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DESK STUDY WITH WALKOVER SURVEY

**FOR
102 SHERBORNE STREET,
CHEETHAM HILL,
GREATER MANCHESTER**

**PREPARED FOR
AL-MUNTAZIR TRUST UK**

**REPORT NO. 8084
DECEMBER 2024**

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EXECUTIVE SUMMARY

This executive summary is a brief summary only and should be read in conjunction with the full report.

Section	Subject	Summary
Site Details	Site Address	102 Sherborne Street, Cheetham Hill, Greater Manchester, M8 8ND.
	Grid Reference	384039, 400264.
	Current Land Use	Disused mosque in the south with an abandoned part-built extension to its northwest. Caravan and several cabins in the northeast.
	Proposed Development	Complete the part-built extension to the northwest of the current disused mosque, and add a further large extension to the southeast, a car park to the northeast and landscaped areas in the southeast.
Site History	On Site	The earliest map (1848-50) shows site mainly in undeveloped fields, with Cheetwood Lane running through the centre from northeast to southwest (removed by 1890). Site part of a brick works by 1890, with various clay pits, ponds, unspecified pits and refuse heaps until all infilled by 1931. Garment Waterproofing works in north from 1931 to 1949 when it is part demolished and becomes PO Engineering Works until fully demolished by 1958. Mortuary in east from 1949, unlabelled by 1972, demolished by 1992. Hospital on site from 1958 to 1992. Present day disused mosque built by 2010, with partially built extension constructed between 2019 and 2022.
	Beyond Site Boundary	The earliest map (1848-50) shows a stream 5m southeast (removed by 1906) ponds are 5m and 50m southwest (infilled by 1890) a rope walk 80m northeast (removed by 1890) and an area of residential properties starting 20m southwest (removed by 1890). Sherbourne Street adjacent to west by 1890, renamed Sherborne Street by 1906. Various clay pits, ponds, unspecified pits and refuse heaps associated with brick works 130m south from 1890 until majority infilled and/or removed by 1958. Cheetham Park 15m west from 1890. Residential properties starting 20m northeast from 1890, majority demolished by 1972. Hospital adjacent to north by 1905, extended by 1915, 1931, 1949 and 1958, demolished by 1992. Depots 5m southwest (becomes warehouse by 1972, demolished by 2010) and 50m east from 1958. Warehouse 40m south from 1958. Garage 70m northeast from 1958 to 1988. Car breaker's yard 20m southeast from 1972. New industrial units adjacent to southeast from 1982, named Sherborne Trading Estate by 2001. New residential properties adjacent to north from 1992 named St David's Lodge, renamed St David's Court by 2001 with new properties adjacent to northeast and 50m northeast.
Geological Appraisal	Made Ground	'Infilled Ground – Artificial Deposits' indicated to be present beneath the site, the depth of which is unknown.
	Superficial Geology	Drift deposits anticipated to be Devensian Till generally comprising Diamicton (poorly sorted clays, sands and gravels).
	Bedrock Geology	Sandstone belonging to Chester Pebble Beds Formation of Olenekian Age.
	Subsidence Hazards	The hazard rating for compressible deposits is moderate, indicating that compressibility and uneven settlement hazards are probably present and land use should consider specifically the compressibility and variability of the site.
	Mining	Coal Mining Report, ref. 51003465472001 and dated 26th November 2024, indicates that the site is within a surface area that could be affected by past recorded underground mining in one seam of coal at a depth of 534m, last worked in 1966. No probable unrecorded shallow workings. In our opinion, any subsidence risk associated with shallow mine workings is negligible.
	Radon	No radon protection measures are required.
Environmental Appraisal	Industrial Land Uses	Unspecified ground workings, refuse heap, mortuary, unspecified pits, waterproofing works, engineering works, hospital and brick works on site, railway sidings 6m southeast, electricity substation 50m east, building and component suppliers 60m south and vehicle recovery services 64m south.
	Landfill Sites	One historical (closed) landfill site within 250m, which is 17m southeast.
	Hydrogeology	Superficial indicated to be a Secondary (Undifferentiated) aquifer. Bedrock indicated to be a Principal aquifer.
	Hydrology	No watercourses or surface water feature within 250m of site.
	Flood Risk	Flood Zone 1, very low risk of flooding, flood risk assessment unlikely to be required.
	Other Relevant Details	None.

Recommendations	<p>An intrusive ground investigation is required to assess the ground conditions. The ground investigation should obtain soil samples for contamination analysis and asbestos detection and, where possible, groundwater and surface water samples for contamination analysis.</p> <p>Ground gases might be present and hence gas standpipes should be installed and monitored over an extended period of time to allow for an assessment to be made.</p> <p>The hazard rating for compressible deposits is moderate, indicating that compressibility and uneven settlement hazards are probably present and land use should consider specifically the compressibility and variability of the site.</p>
Other Considerations (for Warranty Providers, Building Control, Structural Engineers, Developers, etc.)	<p>Listed below are various items that may be required at some point during the development. This is not an exhaustive list.</p> <ul style="list-style-type: none"> • Boreholes and laboratory testing to assess the ground conditions for foundation design. • BRE Digest 365 Soakaway Tests. • Waste Classification and WAC testing for removal of waste to landfill. • CBR Testing for road design and construction. • Water Pipeline Risk Assessment.

**DESK STUDY WITH WALKOVER SURVEY FOR 102 SHERBORNE STREET,
CHEETHAM HILL, GREATER MANCHESTER, M8 8ND**

CLIENT: AL-MUNTAZIR TRUST UK

ARCHITECT: NK ARCHITECTURAL SERVICES LIMITED

1. INTRODUCTION

This report has been prepared in accordance with an email, dated 13th November 2024, from the Architect on behalf of the Client.

The brief was set out in our estimate, ref. E7414 dated 28th October 2024, and comprises a walkover survey and a desk study report including a historical, geological, mining, and environmental appraisal together with a conceptual ground model.

1.1 Site Location and Description

The site is located at 102 Sherborne Street, Cheetham Hill, Greater Manchester, M8 8ND, as indicated in Figure 1. The approximate National Grid Reference of the centre of the site is 384039, 400264.

As shown in Figure 2, the site comprises an irregular shaped plot of land of 0.54ha. A disused mosque is present in the south of the site with an abandoned part-built extension to its northwest. The site is bound by a St David's Court to the north, 98-105 St David's Court to the northeast, car parking areas to the east, 5-7 Sherborne Trading Estate to the southeast, a disused plot of land to the southwest, and Sherborne Street to the west.

1.2 Proposed Development and Purpose of the Desk Study

We understand that it is proposed to complete the part-built extension to the northwest of the current disused mosque, and add a further large extension to the southeast, a car park to the northeast and landscaped areas in the southeast, as shown in Figure 3.

The purpose of the desk study is to obtain information regarding the site's historical, geological, and environmental setting in order to produce a conceptual ground model, to assess the ground conditions, to undertake a preliminary assessment of contamination sources, pathways and receptors relating to potential hazards that exist or will potentially exist on the site and to assess the need for ground investigation.

1.3 Walkover Survey

The walkover survey was undertaken on 27th November 2024. Photographs taken during the site walkover are appended, with their locations and any surface features observed indicated in Figure 2.

At the time of the walkover, the site comprised a disused mosque in the south with an abandoned part-built extension to its northwest. A caravan and several cabins were noted in the northeast of the site (photo 9) and various areas of flytipping were also noted (photos 4, 13, 14, 15). The ground surface was predominantly flat and grassed or overgrown, with an area of bituminous macadam surfacing in the north. The site could be accessed off Sherborne Street to the west.

No visual or olfactory contamination was noted during the walkover survey.

2. DESK STUDY

2.1 Historical Appraisal

The history of the site has been interpreted from the study of old Ordnance Survey plans supplied by GroundSure, as follows:

TABLE 1 SMALL SCALE SURVEY

Date	Scale
1848	1:10,560
1891 – 1894	1:10,560
1906 – 1907	1:10,560
1915 – 1916	1:10,560
1921 – 1923 *	1:10,560
1923	1:10,560
1931 – 1933	1:10,560
1938	1:10,560
1956	1:10,560
1966 – 1968	1:10,560
1972 – 1977	1:10,000
1980 – 1985	1:10,000
1985 – 1988 *	1:10,000
1988 – 1991 *	1:10,000
1994 *	1:10,000
2001	1:10,000
2010	1:10,000
2024	1:10,000

TABLE 2 LARGE SCALE SURVEY

Date	Scale
1850	1:1,056
1890 – 1891	1:500 **
1893	1:2,500
1908	1:2,500
1922	1:2,500
1933	1:2,500
1949 – 1951	1:1,250 **
1949 – 1951	1:2,500
1950 – 1952 *	1:1,250 **
1951 – 1953	1:2,500
1958 – 1963	1:1,250 **
1965 – 1966	1:2,500
1968 – 1973 *	1:1,250 **
1975 – 1978	1:1,250 **
1982 – 1985	1:1,250 **
1988 – 1992	1:1,250 **
1990 – 1994	1:1,250 **
1992 – 1994	1:1,250 **
2003	1:1,250

* Site not covered by survey.

** Published scale. Appended extract reproduced at 1:1,000.

*** Published scale. Appended extract reproduced at 1:2,000.

Extracts of the above surveys are appended.

TABLE 3 HISTORICAL APPRAISAL

Date	On site	Beyond site boundary
1848-1850	At the time of the earliest survey, the site was mainly depicted in undeveloped fields, with Cheetwood Lane running through the centre from northeast to southwest.	A stream is depicted 5m to the southeast of the site and ponds are shown 5m and 50m to the southwest. A Rope Walk is depicted 80m to the northeast of the site. An area of residential properties is shown starting 20m to the southwest of the site.
1890-1894	Large clay pits are now depicted on site and adjacent to the north, east, and south which are part of a Brick Works 130m to the south. Cheetwood Lane is no longer shown.	Sherbourne Street is now shown adjacent to the west of the site. Two large ponds are depicted in the area of clay pits 40m to the southeast and 60m to the south of the site. Cheetham Park is depicted 15m to the west of the site and new residential properties are shown starting 20m to the northeast. The rope walk, residential properties and two ponds from the previous survey are no longer shown.

1906-1908	The site is now depicted within one large unspecified pit.	A Jewish Hospital is now shown adjacent to the north of the site. Sherbourne Street has been renamed Sherborne Street. The stream 5m to the southeast of the site is no longer shown. The pond 60m to the south has been infilled.
1915-1923	The western part of the site has been infilled with refuse and is now at the same level as Sherborne Street. The southeastern part of the site is now within a large pond extending 100m to the south.	The pond 40m to the southeast of the site has been infilled and two new ponds are shown 120m and 150m to the southeast. The Jewish Hospital has been extended.
1931-1938	The whole site has been infilled to the level of Sherborne Street. A Garment Waterproofing Works is now shown in the north of the site.	The two ponds 120m and 150m to the southeast of the site have been infilled and three new ponds are shown 30m and 70m to the southeast and 95m to the south. The Jewish Hospital has been extended.
1949-1956	The Garment Waterproofing Works has been partially demolished and is now a PO Engineering Works. A mortuary is now depicted in the east of the site.	Refuse heaps are depicted 30m and 100m to the southeast of the site and 40m to the southwest. Ponds 30m and 70m to the southeast of the site have been infilled and a new pond is shown 120m to the southeast. The Jewish Hospital has been extended.
1958-1968	The PO Engineering Works has been demolished. The Jewish Hospital has been extended into the site and it is now called the Manchester Victoria Memorial Jewish Hospital.	The majority of the clay pits and all ponds have now been infilled, with no refuse heaps shown. Depots are now shown 5m to the southwest and 50m to the east of the site and a warehouse is depicted 40m to the south. A garage is now shown 70m to the northeast of the site. Part of the Brick Works 100m to the south of the site has been demolished and it is now labelled as an unspecified works.
1972-1978	The mortuary is no longer labelled.	A large area of residential properties between 20m and 250m to the north and northeast of the site have been demolished. Several new warehouses are depicted within 100m of the site, the nearest being adjacent to the south. A Car Braker's Yard is now shown 20m to the southeast of the site.
1982-1985	No significant changes are noted during this time.	New industrial units are depicted adjacent to the southeast of the site.
1988-1992	No significant changes are noted during this time.	The garage 70m to the northeast of the site has been demolished.
1992-1994	The Manchester Victoria Memorial Jewish Hospital has been demolished. No buildings are now depicted on site.	New residential properties named St David's Lodge are shown adjacent to the north of the site on part of the old hospital land.

2001-2003	No significant changes are noted during this time.	St David's Lodge is now named St David's Court, with new residential properties shown adjacent to the northeast and 50m to the northeast of the site. The industrial units adjacent to the southeast are now named Sherborne Trading Estate.
2010	A building is now shown in the footprint of the present day disused mosque. Two smaller buildings are shown in the southwest of the site.	Warehouses adjacent to the southwest of the site have been demolished.
2024	The present day abandoned part-built extension is now shown. The two smaller buildings are no longer shown.	No significant changes are noted during this time.

Satellite and street level imagery show that the part-built extension was constructed between 2019 and 2022. We are not aware of any other significant changes within the site and its immediate surrounding area.

2.2 Geological Appraisal

This following appraisal is based upon the appended Groundsure Enviro & Geo Insight Report (Sections 14 to 17).

2.2.1 Artificial Ground (Made Ground)

Made Ground, described as 'Infilled Ground – Artificial Deposits', is indicated to be present within the site, the depth of which is unknown.

2.2.2 Superficial Geology (Drift Deposits)

The drift deposits beneath the site are anticipated to be Till of the Devensian Period, generally comprising Diamicton (poorly sorted clays, sands and gravels), the depth of which is unknown. The drift deposits are indicated as having a low to high permeability.

2.2.3 Bedrock Geology

The bedrock underlying the site is anticipated to be sandstone, belonging to the Chester Pebble Beds Formation of the Olenekian Age. The bedrock is indicated as having a moderate to high permeability.

2.2.4 Potential Hazards in Natural Ground

The hazard rating for compressible deposits is moderate, indicating that compressibility and uneven settlement hazards are probably present and land use should consider specifically the compressibility and variability of the site.

The hazard rating for shrinking/ swelling clays, running sands, collapsible deposits, and landslides is very low, and the hazard rating for ground dissolution of soluble rocks is negligible.

2.3 Mining, Radon, Soil Chemistry and Railway Infrastructure Appraisal

This following appraisal is based upon the appended Groundsure Enviro & Geo Insight Report (Sections 18 to 21).

2.3.1 Mining and Ground Workings

The British Geological Surveys “BritPits” database contains details of currently active and closed surface and underground mineral workings. There are three records of BritPits within 500m of the site boundary, which are all ceased brick works with the nearest being 101m to the southeast.

Ordnance Survey mapping identifies surface excavations which may, or may not, have been subsequently backfilled with unknown material. The Ordnance Survey indicates that there are several historical surface excavations within 250m of the site boundary. These include a brick works, refuse heap, unspecified pit, unspecified ground workings, pond, and mortuary on site, and the remaining within 250m are all similar features related to brick works and subsequent infilling.

The boundaries of permitted, withdrawn and refused mineral planning permissions for England and Wales, from the 1930s to the mid-1980s, are maintained by the British Geological Survey. There are four historical mineral planning areas within 500m of the site boundary, which are all related to brick works with the nearest being on-site.

The British Geological Survey maintain records of mining of minerals other than coal, and indicates that there is no potential for non-coal mining beneath the site or within 1km of the site boundary.

The Coal Authority, and others, indicate that the site is located within a coal mining area. The appended Consultants Coal Mining Report, ref. 51003465472001 and dated 26th November 2024, indicates that the site is within a surface area that could be affected by past recorded underground mining in one seam of coal at a depth of 534m, last worked in 1966. They also indicate that there are no probable unrecorded shallow workings.

The Coal Authority also indicates that there is no current mining or proposals to mine coal beneath the site. It should be noted that on 23rd December 2015 all underground coal mining ceased in the U.K.

Furthermore, there are no known coal mine entries within 100m of the site boundary that the Coal Authority has knowledge of.

The Coal Authority Mining Report only refers to records in the possession of the Coal Authority. It should be noted that it did not become a statutory requirement to maintain and preserve plans of abandoned mines until the Mines (Coal) Regulations Act of 1872, by which date much unrecorded mining had taken place and of those plans which were made it is likely that not all will have survived.

In our opinion, given the shallow underlying bedrock comprises sandstone, and the depth of recorded mine working indicated above, any subsidence risk associated with shallow mine workings is negligible.

According to the report the site is not in an area affected by significant natural cavities, underground workings, mining cavities, brine extraction, gypsum extraction, tin mining, or clay mining.

2.3.2 Radon

The British Geological Survey and Public Health England have estimated the percentage of dwellings exceeding the “Radon Action Level” of 200 Becquerels/m³ for the UK based on geological assessments and long-term measurements of radon in more than 560,000 households.

The site is unlikely to be affected by radon gas as less than 1% of surrounding properties are above the Radon Action Level. No radon protection measures are required.

2.3.3 Soil Chemistry

The British Geological Survey have estimated likely background concentrations of potentially harmful arsenic, cadmium, chromium, lead, and nickel in the topsoil. Data for on-site topsoil is given.

2.3.4 Railway Infrastructure

There are records of historical railway and tunnel features within 250m of the site boundary, which are all related to the railways and tramways at the brick works starting 6m to the southeast.

There are no active railways, underground railways or railway tunnels within 250m of the site boundary.

The site not within 250m of Crossrail 1, Crossrail 2, or the High Speed 2 (HS2) rail projects.

2.4 Environmental Appraisal

This following appraisal is based upon the appended Groundsure Enviro & Geo Insight Report (Sections 1 to 13).

2.4.1 Historical Industrial Land Use

Historical potentially contaminative industrial land uses are recorded by the Ordnance Survey. There are several potentially contaminative industrial land uses identified within 250m of the site boundary, which include unspecified ground workings, a refuse heap, a mortuary, unspecified pits, a hospital and a brick works on site and railway sidings 6m to the southeast.

There are five historical tanks within 250m of the site boundary, which are all unspecified tanks, with the nearest being 121m to the south.

There are five historical energy features within 250m of the site boundary, which are an Electricity Board Headquarters 79m to the southwest and four electricity substations, with the nearest being 189m to the west.

There are three historical garages within 250m of the site boundary, which are a car breaker's yard 17m to the southeast, and garages 66m to the northeast and 121m to the west.

There are no historical petrol stations or military land within 250m of the site boundary.

2.4.2 Landfill

The Environment Agency and Natural Resources Wales have one record of known historical (closed) landfill sites, where there is no PPC permit or current waste management licence, within 250m of the site boundary, which is 17m to the southeast.

According to the report there are no active landfill sites within 250m of the site boundary.

2.4.3 Waste

Local Authority records and detailed Ordnance Surveys indicate that there is one historical waste site within 250m of the site boundary, which is a car breaker's yard 17m to the southeast.

According to the Environment Agency and Natural Resources Wales there are no active or recently closed waste sites within 250m of the site boundary.

The Environment Agency and Natural Resources Wales have one record of activities involving the storage, treatment, use or disposal of wastes that are exempt from needing a permit (within specific limits and conditions) within 250m of the site boundary. This is related to the storage of waste in a secure place 134m to the southeast of the site boundary.

2.4.4 Current Land Use

Current potentially contaminative industrial land uses are recorded by the Ordnance Survey. There are twenty-five potentially contaminative industrial land uses identified within 250m of the site boundary, which include an electricity substation 50m to the east, building and component suppliers 60m to the south, vehicle breakdown and recovery services 64m to the south, and an unspecified works 115m to the southeast.

According to Experian, there are no current or recent petrol stations within 250m of the site boundary.

2.4.5 Contaminated Land

There are no sites determined as contaminated under Part 2a of the Environmental Protection Act (1990) within 250m of the site boundary.

2.4.6 Control of Major Accident Hazards (COMAH)

Records of Control of Major Accident Hazards (COMAH), including Notification of Installations Handling Hazardous Substances (NIHHS) and other historical data, indicate that there are no dangerous or hazardous sites within 250m of the site boundary.

2.4.7 Regulated Explosives Sites

Up to April 2015 there were no sites within 250m of the site boundary registered and licensed by the Health and Safety Executive under the 2005 Manufacture and Storage of Explosives Regulations.

2.4.8 Hazardous Substance Storage and Usage

There are no Local Authority records of consents granted for sites to hold certain quantities of hazardous substances at or above defined limits in accordance with the 2015 Planning (Hazardous Substances) Regulations within 250m of the site boundary.

2.4.9 Historical Licenced Industrial Activities (IPC)

There are no historical Integrated Pollution Control (IPC) records of substances released to the air, land, and water according to the Environment Agency and Natural Resources Wales within 250m of the site boundary.

2.4.10 Licenced Industrial Activities (Part A(1))

The Environment Agency and Natural Resources Wales indicate that there are no records of Part A(1) installations regulated under the 2016 Environmental Permitting (England and Wales) Regulations for release to the environment within 250m of the site boundary.

2.4.11 Licensed Pollutant Release (Part A(2) and Part B)

Local Authority records indicate that there are no Part A(2) or Part B installations regulated under the 2016 Environmental Permitting (England and Wales) Regulations for the release of substances to the environment within 250m of the site boundary.

2.4.12 Radioactive Substance Authorisations

The Environment Agency and Natural Resources Wales indicate that there are no records of storage, use, accumulation, and disposal of radioactive substances regulated under the 1993 Radioactive Substances Act within 250m of the site boundary.

2.4.13 Licensed Discharges to Controlled Waters

According to Environment Agency and Natural Resources Wales records there have been no discharges of treated or untreated effluent to controlled waters under the 1991 Water Resources Act within 250m of the site boundary.

2.4.14 Pollutant Release to Surface Waters (Red List)

The Environment Agency and Natural Resources Wales records indicate that there have been no discharges of specified substances under the 1991 Environmental Protection (Prescribed Processes and Substances) Regulations within 250m of the site boundary.

2.4.15 Pollutant Release to Public Sewers

According to Environment Agency and Natural Resources Wales records there have been no discharges of special category effluents to public sewers within 250m of the site boundary.

2.4.16 List 1 and List 2 Dangerous Substances

The Environment Agency and Natural Resources Wales records indicate that there have been no discharges of substances on List 1 or List 2 of the European Directive E2006/11/EC respectively, regulated under the 2015 Environmental Damage (Prevention and Remediation) Regulations, within 250m of the site boundary.

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2.4.17 Pollution Incidents

According to the Environment Agency and Natural Resources Wales there is one record of substantiated pollution incidents within 250m of the site boundary, which was related to household waste 222m to the southwest in 2002 with minor land impact.

In our opinion, any current impact to the site from the recorded pollution incidents is likely to be negligible.

2.4.18 Pollution Inventory Substances

The Environment Agency and the Scottish Environment Protection Agency indicate that there have been no reports on annual emissions of certain regulated substances to air, controlled waters, and land within 250m of the site boundary.

2.4.19 Pollution Inventory Waste Transfers

According to the Environment Agency and the Scottish Environment Protection Agency there have been no reports on annual transfers and recovery/ disposal of controlled wastes within 250m of the site boundary.

2.4.20 Pollution Inventory Radioactive Waste

The Environment Agency and the Scottish Environment Protection Agency indicate that there have been no reports on annual releases of radioactive substances within 250m of the site boundary.

2.4.21 Hydrogeology

The following designation of aquifers is in accordance with the Environment Agency's April 2010 Groundwater Protection Policy.

Superficial/ drift deposits are anticipated to be present and comprise Till. These are indicated to be a Secondary (undifferentiated) aquifer, which is assigned where it is not possible to attribute either category A or B to strata.

A Secondary A aquifer comprises permeable layers capable of supporting water supplies at a local scale and in some cases forming an important source of base flow to rivers.

A Secondary B aquifer comprises predominantly lower permeability layers which may store or yield limited amounts of groundwater due to localised features such as fissures and thin permeable horizons.

The bedrock is anticipated to be sandstone, which is indicated to be a Principal aquifer comprising strata of high intergranular and/ or fracture permeability, usually providing a high level of water storage and may support water supply and/ or river base flow on a strategic scale.

The vulnerability of groundwater to a pollutant found within the site and its immediate surrounding area has been assessed as "Low" – an area able to provide protection from pollution.

British Geological Survey and Environment Agency data indicates that the site is not within a 1km grid where solution features are present that will enable rapid movement of a pollutant to groundwater.

Environment Agency data indicates that the site is not in an area where additional local information indicates that groundwater is vulnerable to pollution.

According to data provided by the Environment Agency and Natural Resources Wales, there are four groundwater abstraction licences within 1km of the site boundary, the nearest being 451m to the south, no surface water abstraction licences within 2km of the site boundary and two potable water abstraction licences within 2km of the site boundary, the nearest being 451m to the south.

There are no Source Protection Zones, set up to protect a water source within 500m of the site of boundary, present according to the Environment Agency and Natural Resources Wales.

2.4.22 Hydrology

The Ordnance Survey indicate that there are no watercourses (river, stream, lake or canal) or surface water features (rivers, streams or lakes) within 250m of the site boundary.

The Water Framework Directive (WFD) indicates that the site is within the catchment of the River Irwell, this watercourse being 1086m to the southwest, and the groundwater body is known as the Manchester and East Cheshire Permo-Triassic Sandstone Aquifers.

2.4.23 Flooding

Flooding data is maintained by the Environment Agency and Natural Resources Wales. The Risk of Flooding from Rivers and Sea (RoFRaS) database indicates that on-site the highest risk of flooding is "Very Low".

In the period since records began in 1946, there are no records of historical floods within 250m of the site boundary.

There are no flood defences, areas benefitting from flood defences, or flood storage areas present within 250m of the site boundary.

The site is in a Flood Zone 1 and not within 50m of a Flood Zone 2 or a Flood Zone 3.

According to Ambiental Risk Analytics surface water "FloodMap" there is a 1 in 30 year (0.1m – 0.3m) risk of surface water flooding on the site and a 1 in 30 year (greater than 1.0m) risk within 50m of the site boundary.

Groundwater flooding is caused when the water table rises in areas where this is usually at shallow depth. According to Ambiental Risk Analytics, there is a moderate risk of groundwater flooding on the site and within 50m of the site boundary.

Given the above, a Flood Risk Assessment is unlikely to be required.

2.4.24 Environmental Designations

Natural England, Natural Resources Wales and Scottish Natural Heritage indicate that there are environmental sensitive sites within 2km of the site boundary.

The site is within an SSSI Impact Risk Zone and a Nitrate Vulnerable Zone, and there are two Local Nature Reserves (LNR), with the nearest being 1676m to the northwest.

2.4.25 Visual and Cultural Designations

Historic England, Cadw and Historic Environment Scotland indicate that within 250m of the site boundary there are two Listed Buildings, the nearest being 'Cheetham Park Shelter' 60m to the northwest.

There are no World Heritage Sites, Areas of Outstanding Natural Beauty, National Parks, Conservation Areas, Scheduled Ancient Monuments or Registered Parks and Gardens within 250m of the site boundary.

2.4.26 Agricultural Designations

Natural England indicate that the Agricultural Land (quality) Classification for the site is Urban.

Natural England and Natural Resources Wales indicate that there is no open access land within 250m of the site boundary.

The Forestry Commission indicate that there are no tree felling licences within 250m of the site boundary.

Natural England indicate that there are no environmental stewardship schemes or countryside stewardship schemes within 250m of the site boundary.

2.4.27 Habitat Designations

Natural England indicate that, within 250m of the site boundary, there are five priority habitats, which are all deciduous woodlands with the nearest being 13m to the northwest, and two open mosaic habitats, with the nearest being 17m to the southeast.

There are no habitat networks or limestone pavement orders within 250m of the site boundary.

2.5 Conceptual Ground Model

A conceptual ground model of a site and its environs uses available information to form a preliminary assessment of contamination sources, pathways and receptors, and the significance of hazards that exist or will potentially exist on the site. Its purpose is to identify the relationships between sources of contamination, pathways, and receptors to allow exposure scenarios to be determined and thereby aid in the design of any intrusive investigation. It also forms the basis of the risk assessment.

2.5.1 Sources

Potential sources of contamination identified in the desk study are:

- General contaminants including asbestos in Made Ground (if present) and past and present contaminative processes undertaken on and adjacent to the site including earthworks, construction and demolition and past site usage as a brick works, refuse heap, unspecified pit, unspecified ground workings, pond, waterproofing works, engineering works, mortuary, hospital and mosque.
- Hydrocarbon contamination from on-site spillage and leakage of oils and fuels associated with the car parking area on site.
- Migrating leachate (contaminated surface and/ or groundwater) from the landfill site 17m to the southeast.
- Migrating ground gases from the artificial deposits recorded on site, refuse heaps on site and within 250m, infilled ponds on site and within 250m, and the landfill site 17m to the southeast.

2.5.2 Pathways

Potential pathways from source and receptor for the proposed development are:

- Direct skin contact with and ingestion of contaminated soil by site workers during construction and by end users of the site in the landscaped areas.
- Inhalation of dust, vapours and/ or gases by site workers during construction and by the end users of the site in enclosed spaces.
- Migration of contaminants to the underlying Principal aquifer and to adjacent properties.
- Uptake of contaminated groundwater by plants grown in the landscaped areas.
- Ground gases via permeable soils and rocks.
- Accumulation of ground gases in enclosed spaces.

2.5.3 Receptors

Potential receptors for the proposed development are:

- Site operatives during demolition, earthworks and/ or construction.
- The end users of the site, with young children being the most sensitive.
- Vegetation, bushes and trees planted as part of the development of the site.
- Controlled waters including surface water, groundwater, and the underlying Principal aquifer.
- Maintenance operatives entering on-site confined spaces after development.
- Adjacent properties.

Conclusions

An appraisal of the sources, pathways and receptors has been considered and we have produced a conceptual ground model based upon the available information, as follows:

TABLE 4 CONCEPTUAL GROUND MODEL

Potential Source	Nature of Hazard	Contaminants Associated with the Source	Pathway	Receptor	Preliminary Risk Rating
Made Ground (probably present on site, past site usage as brick works, refuse heap, unspecified pit, unspecified ground workings, pond, waterproofing works, engineering works, mortuary, hospital and mosque)	Contaminants in Made Ground	<u>Gen. Contaminants</u> Arsenic Cadmium Chromium Lead Mercury Molybdenum Nickel Selenium Boron Copper Zinc Cyanide Sulphide Sulphate pH Phenols Polynuclear Aromatic Hydrocarbons (PAH) Total Petroleum Hydrocarbons (TPH) VOCs SVOCs	Ingestion of soil Ingestion of dust Ingestion of contaminated vegetable produce Dermal contact Inhalation of dust Inhalation of vapours	Site Operatives End Users	Moderate
			Uptake via contaminated groundwater	Vegetation	Moderate
			Vertical and lateral movement of mobile contaminants to surface water and groundwater	Controlled Waters Adjacent Properties	Moderate
			Direct contact	Structures and Services	Moderate
Asbestos on/ in ground	Asbestos fibres	Asbestos fibres	Inhalation of fibres	Site Operatives End Users	Moderate
Vehicles (car parking area on site)	Fuel/ oil spillage and/ or leakage from vehicles	Total Petroleum Hydrocarbons (TPH)	Ingestion of soil Ingestion of dust Ingestion of contaminated vegetable produce Dermal contact Inhalation of dust Inhalation of vapours	Site Operatives End Users	Low
			Uptake via contaminated groundwater	Vegetation	Low
			Vertical and lateral movement of mobile contaminants to surface water and groundwater	Controlled Waters Adjacent Properties	Low
			Direct contact	Structures and Services	Low
Landfill (artificial deposits on site, refuse heaps on site and within 250m, infilled ponds on site and within 250m, landfill site 17m southeast.)	Ground Gas (Asphyxiation, fire and explosion)	Methane Carbon Dioxide	Inhalation of gas Ignition of gas	Site Operatives End Users	Moderate

The conceptual ground model indicates that an intrusive ground investigation is required to assess the ground conditions. The ground investigation should obtain soil samples for contamination analysis and asbestos detection and, where possible, groundwater and surface water samples for contamination analysis.

In addition, the conceptual ground model indicates that ground gases might be present and hence gas standpipes should be installed and monitored over an extended period of time to allow for an assessment to be made.

The hazard rating for compressible deposits is moderate, indicating that compressibility and uneven settlement hazards are probably present and land use should consider specifically the compressibility and variability of the site.

2.6 General

No consideration has been given to flora and fauna as this was outside our brief.

This Phase I walkover survey and desk study should be followed by a Phase II ground investigation. It should be noted that dependent upon the findings of the ground investigation, a Phase III remediation statement and Phase IV validation with report may be required.

We recommend that consultation should be undertaken with, and written approval obtained from the Local Authority Contaminated Land Officer, Building Control Officer and The Coal Authority prior to commencing any development.

We trust that this report fulfils your present requirements but if you have any queries or we can be of further assistance please contact the undersigned or Mr David Marsden at our Preston office.

SUB SURFACE CONSULTANTS LIMITED
REPORT No. 8084
DECEMBER 2024



M. S. Banwell B.Sc.(Hons.)
Geotechnical Engineer
For and on behalf of
Sub Surface Consultants Limited



D. C. Marsden M.Eng.(Hons.), C.Eng., M.I.C.E.
Principal Geotechnical Engineer
For and on behalf of
Sub Surface Consultants Limited.

PRELIMINARY RISK RATING GUIDANCE

PRELIMINARY RISK RATING GUIDANCE

The following table based on CIRIA C552 'Contaminated Land Risk Assessment. A Guide to Good Practice' has been used when developing the Conceptual Ground Model and the preliminary risk ratings. The method requires an assessment of the magnitude of the probability or likelihood of the risk occurring and the magnitude of the potential consequence or severity of the risk occurring to formulate a preliminary risk rating (Table A).

Table A DESCRIPTION OF RISK AND LIKELY ACTION REQUIRED

Preliminary Risk Rating	Action Required
Very High Risk	<p>Extensive Ground Investigation Required.</p> <p>There is a high probability that severe harm could arise to a designated receptor from an identified hazard, or there is evidence that severe harm to a designated receptor is currently happening. This risk, if realised, is likely to result in a substantial liability. Urgent investigation (if not undertaken already) and remediation are likely to be required.</p>
High Risk	<p>Extensive Ground Investigation Required.</p> <p>Harm is likely to arise to a designated receptor from an identified hazard. Realisation of the risk is likely to present a substantial liability. Urgent investigation (if not undertaken already) is required and remedial works may be necessary in the short-term and are likely over the longer-term.</p>
Moderate	<p>Ground Investigation Required.</p> <p>It is possible that harm could arise to a designated receptor from an identified hazard. However, it is either relatively unlikely that any such harm would be severe, or if any harm were to occur it is more likely that the harm would be relatively mild. Investigation (if not already undertaken) is normally required to clarify the risk and to determine the potential liability. Some remedial works may be required in the long-term.</p>
Low Risk	<p>Nominal Ground Investigation Required.</p> <p>It is possible that harm could arise to a designated receptor from an identified hazard, but it is likely that this harm, if realised, would at worst normally be mild.</p>
Very Low Risk	<p>No Ground Investigation Required.*</p> <p>There is a low possibility that harm could arise to a receptor. In the event of such harm being realised it is not likely to be severe.</p>
Negligible Risk	<p>No Ground Investigation Required.*</p> <p>There is a very low possibility that harm could arise to a receptor. In the event of such harm being realised it is not likely to be severe.</p>

* No further action is required unless unforeseen contaminated ground conditions are encountered.

PHOTOGRAPHS

Site:

102 SHERBORNE STREET, CHEETHAM HILL, GREATER MANCHESTER

Client:

AL-MUNTAZIR TRUST UK

Architect:

NK ARCHITECTURAL SERVICES LIMITED

Job Number:

8084

Sheet:

1 / 3

Survey Date:

27/11/24

WALKOVER SURVEY PHOTOGRAPHS

1



2



3



4



5



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Site: 102 SHERBORNE STREET, CHEETHAM HILL, GREATER MANCHESTER
Client: AL-MUNTAZIR TRUST UK
Architect: NK ARCHITECTURAL SERVICES LIMITED

Job Number:
8084
Sheet:
2 / 3
Survey Date:
27/11/24

WALKOVER SURVEY PHOTOGRAPHS

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8



9



10



11



12





SUB SURFACE

SITE INVESTIGATION SPECIALISTS, GEOTECHNICAL & ENVIRONMENTAL CONSULTANTS

3 Peel Street, Preston, Lancashire, PR2 2QS. Tel: (01772) 561135 Fax: (01772) 204907

Photographs

Site: 102 SHERBORNE STREET, CHEETHAM HILL, GREATER MANCHESTER

Client: AL-MUNTAZIR TRUST UK

Architect: NK ARCHITECTURAL SERVICES LIMITED

Job Number:

8084

Sheet:

3 / 3

Survey Date:

27/11/24

WALKOVER SURVEY PHOTOGRAPHS

13



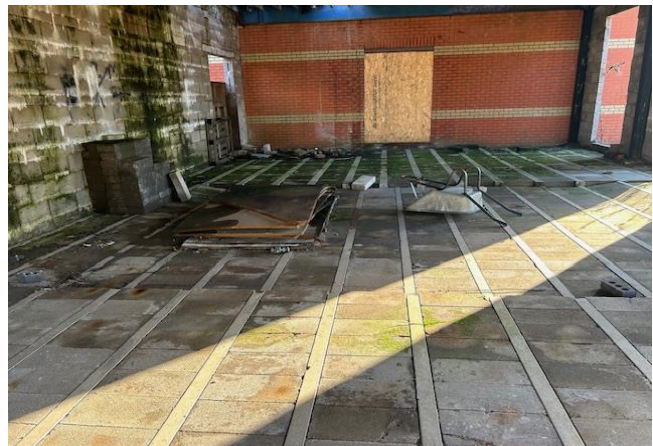
14



15



16



ENVIRO+GEO INSIGHT REPORT

102 Sherborne Street, Cheetham Hill, Greater Manchester, M8 8ND

Order Details

Date: 26/11/2024
Your ref: CMAPS-CM-1196285-4199-261124
Our Ref: CMAPS-CM-1196285-4199-261124EDRGeo

Site Details

Location: 384039 400264
Area: 0.54 ha
Authority: [Manchester City Council](#) ↗



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[Summary of findings](#)

[p. 2 >](#) [Aerial image](#)

[p. 9 >](#)

[OS MasterMap site plan](#)

[p.14 >](#) [Insight User Guide](#) ↗

Contact us with any questions at:

info@groundsure.com ↗

01273 257 755

Summary of findings

Page	Section	Past land use >	On site	0-50m	50-250m	250-500m	500-2000m
15 >	1.1 >	Historical industrial land uses >	11	10	30	112	-
21 >	1.2 >	Historical tanks >	0	0	7	17	-
23 >	1.3 >	Historical energy features >	0	0	9	19	-
24	1.4	Historical petrol stations	0	0	0	0	-
24 >	1.5 >	Historical garages >	0	2	6	29	-
26	1.6	Historical military land	0	0	0	0	-
Page	Section	Past land use - un-grouped >	On site	0-50m	50-250m	250-500m	500-2000m
27 >	2.1 >	Historical industrial land uses >	19	13	43	147	-
36 >	2.2 >	Historical tanks >	0	0	12	38	-
38 >	2.3 >	Historical energy features >	0	0	23	52	-
41	2.4	Historical petrol stations	0	0	0	0	-
41 >	2.5 >	Historical garages >	0	3	7	43	-
Page	Section	Waste and landfill >	On site	0-50m	50-250m	250-500m	500-2000m
44	3.1	Active or recent landfill	0	0	0	0	-
44	3.2	Historical landfill (BGS records)	0	0	0	0	-
45	3.3	Historical landfill (LA/mapping records)	0	0	0	0	-
45 >	3.4 >	Historical landfill (EA/NRW records) >	0	1	0	2	-
46 >	3.5 >	Historical waste sites >	0	5	0	2	-
47 >	3.6 >	Licensed waste sites >	0	0	0	2	-
47 >	3.7 >	Waste exemptions >	0	0	1	7	-
Page	Section	Current industrial land use >	On site	0-50m	50-250m	250-500m	500-2000m
49 >	4.1 >	Recent industrial land uses >	0	0	25	-	-
51 >	4.2 >	Current or recent petrol stations >	0	0	0	2	-
51	4.3	Electricity cables	0	0	0	0	-
52	4.4	Gas pipelines	0	0	0	0	-
52	4.5	Sites determined as Contaminated Land	0	0	0	0	-



52	4.6	Control of Major Accident Hazards (COMAH)	0	0	0	0	-
52	4.7	Regulated explosive sites	0	0	0	0	-
52	4.8	Hazardous substance storage/usage	0	0	0	0	-
53	4.9	Historical licensed industrial activities (IPC)	0	0	0	0	-
53	4.10	Licensed industrial activities (Part A(1))	0	0	0	0	-
53 >	4.11 >	<u>Licensed pollutant release (Part A(2)/B) ></u>	0	0	0	1	-
53	4.12	Radioactive Substance Authorisations	0	0	0	0	-
54	4.13	Licensed Discharges to controlled waters	0	0	0	0	-
54	4.14	Pollutant release to surface waters (Red List)	0	0	0	0	-
54	4.15	Pollutant release to public sewer	0	0	0	0	-
54	4.16	List 1 Dangerous Substances	0	0	0	0	-
54	4.17	List 2 Dangerous Substances	0	0	0	0	-
55 >	4.18 >	<u>Pollution Incidents (EA/NRW) ></u>	0	0	1	14	-
56	4.19	Pollution inventory substances	0	0	0	0	-
57	4.20	Pollution inventory waste transfers	0	0	0	0	-
57	4.21	Pollution inventory radioactive waste	0	0	0	0	-
Page	Section	<u>Hydrogeology ></u>	On site	0-50m	50-250m	250-500m	500-2000m
58 >	5.1 >	<u>Superficial aquifer ></u>	Identified (within 500m)				
60 >	5.2 >	<u>Bedrock aquifer ></u>	Identified (within 500m)				
62 >	5.3 >	<u>Groundwater vulnerability ></u>	Identified (within 50m)				
63	5.4	Groundwater vulnerability- soluble rock risk	None (within 0m)				
63	5.5	Groundwater vulnerability- local information	None (within 0m)				
64 >	5.6 >	<u>Groundwater abstractions ></u>	0	0	0	2	28
72	5.7	Surface water abstractions	0	0	0	0	0
72 >	5.8 >	<u>Potable abstractions ></u>	0	0	0	1	9
75	5.9	Source Protection Zones	0	0	0	0	-
75	5.10	Source Protection Zones (confined aquifer)	0	0	0	0	-
Page	Section	<u>Hydrology ></u>	On site	0-50m	50-250m	250-500m	500-2000m
76	6.1	Water Network (OS MasterMap)	0	0	0	-	-



76	6.2	Surface water features	0	0	0	-	-
77 >	6.3 >	WFD Surface water body catchments >	1	-	-	-	-
77 >	6.4 >	WFD Surface water bodies >	0	0	0	-	-
77 >	6.5 >	WFD Groundwater bodies >	1	-	-	-	-
Page	Section	River and coastal flooding	On site	0-50m	50-250m	250-500m	500-2000m
79	7.1	Risk of flooding from rivers and the sea	None (within 50m)				
79	7.2	Historical Flood Events	0	0	0	-	-
79	7.3	Flood Defences	0	0	0	-	-
80	7.4	Areas Benefiting from Flood Defences	0	0	0	-	-
80	7.5	Flood Storage Areas	0	0	0	-	-
81	7.6	Flood Zone 2	None (within 50m)				
81	7.7	Flood Zone 3	None (within 50m)				
Page	Section	Surface water flooding >					
82 >	8.1 >	Surface water flooding >	1 in 30 year, Greater than 1.0m (within 50m)				
Page	Section	Groundwater flooding >					
84 >	9.1 >	Groundwater flooding >	Moderate (within 50m)				
Page	Section	Environmental designations >	On site	0-50m	50-250m	250-500m	500-2000m
85	10.1	Sites of Special Scientific Interest (SSSI)	0	0	0	0	0
86	10.2	Conserved wetland sites (Ramsar sites)	0	0	0	0	0
86	10.3	Special Areas of Conservation (SAC)	0	0	0	0	0
86	10.4	Special Protection Areas (SPA)	0	0	0	0	0
86	10.5	National Nature Reserves (NNR)	0	0	0	0	0
87 >	10.6 >	Local Nature Reserves (LNR) >	0	0	0	0	2
87	10.7	Designated Ancient Woodland	0	0	0	0	0
87	10.8	Biosphere Reserves	0	0	0	0	0
87	10.9	Forest Parks	0	0	0	0	0
88	10.10	Marine Conservation Zones	0	0	0	0	0
88	10.11	Green Belt	0	0	0	0	0
88	10.12	Proposed Ramsar sites	0	0	0	0	0



88	10.13	Possible Special Areas of Conservation (pSAC)	0	0	0	0	0
88	10.14	Potential Special Protection Areas (pSPA)	0	0	0	0	0
89	10.15	Nitrate Sensitive Areas	0	0	0	0	0
89 >	10.16 >	Nitrate Vulnerable Zones >	2	0	0	1	2
90 >	10.17 >	SSSI Impact Risk Zones >	1	-	-	-	-
91	10.18	SSSI Units	0	0	0	0	0
Page	Section	Visual and cultural designations >	On site	0-50m	50-250m	250-500m	500-2000m
92	11.1	World Heritage Sites	0	0	0	-	-
93	11.2	Area of Outstanding Natural Beauty	0	0	0	-	-
93	11.3	National Parks	0	0	0	-	-
93 >	11.4 >	Listed Buildings >	0	0	2	-	-
94	11.5	Conservation Areas	0	0	0	-	-
94	11.6	Scheduled Ancient Monuments	0	0	0	-	-
94	11.7	Registered Parks and Gardens	0	0	0	-	-
Page	Section	Agricultural designations >	On site	0-50m	50-250m	250-500m	500-2000m
95 >	12.1 >	Agricultural Land Classification >	Urban (within 250m)				
96	12.2	Open Access Land	0	0	0	-	-
96	12.3	Tree Felling Licences	0	0	0	-	-
96	12.4	Environmental Stewardship Schemes	0	0	0	-	-
96	12.5	Countryside Stewardship Schemes	0	0	0	-	-
Page	Section	Habitat designations >	On site	0-50m	50-250m	250-500m	500-2000m
97 >	13.1 >	Priority Habitat Inventory >	0	2	3	-	-
98	13.2	Habitat Networks	0	0	0	-	-
98 >	13.3 >	Open Mosaic Habitat >	0	1	1	-	-
98	13.4	Limestone Pavement Orders	0	0	0	-	-
Page	Section	Geology 1:10,000 scale >	On site	0-50m	50-250m	250-500m	500-2000m
100 >	14.1 >	10k Availability >	Identified (within 500m)				
101 >	14.2 >	Artificial and made ground (10k) >	1	1	3	6	-
103 >	14.3 >	Superficial geology (10k) >	1	0	1	1	-

104	14.4	Landslip (10k)	0	0	0	0	-
105 >	14.5 >	Bedrock geology (10k) >	1	0	1	2	-
106 >	14.6 >	Bedrock faults and other linear features (10k) >	0	0	0	2	-
Page	Section	Geology 1:50,000 scale >	On site	0-50m	50-250m	250-500m	500-2000m
107 >	15.1 >	50k Availability >	Identified (within 500m)				
108 >	15.2 >	Artificial and made ground (50k) >	1	0	2	1	-
109 >	15.3 >	Artificial ground permeability (50k) >	1	0	-	-	-
110 >	15.4 >	Superficial geology (50k) >	1	0	0	1	-
111 >	15.5 >	Superficial permeability (50k) >	Identified (within 50m)				
111	15.6	Landslip (50k)	0	0	0	0	-
111	15.7	Landslip permeability (50k)	None (within 50m)				
112 >	15.8 >	Bedrock geology (50k) >	1	0	0	1	-
113 >	15.9 >	Bedrock permeability (50k) >	Identified (within 50m)				
113 >	15.10 >	Bedrock faults and other linear features (50k) >	0	0	0	2	-
Page	Section	Boreholes >	On site	0-50m	50-250m	250-500m	500-2000m
114 >	16.1 >	BGS Boreholes >	0	0	13	-	-
Page	Section	Natural ground subsidence >					
116 >	17.1 >	Shrink swell clays >	Very low (within 50m)				
117 >	17.2 >	Running sands >	Very low (within 50m)				
118 >	17.3 >	Compressible deposits >	Moderate (within 50m)				
120 >	17.4 >	Collapsible deposits >	Very low (within 50m)				
121 >	17.5 >	Landslides >	Very low (within 50m)				
122 >	17.6 >	Ground dissolution of soluble rocks >	Negligible (within 50m)				
Page	Section	Mining and ground workings >	On site	0-50m	50-250m	250-500m	500-2000m
124 >	18.1 >	BritPits >	0	0	2	1	-
125 >	18.2 >	Surface ground workings >	12	11	25	-	-
127	18.3	Underground workings	0	0	0	0	0
127	18.4	Underground mining extents	0	0	0	0	-
128 >	18.5 >	Historical Mineral Planning Areas >	1	0	0	3	-



128	18.6	Non-coal mining	0	0	0	0	0
128	18.7	JPB mining areas	None (within 0m)				
129	18.8	The Coal Authority non-coal mining	0	0	0	0	-
129 >	18.9 >	Researched mining >	0	0	0	1	-
129	18.10	Mining record office plans	0	0	0	0	-
129	18.11	BGS mine plans	0	0	0	0	-
130 >	18.12 >	Coal mining >	Identified (within 0m)				
130	18.13	Brine areas	None (within 0m)				
130	18.14	Gypsum areas	None (within 0m)				
130	18.15	Tin mining	None (within 0m)				
130	18.16	Clay mining	None (within 0m)				
Page	Section	Ground cavities and sinkholes	On site	0-50m	50-250m	250-500m	500-2000m
131	19.1	Natural cavities	0	0	0	0	-
131	19.2	Mining cavities	0	0	0	0	0
131	19.3	Reported recent incidents	0	0	0	0	-
131	19.4	Historical incidents	0	0	0	0	-
132	19.5	National karst database	0	0	0	0	-
Page	Section	Radon >					
133 >	20.1 >	Radon >	Less than 1% (within 0m)				
Page	Section	Soil chemistry >	On site	0-50m	50-250m	250-500m	500-2000m
135 >	21.1 >	BGS Estimated Background Soil Chemistry >	3	0	-	-	-
135 >	21.2 >	BGS Estimated Urban Soil Chemistry >	3	5	-	-	-
136	21.3	BGS Measured Urban Soil Chemistry	0	0	-	-	-
Page	Section	Railway infrastructure and projects >	On site	0-50m	50-250m	250-500m	500-2000m
137	22.1	Underground railways (London)	0	0	0	-	-
137	22.2	Underground railways (Non-London)	0	0	0	-	-
138	22.3	Railway tunnels	0	0	0	-	-
138 >	22.4 >	Historical railway and tunnel features >	0	3	33	-	-
139	22.5	Royal Mail tunnels	0	0	0	-	-



140	22.6	Historical railways	0	0	0	-	-
140	22.7	Railways	0	0	0	-	-
140	22.8	Crossrail 2	0	0	0	0	-
140	22.9	HS2	0	0	0	0	-

Recent aerial photograph



Capture Date: 07/04/2023

Site Area: 0.54ha



Recent site history - 2022 aerial photograph



Capture Date: 18/10/2022

Site Area: 0.54ha



Recent site history - 2015 aerial photograph



Capture Date: 11/06/2015

Site Area: 0.54ha



Recent site history - 2009 aerial photograph



Capture Date: 02/06/2009

Site Area: 0.54ha



Recent site history - 2000 aerial photograph

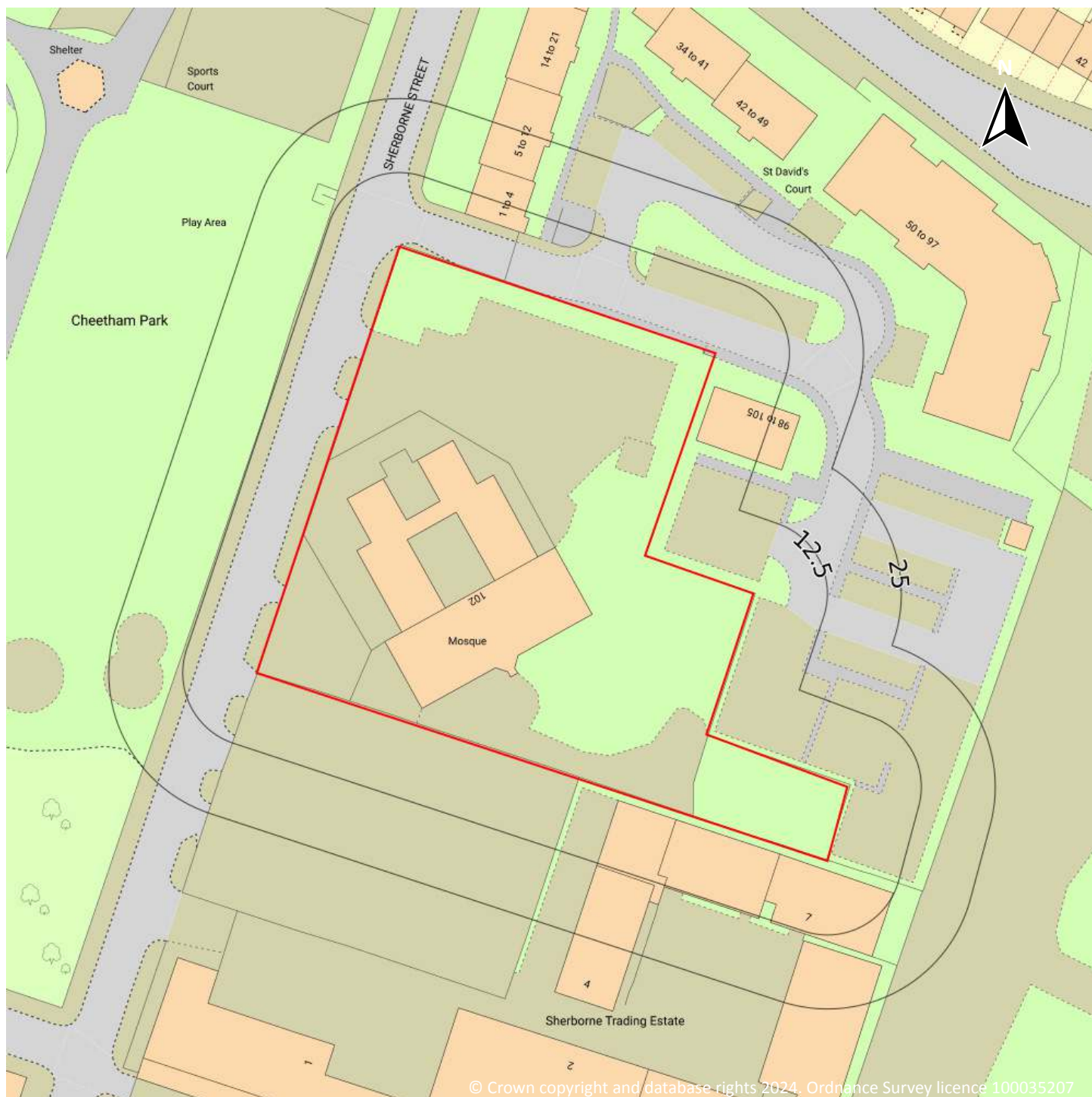


Capture Date: 27/06/2000

Site Area: 0.54ha



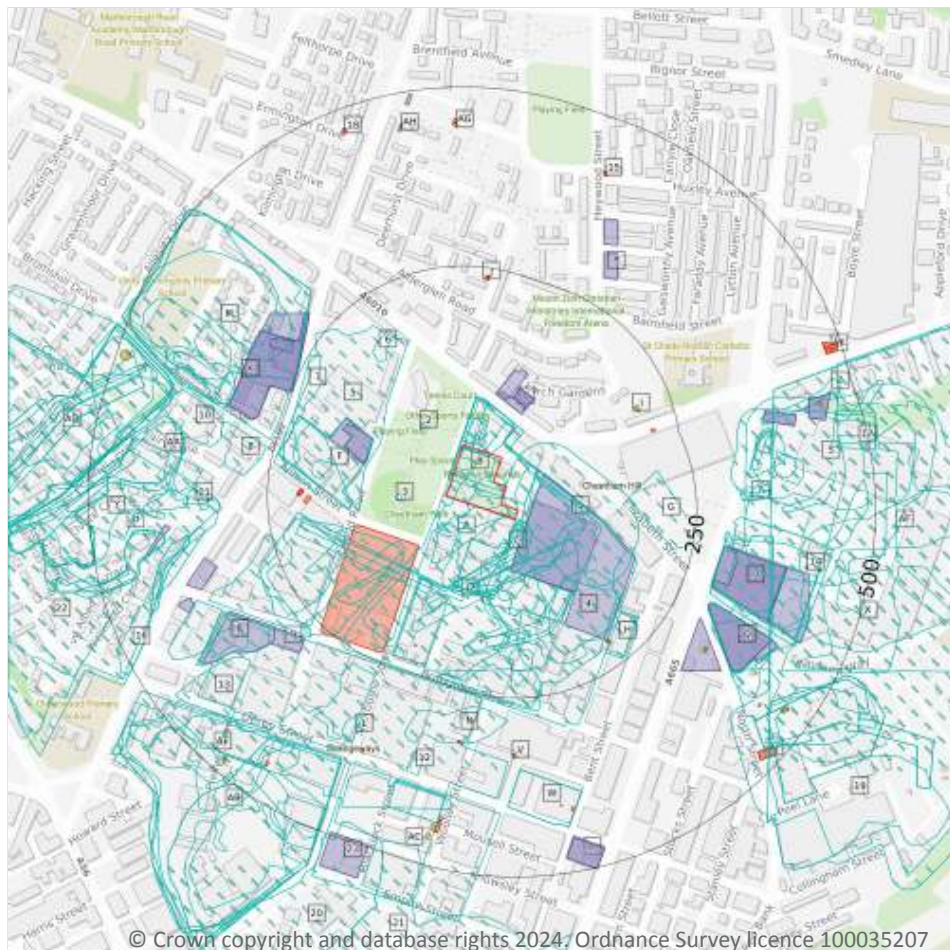
OS MasterMap site plan



Site Area: 0.54ha



1 Past land use



- Site Outline
- Search buffers in metres (m)
- Historical industrial land uses
- Historical tanks
- Historical energy features
- Historical garages

1.1 Historical industrial land uses

Records within 500m

163

Potentially contaminative land use features digitised from historical Ordnance Survey mapping at 1:10,000 and 1:10,560 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use map on [page 15](#) >

ID	Location	Land use	Dates present	Group ID
1	On site	Unspecified Depot	1968	722414



ID	Location	Land use	Dates present	Group ID
A	On site	Unspecified Ground Workings	1894	662017
A	On site	Refuse Heap	1916 - 1923	805401
B	On site	Mortuary	1956	671070
B	On site	Unspecified Pit	1894	676672
B	On site	Hospital	1906	710306
B	On site	Hospital	1938 - 1956	771200
B	On site	Hospital	1968 - 1985	790416
B	On site	Hospital	1923	798243
C	On site	Unspecified Pit	1923	721320
C	On site	Brick Works	1894 - 1956	2405762
B	4m N	Hospital	1931	714915
B	4m N	Hospital	1916	768414
D	6m SE	Railway Sidings	1923	766221
C	7m SE	Unspecified Ground Workings	1956	757054
C	8m SE	Unspecified Ground Workings	1906 - 1938	2403664
D	12m SE	Railway Sidings	1916	806015
C	15m SE	Unspecified Ground Workings	1906 - 1916	755861
D	33m SW	Unspecified Pit	1956	782533
C	37m SE	Unspecified Warehouse	1977	692396
C	37m SE	Unspecified Warehouses	1985	704456
C	51m SE	Railway Sidings	1956	731003
C	57m SE	Tramway Sidings	1938	778450
C	57m SE	Tramway Sidings	1931	714146
2	59m NW	Unspecified Tank	1931	698291
3	62m W	Unspecified Tank	1931	698292
C	91m SW	Unspecified Ground Workings	1894 - 1906	758786
C	98m SW	Clay Pit	1916 - 1923	747375
C	100m S	Unspecified Works	1968	2405287



ID	Location	Land use	Dates present	Group ID
C	107m SE	Tramway Sidings	1938	768137
4	109m SE	Unspecified Pits	1894	704062
5	111m W	Unspecified Pits	1906	704063
C	112m SW	Unspecified Pit	1894	676671
C	114m SE	Unspecified Pit	1894	676675
C	119m SW	Unspecified Commercial/Industrial	1977 - 1985	737309
F	121m W	Unspecified Factory	1977 - 1985	735804
F	121m W	Unspecified Works	1968	683425
C	127m SW	Unspecified Pit	1931	676670
C	134m S	Railway Sidings	1956	787635
G	155m E	Unspecified Depot	1977 - 1985	777256
C	157m S	Railway Sidings	1956	705846
6	160m NW	Unspecified Ground Workings	1894	662016
C	165m SW	Unspecified Works	1968 - 1985	757233
F	166m W	Unspecified Heap	1894	689147
F	175m W	Unspecified Pit	1894	676674
C	182m S	Unspecified Pit	1956	772808
H	197m SE	Unspecified Warehouse	1968	692397
C	201m SW	Unspecified Heap	1916 - 1923	722488
C	205m S	Unspecified Heap	1894	2404328
C	211m S	Unspecified Pit	1956	2404961
7	216m NW	Unspecified Pit	1894	676673
L	252m SW	Unspecified Commercial/Industrial	1931 - 1938	2404424
M	254m NW	Unspecified Commercial/Industrial	1923	670694
M	254m NW	Unspecified Ground Workings	1906	662236
M	254m NW	Brick Works	1894 - 1906	738733
8	261m W	Unspecified Heap	1894	689320
L	267m SW	Unspecified Pit	1906	2405099



ID	Location	Land use	Dates present	Group ID
N	268m S	Unspecified Ground Workings	1894	814061
M	282m NW	Old Clay Pit	1916 - 1923	771009
O	289m SE	Garage	1968	673796
O	290m SE	Cabinet Works	1923	787911
O	291m E	Unspecified Commercial/Industrial	1931	670262
O	291m E	Cabinet Works	1916	745234
O	295m SE	Garages	1977	2405461
Q	296m SE	Garage	1985	2405282
S	302m E	Brick Works	1923	748096
R	306m SW	Cabinet Works	1906 - 1923	721726
Q	312m SE	Unspecified Pit	1906	2405097
T	312m E	Unspecified Ground Workings	1906	661516
T	312m E	Refuse Heap	1916 - 1923	785501
M	312m NW	Unspecified Pit	1931	737997
U	315m W	Unspecified Ground Workings	1906 - 1988	2404475
U	317m W	Brick Works	1894	2405952
T	317m E	Unspecified Warehouse	1985	692382
S	318m E	Brick Works	1891	792334
10	325m W	Unspecified Ground Workings	1906	767978
T	327m E	Unspecified Pit	1923	780724
M	327m W	Clay Pit	1916 - 1923	796497
11	329m W	Unspecified Pit	1923	676921
L	330m SW	Unspecified Pit	1894	902952
T	333m E	Unspecified Ground Workings	1916	661515
T	333m E	Unspecified Pit	1906	724001
R	340m W	Unspecified Heap	1956	689323
R	340m SW	Unspecified Pit	1894	676924
M	343m NW	Unspecified Pit	1956	744496



ID	Location	Land use	Dates present	Group ID
T	344m E	Unspecified Pit	1931 - 1938	771841
M	347m W	Railway Sidings	1916 - 1923	751597
W	350m S	Unspecified Commercial/Industrial	1923	822331
W	350m S	Sawmills	1894	841260
L	350m SW	Unspecified Ground Workings	1894	814062
R	351m SW	Unspecified Heap	1956	689322
12	353m S	Police Station	1906 - 1923	972936
X	353m E	Brick Works	1906 - 1956	2403803
X	353m E	Unspecified Ground Workings	1906 - 1956	2405232
13	357m SW	Unspecified Heap	1894	2404329
Y	359m W	Unspecified Heap	1894	769649
Z	362m E	Unspecified Ground Workings	1923	802335
T	363m E	Unspecified Warehouse	1977	692383
T	364m E	Unspecified Disused Pit	1938	704314
R	364m W	Unspecified Ground Workings	1906	758432
R	364m W	Unspecified Ground Workings	1923	761813
Q	368m SE	Unspecified Depot	1972 - 1980	2404052
S	370m E	Unspecified Pit	1891	676669
AA	371m W	Unspecified Ground Workings	1923	713492
O	379m SE	Unspecified Works	1968	683190
Y	384m W	Unspecified Ground Workings	1938	734115
AA	391m W	Unspecified Pit	1956	676923
AB	394m SW	Printing Works	1931	959891
AC	395m SW	Art Metal Works	1894	856980
AB	396m SW	Brick Works	1906 - 1916	866673
AB	396m SW	Unspecified Ground Workings	1916	963150
U	397m W	Unspecified Heap	1894	689321
U	398m W	Unspecified Ground Workings	1923	751408



ID	Location	Land use	Dates present	Group ID
AC	399m S	Ice Works	1906	811459
AC	399m S	Unspecified Commercial/Industrial	1923	985337
X	399m E	Brick Works	1891	761347
AC	400m S	Unspecified Pit	1894	829266
AB	402m SW	Brick Works	1923	923972
O	403m SE	Unspecified Ground Workings	1891	722375
AD	404m W	Brick Works	1923 - 1931	759976
AB	406m SW	Railway Sidings	1916 - 1923	983004
AD	408m W	Brick Works	1894	715311
AD	408m W	Unspecified Ground Workings	1923	722794
AE	409m SW	Unspecified Pit	1916 - 1923	967511
U	410m W	Unspecified Ground Workings	1906	721643
AD	411m W	Brick Works	1906 - 1916	724357
AD	411m W	Brick Works	1938	737316
AD	411m W	Unspecified Ground Workings	1916	762844
AD	411m W	Unspecified Ground Workings	1938	802270
AD	413m W	Unspecified Pit	1906	676922
AF	424m SE	Disused Brick Works	1956	2404796
AF	426m E	Unspecified Pit	1891	676154
AD	432m W	Unspecified Ground Workings	1894 - 1906	744652
16	435m W	Unspecified Pit	1894	2404860
Q	437m SE	Unspecified Depot	1985 - 1994	952430
Q	437m SE	Unspecified Depot	1980	973230
Q	437m SE	Unspecified Depot	1972	993179
Q	438m SE	Railway Sidings	1933	901236
Q	438m SE	Railway Sidings	1938	986658
X	440m E	Unspecified Ground Workings	1968	706926
Q	443m SE	Railway Sidings	1956	953198

ID	Location	Land use	Dates present	Group ID
Y	445m W	Unspecified Ground Workings	1906	800625
Y	445m W	Unspecified Ground Workings	1916	804785
AF	448m E	Tramway Sidings	1933 - 1938	711552
AD	449m W	Railway Sidings	1923	717642
X	449m E	Unspecified Ground Workings	1891	727319
AB	456m SW	Unspecified Ground Workings	1938	944424
AB	456m SW	Unspecified Ground Workings	1931	869256
Q	458m SE	Brick Works	1923	957137
17	458m E	Railway Sidings	1933	705746
AD	458m W	Unspecified Ground Workings	1923	756962
AD	459m W	Railway Sidings	1916	726622
AB	468m SW	Printing Works	1938	954541
19	469m SE	Clay Pit	1921 - 1923	890772
Y	471m W	Unspecified Heap	1923	720536
20	474m S	Brick Field	1848	1008087
21	476m S	Brick Field	1848	912070
AD	485m W	Railway Sidings	1906	705886
22	487m W	Brick Field	1848	2404830
AB	491m SW	Unspecified Ground Workings	1956 - 1972	980548
AB	497m SW	Unspecified Heaps	1956	837766
AB	498m SW	Unspecified Ground Workings	1956	958153
Y	498m W	Unspecified Heap	1923	773716

This data is sourced from Ordnance Survey / Groundsure.

1.2 Historical tanks

Records within 500m

24

Tank features digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or



succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original ungrouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use map on [page 15 >](#)

ID	Location	Land use	Dates present	Group ID
C	121m S	Unspecified Tank	1922	90422
C	174m S	Unspecified Tank	1949	92303
I	198m NE	Unspecified Tank	1963 - 1965	97630
C	210m S	Unspecified Tank	1958	90410
H	212m SE	Unspecified Tank	1994 - 1996	99375
H	212m SE	Unspecified Tank	1975	106223
H	213m SE	Unspecified Tank	1982	91487
Q	319m SE	Unspecified Tank	1982 - 1996	93502
K	319m NW	Unspecified Tank	1973 - 1994	95024
Q	319m SE	Unspecified Tank	1975	95070
V	328m S	Unspecified Tank	1989	128113
V	329m S	Unspecified Tank	1992 - 1993	140870
Q	392m SE	Unspecified Tank	1949	90407
W	404m S	Unspecified Tank	1933	117079
14	410m E	Unspecified Tank	1975 - 1996	97203
Q	427m SE	Unspecified Tank	1949 - 1953	148281
AC	441m S	Tanks	1996	109362
Z	444m E	Unspecified Tank	1931	90408
AC	454m S	Tanks	1989 - 1996	152108
Q	457m SE	Unspecified Tank	1989	128521
Q	458m SE	Unspecified Tank	1992 - 1993	143131
AE	478m SW	Unspecified Tank	1950 - 1954	153946
AD	480m W	Unspecified Tank	1988 - 1994	92326
AE	482m SW	Unspecified Tank	1950	117077

This data is sourced from Ordnance Survey / Groundsure.



1.3 Historical energy features

Records within 500m	28
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Energy features digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original ungrouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use map on [page 15 >](#)

ID	Location	Land use	Dates present	Group ID
C	79m SW	Electricity Board Headquarters	1973 - 1988	61117
F	189m W	Electricity Substation	1994	47848
F	199m W	Electricity Substation	1951	53380
F	200m W	Electricity Substation	1973 - 1988	56901
F	200m W	Electricity Substation	1951	50629
I	212m E	Electricity Substation	1982 - 1996	52360
J	233m N	Electricity Substation	1975 - 1989	60033
J	237m N	Electricity Substation	1993 - 1995	58582
G	246m E	Electricity Substation	1994 - 1996	55265
N	287m S	Electricity Substation	1968 - 1993	86378
N	319m S	Electricity Substation	1989	82438
N	319m S	Electricity Substation	1992 - 1993	77194
L	372m SW	Electricity Substation	1950	84497
W	410m S	Electricity Substation	1949 - 1953	78983
15	420m N	Electricity Substation	1985 - 1995	64063
AC	428m S	Electricity Substation	1954	92906
AC	433m S	Electricity Substation	1989	71477
AC	438m S	Electricity Substation	1996	65523
AG	445m N	Electricity Substation	1993 - 1995	50467
AB	446m SW	Electricity Substation	1989 - 1996	92922
AG	449m N	Electricity Substation	1975 - 1989	58523



ID	Location	Land use	Dates present	Group ID
AD	453m W	Electricity Substation	1973	47851
18	465m N	Electricity Substation	1975 - 1996	59447
AJ	470m SE	Electricity Substation	1949 - 1958	73019
AJ	470m SE	Electricity Substation	1968 - 1993	76844
AK	476m E	Electricity Substation	1949 - 1951	50071
AK	476m E	Electricity Substation	1949	63979
AK	478m E	Electricity Substation	1993	61115

This data is sourced from Ordnance Survey / Groundsure.

1.4 Historical petrol stations

Records within 500m	0
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Petrol stations digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original ungrouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

This data is sourced from Ordnance Survey / Groundsure.

1.5 Historical garages

Records within 500m	37
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Garages digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original ungrouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use map on [page 15 >](#)

ID	Location	Land use	Dates present	Group ID
C	17m SE	Car Breaker's Yard	1994	16300
C	17m SE	Car Breakers Yard	1975 - 1982	19610
E	66m NE	Garage	1965	17860
E	74m NE	Garage	1963	18883



ID	Location	Land use	Dates present	Group ID
E	74m NE	Garage	1975	20428
E	79m N	Garages	1949	16310
F	121m W	Garage	1958 - 1973	17998
F	121m W	Garage	1951	21527
K	251m NW	Garage	1973	20235
K	252m NW	Garage	1994	19598
K	252m NW	Garage	1958	21780
K	253m NW	Garage	1988	21631
K	273m NW	Garage	1951	19730
9	279m SW	Repair Works	1951	20203
O	288m SE	Garage	1963 - 1965	17916
P	288m NE	Garages	1949 - 1965	19950
O	289m SE	Garage	1975	17156
O	290m SE	Garage	1949	18552
Q	293m SE	Garage	1975 - 1982	99867
Q	295m SE	Garage	1949 - 1975	99882
Q	296m SE	Garage	1965	20285
Q	297m SE	Garage	1982	21708
R	302m SW	Motor Repair Works	1973	16355
P	331m NE	Garages	1949 - 1965	18101
R	335m W	Garage	1973	16051
T	365m E	Garage	1965	18728
T	365m E	Garage	1949 - 1963	16698
O	381m SE	Garage	1975	18262
R	383m SW	Garages	1951	16311
R	388m W	Garages	1951	16312
Z	424m E	Garage	1949	16455
Z	427m E	Garage	1951	16662



ID	Location	Land use	Dates present	Group ID
AH	446m N	Garage	1951 - 1968	18389
AI	450m S	Garage	1989	26991
AI	453m S	Garage	1992 - 1993	27217
AH	481m N	Garage	1951 - 1968	17566
23	496m SW	Motor Repair Works	1962 - 1975	29492

This data is sourced from Ordnance Survey / Groundsure.

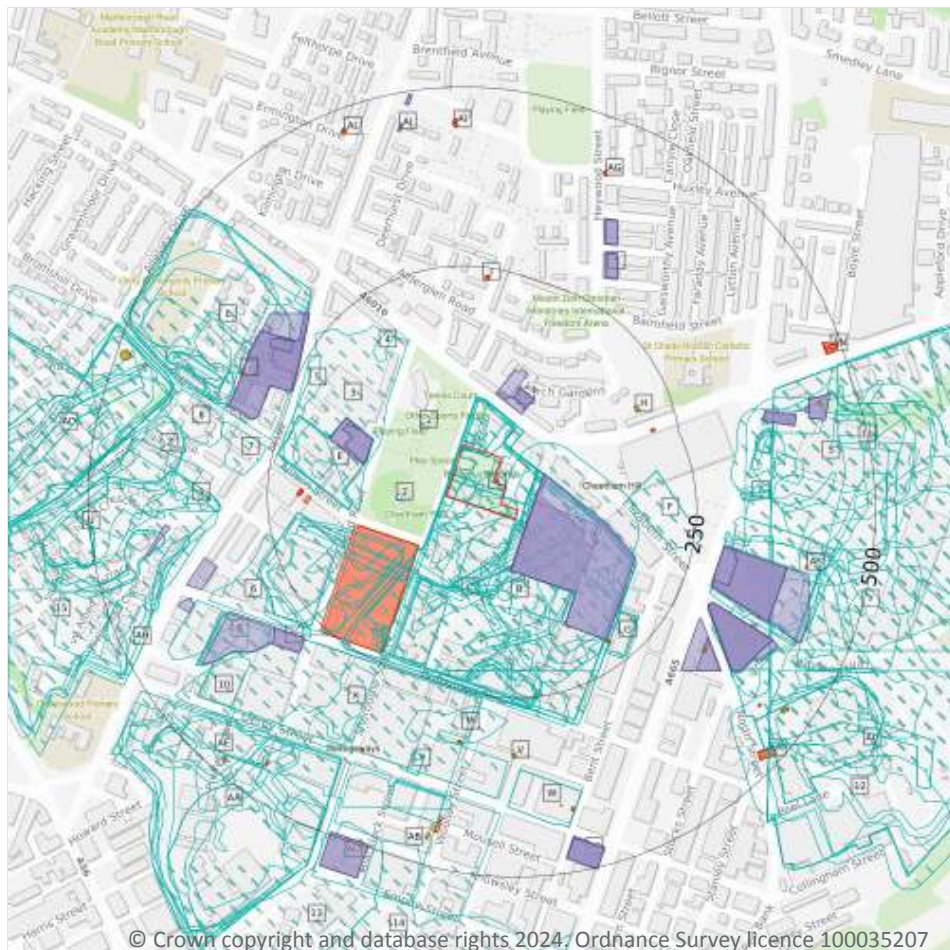
1.6 Historical military land

Records within 500m	0
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Areas of military land digitised from multiple sources including the National Archives, local records, MOD records and verified other sources, intelligently grouped into contiguous features.

This data is sourced from Ordnance Survey / Groundsure / other sources.

2 Past land use - un-grouped



- Site Outline
- Search buffers in metres (m)
- Historical industrial land uses
- Historical tanks
- Historical energy features
- Historical garages

2.1 Historical industrial land uses

Records within 500m

222

Potentially contaminative land use features digitised from historical Ordnance Survey mapping at 1:10,000 and 10,560 scale. Any records shown are available intelligently grouped in section 1. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use - un-grouped map on [page 27](#) >

ID	Location	Land Use	Date	Group ID
A	On site	Unspecified Pit	1894	676672
A	On site	Unspecified Ground Workings	1894	662017
A	On site	Refuse Heap	1916	805401



ID	Location	Land Use	Date	Group ID
A	On site	Hospital	1938	771200
A	On site	Hospital	1906	710306
A	On site	Hospital	1985	790416
A	On site	Hospital	1977	790416
A	On site	Hospital	1968	790416
A	On site	Mortuary	1956	671070
A	On site	Hospital	1956	771200
A	On site	Hospital	1923	798243
A	On site	Refuse Heap	1923	805401
B	On site	Brick Works	1931	2405762
B	On site	Brick Works	1916	2405762
B	On site	Brick Works	1906	2405762
B	On site	Unspecified Depot	1968	722414
B	On site	Brick Works	1956	2405762
B	On site	Brick Works	1923	2405762
B	On site	Unspecified Pit	1923	721320
A	4m N	Hospital	1931	714915
A	4m N	Hospital	1916	768414
C	6m SE	Railway Sidings	1923	766221
B	7m SE	Unspecified Ground Workings	1956	757054
B	7m SE	Brick Works	1938	2405762
B	8m SE	Unspecified Ground Workings	1931	2403664
B	9m SE	Unspecified Ground Workings	1938	2403664
B	12m SE	Railway Sidings	1916	806015
B	15m SE	Unspecified Ground Workings	1906	755861
C	33m SW	Unspecified Pit	1956	782533
B	37m SE	Unspecified Warehouses	1985	704456
B	37m SE	Unspecified Warehouse	1977	692396

ID	Location	Land Use	Date	Group ID
B	43m E	Unspecified Ground Workings	1916	755861
B	51m SE	Railway Sidings	1956	731003
B	57m SE	Tramway Sidings	1938	778450
B	57m SE	Tramway Sidings	1931	714146
1	59m NW	Unspecified Tank	1931	698291
2	62m W	Unspecified Tank	1931	698292
B	91m SW	Unspecified Ground Workings	1906	758786
B	98m SW	Clay Pit	1916	747375
B	100m S	Unspecified Works	1968	2405287
B	100m SW	Brick Works	1894	2405762
B	100m SW	Clay Pit	1923	747375
B	107m SE	Tramway Sidings	1938	768137
B	109m SE	Unspecified Pits	1894	704062
3	111m W	Unspecified Pits	1906	704063
B	112m SW	Unspecified Pit	1894	676671
B	114m SE	Unspecified Pit	1894	676675
B	116m SW	Railway Sidings	1916	806015
B	119m SW	Unspecified Commercial/Industrial	1985	737309
B	119m SW	Unspecified Commercial/Industrial	1977	737309
E	121m W	Unspecified Factory	1985	735804
E	121m W	Unspecified Factory	1977	735804
E	121m W	Unspecified Works	1968	683425
B	127m SW	Unspecified Pit	1931	676670
B	134m S	Railway Sidings	1956	787635
F	155m E	Unspecified Depot	1985	777256
F	155m E	Unspecified Depot	1977	777256
B	157m S	Railway Sidings	1956	705846
4	160m NW	Unspecified Ground Workings	1894	662016



ID	Location	Land Use	Date	Group ID
B	165m SW	Unspecified Works	1985	757233
B	165m SW	Unspecified Works	1977	757233
B	165m SW	Unspecified Works	1968	757233
E	166m W	Unspecified Heap	1894	689147
E	175m W	Unspecified Pit	1894	676674
B	182m S	Unspecified Pit	1956	772808
G	197m SE	Unspecified Warehouse	1968	692397
B	198m S	Unspecified Ground Workings	1906	2403664
B	199m S	Unspecified Ground Workings	1916	2403664
B	201m SW	Unspecified Heap	1916	722488
B	205m S	Unspecified Heap	1894	2404328
B	206m S	Unspecified Ground Workings	1923	2403664
B	209m SW	Unspecified Heap	1923	722488
B	211m S	Unspecified Pit	1956	2404961
5	216m NW	Unspecified Pit	1894	676673
6	245m W	Unspecified Ground Workings	1894	758786
K	252m SW	Unspecified Commercial/Industrial	1931	2404424
K	253m SW	Unspecified Commercial/Industrial	1938	2404424
L	254m NW	Unspecified Commercial/Industrial	1923	670694
L	254m NW	Unspecified Ground Workings	1906	662236
L	254m NW	Brick Works	1906	738733
7	261m W	Unspecified Heap	1894	689320
K	267m SW	Unspecified Pit	1906	2405099
M	268m S	Unspecified Ground Workings	1894	814061
L	282m NW	Old Clay Pit	1923	771009
L	286m NW	Old Clay Pit	1916	771009
L	288m NW	Brick Works	1894	738733
O	289m SE	Garage	1968	673796

ID	Location	Land Use	Date	Group ID
O	290m SE	Cabinet Works	1923	787911
O	291m E	Unspecified Commercial/Industrial	1931	670262
O	291m E	Cabinet Works	1916	745234
O	295m SE	Garages	1977	2405461
Q	296m SE	Garage	1985	2405282
S	302m E	Brick Works	1923	748096
R	306m SW	Cabinet Works	1916	721726
R	306m SW	Cabinet Works	1906	721726
R	306m SW	Cabinet Works	1923	721726
Q	312m SE	Unspecified Pit	1906	2405097
T	312m E	Unspecified Ground Workings	1906	661516
T	312m E	Refuse Heap	1923	785501
L	312m NW	Unspecified Pit	1931	737997
T	312m E	Refuse Heap	1916	785501
U	315m W	Unspecified Ground Workings	1931	2404475
U	317m W	Brick Works	1894	2405952
T	317m E	Unspecified Warehouse	1985	692382
U	318m W	Unspecified Ground Workings	1916	2404475
S	318m E	Brick Works	1891	792334
8	325m W	Unspecified Ground Workings	1906	767978
T	327m E	Unspecified Pit	1923	780724
L	327m W	Clay Pit	1923	796497
9	329m W	Unspecified Pit	1923	676921
K	330m SW	Unspecified Pit	1894	902952
L	330m W	Clay Pit	1916	796497
T	333m E	Unspecified Ground Workings	1916	661515
T	333m E	Unspecified Pit	1906	724001
R	340m W	Unspecified Heap	1956	689323



ID	Location	Land Use	Date	Group ID
R	340m SW	Unspecified Pit	1894	676924
L	343m NW	Unspecified Pit	1956	744496
T	344m E	Unspecified Pit	1938	771841
T	344m E	Unspecified Pit	1931	771841
L	347m W	Railway Sidings	1923	751597
W	350m S	Sawmills	1894	841260
W	350m S	Unspecified Commercial/Industrial	1923	822331
K	350m SW	Unspecified Ground Workings	1894	814062
R	351m SW	Unspecified Heap	1956	689322
L	351m W	Railway Sidings	1916	751597
X	353m S	Police Station	1916	972936
X	353m S	Police Station	1906	972936
X	353m S	Police Station	1923	972936
Y	353m E	Unspecified Ground Workings	1933	2405232
Y	353m E	Unspecified Ground Workings	1921	2405232
Y	353m E	Unspecified Ground Workings	1906	2405232
Y	353m E	Brick Works	1933	2403803
Y	353m E	Brick Works	1921	2403803
Y	353m E	Brick Works	1906	2403803
Y	354m E	Brick Works	1938	2403803
Y	357m E	Unspecified Ground Workings	1923	2405232
10	357m SW	Unspecified Heap	1894	2404329
U	359m W	Unspecified Heap	1894	769649
T	362m E	Unspecified Ground Workings	1923	802335
T	363m E	Unspecified Warehouse	1977	692383
T	364m E	Unspecified Disused Pit	1938	704314
R	364m W	Unspecified Ground Workings	1906	758432
R	364m W	Unspecified Ground Workings	1923	761813



ID	Location	Land Use	Date	Group ID
Q	368m SE	Unspecified Depot	1972	2404052
Q	368m SE	Unspecified Depot	1980	2404052
S	370m E	Unspecified Pit	1891	676669
Z	371m W	Unspecified Ground Workings	1923	713492
O	379m SE	Unspecified Works	1968	683190
U	384m W	Unspecified Ground Workings	1938	734115
Z	391m W	Unspecified Pit	1956	676923
AA	394m SW	Printing Works	1931	959891
AB	395m SW	Art Metal Works	1894	856980
AA	396m SW	Unspecified Ground Workings	1916	963150
AA	396m SW	Brick Works	1916	866673
AA	396m SW	Brick Works	1906	866673
U	397m W	Unspecified Heap	1894	689321
U	398m W	Unspecified Ground Workings	1923	751408
AB	399m S	Ice Works	1906	811459
AB	399m S	Unspecified Commercial/Industrial	1923	985337
Y	399m E	Brick Works	1891	761347
AB	400m S	Unspecified Pit	1894	829266
AC	401m SE	Brick Works	1956	2403803
AA	402m SW	Brick Works	1923	923972
O	403m SE	Unspecified Ground Workings	1891	722375
AD	404m W	Brick Works	1923	759976
AA	406m SW	Railway Sidings	1916	983004
AD	408m W	Brick Works	1894	715311
AD	408m W	Unspecified Ground Workings	1923	722794
AA	409m SW	Railway Sidings	1923	983004
AE	409m SW	Unspecified Pit	1923	967511
U	410m W	Unspecified Ground Workings	1906	721643



ID	Location	Land Use	Date	Group ID
AD	411m W	Unspecified Ground Workings	1938	802270
AD	411m W	Unspecified Ground Workings	1916	762844
AD	411m W	Brick Works	1938	737316
AD	411m W	Brick Works	1916	724357
AD	411m W	Brick Works	1906	724357
AD	411m W	Brick Works	1931	759976
AD	413m W	Unspecified Pit	1906	676922
AE	413m SW	Unspecified Pit	1916	967511
Y	424m SE	Disused Brick Works	1956	2404796
Y	426m E	Unspecified Pit	1891	676154
AD	432m W	Unspecified Ground Workings	1894	744652
Y	432m E	Unspecified Ground Workings	1938	2405232
Y	434m SE	Unspecified Ground Workings	1956	2405232
AH	435m W	Unspecified Pit	1894	2404860
Q	437m SE	Unspecified Depot	1972	993179
Q	437m SE	Unspecified Depot	1988	952430
Q	437m SE	Unspecified Depot	1980	973230
Q	437m SE	Unspecified Depot	1985	952430
Q	437m SE	Unspecified Depot	1994	952430
Q	438m SE	Railway Sidings	1938	986658
Q	438m SE	Railway Sidings	1933	901236
Y	440m E	Unspecified Ground Workings	1968	706926
Q	443m SE	Railway Sidings	1956	953198
AH	444m W	Unspecified Ground Workings	1923	2404475
U	445m W	Unspecified Ground Workings	1916	804785
U	445m W	Unspecified Ground Workings	1906	800625
AC	446m SE	Unspecified Ground Workings	1956	2405232
Y	448m E	Tramway Sidings	1938	711552



ID	Location	Land Use	Date	Group ID
AD	449m W	Railway Sidings	1923	717642
Y	449m E	Unspecified Ground Workings	1891	727319
AA	456m SW	Unspecified Ground Workings	1938	944424
AA	456m SW	Unspecified Ground Workings	1931	869256
Q	458m SE	Brick Works	1923	957137
11	458m E	Railway Sidings	1933	705746
AD	458m W	Unspecified Ground Workings	1923	756962
AD	459m W	Railway Sidings	1916	726622
Y	467m E	Tramway Sidings	1933	711552
AA	468m SW	Printing Works	1938	954541
12	469m SE	Clay Pit	1923	890772
U	471m W	Unspecified Heap	1923	720536
13	474m S	Brick Field	1848	1008087
14	476m S	Brick Field	1848	912070
AH	481m W	Unspecified Ground Workings	1906	2404475
AD	485m W	Railway Sidings	1906	705886
15	487m W	Brick Field	1848	2404830
AA	491m SW	Unspecified Ground Workings	1956	980548
AA	494m SW	Unspecified Ground Workings	1972	980548
AD	494m W	Unspecified Ground Workings	1906	744652
AA	497m SW	Unspecified Heaps	1956	837766
AA	498m SW	Unspecified Ground Workings	1956	958153
U	498m W	Unspecified Heap	1923	773716

This data is sourced from Ordnance Survey / Groundsure.



2.2 Historical tanks

Records within 500m

50

Tank features digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale. Any records shown are available intelligently grouped in section 1. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use - un-grouped map on [page 27 >](#)

ID	Location	Land Use	Date	Group ID
B	121m S	Unspecified Tank	1922	90422
B	174m S	Unspecified Tank	1949	92303
B	174m S	Unspecified Tank	1949	92303
H	198m NE	Unspecified Tank	1965	97630
H	198m NE	Unspecified Tank	1963	97630
B	210m S	Unspecified Tank	1958	90410
G	212m SE	Unspecified Tank	1996	99375
G	212m SE	Unspecified Tank	1996	99375
G	212m SE	Unspecified Tank	1994	99375
G	212m SE	Unspecified Tank	1994	99375
G	212m SE	Unspecified Tank	1975	106223
G	213m SE	Unspecified Tank	1982	91487
Q	319m SE	Unspecified Tank	1996	93502
Q	319m SE	Unspecified Tank	1996	93502
Q	319m SE	Unspecified Tank	1994	93502
Q	319m SE	Unspecified Tank	1994	93502
J	319m NW	Unspecified Tank	1994	95024
J	319m NW	Unspecified Tank	1973	95024
Q	319m SE	Unspecified Tank	1975	95070
J	320m NW	Unspecified Tank	1988	95024
Q	320m SE	Unspecified Tank	1982	93502
V	328m S	Unspecified Tank	1989	128113
V	329m S	Unspecified Tank	1993	140870



ID	Location	Land Use	Date	Group ID
V	329m S	Unspecified Tank	1992	140870
V	329m S	Unspecified Tank	1993	140870
Q	392m SE	Unspecified Tank	1949	90407
W	404m S	Unspecified Tank	1933	117079
AF	410m E	Unspecified Tank	1982	97203
AF	410m E	Unspecified Tank	1975	97203
AF	410m E	Unspecified Tank	1996	97203
AF	410m E	Unspecified Tank	1996	97203
AF	410m E	Unspecified Tank	1994	97203
AF	410m E	Unspecified Tank	1994	97203
Q	427m SE	Unspecified Tank	1953	148281
Q	427m SE	Unspecified Tank	1950	148281
Q	428m SE	Unspecified Tank	1952	148281
Q	428m SE	Unspecified Tank	1949	148281
AB	441m S	Tanks	1996	109362
T	444m E	Unspecified Tank	1931	90408
AB	454m S	Tanks	1989	152108
AB	455m S	Tanks	1996	152108
Q	457m SE	Unspecified Tank	1989	128521
Q	458m SE	Unspecified Tank	1993	143131
Q	458m SE	Unspecified Tank	1992	143131
Q	458m SE	Unspecified Tank	1993	143131
AE	478m SW	Unspecified Tank	1954	153946
AE	478m SW	Unspecified Tank	1950	153946
AD	480m W	Unspecified Tank	1994	92326
AD	481m W	Unspecified Tank	1988	92326
AE	482m SW	Unspecified Tank	1950	117077

This data is sourced from Ordnance Survey / Groundsure.



2.3 Historical energy features

Records within 500m	75
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Energy features digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale. Any records shown are available intelligently grouped in section 1. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use - un-grouped map on [page 27 >](#)

ID	Location	Land Use	Date	Group ID
B	79m SW	Electricity Board Headquarters	1973	61117
B	79m SW	Electricity Board Headquarters	1988	61117
E	189m W	Electricity Substation	1994	47848
E	199m W	Electricity Substation	1951	53380
E	200m W	Electricity Substation	1973	56901
E	200m W	Electricity Substation	1951	50629
E	200m W	Electricity Substation	1951	50629
E	201m W	Electricity Substation	1988	56901
H	212m E	Electricity Substation	1994	52360
H	212m E	Electricity Substation	1996	52360
H	212m E	Electricity Substation	1996	52360
H	212m E	Electricity Substation	1994	52360
H	214m E	Electricity Substation	1982	52360
I	233m N	Electricity Substation	1989	60033
I	233m N	Electricity Substation	1975	60033
I	234m N	Electricity Substation	1985	60033
I	234m N	Electricity Substation	1984	60033
I	237m N	Electricity Substation	1995	58582
I	237m N	Electricity Substation	1993	58582
F	246m E	Electricity Substation	1994	55265
F	246m E	Electricity Substation	1996	55265
F	246m E	Electricity Substation	1996	55265
F	246m E	Electricity Substation	1994	55265



ID	Location	Land Use	Date	Group ID
M	287m S	Electricity Substation	1968	86378
M	287m S	Electricity Substation	1989	86378
M	287m S	Electricity Substation	1993	86378
M	287m S	Electricity Substation	1992	86378
M	287m S	Electricity Substation	1993	86378
M	319m S	Electricity Substation	1989	82438
M	319m S	Electricity Substation	1993	77194
M	319m S	Electricity Substation	1992	77194
M	319m S	Electricity Substation	1993	77194
K	372m SW	Electricity Substation	1950	84497
K	372m SW	Electricity Substation	1950	84497
W	410m S	Electricity Substation	1949	78983
W	410m S	Electricity Substation	1952	78983
W	411m S	Electricity Substation	1953	78983
W	411m S	Electricity Substation	1950	78983
AG	420m N	Electricity Substation	1995	64063
AG	420m N	Electricity Substation	1993	64063
AG	420m N	Electricity Substation	1985	64063
AG	420m N	Electricity Substation	1989	64063
AB	428m S	Electricity Substation	1954	92906
AB	433m S	Electricity Substation	1989	71477
AB	438m S	Electricity Substation	1996	65523
AI	445m N	Electricity Substation	1995	50467
AI	445m N	Electricity Substation	1993	50467
AA	446m SW	Electricity Substation	1996	92922
AA	448m SW	Electricity Substation	1989	92922
AI	449m N	Electricity Substation	1985	58523
AI	449m N	Electricity Substation	1984	58523



ID	Location	Land Use	Date	Group ID
AI	450m N	Electricity Substation	1989	58523
AI	450m N	Electricity Substation	1975	58523
AD	453m W	Electricity Substation	1973	47851
AL	465m N	Electricity Substation	1975	59447
AL	466m N	Electricity Substation	1988	59447
AL	466m N	Electricity Substation	1988	59447
AL	466m N	Electricity Substation	1984	59447
AL	467m N	Electricity Substation	1995	59447
AL	467m N	Electricity Substation	1996	59447
AL	467m N	Electricity Substation	1992	59447
AM	470m SE	Electricity Substation	1958	73019
AM	470m SE	Electricity Substation	1968	76844
AM	470m SE	Electricity Substation	1989	76844
AM	470m SE	Electricity Substation	1952	73019
AM	470m SE	Electricity Substation	1949	73019
AM	470m SE	Electricity Substation	1953	73019
AM	470m SE	Electricity Substation	1950	73019
AM	470m SE	Electricity Substation	1993	76844
AM	470m SE	Electricity Substation	1992	76844
AM	470m SE	Electricity Substation	1993	76844
AN	476m E	Electricity Substation	1949	50071
AN	476m E	Electricity Substation	1951	50071
AN	476m E	Electricity Substation	1949	63979
AN	478m E	Electricity Substation	1993	61115

This data is sourced from Ordnance Survey / Groundsure.



2.4 Historical petrol stations

Records within 500m

0

Petrol stations digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale. Any records shown are available intelligently grouped in section 1. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

This data is sourced from Ordnance Survey / Groundsure.

2.5 Historical garages

Records within 500m

53

Garages digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale. Any records shown are available intelligently grouped in section 1. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use - un-grouped map on [page 27 >](#)

ID	Location	Land Use	Date	Group ID
B	17m SE	Car Breaker's Yard	1994	16300
B	17m SE	Car Breakers Yard	1975	19610
B	18m SE	Car Breakers Yard	1982	19610
D	66m NE	Garage	1965	17860
D	74m NE	Garage	1963	18883
D	74m NE	Garage	1975	20428
D	79m N	Garages	1949	16310
E	121m W	Garage	1973	17998
E	121m W	Garage	1958	17998
E	121m W	Garage	1951	21527
J	251m NW	Garage	1973	20235
J	252m NW	Garage	1994	19598
J	252m NW	Garage	1958	21780
J	253m NW	Garage	1988	21631
J	273m NW	Garage	1951	19730
N	279m SW	Repair Works	1951	20203

ID	Location	Land Use	Date	Group ID
N	279m SW	Repair Works	1951	20203
O	288m SE	Garage	1965	17916
P	288m NE	Garages	1965	19950
O	289m SE	Garage	1975	17156
O	289m SE	Garage	1963	17916
O	290m SE	Garage	1949	18552
P	291m NE	Garages	1949	19950
Q	293m SE	Garage	1982	99867
Q	295m SE	Garage	1963	99882
Q	295m SE	Garage	1949	99882
Q	295m SE	Garage	1975	99882
Q	296m SE	Garage	1965	20285
Q	297m SE	Garage	1982	21708
R	302m SW	Motor Repair Works	1973	16355
Q	315m SE	Garage	1975	99867
P	331m NE	Garages	1965	18101
P	333m NE	Garages	1949	18101
R	335m W	Garage	1973	16051
T	365m E	Garage	1965	18728
T	365m E	Garage	1963	16698
T	365m E	Garage	1949	16698
O	381m SE	Garage	1975	18262
R	383m SW	Garages	1951	16311
R	388m W	Garages	1951	16312
T	424m E	Garage	1949	16455
T	427m E	Garage	1949	16455
T	427m E	Garage	1951	16662
AJ	446m N	Garage	1951	18389

ID	Location	Land Use	Date	Group ID
AJ	446m N	Garage	1968	18389
AK	450m S	Garage	1989	26991
AK	453m S	Garage	1992	27217
AK	453m S	Garage	1993	27217
AK	453m S	Garage	1993	27217
AJ	481m N	Garage	1951	17566
AJ	481m N	Garage	1968	17566
AO	496m SW	Motor Repair Works	1975	29492
AO	496m SW	Motor Repair Works	1962	29492

This data is sourced from Ordnance Survey / Groundsure.



3 Waste and landfill



- Site Outline
- Search buffers in metres (m)
- Historical landfill (EA/NRW)
- Historical waste sites
- Licensed waste sites
- Waste exemptions

3.1 Active or recent landfill

Records within 500m

0

Active or recently closed landfill sites under Environment Agency/Natural Resources Wales regulation.

This data is sourced from the Environment Agency and Natural Resources Wales.

3.2 Historical landfill (BGS records)

Records within 500m

0

Landfill sites identified on a survey carried out on behalf of the DoE in 1973. These sites may have been closed or operational at this time.

This data is sourced from the British Geological Survey.

3.3 Historical landfill (LA/mapping records)

Records within 500m	0
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Landfill sites identified from Local Authority records and high detail historical mapping.

This data is sourced from the Ordnance Survey/Groundsure and Local Authority records.

3.4 Historical landfill (EA/NRW records)

Records within 500m	3
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Known historical (closed) landfill sites (e.g. sites where there is no PPC permit or waste management licence currently in force). This includes sites that existed before the waste licensing regime and sites that have been licensed in the past but where a licence has been revoked, ceased to exist or surrendered and a certificate of completion has been issued.

Features are displayed on the Waste and landfill map on [page 44 >](#)

ID	Location	Details		
B	17m SE	Site Address: Elizabeth Street, Cheetham, Greater Manchester Licence Holder Address: -	Waste Licence: - Site Reference: F030 Waste Type: - Environmental Permitting Regulations (Waste) Reference: - Licence Issue: - Licence Surrender: -	Operator: - Licence Holder: - First Recorded - Last Recorded: -
1	312m NW	Site Address: Land at Fairy Lane, Cheetham Hill, Manchester, Greater Manchester Licence Holder Address: -	Waste Licence: - Site Reference: F015 Waste Type: Commercial, Household Environmental Permitting Regulations (Waste) Reference: - Licence Issue: - Licence Surrender: -	Operator: - Licence Holder: - First Recorded - Last Recorded: -
2	329m E	Site Address: Queens Road Tip - Land to South of Queens Road and North of Collingham Street, Cheetham, Manchester, Greater Manchester Licence Holder Address: -	Waste Licence: Yes Site Reference: F005,RD/LIC/241/82 Waste Type: Inert, Industrial, Commercial, Household, Special, Liquid sludge Environmental Permitting Regulations (Waste) Reference: - Licence Issue: 01/01/1974 Licence Surrender: -	Operator: H Evers Limited Licence Holder: Manchester City Council First Recorded 31/12/1955 Last Recorded: 31/12/1970

This data is sourced from the Environment Agency and Natural Resources Wales.

3.5 Historical waste sites

Records within 500m	7
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Waste site records derived from Local Authority planning records and high detail historical mapping. Features are displayed on the Waste and landfill map on [page 44 >](#)

ID	Location	Address	Further Details	Date
A	17m SE	Site Address: N/A	Type of Site: Breaker's Yard Planning application reference: N/A Description: N/A Data source: Historic Mapping Data Type: Polygon	1994
A	17m SE	Site Address: N/A	Type of Site: Breaker's Yard Planning application reference: N/A Description: N/A Data source: Historic Mapping Data Type: Polygon	1996
A	17m SE	Site Address: N/A	Type of Site: Breaker's Yard Planning application reference: N/A Description: N/A Data source: Historic Mapping Data Type: Polygon	1996
A	17m SE	Site Address: N/A	Type of Site: Car Breakers Yard Planning application reference: N/A Description: N/A Data source: Historic Mapping Data Type: Polygon	1975
A	18m SE	Site Address: N/A	Type of Site: Car Breaker's Yard Planning application reference: N/A Description: N/A Data source: Historic Mapping Data Type: Polygon	1982
C	281m SW	Site Address: N/A	Type of Site: Scrap Metal Yard Planning application reference: N/A Description: N/A Data source: Historic Mapping Data Type: Polygon	1973
C	283m SW	Site Address: N/A	Type of Site: Scrap Metal Yard Planning application reference: N/A Description: N/A Data source: Historic Mapping Data Type: Polygon	1988

This data is sourced from Ordnance Survey/Groundsure and Local Authority records.



3.6 Licensed waste sites

Records within 500m

2

Active or recently closed waste sites under Environment Agency/Natural Resources Wales regulation.

Features are displayed on the Waste and landfill map on [page 44](#) >

ID	Location	Details		
E	347m SW	Site Name: Kains Steel Drums Site Address: 49, Broughton Street, Manchester, M8 8AN Correspondence Address: -	Type of Site: Material Recycling Treatment Facility Size: 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: KSD001 EPR reference: EA/EPR/KP3592CV/S002 Operator: Kains Steel Drums Waste Management licence No: 53472 Annual Tonnage: 75000	Issue Date: 17/11/1998 Effective Date: - Modified: - Surrendered Date: Aug 22 2001 12:00AM Expiry Date: - Cancelled Date: - Status: Surrendered
E	347m SW	Site Name: Kains Steel Drums Site Address: 49, Broughton Street, Manchester, Manchester, M8 8AN Correspondence Address: -	Type of Site: Material Recycling Treatment Facility Size: >= 75000 tonnes Environmental Permitting Regulations (Waste) Licence Number: 625808 EPR reference: EA/EPR/KP3592CV Operator: Kains Steel Drums Waste Management licence No: 53472 Annual Tonnage: 75000	Issue Date: 17/11/1998 Effective Date: 17/11/1998 Modified: - Surrendered Date: - Expiry Date: - Cancelled Date: - Status: Surrendered

This data is sourced from the Environment Agency and Natural Resources Wales.

3.7 Waste exemptions

Records within 500m

8

Activities involving the storage, treatment, use or disposal of waste that are exempt from needing a permit. Exemptions have specific limits and conditions that must be adhered to.

Features are displayed on the Waste and landfill map on [page 44](#) >

ID	Location	Site	Reference	Category	Sub-Category	Description
B	134m SE	9, Bradstone Road, Manchester, M8 8wa	WEX337034	Storing waste exemption	Not on a farm	Storage of waste in a secure place

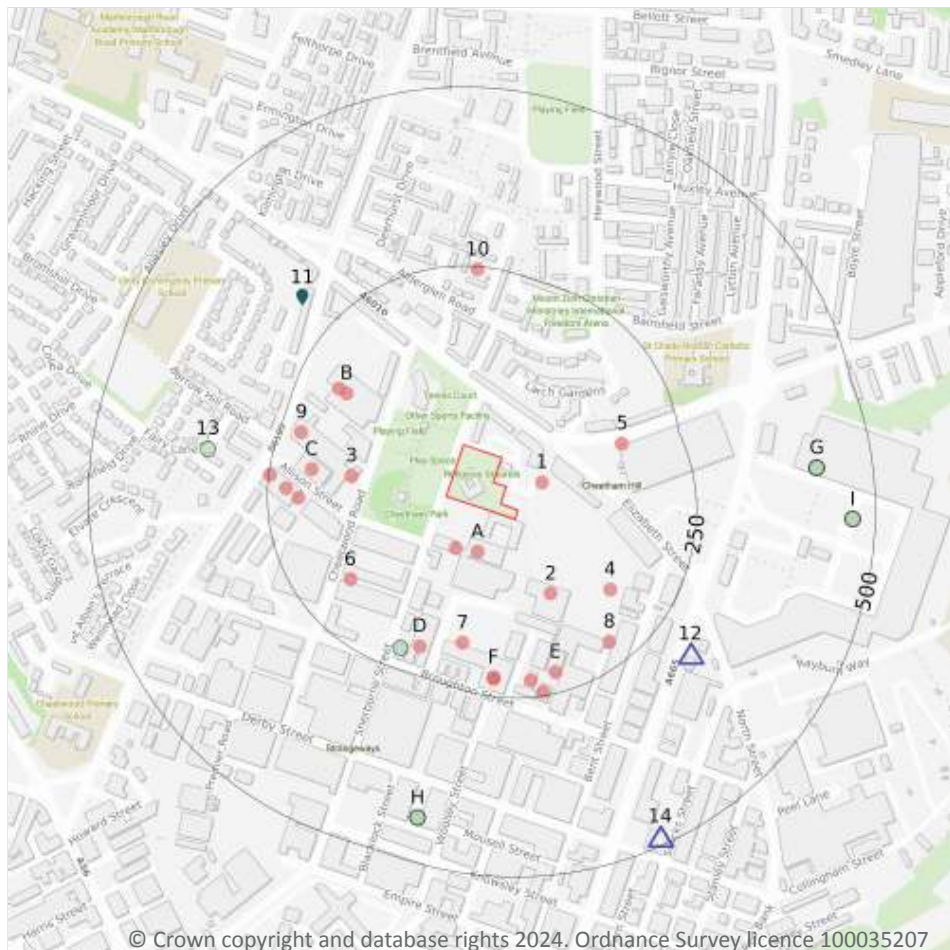


ID	Location	Site	Reference	Category	Sub-Category	Description
D	346m SE	202-208 Cheetham Hill Road Manchester M8 8lw	EPR/AF0833A G/A001	Storing waste exemption	Non-agricultural waste only	Storage of waste in a secure place
D	348m SE	-	WEX374505	Disposing of waste exemption	Not on a farm	Burning waste in the open
D	348m SE	202-208, Cheetham Hill Road, Manchester, M8 8lw	WEX377466	Storing waste exemption	Not on a farm	Storage of waste in a secure place
D	348m SE	202-208, Cheetham Hill Road, Manchester, M8 8lw	WEX246472	Storing waste exemption	Not on a farm	Storage of waste in a secure place
F	414m SE	-	WEX395153	Treating waste exemption	Not on a farm	Sorting mixed waste
F	414m SE	-	WEX395153	Storing waste exemption	Not on a farm	Storage of waste in secure containers
F	414m SE	-	WEX395153	Storing waste exemption	Not on a farm	Storage of waste in a secure place

This data is sourced from the Environment Agency and Natural Resources Wales.



4 Current industrial land use



- Site Outline
- Search buffers in metres (m)
- Recent industrial land uses
- △ Current or recent petrol stations
- Licensed pollutant release (Part A(2)/B)
- Pollution Incidents (EA/NRW)

4.1 Recent industrial land uses

Records within 250m

25

Current potentially contaminative industrial sites.

Features are displayed on the Current industrial land use map on [page 49 >](#)

ID	Location	Company	Address	Activity	Category
1	50m E	Electricity Sub Station	Greater Manchester, M8	Electrical Features	Infrastructure and Facilities
A	60m S	Ceiling Expert Ltd	Unit 2c Sherborne Street Trading Estate, Sherborne Street, Manchester, Greater Manchester, M8 8LR	Building and Component Suppliers	Construction Services



ID	Location	Company	Address	Activity	Category
A	64m S	Recovery Breakdown Manchester	Unit 1 Trading Centre, Sherborne Street, Manchester, Greater Manchester, M8 8LR	Vehicle Breakdown and Recovery Services	Personal, Consumer and Other Services
2	115m SE	Works	Greater Manchester, M8	Unspecified Works Or Factories	Industrial Features
3	135m W	Kipfold Ltd	Cheetwood House, Cheetwood Road, Manchester, Greater Manchester, M8 8AQ	Lampshades and Lighting	Consumer Products
4	165m SE	Travelling Crane	Greater Manchester, M8	Travelling Cranes and Gentries	Industrial Features
5	169m E	Electricity Sub Station	Greater Manchester, M8	Electrical Features	Infrastructure and Facilities
6	178m SW	Electricity Sub Station	Greater Manchester, M8	Electrical Features	Infrastructure and Facilities
B	179m NW	Amigo Zone	Unit 4, 200 Waterloo Road, Manchester, Greater Manchester, M8 8AE	Beds and Bedding	Consumer Products
7	187m S	Mast (Telecommunication)	Greater Manchester, M8	Telecommunications Features	Infrastructure and Facilities
B	191m NW	Gulf	Waterloo Road, Manchester, Greater Manchester, M8 8GJ	Petrol and Fuel Stations	Road and Rail
C	192m W	Factory	Greater Manchester, M8	Unspecified Works Or Factories	Industrial Features
C	206m W	Electricity Sub Station	Greater Manchester, M8	Electrical Features	Infrastructure and Facilities
D	210m S	Grand Car Comps Ltd	Unit 7b, 1 Bradstone Road, Manchester, Greater Manchester, M8 8WA	Secondhand Vehicles	Motoring
8	216m SE	Tank	Greater Manchester, M8	Tanks (Generic)	Industrial Features
9	220m W	Factory	Greater Manchester, M8	Unspecified Works Or Factories	Industrial Features
E	221m S	Little Giants Ltd	49, Broughton Street, Manchester, Greater Manchester, M8 8NN	Clothing, Components and Accessories	Consumer Products
F	223m S	2030 M O T Station	36, Broughton Street, Manchester, Greater Manchester, M8 8NN	Vehicle Repair, Testing and Servicing	Repair and Servicing
C	224m W	Signteck UK Ltd	Unit 2, 8, Allison Street, Manchester, Greater Manchester, M8 8AR	Signs	Industrial Products

ID	Location	Company	Address	Activity	Category
F	224m S	Euroda Footwear Ltd	36, Broughton Street, Manchester, Greater Manchester, M8 8NN	Footwear	Consumer Products
F	224m S	R S S Edge Shoes Ltd	37a, Broughton Street, Manchester, Greater Manchester, M8 8LZ	Footwear	Consumer Products
E	226m S	Edge Clothing M C R Ltd	Unit 5, 32a Broughton Street, Manchester, Greater Manchester, M8 8NN	Clothing, Components and Accessories	Consumer Products
E	245m S	Marfast	30, Broughton Street, Manchester, Greater Manchester, M8 8NN	Catering and Non Specific Food Products	Foodstuffs
10	246m N	Electricity Sub Station	Greater Manchester, M8	Electrical Features	Infrastructure and Facilities
C	248m W	J T S Bedings Ltd	124a, Waterloo Road, Cheetham, Manchester, Greater Manchester, M8 8AF	Beds and Bedding	Consumer Products

This data is sourced from Ordnance Survey.

4.2 Current or recent petrol stations

Records within 500m	2
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Open, closed, under development and obsolete petrol stations.

Features are displayed on the Current industrial land use map on [page 49 >](#)

ID	Location	Company	Address	LPG	Status
12	309m SE	UNBRANDED	Cheetham Hill Road, Manchester, Greater Manchester, M8 8LW	Not Applicable	Obsolete
14	487m SE	OBSOLETE	111, Cheetham Hill Road, Manchester, Greater Manchester, M8 8PY	Not Applicable	Obsolete

This data is sourced from Experian.

4.3 Electricity cables

Records within 500m	0
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High voltage underground electricity transmission cables.

This data is sourced from National Grid.



4.4 Gas pipelines

Records within 500m

0

High pressure underground gas transmission pipelines.

This data is sourced from National Grid.

4.5 Sites determined as Contaminated Land

Records within 500m

0

Contaminated Land Register of sites designated under Part 2a of the Environmental Protection Act 1990.

This data is sourced from Local Authority records.

4.6 Control of Major Accident Hazards (COMAH)

Records within 500m

0

Control of Major Accident Hazards (COMAH) sites. This data includes upper and lower tier sites, and includes a historical archive of COMAH sites and Notification of Installations Handling Hazardous Substances (NIHHS) records.

This data is sourced from the Health and Safety Executive.

4.7 Regulated explosive sites

Records within 500m

0

Sites registered and licensed by the Health and Safety Executive under the Manufacture and Storage of Explosives Regulations 2005 (MSER). The last update to this data was in April 2011.

This data is sourced from the Health and Safety Executive.

4.8 Hazardous substance storage/usage

Records within 500m

0

Consents granted for a site to hold certain quantities of hazardous substances at or above defined limits in accordance with the Planning (Hazardous Substances) Regulations 2015.

This data is sourced from Local Authority records.



4.9 Historical licensed industrial activities (IPC)

Records within 500m**0**

Integrated Pollution Control (IPC) records of substance releases to air, land and water. This data represents a historical archive as the IPC regime has been superseded.

This data is sourced from the Environment Agency and Natural Resources Wales.

4.10 Licensed industrial activities (Part A(1))

Records within 500m**0**

Records of Part A(1) installations regulated under the Environmental Permitting (England and Wales) Regulations 2016 for the release of substances to the environment.

This data is sourced from the Environment Agency and Natural Resources Wales.

4.11 Licensed pollutant release (Part A(2)/B)

Records within 500m**1**

Records of Part A(2) and Part B installations regulated under the Environmental Permitting (England and Wales) Regulations 2016 for the release of substances to the environment.

Features are displayed on the Current industrial land use map on [page 49](#) >

ID	Location	Address	Details	
11	305m NW	Trust Motor Manchester, 141 Waterloo Road, Cheetham, M8 8BU	Process: Respraying of Road Vehicles Status: Historical Permit Permit Type: Part B	Enforcement: No Enforcement Notified Date of enforcement: No Enforcement Notified Comment: No Enforcement Notified

This data is sourced from Local Authority records.

4.12 Radioactive Substance Authorisations

Records within 500m**0**

Records of the storage, use, accumulation and disposal of radioactive substances regulated under the Radioactive Substances Act 1993.

This data is sourced from the Environment Agency and Natural Resources Wales.



4.13 Licensed Discharges to controlled waters

Records within 500m**0**

Discharges of treated or untreated effluent to controlled waters under the Water Resources Act 1991.

This data is sourced from the Environment Agency and Natural Resources Wales.

4.14 Pollutant release to surface waters (Red List)

Records within 500m**0**

Discharges of specified substances under the Environmental Protection (Prescribed Processes and Substances) Regulations 1991.

This data is sourced from the Environment Agency and Natural Resources Wales.

4.15 Pollutant release to public sewer

Records within 500m**0**

Discharges of Special Category Effluents to the public sewer.

This data is sourced from the Environment Agency and Natural Resources Wales.

4.16 List 1 Dangerous Substances

Records within 500m**0**

Discharges of substances identified on List I of European Directive E 2006/11/EC, and regulated under the Environmental Damage (Prevention and Remediation) Regulations 2015.

This data is sourced from the Environment Agency and Natural Resources Wales.

4.17 List 2 Dangerous Substances

Records within 500m**0**

Discharges of substances identified on List II of European Directive E 2006/11/EC, and regulated under the Environmental Damage (Prevention and Remediation) Regulations 2015.

This data is sourced from the Environment Agency and Natural Resources Wales.

4.18 Pollution Incidents (EA/NRW)

Records within 500m

15

Records of substantiated pollution incidents. Since 2006 this data has only included category 1 (major) and 2 (significant) pollution incidents.

Features are displayed on the Current industrial land use map on [page 49](#) >

ID	Location	Details	
D	222m SW	Incident Date: 08/08/2002 Incident Identification: 98695 Pollutant: Specific Waste Materials Pollutant Description: Household Waste	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 4 (No Impact)
13	340m W	Incident Date: 22/06/2002 Incident Identification: 86639 Pollutant: Oils and Fuel Pollutant Description: Diesel	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 3 (Minor)
G	422m E	Incident Date: 23/04/2001 Incident Identification: 3147 Pollutant: Specific Waste Materials Pollutant Description: Vehicles and Vehicle Parts	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 4 (No Impact)
G	422m E	Incident Date: 23/04/2001 Incident Identification: 3147 Pollutant: Specific Waste Materials Pollutant Description: Commercial Waste	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 4 (No Impact)
G	422m E	Incident Date: 23/04/2001 Incident Identification: 3147 Pollutant: Specific Waste Materials Pollutant Description: Tyres	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 4 (No Impact)
G	422m E	Incident Date: 23/04/2001 Incident Identification: 3147 Pollutant: Specific Waste Materials Pollutant Description: Household Waste	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 4 (No Impact)
G	422m E	Incident Date: 23/04/2001 Incident Identification: 3147 Pollutant: Specific Waste Materials:Specific Waste Materials:Specific Waste Materials Pollutant Description: Commercial Waste:Household Waste:Tyres:Vehicles and Vehicle Parts	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 4 (No Impact)
H	439m S	Incident Date: 02/12/2010 Incident Identification: 841985 Pollutant: Inert Materials and Wastes Pollutant Description: Construction and Demolition Materials and Wastes	Water Impact: Category 4 (No Impact) Land Impact: Category 2 (Significant) Air Impact: Category 2 (Significant)



ID	Location	Details	
H	439m S	Incident Date: 02/12/2010 Incident Identification: 841985 Pollutant: Specific Waste Materials Pollutant Description: Commercial Waste	Water Impact: Category 4 (No Impact) Land Impact: Category 2 (Significant) Air Impact: Category 2 (Significant)
H	439m S	Incident Date: 02/12/2010 Incident Identification: 841985 Pollutant: Specific Waste Materials Pollutant Description: Contaminated Soil	Water Impact: Category 4 (No Impact) Land Impact: Category 2 (Significant) Air Impact: Category 2 (Significant)
H	439m S	Incident Date: 02/12/2010 Incident Identification: 841985 Pollutant: Specific Waste Materials Pollutant Description: Household Waste	Water Impact: Category 4 (No Impact) Land Impact: Category 2 (Significant) Air Impact: Category 2 (Significant)
I	468m E	Incident Date: 21/08/2001 Incident Identification: 25787 Pollutant: Inert Materials and Wastes Pollutant Description: Construction and Demolition Materials and Wastes	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 3 (Minor)
I	468m E	Incident Date: 21/08/2001 Incident Identification: 25787 Pollutant: General Biodegradable Materials and Wastes Pollutant Description: Composted Material	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 3 (Minor)
I	468m E	Incident Date: 21/08/2001 Incident Identification: 25787 Pollutant: Specific Waste Materials Pollutant Description: Commercial Waste	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 3 (Minor)
I	468m E	Incident Date: 21/08/2001 Incident Identification: 25787 Pollutant: Inert Materials and Wastes:General Biodegradable Materials and Wastes:Specific Waste Materials Pollutant Description: Construction and Demolition Materials and Wastes:Composted Material:Commercial Waste	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 3 (Minor)

This data is sourced from the Environment Agency and Natural Resources Wales.

4.19 Pollution inventory substances

Records within 500m

0

The pollution inventory (substances) includes reporting on annual emissions of certain regulated substances to air, controlled waters and land. A reporting threshold for each substance is also included. Where emissions fall below the reporting threshold, no value will be given. The data is given for the most recent complete year available.



This data is sourced from the Environment Agency and the Scottish Environment Protection Agency.

4.20 Pollution inventory waste transfers

Records within 500m

0

The pollution inventory (waste transfers) includes reporting on annual transfers and recovery/disposal of controlled wastes from a site. A reporting threshold for each waste type is also included. Where releases fall below the reporting threshold, no value will be given. The data is given for the most recent complete year available.

This data is sourced from the Environment Agency and the Scottish Environment Protection Agency.

4.21 Pollution inventory radioactive waste

Records within 500m

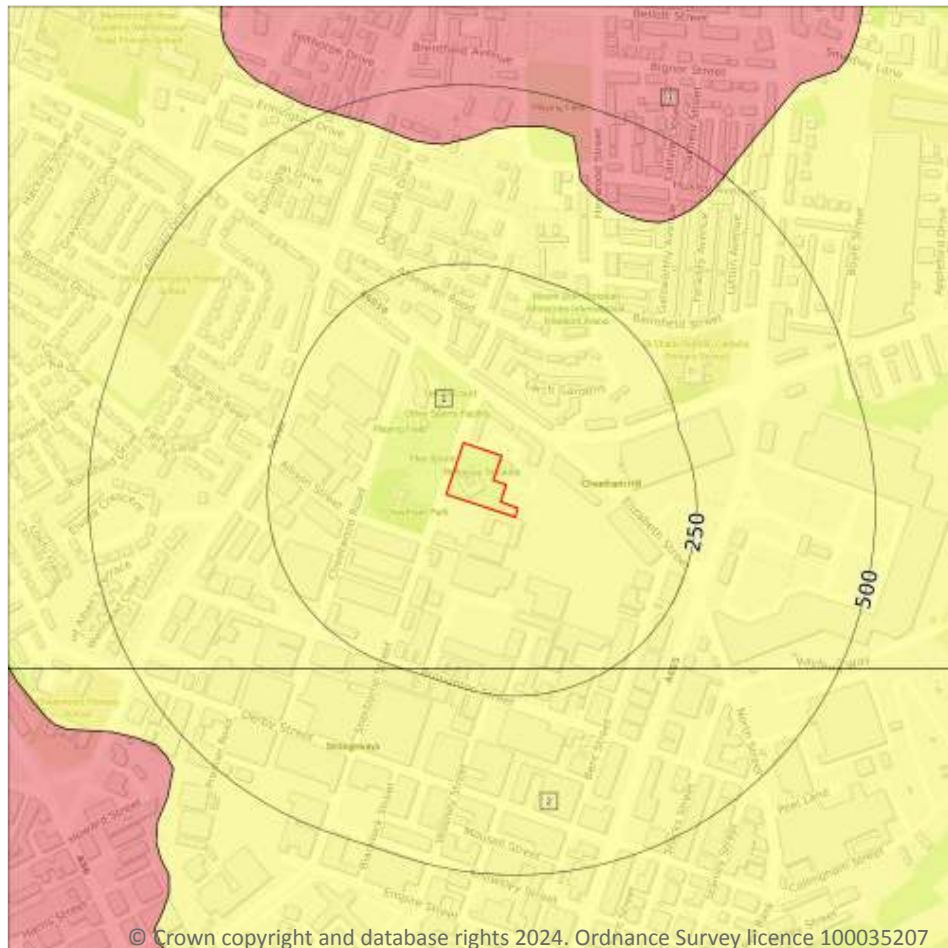
0

The pollution inventory (radioactive wastes) includes reporting on annual releases of radioactive substances from a site, including the means of release. Where releases fall below the reporting threshold, no value will be given. The data is given for the most recent complete year available.

This data is sourced from the Environment Agency and the Scottish Environment Protection Agency.



5 Hydrogeology - Superficial aquifer



- Site Outline
- Search buffers in metres (m)
- Principal
 - Secondary A
 - Secondary B
 - Secondary Undifferentiated
 - Unproductive
 - Unknown

5.1 Superficial aquifer

Records within 500m

3

Aquifer status of groundwater held within superficial geology.

Features are displayed on the Hydrogeology map on [page 58 >](#)

ID	Location	Designation	Description
1	On site	Secondary Undifferentiated	Assigned where it is not possible to attribute either category A or B to a rock type. In general these layers have previously been designated as both minor and non-aquifer in different locations due to the variable characteristics of the rock type
2	212m S	Secondary Undifferentiated	Assigned where it is not possible to attribute either category A or B to a rock type. In general these layers have previously been designated as both minor and non-aquifer in different locations due to the variable characteristics of the rock type

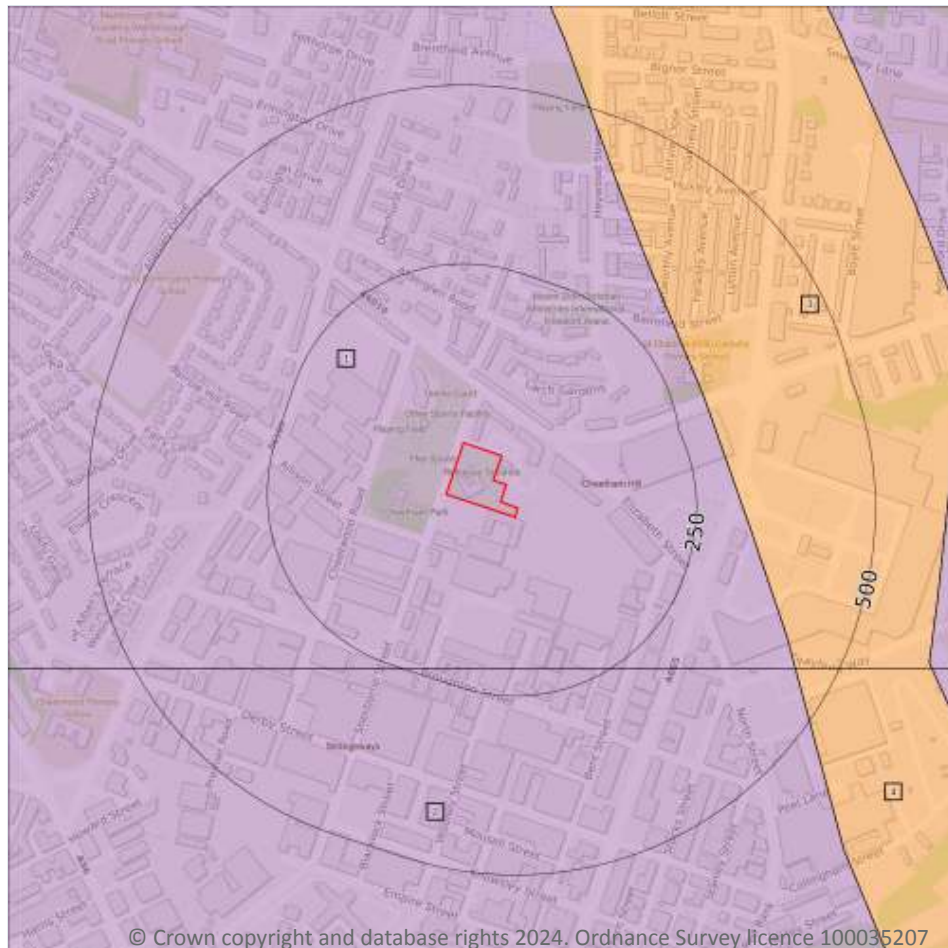


ID	Location	Designation	Description
3	378m NE	Secondary A	Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers

This data is sourced from the British Geological Survey, the Environment Agency and Natural Resources Wales.



Bedrock aquifer



- Site Outline
- Search buffers in metres (m)
- Principal
 - Secondary A
 - Secondary B
 - Secondary Undifferentiated
 - Unproductive

5.2 Bedrock aquifer

Records within 500m

4

Aquifer status of groundwater held within bedrock geology.

Features are displayed on the Bedrock aquifer map on [page 60](#) >

ID	Location	Designation	Description
1	On site	Principal	Geology of high intergranular and/or fracture permeability, usually providing a high level of water storage and may support water supply/river base flow on a strategic scale. Generally principal aquifers were previously major aquifers
2	212m S	Principal	Geology of high intergranular and/or fracture permeability, usually providing a high level of water storage and may support water supply/river base flow on a strategic scale. Generally principal aquifers were previously major aquifers

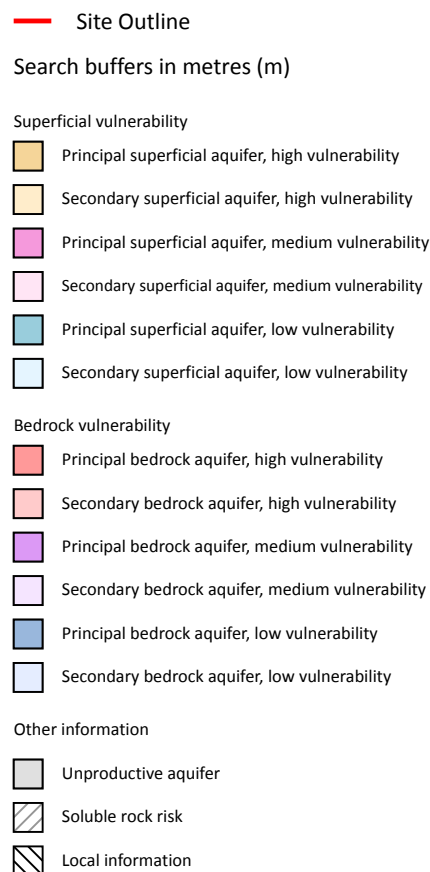


ID	Location	Designation	Description
3	292m NE	Secondary B	Predominantly lower permeability layers which may store/yield limited amounts of groundwater due to localised features such as fissures, thin permeable horizons and weathering. These are generally the water-bearing parts of the former non-aquifers
4	446m SE	Secondary B	Predominantly lower permeability layers which may store/yield limited amounts of groundwater due to localised features such as fissures, thin permeable horizons and weathering. These are generally the water-bearing parts of the former non-aquifers

This data is sourced from the British Geological Survey, the Environment Agency and Natural Resources Wales.



Groundwater vulnerability



5.3 Groundwater vulnerability

Records within 50m

2

An assessment of the vulnerability of groundwater to a pollutant discharged at ground level based on the hydrological, geological, hydrogeological and soil properties within a one kilometre square grid. Groundwater vulnerability is described as High, Medium or Low as follows:

- High - Areas able to easily transmit pollution to groundwater. They are likely to be characterised by high leaching soils and the absence of low permeability superficial deposits.
- Medium - Intermediate between high and low vulnerability.
- Low - Areas that provide the greatest protection from pollution. They are likely to be characterised by low leaching soils and/or the presence of superficial deposits characterised by a low permeability.

Features are displayed on the Groundwater vulnerability map on [page 62 >](#)

ID	Location	Summary	Soil / surface	Superficial geology	Bedrock geology
1	On site	Summary Classification: Secondary superficial aquifer - Low Vulnerability Combined classification: Productive Bedrock Aquifer, Productive Superficial Aquifer	Leaching class: Low Infiltration value: <40% Dilution value: 300- 550mm/year	Vulnerability: Low Aquifer type: Secondary Thickness: >10m Patchiness value: >90% Recharge potential: Low	Vulnerability: Low Aquifer type: Principal Flow mechanism: Mixed
2	On site	Summary Classification: Secondary superficial aquifer - Low Vulnerability Combined classification: Productive Bedrock Aquifer, Productive Superficial Aquifer	Leaching class: Low Infiltration value: <40% Dilution value: 300- 550mm/year	Vulnerability: Low Aquifer type: Secondary Thickness: >10m Patchiness value: >90% Recharge potential: High	Vulnerability: Low Aquifer type: Principal Flow mechanism: Well connected fractures

This data is sourced from the British Geological Survey, the Environment Agency and Natural Resources Wales.

5.4 Groundwater vulnerability- soluble rock risk

Records on site	0
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This dataset identifies areas where solution features that enable rapid movement of a pollutant may be present within a 1km grid square.

This data is sourced from the British Geological Survey and the Environment Agency.

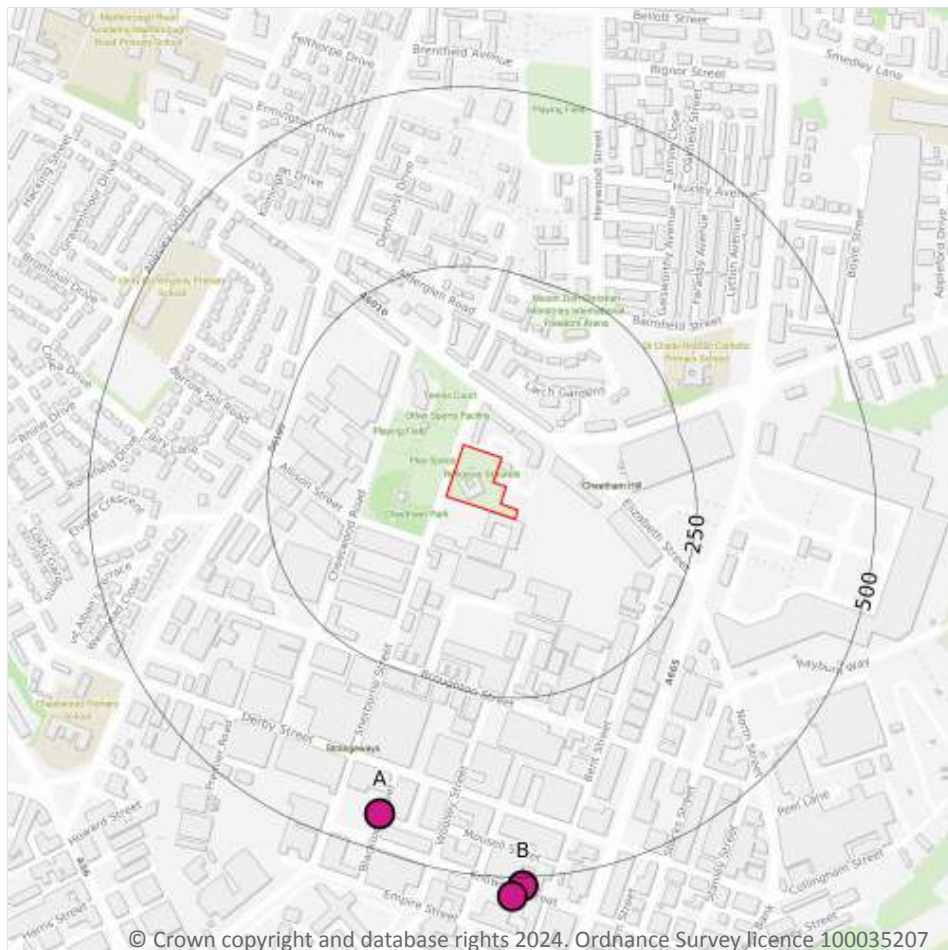
5.5 Groundwater vulnerability- local information

Records on site	0
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This dataset identifies areas where additional local information affecting vulnerability is held by the Environment Agency. Further information can be obtained by contacting the Environment Agency local Area groundwater team through the Environment Agency National Customer Call Centre on 03798 506 506 or by email on enquiries@environment-agency.gov.uk ↗.

This data is sourced from the British Geological Survey and the Environment Agency.

Abstractions and Source Protection Zones



- Site Outline
- Search buffers in metres (m)
- Source Protection Zone 1
Inner catchment
- Source Protection Zone 2
Outer catchment
- Source Protection Zone 3
Total catchment
- Source Protection Zone 4
Zone of Special Interest
- Source Protection Zone 1c
Inner catchment - confined aquifer
- Source Protection Zone 2c
Outer catchment - confined aquifer
- Source Protection Zone 3c
Total catchment - confined aquifer
- Drinking water abstraction licences
Polygon features
- Drinking water abstraction licences
Linear features
- Groundwater abstraction licence (point)
- Groundwater abstraction licence (area)
- Groundwater abstraction licence (linear)
- Surface Water Abstractions (point)
- Surface Water Abstractions (area)
- Surface Water Abstractions (linear)

5.6 Groundwater abstractions

Records within 2000m

30

Licensed groundwater abstractions for sites extracting more than 20 cubic metres of water a day and includes active and historical records. The data may be for a single abstraction point, between two points (line data) or a larger area.

Features are displayed on the Abstractions and Source Protection Zones map on [page 64](#) >

ID	Location	Details	
A	451m S	Status: Historical Licence No: 2569004021 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE AT PREMISES, DERBY STREET, CHEETHAM, MANCHESTER Data Type: Point Name: LANCASHIRE DAIRIES LTD Easting: 383900 Northing: 399800	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 17/02/1966 Expiry Date: - Issue No: 100 Version Start Date: 01/04/1993 Version End Date: -
A	451m S	Status: Historical Licence No: 2569004021 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Ground Water - North West Region Point: BOREHOLE AT PREMISES, DERBY STREET, CHEETHAM, MANCHESTER Data Type: Point Name: LANCASHIRE DAIRIES LTD Easting: 383900 Northing: 399800	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 17/02/1966 Expiry Date: - Issue No: 100 Version Start Date: 01/04/1993 Version End Date: -
B	512m S	Status: Historical Licence No: 2569004011 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Ground Water - North West Region Point: BOREHOLE AT DERBY BREWERY, CHEETHAM, MANCHESTER 3 Data Type: Point Name: JOSEPH HOLT LTD Easting: 384100 Northing: 399700	Annual Volume (m ³): 45460 Max Daily Volume (m ³): 181.84 Original Application No: 0423 Original Start Date: 17/02/1966 Expiry Date: - Issue No: 100 Version Start Date: 17/02/1966 Version End Date: -
B	512m S	Status: Historical Licence No: 2569004011 Details: Process Water Direct Source: Ground Water - North West Region Point: BOREHOLE AT DERBY BREWERY, CHEETHAM, MANCHESTER 3 Data Type: Point Name: JOSEPH HOLT LTD Easting: 384100 Northing: 399700	Annual Volume (m ³): 45460 Max Daily Volume (m ³): 181.84 Original Application No: 0423 Original Start Date: 17/02/1966 Expiry Date: - Issue No: 100 Version Start Date: 17/02/1966 Version End Date: -



ID	Location	Details	
B	512m S	Status: Historical Licence No: 2569004011 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Ground Water - North West Region Point: "BOREHOLE AT DERBY BREWERY, CHEETHAM, MANCHESTER 3" Data Type: Point Name: JOSEPH HOLT LTD Easting: 384100 Northing: 399700	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 17/02/1966 Expiry Date: - Issue No: 100 Version Start Date: 17/02/1966 Version End Date: -
B	512m S	Status: Historical Licence No: 2569004011 Details: Process water Direct Source: Ground Water - North West Region Point: "BOREHOLE AT DERBY BREWERY, CHEETHAM, MANCHESTER 3" Data Type: Point Name: JOSEPH HOLT LTD Easting: 384100 Northing: 399700	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 17/02/1966 Expiry Date: - Issue No: 100 Version Start Date: 17/02/1966 Version End Date: -
B	527m S	Status: Active Licence No: 2569004011 Details: Process Water Direct Source: Ground Water - North West Region Point: BOREHOLE AT DERBY BREWERY, CHEETHAM, MANCHESTER 3 Data Type: Point Name: JOSEPH HOLT LTD Easting: 384085 Northing: 399685	Annual Volume (m ³): 75000 Max Daily Volume (m ³): 300 Original Application No: NPS/WR/037017 Original Start Date: 17/02/1966 Expiry Date: - Issue No: 101 Version Start Date: 29/06/2023 Version End Date: -
-	916m E	Status: Active Licence No: 2569005015 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Ground Water - North West Region Point: B/HOLE, LITTLE GREEN WORKS, COLLYHURST RD, MANCHESTER 10 Data Type: Point Name: Packaging Products (Coatings) Ltd Easting: 385000 Northing: 400100	Annual Volume (m ³): 438689 Max Daily Volume (m ³): 1636.56 Original Application No: NPS/WR/006003 Original Start Date: 16/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 09/02/2011 Version End Date: -



ID	Location	Details	
-	916m E	Status: Historical Licence No: 2569005015 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Ground Water - North West Region Point: "B/HOLE, LITTLE GREEN WORKS, COLLYHURST RD, MANCHESTER 10" Data Type: Point Name: PACKAGING PRODUCTS LTD Easting: 385000 Northing: 400100	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 16/02/1966 Expiry Date: - Issue No: 100 Version Start Date: 21/02/1995 Version End Date: -
-	992m S	Status: Historical Licence No: 2569004023 Details: "Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services" Direct Source: Ground Water - North West Region Point: "BOREHOLE (NO 1) AT PREMISES, STRANGWAYS, MANCHESTER" Data Type: Point Name: INTERBREW UK LTD Easting: 383850 Northing: 399250	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 09/08/2000 Version End Date: -
-	992m S	Status: Historical Licence No: 2569004023 Details: Process water Direct Source: Ground Water - North West Region Point: "BOREHOLE (NO 1) AT PREMISES, STRANGWAYS, MANCHESTER" Data Type: Point Name: INTERBREW UK LTD Easting: 383850 Northing: 399250	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 09/08/2000 Version End Date: -
-	992m S	Status: Historical Licence No: 2569004023 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE (NO 1) AT PREMISES, STRANGWAYS, MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383850 Northing: 399250	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -

ID	Location	Details	
-	992m S	Status: Historical Licence No: 2569004023 Details: Process water Direct Source: Ground Water - North West Region Point: BOREHOLE (NO 1) AT PREMISES, STRANGWAYS, MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383850 Northing: 399250	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -
-	992m S	Status: Historical Licence No: 2569004023 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE NUMBER 1 AT PREMISES STRANGWAYS MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383850 Northing: 399250	Annual Volume (m ³): 500000 Max Daily Volume (m ³): 2500 Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -
-	992m S	Status: Historical Licence No: 2569004023 Details: Process Water Direct Source: Ground Water - North West Region Point: BOREHOLE NUMBER 1 AT PREMISES STRANGWAYS MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383850 Northing: 399250	Annual Volume (m ³): 500000 Max Daily Volume (m ³): 2500 Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -
-	1026m S	Status: Historical Licence No: 2569004023 Details: "Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services" Direct Source: Ground Water - North West Region Point: "BOREHOLE (NO 3) AT PREMISES, STRANGWAYS, MANCHESTER" Data Type: Point Name: INTERBREW UK LTD Easting: 383830 Northing: 399220	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 09/08/2000 Version End Date: -

ID	Location	Details	
-	1026m S	Status: Historical Licence No: 2569004023 Details: Process water Direct Source: Ground Water - North West Region Point: "BOREHOLE (NO 3) AT PREMISES, STRANGWAYS, MANCHESTER" Data Type: Point Name: INTERBREW UK LTD Easting: 383830 Northing: 399220	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 09/08/2000 Version End Date: -
-	1026m S	Status: Historical Licence No: 2569004023 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE (NO 3) AT PREMISES, STRANGWAYS, MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383830 Northing: 399220	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -
-	1026m S	Status: Historical Licence No: 2569004023 Details: Process water Direct Source: Ground Water - North West Region Point: BOREHOLE (NO 3) AT PREMISES, STRANGWAYS, MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383830 Northing: 399220	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -
-	1026m S	Status: Historical Licence No: 2569004023 Details: Process Water Direct Source: Ground Water - North West Region Point: BOREHOLE NUMBER 3 AT PREMISES STRANGWAYS MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383830 Northing: 399220	Annual Volume (m ³): 500000 Max Daily Volume (m ³): 2500 Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -

ID	Location	Details	
-	1026m S	Status: Historical Licence No: 2569004023 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE NUMBER 3 AT PREMISES STRANGWAYS MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383830 Northing: 399220	Annual Volume (m ³): 500000 Max Daily Volume (m ³): 2500 Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -
-	1057m S	Status: Historical Licence No: 2569004023 Details: "Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services" Direct Source: Ground Water - North West Region Point: "BOREHOLE (NO 2) AT PREMISES, STRANGWAYS, MANCHESTER" Data Type: Point Name: INTERBREW UK LTD Easting: 383820 Northing: 399190	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 09/08/2000 Version End Date: -
-	1057m S	Status: Historical Licence No: 2569004023 Details: Process water Direct Source: Ground Water - North West Region Point: "BOREHOLE (NO 2) AT PREMISES, STRANGWAYS, MANCHESTER" Data Type: Point Name: INTERBREW UK LTD Easting: 383820 Northing: 399190	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 09/08/2000 Version End Date: -
-	1057m S	Status: Historical Licence No: 2569004023 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE (NO 2) AT PREMISES, STRANGWAYS, MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383820 Northing: 399190	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -



ID	Location	Details	
-	1057m S	Status: Historical Licence No: 2569004023 Details: Process water Direct Source: Ground Water - North West Region Point: BOREHOLE (NO 2) AT PREMISES, STRANGWAYS, MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383820 Northing: 399190	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -
-	1057m S	Status: Historical Licence No: 2569004023 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE NUMBER 2 AT PREMISES STRANGWAYS MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383820 Northing: 399190	Annual Volume (m ³): 500000 Max Daily Volume (m ³): 2500 Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -
-	1057m S	Status: Historical Licence No: 2569004023 Details: Process Water Direct Source: Ground Water - North West Region Point: BOREHOLE NUMBER 2 AT PREMISES STRANGWAYS MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383820 Northing: 399190	Annual Volume (m ³): 500000 Max Daily Volume (m ³): 2500 Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -
-	1562m S	Status: Active Licence No: 2569007070 Details: General Cooling (Existing Licences Only) (High Loss) Direct Source: Ground Water - North West Region Point: BOREHOLE AT DIAL HOUSE CHAPEL STREET SALFORD Data Type: Point Name: BRITISH TELECOMMUNICATIONS PLC Easting: 383700 Northing: 398700	Annual Volume (m ³): 45 Max Daily Volume (m ³): 30 Original Application No: 2333 Original Start Date: 27/01/1971 Expiry Date: - Issue No: 101 Version Start Date: 01/04/2007 Version End Date: -



ID	Location	Details	
-	1562m S	Status: Historical Licence No: 2569007070 Details: General Cooling (Existing Licences Only) (High Loss) Direct Source: Ground Water - North West Region Point: "BOREHOLE AT DIAL HOUSE, CHAPEL ST, SALFORD" Data Type: Point Name: BRITISH TELECOM Easting: 383700 Northing: 398700	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 27/01/1971 Expiry Date: - Issue No: 100 Version Start Date: 27/01/1971 Version End Date: -
-	1562m S	Status: Historical Licence No: 2569007070 Details: General Cooling (Existing Licences Only) (High Loss) Direct Source: Ground Water - North West Region Point: BOREHOLE AT DIAL HOUSE, CHAPEL ST, SALFORD Data Type: Point Name: BRITISH TELECOMMUNICATIONS PLC Easting: 383700 Northing: 398700	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 27/01/1971 Expiry Date: - Issue No: 101 Version Start Date: 01/04/1984 Version End Date: -

This data is sourced from the Environment Agency and Natural Resources Wales.

5.7 Surface water abstractions

Records within 2000m	0
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Licensed surface water abstractions for sites extracting more than 20 cubic metres of water a day and includes active and historical records. The data may be for a single abstraction point, a stretch of watercourse or a larger area.

This data is sourced from the Environment Agency and Natural Resources Wales.

5.8 Potable abstractions

Records within 2000m	10
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Licensed potable water abstractions for sites extracting more than 20 cubic metres of water a day and includes active and historical records. The data may be for a single abstraction point, a stretch of watercourse or a larger area.

Features are displayed on the Abstractions and Source Protection Zones map on [page 64](#) >

ID	Location	Details	
A	451m S	Status: Historical Licence No: 2569004021 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE AT PREMISES, DERBY STREET, CHEETHAM, MANCHESTER Data Type: Point Name: LANCASHIRE DAIRIES LTD Easting: 383900 Northing: 399800	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 17/02/1966 Expiry Date: - Issue No: 100 Version Start Date: 01/04/1993 Version End Date: -
-	992m S	Status: Historical Licence No: 2569004023 Details: "Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services" Direct Source: Ground Water - North West Region Point: "BOREHOLE (NO 1) AT PREMISES, STRANGWAYS, MANCHESTER" Data Type: Point Name: INTERBREW UK LTD Easting: 383850 Northing: 399250	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 09/08/2000 Version End Date: -
-	992m S	Status: Historical Licence No: 2569004023 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE (NO 1) AT PREMISES, STRANGWAYS, MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383850 Northing: 399250	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -
-	992m S	Status: Historical Licence No: 2569004023 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE NUMBER 1 AT PREMISES STRANGWAYS MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383850 Northing: 399250	Annual Volume (m ³): 500000 Max Daily Volume (m ³): 2500 Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -



ID	Location	Details	
-	1026m S	Status: Historical Licence No: 2569004023 Details: "Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services" Direct Source: Ground Water - North West Region Point: "BOREHOLE (NO 3) AT PREMISES, STRANGWAYS, MANCHESTER" Data Type: Point Name: INTERBREW UK LTD Easting: 383830 Northing: 399220	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 09/08/2000 Version End Date: -
-	1026m S	Status: Historical Licence No: 2569004023 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE (NO 3) AT PREMISES, STRANGWAYS, MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383830 Northing: 399220	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -
-	1026m S	Status: Historical Licence No: 2569004023 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE NUMBER 3 AT PREMISES STRANGWAYS MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383830 Northing: 399220	Annual Volume (m ³): 500000 Max Daily Volume (m ³): 2500 Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -
-	1057m S	Status: Historical Licence No: 2569004023 Details: "Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services" Direct Source: Ground Water - North West Region Point: "BOREHOLE (NO 2) AT PREMISES, STRANGWAYS, MANCHESTER" Data Type: Point Name: INTERBREW UK LTD Easting: 383820 Northing: 399190	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 09/08/2000 Version End Date: -



ID	Location	Details	
-	1057m S	Status: Historical Licence No: 2569004023 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE (NO 2) AT PREMISES, STRANGWAYS, MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383820 Northing: 399190	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -
-	1057m S	Status: Historical Licence No: 2569004023 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Ground Water - North West Region Point: BOREHOLE NUMBER 2 AT PREMISES STRANGWAYS MANCHESTER Data Type: Point Name: INTERBREW UK LTD Easting: 383820 Northing: 399190	Annual Volume (m ³): 500000 Max Daily Volume (m ³): 2500 Original Application No: - Original Start Date: 18/02/1966 Expiry Date: - Issue No: 102 Version Start Date: 01/01/2004 Version End Date: -

This data is sourced from the Environment Agency and Natural Resources Wales.

5.9 Source Protection Zones

Records within 500m	0
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Source Protection Zones define the sensitivity of an area around a potable abstraction site to contamination.

This data is sourced from the Environment Agency and Natural Resources Wales.

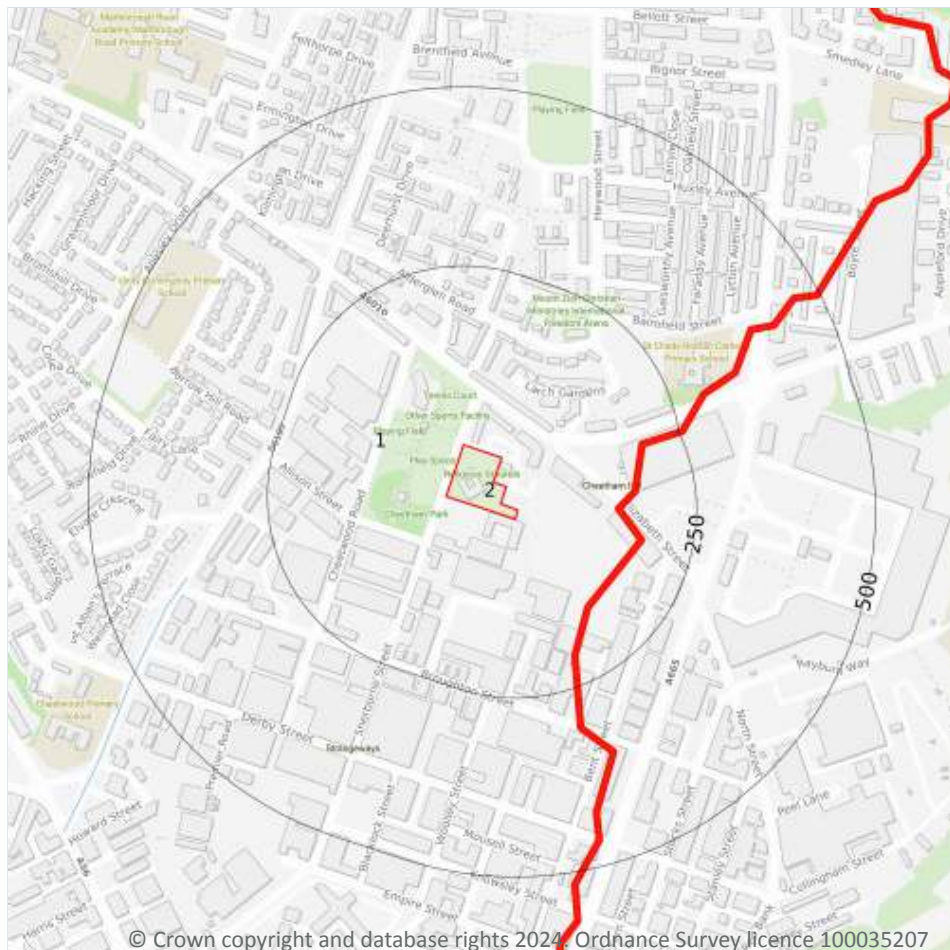
5.10 Source Protection Zones (confined aquifer)

Records within 500m	0
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Source Protection Zones in the confined aquifer define the sensitivity around a deep groundwater abstraction to contamination. A confined aquifer would normally be protected from contamination by overlying geology and is only considered a sensitive resource if deep excavation/drilling is taking place.

This data is sourced from the Environment Agency and Natural Resources Wales.

6 Hydrology



- Site Outline
- Search buffers in metres (m)
- Water Network (OS MasterMap)
- Surface water features (wider than 5m)
- Surface water features (narrower than 5m)
- ⋯ WFD River, canal and surface water transfer water bodies
- WFD Lake water bodies
- WFD Transitional and coastal water bodies
- WFD Surface water body catchments boundaries
- WFD Groundwater body boundaries

6.1 Water Network (OS MasterMap)

Records within 250m

0

Detailed water network of Great Britain showing the flow and precise central course of every river, stream, lake and canal.

This data is sourced from the Ordnance Survey.

6.2 Surface water features

Records within 250m

0

Covering rivers, streams and lakes (some overlap with OS MasterMap Water Network data in previous section) but additionally covers smaller features such as ponds. Rivers and streams narrower than 5m are represented as a single line. Lakes, ponds and rivers or streams wider than 5m are represented as polygons.

This data is sourced from the Ordnance Survey.

6.3 WFD Surface water body catchments

Records on site	1
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The Water Framework Directive is an EU-led framework for the protection of inland surface waters, estuaries, coastal waters and groundwater through river basin-level management planning. In terms of surface water, these basins are broken down into smaller units known as management, operational and water body catchments.

Features are displayed on the Hydrology map on [page 76 >](#)

ID	Location	Type	Water body catchment	Water body ID	Operational catchment	Management catchment
1	On site	River	Irwell (Croal to Irk)	GB112069061451	Croal Irwell	Irwell

This data is sourced from the Environment Agency and Natural Resources Wales.

6.4 WFD Surface water bodies

Records identified	1
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Surface water bodies under the Directive may be rivers, lakes, estuary or coastal. To achieve the purpose of the Directive, environmental objectives have been set and are reported on for each water body. The progress towards delivery of the objectives is then reported on by the relevant competent authorities at the end of each six-year cycle. The river water body directly associated with the catchment listed in the previous section is detailed below, along with any lake, canal, coastal or artificial water body within 250m of the site. Click on the water body ID in the table to visit the EA Catchment Explorer to find out more about each water body listed.

Features are displayed on the Hydrology map on [page 76 >](#)

ID	Location	Type	Name	Water body ID	Overall rating	Chemical rating	Ecological rating	Year
-	1086m SW	River	Irwell (Croal to Irk)	GB112069061451 ↗	Moderate	Fail	Moderate	2019

This data is sourced from the Environment Agency and Natural Resources Wales.

6.5 WFD Groundwater bodies

Records on site	1
------------------------	----------

Groundwater bodies are also covered by the Directive and the same regime of objectives and reporting detailed in the previous section is in place. Click on the water body ID in the table to visit the EA Catchment Explorer to find out more about each groundwater body listed.



Features are displayed on the Hydrology map on [page 76 >](#)

ID	Location	Name	Water body ID	Overall rating	Chemical rating	Quantitative	Year
2	On site	Manchester and East Cheshire Permo-Triassic Sandstone Aquifers	GB41201G101100 ↗	Poor	Poor	Poor	2019

This data is sourced from the Environment Agency and Natural Resources Wales.

7 River and coastal flooding

7.1 Risk of flooding from rivers and the sea

Records within 50m**0**

The chance of flooding from rivers and/or the sea in any given year, based on cells of 50m within the Risk of Flooding from Rivers and Sea (RoFRaS)/Flood Risk Assessment Wales (FRAW) models. Each cell is allocated one of four flood risk categories, taking into account flood defences and their condition. The risk categories for RoFRaS for rivers and the sea and FRAW for rivers are; Very low (less than 1 in 1000 chance in any given year), Low (less than 1 in 100 but greater than or equal to 1 in 1000 chance), Medium (less than 1 in 30 but greater than or equal to 1 in 100 chance) or High (greater than or equal to 1 in 30 chance). The risk categories for FRAW for the sea are; Very low (less than 1 in 1000 chance in any given year), Low (less than 1 in 200 but greater than or equal to 1 in 1000 chance), Medium (less than 1 in 30 but greater than or equal to 1 in 200 chance) or High (greater than or equal to 1 in 30 chance).

This data is sourced from the Environment Agency and Natural Resources Wales.

7.2 Historical Flood Events

Records within 250m**0**

Records of historic flooding from rivers, the sea, groundwater and surface water. Records began in 1946 when predecessor bodies started collecting detailed information about flooding incidents, although limited details may be included on flooding incidents prior to this date. Takes into account the presence of defences, structures, and other infrastructure where they existed at the time of flooding, and includes flood extents that may have been affected by overtopping, breaches or blockages.

This data is sourced from the Environment Agency and Natural Resources Wales.

7.3 Flood Defences

Records within 250m**0**

Records of flood defences owned, managed or inspected by the Environment Agency and Natural Resources Wales. Flood defences can be structures, buildings or parts of buildings. Typically these are earth banks, stone and concrete walls, or sheet-piling that is used to prevent or control the extent of flooding.

This data is sourced from the Environment Agency and Natural Resources Wales.



7.4 Areas Benefiting from Flood Defences

Records within 250m

0

Areas that would benefit from the presence of flood defences in a 1 in 100 (1%) chance of flooding each year from rivers or 1 in 200 (0.5%) chance of flooding each year from the sea.

This data is sourced from the Environment Agency and Natural Resources Wales.

7.5 Flood Storage Areas

Records within 250m

0

Areas that act as a balancing reservoir, storage basin or balancing pond to attenuate an incoming flood peak to a flow level that can be accepted by the downstream channel or to delay the timing of a flood peak so that its volume is discharged over a longer period.

This data is sourced from the Environment Agency and Natural Resources Wales.



River and coastal flooding - Flood Zones

7.6 Flood Zone 2

Records within 50m

0

Areas of land at risk of flooding, when the presence of flood defences are ignored. Covering land between Flood Zone 3 (see next section) and the extent of the flooding from rivers or the sea with a 1 in 1000 (0.1%) chance of flooding each year.

This data is sourced from the Environment Agency and Natural Resources Wales.

7.7 Flood Zone 3

Records within 50m

0

Areas of land at risk of flooding, when the presence of flood defences are ignored. Covering land with a 1 in 100 (1%) or greater chance of flooding each year from rivers or a 1 in 200 (0.5%) or greater chance of flooding each year from the sea.

This data is sourced from the Environment Agency and Natural Resources Wales.



8 Surface water flooding



— Site Outline

Search buffers in metres (m)

1 in 1000 return period

- Depth between 0.1m - 0.3m
- Depth between 0.3m - 1.0m
- Depth greater than 1.0m

1 in 250 return period

- Depth between 0.1m - 0.3m
- Depth between 0.3m - 1.0m
- Depth greater than 1.0m

1 in 100 return period

- Depth between 0.1m - 0.3m
- Depth between 0.3m - 1.0m
- Depth greater than 1.0m

1 in 30 return period

- Depth between 0.1m - 0.3m
- Depth between 0.3m - 1.0m
- Depth greater than 1.0m

8.1 Surface water flooding

Highest risk on site

1 in 30 year, 0.1m - 0.3m

Highest risk within 50m

1 in 30 year, Greater than 1.0m

Ambiental Risk Analytics surface water (pluvial) FloodMap identifies areas likely to flood as a result of extreme rainfall events, i.e. land naturally vulnerable to surface water ponding or flooding. This data set was produced by simulating 1 in 30 year, 1 in 100 year, 1 in 250 year and 1 in 1,000 year rainfall events. Modern urban drainage systems are typically built to cope with rainfall events between 1 in 20 and 1 in 30 years, though some older ones may flood in a 1 in 5 year rainfall event.

Features are displayed on the Surface water flooding map on [page 82 >](#)

The data shown on the map and in the table above shows the highest likelihood of flood events happening at the site. Lower likelihood events may have greater flood depths and hence a greater potential impact on a site.

The table below shows the maximum flood depths for a range of return periods for the site.

Return period	Maximum modelled depth
1 in 1000 year	Between 0.3m and 1.0m
1 in 250 year	Between 0.3m and 1.0m
1 in 100 year	Between 0.3m and 1.0m
1 in 30 year	Between 0.1m and 0.3m

This data is sourced from Ambiantal Risk Analytics.



9 Groundwater flooding



— Site Outline
Search buffers in metres (m)

- High
- Moderate - High
- Moderate
- Low
- Negligible

9.1 Groundwater flooding

Highest risk on site

Moderate

Highest risk within 50m

Moderate

Groundwater flooding is caused by unusually high groundwater levels. It occurs when the water table rises above the ground surface or within underground structures such as basements or cellars. Groundwater flooding tends to exhibit a longer duration than surface water flooding, possibly lasting for weeks or months, and as a result it can cause significant damage to property. This risk assessment is based on a 1 in 100 year return period and a 5m Digital Terrain Model (DTM).

Features are displayed on the Groundwater flooding map on [page 84](#) >

This data is sourced from Ambiantal Risk Analytics.

10 Environmental designations



- Site Outline
- Search buffers in metres (m)
- + Local Nature Reserves (LNR)

10.1 Sites of Special Scientific Interest (SSSI)

Records within 2000m

0

Sites providing statutory protection for the best examples of UK flora, fauna, or geological or physiographical features. Originally notified under the National Parks and Access to the Countryside Act 1949, SSSIs were re-notified under the Wildlife and Countryside Act 1981. Improved provisions for the protection and management of SSSIs were introduced by the Countryside and Rights of Way Act 2000 (in England and Wales) and (in Scotland) by the Nature Conservation (Scotland) Act 2004 and the Wildlife and Natural Environment (Scotland) Act 2010.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.2 Conserved wetland sites (Ramsar sites)

Records within 2000m**0**

Ramsar sites are designated under the Convention on Wetlands of International Importance, agreed in Ramsar, Iran, in 1971. They cover all aspects of wetland conservation and wise use, recognizing wetlands as ecosystems that are extremely important for biodiversity conservation in general and for the well-being of human communities. These sites cover a broad definition of wetland; marsh, fen, peatland or water, whether natural or artificial, permanent or temporary, with water that is static or flowing, fresh, brackish or salt, and even some marine areas.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.3 Special Areas of Conservation (SAC)

Records within 2000m**0**

Areas which have been identified as best representing the range and variety within the European Union of habitats and (non-bird) species listed on Annexes I and II to the Directive. SACs are designated under the EC Habitats Directive.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.4 Special Protection Areas (SPA)

Records within 2000m**0**

Sites classified by the UK Government under the EC Birds Directive, SPAs are areas of the most important habitat for rare (listed on Annex I to the Directive) and migratory birds within the European Union.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.5 National Nature Reserves (NNR)

Records within 2000m**0**

Sites containing examples of some of the most important natural and semi-natural terrestrial and coastal ecosystems in Great Britain. They are managed to conserve their habitats, provide special opportunities for scientific study or to provide public recreation compatible with natural heritage interests.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.6 Local Nature Reserves (LNR)

Records within 2000m**2**

Sites managed for nature conservation, and to provide opportunities for research and education, or simply enjoying and having contact with nature. They are declared by local authorities under the National Parks and Access to the Countryside Act 1949 after consultation with the relevant statutory nature conservation agency.

Features are displayed on the Environmental designations map on [page 85 >](#)

ID	Location	Name	Data source
-	1676m NW	The Cliff / Kersal Dale	Natural England
-	1715m NW	The Cliff / Kersal Dale	Natural England

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.7 Designated Ancient Woodland

Records within 2000m**0**

Ancient woodlands are classified as areas which have been wooded continuously since at least 1600 AD. This includes semi-natural woodland and plantations on ancient woodland sites. 'Wooded continuously' does not mean there is or has previously been continuous tree cover across the whole site, and not all trees within the woodland have to be old.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.8 Biosphere Reserves

Records within 2000m**0**

Biosphere Reserves are internationally recognised by UNESCO as sites of excellence to balance conservation and socioeconomic development between nature and people. They are recognised under the Man and the Biosphere (MAB) Programme with the aim of promoting sustainable development founded on the work of the local community.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.9 Forest Parks

Records within 2000m**0**

These are areas managed by the Forestry Commission designated on the basis of recreational, conservation or scenic interest.

This data is sourced from the Forestry Commission.



10.10 Marine Conservation Zones

Records within 2000m**0**

A type of marine nature reserve in UK waters established under the Marine and Coastal Access Act (2009). They are designated with the aim to protect nationally important, rare or threatened habitats and species.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.11 Green Belt

Records within 2000m**0**

Areas designated to prevent urban sprawl by keeping land permanently open.

This data is sourced from the Ministry of Housing, Communities and Local Government.

10.12 Proposed Ramsar sites

Records within 2000m**0**

Ramsar sites are areas listed as a Wetland of International Importance under the Convention on Wetlands of International Importance especially as Waterfowl Habitat (the Ramsar Convention) 1971. The sites here supplied have a status of 'Proposed' having been identified for potential adoption under the framework.

This data is sourced from Natural England.

10.13 Possible Special Areas of Conservation (pSAC)

Records within 2000m**0**

Special Areas of Conservation are areas which have been identified as best representing the range and variety within the European Union of habitats and (non-bird) species listed on Annexes I and II to the Directive. SACs are designated under the EC Habitats Directive. Those sites supplied here are those with a status of 'Possible' having been identified for potential adoption under the framework.

This data is sourced from Natural England and Natural Resources Wales.

10.14 Potential Special Protection Areas (pSPA)

Records within 2000m**0**

Special Protection Areas (SPAs) are areas designated (or 'classified') under the European Union Wild Birds Directive for the protection of nationally and internationally important populations of wild birds. Those sites supplied here are those with a status of 'Potential' having been identified for potential adoption under the framework.

This data is sourced from Natural England.



10.15 Nitrate Sensitive Areas

Records within 2000m**0**

Areas where nitrate concentrations in drinking water sources exceeded or was at risk of exceeding the limit of 50 mg/l set by the 1980 EC Drinking Water Directive. Voluntary agricultural measures as a means of reducing the levels of nitrate were introduced by DEFRA as MAFF, with payments being made to farmers who complied. The scheme was started as a pilot in 1990 in ten areas, later implemented within 32 areas. The scheme was closed to further new entrants in 1998, although existing agreements continued for their full term. All Nitrate Sensitive Areas fell within the areas designated as Nitrate Vulnerable Zones (NVZs) in 1996 under the EC Nitrate Directive (91/676/EEC).

This data is sourced from Natural England.

10.16 Nitrate Vulnerable Zones

Records within 2000m**5**

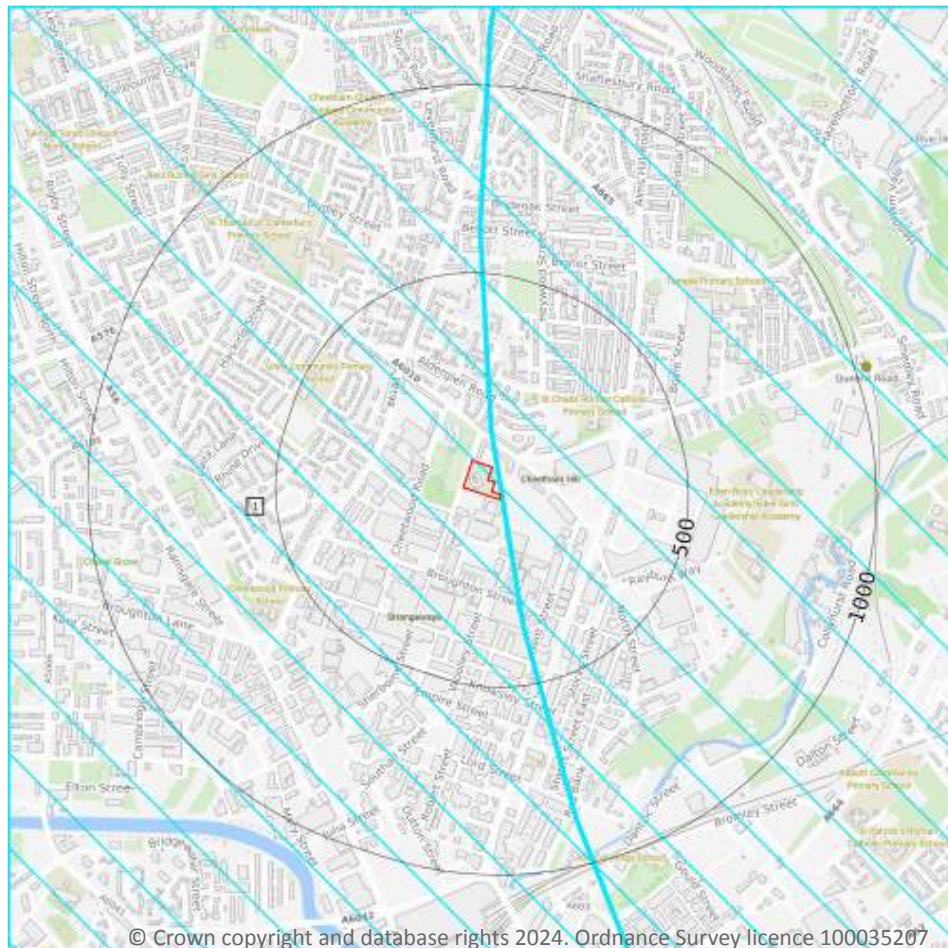
Areas at risk from agricultural nitrate pollution designated under the EC Nitrate Directive (91/676/EEC). These are areas of land that drain into waters polluted by nitrates. Farmers operating within these areas have to follow mandatory rules to tackle nitrate loss from agriculture.

Location	Name	Type	NVZ ID	Status
On site	Irwell / Man. Ship Canal (Kearsley to Irlam Locks) NVZ	Surface Water	643	Existing
On site	Irwell / Man. Ship Canal (Kearsley to Irlam Locks) NVZ	Surface Water	643	Existing
266m SE	River Irk (Moston Brook to River Irwell) NVZ	Surface Water	638	Existing
612m S	River Irk (Moston Brook to River Irwell) NVZ	Surface Water	638	Existing
1034m N	River Irk (Moston Brook to River Irwell) NVZ	Surface Water	638	Existing

This data is sourced from Natural England and Natural Resources Wales.



SSSI Impact Zones and Units



- Site Outline
- Search buffers in metres (m)
- SSSI Impact Risk Zones
- SSSI Units
- Not recorded
- Favourable
- Unfavourable - Recovering
- Unfavourable - No change
- Unfavourable - Declining
- Partially destroyed
- Destroyed

10.17 SSSI Impact Risk Zones

Records on site

1

Developed to allow rapid initial assessment of the potential risks to SSSIs posed by development proposals. They define zones around each SSSI which reflect the particular sensitivities of the features for which it is notified and indicate the types of development proposal which could potentially have adverse impacts.

Features are displayed on the SSSI Impact Zones and Units map on [page 90](#) >

ID	Location	Type of developments requiring consultation
1	On site	Air pollution - Livestock & poultry units with floorspace > 500m ² , slurry lagoons & digestate stores > 4000m ² . Combustion - General combustion processes >50MW energy input. Incl: energy from waste incineration, other incineration, landfill gas generation plant, pyrolysis/gasification, anaerobic digestion, sewage treatment works, other incineration/ combustion.



This data is sourced from Natural England.

10.18 SSSI Units

Records within 2000m

0

Divisions of SSSIs used to record management and condition details. Units are the smallest areas for which Natural England gives a condition assessment, however, the size of units varies greatly depending on the types of management and the conservation interest.

This data is sourced from Natural England and Natural Resources Wales.



11 Visual and cultural designations



- Site Outline
- Search buffers in metres (m)
- Listed buildings
- Conservation areas
- Conservation areas - no data
- National Parks
- Areas of Outstanding Natural Beauty
- Registered parks and gardens
- Scheduled Monuments
- World Heritage Sites

11.1 World Heritage Sites

Records within 250m

0

Sites designated for their globally important cultural or natural interest requiring appropriate management and protection measures. World Heritage Sites are designated to meet the UK's commitments under the World Heritage Convention.

This data is sourced from Historic England, Cadw and Historic Environment Scotland.

11.2 Area of Outstanding Natural Beauty

Records within 250m**0**

Areas of Outstanding Natural Beauty (AONB) are conservation areas, chosen because they represent 18% of the finest countryside. Each AONB has been designated for special attention because of the quality of their flora, fauna, historical and cultural associations, and/or scenic views. The National Parks and Access to the Countryside Act of 1949 created AONBs and the Countryside and Rights of Way Act, 2000 added further regulation and protection. There are likely to be restrictions to some developments within these areas.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

11.3 National Parks

Records within 250m**0**

In England and Wales, the purpose of National Parks is to conserve and enhance landscapes within the countryside whilst promoting public enjoyment of them and having regard for the social and economic well-being of those living within them. In Scotland National Parks have the additional purpose of promoting the sustainable use of the natural resources of the area and the sustainable social and economic development of its communities. The National Parks and Access to the Countryside Act 1949 established the National Park designation in England and Wales, and The National Parks (Scotland) Act 2000 in Scotland.

This data is sourced from Natural England, Natural Resources Wales and the Scottish Government.

11.4 Listed Buildings

Records within 250m**2**

Buildings listed for their special architectural or historical interest. Building control in the form of 'listed building consent' is required in order to make any changes to that building which might affect its special interest. Listed buildings are graded to indicate their relative importance, however building controls apply to all buildings equally, irrespective of their grade, and apply to the interior and exterior of the building in its entirety, together with any curtilage structures.

Features are displayed on the Visual and cultural designations map on [page 92 >](#)

ID	Location	Name	Grade	Reference Number	Listed date
1	60m NW	Cheetham Park Shelter	II	1446330	15/08/2017
2	63m W	Bandstand	II	1197787	06/06/1994

This data is sourced from Historic England, Cadw and Historic Environment Scotland.



11.5 Conservation Areas

Records within 250m

0

Local planning authorities are obliged to designate as conservation areas any parts of their own area that are of special architectural or historic interest, the character and appearance of which it is desirable to preserve or enhance. Designation of a conservation area gives broader protection than the listing of individual buildings. All the features within the area, listed or otherwise, are recognised as part of its character. Conservation area designation is the means of recognising the importance of all factors and of ensuring that planning decisions address the quality of the landscape in its broadest sense.

This data is sourced from Historic England, Cadw and Historic Environment Scotland.

11.6 Scheduled Ancient Monuments

Records within 250m

0

A scheduled monument is an historic building or site that is included in the Schedule of Monuments kept by the Secretary of State for Digital, Culture, Media and Sport. The regime is set out in the Ancient Monuments and Archaeological Areas Act 1979. The Schedule of Monuments has c.20,000 entries and includes sites such as Roman remains, burial mounds, castles, bridges, earthworks, the remains of deserted villages and industrial sites. Monuments are not graded, but all are, by definition, considered to be of national importance.

This data is sourced from Historic England, Cadw and Historic Environment Scotland.

11.7 Registered Parks and Gardens

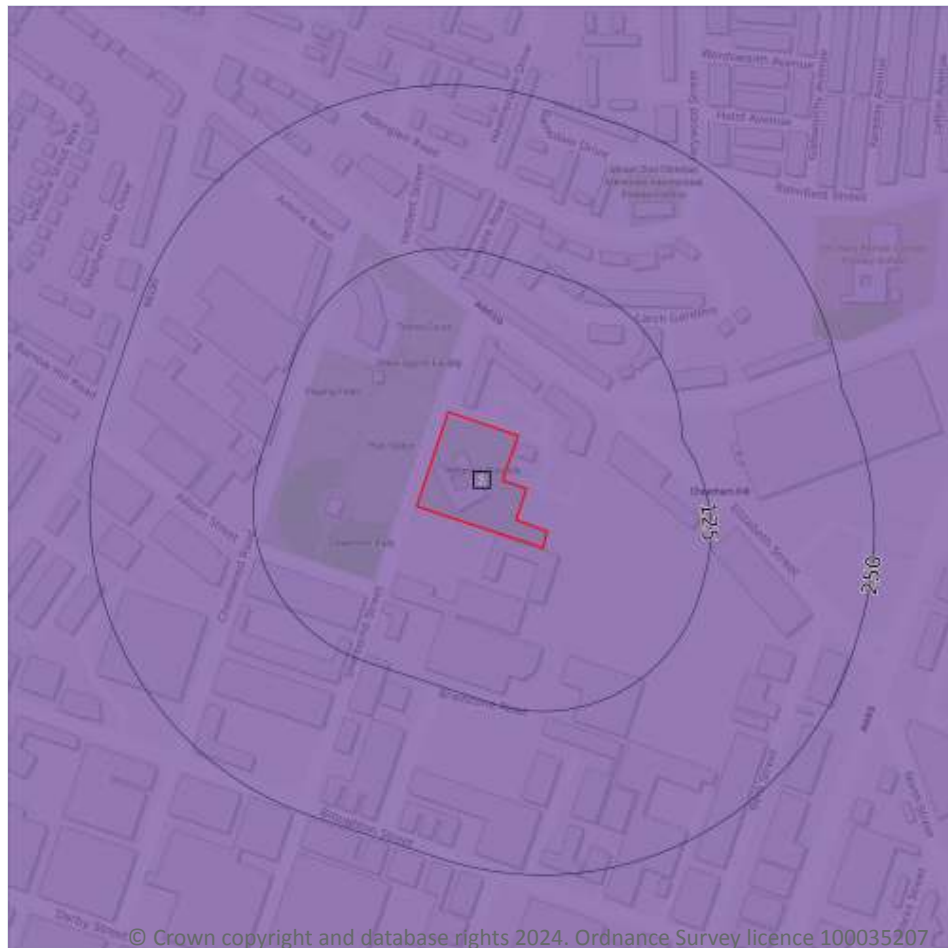
Records within 250m

0

Parks and gardens assessed to be of particular interest and of special historic interest. The emphasis being on 'designed' landscapes, rather than on planting or botanical importance. Registration is a 'material consideration' in the planning process, meaning that planning authorities must consider the impact of any proposed development on the special character of the landscape.

This data is sourced from Historic England, Cadw and Historic Environment Scotland.

12 Agricultural designations



- Site Outline
- Search buffers in metres (m)
- Grade 1 - excellent quality
- Grade 2 - very good quality
- Grade 3 - good to moderate quality
- Grade 3a - good quality
- Grade 3b - moderate quality
- Grade 4 - poor quality
- Grade 5 - very poor quality
- Non-agricultural land
- Urban land
- Exclusion land
- Tree felling licences
- Open Access land

12.1 Agricultural Land Classification

Records within 250m

1

Classification of the quality of agricultural land taking into consideration multiple factors including climate, physical geography and soil properties. It should be noted that the categories for the grading of agricultural land are not consistent across England, Wales and Scotland.

Features are displayed on the Agricultural designations map on [page 95](#) >

ID	Location	Classification	Description
1	On site	Urban	Non-agricultural/no quality assigned

This data is sourced from Natural England.



12.2 Open Access Land

Records within 250m

0

The Countryside and Rights of Way Act 2000 (CROW Act) gives a public right of access to land without having to use paths. Access land includes mountains, moors, heaths and downs that are privately owned. It also includes common land registered with the local council and some land around the England Coast Path. Generally permitted activities on access land are walking, running, watching wildlife and climbing.

This data is sourced from Natural England and Natural Resources Wales.

12.3 Tree Felling Licences

Records within 250m

0

Felling Licence Application (FLA) areas approved by Forestry Commission England. Anyone wishing to fell trees must ensure that a licence or permission under a grant scheme has been issued by the Forestry Commission before any felling is carried out or that one of the exceptions apply.

This data is sourced from the Forestry Commission.

12.4 Environmental Stewardship Schemes

Records within 250m

0

Environmental Stewardship covers a range of schemes that provide financial incentives to farmers, foresters and land managers to look after and improve the environment. The schemes identified may be historical schemes that have now expired, or may still be active.

This data is sourced from Natural England.

12.5 Countryside Stewardship Schemes

Records within 250m

0

Countryside Stewardship covers a range of schemes that provide financial incentives to farmers, foresters and land managers to look after and improve the environment. Main objectives are to improve the farmed environment for wildlife and to reduce diffuse water pollution.

This data is sourced from Natural England.

13 Habitat designations



- Site Outline
- Search buffers in metres (m)
- Priority Habitat Inventory
- Open Mosaic Habitat
- Limestone Pavement Orders
- Habitat Networks
 - Primary Habitat
 - Restorable Habitat
 - Associated Habitats
 - Habitat Restoration-Creation
 - Network Enhancement Zone 1
 - Network Enhancement Zone 2

13.1 Priority Habitat Inventory

Records within 250m

5

Habitats of principal importance as named under Natural Environment and Rural Communities Act (2006) Section 41.

Features are displayed on the Habitat designations map on [page 97](#) >

ID	Location	Main Habitat	Other habitats
1	13m NW	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
3	28m W	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
4	62m W	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
5	62m NW	Deciduous woodland	Main habitat: DWOOD (INV > 50%)



ID	Location	Main Habitat	Other habitats
6	71m W	Deciduous woodland	Main habitat: DWOOD (INV > 50%)

This data is sourced from Natural England.

13.2 Habitat Networks

Records within 250m	0
----------------------------	----------

Habitat networks for 18 priority habitat networks (based primarily, but not exclusively, on the priority habitat inventory) and areas suitable for the expansion of networks through restoration and habitat creation.

This data is sourced from Natural England.

13.3 Open Mosaic Habitat

Records within 250m	2
----------------------------	----------

Sites verified as Open Mosaic Habitat. Mosaic habitats are brownfield sites that are identified under the UK Biodiversity Action Plan as a priority habitat due to the habitat variation within a single site, supporting an array of invertebrates.

Features are displayed on the Habitat designations map on [page 97 >](#)

ID	Location	Site reference	Identification confidence	Primary source	Secondary source	Tertiary source
2	17m SE	HLD_refs: EAHL16459	Low	Environment Agency Historic Landfill Sites	UK Perspectives Aerial Photography	British Geological Survey BRITPITS database
7	122m NW	NLUD Ref: 421500580	Low	National Land Use Database - Previously Developed Land	UK Perspectives Aerial Photography	-

This data is sourced from Natural England.

13.4 Limestone Pavement Orders

Records within 250m	0
----------------------------	----------

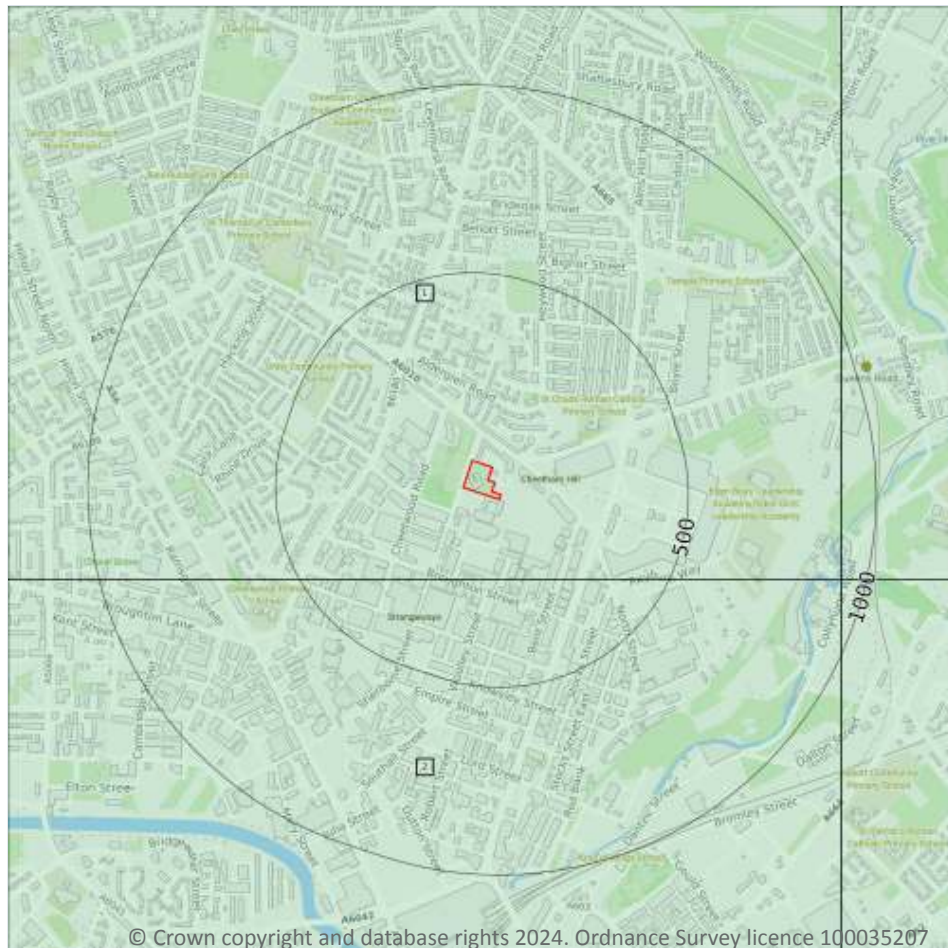
Limestone pavements are outcrops of limestone where the surface has been worn away by natural means over millennia. These rocks have the appearance of paving blocks, hence their name. Not only do they have geological interest, they also provide valuable habitats for wildlife. These habitats are threatened due to their removal for use in gardens and water features. Many limestone pavements have been designated as SSSIs which affords them some protection. In addition, Section 34 of the Wildlife and Countryside Act 1981 gave them additional protection via the creation of Limestone Pavement Orders, which made it a criminal offence to

remove any part of the outcrop. The associated Limestone Pavement Priority Habitat is part of the UK Biodiversity Action Plan priority habitat in England.

This data is sourced from Natural England.



14 Geology 1:10,000 scale - Availability



— Site Outline
Search buffers in metres (m)

- Full coverage
- Partial coverage
- No coverage

14.1 10k Availability

Records within 500m

2

An indication on the coverage of 1:10,000 scale geology data for the site, the most detailed dataset provided by the British Geological Survey. Either 'Full', 'Partial' or 'No coverage' for each geological theme.

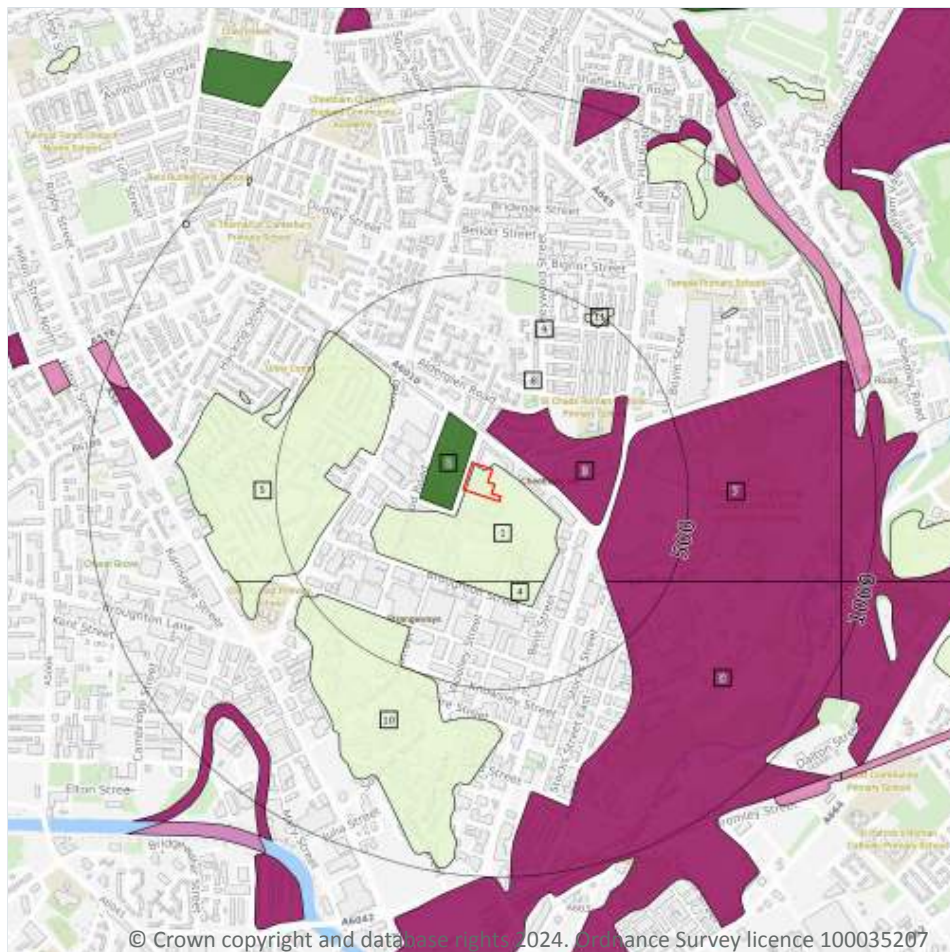
Features are displayed on the Geology 1:10,000 scale - Availability map on [page 100](#) >

ID	Location	Artificial	Superficial	Bedrock	Mass movement	Sheet No.
1	On site	Full	Full	Full	Full	SD80SW
2	212m S	Full	Full	Full	No coverage	SJ89NW

This data is sourced from the British Geological Survey.



Geology 1:10,000 scale - Artificial and made ground



- Site Outline
- Search buffers in metres (m)
- Reclaimed ground
 - Made ground
 - Worked ground
 - Infilled ground
 - Disturbed ground
 - Landscaped ground

14.2 Artificial and made ground (10k)

Records within 500m

11

Details of made, worked, infilled, disturbed and landscaped ground at 1:10,000 scale. Artificial ground can be associated with potentially contaminated material, unpredictable engineering conditions and instability.

Features are displayed on the Geology 1:10,000 scale - Artificial and made ground map on [page 101](#) >

ID	Location	LEX Code	Description	Rock description
1	On site	WMGR-ARTDP	Infilled Ground	Artificial Deposit
2	13m W	LSGR-ARTDP	Landscaped Ground (Undivided)	Artificial Deposit
3	71m NE	MGR-ARTDP	Made Ground (Undivided)	Artificial Deposit
4	212m S	WMGR-ARTDP	Infilled Ground	Artificial Deposit

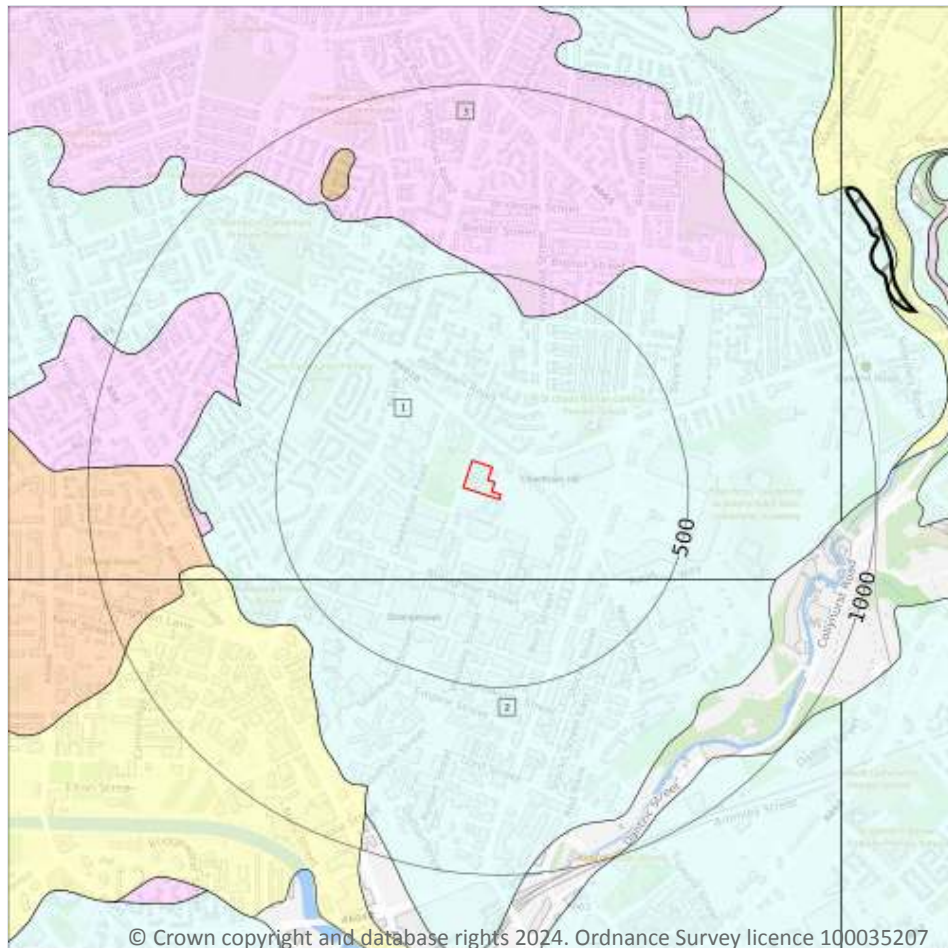


ID	Location	LEX Code	Description	Rock description
5	248m NW	WMGR-ARTDP	Infilled Ground	Artificial Deposit
6	251m NE	WMGR-ARTDP	Infilled Ground	Artificial Deposit
7	292m SE	MGR-ARTDP	Made Ground (Undivided)	Artificial Deposit
8	354m SE	MGR-ARTDP	Made Ground (Undivided)	Artificial Deposit
9	391m N	WMGR-ARTDP	Infilled Ground	Artificial Deposit
10	394m SW	WMGR-ARTDP	Infilled Ground	Artificial Deposit
11	467m NE	WMGR-ARTDP	Infilled Ground	Artificial Deposit

This data is sourced from the British Geological Survey.



Geology 1:10,000 scale - Superficial



Site Outline

Search buffers in metres (m)

Landslip (10k)

Superficial geology (10k)
Please see table for more details.

14.3 Superficial geology (10k)

Records within 500m

3

Superficial geological deposits at 1:10,000 scale. Also known as 'drift', these are the youngest geological deposits, formed during the Quaternary. They rest on older deposits or rocks referred to as bedrock.

Features are displayed on the Geology 1:10,000 scale - Superficial map on [page 103](#) >

ID	Location	LEX Code	Description	Rock description
1	On site	TILLD-DMTN	Till, Devensian - Diamicton	Diamicton
2	212m S	TILLD-DMTN	Till, Devensian - Diamicton	Diamicton
3	410m N	GFSD-DSV	Glaciofluvial Sheet Deposits, Devensian - Sand And Gravel	Sand And Gravel

This data is sourced from the British Geological Survey.

14.4 Landslip (10k)

Records within 500m

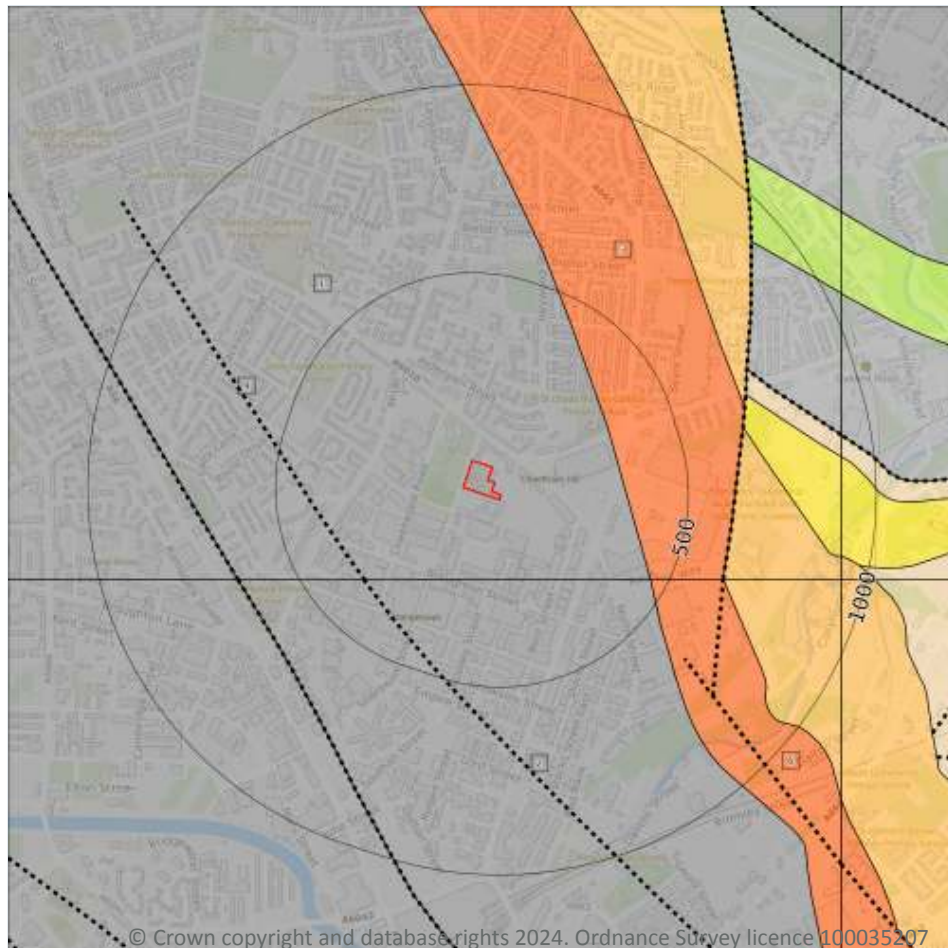
0

Mass movement deposits on BGS geological maps at 1:10,000 scale. Primarily superficial deposits that have moved down slope under gravity to form landslips. These affect bedrock, other superficial deposits and artificial ground.

This data is sourced from the British Geological Survey.



Geology 1:10,000 scale - Bedrock



— Site Outline

Search buffers in metres (m)

.... Bedrock faults and other linear features (10k)

Bedrock geology (10k)
Please see table for more details.

14.5 Bedrock geology (10k)

Records within 500m

4

Bedrock geology at 1:10,000 scale. The main mass of rocks forming the Earth and present everywhere, whether exposed at the surface in outcrops or concealed beneath superficial deposits or water.

Features are displayed on the Geology 1:10,000 scale - Bedrock map on [page 105 >](#)

ID	Location	LEX Code	Description	Rock age
1	On site	CPB-SDST	Chester Pebble Beds Formation - Sandstone	Early Triassic Epoch
2	212m S	CPB-SDST	Chester Pebble Beds Formation - Sandstone	Early Triassic Epoch
3	323m E	MM-MDST	Manchester Marls Formation - Mudstone	Late Permian Epoch [Obsolete name]

ID	Location	LEX Code	Description	Rock age
6	455m SE	MM-MDST	Manchester Marls Formation - Mudstone	Late Permian Epoch [Obsolete name]

This data is sourced from the British Geological Survey.

14.6 Bedrock faults and other linear features (10k)

Records within 500m

2

Linear features at the ground or bedrock surface at 1:10,000 scale of six main types; rock, fault, fold axis, mineral vein, alteration area or landform. Features are either observed or inferred, and relate primarily to bedrock.

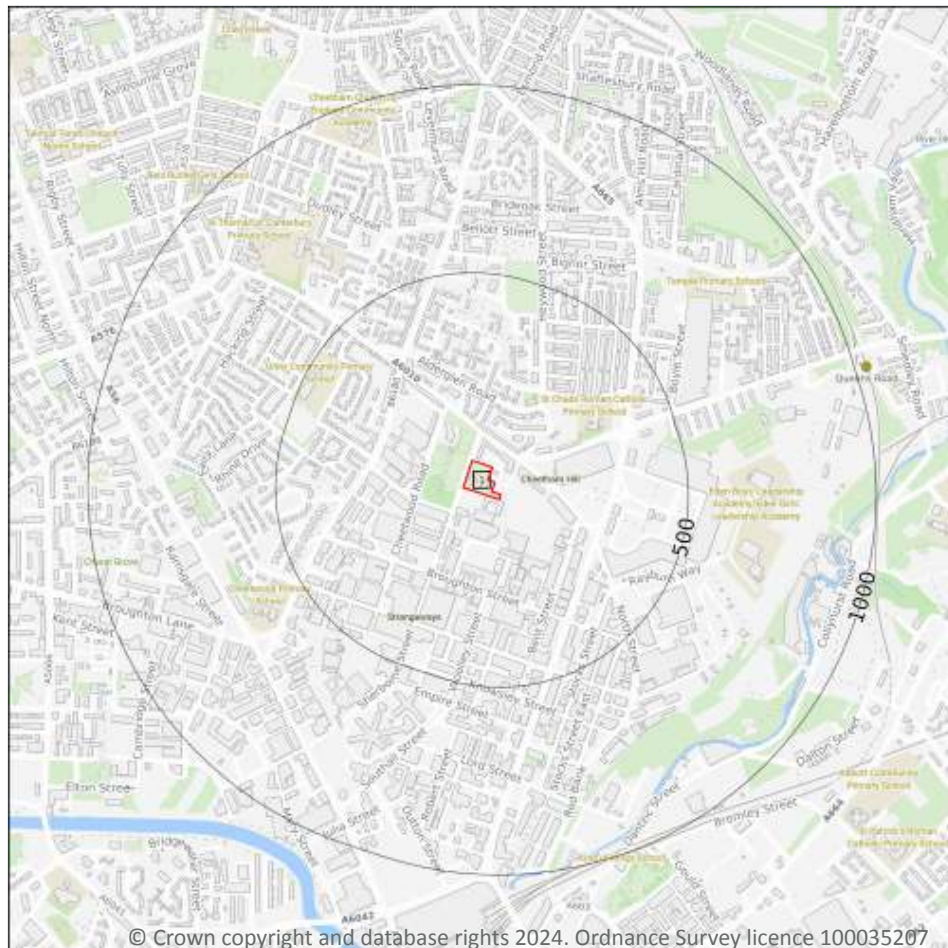
Features are displayed on the Geology 1:10,000 scale - Bedrock map on [page 105 >](#)

ID	Location	Category	Description
4	357m SW	FAULT	Normal fault, inferred; crossmarks on downthrow side
5	361m SW	FAULT	Normal fault, inferred; crossmarks on downthrow side

This data is sourced from the British Geological Survey.



15 Geology 1:50,000 scale - Availability



— Site Outline

Search buffers in metres (m)

□ Geological map tile

15.1 50k Availability

Records within 500m

1

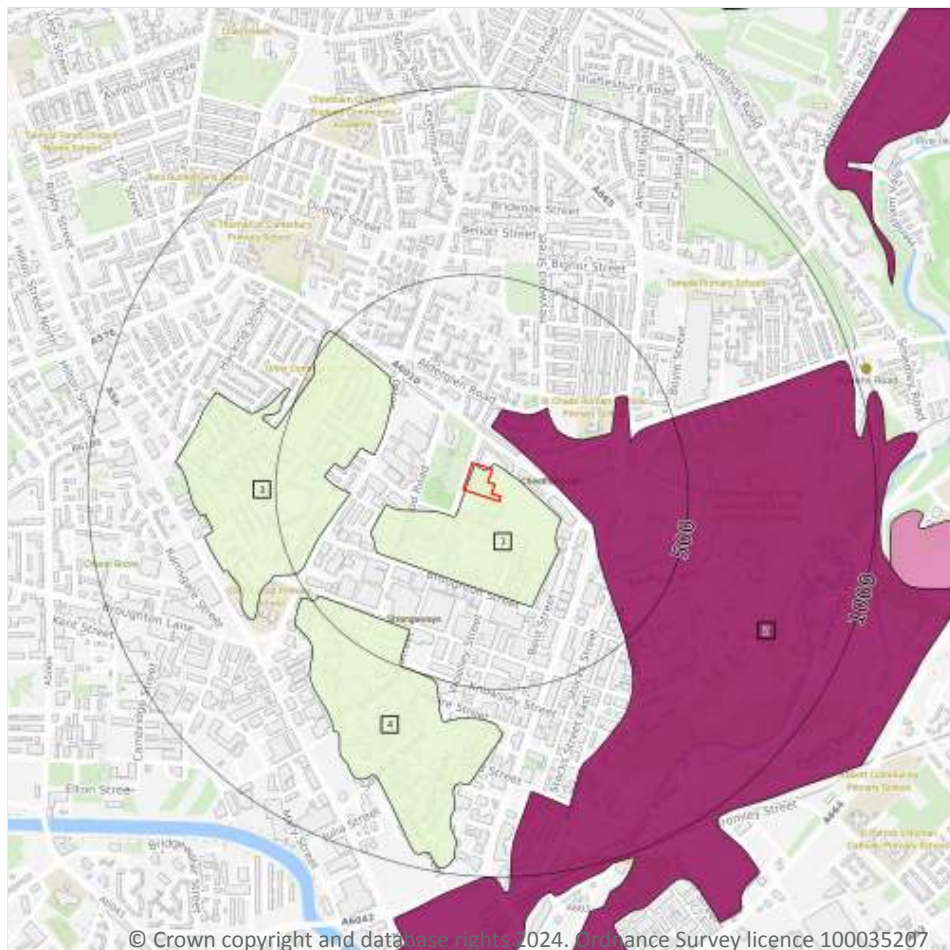
An indication on the coverage of 1:50,000 scale geology data for the site. Either 'Full' or 'No coverage' for each geological theme.

Features are displayed on the Geology 1:50,000 scale - Availability map on [page 107](#) >

ID	Location	Artificial	Superficial	Bedrock	Mass movement	Sheet No.
1	On site	No coverage	Full	Full	No coverage	EW085_manchester_v4

This data is sourced from the British Geological Survey.

Geology 1:50,000 scale - Artificial and made ground



- Site Outline
- Search buffers in metres (m)
- Made ground
 - Worked ground
 - Infilled ground
 - Disturbed ground
 - Landscaped ground

15.2 Artificial and made ground (50k)

Records within 500m

4

Details of made, worked, infilled, disturbed and landscaped ground at 1:50,000 scale. Artificial ground can be associated with potentially contaminated material, unpredictable engineering conditions and instability.

Features are displayed on the Geology 1:50,000 scale - Artificial and made ground map on [page 108 >](#)

ID	Location	LEX Code	Description	Rock description
1	On site	WMGR-ARTDP	INFILLED GROUND	ARTIFICIAL DEPOSIT
2	86m NE	MGR-ARTDP	MADE GROUND (UNDIVIDED)	ARTIFICIAL DEPOSIT
3	248m NW	WMGR-ARTDP	INFILLED GROUND	ARTIFICIAL DEPOSIT
4	400m SW	WMGR-ARTDP	INFILLED GROUND	ARTIFICIAL DEPOSIT

This data is sourced from the British Geological Survey.

15.3 Artificial ground permeability (50k)

Records within 50m

1

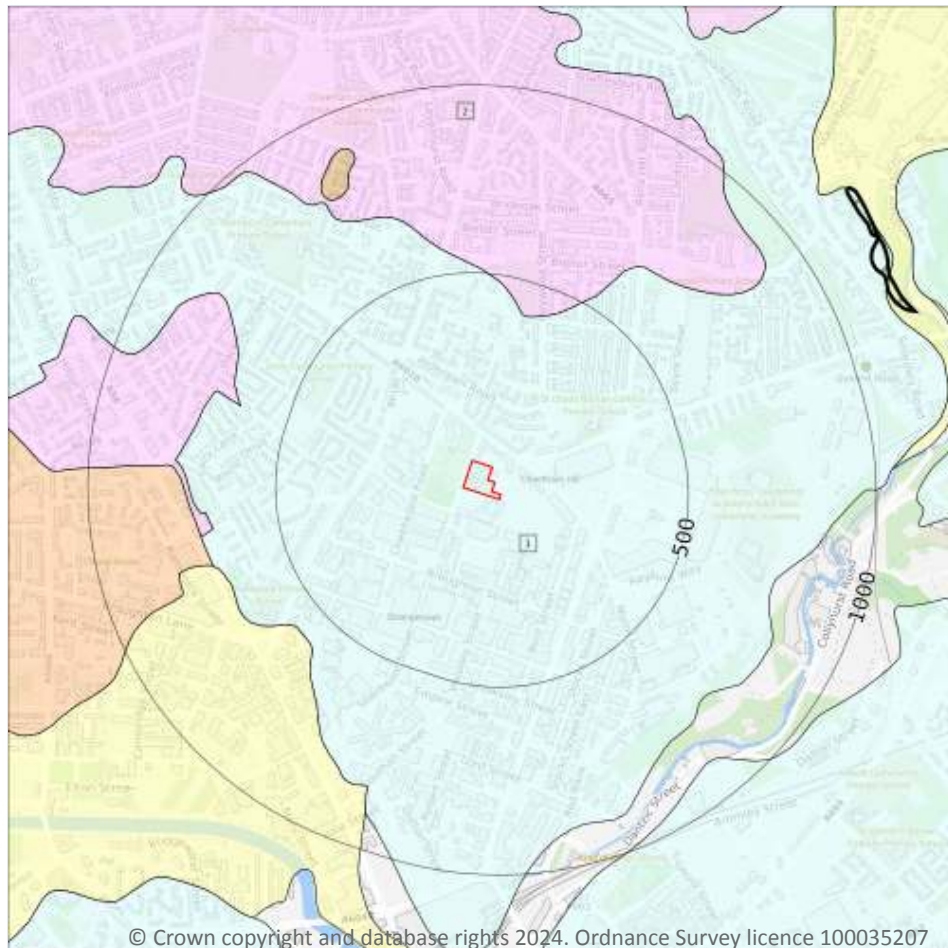
A qualitative classification of estimated rates of vertical movement of water from the ground surface through the unsaturated zone of any artificial deposits (the zone between the land surface and the water table).

Location	Flow type	Maximum permeability	Minimum permeability
On site	Mixed	Very High	Low

This data is sourced from the British Geological Survey.



Geology 1:50,000 scale - Superficial



Site Outline

Search buffers in metres (m)

Landslip (50k)

Superficial geology (50k)
Please see table for more details.

15.4 Superficial geology (50k)

Records within 500m

2

Superficial geological deposits at 1:50,000 scale. Also known as 'drift', these are the youngest geological deposits, formed during the Quaternary. They rest on older deposits or rocks referred to as bedrock.

Features are displayed on the Geology 1:50,000 scale - Superficial map on [page 110](#) >

ID	Location	LEX Code	Description	Rock description
1	On site	TILLD-DMTN	TILL, DEVANSIAN	DIAMICTON
2	410m N	GFSDD-XSV	GLACIOFLUVIAL SHEET DEPOSITS, DEVANSIAN	SAND AND GRAVEL

This data is sourced from the British Geological Survey.



15.5 Superficial permeability (50k)

Records within 50m**1**

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

Location	Flow type	Maximum permeability	Minimum permeability
On site	Mixed	High	Low

This data is sourced from the British Geological Survey.

15.6 Landslip (50k)

Records within 500m**0**

Mass movement deposits on BGS geological maps at 1:50,000 scale. Primarily superficial deposits that have moved down slope under gravity to form landslips. These affect bedrock, other superficial deposits and artificial ground.

This data is sourced from the British Geological Survey.

15.7 Landslip permeability (50k)

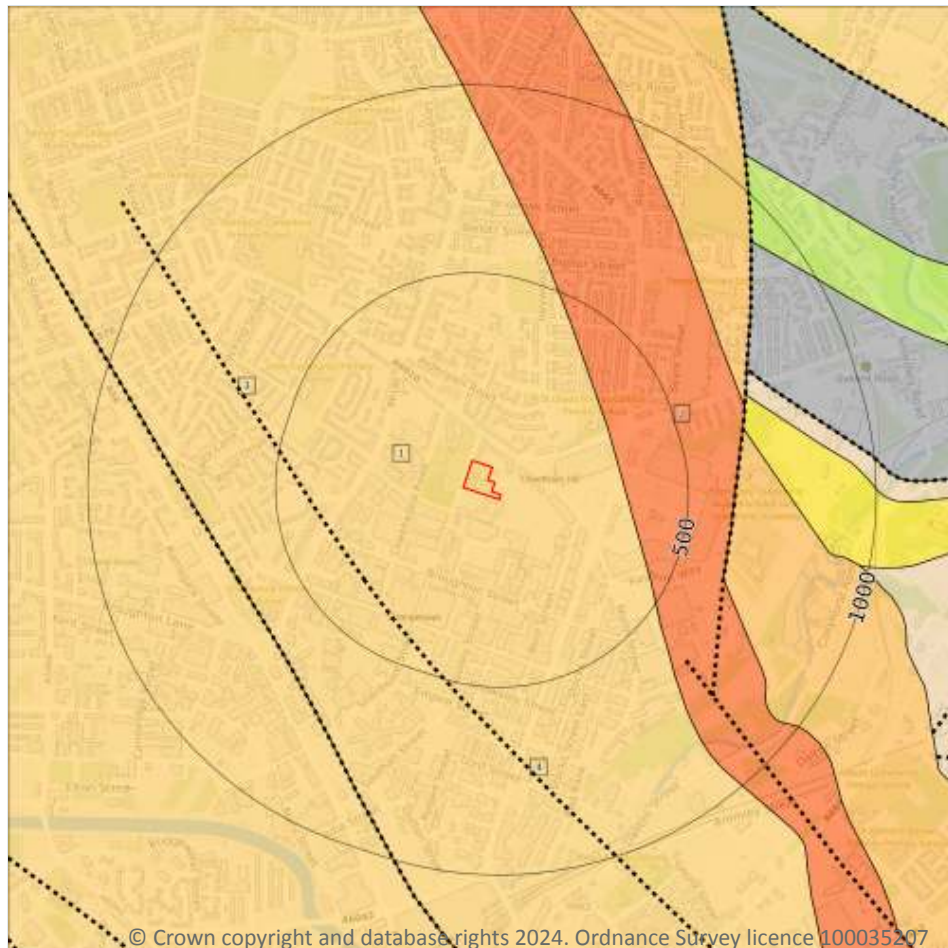
Records within 50m**0**

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

This data is sourced from the British Geological Survey.



Geology 1:50,000 scale - Bedrock



— Site Outline

Search buffers in metres (m)

.... Bedrock faults and other linear features (50k)

Bedrock geology (50k)
Please see table for more details.

15.8 Bedrock geology (50k)

Records within 500m

2

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

Features are displayed on the Geology 1:50,000 scale - Bedrock map on [page 112 >](#)

ID	Location	LEX Code	Description	Rock age
1	On site	CHES-SDST	CHESTER FORMATION - SANDSTONE	OLENEKIAN
2	323m E	MM-MDST	MANCHESTER MARLS FORMATION - MUDSTONE	-

This data is sourced from the British Geological Survey.

15.9 Bedrock permeability (50k)

Records within 50m

1

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

Location	Flow type	Maximum permeability	Minimum permeability
On site	Mixed	High	Moderate

This data is sourced from the British Geological Survey.

15.10 Bedrock faults and other linear features (50k)

Records within 500m

2

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

Features are displayed on the Geology 1:50,000 scale - Bedrock map on [page 112 >](#)

ID	Location	Category	Description
3	357m SW	FAULT	Fault, inferred
4	360m SW	FAULT	Fault, inferred

This data is sourced from the British Geological Survey.



16 Boreholes



— Site Outline
Search buffers in metres (m)

- Confidential
- 0 - 10m
- 10 - 30m
- 30m+
- Unknown

16.1 BGS Boreholes

Records within 250m

13

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

Features are displayed on the Boreholes map on [page 114](#) >

ID	Location	Grid reference	Name	Length	Confidential	Web link
1	67m NW	383972 400366	CHEETHAM PARK MANCHESTER WS2	-	Y	N/A
A	90m NW	383977 400397	CHEETHAM PARK MANCHESTER HP2	-	Y	N/A
B	98m NW	383939 400375	CHEETHAM PARK MANCHESTER WS1	-	Y	N/A

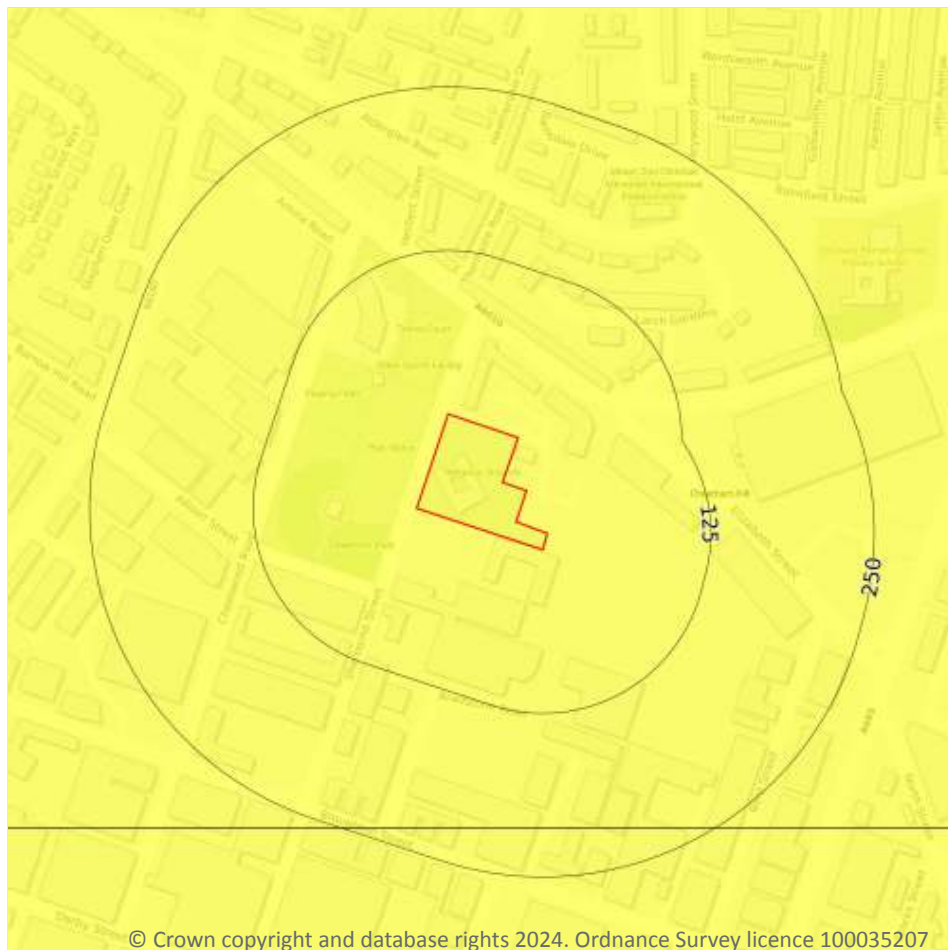


ID	Location	Grid reference	Name	Length	Confidential	Web link
B	99m NW	383932 400366	CHEETHAM PARK MANCHESTER HP3	-	Y	N/A
A	103m NW	383974 400410	CHEETHAM PARK MANCHESTER WS3	-	Y	N/A
A	109m NW	383954 400405	CHEETHAM PARK MANCHESTER WS4	-	Y	N/A
2	119m N	384080 400420	CHEETHAM HILL 5	6.1	N	29016 ↗
A	120m NW	383960 400421	CHEETHAM PARK MANCHESTER HP1	-	Y	N/A
3	150m E	384220 400310	CHEETHAM HILL 2	7.62	N	29013 ↗
4	155m N	384000 400470	CHEETHAM HILL 8	6.1	N	29019 ↗
5	199m E	384290 400250	CHEETHAM HILL 4	12.19	N	29015 ↗
6	225m NE	384280 400380	CHEETHAM HILL 3	4.88	N	29014 ↗
7	249m SW	383850 400040	BROUGHTON STREET	12.04	N	28831 ↗

This data is sourced from the British Geological Survey.



17 Natural ground subsidence - Shrink swell clays



- Site Outline
- Search buffers in metres (m)
- ☐ No data
 - ☐ Negligible
 - ☒ Very low
 - ☐ Low
 - ☐ Moderate
 - ☐ High

17.1 Shrink swell clays

Records within 50m

1

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

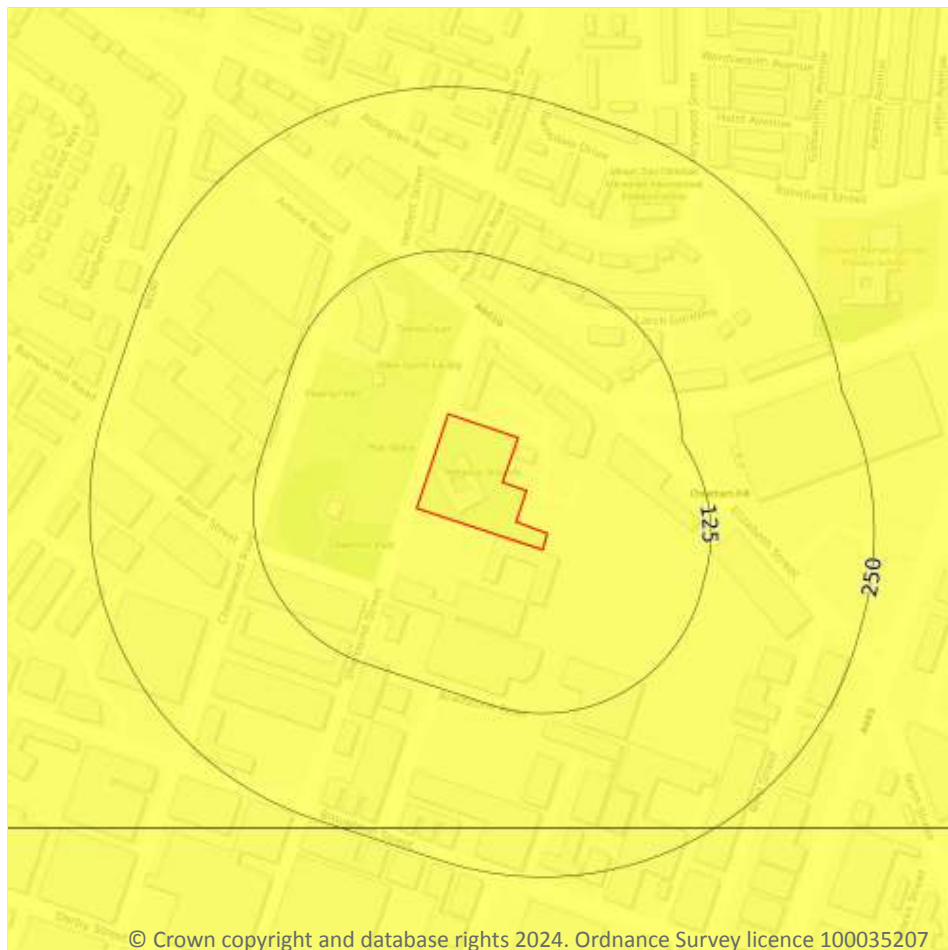
Features are displayed on the Natural ground subsidence - Shrink swell clays map on [page 116 >](#)

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

This data is sourced from the British Geological Survey.



Natural ground subsidence - Running sands



- Site Outline
- Search buffers in metres (m)
- ☐ No data
 - ☐ Negligible
 - ☒ Very low
 - ☐ Low
 - ☐ Moderate
 - ☐ High

17.2 Running sands

Records within 50m

1

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

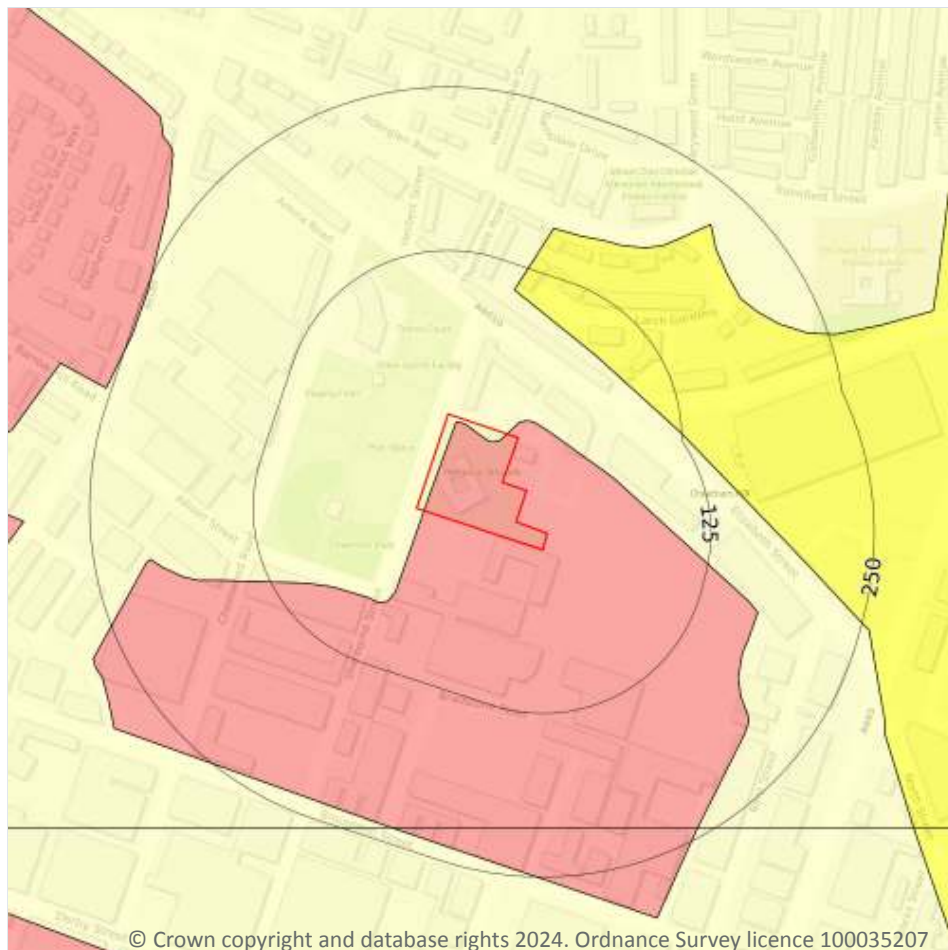
Features are displayed on the Natural ground subsidence - Running sands map on [page 117 >](#)

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

This data is sourced from the British Geological Survey.



Natural ground subsidence - Compressible deposits



- Site Outline
- Search buffers in metres (m)
- ☐ No data
 - ☐ Negligible
 - ☐ Very low
 - ☐ Low
 - ☐ Moderate
 - ☐ High

17.3 Compressible deposits

Records within 50m

2

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

Features are displayed on the Natural ground subsidence - Compressible deposits map on [page 118](#) >

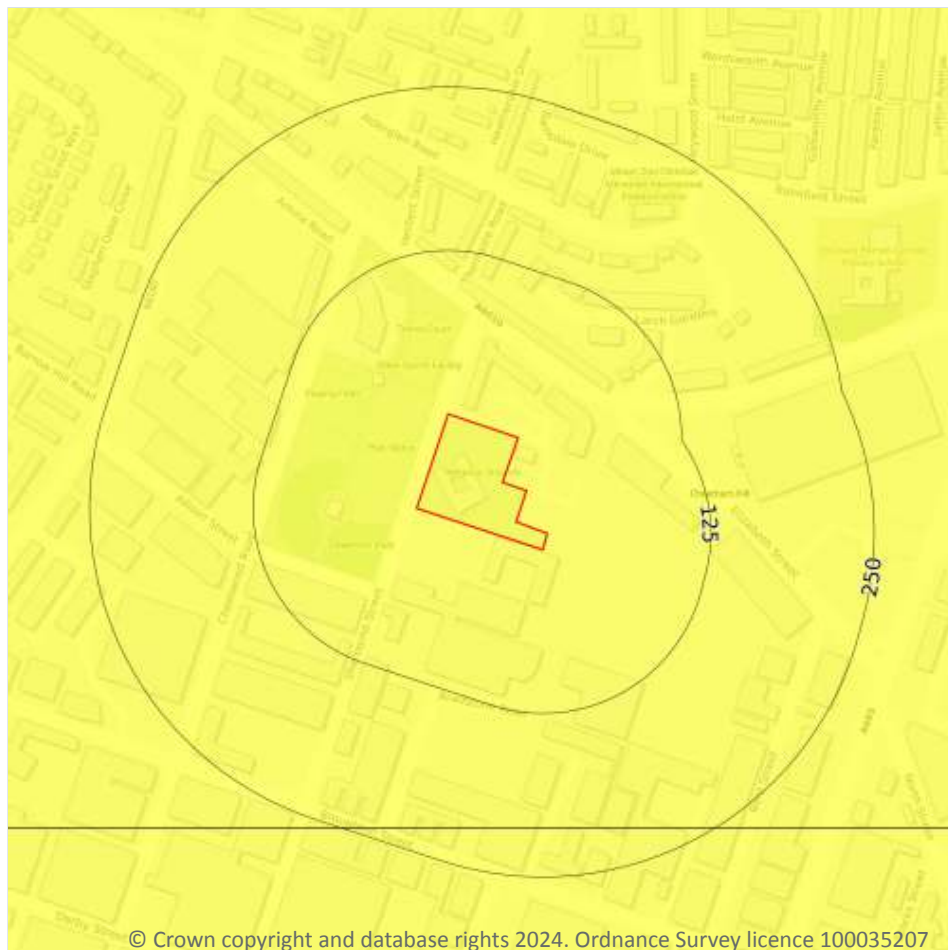
Location	Hazard rating	Details
On site	Negligible	Compressible strata are not thought to occur.
On site	Moderate	Compressibility and uneven settlement hazards are probably present. Land use should consider specifically the compressibility and variability of the site.



This data is sourced from the British Geological Survey.



Natural ground subsidence - Collapsible deposits



- Site Outline
- Search buffers in metres (m)
- ☐ No data
 - ☐ Negligible
 - ☒ Very low
 - ☐ Low
 - ☐ Moderate
 - ☐ High

17.4 Collapsible deposits

Records within 50m

1

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

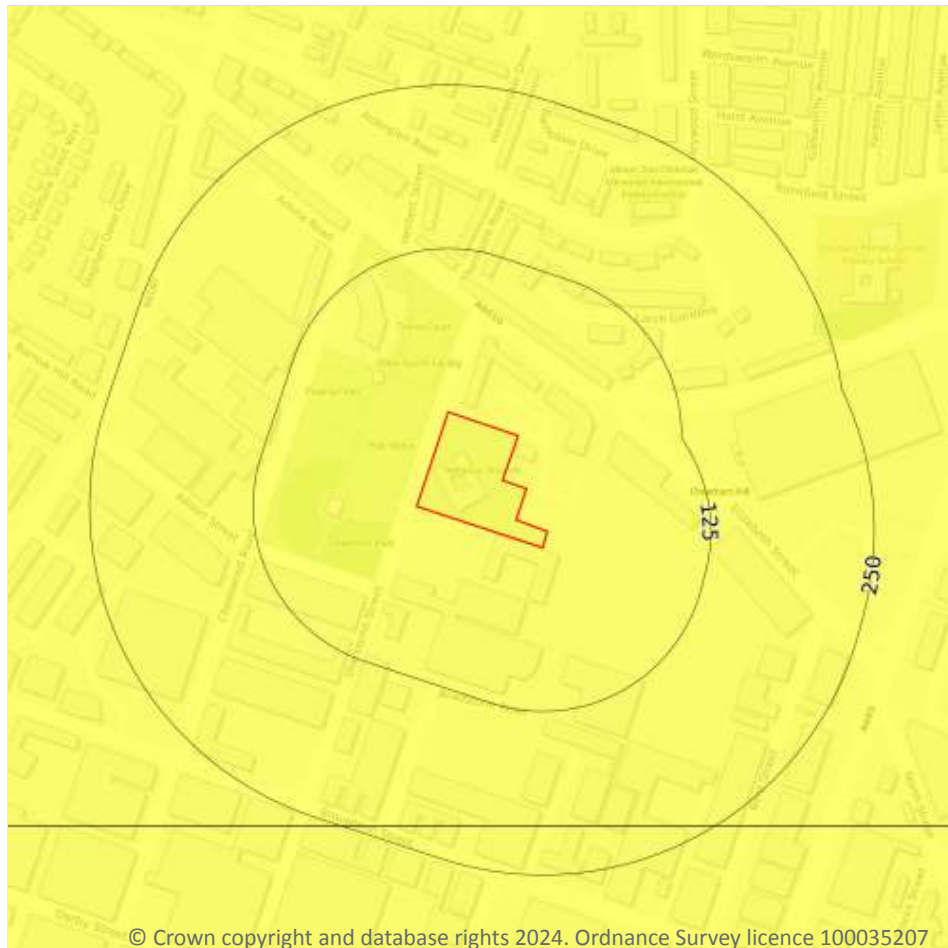
Features are displayed on the Natural ground subsidence - Collapsible deposits map on [page 120 >](#)

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

This data is sourced from the British Geological Survey.



Natural ground subsidence - Landslides



- Site Outline
- Search buffers in metres (m)
- ☐ No data
 - ☐ Negligible
 - ☒ Very low
 - ☐ Low
 - ☐ Moderate
 - ☐ High

17.5 Landslides

Records within 50m

1

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

Features are displayed on the Natural ground subsidence - Landslides map on [page 121](#) >

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

This data is sourced from the British Geological Survey.



Natural ground subsidence - Ground dissolution of soluble rocks



- Site Outline
- Search buffers in metres (m)
- ☐ No data
 - ☐ Negligible
 - ☐ Very low
 - ☐ Low
 - ☐ Moderate
 - ☐ High

17.6 Ground dissolution of soluble rocks

Records within 50m

1

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

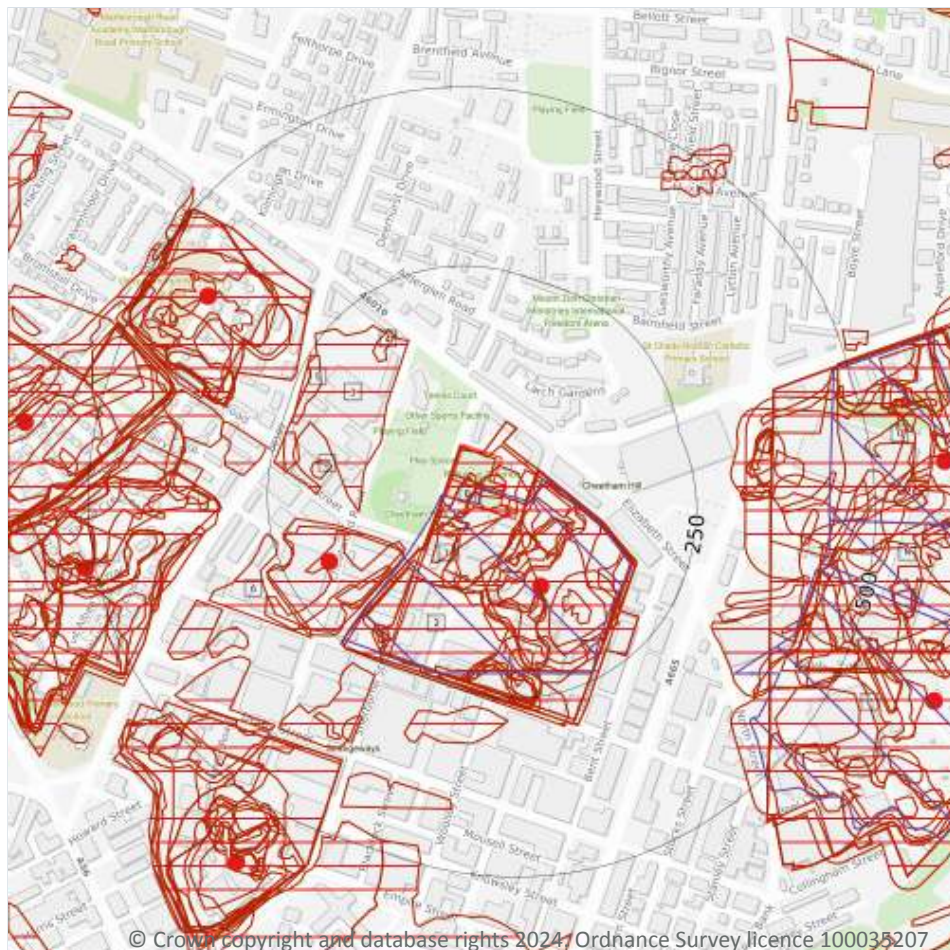
Features are displayed on the Natural ground subsidence - Ground dissolution of soluble rocks map on [page 122](#) >

Location	Hazard rating	Details
On site	Negligible	Soluble rocks are either not thought to be present within the ground, or not prone to dissolution. Dissolution features are unlikely to be present.

This data is sourced from the British Geological Survey.



18 Mining and ground workings



- Site Outline
- Search buffers in metres (m)
- BritPits
- ▤ Surface ground workings
- ▤ Underground workings
- ▤ Underground mining extents
- ▤ Historical mineral planning areas
- ▤ TCA non-coal mining
- Non Coal Mining
- ▤ Sporadic underground mining of restricted extent possible
- ▤ Localised small scale underground mining possible
- ▤ Small scale mining possible
- ▤ Underground mining known or likely within or in close proximity
- ▤ Underground mining known within or in very close proximity

18.1 BritPits

Records within 500m

3

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

Features are displayed on the Mining and ground workings map on [page 124](#) >



ID	Location	Details	Description
A	101m SE	Name: Broughton Street Brickworks Address: Strangeways, MANCHESTER, Lancashire Commodity: Clay & Shale Status: Ceased	Type: A surface mineral working. It may be termed Quarry, Sand Pit, Clay Pit or Opencast Coal Site Status description: Site which, at date of entry, has ceased to extract minerals. May be considered as Closed by operator. May be considered to have Active, Dormant or Expired planning permissions by Mineral Planning Authority
C	187m SW	Name: Broughton Street Brickworks Address: Cheetham, MANCHESTER, Lancashire Commodity: Clay & Shale Status: Ceased	Type: A surface mineral working. It may be termed Quarry, Sand Pit, Clay Pit or Opencast Coal Site Status description: Site which, at date of entry, has ceased to extract minerals. May be considered as Closed by operator. May be considered to have Active, Dormant or Expired planning permissions by Mineral Planning Authority
E	413m NW	Name: Water Lane Brickworks Address: Cheetham, MANCHESTER, Lancashire Commodity: Clay & Shale Status: Ceased	Type: A surface mineral working. It may be termed Quarry, Sand Pit, Clay Pit or Opencast Coal Site Status description: Site which, at date of entry, has ceased to extract minerals. May be considered as Closed by operator. May be considered to have Active, Dormant or Expired planning permissions by Mineral Planning Authority

This data is sourced from the British Geological Survey.

18.2 Surface ground workings

Records within 250m	48
----------------------------	-----------

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

Features are displayed on the Mining and ground workings map on [page 124 >](#)

ID	Location	Land Use	Year of mapping	Mapping scale
A	On site	Brick Works	1923	1:10560
A	On site	Brick Works	1931	1:10560
A	On site	Brick Works	1916	1:10560
A	On site	Brick Works	1906	1:10560
A	On site	Brick Works	1956	1:10560
B	On site	Refuse Heap	1923	1:10560
B	On site	Unspecified Pit	1923	1:10560



ID	Location	Land Use	Year of mapping	Mapping scale
B	On site	Unspecified Pit	1894	1:10560
B	On site	Unspecified Ground Workings	1894	1:10560
B	On site	Refuse Heap	1916	1:10560
B	On site	Pond	1916	1:10560
B	On site	Mortuary	1956	1:10560
A	7m SE	Unspecified Ground Workings	1956	1:10560
A	7m SE	Brick Works	1938	1:10560
A	8m SE	Unspecified Ground Workings	1931	1:10560
A	9m SE	Unspecified Ground Workings	1938	1:10560
A	15m SE	Unspecified Ground Workings	1906	1:10560
B	23m SE	Pond	1931	1:10560
B	23m SE	Pond	1938	1:10560
B	33m SE	Pond	1906	1:10560
1	33m SW	Unspecified Pit	1956	1:10560
B	36m SE	Pond	1894	1:10560
B	43m E	Unspecified Ground Workings	1916	1:10560
C	91m SW	Unspecified Ground Workings	1906	1:10560
C	98m SW	Clay Pit	1916	1:10560
2	100m SW	Brick Works	1894	1:10560
C	100m SW	Clay Pit	1923	1:10560
A	107m S	Ponds	1923	1:10560
A	109m SE	Unspecified Pits	1894	1:10560
A	109m SE	Ponds	1916	1:10560
3	111m W	Unspecified Pits	1906	1:10560
C	112m SW	Unspecified Pit	1894	1:10560
A	114m SE	Unspecified Pit	1894	1:10560
A	124m SE	Pond	1956	1:10560
C	127m SW	Unspecified Pit	1931	1:10560



ID	Location	Land Use	Year of mapping	Mapping scale
4	160m NW	Unspecified Ground Workings	1894	1:10560
D	166m W	Unspecified Heap	1894	1:10560
D	175m W	Unspecified Pit	1894	1:10560
A	182m S	Unspecified Pit	1956	1:10560
A	198m S	Unspecified Ground Workings	1906	1:10560
A	199m S	Unspecified Ground Workings	1916	1:10560
C	201m SW	Unspecified Heap	1916	1:10560
A	205m S	Unspecified Heap	1894	1:10560
A	206m S	Unspecified Ground Workings	1923	1:10560
C	209m SW	Unspecified Heap	1923	1:10560
A	211m S	Unspecified Pit	1956	1:10560
5	216m NW	Unspecified Pit	1894	1:10560
6	245m W	Unspecified Ground Workings	1894	1:10560

This data is sourced from Ordnance Survey/Groundsure.

18.3 Underground workings

Records within 1000m

0

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

This data is sourced from Ordnance Survey/Groundsure.

18.4 Underground mining extents

Records within 500m

0

This data identifies underground mine workings that could present a potential risk, including adits and seam workings. These features have been identified from BGS Geological mapping and mine plans sourced from the BGS and various collections and sources.

This data is sourced from Groundsure.



18.5 Historical Mineral Planning Areas

Records within 500m

4

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

Features are displayed on the Mining and ground workings map on [page 124 >](#)

ID	Location	Site Name	Mineral	Type	Planning Status	Planning Status Date
A	On site	Broughton Street	Clay, bricks	Surface mineral working	Valid	13/1/48,14/10/47
P	375m SE	North Street	Clay, bricks	Surface mineral working	Valid	14/10/47
N	432m E	Queen's Road Brickworks	Clay, bricks	Surface mineral working	Application	13/4/48
U	435m E	Queen's Road Brickworks	Clay, bricks	Surface mineral working	Application	13/4/48

This data is sourced from the British Geological Survey.

18.6 Non-coal mining

Records within 1000m

0

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

This data is sourced from the British Geological Survey.

18.7 JPB mining areas

Records on site

0

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

This data is sourced from Johnson Poole and Bloomer.



18.8 The Coal Authority non-coal mining

Records within 500m**0**

This data provides an indication of the potential zone of influence of recorded underground non-coal mining workings. Any and all analysis and interpretation of Coal Authority Data in this report is made by Groundsure, and is in no way supported, endorsed or authorised by the Coal Authority. The use of the data is restricted to the terms and provisions contained in this report. Data reproduced in this report may be the copyright of the Coal Authority and permission should be sought from Groundsure prior to any re-use.

This data is sourced from The Coal Authority.

18.9 Researched mining

Records within 500m**1**

This data indicates areas of potential mining identified from alternative or archival sources, including; BGS Geological paper maps, Lidar data, aerial photographs (from World War II onwards), archaeological data services, websites, Tithe maps, and various text/plans from collected books and reports. Some of this data is approximate and Groundsure have interpreted the resultant risk area and, where possible, specific areas of risk have been captured.

Location	Mineral type
401m SW	Stone

This data is sourced from Groundsure.

18.10 Mining record office plans

Records within 500m**0**

This dataset is representative of Mining Record Office and/or plan extents held by Groundsure and should be considered approximate. Where possible, plans have been located and any specific areas of risk they depict have been captured.

This data is sourced from Groundsure.

18.11 BGS mine plans

Records within 500m**0**

This dataset is representative of BGS mine plans held by Groundsure and should be considered approximate. Where possible, plans have been located and any specific areas of risk they depict have been captured.

This data is sourced from Groundsure.



18.12 Coal mining

Records on site	1
-----------------	---

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

Location	Details
On site	The site is located within a coal mining area as defined by the Coal Authority. A Consultants Coal Mining Report is recommended to further assess coal mining issues at the site. This can be ordered directly through Groundsure or your preferred search provider.

This data is sourced from the Coal Authority.

18.13 Brine areas

Records on site	0
-----------------	---

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

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

18.14 Gypsum areas

Records on site	0
-----------------	---

Generalised areas that may be affected by gypsum extraction.

This data is sourced from British Gypsum.

18.15 Tin mining

Records on site	0
-----------------	---

Generalised areas that may be affected by historical tin mining.

This data is sourced from Groundsure.

18.16 Clay mining

Records on site	0
-----------------	---

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

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



19 Ground cavities and sinkholes

19.1 Natural cavities

Records within 500m

0

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

This data is sourced from Stantec UK Ltd.

19.2 Mining cavities

Records within 1000m

0

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

This data is sourced from Stantec UK Ltd.

19.3 Reported recent incidents

Records within 500m

0

This data identifies sinkhole information gathered from media reports and Groundsure's own records. This data goes back to 2014 and includes relative accuracy ratings for each event and links to the original data sources. The data is updated on a regular basis and should not be considered a comprehensive catalogue of all sinkhole events. The absence of data in this database does not mean a sinkhole definitely has not occurred during this time.

This data is sourced from Groundsure.

19.4 Historical incidents

Records within 500m

0

This dataset comprises an extract of 1:10,560, 1:10,000, 1:2,500 and 1:1,250 scale historical Ordnance Survey maps held by Groundsure, dating back to the 1840s. It shows shakeholes, deneholes and other 'holes' as noted on these maps. Dene holes are medieval chalk extraction pits, usually comprising a narrow shaft with a number of chambers at the base of the shaft. Shakeholes are an alternative name for suffusion sinkholes, most commonly found in the limestone landscapes of North Yorkshire but also extensively noted around the Brecon Beacons National Park.

Not all 'holes' noted on Ordnance Survey mapping will necessarily be present within this dataset.



This data is sourced from Groundsure.

19.5 National karst database

Records within 500m

0

This is a comprehensive database of national karst information gathered from a wide range of sources. BGS have collected data on five main types of karst feature: Sinkholes, stream links, caves, springs, and incidences of associated damage to buildings, roads, bridges and other engineered works.

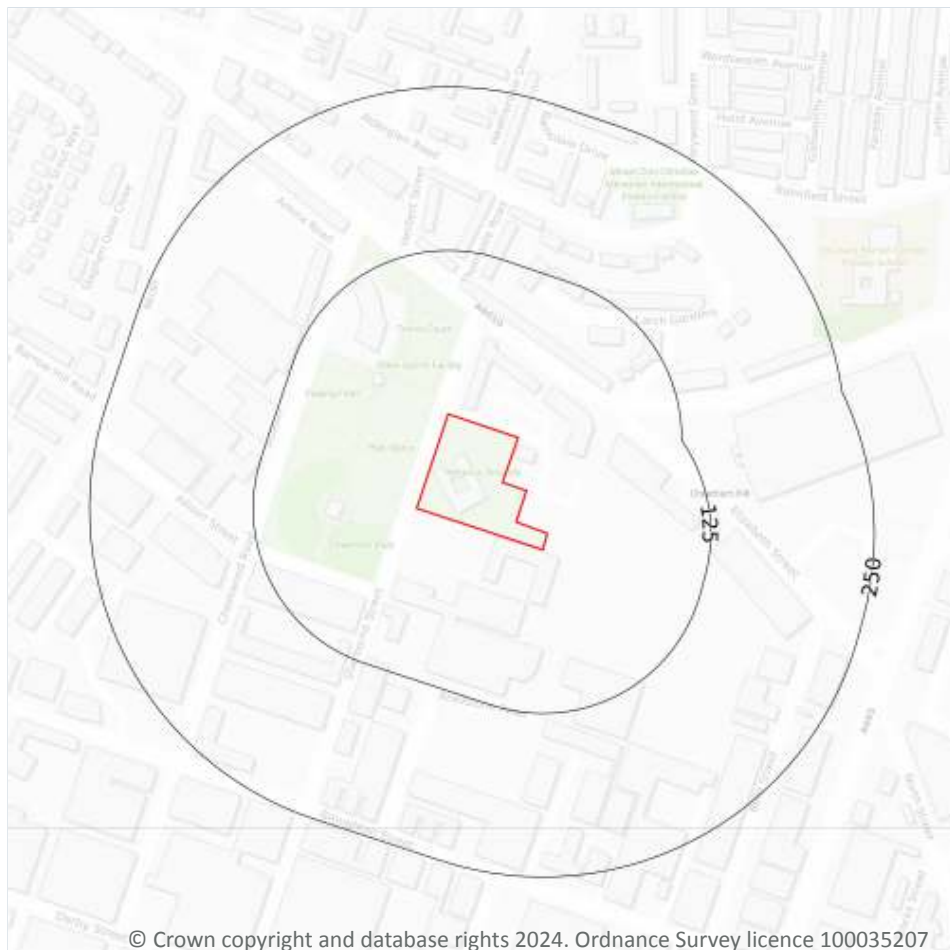
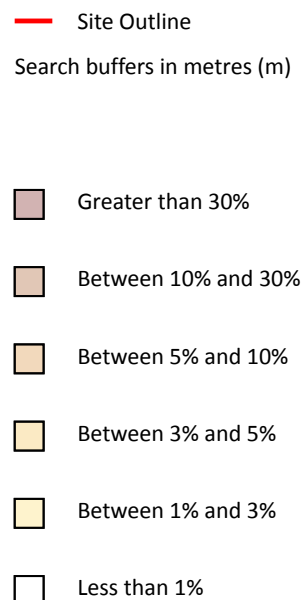
Since the database was set up in 2002 data covering most of the evaporite karst areas of the UK have now been added, along with data covering about 60% of the Chalk, and 35% of the Carboniferous Limestone outcrops. Many of the classic upland karst areas have yet to be included. Recorded so far are: Over 800 caves, 1300 stream sinks, 5600 springs, 10,000 sinkholes.

The database is not yet complete, and not all records have been verified. The absence of data does not mean that karst features are not present at a site. A reliability rating is included with each record.

This data is sourced from the British Geological Survey.



20 Radon



20.1 Radon

Records on site

1

The Radon Potential data classifies areas based on their likelihood of a property having a radon level at or above the Action Level in Great Britain. The dataset is intended for use at 1:50,000 scale and was derived from both geological assessments and indoor radon measurements (more than 560,000 records). A minimum 50m buffer should be considered when searching the maps, as the smallest detectable feature at this scale is 50m. The findings of this section should supersede any estimations derived from the Indicative Atlas of Radon in Great Britain (1:100,000 scale).

Features are displayed on the Radon map on [page 133](#) >

Location	Estimated properties affected	Radon Protection Measures required
On site	Less than 1%	None



This data is sourced from the British Geological Survey and UK Health Security Agency.



21 Soil chemistry

21.1 BGS Estimated Background Soil Chemistry

Records within 50m

3

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

Location	Arsenic	Bioaccessible Arsenic	Lead	Bioaccessible Lead	Cadmium	Chromium	Nickel
On site	15 - 25 mg/kg	No data	200 - 300 mg/kg	120 - 240 mg/kg	1.8 mg/kg	60 - 90 mg/kg	30 - 45 mg/kg
On site	15 - 25 mg/kg	No data	200 - 300 mg/kg	120 - 240 mg/kg	1.8 mg/kg	60 - 90 mg/kg	30 - 45 mg/kg
On site	15 - 25 mg/kg	No data	200 - 300 mg/kg	120 - 240 mg/kg	1.8 mg/kg	60 - 90 mg/kg	30 - 45 mg/kg

This data is sourced from the British Geological Survey.

21.2 BGS Estimated Urban Soil Chemistry

Records within 50m

8

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

Location	Arsenic (mg/kg)	Bioaccessible Arsenic (mg/kg)	Lead (mg/kg)	Bioaccessible Lead (mg/kg)	Cadmium (mg/kg)	Chromium (mg/kg)	Copper (mg/kg)	Nickel (mg/kg)	Tin (mg/kg)
On site	17	3	54	37	0.6	81	29	30	6
On site	18	3.2	160	110	1.7	86	40	35	5
On site	18	3.2	153	105	1.3	85	28	34	4
7m SE	19	3.3	185	127	3.3	89	72	37	8



Location	Arsenic (mg/kg)	Bioaccessible Arsenic (mg/kg)	Lead (mg/kg)	Bioaccessible Lead (mg/kg)	Cadmium (mg/kg)	Chromium (mg/kg)	Copper (mg/kg)	Nickel (mg/kg)	Tin (mg/kg)
12m SE	18	3.2	180	124	2.6	89	54	36	6
16m SE	19	3.3	162	111	3	92	65	39	7
29m NE	19	3.3	182	125	3.5	87	77	36	8
40m SW	17	3	58	40	0.6	82	31	31	6

This data is sourced from the British Geological Survey.

21.3 BGS Measured Urban Soil Chemistry

Records within 50m	0
--------------------	---

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

This data is sourced from the British Geological Survey.

22 Railway infrastructure and projects



- Site Outline
- Search buffers in metres (m)
- C2 Crossrail 2 Stations
- Crossrail 2 Route
- Crossrail 2 Worksites
- Crossrail 2 Safeguarding
- Crossrail 2 Headhouses
- Railway stations
- Active railways
- Active tunnels
- Abandoned railways
- Historic railways
- Historic tunnels
- Underground stations
- Underground Lines
- Royal Mail tunnels
- HS2 optimised route
- HS2 Stations
- HS2 Depots
- HS2 Surface Safeguarding
- HS2 Subsurface Safeguarding

22.1 Underground railways (London)

Records within 250m

0

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

This data is sourced from publicly available information by Groundsure.

22.2 Underground railways (Non-London)

Records within 250m

0

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



This data is sourced from publicly available information by Groundsure.

22.3 Railway tunnels

Records within 250m

0

Railway tunnels taken from contemporary Ordnance Survey mapping.

This data is sourced from the Ordnance Survey.

22.4 Historical railway and tunnel features

Records within 250m

36

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

Features are displayed on the Railway infrastructure and projects map on [page 137](#) >

Location	Land Use	Year of mapping	Mapping scale
6m SE	Railway Sidings	1923	10560
12m SE	Railway Sidings	1916	10560
13m SE	Tramway Sidings	1922	2500
51m SE	Tramway Sidings	1949	2500
51m SE	Railway Sidings	1956	10560
52m SE	Tramway Sidings	1949	1250
57m SE	Tramway Sidings	1938	10560
57m SE	Tramway Sidings	1931	10560
60m S	Railway Sidings	1908	2500
66m SE	Tramway Sidings	1933	2500
93m SW	Tramway Sidings	1893	2500
96m SW	Tramway Sidings	1891	500
107m SE	Tramway Sidings	1938	10560
113m SE	Tramway Sidings	1933	2500
116m SW	Railway Sidings	1916	10560
130m S	Railway Sidings	1949	2500
131m S	Railway Sidings	1949	1250



Location	Land Use	Year of mapping	Mapping scale
134m S	Railway Sidings	1956	10560
135m S	Tramway Sidings	1949	2500
136m S	Tramway Sidings	1949	1250
140m S	Tramways Sidings	1951	1250
140m S	Tramways Sidings	1958	1250
140m S	Tramway Sidings	1951	2500
157m S	Railway Sidings	1956	10560
160m S	Tramway Sidings	1949	1250
161m S	Tramway Sidings	1949	1250
162m S	Tramway Sidings	1949	2500
164m S	Railway Sidings	1949	2500
164m S	Railway Sidings	1951	2500
165m S	Railway Sidings	1951	1250
165m S	Railway Sidings	1958	1250
165m S	Railway Sidings	1949	1250
178m S	Tramway Sidings	1951	2500
186m S	Tramway Sidings	1951	2500
186m S	Railway Sidings	1922	2500
187m S	Railway Sidings	1951	2500

This data is sourced from Ordnance Survey/Groundsure.

22.5 Royal Mail tunnels

Records within 250m

0

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

This data is sourced from Groundsure/the Postal Museum.



22.6 Historical railways

Records within 250m

0

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

This data is sourced from OpenStreetMap.

22.7 Railways

Records within 250m

0

Currently existing railway lines, including standard railways, narrow gauge, funicular, trams and light railways.

This data is sourced from Ordnance Survey and OpenStreetMap.

22.8 Crossrail 2

Records within 500m

0

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

This data is sourced from publicly available information by Groundsure.

22.9 HS2

Records within 500m

0

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

This data is sourced from HS2 Ltd.



Data providers

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

Terms and conditions

Groundsure's Terms and Conditions can be accessed at this link: www.groundsure.com/terms-and-conditions-april-2023/ ↗.



**COAL AUTHORITY
CONSULTANTS COAL MINING REPORT**



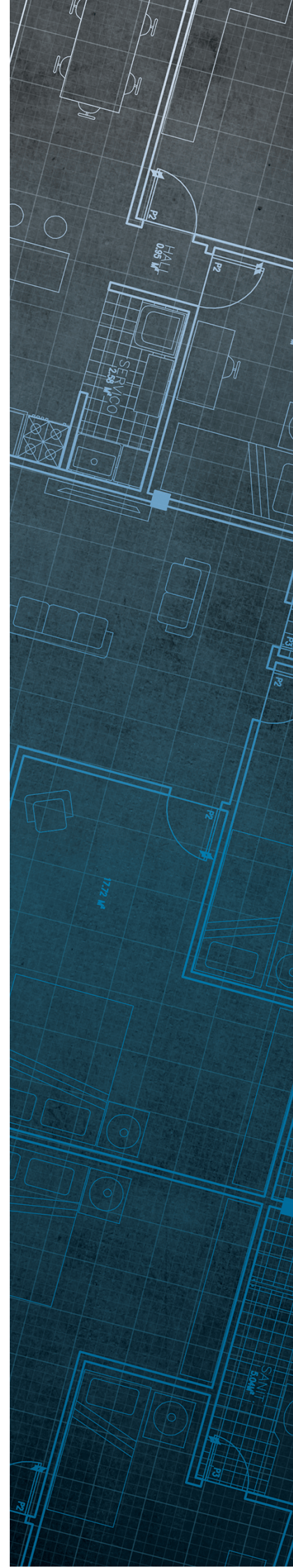
The Coal
Authority

Consultants Coal Mining Report

Jamia Tul Muntazir Mosque
102 Sherborne Street
Manchester
Manchester
M8 8ND

Date of enquiry:	26 November 2024
Date enquiry received:	26 November 2024
Issue date:	26 November 2024

Our reference:	51003465472001
Your reference:	8084



Consultants

Coal Mining Report

This report is based on and limited to the records held by the Coal Authority at the time the report was produced.

Client name

SUB SURFACE LIMITED

Enquiry address

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102 Sherborne Street
Manchester
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How to contact us

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NG18 4RG

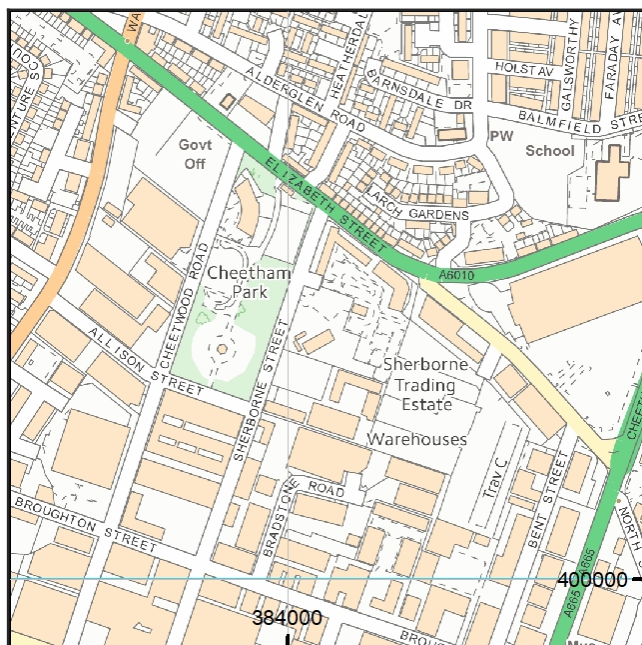
www.groundstability.com

 @coalauthority

 /company/the-coal-authority

 /thecoalauthority

 /thecoalauthority



Approximate position of property



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Section 1 – Mining activity and geology

Past underground mining

Colliery	Seam	Mineral	Coal Authority reference	Depth (m)	Direction to working	Dipping rate of seam worked (degrees)	Dipped direction of seam worked	Extraction thickness (cm)	Year last mined
unnamed	ROGER	Coal	35AK	534	East	16.8	South-West	180	1966

Probable unrecorded shallow workings

None.

Spine roadways at shallow depth

No spine roadway recorded at shallow depth.

Mine entries

None recorded within 100 metres of the enquiry boundary.

Abandoned mine plan catalogue numbers

None available.

Outcrops

No outcrops recorded.

Geological faults, fissures and breaklines

No faults, fissures or breaklines recorded.

Opencast mines

None recorded within 500 metres of the enquiry boundary.

Coal Authority managed tips

None recorded within 500 metres of the enquiry boundary.

Section 2 – Investigative or remedial activity

Please refer to the 'Summary of findings' map (on separate sheet) for details of any activity within the area of the site boundary.

Site investigations

None recorded within 50 metres of the enquiry boundary.

Remediated sites

None recorded within 50 metres of the enquiry boundary.

Coal mining subsidence

The Coal Authority has not received a damage notice or claim for the subject property, or any property within 50 metres of the enquiry boundary, since 31 October 1994.

There is no current Stop Notice delaying the start of remedial works or repairs to the property.

The Coal 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

None recorded within 500 metres of the enquiry boundary.

Mine water treatment schemes

None recorded within 500 metres of the enquiry boundary.

Section 3 – Licensing and future mining activity

Future underground mining

None recorded.

Coal mining licensing

None recorded within 200 metres of the enquiry boundary.

Court orders

None recorded.

Section 46 notices

No notices have been given, under section 46 of the Coal Mining Subsidence Act 1991, stating that the land is at risk of subsidence.

Withdrawal of support notices

The property is not in an area where a notice to withdraw support has been given.

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

Payments to owners of former copyhold land

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

Section 4 – Further information

The following potential risks have been identified and as part of your risk assessment should be investigated further.

Future development

If development proposals are being considered, technical advice relating to both the investigation of coal and former coal mines and their treatment should be obtained before beginning work on site. All proposals should apply specialist engineering practice required for former mining areas. No development should be undertaken that intersects, disturbs or interferes with any coal or coal mines without first obtaining the permission of the Coal Authority.

MINE GAS: Please note, if there are no recorded instances of mine gas within 500m of the enquiry boundary, this does not mean that mine gas is not present within the vicinity. The Coal Authority Mine Gas data is limited to only those sites where a Mine Gas incident has been recorded. Developers should be aware that the investigation of coal seams, mine workings or mine entries may have the potential to generate and/or displace underground gases. Associated risks both to the development site and any neighbouring land or properties should be fully considered when undertaking any ground works. The need for effective measures to prevent gases migrating onto any land or into any properties, either during investigation or remediation work, or after development must also be assessed and properly addressed. In these instances, the Coal Authority recommends that a more detailed Gas Risk Assessment is undertaken by a competent assessor.

Development advice

The site is within an area of historical coal mining activity. Should you require advice and/or support on understanding the mining legacy, its risks to your development or what next steps you need to take, please contact us.

For further information on specific site or ground investigations in relation to any issues raised in Section 4, please call us on 0345 762 6848 or email us at groundstability@coal.gov.uk.

Section 5 – Data definitions

The datasets used in this report have limitations and assumptions within their results. For more guidance on the data and the results specific to the enquiry boundary, please **call us on 0345 762 6848** or **email us at groundstability@coal.gov.uk**.

Past underground coal mining

Details of all recorded underground mining relative to the enquiry boundary. Only past underground workings where the enquiry boundary is within 0.7 times the depth of the workings (zone of likely physical influence) allowing for seam inclination, will be included.

Probable unrecorded shallow workings

Areas where the Coal Authority believes there to be unrecorded coal workings that exist at or close to the surface (less than 30 metres deep).

Spine roadways at shallow depth

Connecting roadways either, working to working, or, surface to working, both in-seam and cross measures that exist at or close to the surface (less than 30 metres deep), either within or within 10 metres of the enquiry boundary.

Mine entries

Details of any shaft or adit either within, or within 100 metres of the enquiry boundary including approximate location, brief treatment details where known, the mineral worked from the mine entry and conveyance details where the mine entry has previously been sold by the Authority or its predecessors British Coal or the National Coal Board.

Abandoned mine plan catalogue numbers

Plan numbers extracted from the abandoned mines catalogue containing details of coal and other mineral abandonment plans deposited via the Mines Inspectorate in accordance with the Coal Mines Regulation Act and Metalliferous Mines Regulation Act 1872. A maximum of 9 plan extents that intersect with the enquiry boundary will be included. This does not infer that the workings and/or mine entries shown on the abandonment plan will be relevant to the site/property boundary.

Outcrops

Details of seam outcrops will be included where the enquiry boundary intersects with a conjectured or actual seam outcrop location (derived by either the British Geological Survey or the Coal Authority) or intersects with a defined 50 metres buffer on the coal (dip) side of the outcrop. An indication of whether the Coal Authority believes the seam to be of sufficient thickness and/or quality to have been worked will also be included.

Geological faults, fissures and breaklines

Geological disturbances or fractures in the bedrock. Surface fault lines (British Geological Survey derived data) and fissures and breaklines (Coal Authority derived data) intersecting with the enquiry boundary will be included. In some circumstances faults, fissures or breaklines have been known to contribute to surface subsidence damage as a consequence of underground coal mining.

Opencast mines

Opencast coal sites from which coal has been removed in the past by opencast (surface) methods and where the enquiry boundary is within 500 metres of either the licence area, site boundary, excavation area (high wall) or coaling area.

Coal Authority managed tips

Locations of disused colliery tip sites owned and managed by the Coal Authority, located within 500 metres of the enquiry boundary.

Site investigations

Details of site investigations within 50 metres of the enquiry boundary where the Coal Authority has received information relating to coal mining risk investigation and/or remediation by third parties.

Remediated sites

Sites where the Coal Authority has undertaken remedial works either within or within 50 metres of the enquiry boundary following report of a hazard relating to coal mining under the Coal Authority's Emergency Surface Hazard Call Out procedures.

Coal mining subsidence

Details of alleged coal mining subsidence claims made since 31 October 1994 either within or within 50 metres of the enquiry boundary. Where the claim relates to the enquiry boundary confirmation of whether the claim was accepted, rejected or whether liability is still being determined will be given. Where the claim has been discharged, whether this was by repair, payment of compensation or a combination of both, the value of the claim, where known, will also be given.

Details of any current 'Stop Notice' deferring remedial works or repairs affecting the property/site, and if so the date of the notice.

Details of any request made to execute preventative works before coal is worked under section 33 of the Coal Mining Subsidence Act 1991. If yes, whether any person withheld consent or failed to comply with any request to execute preventative works.

Mine gas

Reports of alleged mine gas emissions received by the Coal Authority, either within or within 500 metres of the enquiry boundary that subsequently required investigation and action by the Coal Authority to mitigate the effects of the mine gas emission. Please note, if there are no recorded instances of mine gas reported, this does not mean that mine gas is not present within the vicinity. The Coal Authority Mine Gas data is limited to only those sites where a Mine Gas incident has been recorded.

Mine water treatment schemes

Locations where the Coal Authority has constructed or operates assets that remove pollutants from mine water prior to the treated mine water being discharged into the receiving water body.

These schemes are part of the UK's strategy to meet the requirements of the Water Framework Directive. Schemes fall into 2 basic categories: Remedial – mitigating the impact of existing pollution or Preventative – preventing a future pollution incident.

Mine water treatment schemes generally consist of one or more primary settlement lagoons and one or more reed beds for secondary treatment. A small number are more specialised process treatment plants.

Future underground mining

Details of all planned underground mining relative to the enquiry boundary. Only those future workings where the enquiry boundary is within 0.7 times the depth of the workings (zone of likely physical influence) allowing for seam inclination will be included.

Coal mining licensing

Details of all licenses issued by the Coal Authority either within or within 200 metres of the enquiry boundary in relation to the under taking of surface coal mining, underground coal mining or underground coal gasification.

Court orders

Orders in respect of the working of coal under the Mines (Working Facilities and Support) Acts of 1923 and 1966 or any statutory modification or amendment thereof.

Section 46 notices

Notice of proposals relating to underground coal mining operations that have been given under section 46 of the Coal Mining Subsidence Act 1991.

Withdrawal of support notices

Published notices of entitlement to withdraw support and the date of the notice. Details of any revocation notice withdrawing the entitlement to withdraw support given under Section 41 of the Coal Industry Act 1994.

Payment to owners of former copyhold land

Relevant notices which may affect the property and any subsequent notice of retained interests in coal and coal mines, acceptance or rejection notices and whether any compensation has been paid to a claimant.

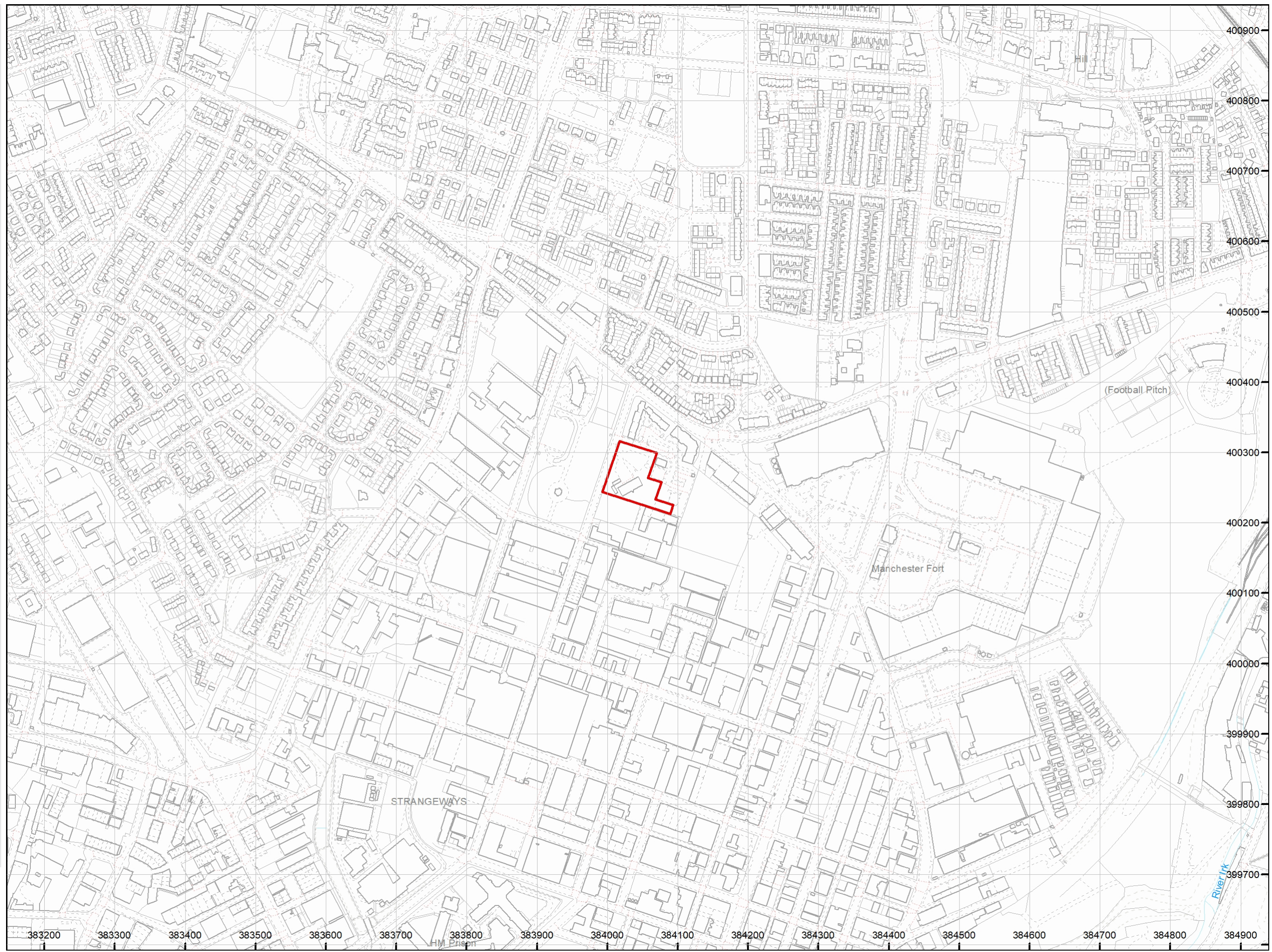
The map highlights any specific surface or subsurface features within or near to the boundary of the site.

Key

Approximate position of the enquiry boundary shown 

How to contact us

0345 762 6848 (UK)
+44 (0)1623 637 000 (International)
www.groundstability.com



SMALL SCALE SURVEY PLANS



Site Details:

102 Sherborne Street,
Cheetham Hill, Greater
Manchester, M8 8ND

Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: County Series

Map date: 1848

Scale: 1:10,560

Printed at: 1:10,560



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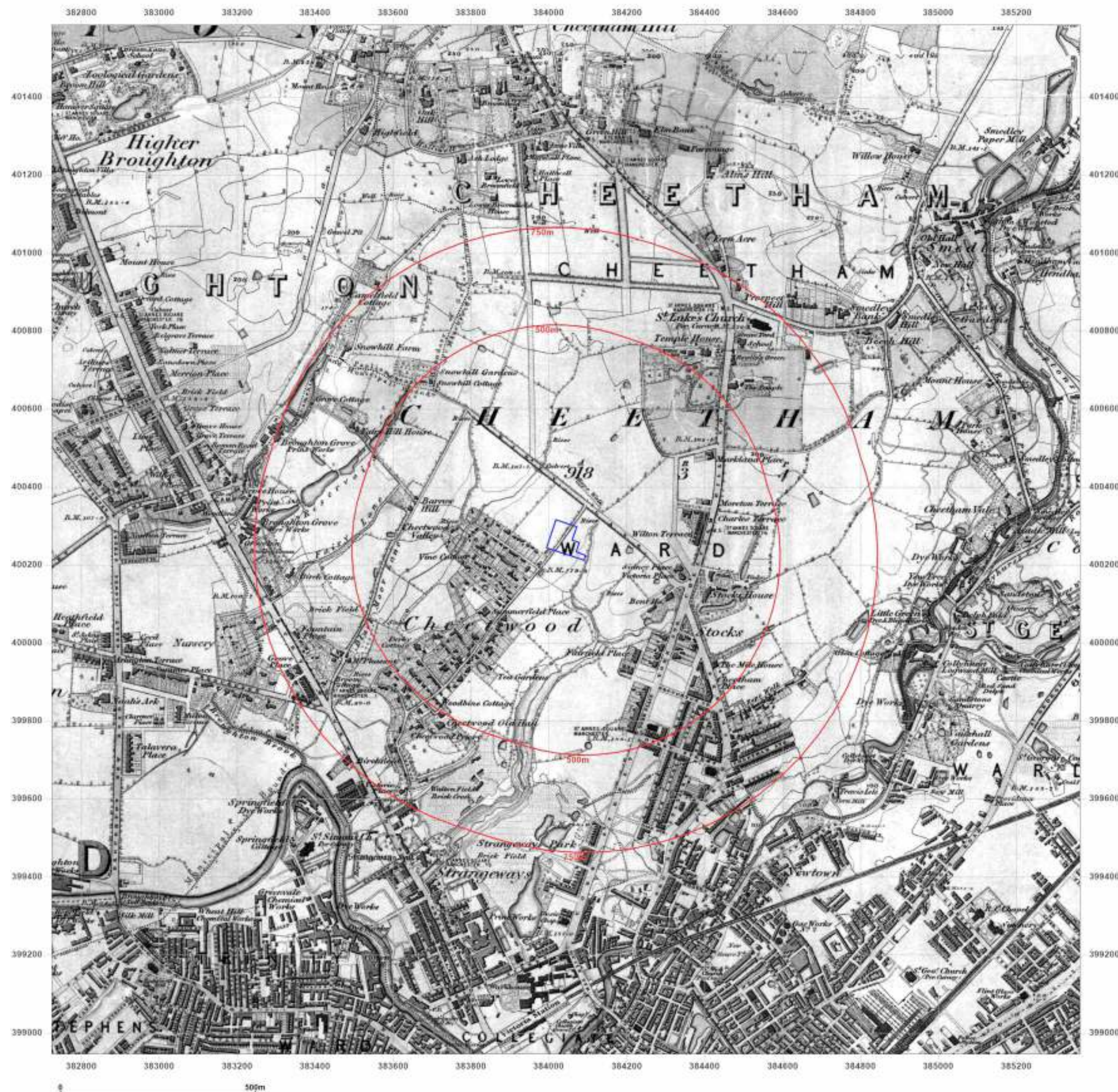


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Site Details:

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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: County Series

Map date: 1891-1894

Scale: 1:10,560

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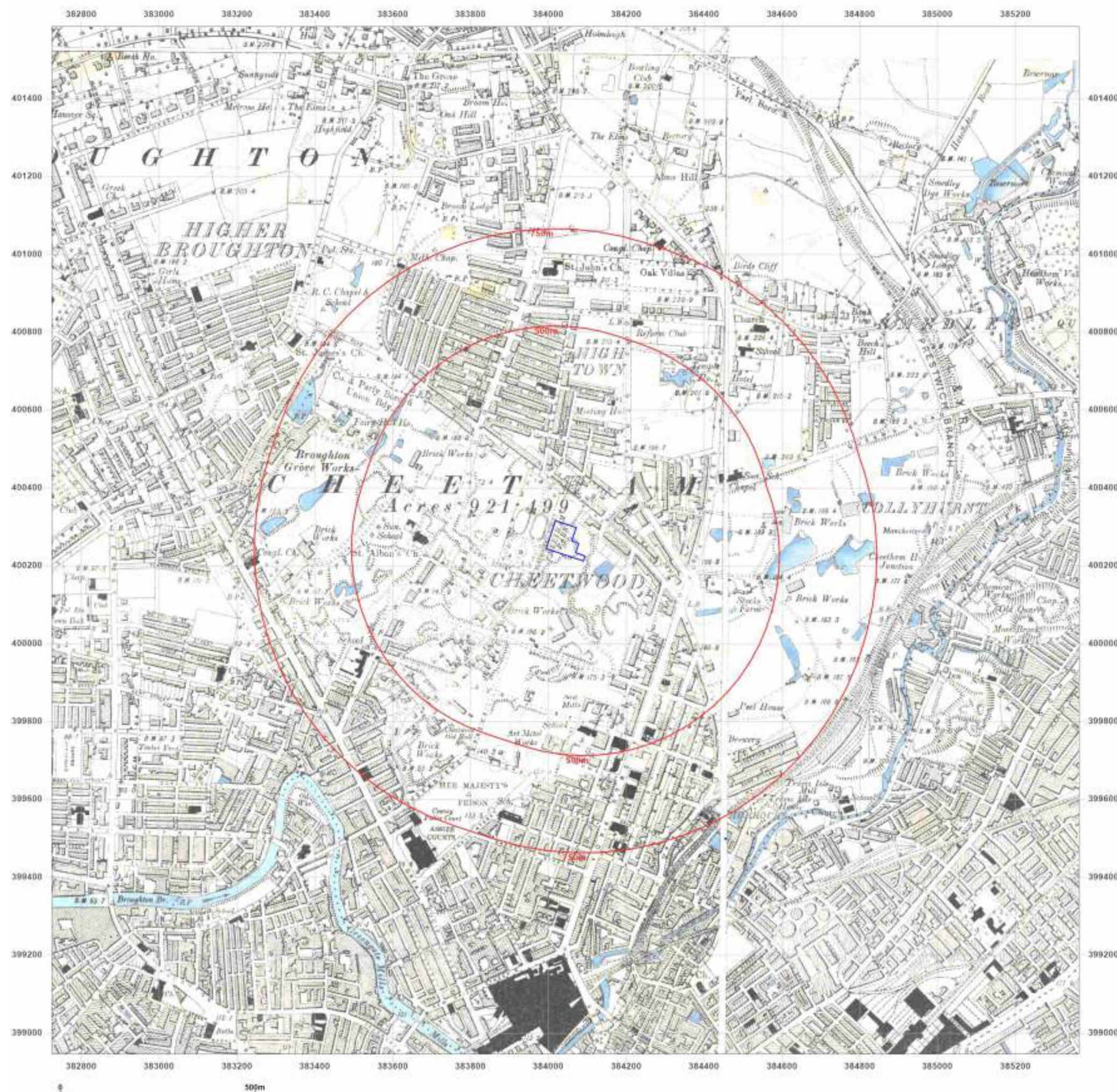


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Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: County Series

Map date: 1906-1907

Scale: 1:10,560

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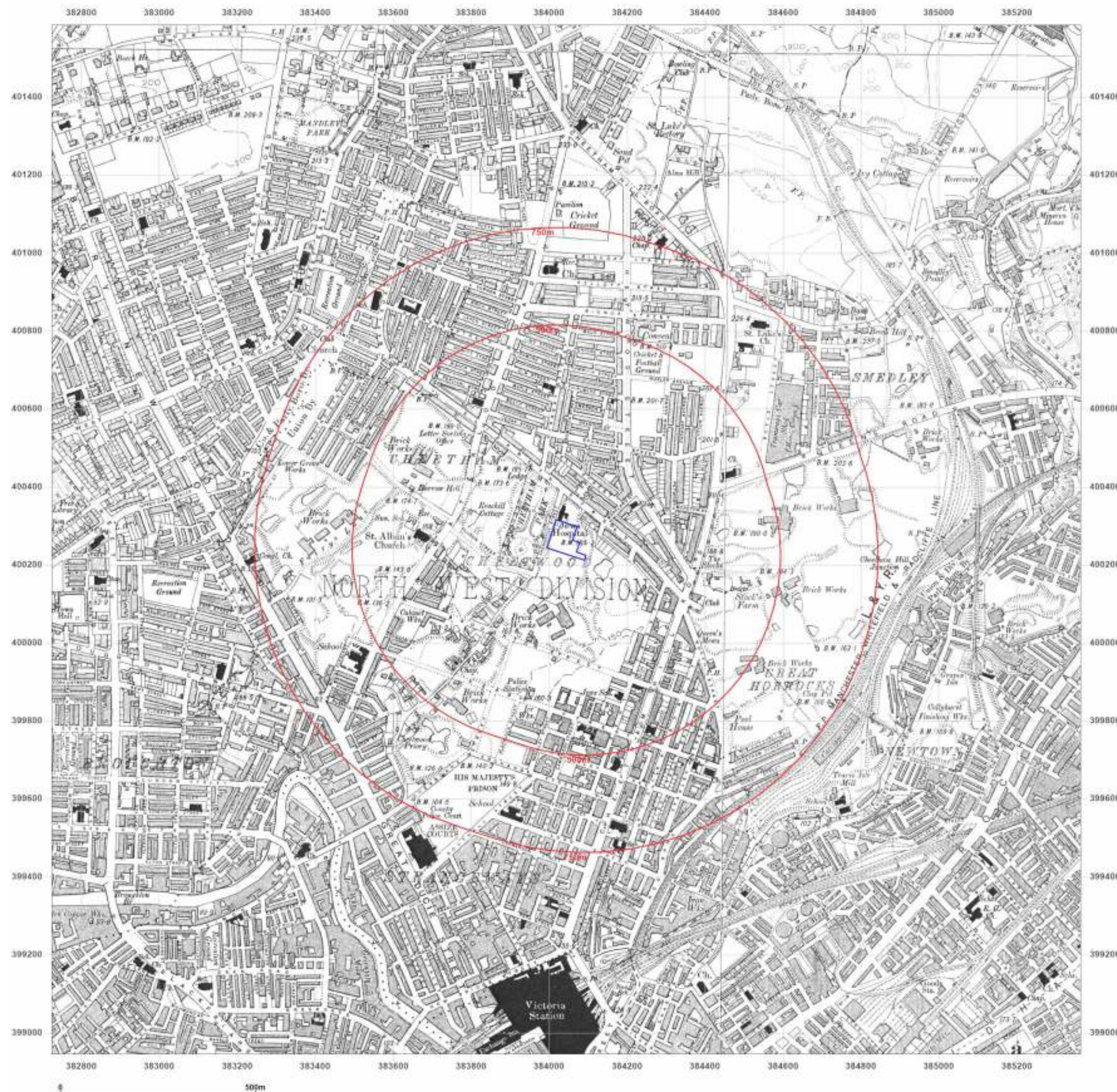


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Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: County Series

Map date: 1915-1916

Scale: 1:10,560

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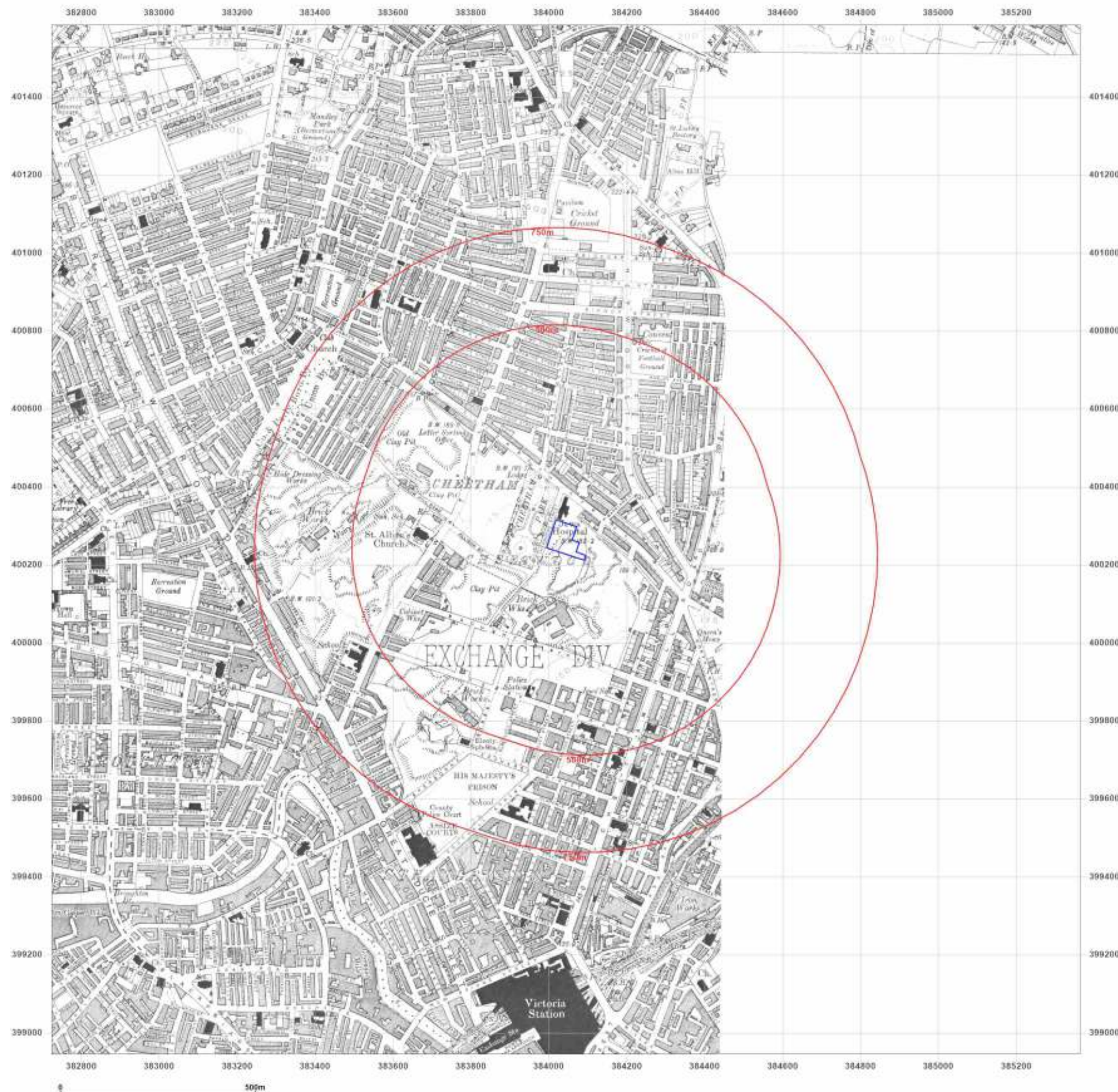


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Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: County Series

Map date: 1921-1923

Scale: 1:10,560

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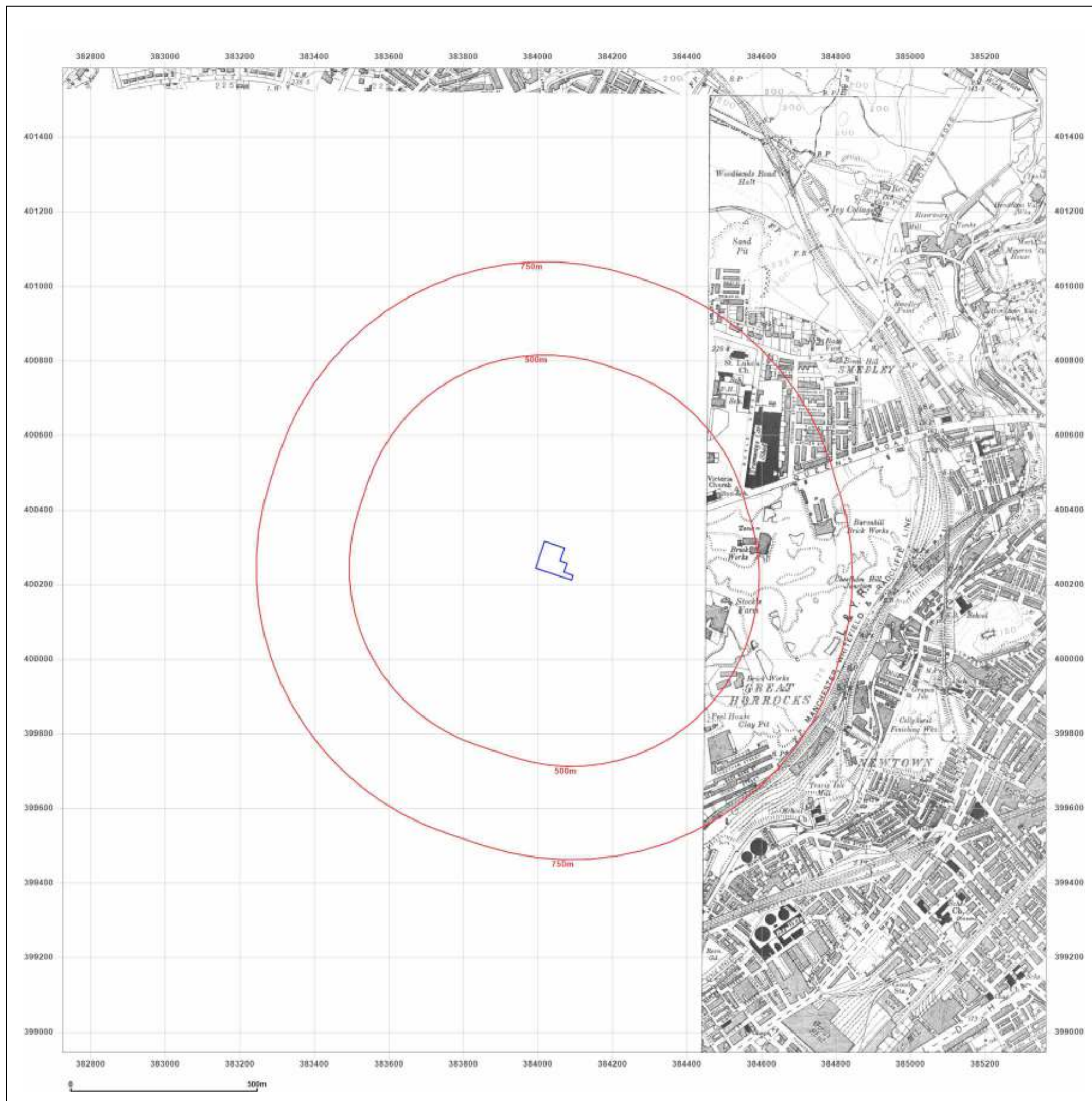


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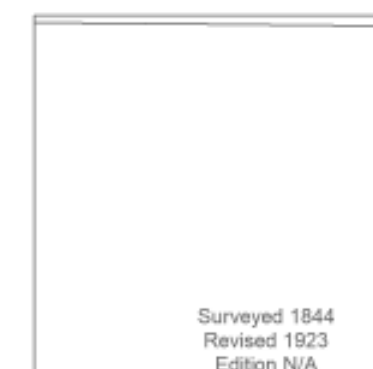
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Grid Ref: 384043, 400264

Map Name: County Series

Map date: 1923

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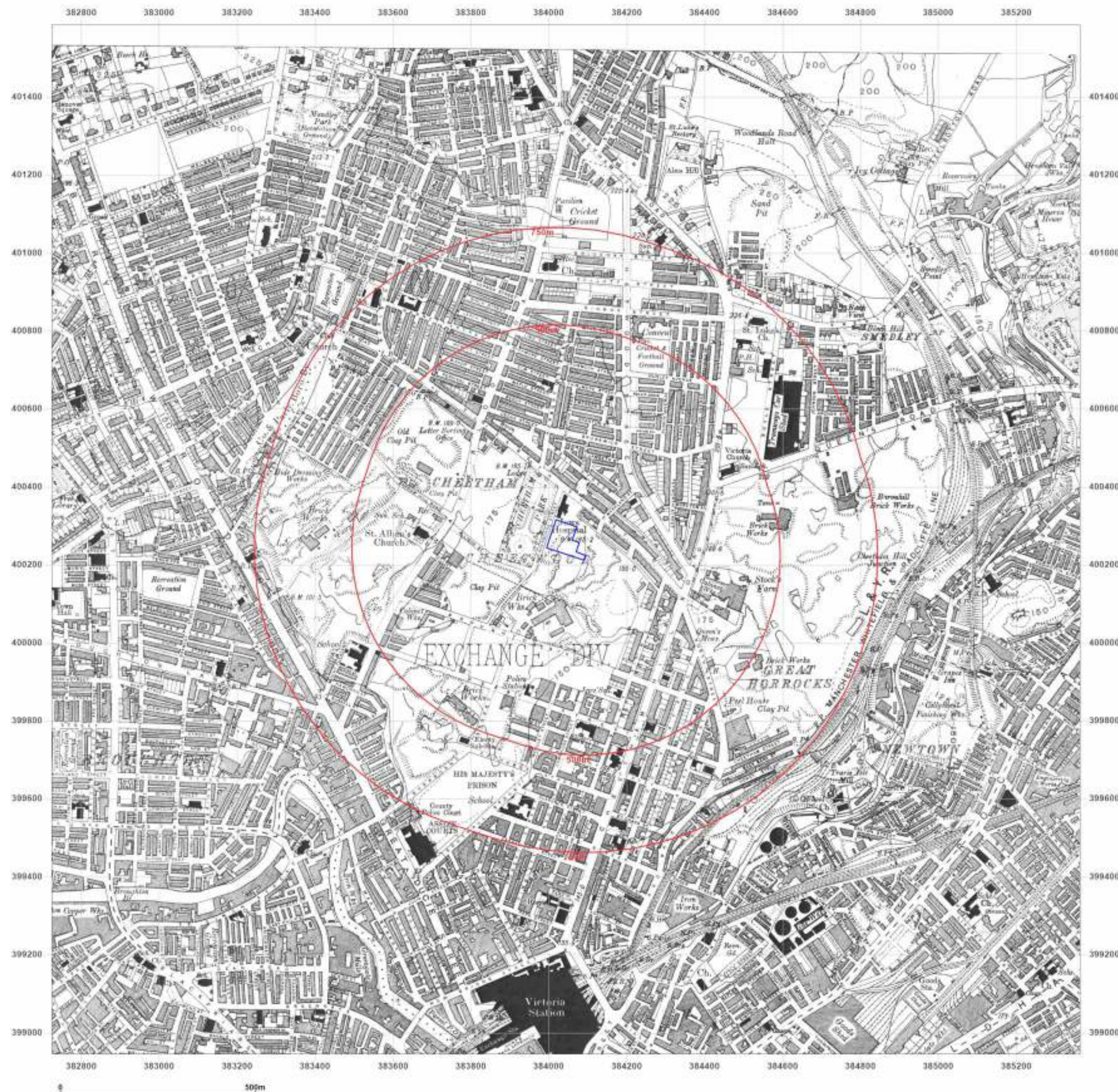


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Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: County Series

Map date: 1931-1933

Scale: 1:10,560

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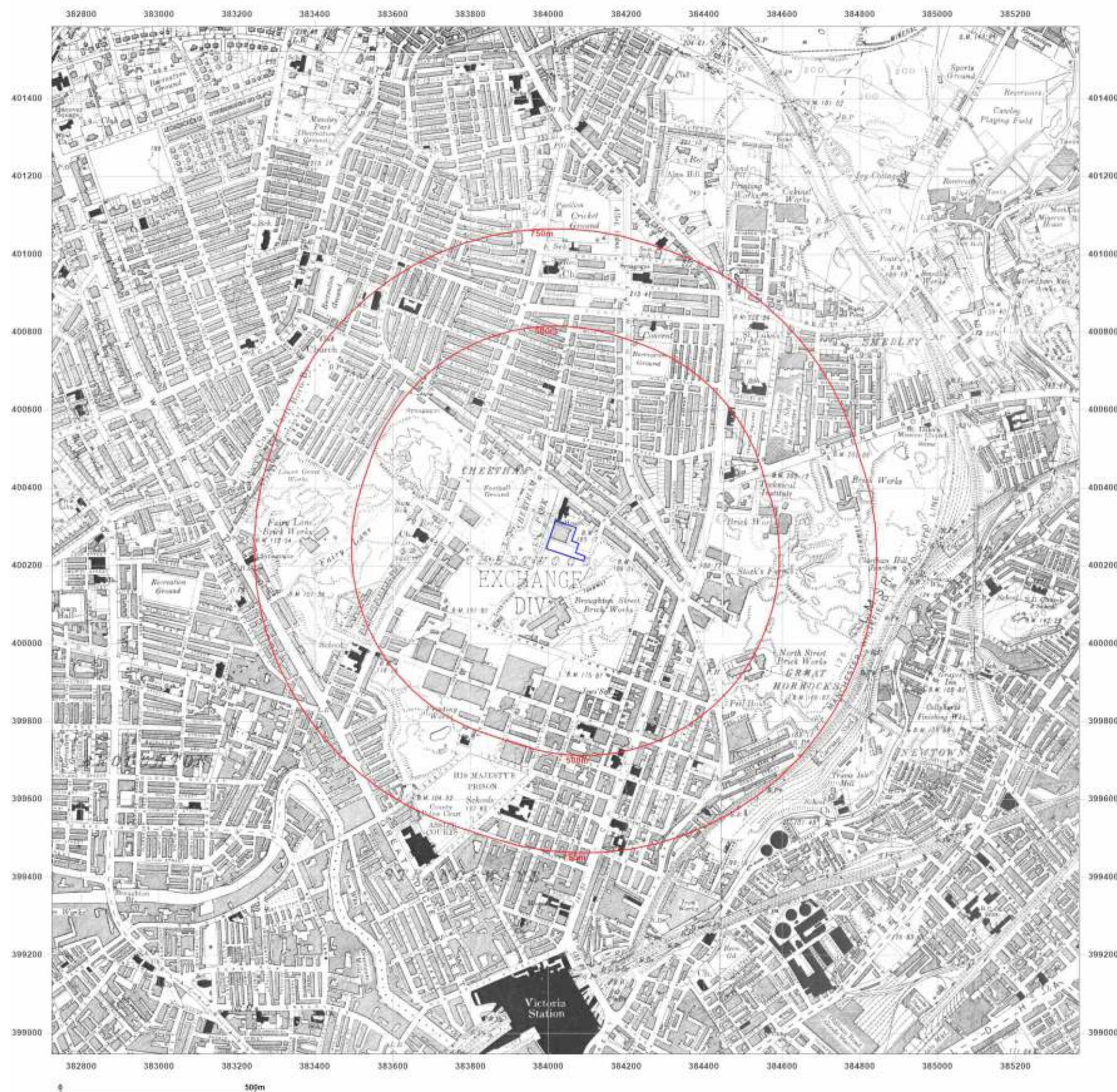


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Grid Ref: 384043, 400264

Map Name: County Series

Map date: 1938

Scale: 1:10,560

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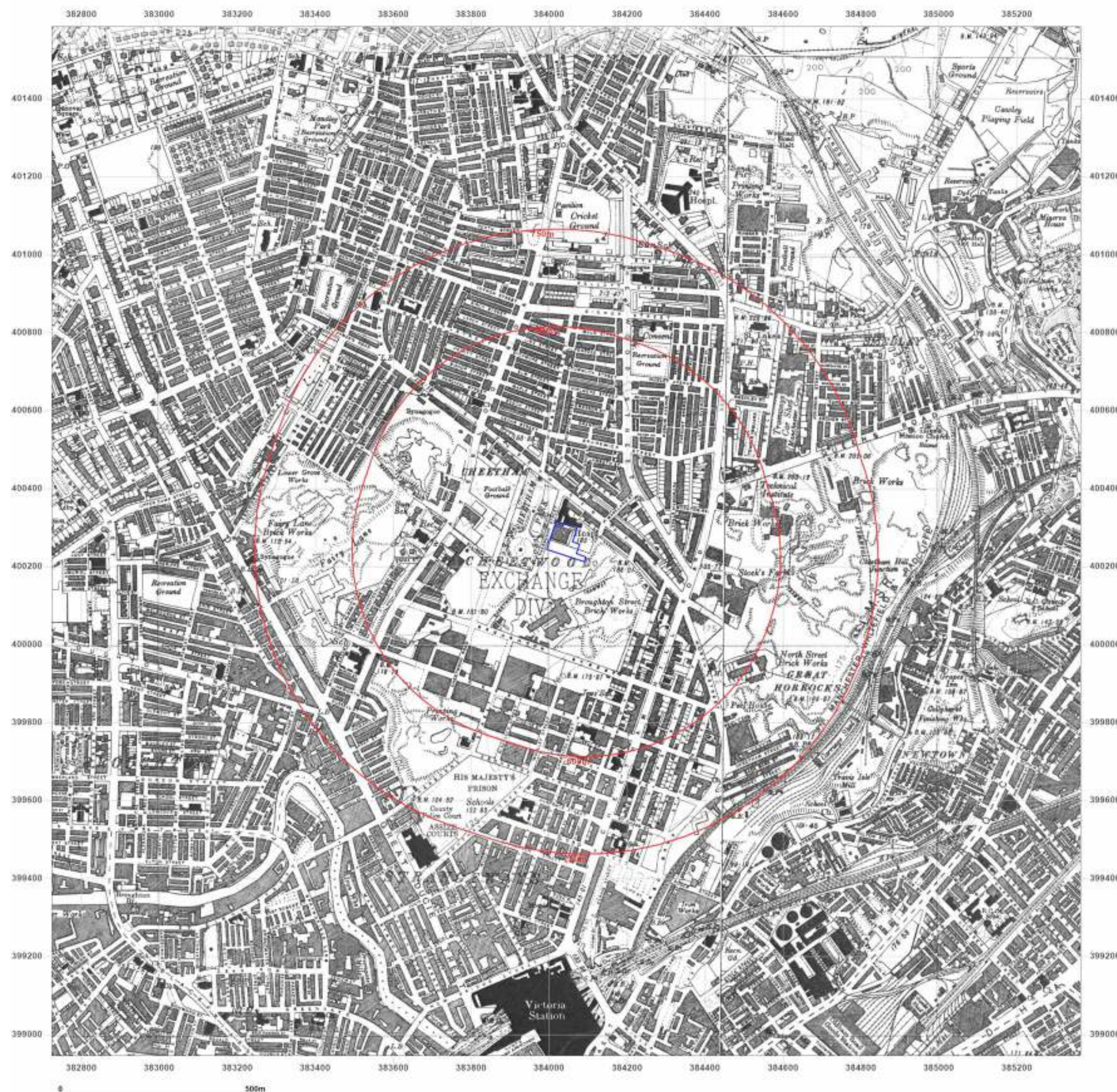


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Grid Ref: 384043, 400264

Map Name: Provisional

Map date: 1956

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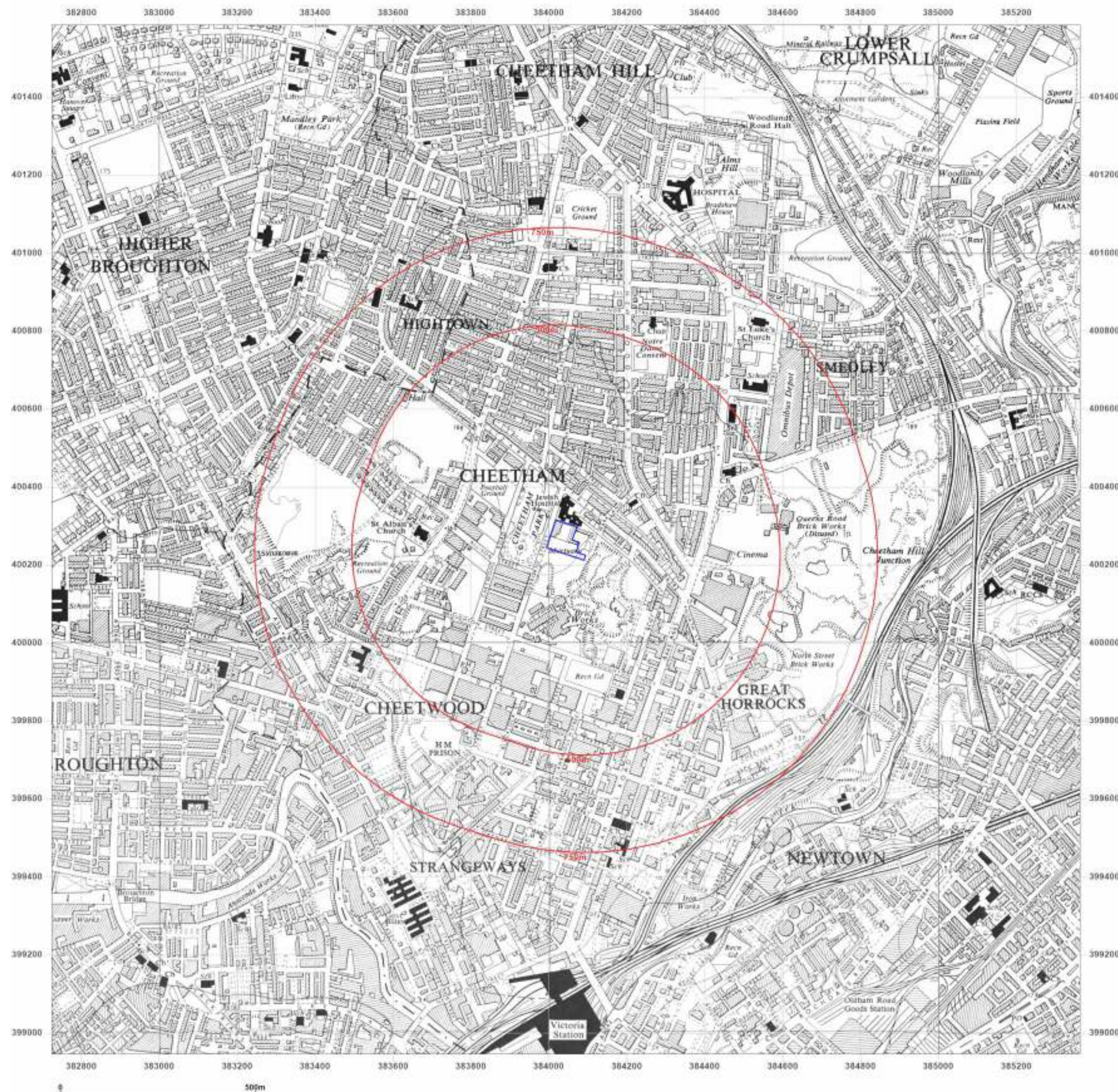


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Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: Provisional

Map date: 1966-1968

Scale: 1:10,560

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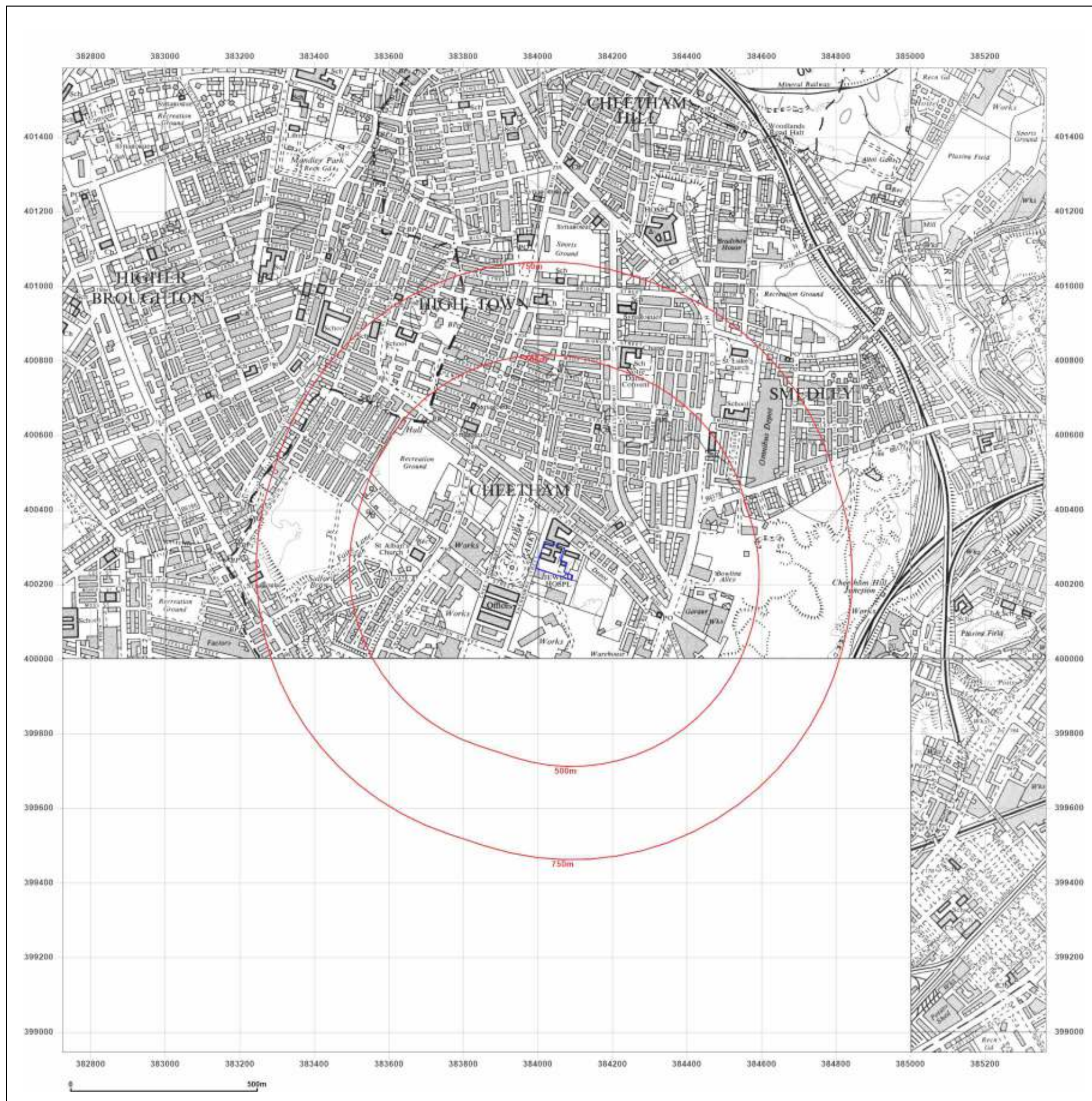


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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1972-1977

Scale: 1:10,000

Printed at: 1:10,000



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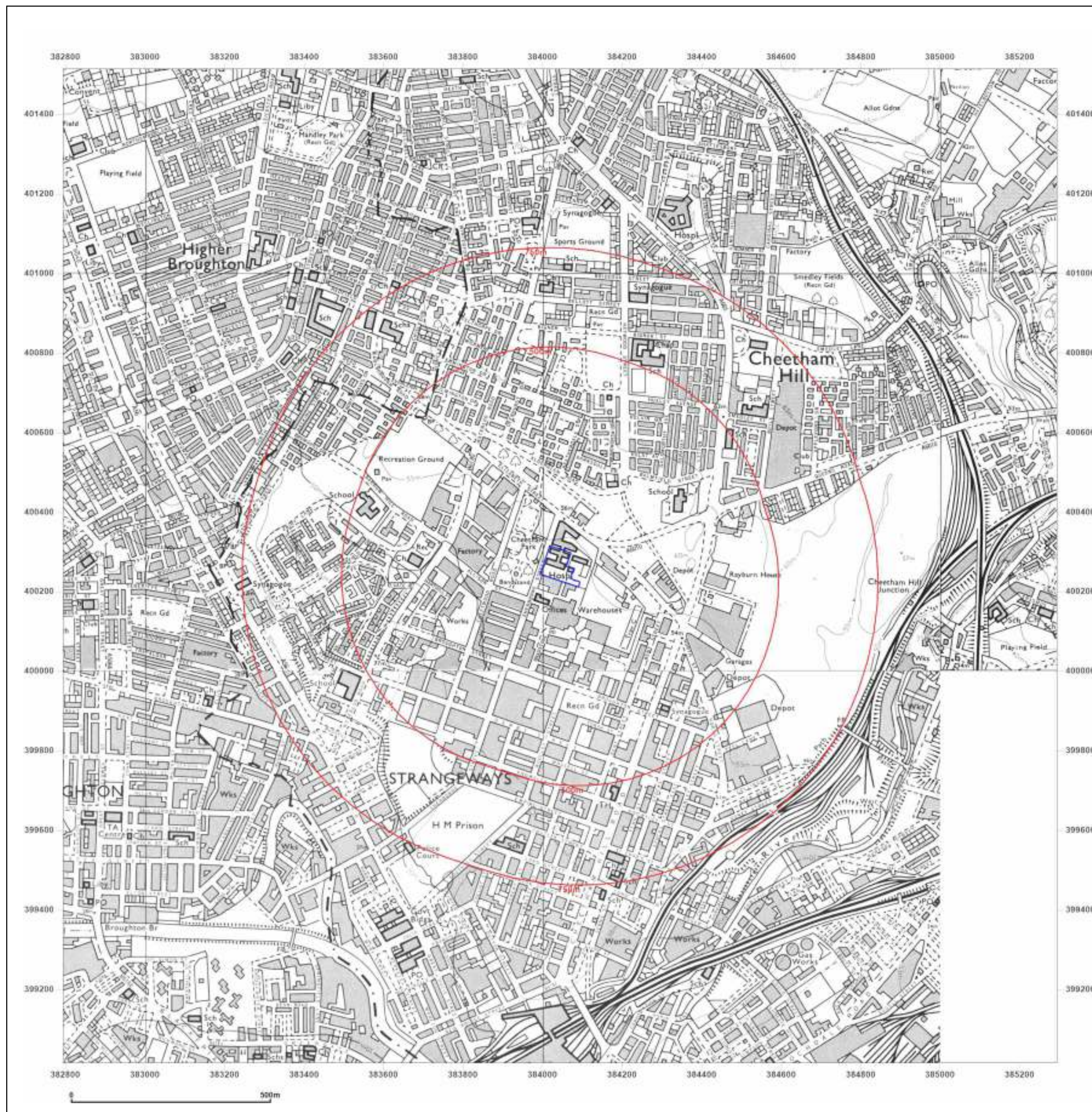


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Site Details:

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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1980-1985

Scale: 1:10,000

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Edition N/A
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Surveyed 1976
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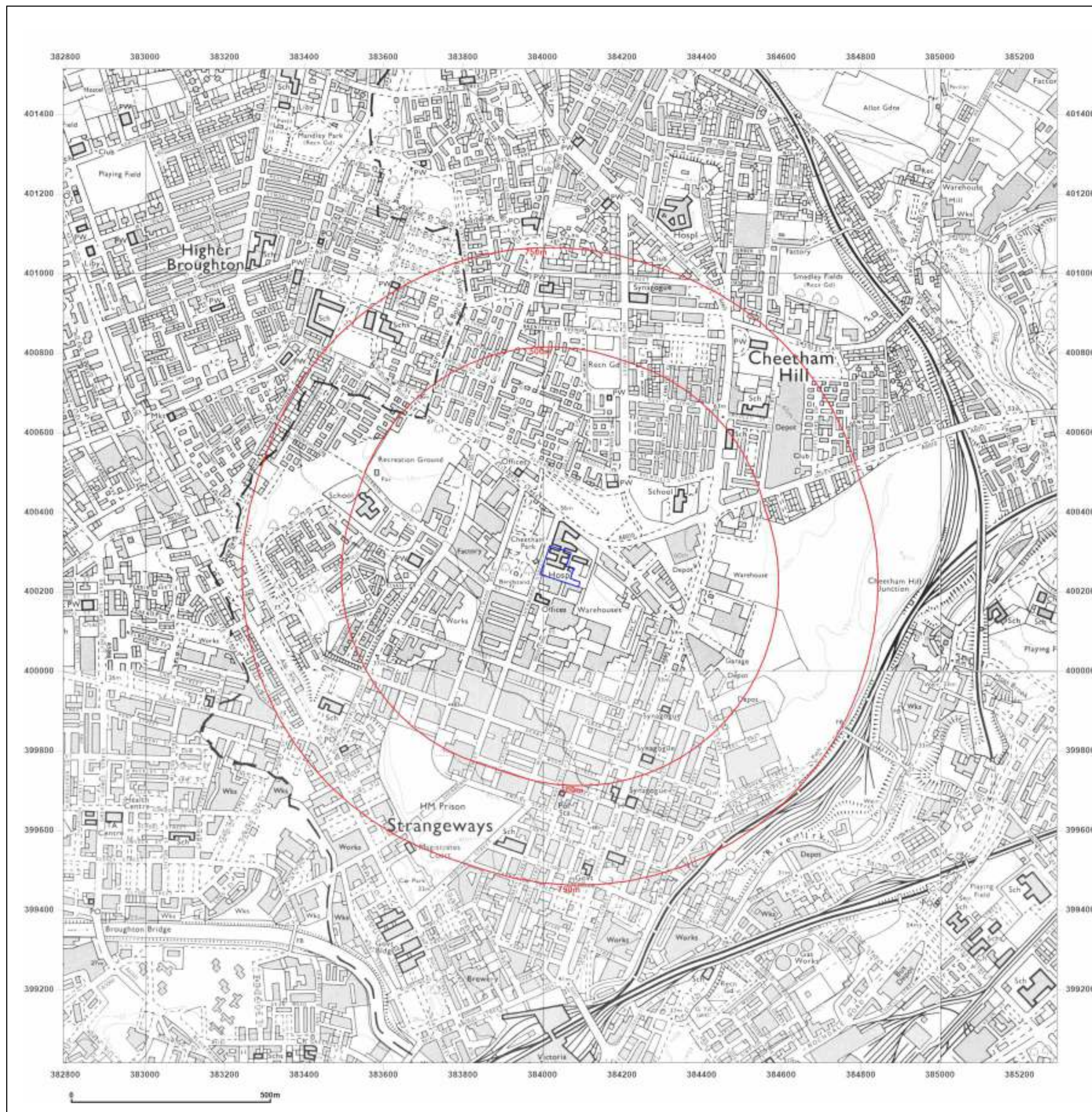


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Site Details:

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Manchester, M8 8ND

Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1988-1991

Scale: 1:10,000

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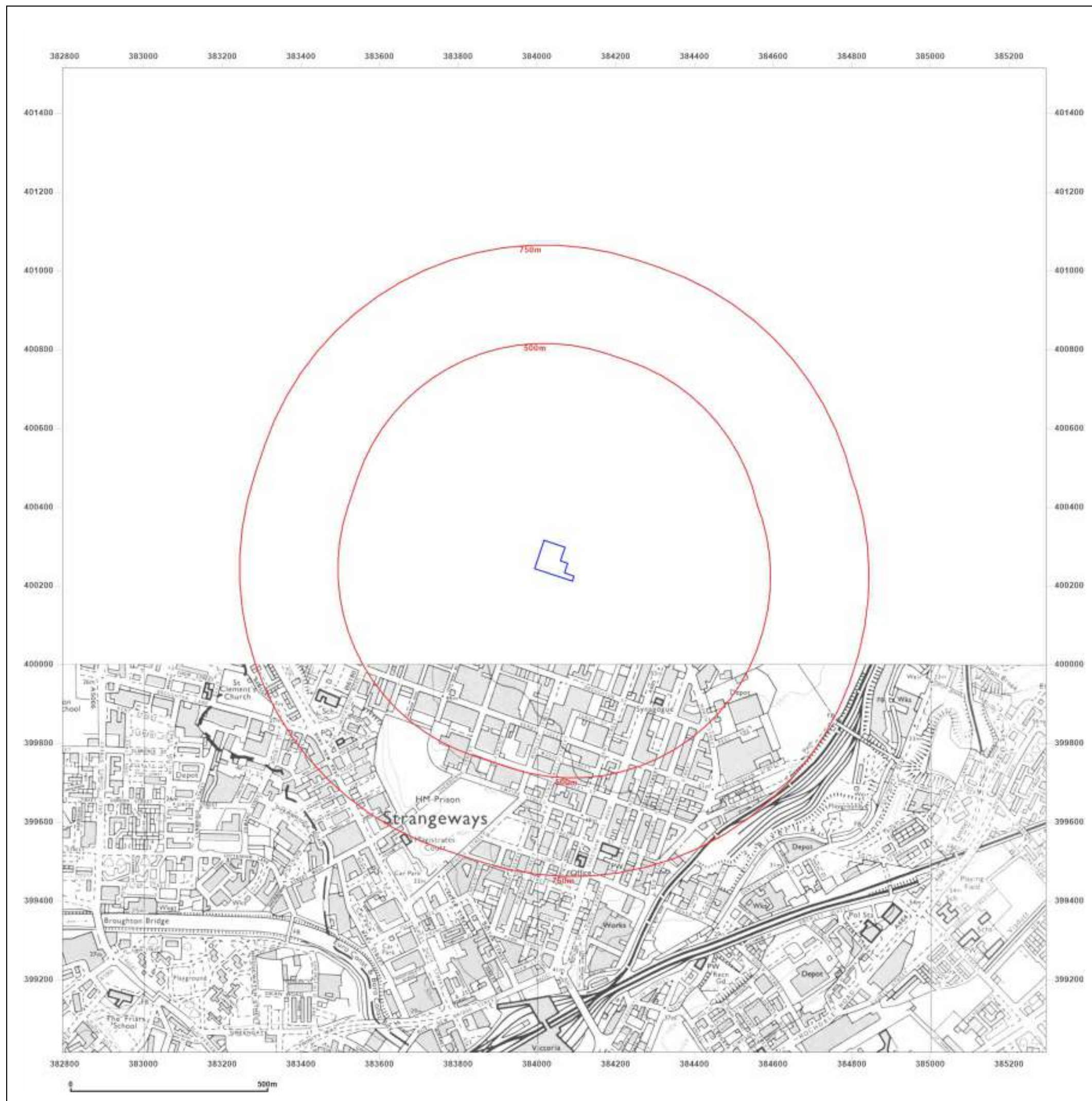


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Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1994

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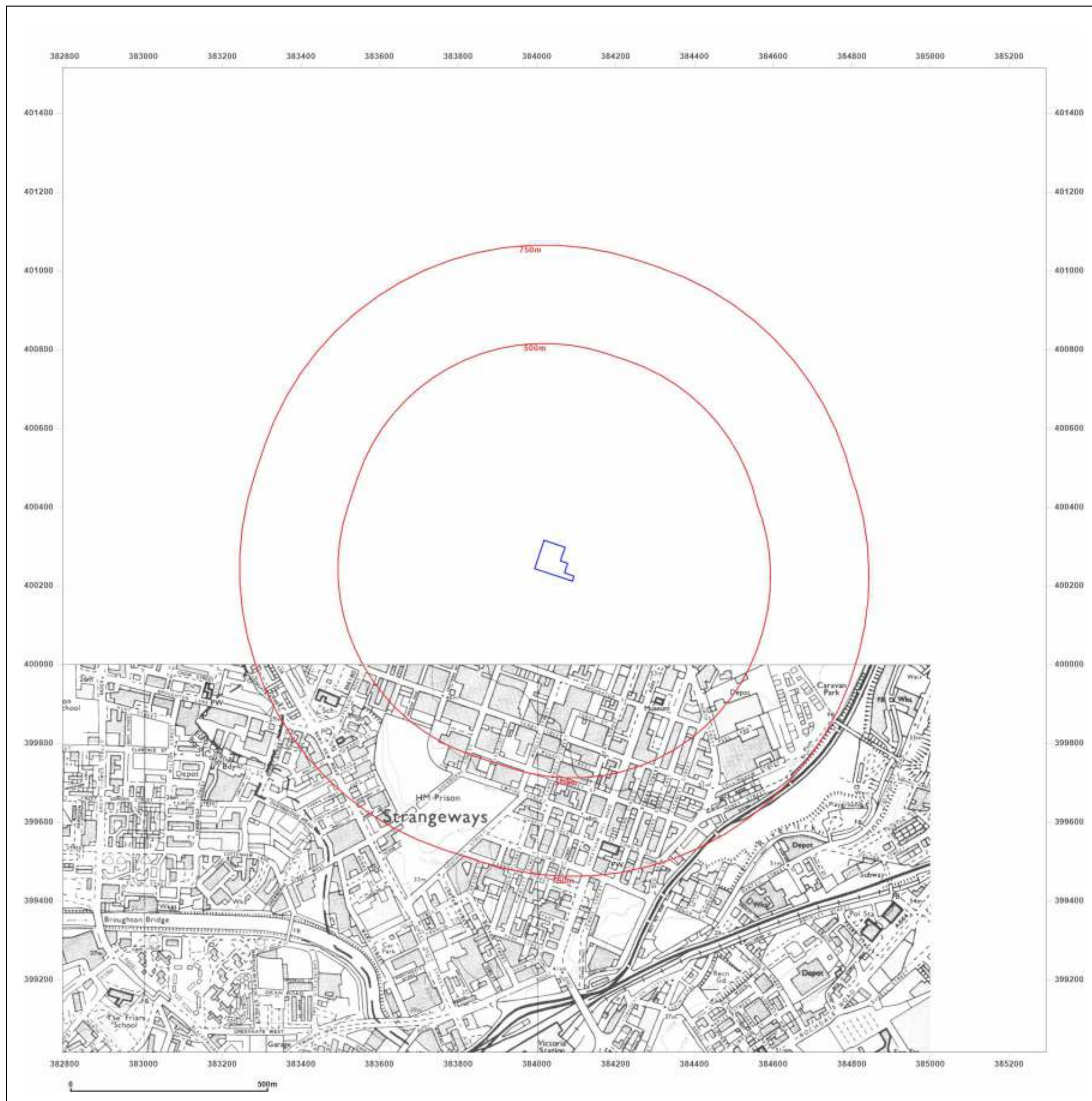


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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 2001

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Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 2010

Scale: 1:10,000

Printed at: 1:10,000



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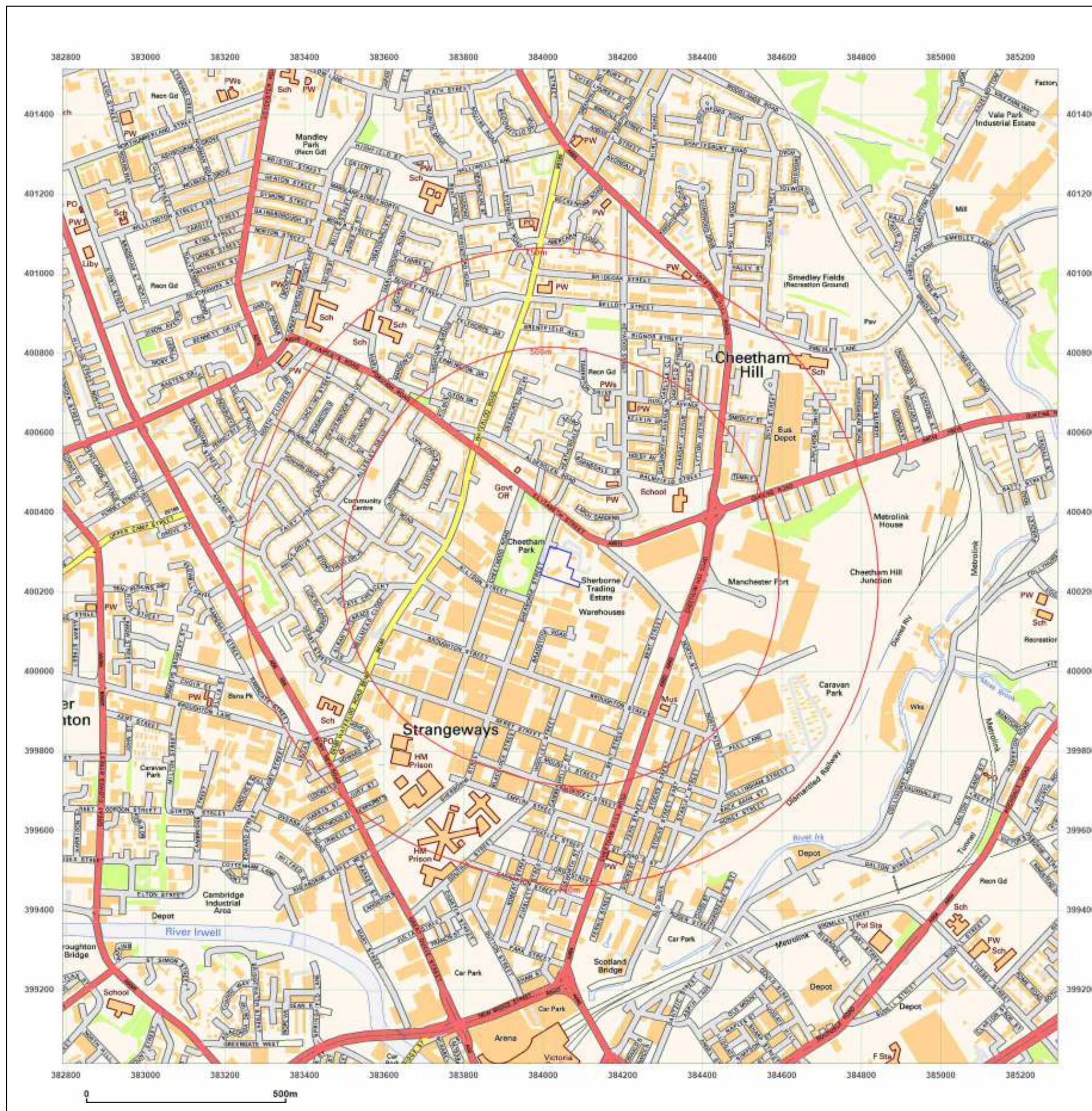


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Site Details:

102 Sherborne Street,
Cheetham Hill, Greater
Manchester, M8 8ND

Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 2024

Scale: 1:10,000

Printed at: 1:10,000



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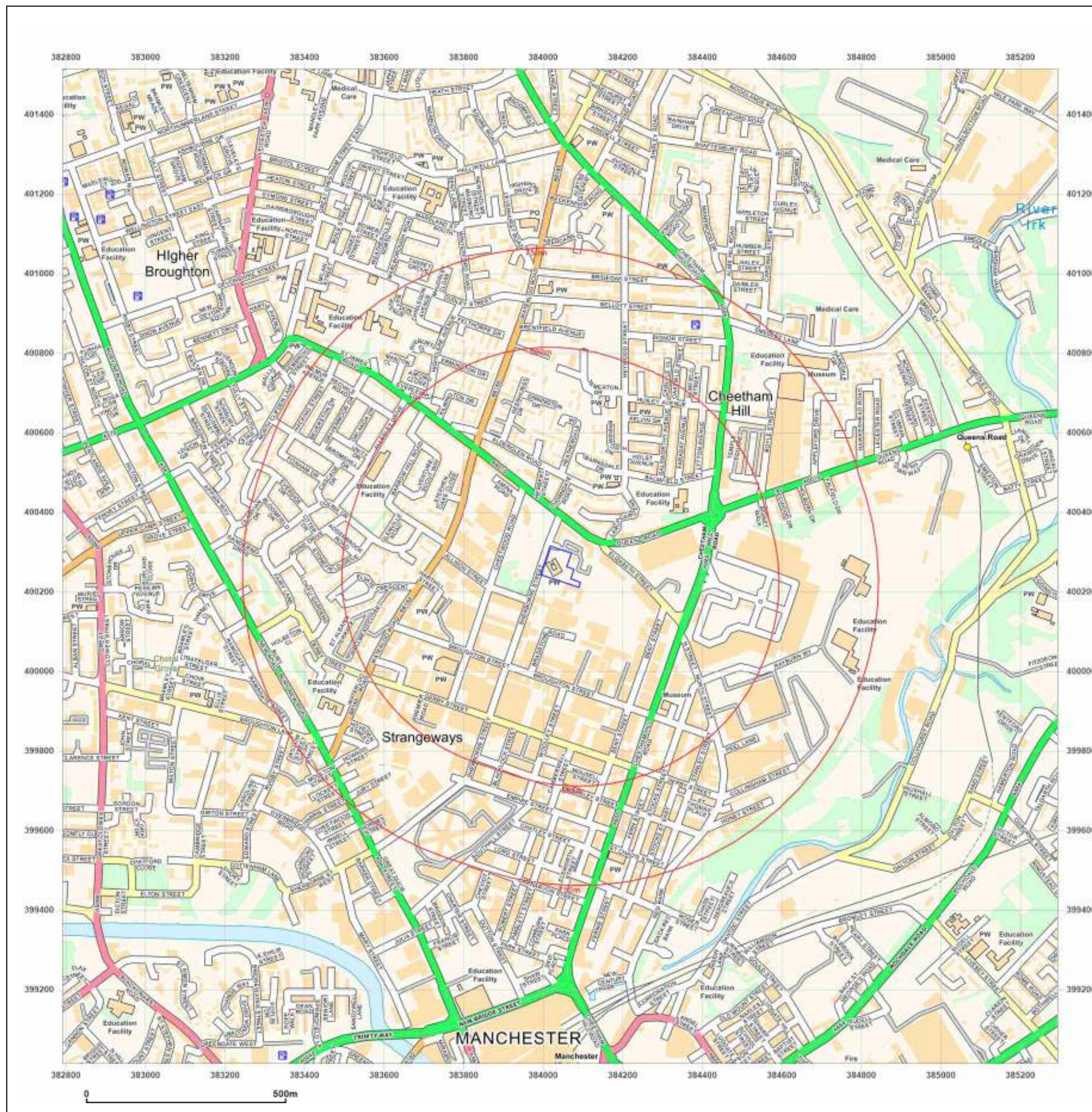


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LARGE SCALE SURVEY PLANS



Site Details:

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Manchester, M8 8ND

Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: 1056 Scale Town Plan

Map date: 1850

Scale: 1:1,056

Printed at: 1:1,056



Surveyed 1848
Revised N/A
Edition 1850
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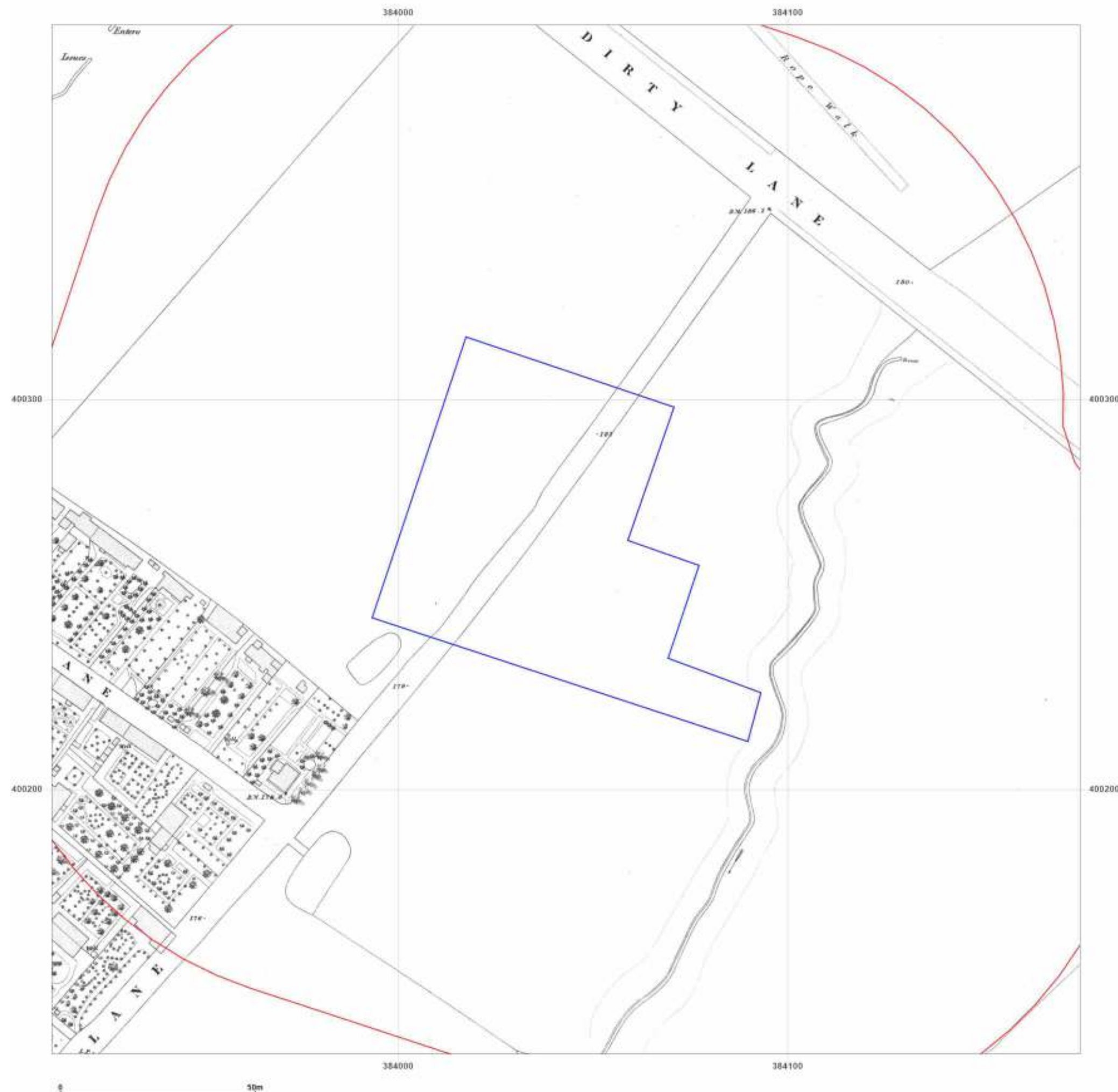


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Site Details:

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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: County Series Town Plan

Map date: 1890-1891

Scale: 1:500

Printed at: 1:1,000



Surveyed 1890
Revised N/A
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1890
Revised N/A
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1891
Revised N/A
Edition N/A
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Revised N/A
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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: County Series

Map date: 1893

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1893
Revised 1893
Edition N/A
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Site Details:

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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: County Series

Map date: 1908

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1908
Revised 1908
Edition N/A
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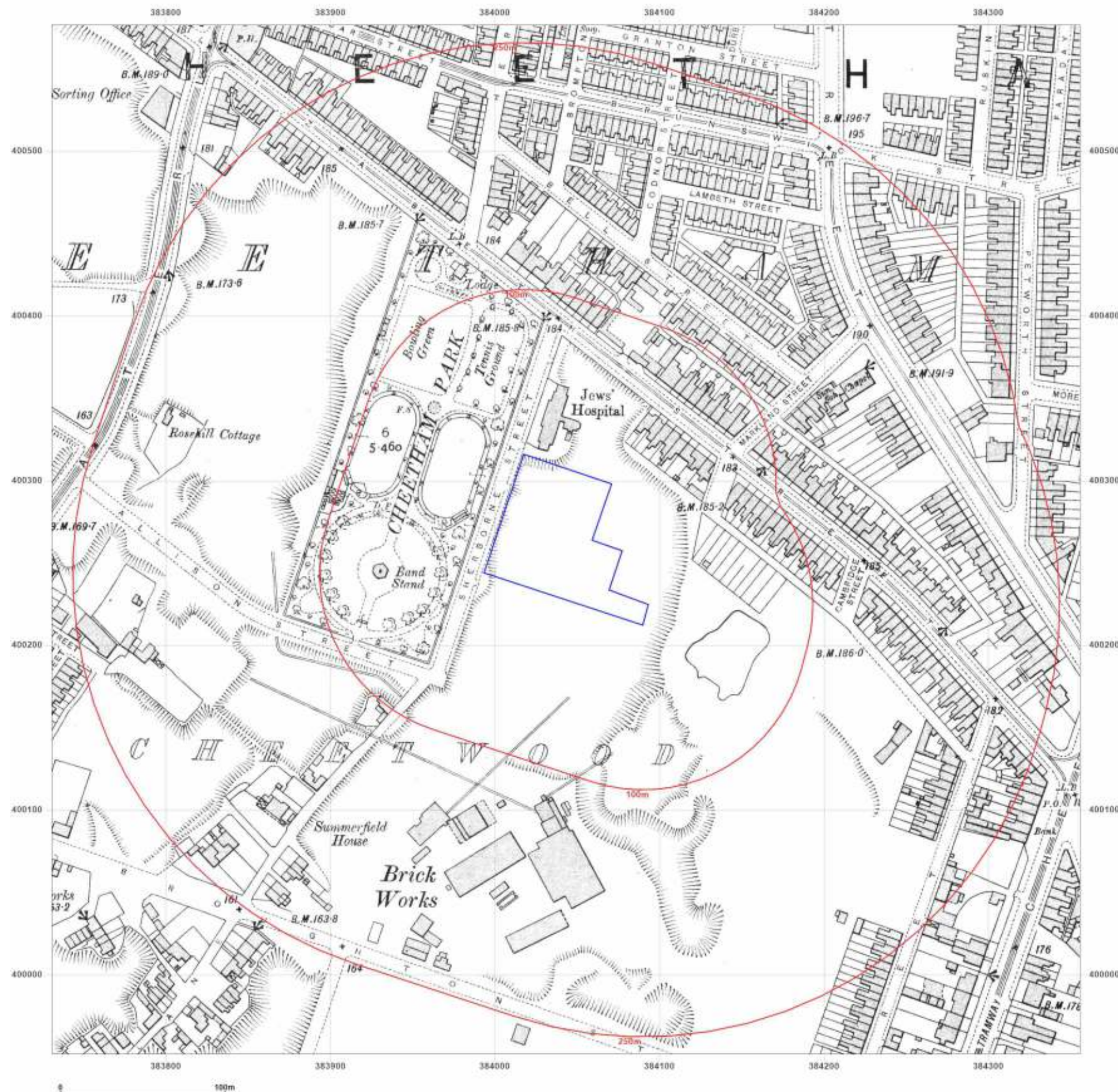


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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: County Series

Map date: 1922

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1922
Revised 1922
Edition N/A
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Site Details:

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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: County Series

Map date: 1933

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1933
Revised 1933
Edition N/A
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Site Details:

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Manchester, M8 8ND

Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1949-1951

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1951
Revised 1951
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1949
Revised 1949
Edition N/A
Copyright N/A
Levelled 1948

Surveyed 1950
Revised 1950
Edition N/A
Copyright N/A
Levelled 1927

Surveyed 1949
Revised 1949
Edition N/A
Copyright 1950
Levelled 1929



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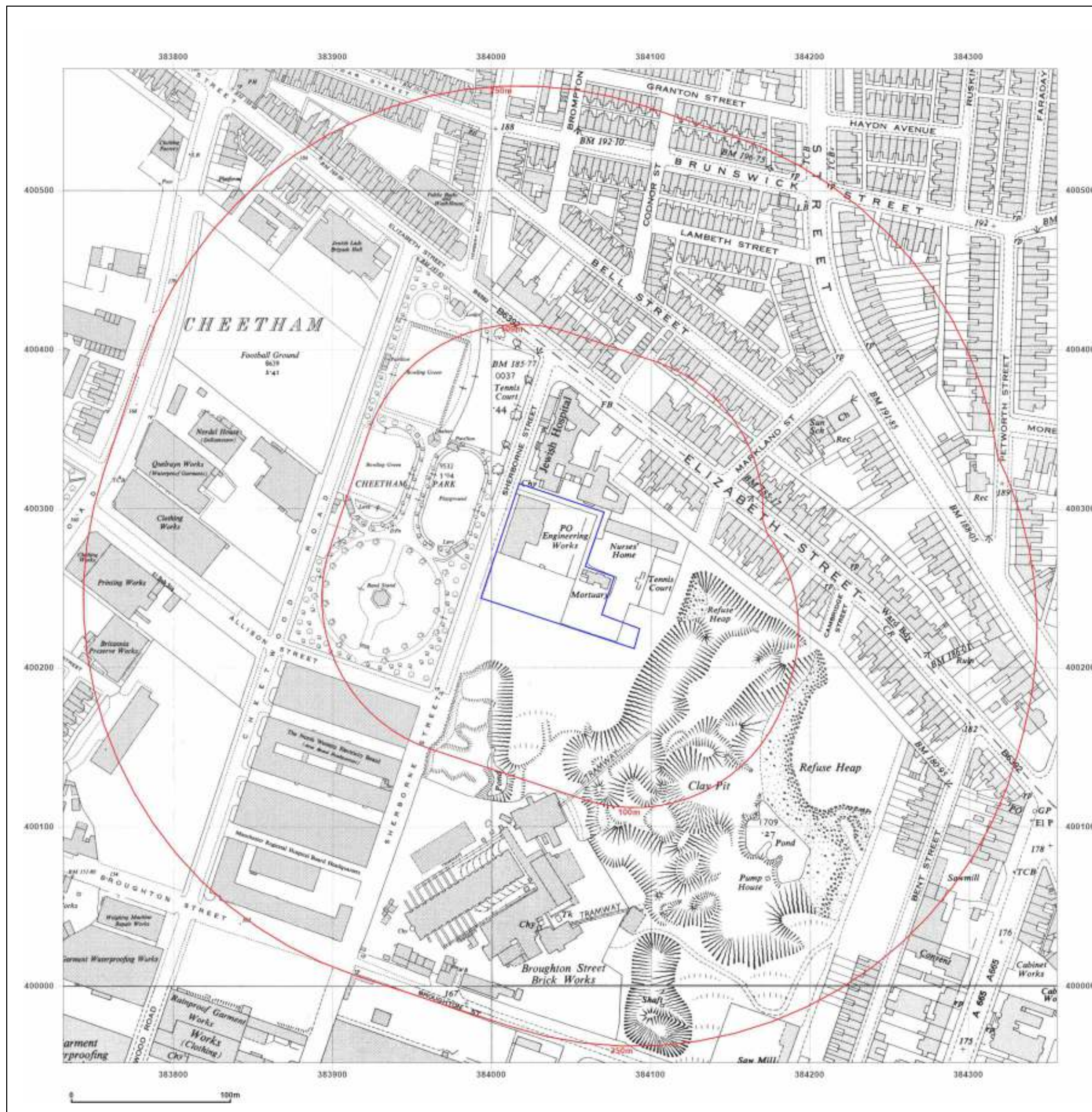


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Site Details:

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Manchester, M8 8ND

Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1950-1952

Scale: 1:1,250

Printed at: 1:2,000



Surveyed 1951
Revised N/A
Edition N/A
Copyright 1952
Levelled 1927

Surveyed 1949
Revised N/A
Edition N/A
Copyright 1950
Levelled 1927

Surveyed 1951
Revised N/A
Edition N/A
Copyright 1952
Levelled 1927



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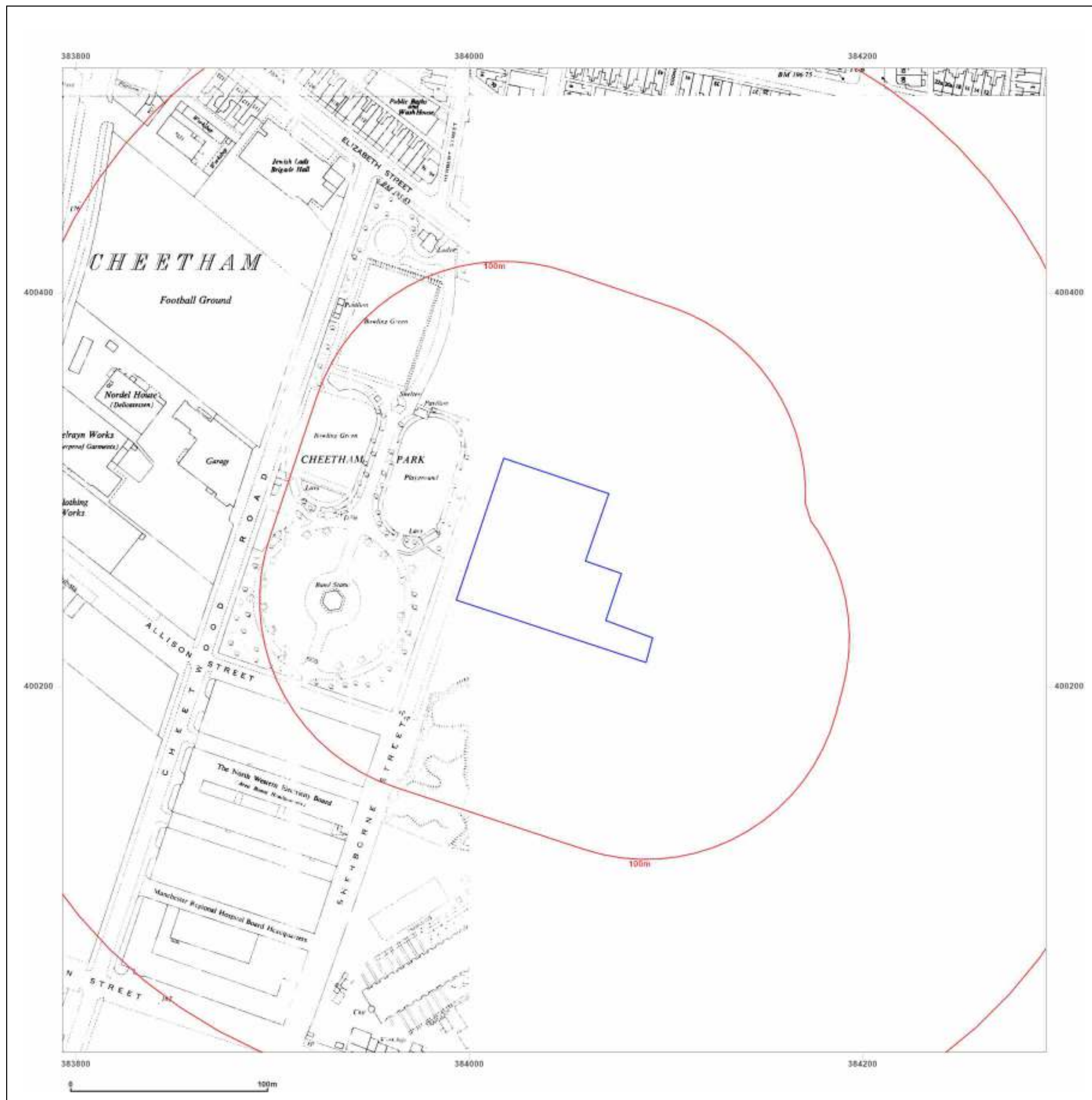


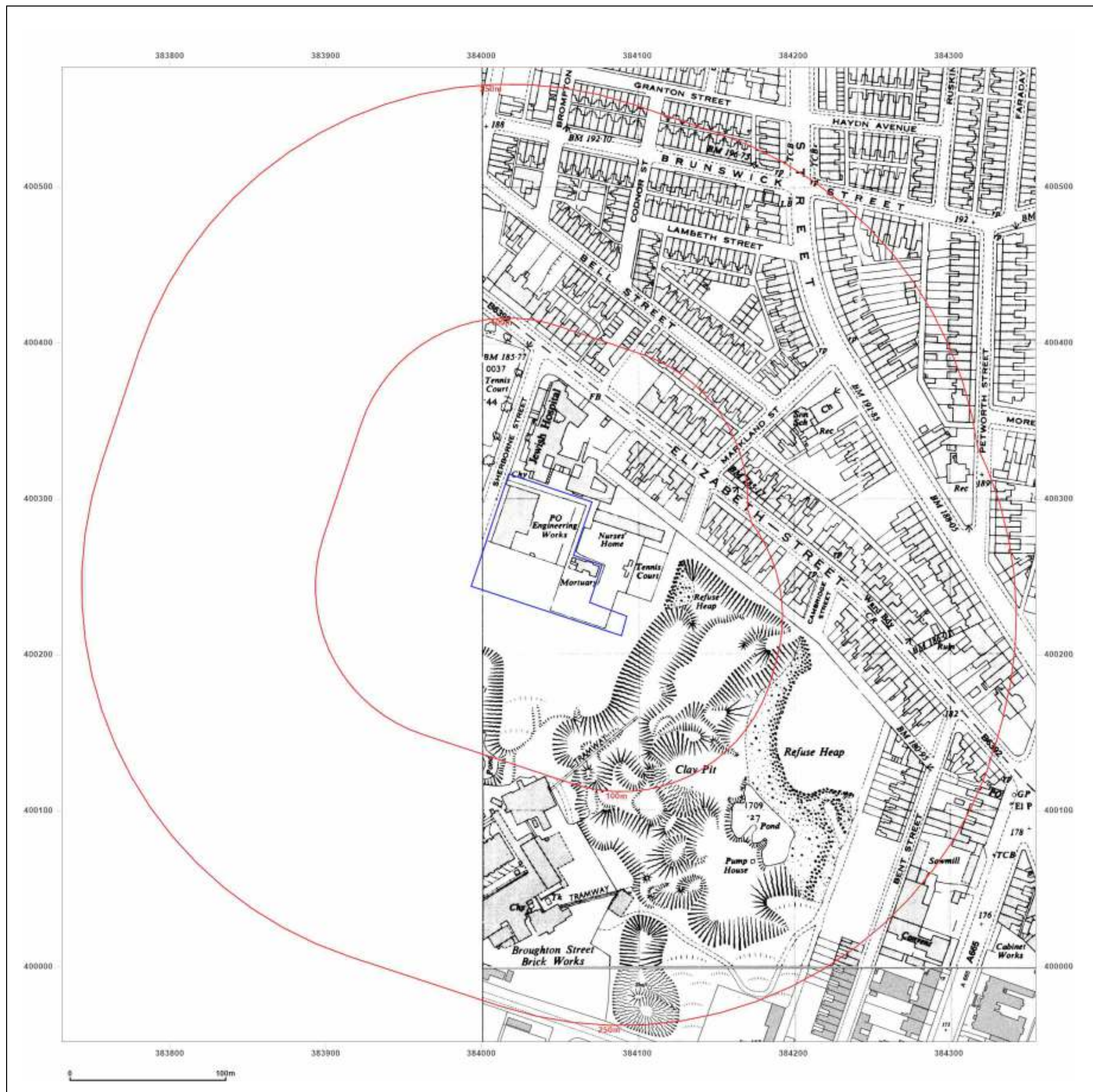
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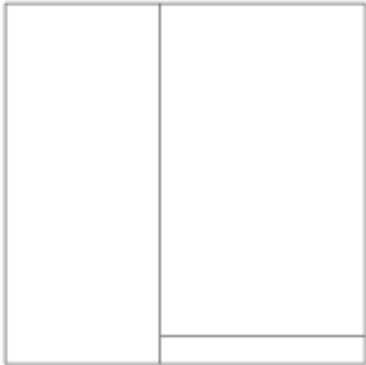


Site Details:

102 Sherborne Street,
Cheetham Hill, Greater
Manchester, M8 8ND

Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid
Map date: 1951-1953
Scale: 1:2,500
Printed at: 1:2,500



Surveyed N/A
Revised N/A
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1952
Revised 1952
Edition N/A
Copyright 1953
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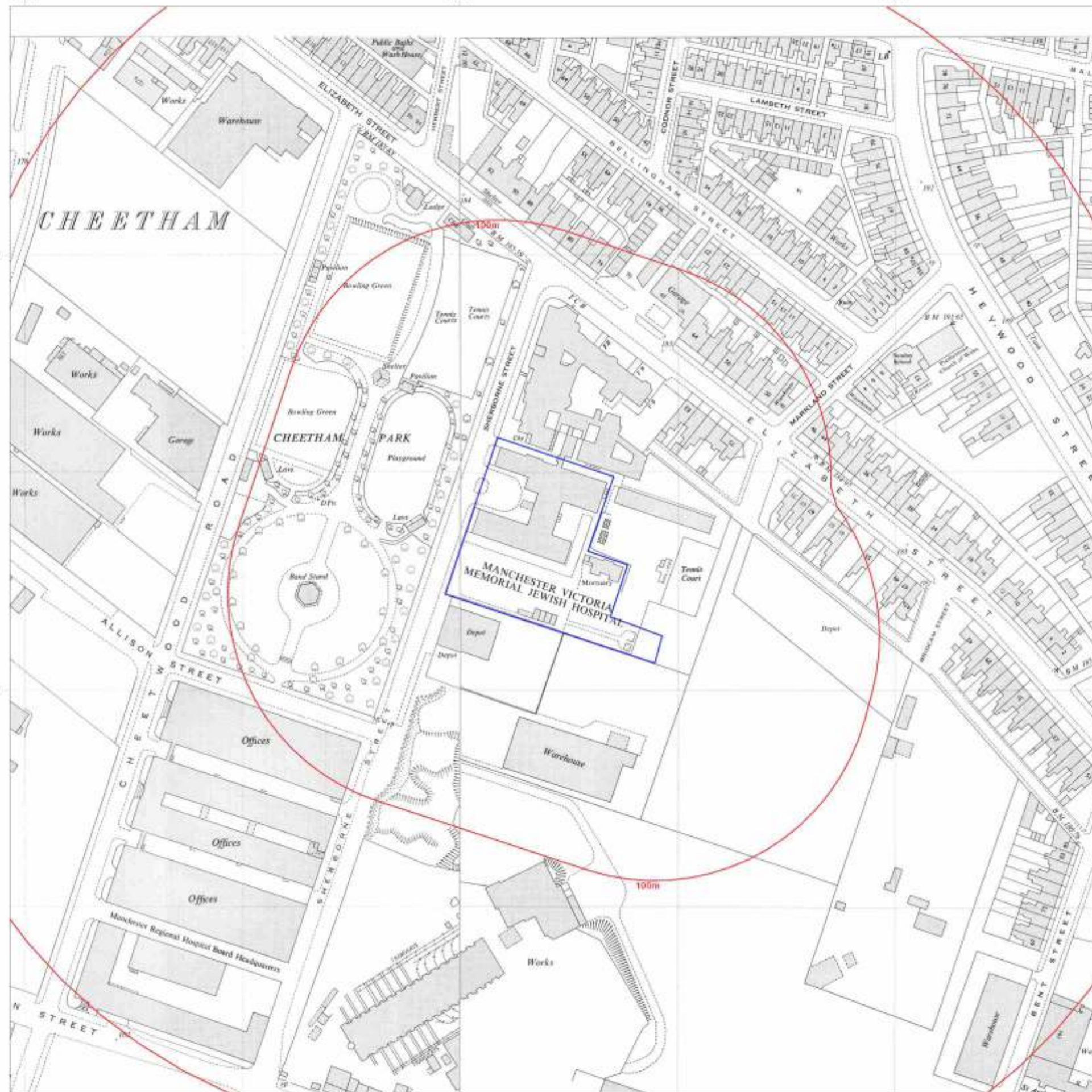
384200

400400

400400

400200

400200



383800

384000

384200



Site Details:

102 Sherborne Street,
Cheetham Hill, Greater
Manchester, M8 8ND

Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1958-1963

Scale: 1:1,250

Printed at: 1:2,000



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Edition N/A
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Surveyed 1949
Revised 1963
Edition N/A
Copyright 1963
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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid
Map date: 1965-1966
Scale: 1:2,500
Printed at: 1:2,500



Surveyed 1963
Revised 1963
Edition 1965
Copyright 1965
Levelled 1959

Surveyed 1964
Revised 1964
Edition N/A
Copyright 1966
Levelled 1964



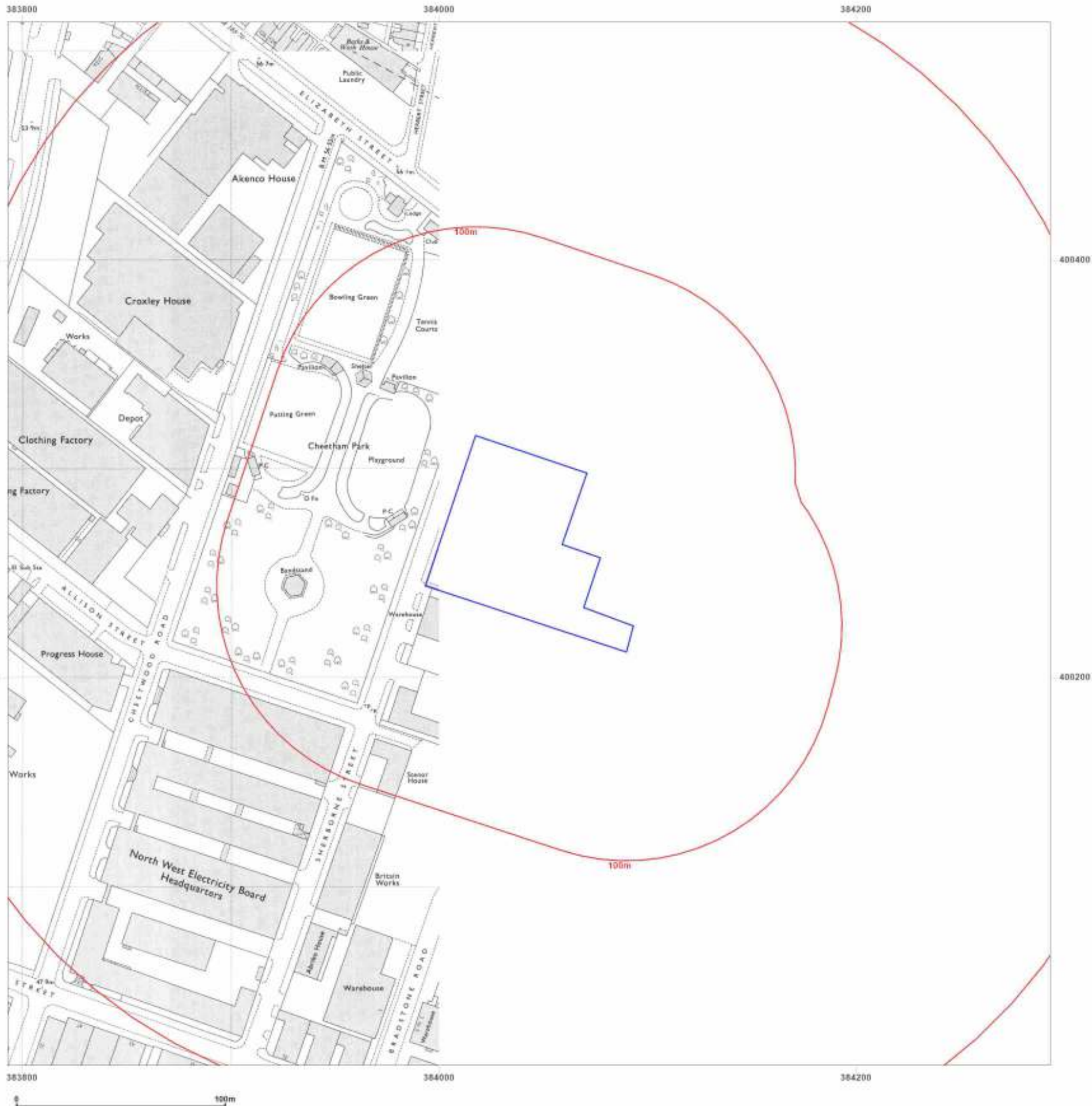
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Manchester, M8 8ND

Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1968-1973

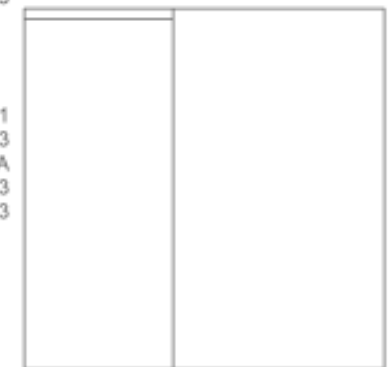
Scale: 1:1,250

Printed at: 1:2,000



Surveyed 1951
Revised 1967
Edition N/A
Copyright 1968
Levelled 1963

Surveyed 1951
Revised 1973
Edition N/A
Copyright 1973
Levelled 1963



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Manchester, M8 8ND

Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1975-1978

Scale: 1:1,250

Printed at: 1:2,000



Surveyed 1951
Revised 1975
Edition N/A
Copyright 1975
Levelled 1963

Surveyed 1949
Revised 1975
Edition N/A
Copyright 1975
Levelled 1963

Surveyed N/A
Revised N/A
Edition N/A
Copyright 1978
Levelled 1963

Surveyed 1949
Revised 1975
Edition N/A
Copyright 1975
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Site Details:

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Manchester, M8 8ND

Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1982-1985

Scale: 1:1,250

Printed at: 1:2,000



Surveyed N/A
Revised N/A
Edition N/A
Copyright 1984
Levelled 1963

Surveyed N/A
Revised N/A
Edition N/A
Copyright 1985
Levelled 1963

Surveyed 1964
Revised 1982
Edition N/A
Copyright 1982
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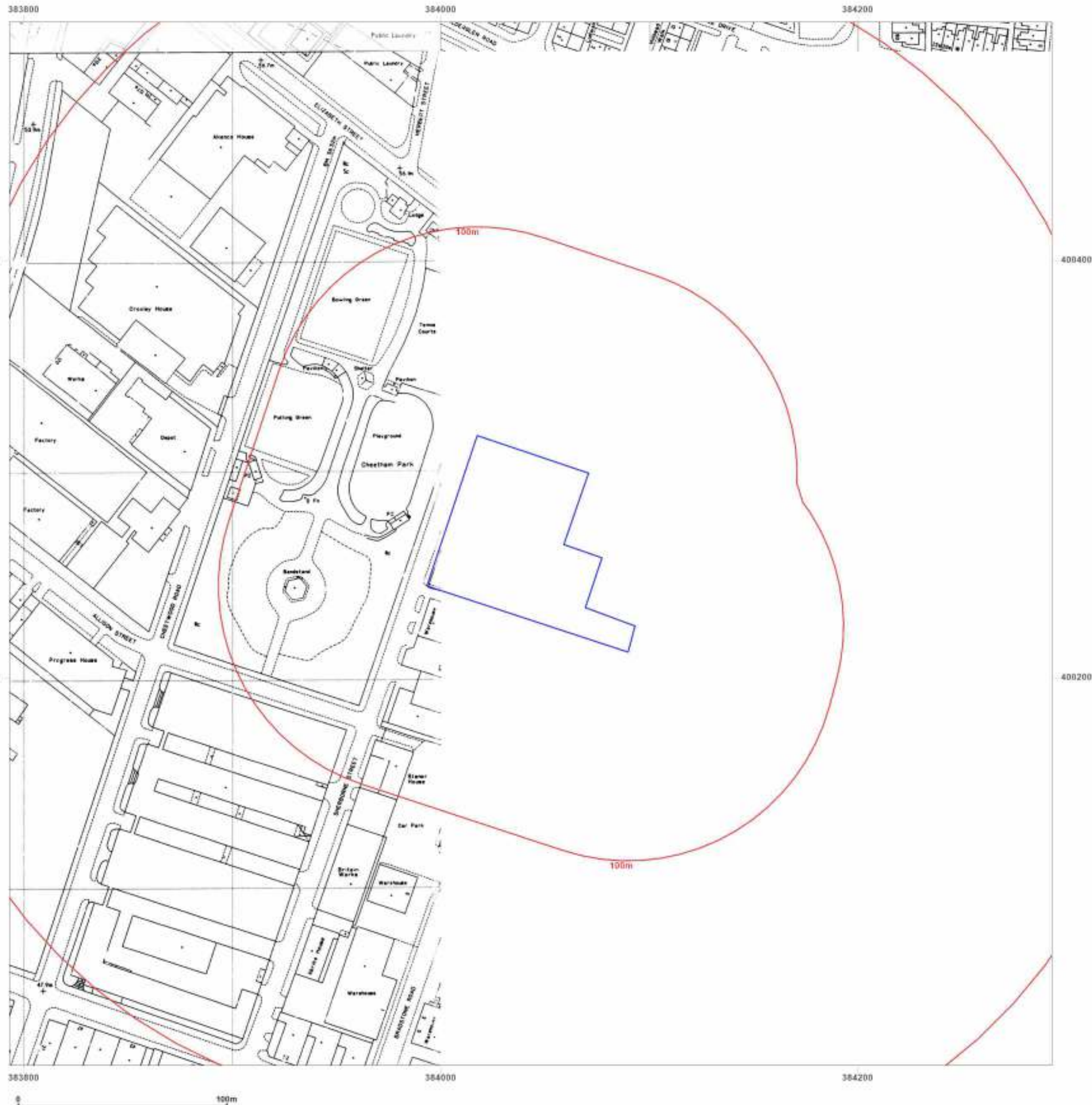
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Site Details:

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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1988-1992

Scale: 1:1,250

Printed at: 1:2,000



Surveyed 1963
Revised 1988
Edition N/A
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Surveyed 1992
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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1988-1992

Scale: 1:1,250

Printed at: 1:2,000



Surveyed 1963
Revised 1988
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Surveyed 1949
Revised 1988
Edition N/A
Copyright 1989
Levelled N/A

Surveyed 1963
Revised 1988
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Surveyed 1992
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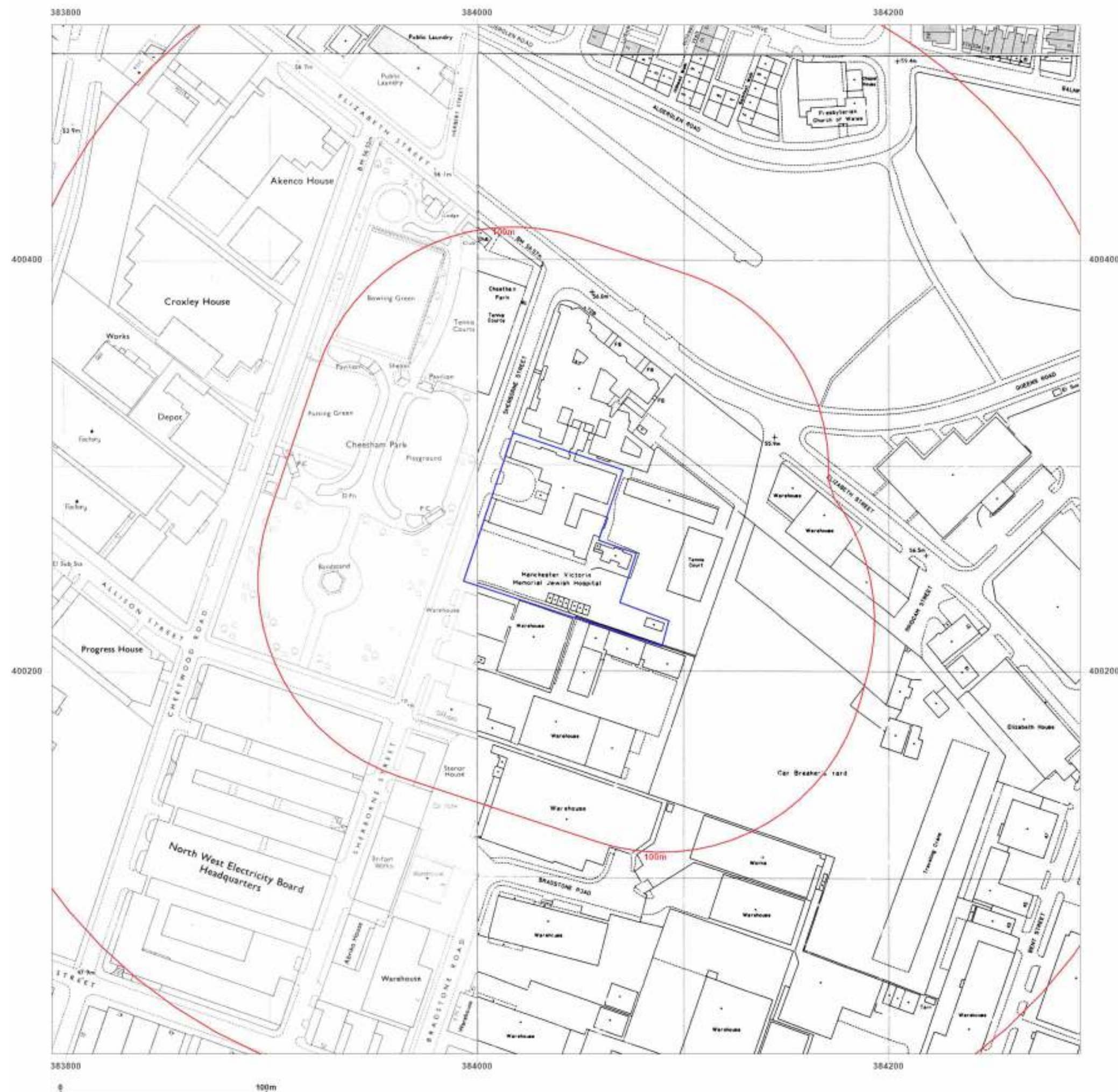


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Site Details:

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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1990-1994

Scale: 1:1,250

Printed at: 1:2,000



Surveyed N/A
Revised N/A
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1993
Revised N/A
Edition N/A
Copyright 1993
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Surveyed 1994
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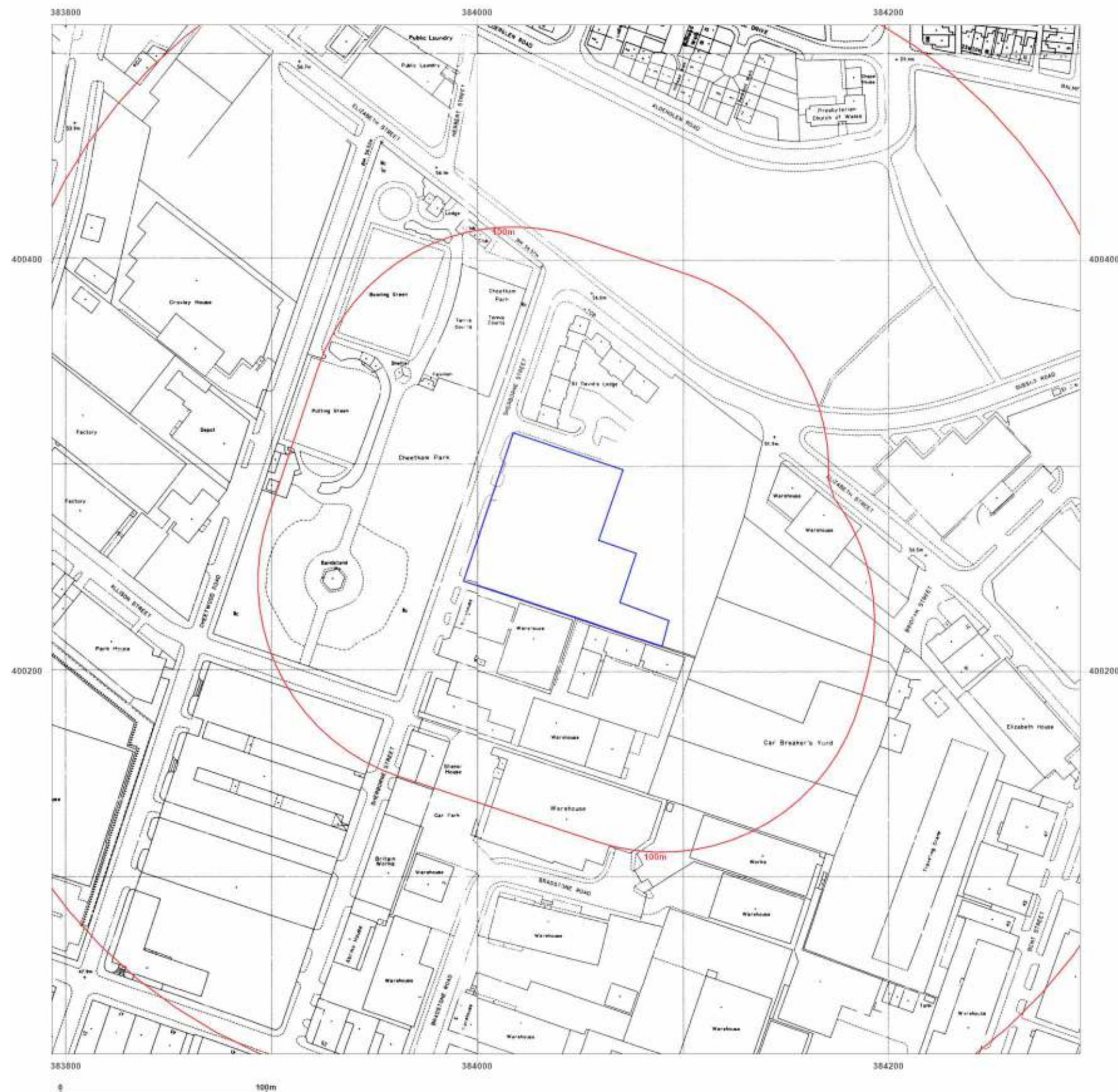


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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: National Grid

Map date: 1992-1994

Scale: 1:1,250

Printed at: 1:2,000



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Surveyed 1993
Revised 1993
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1994
Revised 1994
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1994
Revised 1994
Edition N/A
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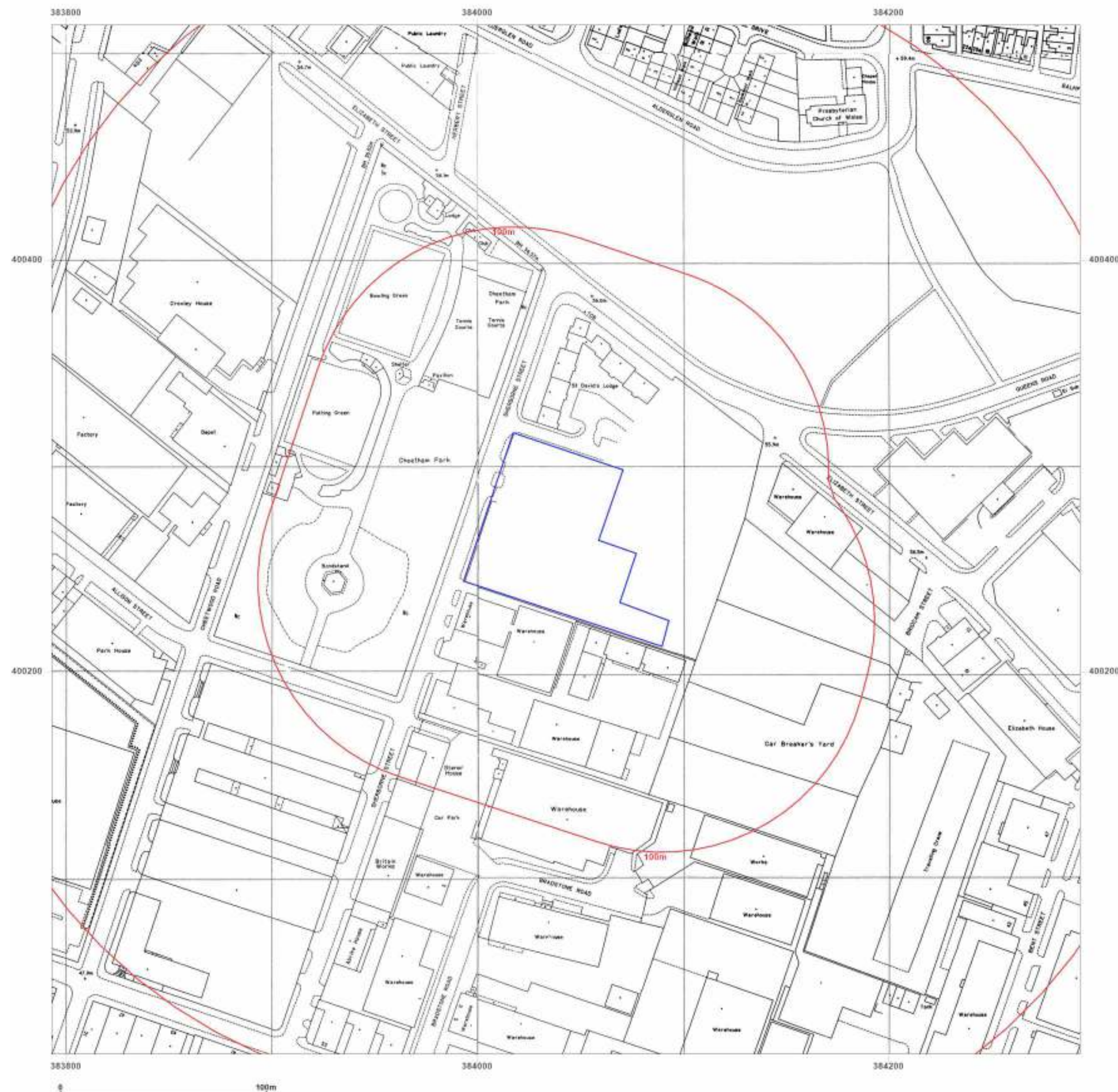


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Client Ref: CMAPS-CM-1196285-4199-261124
Report Ref: CMAPS-CM-1196285-4199-261124HIS
Grid Ref: 384043, 400264

Map Name: LandLine

Map date: 2003

Scale: 1:1,250

Printed at: 1:1,250



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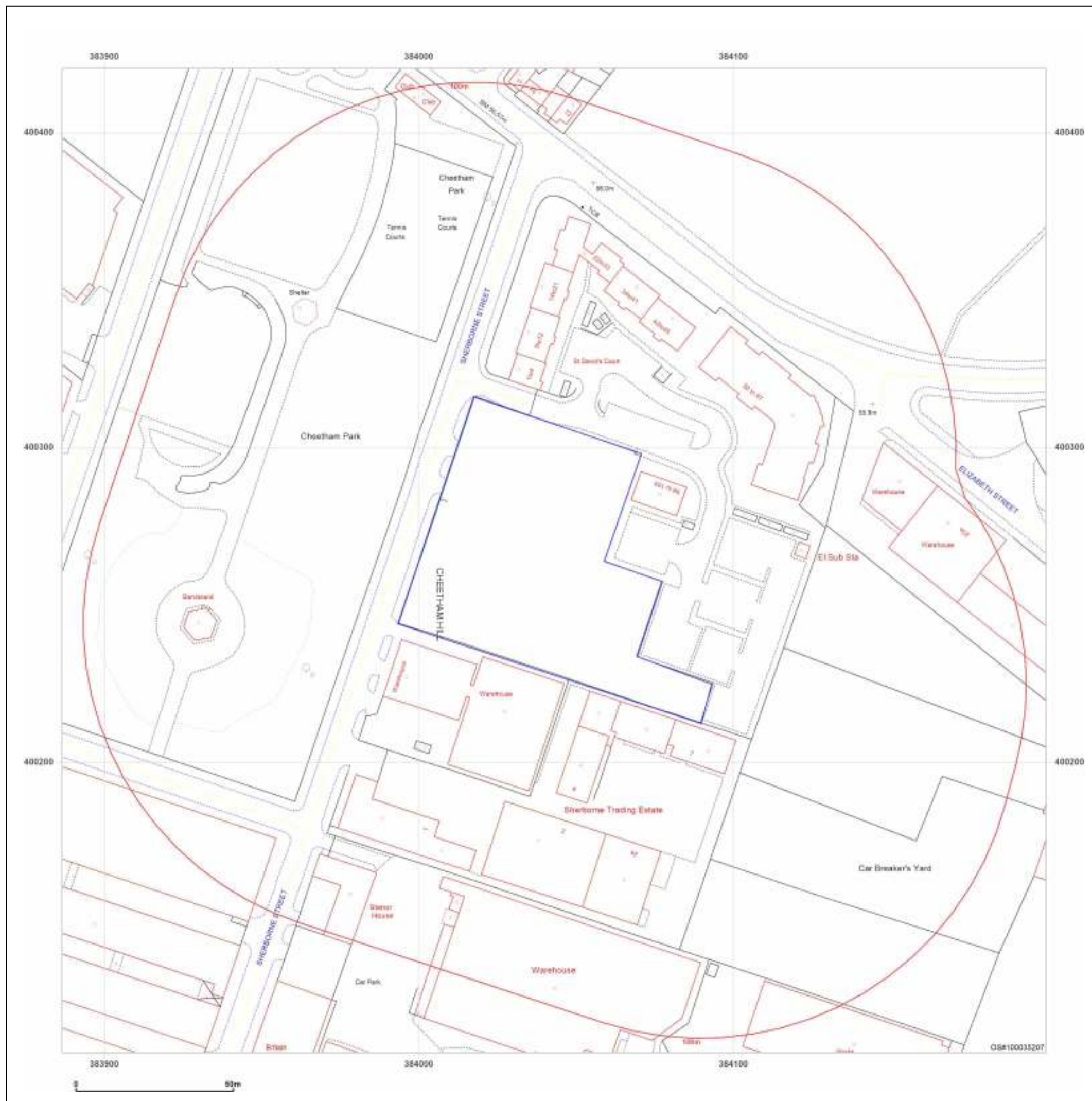


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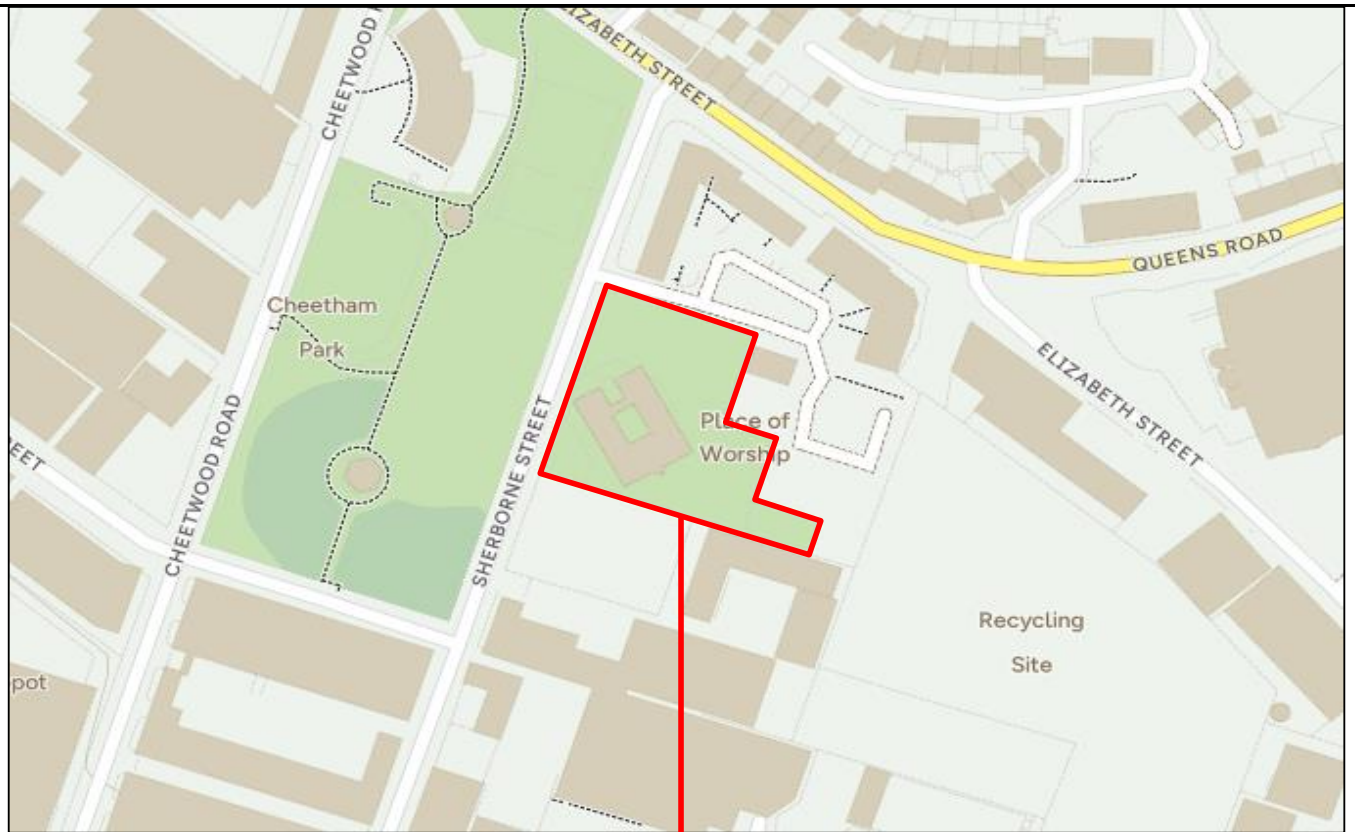
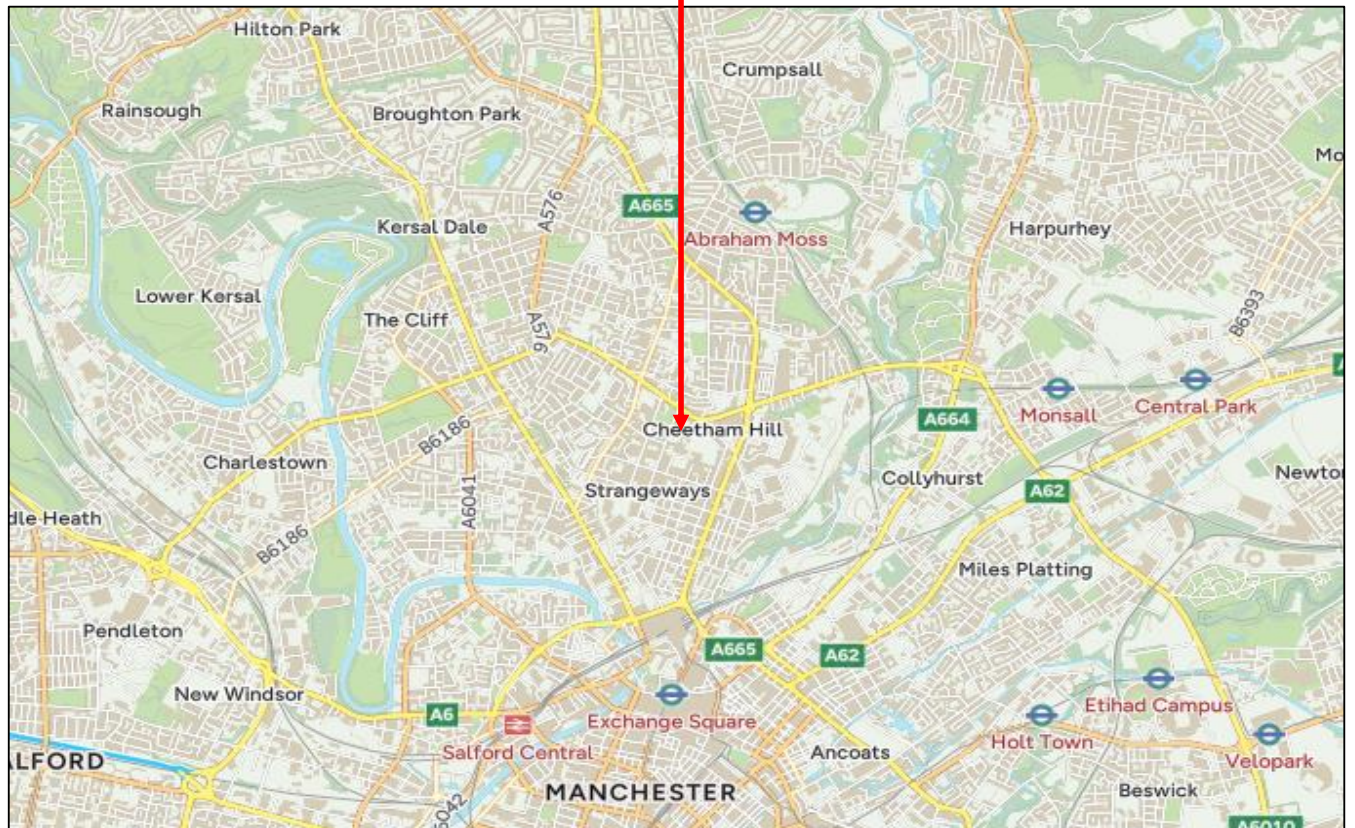
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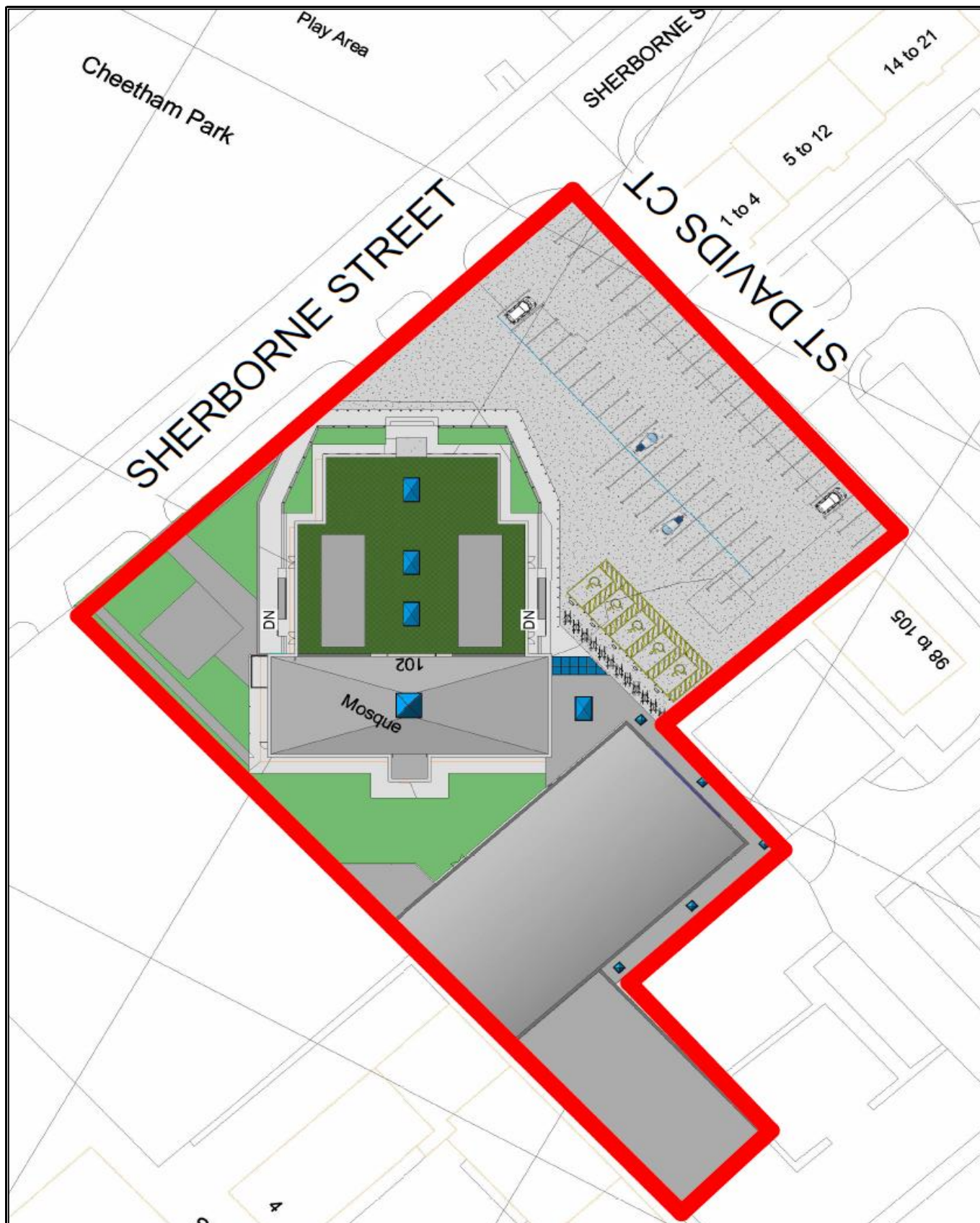


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Site: 102 SHERBORNE STREET, CHEETHAM HILL, GREATER MANCHESTER	Date Drawn: 11-Dec-24	Date Checked: 18-Dec-24	Orientation: 	Job Number: 8084
Client: AL-MUNTAZIR TRUST UK	Drawn By: MSB	Checked By: DCM	Scale: —	Figure Number: 1



<div> <div> <div></div> <div>SUB SURFACE</div> </div> <div> <div>SITE INVESTIGATION SPECIALISTS, GEOTECHNICAL & ENVIRONMENTAL CONSULTANTS</div> <div>3 Peel Street, Preston, Lancashire, PR2 2QS. Tel: (01772) 561135 Fax: (01772) 204907</div> </div> </div> <div> <div>Site:</div> <div>102 SHERBORNE STREET, CHEETHAM HILL, GREATER MANCHESTER</div> </div> <div> <div>Client:</div> <div>AL-MUNTAZIR TRUST UK</div> </div>	<div>Site Plan / Walkover Photo Locations</div>			
	<div>Date Drawn:</div> <div>11-Dec-24</div>	<div>Date Checked:</div> <div>18-Dec-24</div>	<div>Orientation:</div> <div> </div>	<div>Job Number:</div> <div>8084</div>
	<div>Drawn By:</div> <div>MSB</div>	<div>Checked By:</div> <div>DCM</div>	<div>Scale:</div> <div>—</div>	<div>Figure Number:</div> <div>2</div>



SUB SURFACE

SITE INVESTIGATION SPECIALISTS, GEOTECHNICAL & ENVIRONMENTAL CONSULTANTS
3 Peel Street, Preston, Lancashire, PR2 2QS. Tel: (01772) 561135 Fax: (01772) 204907

Site:

102 SHERBORNE STREET, CHEETHAM HILL,
GREATER MANCHESTER

Client:

AL-MUNTAZIR TRUST UK

Proposed Development

Date Drawn:

11-Dec-24

Date Checked:

18-Dec-24

Orientation:



Job Number:

8084

Drawn By:

MSB

Checked By:

DCM

Scale:

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Figure Number:

3