Property Report

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- 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

Wednesday, 18

Property Location

Valuation	Legal Description	Address	Suburb	Area (ha)
1918039300	PT SECS 92 SQ 46 BLK XIII MOTUPIKO SD	22 Main Road St Arnaud	St Arnaud	0.7972

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
$2140000	$385000	$1755000	01/09/2023	$10704.37

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	Wastewater - 1st Pan	1	1280.50
2027	Wastewater - 2-10 Pans	9	8643.33
2027	Wastewater - 11 + Pans	1	640.25
2027	Refuse/Recycling Rate	1	140.29

Water Meter Information

No Information available

Services

This property is serviced under the following water, sewerage, and stormwater schemes.

Scheme or Supply	Service Provided
Tasman Waste Water	Wastewater

Wheelie Bins

No wheelie bin has been issued to this property.

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 2	The Rural 2 Zone covers land areas which have varying productive value and less versatile soils. The land in Rural 2 is more extensively farmed and zone subdivision and development rules primarily protect this capacity 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
	EX260378	Install solar system - St Arnaud Community Hall	Granted and Issued	26/05/2026
16/11/2018	185207	Install new prefrabricated toilet block to replace existing	Code Compliance Certificate Issued	31/07/2020
24/03/2003	030487	Foundation and drainage installation	Code Compliance Certificate Issued	07/08/2018
22/05/2003	030956	Erect Community Hall	Code Compliance Certificate Issued	24/04/2006
19/04/2002	020705	To build School and community Hall	PIM/TAN Issued	08/05/2002

Compliance Schedule

The following Compliance Schedules apply.

Compliance Schedule Number	Street Address	Status	Expiry Date
CS0264	22 Main Road St Arnaud, St Arnaud	WOF received	04/06/2027

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
09/04/2026	260165	Land Use - Bore	To construct a bore for monitoring purposes	Consent Effective	23/04/2026
23/10/2018	180962	Land Use	Land use consent to construct a Public toilet block within the setback from a road boundary in the Rural 2 zone and the St Arnaud Landscape Priority	Consent Effective	14/11/2018

Application Date	RC Number	Type	Proposal	Status	Decision Date
			Area.		
05/12/2016	161142	Land Use - Bore	To construct a bore to access groundwater for toilet block & community hall	Consent Effective	12/12/2016
02/12/2016	161136	Land Use	Land use consent to locate a temporary toilet block in the St Arnaud Landscape Priority Area and the Rural 2 zone. The activity will increase the existing non -compliance with building coverage and parking requirements	Consent Effective	06/12/2016
12/06/2002	020313	District: Land Use Discretionary	erect a community hall	Consent Effective	25/06/2002

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

Wednesday, 18 November 2026



Pipes and Rubbish Collection

Wednesday, 18 November 2026

