

Property Address: 39 Piccadilly, Hanley, Stoke-on-Trent, ST1 1EN

1. PLANNING AND BUILDING REGULATIONS

1.1 Planning and Building Regulation Decisions and Pending Applications

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

(a) a planning permission

28946

CHANGE OF USE OF GROUND FLOOR FROM RETAIL TO HOT FOOD TAKEAWAY
39 PICCADILLY, HANLEY, STOKE ON TRENT

Appeal Allowed

07/01/1994

(b) a listed building consent

None recorded

(c) a conservation area consent

None recorded

(d) a certificate of lawfulness of existing use or development

None recorded

(e) a certificate of lawfulness of proposed use or development

None recorded

Informative for Q. 1.1a-e

The Council's records of planning applications revealed on your search do not extend back before 1 April 1974.

If you require details of any planning applications prior to the above date these can be obtained from Development Management, Planning Services, Place, Growth & Prosperity, Civic Centre, Glebe Street, Stoke-on-Trent, ST4 1HH This is free of charge by personal inspection or can be provided at an additional hourly research charge. For further information please telephone no. 01782 232372

(f) a certificate of lawfulness of proposed works for listed buildings

None.

(g) a heritage partnership agreement

None.

(h) a listed building consent order

none recorded

(i) a local listed building consent order

None.

(j) building regulations approval

none

Informative for Q. 1.1j

(1) The Council's records of building regulation approvals do not extend back before 4th August 1999 and this reply covers only the period since that date. Prior records would have to be searched manually at additional cost. For further information please contact the Building Regulations team on tel no.: 01782 232459 or 238685 or e-mail to bas@stoke.gov.uk. Written correspondence can be sent to Place, Growth and Prosperity, Planning Services, Building Regulations Civic Centre, Glebe Street, Stoke-on-Trent, ST4 1HH. (2) The seller or developer should be asked to provide evidence of compliance with Building Regulations.

(k) a building regulation completion certificate and
none recorded

Informative for Q. 1.1k

(1) It is the responsibility of the developer/owner to request a completion certificate on completion of the works. For further information please contact the Building Regulations team on tel no.: 01782 232459 or 238685 or e-mail to bas@stoke.gov.uk. Written correspondence can be sent to Place, Growth and Prosperity, Planning Services, Building Regulations Civic Centre, Glebe Street, Stoke-on-Trent, ST4 1HH. (2) The seller or developer should be asked to provide evidence of compliance with Building Regulations.

(l) any building regulations certificate or notice issued in respect of work carried out under a competent person self-certification scheme?
none recorded

Informative for Q.1.1l:

This reply does not cover works carried out by Approved Inspectors or under competent persons schemes. The local authority may not always be aware of such works and enquiries should also be made of the seller. No completion certification can be supplied by the local authority for works carried out by Approved Inspectors or under competent persons schemes.

1.2 Planning Designations and Proposals

1.2 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?

Town Centre CITY PLAN ALLOCATIONS

Informative for Q. 1.2:

This reply reflects policies or 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. For further information on current development plan policies contained within the Adopted Core Spatial Strategy please visit our website - www.stoke.gov.uk/planningpolicy

2. ROADS AND PUBLIC RIGHTS OF WAY

2.1 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) highways maintainable at public expense

Yes, Piccadilly is adopted highway.

Informative for Q. 2.1:

if a road, footpath or footway is not a highway, there may be no right to use it. The Council cannot express an opinion, without seeing the title plan of the property and carrying out an inspection, whether or not any existing or proposed highway directly abuts the boundary of the property.

(b) Subject to adoption and, supported by a bond or bond waiver

Not applicable

(c) to be made up by a local authority who will reclaim the cost from the frontagers

Not applicable

(d) to be adopted by a local authority without reclaiming the cost from the frontagers?

Not applicable

2.2 Public Rights of Way

2.2 Is any public right of way which abuts on, or crosses the property, shown on a definitive map or revised definitive map?

No.

“A definitive map for the City of Stoke-on-Trent has been published (relevant date 1st February 2018). However a survey of all the paths has not been completed and whilst this does not preclude the existence of unrecorded rights of way, the local authority is unaware of any claimed rights of way existing over the search site. If in doubt please contact the Rights of Way Officer (telephone 01782 231935)

Informative for Q. 2.2:

'Additional public rights of way may exist other than those shown on the definitive map and those shown on the definitive map may be subject to discussions with the landowner to stop up, extinguish, divert or upgrade or downgrade the recorded status which may result in changes not yet shown on the definitive map. If in doubt please contact the Rights of Way Officer (telephone 01782 231935)'

2.3 Are there any pending applications to record a public right of way that abuts, or crosses the property?

no

Informative for Q. 2.3:

'Additional public rights of way may exist other than those shown on the definitive map and those shown on the definitive map may be subject to discussions with the landowner to stop up, extinguish, divert or upgrade or downgrade the recorded status which may result in changes not yet shown on the definitive map. . If in doubt please contact the Rights of Way Officer (telephone 01782 231935)'

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?

No.

Informative for Q. 2.4:

'Additional public rights of way may exist other than those shown on the definitive map and those shown on the definitive map may be subject to discussions with the landowner to stop up, extinguish, divert or upgrade or downgrade the recorded status which may result in changes not yet shown on the definitive map. . If in doubt please contact the Rights of Way Officer (telephone 01782 231935)'

2.5 If so, please attach a plan showing the approximate route.

Not applicable.

3. OTHER MATTERS

3.1 Land required for Public Purposes

3.1 Is the property included in land required for public purposes?

No.

3.2 Land to be acquired for Road Works

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

No

3.3 Drainage matters

(a) Is the property served by a sustainable urban drainage system (SuDS)?

No.

(b) Are there SuDS features within the boundary of the property? If yes, is the owner responsible for maintenance?

Not known

Stoke-on-Trent City Council do not hold any historical SUDS information, however a system is being devised to record SUDS features serving future developments which should be ready for publication early in 2017.

(c) If the property benefits from a SuDS for which there is a charge, who bills the property for the surface water drainage charge?

Not known

Stoke-on-Trent City Council do not hold any historical SUDS information, however a system is being devised to record SUDS features serving future developments which should be ready for publication early in 2017.

3.4 Nearby Road Schemes

3.4 (a) Is the property (or will it be) within 200 metres of any of the following: the centre line of a new trunk road or special road specified in any order, draft order or scheme

No

(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

No

(c) the outer limits of construction works for a proposed alteration or improvement to an existing road involving: (i) construction of a roundabout (other than a mini roundabout), or (ii) widening by construction of one or more additional traffic lanes

No

(d) the outer limits of:

(i) construction of a new road to be built by a local authority,

(ii) an approved alteration or improvement to an existing road involving construction of a subway, underpass, flyover, footbridge, elevated road or dual carriageway,

(iii) construction of a roundabout (other than a mini roundabout) or widening by construction of one or more additional traffic lanes;

No

(e) the centre line of the proposed route of a new road under proposals published for public consultation

No

(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 a roundabout (other than a mini roundabout)

(iii) widening by construction of one or more additional traffic lanes, under proposals published for public consultation

No

3.5 Nearby Railway Schemes

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

None

(b) Are there any proposals for a railway, tramway, light railway or monorail within the Local Authority's boundary?

No.

3.6 Traffic Schemes

3.6 (a) 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? permanent stopping up or diversion

None

Informative for Q. 3.6a:

this answer relates only to orders confirmed but not put into effect or operation under sections 118/118a 119/119a Highways Act 1980 and 257 Town and Country Planning Act 1990.

(b) waiting or loading restrictions

None

(c) one way driving

None

(d) prohibition of driving

None

(e) pedestrianisation

None

(f) vehicle width or weight restriction

None

(g) traffic calming works including road humps

None

(h) residents parking controls

None

(i) minor road widening or improvement

No

(j) pedestrian crossings

None

(k) cycle tracks

No

(l) bridge building

No

Informative for Q. 3.6:

In some circumstances, road closure orders can be obtained by third parties from magistrate's courts or can be made by the Secretary of State for Transport, without involving the Council. The replies to these enquiries relate to permanent or experimental proposals on roads, footways and footpaths that are, or it is proposed will become, highways maintainable at the public expense within the meaning of the Highways Act 1980 (s36). The replies relate to schemes that affect the roads, footways and footpaths mentioned in Box C to which the property has a frontage/boundary.

3.7 Outstanding Notices

3.7 (a) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? building works

None

(b) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? environment
None

(c) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? health and safety
None

(d) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? housing
None

(e) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? highways
None

(f) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? public health
None

(g) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? flood and coastal erosion risk management
No

Currently Stoke-on-Trent City Council has not issued any statutory notices relating to flood and coastal erosion risk management.

3.8 Contravention of Building Regulations

3.8 Has a local authority authorised in relation to the property any proceedings for the contravention of any provision contained in building regulations?
No

3.9 Notices, Orders, Directions and Proceedings under Planning Acts

3.9 (a) 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?

(a) an enforcement notice
None

(b) a stop notice
None

(c) a listed building enforcement notice
None

(d) a breach of conditions notice
None

(e) a planning contravention notice
No

Informative for Q.3.9e:

Details relating to Planning Contravention Notices are not available, as these are not formally recorded as part of the Council's Enforcement Register. A Planning Contravention Notice is served on an individual and does not appertain to a parcel of land or building. It is a preliminary enquiry mechanism, to enable the Council to gather information regarding an alleged breach of planning control.

(f) another notice relating to breach of planning control

None

(g) a listed building repairs notice

No

(h) in the case of a listed building deliberately allowed to fall into disrepair, a compulsory purchase order with a direction for minimum compensation

None

(i) a building preservation notice

No

(j) a direction restricting permitted development

No

(k) an order revoking or modifying planning permission

No

(l) an order requiring discontinuance of use or alteration or removal of building or works

No

(m) a tree preservation order

None

(n) proceedings to enforce a planning agreement or planning contribution

None

3.10 Community Infrastructure Levy (CIL)

(a) Is there a CIL charging schedule?

No.

Informative for 3.10:

Stoke on Trent City Council has not implemented a CIL charging schedule at this time. It is not likely to be in place until 2018 at the earliest in line with the preparation of a new Joint Local Plan

(b) If yes, do any of the following subsist in relation to the property, or has a local authority decided to issue, serve, or commence any of the following:-

(i) a liability notice?

(ii) a notice of chargeable development?

(iii) a demand notice?

(iv) a default liability notice?

(v) an assumption of liability notice?

(vi) a commencement notice?

No.

(c) Has any demand notice been suspended?

No.

(d) Has the Local Authority received full or part payment of any CIL liability?

No.

(e) Has the Local Authority received any appeal against any of the above?

No.

(f) Has a decision been taken to apply for a liability order?

No.

(g) Has a liability order been granted?

No.

(h) Have any other enforcement measures been taken?

No.

3.11 Conservation Area

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

(a) the making of the area a Conservation Area before 31 August 1974

None

3.11.(b) an unimplemented resolution to designate the area a Conservation Area

no

3.12 HDM Has any enforceable order or decision been made to compulsory purchase or acquire the property?

No

3.12 Housing Has any enforceable order or decision been made to compulsory purchase or acquire the property?

No

3.12 DM Has any enforceable order or decision been made to compulsory purchase or acquire the property?

No

3.13 Contaminated Land

No

Informative for Q 3.13.:

A negative reply does not imply that the property or any adjoining 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.

(b) in relation to a register maintained under section 78R of the Environmental Protection Act 1990

(i) a decision to make an entry

(ii) an entry

None

(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

None

3.14 Radon Gas

3.14 Do records indicate that the property is in a "Radon Affected Area" as identified by Public Health England or Public Health Wales?

No - The site/property is not within a "Radon Affected Area" as identified by Public Health England (PHE), based on the assumption that less than 1% of dwellings in the area have radon levels exceeding the action level of 200 becquerels per cubic metre (Bq m⁻³).

Informative for Q. 3.14

Radon is a colourless, odourless gas formed by the radioactive decay of the small amounts of uranium that occur naturally in all rocks and soils. The radon level in the air we breathe outside is very low, but can be higher inside buildings. Special equipment is used to detect radon and concentrations can only be established by having a building tested; PHE offer a radon testing service. PHE classify radon affected areas according to the probability that homes in the locality will have an indoor radon concentration above a recommended Action Level. PHE have worked with the British Geological Survey (BGS) to create a data set that holds information

about the Radon Potential for every 25 metre by 25 metre square across Great Britain. More information about radon is available online at ukradon.org.

3.15 Assets of Community Value

(a) Has the property been nominated as an asset of community value? If so:-

(i) Is it listed as an asset of community value?

(ii) Was it excluded and placed on the 'nominated but not listed' list?

(iii) Has the listing expired?

(iv) Is the Local Authority reviewing or proposing to review the listing?

(v) Are there any subsisting appeals against the listing?

No.

(b) If the property is listed:

(i) Has the Local Authority decided to apply to the Land Registry for an entry or cancellation of a restriction in respect of listed land affecting the property?

(ii) Has the Local Authority received a notice of disposal?

(iii) Has any community interest group requested to be treated as a bidder?

No.

These replies have been given in accordance with the notes appended to the CON29 form.

References to the provisions of particular Acts of Parliament or Regulations include any provisions which they have replaced and also include existing or future amendments or re-enactments.

The replies will be given in the belief that they are in accordance with information presently available to the officers of the replying local authority, but none of the local authorities or their officers accepts legal responsibility for an incorrect reply, except for negligence. Any legal responsibility for negligence will be owed to the person who raised the enquiries and the person on whose behalf they were raised. It will also be owed to any other person who has knowledge (personally or through an agent) of the replies before the time when he purchases, takes a tenancy of, or lends money on the security of the property or (if earlier) the time when he becomes contractually bound to do so.

This Form should be read in conjunction with the guidance notes available separately.

Area means any area in which the property is located.

References to the Local Authority include any predecessor Local Authority and also any Local Authority committee, sub-committee or other body or person exercising powers delegated by the Local Authority and their approval includes their decision to proceed.

Where relevant, the source department for copy documents should be provided.



Signed

James Dunn

Assistant Director Investment, Planning and Regeneration
Place, Growth and Prosperity Directorate

Dated: 15/06/2020

**STOKE ON TRENT CITY COUNCIL
OFFICIAL LOCAL LAND CHARGE SEARCH RESULTS**

APPENDIX 1

Additional Information

If you wish to make enquiries regarding the details presented within the CON29 search reports, please contact the appropriate section of Stoke-on-Trent City Council, as indicated below. For general queries and any other information, please contact the Local Land Charges Section. Contact details are shown at the bottom.

Please make all enquiries in writing, preferably by email, stating clearly the property address and search number. There may be an additional charge for extra information, but the section concerned will advise you.

1.1a-i	Planning applications	Development Management
1.1j-l	Building regulations	Building Advisory Services
1.2	Planning Designations and Proposals	Development Management
2.	Roads and Public Rights of Way	Highways
3.1	Land required for public purposes	Development Management
3.2	Land to be acquired for Road Works	Highways
3.3	Drainage Agreement	Highways
3.4	Nearby Road Schemes	Highways
3.5	Nearby Railway Schemes	Highways
3.6	Traffic Schemes	Highways
3.7	Outstanding Notices	Highways/ Housing/ Building Advisory/ Pollution
3.8	Contravention of Building Regulations	Building Advisory Services
3.9	Notices, Orders, Directions and Proceedings Under Planning Acts	Development Management
3.10	Community Infrastructure Levy	Development Management
3.11	Conservation Area	Development Management
3.12	Compulsory Purchase Order	Housing/ Highways/ Development Management
3.13	Contaminated Land	Pollution Control
3.14	Radon Gas	Pollution Control
3.15	Assets of Community Value	Property Services
4.	Road Proposals by Private Bodies	Development Management
5.	Advertisements	Development Management
6.	Completion Notices	Development Management
7.	Parks and Countryside	Development Management
8.	Pipelines	Development Management
9.	Houses in Multiple Occupation	Housing
10.	Noise Abatement	Pollution Control
11.	Urban Development Areas	Development Management
12.	Enterprise Zones , Local Development Orders and Bids	Development Management
13.	Inner Urban Improvement Areas	Development Management
14.	Simplified Planning Zones	Development Management
15.	Land Maintenance Notices	Development Management
16.	Mineral Consultation and Safeguarding Areas	Development Management
17.	Hazardous Substance Consents	Development Management
18.	Environmental and Pollution Notices	Pollution Control
19.	Food Safety Notices	Pollution Control
20.	Hedgerow Notices	Development Management
21.	Flood Defence and Land Drainage Consents	Development Management
22.	Common Land and Town or Village Green	Legal Services

Contacting each section:

Section	Tel no.	Email address
Local Land Charges	01782 232775	Land.charges@stoke.gov.uk
Development Management	01782 232372	planning@stoke.gov.uk
Building Advisory Services	01782 232459	bas@stoke.gov.uk
Highways	01782 231934	highwayspersonalsearches@stoke.gov.uk
Property Services	01782 238770	Karen.kelly@stoke.gov.uk
Housing Standards	01782 233086	privatesectorhousing@stoke.gov.uk
Pollution Control	01782 237788	publicprotection@stoke.gov.uk
Legal Services	01782 232800	Zoe.carr@stoke.gov.uk or land.charges@stoke.gov.uk

**STOKE ON TRENT CITY COUNCIL
OFFICIAL LOCAL LAND CHARGE SEARCH RESULTS**

APPENDIX 2

Questions Requested

- 1.1.(a) Which of the following related to the property have been granted, issued or refused or (where applicable) are the subject of pending applications?
 - (a) a planning permission
- 1.1.(b) a listed building consent
- 1.1.(c) a conservation area consent
- 1.1.(d) a certificate of lawfulness of existing use or development
- 1.1.(e) a certificate of lawfulness of proposed use or development
- 1.1.(f) a certificate of lawfulness of proposed works for listed buildings
- 1.1.(g) a heritage partnership agreement
- 1.1.(h) a listed building consent order
- 1.1.(i) a local listed building consent order
- 1.1.(j) building regulations approval
- 1.1.(k) a building regulation completion certificate and
- 1.1.(l) any building regulations certificate or notice issued in respect of work carried out under a competent person self-certification scheme?
- 1.2. 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?
- 2.1.(a) Which of the roads, footways and footpaths named in the application for this search (via boxes B and C) are:
 - (a) highways maintainable at public expense
- 2.1.(b) Subject to adoption and, supported by a bond or bond waiver
- 2.1.(c) to be made up by a local authority who will reclaim the cost from the frontagers
- 2.1.(d) to be adopted by a local authority without reclaiming the cost from the frontagers?
- 2.2 Is any public right of way which abuts on, or crosses the property, shown on a definitive map or revised definitive map?
- 2.3 Are there any pending applications to record a public right of way that abuts, or crosses the property?
- 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?
- 2.5 If so, please attach a plan showing the approximate route.
- 3.1. Is the property included in land required for public purposes?
- 3.2. Is the property included in land to be acquired for road works?
- 3.3.(a) Is the property served by a sustainable urban drainage system (SuDS)?
- 3.3.(b) Are there SuDS features within the boundary of the property? If yes, is the owner responsible for maintenance?
- 3.3.(c) If the property benefits from a SuDS for which there is a charge, who bills the property for the surface water drainage charge?
- 3.4.(a) Is the property (or will it be) within 200 metres of any of the following: the centre line of a new trunk road or special road specified in any order, draft order or scheme
- 3.4.(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
- 3.4.(c) the outer limits of construction works for a proposed alteration or improvement to an existing road involving: (i) construction of a roundabout (other than a mini roundabout), or (ii) widening by construction of one or more additional traffic lanes
- 3.4.(d) the outer limits of:
 - (i) construction of a new road to be built by a local authority,
 - (ii) an approved alteration or improvement to an existing road involving construction of a subway, underpass, flyover, footbridge, elevated road or dual carriageway,
 - (iii) construction of a roundabout (other than a mini roundabout) or widening by construction of one or more additional traffic lanes;
- 3.4.(e) the centre line of the proposed route of a new road under proposals published for public consultation
- 3.4.(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 a roundabout (other than a mini roundabout)
 - (iii) widening by construction of one or more additional traffic lanes, under proposals published for public consultation

- 3.5.(a) Is the property (or will it be) within 200 metres of the centre line of a proposed railway, tramway, light railway or monorail?
- 3.5.(b) Are there any proposals for a railway, tramway, light railway or monorail within the Local Authority's boundary?
- 3.6.(a) 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? permanent stopping up or diversion
- 3.6.(b) waiting or loading restrictions
- 3.6.(c) one way driving
- 3.6.(d) prohibition of driving
- 3.6.(e) pedestrianisation
- 3.6.(f) vehicle width or weight restriction
- 3.6.(g) traffic calming works including road humps
- 3.6.(h) residents parking controls
- 3.6.(i) minor road widening or improvement
- 3.6.(j) pedestrian crossings
- 3.6.(k) cycle tracks
- 3.6.(l) bridge building
- 3.7.(a) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? building works
- 3.7.(b) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? environment
- 3.7.(c) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? health and safety
- 3.7.(d) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? housing
- 3.7.(e) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? highways
- 3.7.(f) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? public health
- 3.7.(g) Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in response to any other enquiry in this form? flood and coastal erosion risk management
- 3.8. Has a local authority authorised in relation to the property any proceedings for the contravention of any provision contained in building regulations?
- 3.9.(a) 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?
- 3.9.(b) (a) an enforcement notice
- 3.9.(b) a stop notice
- 3.9.(c) a listed building enforcement notice
- 3.9.(d) a breach of conditions notice
- 3.9.(e) a planning contravention notice
- 3.9.(f) another notice relating to breach of planning control
- 3.9.(g) a listed building repairs notice
- 3.9.(h) in the case of a listed building deliberately allowed to fall into disrepair, a compulsory purchase order with a direction for minimum compensation
- 3.9.(i) a building preservation notice
- 3.9.(j) a direction restricting permitted development
- 3.9.(k) an order revoking or modifying planning permission
- 3.9.(l) an order requiring discontinuance of use or alteration or removal of building or works
- 3.9.(m) a tree preservation order
- 3.9.(n) proceedings to enforce a planning agreement or planning contribution
- 3.10.(a) Is there a CIL charging schedule?
- 3.10.(b) If yes, do any of the following subsist in relation to the property, or has a local authority decided to issue, serve, or commence any of the following:-
- 3.10.(b) (i) a liability notice?
- 3.10.(b) (ii) a notice of chargeable development?
- 3.10.(b) (iii) a demand notice?
- 3.10.(b) (iv) a default liability notice?
- 3.10.(b) (v) an assumption of liability notice?
- 3.10.(b) (vi) a commencement notice?
- 3.10.(c) Has any demand notice been suspended?
- 3.10.(d) Has the Local Authority received full or part payment of any CIL liability?
- 3.10.(e) Has the Local Authority received any appeal against any of the above?
- 3.10.(f) Has a decision been taken to apply for a liability order?
- 3.10.(g) Has a liability order been granted?
- 3.10.(h) Have any other enforcement measures been taken?
- 3.11.(a) Do the following apply in relation to the property?

- (a) the making of the area a Conservation Area before 31 August 1974
- 3.11.(b) an unimplemented resolution to designate the area a Conservation Area
- 3.12 HDM Has any enforceable order or decision been made to compulsory purchase or acquire the property?
- 3.12 Housing Has any enforceable order or decision been made to compulsory purchase or acquire the property?
- 3.12 DM Has any enforceable order or decision been made to compulsory purchase or acquire the property?
- 3.13.(a) 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
- 3.13.(b) in relation to a register maintained under section 78R of the Environmental Protection Act 1990
- (i) a decision to make an entry
- (ii) an entry
- 3.13.(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
- 3.14. Do records indicate that the property is in a "Radon Affected Area" as identified by Public Health England or Public Health Wales?
- 3.15.(a) Has the property been nominated as an asset of community value? If so:-
- (i) Is it listed as an asset of community value?
- (ii) Was it excluded and placed on the 'nominated but not listed' list?
- (iii) Has the listing expired?
- (iv) Is the Local Authority reviewing or proposing to review the listing?
- (v) Are there any subsisting appeals against the listing?
- 3.15.(b) If the property is listed:
- (i) Has the Local Authority decided to apply to the Land Registry for an entry or cancellation of a restriction in respect of listed land affecting the property?
- (ii) Has the Local Authority received a notice of disposal?
- (iii) Has any community interest group requested to be treated as a bidder?

SCHEDULE TO OFFICIAL CERTIFICATE OF SEARCH

Property Address: 39 Piccadilly, Hanley, Stoke-on-Trent, ST1 1EN

Inspection of any document or certified copy thereof mentioned below may be made at the Civic Centre, Glebe Street, Stoke-on-Trent.

A search of the Local Land Charges Register has revealed the following entry/entries in response to form LLC1:

Part 1 - General Financial Charges

There are no General Financial Charges for this search

Part 2 - Specific Financial Charges

There are no Specific Financial Charges for this search

Part 3 - Planning Charges

Description: AD/5192
6 No. wall mounted banners
Date of Registration: 27/02/2007
Location: Various locations at Piccadilly, Hanley, Stoke-on-Trent

Grant with Conditions

Description: City Centre Conservation Area, Hanley
Conservation Area No.20 Planning (Listed Buildings and Conservation Areas) Act 1990 Albion Square Conservation Area Designated: March 1993
Extended to form City Centre Conservation Area Dated 1 April 2010

Date of Registration: 11/06/1993

Town and Country Planning General Development Order 1988

Description: 28946
CHANGE OF USE OF GROUND FLOOR FROM RETAIL TO HOT FOOD TAKEAWAY

Date of Registration: 14/04/1993

Location: 39 PICCADILLY, HANLEY, STOKE ON TRENT

Original Decision: Grant with Conditions

Appeal Decision: Appeal Allowed

Description: TOWN AND COUNTRY PLANNING ACT 1990 SECTION 78 AND

SCHEDULE 6 APPEAL AGAINST A DECISION BY STOKE ON TRENT CITY COUNCIL TO GRANT PLANNING PERMISSION SUBJECT TO CONDITIONS FOR THE CHANGE OF USE FROM A RETAIL SHOP TO A HOT FOOD TAKE AWAY. ALLOWED ON APPEAL DATED 7 JANUARY 1994 SUBJECT TO CONDITIONS.

Date of Registration: 17/01/1994
Location: 39 PICCADILLY HANLEY

TOWN AND COUNTRY PLANNING ACT 1990 SECTION 78.

Part 4 - Miscellaneous Charges

This property is included in a smokeless zone.

Part 5 - Fenland Ways Maintenance Charges

There are no Fenland Ways Maintenance Charges for this address

Part 6 - Land Compensation Charges

There are no Land Compensation Charges (s8.4) for this search

Part 7 - New Towns Charges

There are no New Towns Charges for this address

Part 8 - Civil Aviation Charges

There are no Civil Aviation Charges for this address

Part 9 - Opencast Coal Charges

There are no Open Cast Coal Charges for this address

Part 10 - Listed Building Charges

Description: Listed Building curtilage heritage no. 53.
The search area maybe within the curtilage of Listed Building heritage no. 53.
Former Odeon Cinema, Piccadilly, Hanley.
Listed 30 November 1989.
For further information please write to Urban Design section.

Date of Registration: 19/03/1990

Location: Former Odeon Cinema, Piccadilly, Hanley.

Part 11 - Light Obstruction Notices

There are no Light Obstruction Notices for this search

Part 12 - Drainage Scheme Charges

There are no Drainage Scheme Charges for this search