

General Property Information: 1975043100C

Property

Valuation No	1975043100C
Location	3/155 Waimea Road, Nelson
Legal Description	FLAT 3 DP 15910 ON LOT 5 DP 4103 HAVING 1/3 INT IN 969 SQ METRES
Area (Hectares)	0.0000

Rates

Government Valuation

Land	220,000
Improvements	280,000
Capital Value	500,000

Current Rates Year 2026 to 2027

Planning/Resource Management

No information located

Building

19/06/92 BUILDING PERMIT 21686 ERECT APARTMENT/S NO UNITS 2 : APPROVED
SUBJECT TO ALTERATION COMPLETED: 24/8/92
(Found on related property: 1975043100B)

Licences

No information located

Sewer and Drainage

No information located

Land and Building Classifications

No information located

Transport

No information located

Special Land Features

No information located

Swimming Pools

No information located

Natural Hazards

No information located

Other

14/05/26 LIM APPLICATION L260390L260390 : LAND INFORMATION MEMORANDUM

15/10/15 LIM APPLICATION L150580L150580 : LAND INFORMATION MEMORANDUM

INTERNAL NOTES THIS PROPERTY FILE HAS BEEN SCANNED

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Conditions Report



View All Conditions ([https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:"Property Condition C0800" OR Filename:"Property Condition C1401"](https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:\))

LINZ ID	Address	Condition Number	Condition Description	Diagram	Links
3636932	155 Waimea Road, Nelson	C0800	Restricted Development	N	Open in SharePoint (<a c0800\""="" condition="" href="https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:\" property="">https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:"Property Condition C0800")
3636932	155 Waimea Road, Nelson	C1401	Air Plan	N	Open in SharePoint (<a c1401\""="" condition="" href="https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:\" property="">https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:"Property Condition C1401")
3636932	2 155 Waimea Road, Nelson	C0800	Restricted Development	N	Open in SharePoint (<a c0800\""="" condition="" href="https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:\" property="">https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:"Property Condition C0800")
3636932	2 155 Waimea Road, Nelson	C1401	Air Plan	N	Open in SharePoint (<a c1401\""="" condition="" href="https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:\" property="">https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:"Property Condition C1401")
3636932	3 155 Waimea Road, Nelson	C0800	Restricted Development	N	Open in SharePoint (<a c0800\""="" condition="" href="https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:\" property="">https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:"Property Condition C0800")
3636932	3 155 Waimea Road, Nelson	C1401	Air Plan	N	Open in SharePoint (<a c1401\""="" condition="" href="https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:\" property="">https://nelsoncity.sharepoint.com/sites/ecm-propertyhub/SitePages/NMapConditions.aspx?q=Filename:"Property Condition C1401")

DATE: 6-May-95 CONDITION No: 800

STREET ADDRESS: Various

DIAGRAM: No

LEGAL DESCRIPTION Various)

PROPERTY OWNER
or SUBDIVIDER: Varioust

SCHEME PLAN No:

NCC PLAN No:

AUTHORITY: Works Committee

REASON FOR CONDITION:
(Abbreviated) Catchments Served By Inadequate Stormwater Systems

CONDITION:

Restricted Development Area:

Catchment is served by inadequate stormwater system. Subdivision or any increase in the number of household units to more than one per lot is unlikely to be permitted until the issue of stormwater disposal has been resolved. Subdivision may be permitted in some cases where a detention dam can be constructed with sufficient storage to restrict flood flows back to discharge rates that have occurred prior to development. Soakage may be acceptable for individual lots within the Wood and Stoke.

Amended 23-Sept-96

Date Entered: 16-Jun-95

Date	12 January 2006	Condition No.	C1401
Street address	All properties contained in the Nelson Urban Area within Airshed A or B1 (consult Fig A2.1, A2.2A and A2.2B in Air Plan)		
Diagram	No		
Legal Description	Various		
Property Owner or Subdivider	Various		
Scheme Plan No.	N/A		
NCC Plan	Air Quality Plan		
Authority	Principal Adviser - City Development (see David Jackson)		
Reason for condition	(Abbreviated) This property may contain a domestic spaceheater or open fire that falls under the rules set out in the Council's Air Quality Plan. Under rule AQr.24.1, within the Urban Area the use of open fires was allowed to continue up until 1 January 2008 (except that any 'Jetmaster' type open fire (including Warmington brands) may continue until 1 January 2013). Discharge to air from open fires is prohibited after that date. In addition, within Airsheds A and B1 (as defined in the Air Plan) the use of existing enclosed burners has been phased out. The use of all enclosed burners that do not comply with the emissions standards set out by the Air Quality Plan has been progressively banned between 2010 and 2012, starting with the oldest burners. This was necessary to meet the targets imposed by the National Environmental Standards for air quality. Updated 7 th June 2012.		

Condition

The Air Quality Plan states that in the Nelson Urban Area within these airsheds (Airshed A and B1 – consult Fig A2.1, A2.2A and A2.2B in Air Plan) no discharge from domestic-type fires may occur after the cessation date below.

Type of Heating Appliance	Disused By
Open fires (Jetmaster type open fires)	1/01/2008 (1/01/2013)
Burners installed before 1996	1/01/2010
Burners installed between 1996 and 1999	1/01/2012

Date entered: 12th January 2006