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

Monday, 23 November

Property Location

Valuation	Legal Description	Address	Suburb	Area (ha)
1937046800	PT LOT 1 DP 7213 LOT 1 DP 8412 BLK IX WAIMEA SD	415 Main Road Spring Grove	Brightwater-Wakefield	0.2569

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
$950000	$445000	$505000	01/09/2023	$3893.17

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	950000	2107.10
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	Urban Wat.Supply- Serv Chge	1	605.48
2027	Regional River Works - Area Z	445000	59.63
2027	Stormwater: General Drainage	950000	56.05

Water Meter Information

Water ID	Meter Reader Note	Meter Id	Last year units
W70217		17MC240000	396

Services

This property is serviced under the following water, sewerage, and stormwater schemes.

Scheme or Supply	Service Provided
Urban Water Supply	Water Supply

Wheelie Bins

This property has had the following wheelie bin(s) delivered.

Bin Size	Serial Number	Delivered on	Delivered to

Bin Size	Serial Number	Delivered on	Delivered to
Single 240	2414748	08/06/2015	415 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
30/03/2005	050464	Alterations & extensions to existing building	Granted and Issued	26/10/2007
18/02/2004	040239	Build new septic tank	2nd Code Compliance Cert	20/07/2004

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
11/05/1983	B002161	Additions to workshop - storage building	
01/06/1978	H158197	New office building	
15/05/1978	H158161	Erect a carport	
10/01/1975	G031892	Erect roof between two existing workshops	
25/07/1973	F054111	Prefabricating and vehicle storage building	
03/07/1970	C026057	Vapourising Ace Aire oil burner	
12/04/1961	T114150	New shed for storage of stock, plant,	truck and workshop area

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
08/12/2008	081093	Discharge - Air	Discharge to air from industrial activities(builders storage,bakery,vehicle repairs, property maintenance and granite and stone	Consent Effective	30/03/2009

Application Date	RC Number	Type	Proposal	Status	Decision Date
08/12/2008	081093	Discharge - Air	Discharge to air from industrial activities(builders storage,bakery,vehicle repairs, property maintenance and granite and stone bench tops)	Consent Effective	30/03/2009
01/10/2008	080874	Land Use	Continuation of existing industrial activities	Consent Effective	16/03/2009
21/07/2006	060603	District: Land Use Discretionary	establish a bakery in an existing building that was formerly a joinery factory	Withdrawn	
05/04/2006	060215	Land Use: Restricted Discretionary	change the use from offices to residential units	Consent Effective	25/01/2007

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

Monday, 23 November 2026



Pipes and Rubbish Collection

