# 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



## Property Location

| Valuation | Legal Description | Address | Suburb | Area (ha) |
|---|---|---|---|---|
| 1938022603 | LOT 3 DP 18043 | 12 Warren Place | Mapua | 0.0550 |

## 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 |
|---|---|---|---|---|
| $890000 | $285000 | $605000 | 01/09/2023 | $5563.60 |

## 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 | 890000 | 1974.02 |
| 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 | 890000 | 61.41 |
| 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 | 285000 | 38.19 |
| 2027 | Stormwater UDA | 890000 | 498.40 |

## Water Meter Information

| Water ID | Meter Reader Note | Meter Id | Last year units |
|---|---|---|---|
| W20659 | | 20MC268067 | 5 |

## 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 | 2409273 | 08/06/2015 | 12 Warren Place, Mapua |

## 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 |
|---|---|
| Light Industrial | The primary purpose of the Industrial Zone is to provide for land and buildings associated with manufacturing, processing, packing, storage, maintenance or repair of goods. There are limitations on retailing and residential and community activities are excluded. The Light Industrial Zone has lower permitted noise limits in comparison to the Heavy Industrial Zone. |

# 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 |
|---|---|---|---|---|
| 06/08/2015 | 150845 | construct bathroom add emergency lighting | Code Compliance Certificate Issued | 09/11/2017 |
| 26/10/2016 | 150845A | Change of use back to industrial (remove living areas) | Amendment Issued | 17/11/2016 |
| 06/08/2015 | 150845P | Conversion of existing offices to a caretakers flat | RM Certificate Lifted | 02/09/2015 |
| 08/09/2006 | 061292 | Construct warehouse and office building | Code Compliance Certificate Issued | 26/08/2010 |
| 12/06/2006 | 060788 | New warehouse building and office | PIM/TAN Issued | 27/07/2006 |

## Compliance Schedule

The following Compliance Schedules apply.

| Compliance Schedule Number | Street Address | Status | Expiry Date |
|---|---|---|---|
| CS0532 | 12 Warren Place, Mapua | WOF received | 09/11/2027 |

## 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 |
|---|---|---|---|---|---|
| 28/07/2015 | 150647 | Land Use | To establish a Caretakers residence within an existing Industrial Building | Consent Effective | 02/09/2015 |

## 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

Tuesday, 17 November 2026



# Pipes and Rubbish Collection

Tuesday, 17 November 2026

