



SearchesUK

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Sitecheck Assess Combined

The Sitecheck Assess Combined is suitable for any party involved in the commercial property transaction, such as the Lawyer, Surveyor, Property Owner, Property Purchaser, Lender or Insurer. It is an environmental and flood risk assessment for commercial properties where no development of change of use is proposed and includes a consultant's professional opinion, contaminated land risk assessment, flood information and mapping, ground stability data and other environmental hazards.

As well as providing an indication as to whether a site could be contaminated, it provides a comprehensive assessment of all major sources of flooding.

Key Features

- Clear executive summary highlighting both contaminated land liability and flood risk.
- Full range of key environmental datasets including the UK's most comprehensive landfill data.
- The latest flood data from JBA Consulting, Ordnance Survey, the Environment Agency and British Geological Survey – used by insurers and regulatory bodies.
- Official Environment Agency and NaFRA data provides an assessment on the likelihood of flooding at a national scale.
- Historic flood events – understanding past flooding events is a vital part of understanding current risk.
- JBA Risk Management's view of surface water, or 'flash flooding', an increasing risk to UK property.
- Comprehensive natural hazards data including the most recent radon data.
- Every Sitecheck Assess Combined Report comes with PI cover of £10 million (subject to terms and conditions).
- All supported by clear and concise mapping.
- Groundwater flood risks are addressed by revealing data from ESI International Specialists in addition to the widely available BGS data.
- Consultant's Professional Opinion – every report comes with expert professional opinion from Argyll Environmental, providing clear commercial guidance on:
 - i. The potential impact on land and property value
 - ii. The likelihood that the property will be designated as 'contaminated land' under Part 2A of the Environmental Protection Act 1990
 - iii. The overall risk of flooding at the site with and without flood defences
 - iv. Whether flooding is likely to affect insurance cost and availability



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Ensure Your Clients Are Protected

Independent professional opinion from Argyll Environmental Ltd

Every report comes with expert professional opinion from Argyll Environmental, providing a clear commercial guidance on:

- The potential impact on land and property value
- The likelihood that the property will be designated as 'contaminated land' under Part 2A of the Environmental Protection Act 1990
- The overall risk of flooding at the site with and without flood defences
- Whether flooding is likely to affect insurance cost and availability

Where the client is able to provide Landmark with sufficient further information, the report will be re-reviewed at no extra cost. If the additional information mitigates the cause of the original result, a new 'Passed' certificate will be issued. This service is available free of charge when the customer provides the required information. Information can be procured for clients, but additional charges may be applied.

For more information, including pricing, or to view specimen reports please call 0845 2411815 or email info@searchesuk.co.uk.



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