

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 Location

Valuation	Legal Description	Address	Suburb	Area (ha)
1928086206	LOT 2 DP 439005	92 Aporo Road	Ruby Bay-Tasman	0.5587

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
\$4000000	\$1600000	\$2400000	01/09/2023	\$10663.31

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	4000000	8872.00
2027	Uniform Annual General Charge	1	429.00
2027	WaimeaComDam-Env&ComBen-Distri	1	76.69
2027	WaimeaComDam-Enviro&ComBen-ZOB	4000000	276.00
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	Regional River Works - Area Z	1600000	214.40
2027	Stormwater: General Drainage	4000000	236.00

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	058141	08/05/2024	92 Aporo Road, Ruby Bay-Tasman

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 3	The Rural 3 Zone covers a specific part of the Coastal Tasman Area. This area contains some land of high productive value, generally the more coastal areas, as well as land of lesser productive value, generally the more inland areas. The Rural 3 Zone rules have been developed to accommodate a level of rural residential development while still protecting the most productive land.

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
01/11/2022	221364	Construct new dwelling with internal access garaging	Code Compliance Certificate Issued	26/04/2024

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
28/11/2022	220991	Land Use	Variation to Consent Notice 8758756.10 to vary Condition 3.1 to locate four water tanks outside the approved building location area.	Consent Effective	19/12/2022
19/09/2022	220797	Land Use	Land use consent to construct a dwelling in the Rural 3 Zone and the Coastal Environment Area with associated water tanks that are located outside the approved building location area (BLA).	Consent Effective	19/12/2022
10/08/2018	180748	Land Use	Changing of use of contaminated land	Consent Effective	24/09/2018
13/02/2018	180098	Land Use	Land use consent to construct dwellings on Lots 2,3 & 4 DP 439005 (previously	Consent Effective	29/03/2018

Application Date	RC Number	Type	Proposal	Status	Decision Date
			authorised under RM 080847 which has lapsed).		
23/02/2018	180151	Discharge - Land	Discharge secondary treated wastewater to land within the Wastewater Management Area (Lot 2 DP 439005)	Consent Effective	29/03/2018
24/03/2018	180268	Land Use	Variation to consent notice 8758756.10 on Lot 2,3 and 4 DP 439005	Consent Effective	29/03/2018
01/10/2008	080854	Discharge - Land	Discharge of wastewater from proposed lot 2	Cancelled	07/07/2009
24/12/2007	071242	Land Use - Bore	Construction of a new Bore for Household purposes	Lapsed Consent	22/07/2008
01/10/2008	080853	Land Use - Disturbance	Earthworks for new subdivision	Consent Effective	07/07/2009
01/10/2008	080859	Discharge - Land	Discharge of stormwater from lot 2 of proposed subdivision	Consent Effective	07/07/2009
29/09/2008	080847	Land Use	Erect dwellings on proposed subdivision RM080847	Consent Effective	29/06/2009

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.



