

**SCHEDULE OF REGISTERS AND INFORMATION RELATING TO
LOCAL AUTHORITY ENQUIRIES SEARCH
CON29 2016 EDITION**

LAND CHARGES – JULY 2016

ENQUIRY	Registers/Information Available	Requirements for notification or Appointments	Cost of access/ Postal
<p>PLANNING AND BUILDING REGULATIONS</p> <p>1.1 Planning and building decisions and pending applications</p> <p>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?</p> <p>(a) a planning permission</p> <p>(b) a listed building consent</p> <p>(c) a conservation area consent</p> <p>(d) a certificate of lawfulness of existing use or development</p> <p>(e) a certificate of lawfulness of proposed use or development</p> <p>(f) a certificate of lawfulness of proposed works for listed buildings</p>	<p>1.1(a) – 1.1(i)</p> <p>The Planning Register is publicly available and can be viewed at:</p> <p>http://pa.newham.gov.uk/online-applications</p> <p>For all searches in the Olympic/Stratford City area:</p> <p>http://planningregister.londonlegacy.co.uk</p>	<p>No appointment necessary.</p> <p>No appointment necessary.</p>	<p>Publicly available – no cost.</p> <p>Publicly available – no cost.</p>

<p>(g) a heritage partnership agreement</p> <p>(h) a listed building consent order</p> <p>(i) a local listed building consent order</p> <p>(j) building regulation approval</p> <p>(k) building regulation completion certificate and</p> <p>(l) any building regulations certificate or notice issued in respect of work carried out under a competent person self-certification scheme?</p>	<p>1.1(j) – 1.1(l)</p> <p>Currently available via the Council’s Public Access website at:</p> <p>http://pa.newham.gov.uk/online-applications</p> <p>(click Search tab and select Building Control)</p>		<p>Publicly available - no cost.</p>
<p>1.2 Planning designations and proposals</p> <p>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?</p>	<p>The Development Plan for Newham (London Plan and Newham's Local Plan) is publicly available for viewing via the Newham Council website at:</p> <p>http://www.newham.gov.uk/Pages/Services/Local-plan.aspx</p>	<p>No appointment necessary.</p>	<p>Publicly available - no cost.</p>

	<p>http://www.london.gov.uk/priorities/planning/london-plan</p> <p>For properties within the LLDC area please see their website at:</p> <p>http://queenelizabetholympicpark.co.uk/planning-authority/planning-policy</p>		
<p>ROADS AND PUBLIC RIGHTS OF WAY</p> <p>Roadways, footways and footpaths</p> <p>2.1 Which of the roads, footways and footpaths named in the application for this search (via boxes B and C) are:</p> <p>(a) highways maintainable at public expense</p> <p>(b) subject to adoption and, supported by a bond or bond waiver</p> <p>(c) to be made up by a local authority who will reclaim the cost from the frontagers</p> <p>(d) to be adopted by a local</p>	<p>2.1 (a-d)</p> <p>Extent of Public Highway Adoption can be viewed at:</p> <p>http://www.newham.gov.uk/Pages/Services/Local-land-charges-personal-search.aspx</p>	<p>No appointment necessary.</p>	<p>Publicly available - no costs.</p>

authority without reclaiming the cost from the frontagers			
Public Rights of Way			
2.2 Is any public right of way which abuts on, or crosses the property, shown in a definitive map or revised definitive map?	2.2 Information is available at: http://www.newham.gov.uk/Pages/Services/Local-land-charges-personal-search.aspx	No appointment necessary.	Publicly available-no cost.
2.3 Are there any pending applications to record a public right of way that abuts, or crosses the property, on the Register?	2.3 Information is available at: http://www.newham.gov.uk/Pages/Services/Local-land-charges-personal-search.aspx	No appointment necessary.	Publicly available-no cost.
2.4 Are there any legal orders to stop up, divert, alter or create a public right of way which abuts, or crosses the property not yet implemented or shown on a definitive map?	2.4 Information is available at: http://www.newham.gov.uk/Pages/Services/Local-land-charges-personal-search.aspx	No appointment necessary.	Publicly available-no cost.
2.5 If so, please attach a plan showing the approximate route.	2.5 Information is available at: http://www.newham.gov.uk/Pages/Services/Local-land-charges-personal-search.aspx	No appointment necessary.	Publicly available-no cost.

<p>OTHER MATTERS</p> <p>Apart from matters entered on the registers of Local Land Charges, do any of the following matters apply to the property? If so, can copies of the local relevant documents be obtained?</p> <p>3.1 Land required for public purposes</p> <p>Is the property included in land required for public purposes?</p>	<p>This information is available by consulting public Local Plans. Some information is available on the Newham Council website at:</p> <p>http://www.newham.gov.uk/Pages/Services/Local-plan.aspx</p>	<p>No appointment necessary.</p>	<p>Publicly available-no cost.</p>
<p>3.2 Land to be acquired for road works</p> <p>Is the property included in land to be acquired for road works?</p>	<p>This information is available by consulting public Local Plans. Some information is available on the Newham Council website at:</p> <p>http://www.newham.gov.uk/Pages/Services/Local-plan.aspx</p>	<p>No appointment necessary.</p>	<p>Publicly available-no cost.</p>
<p>3.3 Drainage matters</p> <p>(a) Is the property served by a sustainable urban drainage system (SuDS)?</p> <p>(b) Are there SuDS features within</p>	<p>3.3 (a-c) As schedule 3 of the Flood and Water Management Act has not commenced, there is no legal duty or responsibilities on Councils who are also Lead Local Flood Authorities, to keep records of any new or existing Sustainable Drainage</p>	<p>No appointment necessary.</p>	<p>Publicly available-no cost.</p>

<p>the boundary of the property? If yes, is the owner responsible for maintenance?</p> <p>(c) If the property benefits from a SuDS for which there is a charge, who bills the property for the surface water drainage charge?</p>	<p>Systems (SuDS) and therefore our records do not allow for the provision of comprehensive answers in relation to this question.</p> <p>We do not have a role in checking final as built drawings and in some cases, SuDS can be implemented without the need to obtain planning permission. Even if planning permission is granted, we have no assurance that the scheme will have been implemented. Furthermore, the Council does not normally adopt SuDS which are on private property unless they are serving public highway. It is strongly advised that the purchaser undertakes their own checks of planning approvals through the London Borough of Newham Planning Public Access site:</p> <p>http://pa.newham.gov.uk/online-applications</p> <p>S106 Agreements, detailed site surveys and inspections are with the vendor to establish whether any Sustainable Drainage Systems are in place at the property and who is responsible for any associated charges and maintenance.</p>		
<p>3.4 Nearby road schemes</p> <p>Is the property (or will it be) within 200 metres of any of the following?</p>		<p>No appointment necessary.</p>	<p>Publicly available-no cost.</p>

<p>(a) the centre line of a new trunk road or special road specified in any order, draft order or scheme</p> <p>(b) the centre line of a proposed alteration or improvement to an existing road involving construction of a subway, underpass, flyover, footbridge, elevated road or dual carriageway</p> <p>(c) the outer limits of construction works for a proposed alteration or improvement to an existing road involving:-</p> <p>(i) the construction of a roundabout (other than a mini roundabout) or</p> <p>(ii) widening by construction of one or more additional traffic lanes</p> <p>(d) the outer limits of:</p> <p>(i) construction of a new road to be built by a Local Authority</p> <p>(ii) an approved alteration or improvement to an existing road involving construction of a subway, underpass, flyover, footbridge, elevated road or dual carriageway</p> <p>(iii) construction of a roundabout (other than a mini roundabout) or</p>	<p>3.4 (a-f) This information is available by viewing highways data online at:</p> <p>http://www.newham.gov.uk/Pages/Services/Local-land-charges-personal-search.aspx</p>		
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<p>by widening by construction of one or more additional traffic lanes</p> <p>(e) the centre line of the proposed route of a new road under proposals published for public consultation</p> <p>(f) the outer limits of:-</p> <p>(i) construction of a proposed alteration or improvement to an existing road involving construction of a subway, underpass, flyover, footbridge, elevated road or dual carriageway</p> <p>(ii) construction of a roundabout (other than a mini roundabout)</p> <p>(iii) widening by construction of one or more additional traffic lanes, under proposals published for public consultation</p>			
<p>3.5 Nearby railway schemes</p> <p>(a) Is the property (or will it be) within 200 metres of the centre line of a proposed railway, tramway, light railway or monorail?</p> <p>(b) Are there are any proposals for a</p>	<p>3.5 (a) Information regarding Railway and other similar schemes can be found within the UDP (Newham Plan, The London Plan and the London Development Framework) and is publicly available for viewing via the Newham Council website at:</p>	<p>No appointment necessary.</p>	<p>Publicly available- no cost.</p>

<p>railway, tramway, light railway or monorail within the Local Authority's boundary?</p>	<p>http://www.newham.gov.uk/Pages/Services/Local-plan.aspx</p> <p>3.5 (b) Yes – Crossrail and Dagenham Dock Extension:</p> <p>For Crossrail: http://www.crossrail.co.uk</p> <p>For Dagenham Dock Extension: http://www.newham.gov.uk/Pages/Services/Local-plan.aspx</p>		
<p>3.6 Traffic schemes</p> <p>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?</p> <p>(a) permanent stopping up or diversion</p> <p>(b) waiting or loading restrictions</p> <p>(c) one way driving</p> <p>(d) prohibition of driving</p>	<p>3.6 (a-l) This information is available by viewing highways data online at:</p> <p>http://www.newham.gov.uk/Pages/Services/Local-land-charges-personal-search.aspx</p>	<p>No appointment necessary.</p>	<p>Publicly available – no cost.</p>

<p>(e) pedestrianisation</p> <p>(f) vehicle width or weight restriction</p> <p>(g) traffic calming works including road humps</p> <p>(h) residents parking controls</p> <p>(i) minor road widening or improvement</p> <p>(j) pedestrian crossings</p> <p>(k) cycle tracks</p> <p>(l) bridge building</p>			
<p>3.7 Outstanding notices</p> <p>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 form?</p> <p>(a) building works</p>	<p>3.7 (a-f) Most outstanding Notices will be disclosed in the Register of Local Land Charges entries. However, there maybe some notices that are served in relation to the actions of individuals, but they will usually be associated with an address. These actions could relate to noise, food safety and health and safety matters. Any informal actions would not be disclosed on the Register of Local Land Charges. For further</p>	<p>No appointment necessary.</p>	<p>Publicly available – no cost.</p>

<p>(b) environment</p> <p>(c) health and safety</p> <p>(d) housing</p> <p>(e) highways</p> <p>(f) public health</p> <p>(g) flood and coastal erosion risk management</p>	<p>information consult our Public Access website at:</p> <p>http://pa.newham.gov.uk/online-applications</p> <p><i>This information is available by inspecting the Local Land Charges Register and viewing records on Public Access at:</i></p> <p>http://pa.newham.gov.uk/online-applications</p> <p><i>Please note that other Government Departments or bodies also have the provision to issue statutory notices in relation to Flood and Coastal Erosion Risk Management. You are advised to contact the Environment Agency, National Customer Contact Centre, PO Bx 544, Rotherham S60 1BY enquiries@environment-agency.gov.uk</i></p> <p><i>Tel: 03708 506 506</i></p>		
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<p>3.8 Contravention of building regulations</p> <p>Has a local authority authorised in relation to the property any proceedings for the contravention of any provision contained in building regulations?</p>	<p>This information is available by inspecting the Local Land Charges Register and viewing Building Control records on Public Access at:</p> <p>http://pa.newham.gov.uk/online-applications</p>	<p>No appointment necessary.</p>	<p>Publicly available – no cost.</p>
<p>3.9 Notices, orders, directions and proceedings under Planning Acts</p> <p>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?</p> <p>(a) an enforcement notice</p> <p>(b) a stop notice</p> <p>(c) a listed building enforcement notice</p> <p>(d) a breach of condition notice</p> <p>(e) a planning contravention notice</p> <p>(f) another notice relating to breach</p>	<p>3.9 (a-n) This information is available by inspecting the Local Land Charges Register and by viewing Planning Records via Public Access at:</p> <p>http://pa.newham.gov.uk/online-applications</p>	<p>No appointment necessary.</p>	<p>Publicly available – no cost.</p>

<p>of planning control</p> <p>(g) a listed building repairs notice</p> <p>(h) in the case of a listed building deliberately allowed to fall into disrepair, a compulsory purchase order with a direction for minimum compensation</p> <p>(i) a building preservation notice</p> <p>(j) a direction restricting permitted development</p> <p>(k) an order revoking or modifying planning permission</p> <p>(l) an order requiring discontinuance of use or alteration or removal of building or works</p> <p>(m) a tree preservation order</p> <p>(n) proceedings to enforce a planning agreement or planning contribution</p>			
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<p>3.10 Community infrastructure levy (CIL)</p> <p>(a) Is there a CIL charging schedule?</p> <p>(b) If, yes, 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:-</p> <p>(c) Has any demand notice been suspended?</p> <p>(d) Has the Local Authority received full or part payment of any CIL liability?</p> <p>(e) Has the Local Authority received any appeal against any of the above?</p> <p>(f) Has a decision been taken to apply for a liability order?</p> <p>(g) Has a liability order been granted?</p> <p>(h) Have any other enforcement measures been taken?</p>	<p>There are currently three charging schedules effective in the London Borough of Newham:</p> <p>The CIL Charging Schedule – Mayor of London (applies across the borough); can be viewed Here.</p> <p>The London Borough of Newham CIL Charging Schedule (applies where the London Borough of Newham are the Local Planning Authority); can be viewed Here.</p> <p>The London Legacy Development Corporation CIL Charging Schedule (applies where the LLDC are the Local Planning Authority); can be viewed Here</p> <p>Queries related to the CIL where the London Legacy Development Corporation are the Local Planning Authority should be directed to the LLDC CIL Officer at planningpolicy@londonlegacy.co.uk.</p> <p>In relation to development where the London Borough of Newham are the Local Planning Authority please contact CIL@newham.gov.uk</p>	<p>No appointment necessary.</p>	<p>Publicly available – no cost.</p>
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<p>3.11 Conservation area Do the following apply in relation to the property?</p> <p>(a) the making of the area a conservation area before 31 August 1974</p> <p>(b) an unimplemented resolution to designate the area a Conservation Area</p>	<p>This information is available by viewing:</p> <p>http://www.newham.gov.uk/Pages/Services/Local-plan.aspx</p>	<p>No appointment necessary.</p>	<p>Publicly available – no cost.</p>
<p>3.12 Compulsory purchase</p> <p>Has any enforceable order or decision been made to compulsorily purchase or acquire the property?</p>	<p>This information is available by viewing the Local Land Charges Register and Local Plans/UDP at:</p> <p>http://www.newham.gov.uk/Pages/Services/Local-plan.aspx</p>	<p>No appointment necessary.</p>	<p>Publicly available – no cost.</p>
<p>3.13 Contaminated land</p> <p>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</p>	<p>All of the matters referred to in this enquiry 3.13 (a-c) apply, although Newham Council have yet to take action in relation to any of the matters contained in the various enquiries.</p> <p>This information will be available by viewing the Local Land Charges Register and Public Access.</p>	<p>No appointment necessary.</p>	<p>Publicly available – no cost.</p>

<p>be caused on the property)?</p> <p>(a) a contaminated land notice</p> <p>(b) in relation to a register maintained under section 78R of the Environmental Protection Act 1990</p> <p>(c) 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</p>			
<p>3.14 Radon gas</p> <p>Do records indicate that the property is in a "Radon Affected Area" as identified by Public Health England?</p>	<p>Response to Enquiry 3.14 – No. The London Borough of Newham is in an area where less than 1% of homes are estimated to be at or above the Action Level.</p> <p>(Information can be obtained from the Health Protection Agency (HPA) Web Site</p> <p>http://www.hpa.org.uk/radiation/radon/index.htm</p> <p>Alternatively information can be requested from HPA by telephone 0800 614529 or 01235 822622 or by writing to Radon Studies, Health Protection</p>	<p>No appointment necessary.</p>	<p>Publicly available – no cost.</p>

	Agency, Radiation Protection Division, Chilton, Didcot, Oxon, OX11 0RQ		
<p>3.15 Assets of Community Value</p> <p>(a) Has the property been nominated as an asset of community value?</p> <p>(b) If the property is listed:</p>	<p>3.15 (a-b) This information will be available by viewing the Local Land Charges Register and Public Access.</p> <p>All assets of Community Value can be viewed online at:</p> <p>www.newham.gov.uk/pages/services/listed-buildings.aspx</p>	No appointment necessary.	Publicly available – no cost.