

Form PCS

Property Enquiry Form

Please complete in BLOCK LETTERS

For Official Use Only

Ref No.: _____

Date Rec'd: _____

Fee Rec'd: _____

Cheque No.: _____

SECTION A

Solicitor or Agent Name:			
Address			
Town/City:		Postcode:	
Business e-mail:			
Telephone No.:			
Your Reference No.:			
Discharge Consent No.: (if known)		Date:	

SECTION B

Full postal address of the property to which the enquiry relates
number/street/road/townland/town/postcode

Address:
Townland:
POSTCODE:

Please give the full name of the owner (**Must** include forenames and surname to minimise processing time)

--

What is the nature of the property e.g. dwelling house, shop, off-licence, etc?

--

SECTION C

INFORMATION FOR APPLICANT/S – *please read carefully*

1. This form (1 copy only) should be completed and sent to the Regional Property Certificate Unit, County Buildings, 15 East Bridge Street, Enniskillen BT74 7BW, with a

- **Map(s)** covering entire site(s) outlined clearly in **red** - (see Note 2)
- Cheque/s should be made payable to **Fermanagh and Omagh District Council**.
(One per application)

Enquiry Submission	Fee	Total Cost
Single Property	£50 + VAT	£60
Each additional property on the same map	£7 + VAT	£(50 + (£7 x number of additional properties) + VAT
Up to a maximum of 25 properties or £261.60		

- Your application must be accompanied by the appropriate fee and supporting documentation.
 - Application/Cheque **must not** be stapled.
 - For further advice, please telephone (028) 66 321 828 or e-mail propcerts@fermanaghomagh.com .
2. Site should be clearly outlined in **red** on an **Address Centre Extract (ACE)/Ordnance Survey/Land Registry** map at the largest scale available (urban 1:1250/rural 1:2500). The map must show Ordnance Survey sheet and plan number, and the Irish Grid six figure reference number.
3. The replies will not attempt or claim to deal with matters which relate to other functions of District Councils, the Northern Ireland Housing Executive or other public bodies or with charges registered in the Statutory Charges Register or matters registered in Land Registry or the Registry of Deeds.
4. The replies are furnished in accordance with the information at present available to the Consultees of this process and collated and issued by RPCU on the understanding that neither the Council nor any officer of the Council is legally responsible therefor.
5. No information relating to planning applications that were submitted before 1973 will appear on the Regional Property Certificate.

Please attach the following:- Application Form Map Cheque

Data Protection

In accordance with Data Protection legislation, Fermanagh and Omagh District Council has a duty to protect any data it holds on you. The information you provide on this form will be used for the purposes of Council business and may/will be shared within Council sections and Government Agencies. For further information on how we hold your information, please visit the Privacy Section at www.fermanaghomagh.com

Issues to be addressed in the Regional Property Certificate

DEPARTMENT for INFRASTRUCTURE (DfI) – DfI Roads

1. Is the road adjoining the property maintainable by the Department within the meaning of the Roads (NI) Order 1993? (Note: “road” includes the carriageway and any associated footway verge and service strips which should be kept free of obstructions.)
2. Are there any proposals for road works which may affect the property?
3. If the road is not maintained by the Department:
 - (i) has it been determined for adoption under the provisions of the Private Streets (Northern Ireland) Order 1980 and Private Streets (Amendment) (Northern Ireland) Order 1992, and the Roads (Northern Ireland) Order 1993
 - (ii) If so, has a bond been obtained from the Developer?

NORTHERN IRELAND WATER

4. Is a public sewer available to serve the property?
5. Is a public water main available to serve the property?
6. Have any consents to discharge trade effluent under Article 175 or Article 176 of The Water and Sewerage Services (NI) Order 2006 been granted conditionally or refused in relation to the property”?

DEPARTMENT OF AGRICULTURE, ENVIRONMENT AND RURAL AFFAIRS (DAERA)

7. Have any consents under Article 7A of the Water (Northern Ireland) Order 1999, which include consent issued under the Water Act (Northern Ireland) 1972 which are deemed as consents under the said Order, been granted or refused in relation to the property?

RELEVANT INFORMATION - *Please include any consent reference number in Section A which may assist in the processing of your application. Failure to provide this information may result in an inexact property certificate.*

PLANNING

8. Has the property been the subject of a planning application? If so, please give details.
9. Has an occupancy condition been attached to any planning permission? If so, please specify.
10. Has any condition relating to trees been attached to any planning permission? If so, please specify.

GENERAL

11. Has the Council, or as the case may be, DfI Roads served any notice or made any order or taken any other action under the Planning Act (Northern Ireland) 2011 or Planning (Northern Ireland) Order 1991 in respect of the property other than the matters registered in the Statutory Charges Register?
12. Is there any present proposal by Northern Ireland Water or DfI Roads to acquire all or any part of the property for any of its statutory functions?
13. Has any notice or counter-notice been served on or by the Council or, as the case may be, the Department for Infrastructure Roads under Part 1 of the Planning & Land Compensation Act (Northern Ireland) 1971, the Planning Blight (Compensation) (NI) Order 1981, the Planning (NI) Order 1991 or the Planning (NI) Act 2011?

Any queries regarding the responses from any of the Consultees should in the first instance be directed to the Consultee. In the event there is a query regarding the accuracy of any of the other information on the Property Certificate (other than the responses) these should be sent to:-

Regional Property Certificate Unit
County Buildings
15 East Bridge Street
Enniskillen BT74 7BW

Email: propcerts@fermanaghmagh.com

Telephone: 028 66 321828 or 0300 303 1777 Ext 21928

Please attach the following:- Application Form Map Cheque