



Tasman District Council

For: [REDACTED] (Strategic Policy Manager)

[REDACTED] (Waters and Wastes Manager)

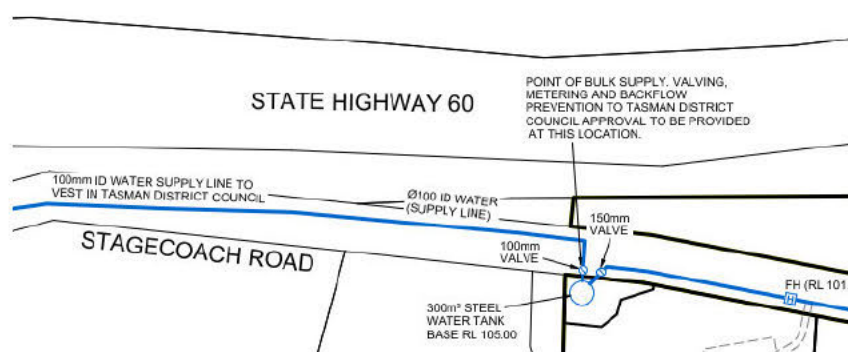
By email

29 June 2026

Dear [REDACTED]

Tahimana – drinking water allocation from Mapua water supply

1. I write on behalf of Tahimana Ltd in relation to its housing development at Stagecoach Road. Your letter of 19 March 2026 confirmed that Tasman District Council (Council) would provide a potable water allocation of up to 102 m³/day from the Mapua/Ruby Bay water supply scheme for the Tahimana Development on the terms set out in that letter. At our meeting on 8 June 2026, we clarified some aspects of the supply. You invited Tahimana Ltd to set out a proposal documenting the agreement in principle with those clarifications. This letter sets out that proposal.
2. The proposed terms of agreement are:
 - a. Council will supply a potable water allocation of up to 102 m³/day from the Mapua/Ruby Bay water supply scheme. The Council supply will be provided to the boundary of Lot 146 as shown on scheme plans (Lot 146 being the location of the proposed 300 m³ water supply tank (Tahimana tank). The point of Council bulk supply will comprise a water meter, valves and backflow prevention assembly located within the legal road adjacent to the Tahimana tank location, as shown below:



- b. All water infrastructure downstream of the Council supply point will be privately owned (will not vest in Council).
 - c. The water provided is for the purpose primarily of supplying water for residential development (including drinking water, wastewater plant cleaning and maintenance and an allowance for firefighting).
 - d. The Council expects a restricted supply of 1 m³/day will be allocated and supplied to each dwelling via a restricted connection, which includes the usual Council restrictor requirements such as backflow prevention, storage tank, automated household pressure pump.
 - e. Properties are required to have capacity to store 3m³ for each residential dwelling.
 - f. Uptake of at least 25% of the water allocation (25 dwellings) is required by 30 June 2029, otherwise the Council reserves the right to review and reduce the allocation quantity.
 - g. Uptake of 100% of the water allocation (102 properties including the wastewater service lot) is required by 30 June 2037, otherwise the Council reserves the right to review and reduce the allocation quantity unless a subsequent resource or subdivision consent provides for a longer period. Uptake means:
 - i. the creation of titled sections, or
 - ii. a building code compliant dwelling is connected to the water supply, or
 - iii. another building which is connected to the water supply.
 - h. A new 100mm diameter pipeline of approximately 1.7km length is required to connect the Tahimana tank with the existing Council storage system on Stagecoach Road. Installation of the new pipeline will be at Tahimana Ltd's cost.
 - i. Engineering plans of the proposed water infrastructure will require Council approval.
 - j. Pipes within roads to be created by the subdivision that are vested in Council and within that part of Stagecoach Road that fronts the subdivision and Lot 144 will require a license to occupy.
 - k. If the Tahimana Development land or any part of it is sold before consents for development of the land issue, the allocation will not transfer without the approval of the Council Waters and Wastes Manager (or equivalent in any future water management entity).
3. Council and Tahimana Ltd record that that this letter relates to Council's agreement to provide a potable water supply. It does not indicate wider Council support for any resource consents needed for the Tahimana development.

4. Please confirm your agreement to these terms by return letter.

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

From: [REDACTED]
Sent: Monday, 20 July 2026 3:26 pm
To: [REDACTED]
Subject: FW: Tahimana Limited - Letter regarding water supply
Attachments: 20260629 Letter to Council (water).pdf

Hi all

Here is Council's agreement to the bulk supply – great. Based on the earlier email exchange between [REDACTED], I understand that the change [REDACTED] has made to the pipe length is correct.

[REDACTED], can you please:

- Replace Appendix D with a pdf of the letter attached and email below.
- Page 40 of your report, change reference to 1.7 km pipe to 450 m pipe

[REDACTED]
Barrister

From: [REDACTED] tasman.govt.nz>
Sent: Monday, 20 July 2026 3:20 pm
To: [REDACTED]
Cc: [REDACTED]
Subject: FW: Tahimana Limited - Letter regarding water supply

Hi [REDACTED]

Apologies for the delay. I agree that most of the letter is as discussed with the exception of the following clause, which I have corrected as follows:

2.h. A new 100mm diameter pipeline of approximately ~~1.7km~~ 450m length is required to connect the Tahimana tank with the existing Council storage system on Stagecoach Road. Installation of the new pipeline will be at Tahimana Ltd's cost.

Regards

[REDACTED]
Waters and Wastes Manager

[REDACTED] [@tasman.govt.nz](mailto:tasman@govt.nz)
[REDACTED]



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From: [REDACTED]

Sent: Monday, 29 June 2026 12:53 pm

To: [REDACTED] [@tasman.govt.nz](mailto:tasman@govt.nz); [REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]
Subject: Tahimana Limited - Letter regarding water supply

Please see attached letter.

[REDACTED]
Barrister