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, 27 November

Property Location

Valuation	Legal Description	Address	Suburb	Area (ha)
1928081300	LOT 1 D P 4104 BLK XII MOTUEKA S D	57 Dicker Road	Tasman	4.3150

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
$1230000	$730000	$500000	01/09/2023	$3823.15

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	1230000	2728.14
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	730000	97.82
2027	Stormwater: General Drainage	1230000	72.57

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

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
04/05/2021	210064	Construct second dwelling with Metro freestanding wood burner	Code Compliance Certificate Issued	28/06/2023
02/05/2014	145097	Construct new Versatile farm building	Code Compliance Certificate Issued	22/08/2014
01/05/2014	145097P	Construct new Versatile farm building	PIM application formally received	02/05/2014
15/10/1999	991538	Sleepout re position	Code Compliance Certificate Issued	09/08/2006
09/08/2001	011198	To install secondhand kent fiamma heater	Code Compliance Certificate Issued	14/08/2001
10/07/1997	971131	CONSTRUCT A FARM BUILDING	Code Compliance Certificate Issued	19/05/1998

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
19/06/1984	I08942	Automotive Workshop & Garage	

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
13/04/2016	160361	Discharge - Land	Discharge secondary treated domestic wastewater to land within the Wastewater Management Area	Surrendered	01/06/2016

Application Date	RC Number	Type	Proposal	Status	Decision Date
22/01/2021	210054	Discharge - Land	Discharge of secondary treated domestic wastewater to land within the Wastewater Management Area (replacing RM160361) RM210054)	Consent Effective	11/02/2021
09/11/2015	150921	Land Use	Land use consent to relocate or construct a second dwelling in the Rural 1 Zone	Consent Effective	30/05/2016
	160382	Land Use	To discharge domestic wastewater to land	Withdrawn	

Planning Permits

Prior to the Resource Consent system, these Planning Permits and notes were registered against the property.

Date	Planning Number	Subject	Notes
	T2/9/1/579	Add Second Dwelling Unit to Cottage	A J SWAN DICKER ROAD

Environmental Health and Licences

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

Aerial Property View

Friday, 27 November 2026



Pipes and Rubbish Collection

Friday, 27 November 2026

