Date of Report: 15/11/2013
Order Number: DA SF PA 3317
DX Address: DA3317
Property: 25 THE HORNETS HORSHAM West Sussex RH13 5RE

The potential for development being undertaken within a 75m radius of this location is:

- Negligible
- Low
- Low / Medium
- Medium
- Medium / High
- High

Are there major planning applications of concern to the subject property? YES
Are any important views that the subject property enjoys going to change? UNLIKELY
Is the immediate area currently under threat from development? YES
Is there a potential risk to a lender? NO

If the answer is 'yes' to any of the above questions it will be expanded upon further within this report.

Data Provider
The DevAssist product range of DevCheck, DevAssess, DevEstate and DevAcquire are services provided by DevAssist. Reports are compiled by DevAssist Ltd. Registered with the Property Codes Compliance Board.

Search Details
This search is subject to DevAssist's standard terms and conditions which can be sent on request or viewed on our website www.dev-assist.co.uk.

DevAssist is registered with the Property Codes Compliance Board (PCCB) as a subscriber to the Search Code, further details of which can be found at www.pccb.org.uk

Contact Details:
If you require help or have any questions regarding this report phone our helpline: 01342 890010 or email helpdesk@dev-assist.co.uk

Data Provided by:

supplied by:
**Executive Summary**

Site 2 is a live site where we expect planning applications for housing to be submitted in the very near future. It is also possible that The Hornets may be used for an access to this site for construction and future residents.

Please note: Sites indentified as suitable for development may not be under current planning policy. As planning policies evolve or change, further development opportunities or risks may arise. They may also remove sites from being vulnerable to development.

This report is a prediction of where development may take place, but it cannot be guaranteed what will or will not occur in the future.

**Searches undertaken to compile this report:**

1. Professional analysis of Ordnance Survey to identify development opportunities
2. A desk top inspection of the aerial maps over the identified area
3. Birdseye rotational inspection of the surrounding area (where available)
4. Inspection of the Local Plan / LDF
5. Study of attached planning report to establish which major applications may affect the searched property.

**The choices this report presents**

This report seeks to establish the development opportunities that exist within a 75m radius of the property you propose to purchase. You can use this information to decide whether to buy the property, conscious of what may happen in the future. Your property may sit within a conservation area and, as such, any development may not be favourably looked upon. It may sit next to green belt that is vulnerable to rezoning for development. It may be next to some large gardens that have development potential. Perhaps the property you propose to buy could itself have an involvement in a development with great financial benefit to you. It may of course have none of the above and you have bought some peace of mind that your home and the surrounding area are unlikely to change in the near future.

Please note that identified sites may not be developed because the landowners will not sell, or for any other reason that could make the development unviable. Some policies change more frequently than governments. All you can do is make an informed decision by assessing the risk and this report will help, by informing you which areas of the locality may change in the future.

Finally, please note that we cannot identify single dwellings that are replaced with a more substantial dwelling than the existing. These one for one replacements are generally not economic. When there is a buyer with a special interest, however, the economics are sometimes not considered relevant. Equally, some properties may be converted into flats, which again is almost impossible to predict.

Planning is a subject where you can never say ‘never’! There may always be situations when planning permission is considered acceptable.

**Next Steps**

If you have any development or valuation questions arising from this report, or would like to investigate any aspect in greater depth, specialist advice is available on request. Detailed reports are also available on planning and neighbourhood information, valuation of development land, impact and risk. Contact DevAssist email info@dev-assist.co.uk for further information including pricing.

DevAssist is the trading name for DevAssist Ltd. Company No 07915521 England
Potential Sites

Legend (do not scale)

Site 1

Site 2

Search Property

75m Search Radius

Potential Development Sites
Identified Development Opportunities

<table>
<thead>
<tr>
<th>Site</th>
<th>Site Size (acres)</th>
<th>Site Capacity (houses)</th>
<th>Site Capacity (Flats)</th>
<th>Development Risk</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>1.74</td>
<td>35</td>
<td>90</td>
<td>Low</td>
</tr>
<tr>
<td>2</td>
<td>3.4</td>
<td>22+</td>
<td></td>
<td>High</td>
</tr>
</tbody>
</table>

The table above provides minimum density guidance only. Please note, densities can be greater or lower on some sites. City centre locations will demand higher densities. The above is designed to guide you in how many dwellings may be built on those identified sites that do not yet have planning history. A unit is a single habitable dwelling or individual commercial space.

Current Zoning in Local Plan
The land is zoned within the settlement/urban area of Horsham District Council. Development is presumed acceptable when within the settlement, subject to it conforming to development control policies and standards.

Development Potential of the Property
The subject property has no development potential. Householder improvements and extensions may still be permitted.

Interpretation of Attached Planning Report
The attached planning report shows no major planning applications that will affect the searched property. The risk of householder extensions and improvements will always be present.

Immediate Area
Site 1 can be considered a low risk of development. If developed the site may have some impact on the subject property. Development of this site would require a number of households to be willing to sell at the same time which is rarely successful. Whilst there can be no denying the potential for development exists it is generally accepted that land assemblies are low risk as so many people are required to participate. If development was to be attempted and you were not supportive we would recommend you request more detailed reports on neighbouring titles from your solicitor. Your solicitor would reasonably charge you extra for this additional work however it may uncover a valuable covenant that may prevent any development taking place.

Site 2 can be considered a high risk of development. The development that the property forms part is a partially implemented planning consent. The total site was originally allocated for 80 dwellings, of which only 48 have been built. We have also found evidence that the football club has now found another site to relocate to so development of this land appears to be imminent. We have been unable to uncover any master plan that may show how the remaining land will be developed. It is possible that more than the original 80 (balance to build 22) dwellings may be proposed. Furthermore The Hornets may be proposed to access the remaining phase of the development. If this is something that concerns you we would strongly suggest that you make contact with Horsham Planning department and establish where the access for the development will be taken as clearly any construction, and future residents driving through The Hornets, will have some impact upon the subject property.
Site 2

Previously Developed Land in Urban areas

The following sites are some areas of previously developed land within built-up areas which may be developed in the period to 2018. These sites were considered under the SA/SEA process, as the larger scale of the development would potentially have significant effects.

<table>
<thead>
<tr>
<th>Site Name</th>
<th>SSAL / ADS reference number</th>
</tr>
</thead>
<tbody>
<tr>
<td>Horsham Football Club</td>
<td>Policy AL1</td>
</tr>
<tr>
<td>Council Depot, Denne Road, Horsham</td>
<td>Policy AL1 &amp; ADS33</td>
</tr>
<tr>
<td>Lifestyle Ford, Bishopric, Horsham</td>
<td>Policy AL2</td>
</tr>
<tr>
<td>Parsonage Farm, Parsonage Road, Horsham</td>
<td>Policy AL3 &amp; ADS 36</td>
</tr>
<tr>
<td>Roffey Sports and Social Club, North Horsham</td>
<td>Policy AL4</td>
</tr>
<tr>
<td>Riverside Concrete, Stane Street, Pulborough</td>
<td>Policy AL5</td>
</tr>
</tbody>
</table>

APPENDIX 3: RESULTS OF SUSTAINABILITY STUDY OF POTENTIAL DEVELOPMENT SITES

<table>
<thead>
<tr>
<th>Site Name</th>
<th>Site details and effects on Environment and Resources</th>
<th>Effects on Social and Economic issues</th>
<th>SA/SEA Conclusions</th>
</tr>
</thead>
<tbody>
<tr>
<td>Horsham Football Club</td>
<td>Land currently used as a football ground for Horsham football club. Site has however been sold for redevelopment.</td>
<td>Site is in a sustainable location close to existing services and facilities. The football club has not yet found a new ground, so redevelopment of the site could lead to the loss of this facility. The sale of the existing ground was however a decision made by the football club.</td>
<td></td>
</tr>
</tbody>
</table>

1.1 **ADS 34 Horsham Football Club** is a small correction to the appropriate boundary of the AL 1 site which the Council and we support under Test 7 in order to make the SSAL sound by re-aligning it with that of the planning permission granted and partially implemented on this site.
• FC agree site for new ground 29th June 2013 West Sussex County Times
Horsham’s long search for a new ground edged a significant step closer with the club shaking hands on an agreement to buy land at Hop Oast.

The Hornets have purchased a plot at Horsham Golf & Fitness and amongst ambitious and exciting plans are proposals to build a synthetic ‘3G’ pitch as well as top-notch training facilities which will serve the district’s sporting community.

As part of the intricate and complicated deal, Croudace Homes has agreed to buy land at the Holbrook Club from Horsham FC with a view to developing new housing. Croudace has also agreed to be the builder of the Hornets’ new ground.

Both deals are subject to planning permission -expected after at least a year of consultations with neighbouring residents and parish councils - which if denied would give Horsham FC the option to back out of the purchase.

Crucially The Holbrook Club has agreed a new 25-year lease with landlords Horsham FC in a deal which will safeguard their long-term future, with the football club pledging money to help the North Heath Lane sports club grow.

News of the football club’s intention to buy land at Hop Oast was revealed more than two years ago, and CEO John Lines thanked supporters for their patience in waiting for concrete news.

He said: “It has been a long time in getting to this stage and there is still a lot of work still to do.”

And he added: “We have been working closely with Horsham District Council for five years now and we are grateful to them for their support but we know that it is now our own responsibility to try to show that this is the best and possibly the only way forward if Horsham Football Club are to continue to be the flagship for the town in non-league football.”

The club has been homeless and ground sharing for the last five seasons after moving out of Queens Street, their ground for more than 100 years, in 2008.

They purchased The Holbrook Club in 2007 but subsequently had planning permission denied, and the next season will be the club’s sixth year of ground-sharing.

Horsham chairman Kevin Borrett said: “Having listened to community feedback and taken time to reconsider the merits of various options I believe we are now a very large step closer to the ‘win win win’ solution we have been seeking since our 2008 planning application was refused.”

All the latest news and reaction on Horsham’s ground will be exclusively revealed in next week’s West Sussex County Times, out on Thursday.
What is DevAssess?
DevAssess is a unique report that contains information about current and historic planning applications together with a professional opinion about future development opportunities within a 75m radius of a property address, and other local neighbourhood information. It is of particular help in urban areas or where you want to know or are concerned about the risk of any potential future development nearby that could materially affect the enjoyment, view from or value of your intended purchase.

How is the professional opinion reached?
It is reached following an Ordnance Survey desk top search and by using land identification techniques and skills that developers use to identify development opportunities. DevAssess is produced by a team of residential property consultants who are all land buyers with extensive experience identifying where developers will want to prospect. They are trained in land assembly and the planning system, which gives them a tremendous insight into what can and can’t be developed.

Is this just guesswork?
No. The consultants diagnose where the risk of development exists. Their experience in the house building industry and extensive knowledge of the planning system gives them the skills to assess what land developers will want to buy.

How accurate is this report?
Whilst every care has been taken in the formation of this report the accuracy of it must be taken in the spirit that it has been written. It is a prediction of where development may take place. We cannot guarantee what will or will not occur in the future. As planning policies and density standards change this may remove or create further areas of development that could not have been foreseen at the time this report was commissioned. It has been written in good faith to provide better information to buyers who would not otherwise understand the planning system or where development may take place. We cannot of course know which land owners will sell to developers, or if at all. This report is based on [our] professional opinion of development opportunities within the vicinity of the property. Please note though that it is a prediction of where development may take place and does not, in any way, guarantee what will or will not occur in the future. Please refer to the ‘Useful Information’ section for details of other data sources used to produce this report.

Hasn’t all the land been developed in urban areas?
No. This is a myth. On average 50-60% of housing land comes from windfall developments. There are still huge areas of land yet to be developed and, due to a chronic housing shortage, the need to identify land for development is expected to increase further over the next few years. It is inevitable that urban areas will continue to shoulder that burden.

What will this report show that can’t be found in a local authority search?
Apart from road and rail information, a local authority search is restricted to past planning and building regulation history of the property itself. DevAssess considers current and historic planning applications within the boundaries of the property and in the wider area. It is the only report that also identifies where future development may take place.

What will this report show that can’t be found in a planning report?
Whilst a planning report considers current and historic planning information, DevAssess is the only report that considers the future, ie, identifies potential opportunities that a developer would also be looking for.

What will not be shown in the report?
The report will not identify large buildings that, due to their condition or scale, may be suitable for conversion or replaced with another structure that is made up of flats or split vertically. It will not identify one for one replacements, extensions or home improvements. The report does not forecast when developments will take place; it identifies where they might.

How likely is it that development will occur that wasn’t identified in the report?
Planning policies do change. When this happens, some areas of development will be opened up that were not previously accessible. Generally this only happens over a 5 year period. As such, a DevAssess report is useful for the average stay in a property.

Why don’t all planning applications appear on the map?
If there are several planning applications within close proximity of each other, the plan may show these as a single point of reference within a red square.

Are there any other benefits in obtaining a DevAssess?
Yes. It could indicate some hidden value in an intended purchase, although further advice may be required to provide a better understanding of any value that may exist in the property or any covenants it may benefit from.
Devassist LTD
Crown House, High Street,
East Grinstead, West Sussex, RH19 3AF

GroundSure Reference: GS-1434767
Your Reference: sample
Report Date: 07 May 2014
Report Delivery Method: xml
Client Fax: 01293897119
Client Email: paul@dev-assist.co.uk

GroundSure Planning

Address: 25,THE HORNETS,HORSHAM, RH13 5RE

Dear Sir/Madam,

Thank you for placing your order with GroundSure. Please find enclosed the GroundSure Planning as requested.

If you need any further assistance, please do not hesitate to contact our helpline on 08444 159000 quoting the above GroundSure reference number.

Yours faithfully,

[Signature]

Managing Director
Groundsure Limited

Enc.
GroundSure Planning
GroundSure Planning

Address: 25, THE HORNETS, HORSHAM, RH13 5RE
Date: 07 May 2014
Report Reference: GS-1434767
Your Reference: sample
Client: Devassist LTD

Report Reference: GS-1434767
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Report Reference: GS-1434767
Address: 25, THE HORNETS, HORSHAM, RH13 5RE

Grid Reference: 517615, 130127

Report Reference: GS-1434767
1. Overview of Findings

This section indicates what information has been found in proximity to the study site. Please note, this section does not summarise data found in the Local Information and Local Infrastructure sections of the report. For detailed information please refer to the Detailed Findings sections of the report.

### Datasets

<table>
<thead>
<tr>
<th>Planning Applications (House Extensions)</th>
<th>On site</th>
<th>0–25m</th>
<th>25–250m</th>
<th>250–500m</th>
</tr>
</thead>
<tbody>
<tr>
<td>Have any House Extension Planning Applications been identified in this search?</td>
<td>No</td>
<td>Yes</td>
<td>Yes</td>
<td>-</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Planning Applications (Projects)</th>
<th>On site</th>
<th>0–25m</th>
<th>25–250m</th>
<th>250–500m</th>
</tr>
</thead>
<tbody>
<tr>
<td>Have any Project Planning Applications been identified in this search?</td>
<td>No</td>
<td>No</td>
<td>Yes</td>
<td>-</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Mobile Mast Data</th>
<th>On site</th>
<th>0–25m</th>
<th>25–250m</th>
<th>250–500m</th>
</tr>
</thead>
<tbody>
<tr>
<td>Have any Mobile Masts been identified in this search?</td>
<td>No</td>
<td>No</td>
<td>No</td>
<td>Yes</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Designated Environmentally Sensitive Sites</th>
<th>On site</th>
<th>0–25m</th>
<th>25–250m</th>
<th>250–500m</th>
</tr>
</thead>
<tbody>
<tr>
<td>Have any Designated Environmentally Sensitive Sites been identified in this search?</td>
<td>No</td>
<td>No</td>
<td>No</td>
<td>Yes</td>
</tr>
</tbody>
</table>

Is the property in a Radon Affected Area as defined by the Health Protection Agency (HPA) and if so what percentage of homes are above the Action Level?

The property is not in a Radon Affected Area, as less than 1% of properties are above the Action Level

Is the property in an area where Radon Protection Measures are required for new properties or extensions to existing ones as described in publication BR211 by the Building Research Establishment?

No radon protective measures are necessary

**Guidance**

Radon is a colourless, odourless radioactive gas which is present in all areas of the United Kingdom, usually at levels that pose a negligible risk to homebuyers. However, in some areas levels of radon are much higher than in others, and in these cases it can pose a health risk. The data supplied by Public Health England (PHE) and the British Geological Survey (BGS) is not able to determine exact Radon levels, as this information can only be obtained through site-specific, in-situ testing. As less than 1% of properties in the area may be radon affected, PHE do not consider that further action is necessary.

The responses given on the level of radon protective measures required are based on a joint radon potential dataset from Public Health England (PHE) and the British Geological Survey (BGS). No radon protection measures are required for new builds or extensions.

### Have any overhead transmission lines or pylons been identified in proximity to the study site? No

**Guidance**

GroundSure provide the data for information only and do not make any judgement on the risks or otherwise of EMFs. The database is searched up to 500m. Please be aware that the findings contained within this section is based upon information found within Ordnance Survey Open Data (© Crown copyright and database right 2012).
2. Detailed Findings

This section of the report provides detailed information relating to the information found within the search.

The sections Planning Applications, Mobile Masts, Designated Environmentally Sensitive Sites, Local Information and Local Infrastructure each contain a map which displays information found in the search. Each map is followed by the detailed findings for that section. This allows you to view items displayed on the map along with information relating to those items.

The Planning Applications and Mobile Masts section of this report contains data provided under licence from Glenigan, proprietary Mobile Masts data supplied by Ofcom. Glenigan is the largest provider of planning data in the UK. The company has been collecting and processing planning application data since 1973. Glenigan tracks applications from initial planning and tender through to contracts awarded. This Planning Report contains the most up to date commercially available information on planning applications made in the vicinity of the subject property over the last 10 years.

Please note that due to differing methodologies adopted by Local Authorities, some planning applications identified as having been refused may have subsequently been granted on appeal without appearing as such within this report. If any refused applications are identified within this report which would have a bearing on a purchaser’s decision if they were to have been granted, you are advised to seek further clarification from the Local Authority on the application’s status.

Whilst GroundSure makes every effort to ensure that data is sourced from reliable providers, it is unable to ensure that the information is accurate, complete or up to date. GroundSure shall not be liable for any losses or damages incurred by the client or beneficiary, including but not limited to any losses or damages that arise as a result of any error, omission or inaccuracy in any part of the GroundSure Materials where such part is based on any Third Party Content or any reasonable interpretation of Third Party Content. If the existence or absence of a planning application, consent or similar may have a material impact with regard to the decision to purchase a property, the client or beneficiary should make independent thorough enquiries of the local authority.

The Designated Environmentally Sensitive Sites section of this report comprises Site of Special Scientific Interest, National Nature Reserve, Ramsar site, Special Protection Area, Special Area of Conservation and Local Nature Reserve data. This data is provided by, and used with the permission of, English Nature / Countryside Council for Wales who retain the Copyright and Intellectual Property Rights for the data.

The Local Information and Local Infrastructure sections of this report include PointX data from the Ordnance Survey and Statistical data from Her Majesty’s Stationery Office who retain the Copyright and Intellectual Property Rights for the data.

Additionally, this report includes Radon data from the Health Protection Agency and BGS who retain the Copyright and Intellectual Property Rights for the data.

This report has been produced by Groundsure Limited and is subject to the terms and conditions attached.

The report is intended to be a useful guide for all property purchasers, and Groundsure Limited does not seek to impose any limitation on its use.
Planning Applications and Mobile Masts Map


Planning Applications and Mobile Masts  Legend

Site Centre  House Extension Planning Application  Mobile Phone Transmitter

Search Buffers (metres)  Project Planning Application  Telecommunications Mast

Report Reference: GS-1434767
If you would like any further assistance regarding this report then please contact GroundSure on (T) 08444 159 000, email: info@groundsure.com
Planning Applications and Mobile Masts Data

2.1 Planning Applications - House Extensions

The following records have been found within 250m of this search. Those within and around a 250m buffer are represented as points on the Planning Applications & Mobile Masts map:

<table>
<thead>
<tr>
<th>ID</th>
<th>Distance</th>
<th>Direction</th>
<th>Address</th>
<th>Application Reference</th>
<th>Application Date</th>
<th>Category</th>
<th>Accuracy</th>
<th>Status</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>23.0</td>
<td>NE</td>
<td>23 The Hornets, Horsham, West Sussex, RH13 3RE</td>
<td>DC/11/11882</td>
<td>12/09/2011</td>
<td>House (Alterations)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>4A</td>
<td>40.0</td>
<td>N</td>
<td>41 The Hornets, Horsham, West Sussex, RH13 3RE</td>
<td>DC/11/11220</td>
<td>20/06/2011</td>
<td>2 Storey Side Extension</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>4B</td>
<td>40.0</td>
<td>SE</td>
<td>30 Goring Mead, Horsham, West Sussex, RH13 3BP</td>
<td>DC/12/10184</td>
<td>26/01/2012</td>
<td>Loft Conversion (Proximity)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Submitted</td>
</tr>
<tr>
<td>5B</td>
<td>60.0</td>
<td>SE</td>
<td>30 Goring Mead, Horsham, West Sussex, RH13 3BP</td>
<td>DC/06/26555</td>
<td>08/11/2006</td>
<td>House (Hearing)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>6</td>
<td>64.0</td>
<td>S</td>
<td>38 Goring Mead, Horsham, West Sussex, RH13 3BP</td>
<td>DC/13/2349</td>
<td>09/12/2013</td>
<td>House (Extenstion)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>7C</td>
<td>70.0</td>
<td>E</td>
<td>24 Goring Mead, Horsham, West Sussex, RH13 3BP</td>
<td>DC/14/0672</td>
<td>04/04/2014</td>
<td>House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>8C</td>
<td>70.0</td>
<td>E</td>
<td>24 Goring Mead, Horsham, West Sussex, RH13 3BP</td>
<td>DC/09/1945</td>
<td>23/10/2009</td>
<td>Single Storey Rear Extension</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Submitted</td>
</tr>
<tr>
<td>9C</td>
<td>70.0</td>
<td>E</td>
<td>24 Goring Mead, Horsham, West Sussex, RH13 3BP</td>
<td>DC/06/06538</td>
<td>03/03/2006</td>
<td>Domestic Conservatory</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Submitted</td>
</tr>
<tr>
<td>10C</td>
<td>74.0</td>
<td>E</td>
<td>22 Goring Mead, Horsham, West Sussex, RH13 3BP</td>
<td>DC/05/0127</td>
<td>31/01/2005</td>
<td>House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Submitted</td>
</tr>
<tr>
<td>11</td>
<td>82.0</td>
<td>NW</td>
<td>48 The Hornets, Horsham, West Sussex, RH13 3BP</td>
<td>DC/13/1939</td>
<td>10/10/2013</td>
<td>Garage</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
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<td>12D</td>
<td>87.0</td>
<td>E</td>
<td>18 Goring Mead, Horsham, West Sussex, RH13 3BP</td>
<td>DC/04/2428</td>
<td>15/11/2004</td>
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<td>House Extn (Exact)</td>
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<td>13D</td>
<td>97.0</td>
<td>E</td>
<td>Barum, 16 Goring Mead, Horsham, West Sussex, RH13 3BP</td>
<td>DC/10/2425</td>
<td>22/11/2010</td>
<td>Porch</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
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<tr>
<td>14</td>
<td>98.0</td>
<td>SE</td>
<td>45 Goring Mead, Horsham, West Sussex, RH13 3BS</td>
<td>DC/08/1738</td>
<td>11/08/2008</td>
<td>House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>15</td>
<td>112.0</td>
<td>E</td>
<td>39 Goring Mead, Horsham, West Sussex, RH13 3BS</td>
<td>DC/06/2211</td>
<td>12/09/2006</td>
<td>Porch</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>16E</td>
<td>118.0</td>
<td>NW</td>
<td>27 Queensway, Horsham, West Sussex, RH13 3AP</td>
<td>DC/07/1755</td>
<td>01/08/2007</td>
<td>2 Storey House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>17E</td>
<td>118.0</td>
<td>W</td>
<td>31 Queensway, Horsham, West Sussex, RH13 3AP</td>
<td>DC/06/1145</td>
<td>05/05/2006</td>
<td>2 Storey Side Extension</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Submitted</td>
</tr>
<tr>
<td>18E</td>
<td>119.0</td>
<td>NW</td>
<td>29 Queensway, Horsham, West Sussex, RH13 3AP</td>
<td>DC/08/1346</td>
<td>18/06/2008</td>
<td>2 Storey Side/Single Storey Rear Extension</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>19F</td>
<td>122.0</td>
<td>W</td>
<td>33 Queensway, Horsham, West Sussex, RH13 3AP</td>
<td>DC/07/1120</td>
<td>14/05/2007</td>
<td>2 Storey Side/Single Storey Rear Extension</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>20F</td>
<td>122.0</td>
<td>W</td>
<td>35 Queensway, Horsham, West Sussex, RH13 3AP</td>
<td>DC/11/0104</td>
<td>24/01/2011</td>
<td>2 Storey House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>21</td>
<td>125.0</td>
<td>W</td>
<td>39 Queensway, Horsham, West Sussex, RH13 3AP</td>
<td>DC/07/0707</td>
<td>26/03/2007</td>
<td>Single Storey Rear Extension</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>22G</td>
<td>130.0</td>
<td>W</td>
<td>43 Queensway, Horsham, West Sussex, RH13 3AP</td>
<td>DC/06/1523</td>
<td>19/06/2006</td>
<td>Domestic Conservatory</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>23G</td>
<td>130.0</td>
<td>W</td>
<td>43 Queensway, Horsham, West Sussex, RH13 3AP</td>
<td>DC/10/1529</td>
<td>26/07/2010</td>
<td>House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>24H</td>
<td>133.0</td>
<td>NW</td>
<td>17 Queensway, Horsham, West Sussex, RH13 3AP</td>
<td>DC/05/1779</td>
<td>12/08/2005</td>
<td>House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Submitted</td>
</tr>
<tr>
<td>25G</td>
<td>134.0</td>
<td>W</td>
<td>45 Queensway, Horsham, West Sussex, RH13 3AP</td>
<td>DC/04/2057</td>
<td>17/09/2004</td>
<td>House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Submitted</td>
</tr>
<tr>
<td>26H</td>
<td>143.0</td>
<td>NW</td>
<td>13 Queensway, Horsham, West Sussex, RH13 3AP</td>
<td>DC/10/0735</td>
<td>14/04/2010</td>
<td>First Floor Extension</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>27Q</td>
<td>154.0</td>
<td>E</td>
<td>12 Goring Mead, Horsham, West Sussex, RH13 3BP</td>
<td>DC/10/2609</td>
<td>15/12/2010</td>
<td>Bungalow</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>28</td>
<td>161.0</td>
<td>W</td>
<td>22 Queensway, Horsham, West Sussex, RH13 3AP</td>
<td>DC/12/1593</td>
<td>23/08/2012</td>
<td>House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>29</td>
<td>161.0</td>
<td>W</td>
<td>30 Queensway, Horsham, West Sussex, RH13 3AY</td>
<td>DC/10/1640</td>
<td>20/12/2010</td>
<td>House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>30</td>
<td>164.0</td>
<td>SW</td>
<td>53 Queensway, Horsham, West Sussex, RH13 3AP</td>
<td>DC/13/0953</td>
<td>24/05/2013</td>
<td>House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Granted</td>
</tr>
<tr>
<td>31I</td>
<td>166.0</td>
<td>W</td>
<td>40 Queensway, Horsham, West Sussex, RH13 3AY</td>
<td>DC/09/1482</td>
<td>18/08/2009</td>
<td>House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Withdrawn</td>
</tr>
<tr>
<td>32I</td>
<td>166.0</td>
<td>W</td>
<td>40 Queensway, Horsham, West Sussex, RH13 3AY</td>
<td>DC/12/1216</td>
<td>25/06/2012</td>
<td>House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Withdrawn</td>
</tr>
<tr>
<td>33I</td>
<td>166.0</td>
<td>W</td>
<td>40 Queensway, Horsham, West Sussex, RH13 3AY</td>
<td>DC/10/0681</td>
<td>14/04/2010</td>
<td>House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Withdrawn</td>
</tr>
<tr>
<td>34I</td>
<td>166.0</td>
<td>N</td>
<td>7 Queensway, Horsham, West Sussex, RH13 3AY</td>
<td>DC/08/0393</td>
<td>21/02/2008</td>
<td>2 Storey Side Extension</td>
<td>House Extn (Proximity)</td>
<td>Detailed Planning Withdrawn</td>
</tr>
<tr>
<td>35</td>
<td>171.0</td>
<td>NW</td>
<td>16 Queensway, Horsham, West Sussex, RH13 3AY</td>
<td>DC/05/2795</td>
<td>25/11/2005</td>
<td>Domestic Conservatory</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Withdrawn</td>
</tr>
<tr>
<td>36</td>
<td>171.0</td>
<td>W</td>
<td>44 Queensway, Horsham, West Sussex, RH13 3AY</td>
<td>DC/09/0125</td>
<td>27/01/2009</td>
<td>House (Extension)</td>
<td>House Extn (Exact)</td>
<td>Detailed Planning Withdrawn</td>
</tr>
</tbody>
</table>

Report Reference: GS-1434767
2.2 Planning Applications - Projects

The following records within 250m have been found within this search. Those within and around a 250m buffer are represented as points on the Planning Applications & Mobile Masts map. Please note that the location of project applications (exact) relates to a point within the development, and does not represent the nearest border. The location of project applications (proximity) is estimated from site address details and should not be considered as an accurate representation of the project’s location. For more information on these applications please see the Additional Information – Projects section below.

<table>
<thead>
<tr>
<th>ID</th>
<th>Distance</th>
<th>Address</th>
<th>Description</th>
<th>Comments</th>
</tr>
</thead>
<tbody>
<tr>
<td>61Q</td>
<td>151.0</td>
<td>3 Houses &amp; 2 Luxury Houses Application Ref: DC/12/1156 Application Date: 18/06/2012 Accuracy: Projects (Exact) Status: Outline Planning Refused</td>
<td>10 Gorings Mead, Horsham, West Sussex, RH13 5BP</td>
<td>An application (ref: DC/12/1156) for outline planning permission was refused by Horsham D.C.</td>
</tr>
<tr>
<td>62Q</td>
<td>151.0</td>
<td>4 Residential Units Application Ref: DC/13/1519 Application Date: 12/08/2013 Accuracy: Projects (Proximity) Status: Outline Planning Granted</td>
<td>10 Gorings Mead, Horsham, West Sussex, RH13 5BP</td>
<td>An application (ref: DC/13/1519) for outline planning permission was granted by Horsham D.C.</td>
</tr>
<tr>
<td>Case Number</td>
<td>Status</td>
<td>Description</td>
<td>Date of Application</td>
<td>Address</td>
</tr>
<tr>
<td>-------------</td>
<td>--------</td>
<td>-------------</td>
<td>---------------------</td>
<td>---------</td>
</tr>
<tr>
<td>63S 174.0</td>
<td>Refused</td>
<td>Scheme comprises demolition of buildings and construction of 80 one and two-bedroom flats and two, three and four-bedroom houses. scheme includes access roads, sewer systems, infrastructure, enabling works and landscaping.</td>
<td>11/08/2006</td>
<td>Horsham Football Club, Queen Street, Horsham, West Sussex, RH13 SAD</td>
</tr>
<tr>
<td>64T 179.0</td>
<td>Granted</td>
<td>Scheme comprises change of use from B1 (business) to D1 (non-residential institutions).</td>
<td>22/01/2014</td>
<td>City Business Centre, 7 Brighton Road, Horsham, West Sussex, RH13 SBB</td>
</tr>
<tr>
<td>65R 187.0</td>
<td>Withdrawn</td>
<td></td>
<td>16/08/2004</td>
<td>4a Brighton Road, Horsham, West Sussex, RH13 SBA</td>
</tr>
<tr>
<td>66R 187.0</td>
<td>Granted</td>
<td>Scheme comprises provision use of premises as motorists centre for sale and fitting of tyres, exhausts, brakes and other fast fit motorist repairs including MOT testing.</td>
<td>13/01/2006</td>
<td>Kwik Fit Properties Ltd, 2 - 4 Brighton Road, Horsham, West Sussex, RH13 SBA</td>
</tr>
<tr>
<td>67L 187.0</td>
<td>Granted</td>
<td>Scheme comprises construction of a building comprising 14 two-bedroom apartments with car parking area. Scheme includes infrastructure, sewer systems, enabling works, access roads and landscaping.</td>
<td>24/10/2006</td>
<td>4a Brighton Road, Land at Rear of, Horsham, West Sussex, RH13 SBA</td>
</tr>
<tr>
<td>68 192.0</td>
<td>Granted</td>
<td>Scheme comprises proposed conservatory housing pool and plant room to rear elevation.</td>
<td>18/08/2006</td>
<td>60a Queen Street, Horsham, West Sussex, RH13 SDA</td>
</tr>
<tr>
<td>69S 194.0</td>
<td>Granted</td>
<td>Scheme comprises demolition of buildings on site with retention and incorporation into the proposal of the facade of 68 Queen street and construction of 12 flats and ground floor retail space with associated car parking and external works. The associated works include access roads, enabling, infrastructure, sewer systems and landscaping.</td>
<td>11/12/2011</td>
<td>60a Queen Street, Horsham, West Sussex, RH13 SAD</td>
</tr>
<tr>
<td>70S 194.0</td>
<td>Refused</td>
<td>Scheme comprises demolition of buildings and construction of a mixed use building comprising 1,955 square metres of commercial offices and 14 apartments (7 one-bedroom and 7 two-bedroom) with basement parking and cycle storage.</td>
<td>27/05/2009</td>
<td>60a Queen Street, Horsham, West Sussex, RH13 SAD</td>
</tr>
<tr>
<td>71L 199.0</td>
<td>Granted</td>
<td>Scheme comprises the construction of 9 two bedroom terraced houses with a carport and 1 one bedroom flat. Includes sewer systems, infrastructure, enabling works, access and landscaping.</td>
<td>03/09/2004</td>
<td>10a Brighton Road, Horsham, West Sussex, RH13 SBA</td>
</tr>
<tr>
<td>72T 199.0</td>
<td>Granted</td>
<td>Scheme comprises change of use from retail (A1) to offices (B1).</td>
<td>17/04/2008</td>
<td>City Business Centre, 6 Brighton Road, Horsham, West Sussex, RH13 SBB</td>
</tr>
<tr>
<td>73 216.0</td>
<td>Granted</td>
<td>Scheme comprises construction of residential care home comprising a single storey and 2 two-storey blocks to provide supported living accommodation and independent living units for adults with physical and learning difficulties. Work includes access roads, sewer systems, infrastructure, enabling and landscaping.</td>
<td>07/09/2007</td>
<td>Lock-up Garages, 14 Queensway, Horsham, West Sussex, RH13 SAV</td>
</tr>
</tbody>
</table>
74U 219.0 8 Residential Units
Application Ref: DC/08/1365
Application Date: 23/06/2008
Accuracy: Projects (Exact)
Status: Detailed Planning Granted
Address: Premier House, 36 - 48 Queen Street, Horsham, West Sussex, RH13 5AD
Description: Scheme comprises development of 8 residential units comprising of 4 one bedroom and 4 two bedroom set out over 3 floors attached to premier house (36-48 queen street) with associated refuse stores, cycle store and reconfigured car parking and landscaping.
Comments: An application (ref: DC/08/1365) for detailed planning permission was granted by Horsham D.C.

75U 219.0 8 Residential Units
Application Ref: DC/07/2258
Application Date: 05/10/2007
Accuracy: Projects (Exact)
Status: Detailed Planning Withdrawn
Address: Premier House, 36 - 48 Queen Street, Horsham, West Sussex, RH13 5AD
Description: Scheme comprises development of 8 residential units comprising of 4 one bedroom and 4 two bedrooms set out over 3 floors attached to premier house (36-48 queen street) with associated refuse stores, cycle store and reconfigured car parking and landscaping.
Comments: An application (ref: DC/07/2258) for detailed planning permission was withdrawn from Horsham D.C.

76 220.0 14 Flats (Conversion)
Application Ref: DC/13/1463
Application Date: 06/08/2013
Accuracy: Projects (Exact)
Status: Detailed Planning Refused
Address: Tower Court, Queensway, Horsham, West Sussex, RH13 5AT
Description: Scheme comprises prior notification for the change of use of vacant offices into 14 (12 two bedroom and 2 one bedroom) self-contained residential units.
Comments: An application (ref: DC/12/0197) for detailed planning permission was granted by Horsham D.C.

77V 222.0 Church
Application Ref: 06/0441
Application Date: 28/02/2006
Accuracy: Projects (Proximity)
Status: Detailed Planning Granted
Address: Brighton Road Baptist Church, 5 - 9 Brighton Road, Horsham, West Sussex, RH13 5BD
Description: Scheme comprises construction of church with main church hall, chapel, 3 meeting rooms, kitchen, passenger lift, creche, staff room, store, offices and multi-purpose hall. Work includes 18 space surface car parking, access road, sewer system, infrastructure, enabling works and landscaping.
Comments: An application (ref: 06/0441) for Detailed Planning permission was granted by Horsham D.C.

78V 225.0 Storage Shed
Application Ref: DC/07/1342
Application Date: 12/06/2007
Accuracy: Projects (Proximity)
Status: Detailed Planning Granted
Address: 9 Brighton Road, Horsham, West Sussex, RH13 5BD
Description: Scheme comprises construction of timber shed to rear of property for storage purposes only.
Comments: An application (ref: DC/07/1342) for detailed planning permission was granted by Horsham D.C.

79V 225.0 Shopfront
Application Ref: DC/05/1227
Application Date: 20/05/2005
Accuracy: Projects (Proximity)
Status: Detailed Planning Withdrawn
Address: 9 Brighton Road, Horsham, West Sussex, RH13 5BD
Description: Scheme comprises installation of new shopfront.
Comments: An application (ref: DC/05/1227) for detailed planning permission was withdrawn from Horsham D.C.

80V 225.0 Shopfront
Application Ref: DC/06/1081
Application Date: 28/04/2006
Accuracy: Projects (Proximity)
Status: Detailed Planning Withdrawn
Address: 9 Brighton Road, Horsham, West Sussex, RH13 5BD
Description: Scheme comprises installation of new shopfront.
Comments: An application (ref: DC/06/1081) for detailed planning permission was withdrawn from Horsham D.C.

81W 239.0 Shopfront
Application Ref: DC/10/1556
Application Date: 30/07/2010
Accuracy: Projects (Exact)
Status: Detailed Planning Granted
Address: 24 - 28 Queen Street, Horsham, West Sussex, RH13 5AF
Description: Scheme comprises installation of new shop front and pizza hut signage (full planning).
Comments: An application (ref: DC/10/1556) for detailed planning permission was granted by Horsham D.C.

82W 239.0 Takeaway (Conversion)
Application Ref: DC/10/0795
Application Date: 26/04/2010
Accuracy: Projects (Exact)
Status: Detailed Planning Granted
Address: 24 - 28 Queen Street, Horsham, West Sussex, RH13 5AF
Description: Scheme comprises change of use from class A1 (shops) to class A5 (hot food takeaway).
Comments: An application (ref: DC/10/0795) for detailed planning permission was granted by Horsham D.C.

83X 242.0 Takeaway (Conversion)
Application Ref: DC/11/0481
Application Date: 14/03/2011
Accuracy: Projects (Exact)
Status: Detailed Planning Granted
Address: 27 Queen Street, Horsham, West Sussex, RH13 5AA
Description: Scheme comprises change of use of ground floor to hot food takeaway (A5).
Comments: An application (ref: DC/11/0481) for detailed planning permission was granted by Horsham D.C.

84X 242.0 Restaurant/Takeaway
Application Ref: DC/10/2233
Application Date: 27/10/2010
Accuracy: Projects (Exact)
Status: Detailed Planning Refused
Address: 27 Queen Street, Horsham, West Sussex, RH13 5AA
Description: Scheme comprises change of use to a restaurant / take away (A3).
Comments: An application (ref: DC/10/2233) for detailed planning permission was refused by Horsham D.C.

85Y 245.0 4 Flats (Conversion/Extension)
Application Ref: DC/07/2782
Application Date: 07/12/2007
Accuracy: Projects (Proximity)
Status: Detailed Planning Granted
Address: 2 Arthur Road, Horsham, West Sussex, RH13 5NQ
Description: Scheme comprises conversion of property into 4 self contained living units to include an extension to the first and second floors.
Comments: An application (ref: DC/07/2782) for detailed planning permission was granted by Horsham D.C.
2.3 Mobile Transmitter Locations

Database searched and no data found.

2.4 Existing and potential OfCom Telecommunication Mast Locations

OfCom telecommunication base station and mast data, which details the height and location of all masts over 30m in height or with a power level exceeding 17dBW.

The following records within 500m have been found within this search. Those within and around a 250m buffer are represented as points on the Planning Applications & Mobile Masts map:

<table>
<thead>
<tr>
<th>ID</th>
<th>Distance [m]</th>
<th>Direction</th>
<th>OfCom Reference</th>
<th>Base Height</th>
<th>Mast Height</th>
</tr>
</thead>
<tbody>
<tr>
<td>88</td>
<td>276.0</td>
<td>NW</td>
<td>R(H) 193</td>
<td>51.5</td>
<td>86.5</td>
</tr>
</tbody>
</table>

Report Reference: GS-1434767

If you would like any further assistance regarding this report then please contact GroundSure on (T) 08444 159 000, email: info@groundsure.com
Designated Environmentally Sensitive Sites
Map

Designated Environmentally Sensitive Sites
Legend

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license 100035207.

Report Reference: GS-1434767
If you would like any further assistance regarding this report then please contact
GroundSure on (T) 08444 159 000, email: info@groundsure.com
## Designated Environmentally Sensitive Sites

**Presence of Designated Environmentally Sensitive Sites within 2000m of the study site?**  
Yes

**Records of Sites of Special Scientific Interest (SSSI) within 2000m of the study site:**  
0  
Database searched and no data found.

**Records of National Nature Reserves (NNR) within 2000m of the study site:**  
0  
Database searched and no data found.

**Records of Special Areas of Conservation (SAC) within 2000m of the study site:**  
0  
Database searched and no data found.

**Records of Special Protection Areas (SPA) within 2000m of the study site:**  
0  
Database searched and no data found.

**Records of Ramsar sites within 2000m of the study site:**  
0  
Database searched and no data found.

**Records of Local Nature Reserves (LNR) within 2000m of the study site:**  
0  
Database searched and no data found.

**Records of World Heritage Sites within 2000m of the study site:**  
0  
Database searched and no data found.

**Records of Environmentally Sensitive Areas within 2000m of the study site:**  
0  
Database searched and no data found.

**Records of Areas of Outstanding Natural Beauty (AONB) within 2000m of the study site:**  
2

---

**Report Reference: GS-1434767**

If you would like any further assistance regarding this report then please contact  
GroundSure on (T) 08444 159 000, email: info@groundsure.com
The following Area of Outstanding Natural Beauty (AONB) records and Scottish National Scenic Area (NSA) records provided by Natural England/Countryside Council for Wales/Scottish Government are represented as polygons on the Designated Environmentally Sensitive Sites Map:

<table>
<thead>
<tr>
<th>ID</th>
<th>Distance</th>
<th>Direction</th>
<th>AONB/NSA Name</th>
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</thead>
<tbody>
<tr>
<td>Not shown</td>
<td>1494.0</td>
<td>E</td>
<td>High Weald</td>
<td>Natural England</td>
</tr>
<tr>
<td>Not shown</td>
<td>1801.0</td>
<td>E</td>
<td>High Weald</td>
<td>Natural England</td>
</tr>
</tbody>
</table>

**Records of National Parks (NP) within 2000m of the study site:** 0

Database searched and no data found.

**Records of Nitrate Sensitive Areas within 2000m of the study site:** 0

Database searched and no data found.
Local Information Map

Local Information Legend

- Site Centre
- Farming
- Entertainment
- Animal Welfare
- Sport & Fitness

Report Reference: GS-1434767

If you would like any further assistance regarding this report then please contact GroundSure on (T) 08444 159 000, email: info@groundsure.com
Local Information Data

Farming

Database of Animal breeders, Bee Keepers and Poultry farming searched and no data found within 500m.

Entertainment

The following records within 500m have been found within this search of Amusement Arcades, Bingo Halls, Theatre and Concert Halls, Casinos, Cinemas, Social Clubs and Conference Centres. Those within and around a 250m buffer are represented as points on the Local Information map.

<table>
<thead>
<tr>
<th>ID</th>
<th>Distance [m]</th>
<th>Direction</th>
<th>Class</th>
<th>Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>450.0</td>
<td>NW</td>
<td>Social Clubs</td>
<td>Horsham Bridge Club, 22a, East Street, Horsham, West Sussex, RH12 1HL</td>
</tr>
</tbody>
</table>

Sport and Fitness

The following records within 500m have been found within this search. Those within and around a 250m buffer are represented as points on the Local Information map.

<table>
<thead>
<tr>
<th>ID</th>
<th>Distance [m]</th>
<th>Direction</th>
<th>Class</th>
<th>Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>2A</td>
<td>42.0</td>
<td>NW</td>
<td>Sports Grounds, Stadia and Pitches</td>
<td>Football Ground, West Sussex, RH13</td>
</tr>
<tr>
<td>3A</td>
<td>72.0</td>
<td>NW</td>
<td>Sports Grounds, Stadia and Pitches</td>
<td>Horsham Football Club, West Sussex, RH13</td>
</tr>
<tr>
<td>4</td>
<td>105.0</td>
<td>SW</td>
<td>Sports Grounds, Stadia and Pitches</td>
<td>Football Ground, West Sussex, RH13</td>
</tr>
<tr>
<td>5</td>
<td>138.0</td>
<td>S</td>
<td>Sports Grounds, Stadia and Pitches</td>
<td>Football Ground, West Sussex, RH13</td>
</tr>
<tr>
<td>6</td>
<td>157.0</td>
<td>SW</td>
<td>Sports Grounds, Stadia and Pitches</td>
<td>Horsham YMCA Football Club, West Sussex, RH13</td>
</tr>
<tr>
<td>7</td>
<td>370.0</td>
<td>NW</td>
<td>Shooting Facilities</td>
<td>Miniature Rifle Range, West Sussex, RH12</td>
</tr>
</tbody>
</table>

Animal Welfare

The following records within 500m have been found within this search of Kennels And Catteries, Animal Grooming, Dog Training, Veterinarians, Pet Cemeteries & Equestrian Centres. Those within and around a 250m buffer are represented as points on the Local Information map.

<table>
<thead>
<tr>
<th>ID</th>
<th>Distance [m]</th>
<th>Direction</th>
<th>Class</th>
<th>Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>8</td>
<td>251.0</td>
<td>NE</td>
<td>Veterinarians and Animal Hospitals</td>
<td>Arthur Lodge Veterinary Surgery, 17, Brighton Road, Horsham, West Sussex, RH13 5BE</td>
</tr>
</tbody>
</table>

Accommodation

Database of Campsites, Hotels and Hostels searched and no data found within 250m.

Eating and Drinking

Database searched and no data found within 150m.

Report Reference: GS-1434767
There are 0 Eating and Drinking establishments within 150m of this search.

Attractions

The following records within 2000m have been found within this search of Zoos, Theme Parks and Viewpoints. These records are not displayed on mapping.

<table>
<thead>
<tr>
<th>Distance [m]</th>
<th>Direction</th>
<th>Class</th>
<th>Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>525.0</td>
<td>NW</td>
<td>Siteseeing, Tours, Viewing and Visitor Centres</td>
<td>Horsham Visitor Information Centre, 9, Causeway, Horsham, West Sussex, RH12 1HE</td>
</tr>
<tr>
<td>736.0</td>
<td>N</td>
<td>Horticultural Attractions</td>
<td>Park House Garden, West Sussex, RH12</td>
</tr>
<tr>
<td>1278.0</td>
<td>SE</td>
<td>Zoos and Animal Collections</td>
<td>Huxley's Experience Birds of Prey Centre, Brighton Road, Horsham, West Sussex, RH13 6QA</td>
</tr>
<tr>
<td>1316.0</td>
<td>SE</td>
<td>Bird Reserves, Collections and Sanctuaries</td>
<td>Huxley's Experience, Brighton Road, Horsham, West Sussex, RH13 6DQ</td>
</tr>
<tr>
<td>1631.0</td>
<td>NW</td>
<td>Commons</td>
<td>The Common, West Sussex, RH12</td>
</tr>
</tbody>
</table>

Historical and Cultural

The following records within 1000m have been found within this search Archaeological Sites and Historic Structures. These records are not displayed on mapping.

<table>
<thead>
<tr>
<th>Distance [m]</th>
<th>Direction</th>
<th>Class</th>
<th>Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>432.0</td>
<td>W</td>
<td>Historic and Ceremonial Structures</td>
<td>Lych Gate, West Sussex, RH12</td>
</tr>
<tr>
<td>575.0</td>
<td>NW</td>
<td>Historic and Ceremonial Structures</td>
<td>Bandstand, West Sussex, RH12</td>
</tr>
<tr>
<td>599.0</td>
<td>NW</td>
<td>Historic and Ceremonial Structures</td>
<td>War Memorial, West Sussex, RH12</td>
</tr>
<tr>
<td>693.0</td>
<td>S</td>
<td>Historic and Ceremonial Structures</td>
<td>Moat, West Sussex, RH12</td>
</tr>
<tr>
<td>727.0</td>
<td>N</td>
<td>Historic and Ceremonial Structures</td>
<td>Bandstand, West Sussex, RH12</td>
</tr>
</tbody>
</table>

Retail

The following records within 500m have been found within this search of Butchers, Bakers, Fishmongers, Grocers, Supermarkets, Markets, Shopping Centres and Storage. These records are not displayed on mapping.

<table>
<thead>
<tr>
<th>Distance [m]</th>
<th>Direction</th>
<th>Class</th>
<th>Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>196.0</td>
<td>N</td>
<td>Convenience and General Stores</td>
<td>Londis, 70, Queen Street, Horsham, West Sussex, RH13 5AD</td>
</tr>
<tr>
<td>339.0</td>
<td>N</td>
<td>Alcoholic Drinks Including Off Licences and Wholesalers</td>
<td>Majestic Wine Warehouses Ltd, 69, East Street, Horsham, West Sussex, RH12 1HA</td>
</tr>
<tr>
<td>390.0</td>
<td>NW</td>
<td>Convenience and General Stores</td>
<td>M &amp; J News, 40, East Street, Horsham, West Sussex, RH12 1HN</td>
</tr>
<tr>
<td>402.0</td>
<td>N</td>
<td>Butchers</td>
<td>New Street Butchers, 99, New Street, Horsham, West Sussex, RH13 5DX</td>
</tr>
<tr>
<td>407.0</td>
<td>N</td>
<td>Convenience and General Stores</td>
<td>Simply Convenient, 97, New Street, Horsham, West Sussex, RH13 5DX</td>
</tr>
<tr>
<td>413.0</td>
<td>NW</td>
<td>Convenience and General Stores</td>
<td>Kabayan Sari Sari Store, 31, East Street, Horsham, West Sussex, RH12 1HH</td>
</tr>
<tr>
<td>422.0</td>
<td>NW</td>
<td>Alcoholic Drinks Including Off Licences and Wholesalers</td>
<td>Mulberrys, 1 Burtons Court, Park Way, Horsham, West Sussex, RH12 1PY</td>
</tr>
<tr>
<td>431.0</td>
<td>NW</td>
<td>Alcoholic Drinks Including Off Licences and Wholesalers</td>
<td>The Beer Essentials, 30a, East Street, Horsham, West Sussex, RH12 1HL</td>
</tr>
<tr>
<td>464.0</td>
<td>NW</td>
<td>Organic, Health and Kosher Foods</td>
<td>Town &amp; Country Weigh, 7, East Street, Horsham, West Sussex, RH12 1HH</td>
</tr>
<tr>
<td>470.0</td>
<td>NW</td>
<td>Shopping Centres and Retail Parks</td>
<td>Pires Place Shopping Centre, 12a, Pires Place, Horsham, West Sussex, RH12 1EH</td>
</tr>
<tr>
<td>486.0</td>
<td>NW</td>
<td>Green and New Age Goods</td>
<td>Rainbow Healing Centre, 3a, East Street, Horsham, West Sussex, RH12 1HH</td>
</tr>
</tbody>
</table>

Report Reference: GS-1434767

If you would like any further assistance regarding this report then please contact GroundSure on (T) 08444 159 000, email: info@groundsure.com
Vehicle Services

Database of New and Second-hand Vehicles and Vehicle Auctions searched and no data found within 250m.

Cash Machines

The following records within 500m have been found within this search. These records are not displayed on mapping.

<table>
<thead>
<tr>
<th>Distance [m]</th>
<th>Direction</th>
<th>Class</th>
<th>Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>195.0</td>
<td>N</td>
<td>Cash Machines</td>
<td>Cash Machine (Paypoint Ltd), 70, Queen Street,</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>Horsham, West Sussex, RH13 5AD</td>
</tr>
</tbody>
</table>

Nightclubs

Database searched and no data found within 250m.
Local Infrastructure Map

Local Infrastructure Legend

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Report Reference: GS-1434767
If you would like any further assistance regarding this report then please contact GroundSure on (T) 08444 159 000, email: info@groundsure.com
Local Infrastructure Data

Emergency Services

Database searched and no data found within 250m.

Playgrounds and Picnic Areas

Database searched and no data found within 500m.

Transport

The following records within 500m have been found within this search of transport related features. Those within and around a 250m buffer are represented as points on the Local Infrastructure map.

<table>
<thead>
<tr>
<th>ID</th>
<th>Distance [m]</th>
<th>Direction</th>
<th>Class</th>
<th>Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>266.0</td>
<td>N</td>
<td>Bus Stops</td>
<td>Denne Road, West Sussex, RH13</td>
</tr>
<tr>
<td>2</td>
<td>278.0</td>
<td>NE</td>
<td>Bus Stops</td>
<td>Brighton Road, West Sussex, RH13</td>
</tr>
<tr>
<td>3</td>
<td>315.0</td>
<td>N</td>
<td>Bus Stops</td>
<td>Denne Road, West Sussex, RH12</td>
</tr>
<tr>
<td>4</td>
<td>369.0</td>
<td>E</td>
<td>Bus Stops</td>
<td>Brighton Road, West Sussex, RH13</td>
</tr>
<tr>
<td>5</td>
<td>388.0</td>
<td>NE</td>
<td>Bus Stops</td>
<td>Brighton Road, West Sussex, RH13</td>
</tr>
<tr>
<td>6</td>
<td>397.0</td>
<td>NW</td>
<td>Bus Stops</td>
<td>Parkway, West Sussex, RH12</td>
</tr>
<tr>
<td>7</td>
<td>493.0</td>
<td>E</td>
<td>Bus Stops</td>
<td>Elm Grove Store, West Sussex, RH13</td>
</tr>
</tbody>
</table>

Prisons

Database searched and no data found within 1000m.

Utilities

The following records within 250m have been found within this search of Electrical Features, Sewage & Refuse Disposal Facilities and Water Pumping Stations. These records are not displayed on mapping.

<table>
<thead>
<tr>
<th>Distance [m]</th>
<th>Direction</th>
<th>Class</th>
<th>Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>67.0</td>
<td>S</td>
<td>Lighting Towers</td>
<td>Lighting Tower, West Sussex, RH13</td>
</tr>
<tr>
<td>84.0</td>
<td>SW</td>
<td>Lighting Towers</td>
<td>Lighting Tower, West Sussex, RH13</td>
</tr>
<tr>
<td>143.0</td>
<td>S</td>
<td>Lighting Towers</td>
<td>Lighting Tower, West Sussex, RH13</td>
</tr>
<tr>
<td>144.0</td>
<td>SW</td>
<td>Lighting Towers</td>
<td>Lighting Tower, West Sussex, RH13</td>
</tr>
<tr>
<td>150.0</td>
<td>SW</td>
<td>Lighting Towers</td>
<td>Lighting Tower, West Sussex, RH13</td>
</tr>
<tr>
<td>158.0</td>
<td>N</td>
<td>Telecommunications Companies</td>
<td>Bulldog Broadband, 60b, Queen Street, Horsham, West Sussex, RH13</td>
</tr>
<tr>
<td>171.0</td>
<td>N</td>
<td>Electrical Features</td>
<td>Electricity Sub Station, West Sussex, RH13</td>
</tr>
<tr>
<td>179.0</td>
<td>E</td>
<td>Electrical Features</td>
<td>Electricity Sub Station, West Sussex, RH13</td>
</tr>
<tr>
<td>194.0</td>
<td>N</td>
<td>Telecommunications Companies</td>
<td>Home Telecom Ltd, 60, Queen Street, Horsham, West Sussex, RH13</td>
</tr>
<tr>
<td>239.0</td>
<td>NW</td>
<td>Electrical Features</td>
<td>Electricity Sub Station, West Sussex, RH12</td>
</tr>
<tr>
<td>245.0</td>
<td>N</td>
<td>Electrical Features</td>
<td>Electricity Sub Station, West Sussex, RH13</td>
</tr>
</tbody>
</table>

Report Reference: GS-1434767

If you would like any further assistance regarding this report then please contact
GroundSure on (T) 08444 159 000, email: info@groundsure.com
Public Facilities

The following records within 500m have been found within this search of Allotments, Cemeteries and Crematoria, Community Centres, Libraries, Public Toilets and Post Offices. These records are not displayed on mapping.

<table>
<thead>
<tr>
<th>Distance [m]</th>
<th>Direction</th>
<th>Class</th>
<th>Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>274.0</td>
<td>N</td>
<td>Social Service Activities</td>
<td>Carewatch Care Services Ltd, 9a, Queen Street, Horsham, West Sussex, RH13 SAA</td>
</tr>
<tr>
<td>327.0</td>
<td>W</td>
<td>Letter Boxes</td>
<td>Letter Box, West Sussex, RH13</td>
</tr>
<tr>
<td>345.0</td>
<td>W</td>
<td>Cemeteries and Crematoria</td>
<td>Cemetery, West Sussex, RH12</td>
</tr>
<tr>
<td>347.0</td>
<td>NW</td>
<td>Job Centres</td>
<td>Jobcentre Plus, Marlborough House 50, East Street, Horsham, West Sussex, RH12 1HN</td>
</tr>
<tr>
<td>348.0</td>
<td>E</td>
<td>Allotments</td>
<td>Allotment Gardens, West Sussex, RH13</td>
</tr>
<tr>
<td>357.0</td>
<td>SE</td>
<td>Allotments</td>
<td>Allotment Gardens, West Sussex, RH13</td>
</tr>
<tr>
<td>381.0</td>
<td>W</td>
<td>Cemeteries and Crematoria</td>
<td>St Mary's Cemetery, West Sussex, RH12</td>
</tr>
<tr>
<td>387.0</td>
<td>N</td>
<td>Public Telephones</td>
<td>Public Telephone, Near Nos 101-107 New Street, Horsham, West Sussex, RH13 SDX</td>
</tr>
<tr>
<td>394.0</td>
<td>NW</td>
<td>Public Telephones</td>
<td>Public Telephone, East Street-Junction Of Park Street, Horsham, West Sussex, RH12 1HL</td>
</tr>
<tr>
<td>436.0</td>
<td>NW</td>
<td>Wifi Hotspots</td>
<td>Wi-Fi Hotspot (The Cloud), 19-23, East Street, Horsham, West Sussex, RH12 1HH</td>
</tr>
<tr>
<td>458.0</td>
<td>NW</td>
<td>Public Toilets</td>
<td>Public Convenience, West Sussex, RH12</td>
</tr>
<tr>
<td>459.0</td>
<td>NE</td>
<td>Letter Boxes</td>
<td>Letter Box, West Sussex, RH13</td>
</tr>
<tr>
<td>464.0</td>
<td>NW</td>
<td>Wifi Hotspots</td>
<td>Wi-Fi Hotspot (The Cloud), 20-22, East Street, Horsham, West Sussex, RH12 1HL</td>
</tr>
<tr>
<td>483.0</td>
<td>NW</td>
<td>Wifi Hotspots</td>
<td>Wi-Fi Hotspot (The Cloud), 15, Pines Place, Horsham, West Sussex, RH12 1EH</td>
</tr>
<tr>
<td>487.0</td>
<td>E</td>
<td>Public Telephones</td>
<td>Public Telephone, Elm Grove-Junction Of Brighton Road, Horsham, West Sussex, RH13 5HU</td>
</tr>
<tr>
<td>487.0</td>
<td>NW</td>
<td>Wifi Hotspots</td>
<td>Wi-Fi Hotspot (O2 Limited), 5, East Street, Horsham, West Sussex, RH12 1HH</td>
</tr>
</tbody>
</table>

Hospitals

The following records of Hospitals exist within 2000m of the search location. These records are not displayed on mapping.

<table>
<thead>
<tr>
<th>Distance [m]</th>
<th>Direction</th>
<th>Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>1280.0</td>
<td>N</td>
<td>Horsham Hospital, Hurst Road, Horsham, West Sussex, RH12 2DR</td>
</tr>
</tbody>
</table>

Watercourse Features

The following records within 500m have been found within this search of Moorings, Locks, Weirs, Sluices and Dams. These records are not displayed on mapping.

<table>
<thead>
<tr>
<th>Distance [m]</th>
<th>Direction</th>
<th>Class</th>
<th>Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>255.0</td>
<td>W</td>
<td>Ponds</td>
<td>Pond, West Sussex, RH13</td>
</tr>
<tr>
<td>448.0</td>
<td>W</td>
<td>Ponds</td>
<td>Pond, West Sussex, RH13</td>
</tr>
</tbody>
</table>

Recycling Services

Database searched and no data found within 250m.
Local Authority Data – Council Tax Bands

The following Council Tax band information is available for the Local Authority

<table>
<thead>
<tr>
<th>Local Authority</th>
<th>Band A</th>
<th>Band B</th>
<th>Band C</th>
<th>Band D</th>
<th>Band E</th>
<th>Band F</th>
<th>Band G</th>
<th>Band H</th>
<th>Census Code</th>
<th>Year</th>
</tr>
</thead>
<tbody>
<tr>
<td>Horsham District</td>
<td>£988</td>
<td>£1152</td>
<td>£1317</td>
<td>£1482</td>
<td>£1811</td>
<td>£2140</td>
<td>£2470</td>
<td>£2963</td>
<td>45UF</td>
<td>2013-2014</td>
</tr>
<tr>
<td>National Average</td>
<td>£986</td>
<td>£1150</td>
<td>£1314</td>
<td>£1479</td>
<td>£1807</td>
<td>£2136</td>
<td>£2464</td>
<td>£2957</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Police Force

The following local policing information is available for your search area:

<table>
<thead>
<tr>
<th>Police Force</th>
<th>Crime and Disorder Reduction Partnership (CDRP)</th>
<th>Population figures (thousands)</th>
<th>Household figures (thousands)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Sussex</td>
<td>Horsham</td>
<td>124.802</td>
<td>52.0</td>
</tr>
</tbody>
</table>

Further Information relating to your local police force and their contact details can be found here: [http://www.police.uk/](http://www.police.uk/)

Police Stations

The following Police Stations have been identified within 5000m of your search location:

<table>
<thead>
<tr>
<th>Distance (m)</th>
<th>Direction</th>
<th>Police Station Name and Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>1078.0</td>
<td>N</td>
<td>Horsham Police Station, Hurst Road, Horsham, West Sussex, RH12 2DJ</td>
</tr>
<tr>
<td>4195.0</td>
<td>SW</td>
<td>Southwater Community Police Office, Beeson House, Lintot Square, Fairbank Road, Southwater, Horsham, West Sussex, RH13</td>
</tr>
</tbody>
</table>

Report Reference: GS-1434767

If you would like any further assistance regarding this report then please contact GroundSure on (T) 08444 159 000, email: info@groundsure.com
Education

Education Information

The state education system in the UK incorporates a 'Key Stage' system. Each Key Stage corresponds to the level of educational knowledge expected of students at various ages.

The Key Stages are shown below:

<table>
<thead>
<tr>
<th>Key Stage</th>
<th>Child Age</th>
<th>Educational Year</th>
<th>Additional Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>Key Stage 0</td>
<td>3-5 years old</td>
<td>Reception years</td>
<td>Nursery School. Also called &quot;Foundation Stage&quot;</td>
</tr>
<tr>
<td>Key Stage 1</td>
<td>5-7 years old</td>
<td>Years 1 to 2</td>
<td>Infant School</td>
</tr>
<tr>
<td>Key Stage 2</td>
<td>7-11 years old</td>
<td>Years 3 to 6</td>
<td>Junior School</td>
</tr>
<tr>
<td>Key Stage 3</td>
<td>11-14 years old</td>
<td>Years 7 to 9</td>
<td>Lower Senior School</td>
</tr>
<tr>
<td>Key Stage 4</td>
<td>14-16 years old</td>
<td>Years 10 to 11</td>
<td>Upper Senior School. Typically GCSE examination level.</td>
</tr>
<tr>
<td>Key Stage 5</td>
<td>16-18 years old</td>
<td>Years 12 to 13</td>
<td>Sixth Form School/College. Typically A-Level, AS-Level, NVQ or HND examination level.</td>
</tr>
</tbody>
</table>

Key Stage educational achievement targets for the various subjects studied at each level are set out in the 'National Curriculum' syllabus.

The Department for Education and Skills is responsible for the UK education system. More information on the department and their services can be viewed here: www.dfes.gov.uk

You can contact the Department via info@dfes.gsi.gov.uk, call 0870 000 2288, fax to 01928 794248 or write to: Department for Education and Skills, Sanctuary Buildings, Great Smith Street, London, SW1P 3BT.
Nursery Schools – Key Stage 0

No Institution performance data is available for Key Stage 0.

<table>
<thead>
<tr>
<th>Distance (m)</th>
<th>Name and Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>428 metres</td>
<td>St Marys Nursery Horsham, 20, Denne Road, Horsham, West Sussex, RH12 1JF</td>
</tr>
<tr>
<td>550 metres</td>
<td>St.Mary S Playgroup, Parish Rooms, Causeway, Horsham, West Sussex, RH12 1HE</td>
</tr>
<tr>
<td>739 metres</td>
<td>Little Monkeys Day Nursery, 18, London Road, Horsham, West Sussex, RH12 1AY</td>
</tr>
<tr>
<td>745 metres</td>
<td>Little Monkeys Day Nursery, Rex House, London Road, †, Horsham, West Sussex, RH12 1AY</td>
</tr>
<tr>
<td>802 metres</td>
<td>Anne Frank Horsham Montessori Ltd, The Scout Hut, Bennet Field, Higgins Way Off Brighton Road, Horsham, West Sussex, RH13 5DE</td>
</tr>
</tbody>
</table>

Infant Schools – Key Stage 1

No Institution performance data is available for Key Stage 1.

<table>
<thead>
<tr>
<th>Distance (m)</th>
<th>Name and Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>536 metres</td>
<td>St Mary’s C of E (Aided) Primary School, Normandy, Horsham, West Sussex, RH12 1JL</td>
</tr>
<tr>
<td>1.29 km</td>
<td>St John's Catholic Primary School, Blackbridge Lane, Horsham, West Sussex, RH12 1RR</td>
</tr>
<tr>
<td>1.34 km</td>
<td>Kingslea Primary School, Kingslea, Horsham, West Sussex, RH13 5PS</td>
</tr>
<tr>
<td>1.39 km</td>
<td>Arunside School, Horsham, Arunside CP School, Blackbridge Lane, Horsham, West Sussex, RH12 1RR</td>
</tr>
<tr>
<td>1.60 km</td>
<td>Trafalgar Community Infant School, Victory Road, Horsham, West Sussex, RH12 2JF</td>
</tr>
</tbody>
</table>

Junior Schools – Key Stage 2

No results data is published for Scotland and Wales.

<table>
<thead>
<tr>
<th>Distance</th>
<th>Name and Address</th>
<th>School Type</th>
<th>Inspection Rating</th>
<th>No of Eligible Pupils</th>
<th>2013</th>
<th>2012</th>
<th>2011</th>
<th>2010</th>
</tr>
</thead>
<tbody>
<tr>
<td>499 metres</td>
<td>St Mary’s Coff (Aided) Primary School, Normandy, Horsham, RH12 1JL</td>
<td>Voluntary Aided School</td>
<td>Outstanding</td>
<td>26</td>
<td>100%</td>
<td>100%</td>
<td>97%</td>
<td>97%</td>
</tr>
<tr>
<td>1.39 km</td>
<td>St John’s Catholic Primary School, Blackbridge Lane, Horsham, RH12 1RR</td>
<td>Voluntary Aided School</td>
<td>Good</td>
<td>28</td>
<td>79%</td>
<td>88%</td>
<td>83%</td>
<td>N/A</td>
</tr>
<tr>
<td>1.39 km</td>
<td>St John’s Catholic Primary School, Blackbridge Lane, Horsham, RH12 1RR</td>
<td>Voluntary Aided School</td>
<td>Good</td>
<td>28</td>
<td>79%</td>
<td>88%</td>
<td>83%</td>
<td>N/A</td>
</tr>
<tr>
<td>1.43 km</td>
<td>Kingslea Primary School, Kings Road, Horsham, RH13 5PS</td>
<td>Community School</td>
<td>Good</td>
<td>60</td>
<td>78%</td>
<td>70%</td>
<td>73%</td>
<td>N/A</td>
</tr>
<tr>
<td>1.61 km</td>
<td>Greenway Academy, Greenway, Horsham, RH12 2JS</td>
<td>Academy Converter</td>
<td>Requires Improvement</td>
<td>85</td>
<td>78%</td>
<td>84%</td>
<td>74%</td>
<td>85%</td>
</tr>
</tbody>
</table>

Report Reference: GS-1434767

If you would like any further assistance regarding this report then please contact
GroundSure on (T) 08444 159 000, email: info@groundsure.com
Secondary Schools – Key Stage 4

No results data is published for Scotland and Wales.

<table>
<thead>
<tr>
<th>Distance</th>
<th>Name and Address</th>
<th>School Type</th>
<th>Inspection Rating</th>
<th>No. of Eligible Pupils</th>
<th>2013</th>
<th>2012</th>
<th>2011</th>
<th>2010</th>
</tr>
</thead>
<tbody>
<tr>
<td>779 metres</td>
<td>Littlehaven Educational Trust, 24 Hernbrook Drive, Horsham, RH13 6EW</td>
<td>Miscellaneous</td>
<td>No Data Available</td>
<td>N/A</td>
<td>N/A</td>
<td>N/A</td>
<td>N/A</td>
<td></td>
</tr>
<tr>
<td>1.15 km</td>
<td>The Forest School, Comptons Lane, Horsham, RH13 5NW</td>
<td>Community School</td>
<td>Good</td>
<td>210</td>
<td>68%</td>
<td>62%</td>
<td>71%</td>
<td>62%</td>
</tr>
<tr>
<td>1.26 km</td>
<td>Millais School, Depot Road, Horsham, RH13 SHR</td>
<td>Community School</td>
<td>Outstanding</td>
<td>301</td>
<td>85%</td>
<td>86%</td>
<td>85%</td>
<td>80%</td>
</tr>
<tr>
<td>2.08 km</td>
<td>Tanbridge House School, Farthings Hill, Guildford Road, Horsham, RH12 1SR</td>
<td>Community School</td>
<td>Outstanding</td>
<td>192</td>
<td>81%</td>
<td>77%</td>
<td>64%</td>
<td>66%</td>
</tr>
<tr>
<td>3.32 km</td>
<td>Christ’s Hospital, Horsham, RH13 0LJ</td>
<td>Other Independent School</td>
<td>No Data Available</td>
<td>138</td>
<td>N/A</td>
<td>98%</td>
<td>97%</td>
<td>N/A</td>
</tr>
</tbody>
</table>

Secondary Schools - Key Stage 5

<table>
<thead>
<tr>
<th>Distance</th>
<th>Name and Address</th>
<th>School Type</th>
<th>Inspection Rating</th>
<th>No. of Eligible Pupils</th>
<th>% achieving 3 or more A levels or equivalent</th>
<th>Average Points per Pupil</th>
</tr>
</thead>
<tbody>
<tr>
<td>1.44 km</td>
<td>The College of Richard Collyer In Horsham, Hurst Road, Horsham, RH12 2EJ</td>
<td>Further Education</td>
<td>No Data Available</td>
<td>666</td>
<td>84%</td>
<td>215.6</td>
</tr>
<tr>
<td>1.44 km</td>
<td>Christ’s Hospital, Horsham, RH13 0LJ</td>
<td>Other Independent School</td>
<td>No Data Available</td>
<td>125</td>
<td>96%</td>
<td>224.9</td>
</tr>
<tr>
<td>4.72 km</td>
<td>Farlington School, Strood Park, Horsham, RH12 3PN</td>
<td>Other Independent School</td>
<td>No Data Available</td>
<td>26</td>
<td>69%</td>
<td>229.4</td>
</tr>
</tbody>
</table>

Report Reference: GS-1434767

If you would like any further assistance regarding this report then please contact GroundSure on (T) 08444 159 000, email: info@groundsure.com
<table>
<thead>
<tr>
<th>Distance (km)</th>
<th>School Name</th>
<th>School Type</th>
<th>Improvement Required</th>
<th>Average Points per Pupil</th>
</tr>
</thead>
<tbody>
<tr>
<td>9.52</td>
<td>Holy Trinity CofE Secondary School, Crawley, Buckwood Drive, Gossops Green, Crawley, RH11 8JE</td>
<td>Voluntary Aided School</td>
<td>Requires Improvement</td>
<td>112</td>
</tr>
<tr>
<td>10.12</td>
<td>St Wilfrid's Catholic Comprehensive School, Crawley, Old Horsham Road, Crawley, RH11 8PG</td>
<td>Voluntary Aided School</td>
<td>Good</td>
<td>64</td>
</tr>
</tbody>
</table>
# Universities and Colleges - Locations

The following records within 2000m have been found within this search. These records are not displayed on mapping.

<table>
<thead>
<tr>
<th>Distance</th>
<th>Direction</th>
<th>Class</th>
<th>Name and Address</th>
</tr>
</thead>
<tbody>
<tr>
<td>1383.0</td>
<td>N</td>
<td>Further Education Establishments</td>
<td>The College of Richard Collyer, Dept Of Mathematics, Hurst Road, Horsham, West Sussex, RH12 2EJ</td>
</tr>
<tr>
<td>1439.0</td>
<td>N</td>
<td>Further Education Establishments</td>
<td>The College of Richard Collyer, 82, Hurst Road, Horsham, West Sussex, RH12 2EJ</td>
</tr>
</tbody>
</table>

---

**Report Reference:** GS-1434767

If you would like any further assistance regarding this report then please contact GroundSure on (T) 08444 159 000, email: info@groundsure.com
Crime Information

Crime Information is sourced from the Home Office Crime Statistics for England and Wales. The database details recorded crime levels for six key offences.

All crime rates are based on mid-2004 population estimates supplied by the Office for National Statistics.

Caution needs to be taken when considering crime rates of city centre areas, due to the very small population and household levels in these areas. The very high reported crime rates in city centres are partly due to the use of small resident population and household figures as the denominator of the crime rate. The ‘transient population’ that migrates into these areas on a daily basis, either for work or leisure, will not be reflected in the resident population figures.

Changes in population estimates between years must also be borne in mind when comparing changes in crime rates.

Further information on postcode-level crime statistics can be viewed here: www.police.uk

Violent Crime

The following violent crime data is available for your search area:

<table>
<thead>
<tr>
<th>Crime Type</th>
<th>Offences recorded 07/08</th>
<th>Offences recorded 08/09</th>
<th>Per 1,000 population 08/09</th>
</tr>
</thead>
<tbody>
<tr>
<td>Violence against the person</td>
<td>1107 (national average: 2512)</td>
<td>1021 (national average: 2359)</td>
<td>7.86 (national average: 15)</td>
</tr>
</tbody>
</table>

Sexual Crime

The following sexual crime data is available for your search area:

<table>
<thead>
<tr>
<th>Crime Type</th>
<th>Offences recorded 07/08</th>
<th>Offences recorded 08/09</th>
<th>Per 1,000 population 08/09</th>
</tr>
</thead>
<tbody>
<tr>
<td>Sexual offences</td>
<td>74 (national average: 140)</td>
<td>88 (national average: 134)</td>
<td>0.68 (national average: 0.9)</td>
</tr>
</tbody>
</table>

Robbery Crime

The following robbery crime data is available for your search area:

<table>
<thead>
<tr>
<th>Crime Type</th>
<th>Offences recorded 07/08</th>
<th>Offences recorded 08/09</th>
<th>Per 1,000 population 08/09</th>
</tr>
</thead>
<tbody>
<tr>
<td>Robbery</td>
<td>32 (national average: 225)</td>
<td>34 (national average: 214)</td>
<td>0.26 (national average: 1)</td>
</tr>
</tbody>
</table>

Burglary Crime

The following burglary crime data is available for your search area:

<table>
<thead>
<tr>
<th>Crime Type</th>
<th>Offences recorded 07/08</th>
<th>Offences recorded 08/09</th>
<th>Per 1,000 population 08/09</th>
</tr>
</thead>
<tbody>
<tr>
<td>Burglary</td>
<td>763 (national average: 1580)</td>
<td>688 (national average: 1554)</td>
<td>5.3 (national average: 4)</td>
</tr>
</tbody>
</table>

Report Reference: GS-1434767

If you would like any further assistance regarding this report then please contact
GroundSure on (T) 08444 159 000, email: info@groundsure.com
Vehicle Crime

The following offences against vehicles data is available for your search area:

<table>
<thead>
<tr>
<th>Offences against vehicles recorded 07/08</th>
<th>Offences against vehicles recorded 08/09</th>
<th>Offences against vehicles per 1,000 population 08/09</th>
</tr>
</thead>
<tbody>
<tr>
<td>620 (national average: 1734)</td>
<td>606 (national average: 1565)</td>
<td>4.67 (national average: 9)</td>
</tr>
</tbody>
</table>

Drug Offences

The following drug offences data is available for your search area:

<table>
<thead>
<tr>
<th>Drug offences recorded 07/08</th>
<th>Drug offences recorded 08/09</th>
<th>Drug offences per 1,000 population 08/09</th>
</tr>
</thead>
<tbody>
<tr>
<td>300 (national average: 600)</td>
<td>196 (national average: 633)</td>
<td>1.51 (national average: 3.8)</td>
</tr>
</tbody>
</table>
Additional Resources

As part of your investigations and enquiries into your search property you may wish to consider investigating the following additional resources to further inform your assessment:

Development Plans
The term 'Development Plan' describes the various planning policy documents which provide planning guidance. This can be at a Regional, County, District/Borough or Unitary Authority level. These documents outline the Councils adopted land use policies and proposals and contain explanatory text and detailed maps of an area, showing the various allocations or restrictions upon the land. [www.planning-applications.co.uk/development%20plans.htm](http://www.planning-applications.co.uk/development%20plans.htm)

Conservation Areas
In the UK the term Conservation Area applies to an area considered worthy of preservation or enhancement due to its special architectural or historic interest. Properties within a conservation area will be subject to certain development controls and restrictions as defined under the Planning (Listed Buildings and Conservation Areas) Act 1990 (Section 69 and 70). [www.buildingconservation.com/articles/legislation/legislation.htm](http://www.buildingconservation.com/articles/legislation/legislation.htm)

Listed Buildings
A listed building is a building or structures officially designated as being of special architectural, historical or cultural significance. It may not be demolished, extended or altered without special permission being granted by the local planning authority. Owners of listed buildings may be duty bound to repair and maintain the building. For more information and to find out about listed buildings in your area visit this website: [www.english-heritage.org.uk](http://www.english-heritage.org.uk)

Tree Preservation Orders (TPOs)
TPOs protect important trees which have amenity value, prohibiting the cutting down, uprooting, topping, lopping, wilful damage or wilful destruction of trees without the consent of the Local Authority. The maximum penalty for carrying out works to TPO trees without consent is £20,000. For a guide to the law and best practice on Tree Preservation Orders visit this website: [www.communities.gov.uk/planningandbuilding/planning/treeshighthedges/trees](http://www.communities.gov.uk/planningandbuilding/planning/treeshighthedges/trees)

Open Access Land
The Countryside and Rights of Way Act of 2000 gives people new rights to freely walk on areas of open country and registered common land. For details of open access land in your area visit this website: [www.openaccess.gov.uk/64/html/default.htm](http://www.openaccess.gov.uk/64/html/default.htm)

Rights of Way
Public Footpaths, Bridleways and Rights of Way often cross private land. Rights of way have the same status in law as any other highway, and so should be kept open and usable. To find the location of Rights of Way in your area visit this website: [www.ordnancesurvey.co.uk/oswebsite](http://www.ordnancesurvey.co.uk/oswebsite)

The Land Registry/Registers of Scotland
The Land Registry register titles to land in England and Wales. In Scotland this is undertaken by the Registers of Scotland. Their role is to record all dealings with registered land such as sales, mortgages, and legal proceedings. If you wish to request or download copies of title information related to your property for a small fee visit these websites: [www.landreq.gov.uk](http://www.landreq.gov.uk)  [www.ros.gov.uk](http://www.ros.gov.uk)

Property Price Information
Nethouseprices provide access to UK house prices in England, Scotland and Wales, as recorded by the Land Registry (since April 2000) and the Registers of Scotland (since May 2000). To view the prices of properties sold in your area visit this website: [www.nethouseprices.com](http://www.nethouseprices.com)

Broadband Internet Access
Broadband is a high data-transmission rate internet connection. The standard technology in most areas is DSL, followed by cable modem. In some areas, particularly remote areas of low population density, Broadband may not be available. To check Broadband availability in your area visit this website: [www.broadbandchecker.co.uk](http://www.broadbandchecker.co.uk)

Report Reference: GS-1434767
If you would like any further assistance regarding this report then please contact
GroundSure on (T) 08444 159 000, email: info@groundsure.com
Contact Details

**GroundSure Helpline**
Telephone: 08444 159 000
info@groundsure.com

**Glenigan**
41-47 Seabourne Road
Bournemouth BH5 2HU
Tel: 01202 432121

**Ordnance Survey**
Adanac Drive, Southampton
SO16 0AS
Tel: 08456 050505

**Public Health England**
Public information access office, Public Health England
Wellington House, 133-155 Waterloo Road, London, SE1 8UG
Email: enquiries@phe.gov.uk
Main switchboard: 020 7654 8000

**Environment Agency**
Tel: 08708 506 506
Solent & South Downs
Guildbourne House - Chatsworth Road, Worthing, BN11 1LD
Web: www.environment-agency.gov.uk
Email: enquiries@environment-agency.gov.uk

**Local Authority details**
Horsham District Council
Address: Park North, North Street, Horsham, West Sussex, RH12 1RL
Phone: 01403 215100
Fax: Not provided
Email: contact@horsham.gov.uk
Web: www.horsham.gov.uk

**Get Mapping PLC**
Virginia Villas, High Street, Hartley Witney,
Hampshire RG27 8NW
Tel: 01252 845444

**CoPSO**
The Old Rectory, Church Lane, Thornby, Northants NN6 8SN
Tel: 0871 4237191
(www.copso.org.uk)

Acknowledgements
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This report has been prepared in accordance with the GroundSure Ltd standard Terms and Conditions of business for work of this nature.
Search Code

IMPORTANT CONSUMER PROTECTION INFORMATION

This search has been produced by GroundSure Ltd, Sovereign House, Church Street, Brighton, BN1 1UJ. Tel: 08444 159 000. Email: info@4C.groundsure.com which is registered with the Property Codes Compliance Board (PCCB) as a subscriber to the Search Code. The PCCB independently monitors how registered search firms maintain compliance with the Code.

The Search Code:
• provides protection for homebuyers, sellers, estate agents, conveyancers and mortgage lenders who rely on the information included in property search reports undertaken by subscribers on residential and commercial property within the United Kingdom
• sets out minimum standards which firms compiling and selling search reports have to meet
• promotes the best practice and quality standards within the industry for the benefit of consumers and property professionals
• enables consumers and property professionals to have confidence in firms which subscribe to the code, their products and services.

By giving you this information, the search firm is confirming that they keep to the principles of the Code. This provides important protection for you.

The Code’s core principles

Firms which subscribe to the Search Code will:

• display the Search Code logo prominently on their search reports
• act with integrity and carry out work with due skill, care and diligence
• at all times maintain adequate and appropriate insurance to protect consumers
• conduct business in an honest, fair and professional manner
• handle complaints speedily and fairly
• ensure that products and services comply with industry registration rules and standards and relevant laws
• monitor their compliance with the Code

COMPLAINTS

If you have a query or complaint about your search, you should raise it directly with the search firm, and if appropriate ask for any complaint to be considered under their formal internal complaints procedure. If you remain dissatisfied with the firm’s final response, after your complaint has been formally considered, or if the firm has exceeded the response timescales, you may refer your complaint for consideration under The Property Ombudsman scheme (TPOs). The Ombudsman can award compensation of up to £5,000 to you if he finds that you have suffered actual loss as a result of your search provider failing to keep to the Code.

Please note that all queries or complaints regarding your search should be directed to your search provider in the first instance, not to TPOs or to the PCCB.

TPOs Contact Details:

The Property Ombudsman scheme
Milford House
43-55 Milford Street
Salisbury
Wiltshire SP1 2BP
Tel: 01722 333306
Fax: 01722 332296
Email: admin@tpos.co.uk
You can get more information about the PCCB from www.propertycodes.org.uk.

PLEASE ASK YOUR SEARCH PROVIDER IF YOU WOULD LIKE A COPY OF THE SEARCH CODE

Report Reference: GS-1434767
If you would like any further assistance regarding this report then please contact
GroundSure on (T) 08444 159 000, email: info@groundsure.com
COMPLAINTS PROCEDURE

If you want to make a complaint, we will:

· Acknowledge it within 5 working days of receipt.
· Normally deal with it fully and provide a final response, in writing, within 20 working days of receipt.
· Keep you informed by letter, telephone or e-mail, as you prefer, if we need more time.
· Provide a final response, in writing, at the latest within 40 working days of receipt.
· Liaise, at your request, with anyone acting formally on your behalf.

Complaints should be sent to: Operations Director, GroundSure Ltd, Sovereign House, Church Street, Brighton, BN1 1UJ. Tel: 08444 159 000. Email: info@4C.groundsure.com

If you are not satisfied with our final response, or if we exceed the response timescales, you may refer the complaint to The Property Ombudsman scheme (TPOs): Tel: 01722 333306, E-mail: admin@tpos.co.uk.

We will co-operate fully with the Ombudsman during an investigation and comply with his final decision.
Standard Terms and Conditions

1 Definitions

In these terms and conditions unless the context otherwise requires:

“Beneficiary” means the person or entity for whose benefit the Client has obtained the Services.

“Client” means the party or parties entering into a Contract with GroundSure.

“Commercial” means any building or property which is not Residential.

“Confidential Information” means the contents of this Contract and all information received from the Client as a result of, or in connection with, this Contract other than:

(i) information which the Client can prove was rightfully in its possession prior to disclosure by GroundSure and

(ii) any information which is in the public domain (other than by virtue of a breach of this Contract).

“Support Services” means Support Services provided by GroundSure including, without limitation, interpreting third party and in-house environmental data, providing environmental support advice, undertaking environmental audits and assessments, Site investigation, Site monitoring and related items.

“Contract” means the contract between GroundSure and the Client for the provision of the Services, and which shall incorporate these terms and conditions, the Order, and the relevant User Guide.

“Third Party Data Provider” means any third party providing Third Party Content to GroundSure.

“Data Reports” means reports comprising factual data with no accompanying interpretation.

“Fees” means the fees set out in clause 5.1.

“GroundSure” means GroundSure Limited, a company registered in England and Wales under number 03421028.

“GroundSure Materials” means all materials prepared by GroundSure and provided as part of the Services, including but not limited to Third Party Content, Data Reports, Mapping, and Risk Screening Reports.

“Intellectual Property” means any patent, copyright, design rights, trade or service mark, moral rights, data protection rights, know-how or trade mark in each case whether registered or not and including applications for the same or any other rights of a similar nature anywhere in the world.

“Mapping” means a map, map data or a combination of historical maps of various ages, time periods and scales.

“Order” means an electronic, written or other order form submitted by the Client requesting Services from GroundSure in respect of a specified Site.

“Ordnance Survey” means the Secretary of State for Business, Innovation and Skills, acting through Ordnance Survey, Adanac Drive, Southampton, SO16 0AS, UK.

“Order Website” means the online platform through which Orders may be placed by the Client and accepted by GroundSure.

“Report” means a Risk Screening Report or Data Report for Commercial or Residential property.

“Residential” means any building or property used as or intended to be used as a single dwelling.

“Risk Screening Report” means a risk screening report comprising factual data with an accompanying interpretation by GroundSure.

“Services” means any Report, Mapping and/or Support Services which GroundSure has agreed to provide by accepting an Order pursuant to clause 2.6.

“Site” means the area of land in respect of which the Client has requested GroundSure to provide the Services.

“Third Party Content” means data, database information or other information which is provided to GroundSure by a Third Party Data Provider.

“User Guide” means the user guide, as amended from time to time, available upon request from GroundSure and on the website (www.groundsure.com) and forming part of this Contract.

2 Scope of Services, terms and conditions, requests for insurance and quotations

2.1 GroundSure agrees to provide the Services in accordance with this Contract.

2.2 GroundSure shall exercise reasonable skill and care in the provision of the Services.

2.3 Subject to clause 7.3 the Client acknowledges that it has not relied on any statement or representation made by or on behalf of GroundSure which is not set out and expressly agreed in writing in the Contract and all such statements and representations are hereby excluded to the fullest extent permitted by law.

2.4 The Client acknowledges that terms and conditions appearing on a Client’s order form, printed stationery or other communication, or any terms or conditions implied by custom, practice or course of dealing shall be of no effect, and that this Contract shall prevail over all others in relation to the Order.

2.5 If the Client or Beneficiary requests insurance in conjunction with or as a result of the Services, GroundSure shall use reasonable endeavours to recommend such insurance, but makes no warranty that such insurance shall be available from insurers or that it will be offered on reasonable terms. Any insurance purchased by the Client or Beneficiary shall be subject acts and omissions of those of the Client and insurers and GroundSure will have no liability therefor. In addition you acknowledge and agree that GroundSure does not act as an agent or broker for any insurance providers. The Client should take (and ensure that the Beneficiary takes) independent advice to ensure that the insurance policy requested or offered is suitable for its requirements.

2.6 GroundSure’s quotations or proposals are valid for a period of 30 days only unless an alternative period of time is explicitly stipulated by Groundsure. GroundSure reserves the right to withdraw any quotation or proposal at any time before an Order is accepted by GroundSure. GroundSure’s acceptance of an Order shall be binding only when made in writing and signed by GroundSure’s authorised representative or when accepted through the Order Website.

3 The Client’s obligations

3.1 The Client shall comply with the terms of this Contract and:

(i) procure that the Beneficiary or any third party relying on the Services complies with and acts as if it is bound by the Contract and

(ii) be liable to GroundSure for the acts and omissions of the Beneficiary or any third party relying on the Services as if such acts and omissions were those of the Client.

3.2 The Client shall be solely responsible for ensuring that the Services are appropriate and suitable for its and/or the Beneficiary’s needs.

3.3 The Client shall supply to GroundSure as soon as practicable and without charge all requisite information (and the Client warrants that such information is accurate, complete and appropriate), including without limitation any environmental information relating to the Site and shall give such assistance as GroundSure shall reasonably require in the provision of the Services including, without limitation, access to the Site, facilities and equipment.

3.4 Where the Client’s approval or decision is required to enable GroundSure to carry out work in order to provide the Services, such approval or decision shall be given or procured in reasonable time and so as not to delay or disrupt the performance of the Services.

3.5 Save as expressly permitted by this Contract the Client shall not, and shall procure that the Beneficiary shall not, re-sell, alter, add to, or amend the GroundSure Materials, or use the GroundSure Materials in a manner for which they were not intended. The Client may make the GroundSure Materials available to a third party who is considering acquiring some or all of, or providing funding in relation to, the Site, but such third party cannot rely on the same unless expressly permitted under clause 4.

3.6 The Client is responsible for maintaining the confidentiality of its user name and password if using the Order Website and the Client acknowledges that GroundSure accepts no liability of any kind for any loss or damage suffered by the Client as a consequence of using the Order Website.
4 Reliance

4.1 The Client acknowledges that the Services provided by GroundSure consist of the presentation and analysis of Third Party Content and other content and that information obtained from a Third Party Data Provider cannot be guaranteed or warranted by GroundSure to be reliable.

4.2 In respect of Data Reports, Mapping and Risk Screening Reports, the following classes of person and no other are entitled to rely on their contents:

(i) the Beneficiary,
(ii) the Beneficiary's professional advisers, (iii) any person providing funding to the Beneficiary in relation to the Site (whether directly or as part of a lending syndicate),
(iv) the first purchaser or first tenant of the Site, and
(v) the professional advisers and lenders of the first purchaser or first tenant of the Site.

4.3 In respect of Support Services, only the Client, Beneficiary and parties expressly named in a Report and no other parties are entitled to rely on its contents.

4.4 Save as set out in clauses 4.2 and 4.3 and unless otherwise expressly agreed in writing, no other person or entity of any kind is entitled to rely on any Services or Report issued or provided by GroundSure. Any party considering such Reports and Services does so at their own risk.

5 Fees and Disbursements

5.1 GroundSure shall charge and the Client shall pay fees at the rate and frequency specified in the written proposal, Order Website or Order acknowledgement form, plus (in the case of Support Services) all proper disbursements incurred by GroundSure. The Client shall in addition pay all value added tax or other tax payable on such fees and disbursements in relation to the provision of the Services (together “Fees”).

5.2 The Client shall pay all outstanding Fees to GroundSure in full without deduction, counterclaim or set off within 30 days of the date of GroundSure’s invoice or such other period as may be agreed in writing between GroundSure and the Client ("Payment Date"). Interest on late payments will accrue on a daily basis from the Payment Date until the date of payment (whether before or after judgment) at the rate of 8% per annum.

5.3 The Client shall be deemed to have agreed the amount of any invoice unless an objection is made in writing within 28 days of the date of the invoice. As soon as reasonably practicable after being notified of an objection, without prejudice to clause 5.2, a member of GroundSure’s management team will contact the Client and the parties shall then use all reasonable endeavours to resolve the dispute within 15 days.

6 Intellectual Property and Confidentiality

6.1 Subject to

(i) full payment of all relevant Fees and
(ii) compliance with this Contract, the Client is granted (and is permitted to sub-licence to the Beneficiary) a royalty-free, worldwide, non-assignable and (save to the extent set out in this Contract) non-transferable licence to make use of the GroundSure Materials and

6.2 All Intellectual Property in the GroundSure Materials are and shall remain owned by GroundSure or GroundSure’s licensors (including without limitation the Third Party Data Providers) the Client acknowledges, and shall procure acknowledgement by the Beneficiary of, such ownership. Nothing in this Contract purports to transfer or assign any rights to the Client or the Beneficiary in respect of Intellectual Property.

6.3 Third Party Data Providers may enforce any breach of clauses 6.1 and 6.2 against the Client or Beneficiary.

6.4 The Client shall, and shall procure that any recipients of the GroundSure Materials shall:

(i) not remove, suppress or modify any trade mark, copyright or other proprietary notice or warning belonging to GroundSure or any third party from the Services;
(ii) use the information obtained as part of the Services in respect of the subject Site only, and shall not store or reuse any information obtained as part of the Services provided in respect of adjacent or nearby sites;
(iii) not create a new product or report which is derived directly or indirectly from the Services (save that those acting in a professional capacity to the Beneficiary may provide advice based upon the Services);
(iv) not combine the Services with or incorporate such Services into any other information data or service;
(v) not reformat or otherwise change (whether by modification, addition or enhancement), the Services (save or those acting for the Beneficiary in a professional capacity shall not be in breach of this clause 6.4(v) where such reformatting is in the normal course of providing advice based upon the Services);
(vi) where a Report and/or Mapping contains material belonging to Ordnance Survey, acknowledge and agree that such content is protected by Crown Copyright and shall not use such content for any purpose not outside of receiving the Services; and
(vii) not copy in whole or in part by any means any map prints or run-on copies containing content belonging to Ordnance Survey (other than that contained within Ordnance Survey’s OS Street Map) without first being in possession of a valid Paper Map Copying Licence from Ordnance Survey.

6.5 Notwithstanding clause 6.4, the Client may make reasonable use of the GroundSure Materials in order to Advise the Beneficiary in a professional capacity. However, GroundSure shall have no liability in respect of any advice, opinion or report given or provided to Beneficiaries by the Client.

6.6 The Client shall procure that any person to whom the Services are made available shall notify GroundSure of any request or requirement to disclose, publish or disseminate any information contained in the Services in accordance with the Freedom of Information Act 2000, the Environmental Information Regulations 2004 or any associated legislation or regulations in force from time to time.

7. Liability: Particular Attention Should Be Paid To This Clause

7.1 This Clause 7 sets out the entire liability of GroundSure, including any liability for the acts or omissions of its employees, agents, consultants, subcontractors and Third Party Content, in respect of:

(i) any breach of contract, including any deliberate breach of the Contract by GroundSure or its employees, agents or subcontractors;
(ii) any use made of the Reports, Services, Materials or any information contained in the Services and/or Data Reports, without the express permission of GroundSure; and
(iii) any representation, statement or tortious act or omission (including negligence) arising under or in connection with the Contract.

7.2 All warranties, conditions and other terms implied by statute or common law are, to the fullest extent permitted by law, excluded from the Contract.

7.3 Neither the Contract nor the Contract terms nor the Company limits or excludes the liability of the Supplier for death or personal injury resulting from negligence, or for any damage or liability incurred by the Client or Beneficiary as a result of fraud or fraudulent misrepresentation.

7.4 GroundSure shall not be liable for

(i) loss of profits;
(ii) loss of business;
(iii) depletion of goodwill and/or similar losses;
(iv) loss of anticipated savings;
(v) loss of goods;
(vi) loss of contract;
(vii) loss of use;
(viii) loss or corruption of data or information;
(ix) business interruption;
(x) any kind of special, indirect, consequential or pure economic loss, costs, damages, charges or expenses;
(xi) loss or damage that arise as a result of the use of all or part of the GroundSure Materials in breach of the Contract;
(xii) loss or damage arising as a result of any error, omission or inaccuracy in any part of the GroundSure Materials where such error, omission or inaccuracy is caused by any Third Party Content or any reasonable interpretation of Third Party Content;
(xiii) loss or damage to a computer, software, modem, telephone or other property; and
(xiv) loss or damage caused by a delay or loss of use of GroundSure’s internet ordering service.

7.5 GroundSure’s total liability in relation to or under the Contract shall be limited to £10 million for any claim or claims.

7.6 GroundSure shall procure that the Beneficiary shall be bound by limitations and exclusions of liability in favour of GroundSure which accord with those detailed in clauses 7.4 and 7.5 (subject to clause 7.3) in respect of all claims which the Beneficiary may bring against GroundSure in relation to the Services or other matters arising pursuant to the Contract.

8 GroundSure’s right to suspend or terminate

8.1 If GroundSure reasonably believes that the Client or Beneficiary has not provided the information or assistance required to enable the proper provision of the Services,
GroundSure shall be entitled to suspend all further performance of the Services until such time as any such deficiency has been made good.

8.2 GroundSure shall be entitled to terminate the Contract immediately on written notice in the event that:

(i) the Client fails to pay any sum due to GroundSure within 30 days of the Payment Date; or

(ii) the Client (being an individual) has a bankruptcy order made against him or (being a company) shall enter into liquidation whether compulsory or voluntary or have an administration order made against it or if a receiver shall be appointed over the whole or any part of its property assets or undertaking or if the Client is struck off the Register of Companies or dissolved;

(iii) the Client being a company is unable to pay its debts within the meaning of Section 123 of the Insolvency Act 1986 or being an individual appears unable to pay his debts within the meaning of Section 268 of the Insolvency Act 1986 or if the Client shall enter into a composition or arrangement with the Client’s creditors or shall suffer distress or execution to be levied on his goods; or

(iv) the Client or the Beneficiary breaches any term of the Contract (including, but not limited to, the obligations in clause 4) which is incapable of remedy or if remediable, is not remedied within five days of notice of the breach.

9. Client’s Right to Terminate and Suspend

9.1 Subject to clause 10.1, the Client may at any time upon written notice terminate or suspend the provision of all or any of the Services.

9.2 In any event, where the Client is a consumer (and not a business) he/she hereby expressly acknowledges and agrees that:

(i) the supply of Services under this Contract (and therefore the performance of this Contract) commences immediately upon GroundSure’s acceptance of the Order; and

(ii) the Reports and/or Mapping provided under this Contract are supplied to the Client’s specification(s) and in any event (b) by their nature cannot be returned.

10 Consequences of Withdrawal, Termination or Suspension

10.1 Upon termination of the Contract:

(i) GroundSure shall take steps to bring to an end the Services in an orderly manner, vacate any Site with all reasonable speed and shall deliver to the Client and/or Beneficiary any property of the Client and/or Beneficiary in GroundSure’s possession or control; and

(ii) the Client shall pay to GroundSure all and any Fees payable in respect of the performance of the Services up to the date of termination or suspension. In respect of any Support Services provided, the Client shall also pay GroundSure any additional costs incurred in relation to the termination or suspension of the Contract. 11 Anti-Bribery

11.1 The Client warrants that it shall:

(i) comply with all applicable laws, statutes and regulations relating to anti-bribery and anti-corruption including but not limited to the Bribery Act 2010;

(ii) comply with such of GroundSure’s anti-bribery and anti-corruption policies as are notified to the Client from time to time; and

(iii) promptly report to GroundSure any request or demand for any undue financial or other advantage of any kind received by or on behalf of the Client in connection with the performance of this Contract.

11.2 Breach of this Clause 11 shall be deemed a material breach of this Contract.

12 General

12.1 The Mapping contained in the Services is protected by Crown copyright and must not be used for any purpose other than as part of the Services or as specifically provided in the Contract.

12.2 The Client shall be permitted to make one copy only of each Report or Mapping Order. Thereafter the Client shall be entitled to make unlimited copies of the Report or Mapping Order only in accordance with an Ordnance Survey paper map copy license available through GroundSure.

12.3 GroundSure reserves the right to amend or vary this Contract. No amendment or variation to this Contract shall be valid unless signed by an authorised representative of GroundSure.

12.4 No failure on the part of GroundSure to exercise, and no delay in exercising, any right, power or provision under this Contract shall operate as a waiver thereof.

12.5 Save as expressly provided in this Contract, no other person other than the persons set out therein shall have any right under this Contract (Rights of Third Parties) Act 1999 to enforce any terms of the Contract.

12.6 The Secretary of State for Business, Innovation and Skills ("BIS") or BIS’ successor body, as the case may be, is acting or Ordnance Survey may enforce a breach of clause 6.4(vi) and clause 6.4(vi) of these terms and conditions against the Client in accordance with the provisions of the Contracts (Rights of Third Parties) Act 1999.

12.7 GroundSure shall not be liable to the Client if the provision of the Services is delayed or prevented by one or more of the following circumstances:

(i) the Client or Beneficiary’s failure to provide facilities, access or information;

(ii) fire, storm, flood, tempest or epidemic;

(iii) Acts of God or the public enemy;

(iv) riot, civil commotion or war;

(v) strikes, labour disputes or industrial action;

(vi) acts or regulations of any governmental or other agency;

(vii) suspension or delay of services at public registries by Third Party Data Providers;

(viii) changes in law; or

(ix) any other reason beyond GroundSure’s reasonable control.

In the event that GroundSure is prevented from performing the Services (or any part thereof) in accordance with this clause 12.6 for a period of not less than 30 days then GroundSure shall be entitled to terminate this Contract immediately on written notice to the Client.

12.8 Any notice provided shall be in writing and shall be deemed to be properly given if delivered by hand or sent by first class post, facsimile or by email to the address, facsimile number or email address of the relevant party as may have been notified by each party to the other for such purpose or in the absence of such notification the last known address.

12.9 Such notice shall be deemed to have been received on the day of delivery if delivered by hand, facsimile or email (save to the extent such day is not a working day where it shall be deemed to have been delivered on the next working day) and on the second working day after the day of posting if sent by first class post.

12.10 The Contract constitutes the entire agreement between the parties and shall supersede all previous arrangements between the parties relating to the subject matter hereof.

12.11 Each of the provisions of the Contract is severable and distinct from the others and if one or more provisions is or should become invalid, illegal or unenforceable, the validity and enforceability of the remaining provisions shall not in any way be tainted or impaired.

12.12 This Contract shall be governed by and construed in accordance with English law and any proceedings arising out of or connected with this Contract shall be subject to the exclusive jurisdiction of the English courts.

© GroundSure Limited June 2013
Important Consumer Protection Information

This search has been produced by DevAssist (DevAssist is the trading name for Amicus Europe Ltd.)
Crown House, High Street, East Grinstead, West Sussex, RH19 3AF.
e. info@dev-assist.co.uk, t: 01342 890010, f: 01342 313512 which is registered with the Property Codes Compliance Board (PCCB) as a subscriber to the Search Code. The PCCB independently monitors how registered search firms maintain compliance with the Code. The Search Code:
Provides protection for homebuyers, sellers, estate agents, conveyancers and mortgage lenders who rely on the information included in property search reports undertaken by subscribers on residential and commercial property within the United Kingdom sets out minimum standards which firms compiling and selling search reports have to meet promotes the best practice and quality standards within the industry for the benefit of consumers and property professionals enables consumers and property professionals to have confidence in firms which subscribe to the code, their products and services.
By giving you this information, the search firm is confirming that they keep to the principles of the Code. This provides important protection for you.

The Code’s core principles
Firms which subscribe to the Search Code will:
- Display the Code logo prominently on their search reports.
- Act with integrity and carry out work with due skill, care and diligence.
- At all times maintain adequate and appropriate insurance to protect consumers.
- Conduct business in an honest, fair and professional manner.
- Handle complaints speedily and fairly.
- Ensure that all search services comply with the law, registration rules and standards.
- Monitor their compliance with the Code.

Complaints
If you have a query or complaint about your search, you should raise it directly with the search firm, and if appropriate ask for any complaint to be considered under their formal internal complaints procedure. If you remain dissatisfied with the firm’s final response, after your complaint has been formally considered, or if the firm has exceeded the response timescales, you may refer your complaint for consideration under The Property Ombudsman scheme (TPOs). The Ombudsman can award compensation of up to £5,000 to you if he finds that you have suffered actual loss as a result of your search provider failing to keep to the Code.

Please note that all queries or complaints regarding your search should be directed to your search provider in the first instance, not to TPOs or to the PCCB.

TPOs Contact Details:
The Property Ombudsman scheme
Milford House,
43-55 Milford Street,
Salisbury,
Wiltshire
SP1 2BP
Tel: 01722 333306
Fax: 01722 332296
Email: admin@tpos.co.uk

You can get more information about the PCCB from www.propertycodes.org.uk.

PLEASE ASK YOUR SEARCH PROVIDER IF YOU WOULD LIKE A COPY OF THE SEARCH CODE DevAssist Internal Complaints Procedure

DevAssist has a formal internal complaints procedure for handling complaints speedily and fairly. If you wish to make a complaint about your search report, please contact us at:
Crown House,
East Grinstead,
West Sussex,
RH19 3AF
info@dev-assist.co.uk
tel.: 01342 890010

We will:
1. Acknowledge your complaint within 5 working days of receipt;
2. Try and resolve your complaint fully within 20 working days of receipt. If there are valid reasons why it may take longer to consider your complaint, we will keep you fully informed in writing (or via telephone or email if you prefer) and provide a response within a maximum of 40 working days;
3. Liaise with counselling organisations acting on your behalf, if you ask us to;
4. Send you a final response about the complaint in writing.

If you are not satisfied with our final response, you may refer the complaint to The Property Ombudsman scheme (TPOs). We will co-operate with TPOs whilst it investigates any complaint and comply with any decision it makes.
1. Definitions

In these Terms the following words shall have the following meanings:

1.1 “Intellectual Property Rights” means copyright, patents, design right (registered or unregistered), trade marks (registered or unregistered), database right, and any other similar rights.

1.2 “Interest” means interest on all sums at a rate of 5% above Bank of England Base Rate.

1.3 “Our” means DevAssist Ltd, a company incorporated in England and Wales with registered number (7952151) and whose registered office is situated at 73 CHURCH RD, HONE, EAST SYNCH, BN3 2BB.

1.4 “You” and “Your” are references to the individual, company, partnership or organisation which makes an Order.

1.5 “Order” means the request for Services by You to which these Terms relate.

1.6 “Property” means an address or location for which DevAssist provides a Service.

1.7 “Supplier” means any organisation or third party who provides data or information of any form to DevAssist for the purposes of providing the Services.

1.8 “Terms” means these terms and conditions of business.

1.9 “Website” means our website located at www.devassist.co.uk.

1.10 “We”, “Us”, “Our”, DevCheck, DevAssist, DevHelp, DevAssist are references to DevAssist Ltd a company incorporated in England and Wales with registered number (7952151) and whose registered office is situated at 73 CHURCH RD, HONE, EAST SYNCH, BN3 2BB.

2. Agreement

2.1 The agreement between You and DevAssist shall come into existence when DevAssist accepts your completed Order.

2.2 These Terms, as maybe varied from time to time, shall govern the agreement between You and DevAssist to the exclusion of all other terms and conditions.

2.3 DevAssist reserves the right to be deemed to have accepted these Terms and You agree to be bound by these Terms when You place any Order. Your continued use of the Services shall amount to your acceptance of these Terms.

2.4 These Terms together with the Literature and Order comprise the whole agreement relating to the supply of the Services to You by DevAssist. You have not relied upon any representations save in so far as the same have been expressly incorporated in these Terms and You agree that you shall have no remedy in respect of any misrepresentation (other than fraudulent misrepresentation) which has not become a term of these Terms.

3. Services

3.1 DevAssist shall use reasonable care and skill in providing the Services to You and shall use only established and trusted suppliers where obtaining information or data from third parties. Where Suppliers require or provide their own conditions for use to which you are required to be a party you agree to enter into the relevant contract with the Supplier.

3.2 DevAssist reserves the right to make changes to the Services described in our Literature to conform with any applicable statutory requirements or which we deem appropriate in our sole discretion.

3.3 Our Services are provided solely for Your use, or the use of Your Clients on whose behalf You have commissioned the Services, and shall not be used or relied upon by any other party, without Our written consent.

4. Price and Payment

4.1 The price payable for the Services shall be in pounds sterling as set out in the Literature. The price for the Services shall be exclusive of any value added tax or other similar taxes or levies, which You shall be additionally liable to pay to DevAssist.

4.2 Payment is due in full from You within 30 days of the date of Our invoice (or as contracted without deduction, counterclaim or set off.

4.3 DevAssist reserves the right to amend its prices from time to time and the Services will be charged at the price applicable at the date on which an Order is submitted.

4.4 If You fail to pay Our invoice or before the due date, DevAssist may charge You interest on the late payment at the prevailing statutory rate pursuant to the Late Payment of Commercial Debts (Interest) Act 1998 until the outstanding payment is made in full.

5. Cancellation of Services

5.1 If You want to cancel an Order submitted to Us then You must notify Us in writing as soon as reasonably practicable after the Order has been submitted. Unless otherwise agreed by Us in writing, You shall remain liable for any expenses or disbursements We may have incurred prior to receiving your notice of cancellation. All expenses or disbursement must be paid in accordance with Term 4.2.

6. Termination

6.1 DevAssist may suspend or terminate any agreement with You without any liability to You with immediate effect if at any time:

(i) You fail to make any payment due in accordance with Term 4;
(ii) You repeatedly breach or commit or cause to be committed a material breach of these Terms;
(iii) You commit a breach and You fail to remedy the breach within 7 days of receipt of a written notice to do so.

6.2 If the agreement is terminated under this Term 6 and You have made an advance payment We will refund You a reasonable proportion of the balance as determined by Us having regard to the value of Services already provided to You.

7. Events Beyond Our Control

7.1 We shall not be liable for any failure to perform any liability to You, to the extent of the provision of the Services (as set out in a particular Order) or reduce the volume of the Services ordered by You if we are prevented from or delayed in the carrying on of Our Business due to circumstances outside Our control, and if the event in question continues for a continuous period in excess of [80] days. You shall be entitled to give notice in writing to us to terminate the agreement.

8. Warranties and Limitation of Liability

8.1 We provide warranties and accept liability only to the extent stated in this Term 8.

8.2 We do not exclude or restrict our liability for death or personal injury caused by our negligence or any other liability the exclusion of which is expressly prohibited by law.

8.3 Unless otherwise indicated on the front page of the Report, We confirm that any individuals within Our organisation who have had dealings with You have not had any personal or business relationship with any individual involved in the sale of or dealings with the Property.

8.4 In providing the Services You acknowledge and accept that:

(i) In providing the Services, We undertake no obligation to provide You with any training, advice or any other assistance or services;
(ii) DevAssist shall not be liable for any indirect or consequential loss, damage or expenses (including loss of profits, loss of contracts, business or goodwill) howsoever arising out of any problem, event, occurrence or default, however caused;
(iii) The Services do not include any information relating to the value or worth of the Property or the Consequences of any bargain.

8.5 In connection with the Report You undertake to make a reasonable inspection of any results set out in the Report and must use all reasonable care and skill in using the Services.

9. Intellectual Property Rights

9.1 You acknowledge that all Intellectual Property Rights in the Services are and shall remain owned by DevAssist for the purposes of providing the Services. DevAssist shall not be deemed to have waived or abandoned any of its rights to the extent that We have not notified You in writing that We do not consider it appropriate to do so.

9.2 You agree that You will procure that Your clients on whose behalf You have commissioned the Services are aware of any rights to You in respect of the Intellectual Property Rights.

9.3 You agree that You will procure that Your clients on whose behalf You have commissioned the Services are aware of any rights to You in respect of the Intellectual Property Rights.

9.4 You agree that We own the right to use Your name, marks and other intellectual property rights as agent for the Client. This undertaking is strictly subject to the following conditions:-

(i) Any such claim is of a material nature and arises solely and directly out of the inaccuracies, errors or omissions of the data provided by the Supplier.
(ii) If You request that the Suppliers provide any information or data for the course of action You have chosen to take.
(iii) If You have used all reasonable endeavours to mitigate any loss or damage You have suffered as a result of the inaccuracies errors or omissions of the data provided by the Supplier.
(iv) If You agree to the conditions agreed for the course of action You have chosen to take.

10. General

10.1 You shall not be entitled to assign or sub-contract the services contained in these Terms or a permitted assignee.

10.2 We may assign the agreement or any part of it to any person, firm or company. The parties to these Terms do not intend that any term of Our agreement shall be enforceable by virtue of the Contracts (Rights of Third Parties) Act 1999 by any person that is not a party to these Terms.

10.3 If You are in breach of any term of these Terms, We may (but shall not be obliged to) give You a written notice to cease any action or default by DevAssist.

10.4 Failure or delay by Us in enforcing partially or partially enforcing any provision of the agreement will not be deemed a waiver of a right of action.

10.5 Any waiver by Us of any breach of, or any default under, any provision of the agreement by You will not be deemed a waiver of any subsequent breach or default and will in no way affect the other terms of the agreement.

10.6 If any provision or a part of a provision is held to be invalid or unenforceable by any court or other body of competent jurisdiction, that provision or part of that provision shall be deemed severable and the other provisions or the remainder of the relevant provision will continue in full force and effect.

10.7 Any notice sent to You in accordance with these Terms shall be deemed to have been served in writing and sent to DevAssist’s registered office address as stipulated in Term 1.12 or Your address as stipulated in the Order.

10.8 The Agreement shall be governed and construed in accordance with English Law and shall be subject to the non-exclusive jurisdiction of the English Courts.
INFORMATION ACCURACY INDEMNITY BLOCK POLICY
(DEVASSIST SEARCH –RESIDENTIAL)

To the Policyholder/Intermediary
This document must be revealed to the ultimate insured (including any lender which may be insured by the policy) before conclusion of the insurance contract.

If you are a solicitor, you should disclose this document to your client and/or their lender and/or the purchaser’s solicitors for the benefit of their client and/or their lender prior to the conclusion of the insurance contract. We assume that you are authorised by the Financial Services Authority (FSA) or otherwise licensed (where applicable) to provide insurance mediation activities.

If you are a broker, you should disclose this document in accordance with the FSA rules.

To the Insured
This document provides a summary of the cover provided under the policy purchased. It does not contain the full terms and conditions of the policy and you should therefore read this summary in conjunction with the full policy wording which is available upon request from Northcott Beaton to ensure you are fully aware of the terms and conditions of the cover provided.

The Underwriter of this policy is:-
Stewart Title Limited (‘ST’) of 3rd Floor, 6 Henrietta Street, London WC2E 8PS (ST’s address’). The Policyholder is Northcott Beaton Limited (‘NB’) of 70 Fore Street Heavitree, Exeter, EX1 2RR

Summary of insurance and cover provided by this policy.
If you are a Buyer (as defined by the policy) who has requested or has been provided with a Devcheck Search (’the Search’) or if you are a lender to the Buyer or are lending in a remortgage scenario this is an indemnity policy relating to the Search. In the event that information given in the Search is incorrect due to the negligence of or an error by DevAssist. If you are a Buyer cover is for your loss being the difference in market value for the Property with the correct information as opposed to that with the information actually supplied in the Search.
The Maximum Liability is the lesser of the purchase price or £1 million in a purchase scenario or the mortgage advance or £1 million in a remortgage scenario.

Significant features or benefits under this policy.
This policy is on an indemnity basis. The purpose of this type of policy is to protect you so that you are reimbursable with the financial loss you may incur which results in a claim under the policy and to ensure that you are placed back in the same position you enjoyed or should have enjoyed prior to the claim (subject to the terms and conditions of the policy). There is a Maximum Liability which we will pay and this is set out in the definition of that term.

Significant Conditions or Exclusions under this policy.
Significant conditions:-
• You must notify us immediately once any inaccuracy in the Search comes to your attention and co-operate fully with all reasonable requests by us for information and documentation and shall, at our expense, take any action required by ST to mitigate any loss or potential loss arising as a result of the Adverse Entry.
• If you knowingly make a claim which is false or fraudulent in any respect the cover provided under this Policy shall become void with immediate effect.
• This Policy does not cover any loss which at the time of the loss is insured by any other policy of insurance other than any excess beyond the amount payable under such other policy.
• any act or omission by you, which in whole or part induces a claim under this policy, will prejudice your position and could void the policy
• you or your professional legal advisors should not take any steps to compromise or settle a claim without ST’s prior written consent

Exclusions:-You are not insured:-
 a. In respect of any inaccuracy of which you or your legal representative had Knowledge as at the Effective Date and/or
 b. In respect of any information which is adverse to the value of the Property and which is actually revealed by the Devcheck Search and/or
 c. In respect of any entry in the Devcheck Report relating to any enhancement to the value of the Property by any development opportunity for the Property itself and/or
 d. Any information adverse to the value of the Property which becomes apparent after the Effective Date and/or
 e. Anything adverse to the value of the Property not covered by the Devcheck Search for example development to large buildings suitable for conversion or replaced with another structure that is made up of flats or split vertically, one for one replacements, extensions or home improvements.
 f. Any error or omission by any organisation or third party which provides information or data of any form to Devassist for the purpose of the compilation of the Devcheck Report and/or
 g. Where the cover is in respect of a remortgage the cover provided by this policy will apply for to the lender only.

A full list of Conditions and Exclusions is contained in the policy.

What is the Policy term?
There is no fixed term – usually the policy will expire upon your ceasing to be the owner of the property or if you are lending under the terms of a mortgage over the Property the date on which your loan is repaid or the Property ceases to be subject to your mortgage.
Updating the cover.
ST can consider requests to increase or extend cover. ST will not however provide advice thereon or recommend how you should proceed. You will need to make your own choice about how to proceed and we recommend that this is done with guidance from your professional legal conveyancing advisor and the Policyholder.

Rights of cancellation.
You have a right to cancel your policy within 14 days of the commencement of the contract or receipt of the policy whichever is later. Where performance of the contract has commenced at your request before expiry of the cancellation period we may require you to pay for the cover actually provided in connection with the policy. The amount will be in proportion to the extent of the cover already provided to you in comparison with the full coverage of the contract.

Claims under this policy

If you wish to notify a claim under this policy, please contact us in writing immediately you become aware of the claim with as much detail as is available for the attention of the Company Solicitor at ST’s address.

What if you have a complaint?
If you wish to register a complaint, please contact us by writing to ‘The Company Solicitor’ at ST’s address or, if you are not satisfied with the response, to the Financial Ombudsman Service whose current address is in the Policy.

The Financial Services Compensation Scheme (FSCS)
We are covered by the FSCS. You may be entitled to compensation from the scheme if we cannot meet our obligations. This will depend on the type of business and the circumstances of the claim. Further information about compensation scheme arrangements is available from the FSCS currently contactable at 7th Floor Lloyds Chambers, Portsoken Street, London E1 8BN.