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

Sunday, 8 November

Property Location

Valuation	Legal Description	Address	Suburb	Area (ha)
1938037800	LOT 2 DP 15774 BLK II MOUTERE SD	84B Aranui Road	Mapua	0.0786

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
$930000	$420000	$510000	01/09/2023	$5695.57

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	930000	2062.74
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	930000	64.17
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	420000	56.28
2027	Stormwater UDA	930000	520.80

Water Meter Information

Water ID	Meter Reader Note	Meter Id	Last year units
W20393		20MC273284	309

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	2407177	08/06/2015	84B Aranui 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
Residential	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

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
18/03/2015	150216	Install New F/S Metro Tiny Ped wood burner	Code Compliance Certificate Issued	02/05/2015
12/11/2013	131308	Operate a take-away coffee business	Code Compliance Certificate Issued	09/04/2014
11/11/2013	131308P	Operate a take-away coffee business	RM CERTIFICATE ISSUED	30/01/2014
20/07/2005	055742	Relocate dwelling	Code Compliance Certificate Issued	25/08/2009
31/03/2004	040585	New dwelling with 2 wood burners	Cancelled	31/08/2005
22/09/1994	941527	TO BUILD HOUSE	Cancelled	31/08/2005
06/05/1998	980609	Shop extension	Cancelled	01/08/2005
21/11/1994	941807	TO RELOCATE BUILDING TO MAPUA	Code Compliance Certificate Issued	24/02/1995

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
19/11/2015	940463V4	Land Use	Vary consent to operate a take-away coffee bar and to increase operating hours	Consent Effective	01/12/2015
11/11/2013	940463V3	Land Use	Vary consent to operate a take-away coffee bar	Consent Effective	03/12/2013
29/04/2009	940463V2	Land Use	vary consent to change retail activity to a Hair Studio	Consent Effective	20/05/2009

Application Date	RC Number	Type	Proposal	Status	Decision Date
18/12/2007	940463V1	District: Land Use Discretionary	To provide a car park for retail business and signage on the roadside and on the building.	Consent Effective	20/02/2008
20/07/2005	050609	Land Use Controlled	relocate dwelling	Consent Effective	10/08/2005
04/10/1994	940463	District: Land Use Non-complying	SHOP TO BE RELOCATED ONTO SITE AND USED FOR SALE OF LOCAL HANDCRAFTS AND COLLECTABLES	Consent Effective	11/10/1994

Planning Permits

No historical planning permits have been found for this property.

Environmental Health and Licences

The following licences pertain to this property.

Licence Type	Business	Status	Expiry Date
Food Premises	Java Hut Limited	Invoice Processed	31/01/2027

Aerial Property View

Sunday, 8 November 2026



Pipes and Rubbish Collection

Sunday, 8 November 2026

