



MUTYAMBUA MARKET CENTRE LOCAL PHYSICAL AND LAND USE DEVELOPMENT PLAN (2026-2035)

LAND USE PROPOSALS

LAND USE NUMBER	LAND USE NAME	AREA (HECTARES)
0 - RESIDENTIAL		
0 ₁	PROPOSED MEDIUM DENSITY RESIDENTIAL	7.34
1 - INDUSTRIAL		
1 ₁	PROPOSED JUA KALI PARK	0.17
2 - EDUCATIONAL		
2 ₁	MUTYAMBUA PRIMARY SCHOOL	1.02
3—RECREATIONAL PARK		
3 ₁	PROPOSED RECREATIONAL PARK	0.27
4 – PUBLIC PURPOSE		
4 ₁	MUTYAMBUA SUB-COUNTY HOSPITAL	0.72
4 ₂	PROPOSED EMPOWERMENT CENTRE	0.55
5 - COMMERCIAL		
5 ₁	EXISTING COMMERCIAL ZONE	2.20
5 ₂	PROPOSED MODERN MARKET	1.08
5 ₃	PROPOSED BUSINESS CUM RESIDENTIAL	2.91
6 – PUBLIC UTILITY		
6 ₁	PROPOSED WASTE MANAGEMENT SITE	0.15
7 – TRANSPORTATION		
7 ₁	ROAD RESERVE	4.80
7 ₂	PROPOSED BUS TERMINUS	0.78
8—CONSERVATIONAL		
8 ₁	EARTH DAM	0.60
TOTAL		22.59

CERTIFICATE
I certify that this plan has been prepared and published as per the Physical and Land Use Planning Act, No. 13, 2019, County Governments Act 2012 (Amended 2020), Urban Areas & Cities Act, 2011 (Amended 2019) and Planning Standards & Guidelines.

Sign:..... Date:.....
Name:.....
County Director in-charge of Physical and Land Use Planning.

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 in-charge of Physical and Land Use Planning

Scale:..... **1:1,000**
Date:.....

DEPARTMENTAL REF. No.:.....

CERTIFIED BY:
Sign:..... Date:.....
Name:.....
County Executive Committee Member in-charge of Physical and Land Use Planning

APPROVAL:
HANSARD No.....
Date.....

Sign:.....
Name:.....
H.E. GOVERNOR, MAKUENI COUNTY

APPROVED PLAN No.:.....

Coordinate System: Arc 1960 37 S
Projection: Transverse Mercator
Datum: Arc 1960
Units: Meter

