

Rochdale Council - Local Land Charges: Fees 2009 (Full Searches)

Enquiry	Requirements for advance notice or appointments	Fee	
		Postal*	Electronic
Form LLC1 Only (submitted by itself)	Enquiries can be submitted by post or electronically to Land Charges Unit together with the appropriate fee. Reply will normally be issued in 1-5 working days.	£14.00 (Extra parcels £1.00 each)	£12.00 (Extra parcels £1.00 each)
Form CON29R Only (submitted by itself in full) – individual questions can be asked, for the prices see below	Enquiries can be submitted by post or electronically to Land Charges Unit together with the appropriate fee. Reply will normally be issued in 1-5 working days.	Paper Search £121.00	Electronic Search £119.00
Full Search LLC1 & CON29R individual questions can be asked, for the prices see below	Enquiries can be submitted by post or electronically to Land Charges Unit together with the appropriate fee. Reply will normally be issued in 1-5 working days.	£135.00	£133.00
Extra Parcel of Land	Enquiries can be submitted by post or electronically to Land Charges Unit together with the appropriate fee. Reply will normally be issued in 1-5 working days.	£20.00 per parcel	£20.00 per parcel
Personal Searches Local Land Charges Register - Fee in statute. Information provided at Local Land Charges 1st Floor Town Hall The Esplanade Rochdale OL16 1AB	Appointments can be made with Local Land Charges on 01706 924743 / 924765 / 924825 24 hours notice is required and appointments times are 10:00, 10:30, 11:00 2:00 and 2:30 with a maximum of 4 searches per appointment. Notification of the appointment will also be sent to Planning Payment Method:- Cheque (Rochdale MBC) or Cash	£11.00	

<p>Form CON29 Optional Questions</p> <p>Please note: Public Registers – some of the information required to respond to the CON29 questions is available via public registers at no cost. The cost published here is for the work involved in our obtaining the information on your behalf. This does not affect your statutory right to visit the relevant Unit and inspect the information yourself.</p>	<p>Enquiries must be submitted to Land Charges Unit together with the appropriate fee. Reply will normally be issued in 1-5 working days.</p> <p>If your optional enquiry is sent to us separate from a full search (LLC1 & CON29R) there will be an additional £6.75 (£4.75 if submitted electronically) admin fee plus the question fee. There is only one £6.75 (£4.75 if submitted electronically) fee regardless of the amount of questions requested.</p>	<p>4 – £23.00 5 – £23.00 6 – £23.00 7 – £23.00 8 – £23.00 9 – £23.00 10 – £23.00 11 – £23.00 12 – £23.00 13 – £23.00 14 – £23.00 15 – £23.00 16 – £23.00 17 – £23.00 18 – £23.00 19 – £23.00 20 – £23.00 21 – £23.00 22 – £14.00</p>	<p>4 – £23.00 5 – £23.00 6 – £23.00 7 – £23.00 8 – £23.00 9 – £23.00 10 – £23.00 11 – £23.00 12 – £23.00 13 – £23.00 14 – £23.00 15 – £23.00 16 – £23.00 17 – £23.00 18 – £23.00 19 – £23.00 20 – £23.00 21 – £23.00 22 – £14.00</p>
<p>Additional Questions Non Standard Typed (Client's own questions)</p>	<p>Enquiries must be submitted to Land Charges Unit together with the appropriate fee. Reply will normally be issued in 1-5 working days.</p> <p>If your question is sent to us separate from a full search (LLC1 & CON29R) there will be an additional £6.75 (£4.75 if submitted electronically) admin fee plus the question fee. There is only one £6.75 (£4.75 if submitted electronically) fee regardless of the amount of questions requested.</p>	<p>Paper & Electronic Searches £26.00 per question</p>	

Rochdale Council - Local Land Charges: Fees 2009 (Part Searches)

Enquiry	Registers/Information Available	Fee
<p>1.1 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 –</p> <ul style="list-style-type: none"> (a) a planning permission (b) a listed building consent (c) a conservation area consent (d) a certificate of lawfulness of existing use or development (e) a certificate of lawfulness of proposed use or development (f) building regulation approval (g) building regulation completion certificate (h) any building regulations certificate or notice issued in respect of work carried out under a competent person self-certification scheme? 	<p>Publicly available free of charge from</p> <p>Planning & Regulation (Planning) Telegraph House Floor 1 Baillie Street, Rochdale OL16 1JH</p> <p>(a) to (e) The Information is also available by report if required.</p> <p>(f) – (h) Building Control information is available by report .</p> <p>Planning & Regulation (Building Control) Telegraph House Floor 1 Baillie Street, Rochdale OL16 1JH</p>	<p>(a) £2.15 (b) £2.15 (c) £2.15 (d) £2.15 (e) £2.15</p> <p>(f) £1.90 (g) £1.90 (h) £1.90</p>

<p>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?</p>	<p>This information is available by consulting public local plans.</p> <p>Planning & Regulation (Planning) Telegraph House Floor 1 Baillie Street, Rochdale OL16 1JH</p> <p>The Information is also available by report if required</p>	<p>£2.15</p>
<p>2. Roads Which of the roads, footways and footpaths mentioned in the application for this search (via boxes B and C) are:</p> <p>(a) highways maintainable at public expense (b) subject to adoption and, supported by a bond or bond waiver (c) to be made up by a local authority who will reclaim the cost from the frontagers (d) to be adopted by a local authority without reclaiming the cost from the frontagers?</p>	<p>(a) Publicly available free of charge</p> <p>Highways & Engineering Floor 2, Municipal Offices, Smith Street, Rochdale. OL16 1LQ</p> <p>(a) & (b) to (d) Information available by report.</p> <p>Highways & Engineering Floor 3, Municipal Offices, Smith Street, Rochdale. OL16 1LQ</p>	<p>£67.00 for any or all Highways questions</p>

<p>3.1. Land Required for Public Purposes Is the property included in land required for public purposes?</p>	<p>This information is available by consulting public local plan. Or Information available by report. Planning & Regulation (Planning) Telegraph House Floor 1 Baillie Street, Rochdale OL16 1JH</p>	<p>£2.20</p>
<p>3.2. Land to be Acquired for Road Works Is the property included in land to be acquired for road works?</p>	<p>Information available by report. Highways & Engineering Floor 3, Municipal Offices, Smith Street, Rochdale. OL16 1LQ .</p>	<p>£67.00 for any or all Highways questions</p>
<p>3.3. Drainage Agreements and Consents Do either of the following exist in relation to the property? (a) an agreement to drain buildings in combination into an existing sewer by means of a private sewer (b) an agreement or consent for (i) a building or (ii) extension to a building on the property, to be built over, or in the vicinity of a drain, sewer or disposal main.</p>	<p>This information is not available from Rochdale Council. Please contact United Utilities direct for current fees</p>	

3.4. Nearby Road Schemes

Is the property (or will it be) within 200 metres of any of the following:-

- (a) the centre line of a new trunk road or special road specific in an order, draft order or scheme
- (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
- (c) the outer limits of construction works for a proposed alteration or improvement to an existing road, involving (i) the construction of a roundabout (other than a mini roundabout) or (ii) widening by construction of one or more additional traffic lanes
- (d) the outer limits of (i) construction of a new road to be built by a local authority; (ii) and approved alteration or improvement to an existing road involving construction of a subway, underpass, flyover, footbridge, elevated road or dual carriageway; or (iii) construction of a roundabout (other than a mini roundabout) or widening by construction of one or more additional traffic lanes
- (e) the centre line of the proposed route of a new road under proposals published for public consultation or
- (f) the outer limits of (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; (ii) construction of a roundabout (other than a mini roundabout) or (iii) widening by construction of one or more additional traffic lanes, under proposals published for public consultation?

(a) (e) & (f) Publicly available free of charge

Highways & Engineering

**Floor 2,
Municipal Offices,
Smith Street,
Rochdale.
OL16 1LQ**

(a) (e) & (f) The Information is also available by report if required.

(b) to (d) Information available by report.

Highways & Engineering

**Floor 3,
Municipal Offices,
Smith Street,
Rochdale.
OL16 1LQ**

£67.00 for any or all Highways questions

<p>3.5. Nearby Railway Schemes 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>Information available by report.</p> <p>Highways & Engineering Floor 3, Municipal Offices, Smith Street, Rochdale. OL16 1LQ</p>	<p>£67.00 for any or all Highways questions</p>
<p>3.6. Traffic Schemes Has a local authority approved but not yet implemented any of the following for the roads, footways and footpaths (named in box B) which abut the boundaries of the property:- (a) permanent stopping up or diversion (b) waiting or loading restrictions (c) one way driving (d) prohibition of driving (e) pedestrianisation (f) vehicle width of weight restriction (g) traffic calming works including road humps (h) residents parking controls (i) minor road widening or improvement (j) pedestrian crossings (k) cycle tracks; or (l) bridge building</p>	<p>(a) to (l) Information available by report.</p> <p>Highways & Engineering Floor 3, Municipal Offices, Smith Street, Rochdale. OL16 1LQ</p>	<p>£67.00 for any or all Highways questions</p>
<p>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) building works (b) environment (c) health and safety (d) housing (e) highways (f) public health</p>	<p>(a) This information is available by report.</p> <p>Planning & Regulation (Building Control) Telegraph House Floor 1 Baillie Street, Rochdale OL16 1JH</p>	<p>(a)£1.85</p>

<p>3.7. Outstanding Notices (Cont)</p>	<p>(b) (c) & (f) This information is available by report.</p> <p>Planning & Regulation (Environment) Telegraph House Floor 2 (Access via First Floor Reception) Baillie Street, Rochdale OL16 1JH</p> <p>(d) This information is available is recorded as a charge on the Land Charges system or by report.</p> <p>Strategic Housing Services Floor 4, Municipal Offices, Smith Street, Rochdale. OL16 1LQ</p> <p>(e) This information is available by report.</p> <p>Highways & Engineering Floor 3, Municipal Offices, Smith Street, Rochdale. OL16 1LQ</p>	<p>(b)£1.70 (c)£1.70 (f)£1.70</p> <p>(d)£1.70</p> <p>(e) £67.00 for any or all Highways questions</p>
<p>3.8. Contraventions 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?</p>	<p>This information is available by report.</p> <p>Planning & Regulation (Building Control) Telegraph House Floor 1 Baillie Street, Rochdale OL16 1JH</p>	<p>£2.55</p>

<p>3.9. Notices, Orders, Directions and Proceedings under Planning Acts Do any of the following subsist in relation to the property, or has any local authority decided to issue, serve, make or commence any of the following:-</p> <ul style="list-style-type: none"> (a) enforcement notice (b) stop notice (c) listed building enforcement notice (d) breach of condition notice (e) planning contravention notice (f) other notice relating to breach of planning control (g) listed building repairs notice (h) in the case of a listed building deliberately allowed to fall into disrepair, a compulsory purchase order with a direction for minimum compensation (i) building preservation notice (j) direction restricting permitted development (k) order revoking or modifying a planning permission (l) order requiring discontinuance of use or removal of building works (m) tree preservation order (n) proceedings to enforce a planning agreement or planning contribution? 	<p>(a) to (n) This information is available by report.</p> <p>Planning & Regulation (Planning) Telegraph House Floor 1 Baillie Street, Rochdale OL16 1JH.</p>	<p>(a) to (n) £7.20</p>
<p>3.10. Conservation Areas Do the following apply in relation to the property:-</p> <ul style="list-style-type: none"> (a) the making of the area a Conservation Area before 31 August 1974; or (b) an unimplemented resolution to designate the area a Conservation Area? 	<p>(a) Publicly available free of charge from</p> <p>Planning & Regulation (Planning) Telegraph House Floor 1 Baillie Street, Rochdale OL16 1JH</p>	

<p>3.10. Conservation Areas (cont)</p>	<p>Or (a) and (b) The Information is also available by report if required.</p> <p>Planning & Regulation (Planning) Telegraph House Floor 1 Baillie Street, Rochdale OL16 1JH</p>	<p>(a) & (b) £2.05</p>
<p>3.11. Compulsory Purchase Has any enforceable order or decision been made to compulsorily purchase or acquire the property?</p>	<p>This information is available by report.</p> <p>Strategic Housing Services Floor 4, Municipal Offices, Smith Street, Rochdale. OL16 1LQ</p>	<p>£2.20</p>
<p>3.12. Contaminated Land 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 of pollution of controlled waters might be caused on the property:- (a) a contaminated land notice (b) 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; or (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>(a) & (b) ii Publicly available to view free of charge.</p> <p>Planning & Regulation (Environment) Telegraph House Floor 2 (Access via First Floor Reception) Baillie Street, Rochdale OL16 1JH</p> <p>(a) (b) i & ii & (c) The Information is also available by report if required</p>	<p>(a) to (c) £1.90</p>

<p>3.13. Radon Gas Do records indicate that the property is in a 'Radon Affected Area' as identified by the Health Protection Agency?</p>	<p>Areas have been identified by the NRPB (National Radiological Protection Board) and is Publicly available free of charge from NRPB</p> <p>This information is also available by report if required.</p> <p>Planning & Regulation (Environment) Telegraph House Floor 2 (Access via First Floor Reception) Baillie Street, Rochdale OL16 1JH</p>	<p>£1.90</p>
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Please Note

- If any components of a full Con29 are requested direct from the local Land Charges Section, there will be an additional fee of £6.75 (£4.75 if submitted electronically) for compiling the response. The turnaround time will be 1-5 days from receipt of cheque.
- All fees have been compiled by calculating the time taken to carry out the task, plus the recovery of any associated systems and office overheads.