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| **FISH FARMS****INSPECTION  CHECKLIST****Inspections should be carried out in accordance with the Valuation Office Agency Code of Practice.****Measure to NIA OVERALL** |
| **Occupier/ Name of establishment** |   |
| **Address including postcode.** |   |
| **Retail Class**Planning Use codePlanning Restrictions. |    |
| **Location**Rural/ Edge of town/ central.  Any restrictions on access |  |
| **Site** - size, shape and topography (identify any potentially exempt areas on site plan) |  |
| **Car Parking**Provision of car parking |   |
| Competition/ comparables  |   |
| **Building Construction**(m2)Walls; Floor; RoofInclude age; use; quality; construction; purpose-built/ conversion; height to eaves; yard surface. |     | Date Built  |
| **Fish Display areas**(m2) surface type (tarmac/ chippings/ concrete/ Paviours) |   |
| **Tanks**note positioning, movability, and volume.  |   |
| **Lagoons:**note positioning, size (m2), depth and lining.  |   |
| **Land:**note any land (m2) used for display, storage, and that occupied under tanks/lagoons. Note age of lagoons and tanks.  |   |
| **Ext. Photographs** Buildings, tanks, lagoons and display areas |   |
|   |   |   |   |   |   |
|   |  **Building Internal**(m2) | Refurbished: Year |    | Fit out: Landlord/ Tenant |    |
|   | **Accommodation**Finish of walls; floors; ceiling |     |
|   | **Customer WCs**Extent and Quality |   |
|   | **Services** - heating energy source, fixed irrigation, mains drains, water sourceFire Precautions.Security CCTV |      |
|   | **Air Conditioning** (age) Cassette (note wattage) or ducted. Purpose.  Extent of area covered. Heating. Fuel. System |     |
|   | **Plant and Machinery** Details of any items present should be noted. For rateability and valuation, reference should be made to the VOA Rating Cost Guide. Rating Manual: Section 5a - Plant and Machinery |   |
|   | **Rental information** **-**What buildings are included?Date of commencement of this level of rent. IncentivesContact details |   |
|   | **Internal photographs** |    |
|   | **General remarks** |      |
|   | **Date of survey** |   | **Survey by:** |   |
|   |   |   |   |   |   |   |   |   |   |   |