMERCIAL PLOTS	8.85
5_{16}	PROPOSED OPEN AIR MARKET	0.69
5_{34}	PROPOSED LIVESTOCK YARD	1.41
5_{35}	PROPOSED BUSINESS INCUBATION CENTRE	4.07
5_{37}	PROPOSED HOSPITALITY HUB	14.49
	6 - PUBLIC UTILITY	**7.23**
6_1	PROPOSED FIRE SUB-STATION	1.06
6_2	PROPOSED CEMETERY	4.50
6_3	PROPOSED SOLID WASTE COLLECTION POINT	0.78
6_4	PROPOSED SOLID WASTE COLLECTION POINT	0.26
6_5	PROPOSED SANITATION BLOCK	0.24
6_6	PROPOSED SANITATION BLOCK	0.39
	7 - TRANSPORTATION	**47.82**
7_1	PROPOSED ROAD RESERVE	45.93
7_2	PROPOSED BUS PARK	0.70
7_3	PROPOSED BODA BODA SHED	0.08
7_4	PROPOSED BODA BODA SHED	0.09
7_5	PROPOSED PARKING SPACE	1.02
	8 - CONSERVATIONAL	**41.54**
8_1	PROPOSED 30M RIPARIAN RESERVE	0.99
8_2	PROPOSED 30M RIPARIAN RESERVE	38.54
8_{3-5}	PROPOSED 10M BUFFER ZONES	1.61
	9 - AGRICULTURAL	**154.00**
9_{1-14}	AGRICULTURE	154.00
	TOTAL	**406.41**

CONSULTANT

Sign.....Date.....

Planner P. Mutuma Mbui (P.P.P No. 151)

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Email: replanningltd@gmail.com
Website: www.renaissanceplanning.co.ke

CERTIFICATE

I certify that this plan has been prepared and published as per the Physical and Land Use Planning Act No. 13, 2019, Urban Areas & Cities Act, 2011 (Amended 2019) and Planning Standards Guidelines.

Sign.....Date.....

Name:.....

County Director in charge of Lands, Urban Development, Environment & Climate Change.

Notes/Amendments

1. All areas are approximate and subject to final ground survey.
2. All zones areas exclude the road reserve areas.

GOVERNMENT OF MAKUENI COUNTY

Department of Lands, Urban Development, Environment & Climate Change

N

Scale.....1:2,500

Date:.....February, 2021

DEPARTMENTAL REF. No.:.....

CERTIFIED BY:

Sign.....Date.....

Name:.....

County Executive Commitee Member of Lands, Urban Development, Environment & Climate Change

APPROVAL:

HANSARD No.....

Date.....

Sign:.....

Name:.....

H.E. GOVERNOR, MAKUENI COUNTY

APPROVED PLAN No:.....

Coordinate System: WGS 1984 UTM Zone 36S
Projection: Transverse Mercator
Datum: WGS 1984
Units: Meter

0 125 250 500 750 1,000 M