

Land Information Memorandum



LIM Summary

This Land Information Memorandum (LIM) has been prepared in accordance with section 44A of the Local Government Official Information and Meetings Act 1987 and is valid only as at the date of issue. The information contained in this LIM reflects the records held by the Council at the time of issuance and future LIM's may differ depending on whether the Council holds new information.

Applicant Details

Prepared for	Email
I Hill Prohill Plumbing & Gas	prohillplumbing@gmail.com

LIM Details

LIM number	Valuation Number	Certificate of Title	Requested on	Issued on
L260608	1928033703	129/19	11/08/2026	20/08/2026

Contents

This Land Information Memorandum contains the following information:

1. **Property Information**
 - Property and owner information, rates, services, and classifications
 - Consents for building and resource management
 - Environmental information
 - Natural Hazards
2. **Maps**
 - Aerial
 - Areas and Zones in the Tasman Resource Management Plan
 - Pipes
 - Bores
 - Fire Ban areas
3. **Additional Information**
 - Brochures and other relevant information
4. **Glossary**
5. **Plans and Consent Information**
 - Resource Consent information
 - Building consents/permits issued for the property
 - Code Compliance Certificates (CCC)
 - Certificates of Acceptance (COA)
 - Building Warrants of Fitness (where applicable)
 - Compliance Schedule(s) (where applicable)
 - Discretionary Exemption (Schedule 1(2))
 - Notification of exempt building work (owner decided exemption)
 - Drainage plans

Notes

- This Land Information Memorandum has prepared for the purposes of Section 44A of the Local Government Act 1987 and contains all the information known to the Tasman District Council to be relevant to the land as described in Subsection (2).
- Information provided is based on a search of council records only, and there may be other information relating to the land, which is not currently recorded in the Councils record system. Every care will be taken to ensure that the information is correct, however, Council cannot guarantee that the information is accurate and does not accept any liability for these records.
- A valuation assessment can consist of multiple land parcels. The information in this LIM 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.
- The Council has not undertaken any inspection of the land or any building on it for the purpose of preparing this LIM.
- Council records may not show illegal or unauthorised building works on the property.
- Conditions of any authorised uses of the land are contained in the Council's District and Regional Plans.
- A Development Contribution may be payable in accordance with the DC Policy set out in the Council's Long Term Plan and created under the Local Government Act 2002 in relation to subdivision and new development. You will need to refer to the DC Policy to see what DC's are payable for any particular building development and whether any limitations apply. The DC is required to fund District roads and infrastructural services other than reserves and community facilities.

- A Financial Contribution for Reserves and Community Services may be payable in accordance with the Tasman Resource Management Plan on all building other than first dwelling on a title. You will need to refer to the Tasman Resource Management Plan for full details of the FC's that are payable and whether any limitations or exceptions apply.
- The applicant is solely responsible for ensuring that the land is suitable for a particular use.
- This LIM has been produced at the issued date and is valid only as a statement of Council's information at that date.

1. Property Information

This section of the LIM provides information about the rates and services on the property, including:

- Property and owner information, rates, services, and classifications
- Consents for building and resource management
- Environmental information.

Property Information

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Property Location

Valuation	Legal Description	Address	Suburb	Area (ha)
1928033703	LOT 1 D P 5282 BLK VII MOTUEKA S D	8 Flett Road	Harakeke	0.1012

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	Balance Owing	Arrears
\$2769.33	\$692.33	\$332.29	\$0.00

Rates Breakdown

The Annual Rates above are broken down as follows:

Description	Rate	Units	Amount
General Rate	0.2218c/\$CV	720,000	\$1,596.96
Uniform Annual General Charge	\$429.00/Pty	1	\$429.00
WaimeaComDam-Env&ComBen-Distri	\$76.69/Pty	1	\$76.69
Refuse/Recycling Rate	\$140.29/Pty	1	\$140.29
Shared Facilities Rate	\$74.92/Pty	1	\$74.92
Mapua Rehabilitation Rate	\$3.66/Pty	1	\$3.66
2025 Weather Event Recovery Rate	\$123.48/Pty	1	\$123.48
Museums Facilities Rate	\$74.34/Pty	1	\$74.34
District Facilities Rate	\$142.53/Pty	1	\$142.53
Motueka Community Board	\$16.74/Pty	1	\$16.74
Regional River Works - Area Z	0.0134c/\$LV	360,000	\$48.24
Stormwater: General Drainage	0.0059c/\$CV	720,000	\$42.48

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
\$720,000.00	\$360,000.00	\$360,000.00	01/09/2023

New Rating Valuation

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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.

New Capital Value	New Land Value	New Improvements Value	New Valuation Date
\$720,000.00	\$360,000.00	\$360,000.00	01/09/2023

Water Meter Information

No Water Meter information is available for this property.

Services

No Services are available for this property.

Wheelie Bins

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

Bin Size	Serial Number	Delivered on	Delivered to
Single 240	2415890	08/06/2015	8 Flett Road, Harakeke

Services Notes

This property has the following Services notes on file. The Health Drinking Water Amendment Act (Section 69ZH of the Health Act 1956) requires councils to provide information relating to whether the land is supplied with drinking water and, if so, if the supplier is the owner of the land or a networked drinking water supplier. Note: Tasman District Council may not be aware of other drinking water systems connected to properties. There may also be private drinking water supply systems such as rainwater tanks or private bore/wells. Prospective purchasers are advised to clarify the drinking water supply and water quality with the landowner.

Notes

The property is not connected to any council reticulated services. Onsite disposal for wastewater and stormwater. Private water supply.

There are no public or private drains or services shown that cross the property and serve other properties. However, some private drains do not appear in Council records. Record of Title should be checked for any easements relating to drains or services that may cross the property.

Protected Trees

No protected trees have been found for this property.

Heritage Buildings

There are no heritage buildings on this property.

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.

Property Information

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Zone	Zone Description
Rural 1	The Rural 1 Zone contains the small area of the District's land which has the highest productive value. In general, this land is suited to a wide range of uses including intensive soil-based production. Rules for subdivision and development primarily protect the productive land value on a long-term basis.

Consents

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Building Consents

Please note that if a Code Compliance Certificate has not been issued, then the work has not been certified by the Council as complying with the Building Code.

Application Date	BC Number	Proposal	Status	CCC Issue Date
21/12/2021	211426	Internal Alterations to dwelling and detached garage	CCC Refused	
20/12/2021	211426A	Garage foundation footing changed to in-situ footing detail	Amendment Issued	
21/04/1993	930626	INSTALL INBUILT FIRE	2nd Code Compliance Cert	25/05/1993

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. Not all records under the old permit system have survived and where records have survived they may be incomplete. Council does not accept responsibility for any omission in the records. You may wish to engage an independent qualified person to evaluate the building.

Date	Permit Number	Notes
13/06/1985	C068917	Erect caravan shelter
07/02/1985	C030065	Erect new upstairs rooms to dwelling
19/01/1984	B052501	Alter dwelling
03/07/1980	J095679	Install Kent Log Fire
19/06/1978	H158243	Alter Existing Lounge
31/07/1963	A053210	Erect Work Shed

Building Notes

This property has the following LIM building notes on file.

Notes
Property Records show Building Consent 211426 (Internal Alterations to dwelling and detached garage) has not been issued with a Code Compliance Certificate.

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

Consents

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No historical planning permits have been found for this property.

Planning Notes

TASMAN RESOURCE MANAGEMENT PLAN (TRMP) CHANGES: From time to time, changes are proposed to the planning provisions in the TRMP. Any such changes are publicly notified so that people can make submissions. Plan Changes may propose to alter zonings, policies or rules, and may affect this property or sites in the surrounding area.

Council-initiated Plan Changes can have some effect from the first day of notification as 'proposed changes'. From time to time Council receives a request for a Private Plan Change. These are processed by Council and have no effect until operative.

A list of all the current Plan Changes can be viewed on the Tasman District Council policy pages at www.tasman.govt.nz/link/trmp.

Notes

Tasman Resource Management Plan planning maps identify the property is within the Rural 1 Zone, Land Disturbance Area 1, and Surface Water Yield Protection Area. Further information on these Zones and Areas can be found in the Section 2 Maps; Section 4 Glossary and/or on the Tasman Resource Management Plan pages on the Tasman District Council website at www.tasman.govt.nz/link/trmp.

Compliance Notes

No notes regarding compliance with permits or consent conditions have been recorded against this property.

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Environmental Health and Licences

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

Licensing Notes

No notes regarding licences have been recorded against 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 LIM, 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.

Environmental Records

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Natural Hazards

These notes include hazard information relevant to this LIM.

Hazards Type	Notes
Coastal Hazards	Council has no records of this property being affected by coastal hazards.
Rivers and Rainfall Flooding	Council has no records of this property being affected by flood hazards
Slope Instability	Council has no records of this property being affected by slope instability.
Seismic Hazards	Council has no records of this property being affected by seismic hazards.

Building Act 2004

Please refer to building notes section for Building act notice information.

Tasman Resource Management Plan

Please refer to <https://eplan.tasman.govt.nz/eplan> for District Plan related natural hazard information.

2. Maps

Several maps are included in your LIM:

- An aerial overview
- A map of the water and sewer pipes around the property
- A map showing any bores on the property
- A map of the fire ban areas that may apply
- Maps of the Zones and Areas defined in the Tasman Resource Management Plan (TRMP) and their associated legends.

Please note that other rules defined in the TRMP may also apply to this property. The TRMP is available online at www.tasman.govt.nz.



State Highway Roads
Road Boundaries

Valuation Boundaries
Parcel



Aerial Photo Map

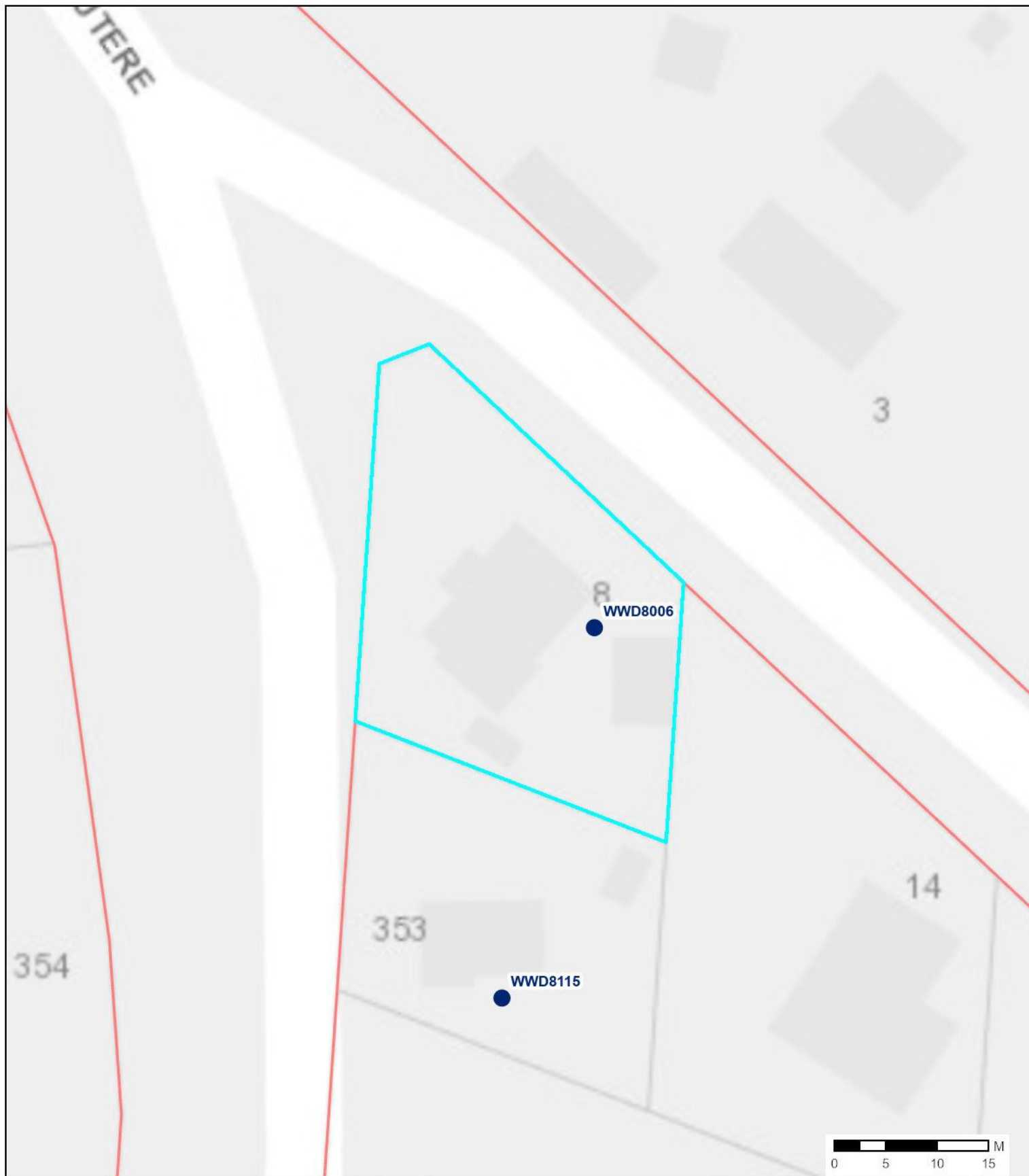
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Scale: 1:500
 Wednesday, 19 August 2026

Original Sheet Size 210x297mm



 Bores
 State Highway Roads

 Road Boundaries
 Valuation Boundaries

 Parcel

Bores Map

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- Water Pipes
- Wastewater Pipes
- Stormwater Pipes

- - - Stormwater Drains
- State Highway Roads
- Road Boundaries

- Valuation Boundaries
- Parcel



Pipe Network Map

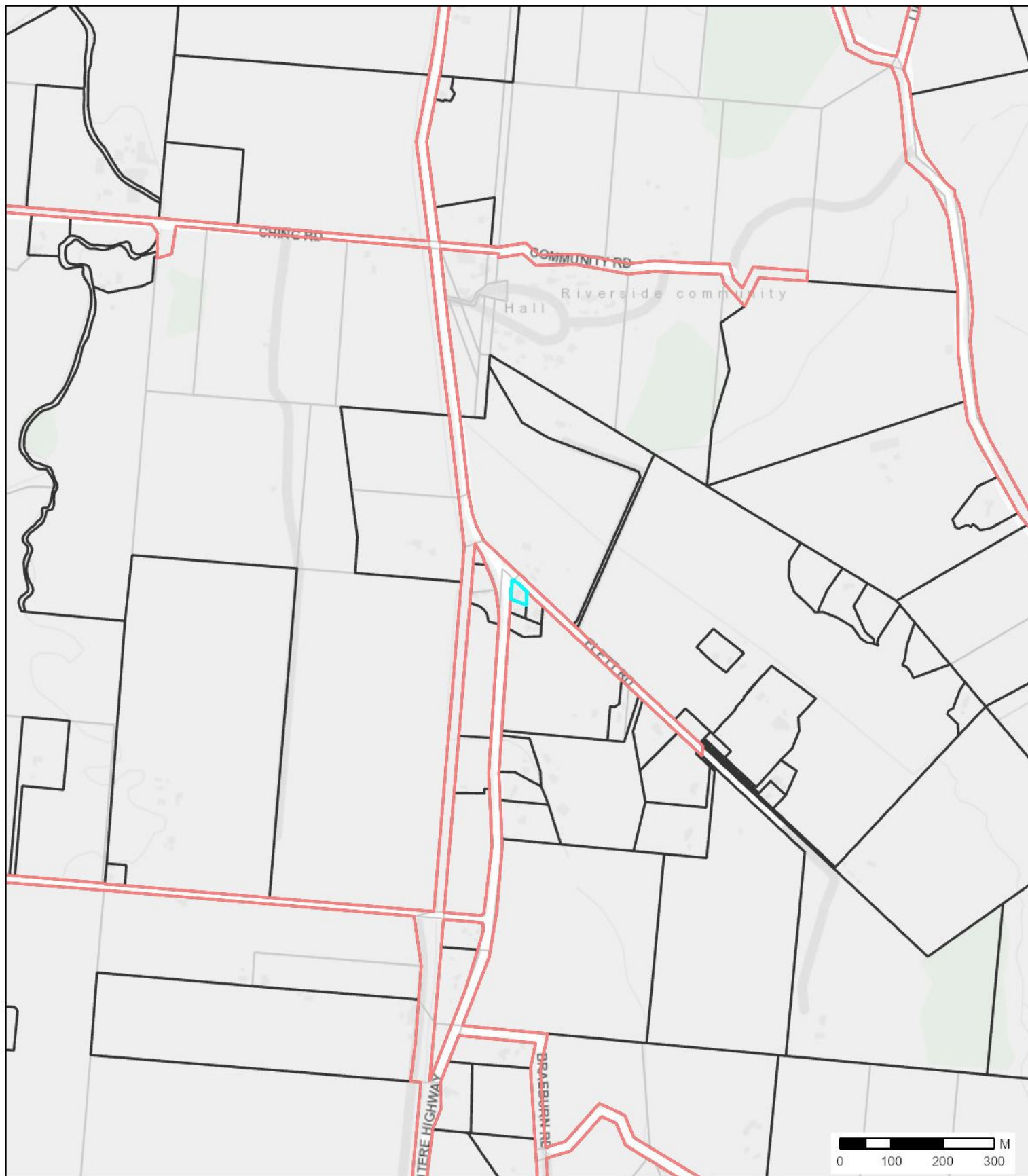
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- | | | | |
|--|--|--|--|
|  Obstacle Limitation Surface |  Deferred Fire Sensitive Area |  Fire Sensitive Areas |  Parcel |
|  Deferred Fire Ban Area |  Fire Ban Areas |  Valuation Boundaries | |

Fire Ban Areas Map

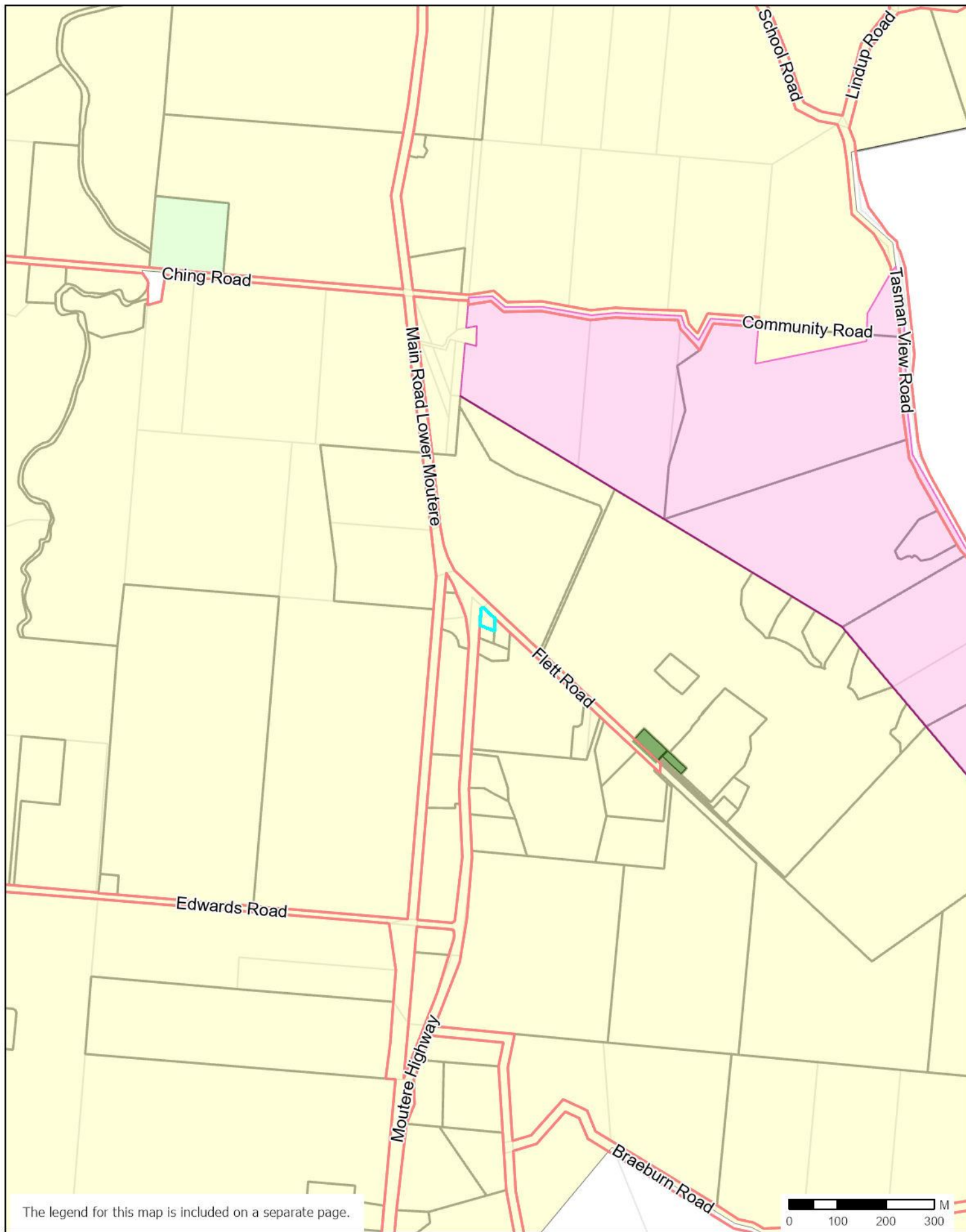
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The legend for this map is included on a separate page.

TRMP Zones Map

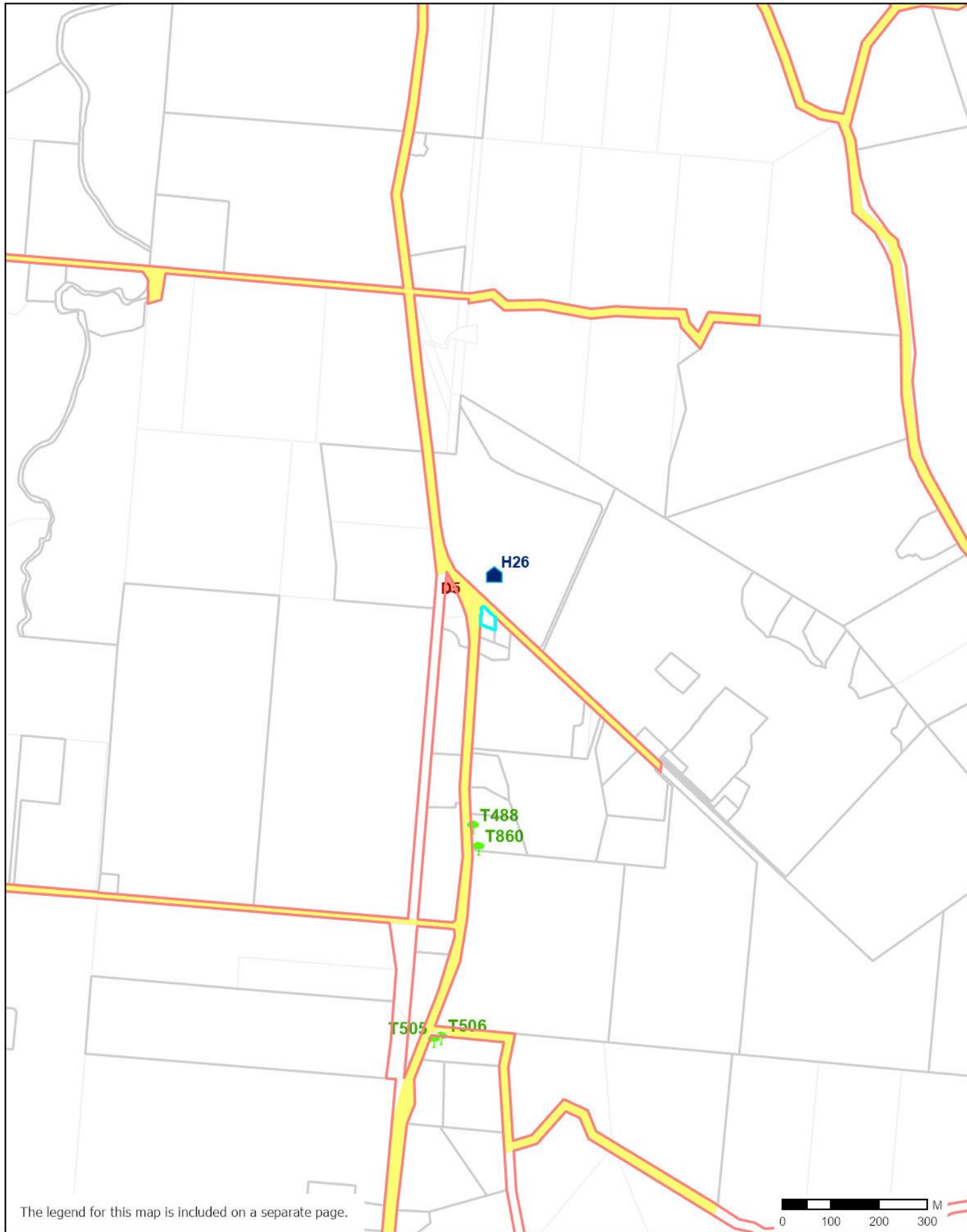
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TRMP Areas Map

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ZONE MAPS

	Rural 1		Compact Density Residential Area		Rural 2 deferred Residential
	Rural 1 Closed		Rural Residential		Rural 2 deferred Rural Residential
	Rural 1 Coastal		Rural Residential Serviced		Rural 2 deferred Rural Residential Serviced
	Rural 2		Rural Residential Closed		Rural 2 deferred Mixed Business
	Rural 3		Open Space		Rural 2 deferred Light Industrial
	Central Business		Recreation		Rural Residential deferred Residential
	Commercial		Conservation		Rural Residential Serviced deferred Residential
	Mixed Business		Tourist Services		Recreation deferred Mixed Business
	Light Industrial		Papakainga		Recreation deferred Residential
	Heavy Industrial		Rural 1 deferred Residential		Tourist Services deferred Residential
	Rural Industrial		Rural 1 deferred Tourist Services		Rural 1 deferred Papakainga
	Residential		Rural 1 deferred Mixed Business		Residential deferred Light Industrial
	Residential Closed		Rural 1 deferred Light Industrial		Development Area
	Residential Coastal		Rural 1 deferred Heavy Industrial		Notation
			Rural 1 deferred Rural Residential Serviced		Direction of development

AREA MAPS

	T1 Protected Tree		Indicative Vehicle Access/Crossing Point		Wastewater Management Area
	Heritage Building : NZ Historic Places Trust Register		Fault Rupture Risk Area		Services Contribution Area
	Heritage Building : Tasman District Council Register		Slope Instability Risk Area		Coastal Environment Area
	View Point		Ridgeline		Coastal Risk Area
	D1 Designation Site		Working Quarry Site		Mooring Area
	D1 Designation Area		Quarry Area		Chemical Hazard Area
	Indicative Development Area		Aquifer Protection Area		Landscape Priority Area
	Indicative Reserve		Significant Natural Area		Electricity Transmission Line
	Indicative Stormwater Retention Area		Recharge Protection Area		Shopping Frontage
	Indicative Road		Land Disturbance Area 2		Retail Frontage
	Indicative Walkway		Residential Activity Restriction Area		Service Lane
	Indicative Waterway		Special Domestic Wastewater Disposal Area		Road Area
					Car Park

3. Additional Information

This section of the LIM includes general information of interest to potential buyers in the area.

- **Civil Defence/Emergency Management**

The Council jointly provides civil defence arrangements with Nelson City Council. Details of alerts and other information can be found on the website at

www.nelsontasmancivildefence.co.nz.

4. Glossary

Term	Explanation/Note
Coastal Environment Area	The Coastal Environment Area is a Tasman Resource Management Plan overlay. Its purpose is to guide the management of Tasman District's coastline. The seaward boundary of the Coastal Environment Area is mean high water springs and the overlay extends approximately 200 metres inland from this boundary. Any building work within the Coastal Environment Area may require resource consent. Rules relating to this area can be found in Section 18.11 of the Tasman Resource Management Plan.
Coastal Risk Area	The Coastal Risk Area is a Tasman Resource Management Plan overlay that extends over parts of Ruby Bay and recognises the extent of coastal erosion and inundation in this area. Any building work within the Coastal Risk Area will need to comply with Tasman Resource Management Plan Rule 18.9.2.1 or a resource consent will be required.
Consent Notice	A consent notice is a form of covenant between the Council and a landowner. A consent notice will be registered on the title alerting current and future property owners of certain obligations that must be complied with on a continuing basis by the property owner. The process to change or cancel a consent notice requires a resource consent application to Council.
Deferred Fire Ban Area	The land is subject to deferred Fire Ban Area provisions which will take effect once the deferrals applying to the land use zones are uplifted. The fire ban provisions mean that outdoor burning will be prohibited except in particular circumstances relating to lot size. Until then the land is subject to Fire Sensitive provisions which limit outdoor burning during winter months.
Electricity Transmission Lines and Towers	Any property identified as having high-voltage electricity lines over or adjacent to the property or there are transmission towers/pylons on or adjacent to the property, the applicant/landowner must ensure that the proposed building or structure complies with the clearances prescribed in the New Zealand Electrical Code of Practice for Electrical Safety Distances (NZECP34:2001).
Fault Rupture Risk Area	This area encompasses active fault systems in the Tasman District. Rules in Section 18.13 apply to activities in this area.
Fire Ban Area	Rules 36.3.2.3, 36.3.3.3 and 36.3.7.3 apply to this property. The Rules are located in the Discharge Section of the Tasman Resource Management Plan. The rules mean outdoor fires (to burn waste paper and vegetation) are prohibited on properties less than 5,000m ² . Where properties are larger than 5,000m ² , resource consent is required to have an outdoor fire (the rules do not apply to barbecues or braziers).

Term	Explanation/Note
Fire Sensitive Area	Rules 36.3.2.3, 36.3.3.3 and 36.3.5.3 apply to this property. The Rules are located in the Discharge Section of the Tasman Resource Management Plan. The rules mean that outdoor fires (to burn waste paper and vegetation) are not permitted during the months of June – August (inclusive) unless where there is disease on a horticultural crop (the rules do not apply to barbecues or braziers). Resource consent to burn other horticultural vegetation can also be sought for fires during June – August.
Land Disturbance Area 1	This covers most of the District and is characterised by generally stable landscapes. Many land disturbance activities are permitted in this area subject to performance standards to maintain appropriate soil and surface water quality values. Consents may be required for some activities on the naturally higher risk terrains within the area such as steep hill country and the karst terrain. The full set of regulatory requirements are found in Section 18.5 “Land Disturbance Areas” of the Tasman Resource Management Plan (TRMP).
Land Disturbance Area 2	This covers the terrain known as Separation Point Granite, where land disturbance activities are known to pose special risks from erosion which may have detrimental effect both on site and off site. Few land disturbance activities are permitted in this area and generally consent is required for activities where mechanical land clearance is carried out on land exceeding 15 degrees and where track and road formation produce cuts greater than 0.5 metres. The full set of regulatory requirements are found in Section 18.5 “Land Disturbance Areas” of the Tasman Resource Management Plan (TRMP).
Landscape Priority Area	The Landscape Priority Area is a Tasman Resource Management Plan overlay that covers parts of St Arnaud and the Takaka Hill. Its purpose is to guide development in a way that protects the unique landscape and natural values of these areas. Any building work within the Landscape Priority Area may require resource consent. Rules relating to this area can be found in Section 18.2 of the Tasman Resource Management Plan.
Obstacle Limitation Surface	The Rule 36.3.3.1(g) relates to the safety of aircraft approaching Nelson Airport. Within the limitation surface area the efflux velocity of any discharge to air does not exceed 4.3 metres per second at a height greater than 60 metres.
Recharge Protection Area	This is an area where establishment of new plantation forest is regulated. Up to 20% new forest can be planted as a permitted activity in these areas - provided council is notified first. Otherwise resource consent is required. The objective for these provisions is to protect surface water yields and groundwater recharge from being reduced because of the rainwater interception effects of tall forest vegetation.

Term	Explanation/Note
Services Contribution Area	Council has made an interim decision for properties in the Services Contribution Area that Council will not provide a reticulated wastewater system. All discharge of domestic wastewater will require a Resource Consent.
Slope Instability Risk Area	This area has particular rules relating to information requirements in relation to ground stability. Rules in Section 18.12 apply to activities in this Area.
Special Domestic Wastewater Disposal Area	Any new discharge of wastewater to land must meet the conditions of Rule 36.1.2.5 of the Tasman Resource Management Plan (including the installation of a treatment system that will treat the wastewater to the standards specified in the Rule). Any developments that increase the potential number of inhabitants, such as additional bedrooms, additional rooms that could be used as bedrooms, second dwellings or sleep-outs will require an upgrade of the wastewater treatment and disposal system so that it meets the conditions of Rule 36.1.2.5 of the Tasman Resource Management Plan (this may include the installation of a system that will treat the wastewater to the standards specified in the Rule), or alternatively a resource consent must be obtained.
Wastewater Management Area	Any new discharge of wastewater to land will require resource consent. The wastewater treatment and disposal system should also meet the conditions of Rule 36.1.3.2 or Rule 36.1.4.2 of the Tasman Resource Management Plan (including the installation of a treatment system that will treat the wastewater to the standards specified in the Rule). Any developments that increase the potential number of inhabitants such as additional bedrooms, additional rooms that could be used as bedrooms, second dwellings or sleep-outs will require resource consent and will require an upgrade of the wastewater treatment and disposal system so that it meets the conditions of Rule 36.1.3.2 or Rule 36.1.4.2 of the Tasman Resource Management plan (including the installation of a treatment system that will treat the wastewater to the standards specified in the Rule).

5. Plans & Consent Information

This section of the document contains plans that are on file regarding the site. This may include:

- Resource Consent information
- Building consents/permits issued for the property
- Code Compliance Certificates (CCC)
- Certificates of Acceptance (COA)
- Building Warrants of Fitness (where applicable)
- Compliance Schedule(s) (where applicable)
- Discretionary Exemption (Schedule 1(2))
- Notification of exempt building work (owner decided exemption)
- Drainage plans

This Land Information Memorandum does not contain all information held on a property file. If you require access to all documents and plans held on file, we recommend you request the property file by Phoning the Council's Customer Support team on (03) 543 8400, Requesting online via the Council's website, or visiting any of the Council Service Centres. For further information please visit www.tasman.govt.nz. Note that this can be quite extensive in some cases, and a fee applies.

Form 5

Building consent - BC211426.A1

Section 51, Building Act 2004

The building

Street address of building: 8 Flett Road Upper Moutere
 Legal description of land where building is located: BLK VII MOTUEKA S D
 Building name:
 Location of building within site/block number: 8 Flett Road Upper Moutere
 Level/unit number: 0

The owner

Name of owner: Ian and Juanize Hill
 Contact person:
 Mailing address: 8 Flett Road
 RD 2
 Upper Moutere 7175
 Street address/registered office:
 Phone number: Landline: Mobile: 021321384
 Daytime: No information provided
 After hours: No information provided
 Facsimile number: No information provided
 Email address: juanizep@hotmail.com
 Website: No information provided
 First point of contact for communications with the building consent authority:
 Hayden Heal (Mayacove Architecture); Mailing Address: 35D Poole Street
 Motueka 7120; Mobile: 0211540065; Email: mayacove@hotmail.com

Building work

The following building work is authorised by this building consent:
 Internal alterations to existing dwelling, addition of ensuite and detached garage

Amendment 1: Foundation footing changed to in-situ footing detail

This building consent is issued under section 51 of the Building Act 2004. This building consent does not relieve the owner of the building (or proposed building) of any duty or responsibility under any other Act

relating to or affecting the building (or proposed building). This building consent also does not permit the construction, alteration, demolition, or removal of the building (or proposed building) if that construction, alteration, demolition, or removal would be in breach of any other Act.

Conditions

This building consent is subject to the following conditions:

Section 90 - Inspections by Building Consent Authorities: (1) Every building consent is subject to the condition that agents authorised by the building consent authority for the purposes of this section are entitled, at all times during normal working hours or while building work is being done, to inspect-

- (a) land on which building work is being or is proposed to be carried out; and
- (b) building work that has been or is being carried out on or off the building site; and
- (c) any building.

(2) The provisions (if any) that are endorsed on a building consent in relation to inspection during the carrying out of building work must be taken to include the provisions of this section.

(3) In this section, inspection means the taking of all reasonable steps to ensure that building work is being carried out in accordance with a building consent.

Copies of all site reports/records must be provided to the BCA as work proceeds for their records, please upload these to the correct building consent via the AlphaOne portal.

Inspections

The following inspections are required:

Inspections generated from Garage

- | | |
|----------------------|----------------------|
| • Prepour | • Floor Slab |
| • Framing / Pre-wrap | • Post Wrap / Cavity |
| • Preline | • Post Line |
| • Drainage | |

Inspections generated from Dwelling

- | | |
|---------------------|----------------------|
| • Wastepipes | • Framing / Pre-wrap |
| • Preline | • Post Line |
| • Internal Membrane | • Drainage |
| • Final | |

Inspections generated from Amendment 1

- Garage Slab
- Garage Final

Documents required

DWELLING

Wastepipes

- G12: Pipework pressure test documentation
- G13: Underslab plumbing as-built & plumbers details

Internal Membrane

- E3: Internal Waterproofing Membrane Installer PS3 certificate

Drainage

- G13: As-builts, drainlayer details, pipework test

Final

- G9: Energy works certificate

GARAGE

Prepour

- Survey certificate / Building location certificate

Framing / Pre-wrap

- B1: Truss certification

Drainage

- E1: Stormwater drain leakage test and as-built plans

AMENDMENT 1

Prepour

- B1: Ground bearing certificate

Garage Slab

- Form 6a LBP Record Of Building Work Foundations

Compliance schedule

A compliance schedule is not required for this building.

Attachments

Copies of the following documents are attached to this building consent:

- Advice notes

Ian McCauley

Position: Manager Building Assurance

On behalf of: Tasman District Council

Issue Date: 19 January 2022

Advice notes

Section 84-88 - Restricted Building Work: As this building work involves restricted building work, all licensed building practitioners who carry out or supervise restricted building work under this consent must, on completion of the work, provide the Owner and the Territorial Authority (Tasman District Council) with a record of work, in the prescribed form, detailing what restricted building work has been carried out or supervised.

Building Location Certificate: This shall be made available to the building inspector at the first inspection to confirm that the building has been placed / set-out in accordance with the approved building consent documents and district plan.

As-Built Truss Layout: An 'as built' truss layout, showing truss and top plate connectors, along with design verification data and lintel sizes outside the scope of NZS 3604 must be available on site at the Prewrap Inspection for the Building Consent Authority officer to collect to facilitate the inspection and retain for record purposes.

Waterproofing System Verification: As most internal water proofing systems rely on installation of multiple coats the Building Consent Authority will not undertake inspection of these. Verification will be required from the installer of the internal tanking systems to certify that the system has been installed in accordance with the building consent and manufacturer specifications.

Hazardous Materials: As with any construction project there is a likelihood that some materials used may potentially emit quantities of gas, liquid, radiation or solid particles i.e. glues, paints, dust or particles from insulation etc. that could be harmful. Please ensure spaces remain well ventilated and clean to mitigate potential build-up or concentration of these.

Hazardous Materials: Due to the age of the existing building there is a likelihood it may contain asbestos containing material. The nature of the proposed building works means you will need to consider compliance with the Health and Safety at Work (Asbestos) Regulations 2016.

Any enquiries should first be directed to WorkSafe NZ (<https://worksafe.govt.nz/about-us/contact-us/>, or phone 0800 030 040), and detailed information is also available at <https://worksafe.govt.nz/topic-and-industry/asbestos/working-with-asbestos> and <http://asbestosaware.co.nz>

Site Safety: Please ensure all appropriate site safety measures are provided throughout the contract works to comply with NZ Building Code Clause F5 and all occupational safety and health requirements.

Electrical Energy Works Certificate: The Building Consent Authority places full reliance of the issue of energy work certificates to verify that the installation and completion of electrical services comply with the provisions of New Zealand Building Code Clauses G9. Code compliance certificate will not be issued unless

the energy works certificates identifies compliance with this specific code clause and/or appropriate NZS/AS Standard, and confirms compliance with this building consent.

Pressure Test Certificate: Upon completion of the building work the plumber shall provide a pressure test certificate to the owner to submit with their documentation for code compliance certificate application.

Potable water: As the potable water supply for this property is sourced from an on-site bore, Council recommends the home owner engages an approved laboratory to undertake regular yearly testing for nitrate and bacterial contamination to ensure the potable water supply remains safe for drinking.

NOTES:

Lot 1
DP- 5282
1012 sqM
(residential zone)

earthquake zone- 2
wind region- A
wind zone- HIGH
site subsoil- D/E
corrosion zone- C
snow zone- N3

House coverage:
No change to floor area.
No change to site coverage.

Garage coverage:
No change to area of garage removed.
No change to site coverage.

E1/AS1 downpipe calculation:
1 x 80mm downpipe per 85 sqM of roof
(gutter capacity- 52 sqM)

roof areas:
each garage plane = 26.25 sqM
= 1 downpipes each plane

Plumbing & Drainage:

All plumbing to NZBC G13.

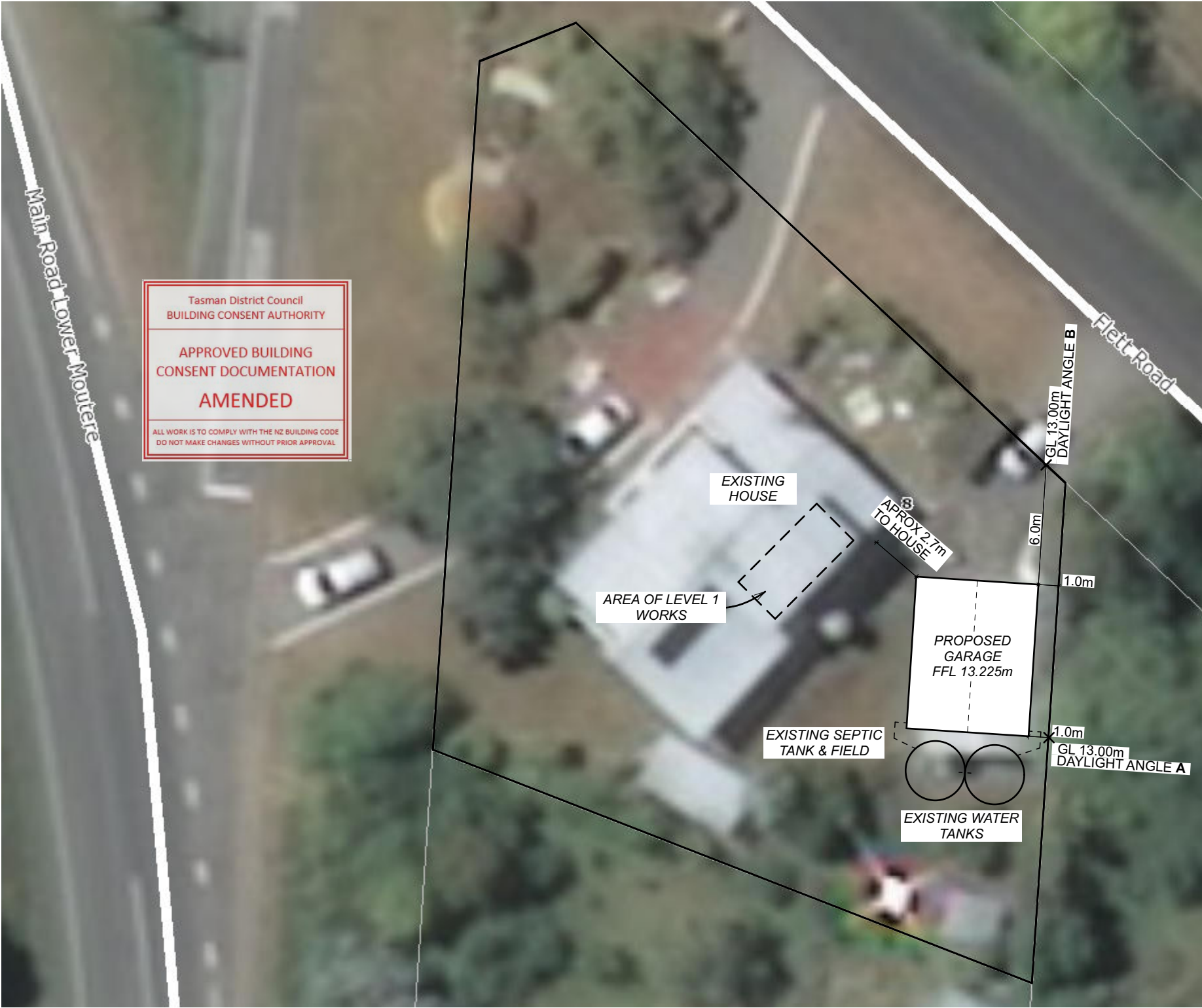
100mm dia. uPVC S.S. drain to fall at min. 1:60.

All plumbing from fixtures to ø100 external drains
to fall at min. 1:40.

Each waste pipe to be fitted with an AAV.

SCOPE OF WORK:

- NEW ENSUITE WITHIN EXISTING BEDROOM ENVELOPE.
- NEW WALK IN WARDROBE.
- NEW GARAGE TO REPLACE EXISTING.



SEDIMENT CONTROL
SITE CONTOURS ARE GENERALLY FLAT BUT ALLOWANCE SHALL BE MADE FOR ANY SEDIMENT RUN-OFF FROM SITE TO ADJACENT PROPERTIES WITH THE INSTALLATION OF SILT FENCING TO LOWER AREAS OF SITE WHERE POTENTIAL RUN-OFF WILL COULD OCCUR.
ALLOW TO INSTALL CONSTRUCTION DRIVEWAY PRIOR TO ANY SITE WORKS / EXCAVATION ON SITE & ALLOW TO INSTALL FILTER FABRIC OVER CLOSEST DOWNSLOPE ROAD SUMP. CONTRACTORS TO ENSURE NO SPOIL TO BE DEPOSITED ONTO CARRIAGEWAYS FROM TRUCKS DURING CONSTRUCTION.

DRAWING SCHEDULE:

DRAWING	PAGE
SITE PLAN.	1A
EXISTING GROUND FLOOR PLAN.	2
EXISTING & PROPOSED LEVEL 1 PLAN.	3
NEW ENSUITE SECTION A.	4
PLUMBING PLAN & SCHEMATIC.	5
SHED FLOOR PLAN & ELEVATIONS.	6
SHED FOUNDATION PLAN & BRACING.	7A
SHED SECTION B.	8A
PAGE SUPERSEDED.	9
SHED FOUNDATION & EAVE DETAILS.	10A
SHED WINDOW, DOOR & CLADDING DETAILS.	11
SHED GENERAL DETAILS.	12

A = INDICATES AMENDED DRAWINGS 17/12/21

Site Plan 1:250

I & J Hill - New Ensuite & New Garage
8 Flett Road,
Lower Moutere.

scale 1:250
H K Heal
17/12/21

mayacove | ARCHITECTURE
Drawn: H K Heal
PH: 0211540065
E: mayacove@hotmail.com

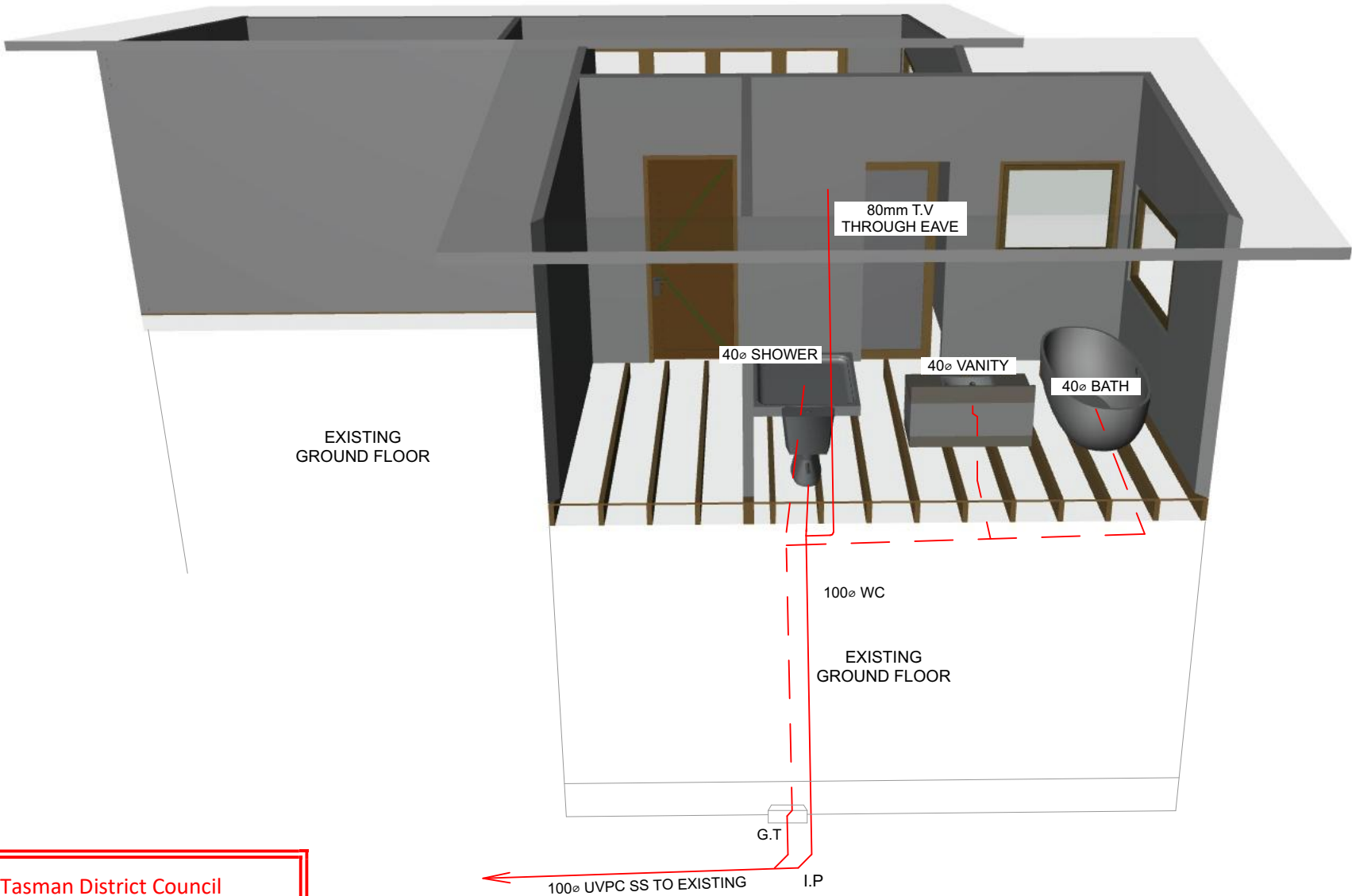
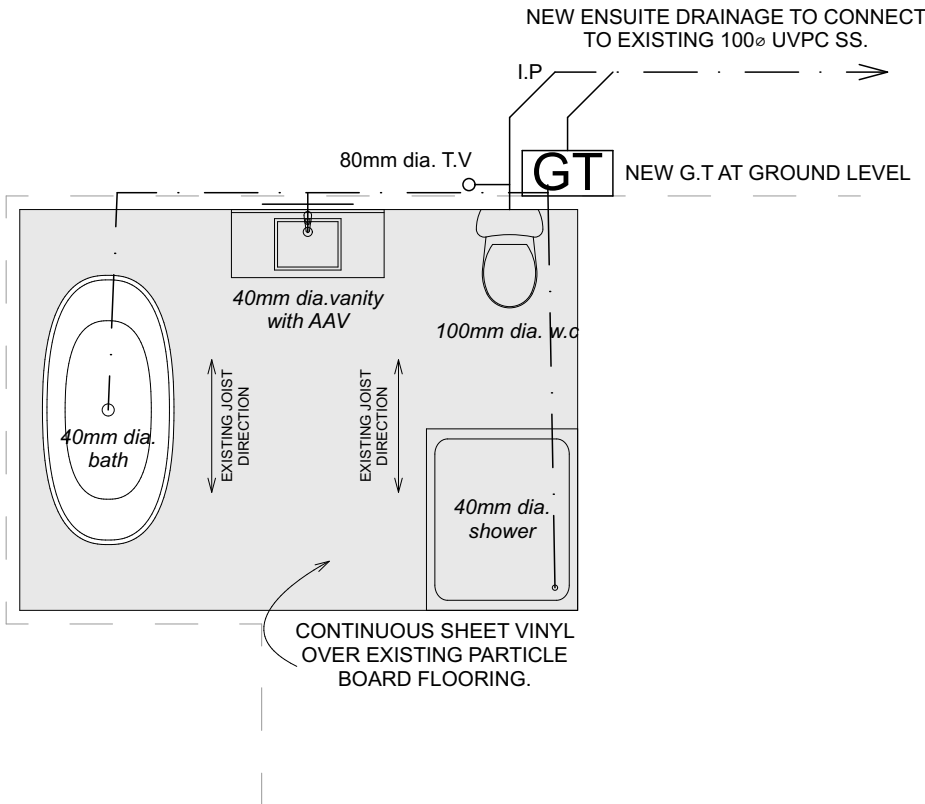
NOTES:

All plumbing to NZBC **G13**.

100mm dia. uPVC S.S. drain to fall at min. 1:60.

All plumbing from fixtures to ø100 external drains to fall at min. 1:40.

I.P = Inspection Point



Plumbing Plan 1:50 & Schematic

Tasman District Council
BUILDING CONSENT AUTHORITY

RECEIVED

Date: 13/12/21

Code Compliance Certificate

Section 43, Building Act 1991

Application

DW & MM GALLAGHER	No.	930626
FLETTS ROAD	Issue date	25/05/1993
RD2		
UPPER MOUTERE	Overseer	NLR Dave Stebbings

Project

Description	6 Burner Permits Being Stage 1 of an intended 1 Stage INSTALL INBUILT FIRE
Intended Life	Indefinite, but not less than 50 years
Intended Use	HEATING
Estimated Value	\$1,500
Location	MOUTERE HWAY, MOUTERE
Legal Description	LOT 1 DP5282 BLK VII MOTUEKA SD
Valuation No.	1928033703

This is a final Code Compliance Certificate issued in respect of all the building work under the above building consent.

Building Permit No. 068917.
Dated 13 6 19 85

Dated: 16-5-81

BUILDING INSPECTOR

19280/337/3

I hereby apply for permission to ~~REPLY/ALTER/CONTING./SUSITR-RESTITUTE/REPOLISH~~
(Cross) out those not applicable)

According to the liability plan and detailed plan, elevations, cross sections and specifications of building deposited herewith in duplicate.

N.B. - The locality plan, must show the location of building on section, and distances from road, boundaries, etc.

Let No. S.P. Section No. Block No.
S.D. Area in Ha

Foundations . . . 14' 0" Roof . . . 6' 4" 1/2
Total floor area increase . . . 14' 1.8" Area . . . and . . . buildings . . .

Education	1
Fluency and Literacy	1
ESOL	1

Proposed use for which every part of building is to be used, e.g. occupied
.....
Proposed use or occupancy of other part of building affected by this application, if any
.....
Nature of work under which building is to be used, e.g. *Storage*
.....
Signature of Applicant, Name of Firm,
Address,
Builder Name, Address,
.....
Note: If any secondary, planned or drainage work is involved with this application, a
separate Planning and Drainage Permit application must accompany this Building Permit
Application.

Feet Paid: Building \$ 40.00 Insurance \$ PRANT Levy \$
paid by Receipt No. Date
Condition of Permit

Issue of Permit approved: . . . *J. L. C.* Building Inspector *12-6-43* Date

F. & C. Approved _____ Health Inspector Date _____

Land Information Memorandum

L260608 Issued 20/08/2026

34 of 43

BUILDING PERMIT

(Office Copy)

AUTHORITYStats. No. **C**

068917

No. 36Receipt No. 06033Date Permit Issued 13/6/85**OWNER**

Name

M.A. Best

Mailing Address

Fielts Road
Lower Motueka**BUILDER**

Name

D.M. Woodman

Mailing Address

P.O. Box 95
Motueka**PROPERTY ON WHICH BUILDING IS TO BE ERECTED/DEMOLISHED****SITE**

Street No.

Street Name

Town/District

Riding

FieltsLower MotuekaMotueka**LEGAL DESCRIPTION**

Valuation Roll No.

Lot

Section

Survey District

D.P.

Block

19280/337/315282Motueka**DESCRIPTION OF PROPOSED WORK AND MAIN PURPOSE OF USE**Erect Caravan Shelter**FLOOR AREA****DWELLING UNITS**Whole
Sq. Metres13Number
Erected1ESTIMATED
VALUES
\$

Building

Plumbing

Drainage

TOTAL

450.00450.00**NATURE OF PERMIT (TICK BOX)**☐

NEW BUILDING

- exclude domestic garages and domestic outbuildings

☐

FOUNDATIONS ONLY

☐

ALTERED, REPAIRED, EXTENDED

- include conversions and resited buildings

☐

NEW CONSTRUCTION

OTHER THAN BUILDINGS - include demolitions

☒

DOMESTIC GARAGES

AND DOMESTIC OUTBUILDINGS

FEES APPLICABLEBuilding Permit \$ 800
Street Damage Deposit \$
Building Research Levy \$
Plumbing \$
Drainage \$
Sewer Connection \$Water Connection \$
Vehicle Crossing Levy \$
M.S. Plumbing \$
TOTAL: \$ 800

Receipt No.

Date of Payment

Authorised Officer

0603310/6/85Alhapp 29B

Special Conditions: (In addition to those noted on reverse):

NOTICE TO APPLICANT

PERMISSION IS HEREBY GRANTED YOU to carry out the works as proposed in accordance with the drawings and other documents submitted, and with any conditions defined; such work to be subject to inspection at any time during progress and to be carried out in strict conformity with the requirements of the Council By-Laws.

IMPORTANT YOU ARE FULLY RESPONSIBLE for any damage done to any works such as telephone cables, power cables, water mains, gas mains, sewers, pipes, footpaths, roads or other services.

Ref. No. 030065

7/2 1905

BUILDING INSPECTOR

[illegible]

To: The building Inspector,
Warren County Council,
P.O. Box 37,
RICHMOND.

Valuation Ref: 19280 / 337/3
 Dated: 24-12-81

19280/337/3

I hereby apply for permission to REPRODUCE THIS DOCUMENT IN STATE ARCHIVES
(If not applicable)

new up for s. to dwelling
 10. Fleth
 100. Mum. m. a. Bush
 1000.

According to the locality plan and detailed plans, elevations, zone restrictions and specifications, if building department regulations are indicated.

NOTE: - The locality plan, must show the position of section, and distances from road, boundaries, etc.

Let No. 1 Sub. 5284 Section No. Block No. VII
S.D. POKCHUKA Area in Ha

FOUNDATION 63.11

ESTIMATE NAME : PROJECT

Building	\$4,370.00
Plumbing and Drainage	3,250.00
TOTAL	\$7,620.00

Proposed purposes for which every unit of military or naval force used or occupied:

Upstairs, Henry

Proposed Use or Frequency of Other past or future use affected by this application (if any):

Nature of work in which buildings are used: ~~Manufacturing~~ Machine Shop, Garage

Signature : Applicant *Y. J. Anderson* Page 5

Address

Butlers Name & Address . . . Don. W. Jackson Phone No. 81.331 W

27. Josep St. Miquel

Note: If any sanitary, plumbing or drainage work is involved with this application a separate Plumbing and Drainage Permit application must accompany this Building Permit application.

FOR OFFICE USE ONLY: Letter sent for fee. 5/1/79

Fees Paid. Building \$ 102 Insurance \$ 18 BRAN? Sewer \$ 24 . .

paid by Receipt No. Dated

Conditions of Permit . . . (1) P & I permit to be updated prior

to any sanitary work being done. (2) 300x50 Beam of

Issue of Permit: approved: *at not less than 1.8 m if the floor joists have spaced at 400 mm max*

F. & D. Approved [Signature] Health Inspector [Signature] 4/24 Date

Shirley M. Paul (Mrs)

(still on holiday)

BUILDING PERMIT

(Office Copy)

AUTHORITYStats. No. **C 030065**No. **9****(X)**Receipt No. **15717**Date Permit Issued **7/2/85****OWNER**Name **M.A. Best**Mailing Address **Fletts Road**
Lower Moutere**BUILDER**Name **D.M. Woodman**Mailing Address **27 Vosper St**
Motueka**PROPERTY ON WHICH BUILDING IS TO BE ERECTED/DEMOLISHED****SITE**Street No. **—**Street Name **Fletts**Town/District **Lower Moutere**Riding **Moutere****LEGAL DESCRIPTION**Valuation Roll No. **19280/337/3**Lot **1**D.P. **5282**Section **—**Block **VII**Survey District **Motueka****DESCRIPTION OF PROPOSED WORK AND MAIN PURPOSE OF USE****Erect new upstairs rooms to dwelling.****FLOOR AREA**Whole
Sq. Metres **—****DWELLING UNITS**Number
Erected **—****ESTIMATED
VALUES
\$**Building **23,750.00**Plumbing **250.00**Drainage **—****TOTAL** **24,000.00****NATURE OF PERMIT (TICK BOX)**☐**NEW BUILDING**

— exclude domestic garages and domestic outbuildings

☐**FOUNDATIONS ONLY**☒**ALTERED, REPAIRED, EXTENDED**

— include conversions and resited buildings

☐**NEW CONSTRUCTION****OTHER THAN BUILDINGS** — include demolitions☐**DOMESTIC GARAGES****AND DOMESTIC OUTBUILDINGS****FEES APPLICABLE**Building Permit \$ **102.00**
Street Damage Deposit \$ **—**
Building Research Levy .. \$ **24.00**
Plumbing \$ **18.00**
Drainage \$ **—**
Sewer Connection \$ **—**Water Connection \$ **—**
Vehicle Crossing Levy ... \$ **—**
M.S. Plumbing \$ **—**
TOTAL: \$ **144.00**Receipt No. **15717**Date of Payment **7/2/85**Authorised Officer **AGN/KEB****Special Conditions: (In addition to those noted on reverse):****① Plumbing and Drainage permit to be uplifted prior to any sanitary work being done.****② 300 x 50 Beams spaced at not less than 1.8m if the floor joists are spaced at 400 & maximum.****NOTICE TO APPLICANT**

PERMISSION IS HEREBY GRANTED YOU to carry out the works as proposed in accordance with the drawings and other documents submitted, and with any conditions defined; such work to be subject to inspection at any time during progress and to be carried out in strict conformity with the requirements of the Council By-Laws.

IMPORTANT — YOU ARE FULLY RESPONSIBLE for any damage done to any works such as telephone cables, power cables, water mains, gas mains, sewers, pipes, footpaths, roads or other services.

19280/337/3



WAIMEA COUNTY COUNCIL
These are the plans referred to in
Building Permit No. 52501
Dated 19.1.1984

Valuation Ref: 19280/337/3
Dated: 16-1-84

BUILDING INSPECTOR
R. W. P. C. E.

WAIMEA COUNTY COUNCIL

Application for Building Permit

To: The Building Inspector,
Waimea County Council,
P.O. Box 3050,
RICHMOND.

Lower Moutere

I hereby apply for permission to ~~ERECT~~/ALTER/CONVERT/RESITE/REINSTATE/DEMOLISH
(Cross out those not applicable)

Dwelling
in Fletts Road Road ~~Lower Moutere~~ Riding
for Mrs. M. A. Burt. of Fletts Road, Lower Moutere.
(Owner) (Address) RD 2 Upper Moutere

According to the locality plan and detailed plans, elevations, cross sections and specifications of building deposited herewith in duplicate.

N.B. - The locality plan, must show the position of building on section, and distances from road, boundaries, etc.

PARTICULARS OF LAND

Lot No. 1 D.P. 5282 Section No. Block No. VII
S.D. Motueka Area in Ha M²

BUILDING PARTICULARS

Foundations ~~Concrete~~ Walls Timber Frame - ~~timber~~ roof C. Tiles
Total Floor area increase 10.55 M² Area of existing other buildings M²

ESTIMATED VALUE OF BUILDINGS

Building	\$ 3,400.00
Plumbing and Drainage	\$
TOTAL	\$ 3,400.00

Proposed purposes for which every part of building is to be used or occupied:

Extension to kitchen, garage
Proposed use or occupancy of other part of building affected by this application (if any)

Nature of ground on which building is to be placed ~~Level~~ Slope

Signature of Applicant *G. H. Burt* Phone No.

Address

Builders Name & Address *G. H. Burt* Phone No. 83331

N.B. If any sanitary, plumbing or drainage work is involved with this application a separate Plumbing and Drainage Permit application must accompany this Building Permit application.

FOR OFFICE USE ONLY: Letter sent for fee.
Fees Paid. Building \$ 28. Drainage \$ BRANZ Levy \$
Paid by Receipt No. Dated 18-1-84
Conditions of Permit 1. All materials to NZS 3604
Issue of Permit approved: *R. W. P. C. E.* Building Inspector 19-1-84 Date
Health Inspector Date

BUILDING PERMIT

(Office Copy)

AUTHORITY

Stats. No. B

052501

No. 28



Warman County Council

Receipt No. 15063

Date Permit Issued 19 / 1 / 84

OWNER

Name Mrs. M A Best
Mailing Address Fletts Rd
RD 2
Upper Mowere

BUILDER

Name D. M. Woodman
Mailing Address PO Box 95
Mohewaka

PROPERTY ON WHICH BUILDING IS TO BE ERECTED/DEMOLISHED**SITE**

Street No. _____
Street Name Fletts Rd
Town/District Lower Mowere
Riding Mowere

LEGAL DESCRIPTION

Valuation Roll No. 19280/337/3
Lot 1 D.P. 5282
Section — Block VII
Survey District Mohewaka

DESCRIPTION OF PROPOSED WORK AND MAIN PURPOSE OF USEalter dwelling**FLOOR AREA**Whole
Sq. Metres10.58**DWELLING UNITS**Number
Erected—**ESTIMATED
VALUES
\$**

Building	<u>3,600</u>	<u>—</u>
Plumbing		
Drainage		
TOTAL	<u>3,600</u>	<u>—</u>

NATURE OF PERMIT (TICK BOX)

- ☐ NEW BUILDING
— include dwelling added, exclude domestic garages
- ☐ FOUNDATIONS ONLY
- ☒ ALTERED, REPAIRED, EXTENDED
— include conversions and resited buildings
- ☐ NEW CONSTRUCTION
OTHER THAN BUILDINGS — include demolitions
- ☐ DOMESTIC GARAGES
AND DOMESTIC OUTBUILDINGS

FEES APPLICABLE

Building Permit	\$ <u>28</u>	Water Connection	\$
Street Damage Deposit ..	\$	Vehicle Crossing Levy ...	\$
Building Research Levy ..	\$	M.S. Plumbing	\$
Plumbing	\$		\$
Drainage	\$		\$
Sewer Connection	\$		\$
		TOTAL:	\$ <u>28</u>

Receipt No. 15063Date of Payment 19 / 1 / 84Authorised Officer Ngweni pp KRC

Special Conditions: (In addition to those noted on reverse): ① All materials to NZS
1900 - 3604

NOTICE TO APPLICANT

PERMISSION IS HEREBY GRANTED YOU to carry out the works as proposed in accordance with the drawings and other documents submitted, and with any conditions defined; such work to be subject to inspection at any time during progress and to be carried out in strict conformity with the requirements of the Council By-Laws

IMPORTANT — YOU ARE FULLY RESPONSIBLE for any damage done to any works such as telephone cables, water mains, gas mains, sewers, pipes, footpaths, roads or other services.

Building Permit No. 5095-679
1/2/1980
B.L.C. BUILDING INSPECTOR

WAIMEA COUNTY COUNCIL

Application for Chimney Permit

Date: 27 / 6 / 80

To : The Building Inspector,
Waimea County Council,
P.O. Box 3070,
RICHMOND.

Sir,

M.A. Best

PA
L/Mo 817

19280/337/3

I hereby apply for permission to ERECT/INSTALL/ALTER/REINSTATE
(Cross out those not applicable)

KENT LOG FIRE

in MAWATERE Road WAIMEA Riding

for MRS M.A. BEST (Owner) of MAWATERE H.WAY (Address)

Signature of Applicant: [Signature]

Address: 12 WILKINSON R.D. 2. H. Mawtere

Builders Name and Address: At Home

Particulars of Land: Lot No. 1

D.P. 5282 Section No. 1

Block No. VII S.D. Motueka

Hectares: 1.1 Sq. Metres 11000

ESTIMATED VALUE OF WORK \$ 1000

Fee \$6 Receipt 2216.1 Date 27/6/80

plans specifications referred to in

WAIMEA COUNTY COUNCIL

Permit No. H158243

Application for Building Permit

19280/337/3

Date: 11/6/78

19/6/1978
BUILDING INSPECTOR

To: The Building Inspector,
Waimea County Council,
P.O. Box 3070,
RICHMOND.

Sir,

I hereby apply for permission to ~~ERECT/ALTER/CONVERT/RESITE/REINSTATE/REUSE~~
(Cross out those not applicable)

Existing house

Floor

Road Lower moke

Mrs. M. A. Best

OF Floor Road L. Moke

(Owner)

(Address)

According to the locality plan and detailed plans, elevations, cross section and specifications of building deposited herewith in duplicate.

B. The locality plan must show the position of building on section, and distances from road, boundaries, etc.

Particulars of Land:

Lot No. ... 1, ...

D.P. ... 5283 ... Section No. ...

Block No. ... VII ... S.D. ... Moke

Hectares ... Square Metres

Building Particulars:

Foundations ...

Walls ... 100.50 ...

Roof ...

Total floor area increase ... square metres

Area of existing outbuildings ... square metres

ESTIMATED VALUE OF BUILDINGS:

Building \$... 1040.00 ... Plumbing and Drainage \$...

TOTAL : \$... 1040.00

Proposed purposes for which every part of building is to be used or occupied

Extension onto house

Proposed use or occupancy of other part of building affected by this

application (if any):

Nature of ground on which building is to be placed

Signature of Applicant ...

Address ... 27 ... Moke

Builders Name and Address ... 27 ... Moke

N.B.: If any sanitary, plumbing or drainage work is involved with this

application a separate Plumbing and Drainage Permit application must

accompany this Building Permit application.

Letter Sent for Fee \$ 12.00 cheque

OFFICE USE ONLY: Fees Paid. Building \$ 12.00 ... Drainage \$...

Paid by ... Receipt No. ... Date 15/1

Conditions of Permit:

Issue of Permit Approved ... Building Inspector

1928/337/3

1928
337
3

WAIMEE COUNTY COUNCIL

THESE ARE THE PLANS AND SPECIFICATIONS DEPOSITED BY WAIMEE COUNTY COUNCIL.

IN BUILDING PERMIT NO. A053210 Application for Building Permit.

DATE 31-7-63 TO

DATE: 22-7-63

To: The Building Inspector,
Waimee County Council,
NELSON

*Amended plan to come out
decided size to one application for*
Erect
Alter
Convert to a 10' x 10' x 10' shed
Reinstate
Demolish

Sir,

I hereby apply for permission to

in Upper C. Montrose Road, Riding,
for Prop. 13 est of Upper C. Montrose R.D.
(Owner) (Address)
according to locality plan and detailed plans, elevations, cross-sections, and specifications of building deposited herewith, in duplicate.

Particulars Lot No. 1 D.P. 5282 Section No. PT VI
of land.
Block No. VII S.D. 40 Tuckin Area: Acres,
..... roads.....perches.

Particulars Foundations: concrete walls 4' x 10' x 10'
of Building
Roof: iron Ground Floor Area: 44.6 Sq. Ft.
Area of Outbuildings included in this application: Sq. Ft.
Area of existing outbuildings: Sq. Ft.

Estimated Cost
of Buildings building: £ 150 Plumbing & Drainage: £
Total: £

Proposed purposes for which every part of building is to be used or occupied (describing separately each part intended for use or occupation for a separate purpose).....
Proposed use or occupancy of other part of building
Nature of ground on which Building is to be placed & of the subjacent strata:.....

B.X.1.10.0

Yours faithfully,

Signature of Applicant: L.H. Goodall

Address: 11.11.11.11 R.D. 3

Builders Name: L.H. Goodall

N.B. The Locality plan must show position of Building on Section and
Distances from road, boundaries etc.

Prohill Plumbing & Gas
8 Flett Road
RD 2
Upper Moutere 7175

Tax Invoice/ Credit Note

GST Reg No: 51076806
Invoice Date: 19/08/2026
ACCOUNT NUMBER: 38539
Tax Invoice Number: 247355

Qty	Description	Rate	GST	Amount
	L260608 19/08/26 : I Hill : Prohill Plumbing & Gas : Upper 1928033703 : 8 Flett Road, Harakeke Land Information Memorandum Residential		60.65	465.00

Subtotal	404.35
GST	60.65
Total Amount	\$465.00
Less Credit	465.00CR
Net Due	\$0.00

PAID

Invoices are due 20th of month following invoice date

Please help the environment.

Send your email address to debtors@tasman.govt.nz to receive your invoices by email.

Tasman District Council

Email debtors@tasman.govt.nz

Website www.tasman.govt.nz

Richmond 189 Queen Street, Private Bag 4, Richmond 7050, New Zealand
Murchison 92 Fairfax Street, Murchison 7007, New Zealand
Motueka 7 Hickmott Place, Motueka 7120, New Zealand
Takaka 78 Commercial Street, Takaka 7110, New Zealand

Phone 03 543 8400 **Fax** 03 543 9524
Phone 03 523 1013 **Fax** 03 523 1012
Phone 03 528 2022 **Fax** 03 528 9751
Phone 03 525 0020 **Fax** 03 525 9972

Account Name:	Prohill Plumbing & Gas	Account Number:	38539
Tax Invoice:	247355	Total Due (Inc GST):	\$0.00
Invoice Date:	19/08/2026	Amount Paid:	\$ _____

Telephone/Internet Banking payments can be made to bank account 12-3193-0002048-03.

Please quote 38539 as reference.