

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)
1938013300	LOT 2 DP 6775	1 Tait Street	Ruby Bay	0.0809

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
\$800000	\$430000	\$370000	01/09/2023	\$5326.80

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	800000	1774.40
2027	Uniform Annual General Charge	1	429.00
2027	Wastewater - 1st Pan	1	1280.50
2027	WaimeaComDam-Env&ComBen-Distri	1	76.69
2027	WaimeaComDam-Enviro&ComBen-ZOB	800000	55.20
2027	Mapua StopBank Rate	1	40.69
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	430000	57.62
2027	Stormwater UDA	800000	448.00

Water Meter Information

Water ID	Meter Reader Note	Meter Id	Last year units
W20179		18MC249924	56

Services

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

Scheme or Supply	Service Provided
Stormwater UDA	Stormwater
Tasman Waste Water	Wastewater
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
Single 240	2411194	08/06/2015	1 Tait Street, Ruby Bay

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
Residential Closed	The Residential Zone primarily provides for residential dwellings. Small-scale home businesses, community activities and facilities may also be appropriate where they are compatible with the residential environment. Residential Closed is a subset of this zone and applies where further subdivision is prevented and particular land use rules apply in order to protect special values or manage risk from coastal hazards.

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
14/04/2026	260298	Construct deck with external alterations	Code Compliance Certificate Issued	14/09/2026
10/06/2026	260298A	Change of balustrade system	Granted and Issued	
07/05/2021	210029A	Change to model of wood burner	Granted and Issued	
19/01/2021	210029	Install Metro freestanding wood burner	Formally Received	13/05/2021
27/05/1994	940844	Addition to existing bathroom	Code Compliance Certificate Issued	17/10/1994

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
07/04/1992	K001157	Erect carport	
02/09/1984	109042	Kent heater	
12/04/1984	B052753	Install Kent log fire	
06/08/1969	B061266	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
13/04/2026	260168	Land Use	Land use consent to construct a deck in the Residential Closed Zone and Coastal Risk Area that contravenes road boundary setback and is a habitable and	Consent Effective	18/05/2026

Application Date	RC Number	Type	Proposal	Status	Decision Date
13/04/2026	260168	Land Use	Land use consent to construct a deck in the Residential Closed Zone and Coastal Risk Area that contravenes road boundary setback and is a habitable and non-relocatable building.	Consent Effective	18/05/2026
11/02/2022	220082	Land Use	Land use consent to remove the existing carport and construct a garage that reduces the road boundary setback to 0.938m at the closest point in the Residential Closed Zone, at 1 Tait Street, Ruby Bay.	Consent Effective	22/03/2023

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.



