

Property Enquiry Certificate



Date: **02/09/2015**
Our Ref: **PZ123859**

Your Ref: **Gemma Perfect**

Property enquiry response for: **Aberdein Considine (RCT)**

Subjects: **1/3 193 Brand Street Glasgow G51 1AB**

1.	<i>Planning Details</i>
a)	The current Local Plan is: Glasgow City Plan 2 Adopted December 2009
b)	Policies / proposals in the Local Plan directly affecting the subjects. Policy DEV2 Residential and Supporting Uses
c)	Have the subjects had any applications made for planning permission in the last five years? None
d)	Are the subjects categorised as a listed building? No Category: N/A
e)	Do the subjects lie within a Conservation/Article 4 Area? No
f)	Do the subjects lie within a designated Smoke Control Area? Yes, Glasgow City Council Smoke Control Area
2.	<i>Building Standards Details</i>
a)	Have the subjects had any applications made for building warrants in the last five years? None

(see page 4 for Terms & Conditions)

Millar & Bryce Limited, Ocean Point, 94 Ocean Drive, Edinburgh, EH6 6JH
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b)	If so are there Certificates of Completion for all of the above? N/A
3.	<i>Other Details</i>
a)	Is the road/footpath/verge ex adverso the subjects adopted by the Local Authority? Yes, Carriageway/Footway adopted
b)	Are there any Road Scheme proposals that affect the subjects? No
c)	Is there a public sewer ex adverso the subjects? Yes
d)	Is there a public water supply ex adverso the subjects? Yes
e)	Are there any outstanding Notices under the legislation searched which affect the subjects? Legislation: Housing (Scotland) Act 1987 Section 090 Comments: IBROX (BRAND STREET NO.1)IMP/ PROPOSED HAA APPROVED BY INVEST.SUB- COMMITTEE 22/1/03/FINALISED 6/2/03/ NOTICES SERVED ON 13/3/2003 Reference: HD090000492 Service Date: 18/06/2003 Legislation: Housing (Scotland) Act 1969 Section 024 Comments: MUTUAL ADDRESS: 191 BRAND ST Reference: HD024C01765 Service Date: 16/12/1982 Legislation: Environmental Protection Act 1990 Section 080 Comments: ACCUM O F REFUSE / LITTER AND BULK. ABATED BY COUNCIL. Reference: EH080EC0156 Service Date: 21/04/2005 Legislation: Public Health (Scotland) Act 1987 Section 020 Comments: RAINWATER PEN IS AFFEC 3/1 OCC BY PETER MCKENZIE.ISSUED UNDER SEC 80 OF EPA 1990. FOR DETAILS 01412876572.WORKS DONE BY GCC Reference: EH020SP2421 Service Date: 28/05/2002 Legislation: Environmental Protection Act 1990 Section 080 Comments: RAIN PENETRATION. NOTICE SERVED UNDER SECTION 80 OF THE ENVIRONMENTAL PROTECTION ACT 1990. FOR FURTHER DETAILS CONTACT 0141 287 6514 Reference: EH020SP0668 Service Date: 26/02/1998. Signed mandate required to access account information.

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f)	Adjoining Property Search Adjoining properties have been searched during the production of this PEC, no adverse applications have been found.
g)	Any other information relevant to the subjects. None

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Legislation Searched

Acquisition of Land (Authorisation Procedure)(Scotland) Act 1947, Building (Scotland) Acts 1959/1970 [as amended by Building (Scotland) Act 2003], City of Edinburgh District Council Order Confirmation Act 1991 (Where Applicable), Civic Government (Scotland) Act 1982, Clean Air Act 1956/68 [as amended by Clean Air Act 1993], Environmental Protection Act 1990 Part IIA [Contaminated Land (Scotland) Regulations 2000 (SI 2000 No 178)], Housing (Scotland) Act 1987, Housing (Scotland) Act 2006, Planning (Listed Buildings and Conservation Areas) (Scotland) Act 1997, Roads (Scotland) Act 1984, Sewerage (Scotland) Act 1968, Town & Country Planning (Control of Advertisements) (Scotland) Amendment Regulations 1992, Town and Country Planning (General Development)(Scotland) Order 1992 [Amendment No.2 Order (SI2001 No.226)], Town and Country Planning (Scotland) Act 1997, Water (Scotland) Act 1980.

Certificate Notes

1. Information contained in this Property Enquiry Certificate is based on searches of the publicly available Private Rented Housing Panel (PRHP), Local Authority and Water Authority records, in accordance with the Local Government (Access to Information) Act 1985.
2. Only Notices/Orders served on the subjects within the information period of search, identified in note 1, are disclosed.
3. Only Road Schemes that lie 250m or less from the subjects are disclosed.
4. Only planning applications validated within the past 5 years will be disclosed.
5. Only building warrant applications validated within the past 5 years will be disclosed.
6. This Property Enquiry Certificate is covered by the Millar & Bryce Comprehensive Warranty, details supplied on request.
7. Contaminated Land - Unless details are confirmed in section 3(e) above, the answer to each question in para 5.3.6 of the CML Handbook for Scotland 2nd Edition is in the negative.

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