

Local Land Charges Register Search Service - Ref. 7084585

000961

Applicant

Organisation name Jordans Ltd
Any other name you may be known by
Address 21 St Thomas Street
Town Bristol
County
Postcode BS1 6JS
Email address [REDACTED]
Phone [REDACTED]

Select Address(es)

Postcode WC1X 0NG
UPRN 5078537
Address 1A Frederick Street
 London
 WC1X 0NG

No of addresses 1

Select search(es)

No of properties 1
LLC1 Yes
CON29R Yes

Charges

<i>LLC1 chargeable properties</i>	1
<i>LLC1 Charge</i>	35.00
<i>Con29R chargeable properties</i>	1
<i>Con29R charge</i>	80.00
<i>No. of Con29O questions</i>	0
<i>Con29O charge</i>	0.00
<i>No. of Con29 additional questions</i>	0
<i>Con 29 additional questions charge</i>	0.00
<i>Total Charge</i>	115.00

**About this form**

Issued by Environment
 Camden Town Hall
 Judd Street
 London WC1H 9JE
 London Borough of Camden

Shirley Jackdeo
 Local Land Charges

10 JUN 2011

<i>Form reference</i>	7084585
<i>Amount paid</i>	£115.00
<i>Payment method</i>	Credit Card
<i>Authorisation code</i>	[REDACTED]

Address: 1A Frederick Street WC1X 0NG

Search: 2011/00961

HIGHWAYS INFORMATION



LEGEND

Public Highway	Border Agreements	Borough
Public Highway Centre Line *	Maintaining Authority	Borough Boundary
Public Highway Carriageway	London Borough of Camden	TfL Red Route
Public Highway Footway	Transport for London	Transport for London Red Route
Crown Estate Maintained Area	London Borough of Islington	Engineering Services Proposed Scheme
Crown Estate Carriageway	City of London	Area of Proposed Scheme
Crown Estate Footway	London Borough of Westminster	CrossRail
Housing Estate	London Borough of Haringey	Crossrail Development Area
Housing Estate Area	Crown Estate	Kings Cross
Housing Estate Carriageway	London Borough of Barnet	Kings Cross Development Area
Housing Estate Footway	London Borough of Brent	
Private Roads		
Private Road Centre Line		
Private Road Area		

* Please note: Where indicated, Public Highway denotes the carriageway and adjacent footway. 'Right of way' is not mapped.



**REGISTER OF LOCAL LAND CHARGES
OFFICIAL CERTIFICATE OF SEARCH**

Enquirer's Reference:

Requisition for Search: An official search is required in the register of local land charges kept by the below-named registering authority for subsisting registrations against the land described below.


Registering Authority: London Borough of Camden
Argyle Street
London
WC1H 8EQ

Search Address: Flat A
1A Frederick Street
London
WC1X 0NG

Search Fees - Local Land Charges
Fees received with thanks on behalf of the Authority

Official Certificate of Search

It is hereby certified that the search requested above reveals the 4 registration(s) described in the Schedule(s) hereto up to and including the date of this Certificate.


Shirley Jackdeo
Local Land Charges Manager
London Borough of Camden

Date: Thursday 09 June 2011

Enquirer: Jordans
Bristol
DX 78161

Official Number: 2011/00961

Search Address:

Flat A, 1A Frederick Street, London, WC1X 0NG

**REGISTER OF LOCAL LAND CHARGES
SCHEDULE TO OFFICIAL CERTIFICATE OF SEARCH**

Part 03 - Planning Charges

2004/5048/P

Development Description: The change use of the basement and ground floor from office (Class B1) to a flexible use of retail (Class A1) or office (class B1) use, and the change of use of upper floors from office (Class B1) to residential (Class C3) to provide 3 x 2 bedroom residential flats, together with the reinstatement of 3 pavement lightwells.

Development Address: 103 King's Cross Road
London
WC1X 9LR

Decision: Granted Subject to a Section 106 Legal Agreement - 08/02/2005

Originating Authority
London Borough of Camden

Place where relevant documents may be inspected
London Borough of Camden

Date of Registration
08 February 2005

Subject to a planning obligation made under Section 106 of the Town and Country Planning Act 1990 (as amended) dated 8th February 2005

Relating to land known as: 103 Kings Cross Road, WC1 - Residential Flats are now known as 1A Fredrick Street

Ref: 2004/5048/P

Originating Authority
London Borough of Camden

Place where relevant documents may be inspected
London Borough of Camden

Date of Registration
13 January 2010

Part 04 - Miscellaneous Charges

LONDON BOROUGH OF CAMDEN
SMOKE CONTROL ORDER

The whole of the borough is covered a smoke control order made by the Council under the Clean Air Act 1993 This revokes any previously made by the Council and its predecessor authorities under the provisions of the Clean Air Act 1956 as amended.

17th May 2004

Originating Authority
London Borough of Camden

Place where relevant documents may be inspected
London Borough of Camden

Date of Registration
09 June 2008

Enquirer: Jordans
Bristol
DX 78161

Official Number: 2011/00961

Search Address:

Flat A, 1A Frederick Street, London, WC1X 0NG

Part 10 - Listed Building Charges

Included in the 52nd list of buildings of special architectural or historic interest made under Section 54 of the Town and Country Planning Act 1971

Grade II

Frederick Street - 1 - 49 (odd) and 12 - 72 (even)

Date Listed:

Originating Authority
London Borough of Camden

Place where relevant documents may be inspected
London Borough of Camden

Date of Registration
25 October 1971

Enquirer: Jordans
Bristol
DX 78161

Official Number: 2011/00961

Search Address:

Flat A, 1A Frederick Street, London, WC1X 0NG

Enquirer: Jordans
Bristol
DX 78161

Official Number: 2011/00961

Search Address:

Flat A, 1A Frederick Street, London, WC1X 0NG

CON29 "Required" Enquiries of the Local Authority [2007 Edition]

No.	Question	Answer
1	PLANNING AND BUILDING REGULATIONS	
1.1	Planning and Building 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 -	INFORMATIVE: (1) This reply does not cover other properties in the vicinity of the property. (2) In relation to 1.1 a) - e) below - Copies of decisions made after 1984 must be downloaded from the Camden website (www.camden.gov.uk/planning). Any copies of decisions made prior to 1984 should be requested free of charge from the Planning Records and Information Section at address B on the contacts section on the appendix to this search. (3) In relation to 1.1 f) - h) below, the Council's computerised records of building regulation approvals and completion certificates do not extend back before 1 July 2002 and for compliance certificates for FENSA before 1 April 2002 when this scheme was introduced. This reply covers only the period since these dates. Prior records for building regulation approvals and completion certificates would have to be searched manually at an additional cost. Please contact address E in the addendum.
1.1(a)	a planning permission;	See attached details
1.1(b)	a listed building consent;	See reply to Question 1.1(a) above
1.1(c)	a conservation area consent;	See reply to Question 1.1(a) above
1.1(d)	a certificate of lawfulness of existing use or development;	See reply to Question 1.1(a) above
1.1(e)	a certificate of lawfulness of proposed use or development;	See reply to Question 1.1(a) above
1.1(f)	building regulations approval;	None
1.1(g)	a building regulation completion certificate; and	None
1.1(h)	any building regulations certificate or notice issued in respect of work carried out under a competent person self-certification scheme?	None

Enquirer: Jordans
Bristol
DX 78161

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Flat A, 1A Frederick Street, London, WC1X 0NG

No.	Question	Answer
1.2	Planning Designations and Proposals 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?	<p>Archaeological Priority Areas are parts of the borough where there is considerable likelihood that archaeological remains will be found. The Council may require an archaeological field evaluation to be carried out before a planning application is determined.</p> <p>You can get more information about the LDF at www.camden.gov.uk/ldf</p> <p>Central London Area - part of the Borough that lies within the historic central core of London and is dominated by activities of London-wide, national and international significance. LDF policies aim to conserve and strengthen the Central London Area.</p> <p>You can get more information about the LDF at www.camden.gov.uk/ldf</p> <p>Strategic views are views in and out of the borough, especially of important historical landmarks, such as the view of St Pauls from Parliament Hill. The views are set by the Mayor of London in the London View Management Framework Guidance 2010 and the boroughs must identify the view on their proposals map. we will consider these viewing corridors when assessing proposals for tall buildings.</p>
2	ROADS Which of the roads, footways and footpaths named in the application for this search (via boxes B and C) are:	<p>Informative: 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. All enquiries regarding Highways to be sent to Address D on the standard information pages with this search. The answer for question 2(a) should only be taken as a reply to the roadway(s) in Box B of the CON 29 Form. If you have requested any additional roadways in Box C, please see Box C of the CON 29 Form for the reply.</p>
2(a)	highways maintainable at public expense;	This road is maintainable by the London Borough of Camden Council
2(b)	subject to adoption and, supported by a bond or bond waiver.	None so far as we are aware.
2(c)	to be made up by a local authority who will reclaim the cost from the frontagers; or	None so far as we are aware.
2(d)	to be adopted by a local authority without reclaiming the cost from the frontagers?	None so far as we are aware.
3	OTHER MATTERS	
3.01	Land required for Public Purposes Is the property included in land required for public purposes?	No

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Bristol
DX 78161

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No.	Question	Answer
3.02	Land to be acquired for Road Works Is the property included in land to be acquired for road works?	There are currently no programmed works at or within approximately 200 meters of the site
3.03	Drainage Agreements and Consents Do either of the following exist in relation to the property-	
3.03(a)	An agreement to drain buildings in combination into an existing sewer by means of a private sewer; or	Informative: Enquiries about drainage should also be made of the local sewerage undertaker. Please contact address G in the addendum towards the back of the search replies.
3.03(b)	An agreement or consent for (i) a building, or (ii) extension to a building on the property, to be built over, or in the vicinity of a drain, sewer or disposal main?	No
3.04	Nearby Road Schemes Is the property (or will it be) within 200 metres of any of the following -:	
3.04(a)	the centre line of a new trunk road or special road specified in any order, draft order or scheme;	No
3.04(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
3.04(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
3.04(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 a roundabout (other than a mini roundabout) or widening by construction of one or more additional traffic lanes;	No
3.04(e)	the centre line of the proposed route of a new road under proposals published for public consultation; or	No
3.04(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); or (iii) widening by construction of one or more additional traffic lanes, under proposals published for public consultation?	No

Enquirer: Jordans
Bristol
DX 78161

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Flat A, 1A Frederick Street, London, WC1X 0NG

No.	Question	Answer
3.05	Nearby Railway Schemes Is the property (or will it be) within 200 metres of the centre line of a proposed railway, tramway, light railway or monorail?	<p>There is a proposal for a Cross River Tram within the London Borough of Camden. We have not been informed of the location of this proposed tram. For further details we suggest you contact Cross River Tram Team at Transport for London on 0800 234 6004 or email crt@tfl.gov.uk.</p> <p>There is a proposal for Crossrail within the London Borough of Camden. We have not been informed of the detailed location of the proposed route. For further details we suggest you contact Crossrail on 0345 602 3813 or email helpdesk@crossrail.co.uk</p>
3.06	Traffic Schemes Has a local authority approved but not yet implemented any of the following for the roads, footways and footpaths (named in Box B) which abut the boundaries of the property-	<p>In some circumstances, road closure orders can be obtained by third parties from magistrates courts or can be made by the Secretary of State for Transport, without involving the Council.</p> <p>For further details on any of the replies to question 3.06, please write to address H shown in the appendix. You should include an extract of the questions you have further enquires on, as this enables the team to respond with accuracy and speed.</p> <p>For any enquiries relating to replies to Question 3.6 please write to The Transportation Engineering Section (See Appendix E at the end of this search print out). You should include a copy of the relevant page or pages with your letter, this ensures a speedier response time to your query.</p>
3.06(a)	permanent stopping up or diversion;	No
3.06(b)	waiting or loading restrictions;	No
3.06(c)	one way driving;	No
3.06(d)	prohibition of driving;	No
3.06(e)	pedestrianisation;	No
3.06(f)	vehicle width or weight restriction;	No
3.06(g)	traffic calming works including road humps;	No
3.06(h)	residents parking controls;	No
3.06(i)	minor road widening or improvement;	No
3.06(j)	pedestrian crossings	No
3.06(k)	cycle tracks; or	No
3.06(l)	bridge building?	No

Enquirer: Jordans
Bristol
DX 78161

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Search Address:

Flat A, 1A Frederick Street, London, WC1X 0NG

No.	Question	Answer
3.07	Outstanding Notices Do any statutory notices which relate to the following matters subsist in relation to the property other than those revealed in a response to any other enquiry in this Schedule:- (a) building works; (b) environment; (c) health and safety; (d) housing; (e) highways; or (f) public health?	Not so far as is known
3.08	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?	No
3.09	Notices, Orders, Directions and Proceedings under Planning Acts 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:-	Informative: The Historic Buildings and Monuments Commission (also called English Heritage) also have power to issue building preservation notices for listed buildings in London Boroughs and enquiry should also be made of them if appropriate.
3.09(a)	an enforcement notice;	No
3.09(b)	a stop notice;	No
3.09(c)	a listed building enforcement notice;	No
3.09(d)	a breach of condition notice;	No
3.09(e)	a planning contravention notice;	No
3.09(f)	another notice relating to breach of planning control;	No
3.09(g)	a listed building repairs notice;	Not to the Council's knowledge
3.09(h)	in the case of a listed building deliberately allowed to fall into disrepair, a compulsory purchase order with a direction for minimum compensation;	No
3.09(i)	a building preservation notice;	No
3.09(j)	a direction restricting permitted development;	No
3.09(k)	an order revoking or modifying planning permission;	No
3.09(l)	an order requiring discontinuance of use or alteration or removal of building or works;	No
3.09(m)	a tree preservation order; or	No
3.09(n)	proceedings to enforce a planning agreement or planning contribution?	No

Enquirer: Jordans
Bristol
DX 78161

Official Number: 2011/00961

Search Address:

Flat A, 1A Frederick Street, London, WC1X 0NG

No.	Question	Answer
3.10	Conservation Area Do the following apply in relation to the property- (a) the making of the area a Conservation Area before 31 August 1974; or (b) an unimplemented resolution to designate the area a Conservation Area?	This property is within a Conservation Area which was created before 31st August 1974, or subject to a subsisting resolution to designate the area as a Conservation Area.
3.11	Compulsory Purchase Has any enforceable order or decision been made to compulsorily purchase or acquire the property?	No
3.12	Contaminated Land 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):-	
3.12(a)	a contaminated land notice;	No
3.12(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	No
3.12(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?	No
3.13	Radon Gas Do records indicate that the property is in a "Radon Affected Area" as identified by the Health Protection Agency?	No

Dated: 09/06/2011

Enquirer: Jordans
Bristol
DX 78161

Official Number: 2011/00961

Search Address:

Flat A, 1A Frederick Street, London, WC1X 0NG

Statement of Relationship

Interested Party

Contact Name

Name

Enquirer: Jordans
Bristol
DX 78161

Official Number: 2011/00961

Search Address:

Flat A, 1A Frederick Street, London, WC1X 0NG

**Standard Information/Disclaimer
Addendum**

WHAT WE DO

We provide a local authority search of the Local Land Charges register on certain properties or land within the London Borough of Camden.

ASSITED SEARCH SERVICES

We are open for Assisted Search Services Monday to Friday 9am - 5pm. We require 48 hours notice, by fax (020 7974 2546) or email (local.landcharges@camden.gov.uk). Please include your contact details and the address of the property you require.

ENQUIRIES

We are open for all enquiries Monday to Friday 8.30am - 5pm, except for Public Holidays.

OUR SERVICE

We will do the following:-

- 1) Accurately respond to all search requests within 10 working days.
- 2) Tell you about any possible delays within 5 working days.
- 3) Work to improve the quality of our service.
- 4) Listen to and value your comments and suggestions.
- 5) Investigate all complaints and respond to them within 10 working days.

LOCAL LAND CHARGE FEES 2011-2012

LLC1 £35.00
Con29 R £80.00
Total Standard Search Fee £115.00

Con29 O £16.00 each
Extra Questions £26.00 each

Extra parcels of land £17.00 each

Assisted Search Services £22.00 per property

IF YOU ARE UNSURE WHAT FEES YOU SHOULD BE PAYING FOR YOUR SEARCH, PLEASE CONTACT LOCAL LAND CHARGES AND WE CAN LET YOU KNOW BEFORE YOU SEND THE SEARCH IN. THIS WILL SPEED UP THE SEARCH PROCESS.

COPIES OF PLANNING PERMISSIONS

If the decision is dated 1984 to the present date they must go to the Council's website where it can be downloaded at your convenience, free of charge.

If the decision is prior to 1984 you should write in with your request to the Planning and Public Protection Section (Address B under Contacts) where they will provide these for a small photocopying fee of £1.86 for up to 15 sheets.

FURTHER INFORMATION

Go to "www.camden.gov.uk/mycamden" to look up further information on the area surrounding the property that you are searching against. Planning Applications can also be viewed on the Camden website

Enquirer: Jordans
Bristol
DX 78161

Official Number: 2011/00961

Search Address:

Flat A, 1A Frederick Street, London, WC1X 0NG

CONTACT ADDRESSES A to H

Internet address: www.camden.gov.uk

N.B. When using DX addresses for Camden, please specify the Department eg. "Local Land Charges" or "Legal"

A.

Local Land Charges
London Borough of Camden
Camden Town Hall
Argyle Street
London
WC1H 8EQ
DX: 2106 Euston

Direct Tel: 020 7974 5660
Fax: 020 7974 2546
24 Hr. Information Line: 020 7974 6015

Shirley Jackdeo Land Charges Manager
Sharon Samms Administration Assistant
Cynthia Grant Temporary Administration Assistant

B.

Planning and Public Protection
London Borough of Camden
Environment Department
Camden Town Hall
Argyle Street Entrance
London WC1H 8EQ
DX 2106 Euston

Tel: 020 7974 5613 Fax: 020 7974 5713
Email: ppp@camden.gov.uk

C.

Planning and Public Protection
London Borough of Camden
Camden Town Hall
Argyle Street
London
WC1H 8EQ
DX 2106 Euston

Tel: 020 7974 5613 Fax: 020 7974 1680
Email: ppp@camden.gov.uk

D.

Highways Engineering
London Borough of Camden
Environment Department
Bedford House
125 Camden High Street
London NW1 7JR

Tel: 020 7974 2015 Fax: 020 7974 2012

Enquirer: Jordans
Bristol
DX 78161

Official Number: 2011/00961

Search Address:

Flat A, 1A Frederick Street, London, WC1X 0NG

E.
Building Control
London Borough of Camden
Environment Department
Camden Town Hall
Argyle Street Entrance
London WC1H 8EQ
DX 2106 Euston

Tel: 020 7974 6941 Fax: 020 7974 5603

F.
Transportation and Engineering
London Borough of Camden
Environment Department
Camden Town Hall
Argyle Street Entrance
London WC1H 8EQ
DX 2106 Euston

Tel: 020 7974 5503 Fax: 020 7974 6952

For any enquires relating to replies to Question 3.6 (Traffic Schemes) please write to the Transportation and Engineering section. You should include a copy of the relevant page of your search with the letter, as this ensures a faster response time to your query.

G.
Thames Water Property Insight
PO Box 3189
Slough
SL1 4WW
Telephone: 0118 925 1504
Fax: 0118 923 6655/57

H.
Radon Survey
Radon Survey
Health Protection Agency
Centre for Radiation, Chemical and Environmental Hazards
Chilton
Didcot
Oxon
OX11 0RG

Tel: 01235 822622
Fax: 01235 833891
Email: radon@hpa.org.uk
www.ukradon.org

Enquirer: Jordans
Bristol
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Flat A, 1A Frederick Street, London, WC1X 0NG

The London Local Authorities Act 1991 (as amended) makes it a duty for owners or occupiers of premises where Intruder Alarms (burglar alarms) are installed in the London Borough of Camden to notify the Police of the names and addresses of nominated keyholders and to notify the London Borough of Camden that they have an alarm (within 40 hours of installation) and to ensure that the alarm is fitted with a working 20 minute cut out device.

For further information contact the Environmental Health Team on 0207 974 6912/3 or email to env.health@camden.gov.uk

Contaminated Land

We can now take requests and payment for contaminated land enquiries online. We also provide a historical land use enquiry tool online, which is free to use - this gives information on a previous uses indicated on old maps dating from 1860 to the present day. See:

<https://www.camden.gov.uk/ccm/navigation/environment/pollution/contaminated-land>

Applications - List Report

Report Date: 09-Jun-2011 at 09:29

Report Parameters: 2011/00961

Report Requested By:	PLAN
Report Date:	09-Jun-2011 at 09:29
Sort Sequence:	Site Address(A)

Total Properties Found:	4
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Application No.	Site Address	Description	Decision	Decision Date	Appealed	Legal Agreement	Checked
9301000	1A Frederick Street WCI	Replacement of existing ground floor windows as shown on drawing numbers PK/IL/PS/01 and PK/IL/PS/02	Observations - No Objections	22/10/1993	N	N	Y
CTP21935	1A Frederick Street, WCI	Change of use to Snack Bar/Sandwich Bar	Permission	12/02/1976	N	N	Y
CTP2132	No. 1, Frederick Street, Camden,	Use of the ground floor of No. 1, Frederick Street, Camden, as a retail shop.	Conditional	23/06/1966	N	N	Y
TP4115	No. 1, Frederick Street, St. Pancras,	To continue the use of the ground floor shop premises at No. 1, Frederick Street, St. Pancras, for the purposes of a licensed betting office.	Permission	23/09/1964	N	N	Y

