

## HOW DO I APPLY FOR A LIM?

Applications must be made on the official LIM Application Form, and be completed in full, in order to correctly identify the property concerned.

Please attach a copy of the Certificate of Title to assist our investigation of the property you require.

Application Forms are available from Regulatory Services, 46 High Street, Marton.

## HOW LONG WILL A LIM TAKE TO PROCESS?

We are required by law to issue a LIM within 10 working days, provided all necessary information has been supplied, at the time of application.

A deposit of \$160 is payable on application. Any further charges will be invoiced with the report

However, if you require an urgent LIM which is issued within 5 working days, a deposit of \$240 is payable on application with any further charges invoiced to the applicant with the report.

NB: Fees charged relate to the time spent in researching Council files.



# **LAND INFORMATION MEMORANDUM**



**Rangitikei**  
UNSPOILT...

*This pamphlet is one in a series published by the Rangitikei District. It is intended to provide general information only. It is not intended as a legal document and may not be applicable to all circumstance. For specific details on any consent application, please contact:*



### **Rangitikei District Council**

Private Bag 1102  
Marton  
Phone: 06-327-0099  
Fax: 06-327-6970  
Free-phone: 0800-422-522  
Email [info@rangitikei.govt.nz](mailto:info@rangitikei.govt.nz)

## **INTRODUCTION**

A Land Information Memorandum (LIM) is a report prepared by the Council providing information from its records on matters affecting the land and any buildings on a particular property.

## **WHO MIGHT REQUIRE A LIM?**

- Property Buyers and Sellers
- Real Estate Agents
- Valuers
- Solicitors
- Lenders and Insurers

If buying a property, a LIM may answer some important questions that need to be asked about the land or any buildings on the property. A LIM will tell you what the Council knows about the property or any issues that may affect it. Knowledge of this information may be vital before a property purchase is finalised.

When selling a property, you have a responsibility to disclose important information about your property.

If you are a professional assisting a property buyer or seller, you have a responsibility to be aware of information in these reports when giving your advice.

## **WHAT INFORMATION WILL THE LIM CONTAIN?**

- A. Information on special land features including potential:
- Erosion
  - Avulsion (removal of land by water action)
  - Falling Debris
  - Subsidence
  - Slippage
  - Alluvion (the deposition of silt from flooding)
  - Inundation (flooding)
  - Presence of Hazardous Contaminants

Which are likely to be relevant to land, is known to the Council and is held in Council's records.

- B. Information on public and private stormwater and sewerage as shown in Council's records.
- C. Information relating to Government Valuation and any outstanding rates owing on the land.
- D. Information concerning any certificate, permit/consent, notice, order or requisition affecting the land or any building on the land previously issued by the Council (whether under the Building Act 1991, or any other Act).

- E. Information concerning any certificate issued by a building certifier pursuant to the Building Act 1991.
- F. Information relating to the use to which LAND may be put, and conditions attached to that use.
- G. Information which in terms of any other Act, has been notified to the Council by any statutory organisation (i.e. Historic Places Trust or the Department of Conservation) which has the power to classify LAND and BUILDINGS for any purpose.
- H. Information which has been notified to the Council by any network utility operator pursuant to the Building Act 1991.

