Property Report

- **This information has been computer generated from Tasman District Council records and has not been reviewed by Tasman District Council. It is provided for information only and while Tasman District Council takes all due care, it does not guarantee the accuracy or completeness of this information. It is not a Land Information Memorandum or property file and cannot be relied upon as such.**
- The use of this tool is subject to our Terms of Use.
- This Property Report has been produced at the issued date and is valid only as a statement of Council's information at that date.
- A valuation assessment can consist of multiple land parcels. The information in this report covers the entire valuation assessment. If you are only interested in part of the land, you must wait until the subdivision of the land is complete before we can provide information that applies only to the newly subdivided valuation assessment.
- Council records may not show illegal or unauthorised building works on the property.

Further Information

- A full Land Information Memorandum can be requested online
- We have a file of information on almost every property in the region. You can request a digital copy of the file. Our website has more information about viewing property files
- Additional spatial data is available at www.topofthesouthmaps.co.nz
- Other rules defined in the Tasman Resource Management Plan (TRMP) may also apply to this property. The TRMP is available online at www.tasman.govt.nz.

Property Summary

Property Location

Valuation	Legal Description	Address	Suburb	Area (ha)
1871021602	LOT 1 DP 346392	41 Nees Road	Rototai	1.0087

Rating Valuation and Rates

Rating valuations are included for the current rating year. New rating valuations for the coming rating year (if different) can be viewed online via the rates search: https://tasman.govt.nz/my-property/rates/search/

Capital Value	Land Value	Improvements	Valuation Date	Annual Rates
$1240000	$550000	$690000	01/09/2023	$4169.27

Rates Breakdown

The Annual Rates in the table above are broken down for the current financial year as follows:

Financial Year	Rate	Units	Rate Value
2027	General Rate	1240000	2750.32
2027	Uniform Annual General Charge	1	429.00
2027	WaimeaComDam-Env&ComBen-Distri	1	76.69
2027	Shared Facilities Rate	1	74.92
2027	Mapua Rehabilitation Rate	1	3.66
2027	2025 Weather Event Recovery Rate	1	123.48
2027	Museums Facilities Rate	1	74.34
2027	District Facilities Rate	1	142.53
2027	Golden Bay Community Board	1	16.48
2027	TakakaFirefighting CapitalWard	1	5.41
2027	Regional River Works- Area Y	1240000	399.28
2027	Stormwater: General Drainage	1240000	73.16

Water Meter Information

No Information available

Services

No Services are available for this property

Wheelie Bins

This property has had the following wheelie bin(s) delivered.

Bin Size	Serial Number	Delivered on	Delivered to
Invoice 240- Withdrawn	2420289	14/01/2021	41 Nees Road, Rototai (Takaka)

Air Shed

This property does not sit within a controlled Air Shed.

Planning Zones

The following Planning Zones pertain to this property. Please refer to the Tasman Resource Management Plan or contact a Duty Planner for detailed information about what activities can take place in a zone.

Zone	Zone Description
Rural 1	The Rural 1 Zone contains the small area of the District's land which has the highest productive value. In general, this land is suited to a wide range of uses including intensive soil-based production. Rules for subdivision and development primarily protect the productive land value on a long-term basis.

Consents, Permits and Licences

Building Consents

Please note that if a Code Compliance Certificate has not been issued, it is strongly advised that the process is completed in order to confirm that the work is in compliance with the Building Code.

Application Date	BC Number	Proposal	Status	Issue Date
09/09/2026	260768	Install freestanding wood burner	Code Compliance Certificate Issued	19/10/2026
12/09/1996	961539	5 bedroom dwelling, stone fireplace and ensuite	Code Compliance Certificate Issued	02/09/1997

Compliance Schedule

No Compliance Schedule records are available for this property.

Building Permits

No historical building permits have been found for this property.

Swimming Pools

No Swimming Pool records have been found for this property.

Resource Consents

The following Resource Consents are noted against the property. Consents for water, discharges or coastal permits must be transferred to the person undertaking the activity. A fee will apply.

Application Date	RC Number	Type	Proposal	Status	Decision Date
06/08/2009	090467	Land Use	Erect a 3-bay garage; permission to accommodate up to 12 persons; construct a deck to north side of house.	Consent Effective	07/10/2009
03/04/2006	031293	Subdivision: Discretionary	Subdivide the property into two rural residential allotments	Sec 224 Issued	01/09/2004
12/04/2006	980409	Land Use/Subdn: Non-complying	Subdivide the property into three allotments and to erect a dwelling on proposed Lots 2 and 3	Sec 224 Issued	05/07/1999
13/04/1994	940152	Subdivision: Discretionary	Boundary relocation.	Section 224	13/05/1994
09/06/1994	940244	District: Land Use Discretionary	Erect a dwelling house on each of Lots 1 and 4 located no close than 100 metres from the coast.	Consent Effective	13/10/1994

Application Date	RC Number	Type	Proposal	Status	Decision Date
30/08/1993	930335	Land Use Controlled	Erect 3 directional signs, one at gate to accommodation, one at Nees Road and one at Meihana Street.	Consent Effective	07/04/1994

Planning Permits

No historical planning permits have been found for this property.

Environmental Health and Licences

No Environmental Health or Licence information has been found for this property.

Aerial Property View

Tuesday, 17 November 2026



Pipes and Rubbish Collection

Tuesday, 17 November 2026

Recycling
Collection Day:
Monday - Week 2
Rubbish
Collection Day:
Monday

