



Issued by:

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Person dealing with this matter: Joe Dearden
Our reference: 012345678-09
Your reference: ABC987xzy
Electronic reference: 010101010
RRUID:
Date of your enquiry: 29 Feb 2009
Date we received your enquiry: 29 Feb 2009
Date of issue: 29 Feb 2009

SAMPLE NON-RESIDENTIAL CON29M ON COALFIELD

Coal and brine report

Site at Any Street, Any Town, Any Where, AA1 1AA

This report is based on and limited to the records held by the Coal Authority, and the Cheshire Brine Subsidence Compensation Board's records, at the time we answer the search.

This table summarises whether the following conditions that may affect the ground stability at the location above are present. A fuller explanation of the condition and its potential to result in ground movement are given below.

Coal Mining	See comments below
Brine extraction	No

Information from the Coal Authority

Underground Coal Mining

Past

The property is in the likely zone of influence from workings in three seams of coal. The seams are at between 60 metres to 360 metres depth, and were last worked in 1900.

Any ground movement from these coal workings should have stopped by now.

However, the property is in an area where the Coal Authority believe there is coal at or close to the surface. This coal may have been worked at some time in the past.

Present

The property is not in the likely zone of influence of any present underground coal workings.

Future

The property is not in an area for which the Coal Authority is determining whether to grant a licence to remove coal using underground methods.

The property is not in an area for which a licence has been granted to remove coal using underground methods.

The property is not in an area that is likely to be affected at the surface from any planned future workings.

There is coal in the local area which could be worked at some time in the future. However, it is unlikely that the coal will be worked.

No notice of the risk of the land being affected by subsidence has been given under section 46 of the Coal Mining Subsidence Act 1991.

Mine entries

There are no known coal mine shafts or adits within, or within 20 metres of, the boundary of the property.

Coal-mining geology

At the surface, there are no known faults or other lines of weakness due to coal mining that have made the property unstable.

Opencast coal mining

Past

The property is within the boundary of an opencast site from which coal has been removed by opencast methods.

Present

The property does not lie within 200 metres of the boundary of an opencast site from which coal is being removed by opencast methods.

Future

The property is not within 800 metres of the boundary of an opencast site for which the Coal Authority are determining whether to grant a licence to remove coal by opencast methods.

The property is not within 800 metres of the boundary of an opencast site for which a licence to remove coal by opencast methods has been granted.

Coal-mining subsidence

The Coal Authority has not received a damage notice or claim for the property since 1 January 1984.

There is no current Stop Notice delaying the start of remedial works or repairs to the property.

The Coal Authority has not received a request to carry out preventive work before coal is worked under section 33 of the Coal Mining Subsidence Act 1991.

Mine gas

There is no record of a mine gas emission requiring action by the Coal Authority within the boundary of the property.

Hazards related to coal mining

The Coal Authority has not carried out any work under their Emergency Surface Hazard Call Out procedures within the boundary of the property.

Withdrawal of Support

The property is in an area for which notices of entitlement to withdraw support were published in 1968, 1977 and 1982.

The property is not in an area for which a notice has been given under section 41 of the Coal Industry Act 1994, revoking the entitlement to withdraw support.

Working Facilities Orders

The property is in an area for which the Sherwood Area Order dated 1938 has been made under the provisions of the Mines (Working Facilities and Support) Acts 1923 and 1966 or any statutory modification.

Payments to Owners of Former Copyhold Land

The property is not in an area for which a relevant notice has been published under the Coal Industry Act 1975 / Coal Industry Act 1994.

Comments on Coal Authority information

Where development proposals are being considered technical advice should be obtained before beginning work on site. All proposals should apply good engineering practice developed for mining areas. No development should be undertaken that intersects, disturbs, or interferes with any coal seam or working without the permission of Coal Authority.

Information from Cheshire Brine Subsidence Compensation Board records

The property is not in the Cheshire Brine Compensation District prescribed by the Cheshire Brine Pumping (Compensation for Subsidence) Act 1952 and no entries were found in the Boards records.

Additional remarks

This report is prepared in accordance with the Law Society's Guidance Notes 2006, the User Guide 2006 and the Coal Authority Terms and Conditions 2006 (as amended). The report is compliant with Home Information Pack and Home Report requirements.

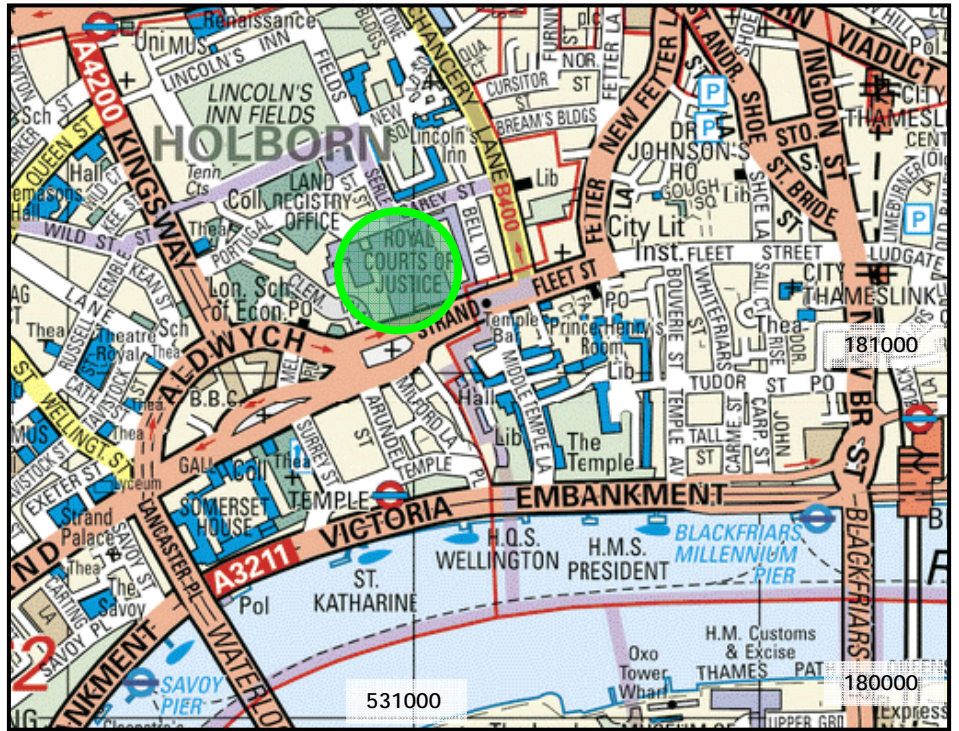
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To the best of our knowledge and belief, the Coal Authority, as provider of this report, are not aware of any connection, either personal or financial, with any other person involved in the sale of the subject property.

Location map



Approximate position of property



Enquiry boundary Plan

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These plans show the location and boundaries of the property this report is for. You are responsible for making sure that the boundaries shown are correct.

Key

Approximate position of enquiry boundary shown

