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)
1937044700	LOT 1 DP 363595	245 Main Road Spring Grove	Brightwater-Wakefield	3.2847

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
$1140000	$690000	$450000	01/09/2023	$3753.15

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	1140000	2528.52
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	Regional River Works - Area Z	690000	92.46
2027	Stormwater: General Drainage	1140000	67.26

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	2415174	08/06/2015	245 Main Road Spring Grove, Brightwater-Wakefield

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
14/01/2005	050027	Erect Goldpine farm shed	Code Compliance Certificate Issued	11/09/2007
05/04/2004	040621	To install Metro Rad log burner	Code Compliance Certificate Issued	16/04/2004

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
27/11/1991	K043981	Erect a shed extension for general purpose/storage use	
14/05/1991	H059799	Erect conservatory	
13/09/1990	H058694	Erect hay shed	
20/12/1985	D028689	Resite canopy	
16/06/1983	B002313	Erect shed - garage workshop	

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
26/02/2016	160223	Water Take - Underground	To take groundwater for irrigation Water Management Zone: Wai-iti	Consent Effective	30/06/2016
01/05/2007	070327	Water Take - Underground	Take groundwater for irrigation Water Management Zone: Wai-iti	Expired Regional Consent	01/05/2007
14/06/2001	NN010227	Water Take - Underground	take groundwater for irrigation Water	Cancelled	19/07/2001

Application Date	RC Number	Type	Proposal	Status	Decision Date
			Management Zone: Wai-iti		
17/04/2007	NN010227V1	Water Take - Underground	Take Groundwater for irrigation - Vary conditions Water Management Zone: Wai-iti Dam Service	Cancelled	
17/07/1991	NN910248	Water Take - Underground	To take groundwater for spray irrigation at State Highway 6 Water Management Zone: Wai-iti	Expired Regional Consent	17/09/1991
07/01/1997	NN970005	Land Use - Bore	To deepen an existing irrigation bore	Expired Regional Consent	10/01/1997
	P910042	PLANNING PERMIT - NOTIFIED	EXTEND AN EXISTING WORKSHOP AND USE THIS FOR CABINET MAKING/JOINERY	Consent Effective	

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

