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

Friday, 20 November

Property Location

Valuation	Legal Description	Address	Suburb	Area (ha)
1928074501	LOTS 27 54 55 DP 740 LOT 2 DP 528612	97 Flaxmore Road	Harakeke	3.5293

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	$610000	$630000	01/09/2023	$3829.84

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	Regional River Works - Area Z	610000	81.74
2027	Stormwater: General Drainage	1240000	73.16

Water Meter Information

No Information available

Services

No Services are available for this property

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
01/11/2011	111081	Extend dwelling: new lounge, bedroom, bathroom, carport & verandah	Code Compliance Certificate Issued	15/03/2024
20/09/2022	111081B	B2 durability modification	Granted and Issued	20/09/2022
01/09/2004	041624	Sleepout with bathroom & toilet	CCC Request for Further Information	20/09/2022
20/09/2022	041624A	B2 durability modification	Granted and Issued	20/09/2022
05/07/2021	210846	Install waste water system	Code Compliance Certificate Issued	20/07/2022

Compliance Schedule

No Compliance Schedule records are available for this property.

Building Permits

The NZ Building Act came in to force on 1 July 1992. From that date, the issue of building permits ceased and they were replaced with building consents. Under the old permit system there was no requirement for Council to keep or provide records of building work. While Council generally holds records of permits issued, often little or no information is available regarding results of building inspections. Should an evaluation of the building be required, an independent qualified person should be consulted.

Date	Permit Number	Subject	Notes
09/07/1990	H058483	Erect carport	
20/02/1989	G058024	Chimney permit	
14/09/1983	B002556	Erect dwelling	

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
27/03/2019	190427	Water - Dam	To dam water for storage and amenity (Dam 70)	Consent Effective	22/06/2022
27/03/2019	190428	Bed - Dam & Weir Structures	To retain and maintain a dam structure in the bed of an unnamed tributary	Consent Effective	22/06/2022

Application Date	RC Number	Type	Proposal	Status	Decision Date
			of the Motueka River Dam 70)		
16/08/2012	120621	Land Use	To construct a carport building attached to the dwelling sited within 10 metres of road boundary	Consent Effective	05/09/2012

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

Friday, 20 November 2026



Pipes and Rubbish Collection

Friday, 20 November 2026

