

VENDORS CHECKLIST

Dear Client,

CGA Consulting Engineers, a firm practicing throughout Leinster have compiled the check list below to assist you in identifying Planning & Building Compliance, Land Folio and Septic Tank issues that have historically delayed sales being completed.

Please review the most common queries below, please contact our office where our team will gladly assist you in getting these outstanding issues certified.

1.0 PLANNING AND BUILDING CERTIFICATION

If the answer to any of the queries below is **YES**, please contact our office. You may require a Certificate of Compliance / Exemption with the Planning and Building Regulations.

1. Is there an extension to the front (including porches), rear or side of the property?
 2. Has the garage been converted into a habitable room?
 3. Has the attic been converted into a usable room?
 4. Is there a storage unit / shed built in the rear garden (other than a wooden shed)?
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2.0 FOLIO AND BOUNDARY CERTIFICATION

If the answer to any of the queries below is **YES**, please contact our office. You may require new Property Registration Maps to be completed.

1. Have the boundary lines changed since you purchased the Property?
2. Has your Solicitor advised you that your property requires first registration?

3.0 SEPTIC TANKS AND WASTEWATER TREATMENT SYSTEMS

If the answer to any of the queries below is **YES**, please contact our office. You may require an updated Certificate of Compliance for the new wastewater treatment system.

1. Does your property have a private septic tank or wastewater treatment system?

Your solicitor may require a Declaration of Identity for the location of the septic tank.

2. Has your wastewater treatment system been upgraded from a private septic tank or wastewater treatment system that was originally located in the property?

Your Solicitor may require an updated Certificate of Compliance for the new wastewater treatment system.
