



Pendle Borough Council
Land Charges Department, Town Hall
Market St
Nelson
Lancashire
BB9 7LG

Search Ref: 0123/45/67

Your Ref: (12345678) A123456

Date: 10/09/2015

ONESEARCH DIRECT
SKYPARK SP1
8 ELLIOT PLACE
GLASGOW
G3 8EP

123 Sample
Road,
Samletown,
Anywhere. AB1
2CD

Date Received: 07 September
2015

Additional Roads: EXAMPLE
DRIVE - SAMPLE CLOSE

Official Search Number 0123/45/67

Details of Search Requisition:

Address:	123 Sample Road, Samletown, Anywhere. AB1 2CD	
Date Received:	07 September 2015	
LLC1:	Number of parts requested	12
CON29:	Number of CON29R questions requested	25
	Number of CON29O questions requested	0
	Number of Additional questions requested	0

The Sum of £65.00 is acknowledged in respect of the requisition detailed above.

Borough of Pendle : Land Charges Register

The Originating Authority unless otherwise stated is: Borough of Pendle, Nelson Town Hall, Market St, Nelson, Lancs. BB9 7LG (01282 661661)

123 Sample Road,
Samletown,
Anywhere.
AB1 2CD

Documents can be inspected at:
Democratic and Legal Services, Borough of Pendle, Nelson Town Hall, Market St, Nelson, Lancs. BB9 7LG. (01282 661661)

Part 1 - General Financial Charges

None

Part 2 - Specific Financial Charges

NOTHING

Part 3 - Planning Charges

The Borough of Pendle Tree Preservation Order No.X, 20XX (Example Street, Samletown) Designated
01.02.03
Registered: 01/02/2003

Pendle District Council, Tree Preservation Order No.X, 1974 (Sample Drive, Anywhere) Designated
12.11.74 (Possible overhanging branches)

12/34/5678P 01.02.03 Change of use to residential retirement home -
Conditional

12/34/5679P 01.02.03 Extend kitchen to rear & attach conservatory. Conditional

12/34/5670P 01.02.03 Erection of two storey extension to north facing elevation
and create new access to Pasture Close. Conditional

12/34/5671P 01.02.03 Erection of single detached dwelling with a maximum
ridge height of 8.7m. Conditional

12/34/5672P 01.02.03 Erection of a detached house and
detached garage. Conditional

Part 4 - Miscellaneous Charges

Clean Air Act 1956 Section 11 as amended by the Local Government and Land Act 1980.
Barnoldswick 2
Operative Date: 1/1/80

Part 5 - Fenland Ways Maintenance Charges

None

Part 6(a) - Land Compensation Charges

None

Part 6(b) - Land Compensation Charges

None

Part 7 - New Town Charges

None

Part 8 - Civil Aviation Charges

None

Part 9 - Open Cast Coal Charges

None

Part 10 - Listed Buildings Charges

None

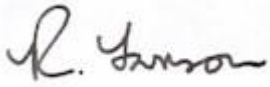
Part 11 - Light Obstruction Notices

None

Part 12 - Drainage Scheme Charges

None

Signed:



on behalf of the Borough of Pendle, dated : 09 September 2015

Local Land Charges - Official Search

Search Ref: 0123/45/67

Your Ref: (12345678)
A123456

Date: 10/09/2015

ONESEARCH DIRECT
SKYPARK SP1
8 ELLIOT PLACE
GLASGOW
G3 8EP

123 Sample
Road,
Samletown,
Anywhere.
AB1 2CD

Date Received: 07 September 2015

Additional Roads: EXAMPLE
DRIVE - SAMPLE CLOSE

CON29

PART I - STANDARD ENQUIRIES

1. Planning and Building Regulations

1.1 Planning and Building Regulation Decisions and Pending Applications

- (a) 01/02/2003 01.02.03 Bungalow and garage. Withdrawn
- 12/34/5678A 01.02.03 Change of use to residential retirement home -
Conditional
- 22/34/5678A 01.02.03 Extend kitchen to rear & attach conservatory. Conditional
- 32/34/5678A 01.02.03 Erection of two storey extension to north facing elevation
and create new access to Pasture Close. Conditional
- 42/34/5678A 01.02.03 Erection of single detached dwelling with a maximum
ridge height of 8.7m. Conditional
- 52/34/5678A 01.02.03 Erection of a detached house and
detached garage. Conditional
- (b) None
- (c) None
- (d) None
- (e) None
- (f) 62/34/5678A
- Form new balcony door opening at first floor level (Westwood)
Accept
01.02.03
- 72/34/5678A
- Erection of a detached dwelling
Cond Approval
01/02/03
- (g) None
- (h) 82/34/5678A

Installation of sixteen replacement windows
Completed
01/02/03

ABCD#EFGHIJ_1234567

One or more new circuits. Circuit alteration or addition in kitchen/ special location(Westwood)
Completed
01/02/03

Notes

1. The replies to question 1.1 do not cover other properties in the vicinity of the property.
2. The Council's records of Planning Approvals do not extend back before 1st August 1977 and this reply covers only the period since that date.
3. The Council's computerised records of Building Regulations do not extend back before 1st January 2002 and this reply covers only the period since that date. Prior records would have to be searched manually at additional cost.
4. As from 1st April 2002 the installation of a replacement window, rooflight or roof window or specified type of glazed door, must either have Building Regulation approval or be carried out and certified by a person who is registered under the Fenestration Self-Assessment Scheme by the Glass and Glazing Federation.

Key to application types:

B Building Regulations Full Plans Application

N Building Regulations Building Notice (no decision - acknowledgement only)

R Building Regulations Regularisation of Work (no decision issued)

AI, AIH or AIC Initial Notice submitted and inspected by Approved Inspector (no decision issued, Final Certificate issued by Approved Inspector, Plans Certificate may be issued by Approved Inspector)

EX Work exempt from Building Regulations (no decision issued)

NW Notification of Replacement Glazing (no decision issued)

FW Notification of Replacement Glazing (FENSA) – notice of completion not issued by LA. (Certificate may be issued by FENSA)

Where a building notice has been submitted for cavity wall insulation, no notice of completion is issued.

Copies of any documents referred to in the replies to question 1.1 are available at a fee from:

Planning & Building Services, Nelson Town Hall, Market St., NELSON, Lancashire, BB9 7LG

1.2 Planning Designations and Proposals

LandfillSD881473
LANDFILL ADDRESS DETAILS

For further details contact:

Area Planning & Customer Service Manager,
The Environment Agency,
Lutra House, Dodd Way,
WALTON SUMMIT, Bamber Bridge
Preston, Lancashire. PR5 8BX

Telephone: 0370 8506506
Borough Boundary
Settlement Boundary (1)

Note: This reply reflects policies and proposals in any existing development plan and in any formally proposed alteration or replacement plan, but does not include policies contained in planning guidance notes.

PLEASE NOTE ANSWERS TO QUESTION 1.2 INCLUDE THE REPLACEMENT PENDLE LOCAL PLAN. FOR FURTHER DETAILS/CLARIFICATION PLEASE LOOK AT THE PENDLE WEB SITE www.pendle.gov.uk OR CONTACT THE LOCAL PLANS SECTION OF THE COUNCIL ON 01282 661718 FOR DETAILS ON THE MARKET RESTRUCTURING INTERVENTION AREA (18) BRIERFIELD & COLNE CONTACT JULIE PALMER ON 01282 661039 AND FOR NELSON CONTACT JUDITH WATMOUGH 01282 661040

2. Roads

Note: The reply to this enquiry is restricted to highways maintainable at public expense within the meaning of the Highways Act 1980 (S36). If the road, footpath or footway is not a publicly maintainable highway the Council cannot express an opinion as to what rights of access may exist over it. An affirmative reply does not imply that the publicly maintainable highway directly abuts the boundary of the property. If information regarding the limits of the highway is required a separate enquiry, including a plan showing the area in question, should be made to the relevant office of the Lancashire County Council Environment Directorate, Guild House, Cross Street, Preston, PR1 8RD. An additional fee may be charged for this information.

- (a) Yes - Sample Close, Anywhere Lane and Example Road
- No - Another Drive
- (b) No
- (c) No
- (d) No

Note: These replies do not include maintenance information for definitive rights of way, the line of which would be revealed in optional question 5, Part 2. Only a small percentage of definitive rights of way are not maintainable at the public expense.

3. Other Matters

Where applicable copies of relevant documents can be obtained from the Environment Directorate, Guild House, Cross Street, Preston, PR1 8RD. (A charge might be applicable).

3.1 Land Required For Public Purposes

Planning - No
Highways - None

3.2 Land to be Acquired for Road Works

No

Note: Responses do not include decisions made by the Secretary of State. Acquisitions revealed are only those for which a Legal Right to acquire has been achieved.

3.3 Combined Drainage Agreements

- (a) Pendle Borough Council has no information
- (b) No

Note: Enquiries about drainage should also be made of the local sewerage undertaker: United Utilities, Map Services, Stephens Way, Goose Green, Wigan, WN3 6PJ

3.4 Nearby Road Schemes

- (a) None
- (b) None
- (c) None
- (d) None
- (e) None
- (f) None

Note: The County Council's responses will only be in respect of approved schemes and proposals.

3.5 Nearby Railway Schemes

None

Note: The County Council's responses will only be in respect of approved schemes and proposals.

3.6 Traffic Schemes

- (a) No
- (b) No
- (c) No
- (d) No
- (e) No
- (f) No
- (g) No

- (h) No
- (i) No
- (j) No
- (k) No
- (l) No

Notes

Only schemes for permanent alteration to the highway network within 200 metres of the property will be declared.

If any further information is required please contact The Environment Directorate, Guild House, Cross Street, Preston, PR1 8RD.

In some circumstances road closures can be obtained by others e.g. The Secretary of State, without involving the Council.

- (a) approval is only to make an application under Highways Act 1980 – Section 116. Does not include orders made in respect of footpaths and bridleways as depicted on the definitive map.
- (i) this reply is only in respect of proposals involving junction improvement variations in carriageway width exceeding 500 mm or construction of new footways.

3.7 Outstanding Notices

- (a) None
- (b) None
- (c) None
- (d) None
- (e) None
- (f) None

3.8 Infringement of Building Regulations

None

3.9 Notices, Orders, Directions and Proceedings under Planning Acts

- (a) None
- (b) None
- (c) None
- (d) None
- (e) None
- (f) None
- (g) None
- (h) None
- (i) None
- (j) None
- (k) None
- (l) None
- (m) None
- (n) None

For any further information please contact :

3.10 Conservation Area

- (a) None
- (b) None

3.11 Compulsory Purchase

No

3.12 Contaminated Land

- (a) None
- (b) None
- (c) None

Con29 - Enquiries of Local Authority

Note: A negative reply does not imply that the property or any adjoining or adjacent land is free from contamination or from the risk of it, and the reply may not disclose steps taken by another council in whose area adjacent or adjoining land is situated.

For any further information please contact :

NEW DEVELOPMENTS

FOR QUERIES REGARDING CONTAMINATED LAND PLEASE CHECK DECISION NOTICES ON PLANNING APPLICATIONS FOR THIS DEVELOPMENT

THE DECISION NOTICE FOR THE SITE MAY CONTAIN PLANNING CONDITIONS RELATING TO SITE TESTING FOR CONTAMINATION

PLEASE CONTACT THE PLANNING DEPARTMENT FOR FURTHER DETAILS

3.13 Radon Gas

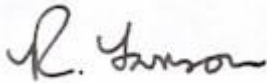
Yes. Medium risk.

MEDIUM RISK

Note: Radon affected areas are designated by the National Radiological Protection Board. It is recommended that the level of Radon Gas should be measured in all Properties within Radon Affected Areas. Present owner or (for a new property) the builder should be asked whether protected areas were incorporated in the construction of the property; whether radon levels have been measured in the property; whether the results were at or above the action level (prescribed by the NRPB) and if so whether remedial measures were installed and whether the radon levels were re-tested and confirmed the effectiveness of the measures.

A guide containing further information about Radon Affected Areas is available from DEFRA Warehouse publications, Admail 6000, LONDON SW1A 2XX (tel: 08459 556000, fax: 020 8957 5012) or from DEFRA Radioactive Substances Division, Zone 4/E7, Ashdown House, 123 Victoria Street, LONDON SW1E.

Signed:



Democratic & Legal Services Manager, dated : 09 September 2015

Con29 - Enquiries of Local Authority

Search Ref: 0123/45/67

Your Ref: (12345678)
A123456

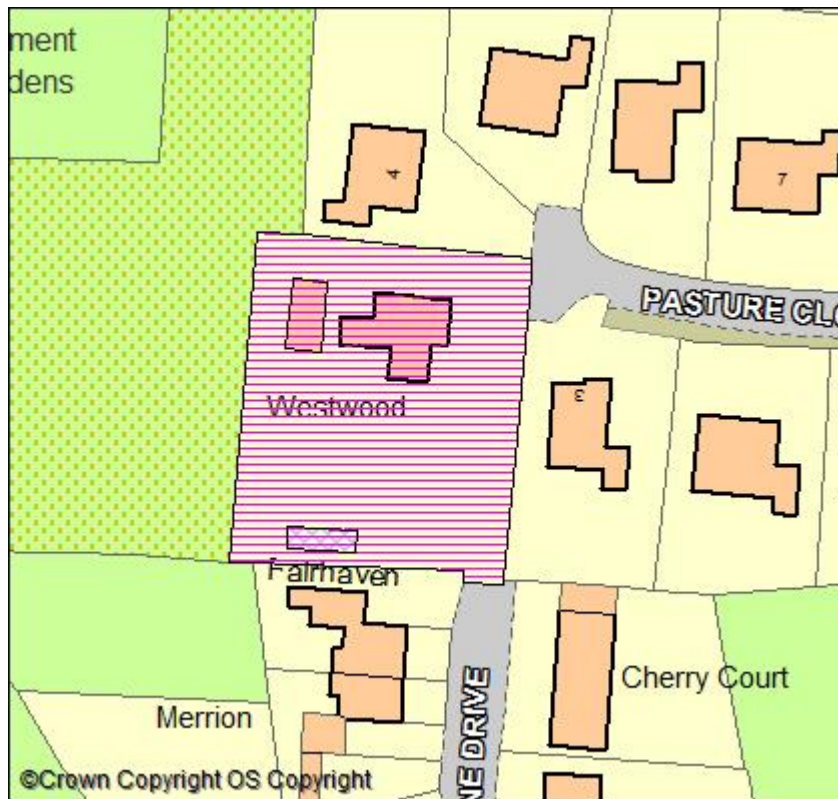
Date: 10/09/2015

ONESEARCH DIRECT
SKYPARK SP1
8 ELLIOT PLACE
GLASGOW
G3 8EP

123 Sample
Road,
Samletown,
Anywhere.
AB1 2CD

Additional Roads:
EXAMPLE DRIVE -
SAMPLE CLOSE

Local Land Charges - Plot of Search



This copy has been produced specifically for Land and Property Search purposes only. No further copies may be made. Reproduced from the Ordnance Survey mapping with the permission of the Controller of Her Majesty's Stationery Office. © Crown copyright. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings.