



Type of Structure	Number of Structures Affected by Adoptive Road
Permanent Buildings	0
Semi-Permanent Buildings	0
Temporary Buildings	3
Total	3

Road Code	Road width for Immediate Implementation	Incremental Implementation Road Width	Recommended
R1 to R7	9M	-	The road width to be maintained
S1,S3 to S8	6M	-	The service lane width to be maintained
S2	7M	-	The service lane width to be maintained
S5	6M	-	The service lane width to be maintained.
F1	4M	6M	The plots abutting this road to surrender 1 M each for road widening.
F2	3M	-	The road width to be maintained

NDUMANU INFORMAL SETTLEMENT LOCAL PHYSICAL AND LAND USE DEVELOPMENT PLAN (2025-2035), NYERI COUNTY

LEGEND

- Major Contour - 2.5M

Minor Contour -0.5M

Plot Boundary

Proposed Road Incremental

Zone Boundary

Permanent Structure

Semi-permanent Structure

Temporary Structure
- Land Use

Residential

Educational

Public Purpose

Business Cum Residential

Transportation

Affected Structure

Planning Area

LAND USE PROPOSALS		
LANDUSE NUMBER	LAND USE NAME	AREA IN HECTARES
0 - RESIDENTIAL		
0 _{1A}	PROPOSED MEDIUM DENSITY RESIDENTIAL PLOTS	4.05
2 - EDUCATIONAL		
2 ₁	EXISTING NDUMANU ECDE CENTRE	0.08
2 ₂	EXISTING MUTHEA SECONDARY SCHOOL	0.94
4 - PUBLIC PURPOSE		
4 ₁	EXISTING CATHOLIC CHURCH	0.27
4 ₂	EXISTING SEVETH DAY ADVENTIST CHURCH	0.11
4 ₃	EXISTING TEA COLLECTION CENTRE	0.16
4 ₄	EXISTING FREE AIPCA CHURCH	0.07
4 ₅	EXISTING FAITH MANIFESTATION CHURCH	0.03
4 ₆	EXISTING FREE PENTECOSTAL FELLOWSHIP CHURCH	0.03
4 ₇	EXISTING FULL GOSPEL CHURCH	0.23
4 ₈	EXISTING ASSISTANT CHIEF'S OFFICE	0.02
4 ₉	EXISTING PCEA NDUMANU CHURCH	0.18
4 ₁₀	EXISTING ACK CHURCH NDUMANU	0.12
4 ₁₁	PROPOSED COUNTY ADMINISTRATION OFFICES	0.17
5 - COMMERCIAL		
5 _{1A}	PROPOSED BUSINESS CUM RESIDENTIAL PLOTS	0.39
7 - TRANSPORTATION		
7 ₁	PROPOSED ROAD RESERVE	1.29
TOTAL		8.14

Sign.....Date.....
Plan. Catherine K. Katuma (R.PP 0254)
Registered Practicing Physical Planner



CONSULTANT
GEOSURV SYSTEMS LIMITED
P.O BOX 7811-00100, NAIROBI
Email:info@geosurv.co.ke

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

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

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

COUNTY GOVERNMENT OF NYERI



Department in-charge of Physical and Land Use Planning
NDUMANU INFORMAL SETTLEMENT

LOCAL PHYSICAL AND LAND USE DEVELOPMENT PLAN



Scale.....1:1000

Date:.....

PLAN REFERENCE No.:.....

CERTIFIED BY:

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

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

APPROVAL:

COUNTY ASSEMBLY HANSARD NoDate.....

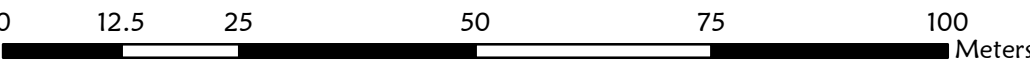
ENDORSED BY:

Name.....Sign.....

H.E. GOVERNOR, NYERI COUNTY

APPROVED PLAN No:.....

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



Notes/Amendments

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