Property Report

- **This information has been computer generated from Tasman District Council records and has not been reviewed by Tasman District Council. It is provided for information only and while Tasman District Council takes all due care, it does not guarantee the accuracy or completeness of this information. It is not a Land Information Memorandum or property file and cannot be relied upon as such.**
- 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)
1955019100	PART LOTS 1/2 DEEDS PLAN 1728 & LOT 2 OF SEC 153 MOTUEKA DIST	191 High Street	Motueka	0.0736

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	$460000	$470000	01/09/2023	$12455.81

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	Motueka Business Rate Area A	930000	365.49
2027	Wastewater - 1st Pan	1	1280.50
2027	Wastewater - 2-10 Pans	7	6722.59
2027	WaimeaComDam-Env&ComBen-Distri	1	76.69
2027	Motueka Firefighting WaterSupp	1	122.58
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	Motueka Community Board	1	16.74
2027	Regional River Works-Area X	930000	299.46
2027	Stormwater UDA	930000	520.80

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
Tasman Waste Water	Wastewater

Wheelie Bins

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

Bin Size	Serial Number	Delivered on	Delivered to
Single 240	2413551	08/06/2015	191 High Street, Motueka

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
Central Business	The Central Business Zone is one of the primary zones for the provision of retail and office space and entertainment opportunities. The Central Business Zone is generally characterised by smaller-scale retail and pedestrian oriented movement networks.

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
06/11/2001	011698	Basins & sinks in hair salon	Code Compliance Certificate Issued	28/10/2025
20/10/2025	011698A	B2 Durability Modification	Granted and Issued	22/10/2025
08/04/2010	100367	Alterations to building-toilet facilities, woodburner, new balustrading/floor.	Code Compliance Certificate Issued	13/01/2011
03/10/1996	961724	To install Toilet	Code Compliance Certificate Issued	04/12/1996

Compliance Schedule

The following Compliance Schedules apply.

Compliance Schedule Number	Street Address	Status	Expiry Date
CS0350	191 High Street, Motueka	WOF letter sent	13/01/2027

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
17/01/1991	H059233	Erect toilets	
16/01/1990	H021023	Alterations to commercial bldg - adding verandah	
17/04/1984		Fire permit	
29/08/1977	H97739	Construct office partitions	
10/06/1971	C062308	Fit windows in shop	
25/07/1961	101721	Repairs	
23/10/1956	Z01563	Erect toilets	
26/09/1956		P & D as built on plan C to S	

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

Application Date	RC Number	Type	Proposal	Status	Decision Date
21/04/2010	100248	Land Use	Non compliance with parking requirements	Consent Effective	23/07/2010
09/08/2004	040944	District: Land Use Discretionary	To erect 2 sandwich board signs	Consent Effective	18/08/2004

Planning Permits

Prior to the Resource Consent system, these Planning Permits and notes were registered against the property.

Date	Planning Number	Subject	Notes
15/08/1988	MO495	PROPOSED SUBDIVISION	P S ASSAF

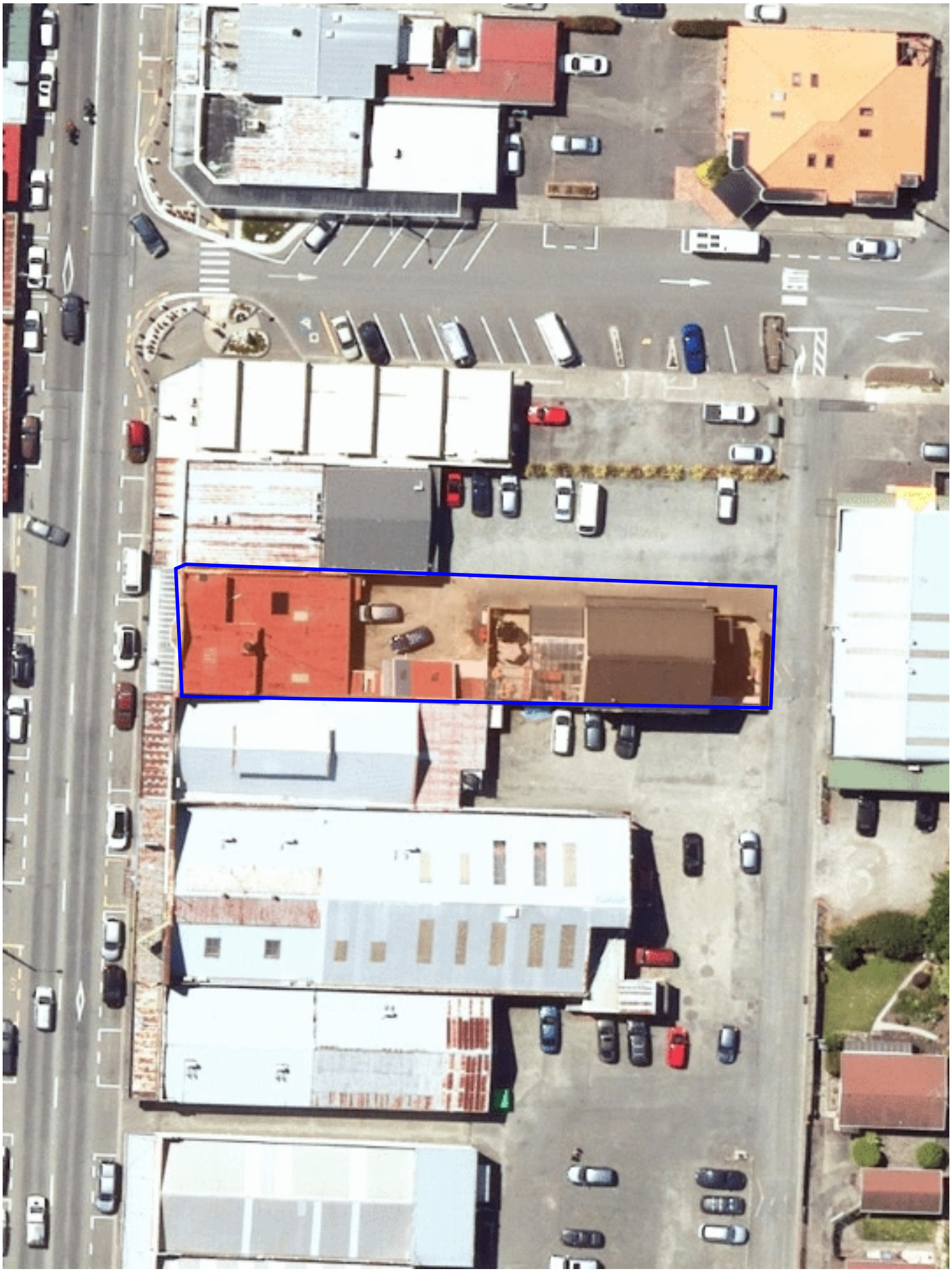
Environmental Health and Licences

The following licences pertain to this property.

Licence Type	Business	Status	Expiry Date
Food Premises	RJ & C Enterprises Limited	Food Act 2014 - Registered	30/06/2027
Off-licence	RJ & C Enterprises Limited	Invoice Processed	21/09/2028
On-licence	RJ & C Enterprises Limited	Invoice Processed	21/09/2028
Earthquake-prone Building	Laurel Marie Assaf	EQB Building NOT potentially earthquake prone	
Earthquake-prone Building	Laurel Marie Assaf	EPB Notice Issued	15/07/2036

Aerial Property View

Saturday, 28 November 2026



Pipes and Rubbish Collection

Saturday, 28 November 2026

