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

Tuesday, 17 November

Property Location

Valuation	Legal Description	Address	Suburb	Area (ha)
1928037903	LOT 3 DP 16163 BLK VII MOTUEKA SD SUBJ TO & INT IN R/W	426 Central Road	Lower Moutere	7.3710

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
$1210000	$820000	$390000	01/09/2023	$3946.70

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	1210000	2683.78
2027	Uniform Annual General Charge	1	429.00
2027	WaimeaComDam-Env&ComBen-Distri	1	76.69
2027	Refuse/Recycling Rate	1	140.29
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	Motueka Community Board	1	16.74
2027	Regional River Works - Area Z	820000	109.88
2027	Stormwater: General Drainage	1210000	71.39

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
Single 240	2415556	08/06/2015	426 Central Road, Lower Moutere

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
19/12/2005	056597	Alterations and extensions to dwelling including a freestanding log burner	CCC Refused	02/04/2025
20/02/2007	070195	Install Secondhand Metro Ltd Wee Rad	Code Compliance Certificate Issued	20/03/2007
16/08/1996	961321	TO BUILD SHED	Code Compliance Certificate Issued	17/11/1998
27/06/1996	961175	TO ALTER DWELLING	Code Compliance Certificate Issued	21/01/1998

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
27/04/1992	NN925268	Water Take - Surface	to take from storage for irrigation of crops Water Management Zone: Moutere Surface Water	Expired Regional Consent	02/10/1992
28/09/2006	060833	Water Take - from Storage	To take storage for irrigation	Consent Effective	23/01/2007

Planning Permits

No historical planning permits have been found for this property.

Environmental Health and Licences

The following licences pertain to this property.

Licence Type	Business	Status	Expiry Date
NES - Freshwater Farm	Walker Robert George	NES RECORD	

Licence Type	Business	Status	Expiry Date
NES - Freshwater Farm Plans	Walker Robert George	NES RECORD	

Aerial Property View

Tuesday, 17 November 2026



Pipes and Rubbish Collection

Tuesday, 17 November 2026

