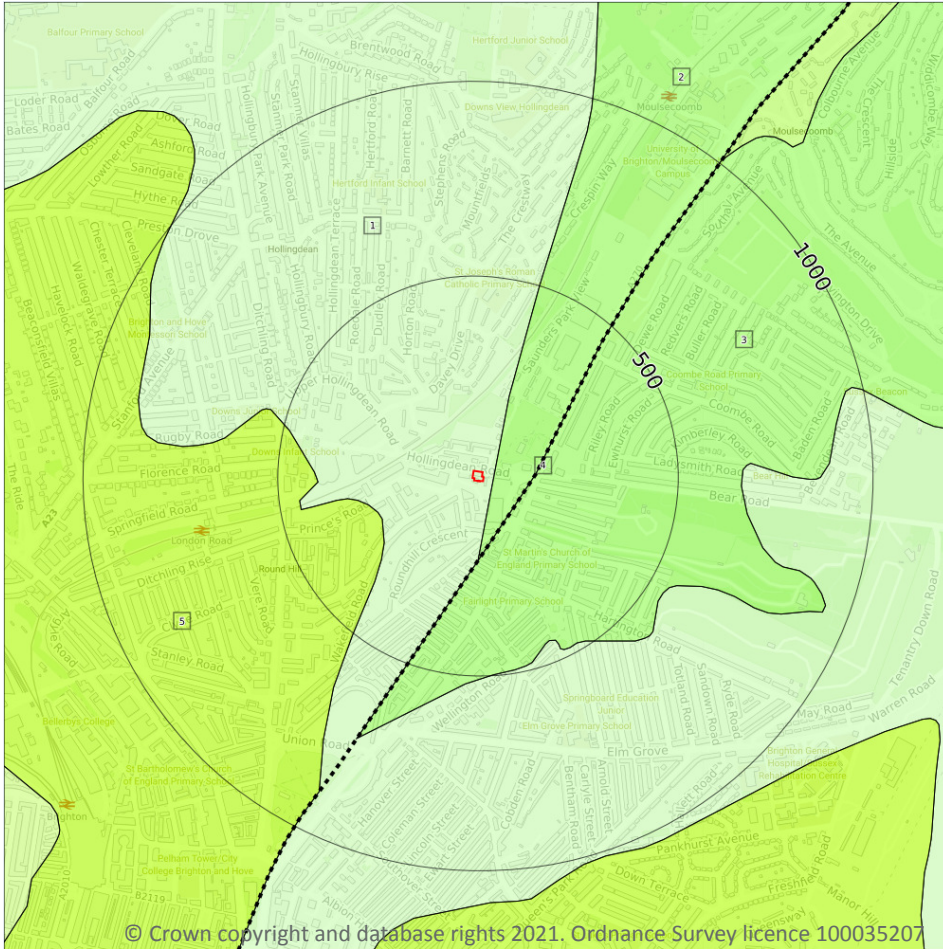


Geology 1:50,000 scale - Bedrock



- Site Outline
- Search buffers in metres (m)
- Bedrock faults and other linear features (50k)
- Bedrock geology (50k)
Please see table for more details.

15.8 Bedrock geology (50k)

Records within 500m

4

Bedrock geology at 1:50,000 scale. The main mass of rocks forming the Earth and present everywhere, whether exposed at the surface in outcrops or concealed beneath superficial deposits or water.

Features are displayed on the Geology 1:50,000 scale - Bedrock map on **page 100**

ID	Location	LEX Code	Description	Rock age
1	On site	SECK-CHLK	SEAFORD CHALK FORMATION - CHALK	CONIACIAN
2	25m E	LECH-CHLK	LEWES NODULAR CHALK FORMATION - CHALK	TURONIAN
3	103m SE	LECH-CHLK	LEWES NODULAR CHALK FORMATION - CHALK	TURONIAN
5	255m SW	NCK-CHLK	NEWHAVEN CHALK FORMATION - CHALK	SANTONIAN

This data is sourced from the British Geological Survey.

15.9 Bedrock permeability (50k)

Records within 50m	2
---------------------------	----------

A qualitative classification of estimated rates of vertical movement of water from the ground surface through the unsaturated zone of bedrock (the zone between the land surface and the water table).

Location	Flow type	Maximum permeability	Minimum permeability
On site	Fracture	Very High	Very High
25m NE	Fracture	Very High	Very High

This data is sourced from the British Geological Survey.

15.10 Bedrock faults and other linear features (50k)

Records within 500m	1
----------------------------	----------

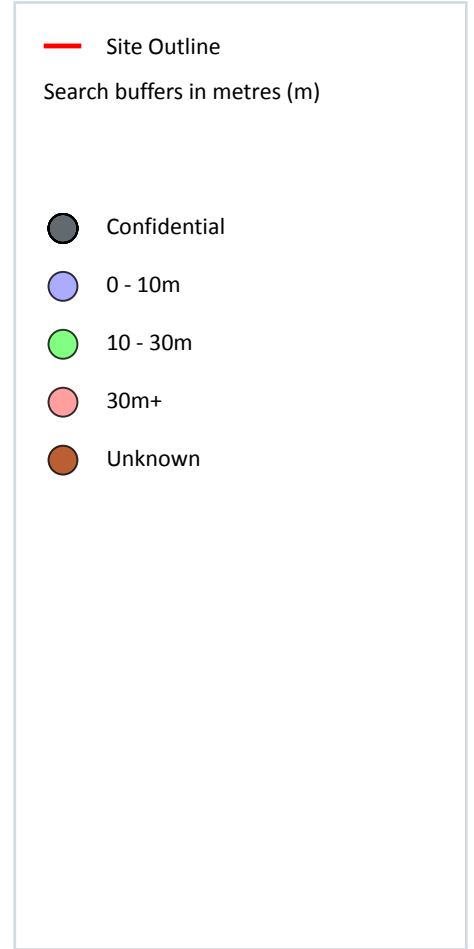
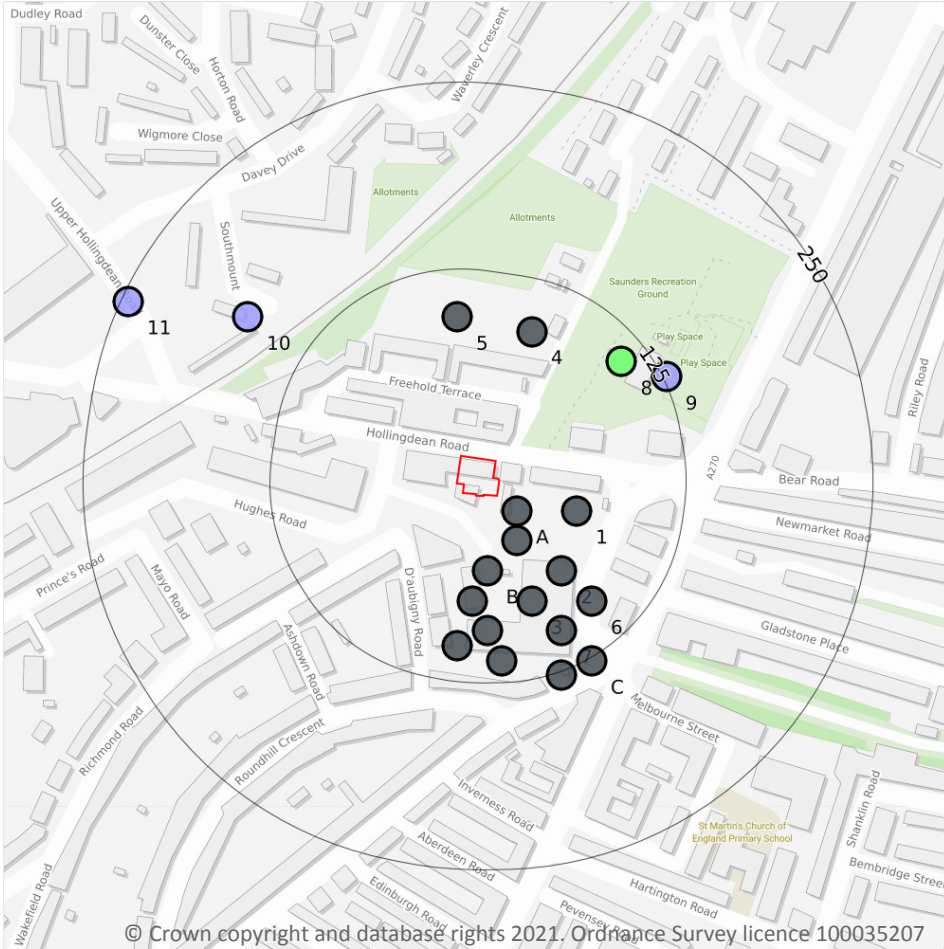
Linear features at the ground or bedrock surface at 1:50,000 scale of six main types; rock, fault, fold axis, mineral vein, alteration area or landform. Features are either observed or inferred, and relate primarily to bedrock.

Features are displayed on the Geology 1:50,000 scale - Bedrock map on **page 100**

ID	Location	Category	Description
4	103m SE	FAULT	Fault, inferred, displacement unknown

This data is sourced from the British Geological Survey.

16 Boreholes



16.1 BGS Boreholes

Records within 250m

20

The Single Onshore Boreholes Index (SOBI); an index of over one million records of boreholes, shafts and wells from all forms of drilling and site investigation work held by the British Geological Survey. Covering onshore and nearshore boreholes dating back to at least 1790 and ranging from one to several thousand metres deep.

Features are displayed on the Boreholes map on **page 102**

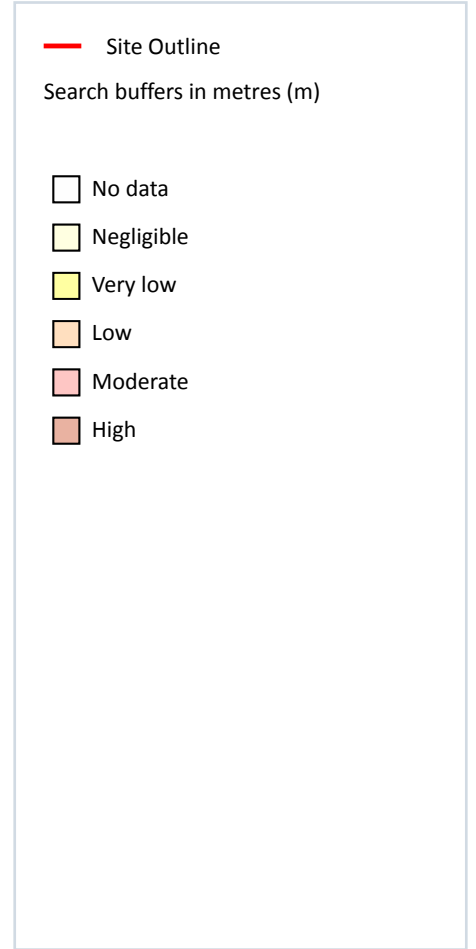
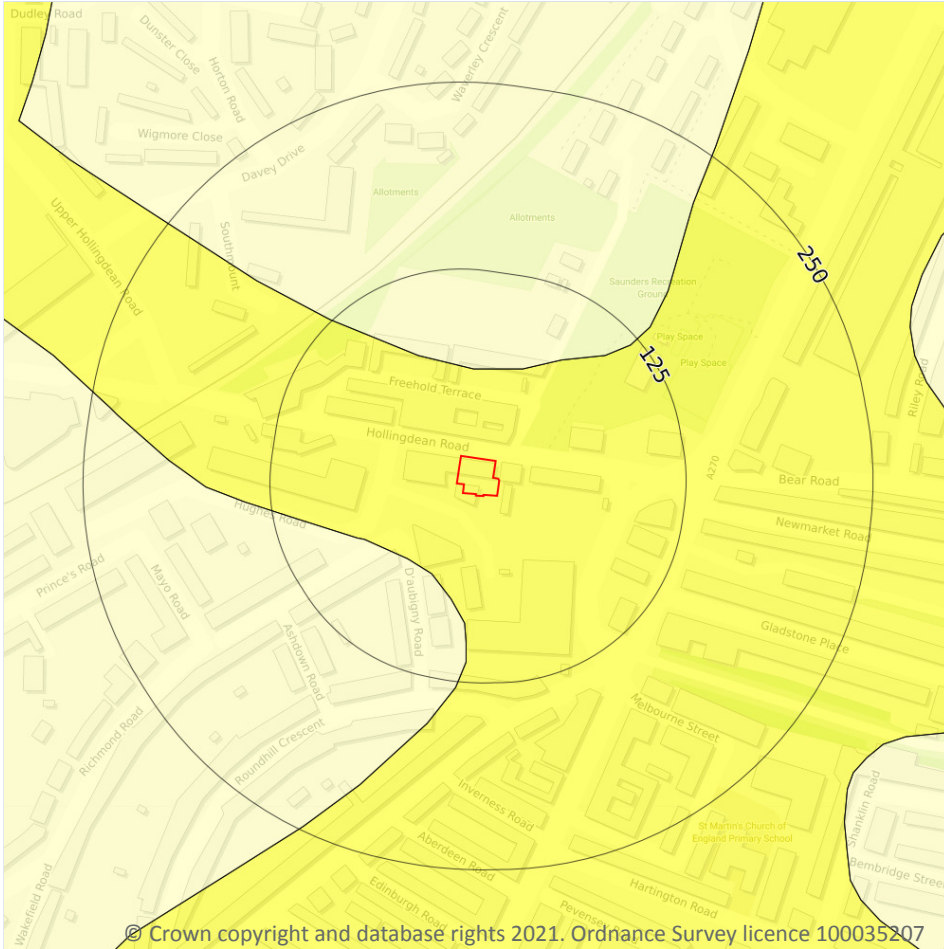
ID	Location	Grid reference	Name	Length	Confidential	Web link
A	17m SE	532050 105910	LEWES ROAD 13	-	Y	N/A
A	33m SE	532050 105890	LEWES ROAD 12	-	Y	N/A
B	50m S	532030 105870	LEWES ROAD 7	-	Y	N/A

ID	Location	Grid reference	Name	Length	Confidential	Web link
1	54m E	532090 105910	LEWES ROAD 14	-	Y	N/A
2	66m SE	532080 105870	LEWES ROAD 11	-	Y	N/A
B	70m S	532020 105850	LEWES ROAD 5	-	Y	N/A
3	74m S	532060 105850	LEWES ROAD 8	-	Y	N/A
4	90m N	532060 106030	LEWES ROAD PUMPING STATION BRIGHTON	-	Y	N/A
B	90m S	532030 105830	LEWES ROAD 6	-	Y	N/A
5	93m N	532010 106040	LEWES ROAD PUMPING STATION BRIGHTON	-	Y	N/A
6	95m SE	532100 105850	LEWES ROAD 10	-	Y	N/A
7	100m SE	532080 105830	LEWES ROAD 9	-	Y	N/A
B	101m S	532010 105820	LEWES ROAD 4	-	Y	N/A
8	107m NE	532120 106010	LEWES ROAD PUMPING STATION BRIGHTON	27.43	N	594113
B	110m S	532040 105810	LEWES ROAD 3	-	Y	N/A
C	127m SE	532100 105810	LEWES ROAD 1	-	Y	N/A
9	127m NE	532150 106000	LEWES ROAD PUMPING STATION BRIGHTON	-2.0	N	594112
C	128m S	532080 105800	LEWES ROAD 2	-	Y	N/A
10	170m NW	531870 106040	LEWES ROAD PUMPING STATION, BRIGHTON	-2.0	N	594224
11	245m NW	531790 106050	LEWES ROAD PUMPING STATION, BRIGHTON	-2.0	N	594225

This data is sourced from the British Geological Survey.



17 Natural ground subsidence - Shrink swell clays



17.1 Shrink swell clays

Records within 50m

1

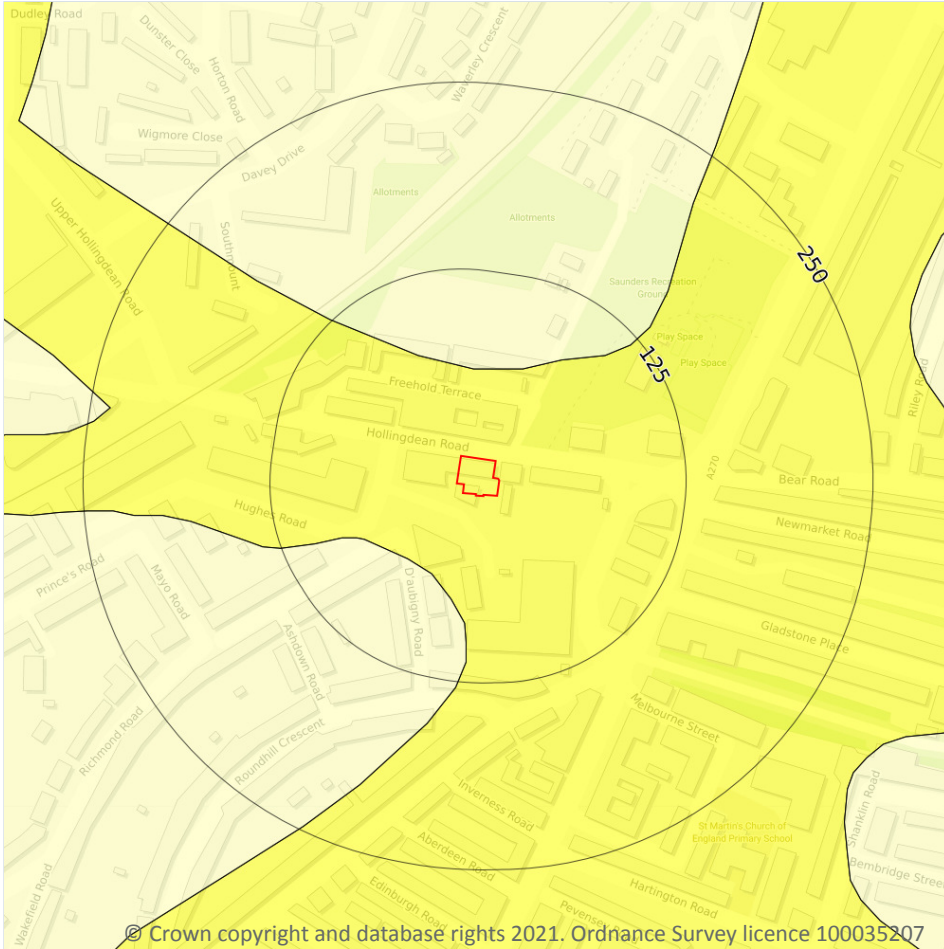
The potential hazard presented by soils that absorb water when wet (making them swell), and lose water as they dry (making them shrink). This shrink-swell behaviour is controlled by the type and amount of clay in the soil, and by seasonal changes in the soil moisture content (related to rainfall and local drainage).

Features are displayed on the Natural ground subsidence - Shrink swell clays map on **page 104**

Location	Hazard rating	Details
On site	Very low	Ground conditions predominantly low plasticity.

This data is sourced from the British Geological Survey.

Natural ground subsidence - Running sands



— Site Outline
Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.2 Running sands

Records within 50m

1

The potential hazard presented by rocks that can contain loosely-packed sandy layers that can become fluidised by water flowing through them. Such sands can 'run', removing support from overlying buildings and causing potential damage.

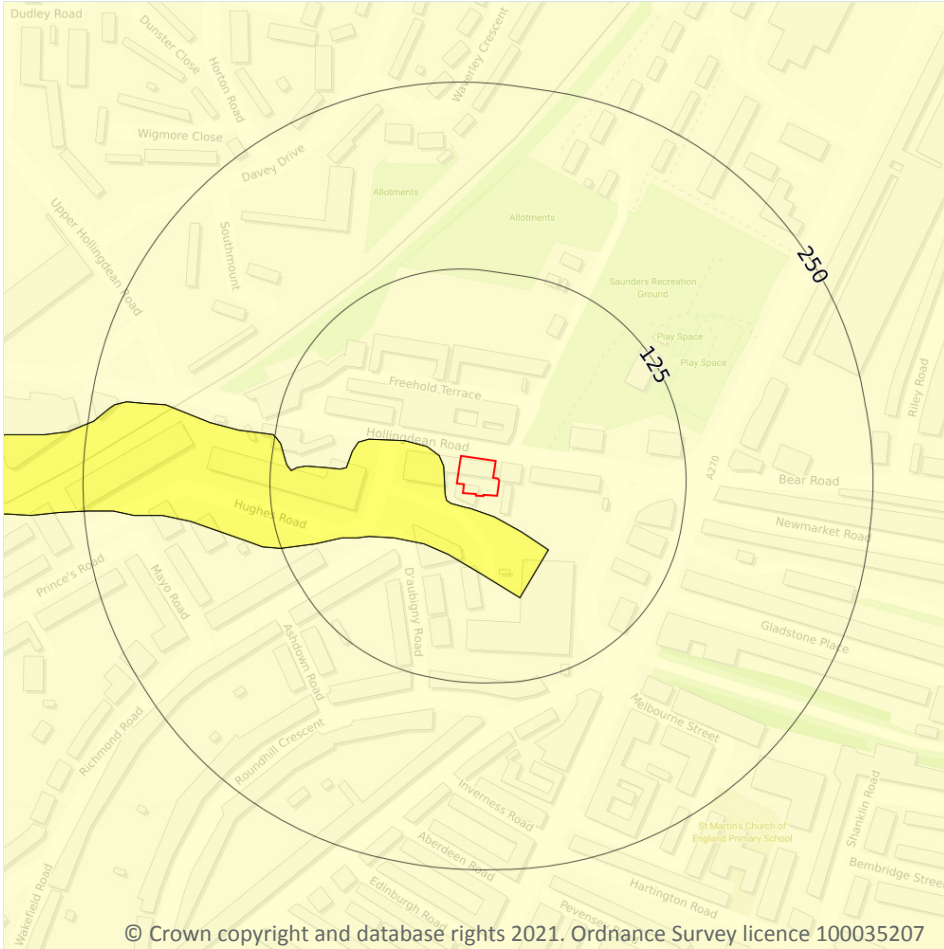
Features are displayed on the Natural ground subsidence - Running sands map on **page 105**

Location	Hazard rating	Details
On site	Very low	Running sand conditions are unlikely. No identified constraints on land use due to running conditions unless water table rises rapidly.

This data is sourced from the British Geological Survey.



Natural ground subsidence - Compressible deposits



— Site Outline
Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

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17.3 Compressible deposits

Records within 50m

2

The potential hazard presented by types of ground that may contain layers of very soft materials like clay or peat and may compress if loaded by overlying structures, or if the groundwater level changes, potentially resulting in depression of the ground and disturbance of foundations.

Features are displayed on the Natural ground subsidence - Compressible deposits map on **page 106**

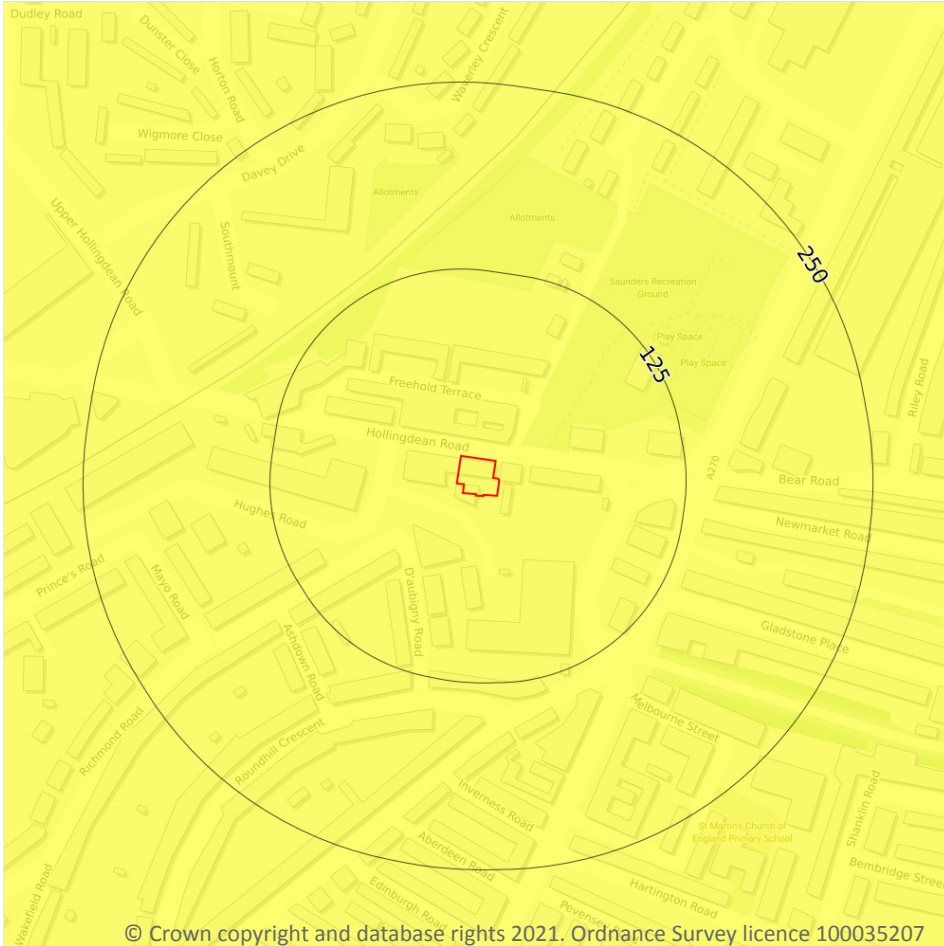
Location	Hazard rating	Details
On site	Negligible	Compressible strata are not thought to occur.
8m W	Very low	Compressibility and uneven settlement problems are not likely to be significant on the site for most land uses.



This data is sourced from the British Geological Survey.



Natural ground subsidence - Collapsible deposits



— Site Outline

Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.4 Collapsible deposits

Records within 50m

1

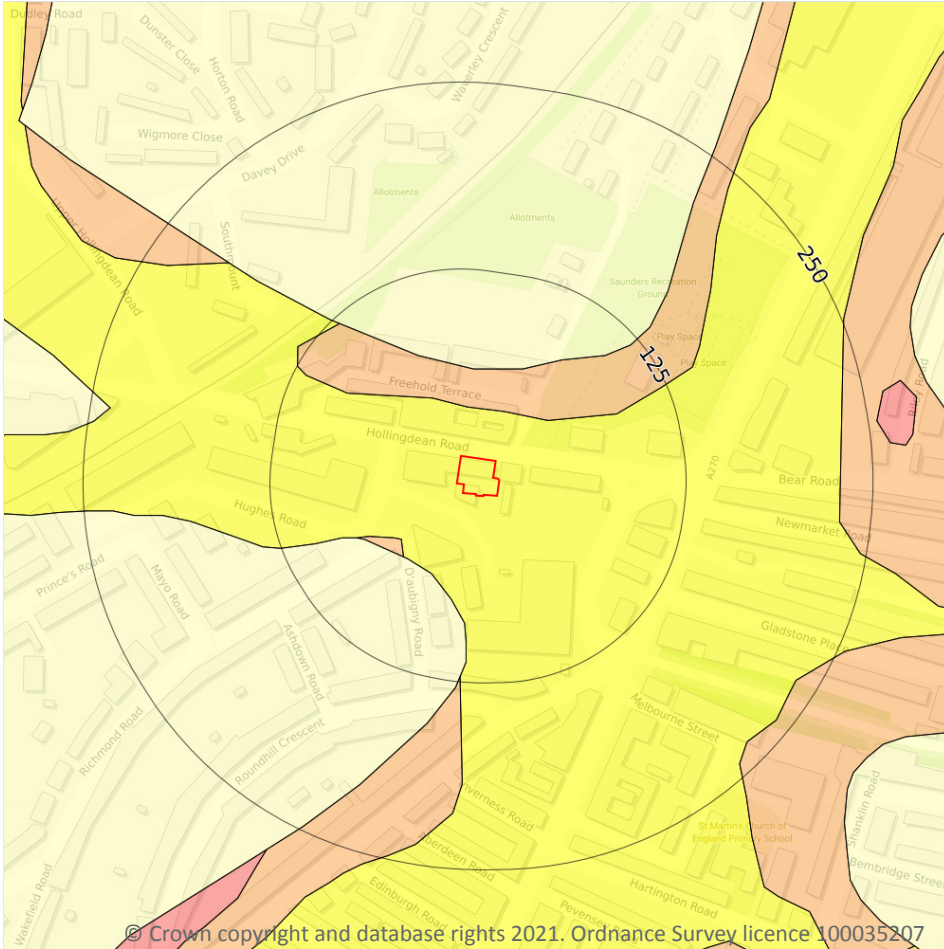
The potential hazard presented by natural deposits that could collapse when a load (such as a building) is placed on them or they become saturated with water.

Features are displayed on the Natural ground subsidence - Collapsible deposits map on **page 108**

Location	Hazard rating	Details
On site	Very low	Deposits with potential to collapse when loaded and saturated are unlikely to be present.

This data is sourced from the British Geological Survey.

Natural ground subsidence - Landslides



— Site Outline
Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.5 Landslides

Records within 50m

2

The potential for landsliding (slope instability) to be a hazard assessed using 1:50,000 scale digital maps of superficial and bedrock deposits, combined with information from the BGS National Landslide Database and scientific and engineering reports.

Features are displayed on the Natural ground subsidence - Landslides map on **page 109**

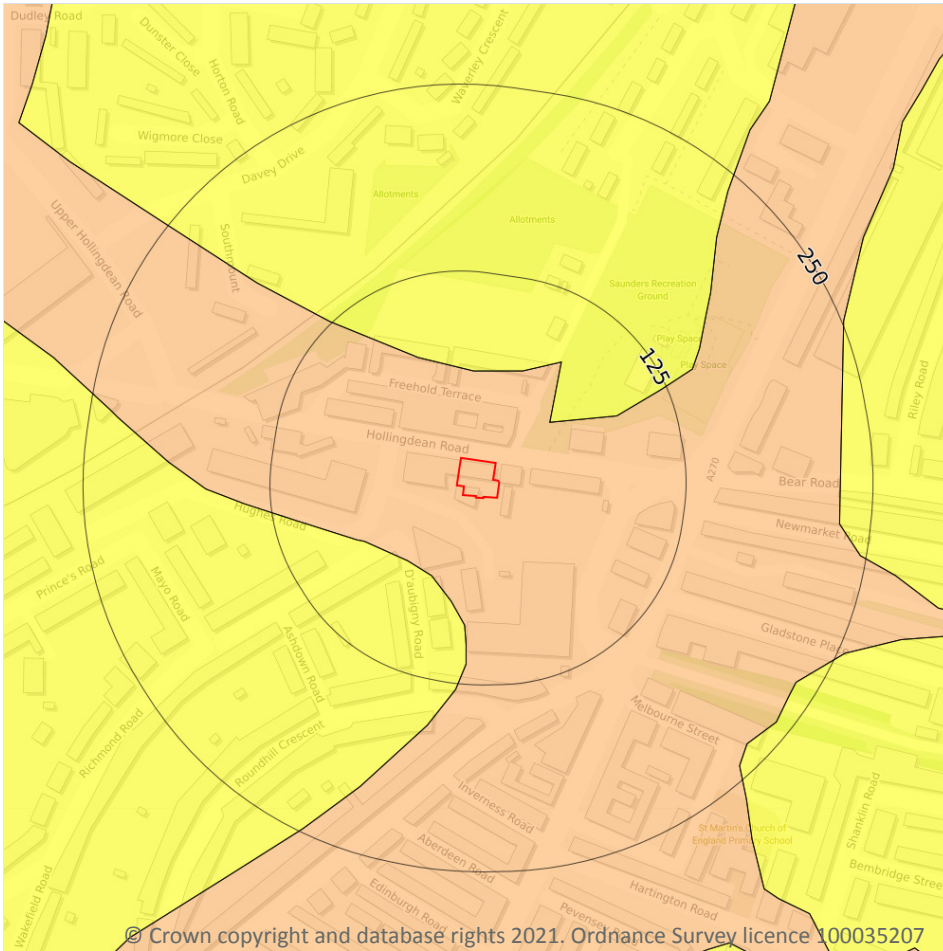
Location	Hazard rating	Details
On site	Very low	Slope instability problems are not likely to occur but consideration to potential problems of adjacent areas impacting on the site should always be considered.

Location	Hazard rating	Details
33m N	Low	Slope instability problems may be present or anticipated. Site investigation should consider specifically the slope stability of the site.

This data is sourced from the British Geological Survey.



Natural ground subsidence - Ground dissolution of soluble rocks



— Site Outline
Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.6 Ground dissolution of soluble rocks

Records within 50m

2

The potential hazard presented by ground dissolution, which occurs when water passing through soluble rocks produces underground cavities and cave systems. These cavities reduce support to the ground above and can cause localised collapse of the overlying rocks and deposits.

Features are displayed on the Natural ground subsidence - Ground dissolution of soluble rocks map on **page 111**

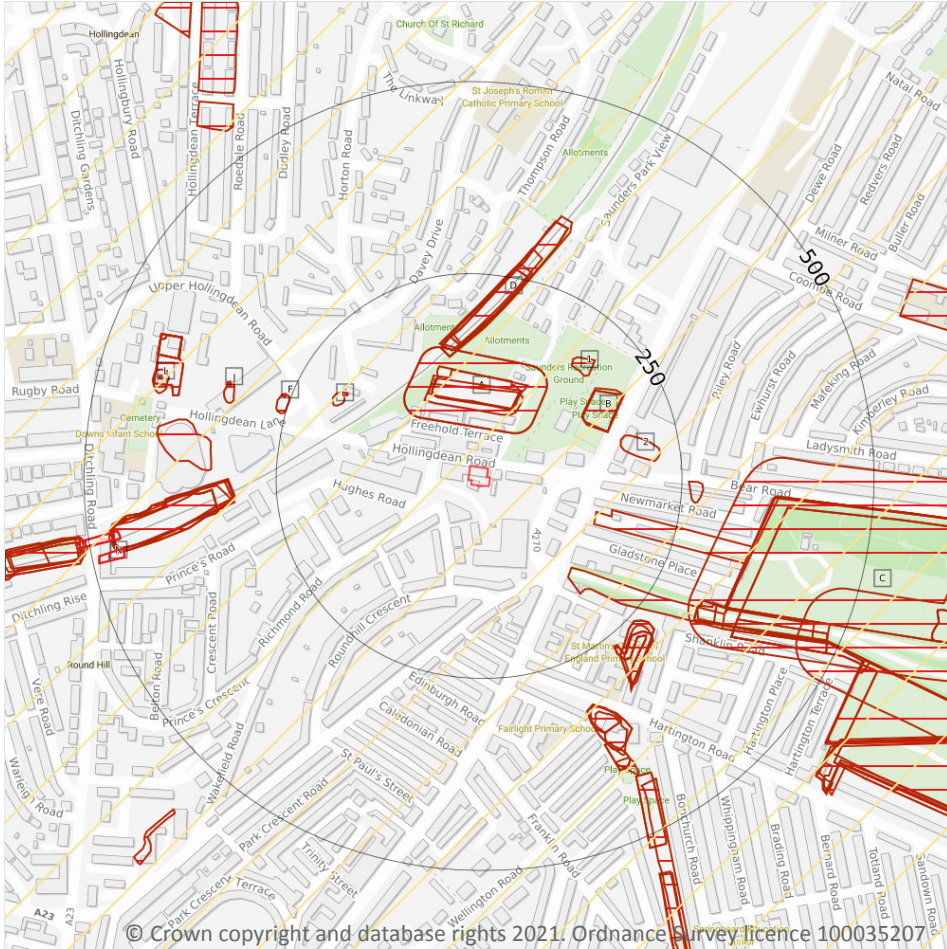
Location	Hazard rating	Details
On site	Low	Soluble rocks are present within the ground. Some dissolution features may be present. Potential for difficult ground conditions are at a level where they may be considered, localised subsidence need not be considered except in exceptional circumstances.

Location	Hazard rating	Details
45m NE	Very low	Soluble rocks are present within the ground. Few dissolution features are likely to be present. Potential for difficult ground conditions or localised subsidence are at a level where they need not be considered.

This data is sourced from the British Geological Survey.



18 Mining, ground workings and natural cavities



18.1 Natural cavities

Records within 500m

0

Industry recognised national database of natural cavities. Sinkholes and caves are formed by the dissolution of soluble rock, such as chalk and limestone, gulls and fissures by cambering. Ground instability can result from movement of loose material contained within these cavities, often triggered by water.

This data is sourced from Peter Brett Associates (PBA).

18.2 BritPits

Records within 500m

0

BritPits (an abbreviation of British Pits) is a database maintained by the British Geological Survey of currently active and closed surface and underground mineral workings. Details of major mineral handling sites, such as wharfs and rail depots are also held in the database.

This data is sourced from the British Geological Survey.

18.3 Surface ground workings

Records within 250m

21

Historical land uses identified from Ordnance Survey mapping that involved ground excavation at the surface. These features may or may not have been subsequently backfilled.

Features are displayed on the Mining, ground workings and natural cavities map on **page 113**

ID	Location	Land Use	Year of mapping	Mapping scale
A	50m N	Pond	1909	1:10560
A	50m N	Covered Reservoir	1897	1:10560
A	72m N	Unspecified Heap	1963	1:10560
A	81m N	Reservoir	1875	1:10560
A	81m N	Reservoir	1938	1:10560
A	82m N	Reservoir	1932	1:10560
B	139m NE	Pond	1909	1:10560
B	139m NE	Reservoir	1897	1:10560
B	139m NE	Reservoir	1875	1:10560
C	144m E	Cemetery	1963	1:10560
D	145m N	Cuttings	1994	1:10000
D	145m N	Cuttings	1973	1:10000
D	145m N	Cuttings	1963	1:10560
D	152m N	Cuttings	1875	1:10560
D	154m N	Cuttings	1897	1:10560
D	158m N	Cuttings	1938	1:10560
D	158m N	Cuttings	1909	1:10560



ID	Location	Land Use	Year of mapping	Mapping scale
D	159m N	Cuttings	1932	1:10560
1	172m NE	Unspecified Ground Workings	1973	1:10000
2	175m E	Pond	1875	1:10560
E	184m NW	Unspecified Heap	1875	1:10560

This is data is sourced from Ordnance Survey/Groundsure.

18.4 Underground workings

Records within 1000m

15

Historical land uses identified from Ordnance Survey mapping that indicate the presence of underground workings e.g. mine shafts.

Features are displayed on the Mining, ground workings and natural cavities map on **page 113**

ID	Location	Land Use	Year of mapping	Mapping scale
E	184m NW	Unspecified Shaft	1875	1:10560
F	257m W	Unspecified Shaft	1875	1:10560
J	329m W	Unspecified Shaft	1875	1:10560
L	418m W	Unspecified Shaft	1875	1:10560
N	457m W	Tunnel	1994	1:10000
N	457m W	Tunnel	1973	1:10000
N	459m W	Tunnel	1938	1:10560
N	459m W	Tunnel	1909	1:10560
N	459m W	Tunnel	1897	1:10560
-	698m S	Tunnel	1930	1:10560
-	698m S	Tunnel	1909	1:10560
-	698m S	Tunnel	1897	1:10560
-	706m S	Tunnel	1963	1:10560
-	969m S	Tunnel	1968	1:10560
-	969m S	Tunnel	1963	1:10560

This is data is sourced from Ordnance Survey/Groundsure.



18.5 Historical Mineral Planning Areas

Records within 500m

0

Boundaries of mineral planning permissions for England and Wales. This data was collated between the 1940s (and retrospectively to the 1930s) and the mid 1980s. The data includes permitted, withdrawn and refused permissions.

This data is sourced from the British Geological Survey.

18.6 Non-coal mining

Records within 1000m

2

The potential for historical non-coal mining to have affected an area. The assessment is drawn from expert knowledge and literature in addition to the digital geological map of Britain. Mineral commodities may be divided into seven general categories - vein minerals, chalk, oil shale, building stone, bedded ores, evaporites and 'other' commodities (including ball clay, jet, black marble, graphite and chert).

Features are displayed on the Mining, ground workings and natural cavities map on **page 113**

ID	Location	Name	Commodity	Class	Likelihood
A	On site	Not available	Chalk	A	Sporadic underground mining of restricted extent may have occurred. Potential for difficult ground conditions are unlikely and localised and are at a level where they need not be considered
-	920m S	Not available	Chalk	A	Sporadic underground mining of restricted extent may have occurred. Potential for difficult ground conditions are unlikely and localised and are at a level where they need not be considered

This data is sourced from the British Geological Survey.

18.7 Mining cavities

Records within 1000m

0

Industry recognised national database of mining cavities. Degraded mines may result in hazardous subsidence (crown holes). Climatic conditions and water escape can also trigger subsidence over mine entrances and workings.

This data is sourced from Peter Brett Associates (PBA).



18.8 JPB mining areas

Records on site

0

Areas which could be affected by former coal mining. This data includes some mine plans unavailable to the Coal Authority.

This data is sourced from Johnson Poole and Bloomer.

18.9 Coal mining

Records on site

0

Areas which could be affected by past, current or future coal mining.

This data is sourced from the Coal Authority.

18.10 Brine areas

Records on site

0

The Cheshire Brine Compensation District indicates areas that may be affected by salt and brine extraction in Cheshire and where compensation would be available where damage from this mining has occurred. Damage from salt and brine mining can still occur outside this district, but no compensation will be available.

This data is sourced from the Cheshire Brine Subsidence Compensation Board.

18.11 Gypsum areas

Records on site

0

Generalised areas that may be affected by gypsum extraction.

This data is sourced from British Gypsum.

18.12 Tin mining

Records on site

0

Generalised areas that may be affected by historical tin mining.

This data is sourced from Mining Searches UK.



18.13 Clay mining

Records on site

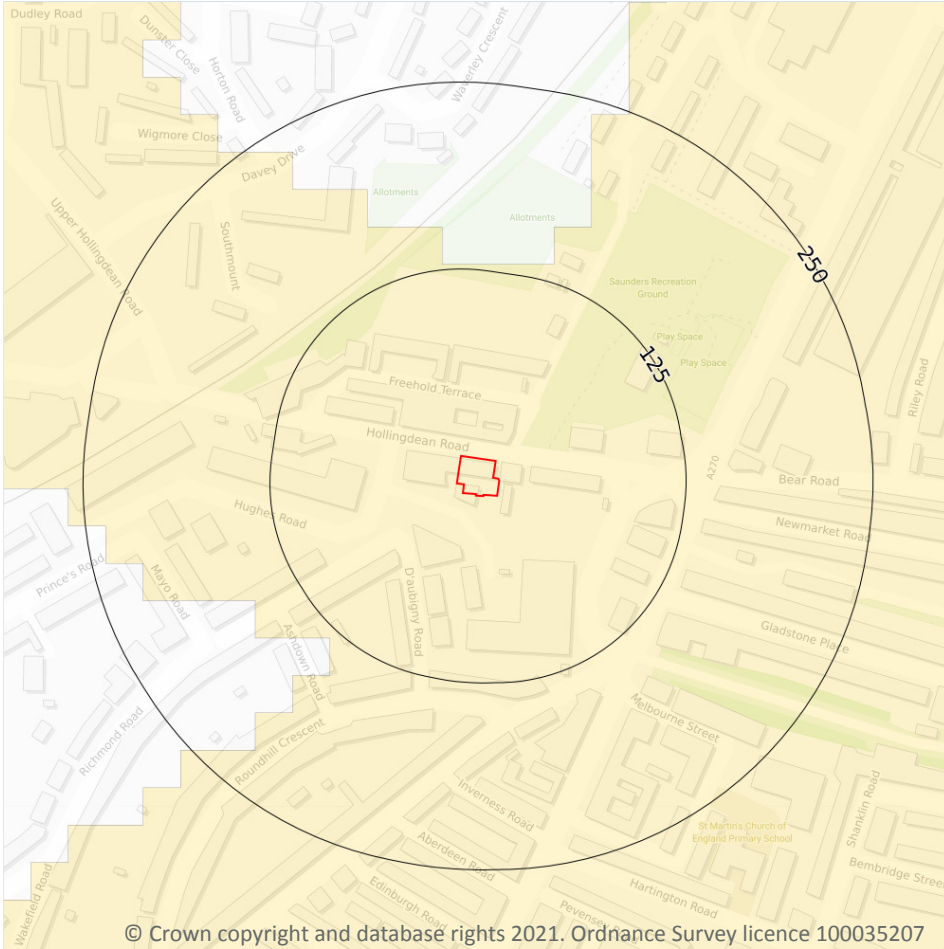
0

Generalised areas that may be affected by kaolin and ball clay extraction.

This data is sourced from the Kaolin and Ball Clay Association (UK).



19 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%

19.1 Radon

Records on site

1

Estimated percentage of dwellings exceeding the Radon Action Level. This data is the highest resolution radon dataset available for the UK and is produced to a 75m level of accuracy to allow for geological data accuracy and a 'residential property' buffer. The findings of this section should supersede any estimations derived from the Indicative Atlas of Radon in Great Britain. The data was derived from both geological assessments and long term measurements of radon in more than 479,000 households.

Features are displayed on the Radon map on **page 119**

Location	Estimated properties affected	Radon Protection Measures required
On site	Between 1% and 3%	None

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



20 Soil chemistry

20.1 BGS Estimated Background Soil Chemistry

Records within 50m

3

The estimated values provide the likely background concentration of the potentially harmful elements Arsenic, Cadmium, Chromium, Lead and Nickel in topsoil. The values are estimated primarily from rural topsoil data collected at a sample density of approximately 1 per 2 km². In areas where rural soil samples are not available, estimation is based on stream sediment data collected from small streams at a sampling density of 1 per 2.5 km²; this is the case for most of Scotland, Wales and southern England. The stream sediment data are converted to soil-equivalent concentrations prior to the estimation.

Location	Arsenic	Bioaccessible Arsenic	Lead	Bioaccessible Lead	Cadmium	Chromium	Nickel
On site	15 mg/kg	No data	100 - 200 mg/kg	60 - 120 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg
10m W	15 mg/kg	No data	100 - 200 mg/kg	60 - 120 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg
25m E	15 mg/kg	No data	100 - 200 mg/kg	60 - 120 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg

This data is sourced from the British Geological Survey.

20.2 BGS Estimated Urban Soil Chemistry

Records within 50m

0

Estimated topsoil chemistry of Arsenic, Cadmium, Chromium, Copper, Nickel, Lead, Tin and Zinc and bioaccessible Arsenic and Lead in 23 urban centres across Great Britain. These estimates are derived from interpolation of the measured urban topsoil data referred to above and provide information across each city between the measured sample locations (4 per km²).

This data is sourced from the British Geological Survey.

20.3 BGS Measured Urban Soil Chemistry

Records within 50m

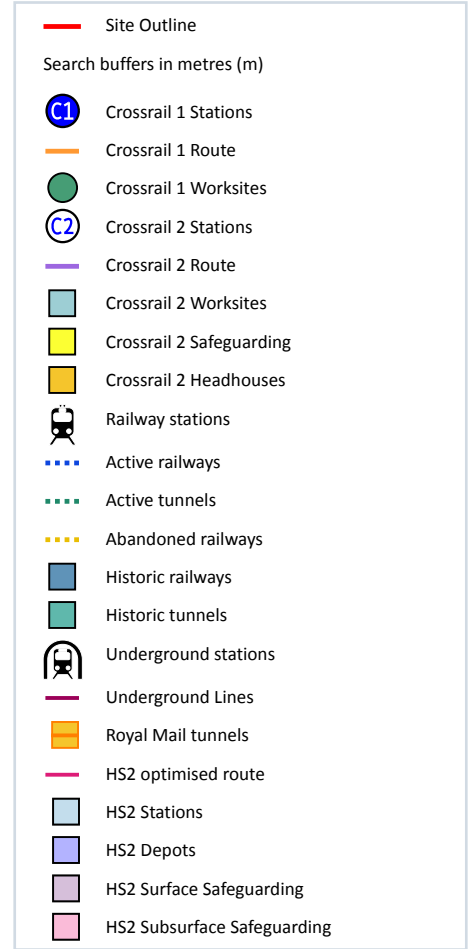
0

The locations and measured total concentrations (mg/kg) of Arsenic, Cadmium, Chromium, Copper, Nickel, Lead, Tin and Zinc in urban topsoil samples from 23 urban centres across Great Britain. These are collected at a sample density of 4 per km².

This data is sourced from the British Geological Survey.



21 Railway infrastructure and projects



21.1 Underground railways (London)

Records within 250m

0

Details of all active London Underground lines, including approximate tunnel roof depth and operational hours.

This data is sourced from publicly available information by Groundsure.

21.2 Underground railways (Non-London)

Records within 250m

0

Details of the Merseyrail system, the Tyne and Wear Metro and the Glasgow Subway. Not all parts of all systems are located underground. The data contains location information only and does not include a depth assessment.



This data is sourced from publicly available information by Groundsure.

21.3 Railway tunnels

Records within 250m

0

Railway tunnels taken from contemporary Ordnance Survey mapping.

This data is sourced from the Ordnance Survey.

21.4 Historical railway and tunnel features

Records within 250m

25

Railways and tunnels digitised from historical Ordnance Survey mapping as scales of 1:1,250, 1:2,500, 1:10,000 and 1:10,560.

Features are displayed on the Railway infrastructure and projects map on **page 121**

Location	Land Use	Year of mapping	Mapping scale
On site	Railway	1911	-
On site	Railway	1898	-
3m S	Railway	1931	-
14m SW	Railway Sidings	1932	10560
15m SW	Railway Sidings	1875	10560
17m SW	Railway Sidings	1938	10560
17m SW	Railway Sidings	1909	10560
17m SW	Railway Sidings	1897	10560
18m SW	Railway	1875	-
19m SW	Railway Sidings	1898	2500
19m SW	Railway Sidings	1911	2500
20m S	Railway Sidings	1972	1250
20m S	Railway Sidings	1952	1250
22m SW	Railway Sidings	1931	2500
24m SW	Railway Sidings	1952	2500
45m SW	Railway Sidings	1952	1250
45m SW	Railway Sidings	1963	10560



Location	Land Use	Year of mapping	Mapping scale
85m NW	Railway	1931	-
105m NW	Railway Sidings	1938	10560
118m NW	Railway Sidings	1875	2500
124m NW	Railway Sidings	1938	10560
192m E	Tramway Sidings	1911	2500
192m E	Tramway Sidings	1931	2500
199m E	Tramway Sidings	1932	10560
201m W	Railway Sidings	1963	10560

This data is sourced from Ordnance Survey/Groundsure.

21.5 Royal Mail tunnels

Records within 250m

0

The Post Office Railway, otherwise known as the Mail Rail, is an underground railway running through Central London from Paddington Head District Sorting Office to Whitechapel Eastern Head Sorting Office. The line is 10.5km long. The data includes details of the full extent of the tunnels, the depth of the tunnel, and the depth to track level.

This data is sourced from Groundsure/the Postal Museum.

21.6 Historical railways

Records within 250m

1

Former railway lines, including dismantled lines, abandoned lines, disused lines, historic railways and razed lines.

Features are displayed on the Railway infrastructure and projects map on **page 121**

Location	Description
37m S	Abandoned

This data is sourced from OpenStreetMap.



21.7 Railways

Records within 250m

8

Currently existing railway lines, including standard railways, narrow gauge, funicular, trams and light railways. Features are displayed on the Railway infrastructure and projects map on **page 121**

Location	Name	Type
136m NW	Not given	Multi Track
137m NW	East Coastway Line	rail
139m NW	Not given	Multi Track
140m NW	-	rail
179m W	-	rail
183m W	-	rail
192m W	-	rail
195m W	-	rail

This data is sourced from Ordnance Survey and OpenStreetMap.

21.8 Crossrail 1

Records within 500m

0

The Crossrail railway project links 41 stations over 100 kilometres from Reading and Heathrow in the west, through underground sections in central London, to Shenfield and Abbey Wood in the east.

This data is sourced from publicly available information by Groundsure.

21.9 Crossrail 2

Records within 500m

0

Crossrail 2 is a proposed railway linking the national rail networks in Surrey and Hertfordshire via an underground tunnel through London.

This data is sourced from publicly available information by Groundsure.



21.10 HS2

Records within 500m

0

HS2 is a proposed high speed rail network running from London to Manchester and Leeds via Birmingham. Main civils construction on Phase 1 (London to Birmingham) of the project began in 2019, and it is currently anticipated that this phase will be fully operational by 2026. Construction on Phase 2a (Birmingham to Crewe) is anticipated to commence in 2021, with the service fully operational by 2027. Construction on Phase 2b (Crewe to Manchester and Birmingham to Leeds) is scheduled to begin in 2023 and be operational by 2033.

This data is sourced from HS2 Ltd.



Data providers

Groundsure works with respected data providers to bring you the most relevant and accurate information. To find out who they are and their areas of expertise see <https://www.groundsure.com/sources-reference>.

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Site Details:

Hollingdean Road, Brighton,
BN2 4AA

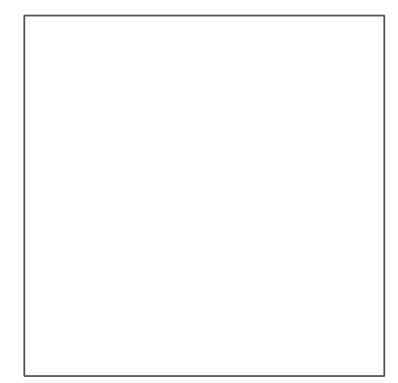
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Report Ref: GS-7639771
Grid Ref: 532024, 105933

Map Name: County Series

Map date: 1875

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1875
Revised 1875
Edition N/A
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Levelled N/A

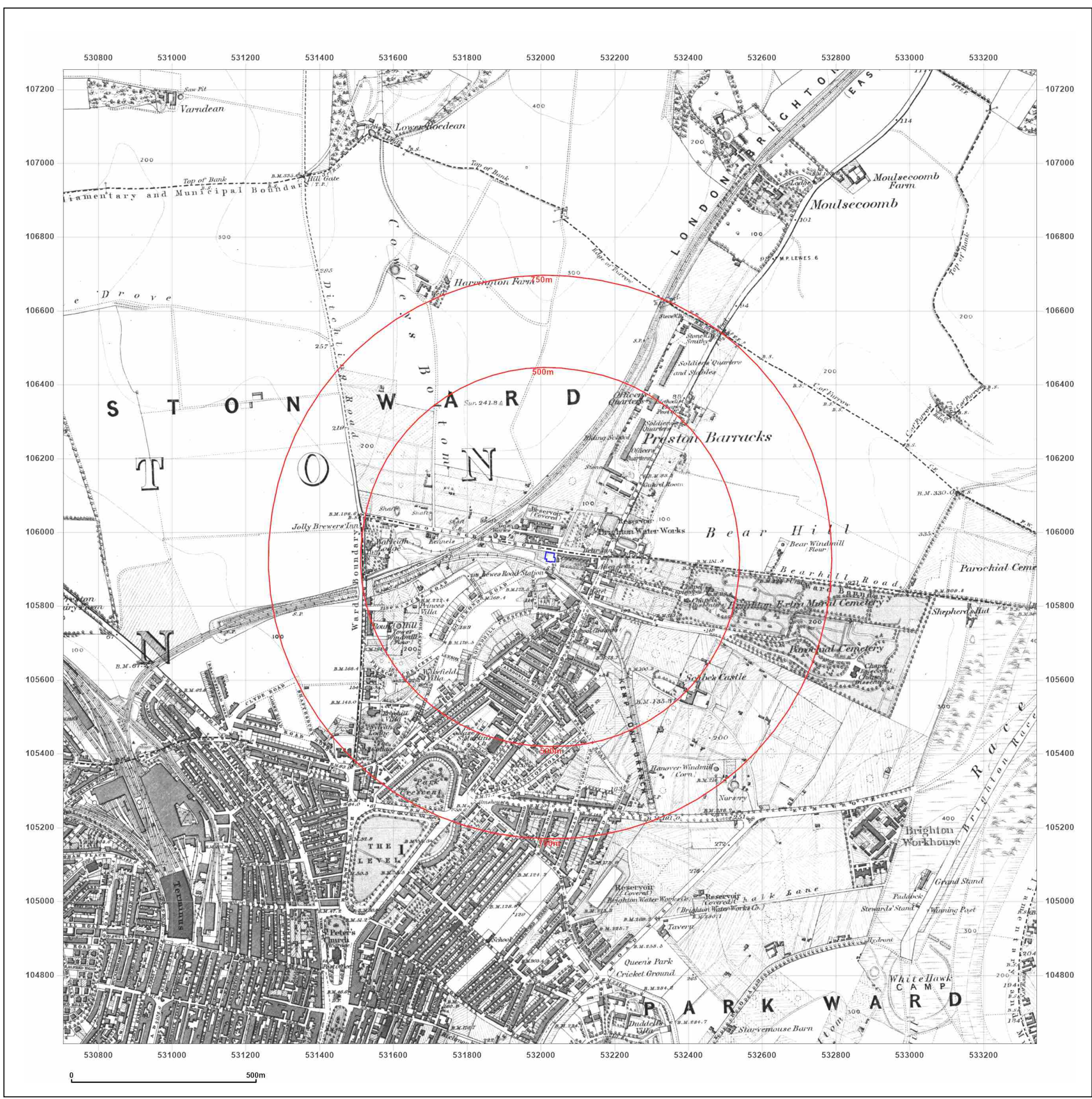


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Map legend available at:
www.groundsure.com/sites/default/files/groundsure_legend.pdf



Site Details:

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Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1875
Revised 1897
Edition N/A
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Levelled N/A

Surveyed 1875
Revised 1897
Edition N/A
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Site Details:

Hollingdean Road, Brighton,
BN2 4AA

Client Ref: P15063_
Report Ref: GS-7639771
Grid Ref: 532024, 105933

Map Name: County Series

Map date: 1909

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1874
Revised 1909
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0 500m

Site Details:

Hollingdean Road, Brighton,
BN2 4AA

Client Ref: P15063
Report Ref: GS-7639771
Grid Ref: 532024, 105933

Map Name: County Series

Map date: 1930-1932

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1874
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Site Details:

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BN2 4AA

Client Ref: P15063
Report Ref: GS-7639771
Grid Ref: 532024, 105933

Map Name: County Series

Map date: 1938

Scale: 1:10,560

Printed at: 1:10,560



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Site Details:

Hollingdean Road, Brighton,
BN2 4AA

Client Ref: P15063
Report Ref: GS-7639771
Grid Ref: 532024, 105933

Map Name: Provisional

Map date: 1963

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1963
Revised 1963
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