

Property Enquiry Certificate



Property Searches
Scotland

Kingsley Wood & Co Solicitors Ltd

Date 07-09-2023

Our Reference 25025349

Your Reference MILLMY001/24

| | |
|----------|--|
| Subjects | 1/2, 1 Windsor Place Main Street, Bridge of Weir, Renfrewshire, PA11 3AF |
| Council | Renfrewshire Council |

Planning Information

1. Local Planning:

The subjects are covered by Renfrewshire Local Development Plan Adopted 15 December 2021

The subjects are covered by Policy P1: Renfrewshire's Places

The subjects are covered by Policy C1(LSC): Local Service Centre

- | | |
|--|----|
| 2. Are the subjects situated within a Conservation Area/Article 4 Area? | No |
| 3. Are the subjects situated within a Smoke Control Area? | No |
| 4. Are the subjects designated as a Listed Building? | No |
| 5. Are the subjects designated as a Site of Special Scientific Interest? | No |
| 6. Are the subjects affected by any specific Tree Preservation Orders? | No |
-

Planning Applications

- | | |
|--|----|
| 7. Are there any planning applications in respect of the subjects? | No |
|--|----|
-

Building Standards Applications

- | | |
|--|----|
| 8. Are there any Building Standards Applications in respect of the subjects? | No |
|--|----|
-

Notices & Orders

9. Details of any Notices or Orders affecting the property under relevant legislation:

- | | |
|--------------------------------------|----|
| Planning Statutory Notices | No |
| Building Standards Statutory Notices | No |
| Housing Statutory Notices | No |
| Environmental Statutory Notices | No |
| Roads Notices | No |
| Contaminated Land Register Entries | No |
-

Water & Sewerage Information

- | | |
|---|-----|
| 10. Is there a public water main pipe lying ex adverso the subjects? | Yes |
| <i>Additional Information: We can confirm that this property is connected to public water</i> | |
| 11. Is there a private water supply registered at the subjects? | No |
| 12. Is there a public sewerage pipe lying ex adverso the subjects? | Yes |
| <i>Additional Information: We can confirm that this property is connected to the public sewer</i> | |
| 13. Is there a septic tank registered at the subjects with SEPA? | No |
-

Roads Information

14. The status of all carriageways and footways ex adverso the subjects is as follows:

- | | |
|---------------------------|-------------|
| Main Street - Carriageway | Adopted |
| Main Street - Footway | Adopted |
| Back Road - Carriageway | Not adopted |
-

Property Enquiry Certificate

Kingsley Wood & Co Solicitors Ltd
Date 07-09-2023
Our Reference 25025349
Your Reference MILLMY001/24



Property Searches
Scotland

| | |
|----------|--|
| Subjects | 1/2, 1 Windsor Place Main Street, Bridge of Weir, Renfrewshire, PA11 3AF |
| Council | Renfrewshire Council |

Road Schemes

| | |
|---|----|
| 15. Are the subjects impacted by any road scheme proposals? | No |
|---|----|

Property Enquiry Certificate



Property Searches
Scotland

Kingsley Wood & Co Solicitors Ltd

Date 07-09-2023

Our Reference 25025349

Your Reference MILLMY001/24

| | |
|----------|--|
| Subjects | 1/2, 1 Windsor Place Main Street, Bridge of Weir, Renfrewshire, PA11 3AF |
| Council | Renfrewshire Council |

Certificate Notes

1. All information contained in this Property Enquiry Certificate has been derived from searches of publicly available records.
2. A minimum period of six years has been searched.
3. Only planning applications made on the subjects have been disclosed.
4. Unless specifically stated under Contaminated Land Register Entries in section 9, the following applies: -
 - (a) There are currently no entries relating to the property in the Register maintained under Section 78R (1) of the Environmental Protection Act 1990.
 - (b) The Local Authority has not served or resolved to serve any Notice relating to the property under Section 78R (3).
 - (c) The Local Authority has not consulted, or resolved to consult, with the owner or occupier of the property under Section 78G (3) in relation to anything to be done on the property as a result of adjoining or adjacent land being contaminated.
 - (d) No entry been made in the Register, or any notice served or resolved to be served, under Section 78B (3) in relation to any adjoining or adjacent land which has been identified as contaminated because it is in such a condition that harm or pollution of controlled waters might be caused on the property.
5. The existence or otherwise of public water and sewerage pipes ex adverso the subjects should not be relied upon as confirmation that the subjects are connected to these public systems.
6. Only road schemes that lie within 200m of the subjects are disclosed.
7. This Property Enquiry Certificate is covered by the Property Searches Scotland Comprehensive Warranty, details available on request.

Legislation Searched

- Acquisition of Land (Authorisation Procedure) (Scotland) Act 1947
- Building (Scotland) Acts 1959/1970/2003
- City of Edinburgh District Council Order Confirmation Act 1991
- Civic Government (Scotland) Act 1982
- Clean Air Act 1993
- Environmental Protection Act 1990
- Housing (Scotland) Act 1987/2006
- Planning (Listed Buildings and Conservation Areas) (Scotland) Act 1997
- Roads (Scotland) Act 1984
- Sewerage (Scotland) Act 1968
- Town & Country Planning (Control of Advertisements) (Scotland) Regulations 1984
- Town and Country Planning (General Permitted Development) (Scotland) Order 1992
- Town and Country Planning (Scotland) Act 1997
- Water (Scotland) Act 1980