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Property Screening Report

14/06/2016

Re: 70, Somerville Road, Sutton Coldfield, Birmingham, B73 6HJ (Residential)

Search Alert Results



The property address shown above has been screened for the following risks;
Where a potential risk has been identified, it is highlighted with a  symbol and a search product which provides details of the risk, is recommended.

Energy & Infrastructure	Mining & Ground Stability	Flood, Environmental & Planning
CO2 Pipeline 	China/Ball Clay Mining 	Flood 
Crossrail 	Cheshire Brine Extraction 	Radon 
High Speed 2 Rail 	Coal 	Scotland 
London Underground 	Coal Deposits	Planning (Com-Large) 
Energy 	Tin Mining 	Planning (Com-Small) 
Renewable Power Plants 	Subsidence Risk 	Planning (Res-Large) 
Solar Farms 	Ground Stability 	Planning (Res-Large) 
Wind Farms 	Limestone 	
Energy Extraction Wells 		

* Search Alert results are valid as of case created date.

Recommended Searches

The reports recommended below will give further details to enable you to evaluate the risks highlighted.

Alert	Recommended Search		
Planning		Plansearch Plus Planning (Com-Large), Planning (Com-Small), Planning (Res-Large),	£ 37.20
Flood		Flood Report Flood	£ 24.00

Hazard Information

The following table provides further details of each hazard screened;

Hazard	Description
Air Quality	The existence of any Air Quality Management Areas (AQMA), Air Quality Monitoring Stations or Local Emission Sources within 500m of the site, as this is highly likely to have an impact on the future use, enjoyment or development of the site
Bathstone	Cornwall Consultants Bathstone
Brine Extraction	Presence of disused brine extraction workings which could cause subsidence damage.
Cheshire Brine	An area in Cheshire and Greater Manchester that is liable to subside as a result of activities of the salt industry.
China/Ball Clay Mining	Presence of (Ball and China) clay workings which could cause subsidence damage.
Clay Extraction	Law Society Clay Extraction
Co2 Pipeline	Areas that may be affected by the Yorkshire and Humber Carbon Capture and Storage (CCS) Cross Country Pipeline.
Coal	Areas which may be affected by coal mining activity.
Coal Deposits	The property may be near past, present or proposed underground or surface coal mining activity or other unstable ground.
Coal Mining	Coal Authority Mining Report
Cornish Tin	Cornwall Consultants Metalliferous
Crossrail	Proximity to the route of the Crossrail infrastructure
Disadvantaged Area	Inland Revenue Disadvantaged Area
Energy	Areas licensed for on-shore energy exploration and production including hydraulic fracturing (fracking)
Energy Extraction Wells	The property may be near existing or planned hydrocarbon or other energy extraction or exploration sites.
Flood	Extent of flooding from rivers or sea without defences and Extent Of Extreme Flooding From Rivers Or Sea Without Defences.
Ground Stability	The property may be affected by ground workings, in-filled land, mining activity, collapsible ground, shrink-swell clays, running sands or other geological features.
High Speed 2 Rail	Area which may be affected by the High Speed 2 Rail link.
Kaolin & Ballclay	Kaolin and Ballclay Association Clay Extraction
Limestone	Law Society Limestone Extraction
London Underground	The property or development may be on or near to a tunnel network or affected by proposed developments and/or extensions to the London Underground network
Metalliferous	Law Society Metalliferous
Planning (Com-Large)	The presence of nearby large non-residential planning applications (typically developments of over 250m squared or unclassified)
Planning (Com-Small)	The presence of nearby small non-residential planning applications (typically developments of under 250m squared)
Planning (Res-Large)	The presence of nearby large residential planning applications (typically more than 10 dwellings or unclassified)
Planning (Res-Small)	The presence of nearby small residential planning applications (typically less than 10 dwellings).
Radon	These data show the probability of high radon levels in homes, based on 1 km squares of the Ordnance Survey grid, differentiated into 6 probability bands from below 1% to more than 30%.
Renewable Power Plants	Areas that might be affected by renewable power plants.
Scotland	The property is in Scotland
Solar Farms	Areas that might be affected by solar energy exploration and production.
Subsidence	Subsidence Risk in England and Wales at Postcode Sector level (e.g. RG1 1xx)
Thames Tunnel	Proximity to the route of the Thames Tideway Tunnel
Tin Mining	Presence of disused underground tin workings which could cause subsidence damage.
Wind Farms	The location of Wind Farms and Wind Turbines

About Search Alerts

The property has been screened using datasets from the Environment Agency, Coal Authority, British Geological Society, Health Protection Agency, Landmark Information Group, Groundsure, and other authoritative data sources.

