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Manchester City Council
Phase I Report - DESKTOP STUDY
West Gorton Regeneration – Plot 'L'
West Gorton
Manchester, M12

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1.0 Purpose of Report

1.1 Manchester City Council Housing Department are considering various options for the redevelopment of a site in West Gorton, with residential properties. The preliminary development proposals include the construction of circa 55 housing units, together with new access roads, infrastructure, external works, landscaping and drainage.

1.2 This report has been prepared on the instruction of Manchester City Council Housing Department to prepare a Phase I Environmental Site Assessment to identify any likely existing or historical environmental contamination liabilities, both on site and adjacent the site, sufficient to enable an appropriate site investigations strategy to be formulated.

2.0 Site Location Details

2.1 The largely rectangular site of approximately 1.28 hectares (12800Sq.m) is located on the edge of a residential area of West Gorton, Manchester. The site is presently occupied by a number of Works Units. The site is bounded to the north by further Works Units, to the east by Aines Street, to the south by Wenlock Way and to the west by car parking to the adjacent Fujitsu Tower. The land immediately to the east of Aines Street designated Plot '2' and land to the south east of the Wenlock Way/Aines Street/Lilford Close junction designated Plot '2.1' is presently being developed by Manchester City Council with a number of apartments blocks.

The National Grid reference for the site is 387044E, 397026N

Site location plans are included within Appendix **A** together with aerial photography of the proposed development site.

3.0 Information Provided

3.1 We have been provided by Manchester City Council with the following information, which has been included in Appendix **A**:-

- The 'Plot Plan', produced by 'Taylor Young Architects' as part of the 'Environmental and Design Framework for West Gorton', indicating the proposed new private homes, split into 11 plots designated Plot 'A' to Plot 'L' inclusive.
- A marked up plan of the West Gorton area including the extent of roads Adopted by the Local Authority and those portions presently un-adopted in September 2009.

3.2 We are informed that a desktop study covering a large portion of the proposed regeneration area of West Gorton sites were prepared in September 2007 by Curtins Consulting Engineers, for BASE, a joint venture of Barratt Homes and Artisan. Sight of this report has not been obtained; however it is understood not to be site specific and therefore far too generic and vague to be of significant value.

4.0 Service Enquiries

4.1 Existing Statutory Services Information, including Water Mains (United Utilities), Telephone (British Telecom), Gas (National Grid), Electricity (United Utilities) and Optical Cables (Atkins Telecom/Virgin Media) has been obtained by AECOM, details of which can be found in a separate report.

Sewer Records have been obtained separately and copies are included within Appendix **B** for which the details are as follows: -

4.1.1 United Utilities – Sewer Record

A combined public sewer of 300mm diameter is recorded in Aines Street, running in a southerly direction from manhole 0000 to manhole 1913 at an approximate depth of 3.5m. This sewer subsequently connects into a 900mm diameter combined public sewer located in Wenlock Way, which runs in a westerly direction at a depth in the order of 6.0m. A culverted section of Corn Brook, which runs in a westerly direction, is recorded as commencing from a structure located just beyond the north western corner of the site.

5.0 Previous Development

5.1 A historical map and historical land use search has been carried out as part of the Envirocheck database search and is included within Appendix **C**.

Site maps at a scale of 1:10,560 and 1:10,000, referred to as slice A are included as detailed below;-

	Published	Source map scale
Cheshire	1911	1:10,560
Lancashire And Furness	1932-1933	1:10,560
Cheshire	1899	1:10,560
Lancashire And Furness	1923	1:10,560
Lancashire And Furness	1848	1:10,560
Cheshire	1938	1:10,560
Lancashire And Furness	1938	1:10,560
Cheshire	1882	1:10,560
Lancashire And Furness	1894	1:10,560
Lancashire And Furness	1909	1:10,560
Ordnance Survey Plan	1968	1:10,560
Ordnance Survey Plan	1993	1:10,000
Ordnance Survey Plan	1987	1:10,000
Ordnance Survey Plan	1981	1:10,000
Ordnance Survey Plan	1956	1:10,560
Manchester	1975	1:25,000
10K Raster Mapping	1999	1:10,000
10K Raster Mapping	2006	1:10,000
10K Raster Mapping	2011	1:10,000

Site maps at scales of 1:2500 and 1:1250, referred to as segment A13 are included as detailed below:

	Published	Source map scale
Ordnance Survey Plan	1964-1967	1:2,500
Lancashire And Furness	1893	1:2,500
Lancashire And Furness	1908	1:2,500
Lancashire And Furness	1922	1:2,500
Ordnance Survey Plan	1950-1951	1:2,500
Ordnance Survey Plan	1975-1990	1:1,250
Ordnance Survey Plan	1953-1979	1:1,250
Ordnance Survey Plan	1948-1950	1:1,250
Additional SIMs	1985-1988	1:1,250
Additional SIMs	1992	1:1,250
Additional SIMs	1977-1983	1:1,250
Supply of Unpublished Survey Information	1975-1976	1:1,250
Large-Scale National Grid Data	1995-1996	1:1,250
Large-Scale National Grid Data	1997	1:1,250
Large-Scale National Grid Data	1993-1995	1:1,250
Large-Scale National Grid Data	1992	1:1,250
Large-Scale National Grid Data	1996	1:1,250

5.2 The following observations are made in respect of segment A13:-

5.2.1 Map 1848

The proposed development site is located in an area of farmland; however a 'Bleach & Dye Works' is recorded directly adjacent the eastern site boundary. 'Corn Brook' (presently Gorton Brook) is noted immediately adjacent northern site boundary running in a westerly direction. Located in the vicinity of the brook is 'Ardwick Chemical Works' and un-named chemical works to the northwest and north east of the site respectively. Small ponds are recorded on the western portion of the site. A number of large ponds are noted to the south east of the site with further small ponds to the south west, all located in an area called 'Bleach Green'. Gorton Brook Potteries are recorded beyond Corn Brook approximately 100m to the north east of the site. Located 180m to the north of the site is the Manchester & Sheffield railway, which runs in an east-west direction.

5.2.2 Map 1893

Land to the south east, south and south west of the proposed development site has now been developed fully with terraced properties and associated access roads. The southern portion of the proposed development site is occupied by an 'Engineering Works' and 'Works of the Ant & Bee (Iron)'. The northern portion of the site remains relatively clear with the exception Brook Street which provides access to Gorton Brook Chemical Works and Dalton Chemical Works located directly to the north and west of the site respectively. The former Bleach & Dye Works is no longer apparent. 'Corn Brook' (formerly Gorton Brook) is still present to the north of the site; however the portion below 'Ardwick Chemical Works' some distance to the south of the site now appears to have been culverted. A pond is recorded approximately 40m to the northwest of the site, beyond which is a brick field. Located 120m to the north of the site is Gorton Brook Pottery which incorporates a Kiln and a number of small ponds. Recorded 80m to the west of the site is Union Iron Work, together with an associated reservoir.

5.2.3 Map 1908

Extensions are apparent to the Engineering Works located on the site. Minor adjustments are also recorded to the extent of the Union Iron Works to the west of the site. Dalton Chemical Works and Ardwick Chemical Works are no longer apparent to the northwest and west of the site respectively, with the latter being replaced by Raven Slate Works. Gorton Brook Pottery to the north of the site is now noted as disused. A Tramway is recorded 70m to the south of the site within Clowes Street.

5.2.4 Map 1922

Gorton Brook chemical works directly to the north of the site has now been extended beyond Corn Brook with the portion of the brook below the footprint of the building having likely been culverted. A large extension to 'Union Iron Works' extending to the western site boundary is now noted; however the associated reservoir has now been in-filled. A number of chimneys are recorded within the footprint of the proposed development site with further chimneys recorded in the vicinity of both the 'Union Iron Works' and 'Gorton Brook Chemical Works'. Crane and Pulley Works are recorded to the north west of the site, in the vicinity of the former brick field. Brook Forge is recorded just within the 250m search buffer to the west of the site.

5.2.5 Map 1948-50, 1950-51

The former 'Works of the Ant & Bee (Iron)' is now recorded as a 'Gas Stove & Meter Works'. A number of electricity sub-stations are also recorded in the vicinity of 'Union Iron Works' with a further sub-station approximately 100m to the north east of the site. 'Gorton Brook Chemical Works' to the north east of the site has now been demolished although a number of chimneys and a refuse heap remain. Various small engineering works are recorded some distance to the north of the site.

5.2.6 Map 1953-79, 1964-67

'Union Iron Works' is now noted as an electrical Engineering Works. Various further un-named works units are also apparent to the north of the site including an Asphalt Works located 80m away. A wide strip of land has been cleared of the former terraced properties to the south east of the site in readiness for the extension of Pottery Lane.

5.2.7 Map 1975-90, 1975-76, 1977-83, 1985-88, 1992, 1992

The residential area surrounding the site has also seen significant changes with the former terraced properties being replaced with new council housing. A further portion of 'Corn Brook' to the north east of the site has now been culverted below some new works units.

5.2.8 Map 1993-95, 1995-96, 1996, 1997

Pottery Lane to the south east of the site has now been completed with raised banking recorded directly adjacent the road suggesting possible made ground.

5.3 The envirocheck historical data report together with historical land use plans note the following within 250m of the site:-

5.3.1 Potentially past contaminative industrial land uses

3 instances of potentially contaminative industrial land uses are recorded within the curtilage of the proposed development site, including Chemical manufacturing, Metal Casting/foundries and unspecified factories or works.

A further 18 references are recorded within 250m of the site. These include Chemical manufacturing located 15m to the west and 94m to the west of the site. Production of Tableware and other ceramics is recorded 108m to the north east of the site. Machinery manufacture is recorded 110m to the north east of the site. Clay brick and tile manufacturer was noted 111m to the northwest and 176m to the northwest of the site. Metal casting/foundries are recorded 139m to the west and 216m to the north east of the site. A number of unspecified factories or works are recorded, these being located 151m to the north east, 195m to the north and 244m to the north east of the site. Railways are noted 168m to the north and 185m to the northwest of the site. Further potentially contaminative land uses are noted however as these are located more than 250m from the site they are not considered of significant concern.

5.3.2 Potentially in-filled land

Potentially in-filled land relating to the former brickfield is noted 111m to the northwest and 177m to the northwest of the site. 16 instances of potentially in-filled land relating to the infilling of former ponds, marshes, rivers and streams are recorded within 250m of the site, with those in closest proximity being the culverted portion of Corn Brook 8m to the north of the site and numerous ponds primarily located to the south of the site.

5.3.3 Electrical Sub Station facilities

3 electrical sub-station facilities are recorded within the curtilage of the site with a further instance located 90m to the north east of the site.

5.3.4 Tanks and Potential Tanks

A number of tanks are noted within influence distance of the site with those in closest proximity being 44m to the northeast, 45m to the north, 106m to the northwest and 173m to the west of the site.

6.0 Ground Conditions

6.1 Inspection of the 'British Geological survey sheet 85', Manchester, Solid and Drift geology (1:50,000 series) together with Envirocheck Geology map extracts (see Appendix **D**) indicate the following:-

6.1.1 Artificial Ground and Landslip: Made ground is indicated approximately 170m to the north, 150m to the north east and 450m to the south west of the site, being largely associated with former and existing railway depots. Further Made ground is indicated approximately 50m to the south east of the site, being associated with banking to adjacent highway works. Worked ground is indicated 70m to the south east of the site being associated with highway works. Small localised areas of in-filled ground are also noted within the western site boundary and immediately to the south west of the site.

6.1.2 Drift Geology: The superficial drift Geology is indicated beneath the site as Till, Devensian (boulder clay).

6.1.3 Bedrock & Faults: The underlying solid Geology is indicated as 'Halesowen Formation' comprising rock type Mudstones, Siltstone and Sandstone from the 'Westphalian D' period. As indicated on Section B-B (included in appendix D) the rock dips at approximately 16-18 degrees in a south westerly direction. The Bradford fault, which dips in an easterly direction, outcrops approximately 320m to the east of the site.

6.1.1 Great Mine Limestone Rock: The 'Great Mine Limestone' rock segment was observed outcropping below the extreme south west corner of the site. From geological map section B-B the rock segment dips at approximately 16-18 degrees in a south westerly direction with a thickness understood to be in the order of 1.5-2.7m. It is inconclusive as to whether this has ever been mined in the past; however to be certain we would recommend that intrusive investigations should be carried out locally over the south western corner of the site to determine the succession of strata together with any potential voids.

7.0 Coal Mining Report

7.1 A coal mining report has been obtained from the Coal Authority a copy of which is included in Appendix **E**. In summary the report indicates that:-

- the property is in the likely zone of influence from workings in 4 seams of coal at 280m to 1070m depth, and last worked in 1957. Any ground movement from these coal working should have stopped by now.
- no known coal mine entries are indicated on site or within 20m of the site boundary.
- there is no evidence of damage arising due to geological faults or other lines of weakness that have been affected by coal mining.
- the site is not within the boundary of any past open cast coal mining operations.
- no mine gas emissions are recorded as affecting the site.
- coal mining subsidence is not recorded as affecting the site.
- the site lies outside the Cheshire brine compensation district.

8.0 Environmental Database Search

8.1 A computer search has been carried out utilising the Envirocheck report, the data sheets of which are appended within Appendix **F** and summarised as follows:-

8.2 Agency & Hydrological

8.2.1 Discharge Consents
4 Discharge consent are recorded approximately 90m to the west of the site, in each case relating to the discharge of storm sewage overflow to Corn Brook. A further 2 discharge consents are recorded in relation to the discharge of cooling water to Corn Brook, however as these are all located more than 250m from the site they are not considered of significant concern to the proposed development.

8.2.2 Local Authority Pollution Prevention and Controls
Noted within 250m of the site are 4 'Local Authority Pollution Prevention & Controls', with those in closest proximity relating to air pollution. A further 2 instances are noted, however these are located more than 250m from the site are not considered of significant concern.

8.2.3 Nearest Surface Water Feature
The nearest surface water feature recorded 7m to the north west of the site relates to the remaining portion of Corn Brook not to be culverted.

8.2.4 Pollution Incidents to Controlled Waters
A number of minor incident are recorded however as these are located more tha n250m from the site are not considered of significant concern.

8.2.5 River Quality
The Environment Agencies General Quality Assessment (GQA) Scheme, which indicates 4 aspects of river quality – biology, chemistry, nutrients and aesthetic quality, has indicated that the river quality for Corn Brook is Grade C.

8.2.6 Water Abstractions
Water abstraction is recorded from a borehole operated by Cemex UK Materials Ltd for process water, located 884m to the east of the site.

8.2.7 Ground Water Vulnerability (old approach)
A minor aquifer of variable permeability is recorded on the site with soils of high leaching potential and a worst-case vulnerable classification of H assumed until proved otherwise.

8.2.8 Source Protection Zones
The site is not within a ground water source protection zone.

8.2.9 Drift Deposits
Low permeability drift deposits are noted as occurring at the surface.

8.2.10 Bedrock & Superficial Aquifer Designations (new approach)
To ensure consistency with the Water Framework Directive the EA and BGS have created two new aquifer designation maps; Bedrock Aquifers and Superficial Aquifers.

Bedrock Aquifer
Below the site the Bedrock Aquifer is classified as a 'Secondary A Aquifer'.

Superficial Aquifer
The 'Super Aquifer' below the sites classified as 'Unproductive Strata'

Geological Class Key

Principle Aquifer -	*Layers of rock or drift deposits that have high intergranular and/or fracture permeability, resulting in provision of a high level of water storage – previously designated as major aquifers.*
Secondary A Aquifer -	*Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers – previously designated as minor aquifers.*
Secondary B Aquifer -	*Predominantly lower permeability layers which may store and yield limited amounts of groundwater due to localised features such as fissures, thin permeable horizons and weathering – previously designated as non-aquifers.*
Undifferentiated -	*Has been assigned in cases where it has not been possible to attribute either category A or B to a rock type.*
Unproductive -	*These are rock layers or drift deposits with low permeability that have negligible significance for water supply or river base flow.*

8.2.11 Flooding from Rivers or Seas without defences
No flooding is recorded within the boundary of the proposed development site, however extreme flooding is recorded directly adjacent the western site boundary (designated Zone 2 - flood extents associated with the 1 in 1000 year event).

8.3 Waste

8.3.1 Historic Landfill Sites
A historic landfill site is recorded 480m to the east of the site however this is more than 250m is not considered of significant concern.

8.3.2 Licensed Waste Management Facilities
A number of licenced waste management facilities are recorded however all these are located more than 250m from the site and are therefore not considered of significant concern to the proposed development site.

8.3.3 Local Authority Landfill Coverage
Manchester City Council has not been able to supply landfill data.

8.4 Geological

8.4.1 BGS Recorded Mineral Sites
An open cast mine for the commodity of fireclay is noted 397m to the north east of the site, however this is not considered of significant concern.

8.4.2 BGS Solid Geology
The solid geology below the site is recorded Westphalian and Stephanian (undivided, of Barren Red lithology)

8.4.3 Coal Mining Affected Areas
The site is in an area, which may be effected by coal mining activity (see coal mining report referred to in section 7.0).

8.4.4 Mining Instability
Ove Arup & Partners have indicated evidence of Coal Mining instability to be inconclusive and evidence of Rock Mining instability to be conclusive.

8.4.5 Ground Stability Hazards
Ground Dissolution stability hazards are categorised as very low potential. Land slide ground stability hazards are categorised as very low potential. Running sand ground stability hazards are categorised as very low potential. Potential for shrinking or swelling clay ground stability hazards are categorised as very low potential.

8.4.6 Radon Potential (Radon Affected areas and Protection Measures)
Inspection of BRE211 (2007) Radon - Guidance on Protection Measures for New Dwellings confirms that a portion of the site is located in an area where less than 1% of homes are above the action level, requiring no radon protection measures and a portion of the site is located in a radon affected area as between 1 and 3% of homes are above the action level. In respect of the latter the BRE211 Stage 2 geological assessment report however, indicates that no protective measures are necessary for this specific site.

8.5 Industrial Land Use

3 contemporary trade directory entries are noted within the site boundary relating to pump manufacturing. 26 contemporary trade directory entries are noted within 250m of the site which include tube bending 93m to the north west, nut & bolt fixing 137m to the north west, meat wholesale 141m to the north, car painters & sprayers 161m to the north west, car breakdown & recovery services 150m to the west, machine shops 151m to the north west, garage services 168m to the north, printers 174m to the north east, wrought ironwork 221m to the north west, battery manufacturers 180m to the north east and road haulage services 218m to the west. A further 39 entries are noted however these are located more than 250m from the site and are not considered of significant concern.

8.6 BGS Boreholes Data Sheet

The Envirocheck BGS borehole data sheet identifies 35 boreholes within 250m of the site and a further 105 within 500m. Enquiries have been made with the British Geological Society (BGS) to obtain copies of the boreholes located in closest proximity to the site. These are included in Appendix **G** and can be summarised as follows:-

8.6.1 Borehole SJ89ne127 (??)

- Located: 108m to the south west of the site (Map ID 57)
- Carried out by: Unknown
- Identified: 1.83m TOPSOIL, over grey CLAY down to 10.97m, over grey SHALE down to 23.17m, over Red SHALE down to 24.99m, over Black SHALE down to 28.65m, over grey SHALE down to 34.75m, over alternating bands of Limestone and Fireclay down to 61.27m at probable SANDSTONE.

8.6.2 Borehole SJ89ne271 (1966)

- Located: 336m to the south west of the site (Map ID 82)
- Carried out by: Holst & Co Ltd
- Identified: 54"(1.372m) MADE GROUND, over soft grey CLAY (becoming very stiff with depth) down to 216" (5.486m), over very dense red SAND down to 438" (11.125m), over alternating bands of calcareous MUDSTONE and SANDSTONE down to 672" (17.069m), over alternating bands of pinkish and grey LIMESTONE and calcareo MUDSTONE down to 1044" (26.518m) below ground level.

8.6.3 Borehole SJ89ne274 (1966)

- Located: 415m to the west of the site (Map ID 90)
- Carried out by: Holst & Co Ltd
- Identified: 30" (0.76m) of MADE GROUND, over 60" (1.52m) of moist red SAND with bands of clay, over 234" (5.94m) very stiff boulder CLAY, over 12" (0.31m) red MUDSTONE, alternating bands of grey LIMESTONE and calcareous MUDSTONE down to 900" (22.86m) below ground level.

9.0 Site Investigations on Adjacent Sites

9.1 'Atkinson Peck Ltd' in conjunction with 'Subsoil Surveys Ltd' carried out Site Investigations on a number of adjacent development sites for Manchester City Council, designated Plot 2, Plot 2.1, Plot 5 and Plot 8 during April/May 2010. A further Site Investigation was subsequently carried out for Guinness Northern Counties Housing Association, designated Plot 7.2 during August 2010. These plots can be located on the 'Plot Plan' included in Appendix **A**.

9.2 The findings of these investigations including borehole and trial pit logs can be found in the following Atkinson Peck reports:-

- MCC - Site Investigation - Plot 2, West Gorton, dated 19 July 2010
- MCC - Site Investigation - Plot 2.1, West Gorton, dated 19 July 2010
- MCC - Site Investigation - Plot 5, West Gorton, dated 15 July 2010
- MCC - Site Investigation - Plot 2, West Gorton, dated 16 July 2010
- GNC - Site Investigation - Plot 7.2, West Gorton, dated 11 October 2010

9.3 An indication of the ground conditions encountered can be seen by the 'Site Investigation Plan' for each of the aforementioned plots, together with Soil Sections, which are included within Appendix **G**.

The investigations carried out identified variable thickness' of MADE GROUND, however below this level relatively consistent ground conditions were identified, comprising firm to stiff and very stiff CLAY, over either Mudstone (plot 2/2.1), medium dense Sand (plot 5) or Sandstone (plot 8).

As such the foundation solution utilised for both domestic properties and apartments generally comprised traditional pad and strip foundations. Deviation from this standard occurred on Plot 2 and Plot 5, where 'Vibro Compaction' was utilised to accommodate in-filled basements and significant localised depth of made ground respectively. On Plot 7.2 a small number of units located over significant thickness of made ground were supported off pile and ground beam foundations.

10.0 Site Walkover

10.1 The writer made a visit to site on 22nd July 2011. Site photographs are included within Appendix **H.** The following observations were made:-

10.1.1 Access to the proposed development site was not attempted so as to avoid the inevitable questions from the present occupiers of the site, however a general feel for things was obtained by observations from Wenlock Way and Aines Street, together with the aerial photography included in Appendix **A**.

10.1.2 The site is bounded to the north by Works Units, to the east by Aines Street, to the south by Wenlock Way and to the west by car parking to the adjacent Fujitsu Tower.

10.1.3 The site is presently occupied by a number of Works Units of brick built construction; all occupied by Armstrong, who are understood to make, service and repair pumps. From the aerial photography the units encompass the greater portion of the site with car parking apparent on a strip of land to both the north and west of the site.

10.1.4 The land immediately to the east of Aines Street designated Plot '2' and land to the south east of the Wenlock Way/Aines Street/Lilford Close junction designated Plot '2.1' is presently being developed by GB Building with a number of apartments blocks for Manchester City Council.

11.0 Source, Pathway and Receptor

11.1 For a risk of pollution or environmental harm to occur as a result of ground contamination, all of the following elements must be present.

(a) A source, i.e. a substance that is capable of causing pollution or harm.
(b) A receptor, i.e. something that could be adversely affected by a contaminant.
(c) A pathway, i.e. a route by which the contaminant reaches the receptor.

11.2 If one of these elements is missing, there can be no significant risk. If all are present then the magnitude of the risk is a function of the magnitude & mobility of the sources, the sensitivity of the receptor and the nature of the migration pathway.

12.0 Site Specific Assessment

12.1 Contamination Sources

12.1.1 The development site itself is recorded as having been occupied by a number of past or present contaminative industrial land uses including:-

- Works of the Ant & Bee (Iron) located on the southern portion of the site.
- An unidentified Engineering Works located on the southern portion of the site.
- Gas Stove & Meter Works
- 3 contemporary trade directory entries relating to pump manufacturing etc.

A number of further sources have been identified within influence distance of the site, from which migration may have occurred. These include:-

- Manchester & Sheffield Railway Line to the north of the site.
- Chemical Works located to the north and northwest of the site including Ardwick Chemical Works, Dalton Chemical Works and Gorton Brook Chemical Works.
- A Bleach & Dye Works directly to the west of the site, last recorded in 1848.
- A significant number of works units including unidentified Works Units, Crane & Pulley Works, Asphalt Works & Electrical Engineering Works
- Union Iron Works and Brooke Forge; both located to the west of the site.
- Gorton Brook Potteries to the north east of the site.
- A number of tanks within 250m of the site.
- 26 contemporary trade directory entries are noted within 250m of the site including Tube bending, Nut & bolt fixing, Meat wholesale, Car painters & sprayers, Car breakdown & recovery services, Machine shops, Garage services, Printers, Wrought ironwork, Battery manufacturers and Road haulage services.

12.1.2 Contamination may exist in the made ground deposits in and around the site as a result of the uncontrolled infilling of ground (land and water) as follows:-

- Infilling/culverting of 'Corn Brook' located directly to the north of the site
- Infilling of a small pond within the curtilage of the site and numerous further ponds located to the south of the site.
- Infilling of reservoirs associated with Union Iron Works to the west of the site
- Infilling of large ponds associated with brick fields to the northwest of the site
- Infilling of former brickfield to the northwest of the site
- Made Ground deposits in the vicinity of the railway to the north of the site.
- Made Ground associated with the construction of banking adjacent Pottery Lane.

12.1.3 A number of chimneys were recorded both on site and associated with Union Iron Works and Gorton Brook Chemical Works formerly located to the west and north of the site respectively. Should steam power have been made use of, raised by coal fired boilers, this will have resulted in the generation of large quantities of boiler ash (containing heavy metals and sulphates), which will have required disposal.

12.1.4 Land gas could also be present noting the likely uncontrolled filling of ground as noted in 12.1.2 above, from past mining operations (although the Coal Mining Report advises of no mining gas emission records). Although no landfill sites have been recorded it should be noted that Manchester City Council have not been able to supply landfill data.

12.1.5 Contamination may also exist as a result of materials stored on site. Areas formerly used for parking including open textured tarmac surfacing would be susceptible to localised oil spillages, etc. from domestic cars and delivery vehicles.

12.1.6 Noting the proximity of the adjacent electricity substation it is possible that contamination may have occurred as a result of transformers or capacitors, containing Polychlorinated Biphenyls, being refilled or decommissioned at some time in the past (PCB's are often used as dielectric fluid).

12.2 Receptors of Contamination

12.2.1 On and off site receptors, which could theoretically be influenced by ground contamination, include:-

- Construction workers
- Humans e.g. end users, following redevelopment of the site
- Planting and soft landscaping
- Minor aquifer underlying the site (although ground water not source protected)

12.3 Exposure Pathways

12.3.1 It is planned to re-develop the whole of the site with low-rise residential buildings, associated access roads, car parking and soft landscaping. There would be a risk to construction workers involved in redevelopment works; however these can be readily mitigated by the adoption of appropriate health and safety procedures.

12.3.2 End users of the site could become exposed to on site contaminants as a result of dermal contact, inhalation of dust/fumes or ingestion of the ground. These risks can be mitigated by either removal of the contamination source or provision of an appropriate barrier layer on the site.

12.3.3 Contaminants in the ground could also impact on plant growth as root systems develop, particularly trees. Again removal of the contaminant or provision of appropriate barriers could be carried out together with a selective choice of planting.

12.3.4 The hydrological mechanisms by which contaminants can move though and leave the site include:-

a) Ground water flowing at depth which can pick up and transport soluble contaminants from the made ground.
b) Rainwater infiltrating downwards leaching out contaminants and introducing them to the ground water.
c) Evaporation from the surface triggering capillary action, whereby water is drawn up to the surface bringing contaminants upwards in the process.

12.3.5 On site contaminants could be mobilised and result in pollution of the 'Bedrock Aquifer', which being classified below the footprint of the site as '*Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers'* is designated as a 'Secondary A Aquifer. Depending upon the severity of the contamination, materials could be removed or contaminants could possibly be treated, however as the layers of drift at the surface categorise the 'Superficial Aquifer' as 'Unproductive Strata', there is likely to be only a poor pathway through the layer of relatively impervious Till.

13.0 Conclusions and Recommendations

13.1 On site industrial type contamination has been identified, which together with past on-site and off-site operations could have resulted in localised areas of contamination preventing the site from being considered fit for purpose. The most significant of the past/present contaminative industrial land use are detailed in 12.1.1, whilst the infilling of ground with potentially contaminative material is recorded in 12.1.2. Site investigations should therefore be undertaken to establish the presence of site contaminants, which could affect the site redevelopment.

13.2 Due to the vicinity of past in-filled ground as noted in 12.1.2 and possible mining gas emissions we would recommend that land gas monitoring be carried out to establish what, if any, protection measures are required in the new construction. The investigation should include installation of a sufficient number of gas wells followed by a programme of gas monitoring for a period in the order of three months, the results from which should include at least two readings during falling atmospheric pressure. Dependent upon the results of the investigations, noting the clay layer over the site, appropriate barriers may be required, in the form of a gas membrane within the building construction, possibly together with a passive ventilation system within the substructure.

13.3 If site contamination is encountered during the proposed site investigation works there is a risk that they could be mobilised and result in pollution of the 'Secondary A Aquifer' under the site and the culverted portion of Corn Brook. Therefore, groundwater/ leachate testing should be included in the contamination regime to be carried out in the proposed site investigation.

13.4 Although the Coal Mining Report indicates that the property is in the likely zone of influence from a worked seam of coal at 280m depth, any ground workings from these should have ceased by now.

Based on evidence compiled by Ove Arup & Partners, Rock Mining Instability may however be an issue, should the Great Mine Limestone rock segment detailed in 6.1.4 have been mined in the past. As the projected limestone outcrop is located below the extreme south western corner of the site (see geological plans), intrusive investigations should be carried out locally to determine the succession of strata together with any potential voids. Suitable stabilisation works should be carried out as found to be necessary

13.5 When the existing works units presently located on the site are demolished, current legislation will require a pre-demolition asbestos survey, with appropriate removal works subsequently carried out. Although it is unclear as to whether previous demolition works have been carried out on the site, we would also recommend that the presence of Asbestos fibres within the upper ground layer be investigated further by appropriate site sampling followed by laboratory bulk identification testing.

13.6 The past site usage of portion of the site for car parking may have also resulted in localised contaminant spillages, the most likely being hydrocarbons from domestic vehicles. This should also be investigated further and due to the localised nature of the problem hot spots should be look out for when the ground works operations are undertaken.

13.7 A number of sub-stations are located within influence distance of the site. Although PCB's are generally insoluble in water and do not readily migrate we recommend that a sample is obtained as close as possible to the sub-station and tested for PCB's.

13.8 No Radon protection measures are required for any new development on the site.

13.9 Geotechnical investigations should also be carried out to enable appropriate foundation and sub structure details to be developed. This should include testing to determine the likely shrinkage potential of the underlying clays noting the proximity of both on-site and off-site trees.

13.10 Although our site walkover observations would usually highlight the presence of any obvious intrusive weed species (ie Japanese Knotweed, Giant Hogweed and Himalayan Balsam), please be advised that the identification of intrusive weed species and the methodology for their eradication would normally be dealt with by an ecological specialist and is therefore outside the scope of this report.

13.11 Whilst this report is not a specific flood risk assessment, Environment Agency classification for the area is Flood Zone 1 (low probability), i.e. having less than 1 in 1000 annual probability of river or sea flooding in any one year. It should be noted however that extreme flooding is recorded directly adjacent the site boundary and may have an implication on required site levels

13.12 This report is confined to the matters mentioned in Section 1 and no opinion is expressed or implied on matters not specifically mentioned.



K MARSHALL
B.Eng.,C.Eng.,M.I.Struct.E

APPENDICES

Appendix A – Site Location Plan & Aerial Photography

Appendix B – Service Enquiry Information

Appendix C – Envirocheck: Report: Historical Maps/Data

Appendix D – Geological Maps

Appendix E – Coal Mining Report

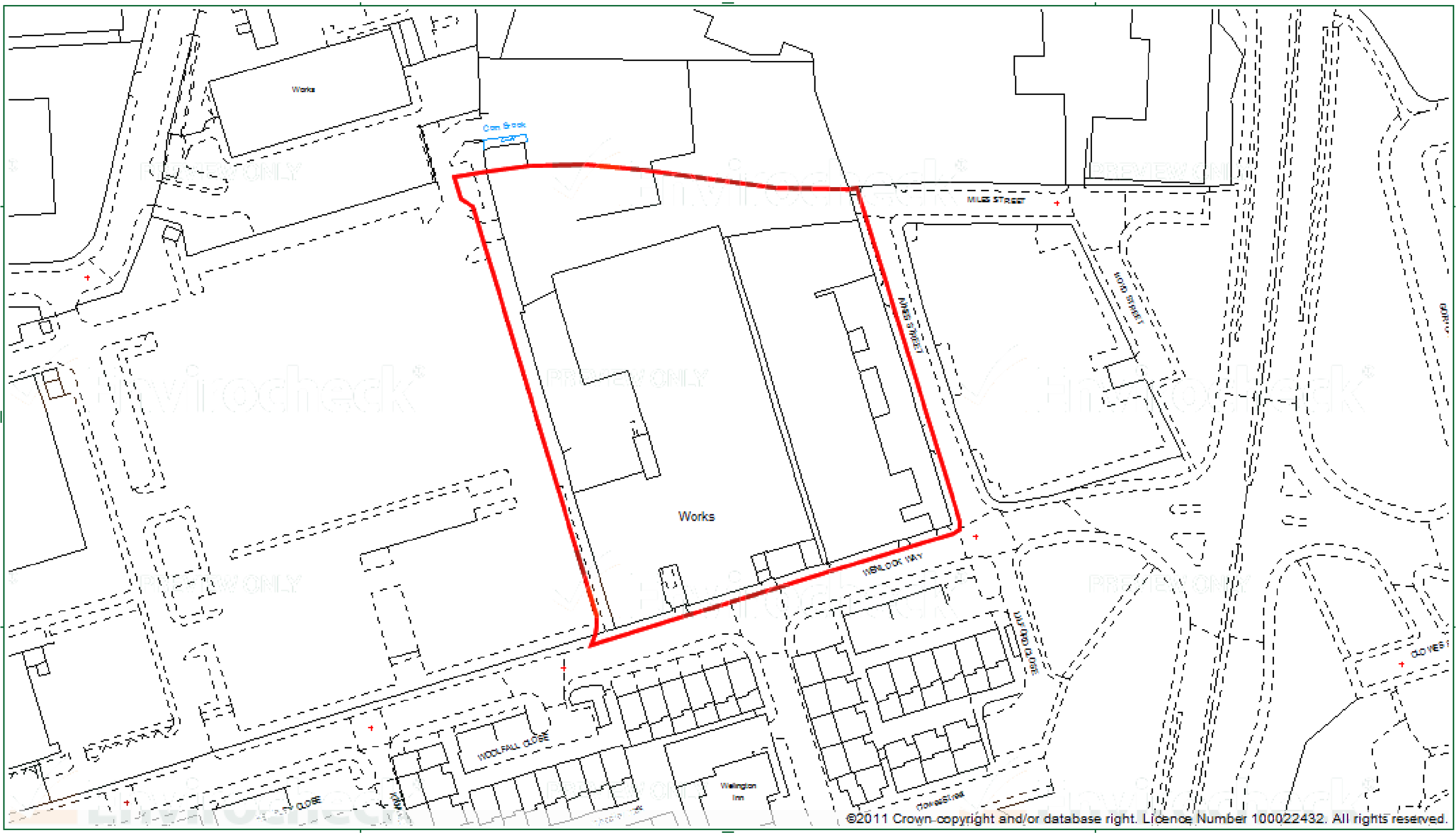
Appendix F - Envirocheck Report: Environmental

Appendix G – Envirocheck Report:: BGS Boreholes

Appendix H - Site Photographs

APPENDIX A

Site Location Plans & Aerial Photography



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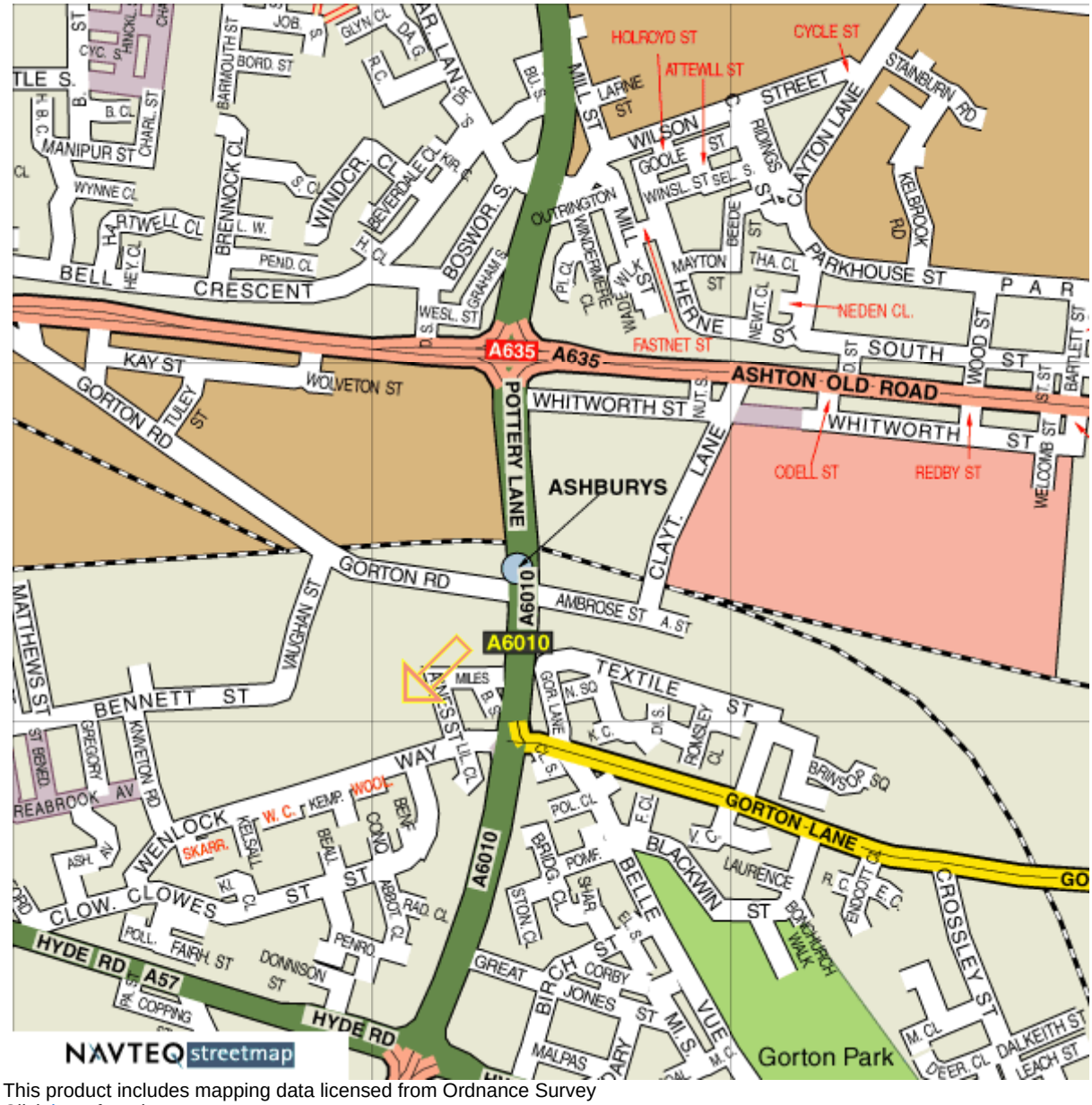

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Convert/Measure Coordinates

OS X (Eastings)	387044
OS Y (Northings)	397026
Nearest Post Code	M12 5BU
Lat (WGS84)	N53:28:11 (53.469808)
Long (WGS84)	W2:11:48 (-2.196642)
LR	SJ870970
mX	-244529
mY	7036017

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Imagery Date: 6/2/2009
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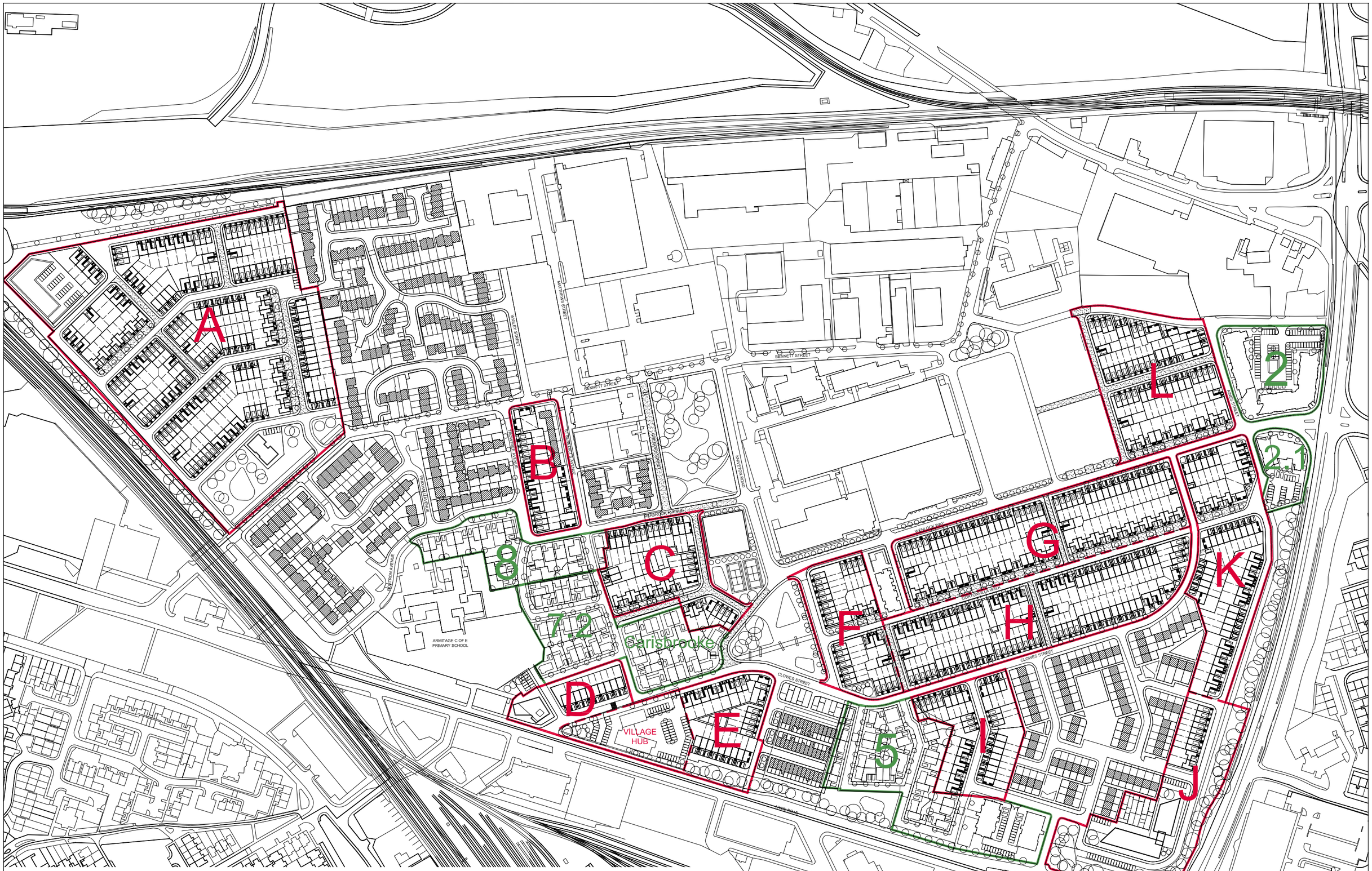
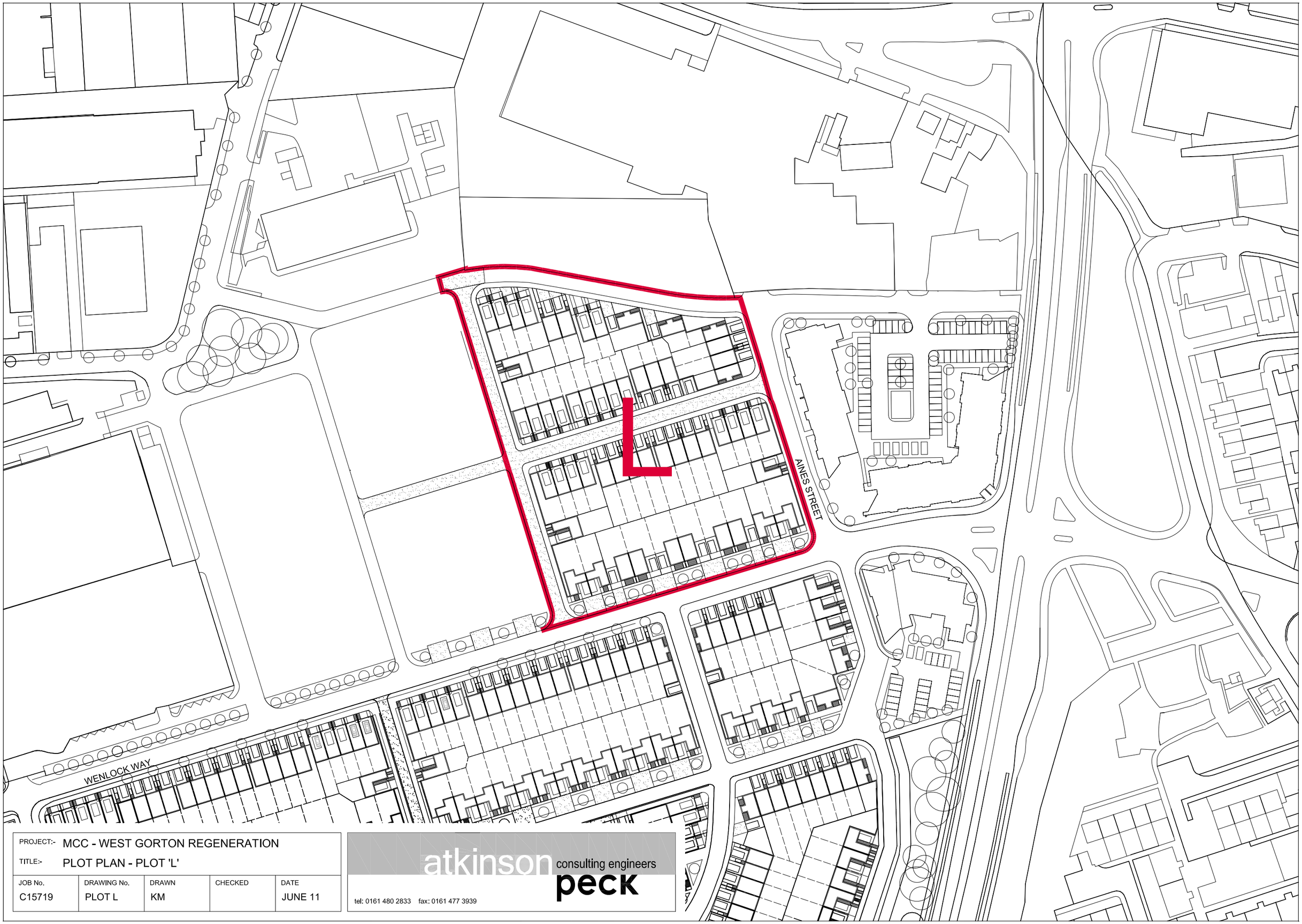
Eye alt 291 m



PROJECT:- MCC - WEST GORTON REGENERATION				
TITLE:- PLOT PLAN				
JOB No.	DRAWING No.	DRAWN	CHECKED	DATE
C15719	PLOT PLAN	KM		JUNE 11

atkinson consulting engineers
peck
tel: 0161 480 2833 fax: 0161 477 3939



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TITLE:- PLOT PLAN - PLOT 'L'				
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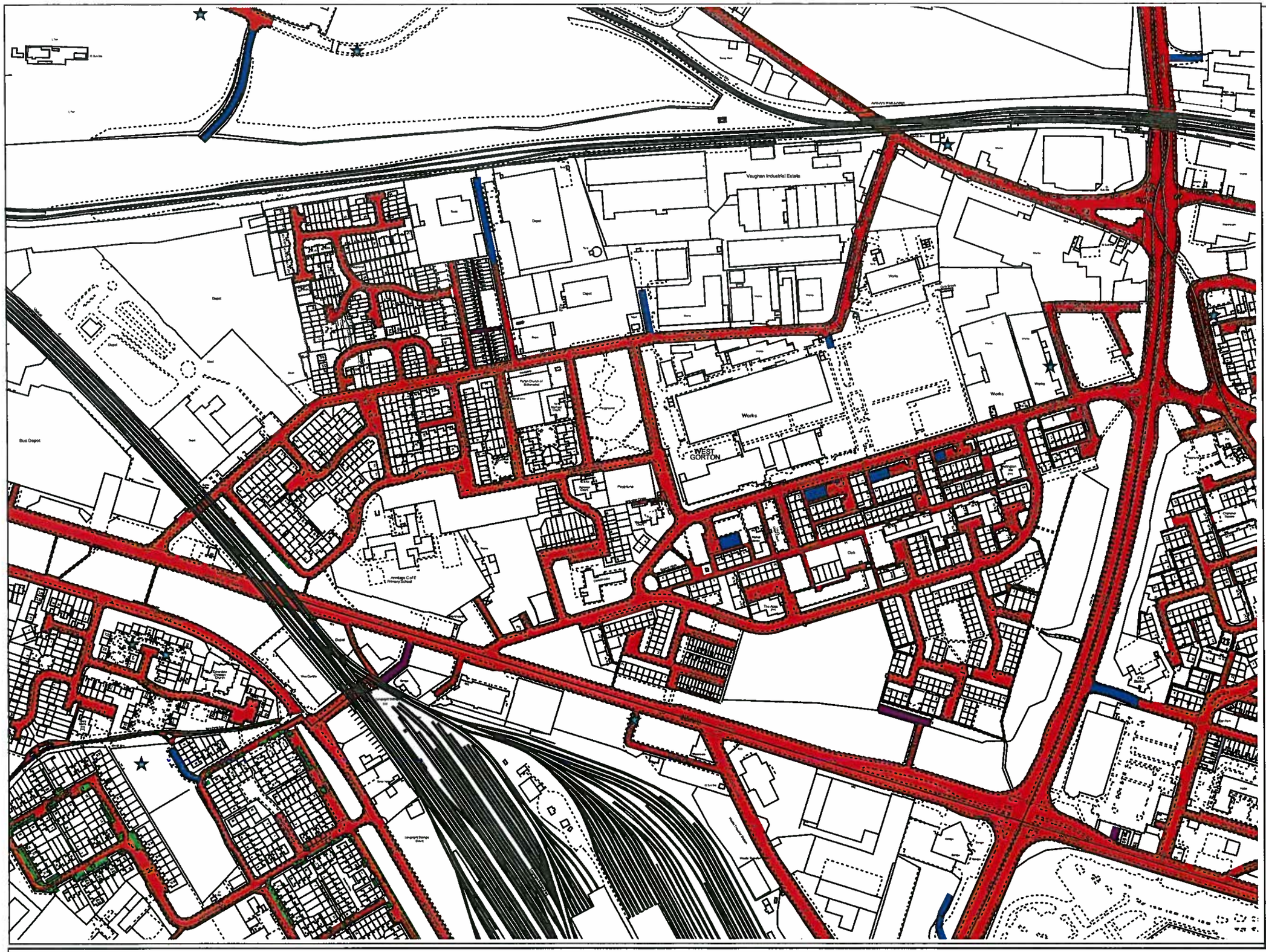
atkinson consulting engineers
peck
tel: 0161 480 2833 fax: 0161 477 3939



Key to Features

- Water Courses
- Sewers
- Field Footpaths
- Text Points
- Adopted Road
- Unadopted Road
- Road Closures - Legal
- Road Closures - Proposed
- Adopted Road
- Adopted Road
- Diversionary Route
- Unadopted Road
- Proposed Alley Gating Closure
- Legal Alley Gating Closure
- Adopted Road
- Landsacaped Areas
- Diversion Routes
- Private Developments
- BASS
- Housing

MANCHESTER CITY COUNCIL
Environment and Operations

Date: 29 September 2009

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APPENDIX B

Service Enquiry Information



OS Sheet No: SJ8696NE

Scale 1:1250 Date: 25-Mar-2010

Printed by: Lee Edwards

Refno	Cover	Func	Type	Invert	Size.x	Size.y	Shape	Matl	Grad	Length
5601		C	Q	45.67	600		C	BR	-66	30.81
5701	49.39	C	M	47.01	450		C	CO		71.17
5702	48.63	C	M	45.2	700	450	E	BR	-64	30.23
5703		C	L	45.39	700	450	E	BR	188	31.95
5706		C	M		450		C	BR		34.48
5709		C	G		860	575	E	BR		56.89
5710		C	G		650	450	E	BR		59.54
5801	47.05	C	M	44.36	400		C	CO	157	23.54
5802	48.7	C	M	45.91	300		C	VC	81	19.42
5803	48.11	C	M	45.39	300		C	VC	47	47.85
5804		C	Q	47.37	300		C	VC	84	23.54
5805		C	Q	45.67	225		C	VC	81	19.42
5806		C	Q		400		C	VC		26.68
5808	49.25	C	M	47.15	375		C	CO	243	29.12
5809	49.72	C	M	47.64	225		C	VC	91	24.52
5810	48.68	C	M	47.07	300		C	VC	-52	7.28
5812		C	J		300		C	VC		11.18
5910		C	G		450		C	CO		21.59
5911		C	G		450		C	CO		13.34
6605		C	M	46.84	375		C	VC	104	32.28
6606		C	M	46.51	800		C	CO		2
6607		C	M	46.89	300		C	VC		11.4
6608		C	J		860	575	E	BR		26.25
6611		C	J		300		C	VC		15.81
6613		C	J		860	575	E	BR		174.29
6711		C	M	47.91	300		C	CO		32.89
6712	50.81	C	M	48.16	225		C	VC	67	15.3
6713		C	L	46.32	450		C	BR		36.69
6714	50.67	C	M	46.93	450		C	BR	72	43.97
6715	50.79	C	M	47.43	450		C	BR	22	10.44
6801	49.07	C	M	46.29	300		C	VC		3
6801	49.07	C	M	46.31	300		C	VC	64	38.64
6802	50.63	C	M	48.58	300		C	VC	68	36.88
6803		C	M		375		C			25.5
6817	50.97	C	M	48	375		C	VC	119	48.6
6819		C	J		300		C	VC		31.58
6901	47.21	C	M	44.91	300		C	VC		31.4
6902	48.16	C	M	45.71	300		C	VC		35.9
6903	49.63	C	M	47.36	300		C	VC	46	47.85
6904	50.04	C	M	48.02	300		C	VC		69.86
6905		C	L		300		C	VC		26.31
6906		C	Q	46.54	225		C	VC	15	26.48
6907		C	G		300		C	VC		8.06
7501	50.86	C	M	49.51	225		C	VC	107	42.72
7502	50.49	C	M	47.37	300		C	VC	91	46.57
7503	51.62	C	M	48.01	450		C	VC	130	86.93
7504		C	Q	47.63	740	440	E	BR	285	48.37
7505	51.42	C	M	47.46	700	500	E	BR	-8	13.04
7601		C	L	48.04	300		C	VC	5	2.83
7602	50.41	C	M	47.41	300		C	VC	84	19.42
7603	50.61	C	M	48.14	300		C	VC	383	38.33
7604	50.39	C	M	47.18	300		C	VC	90	24.35
7605	50.89	C	M	46.94	860	575	E	BR		57.28
7606	51.37	C	M	47.43	450		C	VC	50	23.35
7607		C	G		900	1050				5.39
7608		C	Q		920	600	E	BR		6.32
7609		C	Q	49.17	300		C	VC		11.66
7702	51.72	C	M	48.94	225		C	VC	64	50.22
7705	51.35	C	M	49.15	225		C	VC	98	32.28
7708	51.4	C	M	49.51	225		C	VC		21.19
7709	50.49	C	M	48.09	375		C	CO	127	53.14
7710	50.59	C	M	49.09	225		C	VC		15.81
7711	50.75	C	M	47.65	450		C	CO	192	38.47
7712	50.38	C	M	47.85	300		C	VC	96	22.14
7713	50.36	C	M	47.62	300		C	VC	95	18.03
7714	50.46	C	M	48.21	225		C	VC	130	53.16
7715		C	L		300		C	VC		25.71

Refno	Cover	Func	Type	Invert	Size.x	Size.y	Shape	Matl	Grad	Length
7716		C	L		300			VC		13.42
7718		C	G		375		C	CO		22.8
7727		C	J		225		C	VC		27.86
7801	50.95	C	M	49.03	300		C	VC	45	19.31
7802		C	Q	47.31	300		C	VC	72	15.81
7806	51.47	C	M	49.5	225		C	VC	111	34.48
7808	51.29	C	M	47.54	375		C	VC	69	15.81
7809	51.54	C	M	47.04	700		C	BR	-9	7.28
7810		C	L	47.89	700		C	BR	50	41.76
8501		C	M		450		C	VC		56.32
8502	51.58	C	M	48.25	700	480	F	BR	41	9.9
8503	51.42	C	M	47.79	560	420	F	BR	302	48.37
8504		C	Q	48.01	640	440	F	BR	38	9.22
8601		C	L		450		C	VC		44.27
8701		C	Q		225		C	VC		29.41
8702	51.33	C	M	48.79	225		C	VC		14.87
8704	51.13	C	M	48.45	300		C	CO	204	18.38
8706	51.88	C	M	49.99	225		C	VC		26.48
8712		C	M		150		C	VC		29.12
8713	51.12	C	M	48.27	375		C	CO		18.68
8719		C	J		225		C	VC		50.29
8727		C	J		225		C	VC		7.28
8728		C	G		375		C	CO		21.1
8802	52.46	C	M	47.5	375		C	VC	65	37.64
8809	51.92	C	M	47.65	700		C	CO		35.17
8810	52.15	C	M	47.78	700		C	CO	106	11.7
8811	52.49	C	M	48.49	700		C	CO		47.8
8816	51.9	C	M	46.9	700		C	BR	696	69.64
8817	52.32	C	M	46.78	700		C	BR	344	51.55
8819		C	J		700		C	CO		20.25
8836		C	J		700		C	CO		22.47
9501		C	L	50.39	450			VC		10
9502		C	L							
9503	53.35	C	M							
9504		C	M		450		C	VC		39.56
9507		C	J		450		C	VC		75.29
9601	52.91	C	M	50.16	225		C	VC		13.6
9602		C	Q		300		C	CO		1.41
9603	52.87	C	M	49.7	300		C	VC		2.24
9604		C	Q		530	470	R	BR		17.09
9606	52.3	C	M	50.21	225		C	VC		12.65
9608	52.05	C	M	49.17	700		C	CO	241	38.6
9611	52.51	C	M	49.35	675		C	CO		19.42
9612	52.9	C	M	49.6	750	600	E	BR		3.16
9613	52.54	C	M							27.2
9614		C	J		700		C	CO		18.68
9615		C	J		225		C	VC		29.61
9616		C	G		300		C	CO		29.83
9617		C	J		750	600	E	BR		17.09
9621		C	G		750	600	E	BR		7.28
9625		C	J		225		C	VC		30.87
9706	52.28	C	M	48.99	700		C	CO		30.36
9710	52.46	C	M	50.27	300		C	CO		10.77
9711	52.39	C	M	48.72	700		C	CO	204	18.38
9712	52.24	C	M	48.6	700		C	CO	6926	69.26
9714		C	J		225		C	VC		25.5
9715		C	J		300		C	CO		25
9716		C	J		300		C	CO		16.76
9720		C	J		700		C	CO		32.31
9806	52.94	C	M	50.25	225		C	VC	45	37.64
9810	52.7	C	M	51.06	225		C	VC		8.54
9816		C	J		225		C	VC		11.7
9901		C	Q	46.73	900		C	BR	656	26.25
9902		C	Q		870	930	E	BR		2.24
9903	52.67	C	M	46.61	900		C	BR		133.6
9904	52.81	C	M	46.67	900		C	BR	522	20.88
9905	53.04	C	M	46.77	930	870	E	BR	625	25

WASTE WATER SYMBOLOGY

MANHOLE
FOUL SURFACE COMBINED DUAL
SIDE ENTRY MANHOLE
PRIVATE SEWER
ABANDONED SEWER
SITE TERMINATION
T-JUNCTION (SADDLE)
AIRVALVE
LAMP HOLE
CASCADE
OIL INTERCEPTOR
CONTROL KIOSK
PENSTOCK
CONTROL VALVE
RODDING EYE
GULLEY
SOAKAWAY
HATCHBOX
TUMBLING BAY
HEADWALL
UNSPECIFIED
HYDROBRAKE
VALVE
INLET
WASHOUT
GHOST NODE (inc. GN - Rising Main & GN - Dual Function)
EXPEDIENCY NODE (CHANGE OF CHARACTERISTIC)
CATCHPIT
SIDE ENTRY CATCHPIT
CHAMBER
SIDE ENTRY CHAMBER
DROPSHAFT
SIDE ENTRY DROPSHAFT
SHEET EDGE
VENT COLUMN
SEWER OVERFLOW
DISCHARGE POINT (OUTFALL)
TANK
WASTE WATER TREATMENT WORKS
PUMPING STATION
EJECTOR STATION
SLUDGE PUMPING STATION

Note - ALL flow direction arrows are BLUE - colour not significant

NODE TABLE ABBREVIATIONS

MANHOLE FUNCTION

F Foul
S Surface
C Combined
T Transition
O Overflow
U Unspecified

MANHOLE / NODE TYPE

M Manhole
J Junction
L Lamphole
H Hatchbox
R Rodding Eye
F Outfall
V Combined Sewer Overflow
P Pumping Station
S Soakaway
D Dual Function Manhole
W Treatment Works
Z Ghost in Rising Main
C Cascade
Y Gulley
E Ejector
O Oil Injector
I Inlet
B Hydrobrake
T Vent Column
X Valve
U Unspecified
Q Expediency Node
G Ghost (to allow pipe bends)

SEWER SHAPE

C Circular
E Egg
O Oval
F Flat Top
R Rectangular
S Square
T Trapezoidal
A Arch
B Barrel
H Horseshoe
U Unspecified

SEWER MATERIAL

AC Asbestos Cement
BR Brick
CI Cast Iron
SI Spun (Grey) Iron
CO Concrete
CS Concrete Segments (Bolted)
CS Concrete Segments (Unbolted)
CC Concrete Box Culvert
DI Ductile Iron
GR Glass Reinforced Concrete
GR Glass Reinforced Plastic
PS Plastic / Steel Composite
PV Polyvinyl Chloride
PE Polythene
RP Reinforced Plastic Matrix
ST Steel
VC Vitrified Clay (All Clayware)
PP Polypropylene
PF Pitch Fibre
MA Masonry - In Regular Courses
MA Masonry - Randomly Coursed
U Unspecified

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OS Sheet No: SJ8696NE
Scale 1:1250 Date: 25-Mar-2010
134 Nodes
Sheet 1 of 1

United Utilities
SEWER RECORDS



OS Sheet No: SJ8697SE

Scale 1:1250 Date: 25-Mar-2010

Printed by: Lee Edwards

Refno	Cover	Func	Type	Invert	Size.x	Size.y	Shape	Matl	Grad	Length
5001	46.46	C	M	42.36	375		C	VC		39.62
5002	46.18	C	M	41.77	450		C	VC		3
5003		C	L	42.36	450		C	VC	10	6.08
5004		C	L		375			VC		36.35
5005	46.55	C	M	42.19	375		C	VC		9.49
5006		C	L		300		C	VC		8.06
5007		C	J		375		C	VC		18.25
5008		S	G							
5009		C	Q		375		C	VC		4.12
5101	48.29	C	M	44.19	225		C	VC	57	18.25
5102		C	Q	43.87	300		C	VC	59	18.25
5105	47.36	C	M	43.48	375		C	VC	81	69.43
5401	50.51	C	M	48.14	225		C	VC	185	73.82
6001	47.2	C	M	44.74	225		C	VC		2.24
6002		C	L	43.31	375		C	VC		10.44
6003	47.36	C	M	43.36	375		C	VC		10.05
6004		C	Q		300		C	VC		3.16
6006		C	J		375		C	VC		63.95
6401		C	J	46.26	375		C	VC		3.61
6402	50.43	C	M		740	460				9
6403		C	M		1400		C	BR		27.66
6404		C	G							7.62
6405		C	G		740					56.44
6406		C	G							
6407		C	Q		800		C	BR		27.66
6420		C	M		1300		C	BR		132.31
6420		C	M		1400					20
6504		C	Q	22.45	670	620	E	BR	-1	34.37
7001	47.66	C	M	43.77	300		C	VC	106	38.12
7002	48	C	M	45.01	300		C	VC	115	53.08
7003	47.67	C	M	45.54	300		C	VC	94	48.04
7004		S	G		1675	1980				8.06
7005		S	G		1695	1980				263.23
7006		S	Q		2700	1800				24.21
7301	51.27	C	M	49.69	225		C	VC	108	90.44
7302	51.25	C	M		1050			BR		79.88
7303	51.14	C	M	46.45	225		C	VC	-15	47.43
7304		C	L	40.73	1050					85.7
7401	50.28	C	M	48.23	225		C	VC	114	28.43
7402	50.26	C	M	47.96	225		C	VC	151	21.1
7403	50.35	C	M	47.25	1050		C	BR		72.34
7404		C	L							
7405	50.73	C	M	47.17	760	790	E	BR		27.66
7406		C	Q	48.01	375		C	VC	74	50.36
7407	50.9	C	M	47.91	300		C	VC	86	27.66
8001	48.45	C	M	44.53	300		C	VC	78	49.16
8002	48.86	C	M	43.9	300		C	VC	-109	22.8
8003		C	V	43.77	300		C	VC		4.96
8003		C	V	43.72	225		C	VC		5.24
8004	49.11	C	M	43.49	600		C	CO	134	70.83
8005	49.6	C	M	47.22	300		C	VC	13	44
8006		C	V		900		C	BR		3.61
8006		C	V		600		C	CI		15.87
8007		S	M		2700	1800				6.71
8008		S	G		2700	1800				54.33
8009		S	G		1675	1980				24.21
8010		S	J		1675	1980				8.54
8011		S	J		2700	1800				4.47
8012		O	G		900		C	BR		22.2
8013		S	Q		2700	1800				8.94
8101	49.96	C	M	42.94	600		C	CO	257	110.37
8102	50.1	C	M	47.72	300		C	VC	88	42.2
8201	50.79	C	M	48.84	225		C	VC	141	36.62
8202		C	L	40.62	1050			BR		21.26
8203		F	L		1050			BR		69.18
8401	51.58	C	M	48.69	300		C	VC	74	50.49
8402	51.62	C	M	48.45	1050		C	BR	138	45.4
8403	51.82	C	M	48.9	1050		C	BR	94	31.06
8404	51.97	C	M	49.09	1050		C	BR	125	21.19
8405	51.37	C	M	48.1	1050		C	BR	94	77.78
8406		C	J		1050		C	BR		8.06
8407		C	G		300		C	VC		12.04
9001		S	G		2700	1800				94.32
9003		C	G		600			CI		9.06
9004		C	G		600			CI		6.08
9005		C	G		600			CI		23.35
9101	50.2	C	M	47.83	300		C	VC	137	12.37
9201		C	Q	48.58	300		C	VC	140	36.4
9202	50.67	C	M	48.3	300		C	VC	194	87.32
9203	50.59	C	M	41.42	1050		C	BR		85.45
9204		C	Q	48.64	300		C	VC	119	38.08
9301		C	M		225		C	VC		80.81
9401	52.14	C	M	49.35	1050		C	BR		31.95
9402		C	M		760	610	E	BR		26.13
9403		C	M							
9404		C	M		225		C	VC		15.42

WASTE WATER SYMBOLOGY

MANHOLE
FOUL
SURFACE
COMBINED
DUAL
SIDE ENTRY MANHOLE
PRIVATE SEWER
ABANDONED SEWER
SITE TERMINATION
T-JUNCTION (SADDLE)
AIRVALVE
LAMP HOLE
CASCADE
OIL INTERCEPTOR
CONTROL KIOSK
PENSTOCK
CONTROL VALVE
RODDING EYE
GULLEY
SOAKAWAY
HATCHBOX
TUMBLING BAY
HEADWALL
UNSPECIFIED
HYDROBRAKE
VALVE
INLET
WASHOUT
GHOST NODE (inc. GN - Rising Main & GN - Dual Function)
EXPEDIENCY NODE (CHANGE OF CHARACTERISTIC)
CATCHPIT
SIDE ENTRY CATCHPIT
CHAMBER
SIDE ENTRY CHAMBER
DROPSHAFT
SIDE ENTRY DROPSHAFT
SHEET EDGE
VENT COLUMN
SEWER OVERFLOW
DISCHARGE POINT (OUTFALL)
TANK
WASTE WATER TREATMENT WORKS
PUMPING STATION
EJECTOR STATION
SLUDGE PUMPING STATION

Note - ALL flow direction arrows are BLUE - colour not significant

NODE TABLE ABBREVIATIONS

MANHOLE FUNCTION

F Foul
S Surface
C Combined
T Transition
O Overflow
U Unspecified

MANHOLE / NODE TYPE

M Manhole
J Junction
L Lamphole
H Hatchbox
R Rodding Eye
F Outfall
V Combined Sewer Overflow
P Pumping Station
S Soakaway
D Dual Function Manhole
W Treatment Works
Z Ghost in Rising Main
C Cascade
Y Gulley
E Ejector
O Oil Injector
I Inlet
B Hydrobrake
T Vent Column
X Valve
U Unspecified
Q Expediency Node
G Ghost (to allow pipe bends)

SEWER SHAPE

C Circular
E Egg
O Oval
F Flat Top
R Rectangular
S Square
T Trapezoidal
A Arch
B Barrel
H Horseshoe
U Unspecified

SEWER MATERIAL

AC Asbestos Cement
BR Brick
CI Cast Iron
SI Spun (Grey) Iron
CO Concrete
CS Concrete Segments (Bolted)
CS Concrete Segments (Unbolted)
CC Concrete Box Culvert
DI Ductile Iron
GR Glass Reinforced Concrete
GR Glass Reinforced Plastic
PS Plastic / Steel Composite
PV Polyvinyl Chloride
PE Polythene
RP Reinforced Plastic Matrix
ST Steel
VC Vitrified Clay (All Clayware)
PP Polypropylene
PF Pitch Fibre
MA Masonry - In Regular Courses
MA Masonry - Randomly Coursed
U Unspecified

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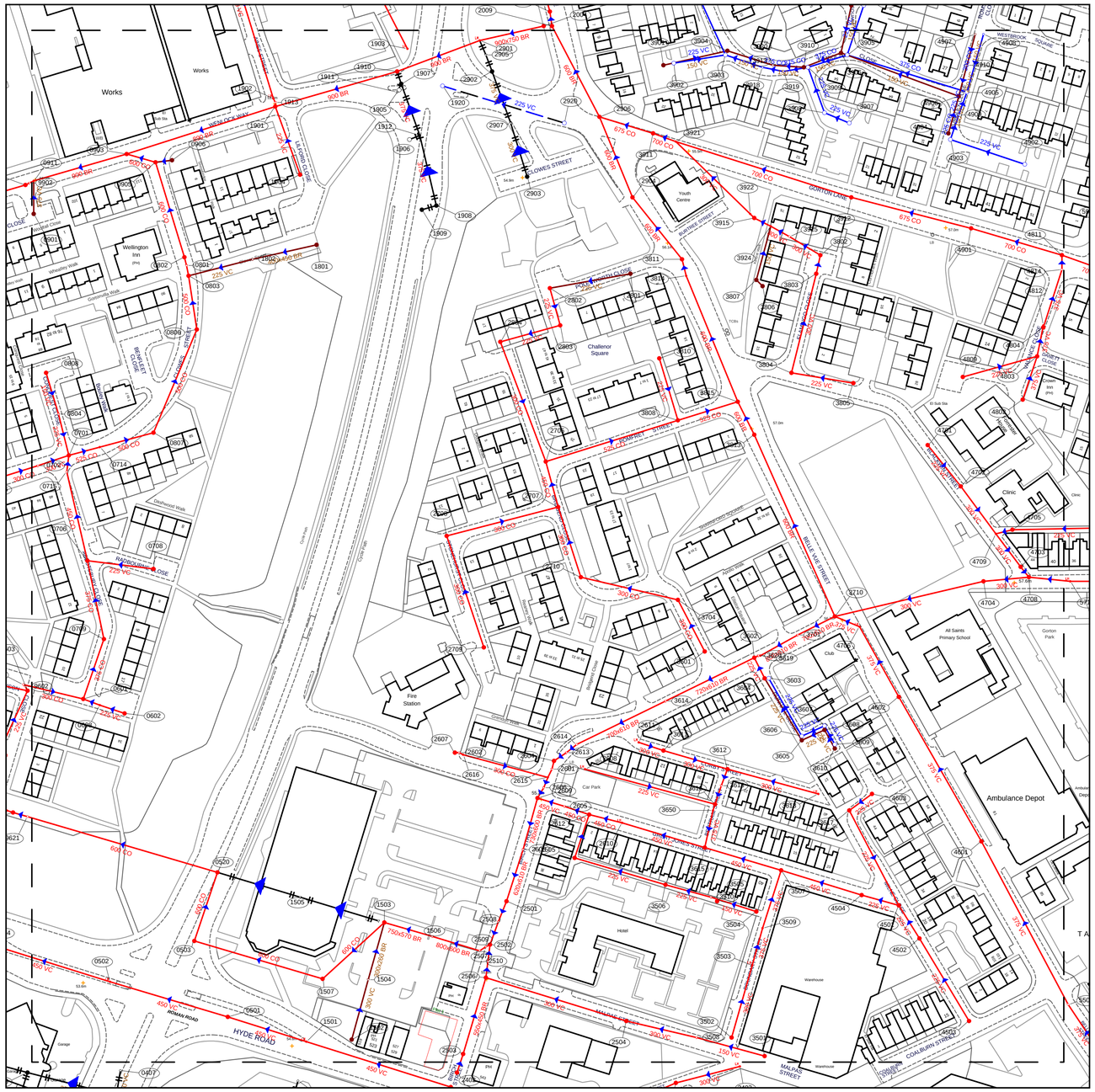
OS Sheet No: SJ8697SE
Scale 1:1250 Date: 25-Mar-2010
86 Nodes
Sheet 1 of 1

United Utilities
SEWER RECORDS



Refno	Cover	Func	Type	Invert	Size.x	Size.y	Shape	Matl	Grad	Length
0501	54.29	C	M	49.81	450		C	VC	94	59.48
0502		C	L	49.18	450		C	VC		67.05
0503		C	M	50.55	600		C	CO	250	35.05
0520	53.92	C	M	50.16	600		C	CO		95.88
0601	53.09	C	M	49.48	375		C	CO	341	30.68
0602	53.12	C	M	51.32	225		C	VC		12.65
0608		C	J		225		C	VC		8.54
0701	53.18	C	M	48.61	525		C	CO		15.52
0702		C	Q		300		C	VC		15.81
0706	53.17	C	M	49.02	450		C	CO		44.15
0708	53.37	C	M	51.5	225		C	VC	79	32.25
0709	53.07	C	M	49.37	375		C	CO	129	38.83
0714		C	J		500		C	CO		26.93
0715		C	G		450		C	CO		8.06
0801		C	Q	47.75	600		C	CO	14	4.12
0802	53.82	C	M	47.44	600		C	CO	200	48.08
0803	53.91	C	M	48.06	500		C	CO	16	5.1
0804		C	Q	50.77	225		C	VC	71	20.62
0806	53.99	C	M	48.34	500		C	CO	101	26.31
0807	53.57	C	M	48.59	500		C	CO	236	54.23
0808	53	C	M	51.05	150		C	VC	75	20.88
0901	53.05	F	M	47.99	375		C	VC		16
0903	53.31	C	M	47	900		C	BR		46.84
0905	53.4	C	M	47.18	600		C	CO		14.56
0906	54	F	M	50.87	225		C	VC	3	8.06
0911		C	J		900		C	BR		2.24
1501		C	L	50.19	450		C	VC	105	39.85
1502	54.77	F	M	52.08	300		C	VC	81	30.08
1503	54.73	C	M	50.91	600		C	CO	270	40.49
1504		F	Q	51.71	300	260	S	BR	76	28.81
1505		C	Q							
1506		C	Q		750	570	F	BR		24.13
1507	54.32	C	M	50.76	600		C	CO	308	64.78
1508		F	Q							
1801	54.42	F	M	48.39	400	450	U	BR	-32	31.78
1802		F	Q	49.38	225		C	VC	-32	32.02
1901	53.74	C	M	47.35	890		C	BR	216	75.58
1902		C	L	47.55	400		C	CO	56	2.24
1903		C	L	51.64	300		C	VC	27	74.24
1904	54.2	C	M	51.85	225		C	VC	75	35.11
1905	54.06	S	M							
1906	54.45	S	M							
1907	54	C	M							
1908	54.67	C	M							
1909	54.64	C	M							
1910	54.36	C	M		900		C	BR		61.4
1911		C	G							
1912		C	J							
1913		C	Q	47.51	300		C	VC	67	2
1920	54.35	S	M							
2501	55.27	C	M	51.58	700	580	F	BR	269	10.77
2502	55.28	C	M	51.45	710	590	F	BR		2.24
2503	55.49	C	M	52.54	550	450	U	BR		38.6
2504	56.44	C	M	54.04	300		C	VC		71.17
2505	55.18	C	M		225			VC		22.14
2506		C	M		550	450	U	BR		8.06
2507		C	G		800	600	U	BR		24.04
2508		C	Q	51.54	650	630	F	BR	293	11.7
2509		C	Q		800	600	U	BR		3.61
2510		C	Q		550	460	F	BR		8.06
2601		C	Q		550	550	U	BR		4.47
2602		C	Q		300		C	CO		2.24
2603		C	Q	51.59	620	610	F	BR	-2625	26.25
2604	55.36	C	M	51.9	550		C	BR		4.12
2605		C	Q		450		C	VC		13.6
2606		C	Q		520	590	F	BR		5.83
2607	54.57	C	M	52.4	300		C	VC		2
2608		C	L		225		C	VC		65.25
2609	55.26	C	M	51.59	730	600	F	BR		25.96
2610		C	L	52.22	450		C	CO		16.49
2611		C	L	53.58	300		C	VC	27	12.65
2612		C	M		450		C	CO		12.65
2613		C	Q		570	520	F	BR		7.21
2614		C	G		550	550	U	BR		6.4
2615		C	J		600	600	U	BR		5.39
2616		C	J		300		C	CO		42.45
2705	55.32	C	M	52.92	525		C	CO	1117	67.05
2707	55.23	C	M	53.09	450		C	CO	207	22.8
2708	54.97	C	M	53.32	300		C	CO	697	55.79
2709	54.96	C	M	53.46	300		C	CO	474	56.92
2710	55.21	C	M	53.51	300		C	CO	128	35.74
2801	56.03	F	M	54.07	225		C	VC	147	39.62
2802	56.08	C	M	53.78	225		C	VC	267	18.68
2803	55.96	C	M	53.69	225		C	VC		30.08
2804	55.69	C	M		300		C	CO		62.03
2901		C	L	47.84	900		C	BR		42.72
2902	54.02	F	M							
2903	54.92	F	M							
2904	55.5	C	M	50.19	600		C	BR		42.15
2905		F	Q							
2906	54.99	C	M		600		C	BR		49.65
2907		F	Q							
2920	54.62	S	M		225		C	VC		61.68
3501		C	M		150		C	VC		34.21
3502		C	M	53.95	300		C	VC	51	36.4
3503		C	L	53.24	375		C	VC		18.68
3504	56.46	C	M	55.36	150		C	VC	68	23.09

Refno	Cover	Func	Type	Invert	Size.x	Size.y	Shape	Matl	Grad	Length
3505	56.31	C	M							
3506	55.84	C	M	54.66	225		C	VC		45.88
3507	56.48	C	M	52.69	450		C	VC	107	38.6
3508		C	Q	26.11	300		C	VC	-1	34.93
3509		C	J		375		C	VC		29.41
3510		C	Q	55.02	225		C	VC	65	22.8
3601	55.84	C	M	54.03	300		C	CO	188	28.18
3602	56.36	C	M	52.67	720	610	E	BR		47.85
3603	56.3	S	M							
3604	56.29	C	M	54.69	225		C	VC	30	11.18
3605	56.77	F	M	55.16	225		C	VC	76	34.99
3606	56.76	S	M	55.36	225		C	VC	77	32.25
3607	56.81	S	M	55.59	225		C	VC	55	12.08
3608	56.81	F	M	55.37	225		C	VC	81	12.08
3609	56.92	S	M	55.76	225		C	VC	69	10.3
3610	56.93	F	M	55.51	225		C	VC	79	10.3
3611	55.87	C	M	53.12	300		C	VC	231	32.28
3612	56.3	C	M	52.96	400		C	VC	107	8.54
3613		C	L	54.04	300		C	VC	43	45.61
3614		C	Q		700	610	U	BR		47.85
3615	56.04	C	M	52.33	450		C	VC	380	41.76
3616	56.05	C	M	52.76	300		C	VC		3.16
3617	57	C	M	55.37	225		C	VC	80	51.88
3618		C	Q	52.88	300		C	VC	119	9.49
3619		C	J		800	610	U	BR		1
3620		C	Q		720	520	E	BR		2.24
3650		C	J		375		C	VC		18.44
3701		C	Q		800	610	U	BR		20.59
3704	55.71	C	M	53.86	300		C	CO	146	48.27
3710	56.68	C	M	52.98	790	610	F	BR		20.12
3710	56.68	C	M	53.4	600		C	BR	83	96.25
3802	56.8	C	M	55.25	300		C	VC		17.49
3803	56.7	C	M	55.05	300		C	VC	-42	9.22
3804	57.02	C	M	55.31	300		C	VC	206	49.48
3805	57.17	C	M	55.62	225		C	VC	105	30.41
3806	56.67	F	M	55.74	150		C	VC	33	4.24
3807	56.69	F	M	55.59	150		C	VC		26.93
3808	56.41	C	M	52.83	525		C	CO		30.36
3810	56.36	C	M	54.31	225		C	VC	174	31.32
3811	56.3	C	M	51	600		C	BR	49	38.42
3813	56.44	C	M	52.07	600		C	BR		17.89
3814		C	J		600		C	BR		8.25
3815		C	M		600		C	BR		65.92
3901	54.6	F	M	52.9	150		C	VC	39	31.78
3902	54.56	S	M	52.98	225		C	VC	65	25.32
3903	54.44	S	M	52.39	375		C	CO		62.65
3904	54.46	F	M							
3905	55.31	S	M	52.98	375		C	CO	166	19.92
3906	55.35	F	M	52.47	150		C	VC	176	19.31
3907	55.78	S	M	54.34	225		C	VC	45	13
3908	55.53	S	M	54.03	225		C	VC	23	23.41
3909	55.14	S	M	52.84	375		C	CO		12.17
3910	55.14	F	M	52.34	150		C	VC		15.03
3911	54.91	C	M	49.89	675		C	CO		27.2
3912	56.5	C	M	51.17	700		C	CO		89.19
3913		S	Q		375		C	CO		9.49
3915	56.77	C	M	53.62	300		C	VC		2.83
3918		S	G		375		C	VC		9.49
3919		S	G		375		C	CO		10.2
3920		F	G		150		C	VC		23.09
3921		C	J		700		C	CO		11.7
3922		C	J		300		C	VC		50.21
3924		C	J		300		C	VC		8.94
3925		C	G		300		C	VC		10.3
4501	57.75	C	M	54.71	225		C	VC	12	18.68
4502	58.01	C	M	55.19	225		C	VC	47	18.87
4503	58.3	C	M	56.11	225		C	VC	52	46.65
4504	57.03	C	M	52.92	450		C	VC	194	40.8
4601	57.91	C	M	53.88	375		C	VC	158	80.62
4602	57.12	C	M	53.35	375		C	VC	122	38.95
4603	57.07	C	M	55.51	225		C	VC	113	13.6
4701	57.42	C	M	55.36	225		C	VC	-2561	25.61
4702	57.5	C	M	55.35	300		C	VC		28.6
4703	57.54	C	M	53.86	300		C	VC		6.4
4704	57.32	C	M	53.63	300		C	VC	114	73.98
4705	57.6	C	M	54.28	225		C	VC		8.25
4706		C	L	53.03	375		C	VC	433	13
4708		C	M		300		C	VC		22.09
4709		C	J		300		C	VC		20
4802	57.8	C	M	54.7	375		C	VC	76	22.14
4803	57.72	C	M	54.39	375		C	VC		15.3
4804	57.61	C	M	54.15	375		C	VC		29.41
4809	57.49	C	M	55.69	225		C	VC	32	37.36
4811		C	M		700		C	CO		45.88
4812		C	J		375		C	VC		1
4814		C	G		375			VC		7
4901	57.03	C	M	51.56	675		C	CO	162	59.91
4902	57.11	S	M	55.05	225		C	VC	42	37.95
4903	56.57	S	M	54.13	225		C	CO	32	12.65
4904	56.53	F	M	53.76	150		C	VC	23	18.68
4905	56.18	S	M	53.27	375		C	CO	234	60.73
4906	56.31	F	M	52.92	150		C	VC	141	60.75
4907		F	G		150		C	VC		15.52
4908		S	G		300		C	CO		29.12
4909		S	Q	53.74	225		C	VC	30	11.7
4910		F	Q		250		C	VC		15.52

OS Sheet No: SJ8796NW

Scale 1:1250 Date: 25-Mar-2010

Printed by: Lee Edwards

WASTE WATER SYMBOLOGY

MANHOLE
FOUL
SURFACE
COMBINED
DUAL
SIDE ENTRY MANHOLE
PRIVATE SEWER
ABANDONED SEWER
SITE TERMINATION
T-JUNCTION (SADDLE)
AIRVALVE
LAMP HOLE
CASCADE
OIL INTERCEPTOR
CONTROL KIOSK
PENSTOCK
CONTROL VALVE
RODDING EYE
GULLEY
SOAKAWAY
HATCHBOX
TUMBLING BAY
HEADWALL
UNSPECIFIED
HYDROBRAKE
VALVE
INLET
WASHOUT
GHOST NODE (inc. GN - Rising Main & GN - Dual Function)
EXPEDIENCY NODE (CHANGE OF CHARACTERISTIC)
CATCHPIT
SIDE ENTRY CATCHPIT
CHAMBER
SIDE ENTRY CHAMBER
DROPSHAFT
SIDE ENTRY DROPSHAFT
SHEET EDGE
VENT COLUMN
SEWER OVERFLOW
DISCHARGE POINT (OUTFALL)
TANK
WASTE WATER TREATMENT WORKS
PUMPING STATION
EJECTOR STATION
SLUDGE PUMPING STATION

Note - ALL flow direction arrows are BLUE - colour not significant

NODE TABLE ABBREVIATIONS

MANHOLE FUNCTION

F Foul	T Transition
S Surface	O Overflow
C Combined	U Unspecified

MANHOLE / NODE TYPE

M Manhole	Z Ghost in Rising Main
J Junction	C Cascade
L Lamphole	Y Gulley
H Hatchbox	E Ejector
R Rodding Eye	O Oil Injector
F Outfall	I Inlet
V Combined Sewer Overflow	B Hydrobrake
	T Vent Column
P Pumping Station	X Valve
S Soakaway	U Unspecified
D Dual Function Manhole	Q Expediency Node
	G Ghost (to allow pipe bends)
W Treatment Works	

SEWER SHAPE

C Circular	T Trapezoidal
E Egg	A Arch
O Oval	B Barrel
F Flat Top	H Horseshoe
R Rectangular	U Unspecified
S Square	

SEWER MATERIAL

AC	Asbestos Cement
BR	Brick
CI	Cast Iron
SI	Spun (Grey) Iron
CO	Concrete
CS	Concrete Segments (Bolted)
CS	Concrete Segments (Unbolted)
CC	Concrete Box Culvert
DI	Ductile Iron
GR	Glass Reinforced Concrete
GR	Glass Reinforced Plastic
PS	Plastic / Steel Composite
PV	Polyvinyl Chloride
PE	Polythene
RP	Reinforced Plastic Matrix
ST	Steel
VC	Vitrified Clay (All Clayware)
PP	Polypropylene
PF	Pitch Fibre
MA	Masonry - In Regular Courses
MA	Masonry - Randomly Coursed
U	Unspecified

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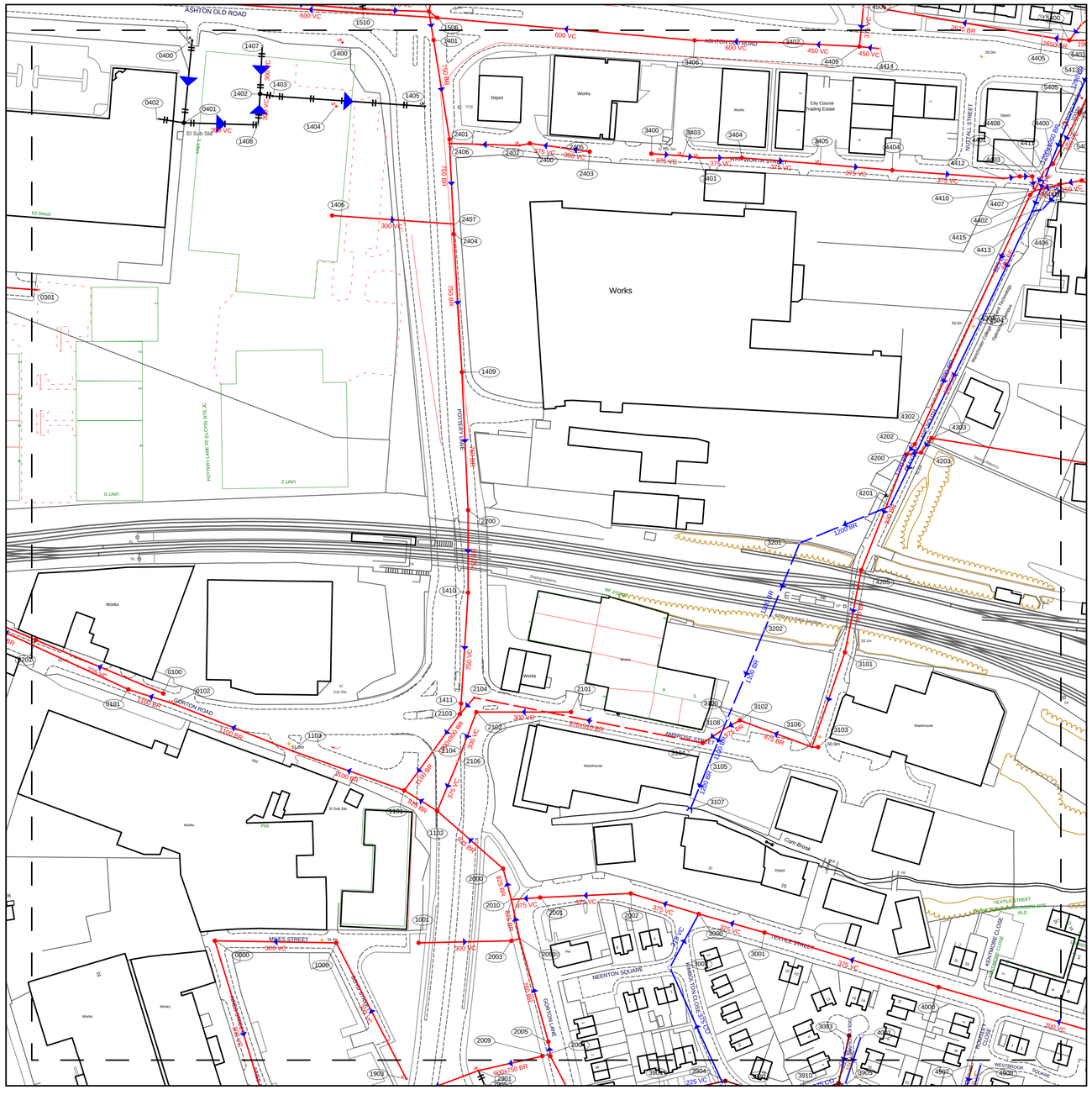
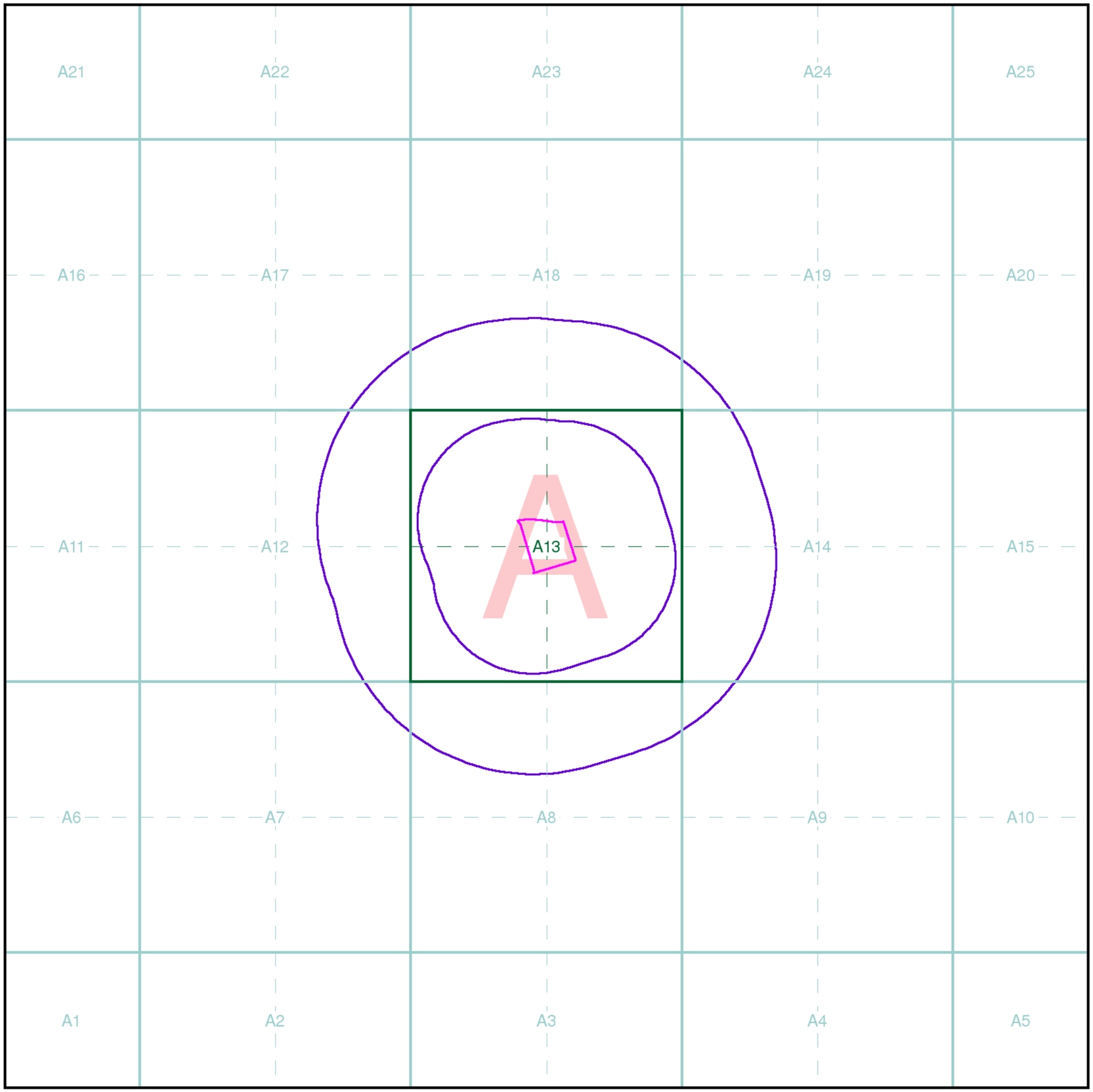
Scale 1:1250 Date: 25-Mar-2010
193 Nodes
Sheet 1 of 1

United Utilities
SEWER RECORDS


ASHTON OLD ROAD
600 VC
ASHTON OLD ROAD
600 VC
450 VC
450 VC
Depot
Works
Works
City Course Trading Estate
NUTFALL STREET
Depot
Depot
Works
El Sub Sta
K2 Direct
WHARF
POTTERY LANE PO ILLOYD SITE JC
POTTERY LANE
UNIT D
UNIT 2
300 VC
750 BR
750 BR
750 BR
POTTERY LANE
Sloping masonry
Sloping masonry
Sloping masonry

APPENDIX C

Envirocheck Report:: Historical Maps/Data



Envirocheck®

Index Map

For ease of identification, your site and buffer have been split into Slices, Segments and Quadrants. These are illustrated on the Index Map opposite and explained further below.

Slice
Each slice represents a 1:10,000 plot area (2.7km x 2.7km) for your site and buffer. A large site and buffer may be made up of several slices (represented by a red outline), that are referenced by letters of the alphabet, starting from the bottom left corner of the slice "grid". This grid does not relate to National Grid lines but is designed to give best fit over the site and buffer.

Segment
A segment represents a 1:2,500 plot area. Segments that have plot files associated with them are shown in dark green, others in light blue. These are numbered from the bottom left hand corner within each slice.

Quadrant
A quadrant is a quarter of a segment. These are labelled as NW, NE, SW, SE and are referenced in the datasheet to allow features to be quickly located on plots. Therefore a feature that has a quadrant reference of A7NW will be in Slice A, Segment 7 and the NW Quadrant.

A selection of organisations who provide data within this report:

Ordnance Survey® Licensed Partner

British Geological Survey NATURAL ENVIRONMENT RESEARCH COUNCIL

Environment Agency

NATURAL ENGLAND

Envirocheck reports are compiled from 136 different sources of data.

Prepared For

Manchester City Council
Housing Department
Room 2018
Town Hall Extension
Manchester
M60 2AF

Client Details

Mr J Dickinson, Atkinson Peck Consulting Engineers,
Watson House, 45 Waterloo Road, Stockport, Cheshire,
SK1 3BJ

Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

Landmark® Information Group
Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk

LANDMARK TERMS AND CONDITIONS

Version 6.04 28 Jul 2007

Definitions

"Authorised Reseller" means an agent or reseller of Landmark whom Landmark has duly appointed to resell its Reports and Services.

"Content" means any data, computing and information services and software, and other content and documentation or support materials and updates included in and/or supplied by or through the Websites, in Reports or Services or in any other way by Landmark and shall include Landmark developed and Third Party Content.

"First Purchaser" means the first person, or legal entity to purchase the Property Site following provision of a Report.

"First Purchaser's Lender" means the funding provider for the First Purchaser

"Information Pack" means a pack compiled by or on behalf of the owner or prospective buyer of the Property Site, designed to aid the marketing or purchase of the Property Site and containing information provided by or on behalf of the owner or prospective buyer of the Property Site.

"Intellectual Property Rights" means copyright, patent, design right (registered or unregistered), service or trade mark (registered or unregistered), database right or other data right, moral right or know how or any other intellectual property right.

"Order" means the request for Services from Landmark by You.

"Property Site" means a land site on which Landmark provides a Service.

References to **"We"**, **"Us"** and **"Our"** are references to Landmark Information Group Limited ("Landmark"), whose registered office is 7 Abbey Court, Eagle Way, Exeter, EX2 7HY. Where You are not ordering the Services directly from Landmark, but from an Authorised Reseller, references to "Landmark" or "We", "Us" and "Our" shall be construed so as to mean either Landmark and/or the Authorised Reseller as the context shall indicate.

References to **"You/Your/Yourself"** refer to the contracting party who accesses the Website or places an Order with Landmark.

"Report" includes any information that Landmark supplies to You including all reports, services, datasets, software or information contained in them.

"Services" means the provision of any service by Landmark pursuant to these Terms, including without limitation, any Report.

"Landmark Fees" means any charges levied by Landmark for Services provided to You.

"Suppliers" means any organisation who provides data or information of any form to Landmark.

"Terms" means these Terms & Conditions.

"Third Party Content" means the services, software, information and other content or functionality provided by third parties and linked to or contained in the Services.

"Websites" means websites hosted by Landmark and includes the Content and any report, service, document, data-set, software or information contained therein, derived there from or thereby.

1. Terms & Conditions

a. These Terms govern the relationship between You and Landmark whether You are an unregistered visitor to the Website or are purchasing Services. Where these Terms are not expressly accepted by You they will be deemed to have been accepted by You, and You agree to be bound by these Terms when You place any Order, or pay for any Services provided

b. If the person communicating with Landmark is an Authorised Reseller, they must ensure that You agree to these Terms.

c. The headings in these Terms are for convenience only and shall not affect the meaning or interpretation of any part of these Terms.

d. Landmark may modify these Terms, and may discontinue or revise any or all other aspects of the Services at our sole discretion, with immediate effect and without prior notice, including without limitation changing the Services available at any given time. Any amendment or variation to these Terms shall be posted on our Websites. Continued use of the Services by You shall be deemed an acceptance by You to be bound by any such amendments to the Terms.

e. These Terms, together with the prices and delivery details set out on our Websites, Landmark's Privacy Policy and Your Order comprise the whole agreement relating to the supply of Services to You by Landmark. No prior stipulation, agreement, promotional material or statement whether written or oral made by any sales or other person or representative on our behalf should be understood as a variation of these Terms. Save for fraud or misrepresentation, Landmark shall have no liability for any such representation being untrue or misleading.

f. These Terms shall prevail at all times to the exclusion of all other terms and conditions including any terms and conditions which You may purport to apply even if such other provisions are submitted in a later document or purport to exclude or override these Terms and neither the course of conduct between parties nor trade practice shall act to modify these Terms.

2. Services

a. Landmark will use reasonable care and skill in providing the Services to You, however, the Services are provided on the express basis that the information and data supplied in the Services are derived from third party sources and Landmark does not warrant the accuracy or completeness of such information or data. Such information is derived solely from those sources specifically cited in the Services and Landmark does not claim that these sources represent an exhaustive or comprehensive list of all sources that might be consulted.

3. Intellectual Property

a. You acknowledge that all Intellectual Property Rights in the Services are and shall remain owned by either Landmark or our Suppliers and nothing in these Terms purports to transfer, assign or grant any rights to You in respect of the Intellectual Property Rights.

b. Subject always to these Terms You may, without further charge, make the Services available to;
   i. the owner of the Property at the date of the Report,
   ii. any person who purchases the whole of the Property Site,
   iii. any person who provides funding secured on the whole of the Property Site,
   iv. any person for whom You act in a professional or commercial capacity,
   v. any person who acts for You in a professional or commercial capacity; and
   vi. prospective buyers of the Property Site as part of an Information Pack but for the avoidance of doubt, Landmark shall have no liability to such prospective buyer unless the prospective buyer subsequently purchases the Property Site, and the prospective (or actual) buyer shall not be entitled to make the Service available to any other third party.
   Accordingly Landmark shall have the same duties and obligations to those persons in respect of the Services as it has to You.

c. Each of those persons referred to in clause 3.b. shall have the benefit and the burden of Your rights and obligations under these Terms. The limitations of Landmark's liability as set out in clause 6 shall apply to all users of the Service in question in aggregate and Landmark shall not be liable to any other person.

d. All parties given access to the Services agree that they will treat as strictly private and confidential the Services and all information which they obtain from the Services and shall restrict any disclosure to employees or professional advisors to enable the relevant party to conduct its internal business. The requirement in this clause to treat the Services as confidential shall include a requirement to maintain adequate security measures to safeguard the Services from unauthorised access, use or copying.

e. Each recipient of the Services agrees (and agrees it will cause its employees, agents or contractors who may from time to time have access to the Services to agree) it will not, except as permitted herein or by separate agreement with Landmark:-
   i. effect or attempt to effect any modification, merger or change to the Service, nor permit any other person to do so; or
   ii. copy, use, market, re-sell, distribute, merge, alter, add to or carry on any redistribution, reproduction, translation, publication, reduction to any electronic medium or machine readable form or commercially exploit or in any other way deal with or utilise or (except as expressly permitted by applicable law) reverse engineer, decompile or disassemble the Services, Content or Website; or
   iii. remove, alter or in any way change any trademark or proprietary marking in any element of the Services and You shall acknowledge the ownership of the Content, where such Content is incorporated or used into Your own documents, reports, systems or services whether or not these are supplied to any third party.
   iv. create any product which is derived directly or indirectly from the data contained in the Services

f. The mapping contained in any Services is protected by Crown Copyright and must not be used for any purpose outside the context of the Services or as specifically provided by these Terms.

g. You are permitted to make five copies of any Report, but are not authorised to re-sell the Report, any part thereof or any copy thereof unless you are an Authorised Reseller. Further copies may not be made in whole or in part without the prior written permission of Landmark who shall be entitled to make a charge for each additional copy.

4. Charges

a. VAT at the prevailing rate shall be payable in addition to the Landmark Fees. You shall pay any other applicable indirect taxes related to Your use of the Services.

b. An individual or a monthly invoice showing all Orders created by You will be generated subject to these Terms. You will pay the Landmark Fees at the rates set out in Landmark's or its Authorised Reseller's invoice. The Landmark Fees are payable in full within 30 days without deduction, counterclaim or set off. You acknowledge that time is of the essence with respect to the payment of such invoices. Landmark reserve the right to amend the Landmark Fees from time to time and the Services will be charged at the Landmark Fee applicable at the date on which the Service is ordered.

c. We may charge interest on late payment at a rate equal to 3% per annum above the base lending rate of National Westminster Bank plc.

d. Landmark or its Authorised Reseller shall not be obliged to invoice any party other than You for the provision of Services, but where Landmark or its Authorised Reseller does so invoice any third party at Your request, and such invoice is not accepted or remains unpaid, Landmark or its Authorised Reseller shall have the option at any time to cancel such invoice and invoice You direct for such Services. Where Your order comprises a number of Services or severable elements within any one or more Services, any failure by Landmark or its Authorised Reseller to provide an element or elements of the Services shall not prejudice Landmark's or its Authorised Reseller's ability to require payment in respect of the Services delivered to You.

5. Termination

a. Landmark may suspend or terminate Your rights under these Terms without any liability to You with immediate effect if at any time:-
   i. You fail to make any payment due in accordance with clause 4;
   ii. You repeatedly breach or commit or cause to be committed any material breach of these Terms; or
   iii. You commit a breach and You fail to remedy the breach within 7 days of receipt of a written notice to do so; additionally, without prejudice to the foregoing, Landmark may remedy the breach and recover the costs thereof from You.

b. If Your rights are terminated under this clause and You have made an advance payment We will refund You a reasonable proportion of the balance as determined by Us in relation to the value of Services previously purchased.

c. Landmark reserves the right to refuse to supply any or all Services to You without notice or reason.

6. Liability

a. We provide warranties and accept liability only to the extent stated in this clause 6 and clause 7.

b. Nothing in these Terms excludes either party's liability for death or personal injury caused by that party's negligence or wilful default, and the remainder of this clause 6 is subject to this provision and Your statutory rights.

c. As most of the information contained in the Services is provided to Landmark by others, Landmark cannot control its accuracy or completeness, nor is it within the scope of Landmark's Services to check the information on the ground. Accordingly, Landmark will only be liable to You for any loss or damage caused by its negligence or willful default and subject to clause 6.o below neither Landmark nor any person providing information contained in any Services shall in any circumstances be liable for any inaccuracies, faults or omissions in the Services, nor shall Landmark have any liability if the Services are used otherwise than in accordance with these Terms.

d. Save as precluded by law, Landmark shall not be liable for any indirect or consequential loss, damage or expenses (including loss of profits, loss of contracts, business or goodwill) howsoever arising out of any problem, event, action or default by Landmark.

e. In any event, and notwithstanding anything contained in these Terms, Landmark's liability in contract, tort (including negligence or breach of statutory duty) or otherwise howsoever arising by reason or in connection with this Contract (except in relation to death or personal injury) shall be limited to an aggregate amount not exceeding £1 million if the complaint is in relation to a Report on residential property and an aggregate amount not exceeding £10 million in respect of any other Report or Service purchased from Landmark.

f. Landmark will not be liable for any defect, failure or omission relating to Services that is not notified to Landmark within six months of the date of the issue becoming apparent and in any event, within twelve years of the date of the Service.

g. You acknowledge that:-
   i. Subject to clause 6.o below You shall have no claim or recourse against any Third Party Content supplier nor any of our other Suppliers. You will not in any way hold us responsible for any selection or retention of, or the acts of omissions of Third Party Content suppliers or other Suppliers (including those with whom We have contracted to operate various aspects or parts of the Service) in connection with the Services (for the avoidance of doubt Landmark is not a Third Party Content supplier). Landmark does not promise that the supply of the Services will be uninterrupted or error free or provide any particular facilities or functions, or that the Content will always be complete, accurate, precise, free from defects of any other kind, computer viruses, software locks or other similar code although Landmark will use reasonable efforts to correct any inaccuracies within a reasonable period of them becoming known to us;
   ii. Landmark's only obligation is to exercise reasonable skill and care in providing environmental property risk information to persons acting in a professional or commercial capacity who are skilled in the use of property and environmental information and You hereby acknowledge that You are such a person;
   iii. no physical inspection of the Property Site reported on is carried out as part of any Services offered by Landmark and Landmark do not warrant that all land uses or features whether past or current will be identified in the Services. The Services do not include any information relating to the actual state or condition of any Property Site nor should they be used or taken to indicate or exclude actual fitness or unfitness of a Property Site for any particular purpose nor should it be relied upon for determining saleability or value or used as a substitute for any physical investigation or inspection. Landmark recommends that You inspect and take other advice in relation to the Property Site and not rely exclusively on the Services.
   iv. Subject to clause 6.o below, Landmark shall not be responsible for error or corruption in the Services resulting from inaccuracy or omission in primary or secondary information and data, inaccurate processing of information and data by third parties, computer malfunction or corruption of data whilst in the course of conversion, geo-coding, processing by computer or electronic means, or in the course of transmission by telephone or other communication link, or printing.
   v. Landmark will not be held liable in any way if a Report on residential property is used for commercial property or more than the one residential property for which it was ordered.
   vi. the Services have not been prepared to meet Your or anyone else's individual requirements; that You assume the entire risk as to the suitability of the Services and waive any claim of detrimental reliance upon the same; and You confirm You are solely responsible for the selection or omission of any specific part of the Content;
   vii. Landmark offer no warranty for the performance of any linked internet service not operated by Landmark;
   viii. You will on using the Services make a reasonable inspection of any results to satisfy Yourself that there are no defects or failures. In the event that there is a material defect You will notify us in writing of such defect within seven days of its discovery;
   ix. Any support or assistance provided to You in connection with these Terms is at Your risk;

h. All liability for any insurance products purchased by You rests solely with the insurer. Landmark does not endorse any particular product or insurer and no information contained within the Services should be deemed to imply otherwise. You acknowledge that if You Order any such insurance Landmark will deem such as Your consent to forward a copy of the Report to the insurers. Where such policy is purchased, all liability remains with the insurers and You are entirely responsible for ensuring that the insurance policy offered is suitable for Your needs and should seek independent advice. Landmark does not guarantee that an insurance policy will be available on a Property Site. All decisions with regard to the offer of insurance policies for any premises will be made solely at the discretion of the insurers and Landmark accepts no liability in this regard. The provision of a Report does not constitute any indication by Landmark that insurance will be available on the property.

i. Professional opinions contained in Reports are provided to Landmark by third parties, and such third parties are solely liable for the opinion provided. For the avoidance of doubt, those parties providing assessments or professional opinions on Landmark products include RPS Plc & Wilbourn Associates Limited, and any issues with regard to the provision of such opinion should be taken up with the relevant third party.
   If Landmark provides You with any additional service obtained from a third party, including but not limited to any interpretation or conclusion, risk assessment or environmental report or search carried out in relation to a Report on Your Property Site, subject to clause 6.o below Landmark will not be liable in any way for any information contained therein or any issues arising out of the provision of those additional services to You. Landmark will be deemed to have acted as an agent in these circumstances and the supply of these additional services will be governed by the terms and conditions of those Third Parties.

j. In any event no person may rely on a Service more than 12 months after its original date.

k. If You wish to vary any limitation of liability as set out in these Terms, You must request such variation prior to ordering the Service. Landmark shall use its reasonable endeavours to agree such variation but shall not be obliged to do so.

l. Time shall not be of the essence with respect to the provision of the Services.

m. Ordnance Survey have undertaken a positional accuracy improvement programme which may result in discrepancies between the positioning of features used in datasets in the Services and the updated Ordnance Survey mapping. Subject to clause 6.o below, Landmark and its Suppliers exclude all and any liability incurred as a result of the implementation of such positional accuracy improvement programme.

n. Where Landmark provides its own risk assessment in connection with any Report, Landmark shall carry out such assessment with all reasonable skill and care but shall have no liability for any such risk assessment conclusion which is provided for information only, save where Landmark conducted the same negligently, in which case the provisions of clause 6 shall apply. Notwithstanding the provision of any such risk assessment conclusion you should carefully examine the remainder of the Report and should not take or refrain from taking any action based solely on the basis of the risk assessment. For the avoidance of doubt, the provisions of this clause 6n apply solely to risk assessments conducted by Landmark, and the provision of any other risk assessment by a third party shall be governed by such third party's terms in accordance with the provisions of clause 6i above.

o. Landmark obtains much of the information contained in its Report from third parties. Landmark will not accept any liability to You for any negligent or incorrect entry, or error or corruption in the Third Party Content supplied to Landmark, but Landmark's Suppliers may be liable for such negligent or incorrect entries, or errors or corruptions, subject to the terms and conditions on which they supply the Third Party Content to Landmark.

7. Contribution

a. Save where expressly provided, this clause 7 shall apply solely to Envirosearch Residential Reports (regardless of the result of such Report). Nothing in this clause 7 shall operate to override or vary the provisions of clause 6.

b. Landmark are prepared to offer, at their sole discretion, and without any admission or inference of liability a contribution towards the costs of any remediation works required under a Notice (as defined below) on the terms of this clause 7 ("the Contribution")

c. In the event that a Remediation Notice is served on the First Purchaser or First Purchaser's Lender of a Property Site under Part II(A) of the Environmental Protection Act 1990 ("the Notice") Landmark will contribute to the cost of such works as either the First Purchaser or First Purchaser's Lender (but not both) are required to carry out under the Notice subject to the provisions of this clause 7 and on the following terms:
   i. the Contribution shall only apply to contamination or a pollution incident present or having occurred prior to the date of the Report;
   ii. the Contribution shall only apply where the Property Site is a single residential dwelling house or a single residential flat within a block of flats. For the avoidance of doubt, this obligation does not apply to any commercial property, nor to any Property Site being developed or redeveloped whether for residential purposes or otherwise;
   iii. the Contribution is strictly limited to the cost of works at the Property Site and at no other site.
   iv. the Contribution will not be paid in respect of any of the following:
   Radioactive contamination of whatsoever nature, directly or indirectly caused by or contributed to or arising from ionising radiations or contamination by radioactivity from any nuclear fuel or from any nuclear waste from the combustion of nuclear fuel or the radioactive toxic explosive or other hazardous properties of any explosive nuclear assembly or nuclear component thereof.
   Asbestos arising out of or related in any way to asbestos or asbestos-containing materials on or in structures or services serving the structures.
   Naturally occurring materials arising from the presence or required removal of naturally occurring materials except in circumstances where such materials are present in concentrations which are in excess of their natural concentration.
   Intentional non-compliance arising from the intentional disregard of or knowing wilful or deliberate non-compliance by any owner or occupier of the Property Site with any statute, regulation, administrative complaint, notice of violation, or notice letter of any Regulatory Authority.
   Any condition which is known or ought reasonably to have been known to the First Purchaser or the First Purchaser's Lender prior to the purchase of the Report.
   Any condition which is caused by acts of War or an Act of Terrorism.
   Any property belonging to or in the custody or control of the First Purchaser which does not form a fixed part of the Property Site or the structure.
   Any fines liquidated damages punitive or exemplary damages.
   Any bodily injury including without limitation, death, illness or disease, mental injury, anguish or nervous shock.
   Any financial loss in respect of any loss of any rental, profit, revenue, savings or business or any consequential indirect or economic loss damage or expense including the cost of rent of temporary premises or business interruption.
   Any losses incurred following a material change in use of, alteration or development of the Property Site.

d. The maximum sum that shall be contributed by Landmark in respect of any Contribution shall be limited to £60,000. In the event that more than one Report is purchased on the Property Site the Contribution will only be payable under the first Report purchased by or on behalf of any First Purchaser or First Purchaser's Lender and no Contribution will be made in respect of subsequent Reports purchased by or on behalf of such First Purchaser, First Purchaser's Lender or any person connected to them.

e. Landmark shall only pay a Contribution where the Notice is served within 36 months of the date of the Report.

f. Any rights to a Contribution under this Clause 7 are not assignable in the event of a sale of the Property Site and Landmark will not make any Contribution after the date of completion of such sale.

g. In the event the First Purchaser or First Purchaser's Lender wishes to claim any Contribution, it shall notify Landmark in writing within 3 months of the date of the Notice. The First Purchaser or First Purchaser's Lender (as applicable) shall comply with all reasonable requirements of Landmark with regard to the commission and conduct of the remediation works to be carried out under the Notice, and in the event the First Purchaser or First Purchaser's Lender (as applicable) does not do so, including without limitation, obtaining Landmark's prior written consent to any estimates for such works or complying with any other reasonable request by Landmark, Landmark shall not be required to pay any Contribution. Notwithstanding the payment of the Contribution by Landmark the First Purchaser or First Purchaser's Lender as applicable shall take all reasonable steps to mitigate any costs incurred in connection with the conduct of works required under the terms of any Notice.

h. In the event that the First Purchaser or First Purchaser's Lender receives any communication from a statutory authority to the effect that there is an intent to serve a notice received under PartII(A) of the Environmental Protection Act 1990 they will advise Landmark within a maximum period of two months from receipt of such communication. This clause 7h and the service of any notice under it shall not affect the provisions of clauses 7 e and g, and any such communications, even if advised to Landmark will not operate as notice under clause 7e.

i. Landmark reserve the right at any time prior to a claim for Contribution being made in accordance with clause 7 g) above, to withdraw the offer of payment of Contributions without further notice.

8. Events Beyond Our Control

a. You acknowledge that Landmark shall not be liable for any delay, interruption or failure in the provision of the Services which are caused or contributed to by any circumstance which is outside our reasonable control including but not limited to, lack of power, telecommunications failure or overload, computer malfunction, inaccurate processing of data, or delays in receiving, loading or checking data, corruption of data whilst in the course of conversion, geo-coding, processing by computer in the course of electronic communication, or printing.

9. Severability

a. If any provision of these Terms are found by either a court or other competent authority to be void, invalid, illegal or unenforceable, that provision shall be deemed to be deleted from these Terms and never to have formed part of these Terms and the remaining provisions shall continue in full force and effect.

10. Governing Law

a. These terms shall be governed by and construed in accordance with English law and each party agrees irrevocably submit to the exclusive jurisdiction of the English courts If any dispute arises out of or in connection with this agreement (a "Dispute") the parties undertake that, prior to the commencement of Court proceedings, they will seek to have the Dispute resolved amicably by use of an alternative dispute resolution procedure acceptable to both parties with the assistance of the Centre for Dispute Resolution (CEDR) if required, by written notice initiating that procedure. If the Dispute has not been resolved to the satisfaction of either party within 60 days of initiation of the procedure or if either party fails or refuses to participate in or withdraws from participating in the procedure then either party may refer the Dispute to the Court.

11. General; Complaints

a. Landmark may assign its rights and obligations under these Terms without prior notice or any limitation.

b. Landmark may authorise or allow our contractors and other third parties to provide to Landmark and/or to You services necessary or related to the Services and to perform Landmark's obligations and exercise Landmark's rights under these Terms, which may include collecting payment on Landmark's behalf.

c. No waiver on Landmark's part to exercise, and no delay in exercising, any right, power or provision hereunder shall operate as a waiver thereof, nor shall any single or partial exercise of any right, power or provision hereunder preclude the exercise of that or any other right, power or provision.

d. Unless otherwise stated in these Terms, all notices from You to Landmark must be in writing and sent to the Landmark registered office (or in the case of an Authorised Reseller, to its registered office address) and subject to paragraph e below all notices from Landmark to You will be displayed on our Websites from time to time.

e. Any complaints in relation to the Services should, in the first instance, be in writing addressed to the Customer Service Support Manager at the Landmark registered office. Landmark or its agents will respond to any such complaints in writing as soon as practicably possible.

f. A person who is not a party to any contract made pursuant to these Terms shall have no right under the Contract (Right of Third Parties) Act 1999 to enforce any terms of such contract and Landmark shall not be liable to any such third party in respect of any Services supplied.

g. Landmark's Privacy Policy as displayed on the Website governs the use made of any information You supply to Landmark.

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Envirocheck® Report:

Historical Data Report Datasheet

Order Details:

Order Number:
35258878_1_1

Customer Reference:
C15719 - Plot L

National Grid Reference:
387040, 397010

Slice:
A

Site Area (Ha):
1.28

Search Buffer (m):
500

Site Details:

Plot 'L'
West Gorton
Manchester
M12 5BU

Client Details:

Mr J Dickinson
Atkinson Peck Consulting Engineers
Watson House
45 Waterloo Road
Stockport
Cheshire
SK1 3BJ

Prepared For:

Manchester City Council
Housing Department
Room 2018
Town Hall Extension
Manchester
M60 2AF

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Historical Building Plans Information	-
Historical Land Use Information	1
Historical Tanks and Energy Facilities	6
Historical Map List	8
Useful Contacts and Further Information	10

Introduction

The Environment Act 1995 has made site sensitivity a key issue, as the legislation pays as much attention to the pathways by which contamination could spread, and to the vulnerable targets of contamination, as it does the potential sources of contamination.
For this reason, Landmark's Site Sensitivity maps and Datasheet(s) place great emphasis on statutory data provided by the Environment Agency and the Scottish Environment Protection Agency; it also incorporates data from Natural England (and the Scottish and Welsh equivalents) and Local Authorities; and highlights hydrogeological features required by environmental and geotechnical consultants. It does not include any information concerning past uses of land. The datasheet is produced by querying the Landmark database to a distance defined by the client from a site boundary provided by the client.

In the attached datasheet the National Grid References (NGRs) are rounded to the nearest 10m in accordance with Landmark's agreements with a number of Data Suppliers.

Copyright Notice

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Report Version v47.0

Envirocheck® Historical

Summary

Data Type	Page Number	On Site	0 to 250m	251 to 500m
Historical Building Plans Information				
Areas Cleared Due To Enemy Action				
Above Ground Fuel Tanks				n/a
Asbestos				n/a
Benzene/Benzole/Naphtha, Naphthalene/Kerosene				n/a
Electricity Generation				n/a
Electricity Sub-Stations				n/a
Gas Industry				n/a
Gas Storage				n/a
Gas Use				n/a
Oil Industry				n/a
Oil Storage				n/a
Oil Use				n/a
Paint based Oils				n/a
Paraffin				n/a
Petrol and Diesel Industry				n/a
Petrol and Diesel Storage				n/a
Petrol and Diesel Use				n/a
Potential Fuel Gas				n/a
Potential Fuel Oil				n/a
Potential Fuel Use				n/a
Potential Petrol and Diesel				n/a
Potential Tanks				n/a
Potentially Fuel-related Tanks				n/a
Underground Fuel Tanks				n/a
Historical Land Use Information				
Former Marshes				
Historical Flood Liabilities				
Potentially Contaminative Industrial Uses (Past Land Use)	pg 1	3	18	24
Potentially Infilled Land (Non-Water)	pg 3		2	3
Potentially Infilled Land (Water)	pg 3	1	15	26

Summary

Data Type	Page Number	On Site	0 to 250m	251 to 500m
Historical Tanks and Energy Facilities				
Electrical Sub Station Facilities	pg 6	3	8	n/a
Electricity Industry Facilities				n/a
Gas Industry Facilities	pg 6		1	n/a
Gas Monitoring Facilities				n/a
Miscellaneous Power Facilities				n/a
Oil Industry Facilities				n/a
Petroleum Storage Facilities				n/a
Potential Tanks				n/a
Tanks	pg 6		12	n/a

Historical Land Use Information

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
1	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Chemical manufacturing general Date of Mapping: 1848 - 1923	A13NE (N)	0	1	387043 397062
2	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Metal casting/foundries Date of Mapping: 1909 - 1956	A13SW (SW)	0	1	387007 396966
3	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Factory or works - use not specified Date of Mapping: 1956 - 1993	A13NW (W)	0	1	387039 397007
4	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Chemical manufacturing general Date of Mapping: 1848	A13NW (W)	15	1	386968 397034
5	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Chemical manufacturing general Date of Mapping: 1895	A13NW (W)	94	1	386870 397048
6	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Chemical manufacturing general Date of Mapping: 1848	A13NW (W)	100	1	386872 397052
7	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Tableware & other ceramics [manufacture] Date of Mapping: 1848 - 1895	A13NE (NE)	108	1	387121 397165
8	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Machinery: engines, building and general industrial [manufacture] Date of Mapping: 1923	A13NW (NW)	110	1	386893 397143
9	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Clay bricks & tiles [manufacture] Date of Mapping: 1895	A13NW (NW)	111	1	386891 397142
10	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Metal casting/foundries Date of Mapping: 1956	A13NW (W)	139	1	386833 397042
11	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Factory or works - use not specified Date of Mapping: 1993	A13NE (NE)	151	1	387231 397103
12	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Railways Date of Mapping: 1956 - 1993	A13NW (N)	168	1	387037 397237
13	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Clay bricks & tiles [manufacture] Date of Mapping: 1909	A13NW (NW)	176	1	386807 397129
14	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Railways Date of Mapping: 1848 - 1993	A13NW (N)	176	1	387023 397246
15	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Railways Date of Mapping: 1895 - 1956	A13NW (NW)	185	1	386890 397231
16	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Factory or works - use not specified Date of Mapping: 1895 - 1923	A13NW (N)	195	1	387020 397266
17	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Railways Date of Mapping: 1895 - 1993	A13NW (NW)	196	1	386886 397242
18	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Metal casting/foundries Date of Mapping: 1923	A13NE (NE)	216	1	387266 397178
19	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Transport manufacturing and repair Date of Mapping: 1909 - 1956	A13NE (NE)	244	1	387217 397267
20	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Factory or works - use not specified Date of Mapping: 1895	A13NE (NE)	244	1	387217 397267
21	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Factory or works - use not specified Date of Mapping: 1993	A13NE (NE)	246	1	387218 397268

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
22	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Factory or works - use not specified Date of Mapping: 1895 - 1923	A13NE (NE)	255	1	387330 397130
23	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Factory or works - use not specified Date of Mapping: 1923	A13NE (E)	260	1	387356 397062
24	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Metal casting/foundries Date of Mapping: 1923	A14NW (E)	300	1	387410 397006
25	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Railways Date of Mapping: 1895 - 1993	A13NE (NE)	300	1	387347 397206
26	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Road haulage Date of Mapping: 1993	A12NE (W)	318	1	386656 397027
27	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Coal storage and depot Date of Mapping: 1895	A13NW (NW)	329	1	386784 397335
28	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Machinery: engines, building and general industrial [manufacture] Date of Mapping: 1895 - 1923	A14NW (NE)	377	1	387411 397248
29	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Factory or works - use not specified Date of Mapping: 1993	A8NW (S)	386	1	386907 396562
30	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Machinery: engines, building and general industrial [manufacture] Date of Mapping: 1923	A8NE (SE)	395	1	387266 396602
31	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Metal casting/foundries Date of Mapping: 1909	A8NE (SE)	397	1	387268 396600
32	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Railways Date of Mapping: 1895 - 1993	A12NE (NW)	398	1	386605 397222
33	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Quarrying of sand & clay, operation of sand & gravel pits Date of Mapping: 1848	A18SE (NE)	401	1	387278 397413
33	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Clay bricks & tiles [manufacture] Date of Mapping: 1848	A18SE (NE)	441	1	387321 397434
34	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Railways Date of Mapping: 1848	A12NE (NW)	402	1	386604 397227
35	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Railways Date of Mapping: 1895 - 1993	A14NW (NE)	414	1	387477 397193
36	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Dyes & pigments [manufacture] Date of Mapping: 1848	A18SW (N)	421	1	386974 397489
37	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Electricity production & distribution [inc large transformers] Date of Mapping: 1909 - 1923	A12NE (W)	424	1	386547 397062
38	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Road haulage Date of Mapping: 1909 - 1923	A14SW (E)	453	1	387565 396989
39	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Metal casting/foundries Date of Mapping: 1895 - 1923	A8NE (SE)	457	1	387371 396589
40	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Metal casting/foundries Date of Mapping: 1923	A12SE (W)	468	1	386548 396843
41	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Factory or works - use not specified Date of Mapping: 1956 - 1993	A12SE (W)	470	1	386548 396838

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
42	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Railways Date of Mapping: 1895 - 1956	A17SE (NW)	471	1	386611 397369
43	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Railways Date of Mapping: 1923 - 1993	A8NW (SW)	473	1	386720 396560
44	**Potentially Contaminative Industrial Uses (Past Land Use)** Use: Clay bricks & tiles [manufacture] Date of Mapping: 1848	A18SW (N)	493	1	386850 397543
45	**Potentially Infilled Land (Non-Water)** Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1993	A13NW (NW)	111	1	386891 397142
46	**Potentially Infilled Land (Non-Water)** Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1993	A13NW (NW)	177	1	386806 397130
47	**Potentially Infilled Land (Non-Water)** Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1993	A18SE (NE)	401	1	387278 397413
48	**Potentially Infilled Land (Non-Water)** Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1993	A18SE (NE)	441	1	387321 397434
49	**Potentially Infilled Land (Non-Water)** Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1993	A18SW (N)	493	1	386850 397543
50	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13NW (W)	0	1	387001 397011
51	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1909	A13NW (N)	8	1	387031 397084
52	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SW (SW)	23	1	386980 396964
53	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1956	A13NE (NE)	25	1	387075 397086
54	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SW (SW)	26	1	386984 396936
55	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SE (SE)	30	1	387092 396928
56	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SW (S)	46	1	386999 396889
57	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1909	A13NW (NW)	70	1	386922 397115
58	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SE (SE)	77	1	387174 396920
59	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SW (S)	114	1	387037 396823
60	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SW (SW)	137	1	386908 396843
61	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SW (SW)	144	1	386926 396817
62	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1895	A13NE (N)	146	1	387102 397207

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
63	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1909	A13NE (NE)	159	1	387127 397215
64	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1923	A13NW (W)	192	1	386779 397069
65	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13NE (NE)	246	1	387187 397285
66	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13NE (NE)	263	1	387337 397135
67	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1909	A12NE (W)	308	1	386663 397052
68	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1895	A12NE (NW)	311	1	386689 397198
69	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SE (SE)	324	1	387366 396765
70	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A18SW (NW)	327	1	386881 397379
71	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A14SW (SE)	328	1	387382 396779
72	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1895	A12NE (W)	329	1	386644 397101
73	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1895	A12NE (W)	333	1	386641 397028
74	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1895	A12NE (W)	352	1	386619 397055
75	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13NE (NE)	358	1	387331 397320
76	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A8NE (S)	382	1	387046 396554
77	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A18SW (N)	412	1	387011 397480
78	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A12NE (W)	423	1	386549 397045
79	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A8NW (SW)	431	1	386798 396558
80	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A9NW (SE)	440	1	387381 396618
81	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1909	A19SW (NE)	453	1	387405 397382
82	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A8NE (S)	455	1	387229 396526
83	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A8NE (S)	466	1	387049 396470

Historical Land Use Information

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
84	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A18SE (NE)	467	1	387373 397428
85	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A8NW (S)	478	1	386999 396456
86	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A12NE (W)	479	1	386498 397139
87	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A17SE (NW)	480	1	386648 397420
88	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A8NW (S)	482	1	386834 396486
89	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A12SE (W)	486	1	386531 396849
90	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A7NE (SW)	493	1	386696 396553
91	**Potentially Infilled Land (Water)** Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A12SE (W)	500	1	386522 396823

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
92	**Electrical Sub Station Facilities** Scale of Mapping: 1:2,500 Date of Mapping: 1951	A13SE (S)	0	1	387054 396963
92	**Electrical Sub Station Facilities** Scale of Mapping: 1:1,250 Date of Mapping: 1950	A13SE (SE)	0	1	387065 396957
92	**Electrical Sub Station Facilities** Scale of Mapping: 1:1,250 Date of Mapping: 1979	A13SE (SE)	0	1	387064 396957
93	**Electrical Sub Station Facilities** Scale of Mapping: 1:1,250 Date of Mapping: 1990	A13NE (NE)	90	1	387151 397122
93	**Electrical Sub Station Facilities** Scale of Mapping: 1:2,500 Date of Mapping: 1951	A13NE (NE)	91	1	387141 397132
93	**Electrical Sub Station Facilities** Scale of Mapping: 1:1,250 Date of Mapping: 1948	A13NE (NE)	93	1	387145 397132
94	**Electrical Sub Station Facilities** Scale of Mapping: 1:2,500 Date of Mapping: 1951	A13SW (W)	113	1	386884 396972
94	**Electrical Sub Station Facilities** Scale of Mapping: 1:1,250 Date of Mapping: 1949	A13SW (W)	117	1	386881 396969
95	**Electrical Sub Station Facilities** Scale of Mapping: 1:1,250 Date of Mapping: 1990	A13NE (NE)	136	1	387151 397180
96	**Electrical Sub Station Facilities** Scale of Mapping: 1:1,250 Date of Mapping: 1949	A13SW (W)	218	1	386775 396968
96	**Electrical Sub Station Facilities** Scale of Mapping: 1:2,500 Date of Mapping: 1951	A13SW (W)	219	1	386776 396963
97	**Gas Industry Facilities** Scale of Mapping: 1:2,500 Date of Mapping: 1950 - 1967	A13NW (W)	149	1	386822 397066
98	**Tanks** Scale of Mapping: 1:1,250 Date of Mapping: 1948	A13NW (NW)	30	1	386958 397092
98	**Tanks** Scale of Mapping: 1:2,500 Date of Mapping: 1950	A13NW (NW)	30	1	386960 397093
99	**Tanks** Scale of Mapping: 1:1,250 Date of Mapping: 1948	A13NE (NE)	44	1	387128 397068
99	**Tanks** Scale of Mapping: 1:2,500 Date of Mapping: 1951	A13NE (NE)	47	1	387130 397071
99	**Tanks** Scale of Mapping: 1:1,250 Date of Mapping: 1948	A13NE (NE)	58	1	387131 397097
100	**Tanks** Scale of Mapping: 1:2,500 Date of Mapping: 1951	A13NE (N)	45	1	387049 397109
100	**Tanks** Scale of Mapping: 1:1,250 Date of Mapping: 1948	A13NE (N)	46	1	387049 397110
101	**Tanks** Scale of Mapping: 1:2,500 Date of Mapping: 1967	A13NW (NW)	106	1	386877 397114
101	**Tanks** Scale of Mapping: 1:1,250 Date of Mapping: 1953	A13NW (NW)	107	1	386877 397115

Historical Tanks and Energy Facilities

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
102	**Tanks** Scale of Mapping: 1:1,250 Date of Mapping: 1948 - 1953	A13NW (W)	173	1	386799 397048
102	**Tanks** Scale of Mapping: 1:2,500 Date of Mapping: 1950 - 1967	A13NW (W)	173	1	386799 397048
102	**Tanks** Scale of Mapping: 1:1,250 Date of Mapping: 1975	A13NW (W)	175	1	386802 397019

Historical Map List

No Historical Building Plans information available.

The following mapping has been analysed for Historical Land Use Information:

1:10,560	Mapsheet	Published Date
Lancashire And Furness	104_00	1848
Cheshire	003A_00	1882
Cheshire	010_00	1882
Lancashire And Furness	104_NE	1894
Lancashire And Furness	104_SE	1895
Cheshire	003A_SE	1899
Cheshire	010_NE	1899
Lancashire And Furness	104_NE	1909
Lancashire And Furness	104_SE	1909
Cheshire	003A_SE	1911
Cheshire	010_NE	1911
Lancashire And Furness	104_NE	1923
Lancashire And Furness	104_SE	1923
Cheshire	003A_SE	1938
Cheshire	010_NE	1938
Ordnance Survey Plan	SJ89NE	1956
1:10,000	**Mapsheet**	**Published Date**
Ordnance Survey Plan	SJ89NE	1993

The following mapping has been analysed for Historical Tanks and Energy Facilities:

1:2,500	Mapsheet	Published Date
Ordnance Survey Plan	SJ8697	1950
Ordnance Survey Plan	SJ8696	1951
Ordnance Survey Plan	SJ8796	1951
Ordnance Survey Plan	SJ8797	1951
Ordnance Survey Plan	SJ8696	1964
Ordnance Survey Plan	SJ8796	1964
Ordnance Survey Plan	SJ8697	1967
Ordnance Survey Plan	SJ8797	1967
1:1,250	**Mapsheet**	**Published Date**
Ordnance Survey Plan	SJ8697SE	1948
Ordnance Survey Plan	SJ8797SW	1948
Ordnance Survey Plan	SJ8696NE	1949
Ordnance Survey Plan	SJ8796NW	1950
Ordnance Survey Plan	SJ8697SE	1953
Ordnance Survey Plan	SJ8696NE	1957
Ordnance Survey Plan	SJ8797SW	1957
Ordnance Survey Plan	SJ8697SE	1975
Ordnance Survey Plan	SJ8696NE	1979
Ordnance Survey Plan	SJ8796NW	1979
Ordnance Survey Plan	SJ8797SW	1990

Useful Contacts and Further Information

Contact	Name and Address	Contact Details
1	**Landmark Information Group Limited** 5 - 7 Abbey Court, Eagle Way, Sowton, Exeter, Devon, EX2 7HY	Telephone: 01392 441761 Fax: 01392 441709 Email: cssupport@landmarkinfo.co.uk Website: www.landmarkinfo.co.uk

Historical Building Plans Information

This data set contains potentially contaminative features such as asbestos, petrol, oil and tanks captured from Historical Building Plans. The Historical Building Plans were produced by the London-based firm Charles E. Goad Ltd. as fire insurance plans, dating back to 1885. The firm ceased production of fire insurance plans in 1970. Most of the important towns and cities of the British Isles are covered. Historical Building Plans are usually at the scales of 1:480 (1 inch to 40 feet) for the British Isles. They were updated every 5-6 years by means of revision sheets designed to be pasted on to the original plans.

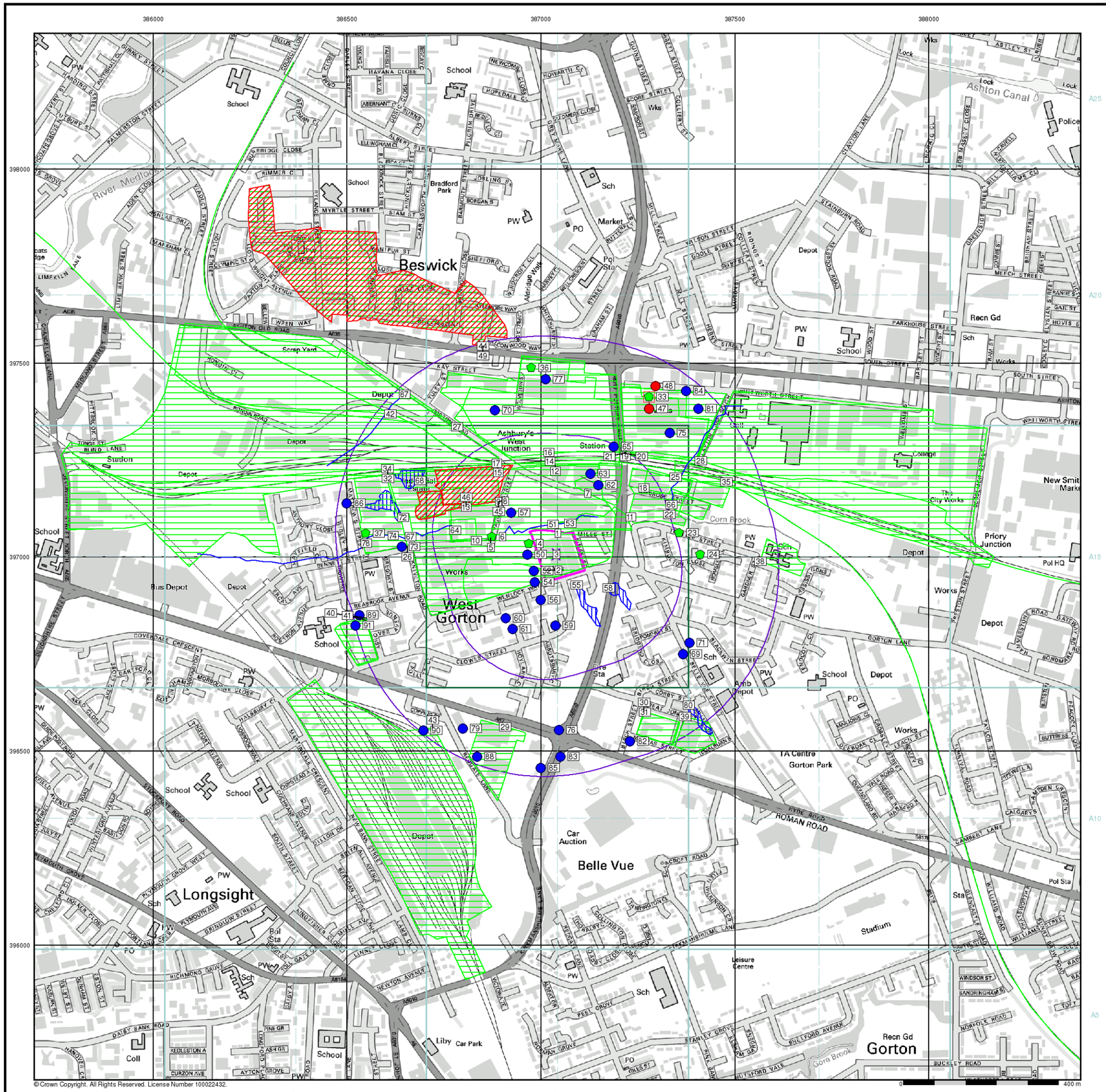
It should be noted that Historical Building Plans are only available for certain major towns and cities and in some cases there may only be partial coverage of the search area. It cannot therefore be assumed that the absence of responses under the Historical Building Plans section of this report indicates that no hazards exist. Please check the Historical Building Plans Map List table in the Historical Map List section of this report to establish if Historical Building Plans are available for this search area.

Historical Land Use Information

Landmark's Historical Land Use Data is the result of combined analysis of historical map data captured at 1:10,560 and 1:10,000. A unique comprehensive database of Historic Land Use from the 1840's to 1996 it includes 67 different types of potentially contaminated past industrial land use. This entailed analysing over 60,000 maps and is drawn from at least four, and up to six historical map editions. In addition a seventh layer was also created, known as the land use layer, containing areas of infilled land which are plotted via comparison between two or more map editions.

Historical Tanks and Energy Facilities

In addition to HLUD, additional analysis uncovered some of the most dangerous sources of contamination (past and present tanks, petrol storage, oil, gas, electricity, miscellaneous facilities). This data set covers over 390,000 Historical Tanks and Energy facilities in Great Britain and was captured from post war 1:2500 and 1:1250 Ordnance Survey historical mapping covering a period from 1943 to 1996.



Envirocheck® Historical

General

Specified Site | Specified Buffer(s) | Bearing Reference Point | Map ID

Several of Type at Location

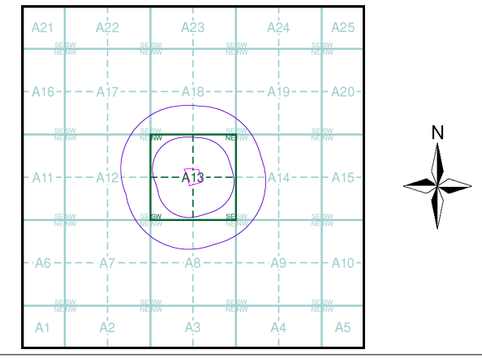
Historical Building Plans

Area Cleared due to Enemy Action

Historical Land Use

- Former Marsh
- Historical Flood Liability
- Historical Flood Liability (Location)
- Potentially Contaminative Industrial Use (Past Land Use)
- Potentially Contaminative Industrial Use (Past Land Use) (Linear)
- Potentially Contaminative Industrial Use (Past Land Use) (Location)
- Potentially Infilled Land (Non-Water)
- Potentially Infilled Land (Non-Water) (Linear)
- Potentially Infilled Land (Non-Water) (Location)
- Potentially Infilled Land (Water)
- Potentially Infilled Land (Water) (Linear)
- Potentially Infilled Land (Water) (Location)

Historical Data Report - Slice Map A



Order Details

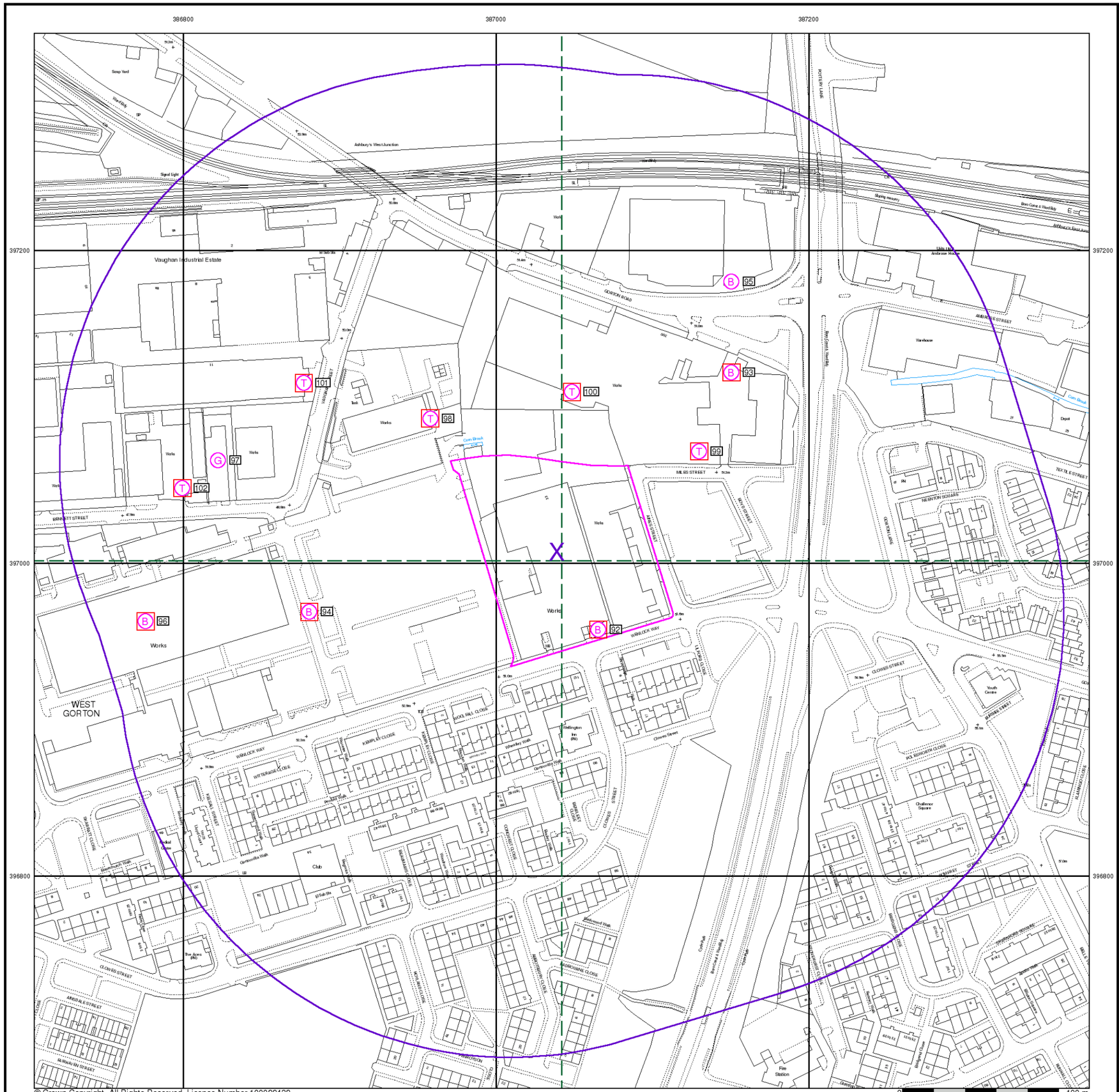
Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

Landmark Information Group

Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk



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Envirocheck® Historical

General

- Specified Site
- Specified Buffer(s)
- Bearing Reference Point
- Map ID
- Several of Type at Location
- Pylon
- Overhead Transmission Line

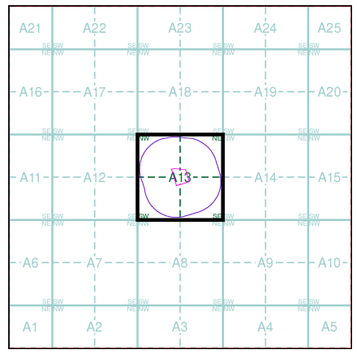
Historical Building Plans

- Area Cleared due to Enemy Action
- Asbestos
- Above Ground Fuel Tanks
- Benzene/Benzole/Naphtha, Naphthalene/Kerosene
- Electricity Generation
- Electricity Sub-Stations
- Gas Industry
- Gas Storage
- Gas Use
- Oil Industry
- Oil Storage
- Oil Use
- Paint based Oils
- Paraffin
- Petrol and Diesel Industry
- Petrol and Diesel Storage
- Petrol and Diesel Use
- Potential Fuel Gas
- Potential Fuel Oil
- Potential Fuel Use
- Potential Petrol and Diesel
- Potential Tanks
- Potentially Fuel-related Tanks
- Underground Fuel Tanks

Historical Tanks and Energy Facilities

- (B) Electrical Sub Station Facility
- (E) Electricity Industry Facility
- (G) Gas Industry Facility
- (V) Gas Monitoring Facility
- (M) Miscellaneous Power Facility
- (O) Oil Industry Facility
- (S) Petroleum Storage Facility
- (P) Potential Tank
- (T) Tank

Historical Data Report - Segment A13



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Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Plot Buffer (m):	250

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

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Historical Mapping Legends

Ordnance Survey County Series 1:10,560

Gravel Pit
Sand Pit
Other Pits
Quarry
Shingle
Orchard
Osiers
Reeds
Marsh
Mixed Wood
Deciduous
Brushwood
Fir
Furze
Rough Pasture
Arrow denotes flow of water
Trigonometrical Station
Site of Antiquities
Bench Mark
Pump, Guide Post, Signal Post
Well, Spring, Boundary Post
285 Surface Level
Sketched Contour
Instrumental Contour
Main Roads
Fenced
Un-Fenced
Minor Roads
Fenced
Un-Fenced
Sunken Road
Raised Road
Road over Railway
Railway over River
Railway over Road
Level Crossing
Road over River or Canal
Road over Stream
Road over Stream
County Boundary (Geographical)
County & Civil Parish Boundary
Administrative County & Civil Parish Boundary
Co. Boro. Bdy. County Borough Boundary (England)
Co. Burgh Bdy. County Burgh Boundary (Scotland)
R.D. Bdy. Rural District Boundary
Civil Parish Boundary

Ordnance Survey Plan 1:10,000

Chalk Pit, Clay Pit or Quarry
Gravel Pit
Sand Pit
Disused Pit or Quarry
Refuse or Slag Heap
Lake, Loch or Pond
Dunes
Boulders
Coniferous Trees
Non-Coniferous Trees
Orchard
Scrub
Coppice
Bracken
Heath
Rough Grassland
Marsh
Reeds
Saltings
Building
Direction of Flow of Water
Shingle
Sand
Glasshouse
Pylon
Pylon
Electricity Transmission Line
Sloping Masonry
Cutting
Embankment
Standard Gauge Multiple Track
Road Under
Road Over
Level Crossing
Foot Bridge
Standard Gauge Single Track
Siding, Tramway or Mineral Line
Narrow Gauge
Geographical County
Administrative County, County Borough or County of City
Municipal Borough, Urban or Rural District, Burgh or District Council
Borough, Burgh or County Constituency
Shown only when not coincident with other boundaries
Civil Parish
Shown alternately when coincidence of boundaries occurs

BP, BS	Boundary Post or Stone	Pol Sta	Police Station
Ch	Church	PO	Post Office
CH	Club House	PC	Public Convenience
F E Sta	Fire Engine Station	PH	Public House
FB	Foot Bridge	SB	Signal Box
Fn	Fountain	Spr	Spring
GP	Guide Post	TCB	Telephone Call Box
MP	Mile Post	TCP	Telephone Call Post
MS	Mile Stone	W	Well

1:10,000 Raster Mapping

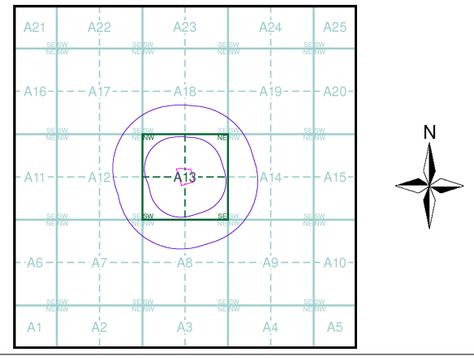
Gravel Pit
Refuse tip or slag heap
Rock
Rock (scattered)
Boulders
Boulders (scattered)
Shingle
Mud
Sand
Sand Pit
Slopes
Top of cliff
General detail
Underground detail
Overhead detail
Narrow gauge railway
Multi-track railway
Single track railway
County boundary (England only)
Civil, parish or community boundary
District, Unitary, Metropolitan, London Borough boundary
Constituency boundary
Area of wooded vegetation
Non-coniferous trees
Non-coniferous trees (scattered)
Coniferous trees
Coniferous trees (scattered)
Positioned tree
Orchard
Coppice or Osiers
Rough Grassland
Heath
Scrub
Marsh, Salt Marsh or Reeds
Water feature
Flow arrows
MHW(S) Mean high water (springs)
MLW(S) Mean low water (springs)
Telephone line (where shown)
Electricity transmission line (with poles)
BM 123.45 m Bench mark (where shown)
Triangulation station
Point feature (e.g. Guide Post or Mile Stone)
Pylon, flare stack or lighting tower
Site of (antiquity)
Glasshouse
General Building
Important Building

Envirocheck®

Historical Mapping & Photography included:

Mapping Type	Scale	Date	Pg
Lancashire And Furness	1:10,560	1848	3
Cheshire	1:10,560	1882	4
Lancashire And Furness	1:10,560	1894	5
Cheshire	1:10,560	1899	6
Lancashire And Furness	1:10,560	1909	7
Cheshire	1:10,560	1911	8
Lancashire And Furness	1:10,560	1923	9
Lancashire And Furness	1:10,560	1932 - 1933	10
Cheshire	1:10,560	1938	11
Lancashire And Furness	1:10,560	1938	12
Ordnance Survey Plan	1:10,000	1956	13
Ordnance Survey Plan	1:10,000	1968	14
Manchester	1:25,000	1975	15
Ordnance Survey Plan	1:10,000	1981	16
Ordnance Survey Plan	1:10,000	1987	17
Ordnance Survey Plan	1:10,000	1993	18
10K Raster Mapping	1:10,000	1999	19
10K Raster Mapping	1:10,000	2006	20
10K Raster Mapping	1:10,000	2011	21

Historical Map - Slice A



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Russian Military Mapping Legends

1:5,000 and 1:10,000 mapping

a. Not drawn to scale b. Drawn to scale

- Government and Administrative Buildings
- Military and Industrial Buildings
- Military and Communication Areas
- Subway Entrance
- Fireproof Building
- Prominent Fireproof Building
- Non-fireproof Building
- Non-fireproof Building (non-dwelling)
- Factory, mill, and flour mill, with chimneys
- Factory, mill, and flour mill, without chimneys
- Power Station, drawn to scale
- Hydroelectric Power Station
- Radio Station, drawn to scale
- Telephone Station, drawn to scale
- Abandoned Open-pit Mine or Quarry
- Open-pit Salt Mine
- Pit
- Oil Deposit or Well
- Oil Seepage
- Tailings Pile
- Fuel Storage Tanks
- Natural Gas Tank
- Bench Mark
- Drill Hole
- Burial Mound
- Triangulation Point on Burial Mound
- Single-track Railroad
- Double-track Railroad and Station Building
- Coniferous Forest
- Deciduous Forest
- Mixed Forest
- Lawns
- Citrus Orchard
- Wet Ground
- Scattered Vegetation

243,8 — Values for prominent elevations

186.0 — Numbers for spot elevations, depth soundings, contour lines, etc.

0,2 — Velocity of the current, width of river bed, depth of river

Fractional terms: length and capacity of bridges; depth of fords and condition of the river bottom; height of forest and the diameter of trees

Russian Alphabet (For reference and phonetic interpretation of map text)

А а (A)	З з (Z)	П п (P)	Ч ч (CH)
Б б (B)	И и (I)	Р р (R)	Ш ш (SH)
В в (V)	Й й (Y)	С с (S)	Щ щ (SHCH)
Г г (G)	К к (K)	Т т (T)	ъ (–)
Д д (D)	Л л (L)	У у (U)	ы (Y)
Е е (E)	М м (M)	Ф ф (F)	ь (')
Ё ё (YO)	Н н (N)	Х х (KH)	Э э (E)
Ж ж (ZH)	О о (O)	Ц ц (TS)	Ю ю (YU or IU)
			Я я (YA or IA)

1:25,000 mapping

a. Not drawn to scale b. Drawn to scale

- Government and Administrative Buildings
- Military and Industrial Buildings
- Military and Communication Areas
- Subway Entrance
- Partly Demolished Buildings
- Demolished Buildings
- Built-Up Area with Fireproof Buildings Predominant
- Built-Up Area with Non-Fireproof Buildings Predominant
- Individual Fireproof Building
- Prominent Industrial Building
- Individual Dwelling, Fireproof
- Ruins of an Individual Dwelling
- Factory or Mill Chimney
- Factory or Mill with Chimney
- Factory or Mill without Chimney
- Mine or Open Pit Mine
- Operating Shaft or Mine
- Non-Operating Shaft or Mine
- Salt Mine
- Tailings Pile
- Pit
- Stone Quarry
- Gas Pump or Service Station
- Fuel Storage or Natural Gas Tank
- Oil or Natural Gas Derrick
- Small Hydroelectric Power Station
- Power Station
- Transformer Station
- Cemetery
- Burial Mound (height in metres)
- Triangulation Point on Burial Mound
- Triangulation Point
- Bench Mark
- Bench Mark (monumented)
- Telegraph Office
- Telephone Station
- Radio Station
- Radio Tower
- Airfield or Seaplane Base
- Landing Strip
- Main Highway
- Highway under Construction
- Improved Dirt Road (former truck road)
- Double-track Railroad with First Class Station
- Dismantled Railroad
- Railroad Under Construction
- Shore Embankment
- River or Ditch with Embankment
- Water Gauge
- Well
- Water Reservoir or Rain Water Pit
- Spring
- Isobath with value
- Heavy (Index) Contour Line
- Contour Line and Value
- Half Contour Line
- Spot Elevation Value
- Coniferous
- Deciduous
- Mixed
- Scrub

Key to Numbers on Mapping

SJ89_Manchester

No.	Description
139	Foundry (Cast Iron)

Envirocheck®

Historical Mapping & Photography included:

Mapping Type	Scale	Date	Pg
Lancashire And Furness	1:10,560	1848	3
Cheshire	1:10,560	1882	4
Lancashire And Furness	1:10,560	1894	5
Cheshire	1:10,560	1899	6
Lancashire And Furness	1:10,560	1909	7
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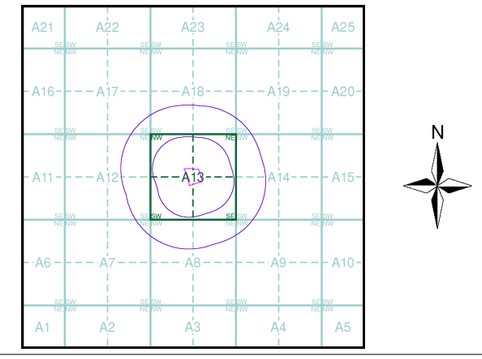
Ordnance Survey Plan	1:10,000	1993	18
10K Raster Mapping	1:10,000	1999	19
10K Raster Mapping	1:10,000	2006	20
10K Raster Mapping	1:10,000	2011	21

Russian Map - Slice A



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

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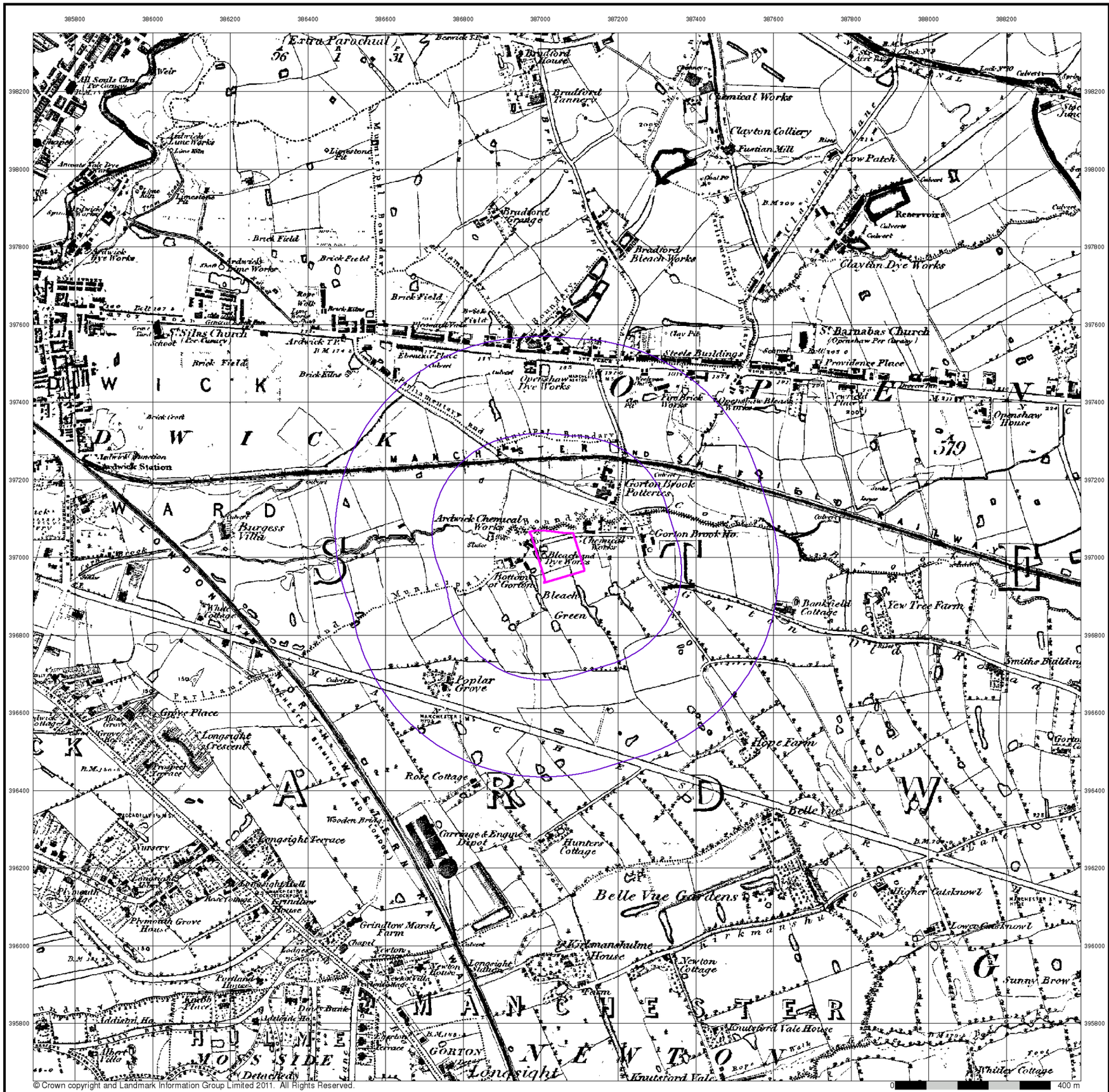

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Lancashire And Furness

Published 1848

Source map scale - 1:10,560

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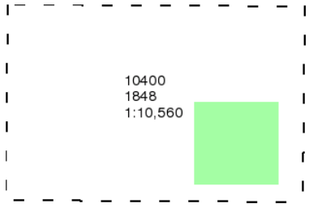
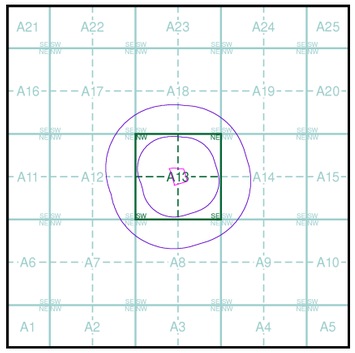
Map Name(s) and Date(s)



Historical Map - Slice A



Order Details

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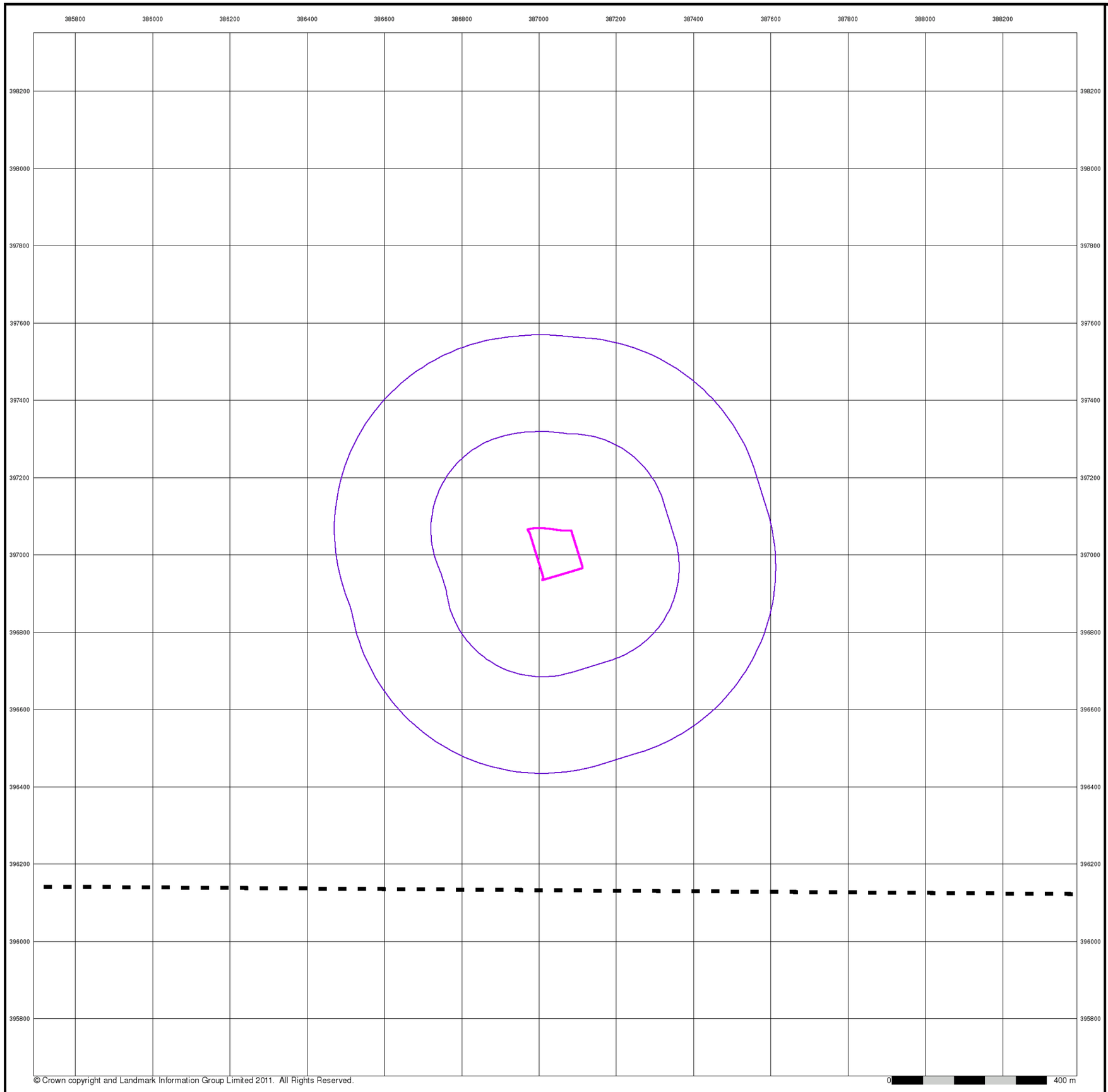

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Cheshire

Published 1882

Source map scale - 1:10,560

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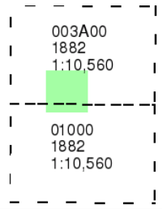
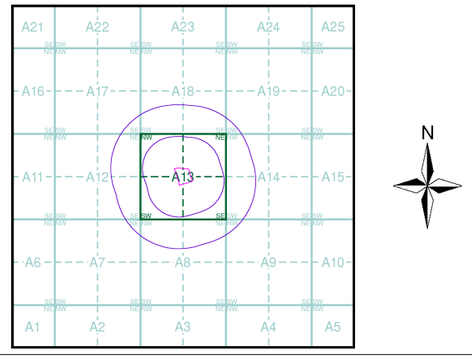


Historical Map - Slice A



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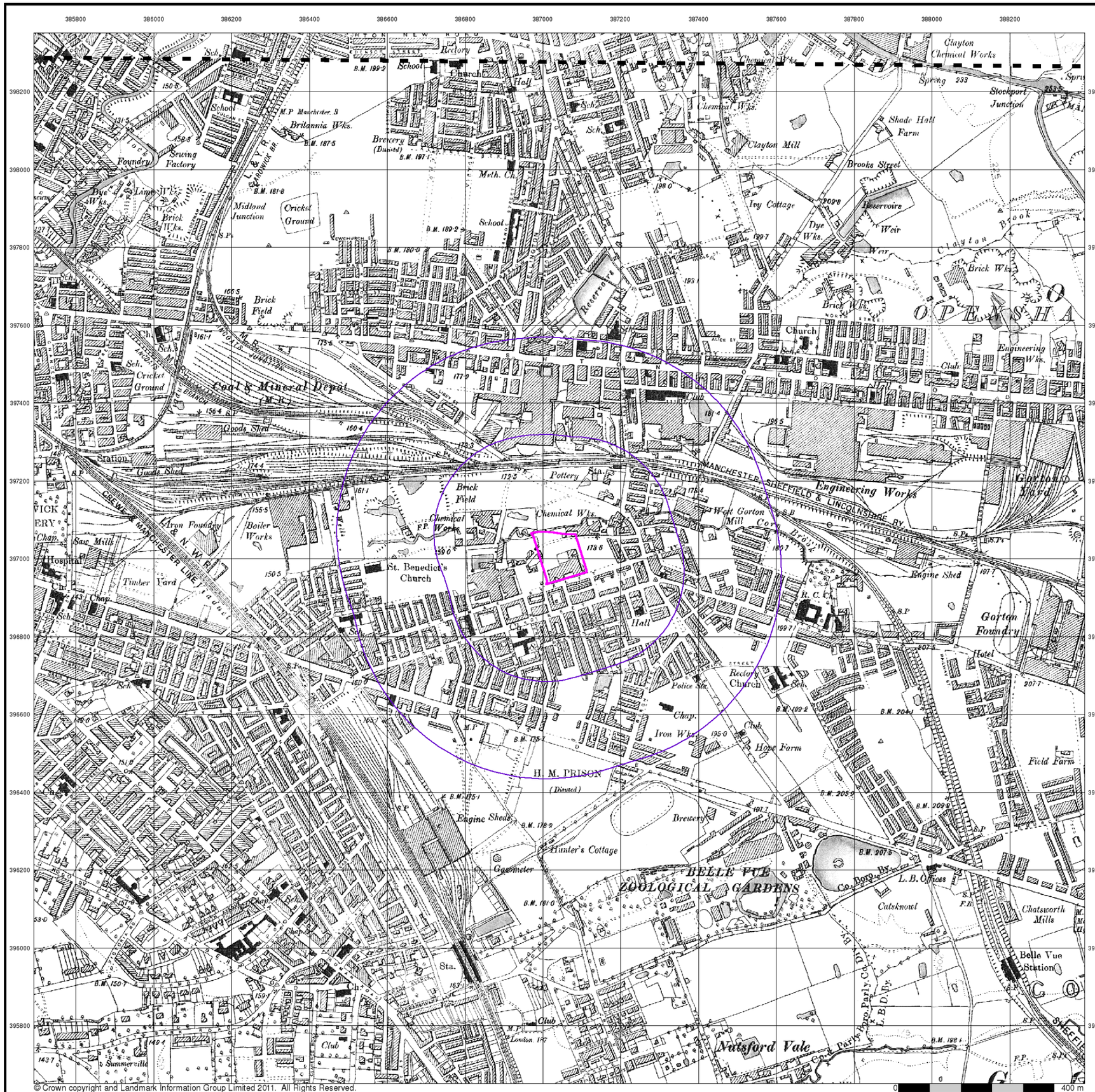

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Envirocheck®

Lancashire And Furness

Published 1894

Source map scale - 1:10,560

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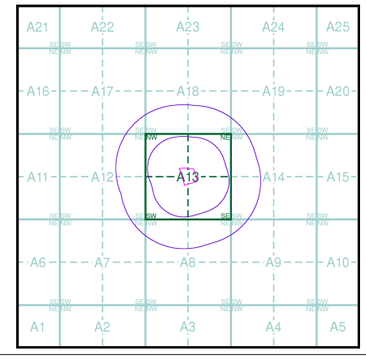
Map Name(s) and Date(s)

104NE
1894
1:10,560

104SE
1894
1:10,560

Historical Map - Slice A



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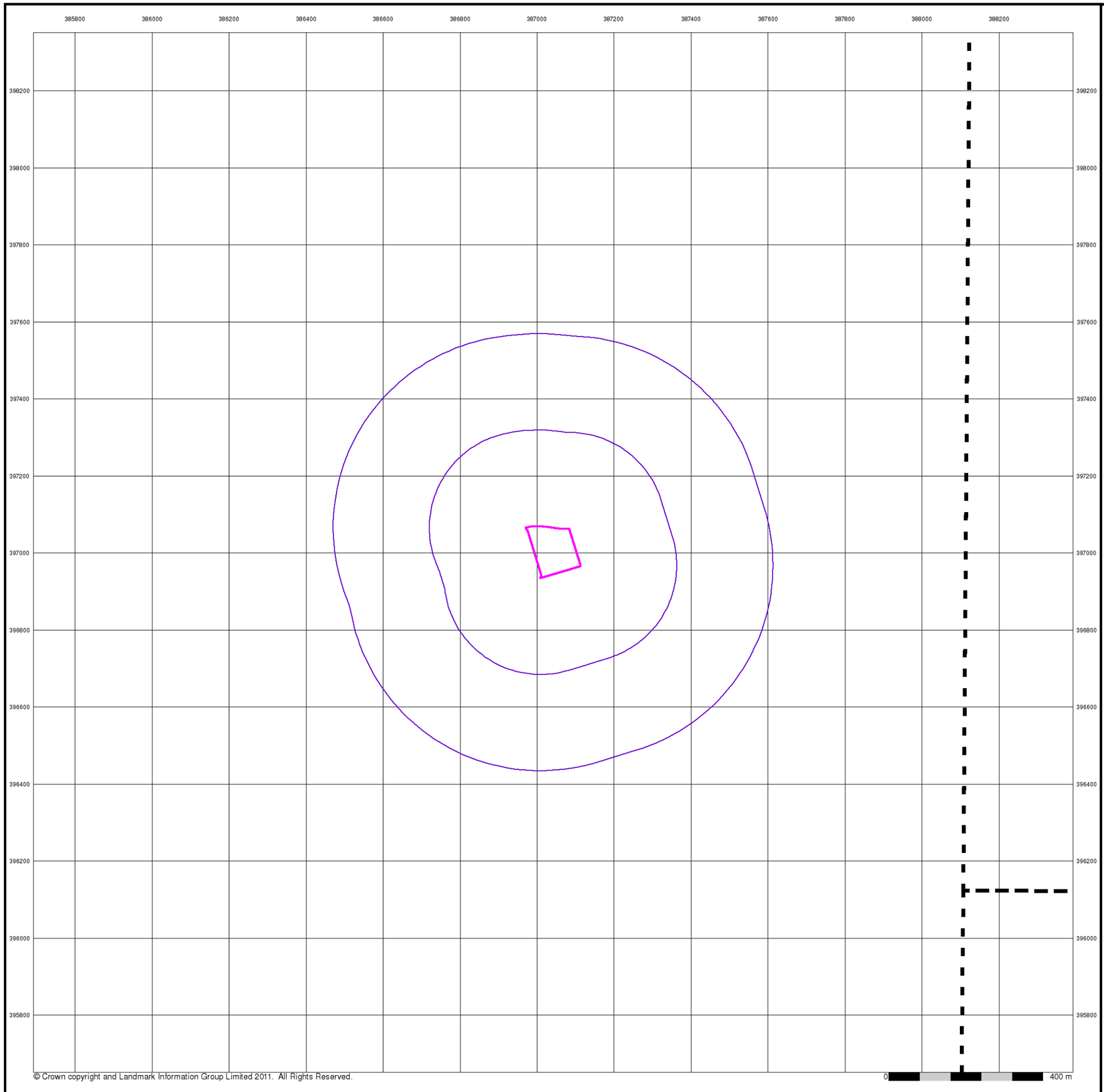

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Envirocheck®

Cheshire

Published 1899

Source map scale - 1:10,560

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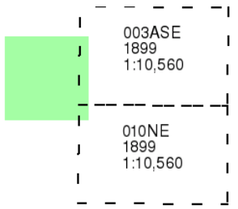
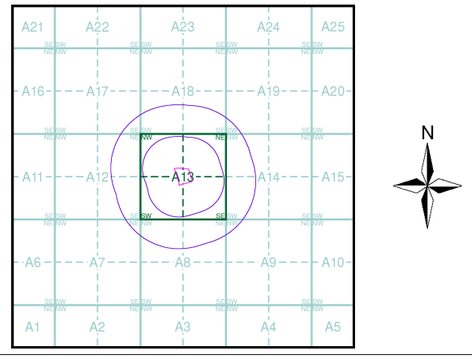


Historical Map - Slice A



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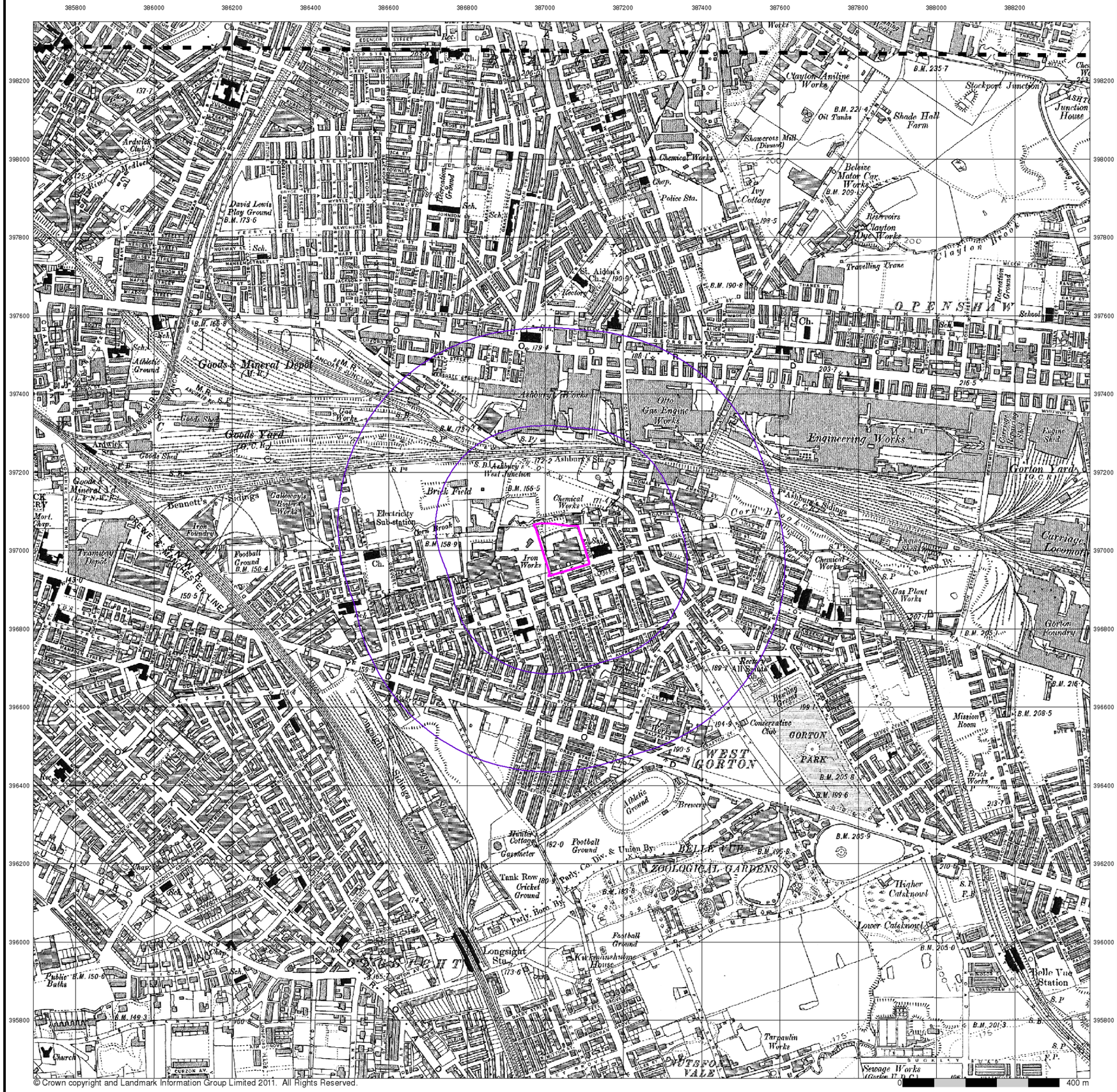

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Lancashire And Furness

Published 1909

Source map scale - 1:10,560

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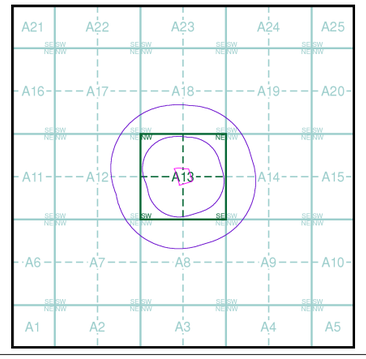
Map Name(s) and Date(s)

104NE
1909
1:10,560

104SE
1909
1:10,560

Historical Map - Slice A



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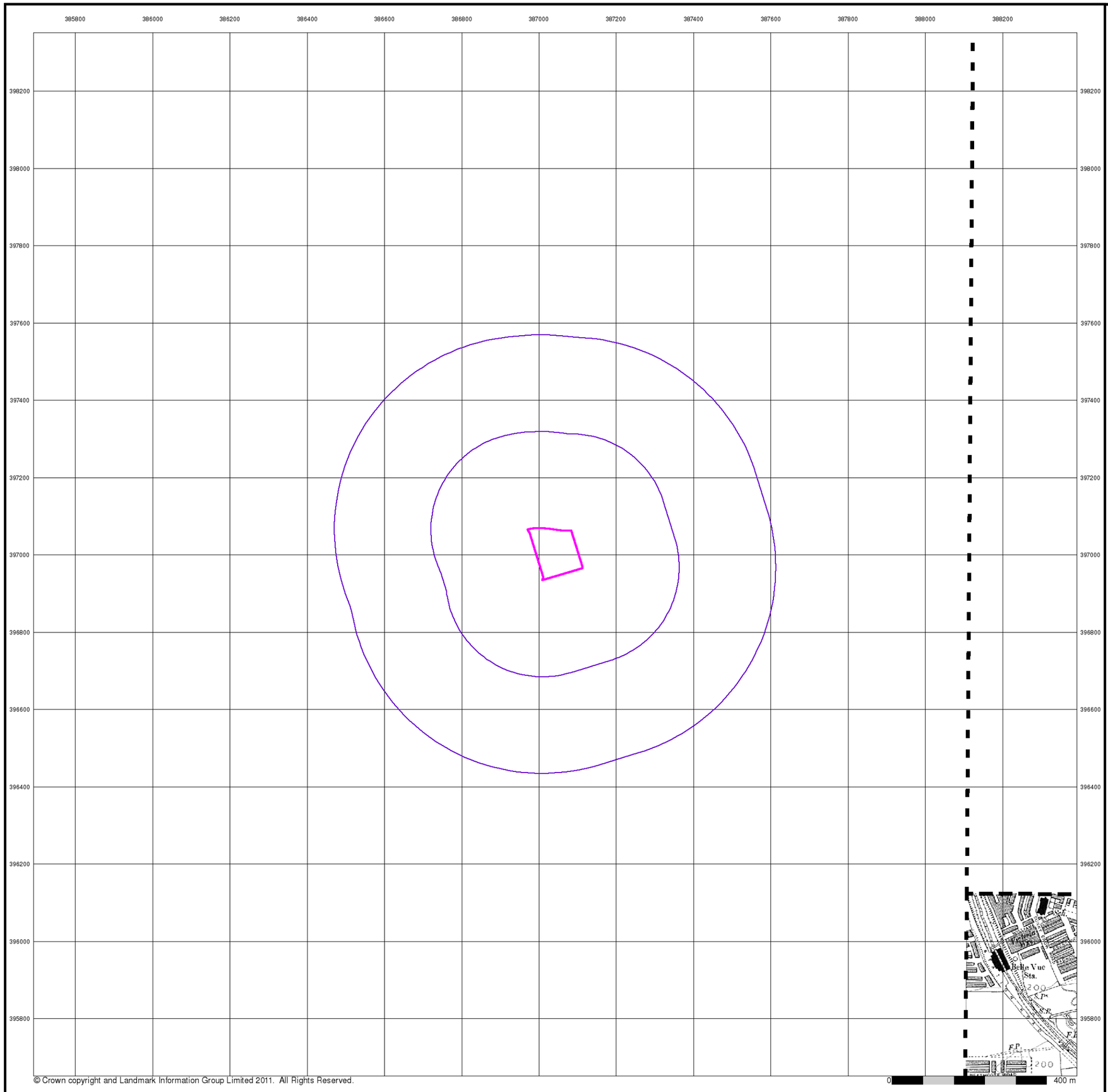
Fax: 0844 844 9951
Web: www.envirocheck.co.uk



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Envirocheck®

Cheshire

Published 1911

Source map scale - 1:10,560

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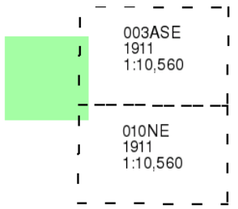
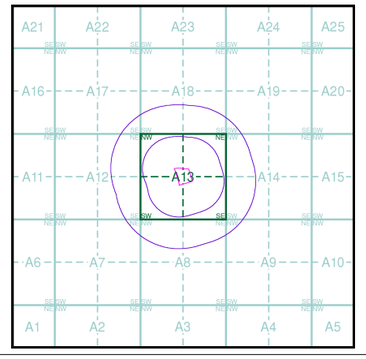
Map Name(s) and Date(s)



Historical Map - Slice A



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

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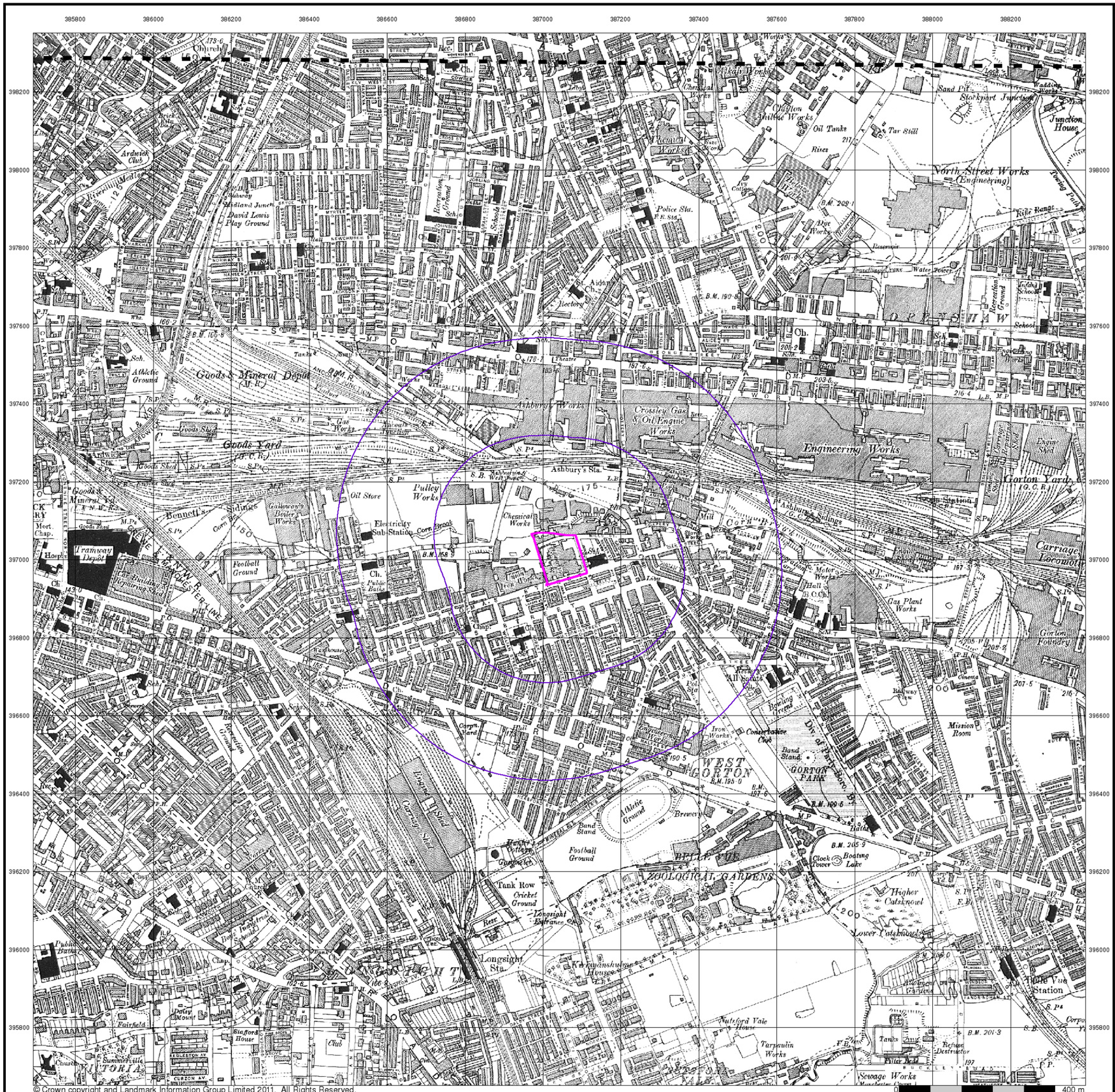

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Envirocheck®

Lancashire And Furness

Published 1923

Source map scale - 1:10,560

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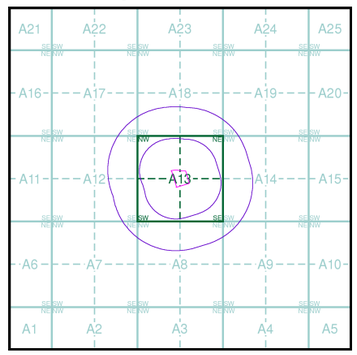
Map Name(s) and Date(s)

104NE
1923
1:10,560

104SE
1923
1:10,560

Historical Map - Slice A



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Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

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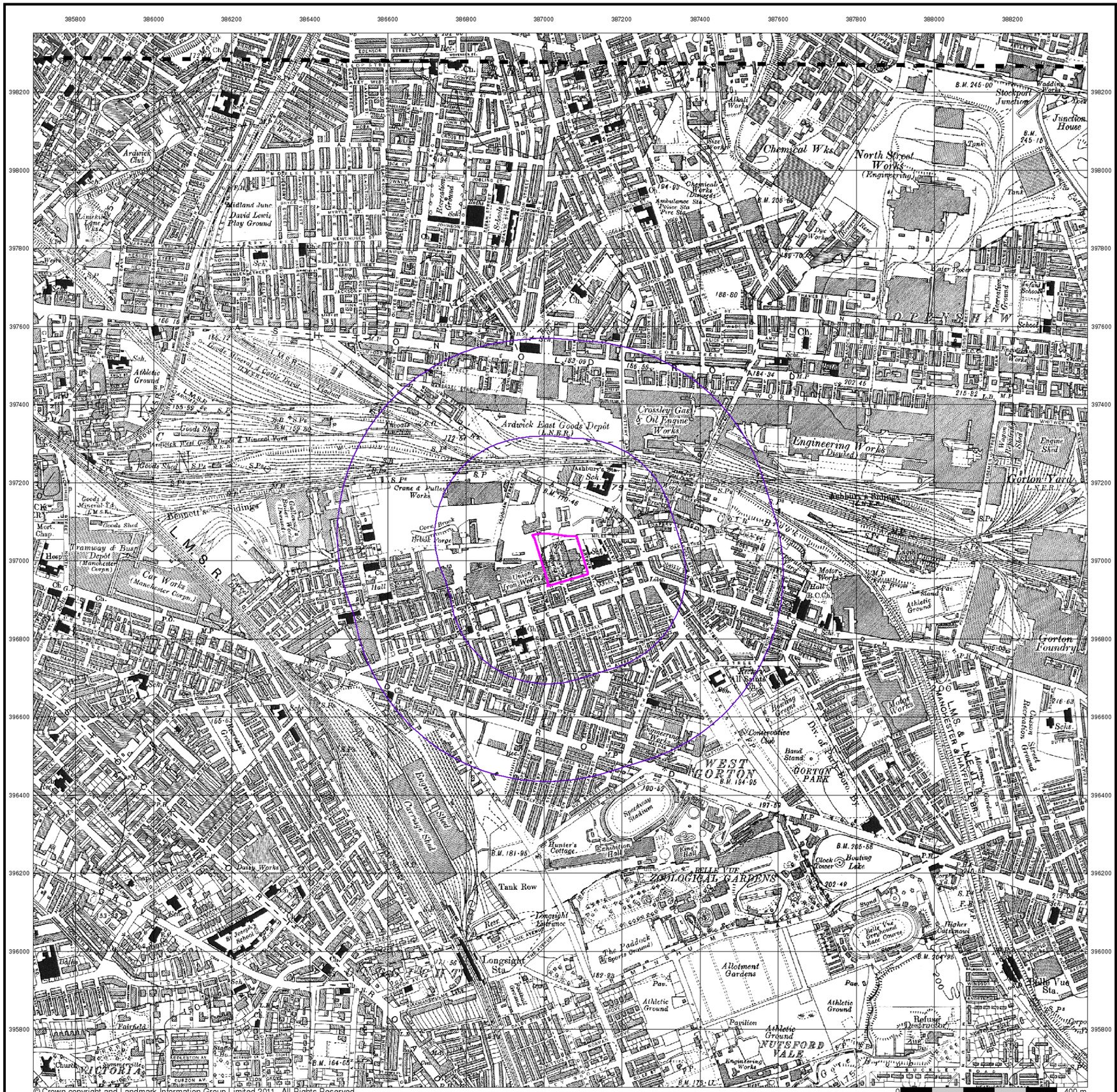

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Lancashire And Furness

Published 1932 - 1933

Source map scale - 1:10,560

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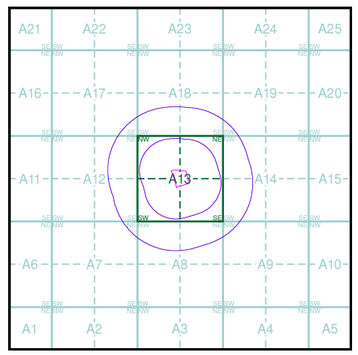
Map Name(s) and Date(s)

104NE
1932
1:10,560

104SE
1933
1:10,560

Historical Map - Slice A



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

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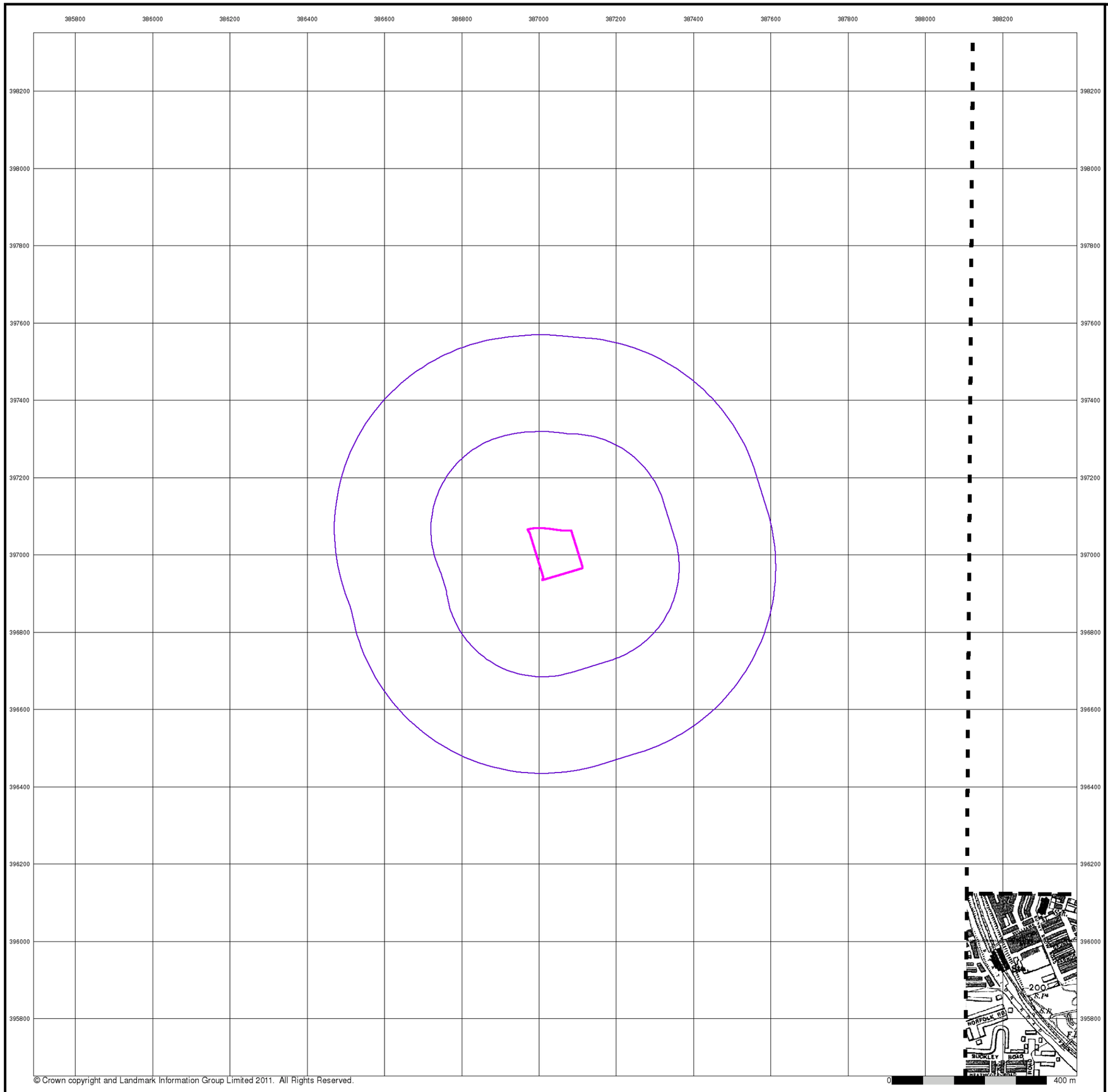

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Cheshire

Published 1938

Source map scale - 1:10,560

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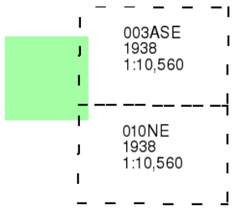
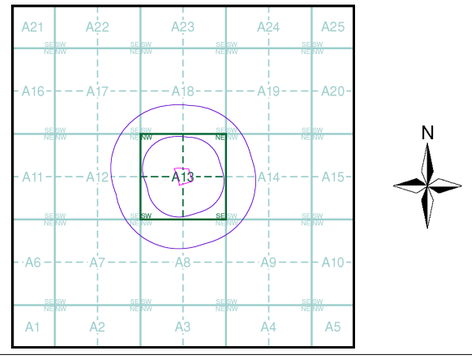
Map Name(s) and Date(s)



Historical Map - Slice A



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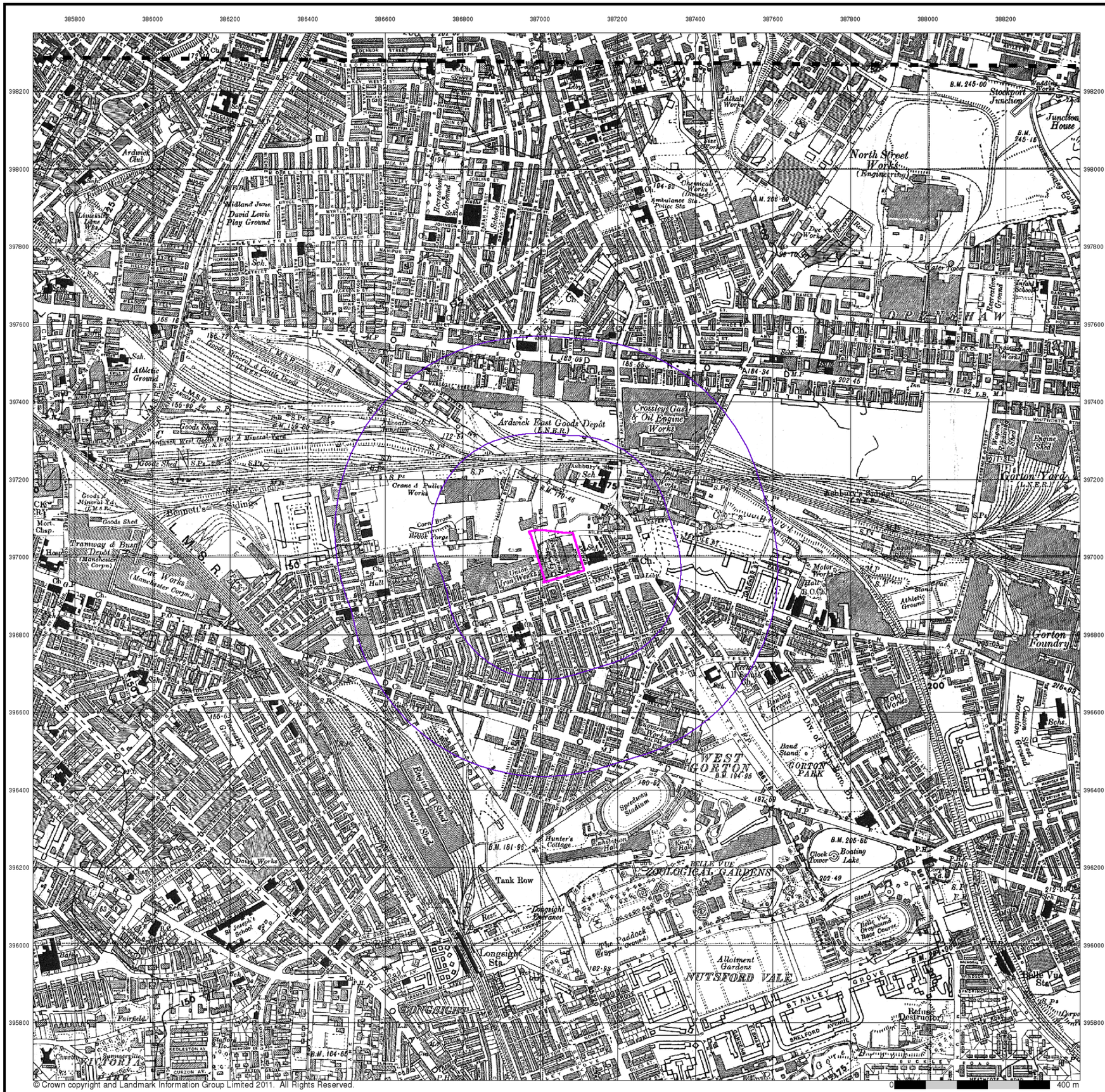
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398000
397800
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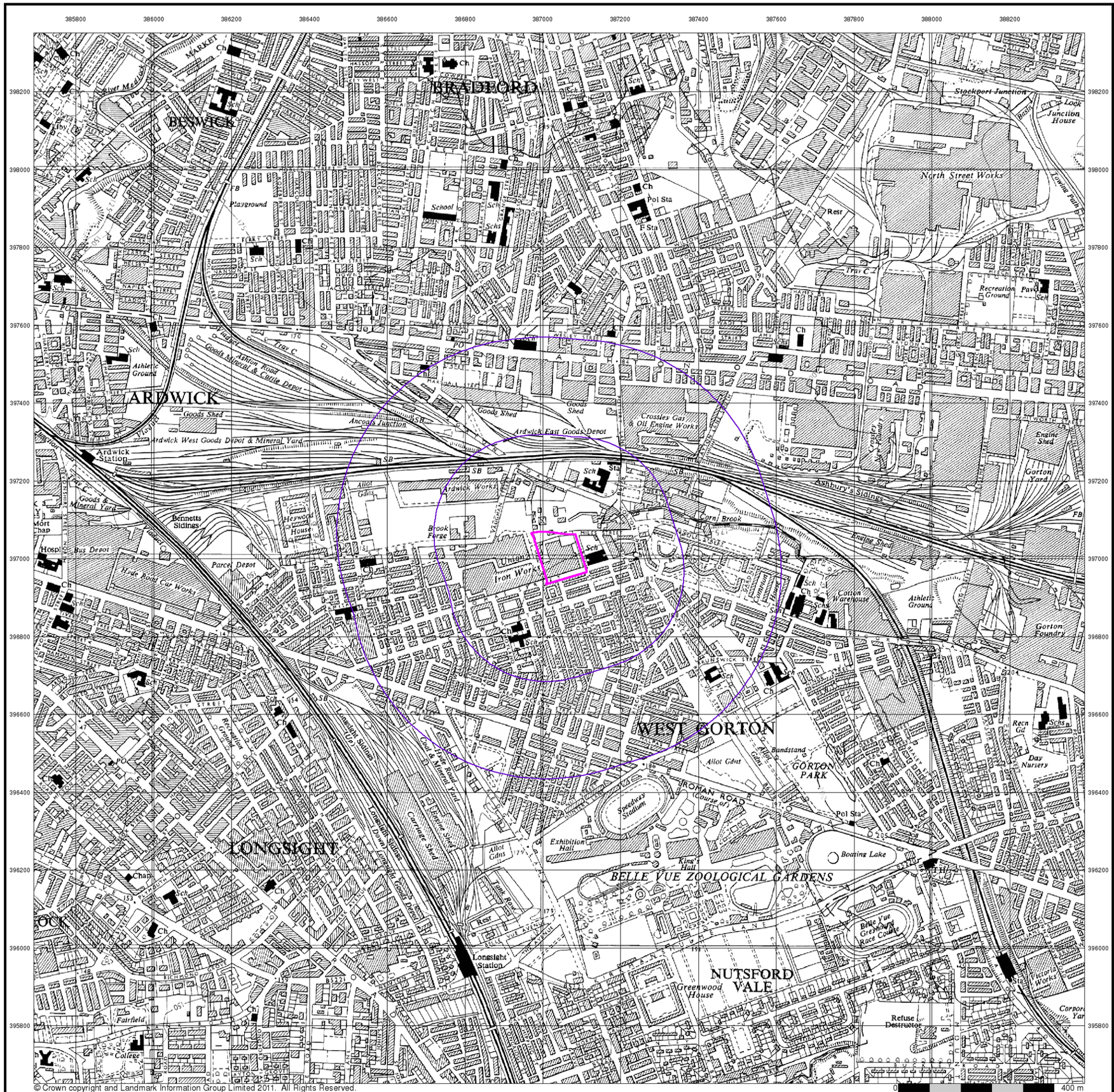
397200
397000
396800
396600
396400
396200
396000
395800
Ardwick Club
Athletic Ground
Midland Junc.
David Lewis Play Ground
Recreation Ground
Goods Shed
Ardwick East Goods Depot (L.N.E.R.)
Crossley Gas & Oil Engine Works
Ashbury's Sidings
Bennett's Sidings
Tramway & Bus Depot (Manchester Corpn.)
Car Works (Manchester Corpn.)
Union Iron Works
Alkali Works
Stockport Junction
Junction House
North Street Works (Engineering)
Chemical Works (Unoccd.)
Ambulance Stn.
Police Stn.
Tube Works
Tramway Offices
Baths
Public Library
Schs.
Ch.
Chapel
Gas Works
Iron Works
Foundry
Stores
Sidings
Goods Shed
Mineral Yard
Mineral Yard & Goods Depot
Mineral & Cattle Depot
Engine Shed
Crane & Pulley Works
Corn Brook
Bridge
Viaduct
Junction
Motor Works
Hall
Athletic Ground
Gorton Foundry
Gorton Yard (L.N.E.R.)
Engine Shed
Boiler Shop
Carriage Shops
Boiler Shop & Carriage Shops
Saw Mills
Timber Yard
Timber Sheds
Timber Pond
Saw Mill
Wheel Works
Saw Mills & Wheel Works
Boiler Works
Tube Works
Iron Works
Gas Works
Chemical Works
Dye Works
Water Tower
Reservoir
Filter Beds
Pumping Station
Sewage Works
Refuse Destructor
Electricity Works
Laundry
Baths
Public Library
Schs.
Recreation Ground
Bowling Green
Band Stand
Div. of Public Bds.
Cricket Ground
Football Ground
Athletic Ground
Stand
Speedway Stadium
Exhibition Hall
Concert Hall
Hunter's Cottage
Clock Tower
Boating Lake
Refreshment Rooms
Bandstand
Paddock
Allotment Gardens
Tank Row
Longsight Entrance
Longsight Sta.
Belle Vue Sta.
Belle Vue Greyhound & Race Course
Belle Vue Zoological Gardens
Gorton Park
West Gorton
Nutsford Vale
Longsight
Openshaw
Stanley Grove
Shelford Avenue
Buckley Grove
Belle Vue Avenue
Longsight Avenue
Ceoleston Avenue
Curzon Avenue
Aston Grove
Barnsdale Avenue
Fairfield
Summerville
Mort. Chap.
Hosp.
Sch.
Athletic Ground
Goods Shed
Goods & Mineral Yd. (L.M.S.R.)
Mineral Yard
Goods Shed
Goods Shed
Goods Shed



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Ordnance Survey Plan

Published 1956

Source map scale - 1:10,000

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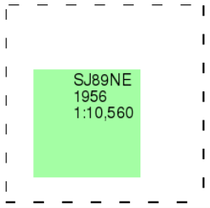
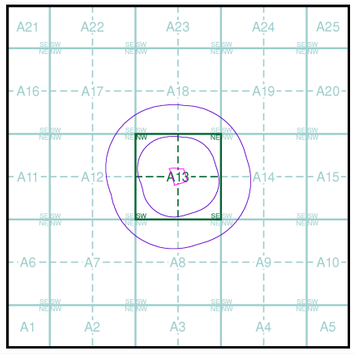
Map Name(s) and Date(s)



Historical Map - Slice A



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

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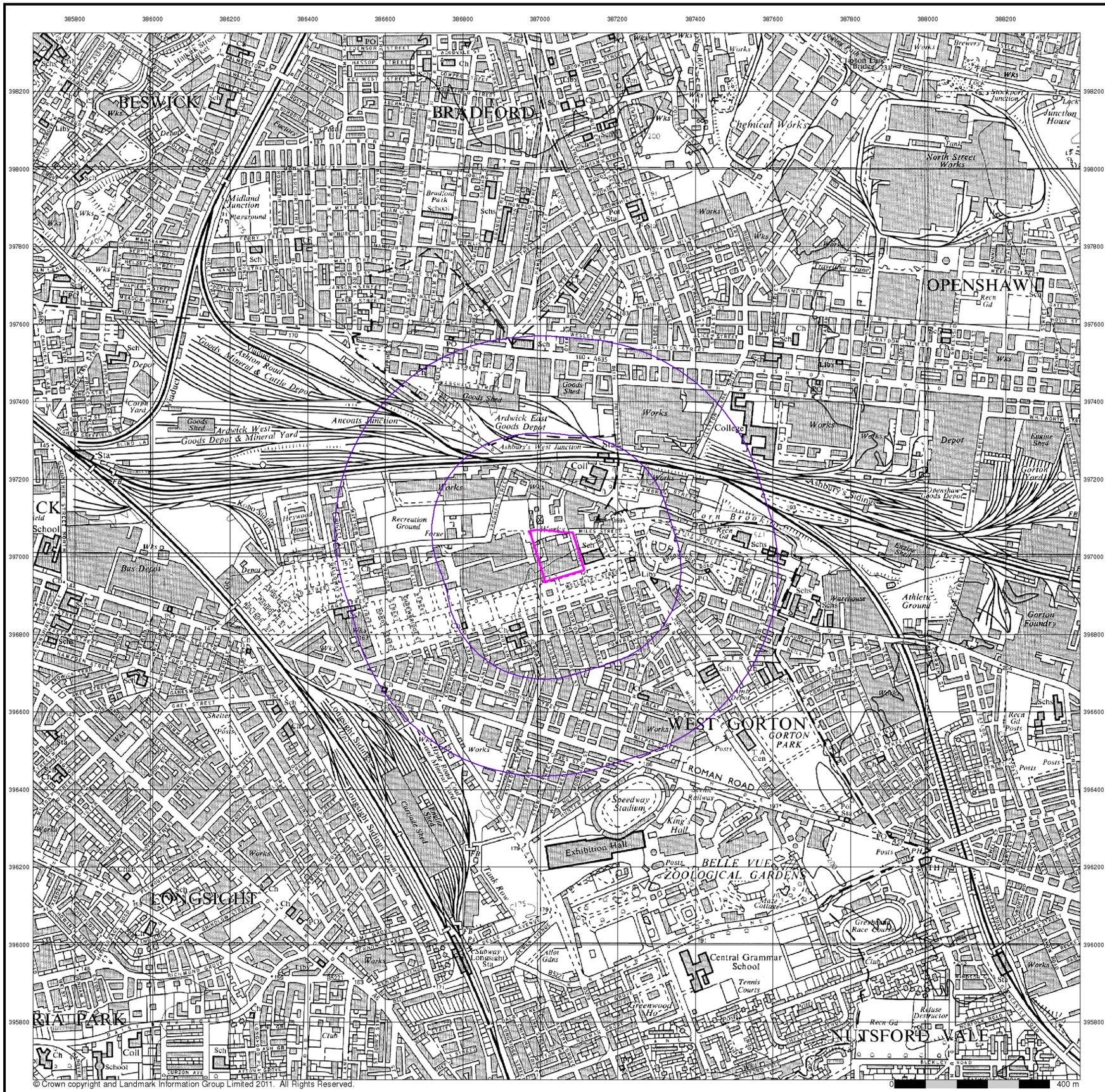
BESWICK
BRADFORD
OPENSHAW
WEST GORTON
GORTON PARK
LONGSIGHT
NEWTON HEATH
NEWTSFORD VALE
Midland Junction
Bradford Park
Ardwick West Goods Depot & Mineral Yard
Ardwick East Goods Depot
Ancoats Junction
Ashbury's West Junction
Ashbury's Siding
Goods Mineral & Cattle Depot
Recreation Ground
Bus Depot
Chemical Works
North Street Works
Gorton Foundry
Speedway Stadium
Exhibition Hall
BELLE VUE ZOOLOGICAL GARDENS
Central Grammar School
Tennis Courts
Longsight Sidings
Longsight Sidings Down
Openshaw Goods Depot
Gorton Yard
Athletic Ground
ROMAN ROAD
Trunk Road
Stockport Junction
Lock junction House
Tipton Lane Bridge
Corn Brook
Recreation Ground
Ferme
Bus Depot
Goods Shed
Depot
Works
College
Sch
Ch
Sta
Coll
Club
Recn Gd
Posts
Refuse Destructor
Warehouse
Greyhound Race Course
Electric Shed
Engine Shed
Tanks
Brewery
Laundry
Factory
Corph Yard
Viaduct
Tunnel
Subway
Allot Gdns
Greenwood Ho
Heywood House
Kuhn Sutton
Shelter
Tk
Pond
Lib
PO
PH
Cen
Ind Est
Mkt
Gdns
Ho
Cott
Grd
Pk
Rd
St
Ln
Dr
Ave
Cres
Pl
Gro
Ter
Sq
Wk
Bdge
Fm
Hill
Mt
Vw
Cl
Ct
Mews
Yd
Pas
Arc
Cswy
Gra
Hts
Rdbt
Jct
Int
Fly
Sub
Tun
Cut
Emb
Ind
Est
Bldg
Blds
Twr
Mon
Obs
Ref
Sta
Stn
Wks
Fac
Fact
Gas Wks
Sch
Coll
Lib
Ch
Cem
Crem
Mem
Gdns
Allot
Sports Ground
Playground
Recn Gd
Posts
Tks
Pol Sta
Fire Sta
Ambul Sta
Mkt Pl
Ind Est
Bus Sta
Rly Sta
Tram Sta
Metro Sta
Subway Sta
Longsight Sta
Ashbury's Siding
Goods Shed
Corph Yard
Ashton Road
Viaduct
Tunnel
Subway
Cutting
Embankment
Bridge
Footbridge
Level Crossing
Tramway
Railway
Siding
Sidings
Junction
Station
Depot
Works
College
Hospital
Church
Chapel
Cemetery
Crematorium
Memorial
Gardens
Allotments
Sports Ground
Playground
Recreation Ground
Public House
Post Office
Telephone
Pillar Box
Fire Station
Police Station
Ambulance Station
Bus Station
Market
Industrial Estate
Library
Club
Tennis Courts
Refuse Destructor
Electricity Sub Station
Gas Works
Factory
Warehouse
Foundry
Brewery
Laundry
Tanks
Engine Shed
Electric Shed
Greyhound Race Course
Lock
Tipton Lane Bridge
Stockport Junction
Lock junction House



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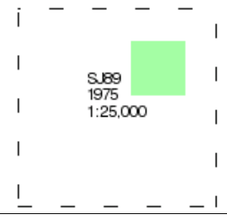
Manchester

Published 1975

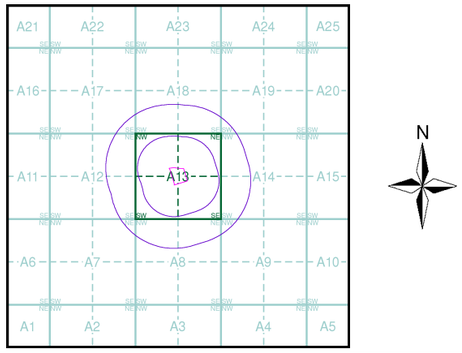
Source map scale - 1:25,000

These maps were produced by the Russian military during the Cold War between 1950 and 1997, and cover 103 towns and cities throughout the U.K. The maps are produced at 1:25,000, 1:10,000 and 1:5,000 scale, and show detailed land use, with colour-coded areas for development, green areas, and non-developed areas. Buildings are coloured black and important building uses (such as hospitals, post offices, factories etc.) are numbered, with a numbered key describing their use.
They were produced by the Russians for the benefit of navigation, as well as strategic military sites and transport hubs, for use if they were to have invaded the U.K. The detailed information provided indicates that the areas were surveyed using land-based personnel, on the ground, in the cities that are mapped.

Map Name(s) and Date(s)



Russian Map - Slice A



Order Details

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Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

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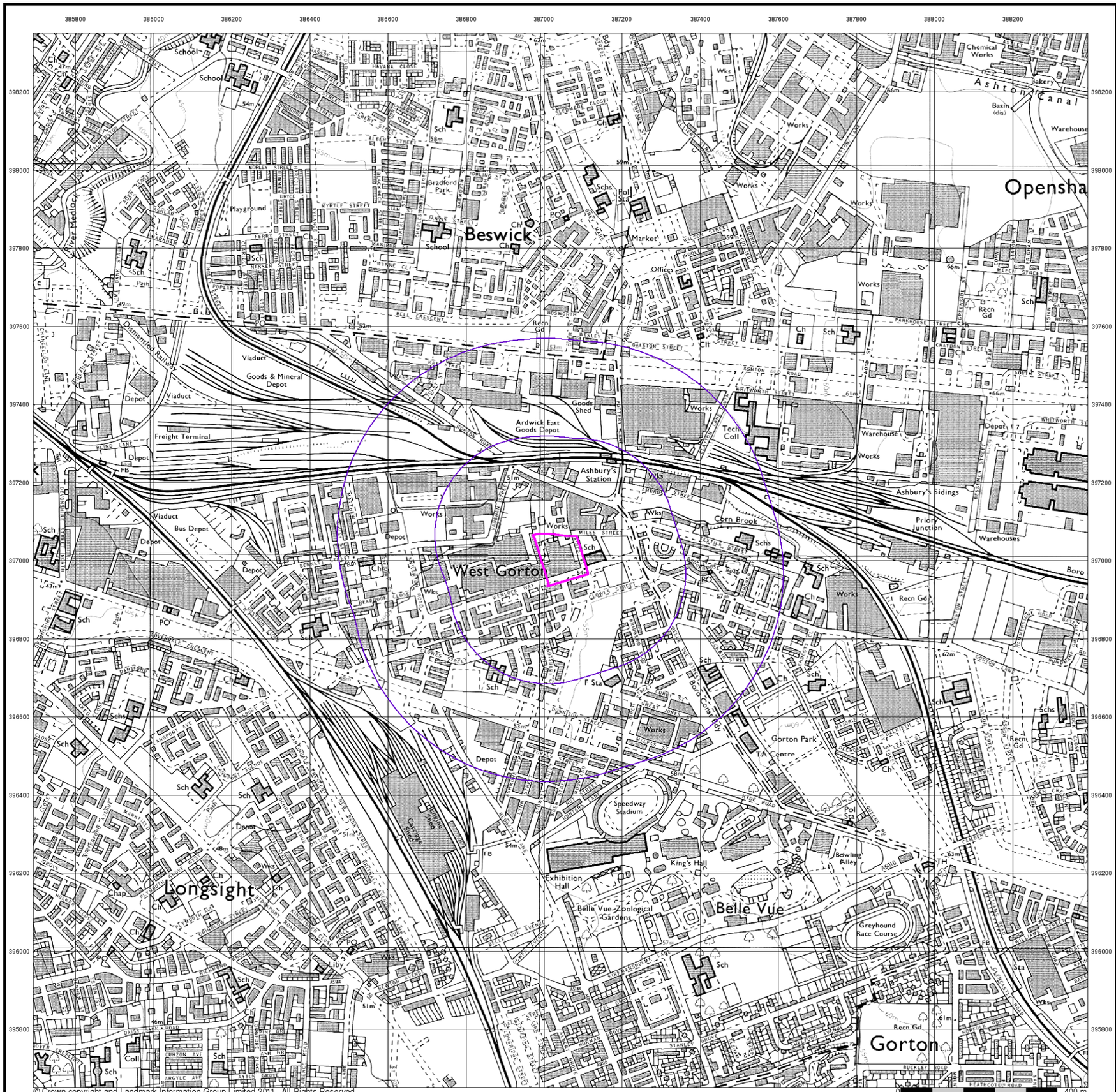

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Ordnance Survey Plan

Published 1981

Source map scale - 1:10,000

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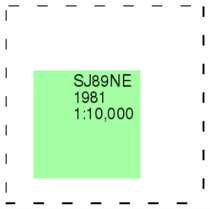
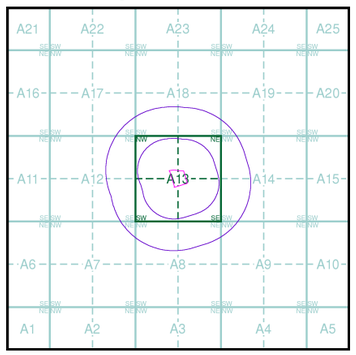


Historical Map - Slice A



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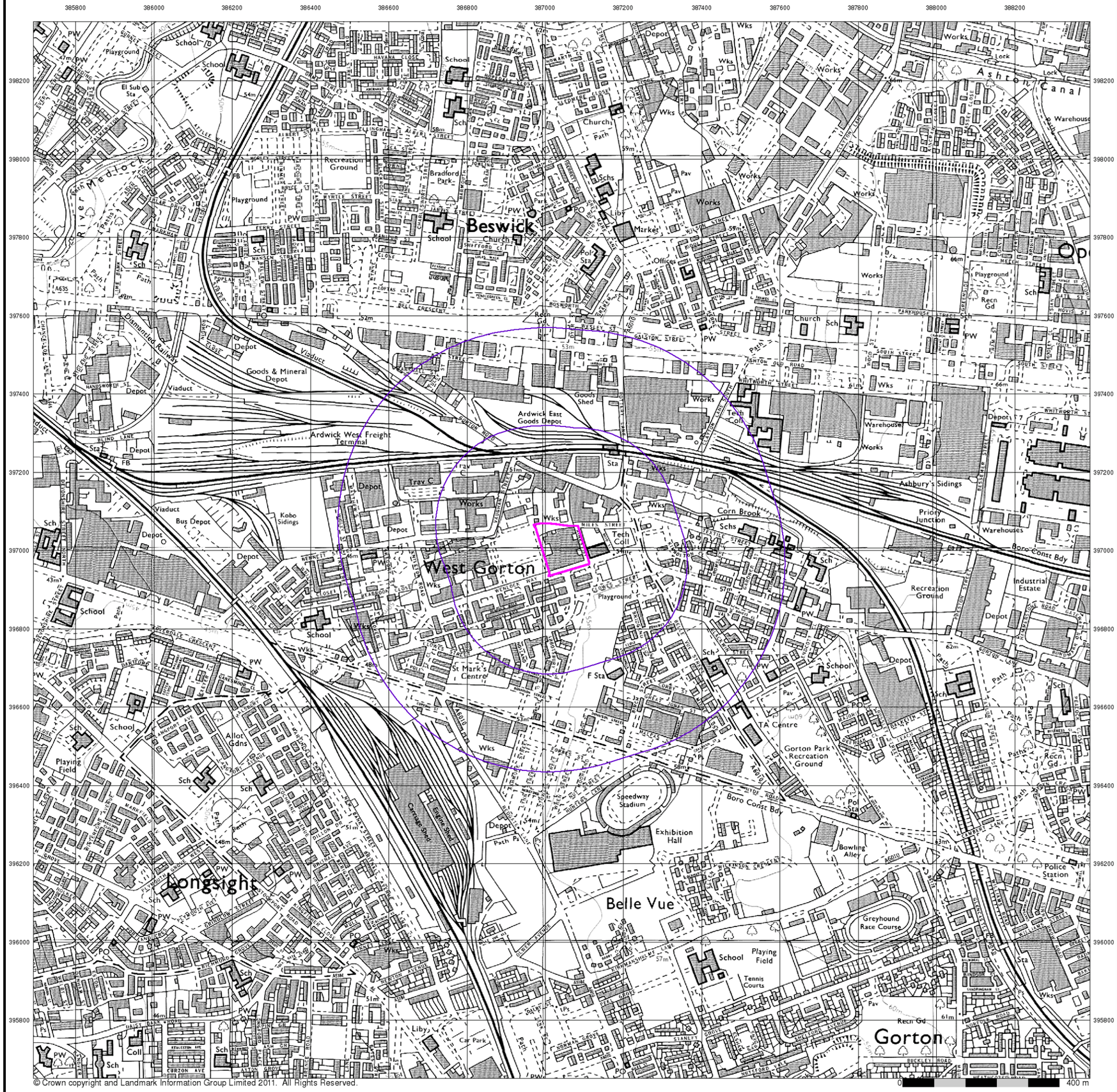

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Ordnance Survey Plan

Published 1987

Source map scale - 1:10,000

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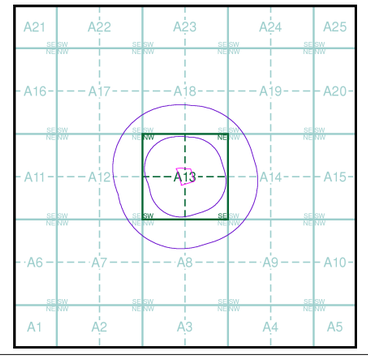
Map Name(s) and Date(s)

SJ89NE
1987
1:10,000

Historical Map - Slice A



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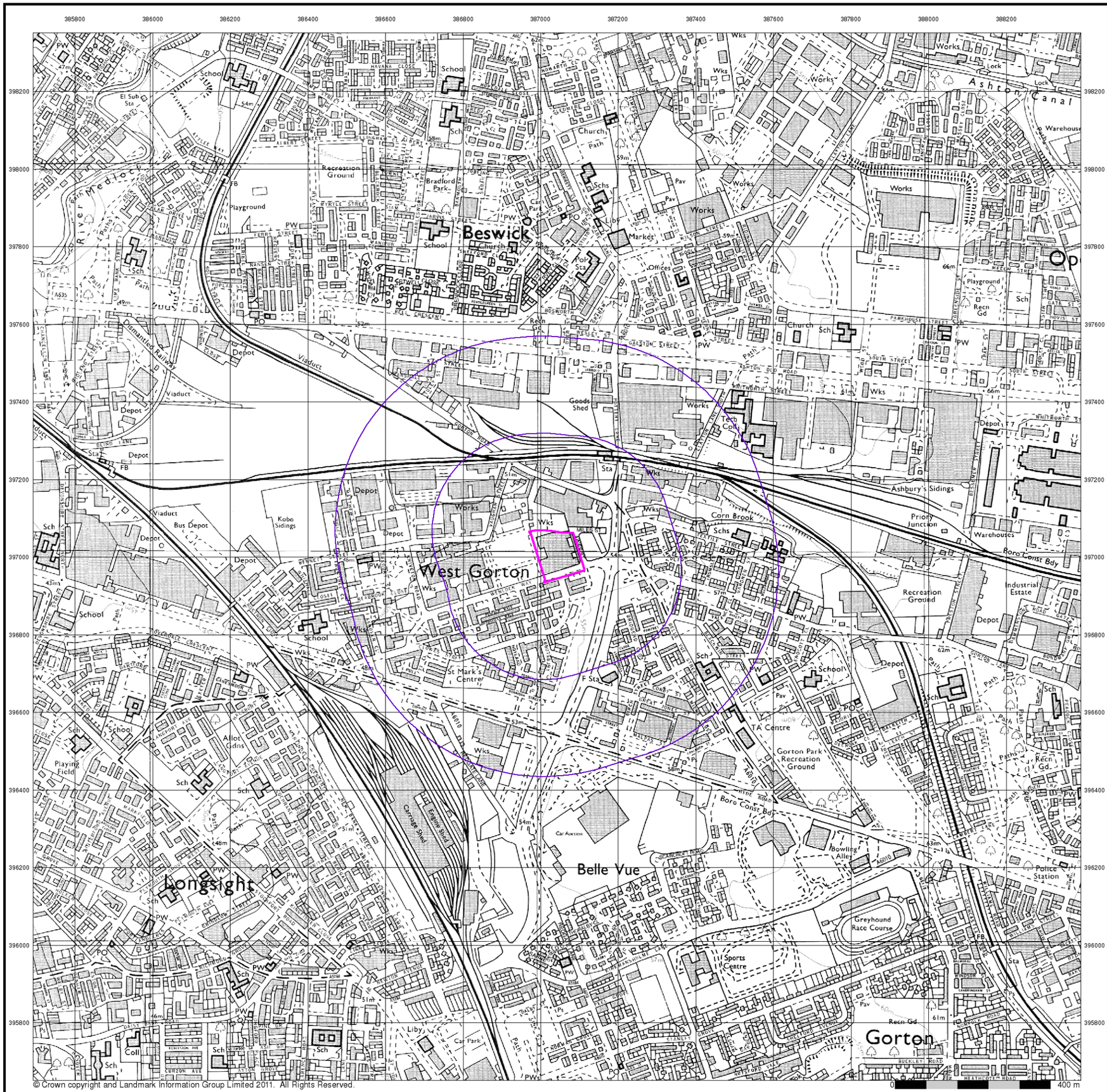

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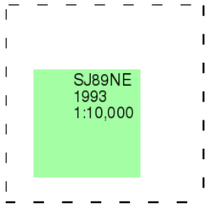
Ordnance Survey Plan

Published 1993

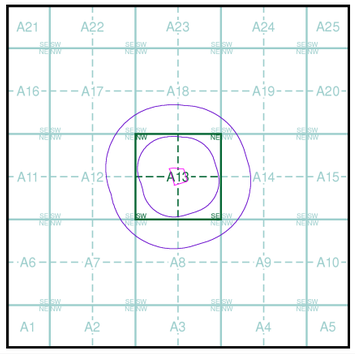
Source map scale - 1:10,000

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840`s. In 1854 the 1:2,500 scale was adopted for mapping urban areas; these maps were used to update the 1:10,560 maps. The published date given therefore is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas. In the late 1940`s, a Provisional Edition was produced, which updated the 1:10,560 mapping from a number of sources. The maps appear unfinished - with all military camps and other strategic sites removed. These maps were initially overprinted with the National Grid. In 1970, the first 1:10,000 maps were produced using the Transverse Mercator Projection. The revision process continued until recently, with new editions appearing every 10 years or so for urban areas.

Map Name(s) and Date(s)



Historical Map - Slice A



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

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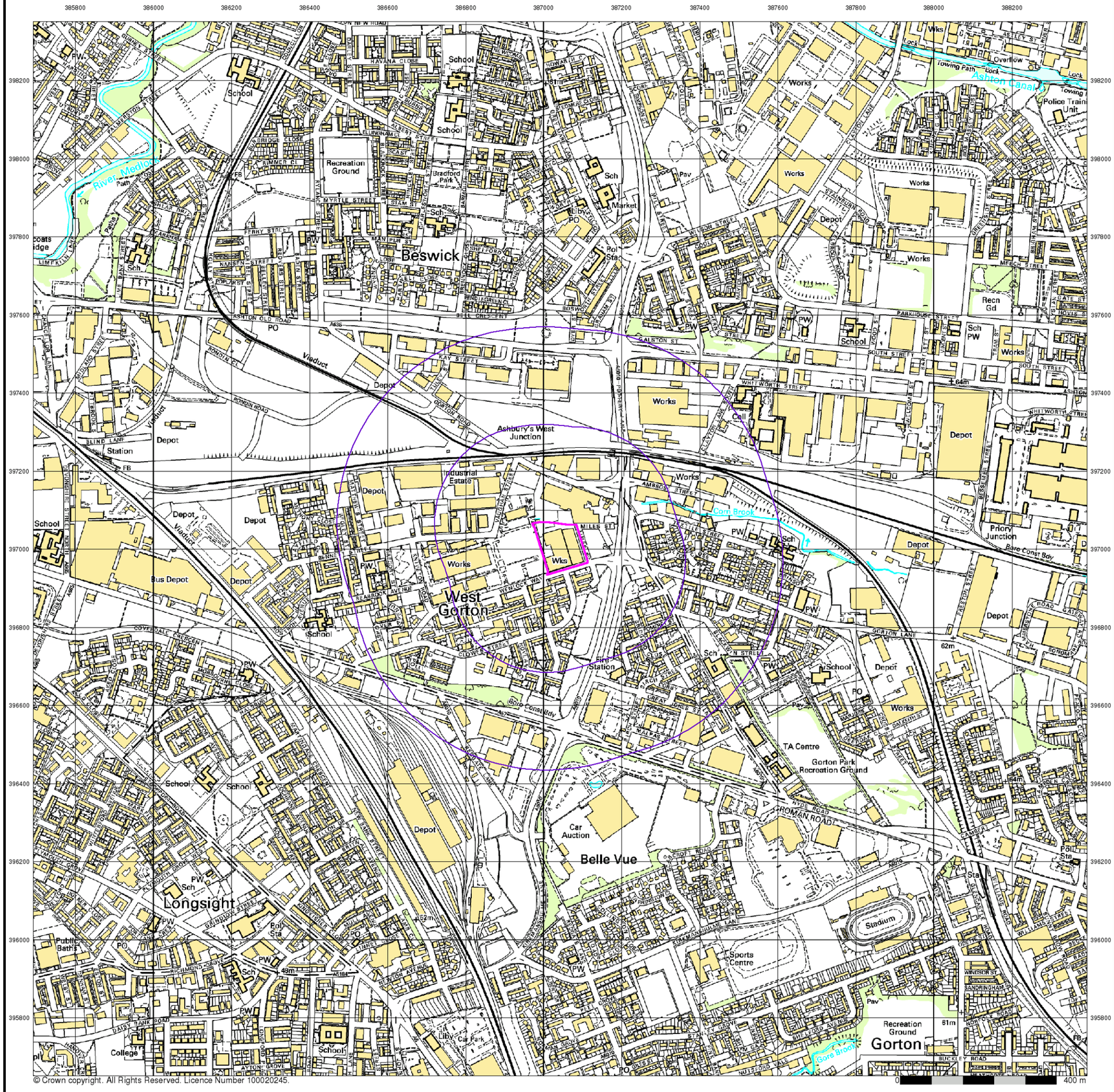
Fax: 0844 844 9951
Web: www.envirocheck.co.uk



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10k Raster Mapping

Published 1999

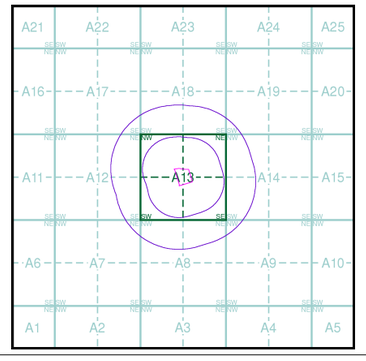
Source map scale - 1:10,000

The historical maps shown were produced from the Ordnance Survey`s 1:10,000 colour raster mapping. These maps are derived from Landplan which replaced the old 1:10,000 maps originally published in 1970. The data is highly detailed showing buildings, fences and field boundaries as well as all roads, tracks and paths. Road names are also included together with the relevant road number and classification. Boundary information depiction includes county, unitary authority, district, civil parish and constituency.

Map Name(s) and Date(s)

SJ89NE
1999
1:10,000

Historical Map - Slice A



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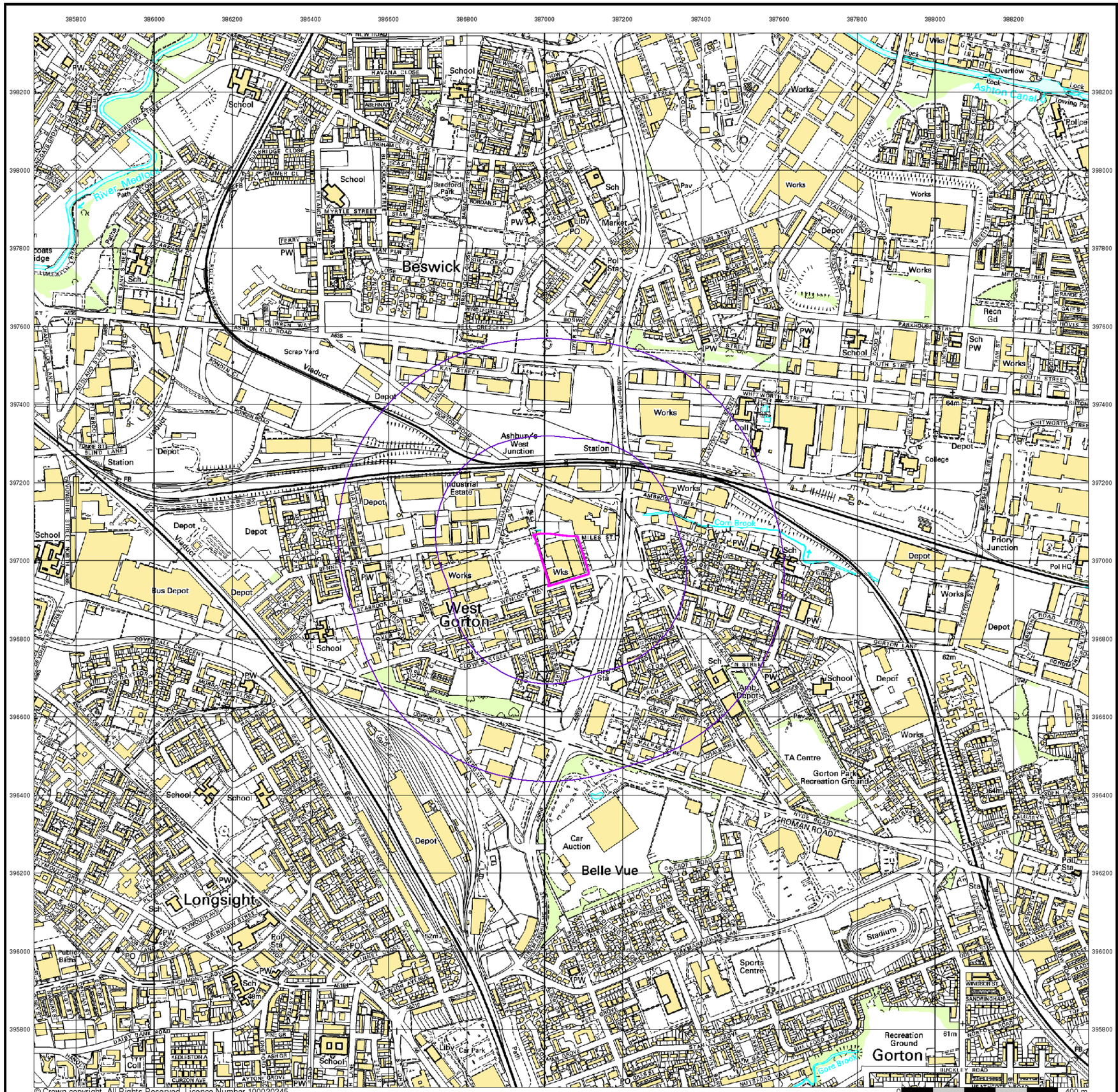

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10k Raster Mapping

Published 2006

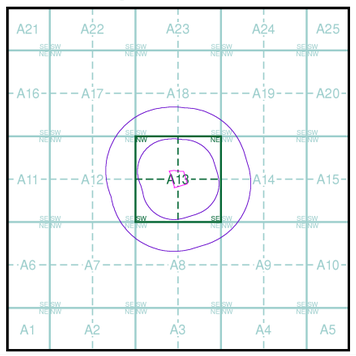
Source map scale - 1:10,000

The historical maps shown were produced from the Ordnance Survey`s 1:10,000 colour raster mapping. These maps are derived from Landplan which replaced the old 1:10,000 maps originally published in 1970. The data is highly detailed showing buildings, fences and field boundaries as well as all roads, tracks and paths. Road names are also included together with the relevant road number and classification. Boundary information depiction includes county, unitary authority, district, civil parish and constituency.

Map Name(s) and Date(s)

SJ89NE
2006
1:10,000

Historical Map - Slice A



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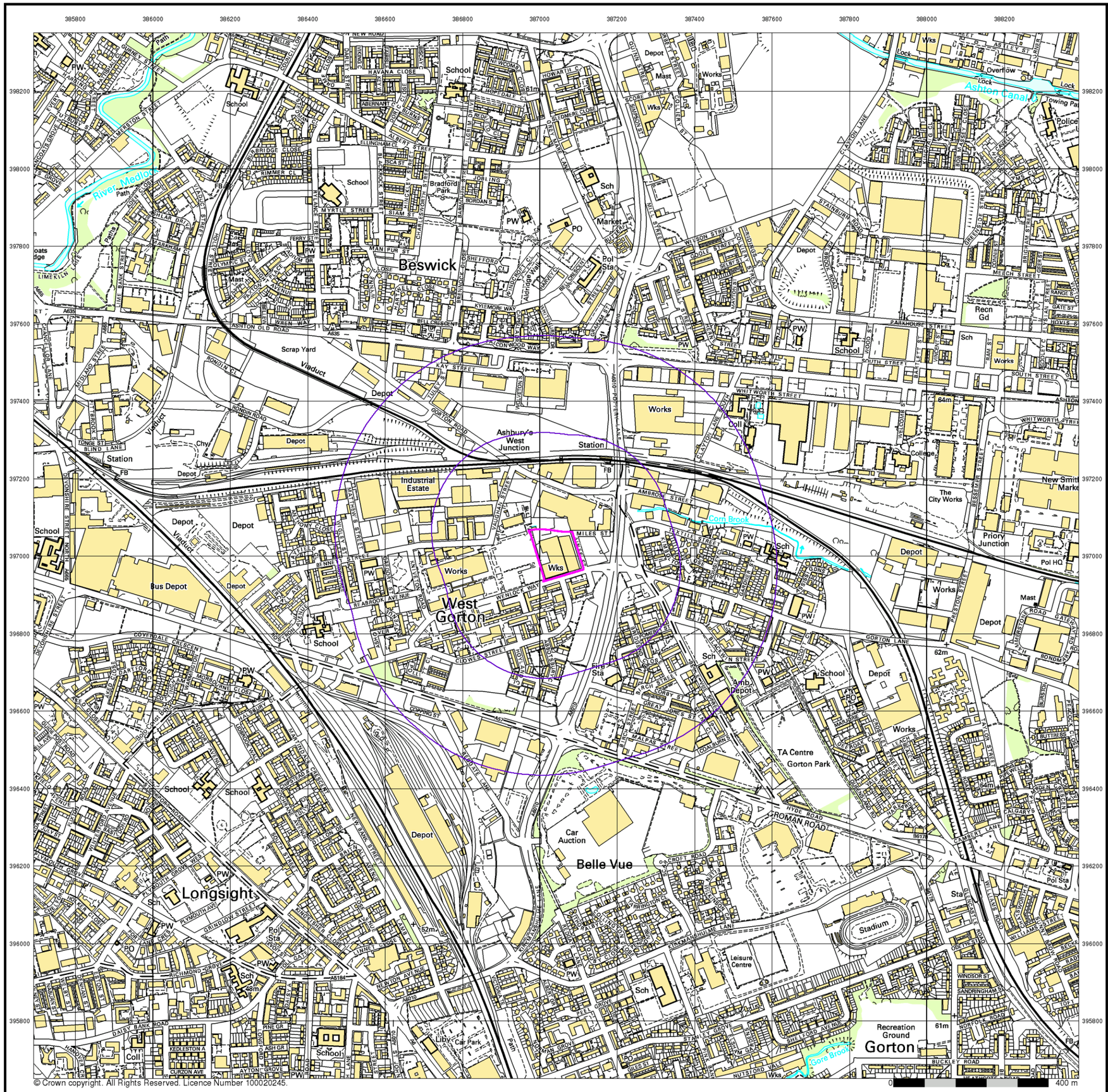

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10k Raster Mapping

Published 2011

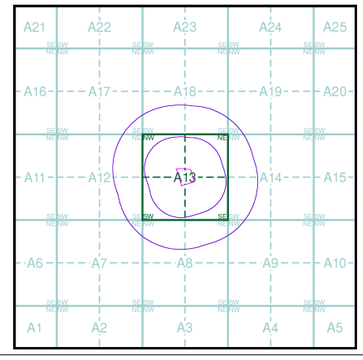
Source map scale - 1:10,000

The historical maps shown were produced from the Ordnance Survey`s 1:10,000 colour raster mapping. These maps are derived from Landplan which replaced the old 1:10,000 maps originally published in 1970. The data is highly detailed showing buildings, fences and field boundaries as well as all roads, tracks and paths. Road names are also included together with the relevant road number and classification. Boundary information depiction includes county, unitary authority, district, civil parish and constituency.

Map Name(s) and Date(s)

SJ89NE
2011
1:10,000

Historical Map - Slice A



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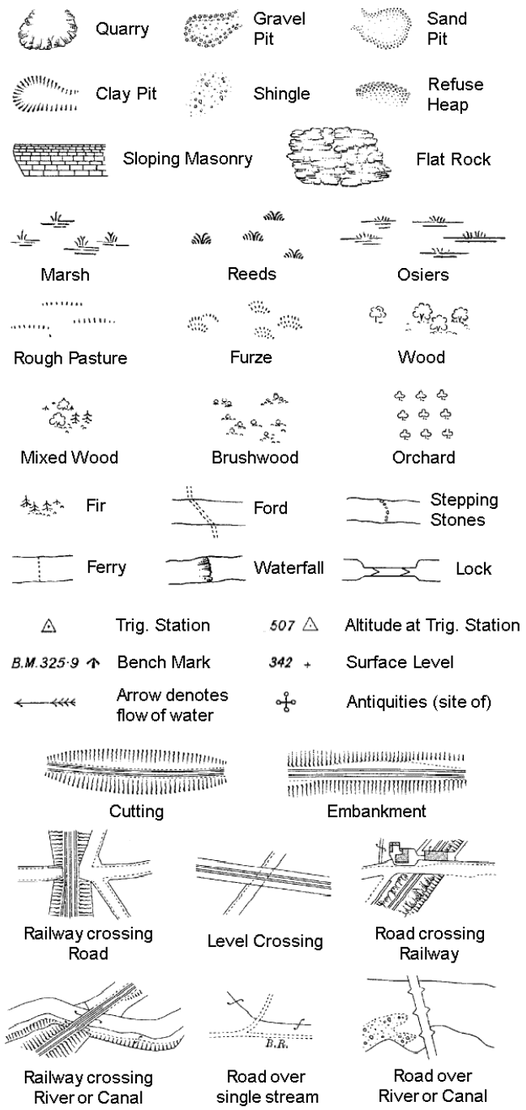
Historical Mapping Legends

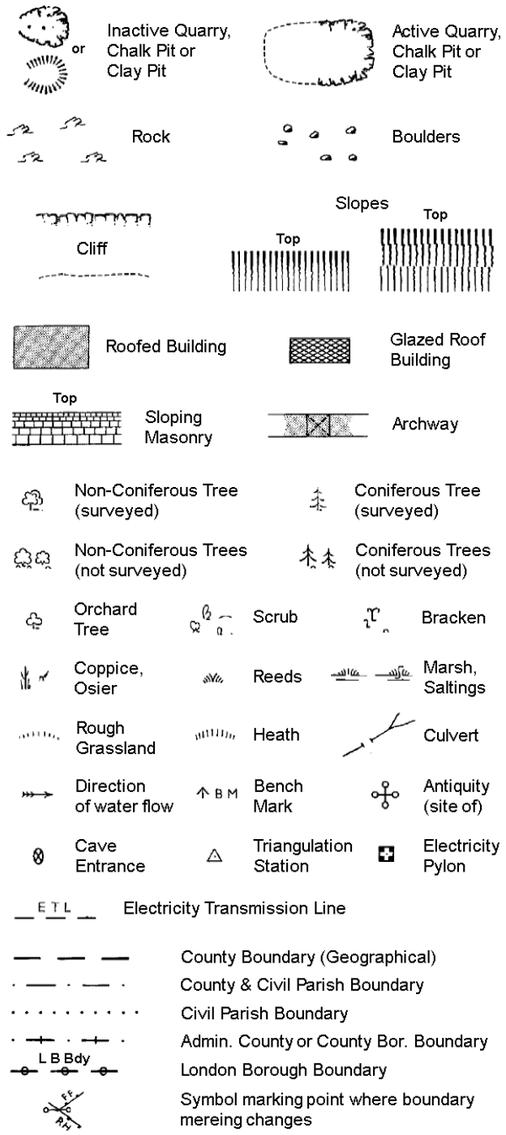
Ordnance Survey County Series and Ordnance Survey Plan 1:2,500



County Boundary (Geographical)
County & Civil Parish Boundary
Administrative County & Civil Parish Boundary
Co. Boro. Bdy. County Borough Boundary (England)
Co. Burgh Bdy. County Burgh Boundary (Scotland)

B P B S	Boundary Post or Stone	P.C.B	Police Call Box
B.R.	Bridle Road	P	Pump
E.P	Electricity Pylon	S.P	Signal Post
F.B.	Foot Bridge	St.	Sluice
F.P.	Foot Path	Sp.	Spring
G.P	Guide Post or Board	T.C.B	Telephone Call Box
M.S	Mile Stone	Tr.	Trough
M.P M.R	Mooring Post or Ring	W	Well

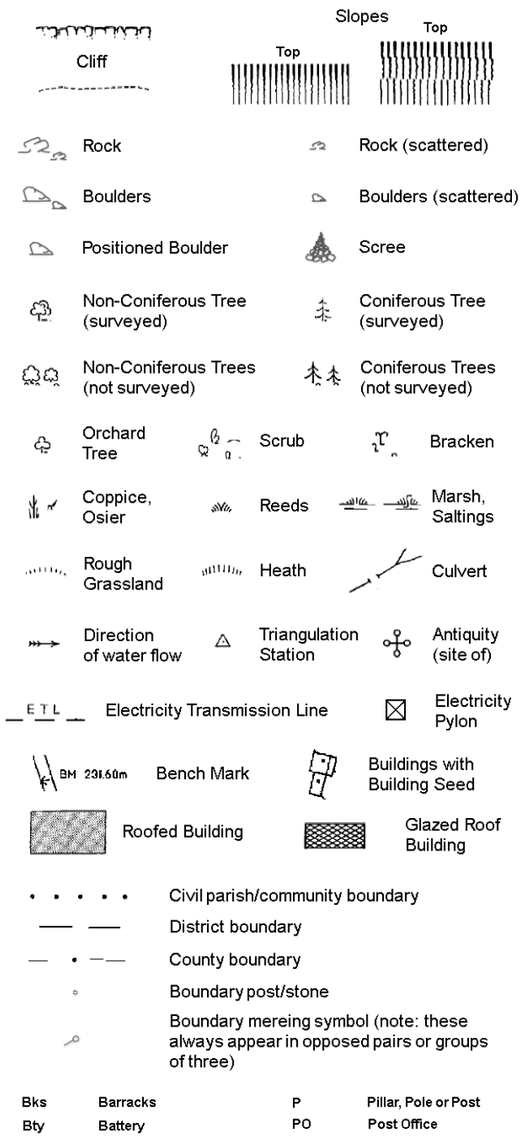
Ordnance Survey Plan, Additional SIMs and Supply of Unpublished Survey Information 1:2,500 and 1:1,250



County Boundary (Geographical)
County & Civil Parish Boundary
Civil Parish Boundary
Admin. County or County Bor. Boundary
L B Bdy London Borough Boundary
Symbol marking point where boundary mereing changes

BH	Beer House	P	Pillar, Pole or Post
BP, BS	Boundary Post or Stone	PO	Post Office
Cn, C	Capstan, Crane	PC	Public Convenience
Chy	Chimney	PH	Public House
D Fn	Drinking Fountain	Pp	Pump
El P	Electricity Pillar or Post	SB, S Br	Signal Box or Bridge
FAP	Fire Alarm Pillar	SP, SL	Signal Post or Light
FB	Foot Bridge	Spr	Spring
GP	Guide Post	Tk	Tank or Track
H	Hydrant or Hydraulic	TCB	Telephone Call Box
LC	Level Crossing	TCP	Telephone Call Post
MH	Manhole	Tr	Trough
MP	Mile Post or Mooring Post	Wr Pt, Wr T	Water Point, Water Tap
MS	Mile Stone	W	Well
NTL	Normal Tidal Limit	Wd Pp	Wind Pump

Large-Scale National Grid Data 1:2,500 and 1:1,250



Civil parish/community boundary
District boundary
County boundary
Boundary post/stone
Boundary mereing symbol (note: these always appear in opposed pairs or groups of three)

Bks	Barracks	P	Pillar, Pole or Post
Bty	Battery	PO	Post Office
Cemy	Cemetery	PC	Public Convenience
Chy	Chimney	Pp	Pump
Cis	Cistern	Ppg Sta	Pumping Station
Dismtd Rly	Dismantled Railway	PW	Place of Worship
El Gen Sta	Electricity Generating Station	Sewage Ppg Sta	Sewage Pumping Station
El P	Electricity Pole, Pillar	SB, S Br	Signal Box or Bridge
El Sub Sta	Electricity Sub Station	SP, SL	Signal Post or Light
FB	Filter Bed	Spr	Spring
Fn / D Fn	Fountain / Drinking Ftn.	Tk	Tank or Track
Gas Gov	Gas Valve Compound	Tr	Trough
GVC	Gas Governer	Wd Pp	Wind Pump
GP	Guide Post	Wr Pt, Wr T	Water Point, Water Tap
MH	Manhole	Wks	Works (building or area)
MP, MS	Mile Post or Mile Stone	W	Well

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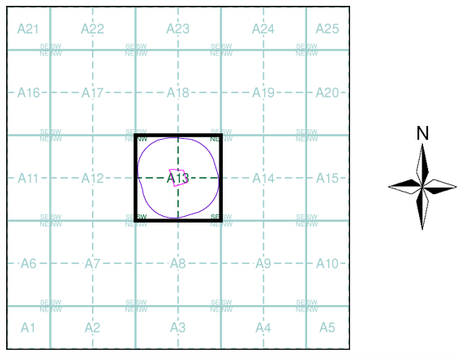
Historical Mapping & Photography included:

Mapping Type	Scale	Date	Pg
Lancashire And Furness	1:2,500	1893	2
Lancashire And Furness	1:2,500	1908	3
Lancashire And Furness	1:2,500	1922	4
Ordnance Survey Plan	1:1,250	1948 - 1950	5
Ordnance Survey Plan	1:2,500	1950 - 1951	6
Ordnance Survey Plan	1:1,250	1953 - 1979	7
Ordnance Survey Plan	1:2,500	1964 - 1967	8
Ordnance Survey Plan	1:1,250	1975 - 1990	9
Supply of Unpublished Survey Information	1:1,250	1975 - 1976	10
Additional SIMs	1:1,250	1977 - 1983	11
Additional SIMs	1:1,250	1985 - 1988	12
Large-Scale National Grid Data	1:1,250	1992	13
Additional SIMs	1:1,250	1992	14
Large-Scale National Grid Data	1:1,250	1993 - 1995	15
Large-Scale National Grid Data	1:1,250	1995 - 1996	16
Large-Scale National Grid Data	1:1,250	1996	17
Large-Scale National Grid Data	1:1,250	1997	18

Historical Map - Segment A13



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	250

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

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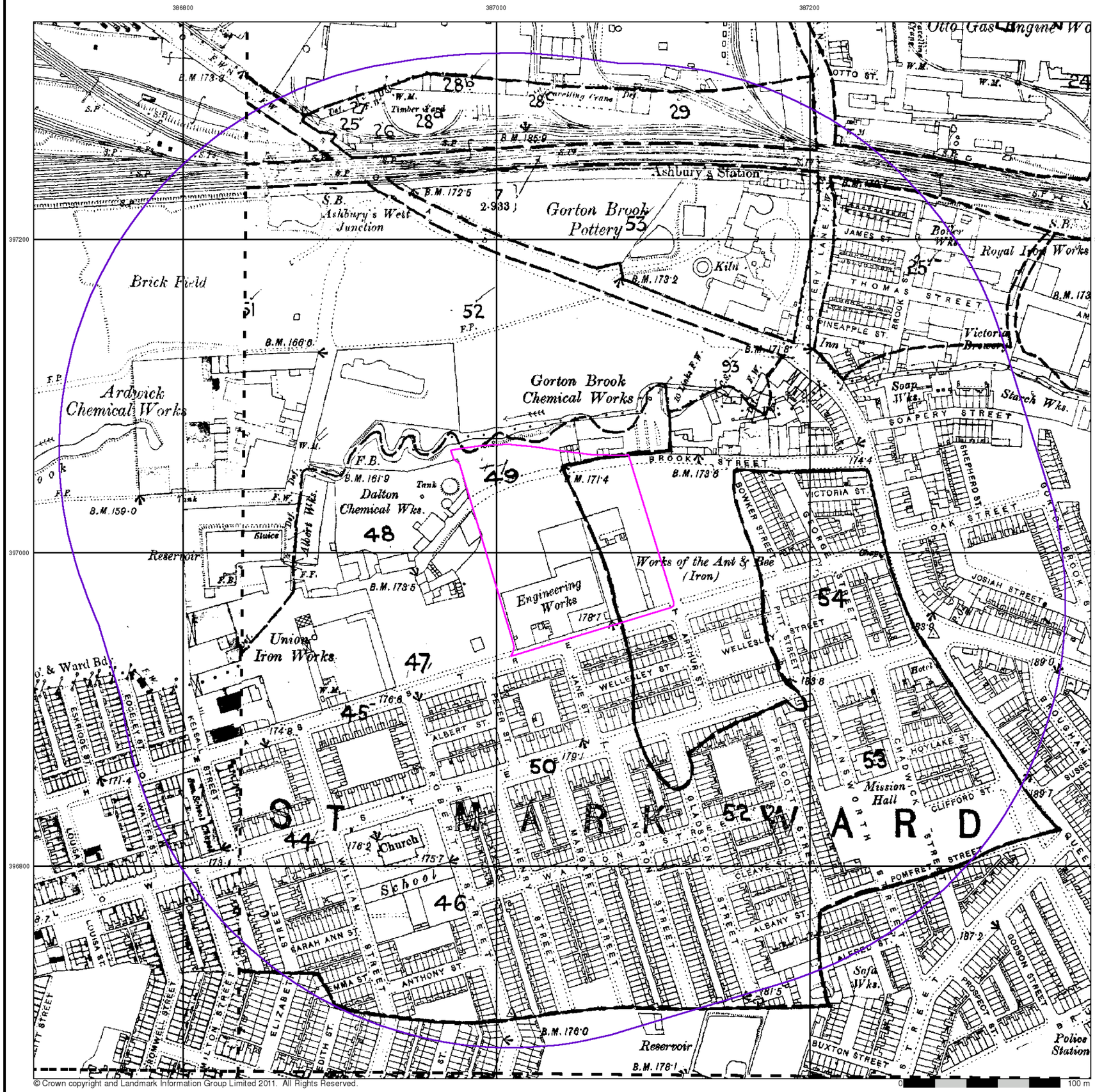

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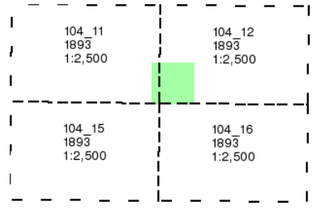
Lancashire And Furness

Published 1893

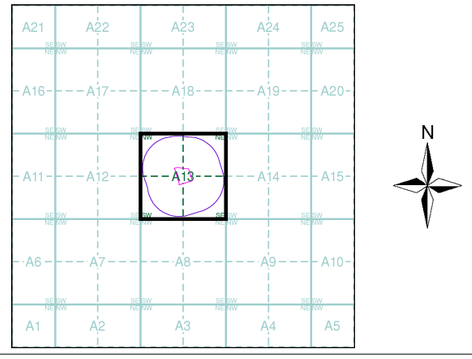
Source map scale - 1:2,500

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840`s. In 1854 the 1:2,500 scale was adopted for mapping urban areas and by 1896 it covered the whole of what were considered to be the cultivated parts of Great Britain. The published date given below is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas.

Map Name(s) and Date(s)



Historical Map - Segment A13



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Lancashire And Furness

Published 1908

Source map scale - 1:2,500

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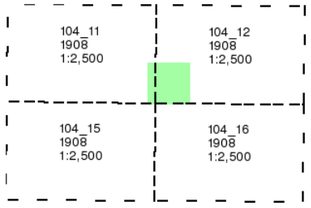
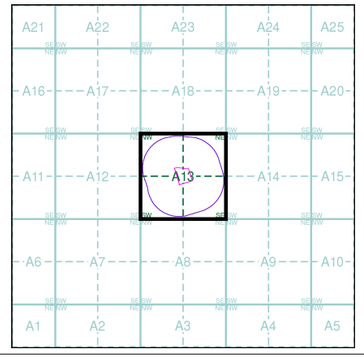
Map Name(s) and Date(s)



Historical Map - Segment A13



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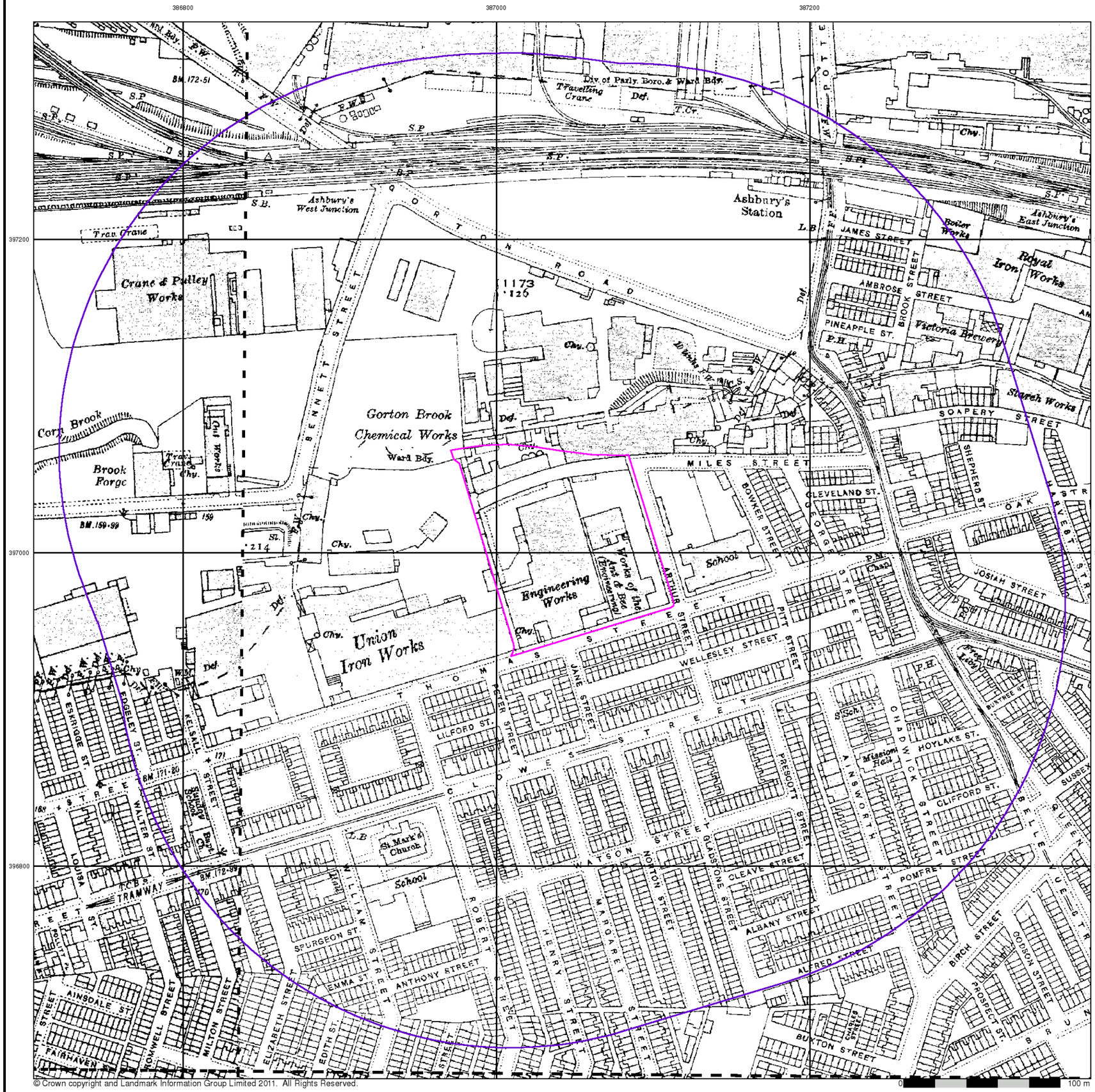

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Lancashire And Furness

Published 1922

Source map scale - 1:2,500

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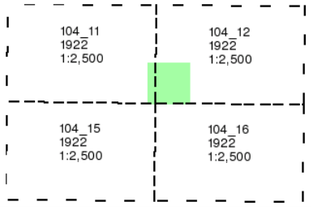
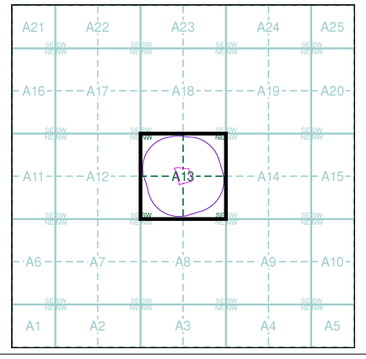
Map Name(s) and Date(s)



Historical Map - Segment A13



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Ordnance Survey Plan

Published 1948 - 1950

Source map scale - 1:1,250

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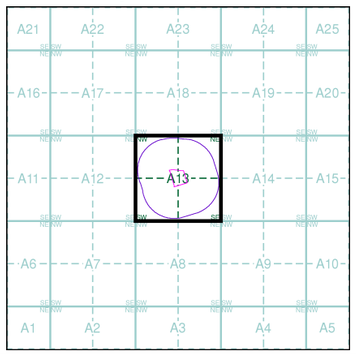
Map Name(s) and Date(s)

SJ8697SE 1948 1:1,250	SJ8797SW 1948 1:1,250
SJ8696NE 1949 1:1,250	SJ8796NW 1950 1:1,250

Historical Map - Segment A13



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Ordnance Survey Plan

Published 1950 - 1951

Source map scale - 1:2,500

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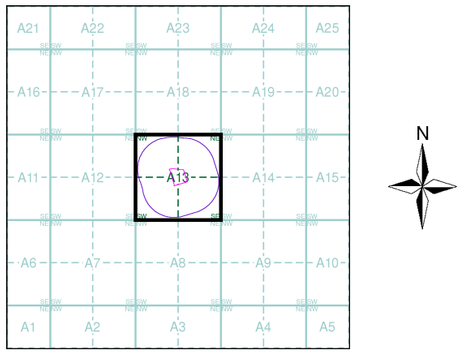
Map Name(s) and Date(s)

SJ8697 1950 1:2,500	SJ8797 1951 1:2,500
SJ8696 1951 1:2,500	SJ8796 1951 1:2,500

Historical Map - Segment A13



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Ordnance Survey Plan

Published 1953 - 1979

Source map scale - 1:1,250

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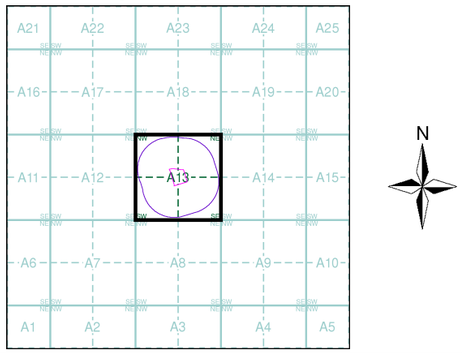
Map Name(s) and Date(s)

SJ8697SE 1953 1:1,250	SJ8797SW 1957 1:1,250
SJ8696NE 1957 1:1,250	SJ8796NW 1979 1:1,250

Historical Map - Segment A13



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Ordnance Survey Plan

Published 1964 - 1967

Source map scale - 1:2,500

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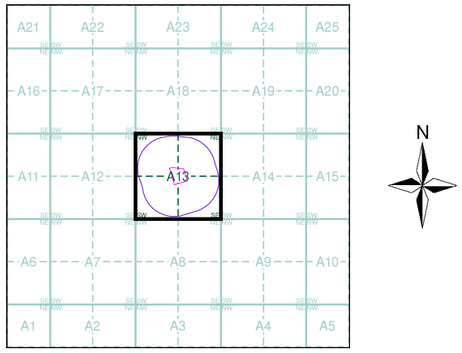
Map Name(s) and Date(s)

SJ8697 1967 1:2,500	SJ8797 1967 1:2,500
SJ8696 1964 1:2,500	SJ8796 1964 1:2,500

Historical Map - Segment A13



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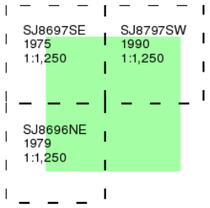
Ordnance Survey Plan

Published 1975 - 1990

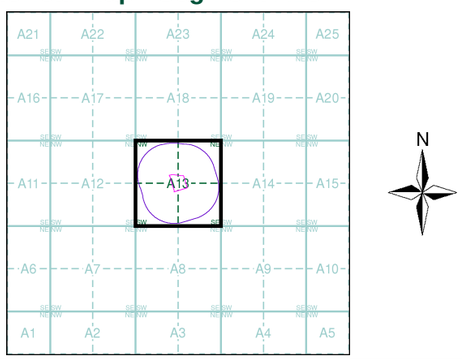
Source map scale - 1:1,250

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840`s. In 1854 the 1:2,500 scale was adopted for mapping urban areas and by 1896 it covered the whole of what were considered to be the cultivated parts of Great Britain. The published date given below is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas.

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	250

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU



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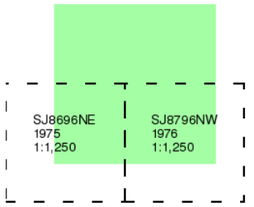
Supply of Unpublished Survey Information

Published 1975 - 1976

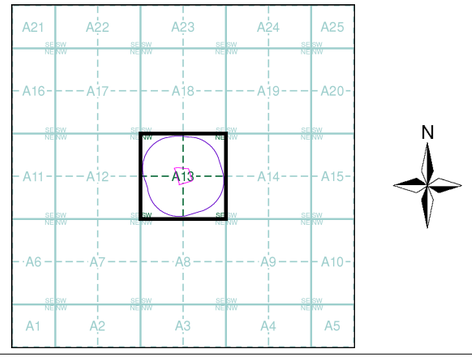
Source map scale - 1:1,250

SUSI maps (Supply of Unpublished Survey Information) were produced between 1972 and 1977, mainly for internal use at Ordnance Survey. These were more of a `work-in-progress' plan as they showed updates of individual areas on a map. These maps were unpublished, and they do not represent a single moment in time. They were produced at both 1:2,500 and 1:1,250 scales.

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
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Additional SIMs

Published 1977 - 1983

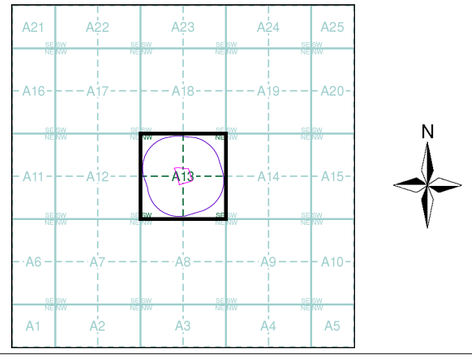
Source map scale - 1:1,250

The SIM cards (Ordnance Survey's `Survey of Information on Microfilm') are further, minor editions of mapping which were produced and published in between the main editions as an area was updated. They date from 1947 to 1994, and contain detailed information on buildings, roads and land-use. These maps were produced at both 1:2,500 and 1:1,250 scales.

Map Name(s) and Date(s)

SJ8697SE 1983 1:1,250	SJ8797SW 1980 1:1,250
SJ8696NE 1983 1:1,250	SJ8796NW 1977 1:1,250

Historical Map - Segment A13



Order Details

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Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	250

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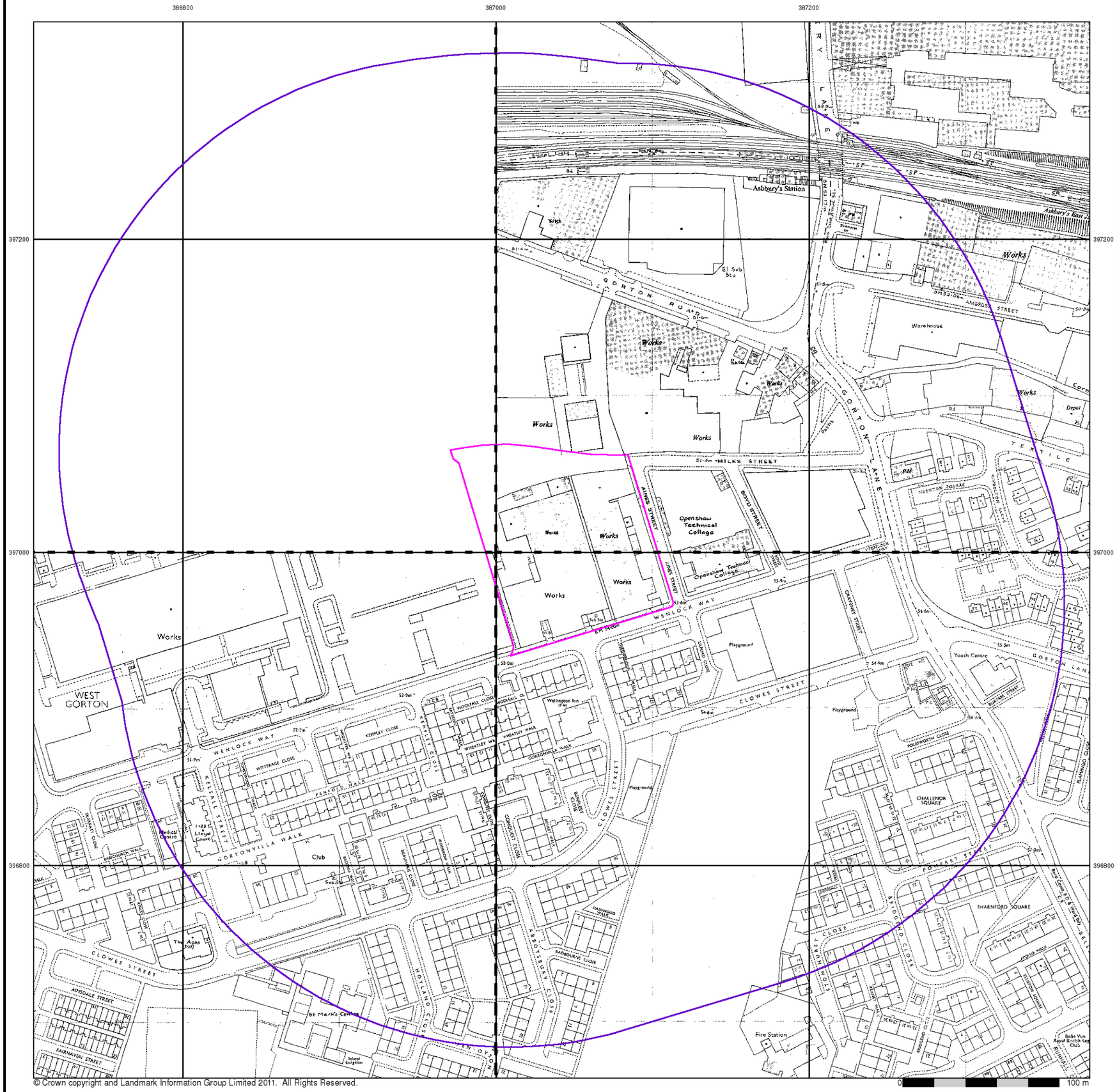

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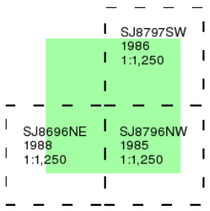
Additional SIMs

Published 1985 - 1988

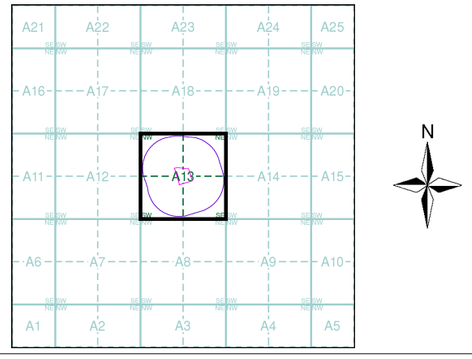
Source map scale - 1:1,250

The SIM cards (Ordnance Survey's `Survey of Information on Microfilm') are further, minor editions of mapping which were produced and published in between the main editions as an area was updated. They date from 1947 to 1994, and contain detailed information on buildings, roads and land-use. These maps were produced at both 1:2,500 and 1:1,250 scales.

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

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Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	250

Site Details

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Large-Scale National Grid Data

Published 1992

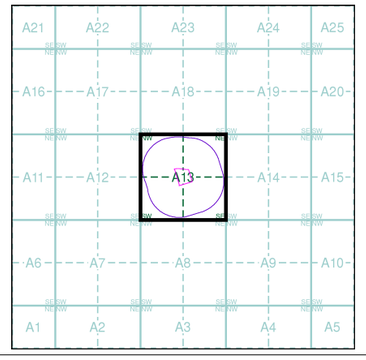
Source map scale - 1:1,250

'Large Scale National Grid Data' superseded SIM cards (Ordnance Survey's 'Survey of Information on Microfilm') in 1992, and continued to be produced until 1999. These maps were the fore-runners of digital mapping and so provide detailed information on houses and roads, but tend to show less topographic features such as vegetation. These maps were produced at both 1:2,500 and 1:1,250 scales.

Map Name(s) and Date(s)

SJ8697SE 1992 1:1,250	SJ8797SW 1992 1:1,250
SJ8696NE 1992 1:1,250	SJ8796NW 1992 1:1,250

Historical Map - Segment A13



Order Details

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Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	250

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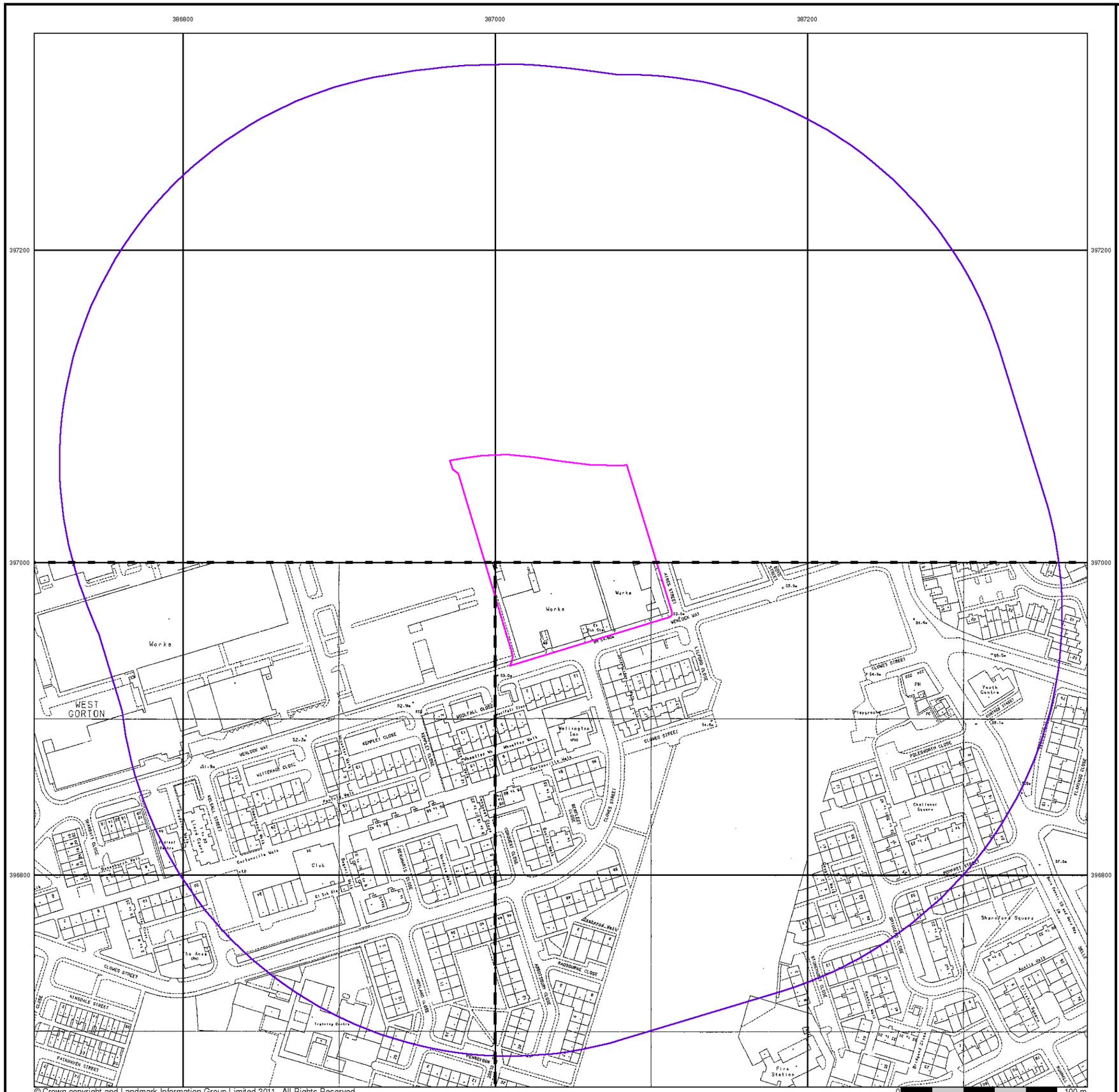

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Additional SIMs

Published 1992

Source map scale - 1:1,250

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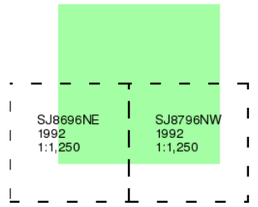
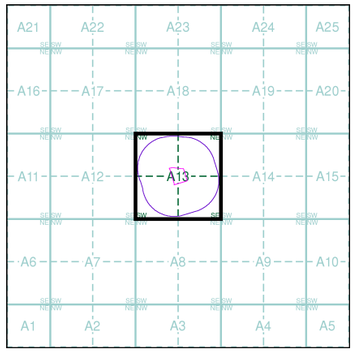
Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	250

Site Details

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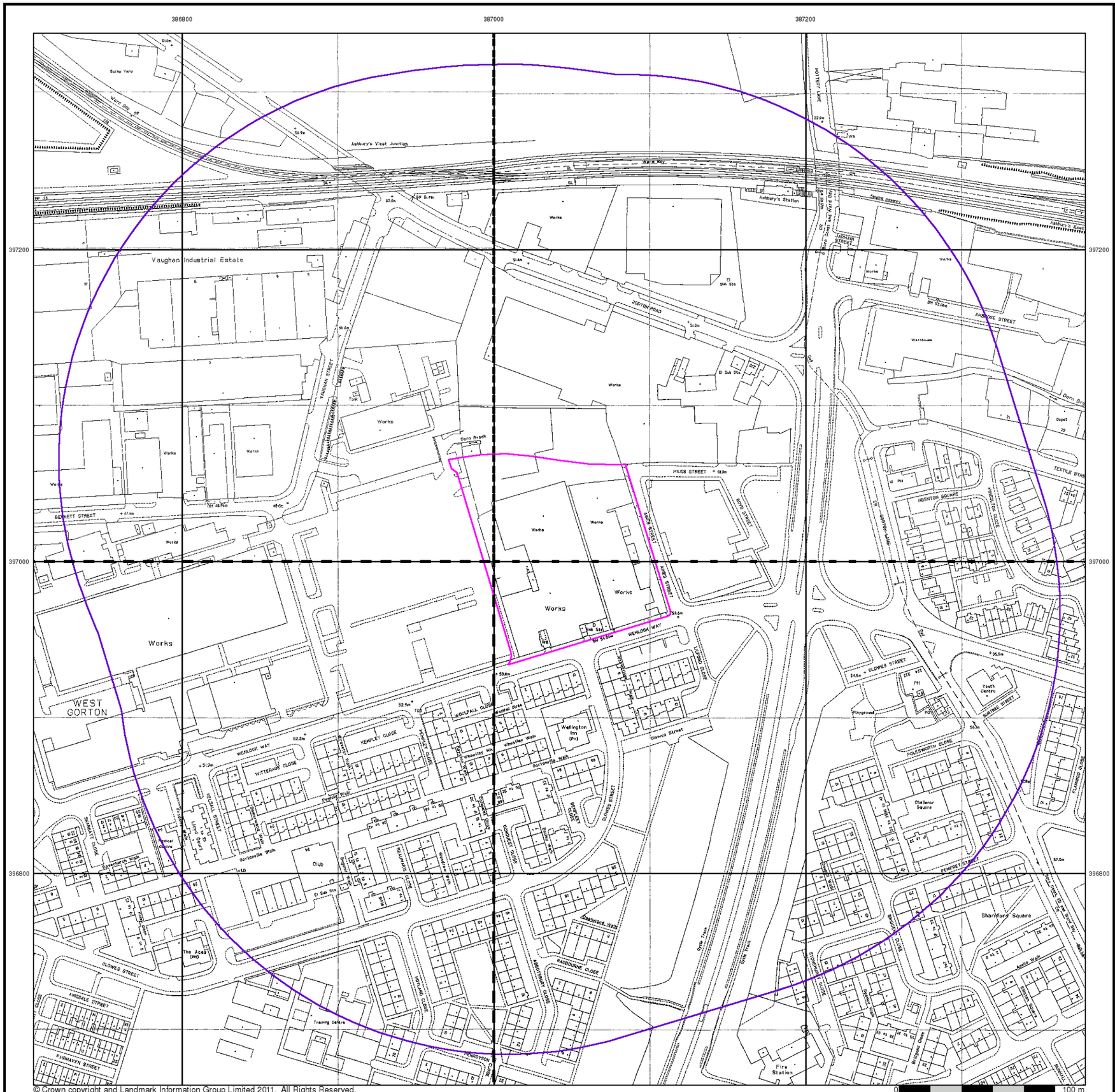

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Large-Scale National Grid Data

Published 1993 - 1995

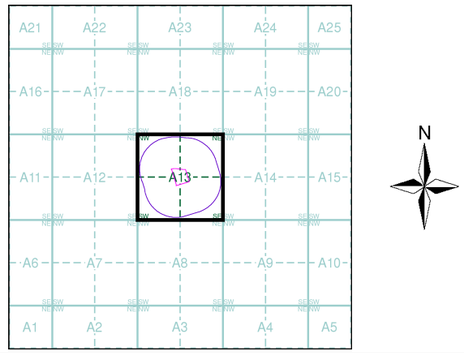
Source map scale - 1:1,250

'Large Scale National Grid Data' superseded SIM cards (Ordnance Survey's 'Survey of Information on Microfilm') in 1992, and continued to be produced until 1999. These maps were the fore-runners of digital mapping and so provide detailed information on houses and roads, but tend to show less topographic features such as vegetation. These maps were produced at both 1:2,500 and 1:1,250 scales.

Map Name(s) and Date(s)

SJ8697SE 1995 1:1,250	SJ8797SW 1994 1:1,250
SJ8696NE 1993 1:1,250	SJ8796NW 1993 1:1,250

Historical Map - Segment A13



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	250

Site Details

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Large-Scale National Grid Data

Published 1995 - 1996

Source map scale - 1:1,250

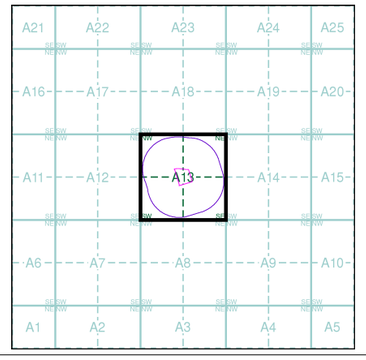
'Large Scale National Grid Data' superseded SIM cards (Ordnance Survey's 'Survey of Information on Microfilm') in 1992, and continued to be produced until 1999. These maps were the fore-runners of digital mapping and so provide detailed information on houses and roads, but tend to show less topographic features such as vegetation. These maps were produced at both 1:2,500 and 1:1,250 scales.

Map Name(s) and Date(s)

SJ8797SW
1995
1:1,250

SJ8796NW
1996
1:1,250

Historical Map - Segment A13



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
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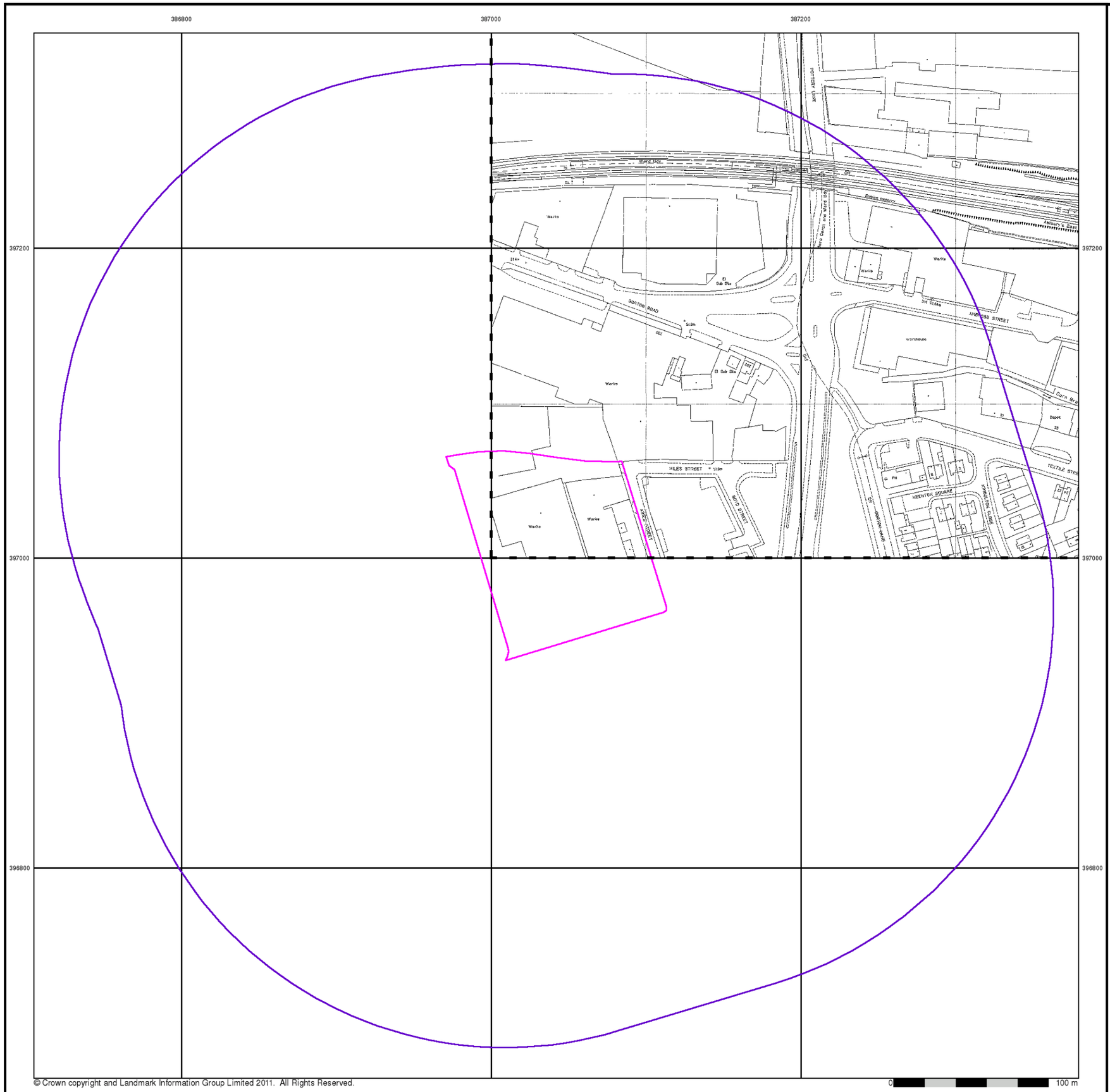

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Large-Scale National Grid Data

Published 1996

Source map scale - 1:1,250

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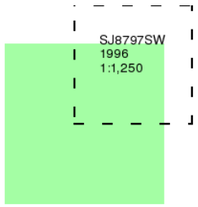
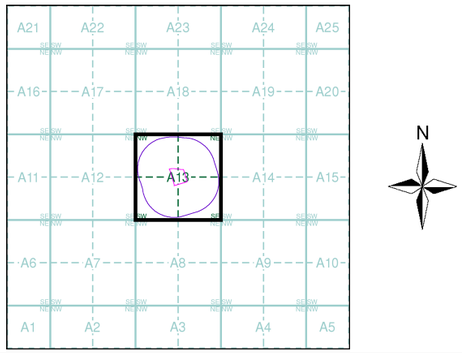
Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

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Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	250

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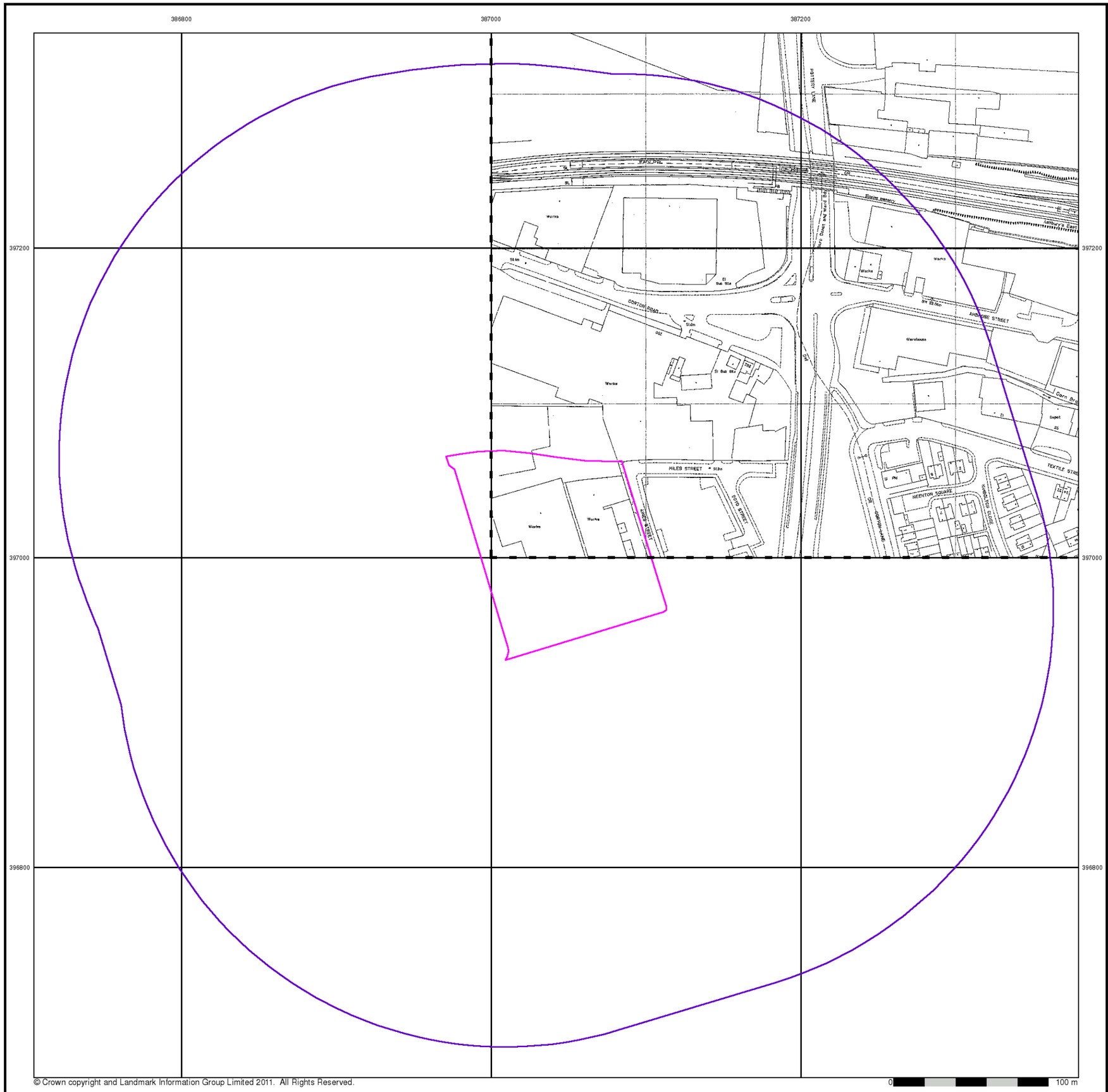

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Envirocheck®

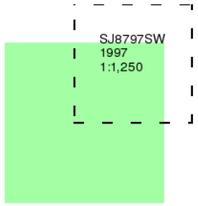
Large-Scale National Grid Data

Published 1997

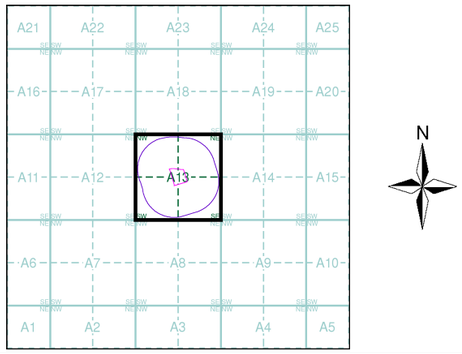
Source map scale - 1:1,250

'Large Scale National Grid Data' superseded SIM cards (Ordnance Survey's 'Survey of Information on Microfilm') in 1992, and continued to be produced until 1999. These maps were the fore-runners of digital mapping and so provide detailed information on houses and roads, but tend to show less topographic features such as vegetation. These maps were produced at both 1:2,500 and 1:1,250 scales.

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

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National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	250

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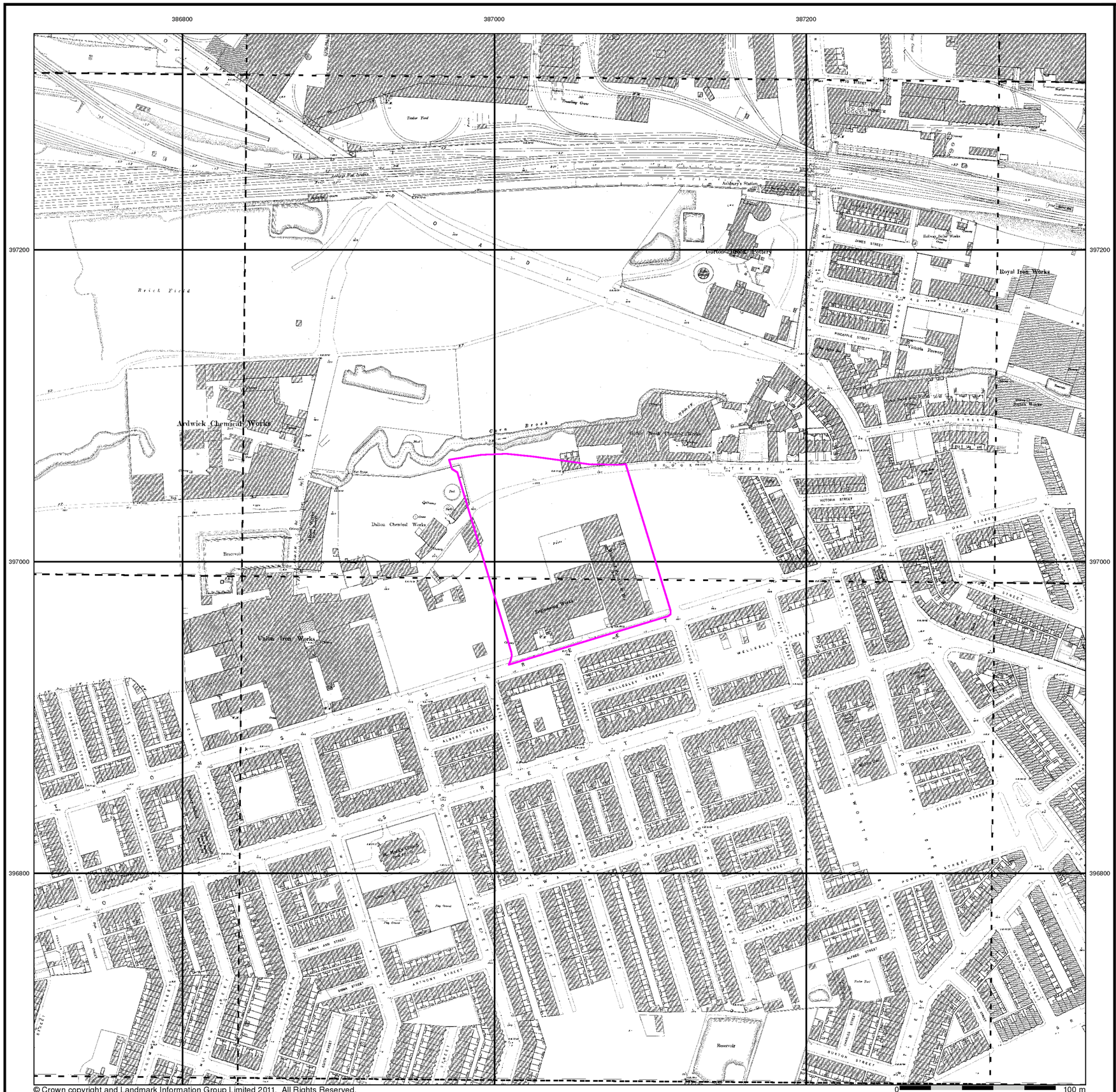

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Envirocheck® Historical

Lancashire And Furness

Published 1891

Source map scale - 1:500

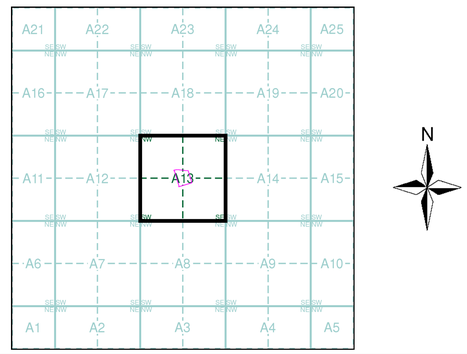
The 1:500 scale Ordnance Survey mapping was introduced in 1855 as a replacement for the 1:528 scale and to compliment the 1:2500 scale that had been implemented in 1853. By 1895, the 1:500 scale covered most towns over a population of about 4000 at the time of survey, although very few towns were mapped more than once at this scale, and none have been since 1910. The 1:500 scale gives particular emphasis to such features as lamp posts, man holes, arched passages and minor building projections. Also often featured are divisions between tenements, interior ground floor layouts of public buildings, and on earlier plans, the functions of the various parts of larger industrial premises are also indicated. Content of the plans does vary however, from one town to the next in terms of, for example, the completeness of railway tracks and the coverage of public buildings.

Please note: Due to the partial coverage of Historical Town Plans, it is possible that not all segments within an order will contain mapping. Only the segments that have Town Plan coverage will be generated.

Map Name(s) and Date(s)

1891	1891	1891
1:500	1:500	1:500
64_11_020	64_12_016	64_12_017
1891	1891	1891
1:500	1:500	1:500
64_11_021	64_12_021	64_12_022
1891	1891	1891
1:500	1:500	1:500
64_15_005	64_16_005	64_16_006
1891	1891	1891
1:500	1:500	1:500

Historical Town Plan - Segment A13



Order Details

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Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	0

Site Details

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APPENDIX D

Extracts from Geological Maps

Geology 1:10,000 Maps Legends

Artificial Ground and Landslip

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	WMGR	Infilled Ground	Artificial Deposit	Present Day - Present Day
	MGR	Made Ground (Undivided)	Artificial Deposit	Present Day - Present Day
	WGR	Worked Ground (Undivided)	Void	Present Day - Present Day

Superficial Geology

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	ALV	Alluvium	Clay, Silt, Sand and Gravel	Flandrian - Flandrian
	TILLD	Till, Devensian	Diamicton	Devensian - Devensian
	GFDUD	Glaciofluvial Deposits, Devensian	Sand and Gravel	Devensian - Devensian

Bedrock and Faults

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	CPB	Chester Pebble Beds Formation	Sandstone	Scythian - Scythian
	MM	Manchester Marls Formation	Mudstone	Late Permian - Late Permian
	CS	Collyhurst Sandstone Formation	Sandstone	Early Permian - Early Permian
	HA	Halesowen Formation	Mudstone, Siltstone and Sandstone	Westphalian D - Westphalian D
	GML	Great Mine Limestone	Limestone	Westphalian D - Westphalian D
	HTS	Holt Town Sandstone Bed	Sandstone	Westphalian D - Westphalian D
	HYLS	Half Yard Limestone	Limestone	Westphalian D - Westphalian D
	YDLS	Yard Limestone	Limestone	Westphalian D - Westphalian D
	PUCM	Pennine Upper Coal Measures Formation	Mudstone, Siltstone and Sandstone	Westphalian D - Bolsovian (Westphalian C)
	ETM	Etruria Formation	Sandstone and Mudstone	Westphalian - Westphalian
	Fault			
	Rock			

Envirocheck® Geology

Geology 1:10,000 Maps

This report contains geological map extracts taken from the BGS Digital Geological map of Great Britain at 1:10,000 scale and is designed for users carrying out preliminary site assessments who require geological maps for the area around a site. This mapping may be more up to date than previously published paper maps.

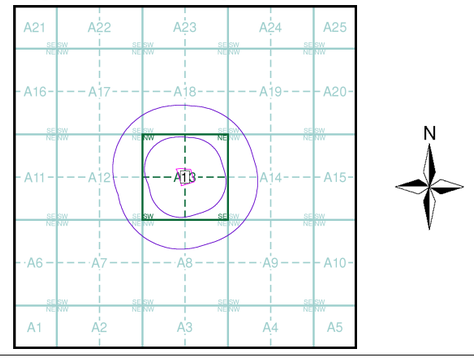
The various geological layers - artificial and landslip deposits, superficial geology and solid (bedrock) geology are displayed in separate maps, but superimposed on the final 'Combined Surface Geology' map. All map legends feature on this page.

Please Note: Not all of the layers have complete nationwide coverage, so availability of data for relevant map sheets is indicated below.

Geology 1:10,000 Maps Coverage

Map ID:	1
Map Name:	SJ89NE
Map Date:	1976
Bedrock Geology:	Available
Superficial Geology:	Available
Artificial Geology:	Available
Faults:	Available
Landslip:	Available
Rock Segments:	Available

Geology 1:10,000 Maps - Slice A



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
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Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

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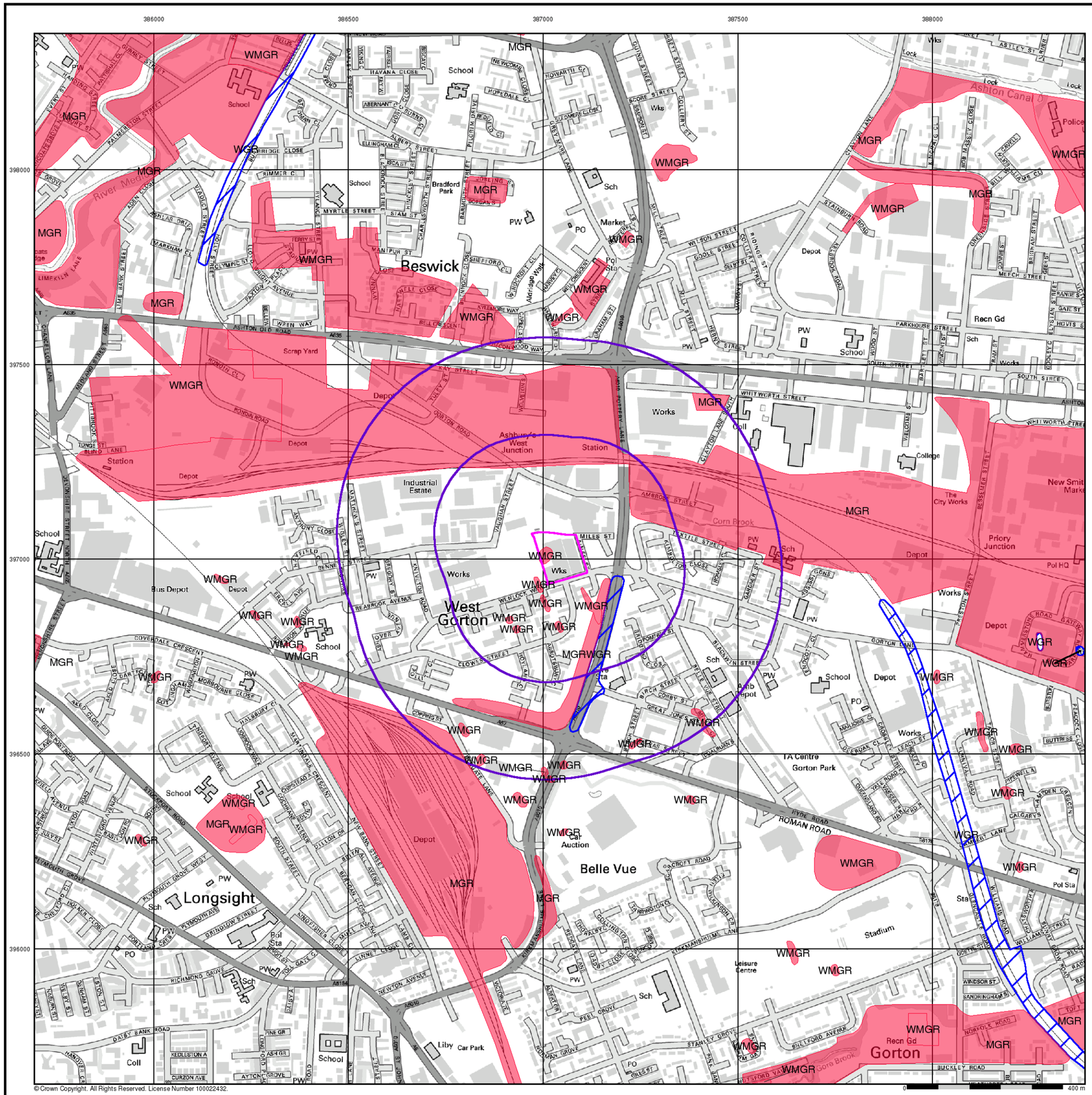


Envirocheck® Geology

Artificial Ground and Landslip

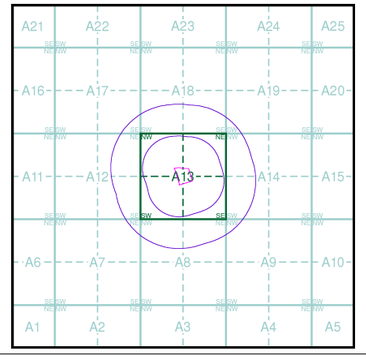
Artificial ground is a term used by BGS for those areas where the ground surface has been significantly modified by human activity. Information about previously developed ground is especially important, as it is often associated with potentially contaminated material, unpredictable engineering conditions and unstable ground.

Artificial ground includes:

- Made ground - man-made deposits such as embankments and spoil heaps on the natural ground surface.
- Worked ground - areas where the ground has been cut away such as quarries and road cuttings.
- Infilled ground - areas where the ground has been cut away then wholly or partially backfilled.
- Landscaped ground - areas where the surface has been reshaped.
- Disturbed ground - areas of ill-defined shallow or near surface mineral workings where it is impracticable to map made and worked ground separately.

Mass movement (landslip) deposits on BGS geological maps are primarily superficial deposits that have moved down slope under gravity to form landslips. These affect bedrock, other superficial deposits and artificial ground. The dataset also includes foundered strata, where the ground has collapsed due to subsidence.

Artificial Ground and Landslip Map - Slice A



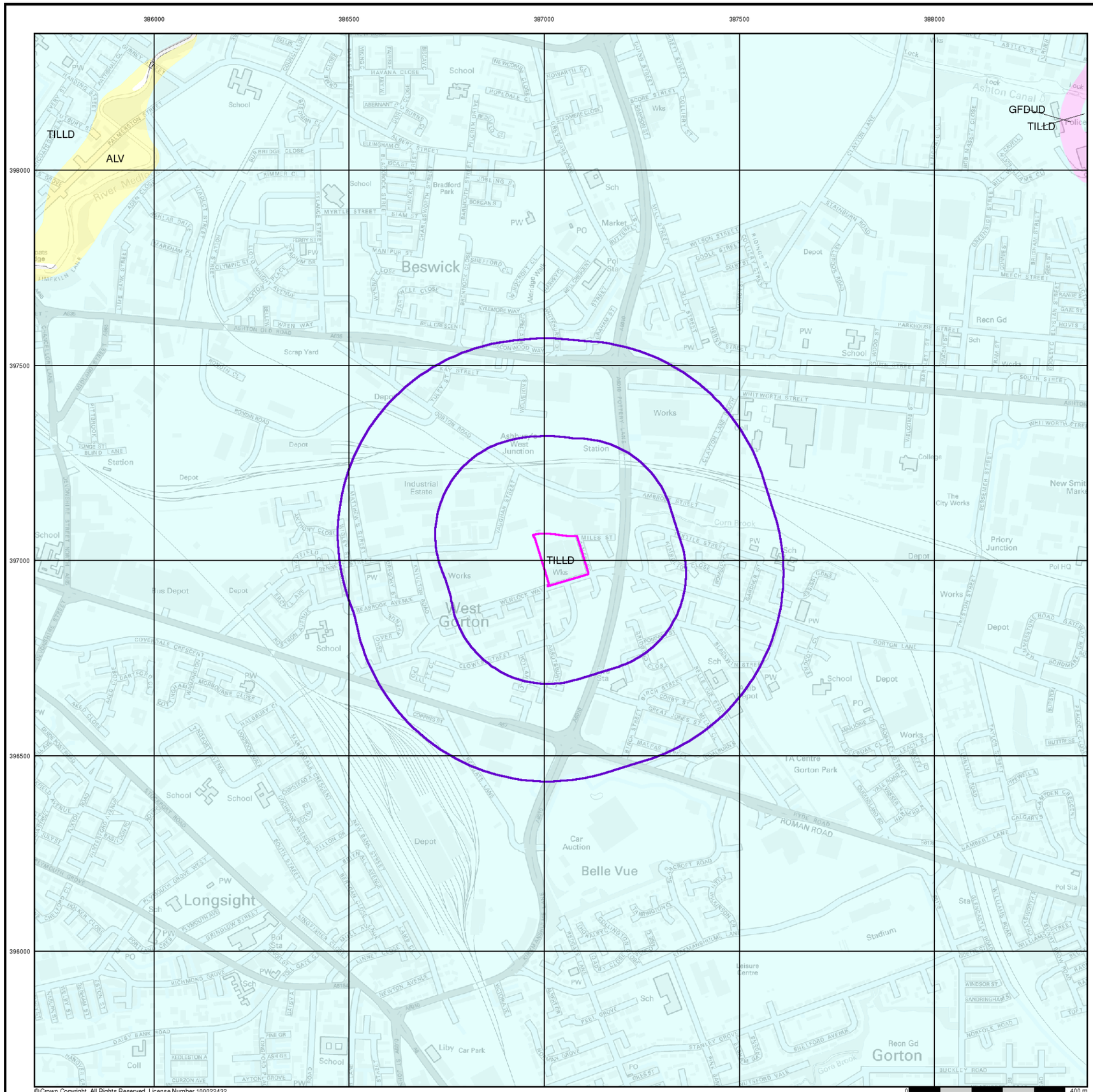
Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

Landmark Information Group
Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk



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Envirocheck® Geology

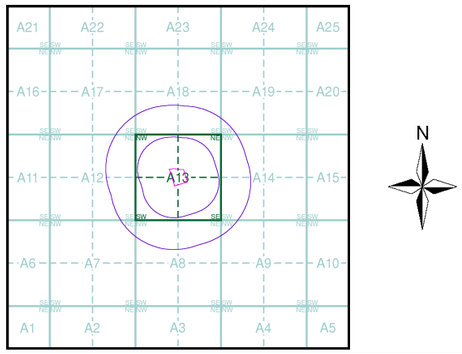
Superficial Geology

BGS 1:10,000 Superficial Deposits are the youngest geological deposits formed during the most recent period of geological time, which extends back about 1.8 million years from the present.

They rest on older deposits or rocks referred to as Bedrock. This dataset contains Superficial deposits that are of natural origin and 'in place'. Other superficial strata may be held in the Mass Movement dataset where they have been moved, or in the Artificial Ground dataset where they are of man-made origin.

Most of these Superficial deposits are unconsolidated sediments such as gravel, sand, silt and clay, and onshore they form relatively thin, often discontinuous patches or larger spreads.

Superficial Geology Map - Slice A



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
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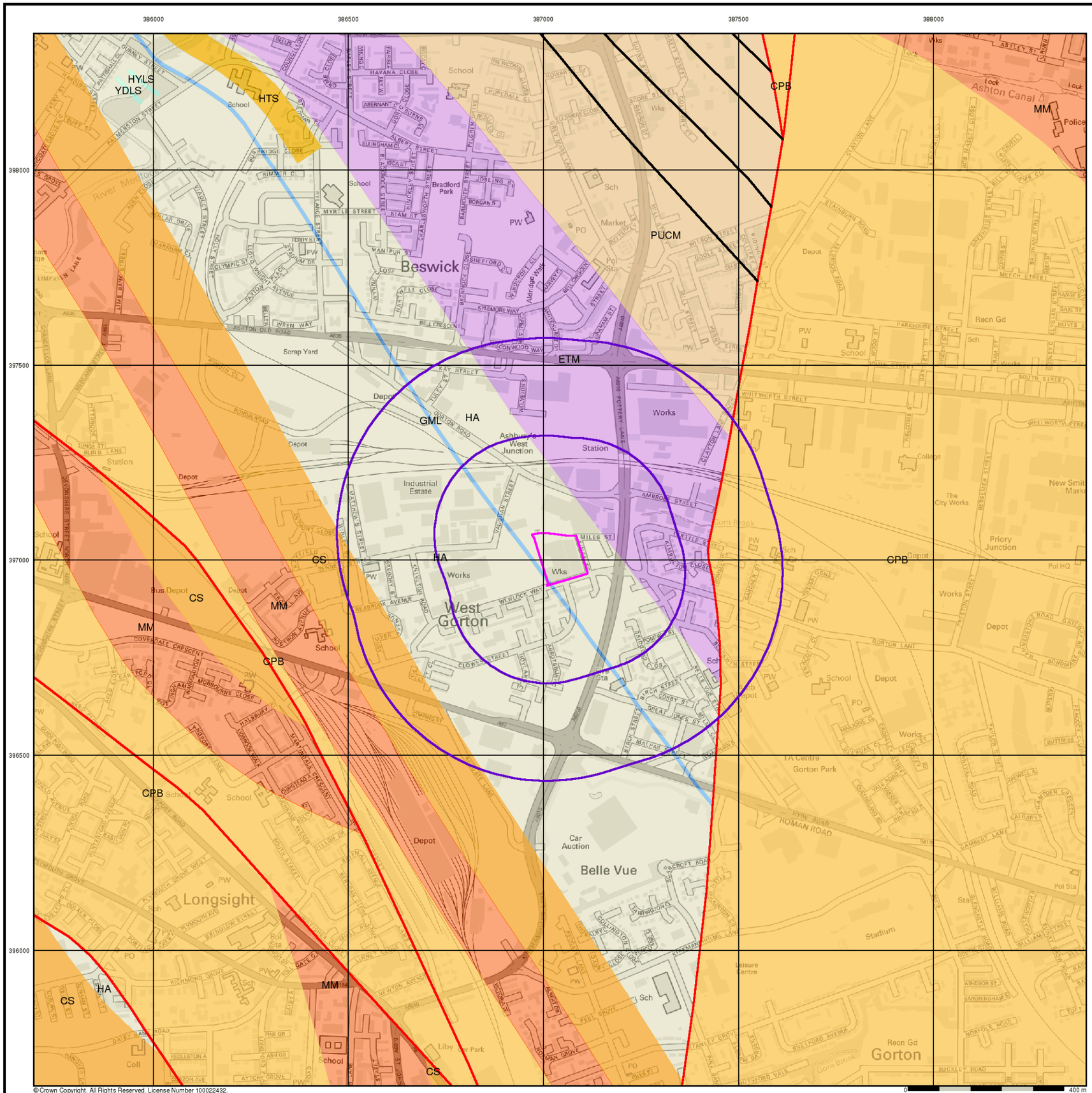

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Envirocheck® Geology

Bedrock and Faults

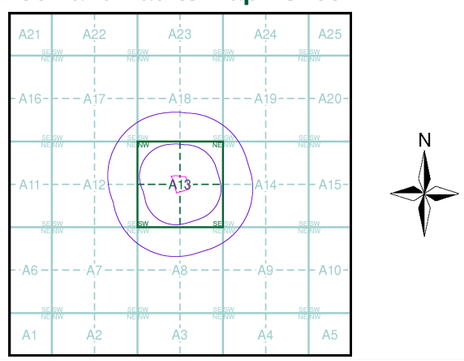
Bedrock geology is a term used for the main mass of rocks forming the Earth and are present everywhere, whether exposed at the surface in outcrops or concealed beneath superficial deposits or water.

The bedrock has formed over vast lengths of geological time ranging from ancient and highly altered rocks of the Proterozoic, some 2500 million years ago, or older, up to the relatively young Pliocene, 1.8 million years ago.

The bedrock geology includes many lithologies, often classified into three types based on origin: igneous, metamorphic and sedimentary.

The BGS Faults and Rock Segments dataset includes geological faults and thin beds mapped as lines such as coal seams and mineral veins. These are not restricted by age and could relate to features of any of the 1:10,000 geology datasets.

Bedrock and Faults Map - Slice A



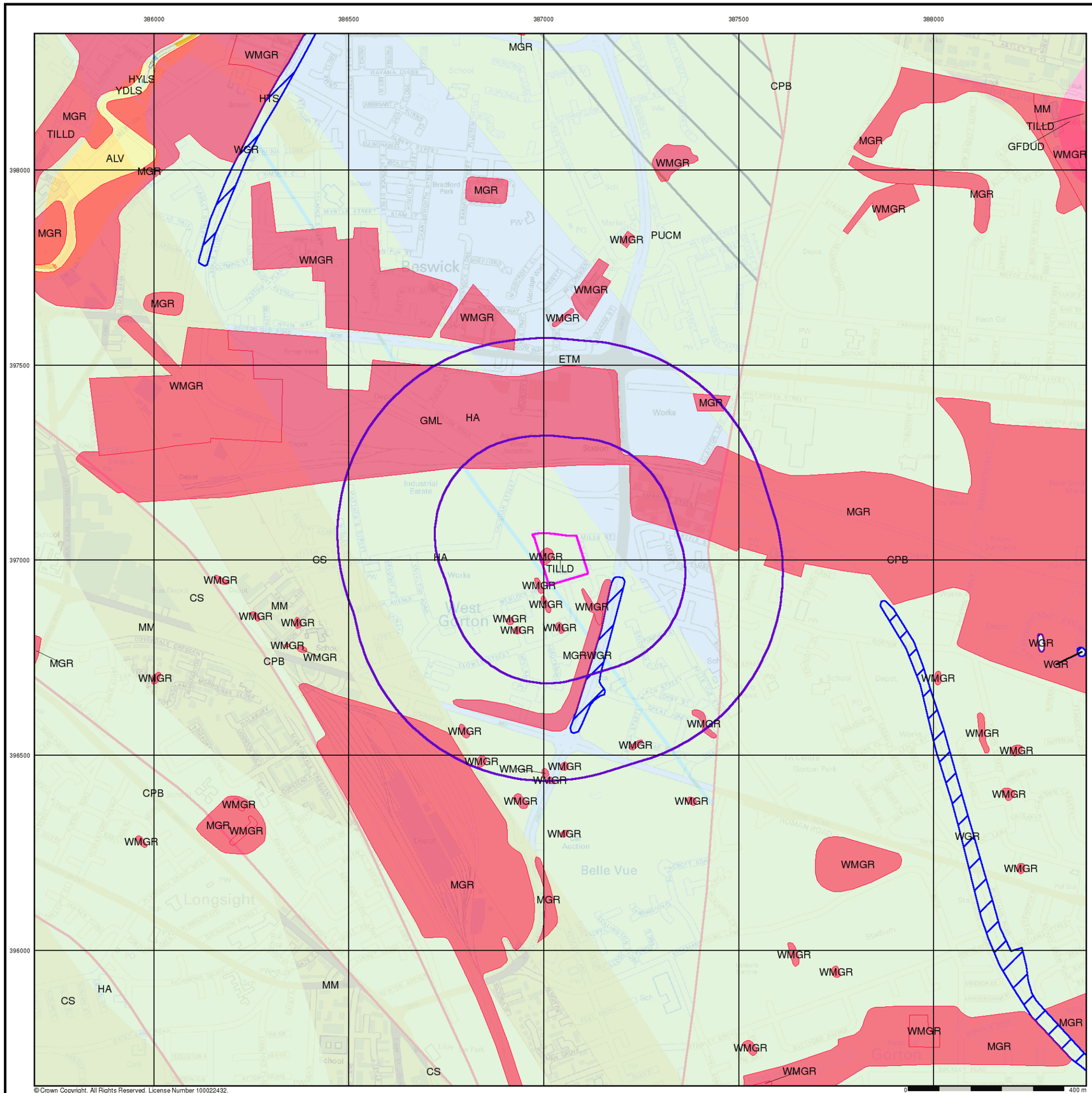
Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

Landmark® Information Group
Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk



Envirocheck® Geology

Combined Surface Geology

The Combined Surface Geology map combines all the previous maps into one combined geological overview of your site.

Please consult the legends to the previous maps to interpret the Combined "Surface Geology" map.

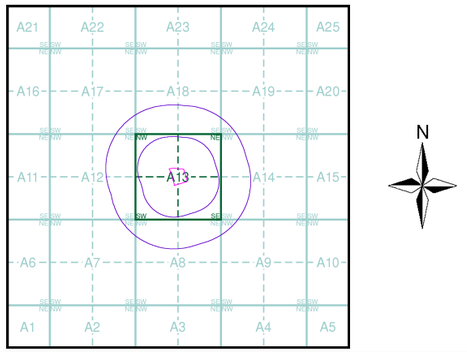
Additional Information

More information on 1:10,000 Geological mapping and explanations of rock classifications can be found on the BGS website. Using the LEX Codes in this report, further descriptions of rock types can be obtained by interrogating the 'BGS Lexicon of Named Rock Units'. This database can be accessed by following the 'Information and Data' link on the BGS website.

Contact

British Geological Survey
Kingsley Dunham Centre
Keyworth
Nottingham
NG12 5GG
Telephone: 0115 936 3143
Fax: 0115 936 3276
email: enquiries@bgs.ac.uk
website: www.bgs.ac.uk

Combined Geology Map - Slice A



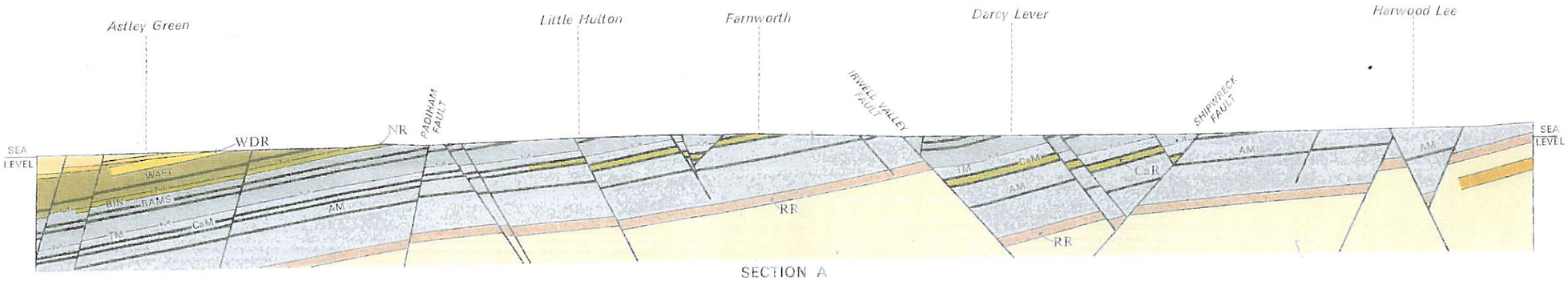
Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

SJ702986 SD733071 SD731133



SECTION A

SECTIONS SHOWING THE GENERAL RELATIONS OF THE ROCKS ALONG THE LINES DRAWN ON THE MAP

Horizontal and vertical scale 1:50 000

1 0 1 2 3 4 5 6 Kilometres
1 0 1 2 3 4 Miles

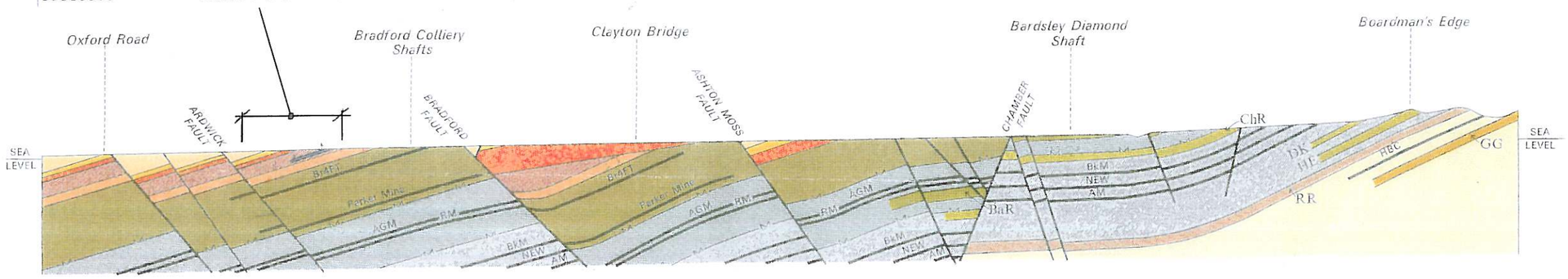
Mine Limestone
Town Sandstone
fth Limestone
'Ardwick Group'

shaw Sandstone
SHAW MINE
LOTTE MINE
OFORD THREE QUARTERS MINE
OFORD FOUR FOOT MINE

ton Heath Sandstone
chester Marine Band
ER MINE
nfield Marine Band
ton Marine Band
ford Marine Band
LEY MINE
JET AMBER MINE
ERY MINE
clough Marine Band
OR MINE
TON GREAT MINE
ER MINE
FURNACE MINE
OM FURNACE MINE
sley Rock
BS AND FAIRBOTTOM MINES
D AND PARK MINES
cliffe or Foxholes Rock
HOLES MINE
N LANE MINE
on Manor Marine Band
OM SHUTTLES MINE
nber Rock
IER CHAMBER MINE
ER CHAMBER MINE
GS MINE
Tire Rock
FIRE MINE
HAM GREAT MINE
CK MINE
NE MINE

SJ838968 SD970035

WEST GORTON REGENERATION AREA



SECTION B

EXPLANATION OF GEOLOGICAL SYMBOLS

+	Horizontal strata
	Gently inclined strata
16	Inclined strata, dip in degrees
16	Inclined strata underground, dip in degrees
	Geological boundary
	Coal crop
	Fault, crossmark on downthrow side
—M—M—	Marine Band

Broken lines denote uncertainty

CLASSIFICATION OF WESTPHALIAN STRATA (COAL MEASURES)

Previous editions of this sheet, together with the explanatory memoir (Tonks and others 1931), employed a local classification into Lower, Middle and Upper Coal Measures, the dividing lines between the three units being drawn at the Arley Mine and at the base of a group of red strata (Ardwick Group) lying at the top of the sequence. Advances in stratigraphical knowledge led to standardization of these three units in England and Wales (Stubblefield and Trotter, 1957), the chosen boundaries in Lancashire being the Sutton Manor and Prestwich Top marine bands, though this classification has never been applied on Geological Survey maps of the present district. It is now possible to employ the standard European classification for these strata, and this scheme is accordingly used on the present edition. The relationship between the old and new divisions is shown in the following table.

SELECTED BIBLIOGRAPHY

The account of the geology given in the explanatory memoir is generally but should be read with the modifications suggested by subsequent public in mind.

EARP, J. R. and MAGRAW, D. 1955. Tonge's Marine Band in Lanca *Bull. geol. Surv. Gt Br.* No. 9, 22-32.

JONES, R. C. B. 1938. The stratigraphy of the Upper Coal Measures of Lancashire. *Summ. Prog. geol. Surv. Gt Br. 1936*, part II

MAGRAW, D. 1957. New boreholes into the Lower Coal Measures belo Arley Mine of Lancashire and adjacent areas. *Bull. geol. Surv.* No. 13, 14-38.

MAGRAW, D. and CALVER, M. A. 1960. Coal Measures proved underg in cross-measures tunnels at Bradford Colliery, Manchester. *Instn Min. Engrs* **119**, 475-92.

APPENDIX E

Coal Mining Report

Issued by:
The Coal Authority, Mining Reports Office, 200 Lichfield Lane, Berry Hill, Mansfield, Nottinghamshire NG18 4RG
ON-Line Service: www.groundstability.com - Phone: 0845 762 6848 - DX 716176 MANSFIELD 5

CUSTOMER SERVICES,
LANDMARK INFORMATION GROUP LIMITED,
ABBEY COURT UNIT 5/7,
EAGLE WAY,
SOWTON INDUSTRIAL ESTATE,
EXETER,
DEVON,
EX2 7HY

Person dealing with this matter:	**Eric Fretwell**
Our reference:	**00039955-11**
Your reference:	35258878
Electronic Ref:	EME_00016249500005_005
RRUID:	005.00016249500005
Date of your enquiry:	**30 June 2011**
Date we received your enquiry:	**30 June 2011**
Date of issue:	**04 July 2011**

This report is for the property described in the address below and the attached plan.

Non-Residential Coal and Brine Report

Site At Plot 'L', West Gorton, Manchester, Lancashire

This report is based on and limited to the records held by, the Coal Authority, and the Cheshire Brine Subsidence Compensation Board's records, at the time we answer the search.

Coal mining	Yes
Brine Compensation District	No

Information from the Coal Authority

Underground Coal Mining

Past

The property is in the likely zone of influence from workings in 4 seams of coal at 280m to 1070m depth, and last worked in 1957.

Any ground movement from these coal workings should have stopped by now.

Present

The property is not in the likely zone of influence of any present underground coal workings.

Future

The property is not in an area for which the Coal Authority is determining whether to grant a licence to remove coal using underground methods.

The property is not in an area for which a licence has been granted to remove coal using underground methods.

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The property is not in an area that is likely to be affected at the surface from any planned future workings.

However reserves of coal exist in the local area which could be worked at some time in the future.

No notice of the risk of the land being affected by subsidence has been given under section 46 of the Coal Mining Subsidence Act 1991.

Mine entries

There are no known coal mine entries within, or within 20 metres of, the boundary of the property.

Coal-mining geology

The Authority is not aware of any evidence of damage arising due to geological faults or other lines of weakness that have been affected by coal mining.

Opencast Coal Mining

Past

The property is not within the boundary of an opencast site from which coal has been removed by opencast methods.

Present

The property does not lie within 200 metres of the boundary of an opencast site from which coal is being removed by opencast methods.

Future

The property is not within 800 metres of the boundary of an opencast site for which the Coal Authority is determining whether to grant a licence to remove coal by opencast methods.

The property is not within 800 metres of the boundary of an opencast site for which a licence to remove coal by opencast methods has been granted.

Coal-mining subsidence

The Coal Authority has not received a damage notice or claim for the property since 31 October 1994. There is no current Stop Notice delaying the start of remedial works or repairs to the property.

The Authority is not aware of any request having been made to carry out preventive works before coal is worked under section 33 of the Coal Mining Subsidence Act 1991.

Mine gas

There is no record of a mine gas emission requiring action by the Coal Authority within the boundary of the property.

Hazards related to coal mining

The property has not been subject to remedial works, by or on behalf of the Authority, under its Emergency Surface Hazard Call Out procedures.

Withdrawal of Support

The property is in an area for which notices of entitlement to withdraw support were published in 1955,1955.

The property is not in an area for which a notice has been given under section 41 of the Coal Industry Act 1994, revoking the entitlement to withdraw support.

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Working Facilities Orders

The property is not in an area for which an Order has been made under the provisions of the Mines (Working Facilities and Support) Acts 1923 and 1966 or any statutory modification or amendment thereof.

Payments to Owners of Former Copyhold Land

The property is not in an area for which a relevant notice has been published under the Coal Industry Act 1975/Coal Industry Act 1994.

Information from the Cheshire Brine Subsidence Compensation Board

The property lies outside the Cheshire Brine Compensation District.

Additional remarks

This report is prepared in accordance with the Law Society's Guidance Notes 2006, the User Guide 2006 and the Coal Authority and Cheshire Brine Board's Terms and Conditions 2006. The report is compliant with Home Information Pack requirements.

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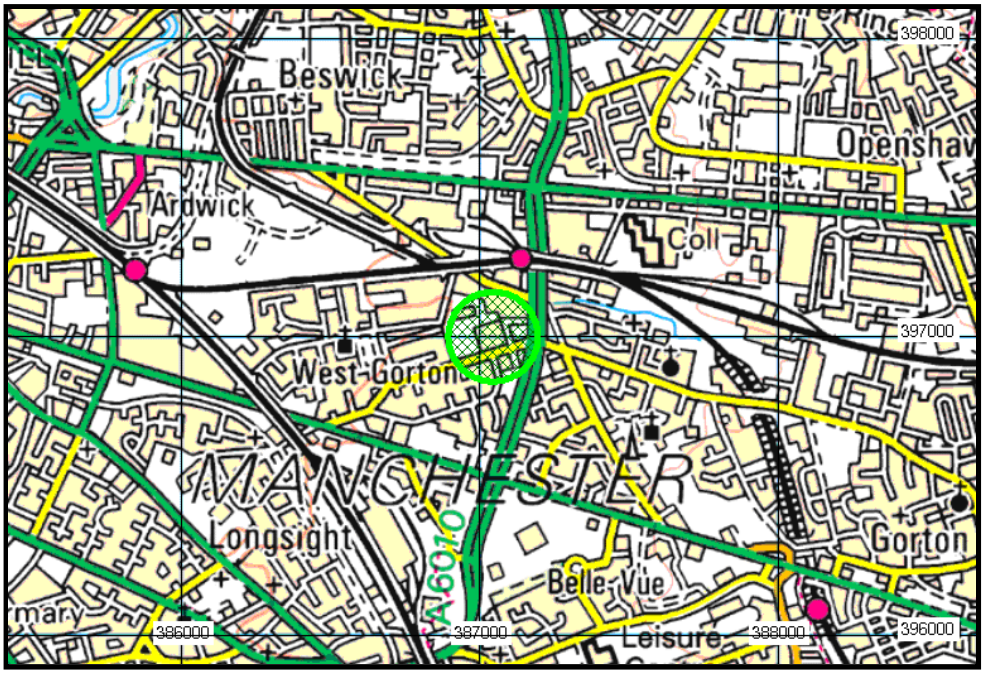
Location map

Approximate
position
of property



Enquiry boundary

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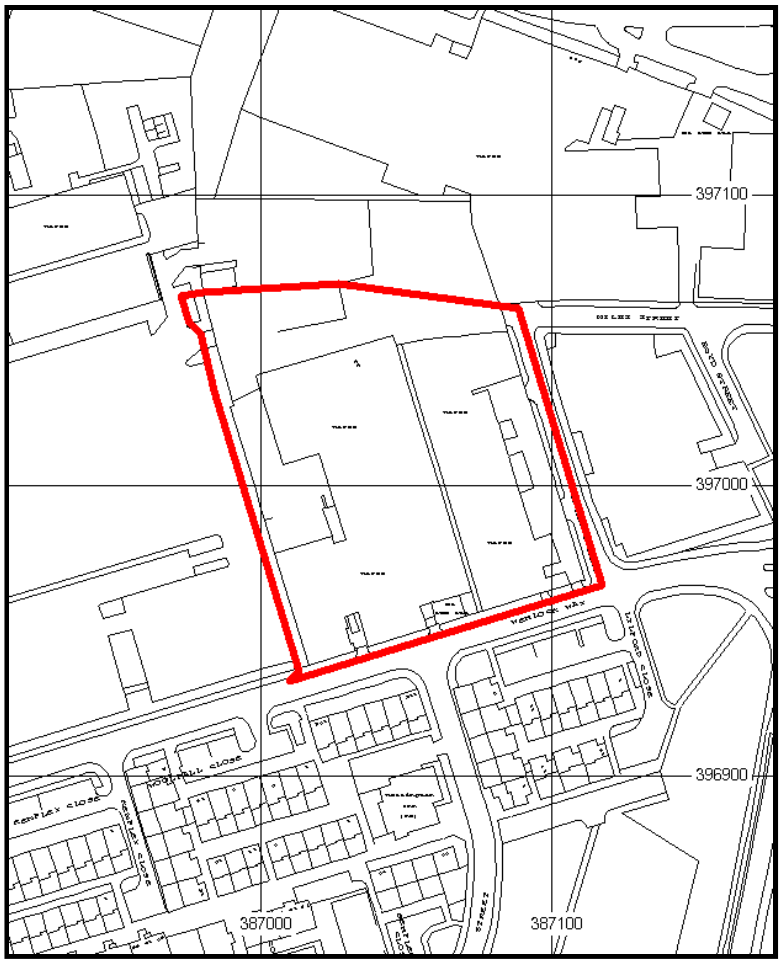

Key

Approximate position of enquiry boundary shown

Mapping sourced from Ordnance Survey

APPENDIX F

Envirocheck Report: Environmental

Envirocheck® Report:

Datasheet

Order Details:

Order Number:
35258878_1_1

Customer Reference:
C15719 - Plot L

National Grid Reference:
387040, 397010

Slice:
A

Site Area (Ha):
1.28

Search Buffer (m):
500

Site Details:

Plot 'L'
West Gorton
Manchester
M12 5BU

Client Details:

Mr J Dickinson
Atkinson Peck Consulting Engineers
Watson House
45 Waterloo Road
Stockport
Cheshire
SK1 3BJ

Prepared For:

Manchester City Council
Housing Department
Room 2018
Town Hall Extension
Manchester
M60 2AF

Contents

Report Section	Page Number
Summary	-
Agency & Hydrological	1
Waste	6
Hazardous Substances	-
Geological	8
Industrial Land Use	10
Sensitive Land Use	-
Data Currency	16
Data Suppliers	20
Useful Contacts	21

Introduction

The Environment Act 1995 has made site sensitivity a key issue, as the legislation pays as much attention to the pathways by which contamination could spread, and to the vulnerable targets of contamination, as it does the potential sources of contamination.
For this reason, Landmark's Site Sensitivity maps and Datasheet(s) place great emphasis on statutory data provided by the Environment Agency and the Scottish Environment Protection Agency; it also incorporates data from Natural England (and the Scottish and Welsh equivalents) and Local Authorities; and highlights hydrogeological features required by environmental and geotechnical consultants. It does not include any information concerning past uses of land. The datasheet is produced by querying the Landmark database to a distance defined by the client from a site boundary provided by the client.

In the attached datasheet the National Grid References (NGRs) are rounded to the nearest 10m in accordance with Landmark's agreements with a number of Data Suppliers.

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Report Version v47.0

Envirocheck®

Summary

Data Type	Page Number	On Site	0 to 250m	251 to 500m (*up to 1000m)
Agency & Hydrological				
Contaminated Land Register Entries and Notices				
Discharge Consents	pg 1		4	2
Enforcement and Prohibition Notices				
Integrated Pollution Controls				
Integrated Pollution Prevention And Control				
Local Authority Integrated Pollution Prevention And Control				
Local Authority Pollution Prevention and Controls	pg 2		5	4
Local Authority Pollution Prevention and Control Enforcements				
Nearest Surface Water Feature	pg 3		Yes	
Pollution Incidents to Controlled Waters	pg 3			5
Prosecutions Relating to Authorised Processes				
Prosecutions Relating to Controlled Waters				
Registered Radioactive Substances				
River Quality	pg 4		1	
River Quality Biology Sampling Points				
River Quality Chemistry Sampling Points				
Substantiated Pollution Incident Register				
Water Abstractions	pg 4			(*3)
Water Industry Act Referrals				
Groundwater Vulnerability	pg 5	Yes	n/a	n/a
Bedrock Aquifer Designations	pg 5	Yes	n/a	n/a
Superficial Aquifer Designations	pg 5	Yes	n/a	n/a
Source Protection Zones				
Extreme Flooding from Rivers or Sea without Defences	pg 5	Yes	Yes	n/a
Flooding from Rivers or Sea without Defences	pg 5		Yes	n/a
Areas Benefiting from Flood Defences				n/a
Flood Water Storage Areas				n/a
Flood Defences				n/a
Waste				
BGS Recorded Landfill Sites				
Historical Landfill Sites	pg 6			1
Integrated Pollution Control Registered Waste Sites				
Licensed Waste Management Facilities (Landfill Boundaries)				
Licensed Waste Management Facilities (Locations)	pg 6			6
Local Authority Recorded Landfill Sites				
Registered Landfill Sites				
Registered Waste Transfer Sites				
Registered Waste Treatment or Disposal Sites				

Envirocheck®

Summary

Data Type	Page Number	On Site	0 to 250m	251 to 500m (*up to 1000m)
Hazardous Substances				
Control of Major Accident Hazards Sites (COMAH)				
Explosive Sites				
Notification of Installations Handling Hazardous Substances (NIHHS)				
Planning Hazardous Substance Consents				
Planning Hazardous Substance Enforcements				
Geological				
BGS Recorded Mineral Sites	pg 8			1
BGS 1:625,000 Solid Geology	pg 8	Yes	n/a	n/a
Brine Compensation Area			n/a	n/a
Coal Mining Affected Areas	pg 8	Yes	n/a	n/a
Mining Instability	pg 8	Yes	n/a	n/a
Man-Made Mining Cavities				
Natural Cavities				
Non Coal Mining Areas of Great Britain	pg 8		Yes	n/a
Potential for Collapsible Ground Stability Hazards				n/a
Potential for Compressible Ground Stability Hazards				n/a
Potential for Ground Dissolution Stability Hazards	pg 8		Yes	n/a
Potential for Landslide Ground Stability Hazards	pg 9	Yes		n/a
Potential for Running Sand Ground Stability Hazards	pg 9	Yes		n/a
Potential for Shrinking or Swelling Clay Ground Stability Hazards	pg 9	Yes		n/a
Radon Potential - Radon Affected Areas	pg 9	Yes	n/a	n/a
Radon Potential - Radon Protection Measures			n/a	n/a
Industrial Land Use				
Contemporary Trade Directory Entries	pg 10	3	26	38
Fuel Station Entries	pg 15			1

Data Type	Page Number	On Site	0 to 250m	251 to 500m (*up to 1000m)
Sensitive Land Use				
Areas of Adopted Green Belt				
Areas of Unadopted Green Belt				
Areas of Outstanding Natural Beauty				
Environmentally Sensitive Areas				
Forest Parks				
Local Nature Reserves				
Marine Nature Reserves				
National Nature Reserves				
National Parks				
Nitrate Sensitive Areas				
Nitrate Vulnerable Zones				
Ramsar Sites				
Sites of Special Scientific Interest				
Special Areas of Conservation				
Special Protection Areas				

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
1	**Discharge Consents** Operator: United Utilities Water Plc Property Type: Sewage Disposal Works - Water Company Location: Vaughan St/Bennet St, Manchester, Greater Manchester Authority: Environment Agency, North West Region Catchment Area: Irwell Reference: 016993693 Permit Version: 1 Effective Date: 13th September 2005 Issued Date: 13th September 2005 Revocation Date: Not Supplied Discharge Type: Public Sewage: Storm Sewage Overflow Discharge Environment: Freshwater Stream/River Receiving Water: Corn Brook **Status: Consent Currently Under Appeal** Positional Accuracy: Located by supplier to within 10m	A13NW (W)	91	1	386880 397060
1	**Discharge Consents** Operator: United Utilities Water Plc Property Type: Sewage Disposal Works - Water Company Location: Vaughan St/Bennet St, Manchester, Greater Manchester Authority: Environment Agency, North West Region Catchment Area: Irwell Reference: 01MAN0218 Permit Version: 1 Effective Date: 1st January 1995 Issued Date: 1st January 1995 Revocation Date: 12th September 2005 Discharge Type: Public Sewage: Storm Sewage Overflow Discharge Environment: Freshwater Stream/River Receiving Water: Corn Brook **Status: Consent revoked or revised: New Consent issued (Section 37(1))** Positional Accuracy: Located by supplier to within 100m	A13NW (W)	91	1	386880 397060
1	**Discharge Consents** Operator: United Utilities Water Plc Property Type: Sewage Disposal Works - Water Company Location: Vaughan St/Bennet St, Manchester, Greater Manchester Authority: Environment Agency, North West Region Catchment Area: Not Supplied Reference: 016982957 Permit Version: 2 Effective Date: 1st August 2014 Issued Date: 29th March 2010 Revocation Date: Not Supplied Discharge Type: Public Sewage: Storm Sewage Overflow Discharge Environment: Freshwater Stream/River Receiving Water: Corn Brook **Status: Modified (Water Resources Act 1991, Schedule 10 as amended by Environment Act 1995)** Positional Accuracy: Located by supplier to within 10m	A13NW (W)	102	1	386870 397050
1	**Discharge Consents** Operator: United Utilities Water Plc Property Type: Sewage Disposal Works - Water Company Location: Vaughan St/Bennet St, Manchester, Greater Manchester Authority: Environment Agency, North West Region Catchment Area: Not Given Reference: 016982957 Permit Version: 1 Effective Date: 23rd June 1995 Issued Date: Not Supplied Revocation Date: 31st July 2014 Discharge Type: Public Sewage: Storm Sewage Overflow Discharge Environment: Freshwater Stream/River Receiving Water: Corn Brook **Status: Post National Rivers Authority Legislation where issue date > 31/08/1989** Positional Accuracy: Located by supplier to within 10m	A13NW (W)	102	1	386870 397050

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
2	**Discharge Consents** Operator: Rolls Royce Ltd Property Type: Other Mach & Mech Equipment Location: Pottery Lane, Manchester, Greater Manchester Authority: Environment Agency, North West Region Catchment Area: Upper Mersey Reference: 016992566 Permit Version: 1 Effective Date: 3rd August 1993 Issued Date: Not Supplied Revocation Date: 3rd October 1994 Discharge Type: Trade Discharges - Cooling Water Discharge Environment: Freshwater Stream/River Receiving Water: Corn Brook **Status: Authorisation revokedRevoked** Positional Accuracy: Manually corrected supplier location	A13NE (NE)	322	1	387300 397300
2	**Discharge Consents** Operator: Rolls Royce Ltd Property Type: Other Mach & Mech Equipment Location: Pottery Lane, Manchester, Greater Manchester Authority: Environment Agency, North West Region Catchment Area: Not Supplied Reference: 016992566 Permit Version: 2 Effective Date: 4th October 1994 Issued Date: Not Supplied Revocation Date: 31st March 1996 Discharge Type: Trade Discharges - Cooling Water Discharge Environment: Freshwater Stream/River Receiving Water: Corn Brook **Status: Lapsed (under Environment Act 1995, Schedule 23)** Positional Accuracy: Located by supplier to within 100m	A13NE (NE)	322	1	387300 397300
3	**Local Authority Pollution Prevention and Controls** Name: Cmi Refinishing Ltd Location: Unit 2 Vaughan Industrial Estate, Vaughan Street, West Gorton, M12 5du Authority: Manchester City Council, Environmental Health Department Permit Reference: PPC/B/05/10/RM Dated: 18th August 2010 Process Type: Local Authority Pollution Prevention and Control Description: PG6/34 Respraying of road vehicles **Status: Permitted** Positional Accuracy: Located by supplier to within 10m	A13NW (NW)	178	2	386863 397207
3	**Local Authority Pollution Prevention and Controls** Name: Sprayrite Commercials Manchester Location: Unit 1 Vaughan Industrial Estate, Vaughan Street, W Gorton, Manchester, M12 5du Authority: Manchester City Council, Environmental Health Department Permit Reference: 88/96 Dated: 1st June 1996 Process Type: Local Authority Air Pollution Control Description: PG6/34 Respraying of road vehicles **Status: Authorised** Positional Accuracy: Manually positioned to the address or location	A13NW (NW)	182	2	386876 397220
4	**Local Authority Pollution Prevention and Controls** Name: Forrest & Sym Ltd Location: 155 Bennett Street, Ardwick, Manchester, M12 5ab Authority: Manchester City Council, Environmental Health Department Permit Reference: 33/92 Dated: 31st December 1992 Process Type: Local Authority Air Pollution Control Description: PG2/4 Iron, steel and non-ferrous metal foundry processes **Status: Authorisation revokedRevoked** Positional Accuracy: Located by supplier to within 10m	A13NW (W)	203	2	386768 397067
4	**Local Authority Pollution Prevention and Controls** Name: Forrest & Sym Ltd Location: 155 Bennett Street, Ardwick, Manchester, M12 5ab Authority: Manchester City Council, Environmental Health Department Permit Reference: 33/92 Dated: 31st December 1992 Process Type: Local Authority Air Pollution Control Description: PG2/5 Hot and cold blast cupolas **Status: Authorisation revokedRevoked** Positional Accuracy: Located by supplier to within 10m	A13NW (W)	203	2	386768 397067

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
4	**Local Authority Pollution Prevention and Controls** Name: Manchester Coppersmiths Location: Garland Works, Bennett Street, MANCHESTER, M12 5BW Authority: Manchester City Council, Environmental Health Department Permit Reference: PPC/B/18/05/AW Dated: 5th December 2000 Process Type: Local Authority Air Pollution Control Description: PG6/29 Di-isocyanate processes **Status: Authorised** Positional Accuracy: Located by supplier to within 10m	A13NW (W)	209	2	386763 397084
5	**Local Authority Pollution Prevention and Controls** Name: Approved Hydraulics Location: The Brook Business Complex, Bennett Street, MANCHESTER, Lancashire, M12 5AU Authority: Manchester City Council, Environmental Health Department Permit Reference: Not Given Dated: 3rd September 1996 Process Type: Local Authority Air Pollution Control Description: PG1/1Waste oil burners, less than 0.4MW net rated thermal input **Status: Authorised** Positional Accuracy: Automatically positioned to the address	A12NE (W)	352	2	386620 397078
6	**Local Authority Pollution Prevention and Controls** Name: Hartwell Manchester Location: Hyde Road, Belle Vue, Gorton, Manchester, Greater Manchester, M12 4sa Authority: Manchester City Council, Environmental Health Department Permit Reference: N/A Dated: 12th January 1996 Process Type: Local Authority Air Pollution Control Description: PG6/34 Respraying of road vehicles **Status: Authorisation revokedRevoked** Positional Accuracy: Located by supplier to within 10m	A8NW (SW)	394	2	386832 396583
7	**Local Authority Pollution Prevention and Controls** Name: Corbett Robertson & Co Location: 14-18 Tuley Street, MANCHESTER, Lancashire, M11 2DY Authority: Manchester City Council, Environmental Health Department Permit Reference: 79/95 Dated: 6th November 1995 Process Type: Local Authority Air Pollution Control Description: PG6/34 Respraying of road vehicles **Status: Authorisation revokedRevoked** Positional Accuracy: Automatically positioned to the address	A18SW (NW)	455	2	386710 397438
8	**Local Authority Pollution Prevention and Controls** Name: Belle Vue Filling Station Location: 545 Hyde Road, Belle Vue, Gorton, MANCHESTER, Lancashire, M18 5NQ Authority: Manchester City Council, Environmental Health Department Permit Reference: PFS/52/98 Dated: 23rd December 1998 Process Type: Local Authority Air Pollution Control Description: PG1/14 Petrol filling station **Status: Authorised** Positional Accuracy: Manually positioned to the address or location	A8NE (SE)	480	2	387258 396508
	Nearest Surface Water Feature	A13NW (NW)	7	-	386979 397073
9	**Pollution Incidents to Controlled Waters** Property Type: Pollution Found Source Not Determined Location: Location Description Not Available Authority: Environment Agency, North West Region Pollutant: Organic Wastes: Unknown Note: Corn Brook Incident Date: 4th December 1995 Incident Reference: 95652915 Catchment Area: Manchester Ship Canal Receiving Water: Not Given Cause of Incident: Other Incident/Unknown Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A14NW (NE)	345	1	387400 397200

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
10	**Pollution Incidents to Controlled Waters** Property Type: Restaurant/Hotels/Pubs Location: Yummie 36 Take Away, Wellington Street, GREAT HARWOOD Authority: Environment Agency, North West Region Pollutant: Miscellaneous - Fire water / Foam Note: Corn Brook; Fire Water Run Off Incident Date: 22nd July 1997 Incident Reference: 97651326 Catchment Area: Manchester Ship Canal Receiving Water: Freshwater Stream/River Cause of Incident: Fire Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A18SW (NW)	376	1	386800 397400
11	**Pollution Incidents to Controlled Waters** Property Type: Not Given Location: Greater Manchester Authority: Environment Agency, North West Region Pollutant: Oils - Unknown Note: Corn Brook; Oil Incident Date: 22nd March 1996 Incident Reference: 96650536 Catchment Area: Manchester Ship Canal Receiving Water: Not Given Cause of Incident: Other Incident/Unknown Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A14NW (E)	409	1	387500 397100
12	**Pollution Incidents to Controlled Waters** Property Type: Spillage; Accident - Static Site Location: Location Description Not Available Authority: Environment Agency, North West Region Pollutant: Miscellaneous - Unknown Note: Corn Brook Incident Date: 27th October 1992 Incident Reference: 92641899 Catchment Area: Manchester Ship Canal Receiving Water: Not Given Cause of Incident: Unknown Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A8NE (SE)	411	1	387300 396600
13	**Pollution Incidents to Controlled Waters** Property Type: Not Given Location: Location Description Not Available Authority: Environment Agency, North West Region Pollutant: Industrial Effluent Note: Corn Brook; Drum Washings Incident Date: 11th February 1993 Incident Reference: 93640213 Catchment Area: Manchester Ship Canal Receiving Water: Not Given Cause of Incident: Unknown Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A14SW (E)	489	1	387600 397000
	River Quality Name: Corn Bk GQA Grade: River Quality C Reach: Qsl At Openshaw To Msc Estimated Distance (km): 5.6 Flow Rate: Flow less than 0.31 cumecs Flow Type: River Year: 2000	A13SW (S)	158	1	386978 396779
	Water Abstractions Operator: Cemex Uk Materials Ltd Licence Number: 2569006044 Permit Version: 3 Location: Borehole At Preston Street, Gorton, Manchester Authority: Environment Agency, North West Region Abstraction: Mineral Products: Process Water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Borehole At Preston Street, Gorton, Manchester Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 15th October 2007 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A14SE (E)	922	1	388030 396880

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Water Abstractions Operator: Cemex Uk Materials Ltd Licence Number: 2569006044 Permit Version: 2 Location: Borehole At Preston Street, Gorton, Manchester Authority: Environment Agency, North West Region Abstraction: Mineral Products: Process Water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Borehole At Preston Street, Gorton, Manchester Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 22nd March 2004 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A14SE (E)	922	1	388030 396880
	Water Abstractions Operator: Rmc Readymix Ltd Licence Number: 2569006044 Permit Version: 1 Location: Borehole At Preston Street, Gorton, Manchester Authority: Environment Agency, North West Region Abstraction: Mineral Products: Process Water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Borehole At Preston Street, Gorton, Manchester Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 23rd October 2003 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A14SE (E)	922	1	388030 396880
	Groundwater Vulnerability Soil Classification: Soils of High Leaching Potential (U) - Soil information for restored mineral workings and urban areas is based on fewer observations than elsewhere. A worst case vulnerability classification (H) assumed, until proved otherwise Map Sheet: Sheet 17 Derbyshire & North Staffordshire Scale: 1:100,000	A13NW (W)	0	1	387039 397007
	Drift Deposits Drift Deposit: Low permeability drift deposits occuring at the surface and overlying Major and Minor Aquifers are head, clay-with-flints, brickearth, peat, river terrace deposits and marine and estuarine alluvium Map Sheet: Sheet 17 Derbyshire & North Staffordshire Scale: 1:100,000	A13NW (W)	0	1	387039 397007
	Bedrock Aquifer Designations Aquifer Desination: Secondary Aquifer - A	A13NW (W)	0	3	387039 397007
	Superficial Aquifer Designations Aquifer Designation: Unproductive Strata	A13NW (W)	0	3	387039 397007
	Extreme Flooding from Rivers or Sea without Defences Type: Extent of Extreme Flooding from Rivers or Sea without Defences Boundary Accuracy: As Supplied	A13SW (W)	0	1	386999 396999
	Extreme Flooding from Rivers or Sea without Defences Type: Extent of Extreme Flooding from Rivers or Sea without Defences Boundary Accuracy: As Supplied	A13NE (NE)	92	1	387107 397151
	Flooding from Rivers or Sea without Defences Type: Extent of Flooding from Rivers or Sea without Defences Boundary Accuracy: As Supplied	A13NW (W)	59	1	386912 397049
	Areas Benefiting from Flood Defences None				
	Flood Water Storage Areas None				
	Flood Defences None				

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
14	**Historical Landfill Sites** Licence Holder: Not Supplied Location: Gorton, Greater Manchester Name: Preston Street Operator Location: Not Supplied Boundary Accuracy: As Supplied Provider Reference: EAHLD16552 First Input Date: 31st December 1985 Last Input Date: 31st December 1994 Specified Waste Type: Not Supplied EA Waste Ref: 0 Regis Ref: Not Supplied WRC Ref: Not Supplied BGS Ref: Not Supplied Other Ref: F057	A14NW (E)	480	1	387556 397160
15	**Licensed Waste Management Facilities (Locations)** Licence Number: 50242 Location: 21 Textile Street, West Gorton, Manchester, M12 5DJ Operator Name: Birch Lane Garage Limited Operator Location: Not Supplied Authority: Environment Agency - North West Region, South Area Site Category: End of Life Vehicles **Licence Status: Issued** Issued: 16th July 2004 Last Modified: Not Supplied Expires: Not Supplied Suspended: Not Supplied Revoked: Not Supplied Surrendered: Not Supplied IPPC Reference: Not Supplied Positional Accuracy: Located by supplier to within 10m	A13NE (NE)	251	1	387250 397250
16	**Licensed Waste Management Facilities (Locations)** Licence Number: 50464 Location: Southside Railway Sidings, Gorton Road, Gorton, Manchester, M11 2DZ Operator Name: Tufail Ahmed And Mohammad Ahmed Operator Location: Not Supplied Authority: Environment Agency - North West Region, South Area Site Category: Metal Recycling Sites (Vehicle Dismantlers) **Licence Status: Issued** Issued: 19th December 2006 Last Modified: Not Supplied Expires: Not Supplied Suspended: Not Supplied Revoked: Not Supplied Surrendered: Not Supplied IPPC Reference: Not Supplied Positional Accuracy: Located by supplier to within 10m	A13NW (NW)	271	1	386816 397287
16	**Licensed Waste Management Facilities (Locations)** Licence Number: 50264 Location: Land/premises At, Gorton Road, Ardwick, Manchester, M11 2DZ Operator Name: T D X Ltd Operator Location: Not Supplied Authority: Environment Agency - North West Region, South Area Site Category: End of Life Vehicles **Licence Status: Issued** Issued: 28th February 2005 Last Modified: Not Supplied Expires: Not Supplied Suspended: Not Supplied Revoked: Not Supplied Surrendered: Not Supplied IPPC Reference: Not Supplied Positional Accuracy: Located by supplier to within 10m	A13NW (NW)	313	1	386785 397317
17	**Licensed Waste Management Facilities (Locations)** Licence Number: 50030 Location: Unit 10, Vaughan Street, West Gorton, Manchester, M12 5BT Operator Name: Concorde Metals Recycling Ltd Operator Location: Not Supplied Authority: Environment Agency - North West Region, South Area Site Category: Metal Recycling Sites (Mixed) **Licence Status: Issued** Issued: 29th August 2003 Last Modified: Not Supplied Expires: Not Supplied Suspended: Not Supplied Revoked: Not Supplied Surrendered: Not Supplied IPPC Reference: Not Supplied Positional Accuracy: Located by supplier to within 10m	A12NE (NW)	311	1	386683 397182

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
18	**Licensed Waste Management Facilities (Locations)** Licence Number: 50275 Location: Land/premises At, Gorton Road, Gorton, Manchester, M11 2DZ Operator Name: Auto Salvage Holtown Ltd Operator Location: Not Supplied Authority: Environment Agency - North West Region, South Area Site Category: End of Life Vehicles **Licence Status: Issued** Issued: 14th May 2004 Last Modified: Not Supplied Expires: Not Supplied Suspended: Not Supplied Revoked: Not Supplied Surrendered: Not Supplied IPPC Reference: Not Supplied Positional Accuracy: Located by supplier to within 10m	A18SW (NW)	361	1	386750 397350
19	**Licensed Waste Management Facilities (Locations)** Licence Number: 50129 Location: Copping Street, Gorton, Manchester, M12 4RY Operator Name: Lockett Helen Operator Location: Not Supplied Authority: Environment Agency - North West Region, South Area Site Category: Household, Commercial And Industrial Transfer Stations **Licence Status: Revoked** Issued: 8th September 2003 Last Modified: Not Supplied Expires: Not Supplied Suspended: Not Supplied Revoked: 15th May 2006 Surrendered: Not Supplied IPPC Reference: Not Supplied Positional Accuracy: Located by supplier to within 10m	A8NW (SW)	447	1	386750 396570
	Local Authority Landfill Coverage Name: Manchester City Council - Has not been able to supply Landfill data		0	7	387039 397007

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
20	**BGS Recorded Mineral Sites** Site Name: Gorton Fire Brick Works Location: Ashton Old Road, Gorton, Manchester Source: British Geological Survey, National Geoscience Information Service Reference: 29590 Type: Opencast **Status: Ceased** Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Quaternary Geology: Till, Devensian Commodity: Fireclay Positional Accuracy: Located by supplier to within 10m	A18SE (NE)	397	3	387255 397420
	BGS 1:625,000 Solid Geology Description: Westphalian and Stephanian, undivided, of Barren Red lithology	A13NW (W)	0	3	387039 397007
	Coal Mining Affected Areas Description: In an area which may be affected by coal mining activity. It is recommended that a coal mining report is obtained from the Coal Authority. Contact details are included in the Useful Contacts section of this report.	A13NW (W)	0	4	387039 397007
	Mining Instability Mining Evidence: Inconclusive Coal Mining Source: Ove Arup & Partners Boundary Quality: As Supplied	A13NW (W)	0	-	387039 397007
	Mining Instability Mining Evidence: Conclusive Rock Mining Source: Ove Arup & Partners Boundary Quality: As Supplied	A13NW (W)	0	-	387039 397007
	Non Coal Mining Areas of Great Britain Risk: Rare Source: British Geological Survey, National Geoscience Information Service	A13NE (NE)	63	3	387142 397090
	Potential for Collapsible Ground Stability Hazards No Hazard				
	Potential for Compressible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13NW (W)	0	3	387039 397007
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13NW (W)	0	3	387000 397007
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13SW (SW)	0	3	387025 397000
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13NW (W)	4	3	386975 397025
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13NW (NW)	21	3	386950 397050
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13SE (S)	52	3	387075 396900
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13NW (NW)	58	3	386925 397100
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13NW (NW)	93	3	386900 397125
	Potential for Ground Dissolution Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13NW (NW)	128	3	386875 397150
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13NW (NW)	146	3	386875 397175
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13SE (SE)	170	3	387150 396800

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13NW (NW)	217	3	386825 397225
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13NW (W)	0	3	387039 397007
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13NW (W)	0	3	387039 397007
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13NW (W)	0	3	387039 397007
	Radon Potential - Radon Affected Areas Affected Area: The property is in a lower probability radon area, as less than 1% of homes are above the action level Source: British Geological Survey, National Geoscience Information Service	A13NE (NE)	0	3	387075 397025
	Radon Potential - Radon Affected Areas Affected Area: The property is in an intermediate probability radon area, as between 1 and 3% of homes are above the action level Source: British Geological Survey, National Geoscience Information Service	A13NW (W)	0	3	387039 397007
	Radon Potential - Radon Protection Measures Protection Measure: No radon protective measures are necessary in the construction of new dwellings or extensions Source: British Geological Survey, National Geoscience Information Service	A13NE (NE)	0	3	387075 397025
	Radon Potential - Radon Protection Measures Protection Measure: No radon protective measures are necessary in the construction of new dwellings or extensions Source: British Geological Survey, National Geoscience Information Service	A13NW (W)	0	3	387039 397007

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
21	**Contemporary Trade Directory Entries** Name: Baric Pumps Ltd Location: 33, Aines Street, Manchester, Lancashire, M12 5BU Classification: Pumps - Sales, Servicing & Repairs **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A13NW (N)	0	-	387032 397029
22	**Contemporary Trade Directory Entries** Name: Armstrong Holden Brooke Pullen Location: Wenlock Way, Manchester, M12 5JL Classification: Pump Manufacturers **Status: Active** Positional Accuracy: Automatically positioned to the address	A13SE (SE)	0	-	387076 396988
22	**Contemporary Trade Directory Entries** Name: Armstrong Ltd Location: Wenlock Way, Manchester, Lancashire, M12 5JL Classification: Pumps - Sales, Servicing & Repairs **Status: Active** Positional Accuracy: Automatically positioned to the address	A13SE (SE)	0	-	387076 396988
23	**Contemporary Trade Directory Entries** Name: Smart Form Location: Unit 11,Vaughan St, Manchester, Lancashire, M12 5DU Classification: Tube Bending **Status: Inactive** Positional Accuracy: Manually positioned to the road within the address or location	A13NW (NW)	93	-	386892 397114
23	**Contemporary Trade Directory Entries** Name: Deltic Engineering Ltd Location: Unit 8a Vaughan St, Manchester, M12 5DU Classification: Machinery - Industrial & Commercial **Status: Inactive** Positional Accuracy: Manually positioned to the road within the address or location	A13NW (NW)	95	-	386893 397120
23	**Contemporary Trade Directory Entries** Name: Fitlock Location: Unit 6,Vaughan St Ind Est, Manchester, Lancashire, M12 5BT Classification: Nuts, Bolts & Fixings **Status: Inactive** Positional Accuracy: Manually positioned to the address or location	A13NW (NW)	137	-	386862 397148
24	**Contemporary Trade Directory Entries** Name: Balmoral Food Service Location: Unit 1 Ashburys Business Park,Gorton Rd, Manchester, M12 5DX Classification: Meat - Wholesale **Status: Active** Positional Accuracy: Manually positioned to the road within the address or location	A13NW (N)	141	-	386976 397208
25	**Contemporary Trade Directory Entries** Name: Loomland Manchester Location: Unit 4, Vaughan Street Industrial Estate, Manchester, M12 5BT Classification: T-Shirts **Status: Active** Positional Accuracy: Automatically positioned to the address	A13NW (NW)	145	-	386905 397194
25	**Contemporary Trade Directory Entries** Name: M D Commercials Ltd Location: Unit 1, Vaughan Street Industrial Estate, MANCHESTER, M12 5BT Classification: Car Painters & Sprayers **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A13NW (NW)	161	-	386873 397193
26	**Contemporary Trade Directory Entries** Name: P C Services Location: Cumber House, Bennett Street, Manchester, M12 5BW Classification: Printed Circuit Services **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A13NW (W)	150	-	386821 397069
26	**Contemporary Trade Directory Entries** Name: Ardwick Auto Salvage Location: Cumber House, Bennett Street, Ardwick, Manchester, M12 5BW Classification: Car Breakdown & Recovery Services **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A13NW (W)	150	-	386821 397069
26	**Contemporary Trade Directory Entries** Name: C & W Production Engineering Ltd Location: Unit 9, Vaughan Street Industrial Estate, Manchester, M12 5BT Classification: Machine Shops **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A13NW (NW)	151	-	386826 397108

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
26	**Contemporary Trade Directory Entries** Name: C & W Production Engineering Ltd Location: Unit 9, Vaughan Street Industrial Estate, Manchester, M12 5BT Classification: Engineers - General **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A13NW (NW)	151	-	386826 397108
26	**Contemporary Trade Directory Entries** Name: C & W Production Engineering Ltd Location: Unit 9, Vaughan Street Industrial Estate, Manchester, M12 5BT Classification: Engineers - General **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A13NW (NW)	151	-	386826 397108
26	**Contemporary Trade Directory Entries** Name: C & W Production Engineering Ltd Location: Unit 9, Vaughan Street Industrial Estate, Manchester, Lancashire, M12 5BT Classification: Engineering Machine Services **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A13NW (NW)	151	-	386826 397108
26	**Contemporary Trade Directory Entries** Name: C & W Production Engineering Ltd Location: Unit 9, Vaughan Street Industrial Estate, MANCHESTER, M12 5BT Classification: Engineers - General **Status: Active** Positional Accuracy: Automatically positioned to the address	A13NW (NW)	151	-	386826 397108
27	**Contemporary Trade Directory Entries** Name: M & M Vehicle Painters Location: Unit 7, Vaughan Street, Manchester, Lancashire, M12 5DU Classification: Car Painters & Sprayers **Status: Inactive** Positional Accuracy: Manually positioned to the address or location	A13NW (NW)	151	-	386844 397147
28	**Contemporary Trade Directory Entries** Name: Autocenter Location: Unit 5, Regal Industrial Estate, Gorton Road, Manchester, M12 5BX Classification: Car Body Repairs **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A13NE (N)	168	-	387115 397228
28	**Contemporary Trade Directory Entries** Name: Autocenter Location: Unit 5, Regal Industrial Estate, Gorton Road, Manchester, Lancashire, M12 5BX Classification: Garage Services **Status: Active** Positional Accuracy: Automatically positioned to the address	A13NE (N)	168	-	387115 397228
28	**Contemporary Trade Directory Entries** Name: Frederick Law Location: Regal Ind Est,Gorton Rd, Manchester, Lancashire, M12 5BX Classification: Printers **Status: Active** Positional Accuracy: Manually positioned within the geographical locality	A13NE (NE)	174	-	387156 397220
29	**Contemporary Trade Directory Entries** Name: Eagle Precision Technologies (Europe) Ltd Location: Unit 8, Vaughan Street Industrial Estate, Manchester, M12 5BT Classification: Machine Tools - Manufacturers & Distributors **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A13NW (NW)	178	-	386811 397143
29	**Contemporary Trade Directory Entries** Name: Advance Autos Location: Vaughan St Ind Est, Manchester, Lancashire, M12 5BT Classification: Commercial Vehicle Servicing, Repairs, Parts & Accessories **Status: Active** Positional Accuracy: Manually positioned within the geographical locality	A13NW (NW)	199	-	386787 397141
29	**Contemporary Trade Directory Entries** Name: S F D Welding & Fabrication Location: Unit 9a,Vaughan St Ind Est, Manchester, M12 5BT Classification: Wrought Ironwork **Status: Active** Positional Accuracy: Manually positioned within the geographical locality	A13NW (NW)	221	-	386787 397188

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
30	**Contemporary Trade Directory Entries** Name: Marco Reas Ice Cream Manufacturers Location: Ambrose St, Manchester, Lancashire, M12 5DD Classification: Ice Cream Manufacturers & Suppliers **Status: Active** Positional Accuracy: Manually positioned within the geographical locality	A13NE (NE)	180	-	387251 397128
30	**Contemporary Trade Directory Entries** Name: Car Batteries Direct Location: Unit 1,Ambrose St, Manchester, Lancashire, M12 5DD Classification: Battery Manufacturers & Supplies **Status: Active** Positional Accuracy: Manually positioned within the geographical locality	A13NE (NE)	180	-	387251 397128
31	**Contemporary Trade Directory Entries** Name: Loomland Location: Unit 4, Vaughan Street Industrial Estate, Manchester, Lancashire, M12 5BT Classification: T-Shirts **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A13NW (NW)	202	-	386842 397221
32	**Contemporary Trade Directory Entries** Name: Fts Manchester Ltd Location: Olympic House,Bennett St, Manchester, M12 5AP Classification: Road Haulage Services **Status: Inactive** Positional Accuracy: Manually positioned to the road within the address or location	A13NW (W)	218	-	386756 397030
33	**Contemporary Trade Directory Entries** Name: Implex Traders Location: Unit 6, Ambrose House, Ambrose Street, Manchester, M12 5DD Classification: Blinds, Awnings & Canopies **Status: Active** Positional Accuracy: Automatically positioned to the address	A13NE (NE)	232	-	387259 397214
34	**Contemporary Trade Directory Entries** Name: B L G Auto Salvage Location: 21, Textile Street, Manchester, Lancashire, M12 5DJ Classification: Car Breakdown & Recovery Services **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A13NE (E)	240	-	387325 397094
35	**Contemporary Trade Directory Entries** Name: J N J Fabrications Location: Ambrose St, Manchester, Lancashire, M12 5DD Classification: Engineers - General **Status: Active** Positional Accuracy: Manually positioned to the road within the address or location	A13NE (NE)	259	-	387326 397154
36	**Contemporary Trade Directory Entries** Name: Minara Foods Ltd Location: 153, Bennett Street, Manchester, M12 5BW Classification: Food Products - Manufacturers **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A12NE (W)	269	-	386703 397051
37	**Contemporary Trade Directory Entries** Name: Advance Autos Ltd Location: Unit 9a,Vaughan Ind Est,Vaughan Street, Manchester, Lancashire, M12 5DU Classification: Garage Services **Status: Active** Positional Accuracy: Manually positioned to the address or location	A13NW (NW)	290	-	386716 397202
38	**Contemporary Trade Directory Entries** Name: S R H Lifting Equiptment Location: Brook Business Complex,Bennett St, Manchester, Lancashire, M12 5AU Classification: Lifting Equipment **Status: Inactive** Positional Accuracy: Manually positioned within the geographical locality	A12NE (W)	319	-	386652 397074
39	**Contemporary Trade Directory Entries** Name: Bin & Gone Location: 3, Apollo Walk, Manchester, M12 5HG Classification: Waste Disposal Services **Status: Active** Positional Accuracy: Automatically positioned to the address	A13SE (SE)	330	-	387343 396731
40	**Contemporary Trade Directory Entries** Name: J Allcock & Sons Ltd Location: Textile Street, Manchester, M12 5DL Classification: Chemicals - Distributors & Wholesalers **Status: Active** Positional Accuracy: Automatically positioned to the address	A14NW (E)	331	-	387427 397074

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
41	**Contemporary Trade Directory Entries** Name: Samuel Walker & Sons Ltd Location: Unit 10A, Vaughan Street Industrial Estate, Manchester, M12 5BT Classification: Crane Hire, Sales & Service **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A12NE (NW)	335	-	386655 397177
41	**Contemporary Trade Directory Entries** Name: Dietiker Metals (Uk) Ltd Location: Unit 10,Vaughan St, Manchester, Lancashire, M12 5DU Classification: Scrap Metal Merchants **Status: Inactive** Positional Accuracy: Manually positioned to the address or location	A12NE (NW)	335	-	386655 397176
41	**Contemporary Trade Directory Entries** Name: Concorde Metals Recycling Location: Unit 10, Vaughan Street Industrial Estate, Manchester, M12 5BT Classification: Recycling Centres **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A12NE (NW)	335	-	386655 397177
41	**Contemporary Trade Directory Entries** Name: Eaves Machining Ltd Location: Unit 10,Vaughan St Ind Est, Manchester, Lancashire, M12 5BT Classification: Engineering Services **Status: Active** Positional Accuracy: Manually positioned to the address or location	A12NE (NW)	335	-	386655 397176
42	**Contemporary Trade Directory Entries** Name: C G B Services Ltd Location: Unit 2, Britannia House, Gorton Road, MANCHESTER, M11 2DA Classification: Engineers - General **Status: Active** Positional Accuracy: Manually positioned to the road within the address or location	A18SW (NW)	339	-	386776 397342
43	**Contemporary Trade Directory Entries** Name: S R H Location: Brook Business Complex,Bennett St, Manchester, Lancashire, M12 5AU Classification: Lifting Equipment **Status: Inactive** Positional Accuracy: Manually positioned to the road within the address or location	A12NE (W)	346	-	386629 397015
43	**Contemporary Trade Directory Entries** Name: S R H Location: Brook Business Complex,Bennett St, Manchester, Lancashire, M12 5AU Classification: Lifting Equipment **Status: Active** Positional Accuracy: Manually positioned within the geographical locality	A12NE (W)	346	-	386626 397046
44	**Contemporary Trade Directory Entries** Name: R & P Body Repairs Location: Unit 1,Conway House,Clowes St, Manchester, Lancashire, M12 5JE Classification: Car & Commercial Repairs **Status: Inactive** Positional Accuracy: Manually positioned to the road within the address or location	A12SE (SW)	428	-	386627 396742
45	**Contemporary Trade Directory Entries** Name: Brayziers Architectural Services Location: 1 Kay St, Manchester, Lancashire, M11 2DX Classification: Staircase, Balustrade & Handrail Manufacturers **Status: Inactive** Positional Accuracy: Manually positioned to the address or location	A18SW (NW)	433	-	386778 397453
45	**Contemporary Trade Directory Entries** Name: Del Print Display Service Ltd Location: Kay St, Manchester, M11 2DU Classification: Printers **Status: Inactive** Positional Accuracy: Manually positioned to the road within the address or location	A18SW (NW)	475	-	386754 397488
46	**Contemporary Trade Directory Entries** Name: Claymore Motors Location: 384 Hyde Rd, Manchester, Lancashire, M12 4SB Classification: Car Dealers **Status: Inactive** Positional Accuracy: Manually positioned to the address or location	A8NW (S)	437	-	386870 396520
47	**Contemporary Trade Directory Entries** Name: Bht Commercial Services Location: 519, Hyde Road, Manchester, Lancashire, M12 5FL Classification: Commercial Vehicle Bodybuilders & Repairers **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A8NE (S)	443	-	387162 396518

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
48	**Contemporary Trade Directory Entries** Name: Pride Autos Location: Kay St, Manchester, M11 2DU Classification: Garage Services **Status: Inactive** Positional Accuracy: Manually positioned to the road within the address or location	A18SW (NW)	451	-	386804 397484
48	**Contemporary Trade Directory Entries** Name: Frederick Law & Co Ltd Location: 418 Ashton Old Rd, Manchester, Lancashire, M11 2DT Classification: Printers **Status: Inactive** Positional Accuracy: Manually positioned to the address or location	A18SW (N)	452	-	386860 397503
48	**Contemporary Trade Directory Entries** Name: C & A Autos Location: Burlington Works,411 Kay St, Manchester, Lancashire, M11 2DU Classification: Tyre Dealers **Status: Inactive** Positional Accuracy: Manually positioned to the road within the address or location	A18SW (NW)	461	-	386784 397486
48	**Contemporary Trade Directory Entries** Name: Deansgate Press Ltd Location: Burlington Works, Kay Street, Manchester, M11 2DU Classification: Printers **Status: Inactive** Positional Accuracy: Automatically positioned in the proximity of the address	A18SW (NW)	466	-	386776 397488
48	**Contemporary Trade Directory Entries** Name: Oakenwell Ltd Location: 414, Ashton Old Road, Manchester, M11 2DT Classification: Fork Lift Trucks **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A18SW (NW)	469	-	386813 397506
48	**Contemporary Trade Directory Entries** Name: Sdl Manchester Ltd Location: 414, Ashton Old Road, Manchester, Lancashire, M11 2DT Classification: Exhaust & Shock Absorber Centres **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A18SW (NW)	469	-	386812 397506
48	**Contemporary Trade Directory Entries** Name: Specialist Skills Location: 414, Ashton Old Road, Manchester, Lancashire, M11 2DT Classification: Fork Lift Trucks **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A18SW (NW)	469	-	386813 397506
48	**Contemporary Trade Directory Entries** Name: Sdl (Manchester) Location: 414, Ashton Old Road, Manchester, Lancashire, M11 2DT Classification: Exhaust System Manufacturers & Wholesalers **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A18SW (NW)	469	-	386812 397506
48	**Contemporary Trade Directory Entries** Name: Manchester Motor Factors Ltd Location: 414, Ashton Old Road, Manchester, M11 2DT Classification: Garage Services **Status: Active** Positional Accuracy: Automatically positioned to the address	A18SW (NW)	469	-	386813 397506
48	**Contemporary Trade Directory Entries** Name: Envious Lifestyle Products Location: 412, Ashton Old Road, Manchester, Lancashire, M11 2DT Classification: Homefurnishings - Manufacturers **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A18SW (NW)	483	-	386778 397508
49	**Contemporary Trade Directory Entries** Name: Corbett Robertson & Co Ltd Location: 14-18, Tuley Street, Manchester, M11 2DY Classification: Car Body Repairs **Status: Active** Positional Accuracy: Automatically positioned to the address	A18SW (NW)	455	-	386710 397438
49	**Contemporary Trade Directory Entries** Name: Armin & Butler Ltd Location: 14-18, Tuley Street, Manchester, M11 2DY Classification: Printers **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A18SW (NW)	455	-	386710 397438

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
49	**Contemporary Trade Directory Entries** Name: Bgm Wire Products Ltd Location: Unit 8 Tuley St, Manchester, M11 2DY Classification: Wire Products - Manufacturers **Status: Inactive** Positional Accuracy: Manually positioned to the address or location	A18SW (NW)	455	-	386710 397438
50	**Contemporary Trade Directory Entries** Name: Universal Car Spares Location: Gorton Rd, Manchester, Lancashire, M11 2DZ Classification: Car Breakers & Dismantlers **Status: Active** Positional Accuracy: Manually positioned to the road within the address or location	A17SE (NW)	475	-	386658 397422
51	**Contemporary Trade Directory Entries** Name: Belle View Filling Station Location: 545, Hyde Road, Manchester, M12 5NQ Classification: Petrol Filling Stations **Status: Inactive** Positional Accuracy: Manually positioned to the address or location	A8NE (SE)	480	-	387258 396508
51	**Contemporary Trade Directory Entries** Name: Global Worldwide Enterprises Location: 545, Hyde Road, Manchester, Lancashire, M12 5NQ Classification: Petrol Filling Stations **Status: Inactive** Positional Accuracy: Manually positioned to the address or location	A8NE (SE)	480	-	387258 396508
51	**Contemporary Trade Directory Entries** Name: Belle Vue Filling Station Location: 545, Hyde Road, Manchester, M12 5NQ Classification: Petrol Filling Stations - 24 Hour **Status: Active** Positional Accuracy: Manually positioned to the address or location	A8NE (SE)	480	-	387258 396508
52	**Contemporary Trade Directory Entries** Name: Budget Pest Control Location: 23d, Trowtree Avenue, Manchester, M12 5LR Classification: Pest & Vermin Control **Status: Inactive** Positional Accuracy: Automatically positioned to the address	A12SE (W)	484	-	386512 396912
53	**Contemporary Trade Directory Entries** Name: East Manchester Motor Services Location: Conway House,Clowes St, Manchester, Lancashire, M12 5JE Classification: Garage Services **Status: Inactive** Positional Accuracy: Manually positioned to the road within the address or location	A12SE (SW)	488	-	386569 396725
54	**Contemporary Trade Directory Entries** Name: C & A Autos Location: 411 Kay St, Manchester, Lancashire, M11 2DU Classification: Tyre Dealers **Status: Inactive** Positional Accuracy: Manually positioned to the road within the address or location	A18SW (NW)	493	-	386724 397492
55	**Fuel Station Entries** Name: Belle Vue Filling Station Location: 545, Hyde Road, Manchester, M12 5NQ Brand: Unbranded Premises Type: Petrol Station **Status: Open** Positional Accuracy: Manually positioned to the address or location	A8NE (SE)	491	-	387276 396503

Agency & Hydrological	Version	Update Cycle
Contaminated Land Register Entries and Notices Manchester City Council - Environmental Health Department	June 2010	Annual Rolling Update
Discharge Consents Environment Agency - North West Region	April 2011	Quarterly
Enforcement and Prohibition Notices Environment Agency - North West Region	May 2011	Quarterly
Integrated Pollution Controls Environment Agency - North West Region	October 2008	Not Applicable
Integrated Pollution Prevention And Control Environment Agency - North West Region	April 2011	Quarterly
Local Authority Integrated Pollution Prevention And Control Manchester City Council - Environmental Health Department	March 2011	Annual Rolling Update
Local Authority Pollution Prevention and Controls Manchester City Council - Environmental Health Department	March 2011	Annual Rolling Update
Local Authority Pollution Prevention and Control Enforcements Manchester City Council - Environmental Health Department	February 2010	Annual Rolling Update
Nearest Surface Water Feature Ordnance Survey	March 2011	Quarterly
Pollution Incidents to Controlled Waters Environment Agency - North West Region	January 2000	Not Applicable
Prosecutions Relating to Authorised Processes Environment Agency - North West Region	May 2011	Monthly
Prosecutions Relating to Controlled Waters Environment Agency - North West Region	May 2011	Monthly
Registered Radioactive Substances Environment Agency - North West Region	April 2011	Quarterly
River Quality Environment Agency - Head Office	November 2001	Not Applicable
River Quality Biology Sampling Points Environment Agency - Head Office	January 2011	Annually
River Quality Chemistry Sampling Points Environment Agency - Head Office	January 2011	Annually
Substantiated Pollution Incident Register Environment Agency - North West Region - South Area	April 2011	Quarterly
Water Abstractions Environment Agency - North West Region	January 2011	Quarterly
Water Industry Act Referrals Environment Agency - North West Region	January 2011	Quarterly
Groundwater Vulnerability Environment Agency - Head Office	January 2011	Not Applicable
Drift Deposits Environment Agency - Head Office	January 1999	Not Applicable
Bedrock Aquifer Designations British Geological Survey - National Geoscience Information Service	October 2010	Annually
Superficial Aquifer Designations British Geological Survey - National Geoscience Information Service	October 2010	Annually
Source Protection Zones Environment Agency - Head Office	April 2011	Quarterly
Extreme Flooding from Rivers or Sea without Defences Environment Agency - Head Office	April 2011	Quarterly

Agency & Hydrological	Version	Update Cycle
Flooding from Rivers or Sea without Defences Environment Agency - Head Office	April 2011	Quarterly
Areas Benefiting from Flood Defences Environment Agency - Head Office	April 2011	Quarterly
Flood Water Storage Areas Environment Agency - Head Office	April 2011	Quarterly
Flood Defences Environment Agency - Head Office	April 2011	Quarterly
Waste	**Version**	**Update Cycle**
BGS Recorded Landfill Sites British Geological Survey - National Geoscience Information Service	June 1996	Not Applicable
Historical Landfill Sites Environment Agency - North West Region - South Area	April 2011	Quarterly
Integrated Pollution Control Registered Waste Sites Environment Agency - North West Region	October 2008	Not Applicable
Licensed Waste Management Facilities (Landfill Boundaries) Environment Agency - North West Region - South Area	January 2011	Quarterly
Licensed Waste Management Facilities (Locations) Environment Agency - North West Region - South Area	January 2011	Quarterly
Local Authority Landfill Coverage Manchester City Council - Planning Department	May 2000	Not Applicable
Local Authority Recorded Landfill Sites Manchester City Council - Planning Department	May 2000	Not Applicable
Registered Landfill Sites Environment Agency - North West Region - South Area	March 2003	Not Applicable
Registered Waste Transfer Sites Environment Agency - North West Region - South Area	March 2003	Not Applicable
Registered Waste Treatment or Disposal Sites Environment Agency - North West Region - South Area	March 2003	Not Applicable
Hazardous Substances	**Version**	**Update Cycle**
Control of Major Accident Hazards Sites (COMAH) Health and Safety Executive	May 2010	Bi-Annually
Explosive Sites Health and Safety Executive	January 2011	Bi-Annually
Notification of Installations Handling Hazardous Substances (NIHHS) Health and Safety Executive	November 2000	Not Applicable
Planning Hazardous Substance Enforcements Manchester City Council - Planning Department	January 2011	Annual Rolling Update
Planning Hazardous Substance Consents Manchester City Council - Planning Department	January 2011	Annual Rolling Update

Geological	Version	Update Cycle
BGS Recorded Mineral Sites British Geological Survey - National Geoscience Information Service	April 2011	Bi-Annually
BGS 1:625,000 Solid Geology British Geological Survey - National Geoscience Information Service	August 1996	Not Applicable
Brine Compensation Area Cheshire Brine Subsidence Compensation Board	November 2002	Not Applicable
Coal Mining Affected Areas The Coal Authority - Mining Report Service	January 2006	As notified
Mining Instability Ove Arup & Partners	October 2000	Not Applicable
Non Coal Mining Areas of Great Britain British Geological Survey - National Geoscience Information Service	February 2011	Not Applicable
Potential for Collapsible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2010	Annually
Potential for Compressible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2010	Annually
Potential for Ground Dissolution Stability Hazards British Geological Survey - National Geoscience Information Service	January 2010	Annually
Potential for Landslide Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2010	Annually
Potential for Running Sand Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2010	Annually
Potential for Shrinking or Swelling Clay Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2010	Annually
Radon Potential - Radon Affected Areas British Geological Survey - National Geoscience Information Service	May 2007	As notified
Radon Potential - Radon Protection Measures British Geological Survey - National Geoscience Information Service	May 2007	As notified
Industrial Land Use	**Version**	**Update Cycle**
Contemporary Trade Directory Entries Thomson Directories	February 2011	Quarterly
Fuel Station Entries Catalist Ltd - Experian	February 2011	Quarterly

Sensitive Land Use	Version	Update Cycle
Areas of Adopted Green Belt Manchester City Council	May 2011	As notified
Areas of Unadopted Green Belt Manchester City Council	May 2011	As notified
Areas of Outstanding Natural Beauty Natural England	April 2011	Bi-Annually
Environmentally Sensitive Areas Natural England	October 2010	Annually
Forest Parks Forestry Commission	April 1997	Not Applicable
Local Nature Reserves Natural England	March 2011	Bi-Annually
Marine Nature Reserves Natural England	September 2010	Bi-Annually
National Nature Reserves Natural England	March 2011	Bi-Annually
National Parks Natural England	August 2010	Bi-Annually
Nitrate Sensitive Areas Department for Environment, Food and Rural Affairs (DEFRA - formerly FRCA)	March 2003	Not Applicable
Nitrate Vulnerable Zones Department for Environment, Food and Rural Affairs (DEFRA - formerly FRCA)	February 2011	Annually
Ramsar Sites Natural England	March 2011	Bi-Annually
Sites of Special Scientific Interest Natural England	March 2011	Bi-Annually
Special Areas of Conservation Natural England	March 2011	Bi-Annually
Special Protection Areas Natural England	March 2011	Bi-Annually

Data Suppliers

A selection of organisations who provide data within this report

Data Supplier	Data Supplier Logo
Ordnance Survey	
Environment Agency	
Scottish Environment Protection Agency	
The Coal Authority	
British Geological Survey	
Centre for Ecology and Hydrology	
Countryside Council for Wales	
Scottish Natural Heritage	
Natural England	
Health Protection Agency	
Ove Arup	
Peter Brett Associates	

Useful Contacts

Contact	Name and Address	Contact Details
1	**Environment Agency - National Customer Contact Centre (NCCC)** PO Box 544, Templeborough, Rotherham, S60 1BY	Telephone: 08708 506 506 Email: enquiries@environment-agency.gov.uk
2	**Manchester City Council - Environmental Health Department** PO Box 463, Town Hall Extension, Albert Square, Manchester, Greater Manchester, M60 3NY	Telephone: 0161 234 4884 / 234 4873. Fax: 0161 234 4508 Website: www.manchester.gov.uk
3	**British Geological Survey - Enquiry Service** British Geological Survey, Kingsley Dunham Centre, Keyworth, Nottingham, Nottinghamshire, NG12 5GG	Telephone: 0115 936 3143 Fax: 0115 936 3276 Email: enquiries@bgs.ac.uk Website: www.bgs.ac.uk
4	**The Coal Authority - Mining Report Service** 200 Lichfield Lane, Mansfield, Nottinghamshire, NG18 4RG	Telephone: 0845 7626848 Email: thecoalauthority@coal.gov.uk
5	**Manchester City Council** Town Hall, Albert Square, Manchester, Greater Manchester, M60 2JT	Telephone: 0161 234 5000 Fax: 0161 234 4508 Website: www.manchester.gov.uk
6	**Natural England** Northminster House, Northminster Road, Peterborough, Cambridgeshire, PE1 1UA	Telephone: 0845 600 3078 Fax: 01733 455103 Email: enquiries@naturalengland.org.uk Website: www.naturalengland.org.uk
7	**Manchester City Council - Planning Department** Town Hall, Manchester, Greater Manchester, M60 2LA	Telephone: 0161 234 5000 Fax: 0161 234 4508 Website: www.manchester.gov.uk
-	**Health Protection Agency - Radon Survey, Centre for Radiation, Chemical and Environmental Hazards** Chilton, Didcot, Oxfordshire, OX11 0RQ	Telephone: 01235 822622 Fax: 01235 833891 Email: radon@hpa.org.uk Website: www.hpa.org.uk
-	**Landmark Information Group Limited** The Smith Centre, Henley On Thames, Oxfordshire, RG9 6AB	Telephone: 0844 844 9952 Fax: 0844 844 9951 Email: customerservices@landmarkinfo.co.uk Website: www.landmarkinfo.co.uk

Please note that the Environment Agency / SEPA have a charging policy in place for enquiries.



Envirocheck®

General

- Specified Site
- Specified Buffer(s)
- Bearing Reference Point
- Map ID
- Several of Type at Location

Agency and Hydrological

- Contaminated Land Register Entry or Notice (Location)
- Contaminated Land Register Entry or Notice
- Discharge Consent
- Enforcement or Prohibition Notice
- Integrated Pollution Control
- Integrated Pollution Prevention Control
- Local Authority Integrated Pollution Prevention and Control
- Local Authority Pollution Prevention and Control
- Local Authority Pollution Prevention and Control Enforcement
- Pollution Incident to Controlled Waters
- Prosecution Relating to Authorised Processes
- Prosecution Relating to Controlled Waters
- Registered Radioactive Substance
- River Network or Water Feature
- River Quality Sampling Point
- Substantiated Pollution Incident Register
- Water Abstraction
- Water Industry Act Referral

Geological

- BGS Recorded Mineral Site

Industrial Land Use

- Contemporary Trade Directory Entry
- Fuel Station Entry

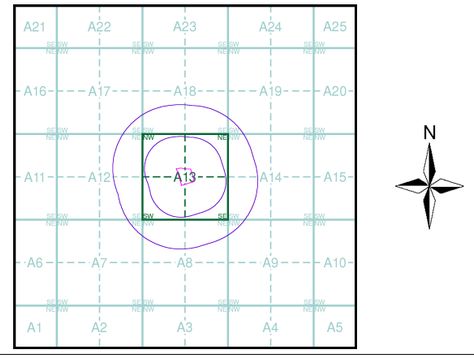
Waste

- BGS Recorded Landfill Site (Location)
- BGS Recorded Landfill Site
- EA Historic Landfill (Buffered Point)
- EA Historic Landfill (Polygon)
- Integrated Pollution Control Registered Waste Site
- Licensed Waste Management Facility (Landfill Boundary)
- Licensed Waste Management Facility (Location)
- Local Authority Recorded Landfill Site (Location)
- Local Authority Recorded Landfill Site
- Registered Landfill Site
- Registered Landfill Site (Location)
- Registered Landfill Site (Point Buffered to 100m)
- Registered Landfill Site (Point Buffered to 250m)
- Registered Waste Transfer Site (Location)
- Registered Waste Transfer Site
- Registered Waste Treatment or Disposal Site (Location)
- Registered Waste Treatment or Disposal Site

Hazardous Substances

- COMAH Site
- Explosive Site
- NIHHS Site
- Planning Hazardous Substance Consent
- Planning Hazardous Substance Enforcement

Site Sensitivity Map - Slice A



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

Landmark® Information Group

Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk



Envirocheck®

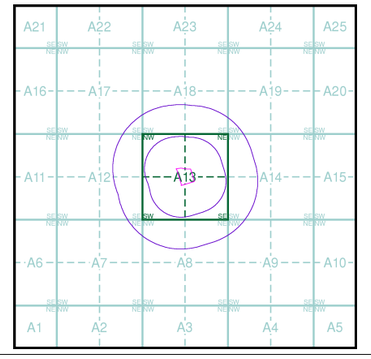
General

- Specified Site
- Specified Buffer(s)
- Bearing Reference Point

Agency and Hydrological (Flood)

- Extreme Flooding from Rivers or Sea without Defences (Zone 2)
- Flooding from Rivers or Sea without Defences (Zone 3)
- Area Benefiting from Flood Defence
- Flood Water Storage Areas
- Flood Defence

Flood Map - Slice A



Order Details

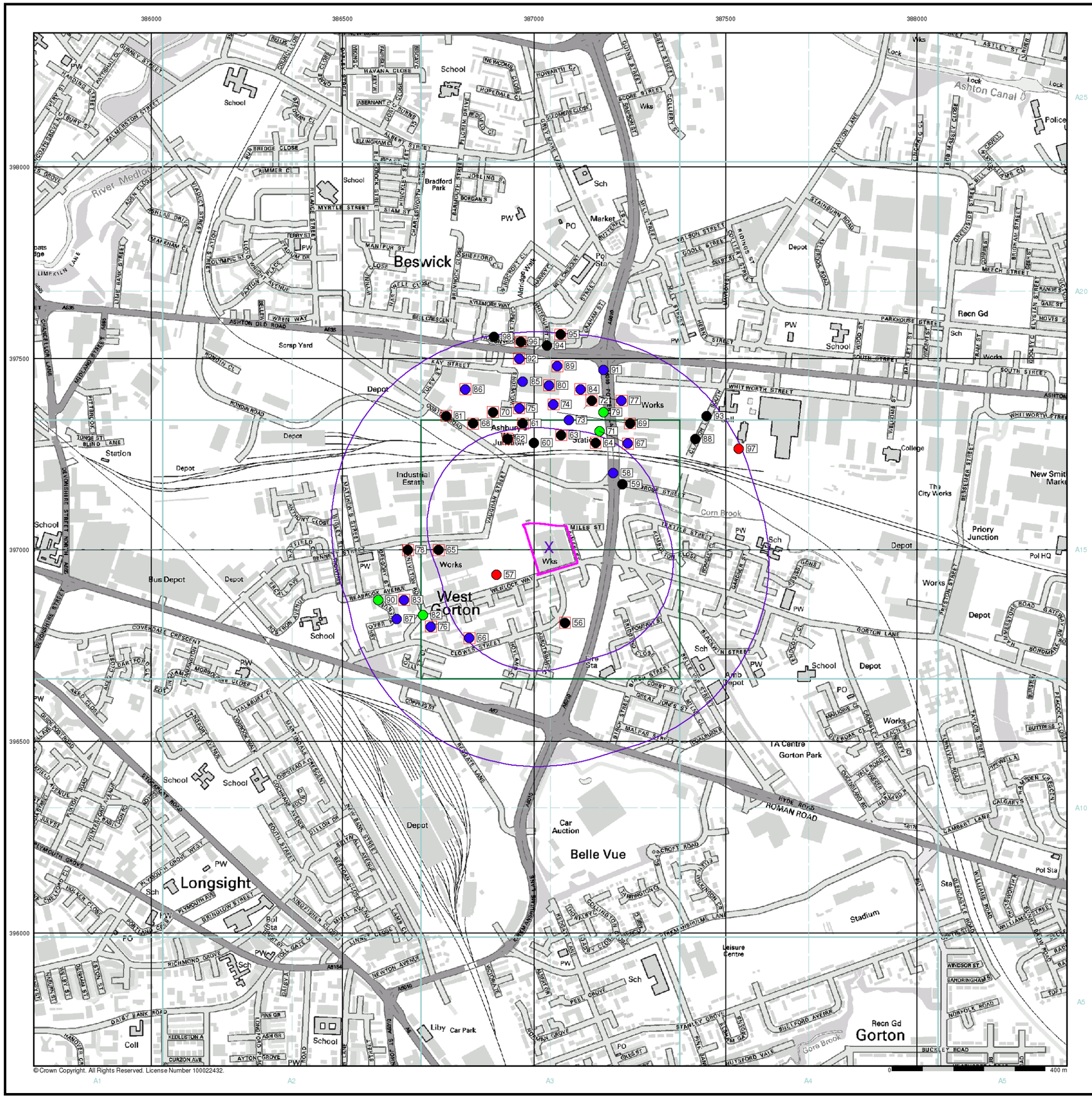
Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

Landmark Information Group

Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk



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Envirocheck®

General

- Specified Site
- Specified Buffer(s)
- Bearing Reference Point
- Map ID
- Several of Type at Location

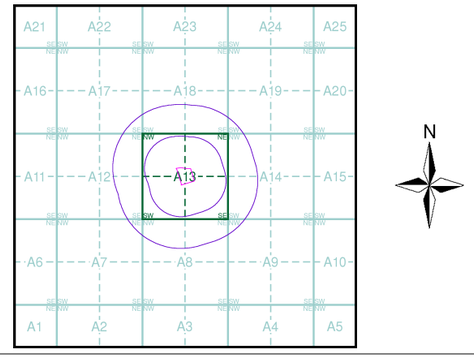
Agency and Hydrological (Boreholes)

- BGS Borehole Depth 0 - 10m
- BGS Borehole Depth 10 - 30m
- BGS Borehole Depth 30m +
- Confidential
- Other

For Borehole information please refer to the Borehole datasheet which accompanied this slice.

A copy of the BGS Borehole Ordering Form is available to download from the Support section of www.envirocheck.co.uk.

Borehole Map - Slice A



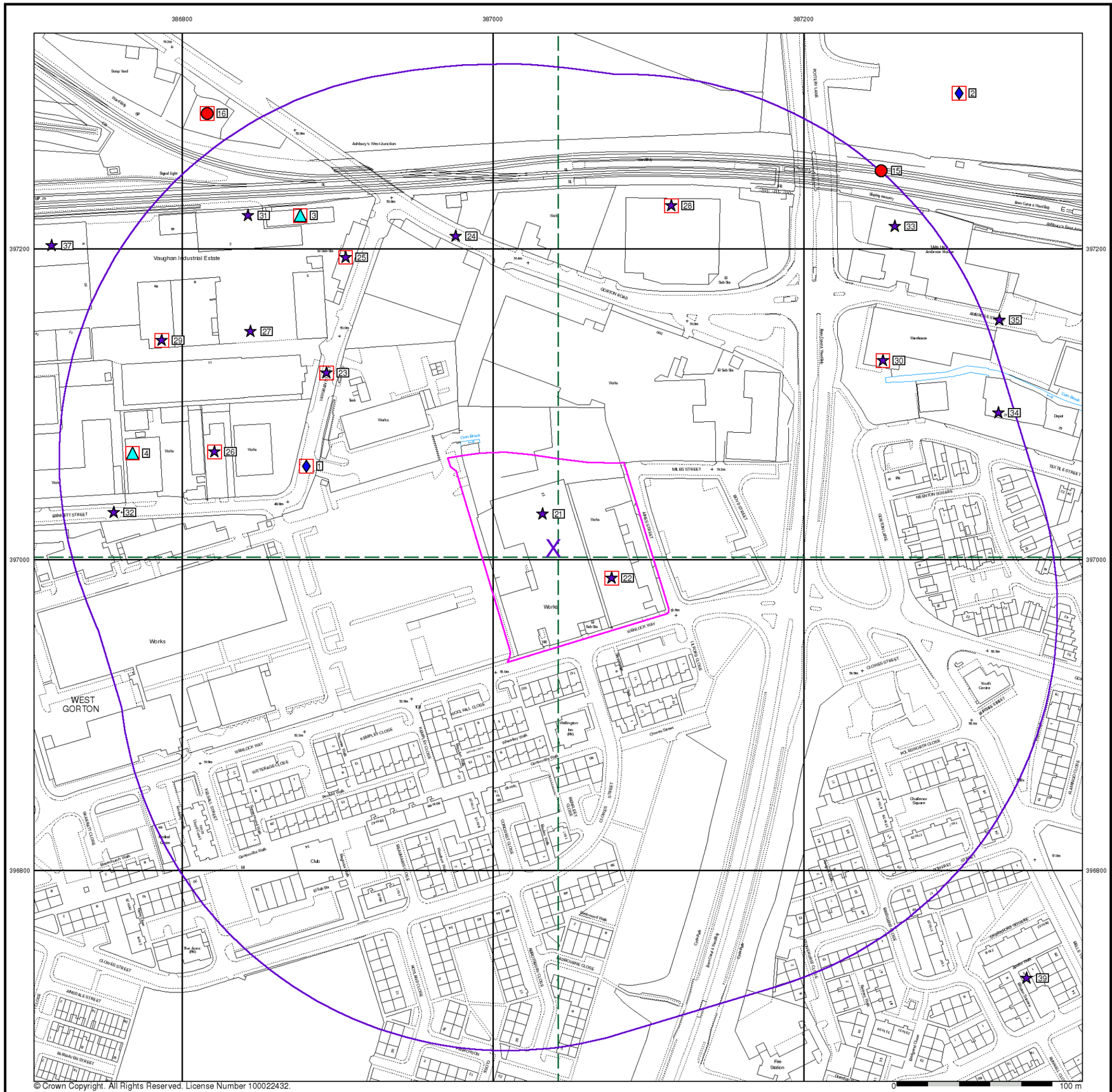
Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

Landmark® Information Group
Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk



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Envirocheck®

General

- Specified Site
- Specified Buffer(s)
- Bearing Reference Point
- Map ID
- Several of Type at Location
- Pylon
- Overhead Transmission Line

Agency and Hydrological

- Contaminated Land Register Entry or Notice (Location)
- Contaminated Land Register Entry or Notice
- Discharge Consent
- Enforcement or Prohibition Notice
- Integrated Pollution Control
- Integrated Pollution Prevention Control
- Local Authority Integrated Pollution Prevention and Control
- Local Authority Pollution Prevention and Control
- Local Authority Pollution Prevention and Control Enforcement
- Pollution Incident to Controlled Waters
- Prosecution Relating to Authorised Processes
- Prosecution Relating to Controlled Waters
- Registered Radioactive Substance
- River Network or Water Feature
- River Quality Sampling Point
- Substantiated Pollution Incident Register
- Water Abstraction
- Water Industry Act Referral

Geological

- BGS Recorded Mineral Site

Industrial Land Use

- Contemporary Trade Directory Entry
- Fuel Station Entry

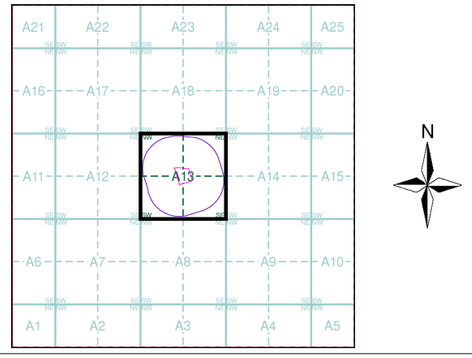
Waste

- BGS Recorded Landfill Site (Location)
- BGS Recorded Landfill Site
- EA Historic Landfill (Buffered Point)
- EA Historic Landfill (Polygon)
- Integrated Pollution Control Registered Waste Site
- Licensed Waste Management Facility (Landfill Boundary)
- Licensed Waste Management Facility (Location)
- Local Authority Recorded Landfill Site (Location)
- Local Authority Recorded Landfill Site
- Registered Landfill Site
- Registered Landfill Site (Location)
- Registered Landfill Site (Point Buffered to 100m)
- Registered Landfill Site (Point Buffered to 250m)
- Registered Waste Transfer Site (Location)
- Registered Waste Transfer Site
- Registered Waste Treatment or Disposal Site (Location)
- Registered Waste Treatment or Disposal Site

Hazardous Substances

- COMAH Site
- Explosive Site
- NIHHS Site
- Planning Hazardous Substance Consent
- Planning Hazardous Substance Enforcement

Site Sensitivity Map - Segment A13



Order Details

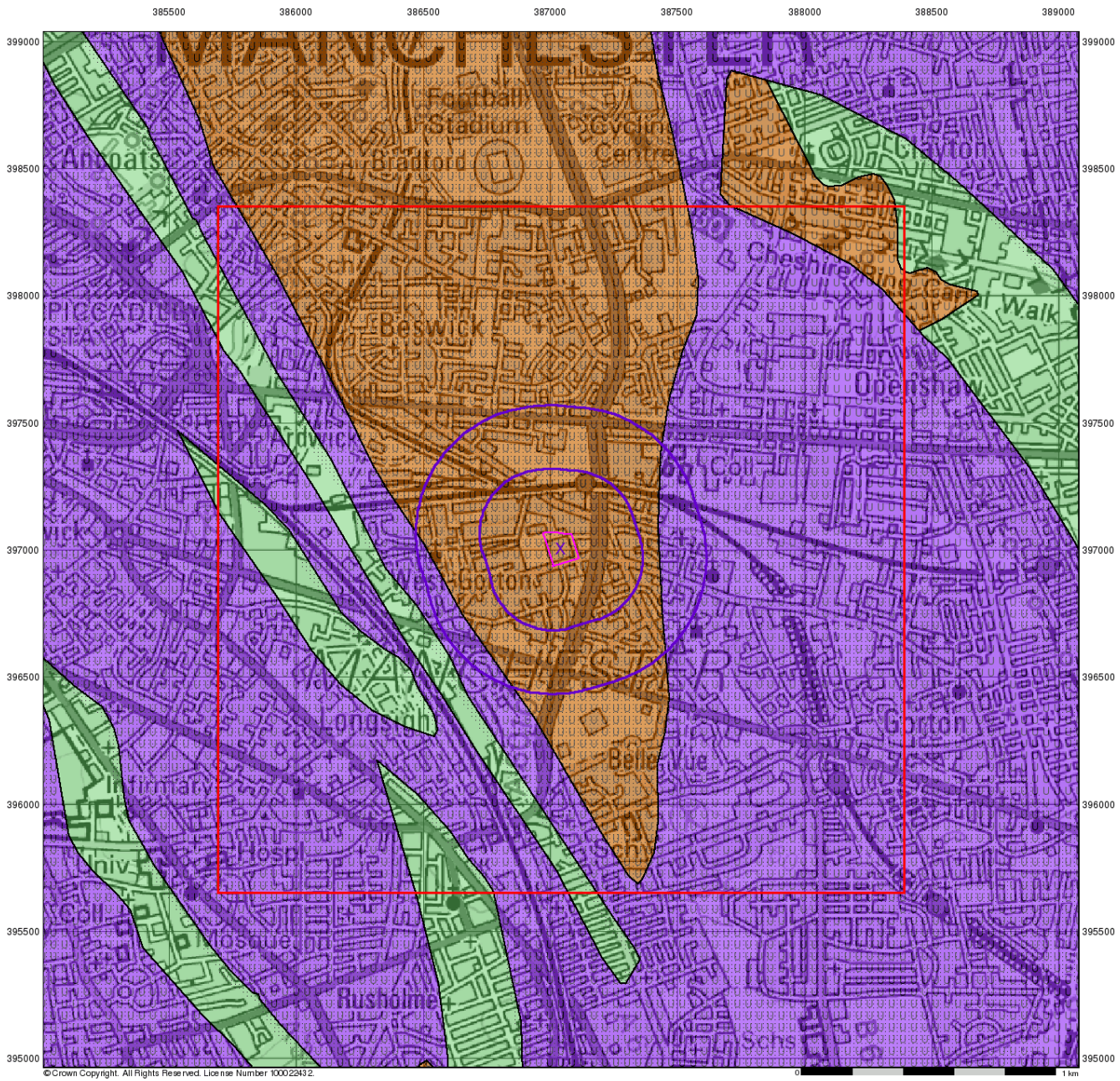
Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Plot Buffer (m):	250

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

Landmark Information Group

Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk



Envirocheck®

Groundwater Vulnerability

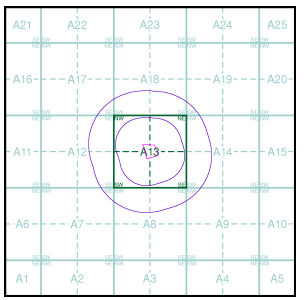
General

Specified Site | Specified Buffer(s) | Bearing Reference Point
Slice | Map ID

Agency and Hydrological

Geological Classes	Soil Classes
Major Aquifer (Highly Permeable)	High (H) 1, 2, 3, U
	Intermediate (I) 1, 2
	Low
Minor Aquifer (Variably Permeable)	High (H) 1, 2, 3, U
	Intermediate (I) 1, 2
	Low
Non Aquifer (Negligibly Permeable)	
Water or Sea	
Drift Deposit	

Site Sensitivity Context Map - Slice A



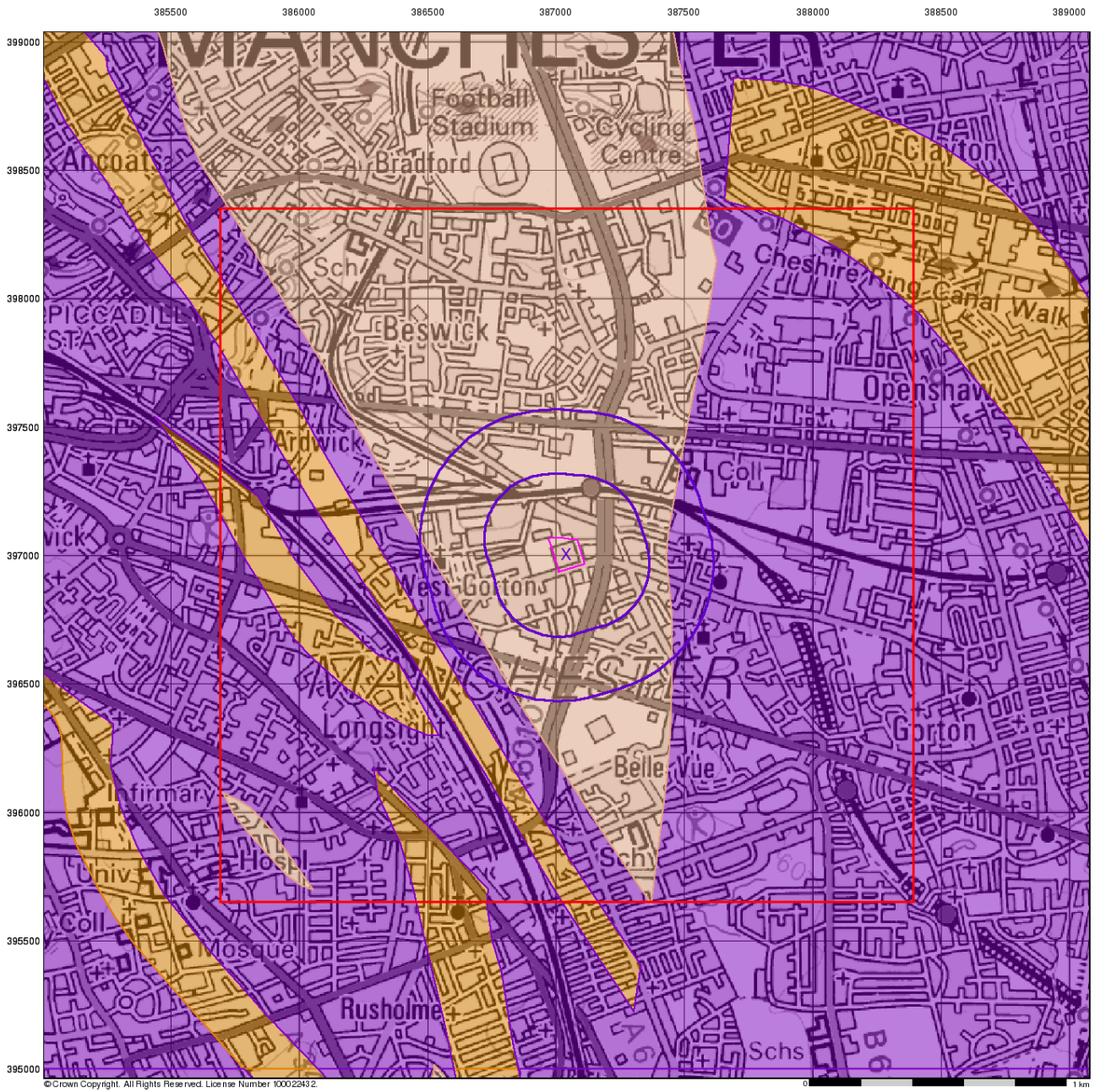
Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

Landmark® Information Group
Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk



Bedrock Aquifer Designation

General

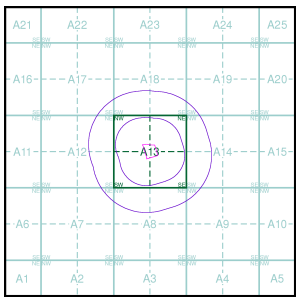
Specified Site | Specified Buffer(s) | Bearing Reference Point
Slice | Map ID

Agency and Hydrological

Geological Classes

- Principal Aquifer
- Secondary A Aquifer
- Secondary B Aquifer
- Secondary Undifferentiated
- Unproductive Strata
- Unknown

Site Sensitivity Context Map - Slice A



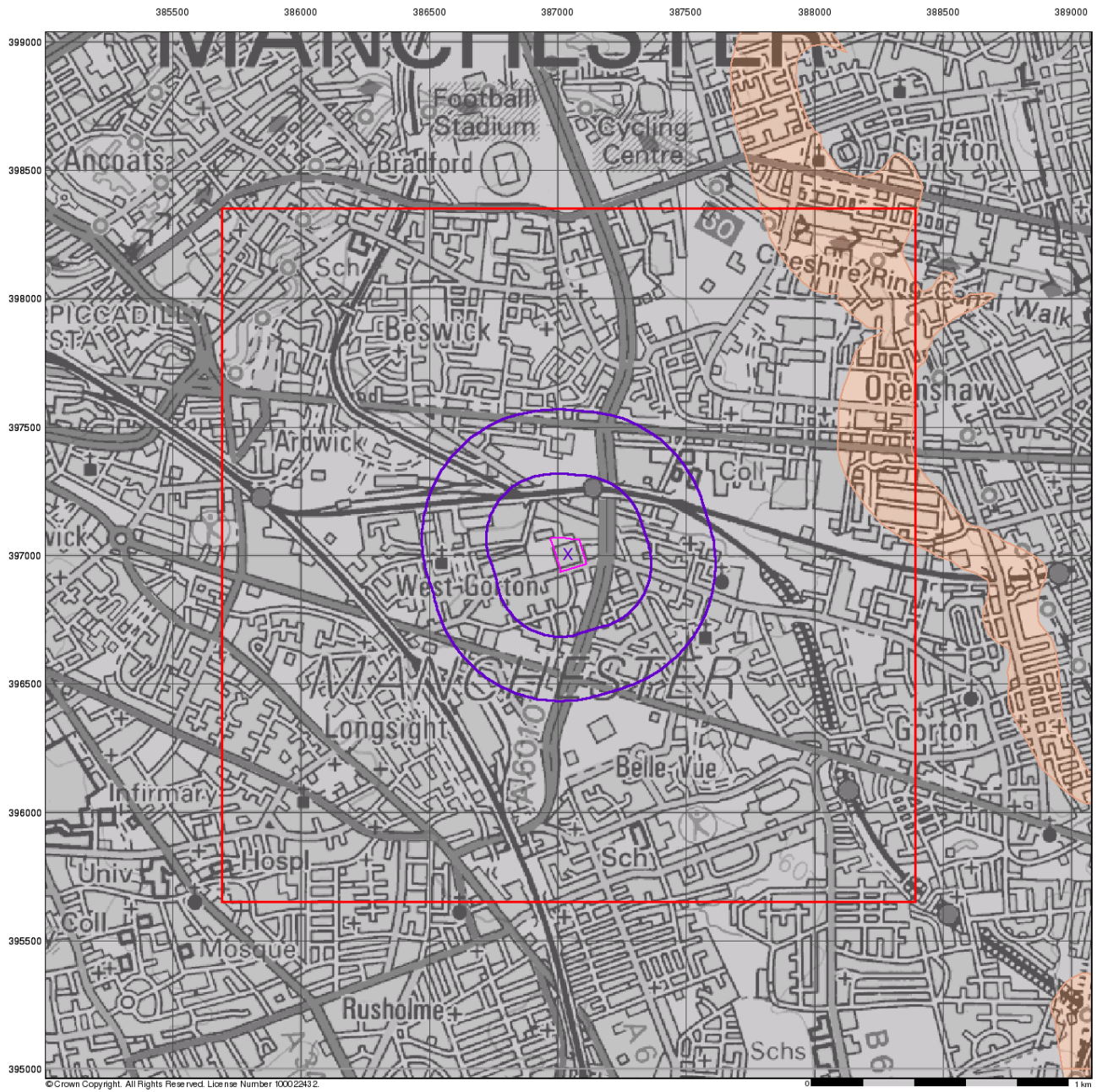
Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

Landmark Information Group
Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk



Envirocheck®

Superficial Aquifer Designation

General

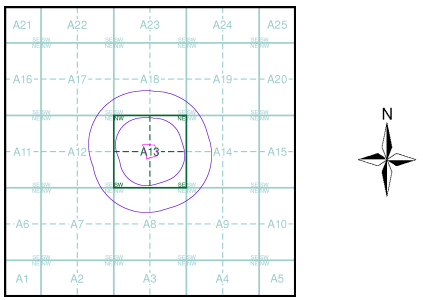
Specified Site | Specified Buffer(s) | Bearing Reference Point | Slice | Map ID

Agency and Hydrological

Geological Classes

- Principal Aquifer
- Secondary A Aquifer
- Secondary B Aquifer
- Secondary Undifferentiated
- Unproductive Strata
- Unknown

Site Sensitivity Context Map - Slice A



Order Details

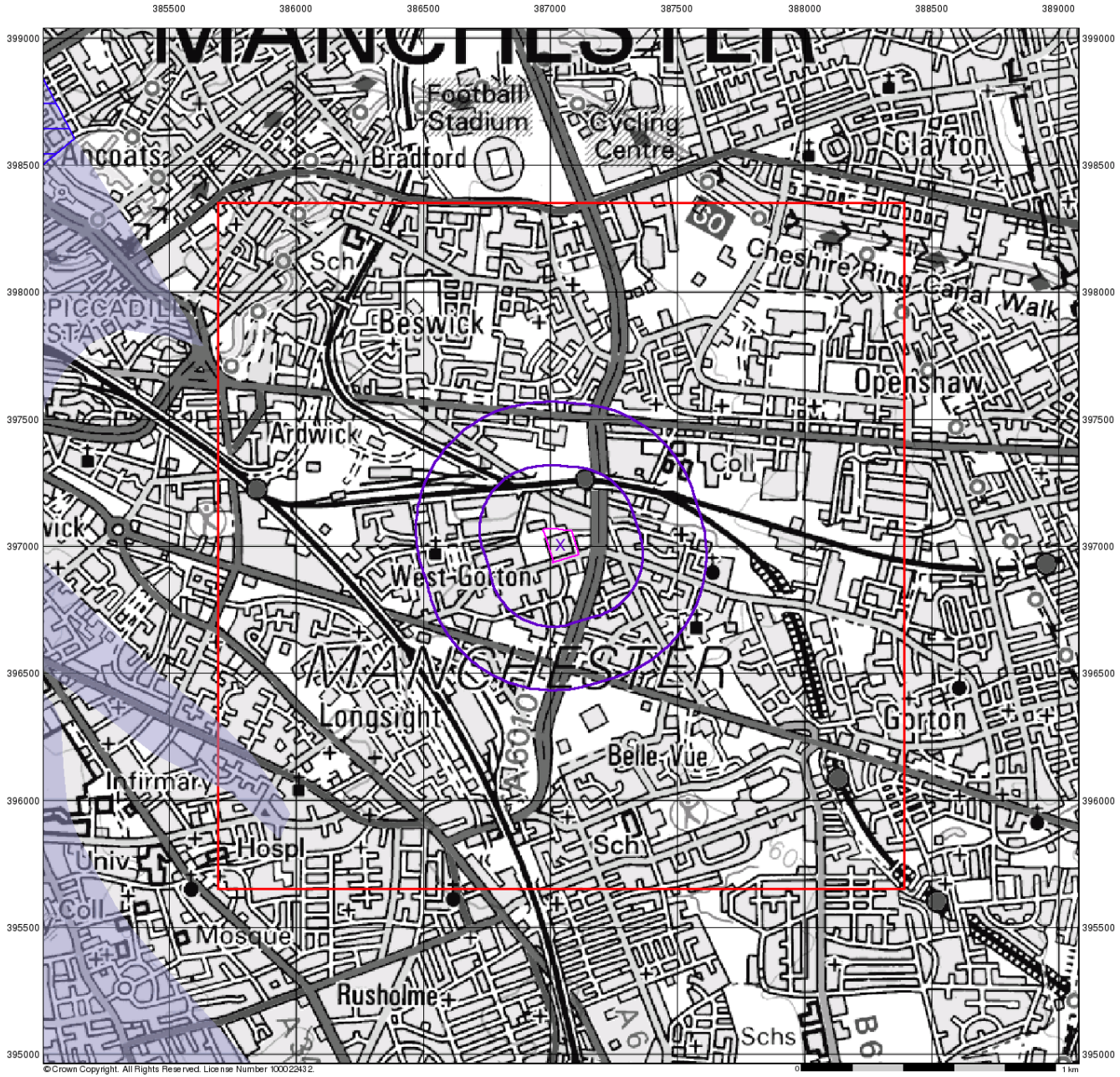
Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

Landmark® Information Group

Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk



Envirocheck®

Source Protection Zones

General

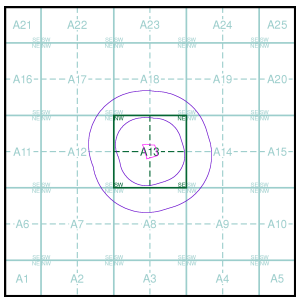
Specified Site | Specified Buffer(s) | Bearing Reference Point

Slice | Map ID

Agency and Hydrological

- Source Protection Zone I
- Source Protection Zone II
- Source Protection Zone III
- Zone of Special Interest
- Source Protection Zone Borehole

Site Sensitivity Context Map - Slice A

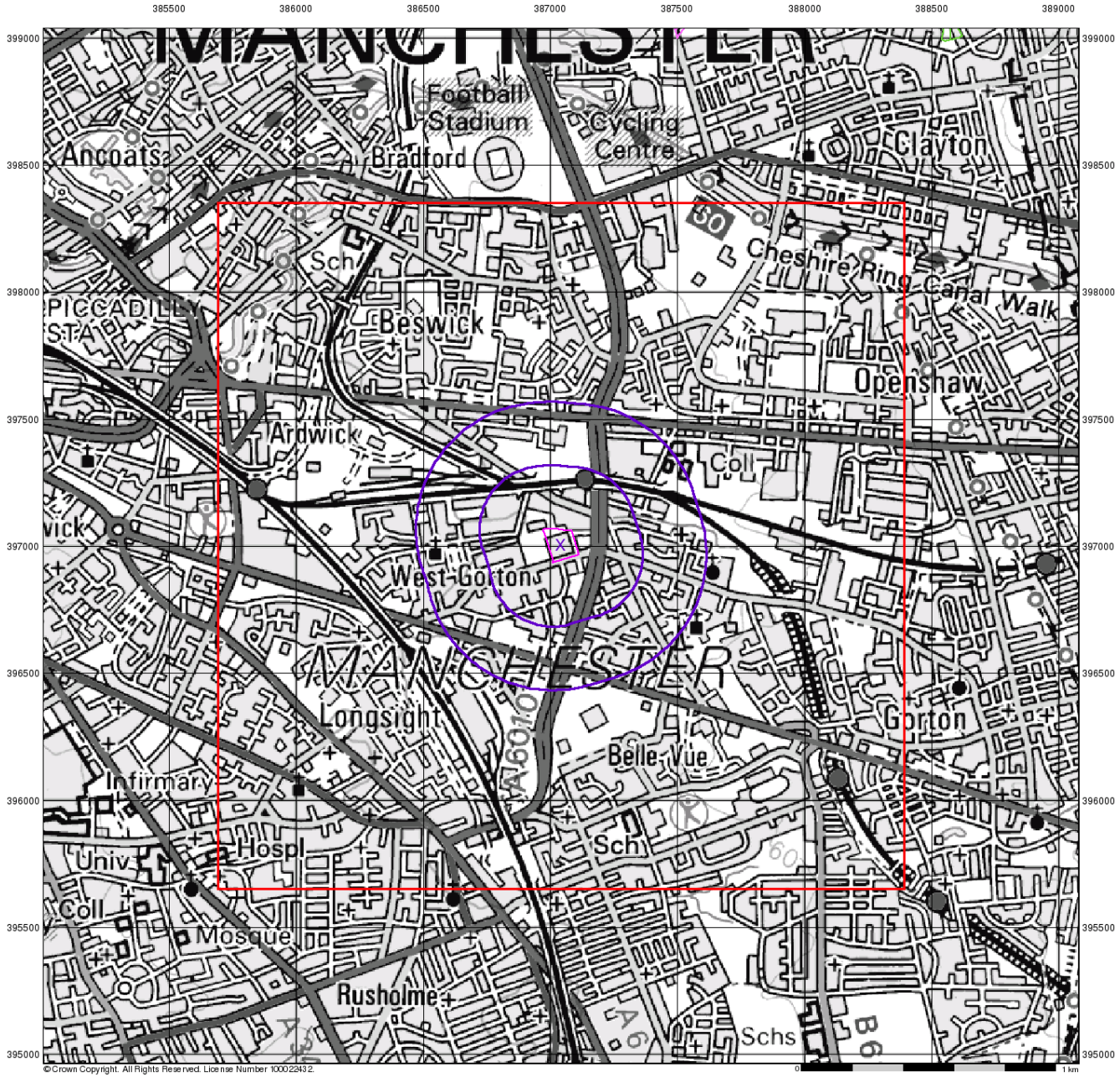


Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU



Envirocheck®

Sensitive Land Uses

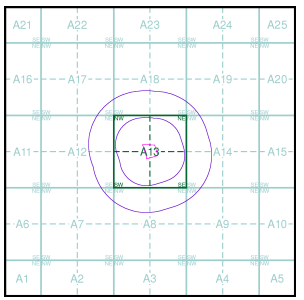
General

Specified Site | Specified Buffer(s) | Bearing Reference Point
Slice | Map ID

Sensitive Land Uses

- Area of Adopted Green Belt
- Area of Unadopted Green Belt
- Area of Outstanding Natural Beauty
- Environmentally Sensitive Area
- Forest Park
- Local Nature Reserve
- Marine Nature Reserve
- National Nature Reserve
- National Park
- Nitrate Sensitive Area
- Nitrate Vulnerable Zone
- Ramsar Site
- Site of Special Scientific Interest
- Special Area of Conservation
- Special Protection Area

Site Sensitivity Context Map - Slice A



Order Details

Order Number:	35258878_1_1
Customer Ref:	C15719 - Plot L
National Grid Reference:	387040, 397010
Slice:	A
Site Area (Ha):	1.28
Search Buffer (m):	500

Site Details

Plot 'L', West Gorton, Manchester, M12 5BU

Landmark® Information Group
Tel: 0844 844 9952
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Web: www.envirocheck.co.uk

APPENDIX G

Envirocheck Report: BGS Boreholes

Envirocheck® Report:

BGS Boreholes Datasheet

Order Details:

Order Number:
35258878_1_1

Customer Reference:
C15719 - Plot L

National Grid Reference:
387040, 397010

Slice:
A

Site Area (Ha):
1.28

Borehole Search Buffer (m):
500

Site Details:

Plot 'L'
West Gorton
Manchester
M12 5BU

Client Details:

Mr J Dickinson
Atkinson Peck Consulting Engineers
Watson House
45 Waterloo Road
Stockport
Cheshire
SK1 3BJ

Prepared For:

Manchester City Council
Housing Department
Room 2018
Town Hall Extension
Manchester
M60 2AF

BGS Boreholes Summary

Data Type	Page Number	On Site	0 to 250m	251 to 500m
BGS Boreholes	pg 1	None	35	105

Introduction

The Environment Act 1995 has made site sensitivity a key issue, as the legislation pays as much attention to the pathways by which contamination could spread, and to the vulnerable targets of contamination, as it does the potential sources of contamination.
For this reason, Landmark's Site Sensitivity maps and Datasheet(s) place great emphasis on statutory data provided by the Environment Agency and the Scottish Environment Protection Agency; it also incorporates data from Natural England (and the Scottish and Welsh equivalents) and Local Authorities; and highlights hydrogeological features required by environmental and geotechnical consultants. It does not include any information concerning past uses of land. The datasheet is produced by querying the Landmark database to a distance defined by the client from a site boundary provided by the client.

In the attached datasheet the National Grid References (NGRs) are rounded to the nearest 10m in accordance with Landmark's agreements with a number of Data Suppliers.

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A copy of the BGS Borehole Ordering Form is available to download from the Support section of www.envirocheck.co.uk.

Report Version v47.0

BGS Boreholes Detail

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
56	**BGS Boreholes** BGS Reference: Sj89ne1080 Drilled Length (m): Not Supplied Borehole Name: Clowes Street Tp6	A13SE (S)	104	3	387090 396850
56	**BGS Boreholes** BGS Reference: Sj89ne1079 Drilled Length (m): Not Supplied Borehole Name: Clowes Street Tp5	A13SE (SE)	110	3	387110 396850
56	**BGS Boreholes** BGS Reference: Sj89ne1081 Drilled Length (m): Not Supplied Borehole Name: Clowes Street Tp7	A13SE (S)	111	3	387080 396840
56	**BGS Boreholes** BGS Reference: Sj89ne1078 Drilled Length (m): Not Supplied Borehole Name: Clowes Street Tp4	A13SE (S)	129	3	387110 396830
56	**BGS Boreholes** BGS Reference: Sj89ne1082 Drilled Length (m): Not Supplied Borehole Name: Clowes Street Tp8	A13SE (S)	130	3	387080 396820
56	**BGS Boreholes** BGS Reference: Sj89ne1075 Drilled Length (m): Not Supplied Borehole Name: Clowes Street Tp1	A13SE (S)	140	3	387080 396810
56	**BGS Boreholes** BGS Reference: Sj89ne1077 Drilled Length (m): Not Supplied Borehole Name: Clowes Street Tp3	A13SE (S)	148	3	387110 396810
56	**BGS Boreholes** BGS Reference: Sj89ne1076 Drilled Length (m): Not Supplied Borehole Name: Clowes Street Tp2	A13SE (S)	165	3	387100 396790
57	**BGS Boreholes** BGS Reference: Sj89ne127 Drilled Length (m): 61.26 Borehole Name: Brookes & Doxey Thomas Street	A13SW (SW)	108	3	386901 396935
58	**BGS Boreholes** BGS Reference: Sj89ne46 Drilled Length (m): 7.16 Borehole Name: Manchester Corp. Pottery Lane	A13NE (NE)	185	3	387206 397201
59	**BGS Boreholes** BGS Reference: Sj89ne1197 Drilled Length (m): Not Supplied Borehole Name: Ashury'S Station Retaining Wall Bh785 1	A13NE (NE)	188	3	387230 397180
60	**BGS Boreholes** BGS Reference: Sj89ne1396 Drilled Length (m): Not Supplied Borehole Name: Former Ardwick East Goods Depot 23	A13NW (N)	212	3	386990 397280
61	**BGS Boreholes** BGS Reference: Sj89ne410 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 118	A13NW (N)	213	3	386970 397280
61	**BGS Boreholes** BGS Reference: Sj89ne413 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 121	A13NW (N)	222	3	387000 397290
61	**BGS Boreholes** BGS Reference: Sj89ne1398 Drilled Length (m): Not Supplied Borehole Name: Former Ardwick East Goods Depot 23b	A13NW (N)	231	3	387010 397300
61	**BGS Boreholes** BGS Reference: Sj89ne409 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 117	A13NW (N)	233	3	386970 397300

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
61	**BGS Boreholes** BGS Reference: Sj89ne1397 Drilled Length (m): Not Supplied Borehole Name: Former Ardwick East Goods Depot 23a	A13NW (N)	243	3	386970 397310
61	**BGS Boreholes** BGS Reference: Sj89ne402 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 110	A13NW (N)	258	3	386930 397320
61	**BGS Boreholes** BGS Reference: Sj89ne412 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 120	A13NW (N)	262	3	387000 397330
61	**BGS Boreholes** BGS Reference: Sj89ne408 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 116	A13NW (N)	263	3	386970 397330
61	**BGS Boreholes** BGS Reference: Sj89ne411 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 119	A18SW (N)	282	3	386990 397350
61	**BGS Boreholes** BGS Reference: Sj89ne407 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 115	A18SW (N)	284	3	386960 397350
61	**BGS Boreholes** BGS Reference: Sj89ne405 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 113	A18SW (N)	286	3	386940 397350
61	**BGS Boreholes** BGS Reference: Sj89ne1395 Drilled Length (m): Not Supplied Borehole Name: Former Ardwick East Goods Depot 22	A18SW (N)	298	3	386930 397360
62	**BGS Boreholes** BGS Reference: Sj89ne404 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 112	A13NW (NW)	214	3	386910 397270
62	**BGS Boreholes** BGS Reference: Sj89ne433 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick 8	A13NW (N)	216	3	386950 397280
62	**BGS Boreholes** BGS Reference: Sj89ne406 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 114	A13NW (N)	229	3	386930 397290
62	**BGS Boreholes** BGS Reference: Sj89ne403 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 111	A13NW (NW)	233	3	386910 397290
63	**BGS Boreholes** BGS Reference: Sj89ne434 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick 9	A13NW (N)	223	3	387030 397290
63	**BGS Boreholes** BGS Reference: Sj89ne417 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 125	A13NE (N)	237	3	387070 397300
63	**BGS Boreholes** BGS Reference: Sj89ne423 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 131	A13NE (N)	241	3	387120 397300
63	**BGS Boreholes** BGS Reference: Sj89ne420 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 128	A13NE (N)	248	3	387100 397310

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
64	**BGS Boreholes** BGS Reference: Sj89ne424 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 132	A13NE (N)	231	3	387120 397290
64	**BGS Boreholes** BGS Reference: Sj89ne425 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 133	A13NE (NE)	240	3	387160 397290
64	**BGS Boreholes** BGS Reference: Sj89ne435 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick 10	A13NE (N)	247	3	387150 397300
65	**BGS Boreholes** BGS Reference: Sj89ne1905 Drilled Length (m): Not Supplied Borehole Name: Icl West Gorton Manchester 1	A13SW (W)	231	3	386750 397000
65	**BGS Boreholes** BGS Reference: Sj89ne1906 Drilled Length (m): Not Supplied Borehole Name: Icl West Gorton Manchester 2	A13SW (W)	259	3	386730 396970
66	**BGS Boreholes** BGS Reference: Sj89ne649 Drilled Length (m): 5 Borehole Name: Kinley Close West Gorton 2	A13SW (SW)	237	3	386830 396780
66	**BGS Boreholes** BGS Reference: Sj89ne650 Drilled Length (m): 5 Borehole Name: Kinley Close West Gorton 3	A13SW (SW)	238	3	386820 396790
66	**BGS Boreholes** BGS Reference: Sj89ne648 Drilled Length (m): 5.5 Borehole Name: Kinley Close West Gorton 1	A13SW (SW)	243	3	386830 396770
67	**BGS Boreholes** BGS Reference: Sj89ne552 Drilled Length (m): 2.5 Borehole Name: Ardwick East Pottery Lane Tp7	A13NE (N)	242	3	387130 397300
67	**BGS Boreholes** BGS Reference: Sj89ne541 Drilled Length (m): 6.2 Borehole Name: Ardwick East Pottery Lane 8	A13NE (N)	250	3	387160 397300
67	**BGS Boreholes** BGS Reference: Sj89ne553 Drilled Length (m): 2.8 Borehole Name: Ardwick East Pottery Lane Tp9	A13NE (NE)	257	3	387180 397300
67	**BGS Boreholes** BGS Reference: Sj89ne526 Drilled Length (m): 3.5 Borehole Name: Manchester Aluminium Plant Tp1	A13NE (NE)	262	3	387170 397310
67	**BGS Boreholes** BGS Reference: Sj89ne551 Drilled Length (m): 3 Borehole Name: Ardwick East Pottery Lane Tp5	A13NE (N)	272	3	387130 397330
67	**BGS Boreholes** BGS Reference: Sj89ne527 Drilled Length (m): 3.1 Borehole Name: Manchester Aluminium Plant Tp2	A13NE (N)	276	3	387150 397330
67	**BGS Boreholes** BGS Reference: Sj89ne528 Drilled Length (m): 3 Borehole Name: Manchester Aluminium Plant Tp3	A18SE (N)	291	3	387170 397340
67	**BGS Boreholes** BGS Reference: Sj89ne529 Drilled Length (m): 2.7 Borehole Name: Manchester Aluminium Plant Tp4	A18SE (NE)	298	3	387190 397340

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
67	**BGS Boreholes** BGS Reference: Sj89ne550 Drilled Length (m): 2.5 Borehole Name: Ardwick East Pottery Lane Tp6	A18SE (N)	304	3	387180 397350
68	**BGS Boreholes** BGS Reference: Sj89ne432 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick 7	A13NW (NW)	247	3	386870 397290
68	**BGS Boreholes** BGS Reference: Sj89ne398 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 106	A13NW (NW)	269	3	386840 397300
68	**BGS Boreholes** BGS Reference: Sj89ne401 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 109	A13NW (NW)	271	3	386880 397320
68	**BGS Boreholes** BGS Reference: Sj89ne1394 Drilled Length (m): Not Supplied Borehole Name: Former Ardwick East Goods Depot 21	A13NW (NW)	291	3	386850 397330
68	**BGS Boreholes** BGS Reference: Sj89ne400 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 108	A18SW (NW)	293	3	386870 397340
68	**BGS Boreholes** BGS Reference: Sj89ne395 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 105a	A13NW (NW)	296	3	386840 397330
68	**BGS Boreholes** BGS Reference: Sj89ne396 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 105b	A13NW (NW)	296	3	386840 397330
68	**BGS Boreholes** BGS Reference: Sj89ne397 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 105c	A13NW (NW)	296	3	386840 397330
68	**BGS Boreholes** BGS Reference: Sj89ne394 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 105	A18SW (NW)	305	3	386840 397340
68	**BGS Boreholes** BGS Reference: Sj89ne392 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 103	A13NW (NW)	310	3	386810 397330
68	**BGS Boreholes** BGS Reference: Sj89ne399 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 107	A18SW (NW)	325	3	386860 397370
68	**BGS Boreholes** BGS Reference: Sj89ne393 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 104	A18SW (NW)	327	3	386830 397360
68	**BGS Boreholes** BGS Reference: Sj89ne426 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick 1	A18SW (NW)	332	3	386800 397350
69	**BGS Boreholes** BGS Reference: Sj89ne415 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 123	A13NE (N)	255	3	387060 397320
69	**BGS Boreholes** BGS Reference: Sj89ne431 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick 6	A13NE (N)	268	3	387080 397330

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
69	**BGS Boreholes** BGS Reference: Sj89ne414 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 122	A18SW (N)	273	3	387040 397340
69	**BGS Boreholes** BGS Reference: Sj89ne428 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick 3	A18SW (N)	282	3	387020 397350
69	**BGS Boreholes** BGS Reference: Sj89ne416 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 124	A18SE (N)	295	3	387060 397360
69	**BGS Boreholes** BGS Reference: Sj89ne1399 Drilled Length (m): Not Supplied Borehole Name: Former Ardwick East Goods Depot 24	A18SW (N)	303	3	387040 397370
69	**BGS Boreholes** BGS Reference: Sj89ne418 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 126	A18SE (N)	308	3	387090 397370
70	**BGS Boreholes** BGS Reference: Sj89ne430 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick 5	A13NW (N)	260	3	386920 397320
70	**BGS Boreholes** BGS Reference: Sj89ne427 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick 2	A18SW (N)	303	3	386900 397360
71	**BGS Boreholes** BGS Reference: Sj89ne522 Drilled Length (m): 11.8 Borehole Name: Manchester Aluminium Plant 1	A13NE (NE)	262	3	387170 397310
72	**BGS Boreholes** BGS Reference: Sj89ne422 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 130	A13NE (N)	274	3	387140 397330
72	**BGS Boreholes** BGS Reference: Sj89ne419 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 127	A18SE (N)	279	3	387110 397340
72	**BGS Boreholes** BGS Reference: Sj89ne1400 Drilled Length (m): Not Supplied Borehole Name: Former Ardwick East Goods Depot 25	A18SE (N)	293	3	387140 397350
72	**BGS Boreholes** BGS Reference: Sj89ne421 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 129	A18SE (N)	311	3	387130 397370
72	**BGS Boreholes** BGS Reference: Sj89ne429 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick 4	A18SE (N)	313	3	387140 397370
73	**BGS Boreholes** BGS Reference: Sj89ne549 Drilled Length (m): 2.7 Borehole Name: Ardwick East Pottery Lane Tp4	A18SE (N)	278	3	387090 397340
74	**BGS Boreholes** BGS Reference: Sj89ne547 Drilled Length (m): 2.5 Borehole Name: Ardwick East Pottery Lane Tp2	A18SW (N)	281	3	387010 397350
74	**BGS Boreholes** BGS Reference: Sj89ne548 Drilled Length (m): 2.8 Borehole Name: Ardwick East Pottery Lane Tp3	A18SE (N)	284	3	387050 397350

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
74	**BGS Boreholes** BGS Reference: Sj89ne542 Drilled Length (m): 6 Borehole Name: Ardwick East Pottery Lane 9	A18SW (N)	302	3	387030 397370
74	**BGS Boreholes** BGS Reference: Sj89ne570 Drilled Length (m): 2.8 Borehole Name: Ardwick East Pottery Lane Tp26	A18SE (N)	314	3	387050 397380
74	**BGS Boreholes** BGS Reference: Sj89ne572 Drilled Length (m): 2.8 Borehole Name: Ardwick East Pottery Lane Tp28	A18SE (N)	318	3	387100 397380
74	**BGS Boreholes** BGS Reference: Sj89ne568 Drilled Length (m): 2.9 Borehole Name: Ardwick East Pottery Lane Tp24	A18SE (N)	337	3	387080 397400
75	**BGS Boreholes** BGS Reference: Sj89ne546 Drilled Length (m): 2.8 Borehole Name: Ardwick East Pottery Lane Tp1	A18SW (N)	282	3	386980 397350
75	**BGS Boreholes** BGS Reference: Sj89ne536 Drilled Length (m): 6 Borehole Name: Ardwick East Pottery Lane 3	A18SW (N)	304	3	386960 397370
75	**BGS Boreholes** BGS Reference: Sj89ne537 Drilled Length (m): 6 Borehole Name: Ardwick East Pottery Lane 4	A18SW (N)	333	3	386970 397400
75	**BGS Boreholes** BGS Reference: Sj89ne571 Drilled Length (m): 3 Borehole Name: Ardwick East Pottery Lane Tp27	A18SW (N)	344	3	386960 397410
76	**BGS Boreholes** BGS Reference: Sj89ne279 Drilled Length (m): 6.1 Borehole Name: Thomas St Manchester 9	A13SW (SW)	288	3	386750 396810
76	**BGS Boreholes** BGS Reference: Sj89ne281 Drilled Length (m): 3.05 Borehole Name: Thomas St Manchester 11	A13SW (SW)	310	3	386730 396800
77	**BGS Boreholes** BGS Reference: Sj89ne523 Drilled Length (m): 10 Borehole Name: Manchester Aluminium Plant 2	A18SE (N)	305	3	387150 397360
77	**BGS Boreholes** BGS Reference: Sj89ne530 Drilled Length (m): 2.8 Borehole Name: Manchester Aluminium Plant Tp5	A18SE (N)	308	3	387160 397360
77	**BGS Boreholes** BGS Reference: Sj89ne531 Drilled Length (m): .9 Borehole Name: Manchester Aluminium Plant Tp6	A18SE (N)	327	3	387160 397380
77	**BGS Boreholes** BGS Reference: Sj89ne525 Drilled Length (m): 9.6 Borehole Name: Manchester Aluminium Plant 4	A18SE (N)	339	3	387170 397390
77	**BGS Boreholes** BGS Reference: Sj89ne558 Drilled Length (m): 2.9 Borehole Name: Ardwick East Pottery Lane Tp14	A18SE (N)	349	3	387170 397400
77	**BGS Boreholes** BGS Reference: Sj89ne557 Drilled Length (m): 2.8 Borehole Name: Ardwick East Pottery Lane Tp13	A18SE (N)	354	3	387150 397410

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
77	**BGS Boreholes** BGS Reference: Sj89ne540 Drilled Length (m): 6 Borehole Name: Ardwick East Pottery Lane 7	A18SE (N)	378	3	387170 397430
77	**BGS Boreholes** BGS Reference: Sj89ne573 Drilled Length (m): 2.8 Borehole Name: Ardwick East Pottery Lane Tp29	A18SE (N)	378	3	387170 397430
78	**BGS Boreholes** BGS Reference: Sj89ne1907 Drilled Length (m): Not Supplied Borehole Name: Icl West Gorton Manchester 3	A12SE (W)	306	3	386680 396970
78	**BGS Boreholes** BGS Reference: Sj89ne1908 Drilled Length (m): Not Supplied Borehole Name: Icl West Gorton Manchester 4	A12SE (W)	308	3	386670 397000
79	**BGS Boreholes** BGS Reference: Sj89ne524 Drilled Length (m): 10.1 Borehole Name: Manchester Aluminium Plant 3	A18SE (N)	313	3	387180 397360
80	**BGS Boreholes** BGS Reference: Sj89ne569 Drilled Length (m): 2.8 Borehole Name: Ardwick East Pottery Lane Tp25	A18SW (N)	321	3	387010 397390
80	**BGS Boreholes** BGS Reference: Sj89ne555 Drilled Length (m): 2.9 Borehole Name: Ardwick East Pottery Lane Tp11	A18SW (N)	341	3	387010 397410
80	**BGS Boreholes** BGS Reference: Sj89ne567 Drilled Length (m): 2.9 Borehole Name: Ardwick East Pottery Lane Tp23	A18SW (N)	343	3	387040 397410
80	**BGS Boreholes** BGS Reference: Sj89ne538 Drilled Length (m): 6 Borehole Name: Ardwick East Pottery Lane 5	A18SW (N)	362	3	387030 397430
80	**BGS Boreholes** BGS Reference: Sj89ne564 Drilled Length (m): 2.8 Borehole Name: Ardwick East Pottery Lane Tp20	A18SE (N)	375	3	387060 397440
80	**BGS Boreholes** BGS Reference: Sj89ne565 Drilled Length (m): 2.8 Borehole Name: Ardwick East Pottery Lane Tp21	A18SW (N)	381	3	387010 397450
81	**BGS Boreholes** BGS Reference: Sj89ne390 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 101/1	A18SW (NW)	335	3	386780 397340
81	**BGS Boreholes** BGS Reference: Sj89ne389 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 101	A18SW (NW)	349	3	386770 397350
81	**BGS Boreholes** BGS Reference: Sj89ne1393 Drilled Length (m): Not Supplied Borehole Name: Former Ardwick East Goods Depot 20	A18SW (NW)	349	3	386770 397350
81	**BGS Boreholes** BGS Reference: Sj89ne391 Drilled Length (m): Not Supplied Borehole Name: Npc Ardwick Tp 102	A18SW (NW)	355	3	386790 397370
82	**BGS Boreholes** BGS Reference: Sj89ne274 Drilled Length (m): 22.86 Borehole Name: Thomas St Manchester 4	A12SE (SW)	336	3	386690 396830

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
83	**BGS Boreholes** BGS Reference: Sj89ne273 Drilled Length (m): 8.84 Borehole Name: Thomas St Manchester 3	A12SE (SW)	350	3	386670 396850
83	**BGS Boreholes** BGS Reference: Sj89ne278 Drilled Length (m): 3.05 Borehole Name: Thomas St Manchester 8	A12SE (W)	355	3	386660 396870
83	**BGS Boreholes** BGS Reference: Sj89ne272 Drilled Length (m): 7.62 Borehole Name: Thomas St Manchester 2	A12SE (W)	397	3	386620 396860
84	**BGS Boreholes** BGS Reference: Sj89ne543 Drilled Length (m): 6.1 Borehole Name: Ardwick East Pottery Lane 10	A18SE (N)	360	3	387120 397420
84	**BGS Boreholes** BGS Reference: Sj89ne554 Drilled Length (m): 2.8 Borehole Name: Ardwick East Pottery Lane Tp10	A18SE (N)	360	3	387120 397420
84	**BGS Boreholes** BGS Reference: Sj89ne556 Drilled Length (m): 2.9 Borehole Name: Ardwick East Pottery Lane Tp12	A18SE (N)	379	3	387110 397440
84	**BGS Boreholes** BGS Reference: Sj89ne560 Drilled Length (m): 2.5 Borehole Name: Ardwick East Pottery Lane Tp16	A18SE (N)	400	3	387120 397460
85	**BGS Boreholes** BGS Reference: Sj89ne566 Drilled Length (m): 2.3 Borehole Name: Ardwick East Pottery Lane Tp22	A18SW (N)	373	3	386970 397440
86	**BGS Boreholes** BGS Reference: Sj89ne535 Drilled Length (m): 6 Borehole Name: Ardwick East Pottery Lane 2	A18SW (NW)	386	3	386820 397420
86	**BGS Boreholes** BGS Reference: Sj89ne534 Drilled Length (m): 6 Borehole Name: Ardwick East Pottery Lane 1	A18SW (NW)	403	3	386780 397420
87	**BGS Boreholes** BGS Reference: Sj89ne280 Drilled Length (m): 3.05 Borehole Name: Thomas St Manchester 10	A12SE (SW)	387	3	386640 396820
88	**BGS Boreholes** BGS Reference: Sj89ne1068 Drilled Length (m): Not Supplied Borehole Name: The U Interceptor Sewer Openshaw 6	A14NW (NE)	406	3	387420 397290
89	**BGS Boreholes** BGS Reference: Sj89ne545 Drilled Length (m): 6 Borehole Name: Ardwick East Pottery Lane 12	A18SE (N)	414	3	387060 397480
89	**BGS Boreholes** BGS Reference: Sj89ne561 Drilled Length (m): 2.9 Borehole Name: Ardwick East Pottery Lane Tp17	A18SE (N)	425	3	387070 397490
89	**BGS Boreholes** BGS Reference: Sj89ne562 Drilled Length (m): 2.8 Borehole Name: Ardwick East Pottery Lane Tp18	A18SW (N)	432	3	387020 397500
90	**BGS Boreholes** BGS Reference: Sj89ne271 Drilled Length (m): 26.52 Borehole Name: Thomas St Manchester 1	A12SE (W)	415	3	386600 396870

BGS Boreholes Detail

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
91	**BGS Boreholes** BGS Reference: Sj89ne559 Drilled Length (m): 2.2 Borehole Name: Ardwick East Pottery Lane Tp15	A18SE (N)	419	3	387180 397470
92	**BGS Boreholes** BGS Reference: Sj89ne563 Drilled Length (m): 3.2 Borehole Name: Ardwick East Pottery Lane Tp19	A18SW (N)	432	3	386980 397500
92	**BGS Boreholes** BGS Reference: Sj89ne539 Drilled Length (m): 6.7 Borehole Name: Ardwick East Pottery Lane 6	A18SW (N)	433	3	386960 397500
93	**BGS Boreholes** BGS Reference: Sj89ne1067 Drilled Length (m): Not Supplied Borehole Name: The U Interceptor Sewer Openshaw 5	A19SW (NE)	466	3	387450 397350
94	**BGS Boreholes** BGS Reference: Sj89ne2247 Drilled Length (m): Not Supplied Borehole Name: Beswick Housing Regeneration Tp J0/1	A18SW (N)	466	3	387019 397534
95	**BGS Boreholes** BGS Reference: Sj89ne2125 Drilled Length (m): Not Supplied Borehole Name: Beswick Housing Regeneration Wspj0/2	A18SE (N)	467	3	387089 397530
95	**BGS Boreholes** BGS Reference: Sj89ne2250 Drilled Length (m): Not Supplied Borehole Name: Beswick Housing Regeneration Tp J1/3	A18SE (N)	498	3	387068 397563
96	**BGS Boreholes** BGS Reference: Sj89ne2227 Drilled Length (m): Not Supplied Borehole Name: Beswick Housing Regeneration Tp I0/1	A18SW (N)	477	3	386964 397544
96	**BGS Boreholes** BGS Reference: Sj89ne2248 Drilled Length (m): Not Supplied Borehole Name: Beswick Housing Regeneration Tp J1/1	A18SW (N)	485	3	387010 397554
96	**BGS Boreholes** BGS Reference: Sj89ne2096 Drilled Length (m): Not Supplied Borehole Name: Beswick Housing Regeneration Hi1/5	A18SW (N)	491	3	386962 397558
97	**BGS Boreholes** BGS Reference: Sj89ne43 Drilled Length (m): 33.53 Borehole Name: Armstrong Whitworth & Co.	A14NW (NE)	494	3	387534 397265
98	**BGS Boreholes** BGS Reference: Sj89ne2228 Drilled Length (m): Not Supplied Borehole Name: Beswick Housing Regeneration Tp I1/1	A18SW (N)	495	3	386911 397557

Data Currency and Contact Details

BGS Boreholes	Version	Update Cycle
BGS Boreholes British Geological Survey - National Geoscience Information Service	April 2011	Quarterly

Contact Details	Contact Logo
3 **British Geological Survey - Enquiry Service** British Geological Survey, Kingsley Dunham Centre, Keyworth, Nottingham, Nottinghamshire, NG12 5GG Telephone: 0115 936 3143 Fax: 0115 936 3276 Email: enquiries@bgs.ac.uk Website: www.bgs.ac.uk	British Geological Survey NATURAL ENVIRONMENT RESEARCH COUNCIL
- **Landmark Information Group Limited** The Smith Centre, Henley On Thames, Oxfordshire, RG9 6AB Telephone: 0844 844 9952 Fax: 0844 844 9951 Email: customerservices@landmarkinfo.co.uk Website: www.landmarkinfo.co.uk	LANDMARK® Information Group

49 1948 No. 77 Drawn up.

(621) Wt. 5990—S.33 2000 6/22 Gp. 147 M.R.Co.Ltd.

SECTION OF Borehole at Brooks & Doxey Thomas St, West Gorton

SJ89NE 127

Maps: One-inch 85 Six-inch 1/2500 County Lancashire

Height above O.D. Ca +170' Latitude Longitude

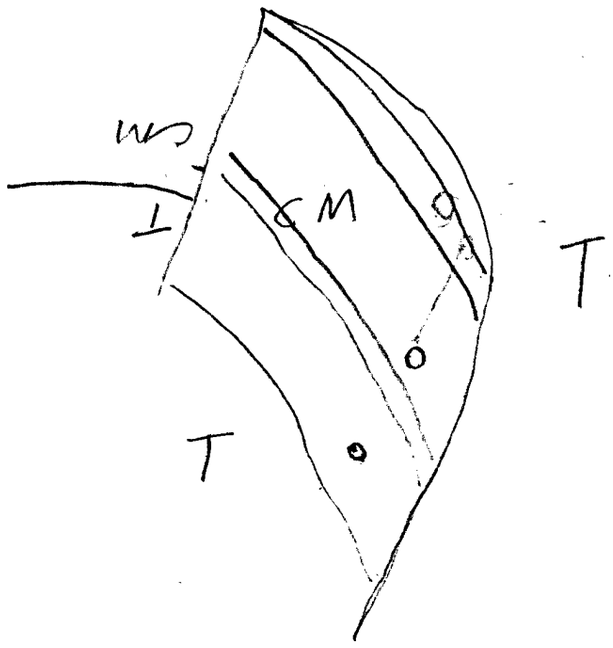
Communicated by Date of sinking

Made by Dip of Strata

S/1045 C77 M/c 96

	Thickness.	Depth from Surface. Metres.	
Earth		1·83	6 —
Grey clay		10·97	36 —
Grey shale		23·17	76 —
Red shale		24·99	82 —
Black shale		28·65	94 —
Grey shale		34·75	114 —
Limestone		39·32	129 —
Fireclay		41·15	135 —
Limestone		41·76	137 —
Fireclay		42·67	140 —
Limestone		42·98	141 —
Fireclay		44·50	146 —
Limestone		45·11	148 —
Fireclay		46·03	151 —
Not entered — Probably sandstone		61·27	201

At this point large vols. of gas burned thro mont.



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[SJ89NE BJ 127 .]

SJ 89 NE 271

HOLST & CO. LTD.

8660 9687

SITE INVESTIGATION DEPT.

5-7 NEW YORK ROAD

LEEDS 2

Contract No. 17813/B.516.

Location Thomas Street, Manchester.

Client Manchester City Architect.

Borehole No. 1

Ground Level 161.68 A.O.D

Date 24th January, 1966

BOREHOLE LOG

STRATA	Legend	Depth below Ground Level	Thickness of Strata	Type of Sample	c. lb./sq. ft.	Ø deg.	m.c. %	γ lb./cu. ft.	N
Made Ground - Brick & Ash.		4'6"	4'6"						
Soft Grey Silty Clay.		5'6"	1'0"	5'0"					
Stiff Brown Clay.		7'6"	2'0"	▯	3030		18	133	
Very stiff sandy boulder clay with sand pockets.		13'0"	5'6"	10'0" ▯ 15'0"	13250		9	142	
Very Stiff Brown Boulder Clay.		18'0"	5'0"	▯ 20'0"	12800		10	140	
Very Dense Red Sand.		36'6"	18'6"	I 25'0" I 30'0" I 35'0" I					130 140 190 230
Hard Red Sandy Calcareous Mudstone.		41'6"	5'0"	40'0" I					260
Fine Grained Grey Sandstone slightly calcareous.		49'0"	7'6"						
Dark Red Silty Calcareous Mudstone.		56'0"	7'0"						
Pinkish Very Muddy Limstone.		58'6"	2'6"						
Dark Red - Grey Silty calcareous mudstone.		60'6"	2'0"						
Pinkish Grey Muddy Limestone.		64'0"	3'6"						
Dark Red - Grey Silty Calcareous Mudstone.		66'0"	2'0"						
Grey Muddy Limestone.		71'0"	5'0"						
Reddish Grey Silty Calcareous Mudstone.		81'6"	10'6"						
Grey Muddy Limestone.		87'0"	5'6"						

Water struck No Water Between G.L. & 41'6" Final Standing Level

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[SJ89NE BJ 271 .]

SJ89NE 274

HOLST & CO. LTD.

8669 9683

SITE INVESTIGATION DEPT.

5-7 NEW YORK ROAD

LEEDS 2

Contract No. 17813/B.516.

Location Thomas Street, Mandhester.

Client Manchester City Architect.

Borehole No. 4

Ground Level 167.17 A.O.D.

Date 24th January, 1966

BOREHOLE LOG

STRATA	Legend	Depth below Ground Level	Thickness of Strata	Type of Sample	c. lb./sq. ft.	Ø deg.	m.c. %	γ lb./cu. ft.	N
Made Ground.		2'6"	2'6"						
Moist Red Sand with Bands of Clay.		7'6"	5'0"	5'0"					6
Very Stiff Sandy Boulder Clay with Sand Pockets.		14'0"	6'6"	10'0"	12700		7	140	
Very Stiff Boulder Clay.		27'0"	13'0"	15'0"	8600		9	141	
Red Mudstone.		28'0"	1'0"						
Fairly Muddy Grey Limestone.		33'0"	5'0"						
Pinkish Grey Silty Calcareous Mudstone.		43'6"	10'6"						
Grey Muddy Limestone.		47'0"	3'6"	3'6"					
Pink and Grey Very Calcareous Silty Mudstone.		49'0"	2'0"						
Grey Muddy Limestone		53'0"	4'0"						
Pink and Grey Calcareous Silty Mudstone.		56'0"	3'0"						
Grey Muddy Limestone.		60'0"	4'0"						
Pink and Grey Calcareous Silty Mudstone.		75'0"	15'0"						

Water struck ... Final Standing Level

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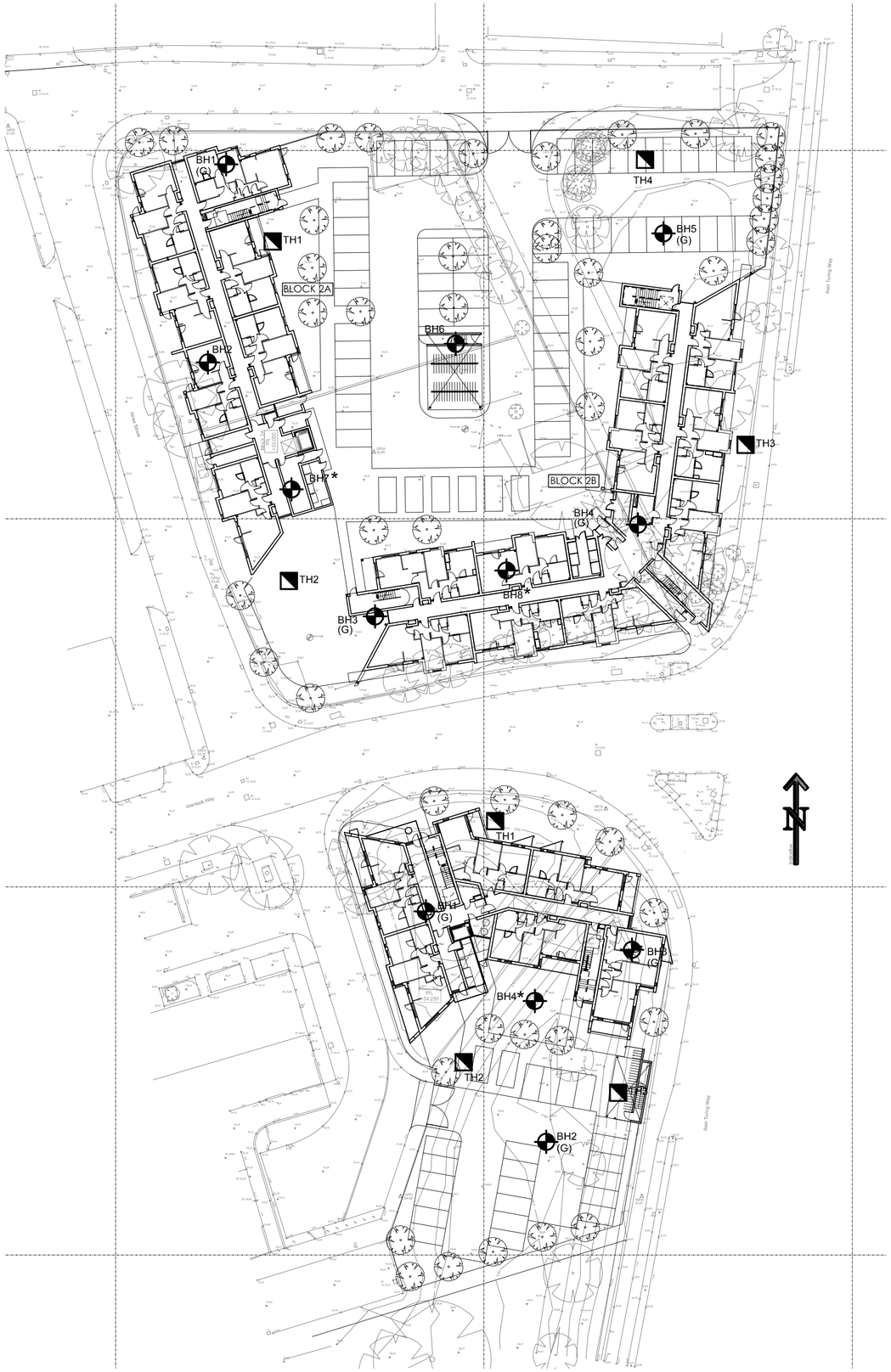
[SJ89NE BJ 274 .]



NOTES -

1.0 GENERAL

1.1 THIS DRAWING TO BE READ IN CONJUNCTION WITH ALL RELEVANT ARCHITECT'S, ENGINEER'S AND SPECIALIST DRAWINGS & SPECIFICATIONS.

1.2 WORK TO BE CARRIED OUT IN ACCORDANCE WITH CURRENT GOOD PRACTICE, BUILDING REGULATIONS AND SUBSEQUENT AMENDMENTS, THE PROJECT SPECIFICATION, RELEVANT BRITISH STANDARDS AND CODES OF PRACTICE. MATERIALS AND COMPONENTS TO BE SUITABLE FOR THEIR INTENDED USE.

1.3 FOR SETTING OUT REFER TO ARCHITECTS DRAWINGS.

KEY TO S.I.	
BH1	PROPOSED BOREHOLES
BH2 (G)	BOREHOLE TO BE CONVERTED TO GAS WELL
TH1	PROPOSED EXTERNAL TRIAL HOLE
BH1 *	ADDITIONAL BOREHOLES

REV.	DATE	DRN.	DESCRIPTION

PURPOSE OF ISSUE
PRELIMINARY

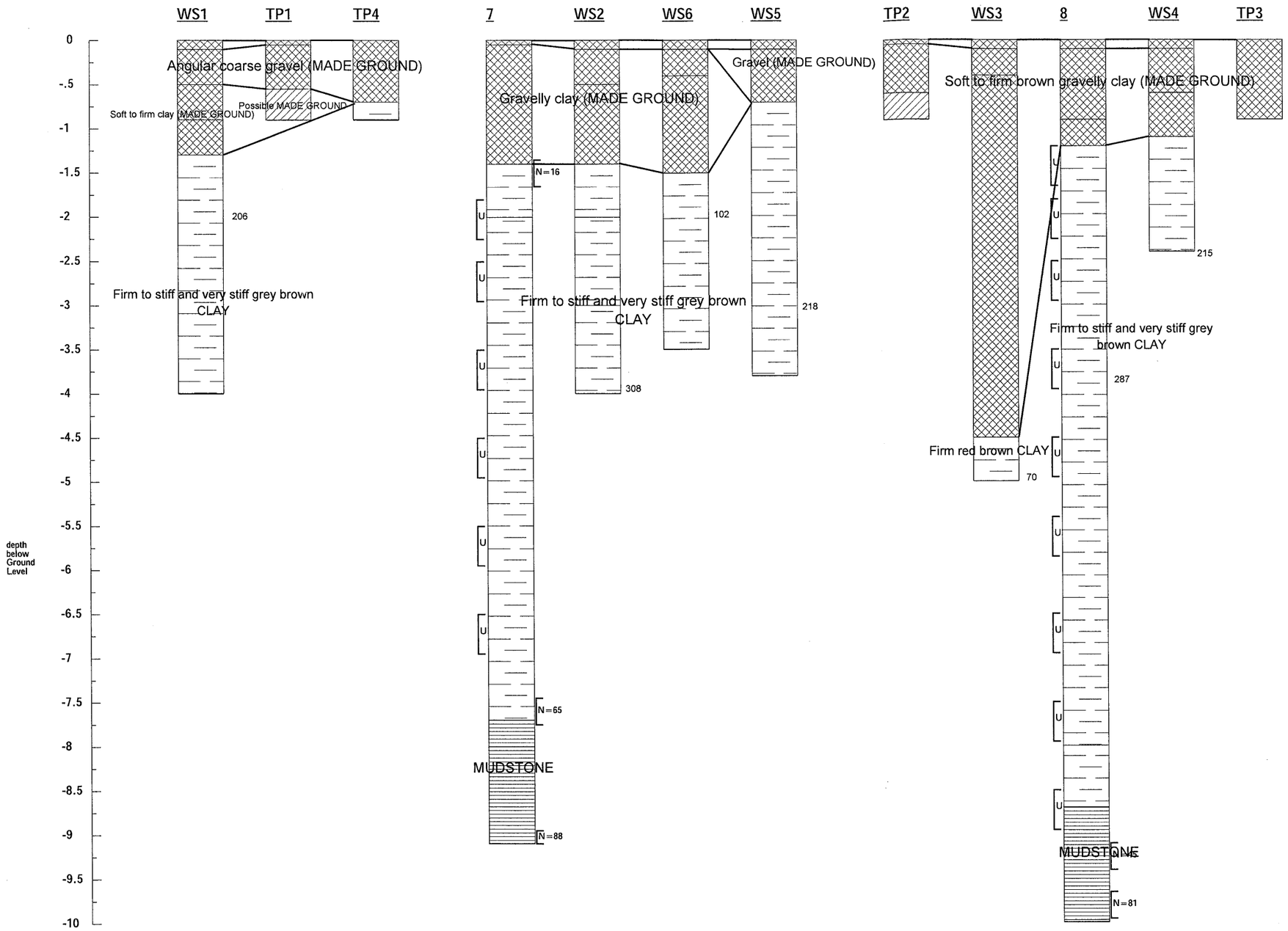
CLIENT
MANCHESTER CITY COUNCIL

PROJECT
PLOTS 2 & 2.1
WENLOCK WAY
WEST GORTON, MANCHESTER

TITLE
SITE INVESTIGATION PLAN

DRAWING No.	REVISION		
C15163/201	~		
DRAWN	CHECKED	SCALE	DATE
TW	GL	1:500	MAY 2010

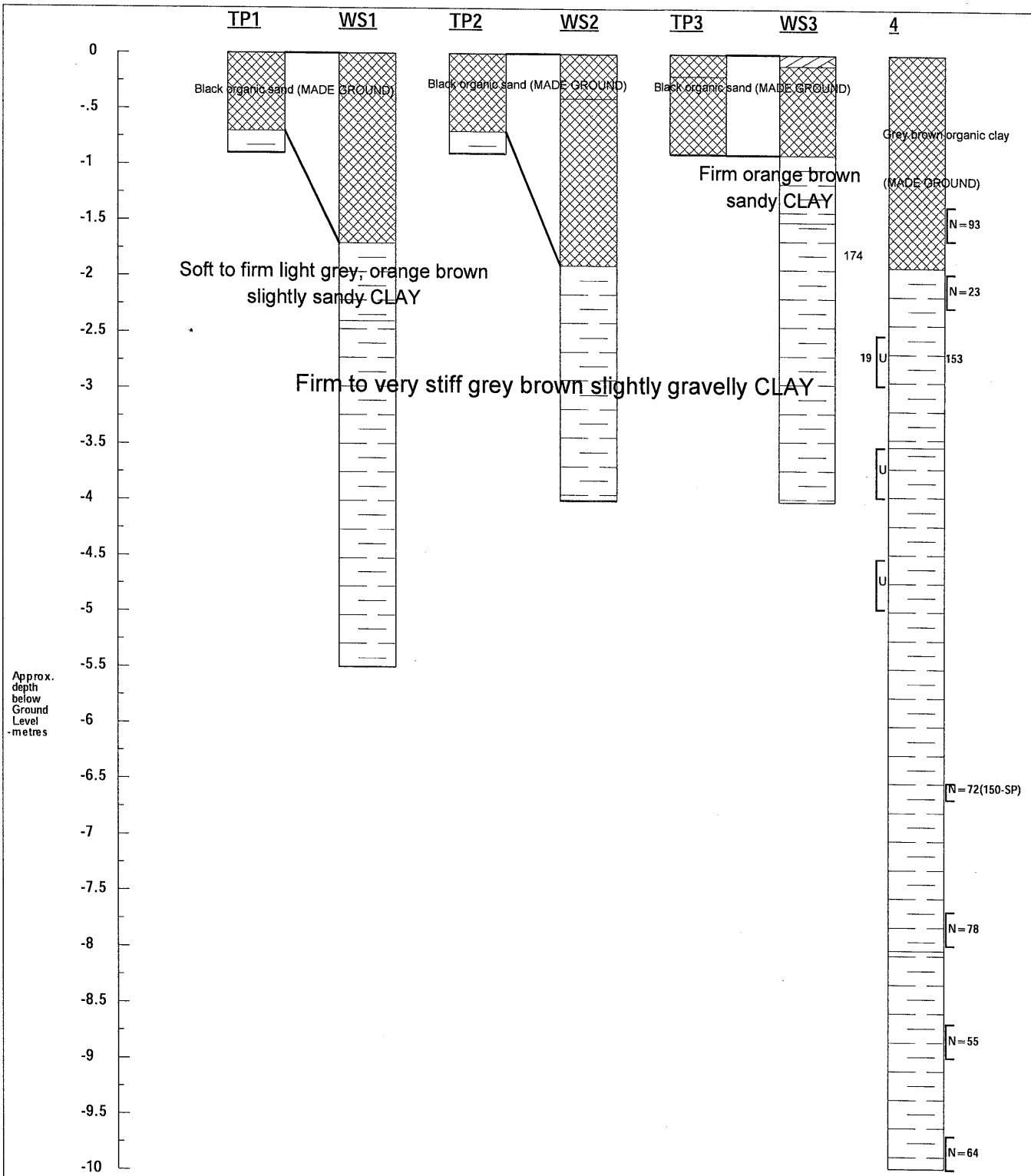
atkinson peck
Watson House, 45 Waterloo Road, Stockport, Cheshire, SK1 3BJ
telephone: +44 (0)161 480 2833, facsimile: +44 (0)161 477 3939
email: apce@atkinsonpeck.co.uk, web: www.atkinsonpeck.co.uk
ace consultancy engineering business environment



Scale 1:50 V

2010/31B

Fig. 1



Scale 1:50 V

Soil Sections through boreholes.	No Horizontal Scale	2010/31A Page 1 of 1	Fig 1



NOTES -

1.0 GENERAL

1.1 THIS DRAWING TO BE READ IN CONJUNCTION WITH ALL RELEVANT ARCHITECT'S, ENGINEER'S AND SPECIALIST DRAWINGS & SPECIFICATIONS.

1.2 WORK TO BE CARRIED OUT IN ACCORDANCE WITH CURRENT GOOD PRACTICE, BUILDING REGULATIONS AND SUBSEQUENT AMENDMENTS, THE PROJECT SPECIFICATION, RELEVANT BRITISH STANDARDS AND CODES OF PRACTICE. MATERIALS AND COMPONENTS TO BE SUITABLE FOR THEIR INTENDED USE.

1.3 FOR SETTING OUT REFER TO ARCHITECTS DRAWINGS.

KEY TO S.I.	
BH1	PROPOSED BOREHOLES
BH2 (G)	BOREHOLE TO BE CONVERTED TO GAS WELL
TH1	PROPOSED EXTERNAL TRIAL HOLE
BH1 *	ADDITIONAL BOREHOLES

REV.	DATE	DRN.	DESCRIPTION
A	14-10-10	TW	FINISHED FLOOR LEVELS AMENDED

PURPOSE OF ISSUE
PRELIMINARY

CLIENT
MANCHESTER CITY COUNCIL

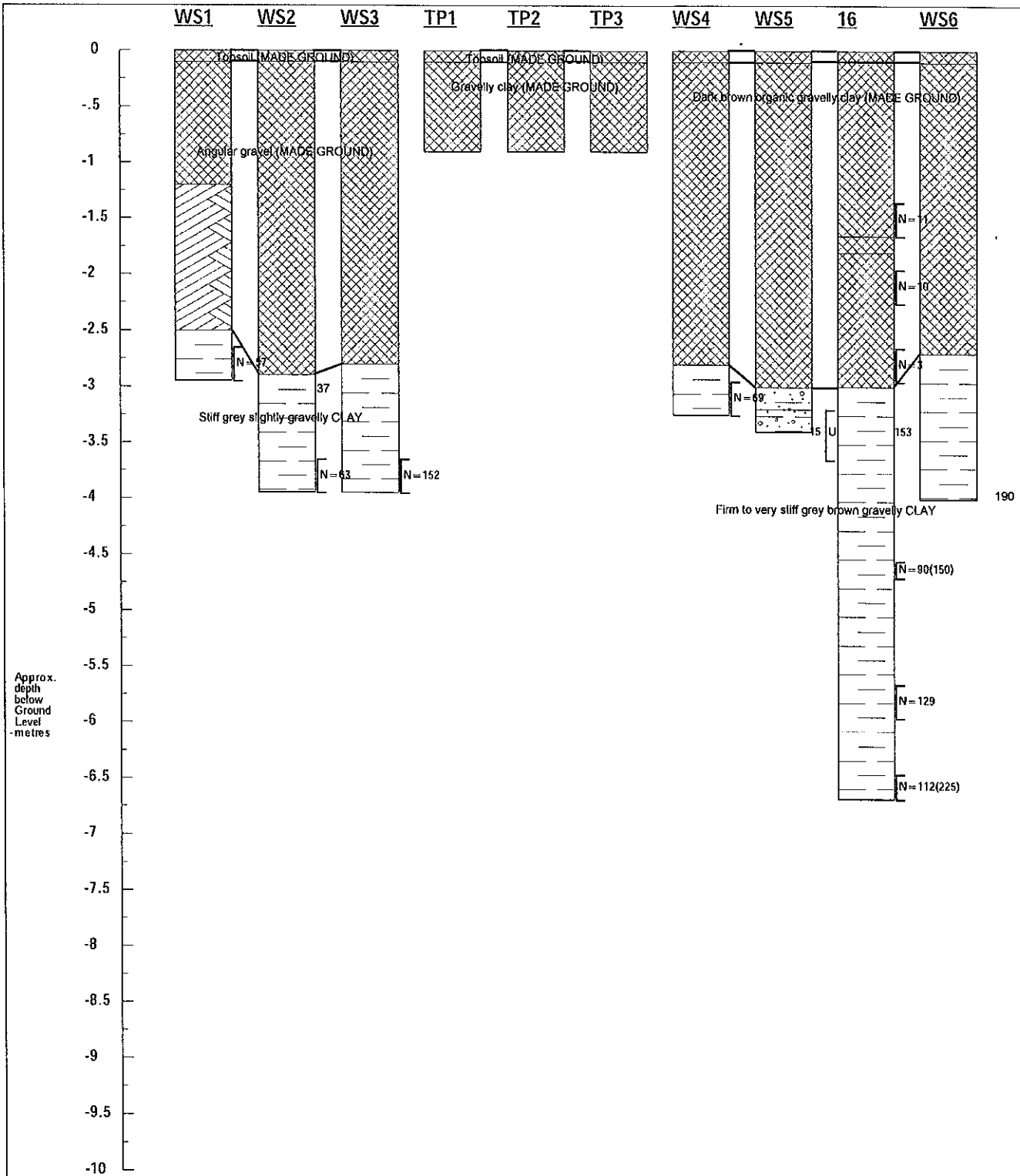
PROJECT
PLOT 5
CLOWES STREET
WEST GORTON, MANCHESTER

TITLE
SITE INVESTIGATION PLAN

DRAWING No.	REVISION
C15163/501	A

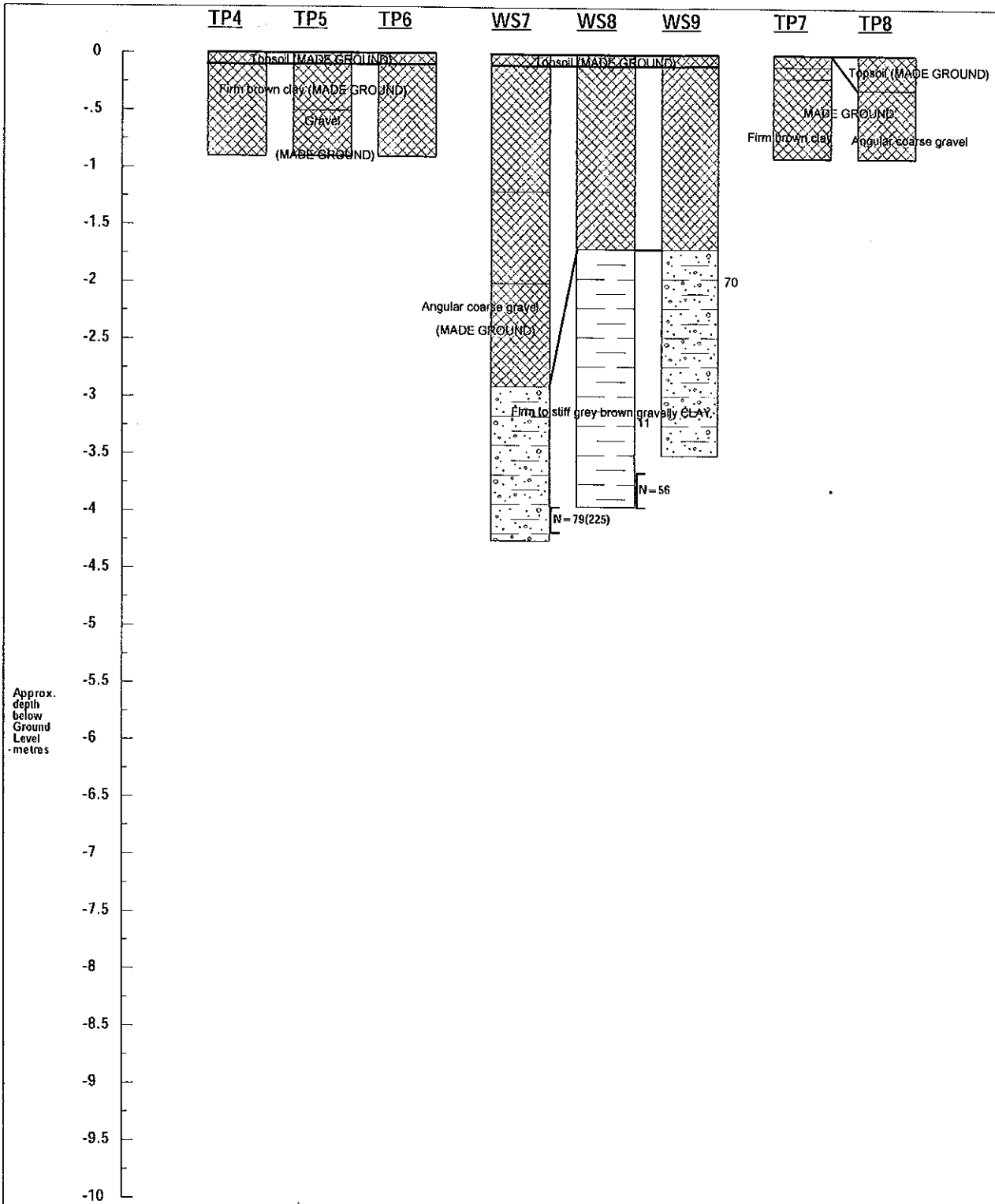
DRAWN	CHECKED	SCALE	DATE
TW	GL	1:500	MAY 2010

atkinson peck
Watson House, 45 Waterloo Road, Stockport, Cheshire, SK1 3BJ
telephone: +44 (0)161 480 2833, facsimile: +44 (0)161 477 3939
email: apce@atkinsonpeck.co.uk, web: www.atkinsonpeck.co.uk
ace consultancy engineering business environment



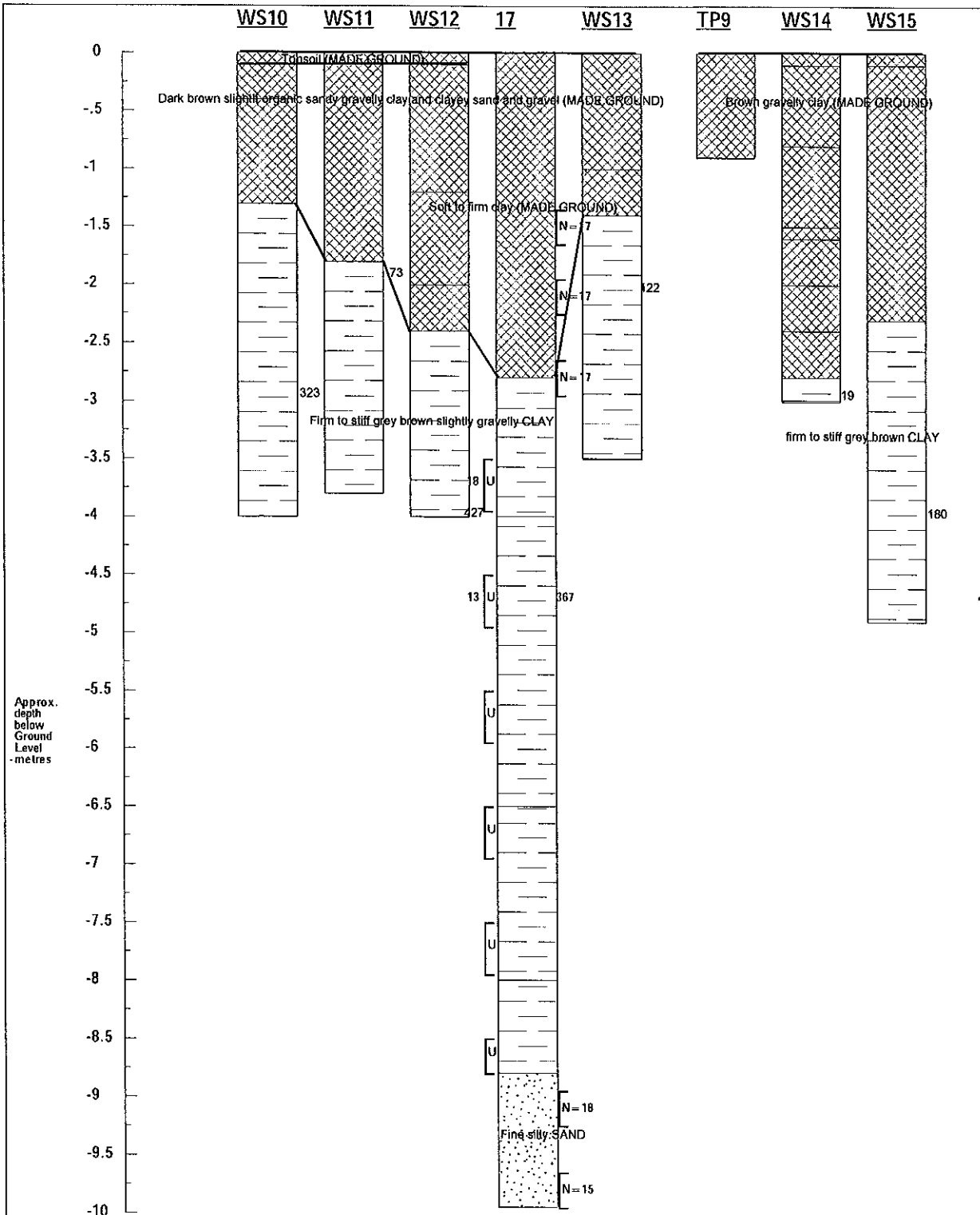
Scale 1:50 V

Soil Sections through boreholes.	No Horizontal Scale	2010/31D Page 1 of 3	Fig 1



Scale 1:50 V

Soil Sections through boreholes.	No Horizontal Scale	2010/31D Page 2 of 3	Fig



Scale 1:50 V

Soil Sections through boreholes.	No Horizontal Scale	2010/31D Page 3 of 3	Fig



NOTES -

1.0 GENERAL

1.1 THIS DRAWING TO BE READ IN CONJUNCTION WITH ALL RELEVANT ARCHITECT'S, ENGINEER'S AND SPECIALIST DRAWINGS & SPECIFICATIONS.

1.2 WORK TO BE CARRIED OUT IN ACCORDANCE WITH CURRENT GOOD PRACTICE, BUILDING REGULATIONS AND SUBSEQUENT AMENDMENTS, THE PROJECT SPECIFICATION, RELEVANT BRITISH STANDARDS AND CODES OF PRACTICE. MATERIALS AND COMPONENTS TO BE SUITABLE FOR THEIR INTENDED USE.

1.3 FOR SETTING OUT REFER TO ARCHITECTS DRAWINGS.

KEY TO S.I.	
BH1	PROPOSED BOREHOLES
BH2 (G)	BOREHOLE TO BE CONVERTED TO GAS WELL
TH1	PROPOSED EXTERNAL TRIAL HOLE
BH1 *	ADDITIONAL BOREHOLES

REV.	DATE	DRN.	DESCRIPTION
A	15/10/10	TW	FINISHED FLOOR LEVELS AMENDED

PURPOSE OF ISSUE: PRELIMINARY

CLIENT: MANCHESTER CITY COUNCIL

PROJECT: PLOT 8
ROSTRON / REABROOK AVENUE
WEST GORTON, MANCHESTER

TITLE: SITE INVESTIGATION PLAN

DRAWING No.	REVISION		
C15163/801	A		
DRAWN	CHECKED	SCALE	DATE
TW	GL	1:500	MAY 2010

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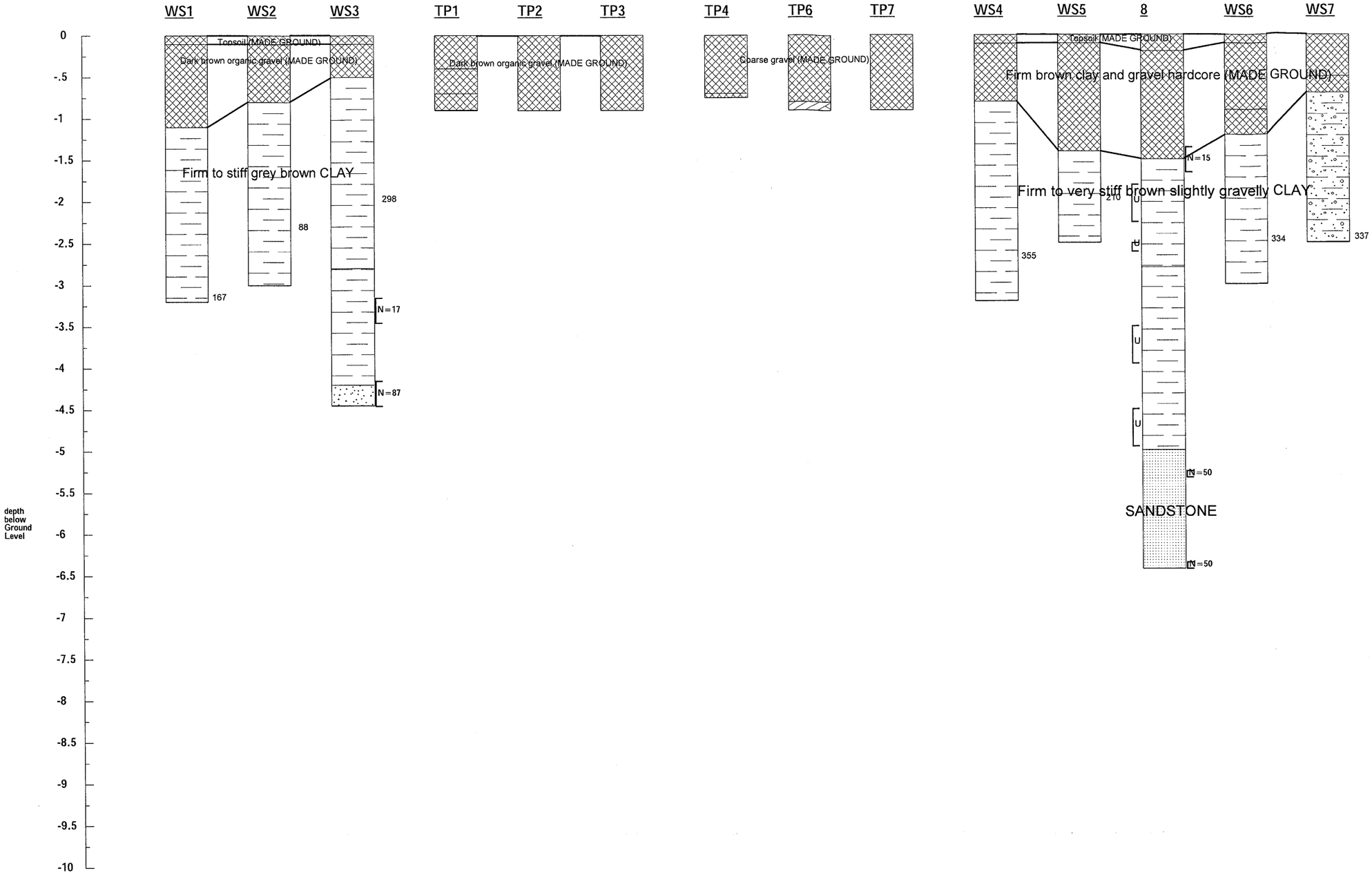

Scale 1:50 V

2010/31C

Fig 1



NOTES -

1.0 GENERAL

1.1 THIS DRAWING TO BE READ IN CONJUNCTION WITH ALL RELEVANT ARCHITECT'S, ENGINEER'S AND SPECIALIST DRAWINGS & SPECIFICATIONS.

1.2 WORK TO BE CARRIED OUT IN ACCORDANCE WITH CURRENT GOOD PRACTICE, BUILDING REGULATIONS AND SUBSEQUENT AMENDMENTS, THE PROJECT SPECIFICATION, RELEVANT BRITISH STANDARDS AND CODES OF PRACTICE. MATERIALS AND COMPONENTS TO BE SUITABLE FOR THEIR INTENDED USE.

1.3 FOR SETTING OUT REFER TO ARCHITECTS DRAWINGS.

KEY TO S.I.	
WS3	PROPOSED BOREHOLES
WS2 (G)	CONVERTED TO GAS WELL
TH5	PROPOSED EXTERNAL TRIAL HOLE

8 No OF THE BOREHOLES TO BE INSTALLED AS GAS MONITORING WELLS
3 No OF THE BOREHOLES TO BE USED FOR PERMEABILITY TESTING

REV.	DATE	DRN.	DESCRIPTION
B	05/04/11	TW	REVISED TO SUIT ARCHITECTS LATEST DRAWING.
A	07/10/10	TW	BOREHOLES 7A AND 16A ADDED.

PURPOSE OF ISSUE
PRELIMINARY

CLIENT
GUINNESS NORTHERN COUNTIES

PROJECT
PLOT 7.2/CARISBROOKE
WEST GORTON
MANCHESTER

TITLE
SITE INVESTIGATION PLAN

DRAWING No.	REVISION		
C15301/701	B		
DRAWN	CHECKED	SCALE	DATE
TW	GL	1:500	AUGUST 2010

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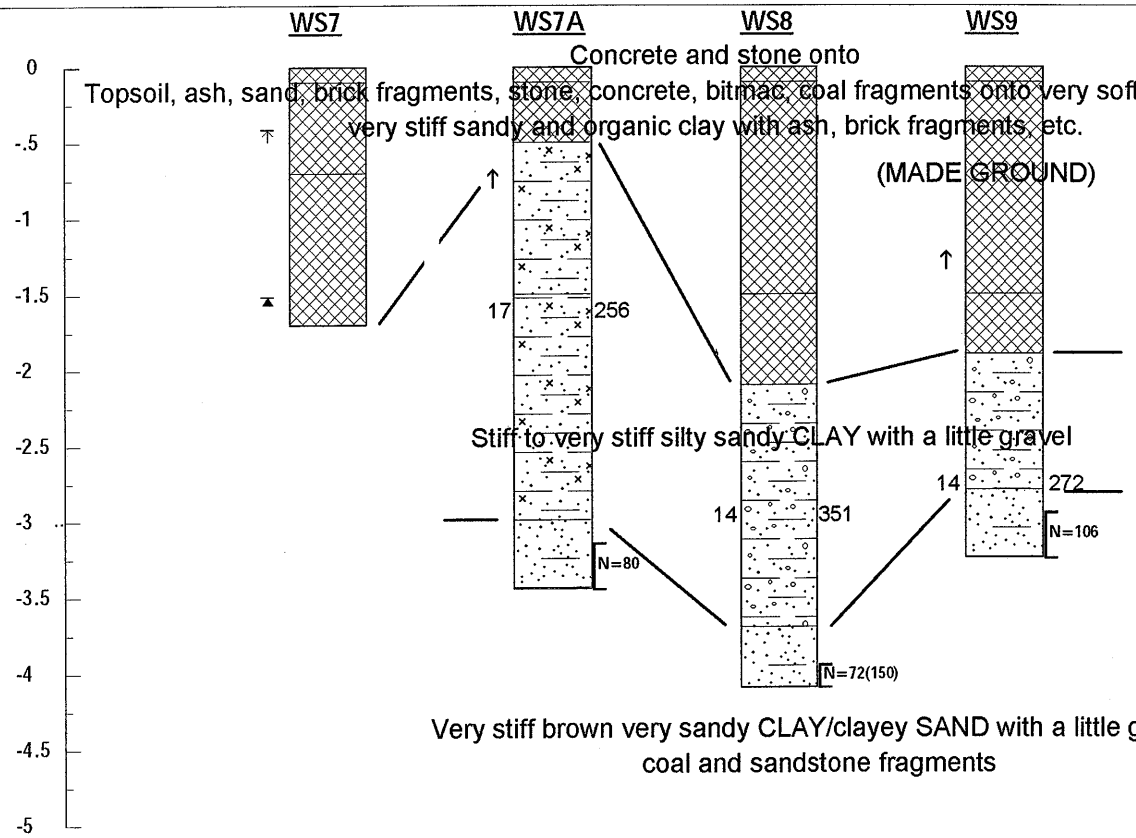
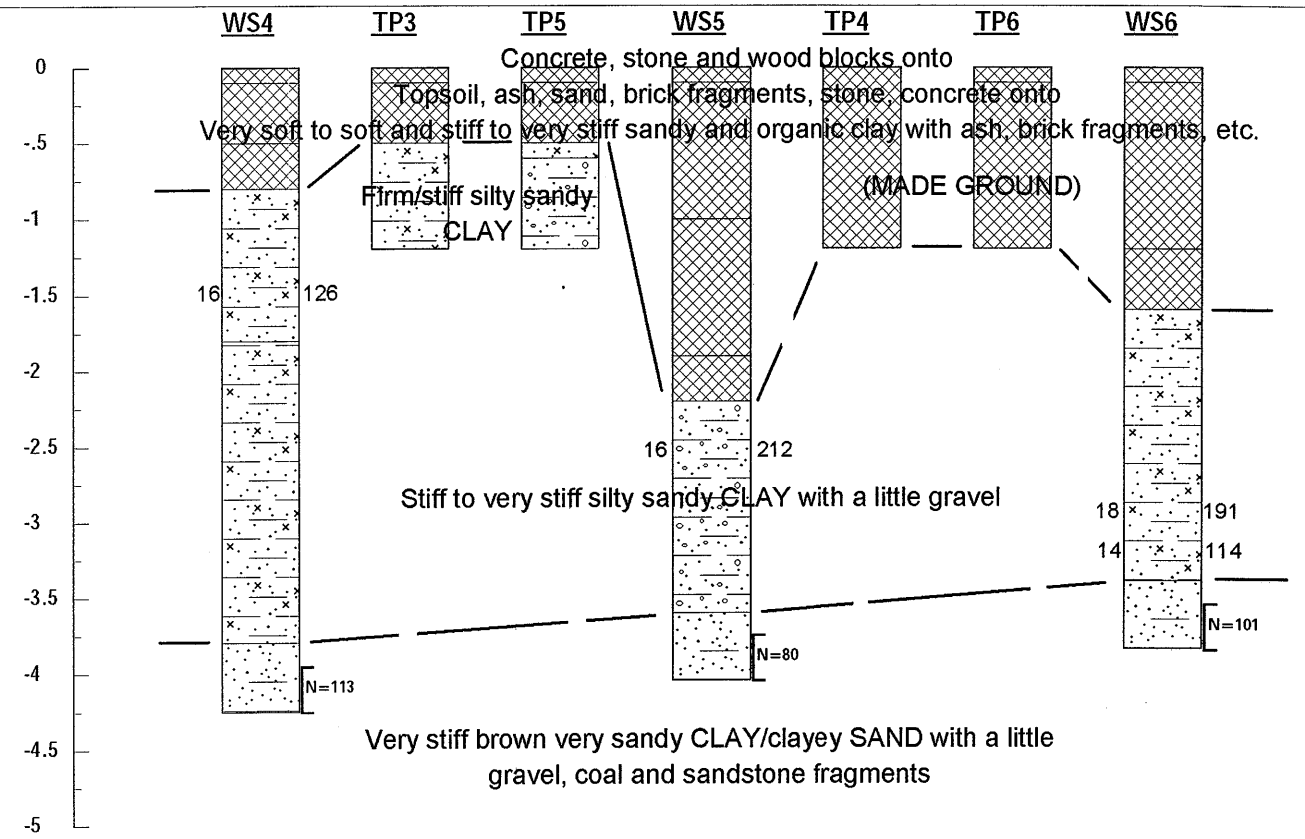
Plot 7.2 (Keepmoat)



Scale 1:50 V

Soil Sections through boreholes.	No Horizontal Scale	2010/66 Page 1 of 1	Fig 1c

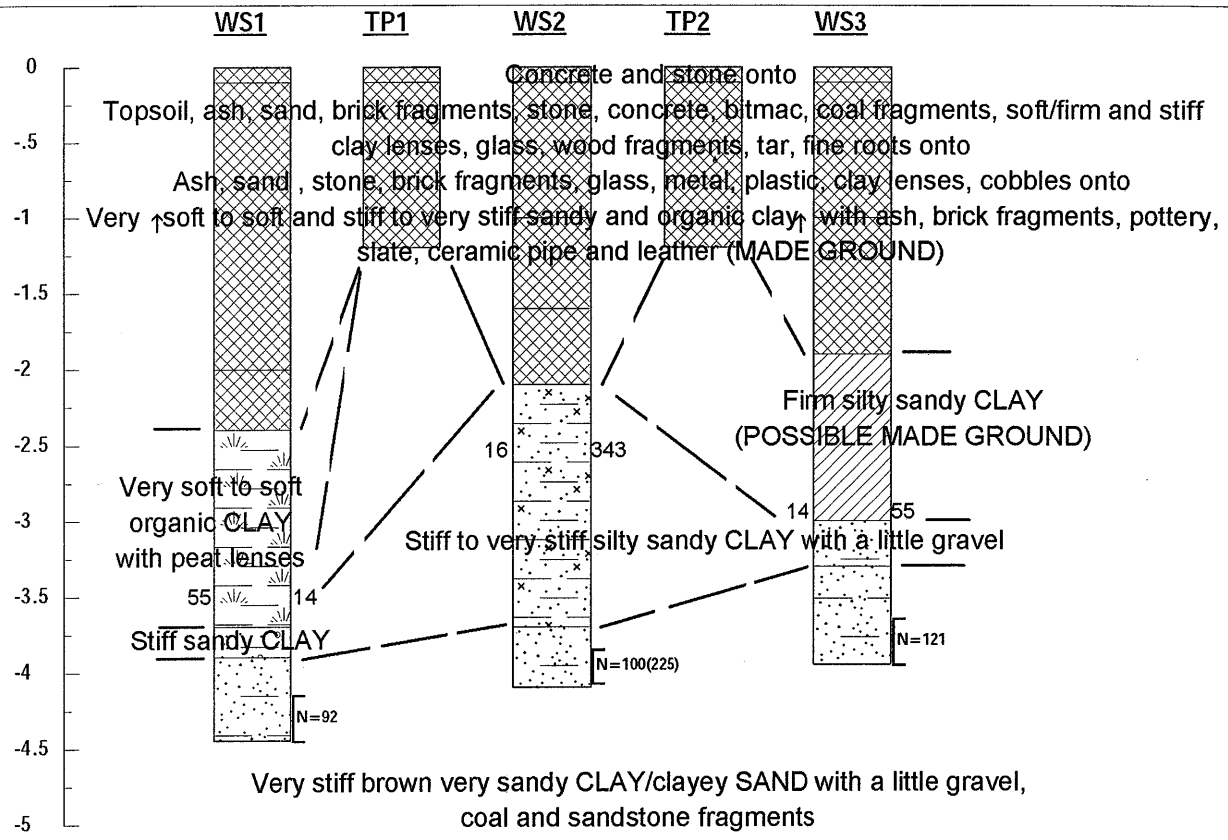
Plot 7.2 (Keepmoat)



Scale 1:50 V

Soil Sections through boreholes.	No Horizontal Scale	2010/66 Page 1 of 1	Fig 1b

Plot 7.2 (Keepmoat)

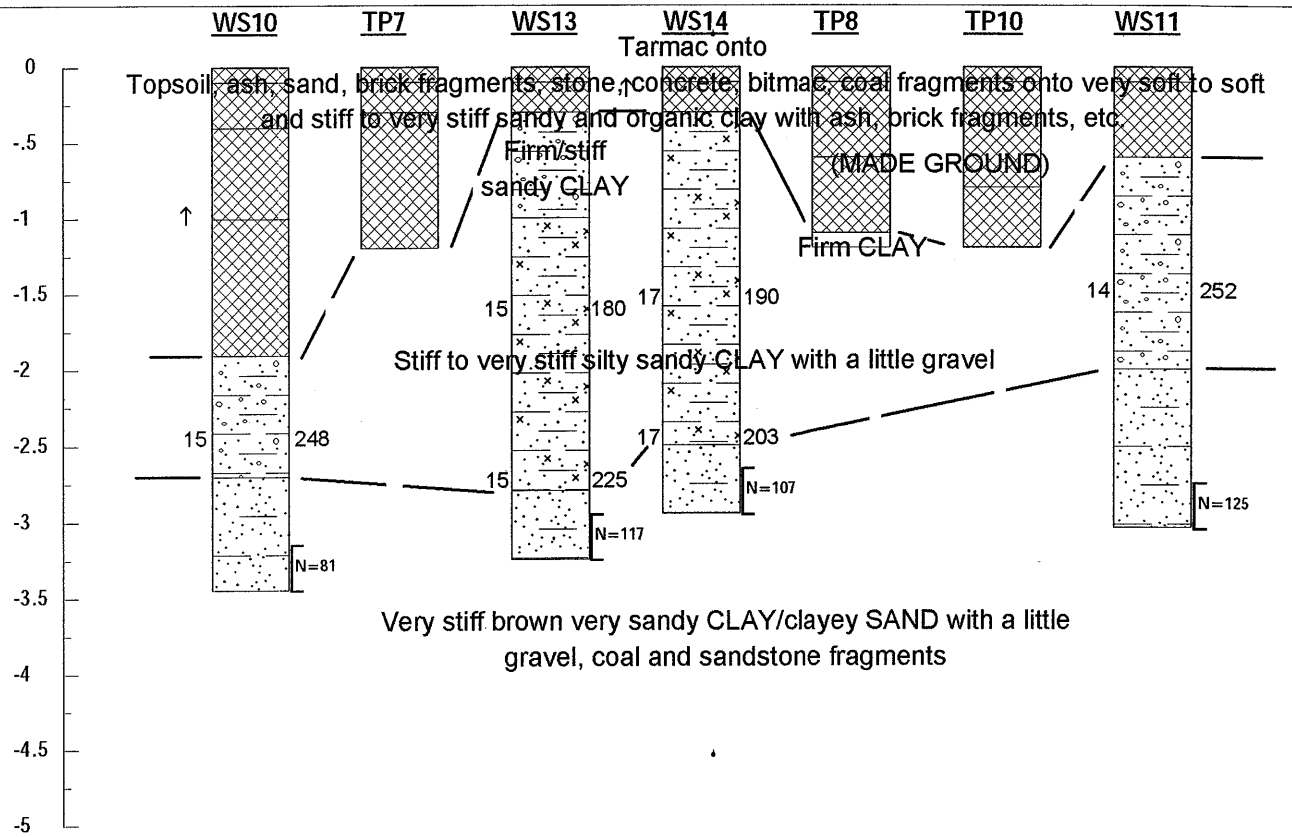


Approx. depth below Ground Level -metres

Scale 1:50 V

Soil Sections through boreholes.	No Horizontal Scale	2010/66 Page 1 of 1	Fig 1a

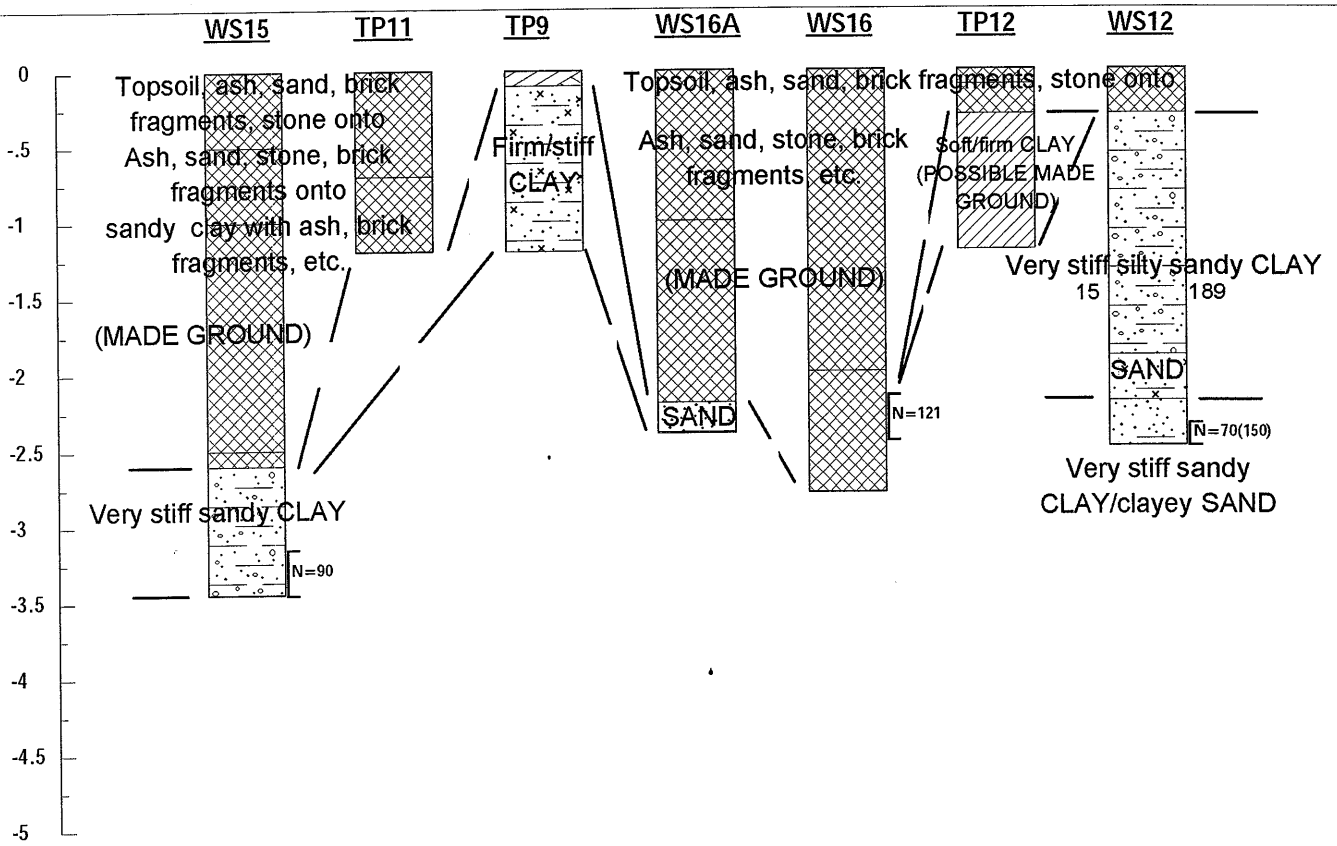
'Carisbrooke' Plot



Scale 1:50 V

Soil Sections through boreholes.	No Horizontal Scale	2010/66 Page 1 of 1	Fig 1d

'Carisbrooke' Plot



Approx. depth below Ground Level - metres

Scale 1:50 V

Soil Sections through boreholes.	No Horizontal Scale	2010/66 Page 1 of 1	Fig 1e

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APPENDIX H

Site Photographs

Proposed Site for Manchester City Council – Plot ‘L’



View on side of Works Units from Wenlock Way



View on Works Units from Wenlock Way

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Proposed Site for Manchester City Council – Plot ‘L’



View on Works Units from Wenlock Way



View on Works Units from Wenlock Way/Clowes Street junction

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Proposed Site for Manchester City Council – Plot ‘L’



View on Wenlock Way/Aines Street Junction with Plot 2 beyond



View on Wenlock Way/Aines Street Junction

Proposed Site for Manchester City Council – Plot ‘L’



View on Works Units from Aines Street



View on Works Units from Aines Street

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Proposed Site for Manchester City Council – Plot ‘L’



View on Works Units from Aines Street/Miles Street junction