

A single source of planning information



Key Benefits	
Unique	Details local authority landuse policies
Unique to PlansearchPlus	<ul style="list-style-type: none"> Information on telecoms masts Footpath and Rights of Way Local neighbourhood information
Single source	Extensive planning information in one easy to use report
Comprehensive	Current and historical planning information at your fingertips for all of mainland Great Britain
Time saving	Reports available within 48 hours
Illustrated	Planning information mapped up to a 500m radius of the site
User friendly	Standardised Development Plan categories for ease of use
Peace of mind	Greater knowledge of the area
Revealing	Potential surprises around the corner
Value for money	Quality information for an informed decision
Total service	Help clients make the right decision
Promote best practice	Provides as much information to the client as possible to support an informed purchase

Make sure your client is fully informed



Plansearch Plus is available for £25.53 plus VAT and Plansearch just £20 plus VAT. Both products enjoy a discount when purchased with an environmental report.

Plansearch commercial is available from £100 plus VAT for sites up to 15 hectares (Separate quotation required for larger sites).

Landmark has built a reputation for comprehensive high quality information by working closely with trusted data sources including:



The UK's most comprehensive planning report

Landmark Information Group is a Daily Mail and General Trust company, and is the UK's leading supplier of digital mapping and property and environmental risk information.

Landmark has an unrivalled source of large scale current and historic digital maps together with high quality environmental risk and planning information. The focus on quality data enables Landmark to provide solutions that are unrivalled and create peace of mind for our customers when using one of our products.

For further information please visit www.landmarkinfo.co.uk or contact one of our customer service advisors on 0870 606 1700



Get the planning information that could vitally affect your client's new home

When you're carrying out searches on a client's property, are you getting the complete picture? Standard local authority searches will be restricted to planning applications on the property itself, with the exception of applications for road and rail which cover a radius of 200m.



Are you getting the complete picture?

Plansearch the UK's best-selling planning report, covers planning applications for a radius of 250m from the property. This means that information which could have a major impact on the enjoyment and value of a home is revealed to the potential homebuyer. So, if for example a new nightclub or supermarket is being proposed, your client would know about it before exchange.

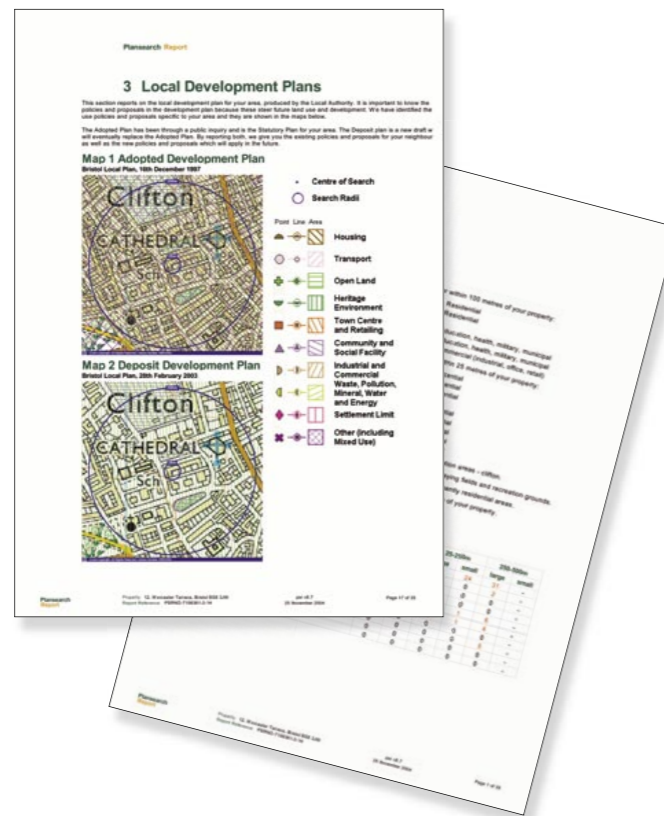


Fully comprehensive planning product

Plansearch Plus details not just commercial and residential applications made since 1997, but also the planning decisions on larger applications. It also includes aerial photography, information on telecoms masts, details of footpaths and neighbourhood information on topics such as local facilities, schools and crime rates. This makes Plansearch Plus the most comprehensive planning product on the market.

Plansearch Plus searches 250m in every direction, unlike the local authority search which, except for road and rail, only reports on applications relevant to the property.

Plansearch Plus provides a summary of policies for future development and land use within a 500m radius of the property in addition to deposit and local plans policies - a feature that is unique to Plansearch Plus.



Single source of planning information

Discovering a site's planning context can be a very lengthy task. Plansearch Commercial can help by providing extensive information in one easy to use, illustrated report. It contains the following information covering a 500m radius from the site boundary:

- Development Plan Tracker
- Planning Applications
- Land Use Policies
- Flooding

Flood Map

Using detailed mapping and predictive models, Plansearch Commercial reveals any significant short or longer term flood risk. The latest and most extensive mapping and information available ensures you have the most comprehensive view on flooding.

The following elements are considered to indicate whether a property is subject to flooding in the future:

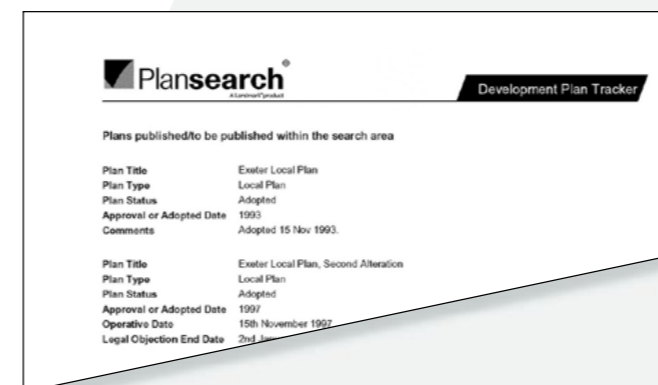
- Land contours
- Flood extents
- River or sea flood defences
- Flood water storage areas



Development Plan Tracker

A list of the relevant, current and emerging development plans published by Local Authorities, County Councils and Park Authorities – including Local, Unitary, Structure, National Park, Mineral, Waste, Mineral & Waste and Regional Park.

Details of the development plan title, type, status, stage(s) completed with dates (or periods) and any relevant comments are provided. For those plans that are currently being prepared, the relevant stage(s) in each plans preparation are recorded.



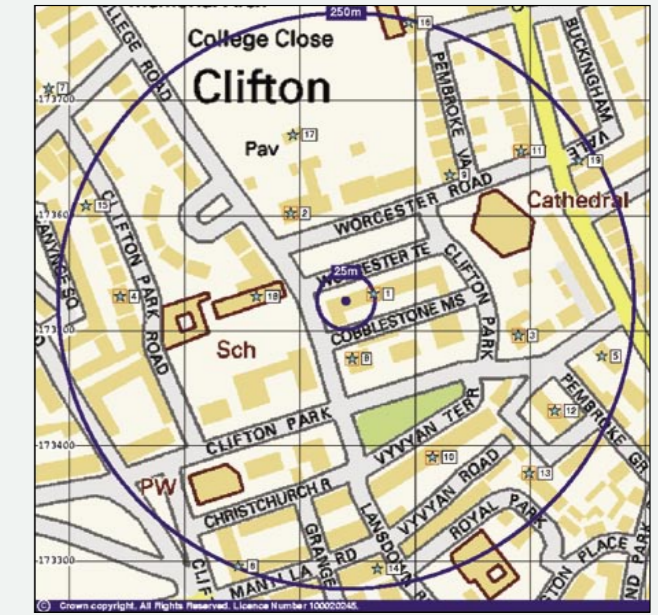
Planning product features

Plansearch contains a Summary, Development Plan Tracker, Location Maps, information on Planning Applications, Land Use Policies and Flooding. Also incorporated is a Useful Contacts and Useful Information section.

Planning Applications

Plansearch Plus contains details of applications made since 1997 for the property and surrounding area. For ease of use, the applications for development and alterations have been standardised in the following way:

- Housing
- Civil engineering (e.g. bridges, runways etc.)
- Transportation facilities (e.g. petrol stations, car parks, airports etc.)
- Sports / leisure
- Education / health
- Commercial / retail
- Power / water / telecom
- Hotel / catering
- Industrial / agricultural / demolitions
- Public building

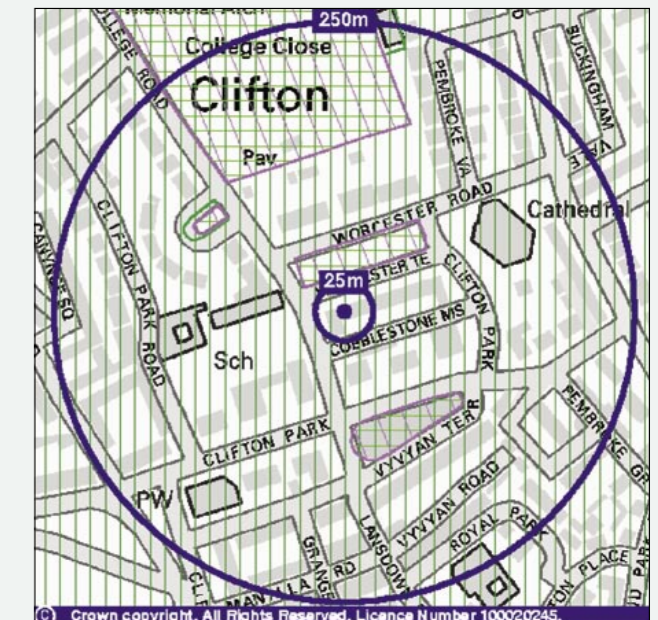


Land Use Policies

To ensure consistency and ease of use, development categories have been standardised across Great Britain to:

- Housing
- Open land (e.g. green belts/nature reserves)
- Heritage environment (e.g. on historical buildings)
- Transport
- Town centres and retailing
- Industrial and commercial
- Community and social facilities
- Waste, pollution, minerals, water and energy
- Rural /settlement areas
- Other site specific policies

A brief description of the proposed development type, the direction and distance, and a list of the related policies is provided for each development. This means if your client has any concerns, further information can be obtained very easily.



You'd be surprised at what a local authority search can overlook

The direct effect on property values and possible health risks when mobile phone masts are built are a matter of obvious concern to homebuyers. Yet planned phone masts, even very nearby, will not be picked up by a Local Authority Search because they are restricted to planning applications on the property itself, except for road and rail. With Plansearch Plus, homebuyers can know about applications for new developments, including phone masts, before they exchange, allowing them to make an informed decision about the property and avoiding any unwanted surprises.