

Information relating to local land charges form CON29

Details of how information relating to Local Land Charges form Con 29 can be obtained (other than through an official search request) is shown below.

Please note that component data can be ordered through our online service at www.westsuffolk.gov.uk/locallandcharges a fee will apply accordingly.

Information held by Suffolk County Council or Geodesys Ltd (Anglian Water) should be referred direct to them.

Law Society Con 29 enquiries of local authority 2016

Planning and building regulations

1.1 Planning and building decisions and pending applications

Which of the following relating to the property have been granted, issued or refused or (where applicable) are the subject of pending applications or agreements?

1.1 (a) – (f) and (j) – (l) Replies/information relating to these questions can be found on the West Suffolk Council website <https://www.westsuffolk.gov.uk/planning/>

1.1 (g) – (i) Currently none; If any applications are received this webpage will be updated accordingly

1.2 Planning designations and proposals

What designations of land use for the property or the area, and what specific proposals for the property, are contained in any existing or proposed development plan?

This information can be found on the West Suffolk website https://www.westsuffolk.gov.uk/planning/Planning_Policies/local_plans/index.cfm

Roads and public rights of way roadways, footways and footpaths

2.1 Which of the roads, footways and footpaths named in the application for this search (via boxes B and c) are:

(a) – (d) We do not hold this information. Please refer your enquiry to the holders of the information - Suffolk County Council - land.charges@suffolk.gov.uk

Public rights of way

2.2 We do not hold this information. Please refer your enquiry to the holders of the information - Suffolk County Council - land.charges@suffolk.gov.uk

2.3 We do not hold this information. Please refer your enquiry to the holders of the information - Suffolk County Council - land.charges@suffolk.gov.uk

2.4 We do not hold this information. Please refer your enquiry to the holders of the information - Suffolk County Council - land.charges@suffolk.gov.uk

2.5 We do not hold this information. Please refer your enquiry to the holders of the information - Suffolk County Council - land.charges@suffolk.gov.uk

Other matters

Apart from matters entered on the registers of Local land charges, do any of the following matters apply to the property? If so, how can copies of relevant documents be obtained?

3.1 Land required for public purposes

Is the property included in land required for public purposes?

Information not known (although nothing is specifically identified on the development plan as land required for public purposes, it has been known in some very rare cases for people to own (without our knowledge) areas of public open space.

3.2 Land to be acquired for road works

Is the property included in land to be acquired for road works?

We do not hold this information. Please refer your enquiry to the holders of the information - Suffolk County Council - land.charges@suffolk.gov.uk

3.3 Drainage

- a. Our records do not allow for the provision of comprehensive answers in relation to this question. It is advisable that the purchaser undertakes checks of planning approvals, S.106 Agreements and with the Vendor to establish whether any sustainable urban drainage systems are in place at the property. You have not been charged by West Suffolk for this enquiry.
- b. Our records do not allow for the provision of comprehensive answers in relation to this question. It is advisable that the purchaser undertakes checks of planning approvals, S.106 Agreements and with the Vendor to establish whether any sustainable urban drainage systems are in place at the property. You have not been charged by West Suffolk for this enquiry.
- c. Our records do not allow for the provision of comprehensive answers in relation to this question. It is advisable that the purchaser undertakes checks of planning approvals, S.106 Agreements and with the Vendor to establish whether any sustainable urban drainage systems are in place at the property. You have not been charged by West Suffolk for this enquiry.

3.4 Nearby road schemes

(a) – (f) Is the property (or will it be) within 200 meters of any of the following?

We do not hold this information. Please refer your enquiry to the holders of the information - Suffolk County Council - land.charges@suffolk.gov.uk

3.5 (a) and (b) Nearby railway schemes

Is the property (or will it be) within 200 meters of the centre line of a proposed railway, tramway, light railway or monorail?

We do not hold this information. Please refer your enquiry to the holders of the information - Suffolk County Council - land.charges@suffolk.gov.uk

3.6 Traffic schemes

(a) - (l) Has a local authority approved but not yet implemented any of the following for the roads, footways and footpaths (which are named in Boxes B) and C and are within 200 metres of the boundaries of the property?

We do not hold this information. Please refer your enquiry to the holders of the information - Suffolk County Council - land.charges@suffolk.gov.uk

3.7 Outstanding notices

Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in a response to any other enquiry in this schedule?

(a) – (f) Building works, environment, health and safety, housing, public health

Please submit an EIR request to foi@westsuffolk.gov.uk

(e) Highways

We do not hold this information. Please refer your enquiry to the holders of the information - Suffolk County Council - land.charges@suffolk.gov.uk

(g) Flood and coastal erosion risk management

We do not hold this information. Please refer your enquiry to the holders of the information - Environment Agency.

3.8 Contravention of building regulations

Has a local authority authorised in relation to the property any proceedings for the contravention of any provision contained in building regulations?

Please submit an EIR request to foi@westsuffolk.gov.uk

3.9 Notices, orders, directions and proceedings under planning acts

(a) – (n) Do any of the following subsist in relation to the property, or has a local authority decided to issue, serve, make or commence any of the following?

Please submit an EIR request to foi@westsuffolk.gov.uk

3.10 (a) – (h) Community Infrastructure levy (CIL)

Currently there is no CIL charging schedule.

3.11 Conservation area

(a) and (b) Do the following apply in relation to the property?

- **The making of the area a conservation area before 31 August 1974**
- **An unimplemented resolution to designate the area a conservation area**

This information can be found on the West Suffolk website

<https://www.westsuffolk.gov.uk/planning/>

3.12 Compulsory purchase

Has any enforceable order or decision been made to compulsorily purchase or acquire the property?

We do not hold this information. Please refer your enquiry to the holders of the information - Suffolk County Council - land.charges@suffolk.gov.uk

3.12 Contaminated land

(a) – (c) Do any of the following apply (including any relating to land adjacent to or adjoining the property which has been identified as contaminated land because it is in such a condition that harm or pollution of controlled waters might be caused on the property)?

- **A contaminated land notice.**
- **In relation to a register maintained under section 78R of the Environmental Protection Act 1990 (i) a decision to make an entry; or (ii) an entry.**
- **Consultation with the owner or occupier of the property conducted under section 78G(3) of the Environmental Protection Act 1990 before the service of a remediation notice**

Please submit an EIR request to foi@westsuffolk.gov.uk

3.14 Radon gas

Do records indicate that the property is in a 'Radon affected area' as identified by the Public Health England or Public Health Wales?

None known - For further information regarding Radon Gas, please visit the Health Protection Agency website: www.hpa.org.uk, alternatively telephone 0800 614529 or write to Radon Studies, Health Protection Agency, Radiation Protection Division, Chilton, Didcot, Oxon, OX11 0RQ.

3.15 (a) and (b) Assets of community value

Information can be found on our website at

<https://www.westsuffolk.gov.uk/community/communityrighttochallengeandbid.cfm> and (where appropriate) charges are registered on the Local Land Charges Register.