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)
1938024801	LOT 2 DP 426165	20 Seaton Valley Road	Mapua	0.9470

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
$1180000	$650000	$530000	01/09/2023	$4552.16

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	1180000	2617.24
2027	Uniform Annual General Charge	1	429.00
2027	WaimeaComDam-Env&ComBen-Distri	1	76.69
2027	WaimeaComDam-Enviro&ComBen-ZOB	1180000	81.42
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	Regional River Works - Area Z	650000	87.10
2027	Stormwater UDA	1180000	660.80

Water Meter Information

No Information available

Services

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

Scheme or Supply	Service Provided
Stormwater UDA	Stormwater

Wheelie Bins

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

Bin Size	Serial Number	Delivered on	Delivered to
Invoice 240	2421231	15/05/2023	20 Seaton Valley Road
Withdrawn	2417577	30/11/2016	20 Seaton Valley Road, Mapua

Bin Size	Serial Number	Delivered on	Delivered to
Single 240	2411149	08/06/2015	20 Seaton Valley Road, 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
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
05/07/2011	110695	Relocate two buildings to form one new dwelling with F/S Osburn 1600 woodburner & attached carport	CCC Refused	12/01/2024
18/09/2018	181078	Remedial plumbing works in relation to COA	Withdrawn	26/06/2020
18/09/2018	181078P	Remedial plumbing works in relation to COA	Withdrawn	26/06/2020
23/11/2018	110695E	Addition of verandahs and change to internal layouts	Amendment Issued	26/03/2019
19/09/2017	110695D	New greywater system - formal amendment requested at final insp	Withdrawn	26/09/2018
04/08/2015	NF0192		Notice to Fix now Complies	21/06/2018
22/09/2015	CA0443	Foundations for relocatable cabin	Further Information Requested	08/09/2017
16/07/2015	CA0440	Relocate shed & convert to shower block. Construct a composting toilet block.	Cancelled	05/09/2017
	NF0221	relocated unit used as a dwelling	Status Report	24/05/2017
18/05/2016	160532	Install new F/S Masport R1500 Leg Woodburner	Code Compliance Certificate Issued	04/10/2016
26/03/2015	NF0190		Notice to Fix issued	26/03/2015
22/06/2012	110695C	Change in wastewater disposal field	Amendment Issued	06/07/2012
05/04/2012	110695B	Revise window locations, internal framing and bracing	Amendment Issued	30/04/2012

Compliance Schedule

No Compliance Schedule records are available for this property.

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
13/05/2022	220377	Subdivision	Subdivision of Lot 2 DP 426165 into three lots in the Rural 1 Zone: - Lot 1 of 1700m2, with an identified Building Location Area (BLA) for a new dwelling. - Lot 2 of 3100m2, containing an existing dwelling. - Lot 3 of 4500m2, with an identified BLA for a new dwelling. Subdivision and change of use under the National Environmental Standard for Assessing and Managing Contaminants in Soil to Protect Human Health. - Cancellation of consent notice 8449574.4-ROTs for Lots1-3.	Consent Effective	18/03/2025
12/05/2022	220378	Land Use	Land use consent to construct a generic dwelling on each of Lots 1 and 3 of subdivision RM220377 within internal boundary setbacks in the Rural 1 Zone	Consent Effective	18/03/2025
12/05/2022	220379	s221(3) RMA Consent Notice Variation	Cancellation of Consent Notice 8449574.4 from the new Records of Title for Lots 1 - 3 of subdivision RM220377.	Consent Effective	18/03/2025
29/07/2024	240495	Land Use	Land use consent to change the use of contaminated land NESCS	Withdrawn	
20/06/2014	080991V2	Land Use	Pursuant to Section 221(3)(a) of the resource management Act	Consent Effective	23/07/2015

Application Date	RC Number	Type	Proposal	Status	Decision Date
			1991, Conditions(1),(2) and (5) of Consent Notice 8449574.4 registered on Certificate of Title 503072.		
16/05/2014	140404	Land Use	Land use consent to construct a second self-contained housekeeping unit within an existing dwelling and to site one sleepout on a site in the Rural 1 Zone. The sleepout is sited within the 10 metre front yard setback, further than 20 metres from the dwelling.	Consent Effective	23/07/2015
05/07/2011	080991V1	Land Use	Vary consent by altering location of buildings	Consent Effective	03/08/2011
05/07/2011	110577	Land Use	Relocate a dwelling on to the site	Consent Effective	03/08/2011
05/07/2011	080990V1	Subdivision	Vary consent notice	Consent Effective	03/08/2011
06/11/2008	080991	Land Use	Construct a dwelling on proposed lot 2 of subdivision RM080990	Consent Effective	08/06/2009

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

Sunday, 8 November 2026



Pipes and Rubbish Collection

Sunday, 8 November 2026

