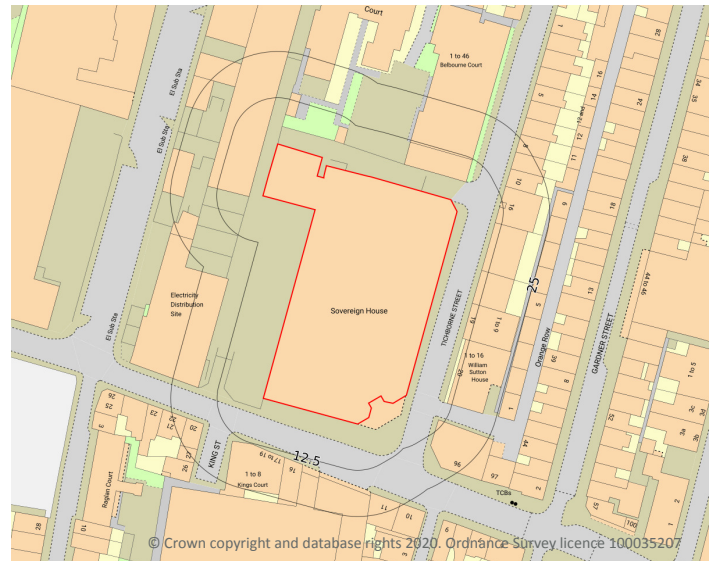


Specimen Address, Specimen Town


Total planning applications

130 In the last
10 years

Site plan



Planning summary

	Large Projects 77 searched to 500m page 3	 Radon Identified page 19
	Small Projects 49 searched to 125m page 12	 Planning Constraints Identified page 20
	House Extensions 4 searched to 50m	

Full assessments for other environmental risks are available in other Groundsure searches including Groundsure Review report. Contact Groundsure or your search provider for further details.

Planning summary



Planning Applications

Using Local Authority planning information supplied and processed by Glenigan dating back 10 years, this information is designed to help you understand possible changes to the area around the property. Please note that even successful applications may not have been constructed and new applications for a site can be made if a previous one has failed. We advise that you use this information in conjunction with a visit to the property and seek further expert advice if you are concerned or considering development yourself.

77

Large Developments

searched to 500m

Please see **page 3** for details of the proposed developments.

49

Small Developments

searched to 125m

Please see **page 12** for details of the proposed developments.

4

House extensions or new builds

searched to 50m

Please see **page 17** for details of the proposed developments.

Please note the links for planning records were extracted at the time the application was submitted therefore some links may no longer work. In these cases, the application details can be found by entering the application reference manually into the Authority's planning website.



Planning constraints

Protected areas have been identified within 250 metres of the property.

Please see **page 20** for details of the identified issues.

Environmental Protected Areas Not identified
Visual and Cultural Protected Areas Identified



Telecoms

There are mobile masts, mobile phone base stations or planning applications for mobile masts identified within 250 metres of the property.

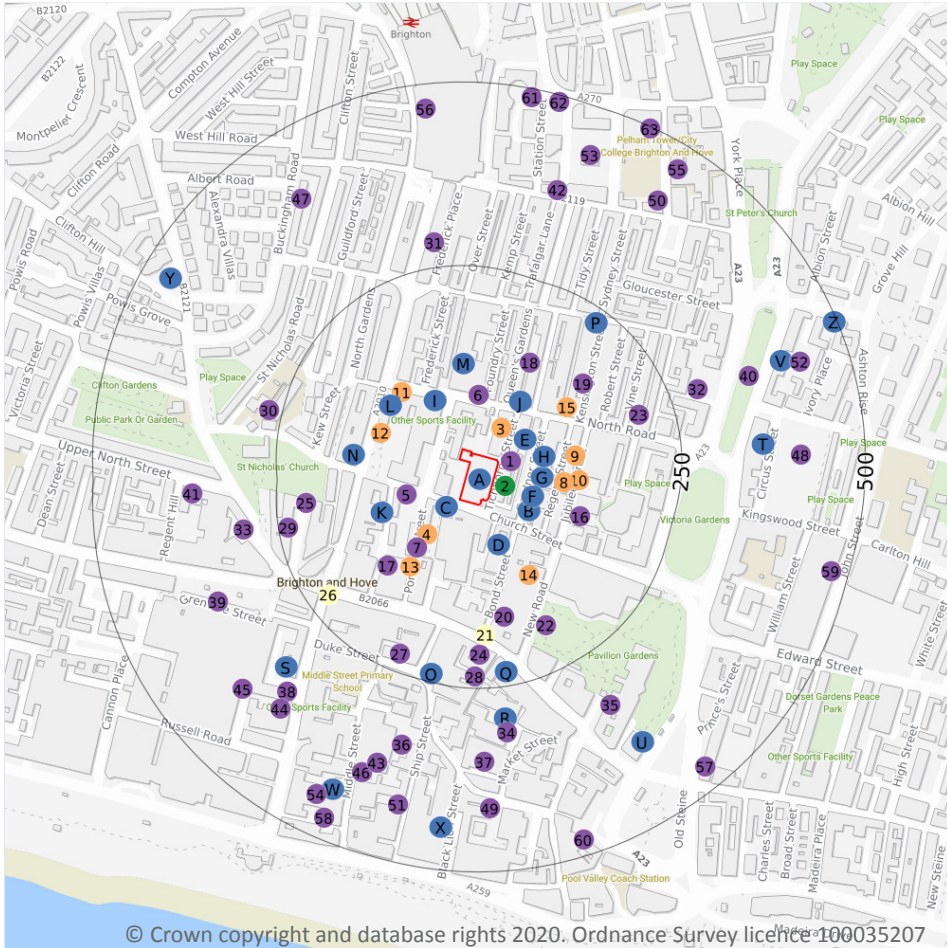
Please see **page 17** for details of the identified issues.

Mobile phone masts

Identified



Planning Applications



— Site Outline

Search buffers in metres (m)

- Grouped applications and/or mobile mast records
- Mobile mast planning records
- OFCOM Sitefinder mobile masts
- Large Project planning application
- Small Project planning application
- House Extension planning application

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Large projects searched to 500m

77 large developments within 500m from the property have been submitted for planning permission during the last ten years. Large developments are considered to be residential builds of 10 or more houses (or 1-9 units if value is greater than £1 million) and all other projects with a value of £250,000 or more. Please see below for details of the proposed developments.

ID	Details	Description	Online record
ID: 1 Distance: 16 m Direction: NE	Application reference: BH2012/00780 Application date: 08/04/2012 Council: Brighton & Hove Accuracy: Exact	Address: 16 Tichborne Street, Brighton, East Sussex, BN1 1TY Project: 5 Flats & 1 Workshop Last known status: Detailed plans have been granted.	N/A

ID	Details	Description	Online record
ID: H Distance: 63 m Direction: E	Application reference: BH2011/00651 Application date: 04/03/2011 Council: Brighton & Hove Accuracy: Exact	Address: 39 Gardner Street, Brighton, East Sussex, BN1 1UN Project: Office Block Last known status: Detailed plans have been granted.	Link
ID: 5 Distance: 74 m Direction: W	Application reference: BH2011/02401 Application date: 12/08/2011 Council: Brighton & Hove Accuracy: Exact	Address: Land at, 27 - 31 Church Street, Brighton, East Sussex, BN1 Project: 9 Houses & Offices/Retail Last known status: Detailed plans have been granted.	Link
ID: I Distance: 76 m Direction: NW	Application reference: BH2019/01197 Application date: 03/05/2019 Council: Brighton & Hove Accuracy: Exact	Address: Tower Point, 44 North Road, Brighton, East Sussex, BN1 1YR Project: Office (Conversion/Extension) Last known status: The application for detail approval has been refused.	Link
ID: 6 Distance: 76 m Direction: N	Application reference: BH2016/01879 Application date: 27/05/2016 Council: Brighton & Hove Accuracy: Exact	Address: Land to the Rear Of, 73 North Road, Brighton, East Sussex, BN1 1YD Project: 8 Office Units Last known status: Detailed plans have been granted.	Link
ID: J Distance: 85 m Direction: NE	Application reference: BH2007/01780 Application date: 13/07/2007 Council: Brighton & Hove Accuracy: Exact	Address: Diplocks Yard, 73 North Road, Brighton, East Sussex, BN1 1YD Project: 8 Offices Last known status: The application for detail approval has been refused.	N/A
ID: 7 Distance: 88 m Direction: SW	Application reference: BH2012/02555 Application date: 16/07/2012 Council: Brighton & Hove Accuracy: Exact	Address: Land at, 27 - 31 Portland Street, Church Street, Brighton, East Sussex, BN1 1RN Project: 9 Houses & 1 Commercial Unit Last known status: Detailed plans have been granted.	Link
ID: 16 Distance: 127 m Direction: E	Application reference: BH2013/01034 Application date: 01/05/2013 Council: Brighton & Hove Accuracy: Exact	Address: East House 7 & West House, 17 Jubilee Street, 8 Pavilion Mews, Brighton, East Sussex, BN1 1G Project: Hotel, Restaurant & Cafe (Extension/Alterations) Last known status: Detailed plans have been granted.	Link
ID: 17 Distance: 135 m Direction: SW	Application reference: BH2017/00744 Application date: 03/03/2017 Council: Brighton & Hove Accuracy: Exact	Address: 134 - 138 North Street, Brighton, East Sussex, BN1 1RG Project: Retail Unit Mezzanine Floor Last known status: Detailed plans have been granted.	Link
ID: 18 Distance: 139 m Direction: NE	Application reference: BH2019/01551 Application date: 30/05/2019 Council: Brighton & Hove Accuracy: Exact	Address: 38a Upper Gardner Street, Brighton, East Sussex, BN1 4AN Project: 3 Houses & 1 Office (New/Extension) Last known status: Detailed plans have been granted.	Link
ID: 19 Distance: 155 m Direction: NE	Application reference: BH2016/01020 Application date: 17/05/2016 Council: Brighton & Hove Accuracy: Exact	Address: 4 - 7 Kensington Street, 15-20 Kensington Stree, Brighton, East Sussex, BN1 4AJ Project: 9 Flats & 3 Houses Last known status: Detailed plans have been granted.	Link

ID	Details	Description	Online record
ID: 20 Distance: 157 m Direction: S	Application reference: BH2017/01221 Application date: 07/04/2017 Council: Brighton & Hove Accuracy: Exact	Address: 41 Bond Street, Brighton, East Sussex, BN1 1RD Project: Hostel (Conversion/Extension) Last known status: Detailed plans have been granted.	Link
ID: 22 Distance: 188 m Direction: SE	Application reference: BH2014/02612 Application date: 21/08/2014 Council: Brighton & Hove Accuracy: Proximity	Address: Corn Exchange Church Street, 29 New Road, Brighton Dome, Brighton, East Sussex, BN1 1UG Project: Museum Building (Extension/Alterations) Last known status: Detailed plans have been granted.	Link
ID: 23 Distance: 202 m Direction: E	Application reference: BH2019/02174 Application date: 22/07/2019 Council: Brighton & Hove Accuracy: Exact	Address: 99-100 North Road, 42 Vine Street, Brighton, East Sussex, BN1 1YE Project: 3 Flats & 2 Offices (Conversion/Extension) Last known status: The application for detail approval has been refused.	Link
ID: 24 Distance: 205 m Direction: S	Application reference: BH2017/01543 Application date: 05/06/2017 Council: Brighton & Hove Accuracy: Exact	Address: 27 - 29 North Street, Brighton, East Sussex, BN1 1EB Project: 2 Flats/Shop Last known status: Detailed plans have been granted.	Link
ID: 25 Distance: 211 m Direction: W	Application reference: BH2012/00782 Application date: 14/03/2012 Council: Brighton & Hove Accuracy: Exact	Address: Former Ice Rink, 11 - 11B Queen Square, Brighton, East Sussex, BN1 3FD Project: Hotel Building Last known status: Detailed plans have been granted.	Link
ID: O Distance: 224 m Direction: S	Application reference: BH2014/01786 Application date: 22/09/2014 Council: Brighton & Hove Accuracy: Exact	Address: Rear Of 51 Ship Street, Brighton, East Sussex, BN1 1AF Project: Office (Refurbishment) Last known status: Detailed plans have been granted.	Link
ID: 27 Distance: 226 m Direction: SW	Application reference: BH2014/04334 Application date: 05/01/2015 Council: Brighton & Hove Accuracy: Exact	Address: 40 Duke Street, Brighton, East Sussex, BN1 1AG Project: Gallery (Extension/Alterations) Last known status: Detailed plans have been granted.	Link
ID: Q Distance: 231 m Direction: S	Application reference: BH2013/00710 Application date: 12/03/2013 Council: Brighton & Hove Accuracy: Exact	Address: 12D Meeting House Lane, 13 - 22 North Street, 11-14 Brighton Place And, Brighton, East Sussex, BN1 1EB Project: 16 Shops & 9 Flats/4 Offices (New/Exten) Last known status: Detailed plans have been granted.	Link
ID: 28 Distance: 235 m Direction: S	Application reference: BH2011/00652 Application date: 04/03/2011 Council: Brighton & Hove Accuracy: Exact	Address: 12 Meeting House Lane, Brighton, East Sussex, BN1 1HB Project: 5 Flats & 1 Retail Unit Last known status: Detailed plans have been granted.	Link
ID: 29 Distance: 238 m Direction: W	Application reference: BH2016/01497 Application date: 22/06/2016 Council: Brighton & Hove Accuracy: Exact	Address: 11B Former Ice Rink, 11 Queen Square, Brighton, East Sussex, BN1 3FD Project: 26 Flats & 1 Office Last known status: The application for detail approval has been withdrawn.	Link

ID	Details	Description	Online record
ID: O Distance: 240 m Direction: S	Application reference: BH2018/01956 Application date: 15/06/2018 Council: Brighton & Hove Accuracy: Exact	Address: 4 Clarence Yard, Brighton, East Sussex, BN1 1AF Project: Offices (Conversion/Alterations) Last known status: Detailed plans have been granted.	Link
ID: Q Distance: 242 m Direction: S	Application reference: BH2018/01507 Application date: 21/05/2018 Council: Brighton & Hove Accuracy: Exact	Address: 20 North Street, Brighton, East Sussex, BN1 1EB Project: Offices (Conversion/Alterations) Last known status: Detailed plans have been granted.	Link
ID: Q Distance: 242 m Direction: S	Application reference: BH2017/02425 Application date: 14/07/2017 Council: Brighton & Hove Accuracy: Exact	Address: 21 - 25 North Street, Brighton, East Sussex, BN1 1EB Project: 2 Restaurants (Conversion/Alterations) Last known status: Detailed plans have been granted.	Link
ID: 30 Distance: 269 m Direction: W	Application reference: BH2010/01332 Application date: 10/05/2010 Council: Brighton & Hove Accuracy: Exact	Address: St Pauls CE School & Nursery, St. Nicholas Road, Brighton, East Sussex, BN1 3LP Project: School (Extension) Last known status: Detailed plans have been granted.	Link
ID: R Distance: 277 m Direction: S	Application reference: BH2016/05391 Application date: 22/09/2016 Council: Brighton & Hove Accuracy: Exact	Address: 22 Brighton Square, Brighton, East Sussex, BN1 1HD Project: 4 Flats & 1 Retail Unit/Office (New/Extension) Last known status: Detailed plans have been granted.	Link
ID: 31 Distance: 283 m Direction: N	Application reference: BH2010/03714 Application date: 29/11/2010 Council: Brighton & Hove Accuracy: Exact	Address: 88 - 92 Queens Road, 4, Frederick Place, Brighton, East Sussex, BN1 3XE Project: Hotel Last known status: Detailed plans have been granted.	Link
ID: 32 Distance: 288 m Direction: E	Application reference: BH2015/01471 Application date: 24/04/2015 Council: Brighton & Hove Accuracy: Exact	Address: The Astoria, 10 - 14 Gloucester Place, Brighton, East Sussex, BN1 4UD Project: 70 Flats/Offices & Commercial Units Last known status: Detailed approval has been granted following an appeal process.	N/A
ID: R Distance: 293 m Direction: S	Application reference: BH2013/00716 Application date: 13/03/2013 Council: Brighton & Hove Accuracy: Exact	Address: 17-19 21-23 & 37-40, Brighton Square, Brighton, East Sussex, BN1 1HD Project: Demolition (Refurb) Last known status: Detailed plans have been granted.	Link
ID: 33 Distance: 298 m Direction: W	Application reference: BH2017/02815 Application date: 21/08/2017 Council: Brighton & Hove Accuracy: Exact	Address: Century House, 15 - 19 Dyke Road, Brighton, East Sussex, BN1 3FE Project: 15 Flats (Conversion) Last known status: The application for detail approval has been refused.	Link
ID: 34 Distance: 313 m Direction: S	Application reference: BH2013/00715 Application date: 06/03/2013 Council: Brighton & Hove Accuracy: Exact	Address: 21-23 And, 37 - 40 Brighton Square, Brighton, East Sussex, BN1 1HD Project: 7 Flats/Commercial Units (New/Conversion) Last known status: Detailed plans have been granted.	Link

ID	Details	Description	Online record
ID: S Distance: 317 m Direction: SW	Application reference: BH2018/00460 Application date: 08/03/2018 Council: Brighton & Hove Accuracy: Exact	Address: Atlas Chambers, 33 West Street, Brighton, East Sussex, BN1 2RE Project: Office (Alterations) Last known status: Detailed plans have been granted.	Link
ID: 35 Distance: 326 m Direction: SE	Application reference: BH2011/02303 Application date: 19/08/2011 Council: Brighton & Hove Accuracy: Exact	Address: The Royal Pavilion, 4-5 Pavilion Buildings, Brighton, East Sussex, BN1 1EE Project: 2 Commercial Units Last known status: Detailed plans have been granted.	Link
ID: S Distance: 330 m Direction: SW	Application reference: BH2017/01059 Application date: 12/04/2017 Council: Brighton & Hove Accuracy: Exact	Address: 32 West Street, Brighton, East Sussex, BN1 2RT Project: Office (Extension) Last known status: Detailed plans have been granted.	Link
ID: 36 Distance: 343 m Direction: S	Application reference: BH2017/03565 Application date: 25/10/2017 Council: Brighton & Hove Accuracy: Exact	Address: 11 - 13 Ship Street, Brighton, East Sussex, BN1 1AD Project: Flats & Office (New/Conversion) Last known status: The application for detail approval has been refused.	Link
ID: 37 Distance: 351 m Direction: S	Application reference: BH2019/02864 Application date: 25/09/2019 Council: Brighton & Hove Accuracy: Exact	Address: Nile House, Nile Street, Brighton, East Sussex, BN1 1HW Project: Office (Extension/Alterations) Last known status: An application has been submitted for detailed approval.	Link
ID: 38 Distance: 352 m Direction: SW	Application reference: BH2016/06367 Application date: 07/12/2016 Council: Brighton & Hove Accuracy: Exact	Address: Bostel House, 37 West Street, Brighton, East Sussex, BN1 2RE Project: Office (Extension) Last known status: Detailed plans have been granted.	Link
ID: T Distance: 357 m Direction: E	Application reference: BH2013/03461 Application date: 10/10/2013 Council: Brighton & Hove Accuracy: Proximity	Address: Business Enterprise Pods, Circus Street, Brighton, East Sussex, BN2 9QF Project: Office Building Last known status: Detailed plans have been granted.	N/A
ID: 39 Distance: 359 m Direction: SW	Application reference: BH2014/03623 Application date: 07/11/2014 Council: Brighton & Hove Accuracy: Exact	Address: 11-13, Churchill Square, Brighton, East Sussex, BN1 2TA Project: Retail Unit (Extension/Alterations) Last known status: Detailed plans have been granted.	Link
ID: 40 Distance: 360 m Direction: E	Application reference: BH2015/00491 Application date: 09/04/2015 Council: Brighton & Hove Accuracy: Exact	Address: Victoria Gardens North & South, Brighton, East Sussex, BN2 9QB Project: Landscaping Works Last known status: The application for detail approval has been withdrawn.	Link
ID: T Distance: 361 m Direction: E	Application reference: BH2013/03461 Application date: 22/10/2013 Council: Brighton & Hove Accuracy: Exact	Address: Wholesale Market Building, Circus Street, Brighton, East Sussex, BN2 9QF Project: 142 Homes & Dance School/Offices Last known status: Detailed plans have been granted.	Link

ID	Details	Description	Online record
ID: T Distance: 361 m Direction: E	Application reference: BH2013/03461 Application date: 22/10/2013 Council: Brighton & Hove Accuracy: Exact	Address: Wholesale Market Building, Circus Street, Brighton, East Sussex, BN2 9QF Project: 142 Flats & University/Student Accommodation Units Last known status: Detailed plans have been granted.	Link
ID: 41 Distance: 366 m Direction: W	Application reference: BH2019/03833 Application date: 20/12/2019 Council: Brighton & Hove Accuracy: Exact	Address: Crown House, 21 Upper North Street, Brighton, East Sussex, BN1 3EL Project: 150 Flats (Conversion) Last known status: Detailed plans have been granted.	Link
ID: 42 Distance: 375 m Direction: N	Application reference: BH2012/01252 Application date: 25/04/2012 Council: Brighton & Hove Accuracy: Exact	Address: GB Liners, Blackman Street, Brighton, East Sussex, BN1 4EB Project: Offices Last known status: Detailed plans have been granted.	Link
ID: 43 Distance: 376 m Direction: S	Application reference: BH2014/04327 Application date: 31/12/2014 Council: Brighton & Hove Accuracy: Exact	Address: 7, 7A & 7B, Ship Street Gardens, Brighton, East Sussex, BN1 1AJ Project: Office Building Last known status: The application for detail approval has been withdrawn.	Link
ID: 44 Distance: 377 m Direction: SW	Application reference: BH2016/05439 Application date: 23/09/2016 Council: Brighton & Hove Accuracy: Exact	Address: Russell House, Russell Mews, Brighton, East Sussex, BN1 2HZ Project: 52 Flats (Conversion) Last known status: Detailed plans have been granted.	Link
ID: U Distance: 384 m Direction: SE	Application reference: BH2019/01843 Application date: 19/06/2019 Council: Brighton & Hove Accuracy: Exact	Address: 62 - 63 Old Steine, Brighton, East Sussex, BN1 1EH Project: 10 Flats (Conversion) Last known status: The application for detail approval has been withdrawn.	Link
ID: U Distance: 392 m Direction: SE	Application reference: BH2010/00678 Application date: 30/03/2010 Council: Brighton & Hove Accuracy: Exact	Address: 62-63 Old Steine, 3 Palace Place, Brighton, East Sussex, BN1 1EH Project: Skills Centre (Conversion) Last known status: Detailed plans have been granted.	N/A
ID: 45 Distance: 394 m Direction: SW	Application reference: BH2012/03350 Application date: 19/11/2012 Council: Brighton & Hove Accuracy: Exact	Address: Churchill Square, Western Road, Brighton, East Sussex, BN1 2EA Project: Shopping Centre (Alterations) Last known status: Detailed plans have been granted.	N/A
ID: 46 Distance: 395 m Direction: S	Application reference: BH2013/04348 Application date: 06/02/2014 Council: Brighton & Hove Accuracy: Exact	Address: Brighton Hippodrome, Land adja, 47 - 58 Middle Street, 10 & 11 Dukes Ln to, 18-19 Ship Street (Ref as 19a, Brighton, East Sussex, BN1 1AL) Project: Cinema/Restaurant/Cafe/Office/Shop Last known status: A planning application has yet to be submitted.	Link

ID	Details	Description	Online record
ID: V Distance: 401 m Direction: NE	Application reference: BH2017/02583 Application date: 31/07/2017 Council: Brighton & Hove Accuracy: Proximity	Address: Grand Parade, St Peter's Church to Edward St, Brighton, East Sussex, BN2 9QB Project: Park (Improvements) Last known status: Detailed plans have been granted.	Link
ID: 47 Distance: 405 m Direction: NW	Application reference: BH2018/01137 Application date: 23/04/2018 Council: Brighton & Hove Accuracy: Exact	Address: 76 - 80 Buckingham Road, Brighton, East Sussex, BN1 3RJ Project: 34 Flats & 1 Community Centre (New/Conversion) Last known status: Detailed plans have been granted.	Link
ID: V Distance: 408 m Direction: E	Application reference: BH2017/01273 Application date: 13/04/2017 Council: Brighton & Hove Accuracy: Exact	Address: 1 - 6 Grand Parade, Brighton, East Sussex, BN2 9QB Project: 12 Flats (Conversion) Last known status: Detailed plans have been granted.	Link
ID: 48 Distance: 411 m Direction: E	Application reference: BH2013/03461 Application date: 22/10/2013 Council: Brighton & Hove Accuracy: Exact	Address: Wholesale Market Building, Circus Street, Brighton, East Sussex, BN2 2QF Project: 142 Flats & University/Student Accommodation Units Last known status: Detailed plans have been granted.	Link
ID: 49 Distance: 414 m Direction: S	Application reference: BH2016/03008 Application date: 12/08/2016 Council: Brighton & Hove Accuracy: Exact	Address: Bartholomew Square, Brighton, East Sussex, BN1 1JS Project: Restaurant (Extension) Last known status: Detailed plans have been granted.	Link
ID: 50 Distance: 415 m Direction: NE	Application reference: BH2018/02607 Application date: 23/08/2018 Council: Brighton & Hove Accuracy: Exact	Address: Pelham Street, Brighton, East Sussex, BN1 4FA Project: College (Extension) Last known status: Detailed plans have been granted.	Link
ID: W Distance: 422 m Direction: SW	Application reference: BH2019/03590 Application date: 09/12/2019 Council: Brighton & Hove Accuracy: Exact	Address: 9 - 12 Middle Street, Brighton, East Sussex, BN1 1AL Project: Office/Restaurant & Pub Last known status: An application has been submitted for detailed approval.	Link
ID: 51 Distance: 424 m Direction: S	Application reference: BH2017/04235 Application date: 09/01/2018 Council: Brighton & Hove Accuracy: Exact	Address: 8a Ship Street, Brighton, East Sussex, BN1 1AD Project: Office Building (New/Alterations) Last known status: Detailed plans have been granted.	Link
ID: W Distance: 431 m Direction: SW	Application reference: BH2010/02589 Application date: 27/08/2010 Council: Brighton & Hove Accuracy: Exact	Address: 9-12 Middle Street, Brighton, East Sussex, BN1 1AL Project: Office Building Last known status: The application for detail approval has been refused.	Link

ID	Details	Description	Online record
ID: 52 Distance: 432 m Direction: E	Application reference: BH2010/03791 Application date: 15/12/2010 Council: Brighton & Hove Accuracy: Exact	Address: Saunders Glassworks, Sussex Place, Brighton, East Sussex, BN2 9QN Project: 50 Residential Units Last known status: Detailed plans have been granted.	Link
ID: 53 Distance: 433 m Direction: N	Application reference: BH2012/00087 Application date: 20/01/2012 Council: Brighton & Hove Accuracy: Exact	Address: Theobald House, Blackman Street, Brighton, East Sussex, BN1 4FE Project: Multi Storey Car Park (Refurbishment) Last known status: Detailed plans have been granted.	Link
ID: X Distance: 442 m Direction: S	Application reference: BH2018/03943 Application date: 29/01/2019 Council: Brighton & Hove Accuracy: Exact	Address: The Old Ship Hotel, 32 - 38 Kings Road, Brighton, East Sussex, BN1 1NR Project: 6 Retail Units/1 Hotel/1 Leisure Facility (Extension/Alterations) Last known status: An application has been submitted for detailed approval.	Link
ID: X Distance: 443 m Direction: S	Application reference: BH2014/02100 Application date: 04/07/2014 Council: Brighton & Hove Accuracy: Exact	Address: Old Ship Hotel, 31 - 38 Kings Road, Brighton, East Sussex, BN1 1NR Project: 18 Flats Last known status: Detailed plans have been granted.	Link
ID: 54 Distance: 447 m Direction: SW	Application reference: BH2015/04577 Application date: 25/01/2016 Council: Brighton & Hove Accuracy: Exact	Address: 78 West Street, 7-8 Middle Street, Brighton, East Sussex, BN1 2RA Project: 5 Hotel & Retail/Bank/Restaurant/Cafe/Pub Units Last known status: Detailed plans have been granted.	Link
ID: Y Distance: 461 m Direction: NW	Application reference: BH2011/02043 Application date: 22/07/2011 Council: Brighton & Hove Accuracy: Exact	Address: Royal Alexandra Hospital, Dyke Road, Brighton, East Sussex, BN1 3 Project: 2 Show Homes & 1 Marketing Suite Last known status: Detailed plans have been granted.	Link
ID: 55 Distance: 465 m Direction: NE	Application reference: BH2013/01600 Application date: 20/06/2013 Council: Brighton & Hove Accuracy: Exact	Address: Pelham Street, Wilson Avenue, Brighton, East Sussex, BN1 4FA Project: 568 Student Flats, 1 College Building & 1 Training Centre Last known status: Outline approval has been granted.	Link
ID: 56 Distance: 465 m Direction: N	Application reference: BH2012/03872 Application date: 22/04/2013 Council: Brighton & Hove Accuracy: Exact	Address: Brighton Station, Queens Road, Brighton, East Sussex, BN1 3XP Project: Cycle Hub Last known status: Detailed plans have been granted.	Link
ID: 57 Distance: 469 m Direction: SE	Application reference: BH2011/02687 Application date: 14/09/2011 Council: Brighton & Hove Accuracy: Exact	Address: 13 - 15 Old Steine, Brighton, East Sussex, BN1 1EJ Project: 6 Flats (Refurbishment) Last known status: Detailed plans have been granted.	N/A

ID	Details	Description	Online record
ID: 58 Distance: 472 m Direction: SW	Application reference: BH2015/04575 Application date: 25/01/2016 Council: Brighton & Hove Accuracy: Exact	Address: 57a - 81 West Street, Brighton, East Sussex, BN1 2RA Project: 4 Flats & 1 Hotel/ 1 Hostel (New/Extension) Last known status: Detailed plans have been granted.	Link
ID: Y Distance: 475 m Direction: NW	Application reference: BH2010/03324 Application date: 25/11/2010 Council: Brighton & Hove Accuracy: Exact	Address: Royal Alexandra Hospital, Dyke Road, Brighton, East Sussex, BN1 3FE Project: 136 Flats/Houses Last known status: Detailed plans have been granted.	Link
ID: 59 Distance: 475 m Direction: E	Application reference: BH2014/03845 Application date: 27/11/2014 Council: Brighton & Hove Accuracy: Exact	Address: John Street, Brighton, East Sussex, BN2 0LA Project: Police Station (Extension/Alterations) Last known status: Detailed plans have been granted.	N/A
ID: 60 Distance: 479 m Direction: S	Application reference: BH2015/01101 Application date: 30/03/2015 Council: Brighton & Hove Accuracy: Proximity	Address: Lace House, 39 - 40 Old Steine, Brighton, East Sussex, BN1 1NH Project: 10 Flats (Conversion) Last known status: Detailed plans have been granted.	Link
ID: Z Distance: 481 m Direction: NE	Application reference: BH2009/03038 Application date: 05/01/2010 Council: Brighton & Hove Accuracy: Exact	Address: Saunders Glass, Sussex Place, Brighton, East Sussex, BN2 9QN Project: Student Accommodation Last known status: The application for detail approval has been refused.	Link
ID: 61 Distance: 487 m Direction: N	Application reference: N/A Application date: 23/01/2017 Council: Brighton & Hove Accuracy: Exact	Address: Trafalgar Place, Fleet Street, Brighton, East Sussex, BN1 4FY Project: Office Development Last known status: An application has been submitted for detailed approval.	N/A
ID: 62 Distance: 489 m Direction: N	Application reference: BH2016/05493 Application date: 06/10/2016 Council: Brighton & Hove Accuracy: Exact	Address: Land At, 30 Station Street &, Blackman Street, Brighton, East Sussex, BN1 4 Project: Office Building Last known status: Detailed plans have been granted.	Link
ID: Z Distance: 494 m Direction: NE	Application reference: BH2014/00864 Application date: 27/03/2014 Council: Brighton & Hove Accuracy: Exact	Address: 12a Richmond Parade, Brighton, East Sussex, BN2 9QD Project: 4 Flats & 1 Office/Workshop/Storage Unit Last known status: Detailed plans have been granted.	Link
ID: 63 Distance: 496 m Direction: NE	Application reference: BH2018/02607 Application date: 23/08/2018 Council: Brighton & Hove Accuracy: Proximity	Address: Pelham Street, Brighton, East Sussex, BN1 4FA Project: 135 Flats & 1 College (New/Extension) Last known status: Detailed plans have been granted.	Link

Small projects searched to 125m

49 small developments within 125m from the property have been submitted for planning permission during the last ten years. Small developments are considered to be residential builds of 3-9 houses or other developments with a project value of less than £250,000. Please see below for details of the proposed developments.

ID	Details	Description	Online record
ID: A Distance: 0 Direction: on site	Application reference: BH2010/03276 Application date: 01/11/2010 Council: Brighton & Hove Accuracy: Exact	Address: Sovereign House, Church Street, Brighton, East Sussex, BN1 1UH Project: Office (Alterations) Last known status: Detailed plans have been granted.	N/A
ID: A Distance: 0 Direction: on site	Application reference: BH2010/03277 Application date: 29/10/2010 Council: Brighton & Hove Accuracy: Exact	Address: Sovereign House, Church Street, Brighton, East Sussex, BN1 1RA Project: Shop (Conversion) Last known status: Detailed plans have been granted.	N/A
ID: A Distance: 0 Direction: on site	Application reference: BH2010/03635 Application date: 14/12/2010 Council: Brighton & Hove Accuracy: Exact	Address: Sovereign House, Church Street, Brighton, East Sussex, BN1 1RA Project: Restaurant/Cafe Last known status: Detailed plans have been granted.	N/A
ID: B Distance: 20 m Direction: SE	Application reference: BH2013/00982 Application date: 04/04/2013 Council: Brighton & Hove Accuracy: Exact	Address: Dean Wilson LLP, 96 Church Street, Brighton, East Sussex, BN1 1UJ Project: Office Space & Store (Conversion/Alterations) Last known status: Detailed plans have been granted.	N/A
ID: C Distance: 22 m Direction: SW	Application reference: BH2014/04300 Application date: 23/12/2014 Council: Brighton & Hove Accuracy: Exact	Address: 78 Church Street, Brighton, East Sussex, BN1 1RB Project: Office (Conversion) Last known status: Detailed plans have been granted.	Link
ID: C Distance: 22 m Direction: SW	Application reference: BH2016/00541 Application date: 12/02/2016 Council: Brighton & Hove Accuracy: Exact	Address: 24 Church Street, Brighton, East Sussex, BN1 1RB Project: Tattoo Studio (Conversion) Last known status: Detailed plans have been granted.	Link
ID: B Distance: 32 m Direction: SE	Application reference: BH2018/01012 Application date: 06/04/2018 Council: Brighton & Hove Accuracy: Exact	Address: 97 Church Street, Brighton, East Sussex, BN1 1UJ Project: Office (Alterations) Last known status: The application for detail approval has been withdrawn.	Link
ID: B Distance: 38 m Direction: SE	Application reference: BH2019/03446 Application date: 19/11/2019 Council: Brighton & Hove Accuracy: Exact	Address: 5 Gardner Street, Brighton, East Sussex, BN1 1UP Project: Shopfront (Alterations) Last known status: Detailed plans have been granted.	Link

ID	Details	Description	Online record
ID: 3 Distance: 42 m Direction: NE	Application reference: BH2016/06381 Application date: 05/12/2016 Council: Brighton & Hove Accuracy: Exact	Address: Belbourne Court, Bread Street, Brighton, East Sussex, BN1 1TT Project: 46 Flats (Alterations) Last known status: Detailed plans have been granted.	Link
ID: D Distance: 45 m Direction: SE	Application reference: BH2018/00960 Application date: 24/04/2018 Council: Brighton & Hove Accuracy: Exact	Address: 7 Church Street, Brighton, East Sussex, BN1 1US Project: Shop (Alterations) Last known status: Listed Building Consent has been granted for this scheme.	Link
ID: F Distance: 57 m Direction: E	Application reference: BH2014/01800 Application date: 17/06/2014 Council: Brighton & Hove Accuracy: Exact	Address: 50 Gardner Street, Brighton, East Sussex, BN1 1UN Project: Shopfront (Alterations) Last known status: Detailed plans have been granted.	Link
ID: B Distance: 57 m Direction: SE	Application reference: BH2014/03804 Application date: 14/11/2014 Council: Brighton & Hove Accuracy: Exact	Address: 54 Gardner Street, Brighton, East Sussex, BN1 1UN Project: Shopfront Last known status: Detailed plans have been granted.	Link
ID: B Distance: 58 m Direction: SE	Application reference: BH2014/03615 Application date: 03/11/2014 Council: Brighton & Hove Accuracy: Exact	Address: 55 Gardner Street, Brighton, East Sussex, BN1 1UN Project: Shopfront Last known status: The application for detail approval has been refused.	Link
ID: B Distance: 58 m Direction: SE	Application reference: BH2015/00401 Application date: 17/02/2015 Council: Brighton & Hove Accuracy: Exact	Address: 55 Gardner Street, Brighton, East Sussex, BN1 1UN Project: Shopfront Last known status: The application for detail approval has been refused.	Link
ID: D Distance: 61 m Direction: S	Application reference: BH2010/02713 Application date: 25/08/2010 Council: Brighton & Hove Accuracy: Exact	Address: 18a Bond Street, Brighton, East Sussex, BN1 1RD Project: Shopfront (Alterations) Last known status: Detailed plans have been granted.	N/A
ID: D Distance: 61 m Direction: S	Application reference: BH2010/02712 Application date: 25/08/2010 Council: Brighton & Hove Accuracy: Exact	Address: 18a Bond Street, Brighton, East Sussex, BN1 1RD Project: Shop Front (Alterations) Last known status: Detailed plans have been granted.	N/A
ID: D Distance: 61 m Direction: S	Application reference: BH2009/03125 Application date: 23/12/2009 Council: Brighton & Hove Accuracy: Exact	Address: 18 Bond Street, Brighton, East Sussex, BN1 1RD Project: Shopfront Last known status: The application for detail approval has been refused.	Link
ID: G Distance: 62 m Direction: E	Application reference: BH2011/00493 Application date: 21/02/2011 Council: Brighton & Hove Accuracy: Exact	Address: 44 - 47 Gardner Street, Brighton, East Sussex, BN1 1UN Project: Cinema (Conversion) Last known status: Detailed plans have been granted.	Link

ID	Details	Description	Online record
ID: G Distance: 62 m Direction: E	Application reference: BH2015/01667 Application date: 24/05/2015 Council: Brighton & Hove Accuracy: Exact	Address: 55 Gardner Street, Brighton, East Sussex, BN1 1UN Project: Shop Front Last known status: Detailed plans have been granted.	Link
ID: G Distance: 62 m Direction: E	Application reference: BH2011/01613 Application date: 22/06/2011 Council: Brighton & Hove Accuracy: Exact	Address: 44 - 47 Gardner Street, Brighton, East Sussex, BN1 1UN Project: Shopfront Last known status: Detailed plans have been granted.	N/A
ID: G Distance: 62 m Direction: E	Application reference: BH2012/02905 Application date: 28/09/2012 Council: Brighton & Hove Accuracy: Exact	Address: Komedia, 44 - 47 Gardner Street, Brighton, East Sussex, BN1 1UN Project: Cinema (Alterations) Last known status: Detailed plans have been granted.	N/A
ID: G Distance: 62 m Direction: E	Application reference: BH2013/00225 Application date: 01/03/2013 Council: Brighton & Hove Accuracy: Exact	Address: 47 Gardner Street, Brighton, East Sussex, BN1 1UN Project: Shopfront Last known status: Detailed plans have been granted.	N/A
ID: H Distance: 63 m Direction: E	Application reference: BH2019/03276 Application date: 12/11/2019 Council: Brighton & Hove Accuracy: Exact	Address: 40 Gardner Street, Brighton, East Sussex, BN1 1UN Project: Shop/Storage Unit (Extension/Alterations) Last known status: An application has been submitted for detailed approval.	Link
ID: 4 Distance: 66 m Direction: SW	Application reference: BH2017/01168 Application date: 03/04/2017 Council: Brighton & Hove Accuracy: Exact	Address: Site to the rear of, 42 - 44 Portland Street, Brighton, East Sussex, BN1 1RN Project: 5 Residential Units Last known status: The application for detail approval has been refused.	Link
ID: H Distance: 69 m Direction: E	Application reference: BH2013/03327 Application date: 03/10/2013 Council: Brighton & Hove Accuracy: Exact	Address: 19 Regent Street & Parking Spa, 38 Gardner Street, Rear Of, Brighton, East Sussex, BN1 1U Project: 4 Flats & 2 Commercial Units Last known status: Detailed plans have been granted.	Link
ID: F Distance: 70 m Direction: E	Application reference: BH2015/01937 Application date: 01/06/2015 Council: Brighton & Hove Accuracy: Exact	Address: 1 - 2 Regent Street, Brighton, East Sussex, BN1 1UL Project: Restaurant (Conversion/Alterations) Last known status: Detailed plans have been granted.	Link
ID: B Distance: 75 m Direction: SE	Application reference: BH2018/01370 Application date: 15/05/2018 Council: Brighton & Hove Accuracy: Exact	Address: Franco Manca, 1 - 2 Regent Street, Brighton, East Sussex, BN1 1UL Project: Restaurant (Extension/Alterations) Last known status: Detailed plans have been granted.	Link
ID: I Distance: 76 m Direction: NW	Application reference: BH2019/02299 Application date: 02/08/2019 Council: Brighton & Hove Accuracy: Exact	Address: Tower Point, 44 North Road, Brighton, East Sussex, BN1 1YR Project: Gymnasium/Office (Alterations) Last known status: Detailed plans have been granted.	Link

ID	Details	Description	Online record
ID: I Distance: 76 m Direction: NW	Application reference: BH2019/02613 Application date: 10/09/2019 Council: Brighton & Hove Accuracy: Exact	Address: Tower Point, 44 North Road, Brighton, East Sussex, BN1 1YR Project: Office (Alterations) Last known status: Detailed plans have been granted.	Link
ID: I Distance: 76 m Direction: NW	Application reference: BH2017/01118 Application date: 30/03/2017 Council: Brighton & Hove Accuracy: Exact	Address: Tower Point, 44 North Road, Brighton, East Sussex, BN1 1YR Project: 4 Flats & 1 Restaurant Last known status: Detailed plans have been granted.	Link
ID: D Distance: 79 m Direction: S	Application reference: BH2014/01160 Application date: 10/04/2014 Council: Brighton & Hove Accuracy: Exact	Address: 14 Bond Street, Brighton, East Sussex, BN1 1RD Project: Shop (Alterations) Last known status: Detailed plans have been granted.	Link
ID: D Distance: 86 m Direction: S	Application reference: BH2018/01207 Application date: 04/07/2018 Council: Brighton & Hove Accuracy: Exact	Address: 12A Bond Street, Brighton, East Sussex, BN1 1RD Project: Shopfront Last known status: Detailed plans have been granted.	Link
ID: J Distance: 87 m Direction: NE	Application reference: BH2014/01423 Application date: 15/05/2014 Council: Brighton & Hove Accuracy: Exact	Address: The Wizard of Ink, 74 North Road, Brighton, East Sussex, BN1 1YD Project: Shopfront Last known status: Detailed plans have been granted.	Link
ID: D Distance: 91 m Direction: S	Application reference: BH2019/03279 Application date: 01/11/2019 Council: Brighton & Hove Accuracy: Exact	Address: 12 Bond Street, Brighton, East Sussex, BN1 1RD Project: Air Conditioning Unit Last known status: Detailed plans have been granted.	Link
ID: 8 Distance: 93 m Direction: E	Application reference: BH2014/01152 Application date: 07/05/2014 Council: Brighton & Hove Accuracy: Exact	Address: Las Iguanas, 7 Jubilee Street, Brighton, East Sussex, BN1 1GE Project: Shopfront Last known status: Detailed plans have been granted.	Link
ID: 9 Distance: 105 m Direction: E	Application reference: BH2019/01472 Application date: 30/05/2019 Council: Brighton & Hove Accuracy: Exact	Address: 9 Jubilee Street, Brighton, East Sussex, BN1 1GE Project: Shopfront Last known status: The application for detail approval has been refused.	Link
ID: K Distance: 108 m Direction: W	Application reference: BH2017/03843 Application date: 23/11/2017 Council: Brighton & Hove Accuracy: Exact	Address: 7 - 8 Windsor Street, Brighton, East Sussex, BN1 1RJ Project: 8 Flats Last known status: The application for detail approval has been refused.	Link
ID: 10 Distance: 112 m Direction: E	Application reference: BH2010/01019 Application date: 30/04/2010 Council: Brighton & Hove Accuracy: Exact	Address: 9 Jubilee Street, Brighton, East Sussex, BN1 1GE Project: Retail & Wine Bar Last known status: Detailed plans have been granted.	N/A

ID	Details	Description	Online record
ID: 11 Distance: 113 m Direction: NW	Application reference: BH2012/02707 Application date: 03/09/2012 Council: Brighton & Hove Accuracy: Exact	Address: Brighthelm Church & Community, North Road, Brighton, East Sussex, BN1 1YD Project: Cafe & Training Room Last known status: The application for detail approval has been refused.	N/A
ID: 12 Distance: 114 m Direction: NW	Application reference: BH2013/03353 Application date: 14/10/2013 Council: Brighton & Hove Accuracy: Exact	Address: Hanover House, 118 Queens Road, Brighton, East Sussex, BN1 3XG Project: Office (Alterations) Last known status: Detailed plans have been granted.	Link
ID: 13 Distance: 114 m Direction: SW	Application reference: BH2018/00557 Application date: 20/02/2018 Council: Brighton & Hove Accuracy: Exact	Address: Land To The Rear Of, 20 - 30 North Street, Brighton, East Sussex, BN1 1RG Project: 4 Residential Units Last known status: The application for detail approval has been refused.	Link
ID: L Distance: 115 m Direction: NW	Application reference: BH2011/00170 Application date: 18/01/2011 Council: Brighton & Hove Accuracy: Exact	Address: Community Base, 113 Queens Road, Brighton, East Sussex, BN1 3XG Project: Solar Panels Last known status: Detailed plans have been granted.	N/A
ID: M Distance: 115 m Direction: N	Application reference: BH2017/01163 Application date: 03/04/2017 Council: Brighton & Hove Accuracy: Exact	Address: J, New England, 62 North Road, Quarter, Brighton, East Sussex, BN1 1AA Project: Leisure Facility (Conversion) Last known status: Detailed plans have been granted.	Link
ID: M Distance: 115 m Direction: N	Application reference: BH2012/01244 Application date: 30/04/2012 Council: Brighton & Hove Accuracy: Exact	Address: Brighthelm Church & Community, 62 North Road, Brighton, East Sussex, BN1 1AA Project: Community Centre (Refurbishment) Last known status: Detailed plans have been granted.	N/A
ID: L Distance: 116 m Direction: NW	Application reference: BH2018/00075 Application date: 09/01/2018 Council: Brighton & Hove Accuracy: Exact	Address: Basement Floor Hanover House, 118 Queens Road, Brighton, East Sussex, BN1 3XG Project: Training Centre & Office (Conversion) Last known status: Detailed plans have been granted.	Link
ID: L Distance: 116 m Direction: NW	Application reference: BH2018/02976 Application date: 27/09/2018 Council: Brighton & Hove Accuracy: Exact	Address: 112 - 117 Queens Road, Brighton, East Sussex, BN1 3XG Project: Charities (Alterations) Last known status: Detailed plans have been granted.	Link
ID: 14 Distance: 117 m Direction: SE	Application reference: BH2010/00070 Application date: 25/01/2010 Council: Brighton & Hove Accuracy: Exact	Address: Ground Floor, 20 New Road, Brighton, East Sussex, BN1 1UF Project: Shopfront (Alterations) Last known status: Detailed plans have been granted.	N/A
ID: 15 Distance: 119 m Direction: NE	Application reference: BH2010/01459 Application date: 19/08/2010 Council: Brighton & Hove Accuracy: Exact	Address: Cafe Delice, 40 Kensington Gardens, Brighton, East Sussex, BN1 4AL Project: Cafe (Alterations) Last known status: Detailed plans have been granted.	N/A

ID	Details	Description	Online record
ID: K Distance: 121 m Direction: W	Application reference: BH2010/02604 Application date: 27/09/2010 Council: Brighton & Hove Accuracy: Exact	Address: 36 Church Street, Brighton, East Sussex, BN1 1RL Project: 2 Flats & 1 Shop Last known status: Detailed plans have been granted.	N/A

House extensions and small new builds searched to 50m

4 house extensions and small new builds within 50m from the property have been submitted for planning permission during the last ten years.

ID	Details	Description	Online record
ID: 2 Distance: 17 m Direction: E	Application reference: BH2018/03679 Application date: 04/12/2018 Council: Brighton & Hove Accuracy: Exact	Address: Flat 9, 19 Tichborne Street, Brighton, East Sussex, South East, BN1 1UR Project: House (Extension) Last known status: Detailed plans have been granted.	Link
ID: B Distance: 39 m Direction: SE	Application reference: BH2013/01669 Application date: 11/06/2013 Council: Brighton & Hove Accuracy: Exact	Address: 44 Orange Row, Brighton, East Sussex, South East, BN1 1UQ Project: House (Extension) Last known status: The application for detail approval has been refused.	Link
ID: E Distance: 47 m Direction: NE	Application reference: BH2017/01693 Application date: 18/05/2017 Council: Brighton & Hove Accuracy: Exact	Address: 14 Orange Row, Brighton, East Sussex, South East, BN1 1UQ Project: House (Extension) Last known status: Detailed plans have been granted.	Link
ID: E Distance: 47 m Direction: NE	Application reference: BH2017/00279 Application date: 14/02/2017 Council: Brighton & Hove Accuracy: Exact	Address: 14 Orange Row, Brighton, East Sussex, South East, BN1 1UQ Project: House (Extension) Last known status: The application for detail approval has been refused.	Link

Mobile phone masts

Mobile phone masts

There is a mobile phone mast within 122m of the property. See below for details of the mast and its location. Please note that this data may be incomplete or out of date and Groundsure recommends checking for any entries in the Mobile Phone Mast Planned section, as masts added since 2012 may appear there instead.

ID	Distance	Direction	Operator	Type	Antenna	Band	Power(dBW)
K	123 m	W	Three	UMTS	33	2100	18.7

ID	Distance	Direction	Operator	Type	Antenna	Band	Power(dBW)
K	125 m	W	T-Mobile	GSM	29	1800	27
K	125 m	W	T-Mobile	UMTS	29	2100	18
N	146 m	W	Orange	GSM	7	1800	16.2
N	146 m	W	Orange	UMTS	7	2100	18.2
21	178 m	S	Vodafone	GSM	5	900	2
26	222 m	SW	Vodafone	GSM	5	900	2
P	230 m	NE	Orange	GSM	4.5	1800	16.2
P	230 m	NE	Orange	UMTS	4.5	2100	18.2

This database is taken from Ofcom's Sitefinder database, the Government's database of mobile phone base stations. The last update to this database was applied in May 2012, although some operators ceased providing updates some years before then. Neither Ofcom nor Groundsure can accept any liability for any inaccuracies or omissions in the data provided within Sitefinder. The most recent update is based on the following datasets received at the specified times by Ofcom: O2 (May 2012), Network Rail (April 2012), Hutchison (February 2012), Vodafone (October 2011), Airwave (February 2010), Orange (February 2010) and T-Mobile (August 2005). Sites added since these dates will not appear in the database.

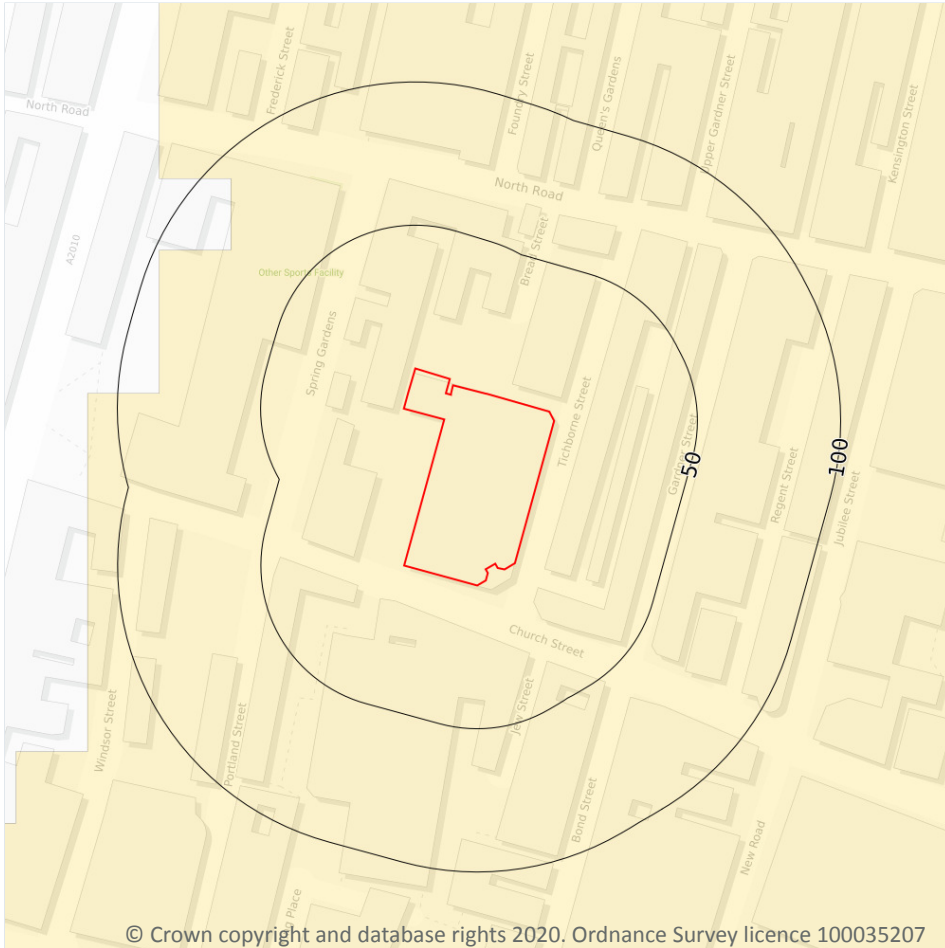
Mobile phone masts planning records

Planning permission has been sought for a new mobile phone mast within 237m of the property.

As this information is normally updated quarterly, the mast could already have been built or may be in the planning stages. Further details on the progress of the application should be available on the Local Authority's planning website.

ID	Distance	Direction	Applicant Detail	Details
Q	237 m	S	No Details 14/06/2017 Euro Payphone Limited	Scheme comprises installation of telephone kiosk on pavement.

Radon



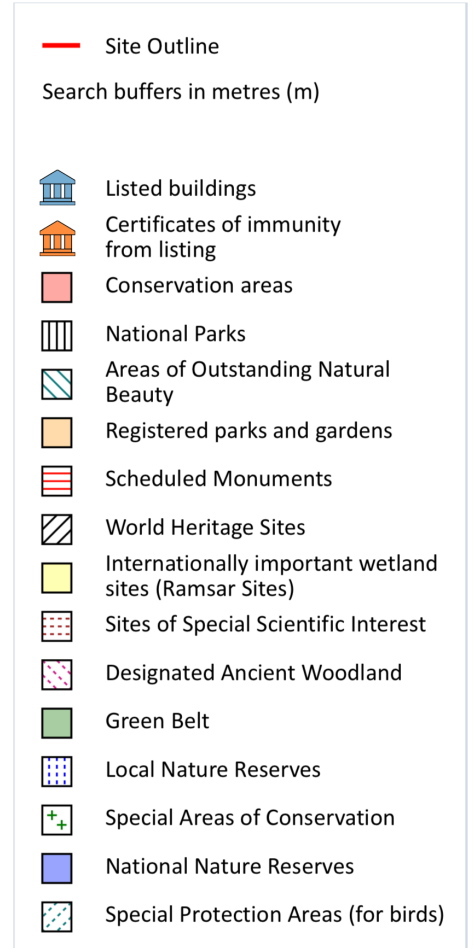
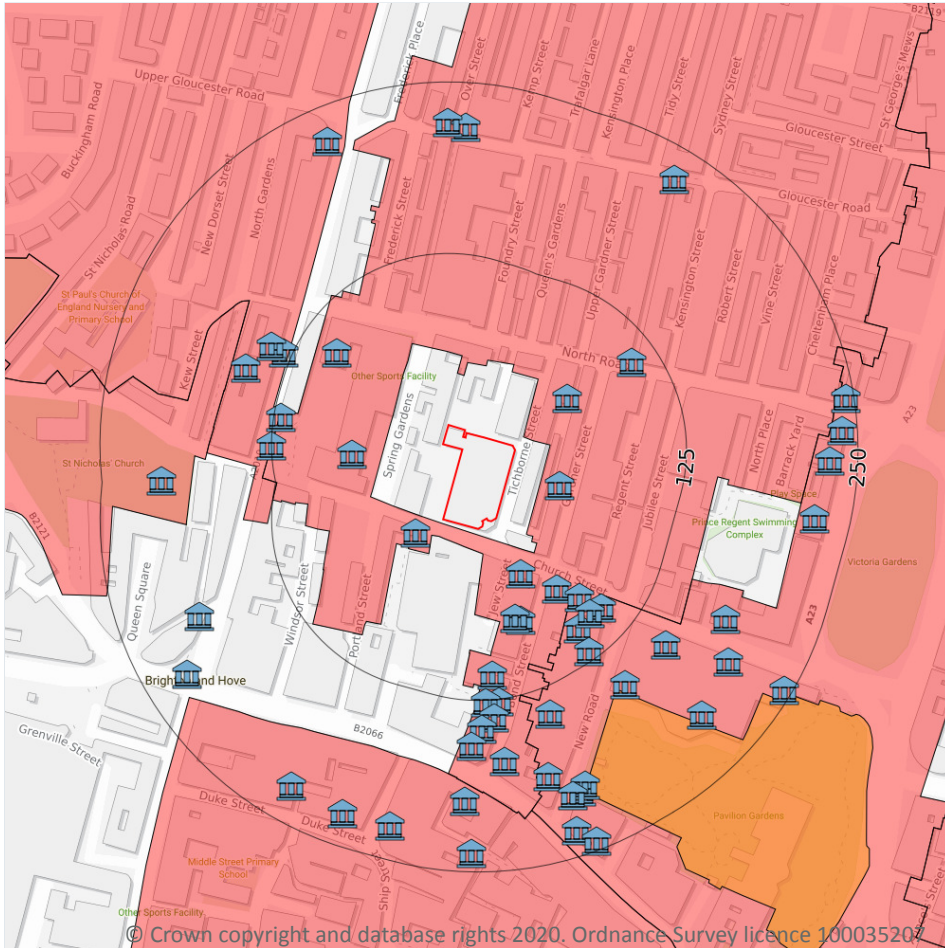
— Site Outline
Search buffers in metres (m)

- Greater than 30%
- Between 10% and 30%
- Between 5% and 10%
- Between 3% and 5%
- Between 1% and 3%
- Less than 1%

The property is in a radon affected area, meaning the area has a general radon level above the radon Action Level. In order to determine if there is a problem at your property, a radon measurement in the building must be taken. Access to a testing service and further information on radon is available from Public Health England (PHE) or www.ukradon.org. Radon is a colourless, odourless radioactive gas present in all areas of the United Kingdom, usually at levels that pose a negligible risk. However, the property is situated in an area where levels of radon can be much higher and pose a health risk. High levels of radon can cause lung cancer, particularly for smokers and ex-smokers. The higher the level and the longer the period of exposure, the greater the risk. If you are buying a currently occupied property in a radon affected area, ask the present owner whether radon levels have been measured and, if they have, whether the results were above the radon Action Level. If so, what remedial measures were installed, were radon levels re-tested and did the re-testing confirm the measures have been effective.

This data is sourced from the British Geological Survey/Public Health England.

Planning Constraints



Visual and Cultural Designations

Conservation Areas

Conservation Areas exist to protect special architecture and historic interest in an area. It may mean that the property is located in or close to a beautiful or architecturally interesting place to live. There may be extra planning controls restricting some development. This particularly applies to developing the outside of the building and any trees at the property.

Distance	Direction	Name	District
3 m	S	North Laine	The City of Brighton and Hove
82 m	SE	Valley Gardens	The City of Brighton and Hove
120 m	W	West Hill	The City of Brighton and Hove
164 m	W	Montpelier and Clifton Hill	The City of Brighton and Hove

Distance	Direction	Name	District
173 m	S	Old Town	The City of Brighton and Hove

This data is sourced from Local Authorities. For more information please see

<https://historicengland.org.uk/listing/what-is-designation/local/conservation-areas/>.

Listed Buildings

The presence of listed buildings means there will be extra control over what changes can be made to that building's interior and exterior. If the property itself is a listed building, owners will need to apply for Listed Building Consent for most types of work that affect the 'special architectural or historic interest' of the property and the work approved may increase costs.

Distance	Direction	Name	Grade	Listed building reference number	Listed date
23 m	SW	20, 21 And 23, Church Street (See Details For Further Address Information)	II	1380387	26/08/1999
38 m	E	12, Gardner Street	II	1380508	20/08/1971
44 m	SE	6, 7 And 8, Church Street	II	1380386	26/08/1999
53 m	NE	Buildings To Rear Of Number 28 (Number 28 Not Included) Numbers 16 And 17	II	1389163	26/08/1999
67 m	W	Former Drill Hall Now Royal Mail Sorting Office	II	1380394	11/04/1995
68 m	SE	5, Church Street (See Details For Further Address Information)	II	1380014	08/12/1997
74 m	SE	15 And 16, Bond Street	II	1380013	26/08/1999
77 m	S	14, Bond Street	II	1380012	26/08/1999
84 m	SE	3A, 3B And 3C, Church Street	II	1380385	26/08/1999
97 m	NW	Brighthelm Church And Community Centre	II	1380613	13/10/1952
100 m	SE	Brighton Unitarian Church	II	1380110	13/10/1952
101 m	SE	24, New Road (See Details For Further Address Information)	II	1380107	13/10/1952
104 m	SE	Number 23 And Attached Railings	II	1380106	13/10/1952
106 m	NE	Bollard At The South End Of Kensington Gardens	II	1380612	26/08/1999

Distance	Direction	Name	Grade	Listed building reference number	Listed date
107 m	S	Bond Street Cottages	II	1380011	26/08/1999
119 m	SE	Numbers 21 And 22 And Attached Railings	II	1380105	11/04/1995
120 m	W	Railings To Queens Road Rest Garden East Range	II	1380799	26/08/1999
125 m	W	Railings To The Queens Road Rest Garden South Range	II	1380800	26/08/1999
127 m	S	6, 6A, 7 And 7A, Bond Street	II	1380010	09/06/1989
131 m	NW	Railings On West Side Running North-South Between North Road And Church Street	II	1380798	08/02/1994
134 m	S	4 And 5, Bond Street	II	1380009	09/06/1989
142 m	NW	Number 27 And Attached Railings	II	1380795	19/10/1995
143 m	S	3, Bond Street	II	1380008	09/06/1989
145 m	S	Stage Entrance To The Theatre Royal The Theatre Royal And The Colonnade Public House (Number 10) And Attached Colonnade	II*	1380103	20/08/1971
152 m	S	2, Bond Street	II	1380007	09/06/1989
153 m	W	Sussex Masonic Club	II	1380794	20/08/1971
153 m	SE	The Pavilion Theatre And Booking Office	II	1380108	26/08/1999
155 m	SE	The Corn Exchange Entrance Wing	II	1380399	13/10/1952
159 m	S	153, North Street	II	1380620	26/08/1999
171 m	S	National Westminster Bank	II	1380621	23/06/1994
182 m	SE	County Court House And Attached Walls, Piers And Railings	II	1380388	27/05/1992
188 m	S	Numbers 1 To 7 Including Colonnade To Numbers 6 And 7	II	1380102	20/08/1971
191 m	W	The Quadrant Public House	II	1380627	30/03/1999

Distance	Direction	Name	Grade	Listed building reference number	Listed date
199 m	SE	Museum Art Gallery And Public Library And Attached Railings	II*	1380395	11/03/1987
199 m	S	The Clarence Hotel And Attached Railings	II	1380618	20/08/1971
206 m	S	K6 Telephone Kiosk	II	1380111	14/04/1988
207 m	S	K6 Telephone Kiosk	II	1380112	14/04/1988
207 m	W	Monument To Amon Wilds In Churchyard Of The Church Of St Nicholas Of Myra	II	1380454	26/08/1999
207 m	SE	The Corn Exchange And Dome Theatre	I	1380398	13/10/1952
213 m	S	30, New Road	II	1380109	26/08/1999
217 m	N	83, Gloucester Road	II	1380512	26/08/1999
218 m	SW	Clock Tower And Attached Railings	II	1380624	26/08/1999
221 m	N	82, Gloucester Road	II	1380511	26/08/1999
224 m	SW	37A, Duke Street	II	1380448	13/10/1952
224 m	E	The King And Queen Hotel	II	1381770	19/03/1997
225 m	NW	Britannia Corner	II	1380796	11/12/1989
226 m	S	Post Office	II	1380919	13/05/1991
227 m	NE	Bollards At The North End Of Kensington Gardens	II	1380513	26/08/1999
227 m	S	Former Holy Trinity Church	II	1380934	02/03/1981
230 m	E	20, 21 And 22, Marlborough Place	II	1381771	26/08/1999
231 m	S	163, North Street	II	1380622	26/08/1999
237 m	S	9-12, Meeting House Lane	II	1381777	20/08/1971
239 m	E	Number 26 And Attached Wall	II	1381772	20/08/1971
243 m	S	The Chapel Royal	II*	1380625	30/07/1992
244 m	E	Numbers 31 And 32 And Attached Railings	II	1381773	20/08/1971

Distance	Direction	Name	Grade	Listed building reference number	Listed date
244 m	SE	The North Gatehouse And Attached Walls Piers And Railings	II*	1380400	13/10/1952

This data is sourced from Historic England. For more information please see <https://historicengland.org.uk/listing/the-list/>

Registered Parks and Gardens

Registered parks or gardens are a designed landscape considered of historic interest.

Although the inclusion of a historic park or garden on the register in itself brings no additional statutory controls, local authorities are required by central government to consider registration material in planning terms, so local planning authorities must take into account the historic interest of the site when determining whether or not to grant planning permission.

Distance	Direction	Name	Grade
152 m	SE	The Royal Pavilion, Brighton	II

This data is sourced from Historic England. For more information please see: <https://historicengland.org.uk/listing/what-is-designation/registered-parks-and-gardens/pag-faqs>

Air Quality

Modelled Air Quality Readings

Defra publishes Background Concentration Maps of airborne pollutants, nitrous oxides (NO₂ and NO_x) and particulate matter (PM₁₀ and PM_{2.5}), for each year for Local Air Quality Management (LAQM) purposes.

The map for each year is modelled based on air quality monitoring and meteorological data gathered in a reference year. The current reference year is 2015. The maps divide the country into sectors. The concentrations for each sector account for pollution emitted within the sector itself and pollution that arrives from elsewhere, for example blown in by the wind.

The data presented here is the total estimated concentration of each pollutant in the sector that the site resides in, and the air quality objectives for each pollutant, which are taken from Defra's LAQM Technical Guidance document.

Pollutant	Local modelled reading (annual average)	UK Air Quality Objective (annual average)	UK Air Quality Objective (variable)
NO _x	31 µg/m ³	30 µg/m ³	N/A
NO ₂	21 µg/m ³	40 µg/m ³	200 µg/m ³ (per hour - not be exceeded more than 18 times a year)
PM ₁₀	17 µg/m ³	40 µg/m ³	50 µg/m ³ (per 24hr period - not be exceeded more than 35 times a year)
PM _{2.5}	12 µg/m ³	25 µg/m ³	N/A

Notes

Pollutant	Details
NO _x	NO ₂ and NO are both oxides of nitrogen and together are referred to as nitrogen oxides (NO _x)
NO ₂	Nitric oxide (NO) is mainly derived from road transport emissions and other combustion processes such as the electricity supply industry. NO is not considered to be harmful to health. However once released to the atmosphere NO is usually very rapidly oxidized mainly by ozone (O ₃) to nitrogen dioxide (NO ₂) which can be harmful to health.
PM ₁₀	Particulate Matter less than 10µm in aerodynamic diameter. Particles less than or equal to 10 micrometers in diameter are so small that they can get into the lungs potentially causing serious health problems. Ten micrometers is less than the width of a single human hair.
PM _{2.5}	Particulate Matter less than 2.5µm in aerodynamic diameter. Particles less than or equal to 10 micrometers in diameter are so small that they can get into the lungs potentially causing serious health problems. Particles of this size can only be seen with an electron microscope.

Datasets searched

This is a full list of the data searched in this report. If we have found results of note we will state "Identified". If no results of note are found, we will state "Not identified". Our intelligent filtering will hide "Not identified" sections to speed up your workflow.

Planning		Planning constraints	
Large projects searched to 500m	Identified	Scheduled Monuments	Not identified
Small projects searched to 125m	Identified	Registered Parks and Gardens	Identified
House extensions and small new builds searched to 50m	Identified	Neighbourhood	
Mobile phone masts	Identified	Air quality management area	Not identified
Mobile phone masts planning records	Identified	Air Quality	Identified
Radon			
Radon	Identified		
Planning constraints			
Sites of Special Scientific Interest	Not identified		
Internationally important wetland sites (Ramsar Sites)	Not identified		
Special Areas of Conservation	Not identified		
Special Protection Areas (for birds)	Not identified		
National Nature Reserves	Not identified		
Local Nature Reserves	Not identified		
Designated Ancient Woodland	Not identified		
Green Belt	Not identified		
World Heritage Sites	Not identified		
Areas of Outstanding Natural Beauty	Not identified		
National Parks	Not identified		
Conservation Areas	Identified		
Listed Buildings	Identified		
Certificates of Immunity from Listing	Not identified		

Planning data limitations

The Planning Applications section of this report contains data provided under licence from Glenigan, who are the largest provider of planning data in the UK. As with any dataset of this size and complexity there are limitations, which are highlighted below.

The location of applications are represented in this report as single points and are derived from either the grid references provided by the applicant on the planning application form or by address finding software using the site address. This single point may not represent the nearest border of the development and may fall outside of the development boundary. The information contained within this report should be used in conjunction with a visit to the relevant local authority's website to determine the exact location of the development and how this may impact the subject property.

Groundsure have incorporated a dynamic search radius to ensure the most relevant data is presented. This variable search distance is based on House of Commons Library data which categorises areas according to the size of the settlement. Groundsure have distilled these into three core categories. These categories are large urban, urban and rural and the following search distances apply:

- Large urban: 250m for large projects, 50m for small projects and house extensions
- Urban: 500m for large projects, 250m for small projects and 50m for house extensions
- Rural: 750m for large projects, 500m for small projects and 125m for house extensions

Please note, the search radius assigned to this property is detailed within the planning section of the report.

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. As such, if any refused applications be identified within this report, or should the existence or absence of a planning application, consent or similar 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. Groundsure have excluded certain records of the publicly available data from this report which may have created duplications of reference to the same application. This includes, but is not limited to, data relating to applications such as amendments or variations of planning applications, discharge of conditions, or other associated applications. The report also excludes information on Lawful Development Certificates, Tree Preservation Orders, and other applications that are considered minor in terms of the level of construction. Additionally, an area of land may be identified for development within the local authority development plan, but for which no formal planning application exists. As such these are not included within the search.

Groundsure provides a web link to individual planning records in this report, but over time Local Authorities may have altered their website structure or record storage and so not all links may still be active. In the case of broken links, customers can use the planning application reference to search the Local Authority planning website manually. Due to data collection methods and processing time, there may be a period of up to 10 days between the application being published on the local authority website and appearing within the Groundsure report.

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