The Coal Authority

Permitting Office
Coal Authority
200 Lichfield Lane
Mansfield
Nottinghamshire
NG18 4RG

T 01623 637450 (Permitting)
www.gov.uk/coalauthority

Our Ref: 27171

17th August 2023

Your Ref:

Van Elle
Summit Close
Kirkby-In-Ashfield
Nottinghamshire

For the attention of Sam Palmer

Dear Sir/Madam

Varley Street, Manchester, M40 8EF
Application for a Permit to Enter or Disturb Coal Authority Mining Interests

I refer to your application on behalf of your client, for permission to enter the Coal Authority's property. Attached to this letter is the signed permit certificate and supporting documentation which allows you to carry out the works to the specifications in the documents you submitted within “the site” as shown on the attached plan.

Please note that you may require permission from other property owners such as the surface land owner or other mineral owners.

You should be aware that mine gas may be present within coal seams, voids in shallow mine workings, mine entries, voids above such workings and in any permeable strata or surface fill material. More guidance on managing the risk of hazardous gases can be viewed on our website.

Consequently there is a risk of encountering mine gas during the proposed works. All boreholes and excavations should be regularly tested, particularly at times of falling barometric pressure, for all gases associated with coal mining, commonly carbon dioxide, carbon monoxide, methane, oxygen and hydrogen sulphide.

If mine gas or mine water is encountered, you should ensure that such occurrences are documented and that appropriate actions are taken. Any surface construction must take account of the risks associated with building on land that may be susceptible to surface emissions of mine gases and mining related instability. Care should be taken to ensure any exposed coal seams and all boreholes and excavations are effectively sealed with a cement based material at the earliest opportunity to prevent continued ingress of air.

Please ensure that the site supervisor and operatives working under this Permit, have a copy of and are familiar with the attached *Guidance for site operatives on the risk of hazardous gases when drilling or piling through coal.*

The accompanying permit certificate and supporting documentation should be distributed to all interested parties (especially the site operatives) and be available on site for inspection by ourselves or by the HSE.

This permit certificate is issued on the understanding that, under no circumstances will works other than those specified, be carried out without the prior written approval of the Authority.

You must employ systems for managing health and safety; identifying hazards, assessing risks, creating risk profiles and establishing control measures to control risk to 'As low As Reasonably Practicable' (ALARP). You must ensure at all times that control measures are maintained to prevent and if necessary mitigate against any loss of control. Risks must be controlled to ALARP.

It is your duty to consider if the Borehole Sites and Operations Regulations 1995 apply to your activity and comply with the regulations as required. However, your health and safety systems should include as assessment of potential hazards and if relevant, a plan for the prevention of fire and explosions including the potential for blowouts (gas/fluids); on-site and off-site receptors should be considered and how any risks to them will be mitigated.

Manned entry into Coal Authority property is strictly prohibited. Under no circumstances should any person enter any Coal Authority property such as mine entries, underground workings or crop-workings.

It is the responsibility of the Designer to ensure that the proposed works are sufficient for any planned developments at the site, especially if the discharge of a planning condition is necessary. If at any point you consider that additional works may be required please contact me to discuss this.

Please submit full details of all works undertaken as required by section 13 of the permit terms and conditions, when the works are complete but before the expiry of the Permit Certificate. If you wish to discuss this or any other matter, please do not hesitate to contact me using the contact details shown.

Important:

Information about coal mining related hazards may be available from the Coal Authority's online interactive viewer (http://mapapps2.bgs.ac.uk/coalauthority/home.html): NOTE – the online viewer may not contain the latest information in the Coal Authority's possession. The Coal Authority's online viewer should not be used as a sole reference.

Shallow workings or workings that may be disturbed by your proposed works are recorded beneath or near the site. The actual extent of workings may differ from that recorded. Please be aware unrecorded shallow workings may also be present beneath or near the site that may be disturbed by your proposed works.

I can provide basic information regarding the recorded mine entries on/near the site:

Reference:	Reference: 386399-001	Reference: 386399-016	Reference: 386399-002
Types:	Type: Shaft	Type: Shaft	Type: Shaft
Approx Co-ordinates:	386056 399531	386115 399542	386062 399493
Departure:	Departure: 8m	Departure: 8m	Departure: 8m
Depth:	Depth: 74m	Unknown	Unknown
Drift Thickness:	Unknown	Unknown	Unknown
Assumed Diameter:	N/A	Assumed Diameter: 2.5m	Assumed Diameter: 2.5m
Shaft Diameter:	Shaft Diameter: 2.1m	N/A	N/A
Adit Bearing:	NA	NA	NA
Treatment Date:	Treatment Date: 15/11/1974	N/A	N/A
Treatment Details:	Treatment Details: This shaft was located in 1974 and was found to be filled The shaft was then drilled and pressure grouted.	N/A	N/A
Possible Contamination:	Not Known	Not Known	Not Known
Colliery Name:	Unknown	Unknown	Unknown
Source:	Source: Ab Plan:NW 1171 Geol:1840 geological sheet	Source: Ab Plan:NW1171	Source: Ab Plan:NW1171

Please note that the mine entry dimensions and coordinates provided above are approximate. Where mine entries have not been physically located the positions are estimated based on historic sources (OS map, abandonment plan, other plans), such plans may have inherent inaccuracies. The Departure provided in the details is a generalised indication of the assumed accuracy of the historic source material, it should not be interpreted and as a definite measure.

Other information sources for these features may be exist elsewhere. It is the applicant's responsibility to examine the source material themselves to assess the position and characteristics of any mine entry. It may be prudent to ensure the Coal Authority's plotted positions are investigated if you do not discover the shafts in your own plotted positions. You should also be aware of the potential limitations in accuracy of positioning systems when transposing the approximate coordinates

onto the site. Please ensure any search or standoff areas are designed to accommodate the potential variables described above.

Mine entries pose significant hazards such as mine gas, mine water and catastrophic ground failure. Working in close proximity to mine entries increases the risks from those hazards. The zone of collapse is often proportional to the depth of superficial material above rockhead and may extend offsite. Please ensure all appropriate measures and steps are taken to ensure the shafts are investigated safely. Drilling into shafts can cause collapse of fill material and rapid displacement of air and gases through any attached workings to offsite receptors via pathways such as offsite mine entries.

As outlined in previous correspondence, off site buildings are likely to be within influencing distance of these mine entries. It would be prudent to treat the mine entries/surrounding areas at the commencement of works. This may reduce the potential for these features to act as pathways for mine gas thoughout the remainder of the works.

In historical mining areas there may be mine entries the Authority is unaware of. Please ensure a sufficient search area to prove its presence or absence from the site beyond reasonable doubt. A minimum area of 10m radius from the best estimated location of the shaft is investigated before concluding a mine entry is not present at that location. A mine entry may exist outside estimated stated departure. Trench or probe spacing should be conservative and appropriate based on the diameter of the shaft.

If any mine entries are encountered during your proposed works you are required to provide the Authority with the results of your investigations together with the proposed specification for any treatment and capping, for comment and approval, prior to treatment works commencing.

The presence of mine entries, where they are not assignable to known workings, may indicate unrecorded shallow workings.

Building over or within the influencing distance of a mine entry raises significant risks and potential liabilities and should be avoided wherever possible. I draw your attention to our adopted policy regarding new development and mine entries:

https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/363064/policy-for-building-over-or-within-the-influencing.pdf

Please quote the Coal Authority Reference No.27171 on all future correspondence.

If you want further information on the Permitting process, please visit:
https://www.gov.uk/get-a-permit-to-deal-with-a-coal-mine-on-your-property

The Permitting Office is open: Monday to Thursday – 8:45am to 5pm and Friday – 8:45am to 4.30pm for any queries.

Yours faithfully

Jake Morris

Permitting Manager

T 01623 637127
E permissions@coal.gov.uk