Buildscout

Terms & Conditions

Buildscout Platform & Services, including additional terms for Find Leads and the Architect Enrichment Add-On

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Last updated 16/09/26

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Effective 02/09/26

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Effective 07/09/26 · Updated 08/09/26

SearchLand Ltd · Company no. 12866303 · Tagwright House, 35-41 Westland Place, London N1 7LP

PART A

Buildscout Platform & Services Terms & Conditions

Last updated: 16/09/26 (minor wording amendments only – no contractual or legal changes).

1. DEFINITIONS AND INTERPRETATION

1.1 The following definitions apply to this Agreement:

"Affiliate" means, in relation to a body corporate, any subsidiary, subsidiary undertaking or holding company of this body corporate, and any subsidiary or subsidiary undertaking of any such holding company for the time being as defined in section 1159 of the Companies Act 2006;

"Authorised User" has the meaning set out in 2.2;

"Business Day" means any day which is not a Saturday, Sunday or public holiday in the UK;

"Client" the entity to whom the Quote is addressed;

"Client Materials" means both (i) materials, content, data or other Intellectual Property Rights supplied, input, uploaded or made available to the Platform by the Client and (ii) any resultant or derived materials that are created, developed or otherwise generated by the Client in its use of the Service or the Platform;

"Effective Date" the date of acceptance of the Quote by the Client;

"Feedback" means any feedback, suggestion or idea for improving or otherwise modifying any of the Platform or Services or any of their functionality.

"Fees" the price for the Services, as set out in the Quote;

"Initial Term" as set out in the Quote;

"Intellectual Property Rights" means copyright, design rights, database right, patents and any rights to inventions, know-how, trade and business names, trade secrets, logos and devices, goodwill, trade and service marks (whether registered or unregistered) and any applications therefor and all rights in confidential information which may now, or in the future, subsist anywhere in the world, including the right to sue for and recover damages for past infringements;

"Platform" means the web-based, hosted software as a service application platform available at https://app.buildscout.co.uk/login, including any data made available through the Platform;

"Purpose" means the purpose of evaluating and acquiring land or property;

"Renewal Term" has the meaning given to it in clause 12.1;

"Reports" means any reports generated by the Client by use of the Platform;

"Buildscout" SearchLand Ltd, a company registered in England and Wales under company no: 12866303 and whose registered office is at Tagwright House, 35-41 West-land Pl, London N1 7LP;

"Services" the services to be supplied by Buildscout, as set out in the Quote;

"Term" means the term of this Agreement.

1.2 In this Agreement, unless the context requires otherwise:

1.2.1 headings are for ease of reference and shall not affect interpretation of this Agreement;

1.2.2 references to clauses are to clauses of this Agreement;

1.2.3 references to any gender include all genders;

1.2.4 reference to the singular includes the plural and vice versa;

1.2.5 "including" shall be deemed to mean "including, without limitation" and shall not limit the types or categories to the information or items following such types or categories; and

1.2.6 references to any statute or similar instrument shall be read as including amendments and re-enactments.

2. SERVICES

2.1 In consideration of the Client's obligations in this Agreement, Buildscout shall provide the Services for the Term.

2.2 The Client's access to the Platform and the Services shall be limited to individuals nominated by the Client ("Authorised Users"). Authorised Users will be allocated a username and password by Buildscout at Buildscout's discretion.

2.3 The Client may request to change, delete and add to the individuals nominated as Authorised Users on notice to Buildscout. Additional Authorised Users may be subject to an additional Fee.

2.4 The Client shall, and shall ensure that each Authorised User shall, keep its password confidential. Buildscout shall not be liable for any losses or damage suffered by the Client due to the disclosure of any passwords.

2.5 The Client shall not, and shall ensure that the Authorised Users shall not, use the Services or the Platform in a manner that may violate any applicable law or regulation.

3. LICENCE

3.1 In consideration of the Client's obligations under this Agreement, Buildscout hereby grants to the Client, for the Term, a revocable, non-exclusive, non-transferable and non-sublicensable right and licence to use the Services and Platform solely for the Purpose and in accordance with the terms of this Agreement.

3.2 All Services and Platform licences are subject to a minimum Term of twelve (12) months, unless otherwise expressly agreed by Buildscout in writing. The Client acknowledges and agrees that the minimum twelve (12) month Term constitutes a binding commitment and that the Client remains liable for all fees due for the full Term, irrespective of whether the Client continues to use the Services or Platform throughout the Term.

3.3 The Licence is granted to the Client only and not to any Affiliate of the Client, save as provided in this Agreement or agreed by the parties in writing.

3.4 The Client undertakes and warrants to Buildscout that it shall not use the Services or Platform for the benefit of any third party, nor use the Services or Platform to provide services to any third party, including Affiliates.

4. FEES

4.1 For access to and use of the Service or Platform, the Client shall pay the Fees in accordance with the applicable payment schedule agreed between the parties for the Initial Term and any Renewal Term. Buildscout shall issue invoices in accordance with the applicable payment schedule throughout the Term. The applicable payment schedule and invoices shall be made available to the Client through the Platform.

4.2 Unless otherwise set out, the Fees are to be paid within 7 days from the date of the invoice to the Client.

4.3 Unpaid amounts are subject to a late interest charge of 1.5% per month on any outstanding balance, or the maximum amount permitted by law, whichever is lower, plus all expenses of collection.

4.4 Non-payment of Fees when due shall constitute a remediable material breach of this Agreement. In the event of non-payment of Fees, Buildscout may immediately suspend the Services and access to the Platform.

4.5 The Client shall be responsible for all taxes associated with the Platform and/or Services other than UK taxes based on Buildscout's net income.

4.6 If the Client's use of the Platform and/or Services exceeds the scope of this Agreement or the Purpose, the Client shall be billed for such usage at Buildscout's usual rates and the Client agrees to pay the additional fees.

4.7 If the Client believes that Buildscout has billed the Client incorrectly, the Client must contact Buildscout no later than 60 days after the closing date on the first billing statement in which the error or problem appeared, in order to receive an adjustment or credit.

5. INTELLECTUAL PROPERTY & FEEDBACK

5.1 All Intellectual Property Rights in and to the Service and Platform (including, all graphics, data, user interfaces, logos, object and source code, virtual machines, architecture, designs and associated logic, process flows and algorithms comprised therein) are expressly reserved by and belong to Buildscout or the applicable third party licensor, including any and all improvements, enhancements or modifications and all know-how and methodologies relating to the same. The Client shall have no rights in or to the Platform other than the right to use it in accordance with the terms of this Agreement.

5.2 The Client shall own all rights, title and interest in and to all of the Client Materials and the Client shall have sole responsibility for their legality, reliability, integrity, accuracy and quality.

5.3 During the Term, Buildscout shall not have any responsibility to restore any lost or damaged Client Materials and the Client is advised to back-up the same frequently and comprehensively and take all preventative measures against their loss.

5.4 Buildscout has not agreed to and does not agree to treat as confidential any Feedback (as defined above) that the Client, the Client's clients, or other users provide to Buildscout, and nothing in this Agreement or in the parties' dealings arising out of or related to this Agreement will restrict Buildscout's right to use, profit from, disclose, publish, keep secret, or otherwise exploit Feedback. Buildscout shall be under no obligation to compensate or credit the Client or the Client's client or other user in question. The Client hereby grants Buildscout a perpetual, irrevocable right and license to exploit Feedback in any and every way.

6. CONFIDENTIALITY

6.1 Buildscout and the Client shall each keep confidential all information relating to the following (where disclosed prior to or after the date of this Agreement):

6.1.1 the Service or Platform (including any proprietary information forming part of the Service or Platform such as data, composition, structure, source code or other trade secrets in the software, platform or prototypes);

6.1.2 any information or document marked as "Confidential", or expressly indicated to be confidential; and

6.1.3 any information which could reasonably be regarded as confidential

(together, "Confidential Information");

6.2 Buildscout and the Client shall each:

6.2.1 not disclose the Confidential Information in whole or in part, directly or indirectly, to any other persons or third parties without the other party's written consent save to those of its personnel and representatives involved in:

(a) development or use of the Service or Platform; or

(b) the development and use of any Client Materials; and

(c) who have a need to know the same, and in each case provided that the recipient of such Confidential Information is subject to obligations of confidentiality no less onerous than those contained in this Agreement.

6.2.2 not make or release copies of the Confidential Information (other than where reasonably necessary to perform either party's obligations or exercise its rights under this Agreement); and

6.2.3 use the other party's Confidential Information solely in connection with the Service or Platform and for the purpose of performing its obligations under this Agreement.

6.3 The provisions of clause 6.1 shall not apply to the Confidential Information to the extent that it is:

6.3.1 already known to the receiving party prior to the Effective Date;

6.3.2 developed by either party at any time independently of the Confidential Information disclosed to it by the other party;

6.3.3 already in the other's possession other than as a result of a breach of a contractual obligation or obligation of confidence;

6.3.4 already in the public domain other than as a result of a breach of a contractual obligation or obligation of confidence;

6.3.5 Feedback; or

6.3.6 required to be disclosed pursuant to any law or regulation from time to time in force or by the rules of any stock exchange or by a court of competent jurisdiction or by any legal or regulatory authority (including the police), provided always that the receiving party shall not so disclose such information without giving the disclosing party a reasonable opportunity to contest such disclosure (where it is lawful to do so).

6.4 Upon expiry or termination of this Agreement for whatever reason, each party shall return, destroy or permanently erase all of the other party's Confidential Information in its possession or control within thirty (30) days of such expiry or termination, save that the parties may retain one copy of any Confidential Information that they are reasonably required to retain by law.

7. RESTRICTIONS OF USE

7.1 Other than to the extent permissible at law, the Client shall not, directly or indirectly, reverse engineer, disassemble or decompile any prototypes or software or other tangible objects that embody Buildscout's proprietary information in the Platform nor use any similar means to discover the underlying composition, structure, source code or trade secrets of the aforesaid.

7.2 If the Client considers it necessary to decompile (as permitted under section 50B of the Copyright, Design and Patents Act 1988) any part of the Platform in order for the Client to use the Platform in accordance with this Agreement, the Client must first provide written notice to Buildscout before attempting to decompile any part of the Platform. Such written notice shall set out in detail the information necessary to achieve the Client's use of the Platform in accordance with this Agreement. The Client must not attempt to decompile any part of the Platform until it has received the Client's written response to such notice.

7.3 Upon expiry or termination of this Agreement for whatever reason, all rights and licences in and to the Platform and Services shall automatically cease and the Client shall immediately stop using the Service and Platform.

8. NON-SOLICITATION

8.1 In order to protect their legitimate business interests each party covenants with the other party (for itself and as agent for each of its Affiliates) that it shall not (and shall procure that none of its Affiliates shall) (except with the prior written consent of the other party), solicit or entice away, or attempt to solicit or entice away, from the employment or service of that other party (or its Affiliates) the services of any Restricted Person other than by means of a national advertising campaign open to all-comers and not specifically targeted at such staff of that other party or its Affiliates.

8.2 The parties shall be bound by the covenant set out in clause 8.1 during the Term and for a period of 12 months thereafter.

8.3 For the purposes of this clause 8 a "Restricted Person" in respect of a party shall mean any firm, company or person employed or engaged by that party or its Affiliates during the Term (excluding administrative personnel and those without significant development, mathematics, financial or data science expertise) who has been engaged in the development of the Platform (or part thereof) or provision of the Service either as principal, agent, employee, independent contractor or in any other form of employment or engagement.

9. DATA PROTECTION

9.1 In this Clause:

9.1.1 the terms: "Controller", "Processor", "Data Subject", "Personal Data", "Personal Data Breach"; "Process" and "Processing" have the meanings ascribed to them in the GDPR.

9.1.2 "Data Protection Legislation" means the GDPR and applicable laws implementing or supplementing the GDPR (including the Data Protection Act 2018) and EU Directive 2002/58/EC, as transposed into domestic legislation of the UK and each Member State and as amended, replaced or superseded from time to time

9.1.3 "GDPR" means the European General Data Protection Regulation (2016/679) and the UK General Data Protection Regulation, as applicable;

9.1.4 "Sub-Processor" means any entity or person (excluding an employee of Buildscout) appointed by or on behalf of Buildscout to process Personal Data on behalf of Buildscout in connection with this Agreement.

9.2 The parties to not intend Personal Data to be processed under this Agreement. However, Buildscout processes Personal Data on behalf of the Client, it shall do so as a Processor for the Client, the Controller, and this clause 9 shall apply.

9.3 The Client shall, when instructing Buildscout, notify Buildscout in writing of:

9.3.1 the subject matter and duration of the Processing of Personal Data, to the extent not set out in this Agreement;

9.3.2 the nature and purpose of the Processing of Personal Data;

9.3.3 the types of Personal Data to be Processed;

9.3.4 the categories of Data Subject to whom Personal Data relates; and

9.3.5 the obligations and rights of the Client, to the extent not set out in this Agreement.

9.4 Where Buildscout processes Personal Data on behalf of the Client, then Buildscout shall:

9.4.1 only process such Personal Data on the Client's lawful documented instructions including in respect to transfers of such Personal Data to a country outside of the European Economic Area (EEA), unless processing is required by applicable laws;

9.4.2 take reasonable steps to ensure the reliability of its employees who have access to such Personal Data, ensuring that all such individuals are subject to confidentiality undertakings or professional or statutory obligations of confidentiality;

9.4.3 takes all measures required pursuant to Article 32 of the GDPR;

9.4.4 taking into account the nature of the processing and the information available to Buildscout, Buildscout shall assist the Client by implementing appropriate technical and organisational measures, insofar as this is reasonably possible, for the fulfilment of the Client's obligations:

(a) to respond to requests to exercise Data Subject rights under the GDPR; and

(b) pursuant to Articles 32 to 36 of the GDPR;

9.4.5 at the written direction of the Client, delete or return such Personal Data to the Client at the end of the Term unless Buildscout is required by law to retain it;

9.4.6 make available to the Client information strictly necessary to demonstrate Buildscout's compliance with the obligations set out in this clause, including to allow for and contribute to reasonable audits (at the Client's sole cost), conducted by the Client or an auditor designated by the Client; and

9.4.7 inform the Client if, in its opinion, the Client's instruction infringes Data Protection Legislation.

9.5 The Client hereby grants a general authorisation to Buildscout to engage Sub-processors. Buildscout shall inform the Client of any intended changes concerning the addition or replacement of Sub-processors.

9.6 With respect to each Sub-processor, Buildscout shall ensure that the arrangement between Buildscout and the Sub-processor, is governed by a contract including:

9.6.1 terms which offer at least the same level of protection for Personal Data as those set out in this clause; and

9.6.2 terms which meet the requirements of Article 28(3) of the GDPR.

9.7 The Client hereby grants a general authorisation to Buildscout to process personal data for its own purposes, as an independent data controller, subject to its compliance with Data Protection Legislation.

9.8 Buildscout shall inform the Client of any intended changes concerning the addition or replacement of Sub-processors.

10. WARRANTIES AND INDEMNITY

10.1 Each party represents, warrants and undertakes to the other that:

10.1.1 it has the requisite rights, consents, power and authority to enter into this Agreement and to perform fully its obligations hereunder;

10.1.2 it shall perform its obligations in accordance with applicable law; and

10.1.3 that it has not entered into and will not enter into any arrangement which would restrict or inhibit the exercise by the other party of its rights under this Agreement.

10.2 Buildscout warrants that it shall provide the Service and Platform using reasonable care and skill.

10.3 The Client shall indemnify and keep indemnified and defend at its own expense Buildscout, its Affiliates and their respective directors and employees against claims, actions, proceedings, losses, liabilities, damages, expenses and costs (including court costs and reasonable legal fees) arising out of or in connection with:

10.3.1 the Client's use of the Service or Platform otherwise than in accordance with this Agreement;

10.3.2 claims from a third party that the Client Materials infringe the Intellectual Property Rights or other rights of a third party; and

10.3.3 any breach of the Client's warranties or representations under this Agreement.

11. DISCLAIMER AND LIABILITY

11.1 This clause 11 sets out Buildscout's entire financial liability (including any liability for the acts or omissions of its employees, agents and sub-contractors) to the Client:

11.1.1 arising under or in connection with this Agreement;

11.1.2 in respect of the Platform or any Buildscout or third party data or software incorporated into or assessed by use of the Platform;

11.1.3 in respect of any loss of use, damage, corruption or unauthorised disclosure or access of any Client Materials or other Intellectual Property Rights of the Client;

11.1.4 in respect of any use made by the Client of the Services or any part of them; and

11.1.5 in respect of any representation, misrepresentation (whether innocent or negligent), statement or tortious act or omission (including negligence) arising under or in connection with this Agreement.

11.2 In no event shall Buildscout be held liable for:

11.2.1 any third party data or software incorporated into or assessed by use of the Platform;

11.2.2 any loss of profits, goodwill, reputation or wasted management time, whether in an action of contract, tort (including negligence), breach of statutory duty or otherwise, arising from or out of the use of or inability to use the Service or Platform or from other dealings in the Service or Platform;

11.2.3 claims (including those of third parties) for damages or other liability or for any general, special, direct, indirect, incidental, or consequential damages;

11.2.4 direct or indirect losses incurred in respect of any third party claims relating to damage to an individual's reputation.

11.4 Except as expressly and specifically provided in this Agreement, the Client assumes sole responsibility for its use of the Platform and Services, and for the results of, or conclusions drawn

from, such use. Buildscout will have no liability for any damage caused by errors or omissions in any Reports.

11.5 The Services are provided "as is" to the fullest extent permissible pursuant to applicable law. Save as set out in this Agreement, Buildscout disclaims all warranties and conditions express or implied, including, but not limited to, implied warranties of satisfactory quality and fitness for a particular purpose, in relation to the Services, their use and the results of such use. Save as set out in this Agreement, Buildscout specifically disclaims any warranty:

11.5.1 in respect of any Buildscout or third party software or data incorporated into or accessed by use of the Platform;

11.5.2 that third party software or data incorporated into or accessed by use of the Platform will remain available for the Term;

11.5.3 that the Services and their availability will be uninterrupted or error-free;

11.5.4 that data incorporated into or accessed by use of the Platform will be accurate or up to date;

11.5.5 that defects will be corrected;

11.5.6 that there are no viruses or other harmful components;

11.5.7 that the security methods employed will be sufficient;

11.5.8 regarding correctness, accuracy, or reliability.

11.6 All warranties, representations, conditions and all other terms of any kind whatsoever implied by statute or common law are excluded from this Agreement to the fullest extent permitted by applicable law.

11.7 Nothing in this Agreement excludes the liability of Buildscout:

11.7.1 for death or personal injury caused by Buildscout's negligence;

11.7.2 for fraud or fraudulent misrepresentation; or

11.7.3 any statutory liability not capable of limitation.

11.8 Buildscout's total aggregate liability in contract, tort (including negligence or breach of statutory duty), misrepresentation (whether innocent or negligent), restitution or otherwise, arising in connection with the performance or contemplated performance of this Agreement will be limited to the total Fees actually received by Buildscout from the Client under this Agreement in the 12 month period preceding the date on which the claim arose.

12. DURATION & TERMINATION

12.1 This Agreement shall commence on the Effective Date and remain in force for the Initial Term and then automatically extend for successive periods equal to the Initial Term (each a “Renewal Term”) until terminated in accordance with clause 12.

12.2 This Agreement can be terminated by either party:

12.2.1 giving not less than 30 days’ written notice to the other (in the case of the Client, to its account manager or a Buildscout representative), such notice to expire prior to the end of the Initial Term or any Renewal Term then in effect;

12.2.2 is in material breach of this Agreement and (if remediable) fails to remedy such breach within 30 days of receipt of a written request notice from the other party to do so; or

12.2.3 ceases trading (or threatens to cease trading); is subject to an order for winding up; has an administrator or liquidator appointed (or such appointment is entitled or is requested in

good faith); is the subject of a bankruptcy petition or order; becomes insolvent; is incapable of paying its debts as they fall due; makes any arrangement with its creditors for the payment of its debts.

12.3 Any trial period or discretionary cancellation right we may offer is limited to one use per customer, company, or related entity. We reserve the right to refuse subsequent sign-ups or cancellations under this policy.

12.4 Any termination is without prejudice to either party's accrued rights or remedies.

12.5 No refunds shall be payable in respect of any termination by either party.

13. NOTICES

13.1 Any notice required to be given under this Agreement shall be in writing and shall be delivered by email to the other party at its email address set out in the Quote, delivered by hand or sent by pre-paid first-class post or recorded delivery post to the other party at its registered office (or such other address as may have been notified).

13.2 A notice delivered by hand shall be deemed to have been received when delivered (or if delivered outside business hours, at 9 am on the first Business Day following delivery). A correctly addressed notice sent by pre-paid first-class post or recorded delivery post shall be deemed to have been received 2 Business Days after posting. A notice provided by email shall be deemed to have been received at the time of transmission.

14. GENERAL

14.1 This Agreement shall be binding upon and inure for the benefit of the successors in title of the parties hereto.

14.2 The terms of this Agreement may be amended by Buildscout on 14 days' notice ("Amendment Notice Period") to the Client. If the Client does not agree with the amendments set out in such notice, the Client may immediately terminate this Agreement by notifying Buildscout prior to the expiry of the Amendment Notice Period.

14.3 Any termination of this Agreement shall be without prejudice to any other rights or remedies a party may be entitled to hereunder or at law and shall not affect any accrued rights or liabilities of either party.

14.4 Upon termination of this Agreement, clauses which expressly or by implication have effect after termination shall continue in full force and effect.

14.5 This Agreement sets out the entire understanding between the parties with respect to the subject matter thereof and replaces and supersedes all prior oral and written representations, arrangements and understandings between the parties relating thereto.

14.6 Nothing in this Agreement shall be deemed to constitute a partnership or agency relationship between the parties and neither of the parties shall do or suffer to be done anything whereby it may be represented as a partner or agent of the other party.

14.7 If any part of this Agreement is or becomes unenforceable, such part will be construed as far as possible to reflect the parties' intentions and the remainder of the provisions will remain in full force and effect.

14.8 No forbearance, delay or indulgence by either party in enforcing the provisions of this Agreement shall prejudice or restrict the rights of that party nor shall any waiver of rights operate as a waiver of any subsequent breach of this Agreement.

14.9 This Agreement is made and shall be construed in accordance with the laws of England and the parties submit to the non-exclusive jurisdiction of the English courts in relation to any dispute arising therefrom.

14.10 A person who is not a party to this Agreement shall not have any rights under or in connection with it other than to the extent permitted by law.

14.11 Buildscout may at any time assign, novate or otherwise transfer any of its rights and obligations under this Agreement and shall use reasonable efforts to notify the other party within a reasonable period after doing so. Client may not without the prior written consent of Buildscout transfer, assign or novate its rights or obligations under this Agreement.

15. FEDERATION OF MASTER BUILDERS PROMOTION

15.1 All FMB plans are a 12 month contract.

15.2 This offer is available to new customers only.

15.3 The 30% discount applies to a Searchland Pro licence and is only valid when both a Buildscout subscription and a Searchland Pro licence are purchased together on an annual basis and paid in full upfront.

15.4 The offer is non-transferable, cannot be combined with any other promotion, and no cash alternative is available.

15.5 Buildscout reserves the right to amend, withdraw or extend this promotion at any time at its sole discretion.

15.6 By purchasing under this promotion, you agree to these terms and all other terms mentioned above.

PART B

Find Leads – Additional Terms & Conditions

Effective Date: 02/09/26 · Last Updated Date: 02/09/26

These additional terms apply specifically to the Buildscout Find Leads service ("Find Leads") and form part of the Buildscout Terms & Conditions. Unless expressly stated otherwise below, the existing Buildscout Terms & Conditions shall continue to apply in full.

1. Find Leads Service

1.1 Find Leads provides the Client with access to Buildscout's lead-finding and planning data functionality through the Buildscout Platform.

1.2 Find Leads is a lead-finding and data service only. It does not include Buildscout's automated letter campaigns, postal marketing services or other marketing automation features unless separately agreed in writing.

1.3 Find Leads may include access to planning application data, historic planning information, architect information, company ownership and PSC information, land ownership information and information contained within planning application plans, drawings and supporting documents.

2. Subscription & Fees

2.1 The fee payable for the Find Leads service shall be the Agreed Fee set out in the applicable Quote, Order Form or other written agreement between Buildscout and the Client.

2.2 New clients may be offered a free trial of the Find Leads service for a period of 14 days from the date of sign-up (the "Trial Period"), where expressly stated in the applicable sign-up flow, Quote or Order Form.

2.3 To access the Trial Period, the Client is required to provide valid payment card details at the point of sign-up. No charge will be applied during the Trial Period itself.

2.4 The Client may cancel the Find Leads subscription at any time during the Trial Period with immediate effect, by giving written notice to its account manager or a Buildscout representative. Where the Client cancels during the Trial Period, no charge will be applied and the 30-day notice period referred to in clause 2.8 shall not apply.

2.5 Unless the Client cancels the Find Leads subscription before the end of the Trial Period in accordance with clause 2.4, the Client's payment card will be automatically charged the Agreed Fee at the end of the Trial Period, and the subscription will convert automatically to a rolling monthly contract as described in clause 2.6.

2.6 Find Leads is offered on a rolling monthly basis, unless otherwise agreed in writing.

2.7 Buildscout reserves the right to amend, withdraw or restrict eligibility for the Trial Period at its discretion, including limiting the offer to new clients only or clients who have not previously held a Find Leads subscription.

2.8 Once the Trial Period has ended (or where no Trial Period applies), the Client may terminate its Find Leads subscription by providing 30 days' written notice to its account manager or a Buildscout representative, with termination taking effect at the end of the applicable notice period.

2.9 The Agreed Fee is payable in accordance with the payment terms set out in the applicable Quote, Order Form or other written agreement and the existing Buildscout Terms & Conditions.

2.10 The Agreed Fee for Find Leads shall be £99 + VAT per month, unless otherwise agreed in writing between Buildscout and the Client in the applicable Quote, Order Form or other written agreement.

3. Searches & Exports

3.1 The Find Leads subscription permits the Client to conduct unlimited searches within the functionality available as part of Find Leads.

3.2 The Client is entitled to a maximum of three (3) data-rich exports per week.

3.3 Each export is limited to a maximum of 2,000 rows of data.

3.4 Export allowances cannot be carried forward, accumulated or exchanged for additional exports in a subsequent week.

3.5 Buildscout reserves the right to monitor usage and take reasonable steps where usage is considered excessive, abusive or inconsistent with the intended use of Find Leads.

4. Permitted Use of Data

4.1 Data accessed through Find Leads is provided for the Client's internal business development, lead generation, sales and marketing purposes.

4.2 The Client must not:

a) resell, licence, distribute or commercially exploit Buildscout data as a standalone data product;

b) provide Buildscout data or access to Find Leads to any third party;

c) use Find Leads to create, maintain or contribute to a competing planning-data or lead-generation database;

d) systematically download, scrape or reproduce data beyond the export functionality provided by the Platform; or

e) share login credentials or permit unauthorised individuals to access the service.

4.3 Where the Client wishes to use Find Leads data for a third party, including on behalf of clients or associated businesses, Buildscout's prior written consent must be obtained.

5. Data & Accuracy

5.1 Find Leads may incorporate data obtained from public authorities, third-party sources and other publicly available information.

5.2 While Buildscout takes reasonable steps to provide accurate and useful information, Buildscout does not warrant that all data is complete, accurate, current or error-free.

5.3 Planning applications, ownership information, PSC information, architect information, land ownership information and information contained within plans, drawings and supporting documents may change or contain errors or omissions.

5.4 The Client is responsible for verifying information before relying on it for commercial, legal, financial or other business decisions.

6. Document Search

6.1 Find Leads may provide functionality allowing the Client to search information contained within planning application plans, drawings and supporting documents.

6.2 The availability, format and completeness of documents may depend on the information made available by the relevant planning authority or third-party source.

6.3 Buildscout does not guarantee that every planning application will contain documents or that every document will be available, searchable or capable of producing a relevant search result.

7. Historic & Third-Party Information

7.1 Find Leads may provide access to historic planning information, including planning activity dating back to 1980, where such information is available through the Platform.

7.2 Find Leads may also provide architect, company ownership, Persons with Significant Control (PSC) and land ownership information.

7.3 Such information may be obtained from public records, third-party data providers or other sources and may be subject to changes, inaccuracies, omissions or delays in updating.

7.4 The Client acknowledges that ownership, company and land information should be independently verified where it is material to a commercial decision.

8. Intellectual Property

8.1 All Intellectual Property Rights in the Buildscout Platform, Find Leads functionality, search technology, algorithms, interfaces and underlying systems remain the property of Buildscout or its applicable third-party licensors.

8.2 Nothing in these additional terms transfers ownership of the Platform, Buildscout technology or underlying databases to the Client.

8.3 The Client receives only the limited licence to use Find Leads granted under the existing Buildscout Terms & Conditions.

9. Existing Terms

9.1 These additional Find Leads terms should be read together with the existing Buildscout Terms & Conditions.

9.2 In the event of any conflict between these additional terms and the existing Terms & Conditions, these additional terms shall take precedence only in relation to the specific Find Leads provisions covered above.

9.3 All other provisions of the existing Buildscout Terms & Conditions, including those relating to confidentiality, intellectual property, data protection, warranties, liability, notices and general provisions, remain unchanged and continue to apply.

PART C

Architect Enrichment – Additional Terms & Conditions

Effective Date: 07/09/26 · Last Updated Date: 08/09/26

1. Architect Enrichment Service

1.1 The Architect Enrichment Add-On provides the Client with a manual enrichment service designed to identify and provide additional contact information relating to architects and architectural practices associated with planning applications or opportunities identified through Buildscout.

1.2 The Add-On is a data enrichment service and does not include automated letter campaigns, postal marketing, marketing automation or other services unless separately agreed in writing.

1.3 Enrichment may include information such as architect names, architectural practice details, contact details, email addresses, telephone numbers and other relevant business contact information, where available.

2. Package and Monthly Allocation

2.1 The Client's Architect Enrichment package, including the applicable monthly contact allocation and fee, shall be set out in the applicable Quote, Order Form or written agreement (the "Agreed Package").

2.2 Available packages may include, but are not limited to:

- **Architect Enrichment – 150:** up to 150 architect contacts per month.
- **Architect Enrichment – 500:** up to 500 architect contacts per month.

2.3 Buildscout may also agree bespoke contact volumes and fees with the Client. Where a bespoke arrangement is agreed, the contact allocation and applicable fee stated in the relevant Quote, Order Form or written agreement shall constitute the Agreed Package.

2.4 The Client may request enrichment of architect contacts up to the monthly allocation included within its Agreed Package.

2.5 Unused monthly allocation does not roll over into subsequent months and cannot be exchanged for a credit, refund or alternative service.

2.6 A contact submitted for enrichment will count towards the Client's monthly allocation, including where Buildscout is unable to identify complete or additional contact information for that contact.

3. Fees and Subscription

3.1 The fee for the Add-On shall be the Agreed Fee stated in the applicable Quote, Order Form or written agreement.

3.2 The Agreed Fee may vary depending on the number of architect contacts included within the Client's Agreed Package.

3.3 Unless otherwise agreed in writing, the Add-On will be billed monthly alongside the Client's Find Leads subscription.

3.4 The Add-On will remain active for the same subscription period as Find Leads unless otherwise agreed in writing.

3.5 Where the Find Leads subscription is terminated, the Architect Enrichment Add-On will terminate at the same time unless otherwise agreed in writing.

4. Delivery and Processing

4.1 Architect enrichment is a manual service carried out by Buildscout's team.

4.2 Buildscout will use reasonable efforts to process enrichment requests within a reasonable timeframe, subject to the volume and complexity of the requests.

4.3 The availability and completeness of information will vary between architects and architectural practices.

4.4 Buildscout reserves the right to decline an enrichment request where the requested information cannot reasonably be obtained or where fulfilling the request would be unlawful or inappropriate.

5. Data and Accuracy

5.1 Architect contact information may be obtained from public, third-party and other lawful sources.

5.2 Buildscout does not warrant that enriched contact information will be complete, current, accurate or error-free.

5.3 Buildscout will use reasonable efforts to provide relevant and useful contact information but does not guarantee that an email address, telephone number or other contact detail will be available for every architect or architectural practice.

5.4 The Client is responsible for verifying contact information before relying upon it for material commercial, legal or other business decisions.

6. Permitted Use

6.1 Enriched architect information may be used by the Client for its internal business development, lead generation, sales and marketing activities.

6.2 The Client must not:

- resell or commercially redistribute the enriched contact data;
- provide the data to third parties for their independent use;
- use the data to create, develop or supplement a competing database or data service;
- systematically scrape, copy or extract data from the Buildscout platform other than through functionality expressly provided by Buildscout; or
- share Buildscout account credentials with unauthorised users.

6.3 The Client remains responsible for ensuring that its use of enriched contact information complies with all applicable data protection, privacy and direct marketing laws and regulations.

7. Intellectual Property

7.1 All intellectual property rights in the Buildscout platform, enrichment functionality, processes, systems and underlying technology remain the property of Buildscout or its licensors.

7.2 The provision of enriched contact information does not transfer ownership of the Buildscout platform, enrichment methodology, technology or underlying databases to the Client.

8. Relationship with Find Leads

8.1 These Additional Terms apply specifically to the Architect Enrichment Add-On and shall be read together with the Buildscout Terms & Conditions and Buildscout Find Leads Additional Terms & Conditions.

8.2 The Add-On is an optional service purchased alongside Find Leads and does not form part of the standard Find Leads contact allocation or export allowance.

8.3 All provisions of the existing Buildscout Terms & Conditions and Find Leads terms remain in full force and effect unless expressly amended by these Additional Terms.

8.4 Where there is a conflict, these Additional Terms shall take precedence only in respect of the Architect Enrichment Add-On.