



## **Property Searches, Home Information Packs and access to Public Sector Data**

### **Who we are**

The Council of Property Search Organisations (CoPSO) is the leading trade association for the property search industry.

- Property searches play a central role in both informing and protecting the consumer, the conveyancer and the lender as part of the conveyancing process.
- CoPSO members provide a broad range of property information reports including local, environmental, water and drainage data.
- Each year, members produce over 2m search reports.
- The membership includes water companies, environmental search providers, organisations offering local searches and the NLIS channels.
- Public sector data forms a central feature of many property search reports.
- The public sector's failure (especially local authorities) to allow the reuse of PSI could lead to severe delays in compiling Home Information Packs, when introduced on 1 June 2007.

### **Searches in HIPs**

On 1 June 2007, the Government will introduce Home Information Packs (HIPs) aimed at making purchasers more informed at the beginning of the home buying process. A HIP will need to be compiled before a property can be marketed for sale. An integral part of the HIP will be property search reports, including data on matters directly affecting a property such as traffic schemes, planning applications, conservation areas and contravention of building regulations. CoPSO believes that public sector information providers must implement the PSI regulations to allow the reuse of data, if delays in producing the estimated 1.4m HIPs each year are to be avoided.

### **Promoting Reuse of data by the public sector**

Research carried out by CoPSO in 2005 demonstrated that out of over 370 local authorities, only **11** had fully introduced the new PSI reforms over six months after the regulations had been implemented.

CoPSO is currently working with organisations including OPSI and the Digital Content Forum to ensure the implementation of the reuse of PSI provisions across the public sector. The public sector organisations specifically identified are those which provide data for searches reports, including local authorities, the Coal Authority and the Environment Agency.

For further information, visit our website at [www.copso.org.uk](http://www.copso.org.uk)  
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