

Information publicly available - free of charge. Information may be freely available on our website. Where this is not possible, free inspection can be requested via individual departments. Reasonable fees may be charged by the department if copies are required. Access will be given as soon as possible and within 20 working days.
Information Tailored report can be supplied at the costs shown. Prices now include VAT. Full guidance available on our website. Minimum set fee of £4.71 for questions 3.8 and 3.9 (e-n) + administration fee. Other questions can be requested to supplement set report at additional fees as stated.

Access to public records/CON29 records.

ENQUIRY	Registers/Information Available	Requirements for advance Notice or Appointments	Cost of access
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1: PLANNING AND BUILDING REGULATIONS

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 -			
(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) a certificate of lawfulness of proposed works for listed buildings (g) a heritage partnership agreement (h) a listed building consent order (i) a listed building consent order	This information is publicly available from 1974 to date - information is available on our website. 1974 -present day: Interactive map 1984 - present day: Online search tool. PC terminals in the Civic Centre reception or at Ashord Gateway Plus are available for accessing the internet.	If you require to see files/documents for any specific application/s, an appointment will be required with the Property Info Team. Appointments can be made by calling: 01233 331111. Access will be given as soon as possible and within 20 working days. Information pre 1974 can be inspected following guidance above.	(a) - (e) Publicly available free of charge https://ashfordboroughcouncil.my.site.c Planning and Building Control Application search and Interactive Map
(j) building regulation approval; (k) building regulation completion certificate; (l) any building regulations certificate or notice issued in respect of work carried out under a competent person self-certification scheme?	Building control information from 1994 information is available on our website. PC terminals in the Civic Centre reception or at Ashord Gateway Plus are available for accessing the internet.		Publicly available free of charge. www.ashford.gov.uk Planning and Building Control application search.
	pre 1994 information is also available to supplement a tailored report.	Enquiries must be submitted to The Property Info Team together with the appropriate fee. Replies will be issued as soon as possible by email.	(j)-(l) £6.94
	pre 1994 Information may be freely available for inspection with Property Info Dept. BC records which are over 15 years old and completed, have been destroyed. Some records from 1984 - 1994 are available online but this source is not exhaustive.	Appointments may be required. Access will be given as soon as possible and within 20 working days. Tel: 01233 331111	(j)-(l) Inspection free Some online free
1.2 Planning Designations and Proposals			
What designations of land use for the property or the area, and what specific proposals for	This information is available by consulting public local plans.		Publicly available online free of charge

the property, are contained in any existing or proposed development plan?	This information is available on the internet.	https://abc.dynamicmaps.co.uk/mapthatpublic/Default.aspx http://www.kent.gov.uk/
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2: ROADS AND PUBLIC RIGHTS OF WAY

Roadways, footways and footpaths			
2.1 Which of the roads, footways and footpaths mentioned in the application for this search (via boxes B and C) are: (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?	This information is available from Highway Definition Team Kent County Council Highways and Transportation Ashford Highways Depot, 4 Javelin Way Ashford, TN24 8AD Tel: 03000 418181 Email address: highwaysdefinitionsearches@kent.gov.uk	Please contact KCC for access arrangements	Please contact KCC direct for current fees
Public Rights of Way 2.2 Is the public right of way which abuts on, or crosses the property, shown on a definitive map or revised definitive map?	This information is available for inspection at: Kent County Council	Tel: 03000 417171 prow@kent.gov.uk	Please contact KCC direct
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.	This information is available from KCC PROW & Access Services Invicta House County Hall, Maidstone, ME14 1XX		Please contact KCC direct for fees www.kent.gov.uk

3: OTHER MATTERS

3.1: Land Required for Public Purposes			
Is the property included in land required for public purposes?	This information is available free of charge on our interactive map - https://abc.dynamicmaps.co.uk/mapthatpublic/Default.aspx		Publicly available online free of charge

3.2: Land to be Acquired for Road Works			
Is the property included in land to be acquired for road works?	This information is available from Highway Definition Team Kent County Council Highways and Transportation Ashford Highways Depot, 4 Javelin Way	Please contact KCC for access arrangements	Please contact KCC direct for current fees

Ashford, TN24 8AD
 Tel: 03000 418181
 Email address: highwaysdefinitionsearches@kent.gov.uk

3.3: Drainage matters			
(a) Is the property served by a sustainable urban drainage system (SuDS)?	This information is also available from Kent County Council. Email address: highwaysdefinitionsearches@kent.gov.uk		Please also contact KCC direct for current fees
3.3: Drainage matters			
(a) Is the property served by a sustainable urban drainage system (SuDS)? (b) Are there SuDS features within the boundary of the property? If yes, is the owner responsible for maintenance? (c) If the property benefits from a SuDS for which there is a charge, who bills the property for the surface water drainage charge?	This information is also available from Kent County Council. Email address: highwaysdefinitionsearches@kent.gov.uk and also available on our interactive map https://abc.dynamicmaps.co.uk/mapthatpublic/Default.aspx		Please also contact KCC direct for current fees And Some are publicly available online free of charge

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 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) an 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; (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)	This information is available from Kent County Council: Ashford, TN24 8AD Tel: 03000 418181 Email address: highwaysdefinitionsearches@kent.gov.uk	Please contact KCC for access arrangements	Please contact KCC direct for current fees

	Kent County Council Highway Definition Team	access arrangements Email: highwaysdefinitionsearches@kent.gov.uk	direct for current fees
(g) flood and coastal erosion risk management	Environmental Agency	Please contact Env Agency for access	Please contact Env Agency direct for current fees

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?	This information is not currently held on public registers or in a format that is readily accessible in its raw format for inspection Information is available by tailored report at cost recovery fee in line with Regulation 8(1) of Environmental Information Regulations.	Enquiries must be submitted to The Property Info Team together with the appropriate fee. Replies will be issued as soon as possible by email.	£2.70

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:-			
(a) an enforcement notice (b) a stop notice (c) a listed building enforcement notice (d) a breach of condition notice	(a - n): Notices served/issued prior to them taking effect, are publicly available via internet or PC terminal in Reception. Please note, information of those circumstances where a <i>decision</i> to serve, issue, make or commence any of these notices is not available via inspection of the public register. This information can be requested via Tailored Report.		(a-d): online, free of charge dynamicmaps.co.uk/mapthatpublic/ Planning and Building Control Application search tool - Enforcements search or Address history search
(e) a planning contravention notice (f) another notice relating to breach of planning control (g) a 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 (l) a building preservation notice (j) a direction restricting permitted development (k) an order revoking or modifying a planning permission (l) an order requiring discontinuance of use or alteration or removal of building works (m) a tree preservation order (n) proceedings to enforce a planning agreement or planning contribution?	Some of this information is not currently held on public registers or in a format that is readily accessible in its raw format for inspection. This relates to details prior to a notice formally being issued or served. There are no plans to publish this data due to the sensitivity of the data. Information is available by tailored report at cost recovery fee in line with Regulation 8(1) of Environmental Information Regulations.	Enquiries must be submitted to The property Information Team together with the appropriate fee. Replies will be issued as soon as possible by email.	(e)-(n) £2.01

3.10: Community Infrastructure levy (CIL)			
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(a) Is there a CIL charging schedule? (b) If, yes do any of the following subsist in the the property, orhas a local authority decided to issue serve, make or commence any of the following:- (i) a liability notice? (ii) a notice of changeable development? (iii) a demand notice? (iv) a default liability notice? (v) an assumption of liability notice? (vi) a commencement notice? (c) Has any demand notice been suspended? (d) Has the Local Authority received full or part payment of any CIL liability? (e) Has the Local Authority received any appeal against any of the above? (f) Has a decision been taken to apply for a liability order? (g) Has a liability order been granted? (h) Have any other enforcement measures been taken?	The information is publicly available via internet or PC terminal in Reception		online, free of charge https://www.ashford.gov.uk/planning Planning and Building Control Application search tool - Address history search
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3.11: Conservation Areas				
Do the following apply in relation to the property:-				
(a) the making of the area a Conservation Area before 31 August 1974; or	The information is publicly available using the planning interactive map .		Publicly available online free of charge Ashford WebMaps (dynamicmaps.co.uk) Planning & Building Control	
(b) an unimplemented resolution to designate the area a Conservation Area?	(b) This information is available to supplement a tailored report	Enquiries must be submitted to The Property Information Team together with the appropriate fee. Reply will be issued as soon as possible by email.	(b)	0.67
	Please consult the following document: 3.10(b) Information		(b)	Free

3.12: Compulsory Purchase				
Has any enforceable order or decision been made to compulsorily purchase or acquire the property?	This information is available to supplement a tailored report	Enquiries must be submitted to The Property Information Team together with the appropriate fee. Reply will be issued in 2-8 working days		£1.20
	Information publicly available free of charge from our Legal Department.	Appointments may be required. Tel: 01233 331111 Access will be given as soon as possible and within 20 working days.		Free

3.13: Contaminated Land				
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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) 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?	This information is publicly available	email Business.Support@ashford.gov.uk or https://www.ashford.gov.uk/contaminated-land	Access to information is free of charge but any follow up enquiries would incur a charge with regard to cost.
		you can also apply to Environmental Protection team online. Further info is available on our contaminated-land page.	Please contact direct for current fees

3.14: Radon Gas			
Do records indicate that the property is in a "Radon Affected Area" as identified by the Health Protection Agency?	This information is publicly available This information is available from Public Health England via the internet at https://www.ukradon.org/information/ukmaps		Please contact direct for current fees

3.15: Assets of Community Values			
(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 yet 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? (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?	This information is publicly available on our website:		Publicly available online free of charge Updated sheet. Moved PR86-040, PR86-041 and PR86-042 to Unsuccessful List. (ashford.gov.uk) Asset of Community Value

(iii) Has any community interest group requested to be treated as a bidder?			
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Information obtainable by a tailored report is available from www.ashford.gov.uk via our portal. Payment to be made in advance. There is an administration charge of £8 for the report. (calculated on time taken to input search details and output data not available on statutory registers).

Please be aware that Ashford Borough Council is constantly trying to improve access to information and therefore this document may not remain static. In the event of change, it might not be possible to notify everyone directly and therefore only the copy available on the internet should be assumed as the most up to date procedure. We would therefore advise you not to print a copy and consult the document on each occasion.