



Homecheck Professional Contamination Report



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The Homecheck Professional Contamination Report focuses solely on contaminative issues, including those highlighted by Part IIA of the Environmental Protection Act 1990. It allows conveyancers to fulfil the requirements of the Law Society Warning Card and ensures that clients are fully informed on this critical environmental risk. The report is especially suitable where a specific contamination check and not a full environmental report is required.

With more than 500,000 homes in the UK close to current or former producers of toxic waste and more than 400,000 homes built on former landfill sites, contamination is an issue no homebuyer can afford to ignore. The Law Society Warning Card has emphasised to conveyancers the potential liability on this issue and that enquiries should be made accordingly.

Full data analysis

The Homecheck Professional Contamination Report provides a site-specific report at a search radius of 250m, based on the following key datasets:

- Landfill sites past and current
- Waste treatment / transfer sites
- Sites authorised to carry out industrial processes or make discharges
- Sites authorised to store or use hazardous materials
- Sites entered on the local authority register of Contaminated Land
- Contraventions of authorised processes and recorded pollution incidents
- Potentially contaminative historical land use
- Potentially in-filled land
- Historical tanks & energy facilities
- Current land uses - e.g. fuel stations and contemporary trade directory entries
- Site location map and summary features

Relevant contact details are provided for the data providers & authorities should further enquiries need to be made.

Overall Assessment

The report also includes an assessment of the likelihood, based on the data within the report, that the property could be designated as "contaminated land" within the meaning of Part IIA of the Environmental Protection Act 1990. Where issues are found on the property, or on a neighbouring property, then the potential environmental risks are highlighted along with a range of suggested further actions that will enable the user to clarify and potentially dismiss the risk.

The report and assessment is backed by a market leading £1m professional indemnity cover for complete peace of mind.

The Homecheck Professional Contamination Report is available for just £23 (plus VAT)