

# 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](http://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](http://www.tasman.govt.nz).

## Property Location

Valuation	Legal Description	Address	Suburb	Area (ha)
1937036501B	FLAT 2 DP 9979 HAVING 1/2 INTEREST IN 1012 SQ METRES BEING LOT 20 DP 206	78B Whitby Road	Wakefield	0.0000

## 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
\$580000	\$245000	\$335000	01/09/2023	\$4040.01

## 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
2026	General Rate	580000	1241.78
2026	Uniform Annual General Charge	1	413.00
2026	Wastewater - 1st Pan	1	1007.50
2026	WaimeaComDam-Env&ComBen-Distri	1	81.80
2026	Refuse/Recycling Rate	1	133.69
2026	Shared Facilities Rate	1	73.55
2026	Mapua Rehabilitation Rate	1	4.35
2026	Museums Facilities Rate	1	70.02
2026	District Facilities Rate	1	138.68
2026	Urban Wat.Supply- Serv Chge	1	542.60
2026	Regional River Works - Area Z	245000	37.24
2026	Stormwater UDA	580000	295.80

## Water Meter Information

Water ID	Meter Reader Note	Meter Id	Last year units
W70393		08M1531023	83

## Services

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

Scheme or Supply	Service Provided
Stormwater UDA	Stormwater
Stormwater UDA- Wakefield	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	2412487	08/06/2015	78B Whitby Road, Wakefield

## 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

## 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
13/05/2005	055292	To install metro log burner	Code Compliance Certificate Issued	27/06/2005

## Compliance Schedule

No Compliance Schedule records are available for this property.

## 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
17/08/1977	H109642	New dwelling with connection to seperate septic tanks	- Plumbing and Drainage Permit 2864

## Swimming Pools

No Swimming Pool records have been found for this property.

## Resource Consents

No Resource Consent records are on record for this property.

## 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.



