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)
1928087001	PT LOT 1 DP 13215	55 Aporo Road	Ruby Bay-Tasman	0.8580

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
$1000000	$700000	$300000	01/09/2023	$3504.71

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	1000000	2218.00
2027	Uniform Annual General Charge	1	429.00
2027	WaimeaComDam-Env&ComBen-Distri	1	76.69
2027	WaimeaComDam-Enviro&ComBen-ZOB	1000000	69.00
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	700000	93.80
2027	Stormwater: General Drainage	1000000	59.00

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	2403738	08/06/2015	55 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.

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
12/10/2023	230957	Upgrade wastewater system	Code Compliance Certificate Issued	03/01/2024
01/04/2014	140293	New 3 bay farm building - canopy only	Code Compliance Certificate Issued	31/07/2014
28/03/2014	140293P	New 3 bay farm building - canopy only	PIM application formally received	01/04/2014
08/10/2012	121026	New in-ground swimming pool	Code Compliance Certificate Issued	09/12/2013
30/06/1998	980972	New cooking facilities & extension to plumbing	Code Compliance Certificate Issued	18/10/2012
21/01/2003	030075	Swimming Pool	Withdrawn	02/03/2004
28/10/1997	971693	Relocation of Skyline garage for TV lounge	Code Compliance Certificate Issued	10/03/1999
30/01/1998	980126	To build relocatable cabins(11)	Code Compliance Certificate Issued	07/12/1998
13/08/1993	931338	Additional kitchen & laundry	Code Compliance Certificate Issued	27/01/1994
13/09/1993	931491	Upgrade onsite sewerage system to existing camping facility	Code Compliance Certificate Issued	27/01/1994

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
25/08/1992	K018346	Install coal range	

Swimming Pools

This property is noted as having a Swimming Pool.

Notes	Issue Date
Pool Compliant	04/10/2024
Swimming pool registration received with BC121026	

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
03/09/2019	190993	Discharge - Land	Discharge of treated wastewater from a campsite to land - Tasman Motor Camp	Cancelled	30/06/2021
16/10/2023	230659	Discharge - Land	Discharge of treated wastewater to land at Tasman Motor Camp	Consent Effective	24/11/2023
07/08/2008	080670	Discharge - Land	discharge treated sewage to land from a motor camp	Expired Regional Consent	24/04/2009
28/03/2014	140275	Land Use	Construct a pole shed which intrudes into the internal boundary setback and exceeds the maximum building coverage requirement in the Rural 3 Zone	Consent Effective	07/04/2014
22/05/1998	NN980195	Discharge - Land	discharge treated sewage to land from a motor camp	Expired Regional Consent	03/11/1998

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
Camping Ground	Tasman Motor Camp 2019 Limited	Licence Issued	30/06/2027
Swimming Pool or Spa	Tasman Motor Camp 2011 Limited	Pool Compliant	04/10/2027

Aerial Property View

Friday, 27 November 2026



Pipes and Rubbish Collection

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