

This information has been compiled from Tasman District Council records and is made available in good faith, but its accuracy or completeness is not guaranteed.

Property Location

Valuation	Legal Description	Address	Suburb	Area (ha)
1938023706	LOT 5 DP 432685	134 Aranui Road	Mapua	7.2082

Rates Information

Rates are charged in four instalments for the period commencing 1 July and ending 30 June each year. Please note that if this property is a contiguous property, its rates will change if sold separately. Also note that this rating information relates to all parcels, i.e., Lot and DP numbers, under this valuation assessment.

Annual Rates	Current Instalment
\$9037.70	\$2259.42

Rates Breakdown

The Annual Rates above are broken down as follows:

Description	Rate	Units	Amount
General Rate	0.2043c/\$CV	3,030,000	\$6,190.29
Uniform Annual General Charge	\$394.00/propert	1	\$394.00
WaimeaComDam-Env&ComBen-Distri	\$107.09/propert	1	\$107.09
WaimeaComDam-Enviro&ComBen-ZOB	0.0097c/\$CV	3,030,000	\$293.91
Mapua StopBank Rate	\$44.70/property	1	\$44.70
Refuse/Recycling Rate	\$152.54/propert	1	\$152.54
Shared Facilities Rate	\$65.86/property	1	\$65.86
Mapua Rehabilitation Rate	\$4.53/property	1	\$4.53
Museums Facilities Rate	\$79.35/property	1	\$79.35
District Facilities Rate	\$139.34/propert	1	\$139.34
Regional River Works - Area Z	0.0141c/\$LV	1,050,000	\$148.05
Stormwater UDA	0.0468c/\$CV	3,030,000	\$1,418.04

Warm Tasman Rate

Warm Tasman Home Insulation Rate does not apply for this property.

Rating Valuation

Tasman District Council uses a capital value rating system. Please note that this rating information relates to all parcels, i.e., Lot and DP numbers, under this valuation assessment.

Capital Value	Land Value	Improvements	Valuation Date
\$3,030,000.00	\$1,050,000.00	\$1,980,000.00	01/09/2023

New Rating Valuation

Rating values are reviewed triennially. If the valuation of this property is going to change in the next rating year, it will show below as the New Capital Value. Please note that this rating information relates to all parcels, i.e., Lot and DP numbers, under this valuation assessment.

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New Capital Value	New Land Value	New Improvements Value	New Valuation Date
\$3,030,000.00	\$1,050,000.00	\$1,980,000.00	01/09/2023

Water Meter Information

No Water Meter information is available for this property

Services

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

Scheme or Supply	Service Provided
Stormwater UDA	Stormwater

Protected Trees

No protected trees have been found for this property.

Heritage Buildings

There are no heritage buildings on this property.

Wheelie Bins

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

Bin Size	Serial Number	Delivered on	Delivered to
Single 240	2407287	08/06/2015	134 Aranui Road, Mapua

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 Coastal	The Rural 1 Zone generally seeks to protect productive land value on a long-term basis. Rural 1 Coastal is a subset of this zone and applies to specific areas where further subdivision is prevented and special land use rules apply to manage risk from coastal hazards.

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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	CCC Issue Date
30/05/2022	220645	Construct second dwelling with freestanding Metro wood burner on wetback	Withdrawn	
18/11/2016	161244	New residential dwelling	Withdrawn	
18/11/2016	161244P	New residential dwelling	Withdrawn	
05/11/2015	145546B	Proposed wastewater treatment and disposal system changed to AES from Biolytix.	Amendment Issued	
23/12/2014	CA0424	Sink unit and smoke detector in garage/workshop	Further Information Requested	
02/12/2014	145546A	Amend building levels after set-out on site & agreement from TDC Engineers - Main Floor 3.7m & Garage 2.9m, Enlarge garage from 6.4x6.8 to 7.4x7.8	Amendment Issued	
26/08/2014	145546	Construct new dwelling with attached sleepout	Code Compliance Certificate Issued	
26/08/2014	145546P	Construct new dwelling with attached subsidiary unit	RM Certificate Lifted	
17/08/2012	120836	New garage/workshop for storage	CCC Refused	

Compliance Schedule

No Compliance Schedule records are available for this property.

Building Permits

No historical building permits have been found for this property.

Building Notes

This property has the following building notes on file.

Date	Building Note Type	Subject	Notes
			Report on file regarding change of use to BC120836 (Rory Medcalf).

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9242263.1 Notification that a building consent issued pursuant to Section 72 Building Act 2004 identifies inundation as a natural hazard - 20.11.2012 at 7:00 am

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	Proposal	Status	Decision	Decision Date
21/12/2023	230835	Subdivision by way of boundary relocation between two existing titles 134 and 156B Aranui Road Mapua	Withdrawn		
07/10/2022	161075V1	Change of consent RM161075 condition 1 for size and position of dwelling in the Rural 1 Coastal Zone, Coastal Risk Area and Coastal Environment Area	Consent Effective	Granted under Delegated Authority	08/12/2022
19/12/2016	161194	Variation to consent notice 9027976.1	Sec 125 Decision	Granted under Delegated Authority	19/05/2017
18/11/2016	161075	Land use consent to construct second and third dwellings in the Rural 1 Coastal Zone, Coastal Risk Area and Coastal Environment Area	Sec 125 Decision	Granted under Delegated Authority	19/05/2017
22/08/2014	140670	Construct a replacement dwelling and sleepout within the Rural one zone and Coastal Risk Area and to vary consent notice 9027976.1.	Consent Effective	Granted under Delegated Authority	31/10/2014
22/08/2014	140671	To change condition of consent notice	Consent Effective	Granted under Delegated Authority	09/09/2014

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		9027976.1, Clause (c) - amending domestic wastewater treatment			
16/05/2007	070379	construct a bore	Consent Effective	Granted under Delegated Authority	25/05/2007
15/08/2006	060669	erect a dwelling within the building area shown on proposed lot 2 of Subdivision application RM051015	Consent Effective	Granted by Committee	29/11/2006
31/08/1998	980289	establish a miniture farm park and to sell goods related to the activity, and to erect a sign	Consent Effective	Granted by Committee	23/11/1998
	100001	Registration to take ground water	Withdrawn		

Planning Permits

No historical planning permits have been found for this property

Works and Land Entry Agreements

No Works and land Entry Agreement has been found for this property.

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Environmental Health and Licences

No Environmental Health or Licence information has been found for this property.

Air Shed

This property does not sit within a controlled Air Shed.

Hazardous Activities and Industries List (HAIL)

No verified HAIL site has been found for this property. However, if the site or any adjacent site has been used for industrial, horticultural or agricultural purposes, we suggest you make further enquiries.

Potential Lead Paint Contamination of Dwellings, Buildings & Land

Any specific information in relation to contamination will be contained in the HAIL part of the Property summary, otherwise the Council has no specific information in relation to this property.

Lead is a highly toxic substance that was a key ingredient in household paint. Any building or dwelling built before or during the 1960's is likely to have used lead-based paint at some time. Soil surrounding these buildings has potential to be contaminated by heavy metals contained in the paint. Landowners are responsible for ensuring the safe management of lead paint removal for protecting human health and the environment.

Wetlands

Council holds no records of a wetland being on this property. However please note that the Resource Management (National Environmental Standards for Freshwater) Regulations 2020 creates conditions relating to works carried out around natural inland wetlands regardless of whether they have been mapped by Council or not.

Pest Inspection History



The Tasman-Nelson region has a Regional Pest Management Strategy for the control of declared pest plants, animals and organisms. The responsibility for the control of pests lies with the land occupier or owner. No pests have been recorded on this property.



Biodiversity Reports

Council has been compiling biodiversity reports (also called Native Habitat Tasman reports or Ecological Assessment reports) for individual property owners. This survey of natural areas on private land aims to support proactive land management while also help Council meet its RMA responsibilities. However, no report has been lodged on this property.

Rules in the Tasman Resource Management Plan relating to clearance of indigenous vegetation and forests apply. These include 17.5.5, 17.6.5, 17.7.5, 17.8.5, 18.2.4, 18.5.2, 18.5.3, 28.2.2, and 31.1.6. These are available on the Council website. For further information, please contact Council's Biodiversity team at biodiversity@tasman.govt.nz.



 State Highway Roads
 Road Boundaries

 Valuation Boundaries
 Parcel