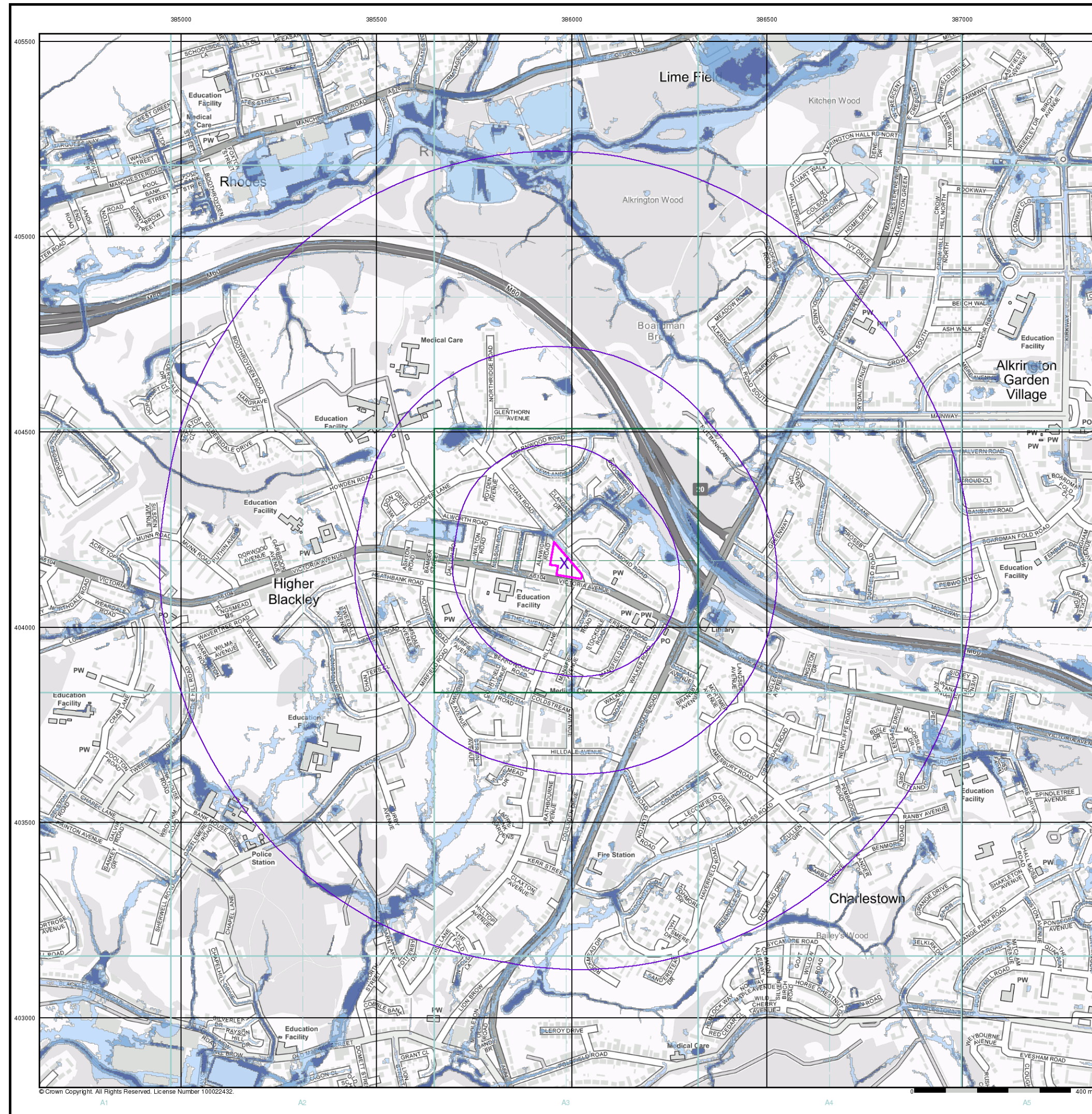




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### General

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

### Risk of Flooding from Surface Water

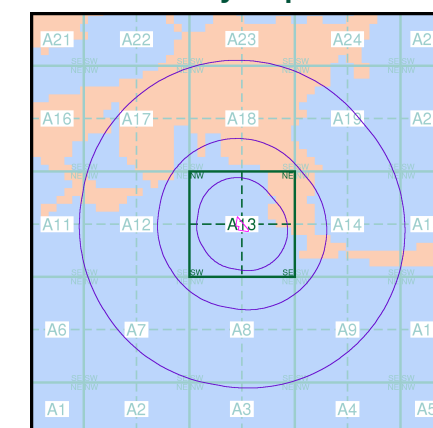
- High - 30 Year Return
- Medium - 100 Year Return
- Low - 1000 Year Return

### Suitability

See the suitability map below

- National to county
- County to town
- Town to street
- Street to parcels of land
- Property

### E/NRW Suitability Map - Slice A



### Order Details

Order Number: 272603764\_1\_1  
Customer Ref: LKC 21 1026  
National Grid Reference: 385980, 404160  
Slice: A  
Site Area (Ha): 0.35  
Search Buffer (m): 1000

### Site Details

Chain Road, MANCHESTER, M9 6QX



Tel: 0844 844 9952  
Fax: 0844 844 9951  
Web: [www.envirocheck.co.uk](http://www.envirocheck.co.uk)

## **Appendix C**

### **Coal Authority Consultants Coal Mining Report**

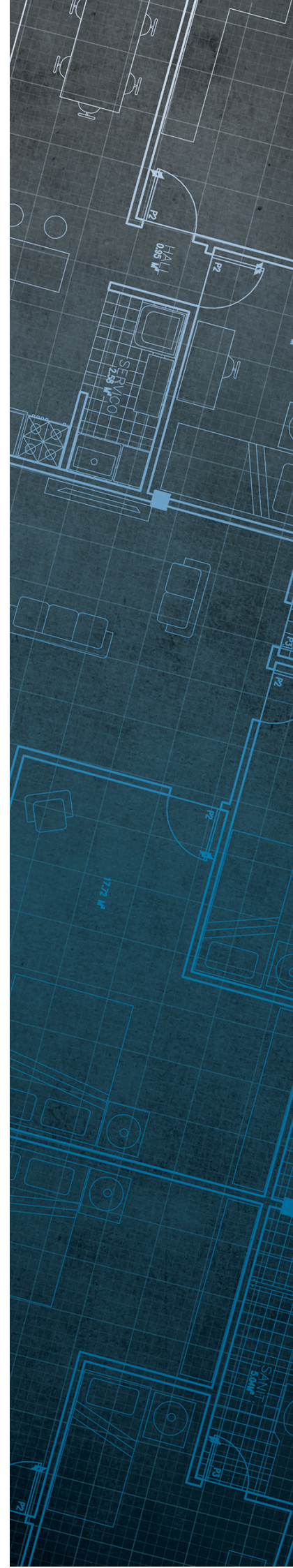


The Coal  
Authority

# Consultants Coal Mining Report

Chain Road  
Manchester  
Lancashire  
M9 6QX

|                        |                 |
|------------------------|-----------------|
| Date of enquiry:       | 1 February 2021 |
| Date enquiry received: | 1 February 2021 |
| Issue date:            | 1 February 2021 |
| Our reference:         | 51002356938001  |
| Your reference:        | 272603764_2     |



# 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

NLIS Hub

### Enquiry address

Chain Road  
Manchester  
Lancashire  
M9 6QX

### How to contact us

0345 762 6848 (UK)  
+44 (0)1623 637 000 (International)

200 Lichfield Lane  
Mansfield  
Nottinghamshire  
NG18 4RG

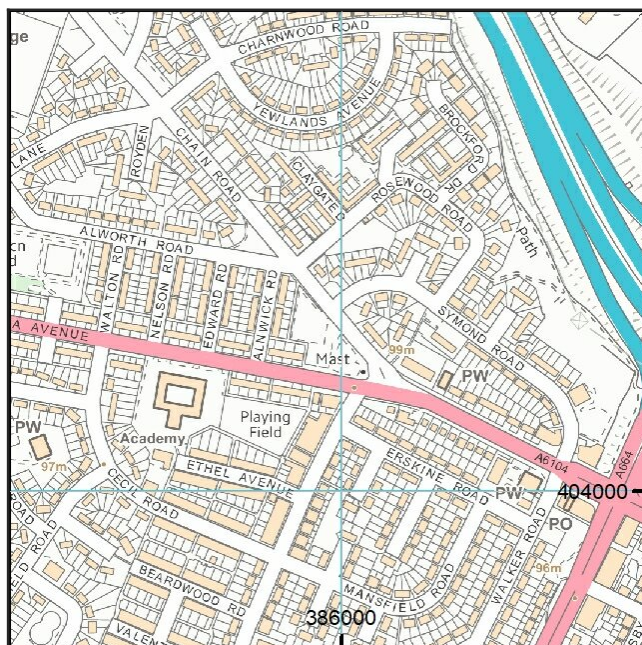
[www.groundstability.com](http://www.groundstability.com)

 @coalauthority

 /company/the-coal-authority

 /thecoalauthority

 /thecoalauthority



Approximate position of property



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# Section 1 – Mining activity and geology

## Past underground mining

No past mining recorded.

## 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

The following abandoned mine plan catalogue numbers intersect with some, or all, of the enquiry boundary:

|       |  |  |
|-------|--|--|
| 16820 |  |  |
|-------|--|--|

**Please contact us on 0345 762 6848** to determine the exact abandoned mine plans you require based on your needs.

## 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

Based on the responses in this report, no further information has been highlighted.

## 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](mailto: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.

### **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**

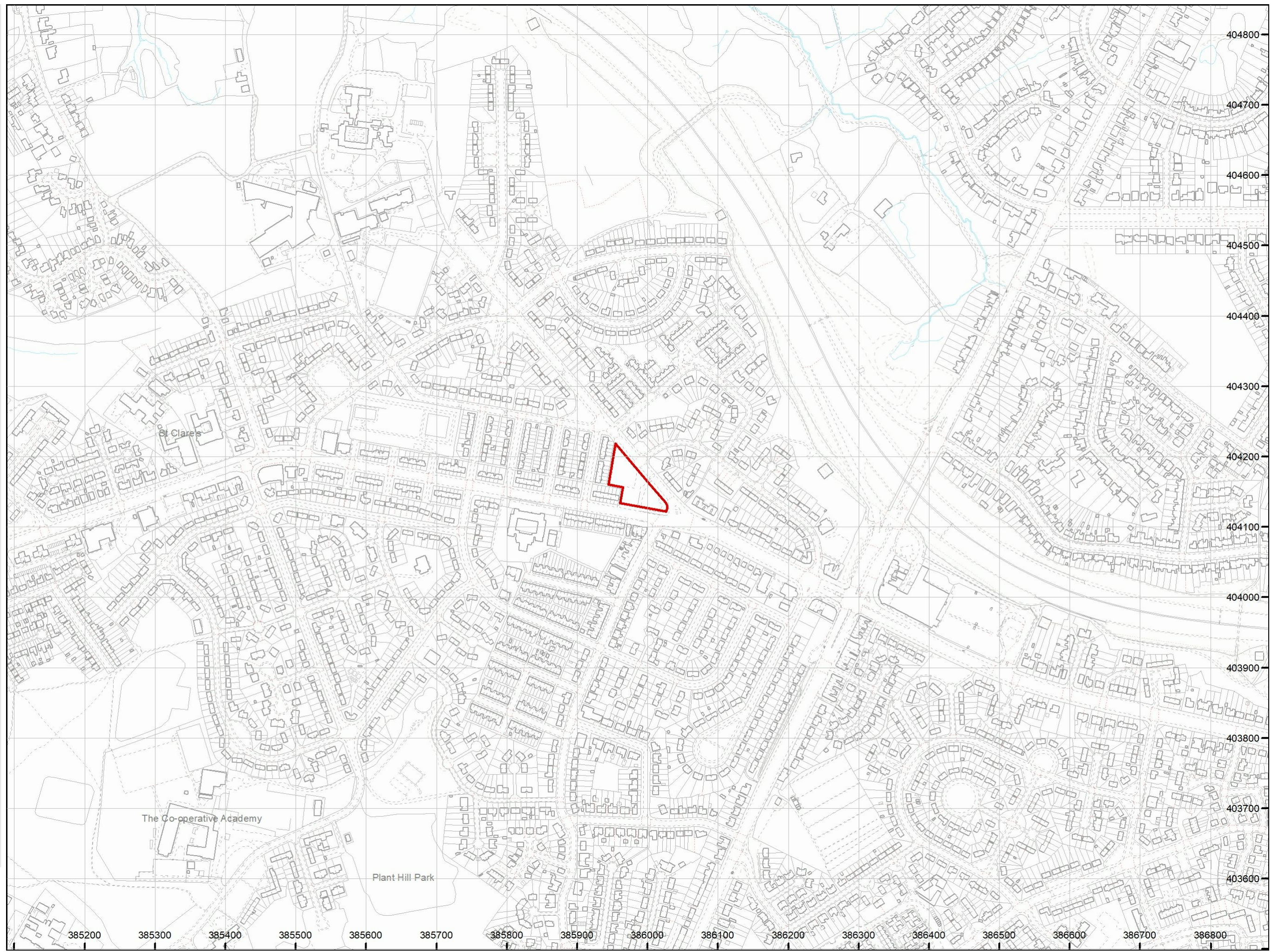
Relevant notices which may affect the property and any subsequent notice of retained interests in coal and coal mines, acceptance or rejection notices and whether any compensation has been paid to a claimant.

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](http://www.groundstability.com)



## **Appendix D**

### **Zetica UXO Unexploded Bomb Risk Map and Pre-Desk Study Assessment**

# UNEXPLODED BOMB RISK MAP



## SITE LOCATION

Location: M9 6QX,  
Map Centre: 386031,404169



## LEGEND

- High:** Areas indicated as having a bombing density of 50 bombs per 1000acre or higher.
- Moderate:** Areas indicated as having a bombing density of 15 to 49 bombs per 1000acre.
- Low:** Areas indicated as having 15 bombs per 1000acre or less.

- military**
- industry**
- UXO find**
- transport**
- dock**
- Luftwaffe targets**
- utilities**
- Bombing decoy**
- other**

### How to use your Unexploded Bomb (UXB) risk map?

The map indicates the potential for Unexploded Bombs (UXB) to be present as a result of World War Two (WWII) bombing.

You can incorporate the map into your preliminary risk assessment\* for potential Unexploded Ordnance (UXO) for a site. Using this map, you can make an informed decision as to whether more in-depth detailed risk assessment\* is necessary.

### What do I do if my site is in a moderate or high risk area?

Generally, we recommend that a detailed UXO desk study and risk assessment is undertaken for sites in a moderate or high UXB risk area.

Similarly, if your site is near to a designated Luftwaffe target or bombing decoy then additional detailed research is recommended.

More often than not, this further detailed research will conclude that the potential for a significant UXO hazard to be present on your site is actually low.

**Never plan site work or undertake a risk assessment using these maps alone. More detail is required, particularly where there may be a source of UXO from other military operations which are not reflected on these maps.**

### If my site is in a low risk area, do I need to do anything?

If both the map and other research confirms that there is a low potential for UXO to be present on your site then, subject to your own comfort and risk tolerance, works can proceed with no special precautions.

A low risk really means that there is no greater probability of encountering UXO than anywhere else in the UK.

If you are unsure whether other sources of UXO may be present, you can ask for one of our **pre-desk study assessments (PDSA)**

### If I have any questions, who do I contact?

tel: **+44 (0) 1993 886682**

email: **uxo@zetica.com**

web: **www.zeticauxo.com**

The information in this UXB risk map is derived from a number of sources and should be used in conjunction with the accompanying notes on our website: (<https://zeticauxo.com/downloads-and-resources/risk-maps/>)

Zetica cannot guarantee the accuracy or completeness of the information or data used and cannot accept any liability for any use of the maps. These maps can be used as part of a technical report or similar publication, subject to acknowledgment. The copyright remains with Zetica Ltd.

It is important to note that this map is not a UXO risk assessment and should not be reported as such when reproduced.

\*Preliminary and detailed UXO risk assessments are advocated as good practice by industry guidance such as CIRIA C681 'Unexploded Ordnance (UXO), a guide for the construction industry'.

## Pre-Desk Study Assessment

|                                                      |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
|------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Site:</b>                                         | Chain Road, Blackley, Greater Manchester                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| <b>Date:</b>                                         | 8 <sup>th</sup> February 2021                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| Pre-WWI Military Activity on or Affecting the Site   | None identified.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| WWI Military Activity on or Affecting the Site       | None identified.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| WWI Strategic Targets (within 5km of Site)           | <p>The following strategic targets were located in the vicinity of the Site:</p> <ul style="list-style-type: none"> <li>■ Salford Docks and the Manchester Ship Canal.</li> <li>■ Transport infrastructure and public utilities.</li> <li>■ Industries important to the war effort, including aircraft manufacturing, engineering, metal and chemical works.</li> <li>■ Anti-Aircraft (AA) guns.</li> </ul>                                                                                                                                                                                                                                                 |
| WWI Bombing                                          | None identified on the Site.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| Interwar Military Activity on or Affecting the Site  | None identified.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| WWII Military Activity on or Affecting the Site      | None identified.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| WWII Strategic Targets (within 5km of Site)          | <p>The following strategic targets were located in the vicinity of the Site:</p> <ul style="list-style-type: none"> <li>■ Salford Docks and the Manchester Ship Canal.</li> <li>■ Transport infrastructure and public utilities.</li> <li>■ Industries important to the war effort, including aircraft manufacturing, engineering, metal and chemical works.</li> <li>■ Military camps, depots, and training areas.</li> <li>■ AA and anti-invasion defences.</li> </ul>                                                                                                                                                                                    |
| WWII Bombing Decoys (within 5km of Site)             | None.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
| WWII Bombing                                         | <p>During WWII the Site was located in the County Borough (CB) of Manchester, which officially recorded 737No. High Explosive (HE) bombs with a bombing density of 27.0 bombs per 405 hectares (ha).</p> <p>The Manchester area was heavily bombed between the 22<sup>nd</sup> and 24<sup>th</sup> December 1940 (the 'Manchester Blitz'). Over 400No. HE bombs and more than 30,000 Incendiary Bombs (IBs) fell across the region. Most of the bombing was concentrated on the city centre, approximately 5.2km from the Site.</p> <p>Readily available records have been found to indicate that several HE bombs fell in close proximity to the Site.</p> |
| Post-WWII Military Activity on or Affecting the Site | None identified.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| Recommendation                                       | It is recommended that a detailed desk study is commissioned to assess, and potentially zone, the Unexploded Ordnance (UXO) hazard level on the Site.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |

This summary is based on a cursory review of readily available records. Caution is advised if you plan to action work based on this summary.

It should be noted that where a potentially significant source of UXO hazard has been identified on the Site, the requirement for a detailed desk study and risk assessment has been confirmed and no further research will be undertaken at this stage. It is possible that further in-depth research as part of a detailed UXO desk study and risk assessment may identify other potential sources of UXO hazard on the Site.

## **Appendix E**

### **Risk Evaluation**

## Risk Evaluation

The method for risk evaluation is a qualitative method of interpreting the output from the risk estimation stage of the assessment, based on CIRIA 552<sup>14</sup>. It involves the classification of the:

- Magnitude of the potential consequence (severity) of the risk occurring (Table A).
- Magnitude of the probability (likelihood) of the risk occurring (Table B).

| Consequence (Severity) |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                                                                                                                                                                                                                                                                                                                                            |
|------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Classification         | Definition                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | Example                                                                                                                                                                                                                                                                                                                                    |
| <b>Severe</b>          | <ul style="list-style-type: none"> <li>- Short term (acute) risk to human health likely to result in 'significant harm' as defined by the Environment Protection Act 1990, Part IIA.</li> <li>- Short term risk of pollution (note: Water Resources Act contains no scope for considering significance of pollution) of sensitive water resource.</li> <li>- Catastrophic damage to buildings/properties.</li> <li>- A short term risk to a particular ecosystem, or organism forming part of such ecosystem (note: the definition of ecological systems within the Draft Circular on Contaminated Land, DETR, 2000).</li> </ul> | <ul style="list-style-type: none"> <li>- High concentrations of cyanide on the surface of an informal recreation area.</li> <li>- Major spillage of contaminants from site into controlled waters.</li> <li>- Explosion, causing building collapse (can also equate to short term human health risk if buildings are occupied).</li> </ul> |
| <b>Medium</b>          | <ul style="list-style-type: none"> <li>- Chronic damage to Human Health ('significant harm' as defined in DETR, 2000).</li> <li>- Pollution of sensitive water resources (note Water Resources Act contains no scope for considering significance of pollution).</li> <li>- A significant change in a particular ecosystem, or organism forming part of such ecosystem.</li> </ul>                                                                                                                                                                                                                                               | <ul style="list-style-type: none"> <li>- Concentrations of a contaminant from site exceed generic, or site specific assessment criteria.</li> <li>- Leaching of contaminants from a site to a major or minor aquifer (Principal and Secondary).</li> <li>- Death of a species within a designated nature reserve.</li> </ul>               |
| <b>Mild</b>            | <ul style="list-style-type: none"> <li>- Pollution of non-sensitive water resources.</li> <li>- Significant damage to crops, buildings, structures and services ('significant harm' as defined in DETR, 2000).</li> <li>- Damage to sensitive buildings / structures / services or the environment.</li> </ul>                                                                                                                                                                                                                                                                                                                   | <ul style="list-style-type: none"> <li>- Pollution of non-classified groundwater.</li> <li>- Damage to building rendering it unsafe to occupy (e.g. foundation damage resulting in instability).</li> </ul>                                                                                                                                |
| <b>Minor</b>           | <ul style="list-style-type: none"> <li>- Harm, although not necessarily significant harm, which may result in a financial loss, or expenditure to resolve.</li> <li>- Non-permanent health effects to human health (easily prevented by means such as personal protective clothing etc.).</li> <li>- Easily repairable damage to buildings, structures and services.</li> </ul>                                                                                                                                                                                                                                                  | <ul style="list-style-type: none"> <li>- The presence of contaminants at such concentrations that protective equipment is required during site works.</li> <li>- The loss of plants in a landscaping scheme.</li> <li>- Discoloration of concrete.</li> </ul>                                                                              |

Table A: Classification of consequence.

| Probability (Likelihood) |                                                                                                                                                                                                                                                                                                                                      |
|--------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Classification           | Definition                                                                                                                                                                                                                                                                                                                           |
| <b>High likelihood</b>   | - There is a pollutant linkage and an event that either appears very likely in the short term and almost inevitable over the long term, or there is evidence at the receptor of harm or pollution.                                                                                                                                   |
| <b>Likely</b>            | <ul style="list-style-type: none"> <li>- There is a pollutant linkage and all the elements are present and in the right place, which means that it is probable that an event will occur.</li> <li>- Circumstances are such that an event is not inevitable, but possible in the short term and likely over the long term.</li> </ul> |
| <b>Low likelihood</b>    | <ul style="list-style-type: none"> <li>- There is a pollutant linkage and circumstances are possible under which an event could occur.</li> <li>- However it is by no means certain that even over a longer period such event would take place, and is less likely in the shorter term.</li> </ul>                                   |
| <b>Unlikely</b>          | - There is a pollutant linkage but circumstances are such that it is improbable that an event would occur in the very long term.                                                                                                                                                                                                     |

Table B: Classification of probability.

<sup>14</sup> CIRIA (2001). "Contaminated Land Risk Assessment: A Guide to Good Practice". C552.

These classifications are then compared to indicate the risk presented by each pollutant linkage (Table C). It is important that this classification is only applied where there is a possibility (which can range from high likelihood to unlikely) of a pollutant linkage existing.

|             |                 | Consequence         |                     |                     |                     |
|-------------|-----------------|---------------------|---------------------|---------------------|---------------------|
|             |                 | Severe              | Medium              | Mild                | Minor               |
| Probability | High likelihood | Very High Risk      | High Risk           | Moderate Risk       | Moderate / Low Risk |
|             | Likely          | High Risk           | Moderate Risk       | Moderate / Low Risk | Low Risk            |
|             | Low likelihood  | Moderate Risk       | Moderate / Low Risk | Low Risk            | Very Low Risk       |
|             | Unlikely        | Moderate / Low Risk | Low Risk            | Very Low Risk       | Very Low Risk       |

Table C: Comparison of consequence against probability.

Once the risk has been determined the corresponding action can be assessed (Table D).

| Risk                  | Action Required                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
|-----------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Very High Risk</b> | <ul style="list-style-type: none"> <li>- 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.</li> <li>- This risk, if realised, is likely to result in a substantial liability.</li> <li>- Urgent investigation (if not already undertaken) and remediation are likely to be required.</li> </ul>                                                                |
| <b>High Risk</b>      | <ul style="list-style-type: none"> <li>- Harm is likely to arise to a designated receptor from an identified hazard.</li> <li>- Realisation of the risk is likely to present a substantial liability.</li> <li>- 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.</li> </ul>                                                                                                                               |
| <b>Moderate Risk</b>  | <ul style="list-style-type: none"> <li>- 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.</li> <li>- 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 longer term.</li> </ul> |
| <b>Low Risk</b>       | <ul style="list-style-type: none"> <li>- 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.</li> </ul>                                                                                                                                                                                                                                                                                       |
| <b>Very Low Risk</b>  | <ul style="list-style-type: none"> <li>- 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.</li> </ul>                                                                                                                                                                                                                                                                                                                       |

Table D: Description of the classification and likely action required.

Where LKC identified a low to very low risk either limited intrusive investigation work, a watching brief (during construction work) or no investigation work will be recommended. This will be dependent on the nature of the site and the proposed development.

Where the risk falls into the moderate/low risk, LKC will undertake an assessment to establish what category the pollutant linkage will fall into (i.e. moderate or low risk will be chosen).

Where LKC identifies a moderate or higher risk intrusive work or precautionary remedial measures will be recommended.

Based across the UK with  
offices in Manchester,  
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Swindon  
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e : [info@thelkgroup.com](mailto:info@thelkgroup.com)



- » Geotechnical
- » Contaminated Land
- » Flood Risk and Drainage
- » Asbestos
- » Invasive Species
- » Land Remediation
- » Project Management
- » Land Drilling