This report is issued for the site described as: Sample Site

Report Reference 236016298_1_1
National Grid Reference 531030 104200
Customer Reference Sample_HWS
Report Date 26 February 2020

CONTACT DETAILS
If you require assistance please contact our customer services team on:
0844 844 9966
or by email at: helpdesk@landmark.co.uk

The Responsible Authorities for the site are:
Brighton & Hove City Council
Understanding This Report

This report identifies matters relating to roads, footpaths and public rights of way within and abutting the site boundary. However, where all immediate areas are privately maintained we will indicate the extent of the nearest adopted highway.

Section 1: Roads

Section 1a: Roads, Footpaths and Verges
Identifies road, footpath and verge orders in the vicinity of the site; states their adoption status and details who is responsible for their maintenance. The reply to this enquiry is restricted to highways maintainable at the public expense as defined by s.36 of the Highways Act 1980. This will include relevant details of trunk roads maintained by the Highways Agency.

Section 1b: Traffic Schemes and Orders
Identifies any road improvement schemes or traffic regulation orders in the vicinity of the site.

Please note that in some circumstances road closure orders can be obtained by third parties from Magistrates Courts or can be made by the Secretary of State without involving the local authority.

Section 2: Roadworks

Section 2a: Traffic Alerts
Identifies temporary road works in the vicinity of the site and describes the anticipated impact.

Section 3: Rights of Access

Section 3a: Existing Rights of Way
There is a statutory duty for certain local authorities known as surveying authorities to maintain a Definitive Map and statement which records all public rights of way in their surveying area. Not all paths which are open for use by the public are rights of way or maintainable at public expense. Anyone can walk on a public right of way, but there may be restrictions on accessing such paths using other forms of transport.

Section 3b: Proposed or Amended Rights of Way
Details any amendments or proposals to amend Public Rights of Way.

Next Steps:

For help with the report contact our Customer Services Team on 0844 844 9966 or email helpdesk@landmark.co.uk

If you would like any further information regarding adoption status or Rights of Access amendments please contact the relevant responsible authority. The authority’s contact details can be found in the Useful Contacts section of this report.
Section 1a: Roads, Footpaths and Verges

The following section shows the extent of publicly maintainable roads, footpaths and verges in and about the site.

Roads investigated are shown coloured on the plan and listed by status in the table. Uncoloured roads have not been checked.
## Section 1a: Roads, Footpaths and Verges

<table>
<thead>
<tr>
<th>Road Name</th>
<th>Road Maintenance Status</th>
<th>Footway Maintenance Status</th>
<th>Verge Maintenance Status</th>
</tr>
</thead>
<tbody>
<tr>
<td>Clarence Yard, Brighton</td>
<td>Private</td>
<td>None</td>
<td>None</td>
</tr>
<tr>
<td>Meeting House Lane, Brighton</td>
<td>Public</td>
<td>Public</td>
<td>None</td>
</tr>
<tr>
<td>Ship Street Court, Brighton</td>
<td>None</td>
<td>Private</td>
<td>None</td>
</tr>
<tr>
<td>Ship Street, Brighton</td>
<td>Public</td>
<td>Public</td>
<td>None</td>
</tr>
</tbody>
</table>

### Notes

*It should be noted that this information relates to the party responsible for maintenance, and makes no statement regarding ownership.*
Section 1b: Traffic Schemes and Orders

The following section shows improvement schemes and records listed in local authority and Highways Agency records which affect roads in the vicinity of the site.

In some circumstances road closure orders can be obtained by third parties from Magistrates Courts or can be made by the Secretary of State without involving the local authority.
## Section 1b: Traffic Schemes and Orders

<table>
<thead>
<tr>
<th>ID</th>
<th>Source</th>
<th>Scheme Name</th>
<th>Scheme Type</th>
<th>Proposal</th>
<th>Status</th>
<th>Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Brighton &amp; Hove City Council</td>
<td>Brighton and Hove (Various Controlled Parking Zones) Consolidation Order 2015 Amendment Order No. 18 2017 (TRO 23a 2017)</td>
<td>Residents parking controls</td>
<td>Amendments to residents parking controls.</td>
<td>Made</td>
<td>06/10/2017</td>
</tr>
</tbody>
</table>
Roadworks

Section 2

Section 2a: Traffic Alerts

The following section shows roadworks scheduled to take place in the next six months. It shows the types of work planned, the traffic management plan and the potential severity of the delay.

The information is from a live feed and is correct as of the date of publication. The visible mapping area has been searched.
## Section 2a: Traffic Alerts

Alerts listed by distance from the centre of the site.

<table>
<thead>
<tr>
<th>Alert</th>
<th>Description</th>
<th>Impact</th>
<th>Status</th>
<th>Start Date</th>
<th>End Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>B2066 North Street, Brighton, Brighton &amp; Hove</td>
<td>delays unlikely</td>
<td>Planned works</td>
<td>16 Mar 2020</td>
<td>18 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>Middle Street, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Planned works</td>
<td>28 Apr 2020</td>
<td>29 Apr 2020</td>
<td></td>
</tr>
<tr>
<td>B2066 North Street, Brighton, Brighton &amp; Hove</td>
<td>delays unlikely</td>
<td>Planned works</td>
<td>04 Mar 2020</td>
<td>04 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>Boyces Street, Brighton, Brighton &amp; Hove</td>
<td>delays unlikely</td>
<td>Planned works</td>
<td>09 Mar 2020</td>
<td>11 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>Black Lion Street</td>
<td>delays likely</td>
<td>-</td>
<td>10 Mar 08:00 2020</td>
<td>10 Mar 16:00 2020</td>
<td></td>
</tr>
<tr>
<td>Middle Street, Brighton, Brighton &amp; Hove</td>
<td>delays unlikely</td>
<td>Planned works</td>
<td>03 Mar 2020</td>
<td>06 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>Bartholomew Square, Brighton, Brighton &amp; Hove</td>
<td>delays unlikely</td>
<td>Planned works</td>
<td>09 Mar 2020</td>
<td>09 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A2010 West Street, Brighton, Brighton &amp; Hove</td>
<td>delays unlikely</td>
<td>Current works</td>
<td>26 Feb 2020</td>
<td>28 Feb 2020</td>
<td></td>
</tr>
<tr>
<td>Steine Lane, Brighton, Brighton &amp; Hove</td>
<td>delays unlikely</td>
<td>Planned works</td>
<td>02 Mar 2020</td>
<td>04 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A2010 West Street, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Planned works</td>
<td>08 Mar 2020</td>
<td>09 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A2010 West Street, Brighton, Brighton &amp; Hove</td>
<td>delays unlikely</td>
<td>Planned works</td>
<td>04 Mar 2020</td>
<td>04 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A2010 West Street, Brighton, Brighton &amp; Hove</td>
<td>delays unlikely</td>
<td>Planned works</td>
<td>23 Mar 2020</td>
<td>25 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A2010 Queens Road, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Planned works</td>
<td>03 Mar 2020</td>
<td>06 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>Black Lion Street</td>
<td>delays likely</td>
<td>-</td>
<td>03 Mar 06:00 2020</td>
<td>03 Mar 22:00 2020</td>
<td></td>
</tr>
<tr>
<td>B2066 North Street, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Planned works</td>
<td>08 Mar 2020</td>
<td>09 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A259 Kings Road, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Current works</td>
<td>26 Feb 2020</td>
<td>27 Feb 2020</td>
<td></td>
</tr>
<tr>
<td>East Street, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Current works</td>
<td>26 Feb 2020</td>
<td>27 Feb 2020</td>
<td></td>
</tr>
<tr>
<td>B2066 Western Road, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Planned works</td>
<td>08 Mar 2020</td>
<td>09 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A259 Kings Road, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Planned works</td>
<td>09 Mar 2020</td>
<td>15 May 2020</td>
<td></td>
</tr>
<tr>
<td>A2010 West Street, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Current works</td>
<td>26 Feb 2020</td>
<td>27 Feb 2020</td>
<td></td>
</tr>
<tr>
<td>Kings Road Arches, Brighton, Brighton &amp; Hove</td>
<td>delays unlikely</td>
<td>Current works</td>
<td>21 Feb 17:30 2020</td>
<td>28 Feb 2020</td>
<td></td>
</tr>
<tr>
<td>A23 Old Steine, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Planned works</td>
<td>16 Mar 2020</td>
<td>18 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A2010 West Street, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Planned works</td>
<td>10 Mar 2020</td>
<td>15 May 2020</td>
<td></td>
</tr>
<tr>
<td>A23 Marlborough Place</td>
<td>delays likely</td>
<td>Current works</td>
<td>03 Jan 2020</td>
<td>31 Mar 23:59 2020</td>
<td></td>
</tr>
<tr>
<td>Regent Street, Brighton, Brighton &amp; Hove</td>
<td>delays unlikely</td>
<td>Planned works</td>
<td>16 Mar 2020</td>
<td>20 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>Regent Street, Brighton, Brighton &amp; Hove</td>
<td>delays unlikely</td>
<td>Planned works</td>
<td>30 Mar 2020</td>
<td>01 Apr 2020</td>
<td></td>
</tr>
<tr>
<td>Regent Street, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Planned works</td>
<td>23 Mar 2020</td>
<td>27 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A23 Marlborough Place, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Planned works</td>
<td>02 Mar 2020</td>
<td>06 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>Regent Street, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Planned works</td>
<td>16 Mar 2020</td>
<td>20 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A23 Marlborough Place, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Current works</td>
<td>02 Sep 2019</td>
<td>31 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A23 Marlborough Place, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Current works</td>
<td>04 Mar 2019</td>
<td>30 Apr 2020</td>
<td></td>
</tr>
<tr>
<td>A259 Kings Road</td>
<td>delays likely</td>
<td>-</td>
<td>03 Mar 11:00 2020</td>
<td>03 Mar 13:00 2020</td>
<td></td>
</tr>
<tr>
<td>A259 Kings Road</td>
<td>delays likely</td>
<td>-</td>
<td>07 Apr 11:00 2020</td>
<td>07 Apr 13:00 2020</td>
<td></td>
</tr>
</tbody>
</table>
Section 2a: Traffic Alerts
Alerts listed by distance from the centre of the site.

<table>
<thead>
<tr>
<th>Alert</th>
<th>Description</th>
<th>Impact</th>
<th>Status</th>
<th>Start Date</th>
<th>End Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>North Road, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Planned works</td>
<td>03 Mar 2020</td>
<td>06 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A23 Gloucester Place, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Current works</td>
<td>02 Sep 2019</td>
<td>31 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A23 Gloucester Place, Brighton, Brighton &amp; Hove</td>
<td>delays likely</td>
<td>Planned works</td>
<td>03 Mar 2020</td>
<td>06 Mar 2020</td>
<td></td>
</tr>
<tr>
<td>A23 Gloucester Place</td>
<td>delays likely</td>
<td>Current works</td>
<td>03 Jan 2020</td>
<td>31 Mar 22:59 2020</td>
<td></td>
</tr>
</tbody>
</table>

Types of work
- Electricity Works
- Gas Works
- Local Authority Works
- Telecoms Works
- Water/Sewage Works
- Alert / Live Incident
- Skip
- No Works Information
- Parking Suspended
- Mobile Display Board
- Building Materials
- Diversion
- Scaffolding
- Alert / Live Incident
- Road Closure
- Network Rail Work
- Tram Works

Traffic Management
- Planned Work
- Road Closure
- Lane Closure
- Traffic Lights
- Stop/Go Boards
- Give and Take
- Priority Works
- Contra-Flow
Section 3a: Existing Rights of Way

The following section shows the existing public footpaths, bridleways and byways identified on Ordnance Survey 1:25,000 scale Mapping. Any subsequent amendments to these rights of way will be highlighted in Section 3b.

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Section 3b: Proposed or Amended Rights of Way

The following section reveals any amendments or proposals to amend Public Rights of Way, including (but not limited to) public path orders, map modification orders, diversions, extinguishments or deemed dedications as highway land.
## Rights of Access

### Section 3b: Proposed or Amended Rights of Way

<table>
<thead>
<tr>
<th>ID</th>
<th>Section</th>
<th>Act</th>
<th>Status</th>
<th>Proposal</th>
<th>Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Modification of the definitive map and statement of public paths and byways. (2.3)</td>
<td>Wildlife and Countryside Act</td>
<td>Made</td>
<td>Brighton and Hove City Council - Brighton (Downland) Definitive Map and Statement Brighton &amp; Hove (Brighton, Hove and Portslade Twittens) Legal Event Modification Order 2017</td>
<td>03/04/2017</td>
</tr>
<tr>
<td>2</td>
<td>Permanent stopping up or diversion</td>
<td></td>
<td>Made</td>
<td>Department for Transport - The Stopping Up of Highway (South East) (No 15) Order 2015</td>
<td>14/05/2015</td>
</tr>
</tbody>
</table>
Useful Contacts

Please see below the contact details of all those referred to within this report.
For all other queries please contact:

Landmark Information Group
Imperium
Imperial Way
Reading
Berkshire
RG2 0TD

If you require assistance please contact our customer services team on:

0844 844 9966

or by email at:
helpdesk@landmark.co.uk

---

<table>
<thead>
<tr>
<th>Contact</th>
<th>Address</th>
<th>Contact Details</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Room 217 Hove Town Hall Norton Road Hove BN3 3BQ</td>
<td>E: <a href="mailto:HighwayBasicMaintenance@brighton-hove.gov.uk">HighwayBasicMaintenance@brighton-hove.gov.uk</a> T: 01273 292929</td>
</tr>
</tbody>
</table>
Useful Information

Terms and Conditions

Full Terms and Conditions can be found on the following links:

Argyll Environmental Ltd:
http://www.landmarkinfo.co.uk/Terms/Show/490

If you experience difficulties accessing our Terms and Conditions, please copy and paste the link directly into your browser, you will then be able to access our Terms and Conditions from there. Should you still experience difficulties, please telephone our Customer Service Team on 0844 844 9966.

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Important Consumer Protection Information
This search has been produced by Argyll Environmental Ltd, 1st Floor, 98 - 99 Queens Road, Brighton, BN1 3XF

Tel: 0845 458 5250
Email: orders@argyllenviro.com

Argyll adheres to the Conveyancing Information Executive (CIE) standards.

The Standards:

- Conveyancing Information Executive Members shall act in a professional and honest manner at all times in line with the Conveyancing Information Executive Standards and carry out the delivery of the Search with integrity and due care and skill.
- Compliance with the Conveyancing Information Executive Standards will be a condition within the Conveyancing Information Executive Member’s Terms and Conditions.
- Conveyancing Information Executive Members will promote the benefits of and deliver the Search to the agreed standards and in the best interests of the customer and associated parties.
- The standards can be seen here: http://www.conveyinfoexec.com

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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 up to £5,000 to you if the Ombudsman finds that you have suffered actual financial loss and/or aggravation, distress or inconvenience as a result of your search provider failing to keep to the Standards.

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

TPOs Contact Details:
The Property Ombudsman scheme
Milford House
43-55 Milford Street
Salisbury
Wiltshire SP1 2BP

Tel: 01722 333306
Fax: 01722 332296
Website: www.tpos.co.uk
Email: admin@tpos.co.uk
Consumer Protection

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:
Legal Director
Argyll Environmental Ltd
1st Floor
98 - 99 Queens Road
Brighton
BN1 3XF

Tel: 0845 458 5250
Email: orders@argyllenviro.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
Email: admin@tpos.co.uk

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