



GROUNDTECH
CONSULTING

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Manchester

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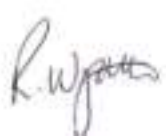
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Plans

<i>Plan Reference</i>	<i>Revision</i>	<i>Title</i>
GRO-23050-P01	-	Project Location Plan
GRO-23050-P02	-	Preliminary Development Constraints Plan
GRO-23050-P03	-	Illustrative Preliminary CSM

1.0 INTRODUCTION

1.1 Project Objectives

Groundtech Consulting Limited have been instructed by Brindle & Yam Solicitors and their consultant PL Architects to undertake a Preliminary Risk Assessment for a site at 113 to 117 North Road in Manchester.

The objectives of the Preliminary Risk Assessment were to establish the sites environmental and geotechnical background in order to generate a Conceptual Site Model to identify any potential constraints and linkages which may affect the redevelopment of the site.

The report has been undertaken to fulfil the requirements of a preliminary risk assessment in accordance with LCRM "Land Contamination Risk Management".

1.2 Proposed Development

The proposed development is residential end use comprising the construction of a pair of semi-detached dwellings of two to three storey construction with associated garages and landscaping.



Proposed Development

1.3 Limitations

This Preliminary Risk Assessment is based on information obtained from a number of sources, and the information is assumed to be correct.

Other conditions may exist on the site that have not been taken into account in this assessment as they are outside the scope of works. Groundtech Consulting are not responsible for these circumstances that are not outlined in the report.

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2.0 SITE SETTING

2.1 Location

The site is located circa 2.5 miles east of Manchester City Centre, as shown on the Project Location Plan GRO-23050-P01 and is approximately centred on National Grid Reference 388011, 398691.



Access to the site is gained off Barrington Street to the north.

2.2 Site Description

The site is roughly rectangular in shape and encompasses an area of approximately 0.03 hectares. The topography of the site is generally flat lying however, a small grass surfaced bund is present in the north western corner.

Onsite Features

The site currently stands disused. Hardsurfacing is present in the centre of the site as part of a relic driveway from the previous development. The east of the site is surrounded by heras fencing and is surfaced by rubble which is overgrown with grass and shrubs. The west of the site is surfaced by overgrown grass.

A semi-mature tree is located in the south east corner of the site and another is present adjacent to the site to the east.

Boundaries and Surrounding Land Uses

The site boundaries are formed by a mixture of fence lines and kerb lines.

The site is surrounded by the following features/land uses:

- North - *Residential dwellings.*
- East - *Residential dwellings.*
- South - *Residential dwellings and Clayton Park.*
- West - *Tiddlywinks Nursery.*

Site photographs are presented in *Appendix 2*, and any relevant features are recorded on the Preliminary Development Constraints Plan *GRO-23050-P02*.

3.0 ENVIRONMENTAL SETTING

3.1 Site History

Available historical maps have been obtained, a list of dates and scale are listed in the table below:

Scale	Date
1:1,250	1949-50, 1951-56, 1970-72, 1978-80, 1983-87, 1991-92, 1992, 2003.
1:2,500	1893, 1908, 1922, 1932, 1950, 1950-51.
1:10,000/10,560	1848, 1890-92, 1905-06, 1923, 1933-34, 1934-38, 1956, 1966-68, 1981, 1985, 1991, 2001, 2010, 2023.

The plans were examined and potential issues have been identified and summarised in the table below:

Date	Site	Surrounding Area
1848	Undeveloped forming part of a field.	Surrounding area predominantly undeveloped forming fields. Pond c.50m north. North Road with Clayton Hall and a moat c.100m south.
1893	No significant change.	Clay pit c.150m north east. Residential properties immediately north east and south west. Grave Yard c. 110m south.
1908	Formed by the rear gardens of residential dwellings.	Immediately north of the site developed with residential dwellings. Pond to the north potentially infilled and developed over with residential properties. Brick Works and worked ground c.90m north east.
1922	No significant change.	Worked ground associated with the brick works partially infilled . Tramway c.200m south.
1932	No significant change.	Buildings associated with the brick works demolished.
1934-38	No significant change.	North of the site generally developed with residential dwellings. Clay Pit/Brick Works no longer shown, likely infilled .
1949-50	No significant change.	Electricity substation c.250m south west.
1970-72	Five residential garages are present in the west and south east.	Garages c.150m, 220m, 240m west. Electricity substation c.230m north west.
1983-87	No significant change.	Works c.230m west.
2023	Garages onsite demolished .	No significant change.

The historical plans are presented in *Appendix 3*.

3.2 Geology

The following British Geological Survey (BGS) records and other available information were inspected to accurately determine the geology underlying the site:

- 1:50,000 Scale Geological Sheet 85, Manchester – Solid and Drift Edition.

- *BGS Records.*

Made Ground

The site is not indicated to be underlain by any Made Ground deposits on the available geological plans however, due to its historical development Made Ground is anticipated.

Superficial Deposits

The site is indicated to be underlain by Glacial Till which typically comprises gravelly clay.



Geological Map – Superficial Deposits

Solid Geology

The bedrock underlying the site is indicated to be the Manchester Marls Formation which typically comprises red marl (calcareous mudstone and siltstone) with thin beds of fossiliferous marine limestone and dolomite, which is locally green and sandy in places.



Geological Map – Solid Geology

Geological Faults

No geological faults are shown onsite. A geological fault is shown c.310m west of the site with a roughly north to south orientation with strata being downthrown to the east.

BGS Records

There are no available BGS borehole records within 250m to the site.

3.3 Hydrogeology

The superficial Glacial Till deposits in this area are classified by the Environment Agency as a Secondary Undifferentiated Aquifer. This is assigned where it is not possible to attribute either category A or B to a soil 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 soil type.

The Manchester Marls bedrock is classified as a Secondary B Aquifer. These are 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.

The soils beneath the site are classified as having a low leaching potential, these are soils which provide the greatest protection from pollution.

The site is not indicated to lie within 500m of a Source Protection Zone.

There are 26 No. groundwater abstraction licenses within 2000m of the site. The nearest is a historic license 293m south of the site relating to general cooling at Air Products Chemicals Ltd. The nearest active license is 327m south west relating to non-evaporative cooling at Evonik Chemicals Ltd.

There are no potable groundwater abstraction licenses within 2000m of the site.

3.4 Hydrology

The nearest surface water feature is a moat surrounding Clayton Hall c.110m south of the site. No other surface water features are present within 250m of the site.

Environment Agency information indicates that the site is outside a flood risk zone and is not at risk of flooding.

There are six surface water abstraction licenses within 2000m of the site. The nearest is 340m south west of the site at the Ashton Canal.

3.5 Environmental Consultations

A request has been submitted to the Contaminated Land Officer at Manchester City Council for information pertaining to the site. This information will be forwarded on upon receipt.

An environmental consultation has been conducted through Groundsure, which accesses British Geological Survey and Environment Agency databases. The complete Groundsure Report can be found in *Appendix 4* and a summary of the more relevant points is presented in the table below.

Record	<250m	250 – 500m	Description
<i>Authorised Processes</i>	0	49	<i>The nearest is 266m south west relating to a waste oil burner at DJs Auto Centre, Ashton.</i>
<i>Hazardous Substance Storage</i>	0	2	<i>Nearest being 386m south at Evonik Chemicals Ltd.</i>
<i>Pollution Incidents</i>	1	9	<i>Nearest is 213m south west relating to organic chemicals/products on 18/07/2001 which had a minor air impact.</i>
<i>Landfill and Waste Treatment</i>	0	5	<i>The nearest is 298m south west relating to a historical waste paper works in 1978.</i>
<i>Discharge Consents</i>	0	0	-
<i>Petrol Filling Stations</i>	0	1	<i>Nearest is 305m south east relating to an obsolete petrol filling station.</i>
<i>Current Industrial Uses</i>	9	N/A	<i>Nearest is 154m south relating to Digitally Printed Glass. Electricity substations 220m north west, 237m south and 247m north. Works 220m west.</i>

3.6 Radon

The latest radon maps launched by UKHSA in December 2022 were examined which define areas requiring radon protective measures. The probability is less than 1% and the site is not an area requiring radon precautions in foundations in accordance with BRE Report 211 'Radon – Guidance on protective measures for new dwellings' 2015 Edition.

The radon data in the Groundsure report confirms the classification of less than 1% on the radon maps. 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).

3.7 Coal Authority Consultation

The site lies in an area where the Law Society and Coal Authority recommends a mining consultation is undertaken due to past or current mining possible affecting the site.

A consultation was carried out with the Coal Authority, which is presented in *Appendix 5*. The main findings are outlined below.

Past Mining

The property is in a surface area that could be affected by underground mining in 2 seams of coal at 660m to 710m depth, and last worked in 1961.

Any movement in the ground due to coal mining activity associated with these workings should have stopped by now.

Present Mining

The site is not within the zone of influence of any present underground coal workings.

Future Mining

The property is not in an area where the Coal Authority are determining whether to grant a licence to remove coal by underground workings.

The property is not in an area likely to be affected at the surface by any planned underground workings.

Reserves of coal exist in the local area that may be worked in the future.

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

Mine Entries

There are no records of any mine entries on or within 20m of site boundary.

Coal Mining Geology

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

Opencast Coal Mining

The property is not in an area affected by past or present coal mining extracted by opencast methods. The property is also not in an area affected by a proposed opencast coal mine.

Subsidence

The Coal Authority has not received a damage notice or claim for the subject property or within 50m since 31 October 1994.

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

Mine Gas

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

Withdrawal of Support

The property is not in an area which notice of entitlement to withdraw support has been published.

4.0 CONCEPTUAL SITE MODEL AND RISK ASSESSMENT

4.1 Introduction

The potential level of risk posed by contaminants in soil and/or groundwater will be influenced by the type and concentration of the contamination at source, the likelihood of exposure occurring, the potential pollution linkages and the likely chronic or acute effects on the receptors.

A contaminant is defined as a substance that has the potential to cause harm, a risk is considered to exist if such a substance is present at sufficient concentrations to cause harm and if a pathway is present a receptor could be exposed to the contaminant.

Section 4.0 compiles the information from the previous sections to assemble a Conceptual Site Model to inform the risk assessment process. The potential sources identified on the site and off the site that are within influencing distance are assessed to determine if pollution linkages exist and an unacceptable risk is posed to human health and controlled waters. The assessment has been carried out on a qualitative basis and aims to produce a complete and comprehensive Preliminary Conceptual Site Model, the potential pollution linkages are displayed on Plan *GRO-23050-P03 - Illustrative Preliminary CSM*.

Three potential types of impacts exist for a site and all three need to be considered in the qualitative preliminary risk assessment:

- *Impacts from sources on the subject site.*
- *Impacts to the surrounding area from the subject site.*
- *Impacts to the subject site from the surrounding area.*

4.2 Potential Contamination Sources

Onsite Sources and Associated Contaminants

From the information obtained during the preliminary risk assessment, limited onsite sources of contamination have been identified which may affect the redevelopment of the site for residential end use.

Made Ground is anticipated to be present at the site based on its historical development and demolition of a number of residential garages. General Contaminants of Concern associated with the Made Ground may include metals, PAHs, asbestos and permanent ground gases.

Offsite Sources and Associated Contaminants

From the information obtained during the preliminary risk assessment, several potential offsite sources of contamination have been identified as summarised below:

- *Infilled pond c.50m north.*
- *Brick Works c.90m north east which was later possibly infilled.*
- *Grave yard c.110m south.*
- *Garages c.150m, 220m and 240m west.*
- *Electricity substations 220m north west, 237m south and 247m north.*
- *Works c.230m west.*

The brick works to the north east may be a source of general contaminants such as heavy metals, PAHs, fuels and asbestos. Dependant on the nature of the backfill of the worked ground associated with the brick works, it may be a source of permanent ground gases.

The potentially infilled nearby pond and grave yard may also be a source of permanent ground gases.

Heavy metals, fuels, TPH CWG and PAHs may be associated with the nearby garages.

The electricity substations may be a source of PolyChlorinated Biphenyls (PCBs) which were often used as cooling agents in transformers.

4.3 Pollution Linkages

The definition of a pollution linkage is a medium which allows a contaminant to impact a receptor. Potential pollution linkages have been recognised for the residential development from the identified contamination sources that exist.

At this stage, the potential contaminants identified above are considered to pose an unacceptable risk to human health and controlled waters through the following pollution linkages:

- *Direct soil and dust ingestion.*
- *Dermal contact with soil both indoors and outdoors.*
- *Indoor air inhalation from soil and vapour.*
- *Outdoor inhalation of soil and vapour.*
- *Migration and accumulation of ground gas into internal spaces.*
- *Impaction of groundwater from soil contamination (diffuse and point).*
- *Impaction of groundwater from groundwater plume.*
- *Migration of soil and groundwater contamination impacting surface waters.*

4.4 Receptors

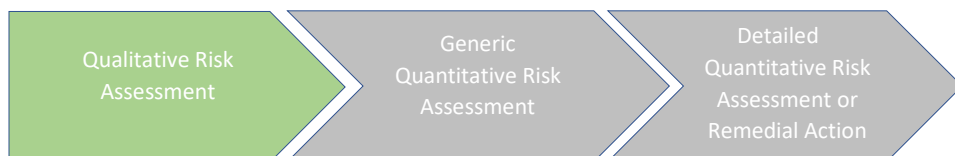
Receptors generally fall into the categories of human health or controlled waters within the river basin system. The recognised receptors are listed below:

- *Future residential site end users.*
- *Adjacent site users.*
- *Underlying Secondary Aquifers.*
- *Moat surrounding Clayton Hall c.110m south.*
- *Clean potable water supply pipe.*

4.5 Preliminary Conceptual Site Model (CSM)

The factual information obtained from the searches and summarised in Section 2.0 and 3.0 has been used to compile a Preliminary CSM. Using Source-Pathway-Receptor assessment criteria that is applicable in the UK, a risk assessment has been completed to determine if a plausible pollution linkage exists between the identified contaminants and receptors. The risk classification has been estimated in accordance with the CIRIA C552 assessment criteria outlined in *Appendix 6*.

Human Health Pollution Linkage Assessment



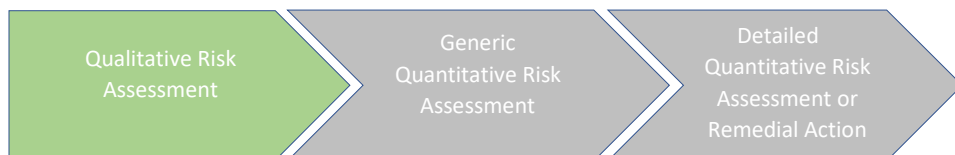
- The table below represents the first stage in the land quality risk assessment process - **the Qualitative Risk Assessment**.
- In order for a development site to be deemed 'suitable for use' the level of risk needs to be reduced to an acceptable level - low to negligible risk. The purpose of each stage of risk assessment is to establish if there is a requirement for additional stages of assessment in order to have sufficient confidence to support a risk characterisation or remedial action.

Conceptual Site Model					Qualitative Risk Assessment	
PL	Potential Source	Pollution Linkage	Likelihood	Consequence/ Severity	Risk Rating	Rationale and Action
PL1	Contaminated Soils	Ingestion of soil and dust. Dermal contact with soil.	Unlikely to Low Likelihood	Medium	Moderate to Low	<i>Pollution Linkage 1 refers to proposed site users coming into contact with contaminated soils on the site.</i> <i>The site is currently formed by undeveloped land but previously formed rear gardens and was occupied by five units which were likely residential garages. These have subsequently been demolished. Made Ground is likely to be present beneath the site and may be a source of heavy metals, PAHs and asbestos.</i> <i>No other significant onsite sources of contamination have been determined as part of this PRA.</i> <i>A number of potential offsite sources of contamination have been identified within 250m of the site which include a brick works and electricity substations.</i> <i>The brick works may be a source of general contaminants such as heavy metals and PAHs. However, significant mobile contamination is unlikely to be associated with the</i>

Conceptual Site Model					Qualitative Risk Assessment	
PL	Potential Source	Pollution Linkage	Likelihood	Consequence/ Severity	Risk Rating	Rationale and Action
						feature and if present, the Glacial Till in the general area will have restricted migration onto site. The electricity substations may have contained PCBs. However, due to the relative immobility of PCBs and the small volume used, they will not have impacted the site. The proposed development is for residential end use containing private landscaped garden areas. Made Ground is likely to be present beneath the site therefore, a possible pollution linkage is considered to exist.
PL2	Contaminated Soils	Inhalation of vapour.	Unlikely	Medium to Severe	Low	This pollution linkage refers to volatile vapours migrating into confined spaces within the proposed development. No significant onsite sources of volatile contamination have been identified onsite and a plausible pollution linkage is not considered to exist.
PL3	Contaminated Soils	Inhalation of soil dust by adjacent site users.	Unlikely	Medium	Low	Pollution Linkage 3 relates to contamination on the subject site affecting adjacent site users. No potential sources of mobile contamination have been identified onsite therefore, no pollution linkage is considered to exist.
PL4	Contaminated Soils	Attacking potable water supply pipes.	Unlikely	Medium	Low	Pollution Linkage 4 refers to possible contaminants permeating potable water supply pipes and consumption by the future site end users of the tainted water supply. Limited Made Ground is anticipated to be present beneath the site due to its historical

Conceptual Site Model					Qualitative Risk Assessment	
PL	Potential Source	Pollution Linkage	Likelihood	Consequence/ Severity	Risk Rating	Rationale and Action
						development and therefore, it is likely that new water supply pipes will be laid in natural ground. Therefore, a plausible pollution linkage is not considered to exist.
PL5	Ground Gas	Migration and accumulation of ground gas in internal spaces.	Unlikely to Low likelihood	Medium to Severe	Moderate to Low	The site has been historically developed with a number of residential garages, prior to this the site formed rear gardens. Therefore, deep Made Ground is unlikely to be present beneath the site. A large historic brick works was present circa 90m away and an infilled pond and grave yard have also been located in close proximity to the site. Dependent upon the depth and nature of any backfill materials, the brick works and pond may be a source of ground gases. However, the Glacial Till deposits underlying the site are likely to be cohesive in nature and will have limited migration of any ground gases onto site. Due the potential offsite sources of ground gas in the surrounding area, an intrusive investigation including the installation and monitoring of ground gas wells is recommended. The site is not within an area requiring Radon precautions within foundations.

Controlled Waters Pollution Linkage Assessment



- The table below represents the first stage in the land quality risk assessment process – **Qualitative Risk Assessment**.
- In order for a development site to be deemed 'suitable for use' the level of risk needs to be reduced to an acceptable level - low to negligible risk. The purpose of each stage of risk assessment is to establish if there is a requirement for additional stages of assessment in order to have sufficient confidence to support a risk characterisation or remedial action.

Conceptual Site Model					Qualitative Risk Assessment	
PL	Potential source	Pollution linkage	Likelihood	Severity	Level of risk	Rationale
PL6	Contaminated Soils	Impaction of groundwater from soil contamination (diffuse and point). Impaction of groundwater from groundwater plume.	Unlikely	Mild	Very Low	Based on the history of the site, limited Made Ground is likely to be present. In addition, no significant sources of mobile contamination have been determined through the PRA. Geological maps indicate the site to be underlain by superficial Glacial Till deposits (Secondary Undifferentiated Aquifer) and the bedrock is the Manchester Marls Formation (Secondary B Aquifer). The Glacial Till deposits are likely to be cohesive which will have limited the downward migration of any potential contaminants. The site is not within 500m of a SPZ and the groundwater is not considered to be a sensitive resource. In addition, there are no potable water abstractions within 2000m. The proposed development will have a new drainage system installed which will considerably reduce infiltration and leaching of potential contaminants. Therefore, no realistic pollution linkage is considered to exist as no significant source of mobile contamination have been identified.

Conceptual Site Model					Qualitative Risk Assessment	
PL	Potential source	Pollution linkage	Likelihood	Severity	Level of risk	Rationale
PL7	Contaminated Soils	Migration of soil and groundwater contamination impacting surface waters.	Unlikely	Mild	Very Low	Pollution Linkage 7 refers to the impaction of surface water features from contaminated soils and groundwater. The nearest watercourse is a moat surrounding Clayton Hall 110m south of the site, there are no other surface water features within 250m. Mobile contamination is not anticipated to be present beneath the site and the Glacial Till in the general area will have limited the lateral migration of contaminants. In addition, the moat is likely to be a closed system and not impacted by any mobile contamination. Therefore, a viable pollution linkage is not considered to exist.

6.0 GROUND ENGINEERING RECOMENDATIONS AND POTENTIAL LIMITATIONS

6.1 Preliminary Foundation Assessment

It is proposed to construct a new residential property onsite and will also contain soft landscaping. The site has generally been undeveloped with a number of former residential garages being located in the west and south eastern areas. These have recently been demolished.

Limited Made Ground is anticipated to be present beneath the site due to the presence of historic buildings which have recently been demolished. The natural soils comprise superficial Glacial Till deposits overlying the solid Manchester Marls.

As part of the enabling works, the site will need to be levelled out and any excess soils removed offsite. Any areas of hardsurfacing and any former foundations will need to be grubbed up and any topsoil materials should be stripped.

At this stage, it is anticipated that traditional shallow strip/trench fill foundations will be a feasible solution for the proposed residential development founding within the superficial Glacial Till deposits.

Trees are present around the perimeter of the site and foundation designs should be designed in accordance with NHBC Chapter 4.2 'Building Near Trees'.

Foundations should also be designed such that they do not undermine any nearby structures.

The above preliminary foundation recommendations are based on desk-based information and should be confirmed by a Ground Investigation in accordance with current guidance.

6.2 Additional Considerations

The site is not affected by a legacy of shallow coal mine workings.

It is unlikely that a SuDS drainage system will be a viable option for the site as the Glacial Till deposits are likely to be cohesive exhibiting poor drainage characteristics.

7.0 CONCLUSIONS AND GROUND INVESTIGATION SCOPE RATIONALE

7.1 Land Quality

Historically, the site has been rear gardens for adjacent residential properties until five residential garages were present onsite which have recently been demolished. The site currently remains disused.

It is proposed to construct a new residential dwelling onsite and will contain areas of soft landscaping.

Limited Made Ground is anticipated to be present beneath the site and no significant onsite sources of contamination have been identified. However, as areas of soft landscaping are intended as part of the development, the risk to human health is considered to be *Moderate to Low*.

Based on the history of the site, significant mobile contamination is not anticipated beneath the site and the risk to controlled waters is considered to be *Very Low*.

Potential offsite sources of permanent ground gases have been identified through the consultations, in particular a large brick works was present to the north east. Therefore, the risk from ground gases is considered to be *Moderate to Low*.

The site is not in an area requiring Radon precautions.

7.2 Ground Engineering

The natural soils comprise superficial Glacial Till deposits overlying the solid Manchester Marls. It is anticipated that traditional shallow strip/trench fill foundations will be a feasible solution for the proposed residential property founding within the superficial Glacial Till deposits.

It is unlikely that a SuDS drainage system will be a viable option for the site as the Glacial Till deposits are likely to be cohesive exhibiting poor drainage characteristics.

The site is not affected by a legacy of shallow coal mining.

7.3 Recommended Ground Investigation Scope of Investigation

Based on the information in this report, we consider a main investigation is required in accordance with BS 10175:2017 and BS 22475. The following scope of works is recommended based on the Preliminary CSM compiled, additional works may be required as the result of planning conditions for the proposed development:

Method of Investigation	G / E
5 No. windowless sample boreholes to circa 4m to 5m bgl.	G/E
Shallow monitoring installations.	E
Geo-environmental testing comprising heavy metals, PAHs, and asbestos.	E
Geotechnical testing comprising aggressivity and classification analysis.	G
Ground gas and groundwater monitoring.	E

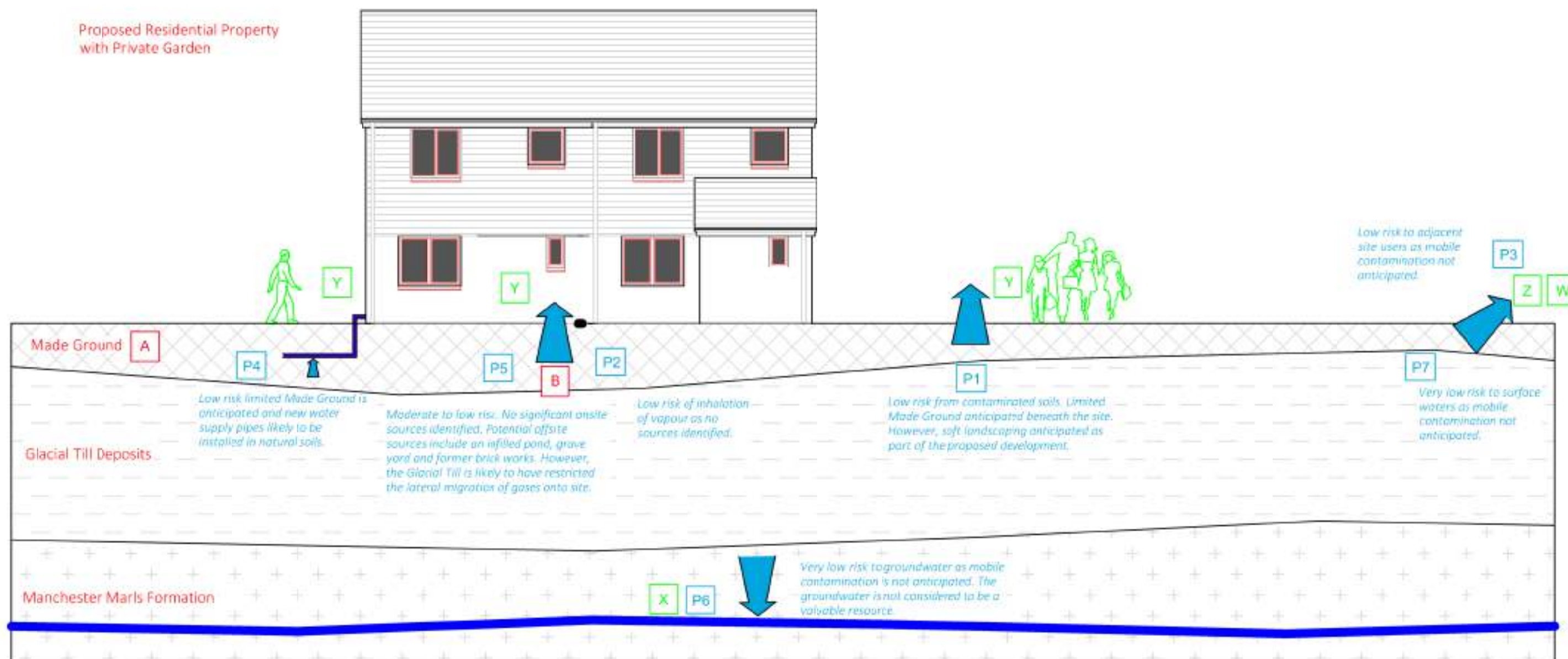
Note **Environmental (E) / Geotechnical (G)**

APPENDIX 1 - Plans

SOURCES
A. Contaminated soils / Made Ground.
B. Ground gas.

POLLUTION LINKAGES
P1. Ingestion of soil and dust.
P2. Inhalation of vapour.
P3. Inhalation of soil dust by adjacent site users.
P4. Attacking of potable water supply pipe.
P5. Migration and accumulation of ground gas in internal places.
P6. Impaction of groundwater from soil contamination.
P7. Migration of soil and groundwater contamination impacting surface waters.

RECEPTORS
W. Surface Waters.
X. Groundwater within the underlying Secondary Aquifers.
Y. Site end users.
Z. Adjacent site users.



APPENDIX 2 - Site Photographs



Photograph 1 – Site area at the rear of the residential properties



Photograph 2 – Site area

APPENDIX 3 - Historical Plans

County Series 1:10,560 scale

VEGETATION



Fir Wood



Deciduous Wood



Mixed Wood



Brushwood



Orchard



Reeds



Rough Pasture



Furze



Marsh



Osiers

ROADS



Railway over Road



Road over Railway



Road over River or Canal



Level Crossing



Railway over River



Road over Stream



Road over Stream

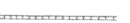


Sunken Road



Raised Road

RAILWAYS



Double Lines of Railway



Single Lines of Railway and Tramway

GENERAL FEATURES



Gravel Pit



Sand Pit



Quarry



Shingle



Other Pits



Antiquities, Site of



Arrow, showing direction of flow of water



Trigonometrical Station

BOUNDARIES



County Boundary



Parish Boundary



Contours



Parliamentary Division Boundary



Union Boundary



Rural District Boundary

National Grid 1:10,000 scale

HEIGHTS (METRES)

Values are given in metres above mean sea level at Newlyn.

Surface heights determined by ground survey + 163m
air survey + 16m

Bench marks and their values are shown on large scale maps, and bench mark lists containing fuller and possibly later levelling information are obtainable from the Director General, Ordnance Survey.

Contours are at 5 metres vertical interval.

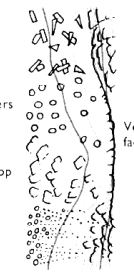
ROCK FEATURES

Loose rock

Boulders

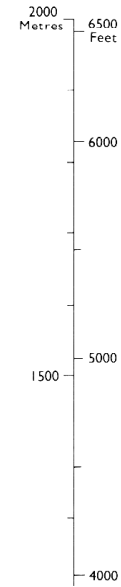
Outcrop

Scree



CONVERSION SCALE

Metres - Feet

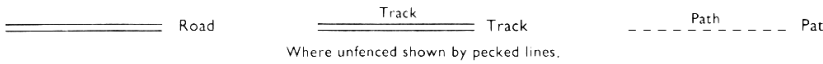


ABBREVIATIONS

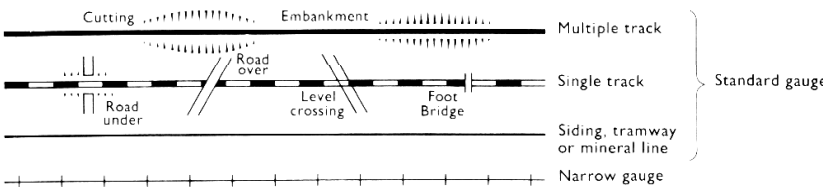
BP,BS Boundary Post or Stone
Ch Church
CH Club House
F Sta Fire Station
FB Foot Bridge
Fn Fountain
GP Guide Post
MP,MS Mile Post or Stone
P Pole or Post
Pol Sta Police Station

PO Post Office
PC Public Convenience
PH Public House
S Stone
Spr Spring
TCB Telephone Call Box
TCP Telephone Call Post
TH Town Hall
W Well
Y Youth hostel

ROADS



RAILWAYS



GENERAL FEATURES

+ Antiquity, (site of)
Boulders
Building
Pylon
Pole
Glasshouse
Triangulation station

Lake, loch or pond
Sloping masonry
Chalk pit, clay pit or quarry
Gravel pit
Sand pit
Refuse or slag heap



VEGETATION

Bracken, rough grassland

Scrub

Heath

Marsh

Saltings

Reeds

Coppice

Orchard

Coniferous trees

Non-coniferous trees

In some areas bracken () and rough grassland () are shown separately.



Historical Map Pack Legend

County Series & National Grid 1:10,560 scale

Information present on these legends is sourced from the same Ordnance Survey mapping as the maps used in this product.

If you have a query regarding any of the maps provided please contact GroundSure's technical helpline. We will endeavour to answer any queries you may have.

Technical Helpline

Tel 08444159000

groundsurreinsight@groundsurre.com
www.groundsure.com

County Series 1:2,500 scale

National Grid 1:2,500 / 1:1,250 scale



Historical Map Pack Legend

County Series
1:1,250 scale
~

County Series &
National Grid
1:2,500 scale

Information present on these legends is sourced from the same Ordnance Survey mapping as the maps used in this product.

If you have a query regarding any of the maps provided within this map pack, please contact GroundSure's technical helpline. We will endeavour to answer any queries you may have.

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GENERAL FEATURES	
	Wood
	Marsh
	Reeds
	Fir
	Mixed Wood
	Brush Wood
	Osiers
	Orchard
	Bush
	Rough Pasture
	Furze
	Ford
	Stepping Stones
	Ferry
	Sloping Masonry
	Flat Rock
	Lock
	Waterfall
	Quarry
	Sand Pit
	Refuse Heap
	Clay Pit
	Shingle
	Gravel Pit
	Trigonometrical Station
	Altitude at Trigonometrical Station
	Bench Mark
	Surface Level
	Permanent Traverse Station
	Antiquities (site of)
	Arrow denotes flow of water
	Sluice
	Trough
	Spring
	Well
	Mooring Ring
	Mooring Post
	Boundary Stone
	Boundary Post

ROADS	
	Road over single stream
	Road crossing railway
	Road over River or Canal
RAILWAYS	
	Railway crossing River or Canal
	Railway crossing Road
	Level Crossing
	Embankment
	Cutting

ABBREVIATIONS	
	Trigonometrical Station
	Altitude at Trigonometrical Station
	Bench Mark
	Surface Level
	Permanent Traverse Station
	Antiquities (site of)
	Arrow denotes flow of water
	Sluice
	Trough
	Spring
	Well
	Mooring Ring
	Mooring Post
	Boundary Stone
	Boundary Post

ABBREVIATIONS	
	Beer House
	Bench Mark
	Boundary Post
	Boundary Stone
	Crane
	Club House
	Chimney
	Capstan
	Drinking Fountain
	Dock
	Electricity Pillar or Post
	Electricity Transmission Line
	Fire Alarm
	Fire Alarm Pillar
	Filter Bed, Foot Bridge
	Fundamental Bench Mark
	Flagstaff
	Fire Station
	Guide Post
	Gas Valve Compound
	Hydrant or Hydraulic
	Hectares
	Lecter Box
	Lifeboat Station
	Level Crossing
	Loading Gauge
	Lighthouse
	Lighting Tower
	Metres
	Mean High Water
	Mean High Water Springs
	Mean Low Water
	Mean Low Water Springs
	Mile or Mooring Post
	Mail Pick-up
	Mile Stone
	National Trust
	Normal Tidal Limit
	National Trust for Scotland
	Pillar, Pole or Post
	Public Convenience
	Police Call Box
	Public House
	Post Office
	Pump
	Police Telephone Pillar
	Reservoir
	Road House
	Revision Point
	Stone
	Signal Box
	Signal Light
	Sluice
	Signal Post
	Spring
	Signal Station
	Telephone Call Box
	Telephone Call Post
	Tank or Track
	Trough
	Traverse Station
	Well
	Weighbridge
	Wind Pump
	Works
	Water Point
	Water Tap

GENERAL FEATURES	
	Non-coniferous Trees
	Coniferous Trees
	Surveyed Trees
	Orchard Trees
	Copple, Osier
	Scrub
	Bracken
	Heath
	Rough Grassland
	Marsh, Saltings
	Reeds
	Slopes
	Cliff
	Cave Entrance
	Rock
	Boulders
	Sloping Masonry
	Roofed Building
	Glasshouse
	Archway
	Change of boundary marking
	see AREAS notes
	Antiquity (site of)
	Culvert
	Direction of water flow
	Electricity Pylon
	Electricity Transmission Line
	Triangulation Station
	Traverse Station (permanent)
	Bench Mark
	Surface Level
	Revision Point (instrumentally fixed)
	Revision Point & Bench Mark coincident
	Top
	Slopes
	Quarry
	Refuse Heap
	Sloping Masonry
	Flat Rock
	Sand
	Sand Pit
	Culvert
	Archway
	Shingle
	Boulders
	Gravel Pit
	Cliff Face
	Glazed Roof Building

BOUNDARIES	
England & Wales	
	County Boundary (geographical)
	County & Civil Parish Boundary coterminous
	Admin County or County Borough Boundary
	London Borough Boundary
	County District Boundaries based on civil parish
England, Wales & Scotland	
	Civil Parish Boundary
	Parly & Ward Boundaries based on civil parish
	Parly & Ward Boundaries not based on civil parish
Scotland	
	County Boundary (geographical)
	County Council Boundary
	County of the City Boundary
	Burgh Boundary
	District Council Boundary
	* Not with parish
	† Coincident with parish



Site Details:

113-117 North Road, 113 North Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: County Series

Map date: 1848

Scale: 1:10,560

Printed at: 1:10,560



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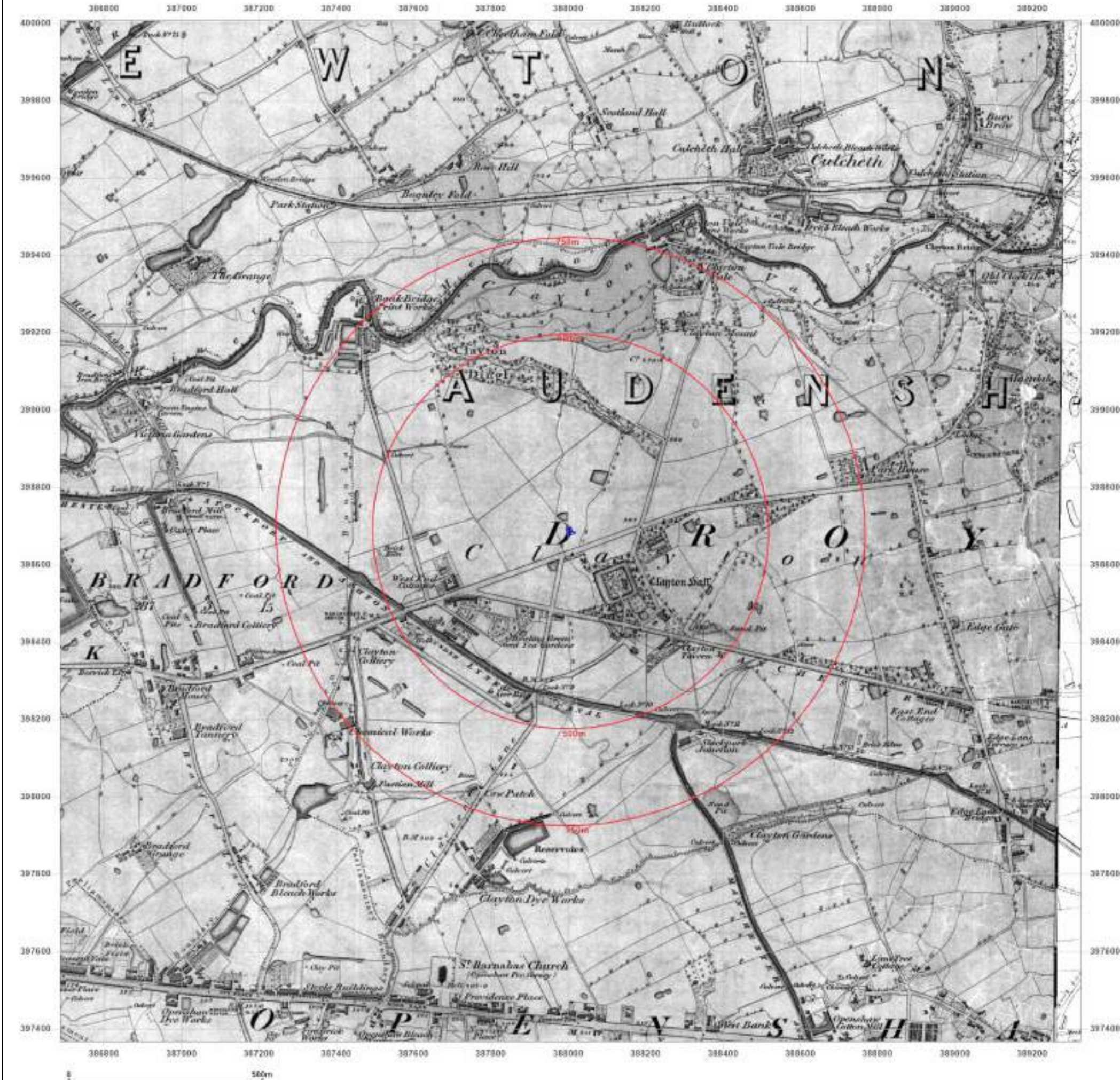


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Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: County Series

Map date: 1890-1892

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1891
Revised 1891
Edition 1891
Copyright N/A
Levelled N/A

Surveyed 1892
Revised 1892
Edition N/A
Copyright N/A
Levelled N/A

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

Surveyed 1892
Revised 1892
Edition N/A
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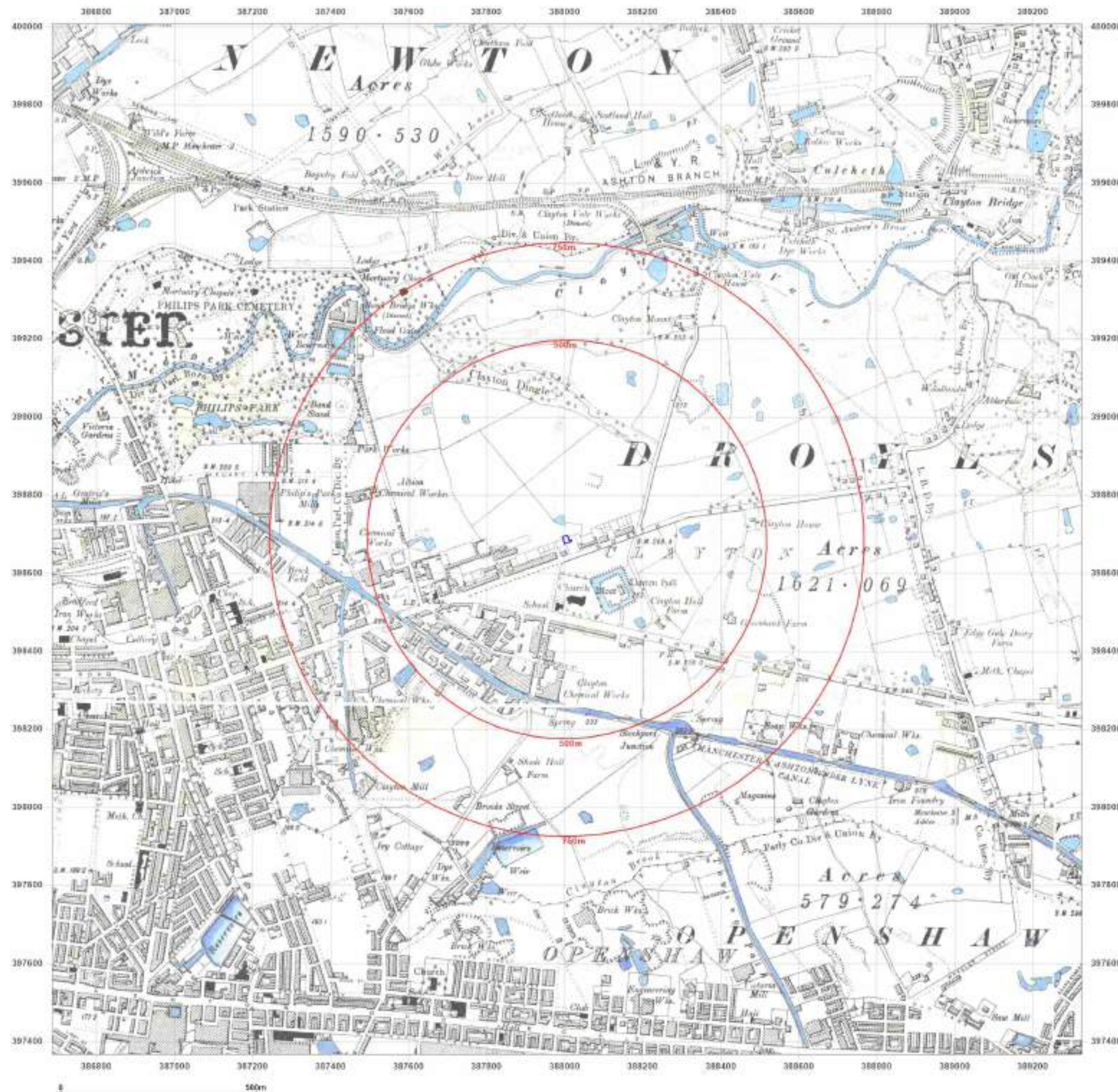


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Site Details:

113-117 North Road, 113 North
Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: County Series

Map date: 1905-1906

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1844
Revised 1906
Edition 1908
Copyright N/A
Levelled N/A

Surveyed 1844
Revised 1905
Edition 1905
Copyright N/A
Levelled N/A

Surveyed 1844
Revised 1906
Edition N/A
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Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: County Series

Map date: 1923

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1844
 Revised 1921
 Edition 1923
 Copyright N/A
 Levelled 1906

Surveyed 1844
 Revised 1923
 Edition N/A
 Copyright N/A
 Levelled N/A

Surveyed 1844
 Revised 1915
 Edition 1923
 Copyright N/A
 Levelled 1915



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Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: County Series

Map date: 1923

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1844
 Revised 1916
 Edition 1923
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Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: County Series

Map date: 1934-1938

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1844
 Revised 1938
 Edition 1938
 Copyright N/A
 Levelled 1927

Surveyed 1844
 Revised 1938
 Edition N/A
 Copyright N/A
 Levelled 1929

Surveyed 1844
 Revised 1938
 Edition 1938
 Copyright N/A
 Levelled 1927

Surveyed 1844
 Revised 1934
 Edition N/A
 Copyright N/A
 Levelled N/A



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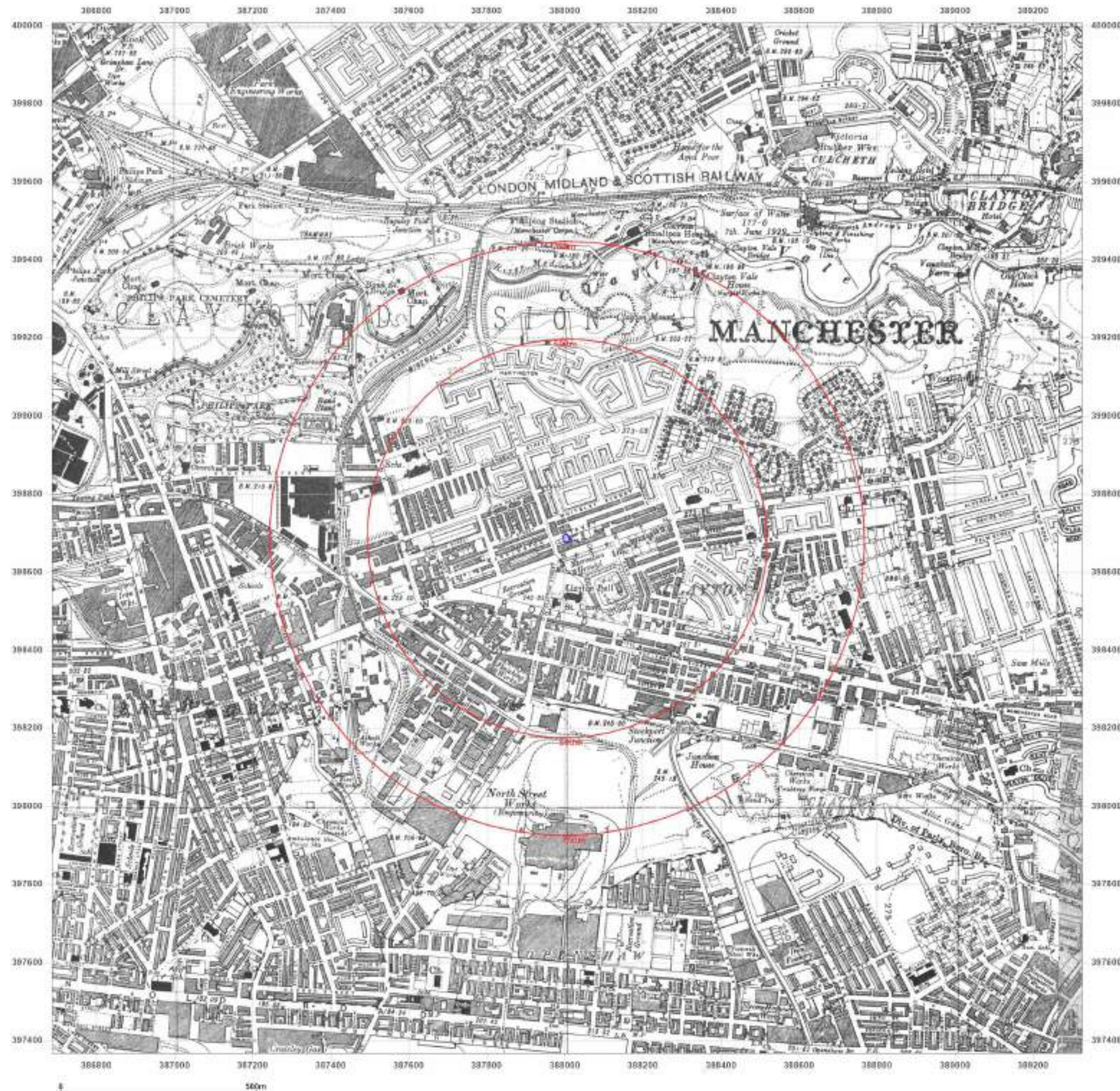


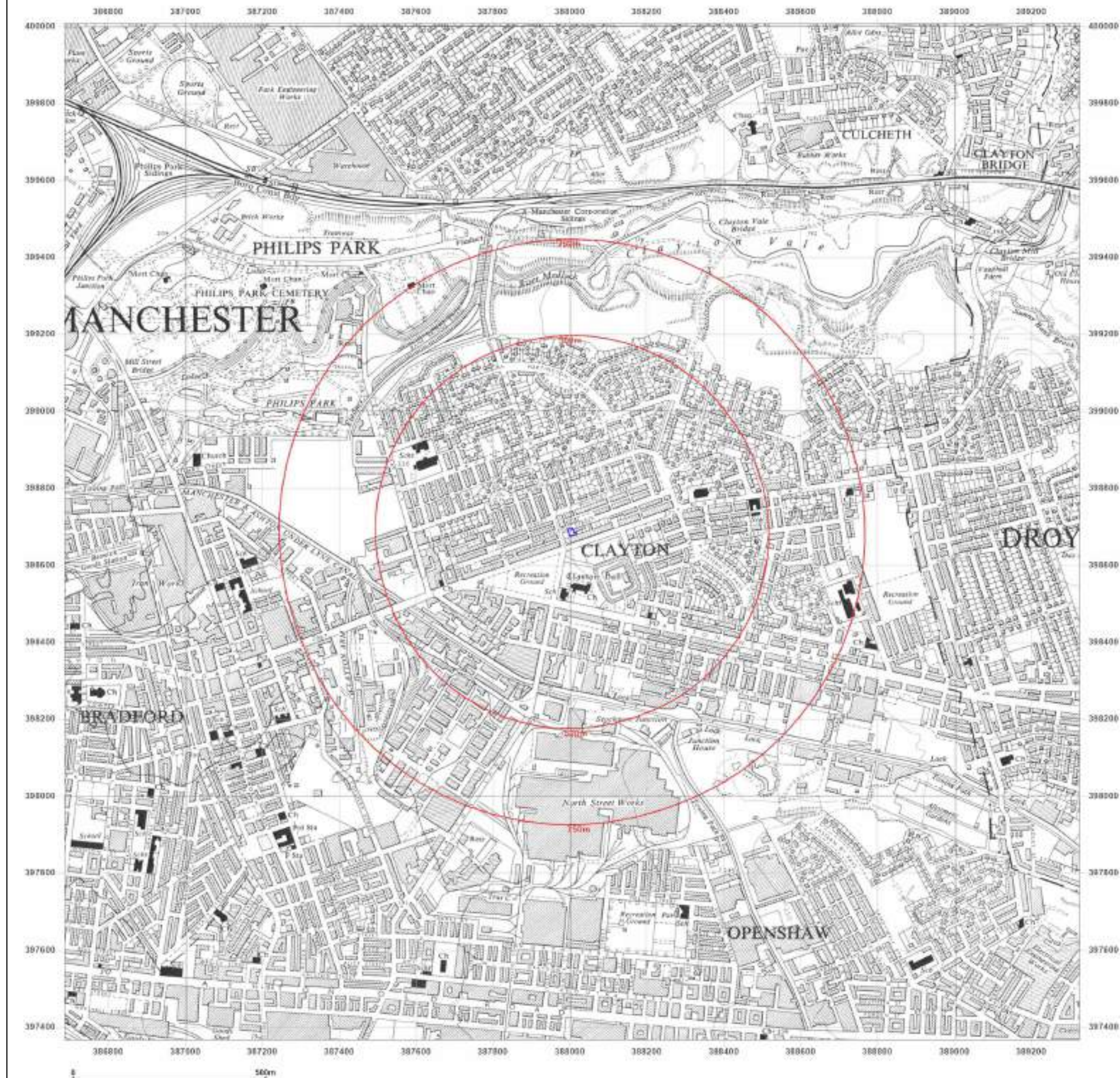
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Site Details:

113-117 North Road, 113 North
Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: Provisional

Map date: 1956

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1956
Revised 1956
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1958
Revised 1956
Edition N/A
Copyright 1956
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Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: Provisional

Map date: 1966-1968

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1968
Revised 1968
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1968
Revised 1968
Edition N/A
Copyright 1968
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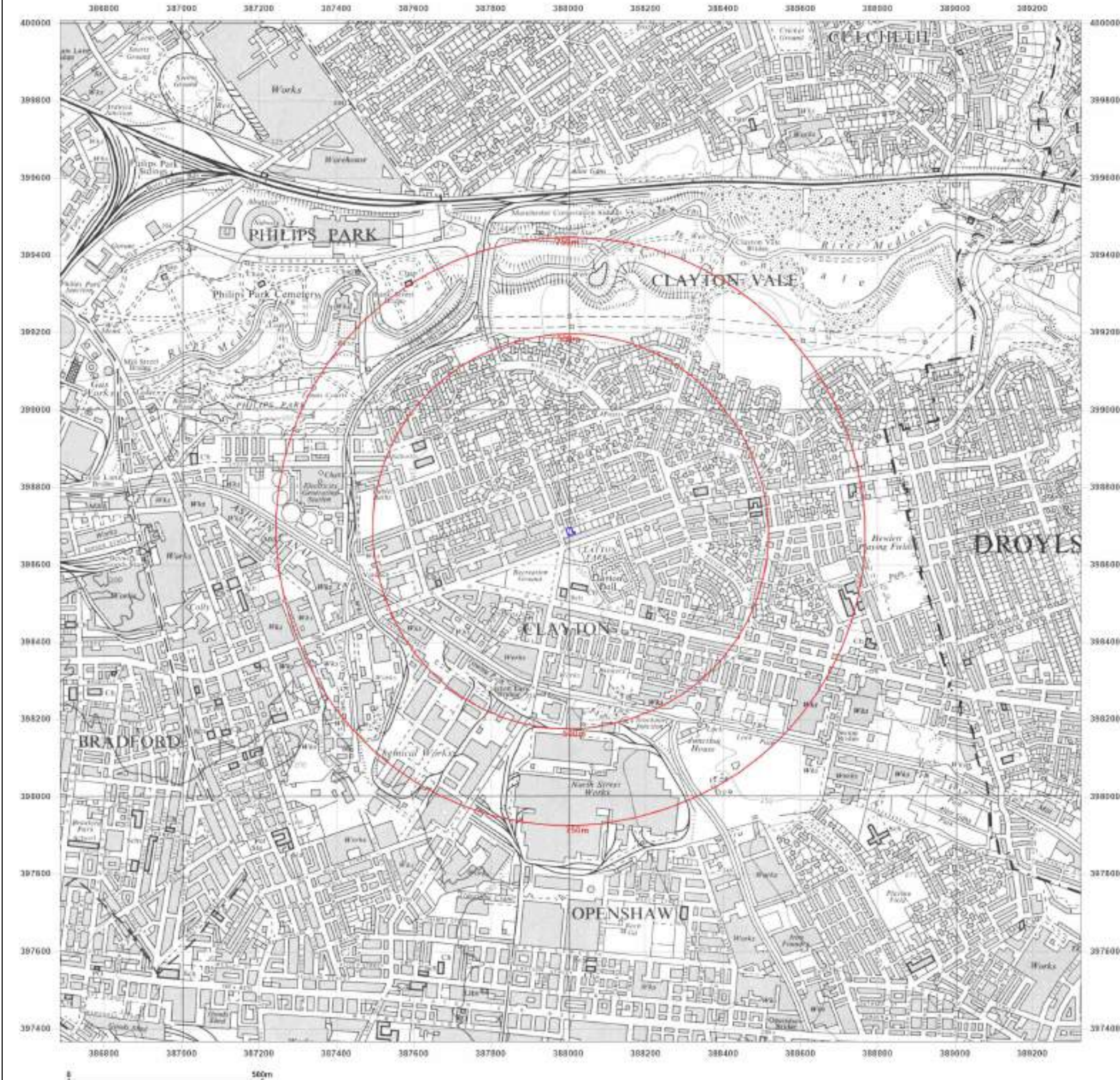


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Site Details:

113-117 North Road, 113 North
Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 1981

Scale: 1:10,000

Printed at: 1:10,000



Surveyed 1976
Revised 1980
Edition N/A
Copyright 1981
Levelled 1976



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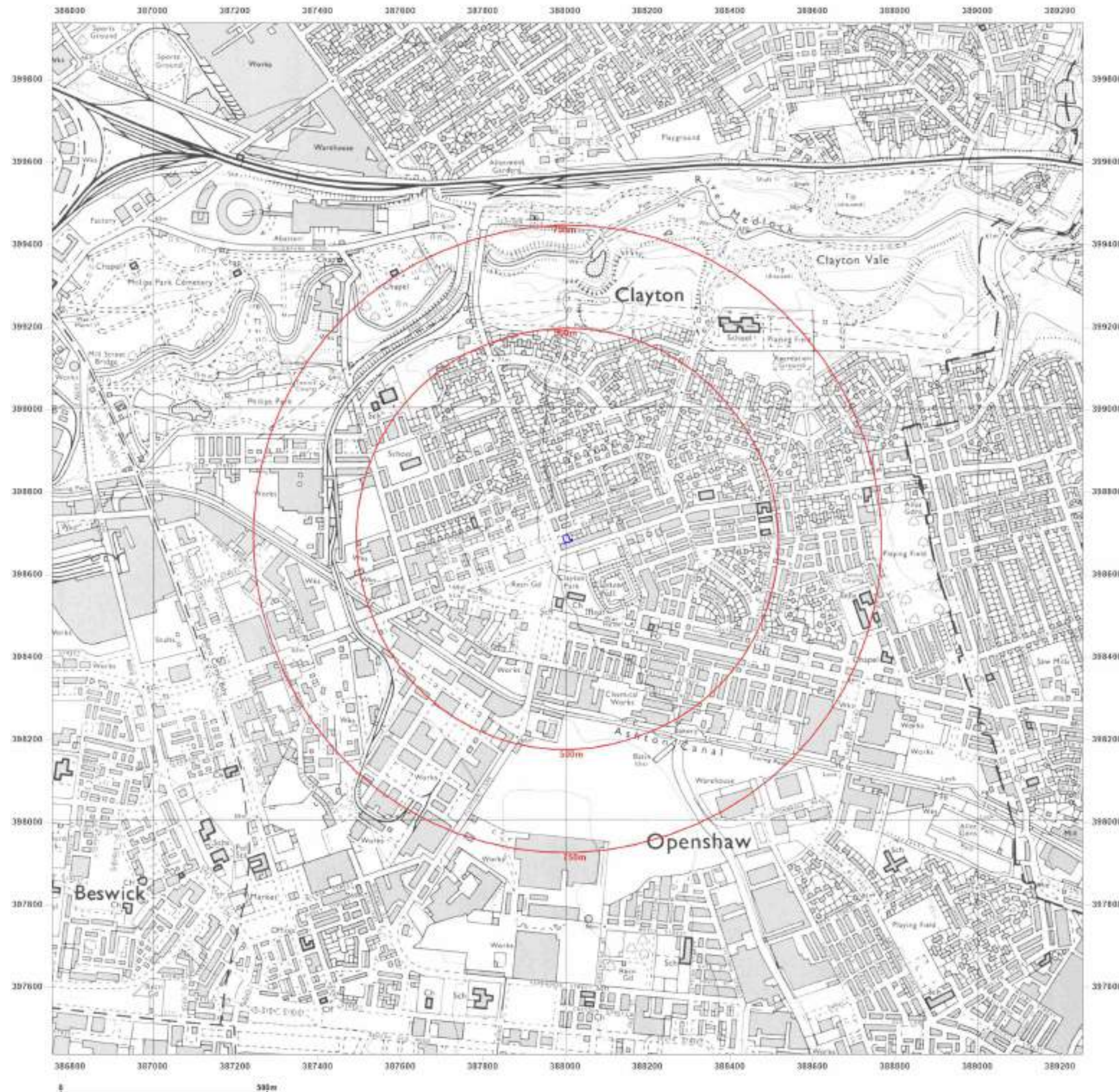


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Site Details:

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Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 1985

Scale: 1:10,000

Printed at: 1:10,000



Surveyed 1965
Revised 1985
Edition N/A
Copyright 1985
Levelled 1981



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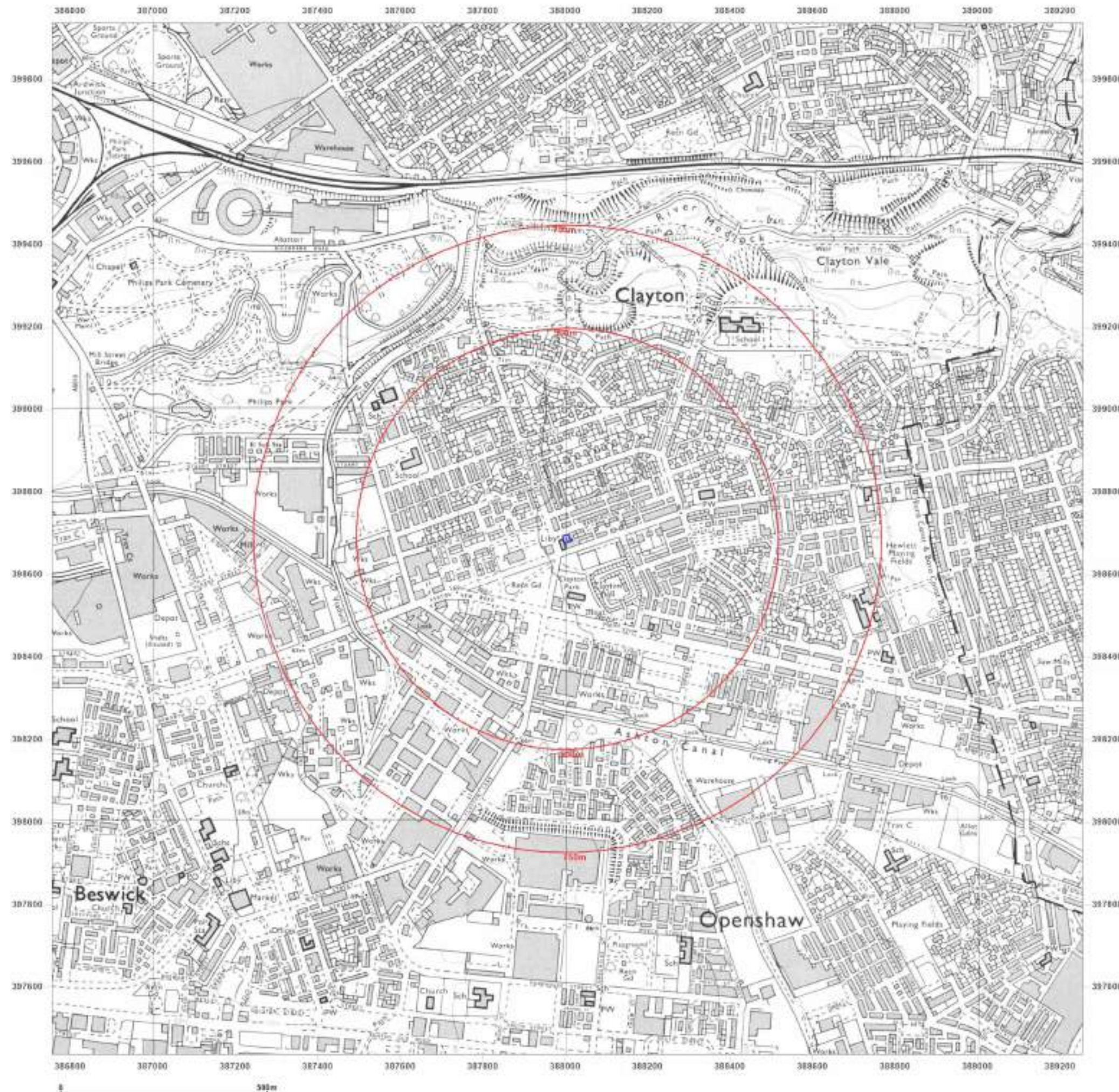


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Site Details:

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Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 1991

Scale: 1:10,000

Printed at: 1:10,000



Surveyed 1965
Revised 1991
Edition N/A
Copyright 1991
Levelled 1981



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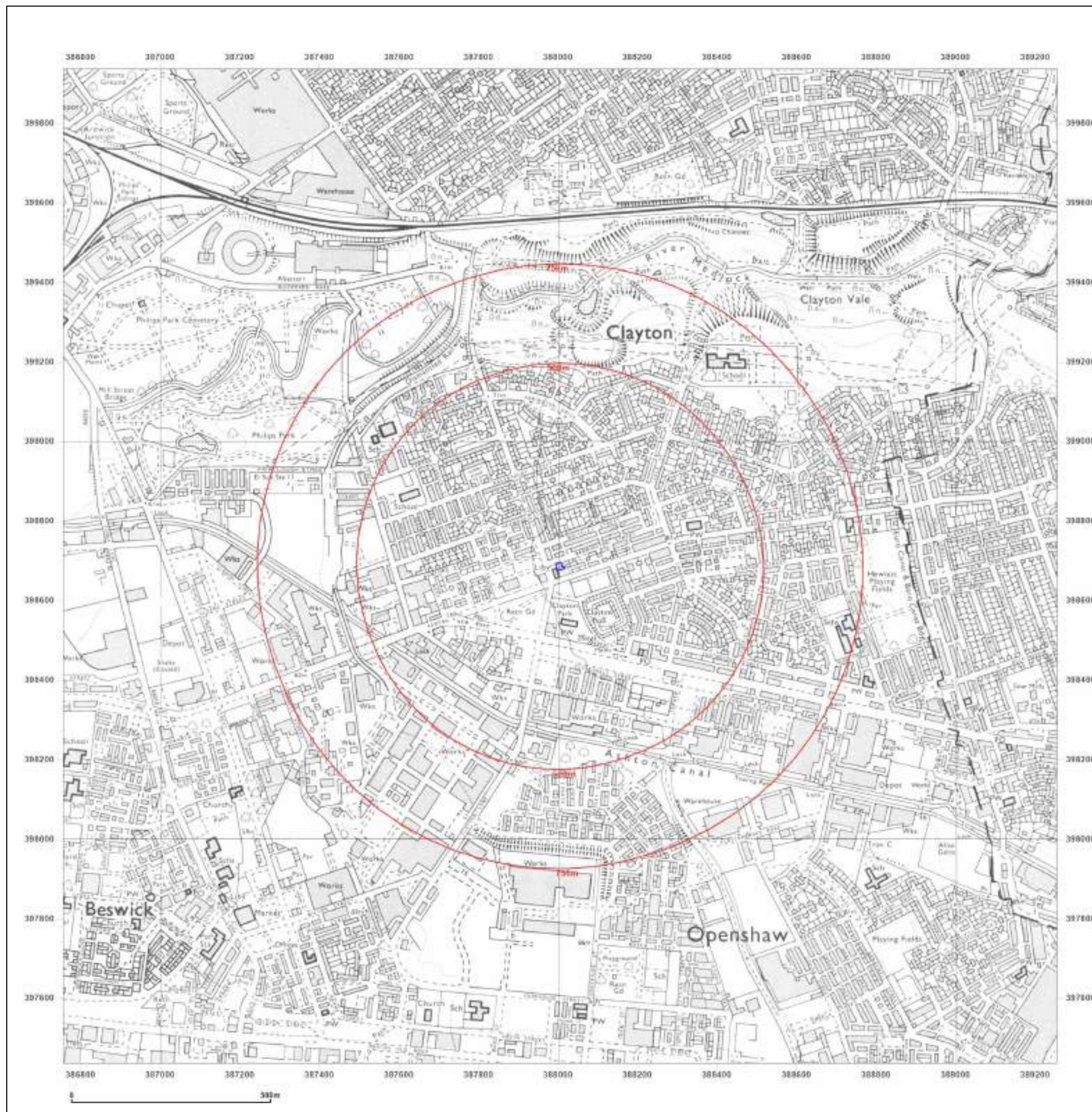


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Site Details:

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Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 2001

Scale: 1:10,000

Printed at: 1:10,000



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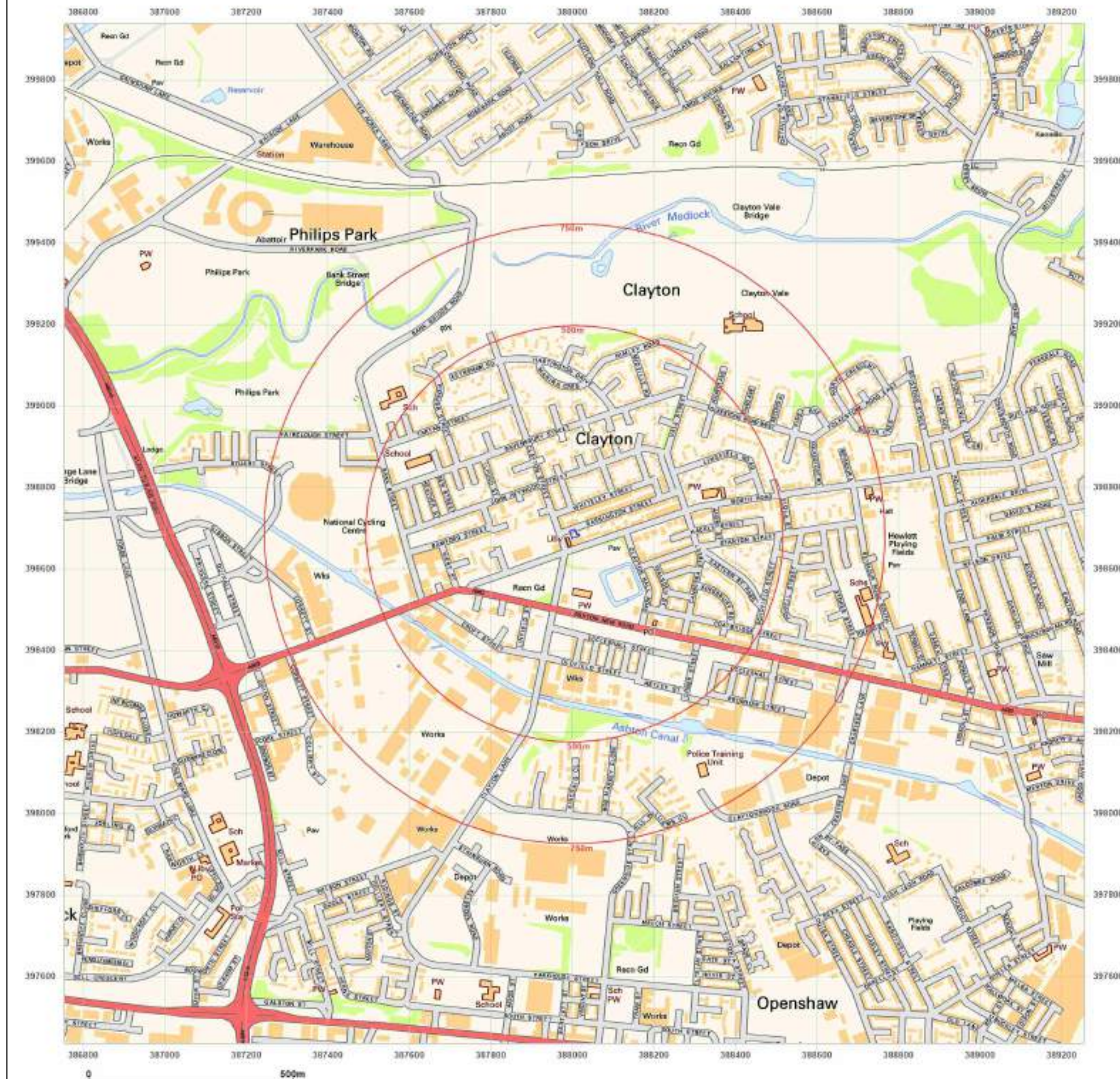


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Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 2010

Scale: 1:10,000

Printed at: 1:10,000



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Site Details:

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Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 2023

Scale: 1:10,000

Printed at: 1:10,000



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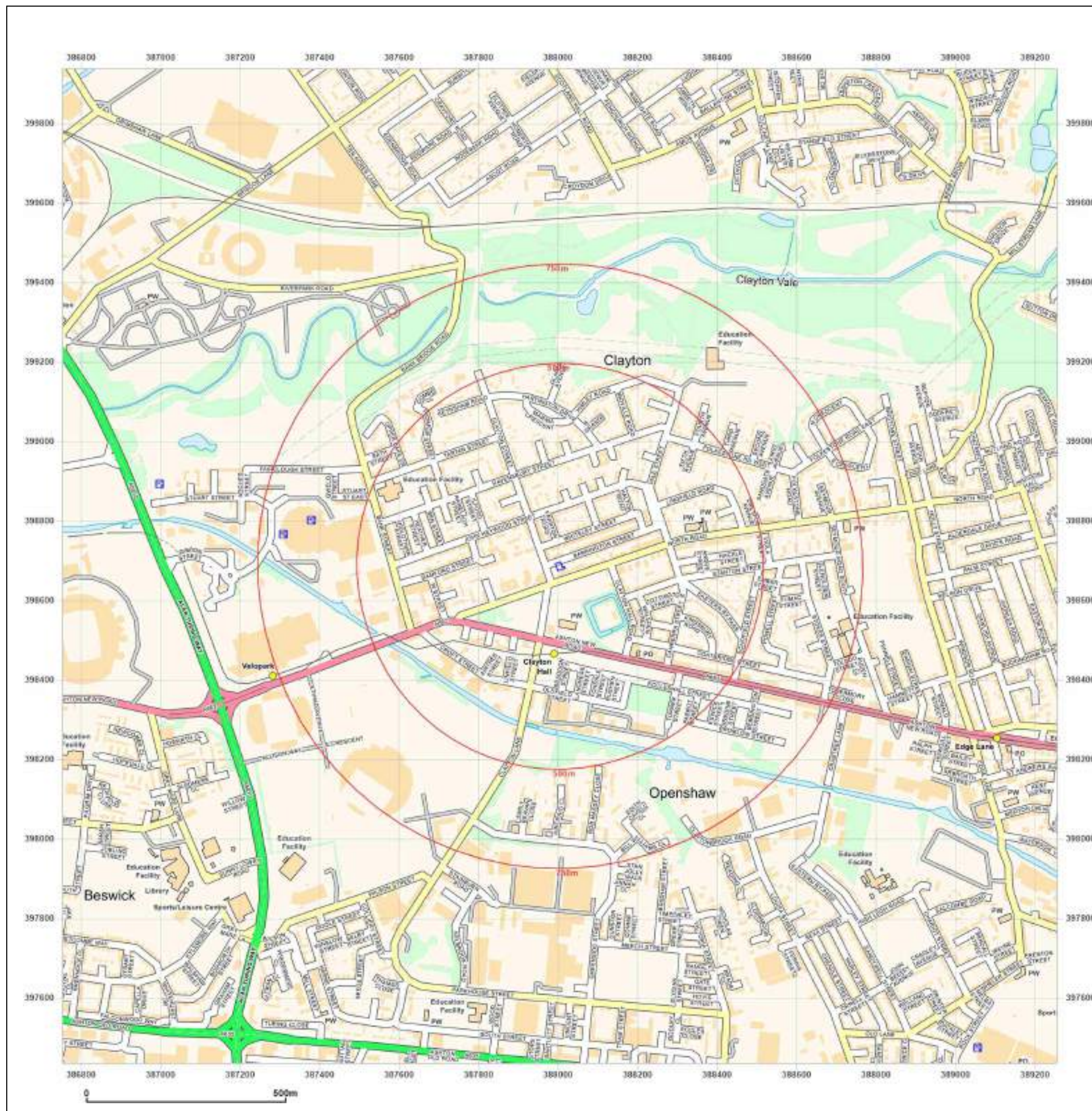


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Site Details:

113-117 North Road, 113 North
Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: County Series

Map date: 1893

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1893
Revised N/A
Edition 1893
Copyright N/A
Levelled N/A



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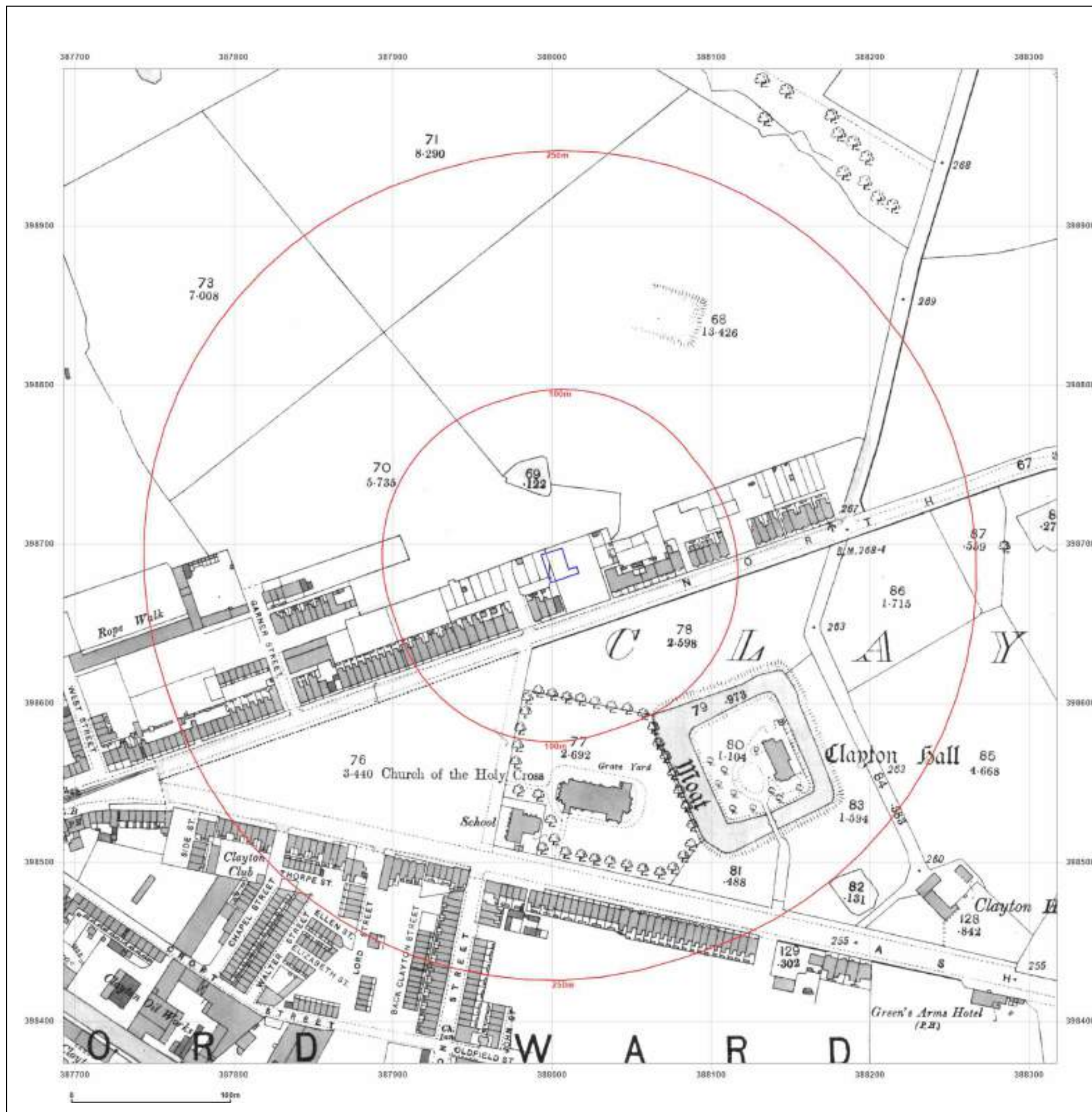


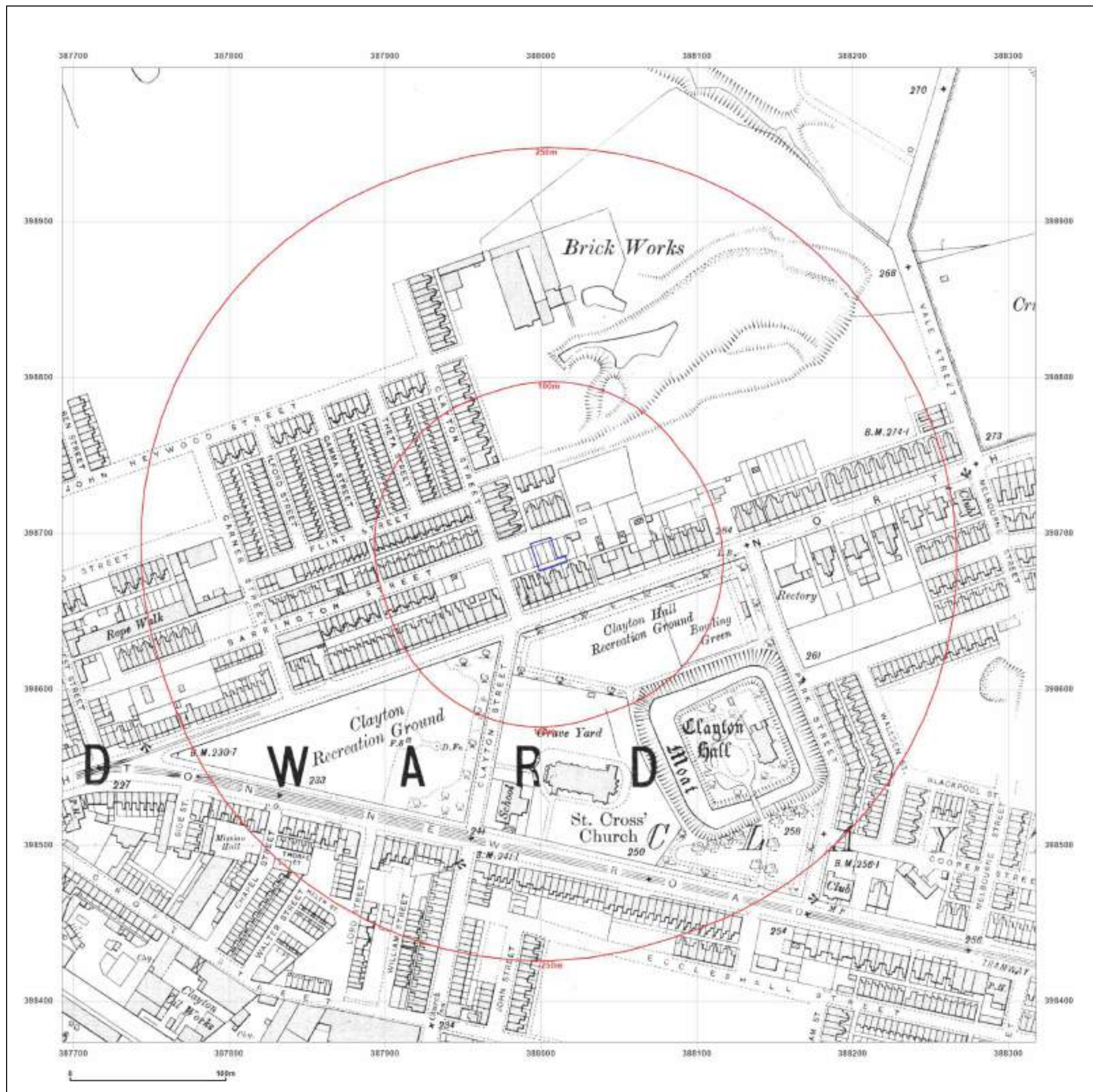
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Map legend available at:
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Site Details:

113-117 North Road, 113 North Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: County Series

Map date: 1908

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1891
Revised 1905
Edition 1908
Copyright N/A
Levelled N/A



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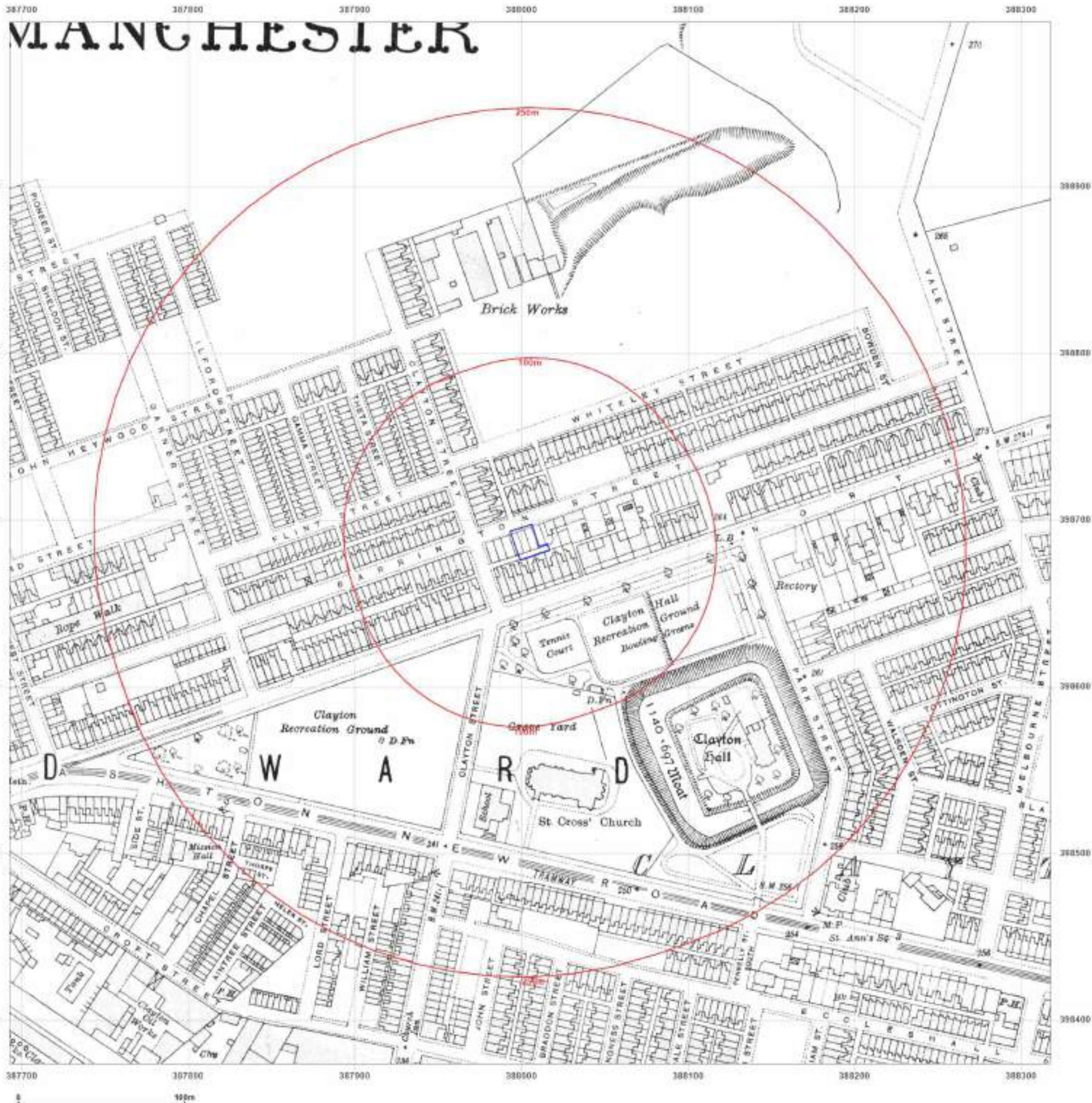


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Site Details:

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Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: County Series

Map date: 1922

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1922
Revised 1916
Edition 1922
Copyright N/A
Levelled 1915



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Site Details:

113-117 North Road, 113 North Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: County Series

Map date: 1932

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1873
Revised 1932
Edition N/A
Copyright N/A
Levelled 1927



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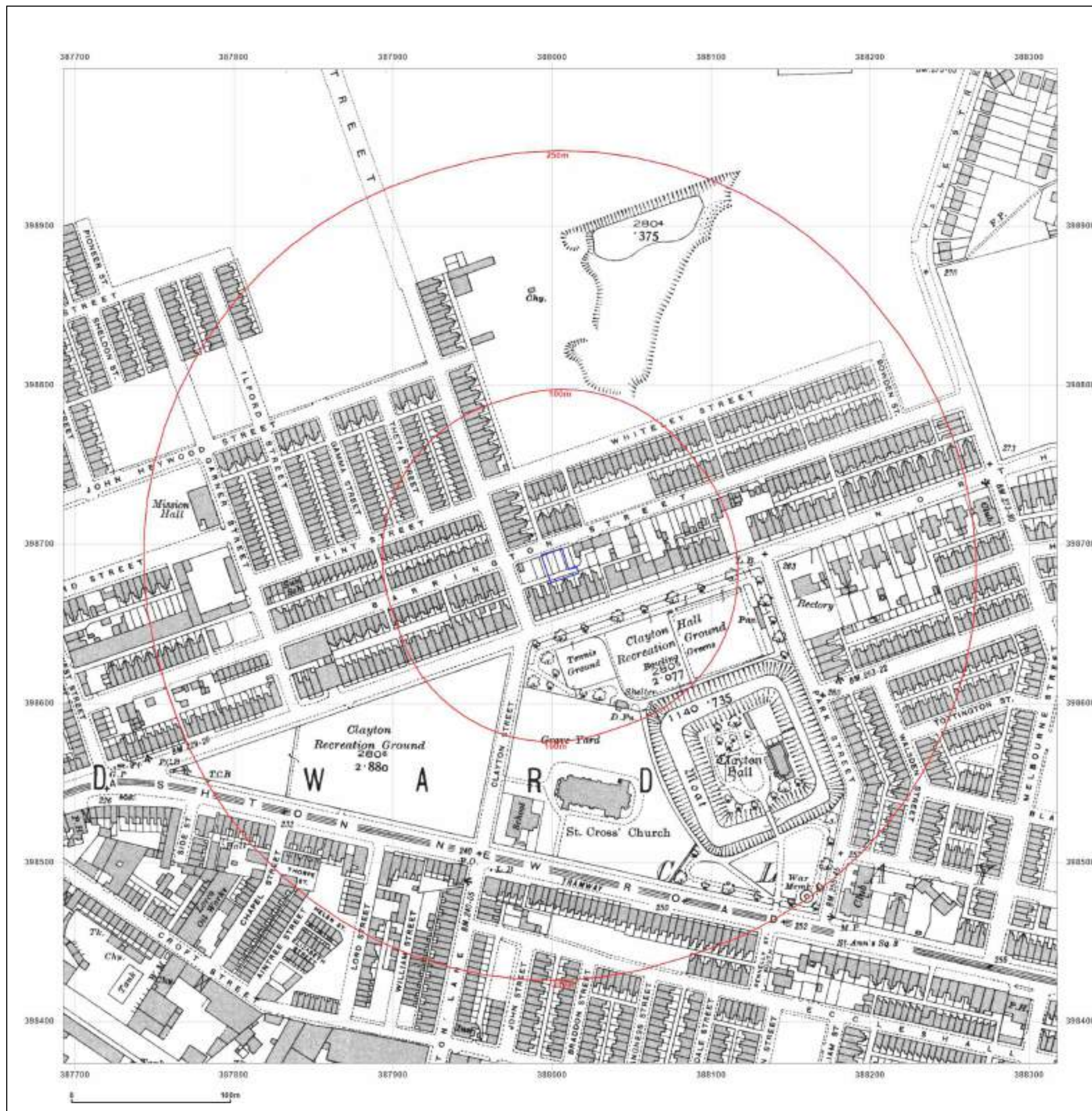


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Site Details:

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Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 1949-1950

Scale: 1:1,250

Printed at: 1:2,000



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

Surveyed 1950
 Revised 1950
 Edition N/A
 Copyright N/A
 Levelled 1948

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

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



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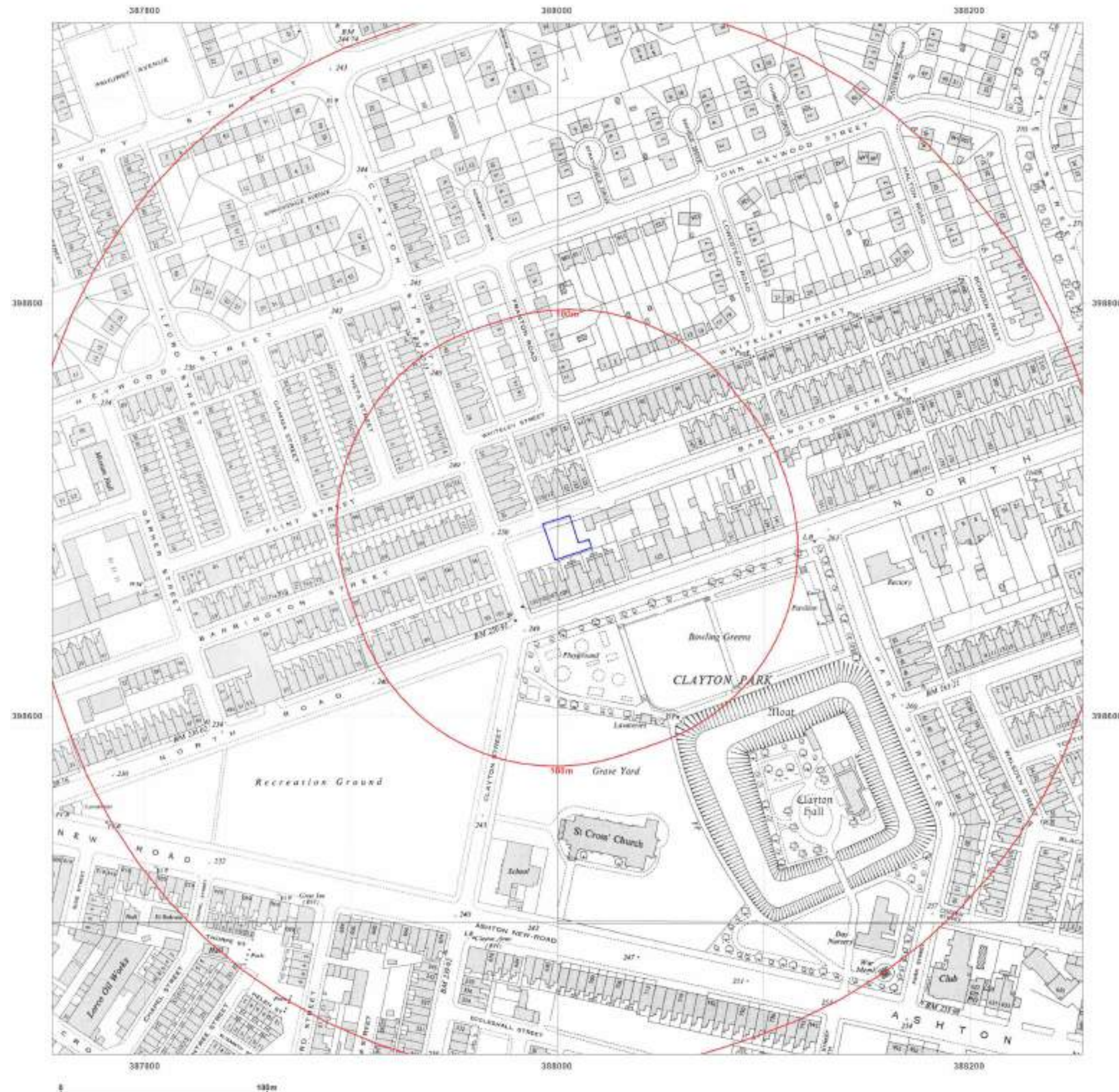


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Site Details:

113-117 North Road, 113 North
Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 1950

Scale: 1:2,500

Printed at: 1:2,500



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



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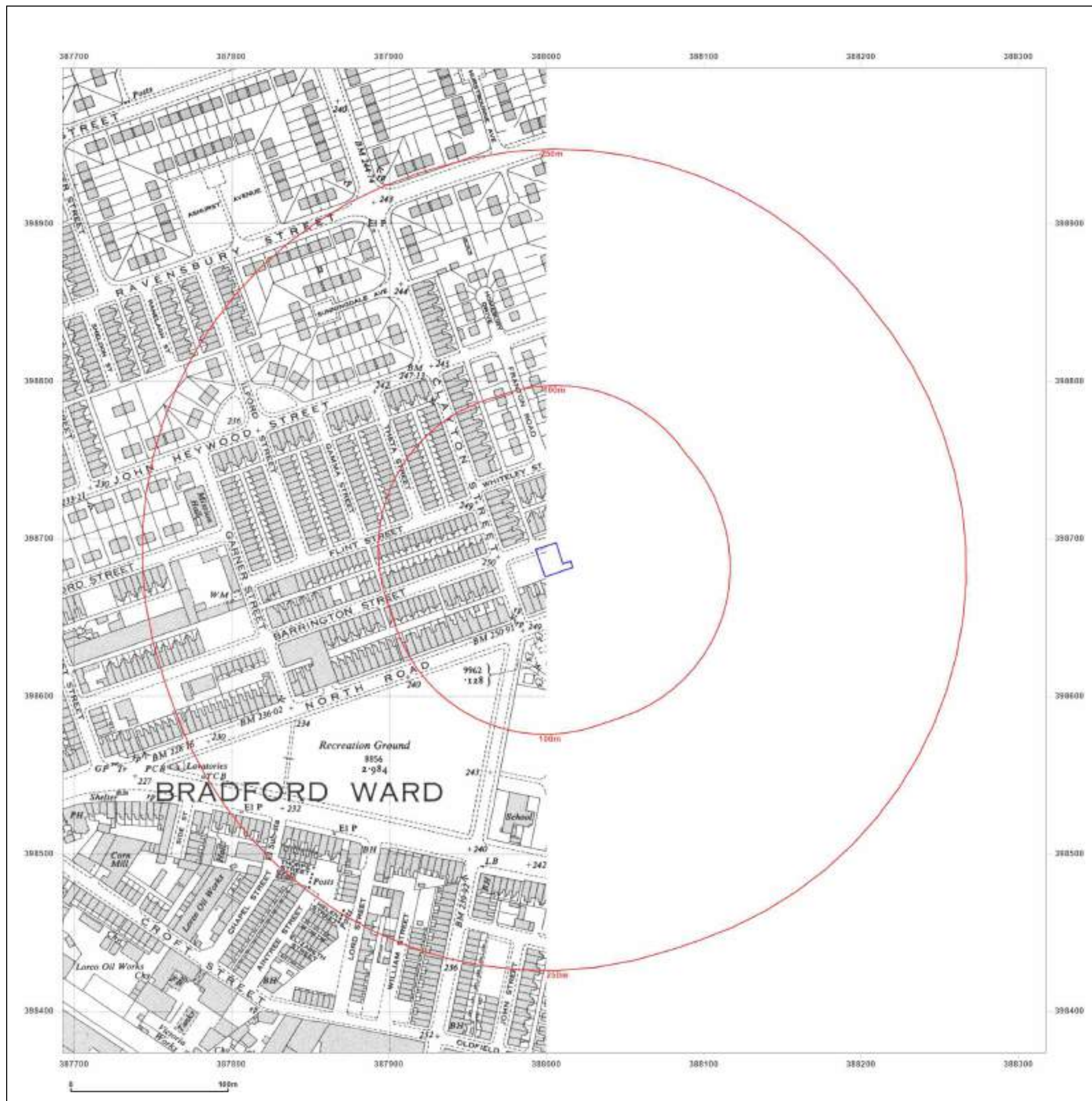


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Production date: 07 February 2023

Map legend available at:
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Site Details:

113-117 North Road, 113 North
Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 1950-1951

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



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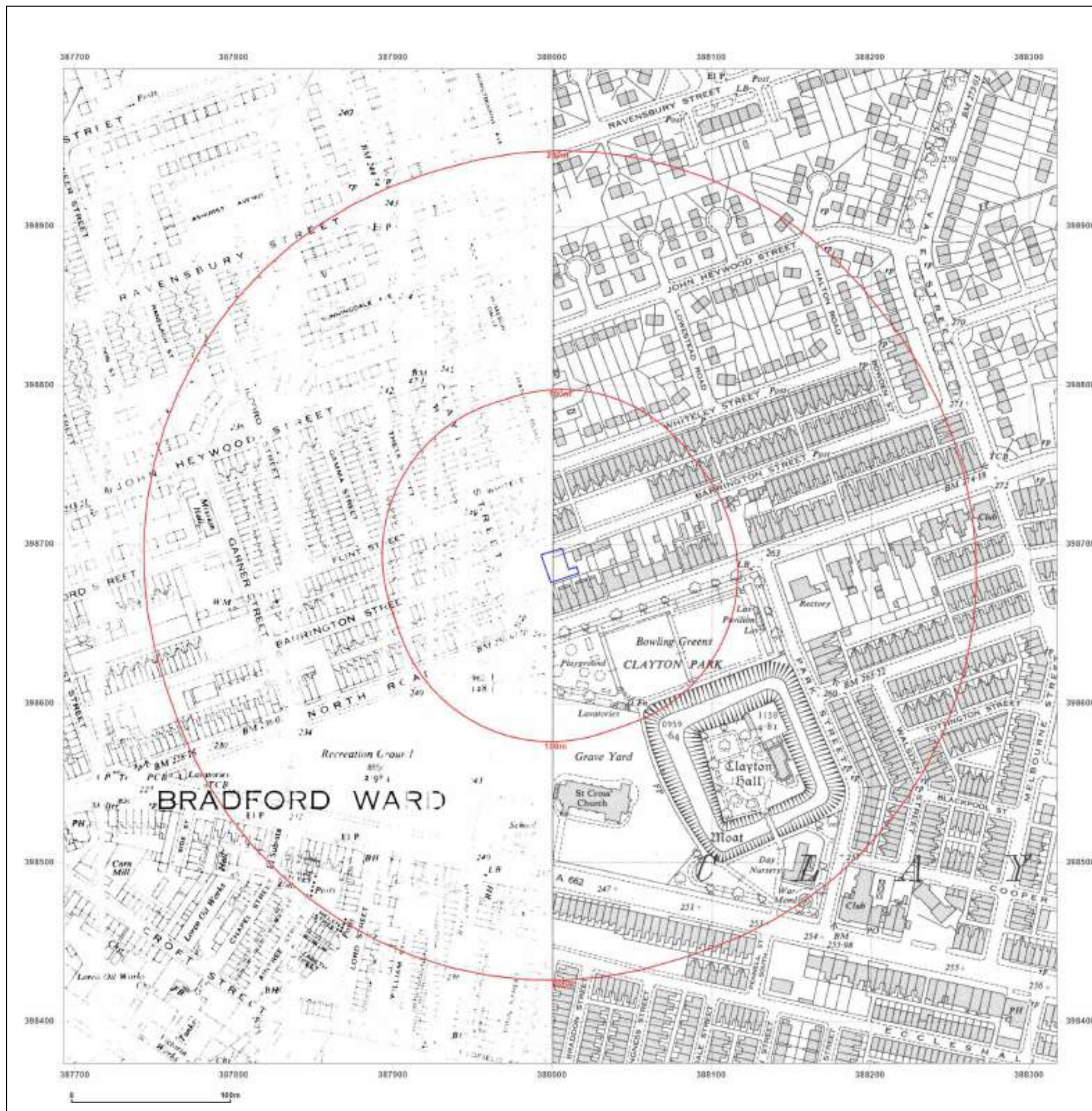


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Map legend available at:
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Site Details:

113-117 North Road, 113 North
Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 1951-1956

Scale: 1:1,250

Printed at: 1:2,000



Surveyed 1956 Revised 1956 Edition N/A Copyright 1956 Levelled 1949	Surveyed N/A Revised N/A Edition N/A Copyright N/A Levelled N/A
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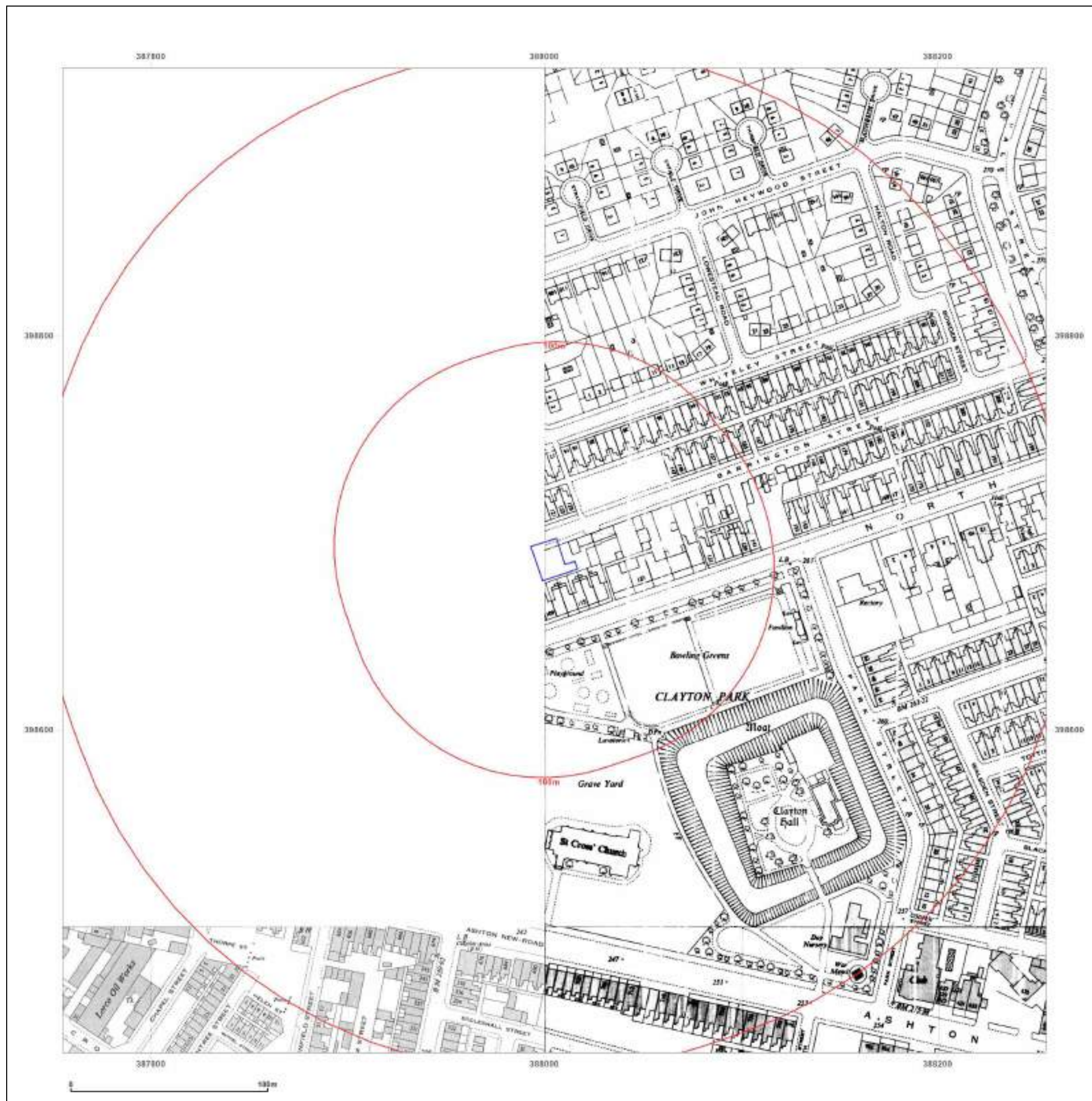


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Site Details:

113-117 North Road, 113 North Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 1970-1972

Scale: 1:1,250

Printed at: 1:2,000



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 Edition N/A
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 Levelled 1964

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 Revised 1970
 Edition N/A
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Surveyed 1950
 Revised 1971
 Edition N/A
 Copyright 1972
 Levelled 1964



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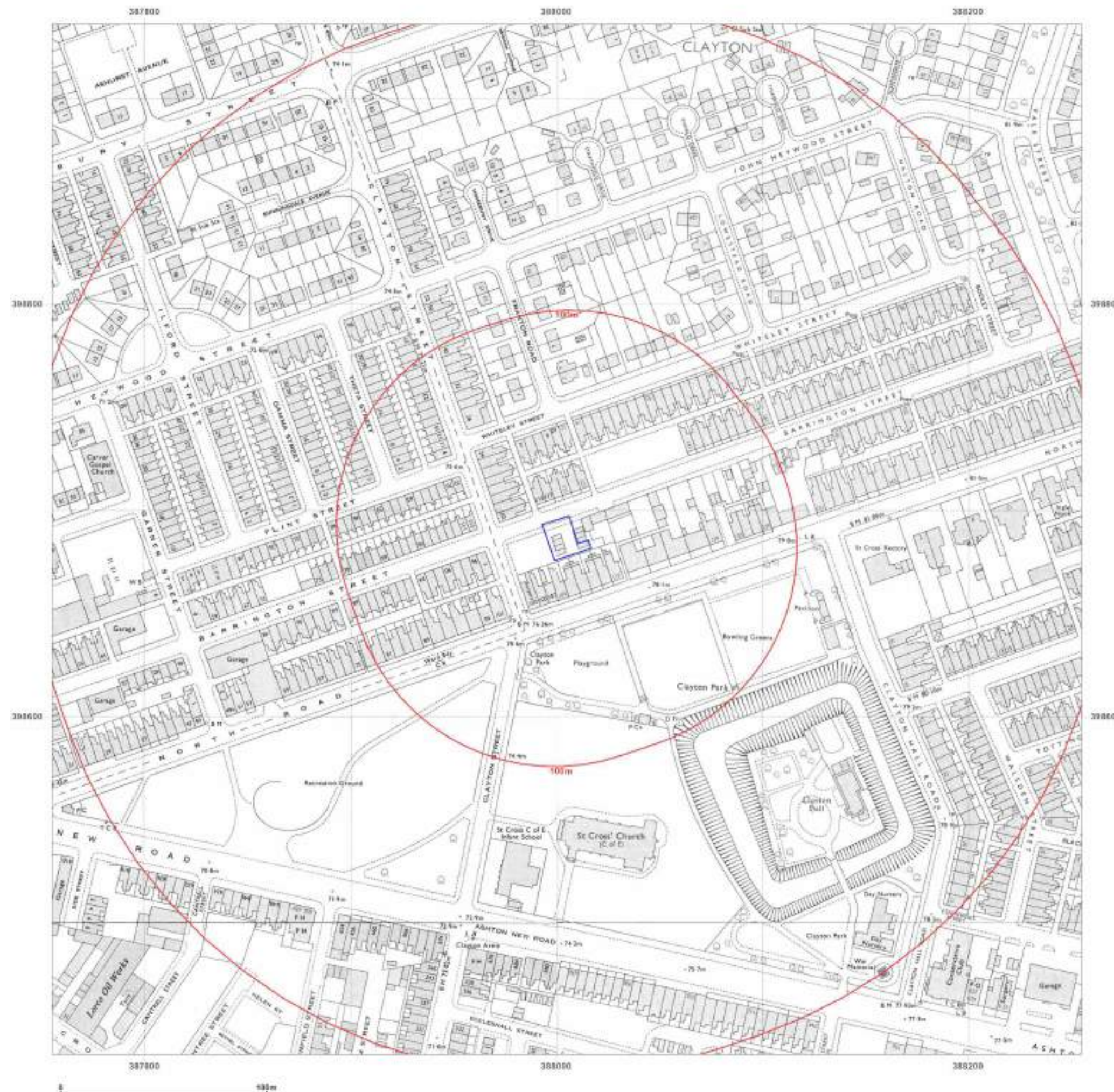


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Site Details:

113-117 North Road, 113 North
Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 1978-1980

Scale: 1:1,250

Printed at: 1:2,000



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

Surveyed N/A
Revised N/A
Edition N/A
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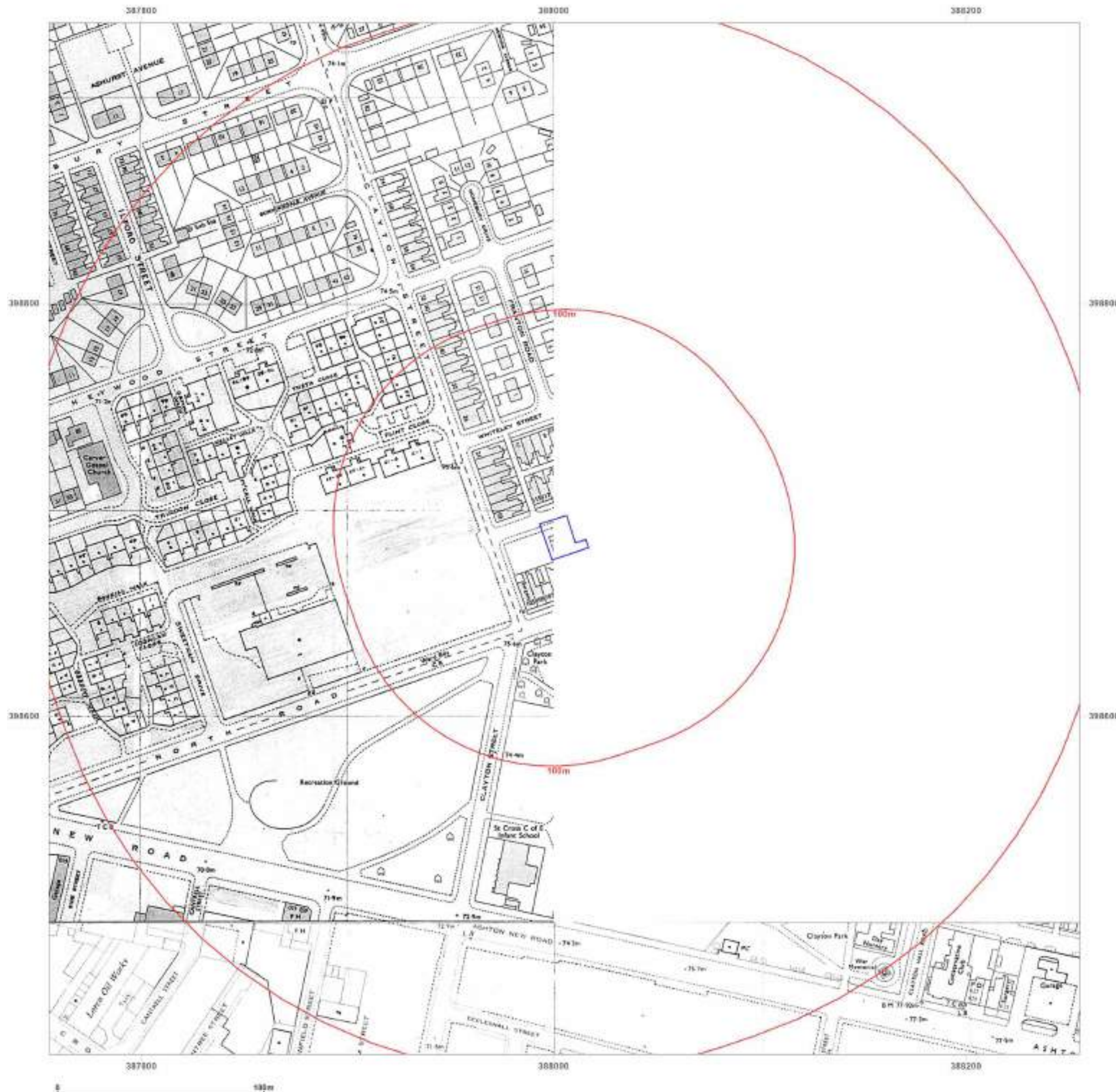


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Production date: 07 February 2023

Map legend available at:
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Site Details:

113-117 North Road, 113 North Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 1983-1987

Scale: 1:1,250

Printed at: 1:2,000



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 Edition N/A
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 Levelled 1964

Surveyed 1964
 Revised 1985
 Edition N/A
 Copyright 1985
 Levelled 1964

Surveyed 1964
 Revised 1986
 Edition N/A
 Copyright 1987
 Levelled 1964

Surveyed 1950
 Revised 1982
 Edition N/A
 Copyright 1983
 Levelled 1964



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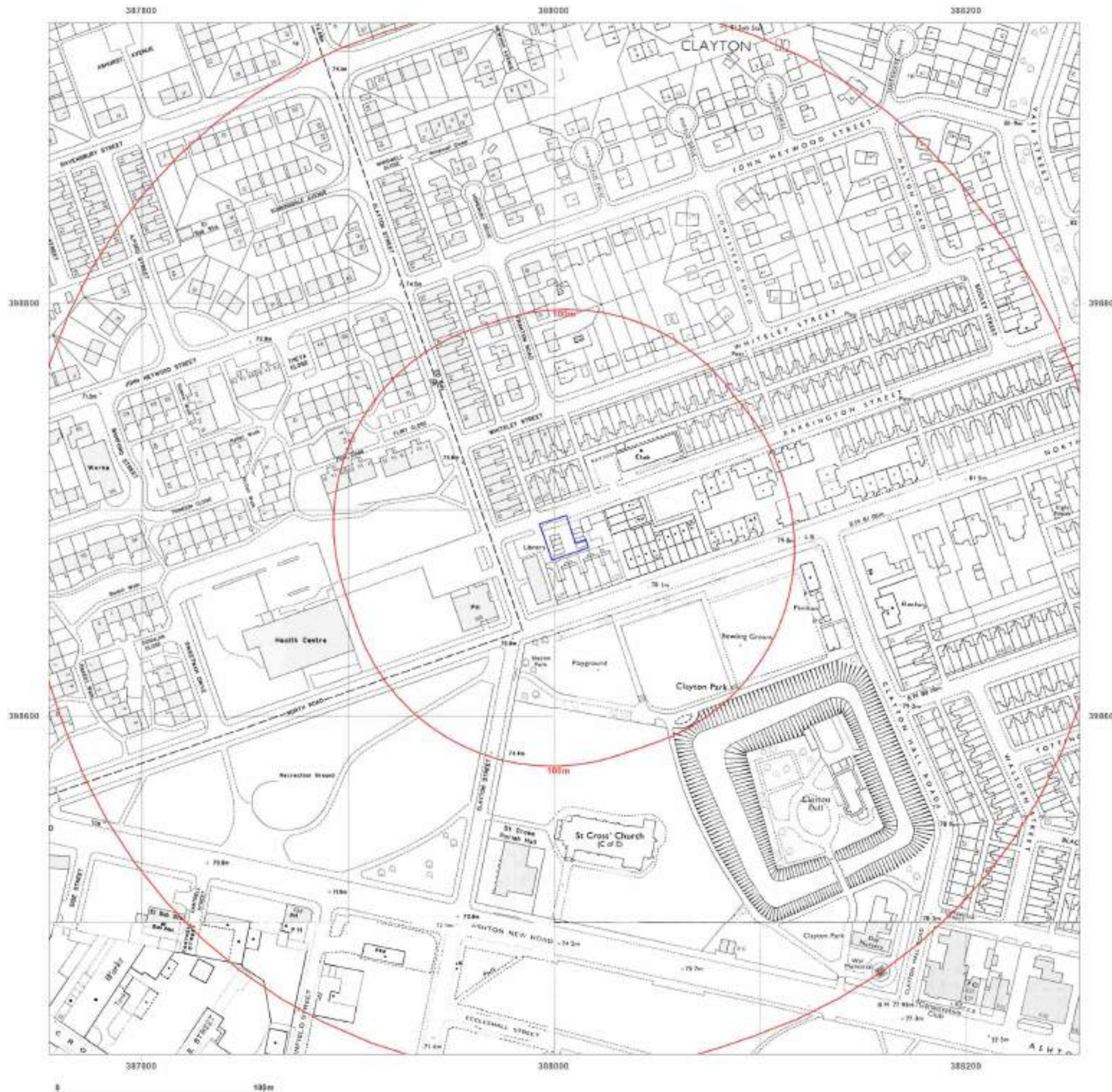


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Production date: 07 February 2023

Map legend available at:
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Site Details:

113-117 North Road, 113 North Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 1991-1992

Scale: 1:1,250

Printed at: 1:2,000



Surveyed N/A Revised N/A Edition N/A Copyright 1992 Levelled N/A	Surveyed 1964 Revised 1991 Edition N/A Copyright 1991 Levelled 1964
Surveyed 1964 Revised 1991 Edition N/A Copyright 1991 Levelled 1964	Surveyed 1960 Revised 1982 Edition 1991 Copyright 1983 Levelled 1964



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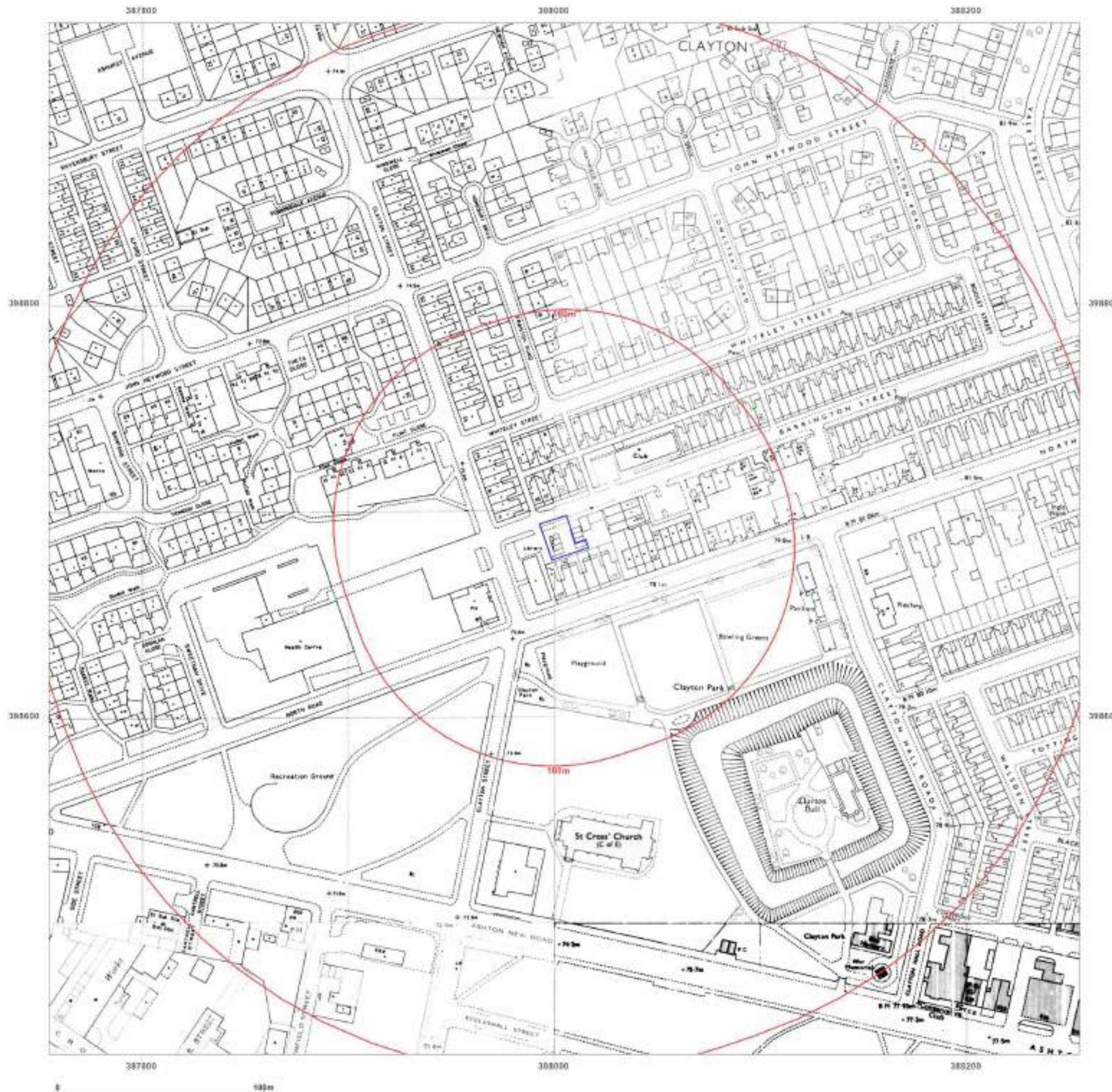


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Production date: 07 February 2023

Map legend available at:
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Site Details:

113-117 North Road, 113 North
Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: National Grid

Map date: 1992

Scale: 1:1,250

Printed at: 1:2,000



Surveyed 1992 Revised 1992 Edition N/A Copyright 1992 Levelled N/A	Surveyed N/A Revised N/A Edition N/A Copyright 1992 Levelled N/A
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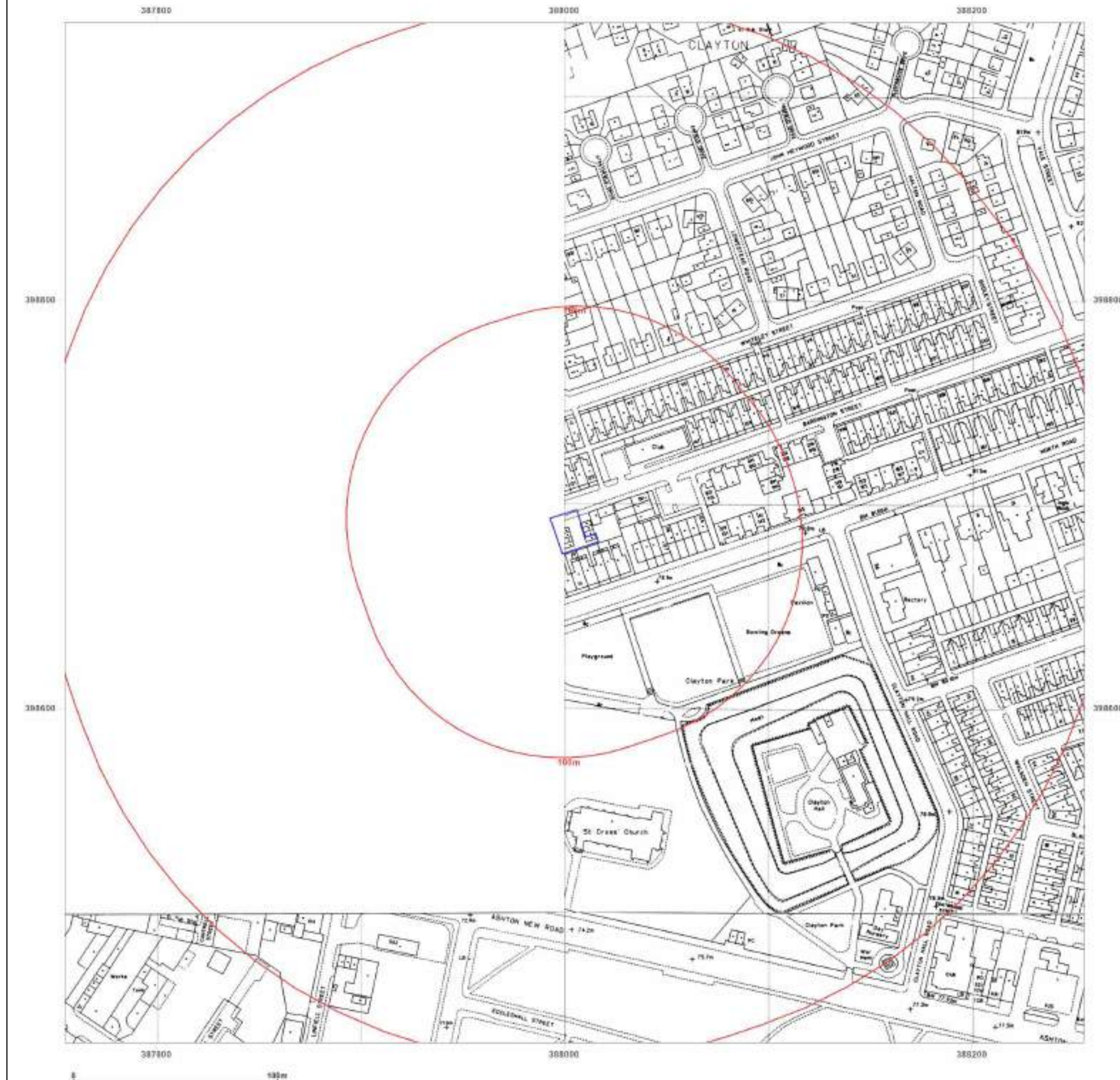


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Production date: 07 February 2023

Map legend available at:
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Site Details:

113-117 North Road, 113 North Road, Manchester, M11 4NE

Client Ref: EMS_843008_1041899
Report Ref: EMS-843008_1082073
Grid Ref: 388005, 398686

Map Name: LandLine

Map date: 2003

Scale: 1:1,250

Printed at: 1:1,250



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Production date: 07 February 2023

Map legend available at:
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APPENDIX 4 - Groundsure Report

113-117 North Road, 113 North Road, Manchester, M11 4NE

Order Details

Date: 07/02/2023
Your ref: EMS_843008_1041899
Our Ref: EMS-843008_1082074

Site Details

Location: 388003 398686
Area: 0.03 ha
Authority: [Manchester City Council](#)



Summary of findings

p. 2 **Aerial image**

p. 8

OS MasterMap site plan

p.12 groundsure.com/insightuserguide

Summary of findings

Page	Section	Past land use	On site	0-50m	50-250m	250-500m	500-2000m
13	1.1	Historical industrial land uses	1	1	6	85	-
17	1.2	Historical tanks	0	0	0	87	-
20	1.3	Historical energy features	0	0	6	17	-
22	1.4	Historical petrol stations	0	0	0	0	-
22	1.5	Historical garages	0	0	3	5	-
23	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
24	2.1	Historical industrial land uses	1	1	7	109	-
29	2.2	Historical tanks	0	0	0	130	-
34	2.3	Historical energy features	0	0	8	49	-
36	2.4	Historical petrol stations	0	0	0	0	-
36	2.5	Historical garages	0	0	3	7	-
Page	Section	Waste and landfill	On site	0-50m	50-250m	250-500m	500-2000m
38	3.1	Active or recent landfill	0	0	0	0	-
38	3.2	Historical landfill (BGS records)	0	0	0	0	-
39	3.3	Historical landfill (LA/mapping records)	0	0	0	0	-
39	3.4	Historical landfill (EA/NRW records)	0	0	0	1	-
39	3.5	Historical waste sites	0	0	0	3	-
40	3.6	Licensed waste sites	0	0	0	1	-
40	3.7	Waste exemptions	0	0	0	2	-
Page	Section	Current industrial land use	On site	0-50m	50-250m	250-500m	500-2000m
42	4.1	Recent industrial land uses	0	0	9	-	-
43	4.2	Current or recent petrol stations	0	0	0	1	-
43	4.3	Electricity cables	0	0	0	0	-
44	4.4	Gas pipelines	0	0	0	0	-
44	4.5	Sites determined as Contaminated Land	0	0	0	0	-



44	4.6	<u>Control of Major Accident Hazards (COMAH)</u>	0	0	0	2	-
44	4.7	Regulated explosive sites	0	0	0	0	-
45	4.8	<u>Hazardous substance storage/usage</u>	0	0	0	2	-
45	4.9	<u>Historical licensed industrial activities (IPC)</u>	0	0	0	11	-
47	4.10	<u>Licensed industrial activities (Part A(1))</u>	0	0	0	32	-
52	4.11	<u>Licensed pollutant release (Part A(2)/B)</u>	0	0	0	6	-
52	4.12	Radioactive Substance Authorisations	0	0	0	0	-
53	4.13	Licensed Discharges to controlled waters	0	0	0	0	-
53	4.14	Pollutant release to surface waters (Red List)	0	0	0	0	-
53	4.15	Pollutant release to public sewer	0	0	0	0	-
53	4.16	<u>List 1 Dangerous Substances</u>	0	0	0	2	-
54	4.17	List 2 Dangerous Substances	0	0	0	0	-
54	4.18	<u>Pollution Incidents (EA/NRW)</u>	0	0	1	9	-
55	4.19	<u>Pollution inventory substances</u>	0	0	0	4	-
57	4.20	<u>Pollution inventory waste transfers</u>	0	0	0	2	-
68	4.21	Pollution inventory radioactive waste	0	0	0	0	-
Page	Section	Hydrogeology	On site	0-50m	50-250m	250-500m	500-2000m
69	5.1	<u>Superficial aquifer</u>	Identified (within 500m)				
71	5.2	<u>Bedrock aquifer</u>	Identified (within 500m)				
73	5.3	<u>Groundwater vulnerability</u>	Identified (within 50m)				
74	5.4	Groundwater vulnerability- soluble rock risk	None (within 0m)				
75	5.5	Groundwater vulnerability- local information	None (within 0m)				
76	5.6	<u>Groundwater abstractions</u>	0	0	0	12	14
83	5.7	<u>Surface water abstractions</u>	0	0	0	6	0
85	5.8	Potable abstractions	0	0	0	0	0
85	5.9	Source Protection Zones	0	0	0	0	-
85	5.10	Source Protection Zones (confined aquifer)	0	0	0	0	-
Page	Section	Hydrology	On site	0-50m	50-250m	250-500m	500-2000m
86	6.1	Water Network (OS MasterMap)	0	0	0	-	-



86	6.2	<u>Surface water features</u>	0	0	1	-	-
87	6.3	<u>WFD Surface water body catchments</u>	1	-	-	-	-
87	6.4	<u>WFD Surface water bodies</u>	0	0	0	-	-
88	6.5	<u>WFD Groundwater bodies</u>	1	-	-	-	-
Page	Section	River and coastal flooding	On site	0-50m	50-250m	250-500m	500-2000m
89	7.1	Risk of flooding from rivers and the sea	None (within 50m)				
89	7.2	Historical Flood Events	0	0	0	-	-
89	7.3	Flood Defences	0	0	0	-	-
90	7.4	Areas Benefiting from Flood Defences	0	0	0	-	-
90	7.5	Flood Storage Areas	0	0	0	-	-
91	7.6	Flood Zone 2	None (within 50m)				
91	7.7	Flood Zone 3	None (within 50m)				
Page	Section	Surface water flooding					
92	8.1	Surface water flooding	Negligible (within 50m)				
Page	Section	Groundwater flooding					
93	9.1	<u>Groundwater flooding</u>	Moderate (within 50m)				
Page	Section	Environmental designations	On site	0-50m	50-250m	250-500m	500-2000m
94	10.1	Sites of Special Scientific Interest (SSSI)	0	0	0	0	0
95	10.2	Conserved wetland sites (Ramsar sites)	0	0	0	0	0
95	10.3	Special Areas of Conservation (SAC)	0	0	0	0	0
95	10.4	Special Protection Areas (SPA)	0	0	0	0	0
95	10.5	National Nature Reserves (NNR)	0	0	0	0	0
96	10.6	<u>Local Nature Reserves (LNR)</u>	0	0	0	1	0
96	10.7	Designated Ancient Woodland	0	0	0	0	0
96	10.8	Biosphere Reserves	0	0	0	0	0
96	10.9	Forest Parks	0	0	0	0	0
97	10.10	Marine Conservation Zones	0	0	0	0	0
97	10.11	<u>Green Belt</u>	0	0	0	1	2
97	10.12	Proposed Ramsar sites	0	0	0	0	0



97	10.13	Possible Special Areas of Conservation (pSAC)	0	0	0	0	0
98	10.14	Potential Special Protection Areas (pSPA)	0	0	0	0	0
98	10.15	Nitrate Sensitive Areas	0	0	0	0	0
98	10.16	<u>Nitrate Vulnerable Zones</u>	0	0	0	0	1
99	10.17	<u>SSSI Impact Risk Zones</u>	1	-	-	-	-
100	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
101	11.1	World Heritage Sites	0	0	0	-	-
102	11.2	Area of Outstanding Natural Beauty	0	0	0	-	-
102	11.3	National Parks	0	0	0	-	-
102	11.4	<u>Listed Buildings</u>	0	0	3	-	-
103	11.5	Conservation Areas	0	0	0	-	-
103	11.6	<u>Scheduled Ancient Monuments</u>	0	0	1	-	-
103	11.7	Registered Parks and Gardens	0	0	0	-	-
Page	Section	Agricultural designations	On site	0-50m	50-250m	250-500m	500-2000m
104	12.1	<u>Agricultural Land Classification</u>	Urban (within 250m)				
105	12.2	Open Access Land	0	0	0	-	-
105	12.3	Tree Felling Licences	0	0	0	-	-
105	12.4	Environmental Stewardship Schemes	0	0	0	-	-
105	12.5	Countryside Stewardship Schemes	0	0	0	-	-
Page	Section	Habitat designations	On site	0-50m	50-250m	250-500m	500-2000m
106	13.1	<u>Priority Habitat Inventory</u>	0	0	9	-	-
107	13.2	Habitat Networks	0	0	0	-	-
107	13.3	Open Mosaic Habitat	0	0	0	-	-
107	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
108	14.1	<u>10k Availability</u>	Identified (within 500m)				
109	14.2	<u>Artificial and made ground (10k)</u>	0	0	2	5	-
111	14.3	<u>Superficial geology (10k)</u>	1	0	0	2	-



112	14.4	Landslip (10k)	0	0	0	0	-
113	14.5	<u>Bedrock geology (10k)</u>	1	0	1	2	-
114	14.6	<u>Bedrock faults and other linear features (10k)</u>	0	0	0	1	-
Page	Section	Geology 1:50,000 scale	On site	0-50m	50-250m	250-500m	500-2000m
115	15.1	<u>50k Availability</u>	Identified (within 500m)				
116	15.2	<u>Artificial and made ground (50k)</u>	0	0	0	2	-
117	15.3	Artificial ground permeability (50k)	0	0	-	-	-
118	15.4	<u>Superficial geology (50k)</u>	1	0	0	2	-
119	15.5	<u>Superficial permeability (50k)</u>	Identified (within 50m)				
119	15.6	Landslip (50k)	0	0	0	0	-
119	15.7	Landslip permeability (50k)	None (within 50m)				
120	15.8	<u>Bedrock geology (50k)</u>	1	0	1	2	-
121	15.9	<u>Bedrock permeability (50k)</u>	Identified (within 50m)				
121	15.10	<u>Bedrock faults and other linear features (50k)</u>	0	0	0	1	-
Page	Section	Boreholes	On site	0-50m	50-250m	250-500m	500-2000m
122	16.1	<u>BGS Boreholes</u>	0	0	8	-	-
Page	Section	Natural ground subsidence					
124	17.1	<u>Shrink swell clays</u>	Very low (within 50m)				
125	17.2	<u>Running sands</u>	Very low (within 50m)				
126	17.3	<u>Compressible deposits</u>	Negligible (within 50m)				
127	17.4	<u>Collapsible deposits</u>	Very low (within 50m)				
128	17.5	<u>Landslides</u>	Very low (within 50m)				
129	17.6	<u>Ground dissolution of soluble rocks</u>	Negligible (within 50m)				
Page	Section	Mining, ground workings and natural cavities	On site	0-50m	50-250m	250-500m	500-2000m
131	18.1	Natural cavities	0	0	0	0	-
132	18.2	<u>BritPits</u>	0	0	0	2	-
132	18.3	<u>Surface ground workings</u>	1	1	12	-	-
133	18.4	<u>Underground workings</u>	0	0	0	0	8
134	18.5	Historical Mineral Planning Areas	0	0	0	0	-



134	18.6	Non-coal mining	0	0	0	0	0
<u>134</u>	<u>18.7</u>	<u>Mining cavities</u>	0	0	0	0	1
<u>134</u>	<u>18.8</u>	<u>JPB mining areas</u>	Identified (within 0m)				
<u>135</u>	<u>18.9</u>	<u>Coal mining</u>	Identified (within 0m)				
135	18.10	Brine areas	None (within 0m)				
135	18.11	Gypsum areas	None (within 0m)				
136	18.12	Tin mining	None (within 0m)				
136	18.13	Clay mining	None (within 0m)				
Page	Section	Radon					
<u>137</u>	<u>19.1</u>	<u>Radon</u>	Less than 1% (within 0m)				
Page	Section	Soil chemistry	On site	0-50m	50-250m	250-500m	500-2000m
<u>139</u>	<u>20.1</u>	<u>BGS Estimated Background Soil Chemistry</u>	3	3	-	-	-
<u>139</u>	<u>20.2</u>	<u>BGS Estimated Urban Soil Chemistry</u>	2	2	-	-	-
140	20.3	BGS Measured Urban Soil Chemistry	0	0	-	-	-
Page	Section	Railway infrastructure and projects	On site	0-50m	50-250m	250-500m	500-2000m
141	21.1	Underground railways (London)	0	0	0	-	-
141	21.2	Underground railways (Non-London)	0	0	0	-	-
142	21.3	Railway tunnels	0	0	0	-	-
<u>142</u>	<u>21.4</u>	<u>Historical railway and tunnel features</u>	0	0	1	-	-
142	21.5	Royal Mail tunnels	0	0	0	-	-
142	21.6	Historical railways	0	0	0	-	-
<u>143</u>	<u>21.7</u>	<u>Railways</u>	0	0	5	-	-
143	21.8	Crossrail 1	0	0	0	0	-
143	21.9	Crossrail 2	0	0	0	0	-
143	21.10	HS2	0	0	0	0	-

Recent aerial photograph



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Capture Date: 22/04/2019

Site Area: 0.03ha



Recent site history - 2015 aerial photograph



Capture Date: 11/06/2015

Site Area: 0.03ha



Recent site history - 2009 aerial photograph



Capture Date: 02/06/2009

Site Area: 0.03ha



Recent site history - 2000 aerial photograph



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Capture Date: 19/06/2000

Site Area: 0.03ha



OS MasterMap site plan



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Site Area: 0.03ha



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

93

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 13**

ID	Location	Land use	Dates present	Group ID
A	On site	Brick Works	1906	964206



ID	Location	Land use	Dates present	Group ID
A	36m N	Unspecified Ground Workings	1906	800635
A	53m NW	Brick Works	1921 - 1923	925321
A	92m N	Unspecified Pit	1933	919751
A	130m N	Unspecified Pit	1923	852184
A	131m N	Unspecified Ground Workings	1921	800636
A	136m N	Unspecified Pit	1891	941909
2	205m E	Brick Works	1906	818778
3	266m E	Unspecified Ground Workings	1906	800760
F	301m S	Unspecified Works	1985 - 1991	884614
F	301m S	Unspecified Works	1978	910195
G	303m S	Chemical Works	1978	918950
G	304m S	Unspecified Works	1985 - 1991	929483
F	305m S	Unspecified Works	1968	922944
H	305m S	Unspecified Commercial/Industrial	1956	853511
G	306m S	Unspecified Works	1968	849751
G	313m S	Chemical Works	1891	981333
F	314m S	Finishing Works	1906 - 1938	946441
F	314m S	Unspecified Commercial/Industrial	1891	972255
G	315m S	Unspecified Commercial/Industrial	1923	796793
G	326m S	Brewery	1968	958488
G	330m S	Brewery	1923	913193
G	331m S	Vinegar Brewery	1906	831121
G	331m S	Brewery	1933 - 1938	854933
G	331m S	Brewery	1921	904415
I	334m SW	Unspecified Works	1968	830470
G	389m S	Unspecified Ground Workings	1923	800637
7	394m SE	Sand Pit	1851	797604
J	394m W	Chemical Works	1891	834550



ID	Location	Land use	Dates present	Group ID
J	396m W	Brick Kiln	1851	811031
J	397m W	Unspecified Works	1985 - 1991	898710
J	398m W	Unspecified Works	1991	926651
G	401m S	Refuse Heap	1956 - 1968	891215
J	403m W	Unspecified Works	1978	847531
J	403m W	Refuse Heap	1891	829165
J	409m W	Unspecified Commercial/Industrial	1933	796764
J	409m W	Oil Works	1921 - 1923	864827
I	418m S	Railway Sidings	1934 - 1938	882010
K	418m S	Engineering Works	1934	912693
L	419m SW	Chemical Works	1890 - 1891	884944
I	419m SW	Steel Works	1956	810023
K	419m S	Railway Sidings	1956	877918
M	421m SE	Unspecified Works	1968	935136
J	421m W	Unspecified Works	1968	918867
8	421m NE	Unspecified Pit	1891	840563
N	426m SW	Unspecified Works	1968	830471
M	426m SE	Wadding Works	1923	979618
K	432m S	Engineering Works	1923	951144
O	434m SW	Chemical Works	1968	884000
L	439m SW	Chemical Works	1906 - 1915	950978
L	439m SW	Unspecified Commercial/Industrial	1933 - 1934	990094
P	439m SW	Chemical Works	1934	888408
P	439m SW	Chemical Works	1921	974713
G	445m S	Unspecified Pit	1915	840561
G	446m S	Refuse Heap	1956 - 1968	927998
9	447m W	Unspecified Ground Workings	1923	800633
10	450m NW	Unspecified Ground Workings	1906	800634



ID	Location	Land use	Dates present	Group ID
R	450m S	Railway Sidings	1915	870808
O	453m SW	Railway Sidings	1933 - 1934	968150
O	455m SW	Unspecified Works	1978	962557
O	455m SW	Unspecified Works	1985 - 1991	870723
O	455m SW	Unspecified Works	1985	940096
12	457m E	Unspecified Heap	1891	804177
G	460m S	Sand Pit	1915 - 1923	904794
13	461m SW	Unspecified Commercial/Industrial	1968	926845
M	463m SE	Wadding Works	1934	962999
O	465m SW	Unspecified Works	1905	851601
O	465m SW	Unspecified Works	1915	960638
S	465m N	Unspecified Ground Workings	1923	946603
S	466m N	Unspecified Ground Workings	1921	975085
T	466m N	Unspecified Ground Workings	1906	851421
T	468m N	Refuse Heap	1921 - 1923	935771
O	468m SW	Unspecified Commercial/Industrial	1938	888176
S	469m N	Unspecified Heap	1933 - 1938	846962
O	471m SW	Unspecified Works	1923	856782
L	473m SW	Unspecified Heap	1956	923971
K	473m S	Railway Sidings	1968	862695
U	478m W	Chemicals Works	1891	795013
R	479m S	Railway Sidings	1923	924696
M	479m SE	Bakery	1978	810101
L	481m SW	Refuse Heap	1921	957108
U	483m W	Unspecified Heap	1923	804178
H	483m SW	Railway Building	1938	820498
L	485m SW	Unspecified Commercial/Industrial	1923	976600
L	485m SW	Refuse Heap	1923	990889

ID	Location	Land use	Dates present	Group ID
M	487m SE	Unspecified Commercial/Industrial	1985 - 1991	852201
I	487m SW	Unspecified Tank	1923	825262
K	487m S	Unspecified Tank	1968	825260
M	488m SE	Wadding Works	1938	851416
M	488m SE	Wadding Works	1915	954282
L	489m SW	Refuse Heap	1890 - 1915	858305
14	493m W	Unspecified Works	1921 - 1923	848942
S	499m N	Unspecified Pit	1985 - 1991	849790

This data is sourced from Ordnance Survey / Groundsure.

1.2 Historical tanks

Records within 500m

87

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 13**

ID	Location	Land use	Dates present	Group ID
D	284m SW	Unspecified Tank	1980	126030
D	287m SW	Unspecified Tank	1987 - 1991	123928
D	293m SW	Unspecified Tank	1956 - 1970	136270
I	352m SW	Tanks	1956 - 1980	146379
I	354m SW	Tanks	1949 - 1970	129402
I	354m SW	Unspecified Tank	1932 - 1949	128827
I	354m SW	Tanks	1949 - 1956	125749
I	355m SW	Unspecified Tank	1932	116232
I	361m SW	Unspecified Tank	1922 - 1932	130905
I	369m SW	Unspecified Tank	1956 - 1980	131573



ID	Location	Land use	Dates present	Group ID
I	370m SW	Unspecified Tank	1956	116234
I	372m SW	Unspecified Tank	1932	116230
I	375m SW	Tanks	1956	106912
J	375m W	Unspecified Tank	1922	116229
I	378m SW	Unspecified Tank	1956	116233
I	383m SW	Tanks	1949 - 1956	145441
G	387m S	Tanks	1995 - 1996	147358
I	388m SW	Tanks	1908	106914
G	390m S	Tanks	1995 - 1996	148941
I	391m SW	Tanks	1908	106916
G	393m S	Tanks	1983	135740
I	394m SW	Tanks	1893	106913
G	397m S	Unspecified Tank	1972 - 1983	132892
G	397m S	Unspecified Tank	1979	128235
I	403m SW	Unspecified Tank	1932	116226
I	403m SW	Tanks	1908	106911
G	404m S	Unspecified Tank	1983	116221
G	404m S	Tanks	1972 - 1983	133020
I	412m SW	Tanks	1893	106915
G	413m S	Unspecified Tank	1979	116220
G	413m S	Unspecified Tank	1983	141866
I	415m SW	Tanks	1956	106908
I	416m SW	Tanks	1949 - 1956	128110
I	416m SW	Tanks	1908	106906
I	416m SW	Tanks	1956	106907
I	416m SW	Tanks	1956	106910
I	419m SW	Tanks	1949 - 1956	127388
J	420m W	Tanks	1949	143710

ID	Location	Land use	Dates present	Group ID
I	421m SW	Unspecified Tank	1908 - 1922	144291
I	421m SW	Unspecified Tank	1949 - 1956	123851
I	421m SW	Unspecified Tank	1922	116235
G	421m S	Tanks	1950	123616
I	421m SW	Unspecified Tank	1908 - 1922	129690
G	422m S	Unspecified Tank	1972	116219
I	423m SW	Unspecified Tank	1922	116231
I	424m SW	Tanks	1908 - 1922	149311
I	426m SW	Tanks	1932	130638
I	427m SW	Unspecified Tank	1908 - 1922	127575
I	427m SW	Unspecified Tank	1949	142031
I	427m SW	Tanks	1949	140552
I	428m SW	Tanks	1949 - 1956	147755
I	428m SW	Unspecified Tank	1908	116228
I	429m SW	Unspecified Tank	1949 - 1956	143387
I	430m SW	Unspecified Tank	1908 - 1922	147975
J	430m W	Tanks	1949	106938
I	430m SW	Unspecified Tank	1949	124412
I	431m SW	Tanks	1956	106904
I	431m SW	Unspecified Tank	1908 - 1922	130097
I	431m SW	Tanks	1949	147429
I	432m SW	Tanks	1949	130026
I	432m SW	Unspecified Tank	1932	116227
I	433m SW	Tanks	1932	137765
J	436m W	Unspecified Tank	1949	116105
I	442m S	Unspecified Tank	1949	140290
I	443m S	Unspecified Tank	1970	122422
I	443m S	Unspecified Tank	1949	132584



ID	Location	Land use	Dates present	Group ID
I	443m S	Unspecified Tank	1956	148814
Q	445m S	Unspecified Tank	1956	116216
N	452m SW	Unspecified Tank	1949 - 1956	132250
N	456m SW	Tanks	1949	141083
Q	458m S	Unspecified Tank	1956	116215
N	465m SW	Tanks	1932 - 1956	147569
R	465m S	Gas Works	1950	125589
I	466m SW	Tanks	1956	106905
Q	466m S	Unspecified Tank	1956	116217
I	467m SW	Unspecified Tank	1956	116225
I	467m SW	Tanks	1949	135168
J	469m W	Tanks	1893	106942
J	480m W	Tanks	1908	106941
I	481m SW	Tanks	1956	106995
J	482m W	Tanks	1893	145942
J	485m W	Tanks	1908	141266
H	487m SW	Unspecified Tank	1932	116224
H	489m SW	Unspecified Tank	1956	116223
K	492m S	Unspecified Tank	1950	143296
K	492m S	Unspecified Tank	1950	122548
M	499m SE	Unspecified Tank	1995 - 1996	130599

This data is sourced from Ordnance Survey / Groundsure.

1.3 Historical energy features

Records within 500m

23

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 13**

ID	Location	Land use	Dates present	Group ID
C	211m NW	Electricity Substation	1997	66931
C	219m NW	Electricity Substation	1972 - 1986	84923
D	245m SW	Electricity Substation	1949	81157
D	247m SW	Electricity Substation	1949	68710
D	248m SW	Electricity Substation	1997	67404
D	248m SW	Electricity Substation	1986 - 1987	79871
D	251m SW	Electricity Substation	1949 - 1994	74141
E	252m N	Electricity Substation	1972	79371
E	252m N	Electricity Substation	1985 - 1991	65391
6	306m S	Electricity Substation	1956 - 1994	75041
J	405m W	Electricity Substation	1972 - 1997	79248
J	406m W	Electricity Substation	1978	73456
I	437m SW	Electricity Substation	1949 - 1991	71318
I	439m SW	Electricity Substation	1994	69928
I	452m S	Electricity Substation	1949 - 1970	84080
11	457m SE	Electricity Substation	1972 - 1996	69027
R	465m S	Gas Works	1950	76941
M	480m SE	Electricity Substation	1950 - 1983	84035
M	485m SE	Electricity Substation	1983	62204
M	486m SE	Electricity Substation	1972	71209
I	491m SW	Electricity Substation	1970 - 1994	70493
M	491m SE	Electricity Substation	1995 - 1996	80925
M	491m SE	Electricity Substation	1950	83515

This data is sourced from Ordnance Survey / Groundsure.



1.4 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, 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

8

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 13**

ID	Location	Land use	Dates present	Group ID
1	147m SW	Garage	1972	20328
B	187m W	Garage	1972	20330
B	219m W	Garage	1972	20329
4	275m SW	Garage	1978	20327
5	286m SE	Garage	1972 - 1979	26013
J	351m W	Garage	1997	22667
J	351m W	Garage	1972 - 1986	24761
J	352m W	Garage	1978	21189

This data is sourced from Ordnance Survey / Groundsure.



1.6 Historical military land

Records within 500m

0

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

118

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 24**

ID	Location	Land Use	Date	Group ID
A	On site	Brick Works	1906	964206
A	36m N	Unspecified Ground Workings	1906	800635
A	53m NW	Brick Works	1923	925321

ID	Location	Land Use	Date	Group ID
A	55m NW	Brick Works	1921	925321
A	92m N	Unspecified Pit	1933	919751
A	130m N	Unspecified Pit	1923	852184
A	131m N	Unspecified Ground Workings	1921	800636
A	136m N	Unspecified Pit	1891	941909
2	205m E	Brick Works	1906	818778
3	266m E	Unspecified Ground Workings	1906	800760
G	301m S	Unspecified Works	1985	884614
G	301m S	Unspecified Works	1978	910195
G	301m S	Unspecified Works	1991	884614
H	303m S	Chemical Works	1978	918950
H	304m S	Unspecified Works	1985	929483
H	304m S	Unspecified Works	1991	929483
G	305m S	Unspecified Works	1968	922944
I	305m S	Unspecified Commercial/Industrial	1956	853511
H	306m S	Unspecified Works	1968	849751
H	313m S	Chemical Works	1891	981333
G	314m S	Finishing Works	1921	946441
G	314m S	Finishing Works	1906	946441
G	314m S	Unspecified Commercial/Industrial	1891	972255
G	314m S	Finishing Works	1938	946441
G	314m S	Finishing Works	1933	946441
G	314m S	Finishing Works	1923	946441
H	315m S	Unspecified Commercial/Industrial	1923	796793
H	326m S	Brewery	1968	958488
H	330m S	Brewery	1923	913193
H	331m S	Brewery	1921	904415
H	331m S	Vinegar Brewery	1906	831121



ID	Location	Land Use	Date	Group ID
H	331m S	Brewery	1938	854933
H	331m S	Brewery	1933	854933
K	334m SW	Unspecified Works	1968	830470
H	389m S	Unspecified Ground Workings	1923	800637
5	394m SE	Sand Pit	1851	797604
L	394m W	Chemical Works	1891	834550
L	396m W	Brick Kiln	1851	811031
L	397m W	Unspecified Works	1985	898710
L	398m W	Unspecified Works	1991	926651
L	400m W	Unspecified Works	1991	898710
L	400m W	Unspecified Works	1985	898710
H	401m S	Refuse Heap	1968	891215
L	403m W	Unspecified Works	1978	847531
L	403m W	Refuse Heap	1891	829165
L	404m W	Unspecified Works	1978	847531
H	407m S	Refuse Heap	1956	891215
L	409m W	Oil Works	1921	864827
L	409m W	Unspecified Commercial/Industrial	1933	796764
L	412m W	Oil Works	1923	864827
M	418m S	Railway Sidings	1934	882010
M	418m S	Engineering Works	1934	912693
I	419m SW	Chemical Works	1891	884944
N	419m SW	Steel Works	1956	810023
M	419m S	Railway Sidings	1956	877918
O	421m SE	Unspecified Works	1968	935136
L	421m W	Unspecified Works	1968	918867
6	421m NE	Unspecified Pit	1891	840563
P	426m SW	Unspecified Works	1968	830471

ID	Location	Land Use	Date	Group ID
O	426m SE	Wadding Works	1923	979618
M	432m S	Engineering Works	1923	951144
Q	434m SW	Chemical Works	1968	884000
R	439m SW	Unspecified Commercial/Industrial	1933	990094
R	439m SW	Chemical Works	1921	974713
R	439m SW	Chemical Works	1906	950978
H	445m S	Unspecified Pit	1915	840561
H	446m S	Refuse Heap	1956	927998
7	447m W	Unspecified Ground Workings	1923	800633
H	449m S	Refuse Heap	1968	927998
8	450m NW	Unspecified Ground Workings	1906	800634
T	450m S	Railway Sidings	1915	870808
I	453m SW	Railway Sidings	1938	882010
I	453m SW	Railway Sidings	1933	968150
U	454m SW	Railway Sidings	1938	882010
U	454m SW	Railway Sidings	1938	882010
Q	455m SW	Unspecified Works	1978	962557
Q	455m SW	Unspecified Works	1985	940096
Q	455m SW	Unspecified Works	1991	870723
9	457m E	Unspecified Heap	1891	804177
H	460m S	Sand Pit	1915	904794
U	461m SW	Unspecified Commercial/Industrial	1968	926845
H	461m S	Sand Pit	1923	904794
Q	462m SW	Railway Sidings	1934	968150
Q	462m SW	Chemical Works	1934	888408
O	463m SE	Wadding Works	1934	962999
Q	465m SW	Unspecified Works	1915	960638
W	465m N	Unspecified Ground Workings	1923	946603



ID	Location	Land Use	Date	Group ID
W	466m N	Unspecified Ground Workings	1921	975085
X	466m N	Unspecified Ground Workings	1906	851421
Q	467m SW	Unspecified Works	1905	851601
X	468m N	Refuse Heap	1921	935771
Q	468m SW	Unspecified Commercial/Industrial	1938	888176
W	469m N	Unspecified Heap	1933	846962
W	470m N	Unspecified Heap	1938	846962
X	471m N	Refuse Heap	1923	935771
Q	471m SW	Unspecified Works	1923	856782
I	473m SW	Unspecified Heap	1956	923971
M	473m S	Railway Sidings	1968	862695
Y	478m W	Chemicals Works	1891	795013
T	479m S	Railway Sidings	1923	924696
O	479m SE	Bakery	1978	810101
I	481m SW	Refuse Heap	1921	957108
Y	483m W	Unspecified Heap	1923	804178
I	483m SW	Railway Building	1938	820498
I	485m SW	Unspecified Commercial/Industrial	1923	976600
I	485m SW	Refuse Heap	1923	990889
O	487m SE	Unspecified Commercial/Industrial	1985	852201
O	487m SE	Unspecified Commercial/Industrial	1991	852201
K	487m SW	Unspecified Tank	1923	825262
M	487m S	Unspecified Tank	1968	825260
O	488m SE	Wadding Works	1938	851416
O	488m SE	Wadding Works	1915	954282
I	489m SW	Refuse Heap	1906	858305
I	492m SW	Refuse Heap	1891	858305
Z	493m W	Unspecified Works	1921	848942



ID	Location	Land Use	Date	Group ID
Z	495m SW	Unspecified Works	1923	848942
W	499m N	Unspecified Pit	1985	849790
W	499m N	Unspecified Pit	1991	849790

This data is sourced from Ordnance Survey / Groundsure.

2.2 Historical tanks

Records within 500m

130

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 24**

ID	Location	Land Use	Date	Group ID
D	284m SW	Unspecified Tank	1980	126030
D	287m SW	Unspecified Tank	1987	123928
D	287m SW	Unspecified Tank	1991	123928
D	293m SW	Unspecified Tank	1970	136270
D	293m SW	Unspecified Tank	1956	136270
K	352m SW	Tanks	1980	146379
K	353m SW	Tanks	1970	146379
K	353m SW	Tanks	1956	146379
K	354m SW	Tanks	1949	129402
K	354m SW	Tanks	1949	129402
K	354m SW	Unspecified Tank	1949	128827
K	354m SW	Tanks	1949	125749
K	354m SW	Tanks	1956	125749
K	355m SW	Unspecified Tank	1932	116232
K	356m SW	Tanks	1970	129402
K	356m SW	Tanks	1956	129402
K	356m SW	Unspecified Tank	1932	128827



ID	Location	Land Use	Date	Group ID
K	361m SW	Unspecified Tank	1922	130905
K	361m SW	Unspecified Tank	1932	130905
K	369m SW	Unspecified Tank	1980	131573
K	370m SW	Unspecified Tank	1970	131573
K	370m SW	Unspecified Tank	1956	131573
K	370m SW	Unspecified Tank	1956	116234
K	372m SW	Unspecified Tank	1932	116230
K	375m SW	Tanks	1956	106912
L	375m W	Unspecified Tank	1922	116229
K	378m SW	Unspecified Tank	1956	116233
K	383m SW	Tanks	1949	145441
K	384m SW	Tanks	1956	145441
H	387m S	Tanks	1996	147358
H	387m S	Tanks	1995	147358
K	388m SW	Tanks	1908	106914
H	390m S	Tanks	1996	148941
H	390m S	Tanks	1995	148941
K	391m SW	Tanks	1908	106916
H	393m S	Tanks	1983	135740
K	394m SW	Tanks	1893	106913
H	397m S	Unspecified Tank	1972	132892
H	397m S	Unspecified Tank	1983	132892
H	397m S	Unspecified Tank	1979	128235
K	403m SW	Unspecified Tank	1932	116226
K	403m SW	Tanks	1908	106911
H	404m S	Tanks	1972	133020
H	404m S	Unspecified Tank	1983	116221
H	405m S	Tanks	1979	133020



ID	Location	Land Use	Date	Group ID
H	405m S	Tanks	1983	133020
K	412m SW	Tanks	1893	106915
H	413m S	Unspecified Tank	1979	116220
H	413m S	Unspecified Tank	1983	141866
H	414m S	Unspecified Tank	1983	141866
K	415m SW	Tanks	1956	106908
K	416m SW	Tanks	1949	128110
K	416m SW	Tanks	1908	106906
K	416m SW	Tanks	1956	106907
K	416m SW	Tanks	1956	106910
K	416m SW	Tanks	1949	128110
K	416m SW	Tanks	1956	128110
K	419m SW	Tanks	1949	127388
K	419m SW	Tanks	1956	127388
K	419m SW	Tanks	1949	127388
L	420m W	Tanks	1949	143710
K	421m SW	Unspecified Tank	1908	144291
K	421m SW	Unspecified Tank	1922	144291
L	421m W	Tanks	1949	143710
K	421m SW	Unspecified Tank	1949	123851
K	421m SW	Unspecified Tank	1956	123851
K	421m SW	Unspecified Tank	1922	116235
H	421m S	Tanks	1950	123616
K	421m SW	Unspecified Tank	1908	129690
K	421m SW	Unspecified Tank	1922	129690
H	421m S	Tanks	1950	123616
H	422m S	Unspecified Tank	1972	116219
K	423m SW	Unspecified Tank	1922	116231



ID	Location	Land Use	Date	Group ID
K	424m SW	Tanks	1908	149311
K	424m SW	Tanks	1922	149311
K	426m SW	Tanks	1932	130638
K	427m SW	Unspecified Tank	1908	127575
K	427m SW	Unspecified Tank	1922	127575
K	427m SW	Unspecified Tank	1949	142031
K	427m SW	Tanks	1949	140552
K	428m SW	Tanks	1949	147755
K	428m SW	Tanks	1956	147755
K	428m SW	Tanks	1949	147755
K	428m SW	Unspecified Tank	1908	116228
K	429m SW	Unspecified Tank	1949	143387
K	429m SW	Unspecified Tank	1956	143387
K	430m SW	Unspecified Tank	1908	147975
K	430m SW	Unspecified Tank	1922	147975
L	430m W	Tanks	1949	106938
K	430m SW	Unspecified Tank	1949	124412
K	431m SW	Tanks	1956	106904
K	431m SW	Unspecified Tank	1949	124412
K	431m SW	Unspecified Tank	1908	130097
K	431m SW	Unspecified Tank	1922	130097
K	431m SW	Tanks	1949	147429
K	432m SW	Tanks	1949	130026
K	432m SW	Unspecified Tank	1932	116227
K	433m SW	Tanks	1932	137765
L	436m W	Unspecified Tank	1949	116105
N	442m S	Unspecified Tank	1949	140290
N	443m S	Unspecified Tank	1970	122422



ID	Location	Land Use	Date	Group ID
N	443m S	Unspecified Tank	1949	132584
N	443m S	Unspecified Tank	1956	148814
S	445m S	Unspecified Tank	1956	116216
P	452m SW	Unspecified Tank	1949	132250
P	452m SW	Unspecified Tank	1956	132250
P	456m SW	Tanks	1949	141083
P	456m SW	Tanks	1949	141083
S	458m S	Unspecified Tank	1956	116215
P	465m SW	Tanks	1949	147569
T	465m S	Gas Works	1950	125589
K	466m SW	Tanks	1956	106905
P	466m SW	Tanks	1932	147569
S	466m S	Unspecified Tank	1956	116217
K	467m SW	Unspecified Tank	1956	116225
K	467m SW	Tanks	1949	135168
K	467m SW	Tanks	1949	135168
P	467m SW	Tanks	1949	147569
P	467m SW	Tanks	1956	147569
L	469m W	Tanks	1893	106942
L	480m W	Tanks	1908	106941
K	481m SW	Tanks	1956	106995
L	482m W	Tanks	1893	145942
L	485m W	Tanks	1908	141266
I	487m SW	Unspecified Tank	1932	116224
I	489m SW	Unspecified Tank	1956	116223
M	492m S	Unspecified Tank	1950	143296
M	492m S	Unspecified Tank	1950	122548
O	499m SE	Unspecified Tank	1996	130599

ID	Location	Land Use	Date	Group ID
O	499m SE	Unspecified Tank	1995	130599

This data is sourced from Ordnance Survey / Groundsure.

2.3 Historical energy features

Records within 500m	57
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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 24**

ID	Location	Land Use	Date	Group ID
C	211m NW	Electricity Substation	1997	66931
C	219m NW	Electricity Substation	1972	84923
C	219m NW	Electricity Substation	1986	84923
C	219m NW	Electricity Substation	1978	84923
D	245m SW	Electricity Substation	1949	81157
D	247m SW	Electricity Substation	1949	68710
D	248m SW	Electricity Substation	1997	67404
D	248m SW	Electricity Substation	1986	79871
D	251m SW	Electricity Substation	1949	74141
D	251m SW	Electricity Substation	1994	74141
E	252m N	Electricity Substation	1972	79371
D	252m SW	Electricity Substation	1987	79871
D	252m SW	Electricity Substation	1991	74141
E	252m N	Electricity Substation	1985	65391
E	252m N	Electricity Substation	1991	65391
J	306m S	Electricity Substation	1980	75041
J	306m S	Electricity Substation	1987	75041
J	306m S	Electricity Substation	1991	75041
J	306m S	Electricity Substation	1970	75041



ID	Location	Land Use	Date	Group ID
J	306m S	Electricity Substation	1956	75041
J	306m S	Electricity Substation	1994	75041
L	405m W	Electricity Substation	1997	79248
L	406m W	Electricity Substation	1972	79248
L	406m W	Electricity Substation	1986	79248
L	406m W	Electricity Substation	1978	73456
K	437m SW	Electricity Substation	1980	71318
K	437m SW	Electricity Substation	1987	71318
K	437m SW	Electricity Substation	1991	71318
K	438m SW	Electricity Substation	1949	71318
K	438m SW	Electricity Substation	1970	71318
K	438m SW	Electricity Substation	1949	71318
K	438m SW	Electricity Substation	1956	71318
K	439m SW	Electricity Substation	1994	69928
N	452m S	Electricity Substation	1970	84080
N	452m S	Electricity Substation	1949	84080
N	452m S	Electricity Substation	1956	84080
N	452m S	Electricity Substation	1949	84080
V	457m SE	Electricity Substation	1996	69027
V	457m SE	Electricity Substation	1995	69027
V	457m SE	Electricity Substation	1972	69027
V	457m SE	Electricity Substation	1983	69027
V	457m SE	Electricity Substation	1979	69027
V	457m SE	Electricity Substation	1983	69027
T	465m S	Gas Works	1950	76941
O	480m SE	Electricity Substation	1983	84035
O	480m SE	Electricity Substation	1950	84035
O	481m SE	Electricity Substation	1979	84035



ID	Location	Land Use	Date	Group ID
O	485m SE	Electricity Substation	1983	62204
O	486m SE	Electricity Substation	1972	71209
K	491m SW	Electricity Substation	1994	70493
O	491m SE	Electricity Substation	1996	80925
O	491m SE	Electricity Substation	1995	80925
K	491m SW	Electricity Substation	1980	70493
K	491m SW	Electricity Substation	1987	70493
K	491m SW	Electricity Substation	1991	70493
O	491m SE	Electricity Substation	1950	83515
K	492m SW	Electricity Substation	1970	70493

This data is sourced from Ordnance Survey / Groundsure.

2.4 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. 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	10
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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 24**

ID	Location	Land Use	Date	Group ID
1	147m SW	Garage	1972	20328
B	187m W	Garage	1972	20330
B	219m W	Garage	1972	20329

ID	Location	Land Use	Date	Group ID
4	275m SW	Garage	1978	20327
F	286m SE	Garage	1972	26013
F	287m SE	Garage	1979	26013
L	351m W	Garage	1997	22667
L	351m W	Garage	1972	24761
L	351m W	Garage	1986	24761
L	352m W	Garage	1978	21189

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

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

1

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 38**

ID	Location	Details		
2	464m N	Site Address: Clayton Vale Power Station, Bank Bridge Road, Manchester Licence Holder Address: Europa House, Birdhall Lane, Cheadle Heath, Stockport	Waste Licence: Yes Site Reference: RD/LIC/045/76,GDO F001 Waste Type: Inert, Industrial, Commercial, Household, Special, Liquid sludge Environmental Permitting Regulations (Waste) Reference: - Licence Issue: 01/01/1974 Licence Surrender: -	Operator: - Licence Holder: Central Electricity Generating Board First Recorded 31/12/1965 Last Recorded: 31/12/1968

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

3.5 Historical waste sites

Records within 500m

3

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 38**

ID	Location	Address	Further Details	Date
A	298m SW	Site Address: N/A	Type of Site: Waste Paper Works Planning application reference: N/A Description: N/A Data source: Historic Mapping Data Type: Polygon	1978

ID	Location	Address	Further Details	Date
A	304m SW	Site Address: N/A	Type of Site: Waste Paper Works Planning application reference: N/A Description: N/A Data source: Historic Mapping Data Type: Polygon	1971
A	313m SW	Site Address: N/A	Type of Site: Waste Paper Works Planning application reference: N/A Description: N/A Data source: Historic Mapping Data Type: Polygon	1970

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

3.6 Licensed waste sites

Records within 500m	1
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Active or recently closed waste sites under Environment Agency/Natural Resources Wales regulation.

Features are displayed on the Waste and landfill map on **page 38**

ID	Location	Details		
1	389m W	Site Name: Recon Packaging Ltd Site Address: Bank Street, Clayton, Manchester, M11 4BT Correspondence Address: -	Type of Site: Material Recycling Treatment Facility Size: 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: RPL004 EPR reference: EA/EPR/GP3192CM/V002 Operator: Recon Packaging Ltd Waste Management licence No: 53467 Annual Tonnage: 417	Issue Date: 04/12/1998 Effective Date: - Modified: 24/08/2016 Surrendered Date: - Expiry Date: - Cancelled Date: - Status: Modified

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

3.7 Waste exemptions

Records within 500m	2
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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 38**

ID	Location	Site	Reference	Category	Sub-Category	Description
B	332m S	Evonik Chemicals Limited, Clayton Lane, Clayton, M11 4SR	WEX234634	Treating waste exemption	Not on a farm	Crushing waste fluorescent tubes
B	332m S	Evonik Chemicals Limited, Clayton Lane, Clayton, M11 4SR	WEX088752	Treating waste exemption	Not on a farm	Crushing waste fluorescent tubes

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
- Control of Major Accident Hazards
- ▲ Hazardous substance storage/usage
- Historical licensed industrial activities
- ◇ Part A(1) industrial activities
- ◆ Licensed pollutant release (Part A(2)/B)
- List 1 Dangerous Substances
- Pollution Incidents (EA/NRW)
- Pollution inventory substances
- Pollution inventory waste transfers

4.1 Recent industrial land uses

Records within 250m

9

Current potentially contaminative industrial sites.

Features are displayed on the Current industrial land use map on **page 42**

ID	Location	Company	Address	Activity	Category
1	154m S	Digitally Printed Glass	Hollinwood Workshop, Clayton Street, Manchester, Greater Manchester, M11 4HA	Glass	Industrial Products
A	207m SW	Automani Cars	295, Ashton New Road, Manchester, Greater Manchester, M11 4SQ	Secondhand Vehicles	Motoring

ID	Location	Company	Address	Activity	Category
2	208m S	Clayton Hall (Manchester Metrolink)	Greater Manchester, M11	Tram, Metro and Light Railway Stations and Stops	Public Transport, Stations and Infrastructure
A	208m SW	C C H Motors	295, Ashton New Road, Manchester, Greater Manchester, M11 4SQ	Secondhand Vehicles	Motoring
4	220m NW	Electricity Sub Station	Greater Manchester, M11	Electrical Features	Infrastructure and Facilities
5	221m W	Works	Greater Manchester, M11	Unspecified Works Or Factories	Industrial Features
6	236m SW	Shiraz Plastic Ltd	2, Linfield Street, Manchester, Greater Manchester, M11 4RG	Rubber, Silicones and Plastics	Industrial Products
7	237m S	Electricity Sub Station	Greater Manchester, M11	Electrical Features	Infrastructure and Facilities
8	247m N	Electricity Sub Station	Greater Manchester, M11	Electrical Features	Infrastructure and Facilities

This data is sourced from Ordnance Survey.

4.2 Current or recent petrol stations

Records within 500m

1

Open, closed, under development and obsolete petrol stations.

Features are displayed on the Current industrial land use map on **page 42**

ID	Location	Company	Address	LPG	Status
10	305m SE	UNBRANDED	635, Ashton New Road, Clayton, Manchester, Greater Manchester, M11 4RX	Not Applicable	Obsolete

This data is sourced from Experian.

4.3 Electricity cables

Records within 500m

0

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**2**

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.

Features are displayed on the Current industrial land use map on **page 42**

ID	Location	Company	Address	Operational status	Tier
C	305m S	Evonik Chemicals Limited	Evonik Chemicals Limited, Clayton, Manchester, Clayton Lane, Manchester, Greater Manchester, M11 4SR	Current COMAH Site	COMAH Lower Tier Operator
13	398m SW	Ciba Speciality Chemicals	Ciba Speciality Chemicals, Ashton New Road, Clayton, M11 4AP	Historical COMAH Site	-

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

2

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.

Features are displayed on the Current industrial land use map on **page 42**

ID	Location	Details	
C	386m S	Application reference number: No Details Application status: Approved Application date: 05/04/2002 Address: Evonik Chemicals Ltd, Clayton Lane, Clayton, Manchester, Greater Manchester, England, M11 4SR	Details: Above Ground Storage Of Various Substances Enforcement: No Enforcement Notified Date of enforcement: No Enforcement Notified Comment: No Enforcement Notified
C	386m S	Application reference number: 062763/HSC/NORTH2/01 Application status: Historical Consent Application date: 05/04/2002 Address: Air Products (Chemicals) Plc, Clayton Lane, Clayton, Manchester, Greater Manchester, England, M11 4SR	Details: Above Ground Storage Of Various Substances Enforcement: No Enforcement Notified Date of enforcement: No Enforcement Notified Comment: No Enforcement Notified

This data is sourced from Local Authority records.

4.9 Historical licensed industrial activities (IPC)

Records within 500m

11

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.

Features are displayed on the Current industrial land use map on **page 42**

ID	Location	Details	
B	293m S	Operator: Synprotec Ltd Address: 303 Clayton Road, Clayton, Manchester, M11 4SX Process: Manufacture And Use Of Organic Chemicals Permit Number: AJ1279	Original Permit Number: IPCAPP Date Approved: 16-11-1993 Effective Date: 16-11-1993 Status: Superseded By Variation
B	293m S	Operator: Synprotec Ltd Address: 303 Clayton Road, Clayton, Manchester, M11 4SX Process: Manufacture And Use Of Organic Chemicals Permit Number: BA8596	Original Permit Number: IPCMAJVAR Date Approved: 7-7-1998 Effective Date: 20-7-1998 Status: Superseded By Variation



ID	Location	Details	
B	293m S	Operator: Synprotec Ltd Address: 303 Clayton Road, Clayton, Manchester, M11 4SX Process: Manufacture And Use Of Organic Chemicals Permit Number: BE3766	Original Permit Number: IPCMINVAR Date Approved: 24-11-1998 Effective Date: 30-11-1998 Status: Superseded By Variation
B	293m S	Operator: Synprotec Ltd Address: 303 Clayton Road, Clayton, Manchester, M11 4SX Process: Manufacture And Use Of Organic Chemicals Permit Number: BG3147	Original Permit Number: IPCMINVAR Date Approved: 24-6-1999 Effective Date: 24-6-1999 Status: Revoked - Now Ippc
E	486m S	Operator: Air Products (chemicals) Plc Address: Clayton Lane, Clayton, Manchester, M11 4SR Process: Manufacture And Use Of Organic Chemicals Permit Number: AK7078	Original Permit Number: IPCAIRAPP Date Approved: 18-2-1994 Effective Date: 1-3-1994 Status: Superseded By Variation
E	486m S	Operator: Air Products (chemicals) Plc Address: Clayton Lane, Manchester, Greater Manchester, M11 4SR Process: Manufacture And Use Of Organic Chemicals Permit Number: AK7086	Original Permit Number: IPCAIRAPP Date Approved: 18-2-1994 Effective Date: 1-3-1994 Status: Revoked
E	486m S	Operator: Air Products (chemicals) Plc Address: Clayton Lane, Clayton, Manchester, M11 4SR Process: Manufacture And Use Of Organic Chemicals Permit Number: AL2675	Original Permit Number: IPCAPP Date Approved: 18-2-1994 Effective Date: 1-3-1994 Status: Revoked
E	486m S	Operator: Air Products (chemicals) Plc Address: Clayton Lane, Clayton, Manchester, M11 4SR Process: Manufacture And Use Of Organic Chemicals Permit Number: AP6958	Original Permit Number: IPCMINVAR Date Approved: 18-1-1995 Effective Date: 18-1-1995 Status: Superseded By Variation
E	486m S	Operator: Air Products (chemicals) Plc Address: Clayton Lane, Clayton, Manchester, M11 4SR Process: Manufacture And Use Of Organic Chemicals Permit Number: AR9427	Original Permit Number: IPCMINVAR Date Approved: 25-8-1995 Effective Date: 11-9-1995 Status: Superseded By Variation
E	486m S	Operator: Air Products (chemicals) Plc Address: Clayton Lane, Clayton, Manchester, M11 4SR Process: Manufacture And Use Of Organic Chemicals Permit Number: AZ8609	Original Permit Number: IPCMINVAR Date Approved: 3-11-1997 Effective Date: 10-11-1997 Status: Superseded By Variation
E	486m S	Operator: Air Products (chemicals) Plc Address: Clayton Lane, Clayton, Manchester, M11 4SR Process: Manufacture And Use Of Organic Chemicals Permit Number: BE1488	Original Permit Number: IPCMINVAR Date Approved: 24-11-1998 Effective Date: 30-11-1998 Status: Revoked - Now Ippc

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



4.10 Licensed industrial activities (Part A(1))

Records within 500m

32

Records of Part A(1) 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 42**

ID	Location	Details	
B	293m S	Operator: SYNPROTEC LTD Installation Name: 303 CLAYTON LANE EPR/BM0303IW Process: ORGANIC CHEMICALS; HALOGEN CONTAINING COMPOUNDS EG HALOCARBONS Permit Number: BM0303IW Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 22/03/2004 Effective Date: 22/03/2004 Last date noted as effective: 02/11/2022 Status: SUPERCEDED
B	293m S	Operator: SYNPROTEC LTD Installation Name: 303 CLAYTON LANE EPR/BM0303IW Process: ORGANIC CHEMICALS; NITROGEN CONTAINING COMPOUNDS EG AMINES Permit Number: BM0303IW Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 22/03/2004 Effective Date: 22/03/2004 Last date noted as effective: 02/11/2022 Status: SUPERCEDED
B	293m S	Operator: SYNPROTEC LTD Installation Name: 303 CLAYTON LANE EPR/BM0303IW Process: ORGANIC CHEMICALS; OXYGEN CONTAINING COMPOUNDS EG ALCOHOLS Permit Number: BM0303IW Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 22/03/2004 Effective Date: 22/03/2004 Last date noted as effective: 02/11/2022 Status: SUPERCEDED
B	293m S	Operator: SYNPROTEC LTD Installation Name: - Process: ORGANIC CHEMICALS; HYDROCARBONS EG AROMATICS Permit Number: BM0303 Original Permit Number: BM0303	EPR Reference: - Issue Date: - Effective Date: - Last date noted as effective: 01/10/2004 Status: SUPERSEDED BY PAS
B	293m S	Operator: SYNPROTEC LTD Installation Name: - Process: ORGANIC CHEMICALS; PHOSPHORUS CONTAINING COMPOUNDS EG SUBSTITUTED PHOSPHINES Permit Number: BM0303 Original Permit Number: BM0303	EPR Reference: - Issue Date: - Effective Date: - Last date noted as effective: 01/10/2004 Status: SUPERSEDED BY PAS



ID	Location	Details	
B	293m S	Operator: SYNPROTEC LTD Installation Name: - Process: ORGANIC CHEMICALS; HALOGEN CONTAINING COMPOUNDS EG HALOCARBONS Permit Number: BM0303 Original Permit Number: BM0303	EPR Reference: - Issue Date: - Effective Date: - Last date noted as effective: 01/10/2004 Status: SUPERSEDED BY PAS
B	293m S	Operator: SYNPROTEC LTD Installation Name: - Process: ORGANIC CHEMICALS; SYNTHETIC RUBBERS Permit Number: BM0303 Original Permit Number: BM0303	EPR Reference: - Issue Date: - Effective Date: - Last date noted as effective: 01/10/2004 Status: SUPERSEDED BY PAS
B	293m S	Operator: SYNPROTEC LTD Installation Name: - Process: ORGANIC CHEMICALS; OXYGEN CONTAINING COMPOUNDS EG ALCOHOLS Permit Number: BM0303 Original Permit Number: BM0303	EPR Reference: - Issue Date: - Effective Date: - Last date noted as effective: 01/10/2004 Status: SUPERSEDED BY PAS
B	293m S	Operator: SYNPROTEC LTD Installation Name: - Process: ORGANIC CHEMICALS; NITROGEN CONTAINING COMPOUNDS EG AMINES Permit Number: BM0303 Original Permit Number: BM0303	EPR Reference: - Issue Date: - Effective Date: - Last date noted as effective: 01/10/2004 Status: SUPERSEDED BY PAS
B	293m S	Operator: SYNPROTEC LTD Installation Name: - Process: ORGANIC CHEMICALS; ORGANOMETALLIC COMPOUNDS EG LEAD ALKYL Permit Number: BM0303 Original Permit Number: BM0303	EPR Reference: - Issue Date: - Effective Date: - Last date noted as effective: 01/10/2004 Status: SUPERSEDED BY PAS
B	293m S	Operator: SYNPROTEC LTD Installation Name: - Process: ORGANIC CHEMICALS; SULPHUR CONTAINING COMPOUNDS EG SULPHIDES Permit Number: BM0303 Original Permit Number: BM0303	EPR Reference: - Issue Date: - Effective Date: - Last date noted as effective: 01/10/2004 Status: SUPERSEDED BY PAS
B	293m S	Operator: SYNPROTEC LTD Installation Name: 303 CLAYTON LANE EPR/BM0303IW Process: ORGANIC CHEMICALS; HYDROCARBONS EG AROMATICS Permit Number: BM0303IW Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 22/03/2004 Effective Date: 22/03/2004 Last date noted as effective: 02/11/2022 Status: SUPERCEDED



ID	Location	Details	
B	293m S	Operator: SYNPROTEC LTD Installation Name: 303 CLAYTON LANE EPR/BM0303IW Process: ASSOCIATED PROCESS Permit Number: BM0303IW Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 22/03/2004 Effective Date: 22/03/2004 Last date noted as effective: 02/11/2022 Status: SUPERCEDED
B	293m S	Operator: SYNPROTEC LTD Installation Name: 303 CLAYTON LANE EPR/BM0303IW Process: ORGANIC CHEMICALS; ORGANOMETALLIC COMPOUNDS EG LEAD ALKYLs Permit Number: BM0303IW Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 22/03/2004 Effective Date: 22/03/2004 Last date noted as effective: 02/11/2022 Status: SUPERCEDED
B	293m S	Operator: SYNPROTEC LTD Installation Name: 303 CLAYTON LANE EPR/BM0303IW Process: ORGANIC CHEMICALS; PHOSPHORUS CONTAINING COMPOUNDS EG SUBSTITUTED PHOSPHINES Permit Number: BM0303IW Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 22/03/2004 Effective Date: 22/03/2004 Last date noted as effective: 02/11/2022 Status: SUPERCEDED
B	293m S	Operator: SYNPROTEC LTD Installation Name: 303 CLAYTON LANE EPR/BM0303IW Process: ORGANIC CHEMICALS; PLASTIC MATERIALS EG POLYMERS Permit Number: BM0303IW Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 22/03/2004 Effective Date: 22/03/2004 Last date noted as effective: 02/11/2022 Status: SUPERCEDED
B	293m S	Operator: SYNPROTEC LTD Installation Name: 303 CLAYTON LANE EPR/BM0303IW Process: ORGANIC CHEMICALS; SULPHUR CONTAINING COMPOUNDS EG SULPHIDES Permit Number: BM0303IW Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 22/03/2004 Effective Date: 22/03/2004 Last date noted as effective: 02/11/2022 Status: SUPERCEDED
D	333m S	Operator: AIR PRODUCTS (CHEMICALS) LIMITED Installation Name: CLAYTON WORKS Process: ORGANIC CHEMICALS; NITROGEN CONTAINING COMPOUNDS EG AMINES Permit Number: YP3031PB Original Permit Number: BL9623IK	EPR Reference: - Issue Date: 16/12/2004 Effective Date: 01/01/2005 Last date noted as effective: 02/11/2022 Status: SUPERCEDED
D	333m S	Operator: AIR PRODUCTS (CHEMICALS) LIMITED Installation Name: CLAYTON WORKS Process: ASSOCIATED PROCESS Permit Number: YP3031PB Original Permit Number: BL9623IK	EPR Reference: - Issue Date: 16/12/2004 Effective Date: 01/01/2005 Last date noted as effective: 02/11/2022 Status: SUPERCEDED



ID	Location	Details	
D	336m S	Operator: EVONIK CHEMICALS LIMITED Installation Name: EVONIK CHEMICALS LIMITED - EPR/BL9623IK Process: ORGANIC CHEMICALS; NITROGEN CONTAINING COMPOUNDS EG AMINES Permit Number: HP3607LB Original Permit Number: BL9623IK	EPR Reference: - Issue Date: 11/03/2021 Effective Date: 11/03/2021 Last date noted as effective: 02/11/2022 Status: EFFECTIVE
D	336m S	Operator: EVONIK CHEMICALS LIMITED Installation Name: EVONIK CHEMICALS LIMITED - EPR/BL9623IK Process: ASSOCIATED PROCESS Permit Number: HP3607LB Original Permit Number: BL9623IK	EPR Reference: - Issue Date: 11/03/2021 Effective Date: 11/03/2021 Last date noted as effective: 02/11/2022 Status: EFFECTIVE
D	336m S	Operator: EVONIK CHEMICALS LIMITED Installation Name: AIR PRODUCTS (CHEMICALS) CLAYTON EPR/BL9623IK Process: ASSOCIATED PROCESS Permit Number: QP3739YK Original Permit Number: BL9623IK	EPR Reference: - Issue Date: 11/09/2017 Effective Date: 11/09/2017 Last date noted as effective: 02/11/2022 Status: SUPERCEDED
D	336m S	Operator: EVONIK CHEMICALS LIMITED Installation Name: AIR PRODUCTS (CHEMICALS) CLAYTON EPR/BL9623IK Process: ORGANIC CHEMICALS; NITROGEN CONTAINING COMPOUNDS EG AMINES Permit Number: QP3739YK Original Permit Number: BL9623IK	EPR Reference: - Issue Date: 11/09/2017 Effective Date: 11/09/2017 Last date noted as effective: 02/11/2022 Status: SUPERCEDED
B	358m SW	Operator: CARBOGEN AMCIS LIMITED Installation Name: 303 CLAYTON ROAD EPR/PP3236ST Process: ORGANIC CHEMICALS; HALOGEN CONTAINING COMPOUNDS EG HALOCARBONS Permit Number: EP3738EJ Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 19/12/2013 Effective Date: 19/12/2013 Last date noted as effective: 02/11/2022 Status: EFFECTIVE
B	358m SW	Operator: CARBOGEN AMCIS LIMITED Installation Name: 303 CLAYTON ROAD EPR/PP3236ST Process: ORGANIC CHEMICALS; SULPHUR CONTAINING COMPOUNDS EG SULPHIDES Permit Number: EP3738EJ Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 19/12/2013 Effective Date: 19/12/2013 Last date noted as effective: 02/11/2022 Status: EFFECTIVE
B	358m SW	Operator: CARBONGEN AMCIS LTD Installation Name: 303 CLAYTON ROAD EPR/PP3236ST Process: ORGANIC CHEMICALS; HYDROCARBONS EG AROMATICS Permit Number: PP3236ST Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 16/05/2005 Effective Date: 16/05/2005 Last date noted as effective: 02/11/2022 Status: SUPERCEDED

ID	Location	Details	
B	358m SW	Operator: CARBOGEN AMCIS LIMITED Installation Name: 303 CLAYTON ROAD EPR/PP3236ST Process: ORGANIC CHEMICALS; PHOSPHORUS CONTAINING COMPOUNDS EG SUBSTITUTED PHOSPHINES Permit Number: EP3738EJ Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 19/12/2013 Effective Date: 19/12/2013 Last date noted as effective: 02/11/2022 Status: EFFECTIVE
B	358m SW	Operator: CARBOGEN AMCIS LIMITED Installation Name: 303 CLAYTON ROAD EPR/PP3236ST Process: ORGANIC CHEMICALS; HYDROCARBONS EG AROMATICS Permit Number: EP3738EJ Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 19/12/2013 Effective Date: 19/12/2013 Last date noted as effective: 02/11/2022 Status: EFFECTIVE
B	358m SW	Operator: CARBOGEN AMCIS LIMITED Installation Name: 303 CLAYTON ROAD EPR/PP3236ST Process: ORGANIC CHEMICALS; ORGANOMETALLIC COMPOUNDS EG LEAD ALKYL Permit Number: EP3738EJ Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 19/12/2013 Effective Date: 19/12/2013 Last date noted as effective: 02/11/2022 Status: EFFECTIVE
B	358m SW	Operator: CARBOGEN AMCIS LIMITED Installation Name: 303 CLAYTON ROAD EPR/PP3236ST Process: ORGANIC CHEMICALS; OXYGEN CONTAINING COMPOUNDS EG ALCOHOLS Permit Number: EP3738EJ Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 19/12/2013 Effective Date: 19/12/2013 Last date noted as effective: 02/11/2022 Status: EFFECTIVE
B	358m SW	Operator: CARBOGEN AMCIS LIMITED Installation Name: 303 CLAYTON ROAD EPR/PP3236ST Process: ORGANIC CHEMICALS; PLASTIC MATERIALS EG POLYMERS Permit Number: EP3738EJ Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 19/12/2013 Effective Date: 19/12/2013 Last date noted as effective: 02/11/2022 Status: EFFECTIVE
B	358m SW	Operator: CARBOGEN AMCIS LIMITED Installation Name: 303 CLAYTON ROAD EPR/PP3236ST Process: ORGANIC CHEMICALS; NITROGEN CONTAINING COMPOUNDS EG AMINES Permit Number: EP3738EJ Original Permit Number: BM0303IW	EPR Reference: - Issue Date: 19/12/2013 Effective Date: 19/12/2013 Last date noted as effective: 02/11/2022 Status: EFFECTIVE

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



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

Records within 500m

6

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 42**

ID	Location	Address	Details	
9	266m SW	Djs Auto Centre, Ashton New Rd, M11 4SG	Process: Waste Oil Burner 0.4 MW Status: New Legislation Applies Permit Type: Part B	Enforcement: No Enforcement Notified Date of enforcement: No Enforcement Notified Comment: No Enforcement Notified
D	332m S	Air Products (Chemicals) Plc, Clayton Lane, Clayton, M11 4SR	Process: Use of Organic Chemicals Status: Historical Permit Permit Type: Part B	Enforcement: No Enforcement Notified Date of enforcement: No Enforcement Notified Comment: No Enforcement Notified
11	336m SE	Save Ashton, New Rd, M11 4RX	Process: Petrol Vapour Recovery Status: Historical Permit Permit Type: Part B	Enforcement: No Enforcement Notified Date of enforcement: No Enforcement Notified Comment: No Enforcement Notified
14	404m W	Vitacom Ltd, Bank St, M11 4AS	Process: Rubber Status: Historical Permit Permit Type: Part B	Enforcement: No Enforcement Notified Date of enforcement: No Enforcement Notified Comment: No Enforcement Notified
15	464m W	P St Concrete Fence Ltd, Bank Street, Clayton, M11 4BY	Process: Use of Bulk Cement Status: Historical Permit Permit Type: Part B	Enforcement: No Enforcement Notified Date of enforcement: No Enforcement Notified Comment: No Enforcement Notified
16	489m W	E3G Ltd Eastland Compounding, Bank Street, Clayton, M11 4AS	Process: Rubber Status: Current 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

2

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.

Features are displayed on the Current industrial land use map on **page 42**

ID	Location	Name	Status	Receiving Water	Authorised Substances
E	486m S	Anchor Chemical Outfalls 1/2/5	Not Active	Manchester Ship Canal	Mercury (other)
E	486m S	Air Products (chemicals) Clayton	Active	Manchester Ship Canal	Mercury (other)

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

10

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 42**

ID	Location	Details	
3	213m SW	Incident Date: 18/07/2001 Incident Identification: 17244 Pollutant: Organic Chemicals/Products Pollutant Description: Other Organic Chemical or Product	Water Impact: Category 4 (No Impact) Land Impact: Category 4 (No Impact) Air Impact: Category 3 (Minor)
B	293m S	Incident Date: 17/06/2002 Incident Identification: 85898 Pollutant: Organic Chemicals/Products Pollutant Description: Solvents	Water Impact: Category 4 (No Impact) Land Impact: Category 4 (No Impact) Air Impact: Category 3 (Minor)
B	317m SW	Incident Date: 21/08/2001 Incident Identification: 25901 Pollutant: Atmospheric Pollutants and Effects Pollutant Description: Chemical Odour	Water Impact: Category 4 (No Impact) Land Impact: Category 4 (No Impact) Air Impact: Category 3 (Minor)
B	324m SW	Incident Date: 26/07/2002 Incident Identification: 94717 Pollutant: Organic Chemicals/Products Pollutant Description: Solvents	Water Impact: Category 4 (No Impact) Land Impact: Category 4 (No Impact) Air Impact: Category 3 (Minor)
B	340m SW	Incident Date: 05/09/2002 Incident Identification: 105987 Pollutant: Organic Chemicals/Products Pollutant Description: Other Organic Chemical or Product	Water Impact: Category 4 (No Impact) Land Impact: Category 4 (No Impact) Air Impact: Category 4 (No Impact)
B	344m SW	Incident Date: 29/04/2002 Incident Identification: 75428 Pollutant: Inorganic Chemicals/Products Pollutant Description: Acids	Water Impact: Category 4 (No Impact) Land Impact: Category 4 (No Impact) Air Impact: Category 3 (Minor)

ID	Location	Details	
B	345m SW	Incident Date: 05/09/2002 Incident Identification: 105974 Pollutant: Organic Chemicals/Products Pollutant Description: Other Organic Chemical or Product	Water Impact: Category 4 (No Impact) Land Impact: Category 4 (No Impact) Air Impact: Category 4 (No Impact)
12	349m SW	Incident Date: 28/01/2003 Incident Identification: 133803 Pollutant: Atmospheric Pollutants and Effects Pollutant Description: Smoke	Water Impact: Category 4 (No Impact) Land Impact: Category 4 (No Impact) Air Impact: Category 3 (Minor)
B	353m SW	Incident Date: 23/07/2003 Incident Identification: 176591 Pollutant: Organic Chemicals/Products Pollutant Description: Other Organic Chemical or Product	Water Impact: Category 4 (No Impact) Land Impact: Category 4 (No Impact) Air Impact: Category 4 (No Impact)
B	360m S	Incident Date: 27/03/2002 Incident Identification: 67108 Pollutant: Organic Chemicals/Products Pollutant Description: Hydrocarbons	Water Impact: Category 4 (No Impact) Land Impact: Category 4 (No Impact) Air Impact: Category 4 (No Impact)

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

4.19 Pollution inventory substances

Records within 500m	4
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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.

Features are displayed on the Current industrial land use map on **page 42**

ID: D, Location: 333m S, Permit: BL9623IK
 Operator: Evonik Chemicals Limited
 Activity: ORGANIC CHEMICALS; NITROGEN CONTAINING COMPOUNDS EG AMINES
 Address: Air Products (Chemicals) Clayton CLAYTON WORKS Clayton Lane Clayton M11 4SR
 Sector: Chemicals, Sub-sector: Chemicals
 Releases:

Route	Substance	Reporting threshold (kg)	Quantity (kg)
Air	Sulphur oxides (SO2 and SO3) as SO2	100000kg	Below Reporting Threshold
Wastewater	Nitrogen - as total N	50000kg	Below Reporting Threshold



Route	Substance	Reporting threshold (kg)	Quantity (kg)
Air	Carbon dioxide	10000000kg	Below Reporting Threshold
Air	Carbon monoxide	100000kg	Below Reporting Threshold
Air	Methane	10000kg	Below Reporting Threshold
Air	Nitrogen oxides (NO and NO2) as NO2	100000kg	Below Reporting Threshold
Air	Non-methane volatile organic compounds (NMVOCs)	10000kg	Below Reporting Threshold
Wastewater	Mercury	0.1kg	Below Reporting Threshold

ID: D, Location: 333m S, Permit: BL9623IK
 Operator: Evonik Chemicals Limited
 Activity: ORGANIC CHEMICALS; NITROGEN CONTAINING COMPOUNDS EG AMINES
 Address: Air Products (Chemicals) Clayton CLAYTON WORKS Clayton Lane Clayton M11 4SR
 Sector: Chemicals, Sub-sector: Chemicals
 Releases:

Route	Substance	Reporting threshold (kg)	Quantity (kg)
Wastewater	Xylene - all isomers	10kg	25.8kg

ID: D, Location: 333m S, Permit: BL9623IK
 Operator: Evonik Chemicals Limited
 Activity: ORGANIC CHEMICALS; NITROGEN CONTAINING COMPOUNDS EG AMINES
 Address: Air Products (Chemicals) Clayton CLAYTON WORKS Clayton Lane Clayton M11 4SR
 Sector: Chemicals, Sub-sector: Chemicals
 Releases:

Route	Substance	Reporting threshold (kg)	Quantity (kg)
Wastewater	Total organic carbon (TOC)	50000kg	57000kg

ID: B, Location: 358m SW, Permit: BM0303IW
 Operator: Carbogen Amcis Limited
 Activity: ORGANIC CHEMICALS; HYDROCARBONS EG AROMATICS
 Address: 303 Clayton Road Clayton Lane Greater Manchester M11 4SX
 Sector: Chemicals, Sub-sector: Chemicals
 Releases:

Route	Substance	Reporting threshold (kg)	Quantity (kg)
Air	Sulphur oxides (SO ₂ and SO ₃) as SO ₂	100000kg	Below Reporting Threshold
Air	Carbon dioxide	10000000kg	Below Reporting Threshold
Air	Ammonia	1000kg	Below Reporting Threshold
Air	Carbon monoxide	100000kg	Below Reporting Threshold
Air	Nitrous oxide	10000kg	Below Reporting Threshold
Air	Nitrogen oxides (NO and NO ₂) as NO ₂	100000kg	Below Reporting Threshold
Air	Chlorine and inorganic chlorine compounds - as HCl	10000kg	Below Reporting Threshold
Air	Non-methane volatile organic compounds (NMVOCs)	10000kg	Below Reporting Threshold
Air	Dichloromethane (DCM) (Methylene chloride)	1000kg	Below Reporting Threshold

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

4.20 Pollution inventory waste transfers

Records within 500m

2

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.

Features are displayed on the Current industrial land use map on **page 42**

ID: D, Location: 333m S, Permit: BL9623IK
 Operator: Evonik Chemicals Limited
 Activity: ORGANIC CHEMICALS; NITROGEN CONTAINING COMPOUNDS EG AMINES
 Address: Air Products (Chemicals) Clayton CLAYTON WORKS Clayton Lane Clayton M11 4SR
 Sector: Chemicals, Sub-sector: Chemicals
 Releases:

Route	Route description	Quantity (tonnes)	Release level	EWC code	EWC description	Hazardous waste
R1	Use principally as a fuel or other means to generate energy	264	Absolute Value	07 01 08	other still bottoms and reaction residues	1
R3	Recycling/Reclamation of organic substances which are not used as solvents (including composting and other biological transformatin processes)	30	Absolute Value	15 01 01	paper and cardboard packaging	0



Route	Route description	Quantity (tonnes)	Release level	EWC code	EWC description	Hazardous waste
R3	Recycling/Reclamation of organic substances which are not used as solvents (including composting and other biological transformatin processes)	82	Absolute Value	20 03 01	mixed municipal waste	0
R4	Recycling/reclamation of metals and metal compounds	247	Absolute Value	20 01 40	metals	0
R3	Recycling/Reclamation of organic substances which are not used as solvents (including composting and other biological transformatin processes)	216	Absolute Value	20 01 30	detergents other than those mentioned in 20 01 29	0

ID: B, Location: 358m SW, Permit: BM0303IW
 Operator: Carbogen Amcis Limited
 Activity: ORGANIC CHEMICALS; HYDROCARBONS EG AROMATICS
 Address: 303 Clayton Road Clayton Lane Greater Manchester M11 4SX
 Sector: Chemicals, Sub-sector: Chemicals
 Releases:

Route	Route description	Quantity (tonnes)	Release level	EWC code	EWC description	Hazardous waste
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	1	Absolute Value	06 01 01	sulphuric acid and sulphurous acid	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numberes D1 to D12 (eg evaporation, drying, calcination, etc.)	2.61	Absolute Value	06 01 01	sulphuric acid and sulphurous acid	1
D15	Storage pending any of the operations numbered D1 to D14 (excluding temporary storage pending collection, on the site where it is produced)	0.6	Absolute Value	06 01 01	sulphuric acid and sulphurous acid	1



Route	Route description	Quantity (tonnes)	Release level	EWC code	EWC description	Hazardous waste
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	1	Absolute Value	06 01 02	hydrochloric acid	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbered D1 to D12 (eg evaporation, drying, calcination, etc.)	15	Absolute Value	06 01 02	hydrochloric acid	1
D15	Storage pending any of the operations numbered D1 to D14 (excluding temporary storage pending collection, on the site where it is produced)	0.4	Absolute Value	06 01 02	hydrochloric acid	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbered D1 to D12 (eg evaporation, drying, calcination, etc.)	0.8	Absolute Value	06 01 04	phosphoric and phosphorous acid	1
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	0.9	Absolute Value	06 01 05	nitric acid and nitrous acid	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbered D1 to D12 (eg evaporation, drying, calcination, etc.)	37.37	Absolute Value	06 01 05	nitric acid and nitrous acid	1
D15	Storage pending any of the operations numbered D1 to D14 (excluding temporary storage pending collection, on the site where it is produced)	2	Absolute Value	06 01 05	nitric acid and nitrous acid	1



Route	Route description	Quantity (tonnes)	Release level	EWC code	EWC description	Hazardous waste
R3	Recycling/Reclamation of organic substances which are not used as solvents (including composting and other biological transformatin processes)	1.4	Absolute Value	06 01 05	nitric acid and nitrous acid	1
D10	Incineration on Land	0.6	Absolute Value	06 01 05	nitric acid and nitrous acid	1
D11	Incineration at Sea	0.6	Absolute Value	06 01 05	nitric acid and nitrous acid	1
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	2.5	Absolute Value	06 01 06	other acids	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numberes D1 to D12 (eg evaporation, drying, calcination, etc.)	17.15	Absolute Value	06 01 06	other acids	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numberes D1 to D12 (eg evaporation, drying, calcination, etc.)	0.4	Absolute Value	06 02 03	ammonium hydroxide	1
D15	Storage pending any of the operations numbered D1 to D14 (excluding temporary storage pending collection, on the site where it is produced)	0.1	Absolute Value	06 02 03	ammonium hydroxide	1
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	3.3	Absolute Value	06 02 04	sodium and potassium hydroxide	1



Route	Route description	Quantity (tonnes)	Release level	EWC code	EWC description	Hazardous waste
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbers D1 to D12 (eg evaporation, drying, calcination, etc.)	4.51	Absolute Value	06 02 04	sodium and potassium hydroxide	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbers D1 to D12 (eg evaporation, drying, calcination, etc.)	5.81	Absolute Value	06 02 05	other bases	1
D15	Storage pending any of the operations numbered D1 to D14 (excluding temporary storage pending collection, on the site where it is produced)	1	Absolute Value	06 02 05	other bases	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbers D1 to D12 (eg evaporation, drying, calcination, etc.)	1.9	Absolute Value	07 01 01	aqueous washing liquids and mother liquors	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbers D1 to D12 (eg evaporation, drying, calcination, etc.)	9.23	Absolute Value	07 01 03	organic halogenated solvents, washing liquids and mother liquors	1
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	0.1	Absolute Value	07 01 04	other organic solvents, washing liquids and mother liquors	1



Route	Route description	Quantity (tonnes)	Release level	EWC code	EWC description	Hazardous waste
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbers D1 to D12 (eg evaporation, drying, calcination, etc.)	2.8	Absolute Value	07 01 04	other organic solvents, washing liquids and mother liquors	1
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	0.01	Absolute Value	07 01 09	halogenated filter cakes and spent absorbents	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbers D1 to D12 (eg evaporation, drying, calcination, etc.)	0.06	Absolute Value	07 01 10	other filter cakes and spent absorbents	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbers D1 to D12 (eg evaporation, drying, calcination, etc.)	3	Absolute Value	07 02 04	other organic solvents, washing liquids and mother liquors	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbers D1 to D12 (eg evaporation, drying, calcination, etc.)	3	Absolute Value	07 04 04	other organic solvents, washing liquids and mother liquors	1
R3	Recycling/Reclamation of organic substances which are not used as solvents (including composting and other biological transformatin processes)	6.75	Absolute Value	07 04 04	other organic solvents, washing liquids and mother liquors	1



Route	Route description	Quantity (tonnes)	Release level	EWC code	EWC description	Hazardous waste
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	5.25	Absolute Value	07 05 01	aqueous washing liquids and mother liquors	1
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	42.95	Absolute Value	07 05 04	other organic solvents, washing liquids and mother liquors	1
D15	Storage pending any of the operations numbered D1 to D14 (excluding temporary storage pending collection, on the site where it is produced)	3.1	Absolute Value	07 05 04	other organic solvents, washing liquids and mother liquors	1
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	4.41	Absolute Value	07 07 01	aqueous washing liquids and mother liquors	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbered D1 to D12 (eg evaporation, drying, calcination, etc.)	120.44	Absolute Value	07 07 01	aqueous washing liquids and mother liquors	1
D15	Storage pending any of the operations numbered D1 to D14 (excluding temporary storage pending collection, on the site where it is produced)	4.9	Absolute Value	07 07 01	aqueous washing liquids and mother liquors	1
R3	Recycling/Reclamation of organic substances which are not used as solvents (including composting and other biological transformation processes)	5.95	Absolute Value	07 07 01	aqueous washing liquids and mother liquors	1
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	1	Absolute Value	07 07 03	organic halogenated solvents, washing liquids and mother liquors	1



Route	Route description	Quantity (tonnes)	Release level	EWC code	EWC description	Hazardous waste
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbered D1 to D12 (eg evaporation, drying, calcination, etc.)	2.41	Absolute Value	07 07 03	organic halogenated solvents, washing liquids and mother liquors	1
D15	Storage pending any of the operations numbered D1 to D14 (excluding temporary storage pending collection, on the site where it is produced)	0.4	Absolute Value	07 07 03	organic halogenated solvents, washing liquids and mother liquors	1
D10	Incineration on Land	0.9	Absolute Value	07 07 03	organic halogenated solvents, washing liquids and mother liquors	1
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	124.99	Absolute Value	07 07 04	other organic solvents, washing liquids and mother liquors	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbered D1 to D12 (eg evaporation, drying, calcination, etc.)	146.71	Absolute Value	07 07 04	other organic solvents, washing liquids and mother liquors	1
D15	Storage pending any of the operations numbered D1 to D14 (excluding temporary storage pending collection, on the site where it is produced)	27.15	Absolute Value	07 07 04	other organic solvents, washing liquids and mother liquors	1
R3	Recycling/Reclamation of organic substances which are not used as solvents (including composting and other biological transformatin processes)	103.49	Absolute Value	07 07 04	other organic solvents, washing liquids and mother liquors	1
R3	Recycling/Reclamation of organic substances which are not used as solvents (including composting and other biological transformatin processes)	1	Absolute Value	13 01 10	mineral based non-chlorinated hydraulic oils	1



Route	Route description	Quantity (tonnes)	Release level	EWC code	EWC description	Hazardous waste
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	1	Absolute Value	14 06 03	other solvents and solvent mixtures	1
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	1.56	Absolute Value	15 01 02	plastic packaging	0
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbered D1 to D12 (eg evaporation, drying, calcination, etc.)	0.64	Absolute Value	15 01 02	plastic packaging	0
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	7.96	Absolute Value	15 01 04	metallic packaging	0
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	1.75	Absolute Value	15 01 05	composite packaging	0
R3	Recycling/Reclamation of organic substances which are not used as solvents (including composting and other biological transformatin processes)	0.4	Absolute Value	15 01 10	packaging containing residues of or contaminated by dangerous substances	1
R3	Recycling/Reclamation of organic substances which are not used as solvents (including composting and other biological transformatin processes)	0.1	Absolute Value	16 01 14	antifreeze fluids containing dangerous substances	1
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	0.6	Absolute Value	16 02 13	discarded equipment containing hazardous components (2) other than those mentioned in 16 02 09 to 16 02 12	1



Route	Route description	Quantity (tonnes)	Release level	EWC code	EWC description	Hazardous waste
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	0.05	Absolute Value	16 02 14	discarded equipment other than those mentioned in 16 02 09 to 16 02 13	0
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbered D1 to D12 (eg evaporation, drying, calcination, etc.)	0.13	Absolute Value	16 03 03	inorganic wastes containing dangerous substances	1
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	0.07	Absolute Value	16 03 04	inorganic wastes other than those mentioned in 16 03 03	0
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbered D1 to D12 (eg evaporation, drying, calcination, etc.)	0.02	Absolute Value	16 03 04	inorganic wastes other than those mentioned in 16 03 03	0
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	0.32	Absolute Value	16 03 05	organic wastes containing dangerous substances	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbered D1 to D12 (eg evaporation, drying, calcination, etc.)	0.39	Absolute Value	16 03 05	organic wastes containing dangerous substances	1
D10	Incineration on Land	0.01	Absolute Value	16 03 05	organic wastes containing dangerous substances	1



Route	Route description	Quantity (tonnes)	Release level	EWC code	EWC description	Hazardous waste
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbered D1 to D12 (eg evaporation, drying, calcination, etc.)	0.09	Absolute Value	16 03 06	organic wastes other than those mentioned in 16 03 05	0
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	0.52	Absolute Value	16 03 06	organic wastes other than those mentioned in 16 03 05	0
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	0.21	Absolute Value	16 05 08	discarded organic chemicals consisting of or containing dangerous substances	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbered D1 to D12 (eg evaporation, drying, calcination, etc.)	22.8	Absolute Value	16 10 02	aqueous liquid wastes other than those mentioned in 16 10 01	0
D15	Storage pending any of the operations numbered D1 to D14 (excluding temporary storage pending collection, on the site where it is produced)	0.6	Absolute Value	16 10 02	aqueous liquid wastes other than those mentioned in 16 10 01	0
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	4.4	Absolute Value	16 10 02	aqueous liquid wastes other than those mentioned in 16 10 01	0
R3	Recycling/Reclamation of organic substances which are not used as solvents (including composting and other biological transformation processes)	1.2	Absolute Value	20 01 01	paper and cardboard	0
R5	Recycling/reclamation of other inorganic materials	1.2	Absolute Value	20 01 02	glass	0



Route	Route description	Quantity (tonnes)	Release level	EWC code	EWC description	Hazardous waste
R13	Storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	0.15	Absolute Value	20 01 21	fluorescent tubes and other mercury-containing waste	1
D9	Physio-chemical treatment not specified elsewhere in this Table which results in final compounds or mixtures which are discarded by means of any of the operations numbered D1 to D12 (eg evaporation, drying, calcination, etc.)	0.12	Absolute Value	20 03 01	mixed municipal waste	0
D1	Deposit into or onto land (eg landfill, etc.)	38.72	Absolute Value	20 03 01	mixed municipal waste	0

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

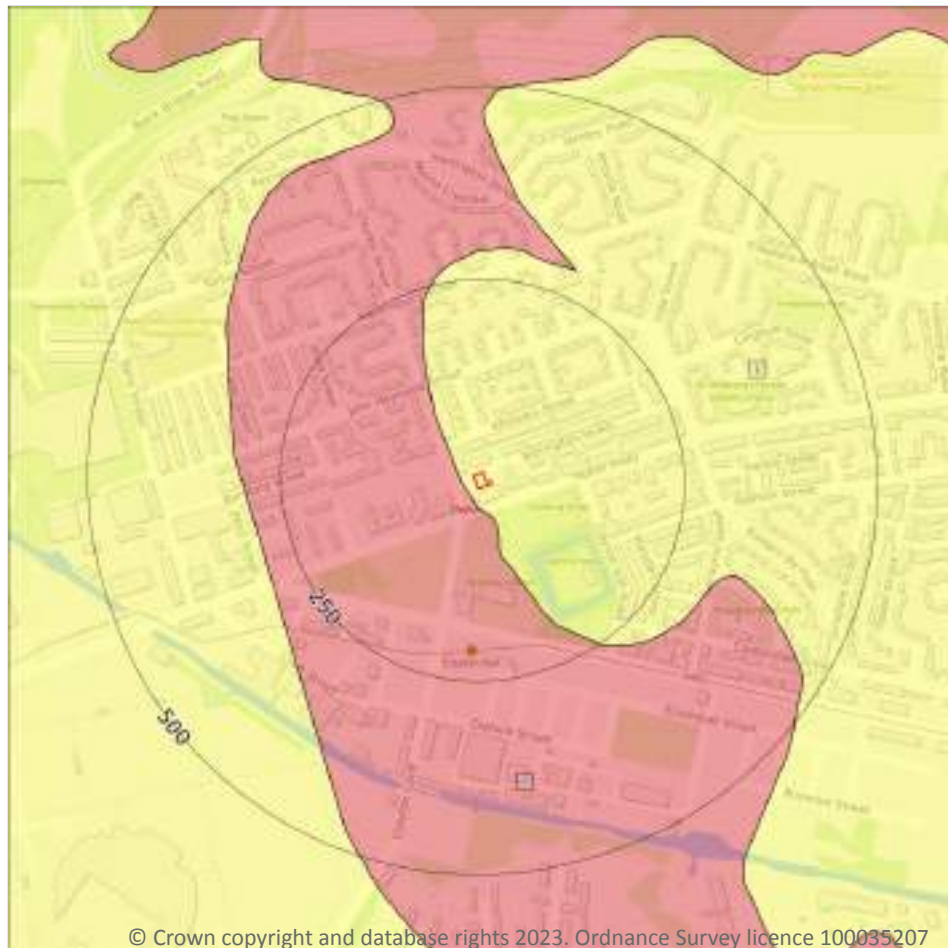
4.21 Pollution inventory radioactive waste

Records within 500m	0
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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

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5.1 Superficial aquifer

Records within 500m

2

Aquifer status of groundwater held within superficial geology.

Features are displayed on the Hydrogeology map on **page 69**

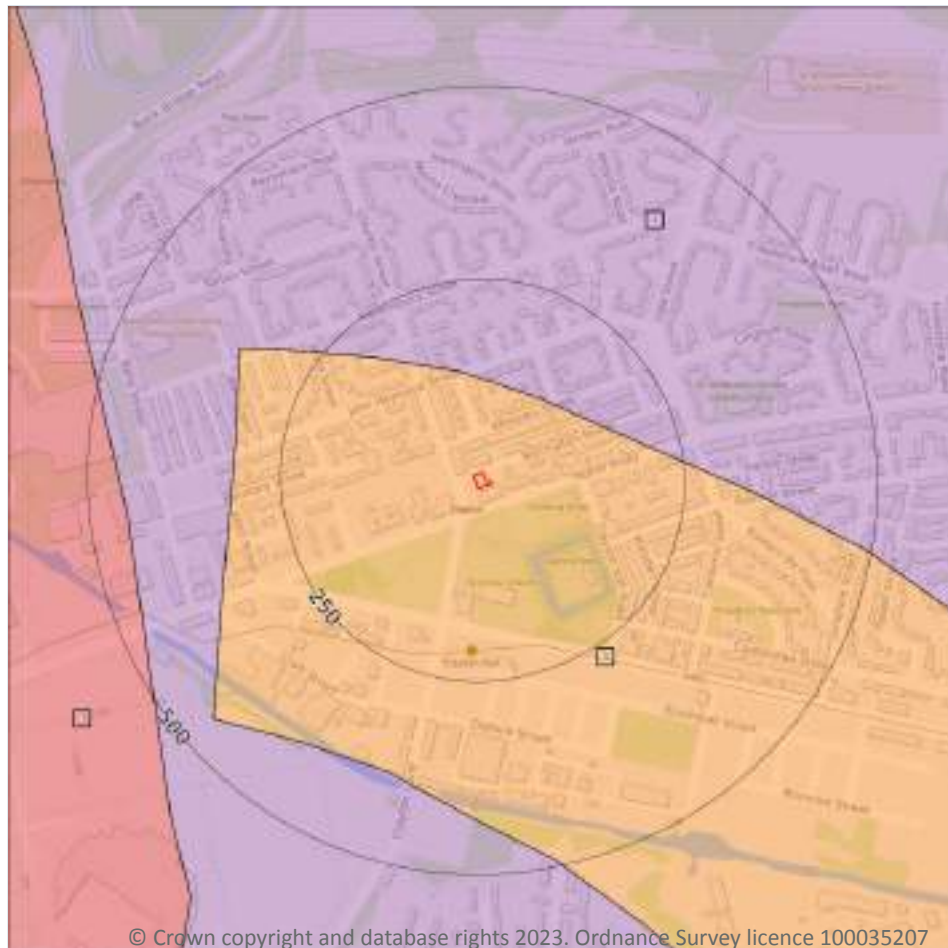
ID	Location	Designation	Description
1	On site	Secondary Undifferentiated	Assigned where it is not possible to attribute either category A or B to a rock type. In general these layers have previously been designated as both minor and non-aquifer in different locations due to the variable characteristics of the rock type
2	13m SW	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

3

Aquifer status of groundwater held within bedrock geology.

Features are displayed on the Bedrock aquifer map on **page 71**

ID	Location	Designation	Description
1	On site	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
2	114m N	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

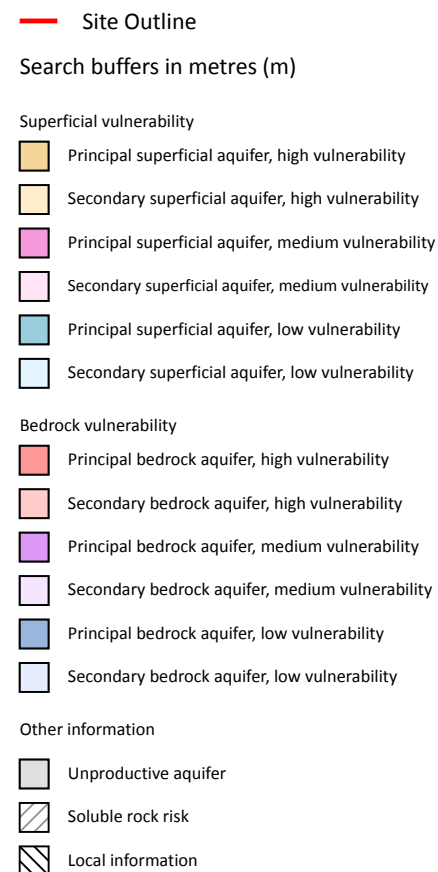


ID	Location	Designation	Description
3	451m W	Secondary A	Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers

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



Groundwater vulnerability



5.3 Groundwater vulnerability

Records within 50m

4

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 73**

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: Medium	Vulnerability: Low Aquifer type: Secondary Flow mechanism: Well connected fractures
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: Secondary Flow mechanism: Well connected fractures
3	12m SW	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: Medium	Vulnerability: Low Aquifer type: Secondary Flow mechanism: Well connected fractures
4	25m S	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: Secondary 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

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

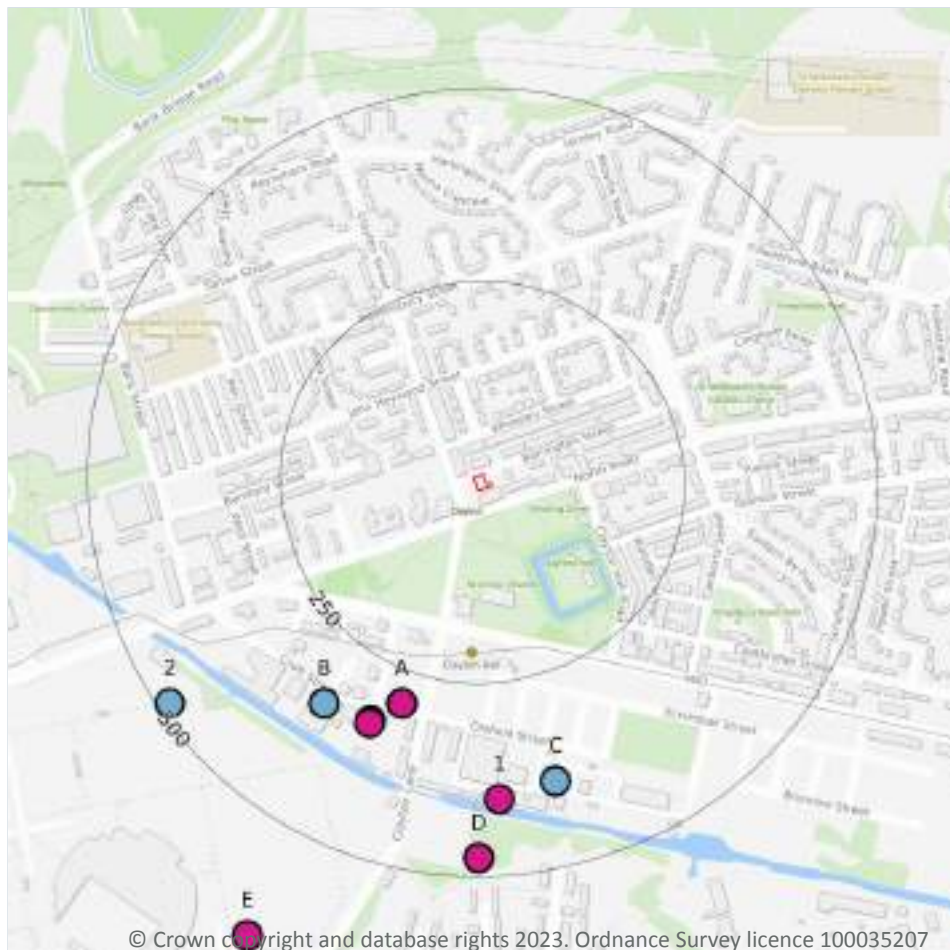
0

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

26

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 76**

ID	Location	Details	
A	293m S	Status: Historical Licence No: 2569006037 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Ground Water - North West Region Point: "BOREHOLES (2) ON PREMISES AT CROFT ST, CLAYTON, MANCHESTER" Data Type: Point Name: AIR PRODUCTS CHEMICALS LTD Easting: 387900 Northing: 398400	Annual Volume (m³): - Max Daily Volume (m³): - Original Application No: - Original Start Date: 21/05/1985 Expiry Date: - Issue No: 100 Version Start Date: 01/07/1996 Version End Date: -
A	293m S	Status: Historical Licence No: 2569006037 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Ground Water - North West Region Point: BOREHOLES (2) ON PREMISES AT CROFT ST, CLAYTON, MANCHESTER Data Type: Point Name: AIR PRODUCTS CHEMICALS LTD Easting: 387900 Northing: 398400	Annual Volume (m³): - Max Daily Volume (m³): - Original Application No: - Original Start Date: 21/05/1985 Expiry Date: - Issue No: 100 Version Start Date: 01/07/1996 Version End Date: -
A	293m S	Status: Historical Licence No: 2569006037 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Ground Water - North West Region Point: BOREHOLES X 2 ON PREMISES AT CROFT STREET CLAYTON MANCHESTER Data Type: Point Name: AIR PRODUCTS CHEMICALS LTD Easting: 387900 Northing: 398400	Annual Volume (m³): 111832 Max Daily Volume (m³): 654.624 Original Application No: - Original Start Date: 21/05/1985 Expiry Date: - Issue No: 100 Version Start Date: 01/07/1996 Version End Date: -
A	327m SW	Status: Active Licence No: 2569006037 Details: Non-Evaporative Cooling Direct Source: Ground Water - North West Region Point: BOREHOLE 1 ON PREMISES AT CROFT STREET, CLAYTON, MANCHESTER Data Type: Point Name: Evonik Chemicals Ltd Easting: 387860 Northing: 398379	Annual Volume (m³): 111,831.60 Max Daily Volume (m³): 654.62 Original Application No: NPS/WR/035267 Original Start Date: 21/05/1985 Expiry Date: - Issue No: 104 Version Start Date: 19/04/2021 Version End Date: -

ID	Location	Details	
A	331m SW	Status: Active Licence No: 2569006037 Details: Non-Evaporative Cooling Direct Source: Ground Water - North West Region Point: BOREHOLE 2 ON PREMISES AT CROFT STREET, CLAYTON, MANCHESTER Data Type: Point Name: Evonik Chemicals Ltd Easting: 387859 Northing: 398375	Annual Volume (m ³): 111,831.60 Max Daily Volume (m ³): 654.62 Original Application No: NPS/WR/035267 Original Start Date: 21/05/1985 Expiry Date: - Issue No: 104 Version Start Date: 19/04/2021 Version End Date: -
1	399m S	Status: Active Licence No: 2569006036 Details: Non-Evaporative Cooling Direct Source: Ground Water - North West Region Point: BOREHOLE ON PREMISES AT CLAYTON, MANCHESTER Data Type: Point Name: Evonik Chemicals Ltd Easting: 388027 Northing: 398277	Annual Volume (m ³): 372,772 Max Daily Volume (m ³): 3,600.50 Original Application No: NPS/WR/035265 Original Start Date: 21/05/1985 Expiry Date: - Issue No: 104 Version Start Date: 19/04/2021 Version End Date: -
D	475m S	Status: Historical Licence No: 2569006036 Details: Process water Direct Source: Ground Water - North West Region Point: "BOREHOLE ON PREMISES AT CLAYTON, MANCHESTER" Data Type: Point Name: AIR PRODUCTS CHEMICALS LTD Easting: 388000 Northing: 398200	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 21/05/1985 Expiry Date: - Issue No: 100 Version Start Date: 01/07/1996 Version End Date: -
D	475m S	Status: Historical Licence No: 2569006036 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Ground Water - North West Region Point: "BOREHOLE ON PREMISES AT CLAYTON, MANCHESTER" Data Type: Point Name: AIR PRODUCTS CHEMICALS LTD Easting: 388000 Northing: 398200	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 21/05/1985 Expiry Date: - Issue No: 100 Version Start Date: 01/07/1996 Version End Date: -



ID	Location	Details	
D	475m S	Status: Historical Licence No: 2569006036 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Ground Water - North West Region Point: BOREHOLE ON PREMISES AT CLAYTON, MANCHESTER Data Type: Point Name: AIR PRODUCTS CHEMICALS LTD Easting: 388000 Northing: 398200	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 21/05/1985 Expiry Date: - Issue No: 100 Version Start Date: 01/07/1996 Version End Date: -
D	475m S	Status: Historical Licence No: 2569006036 Details: Process water Direct Source: Ground Water - North West Region Point: BOREHOLE ON PREMISES AT CLAYTON, MANCHESTER Data Type: Point Name: AIR PRODUCTS CHEMICALS LTD Easting: 388000 Northing: 398200	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 21/05/1985 Expiry Date: - Issue No: 100 Version Start Date: 01/07/1996 Version End Date: -
D	475m S	Status: Historical Licence No: 2569006036 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Ground Water - North West Region Point: BOREHOLE ON PREMISES AT CLAYTON MANCHESTER Data Type: Point Name: AIR PRODUCTS CHEMICALS LTD Easting: 388000 Northing: 398200	Annual Volume (m ³): 372772 Max Daily Volume (m ³): 3600.5 Original Application No: - Original Start Date: 21/05/1985 Expiry Date: - Issue No: 100 Version Start Date: 01/07/1996 Version End Date: -
D	475m S	Status: Historical Licence No: 2569006036 Details: Process Water Direct Source: Ground Water - North West Region Point: BOREHOLE ON PREMISES AT CLAYTON MANCHESTER Data Type: Point Name: AIR PRODUCTS CHEMICALS LTD Easting: 388000 Northing: 398200	Annual Volume (m ³): 372772 Max Daily Volume (m ³): 3600.5 Original Application No: - Original Start Date: 21/05/1985 Expiry Date: - Issue No: 100 Version Start Date: 01/07/1996 Version End Date: -

ID	Location	Details	
E	648m SW	Status: Historical Licence No: 2569006026 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Ground Water - North West Region Point: "BOREHOLE AT PREMISES, CLAYTON, MANCHESTER" Data Type: Point Name: CIBA SPECIALTY CHEMICALS PLC Easting: 387700 Northing: 398100	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 24/03/1966 Expiry Date: - Issue No: 101 Version Start Date: 25/07/2000 Version End Date: -
E	648m SW	Status: Historical Licence No: 2569006026 Details: Process water Direct Source: Ground Water - North West Region Point: "BOREHOLE AT PREMISES, CLAYTON, MANCHESTER" Data Type: Point Name: CIBA SPECIALTY CHEMICALS PLC Easting: 387700 Northing: 398100	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 24/03/1966 Expiry Date: - Issue No: 101 Version Start Date: 25/07/2000 Version End Date: -
E	648m SW	Status: Historical Licence No: 2569006026 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Ground Water - North West Region Point: BOREHOLE AT PREMISES, CLAYTON, MANCHESTER Data Type: Point Name: CIBA SPECIALTY CHEMICALS PLC Easting: 387700 Northing: 398100	Annual Volume (m ³): 633962 Max Daily Volume (m ³): 2837 Original Application No: - Original Start Date: 24/03/1966 Expiry Date: - Issue No: 101 Version Start Date: 25/07/2000 Version End Date: -
E	648m SW	Status: Historical Licence No: 2569006026 Details: Process water Direct Source: Ground Water - North West Region Point: BOREHOLE AT PREMISES, CLAYTON, MANCHESTER Data Type: Point Name: CIBA SPECIALTY CHEMICALS PLC Easting: 387700 Northing: 398100	Annual Volume (m ³): 633962 Max Daily Volume (m ³): 2837 Original Application No: - Original Start Date: 24/03/1966 Expiry Date: - Issue No: 101 Version Start Date: 25/07/2000 Version End Date: -

ID	Location	Details	
-	718m SW	Status: Historical Licence No: NW/069/0006/005 Details: General Use Relating To Secondary Category (Medium Loss) Direct Source: Ground Water - North West Region Point: BOREHOLE AT OPENSHAW, WEST ASHTON Data Type: Point Name: MANCHESTER CITY FOOTBALL CLUB LIMITED Easting: 387681 Northing: 398032	Annual Volume (m ³): 266113 Max Daily Volume (m ³): 1000 Original Application No: - Original Start Date: 14/11/2012 Expiry Date: 31/03/2018 Issue No: 1 Version Start Date: 14/11/2012 Version End Date: -
-	718m SW	Status: Historical Licence No: NW/069/0006/005 Details: Horticultural Watering Direct Source: Ground Water - North West Region Point: BOREHOLE AT OPENSHAW, WEST ASHTON Data Type: Point Name: MANCHESTER CITY FOOTBALL CLUB LIMITED Easting: 387681 Northing: 398032	Annual Volume (m ³): 266113 Max Daily Volume (m ³): 1000 Original Application No: - Original Start Date: 14/11/2012 Expiry Date: 31/03/2018 Issue No: 1 Version Start Date: 14/11/2012 Version End Date: -
-	718m SW	Status: Historical Licence No: NW/069/0006/005 Details: Spray Irrigation - Direct Direct Source: Ground Water - North West Region Point: BOREHOLE AT OPENSHAW, WEST ASHTON Data Type: Point Name: MANCHESTER CITY FOOTBALL CLUB LIMITED Easting: 387681 Northing: 398032	Annual Volume (m ³): 266113 Max Daily Volume (m ³): 1000 Original Application No: - Original Start Date: 14/11/2012 Expiry Date: 31/03/2018 Issue No: 1 Version Start Date: 14/11/2012 Version End Date: -
-	718m SW	Status: Active Licence No: NW/069/0006/005/R01 Details: General Use Relating To Secondary Category (Medium Loss) Direct Source: Ground Water - North West Region Point: BOREHOLE AT OPENSHAW, WEST ASHTON Data Type: Point Name: MANCHESTER CITY FOOTBALL CLUB LIMITED Easting: 387681 Northing: 398032	Annual Volume (m ³): 221,650 Max Daily Volume (m ³): 1,000 Original Application No: NPS/WR/024168 Original Start Date: 01/04/2018 Expiry Date: 31/03/2024 Issue No: 1 Version Start Date: 01/04/2018 Version End Date: -
-	718m SW	Status: Active Licence No: NW/069/0006/005/R01 Details: Spray Irrigation - Direct Direct Source: Ground Water - North West Region Point: BOREHOLE AT OPENSHAW, WEST ASHTON Data Type: Point Name: MANCHESTER CITY FOOTBALL CLUB LIMITED Easting: 387681 Northing: 398032	Annual Volume (m ³): 221,650 Max Daily Volume (m ³): 1,000 Original Application No: NPS/WR/024168 Original Start Date: 01/04/2018 Expiry Date: 31/03/2024 Issue No: 1 Version Start Date: 01/04/2018 Version End Date: -



ID	Location	Details	
-	1356m NE	Status: Historical Licence No: 2569006021 Details: General use relating to Secondary Category (Medium Loss) Direct Source: Ground Water - North West Region Point: BOREHOLE AT CLAYTON MILL BRIDGE, MANCHESTER Data Type: Point Name: MANCHESTER ABATTOIR Easting: 389100 Northing: 399500	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 15/02/1966 Expiry Date: - Issue No: 100 Version Start Date: 22/05/1998 Version End Date: -
-	1796m S	Status: Historical Licence No: 2569006044 Details: Process Water Direct Source: Ground Water - North West Region Point: BOREHOLE AT PRESTON STREET, GORTON, MANCHESTER Data Type: Point Name: CEMEX UK MATERIALS LTD Easting: 388030 Northing: 396880	Annual Volume (m ³): 15000 Max Daily Volume (m ³): 115 Original Application No: - Original Start Date: 23/10/2003 Expiry Date: 31/03/2014 Issue No: 3 Version Start Date: 15/10/2007 Version End Date: -
-	1796m S	Status: Active Licence No: NW/069/0004/012 Details: Process Water Direct Source: Ground Water - North West Region Point: BOREHOLE AT PRESTON STREET, MANCHESTER Data Type: Point Name: Cemex UK Materials Limited Easting: 388030 Northing: 396880	Annual Volume (m ³): 7,500 Max Daily Volume (m ³): 72 Original Application No: NPS/WR/030760A Original Start Date: 19/06/2014 Expiry Date: 31/03/2027 Issue No: 2 Version Start Date: 21/12/2018 Version End Date: -
-	1812m NW	Status: Historical Licence No: 2569005061 Details: General use relating to Secondary Category (Medium Loss) Direct Source: Ground Water - North West Region Point: "BOREHOLE AT NORTON STREET, MILES PLATTING, MANCHESTER" Data Type: Point Name: HANSON QUARRY PRODUCTS EUROPE LTD Easting: 386550 Northing: 399790	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 08/02/2000 Expiry Date: - Issue No: 2 Version Start Date: 01/07/2000 Version End Date: -

ID	Location	Details	
-	1812m NW	Status: Active Licence No: 2569005061 Details: General Use Relating To Secondary Category (Medium Loss) Direct Source: Ground Water - North West Region Point: BOREHOLE AT NORTON STREET, MILES PLATTING, MANCHESTER Data Type: Point Name: HANSON QUARRY PRODUCTS EUROPE LIMITED Easting: 386550 Northing: 399790	Annual Volume (m ³): 33,000 Max Daily Volume (m ³): 125 Original Application No: NPS/WR/011609 Original Start Date: 08/02/2000 Expiry Date: - Issue No: 3 Version Start Date: 13/08/2012 Version End Date: -

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

5.7 Surface water abstractions

Records within 2000m

6

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.

Features are displayed on the Abstractions and Source Protection Zones map on **page 76**

ID	Location	Details	
B	340m SW	Status: Historical Licence No: 2569006997 Details: Process water Direct Source: "Surface, Non-Tidal - North West Region" Point: "ASHTON CANAL, MANCHESTER [CLAYTON ANALINE]" Data Type: Point Name: BRITISH WATERWAYS Easting: 387800 Northing: 398400	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 01/04/1969 Expiry Date: - Issue No: 100 Version Start Date: 01/04/1969 Version End Date: -
B	340m SW	Status: Historical Licence No: 2569006997 Details: Process water Direct Source: Surface, Non-Tidal - North West Region Point: ASHTON CANAL, MANCHESTER [CLAYTON ANALINE] Data Type: Point Name: BRITISH WATERWAYS BOARD Easting: 387800 Northing: 398400	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 01/04/1969 Expiry Date: - Issue No: 100 Version Start Date: 01/04/1969 Version End Date: -



ID	Location	Details	
B	340m SW	Status: Active Licence No: 2569006997 Details: Process Water Direct Source: Surface, Non-Tidal - North West Region Point: ASHTON CANAL MANCHESTER CLAYTON ANALINE Data Type: Point Name: Canal and River Trust Easting: 387800 Northing: 398400	Annual Volume (m ³): 3,500,420 Max Daily Volume (m ³): 3,500,420 Original Application No: 1470 Original Start Date: 01/04/1969 Expiry Date: - Issue No: 100 Version Start Date: 01/04/1969 Version End Date: -
C	389m S	Status: Historical Licence No: 2569006995 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: "Surface, Non-Tidal - North West Region" Point: "ASHTON CANAL, MANCHESTER" Data Type: Point Name: BRITISH WATERWAYS Easting: 388100 Northing: 398300	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 01/04/1969 Expiry Date: - Issue No: 100 Version Start Date: 01/04/1969 Version End Date: -
C	389m S	Status: Historical Licence No: 2569006995 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Surface, Non-Tidal - North West Region Point: ASHTON CANAL, MANCHESTER Data Type: Point Name: Canal and River Trust Easting: 388100 Northing: 398300	Annual Volume (m ³): 68,190 Max Daily Volume (m ³): 68,190 Original Application No: - Original Start Date: 01/04/1969 Expiry Date: - Issue No: 100 Version Start Date: 01/04/1969 Version End Date: -
2	485m SW	Status: Historical Licence No: 2569006996 Details: General Cooling (Existing Licences Only) (Low Loss) Direct Source: Surface, Non-Tidal - North West Region Point: ASHTON CANAL, MANCHESTER [VITACOM] Data Type: Point Name: BRITISH WATERWAYS Easting: 387600 Northing: 398400	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: 01/04/1969 Expiry Date: - Issue No: 100 Version Start Date: 01/04/1969 Version End Date: -

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



5.8 Potable abstractions

Records within 2000m

0

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.

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

5.9 Source Protection Zones

Records within 500m

0

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

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

1

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.

Features are displayed on the Hydrology map on **page 86**

This data is sourced from the Ordnance Survey.

6.3 WFD Surface water body catchments

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

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 86**

ID	Location	Type	Water body catchment	Water body ID	Operational catchment	Management catchment
1	On site	River	Medlock (Lumb Brook to Irwell)	GB112069061152	Roch Irk Medlock	Irwell

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

6.4 WFD Surface water bodies

Records identified	1
---------------------------	----------

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 86**

ID	Location	Type	Name	Water body ID	Overall rating	Chemical rating	Ecological rating	Year
-	646m NW	River	Medlock (Lumb Brook to Irwell)	GB112069061152	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 86**

ID	Location	Name	Water body ID	Overall rating	Chemical rating	Quantitative	Year
2	On site	Manchester and East Cheshire Permo-Triassic Sandstone Aquifers	<u>GB41201G101100</u>	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
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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
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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

8.1 Surface water flooding

Highest risk on site

Negligible

Highest risk within 50m

Negligible

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.

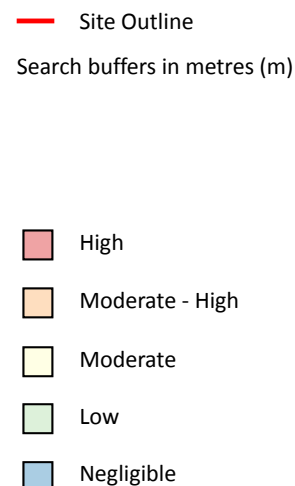
The data shown on the map and in the table above shows the highest likelihood of flood events happening at the site. Lower likelihood events may have greater flood depths and hence a greater potential impact on a site. The table below shows the maximum flood depths for a range of return periods for the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

Return period	Maximum modelled depth
1 in 1000 year	Negligible
1 in 250 year	Negligible
1 in 100 year	Negligible
1 in 30 year	Negligible

This data is sourced from Ambiental Risk Analytics.



9 Groundwater flooding



9.1 Groundwater flooding

Highest risk on site

Low

Highest risk within 50m

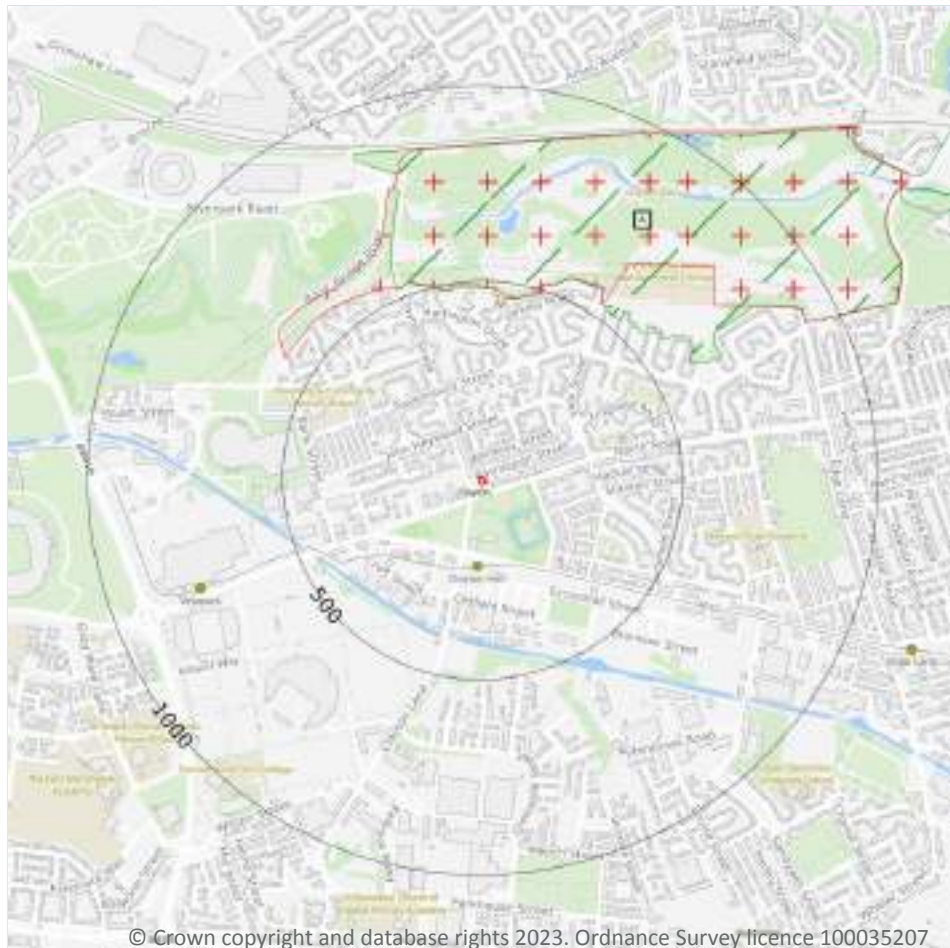
Moderate

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 93**

This data is sourced from Ambiantal Risk Analytics.

10 Environmental designations



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

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**1**

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 94**

ID	Location	Name	Data source
A	432m N	Clayton Vale	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

3

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

Features are displayed on the Environmental designations map on **page 94**

ID	Location	Name	Local Authority name
A	461m N	Merseyside and Greater Manchester	Manchester
1	1285m NE	Merseyside and Greater Manchester	Tameside
-	1648m NE	Merseyside and Greater Manchester	Oldham

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**1**

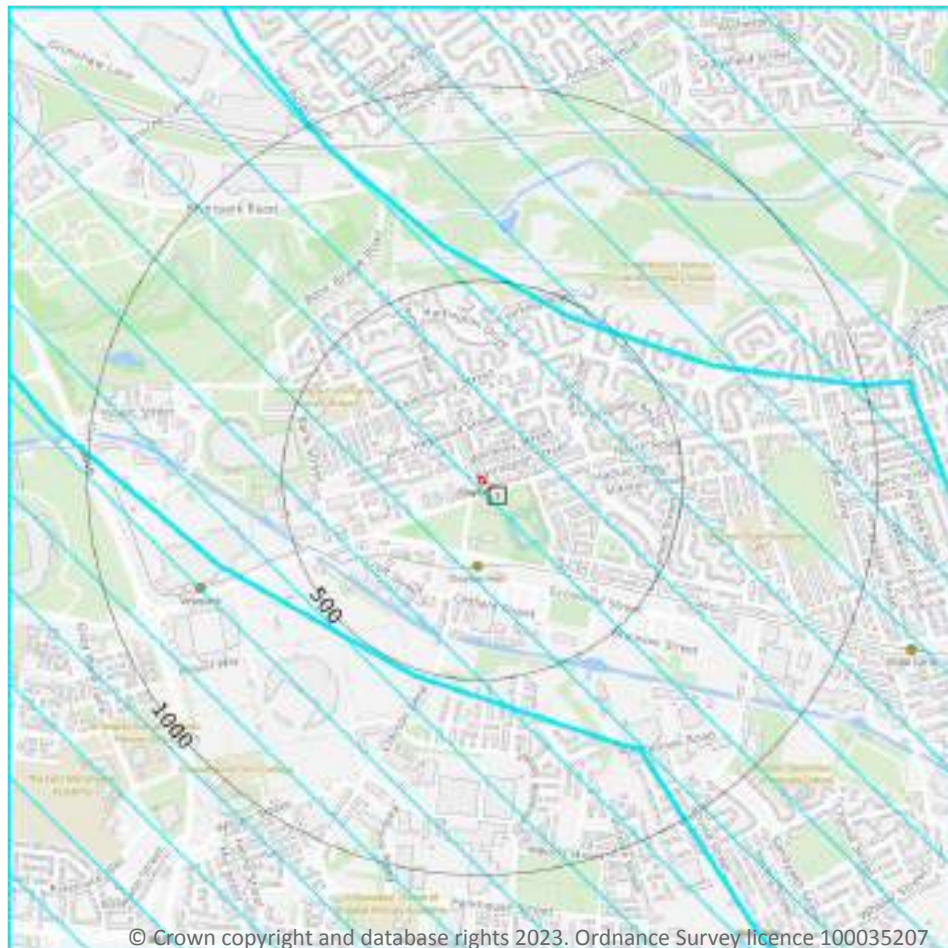
Areas at risk from agricultural nitrate pollution designated under the EC Nitrate Directive (91/676/EEC). These are areas of land that drain into waters polluted by nitrates. Farmers operating within these areas have to follow mandatory rules to tackle nitrate loss from agriculture.

Location	Name	Type	NVZ ID	Status
1753m 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 99**

ID	Location	Type of developments requiring consultation
1	On site	Infrastructure - Airports, helipads and other aviation proposals. Minerals, Oil and Gas - Planning applications for quarries, including: new proposals, review of minerals permissions (romp), extensions, variations to conditions etc. oil & gas exploration/extraction. Air pollution - Any industrial/agricultural development that could cause air pollution (incl: industrial processes, livestock & poultry units with floorspace > 500m², slurry lagoons & digestate stores > 750m², manure stores > 3500t). 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
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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**3**

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 101**

ID	Location	Name	Grade	Reference Number	Listed date
1	138m S	Church of St Cross, Clayton and Openshaw, Manchester, M11	II*	1283072	18/12/1963
A	168m SE	Clayton Hall, Clayton and Openshaw, Manchester, M11	II*	1197795	25/02/1952
2	197m SE	Bridge Over Moat To Clayton Hall, Clayton and Openshaw, Manchester, M11	II	1197796	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

1

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.

Features are displayed on the Visual and cultural designations map on **page 101**

ID	Location	Ancient monument name	Reference number
A	117m SE	Clayton Hall moated site	1009339

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

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12.1 Agricultural Land Classification

Records within 250m

2

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 104**

ID	Location	Classification	Description
1	On site	Urban	-
2	51m E	Urban	-

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

9

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 106**

ID	Location	Main Habitat	Other habitats
A	96m SE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
A	118m SE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
A	133m SE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
A	148m SE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)



ID	Location	Main Habitat	Other habitats
A	156m SE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
A	160m SE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
A	166m SE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
A	166m SE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
1	188m SE	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

0

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.

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

1

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.

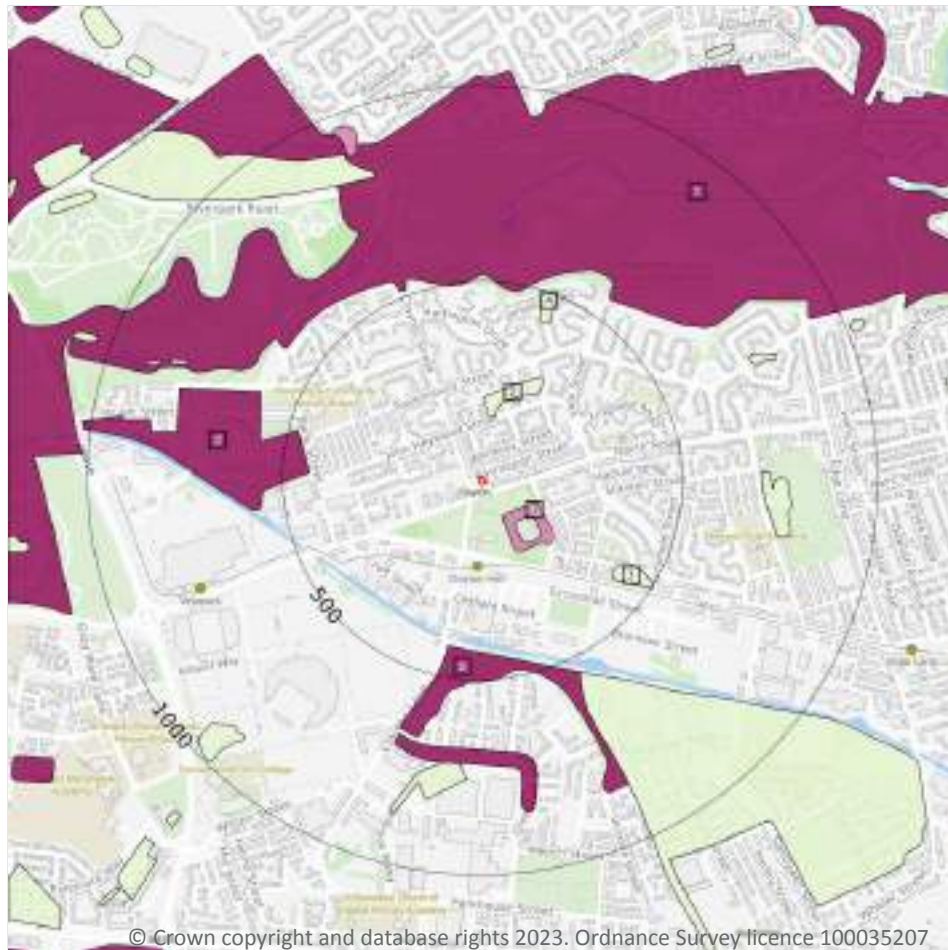
Features are displayed on the Geology 1:10,000 scale - Availability map on **page 108**

ID	Location	Artificial	Superficial	Bedrock	Mass movement	Sheet No.
1	On site	Full	Full	Full	Full	SJ89NE

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

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14.2 Artificial and made ground (10k)

Records within 500m

7

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 109**

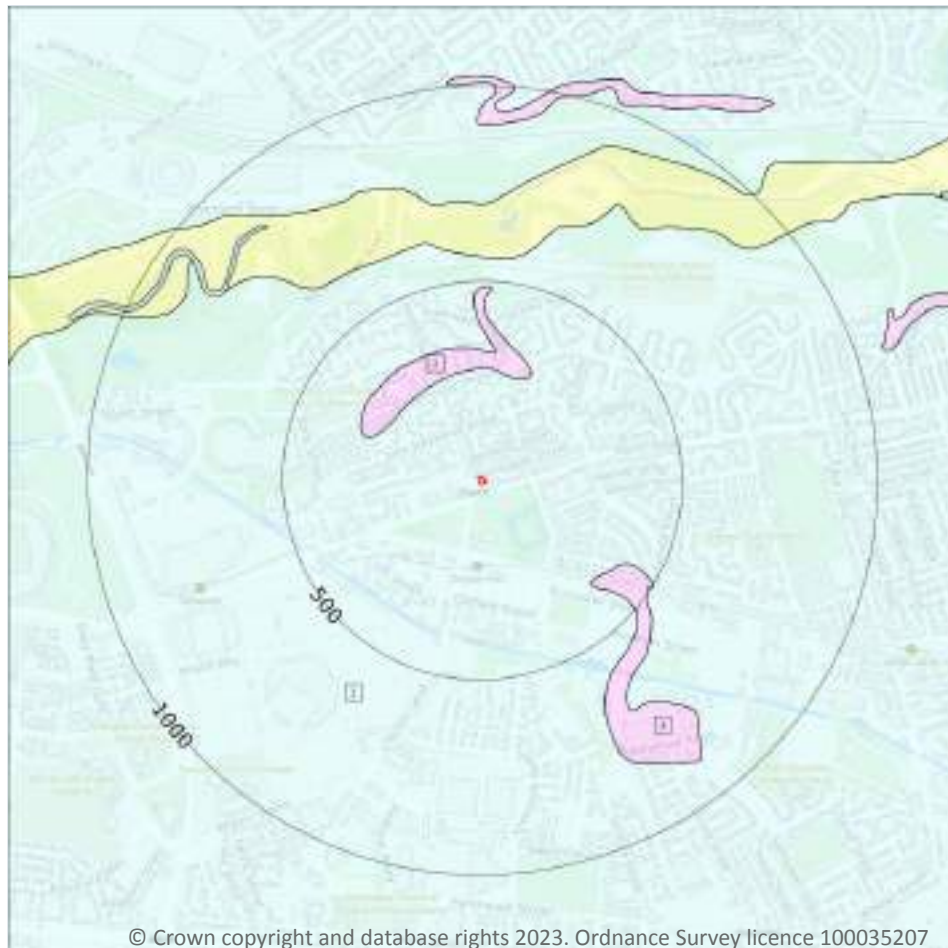
ID	Location	LEX Code	Description	Rock description
1	94m SE	WGR-VOID	Worked Ground (Undivided)	Void
2	154m N	WMGR-ARTDP	Infilled Ground	Artificial Deposit
3	394m SE	WMGR-ARTDP	Infilled Ground	Artificial Deposit
4	420m N	WMGR-ARTDP	Infilled Ground	Artificial Deposit

ID	Location	LEX Code	Description	Rock description
5	421m S	MGR-ARTDP	Made Ground (Undivided)	Artificial Deposit
6	431m W	MGR-ARTDP	Made Ground (Undivided)	Artificial Deposit
7	480m N	MGR-ARTDP	Made Ground (Undivided)	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 111**

ID	Location	LEX Code	Description	Rock description
1	On site	TILLD-DMTN	Till, Devensian - Diamicton	Diamicton
2	260m NW	GFDUD-XSV	Glaciofluvial Deposits, Devensian - Sand And Gravel	Sand And Gravel
3	369m SE	GFDUD-XSV	Glaciofluvial 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 113**

ID	Location	LEX Code	Description	Rock age
1	On site	MM-MDST	Manchester Marls Formation - Mudstone	Late Permian Epoch [Obsolete name]
2	121m N	CS-SDST	Collyhurst Sandstone Formation - Sandstone	Cisuralian Epoch
3	311m W	CPB-SDST	Chester Pebble Beds Formation - Sandstone	Early Triassic Epoch

ID	Location	LEX Code	Description	Rock age
5	361m SW	CPB-SDST	Chester Pebble Beds Formation - Sandstone	Early Triassic Epoch

This data is sourced from the British Geological Survey.

14.6 Bedrock faults and other linear features (10k)

Records within 500m

1

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 113**

ID	Location	Category	Description
4	311m W	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.

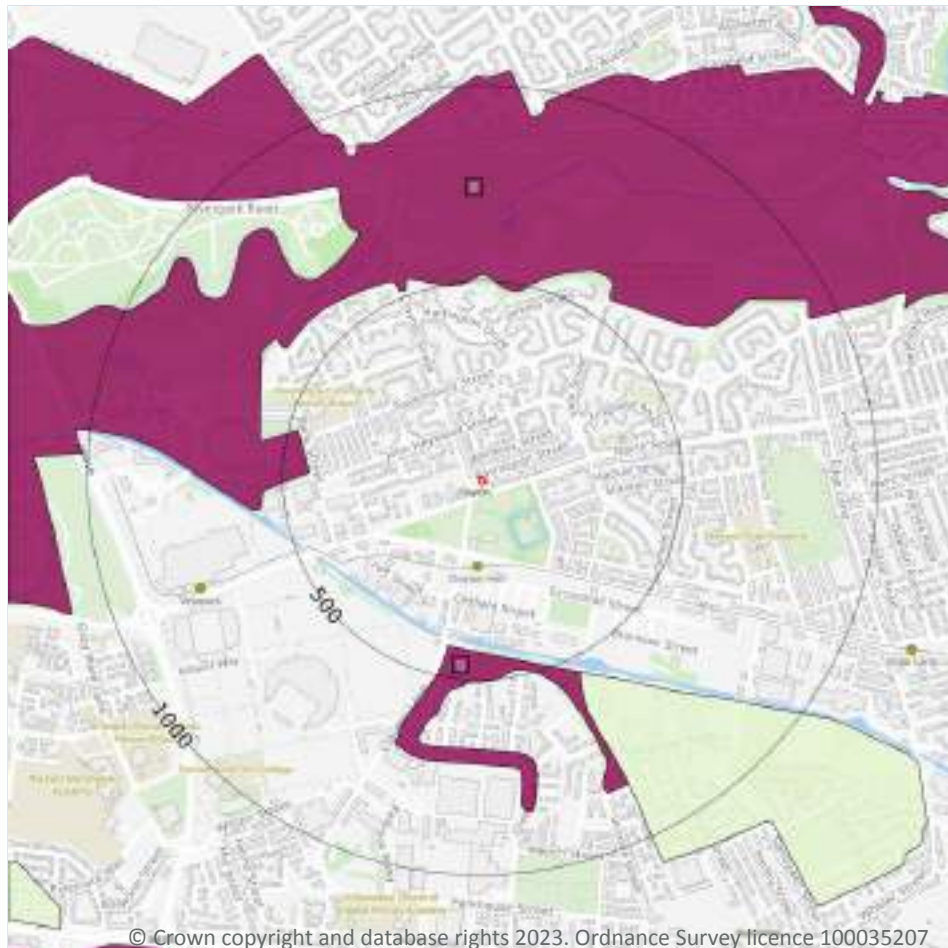
Features are displayed on the Geology 1:50,000 scale - Availability map on **page 115**

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

2

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 116**

ID	Location	LEX Code	Description	Rock description
1	421m S	MGR-ARTDP	MADE GROUND (UNDIVIDED)	ARTIFICIAL DEPOSIT
2	431m W	MGR-ARTDP	MADE GROUND (UNDIVIDED)	ARTIFICIAL DEPOSIT

This data is sourced from the British Geological Survey.

15.3 Artificial ground permeability (50k)

Records within 50m

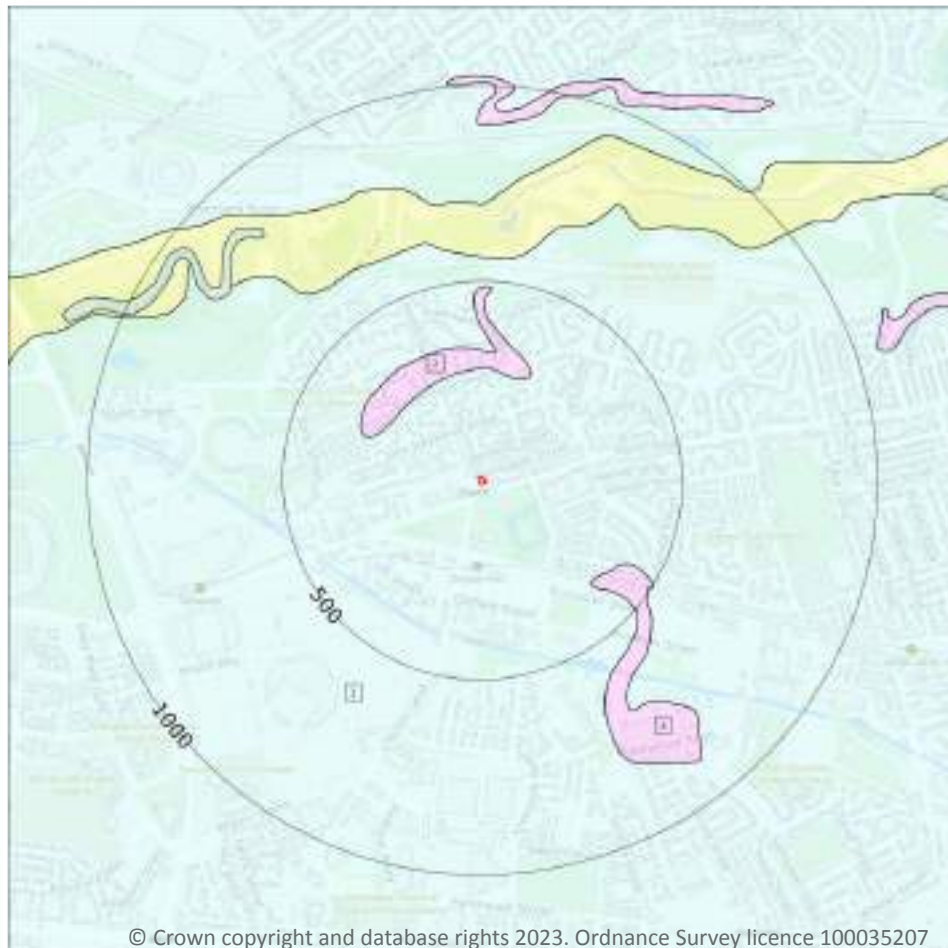
0

A qualitative classification of estimated rates of vertical movement of water from the ground surface through the unsaturated zone of any artificial 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 - 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

3

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 118**

ID	Location	LEX Code	Description	Rock description
1	On site	TILLD-DMTN	TILL, DEVENSIAN	DIAMICTON
2	260m NW	GFDUD-XSV	GLACIOFLUVIAL DEPOSITS, DEVENSIAN	SAND AND GRAVEL
3	369m SE	GFDUD-XSV	GLACIOFLUVIAL DEPOSITS, DEVENSIAN	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)

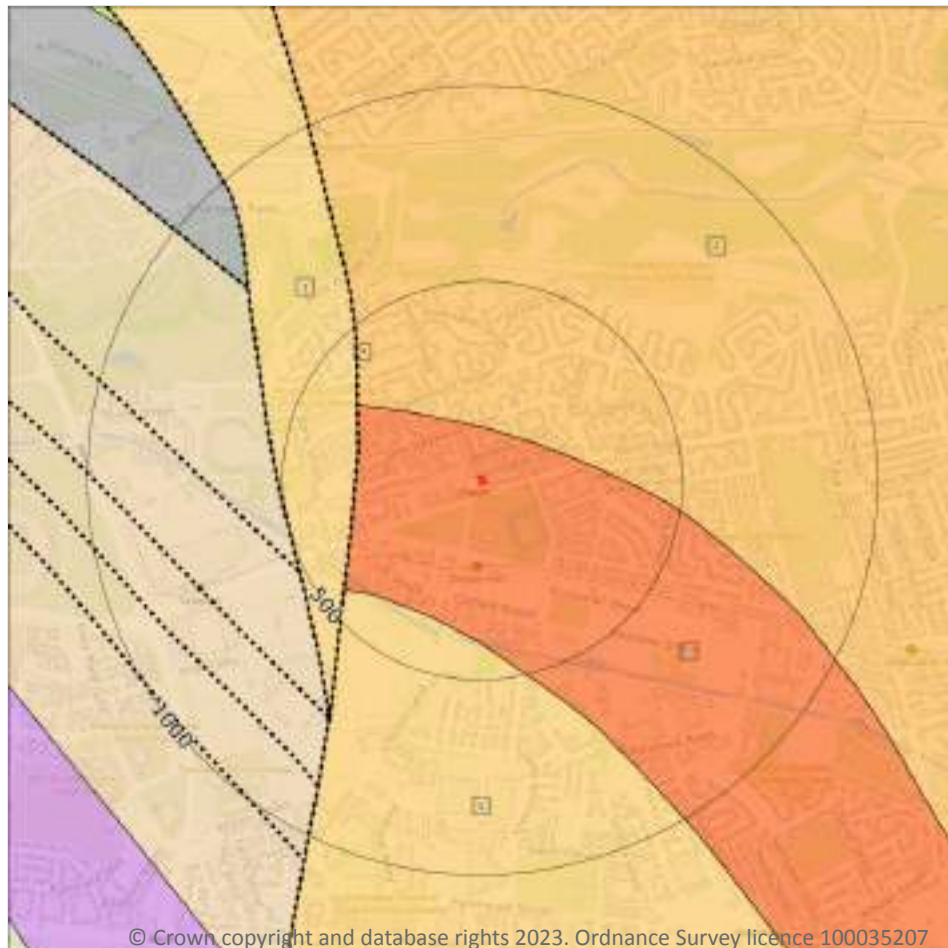
Records within 50m

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

4

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 120**

ID	Location	LEX Code	Description	Rock age
1	On site	MM-MDST	MANCHESTER MARLS FORMATION - MUDSTONE	-
2	121m N	CS-SDST	COLLYHURST SANDSTONE FORMATION - SANDSTONE	-
3	311m W	CHES-SDST	CHESTER FORMATION - SANDSTONE	OLENEKIAN
5	361m SW	CHES-SDST	CHESTER FORMATION - SANDSTONE	OLENEKIAN



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	Fracture	Low	Low

This data is sourced from the British Geological Survey.

15.10 Bedrock faults and other linear features (50k)

Records within 500m

1

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 120**

ID	Location	Category	Description
4	311m W	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

8

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 122**

ID	Location	Grid reference	Name	Length	Confidential	Web link
1	69m SW	387940 398640	NORTH ROAD CLAYTON TP1	-	Y	N/A
A	74m W	387920 398680	NORTH ROAD CLAYTON TP7	-	Y	N/A
A	80m W	387920 398660	NORTH ROAD CLAYTON TP8	-	Y	N/A



ID	Location	Grid reference	Name	Length	Confidential	Web link
A	83m W	387910 398700	NORTH ROAD CLAYTON TP6	-	Y	N/A
B	100m SW	387910 398630	NORTH ROAD CLAYTON TP2	-	Y	N/A
A	103m W	387890 398700	NORTH ROAD CLAYTON TP5	-	Y	N/A
B	105m SW	387900 398640	NORTH ROAD CLAYTON TP3	-	Y	N/A
2	106m W	387890 398670	NORTH ROAD CLAYTON TP4	-	Y	N/A

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 124**

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



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- 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 125**

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

1

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 126**

Location	Hazard rating	Details
On site	Negligible	Compressible strata are not thought to occur.

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 127**

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.

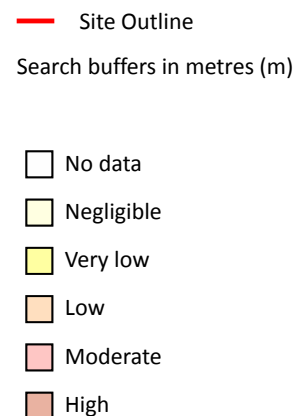
Features are displayed on the Natural ground subsidence - Landslides map on **page 128**

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



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 129**

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, ground workings and natural cavities



- Site Outline
- Search buffers in metres (m)
- Natural cavities (Area)
- Natural cavities (Point)
- BritPits
- Surface ground workings
- Underground workings
- Historical Mineral Planning Areas
- Mining Cavities
- 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 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.

18.2 BritPits

Records within 500m

2

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, ground workings and natural cavities map on **page 131**

ID	Location	Details	Description
G	481m W	Name: West End Brick Field Address: Clayton, 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
D	496m S	Name: Stockport Junction Sand Pit Address: Openshaw, MANCHESTER, Lancashire Commodity: Sand 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.

18.3 Surface ground workings

Records within 250m

14

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, ground workings and natural cavities map on **page 131**

ID	Location	Land Use	Year of mapping	Mapping scale
A	On site	Brick Works	1906	1:10560
A	36m N	Unspecified Ground Workings	1906	1:10560
A	53m NW	Brick Works	1923	1:10560
A	55m NW	Brick Works	1921	1:10560
A	92m N	Unspecified Pit	1933	1:10560
1	99m SE	Pond	1851	1:10560



ID	Location	Land Use	Year of mapping	Mapping scale
A	105m N	Pond	1906	1:10560
A	130m N	Unspecified Pit	1923	1:10560
A	131m N	Unspecified Ground Workings	1921	1:10560
A	136m N	Unspecified Pit	1891	1:10560
A	142m N	Pond	1851	1:10560
A	178m N	Pond	1933	1:10560
2	184m E	Ponds	1851	1:10560
3	205m E	Brick Works	1906	1:10560

This is data is sourced from Ordnance Survey/Groundsure.

18.4 Underground workings

Records within 1000m

8

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

Features are displayed on the Mining, ground workings and natural cavities map on **page 131**

ID	Location	Land Use	Year of mapping	Mapping scale
-	936m W	Colliery	1921	1:10560
-	936m W	Colliery	1906	1:10560
-	936m W	Colliery	1923	1:10560
-	954m W	Unspecified Disused Shafts	1985	1:10000
-	957m W	Unspecified Disused Shafts	1985	1:10000
-	960m W	Unspecified Shafts	1978	1:10000
-	963m W	Unspecified Shafts	1978	1:10000
-	995m NE	Unspecified Shaft	1978	1:10000

This is data is sourced from Ordnance Survey/Groundsure.



18.5 Historical Mineral Planning Areas

Records within 500m

0

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.

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 Mining cavities

Records within 1000m

1

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.

Features are displayed on the Mining, ground workings and natural cavities map on **page 131**

ID	Location	Mine Address	Mineral	Data source	Publisher
-	816m W	Manchester, Greater Manchester	Fireclay	'Underground Manchester - Secrets of the city revealed'	Willow Publishing

This data is sourced from Stantec UK Ltd.

18.8 JPB mining areas

Records on site

1

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



Location	Details
On site	In addition to being located inside an area where The Coal Authority have information on coal mining activities, Johnson Poole & Bloomer (JPB) have information such as mining plans and maps held within their archive of mining activities that have occurred within 1km of this property which may supplement this information. Please note, the plans held by JPB may also relate to non-mining records. Further details and a quote for services (if appropriate) can be obtained by emailing this report to enquiries.gs@jpb.co.uk .

This data is sourced from Johnson Poole and Bloomer.

18.9 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.

18.10 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.

18.11 Gypsum areas

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

Generalised areas that may be affected by gypsum extraction.

This data is sourced from British Gypsum.

18.12 Tin mining

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

Generalised areas that may be affected by historical tin mining.

This data is sourced from Groundsure.

18.13 Clay mining

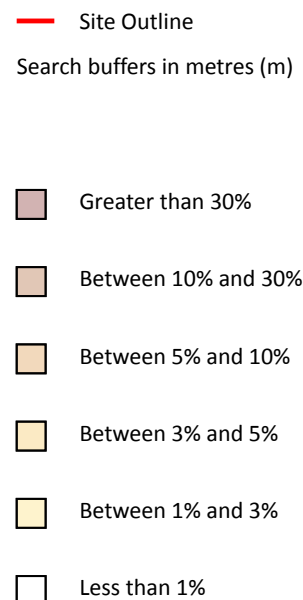
Records on site	0
-----------------	---

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 Radon



19.1 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 137**

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.



20 Soil chemistry

20.1 BGS Estimated Background Soil Chemistry

Records within 50m

6

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	15 - 30 mg/kg
On site	15 - 25 mg/kg	No data	100 - 200 mg/kg	60 - 120 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg
On site	15 - 25 mg/kg	No data	100 - 200 mg/kg	60 - 120 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg
13m SW	15 - 25 mg/kg	No data	100 - 200 mg/kg	60 - 120 mg/kg	1.8 mg/kg	60 - 90 mg/kg	30 - 45 mg/kg
26m S	15 - 25 mg/kg	No data	100 - 200 mg/kg	60 - 120 mg/kg	1.8 mg/kg	60 - 90 mg/kg	30 - 45 mg/kg
26m S	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.

20.2 BGS Estimated Urban Soil Chemistry

Records within 50m

4

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	28	4.9	49	34	0.3	92	16	32	3
On site	33	5.8	60	41	0.3	113	22	35	5
3m N	35	6.1	64	44	0.3	108	22	36	5
4m N	39	6.8	52	36	0.3	102	17	39	4

This data is sourced from the British Geological Survey.

20.3 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.

21 Railway infrastructure and projects



- Site Outline
- Search buffers in metres (m)
- C1 Crossrail 1 Stations
- Crossrail 1 Route
- 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

21.1 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.

21.2 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.

21.3 Railway tunnels

Records within 250m

0

Railway tunnels taken from contemporary Ordnance Survey mapping.

This data is sourced from the Ordnance Survey.

21.4 Historical railway and tunnel features

Records within 250m

1

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 141**

Location	Land Use	Year of mapping	Mapping scale
201m SW	Tramway Sidings	1908	2500

This data is sourced from Ordnance Survey/Groundsure.

21.5 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.

21.6 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.



21.7 Railways

Records within 250m

5

Currently existing railway lines, including standard railways, narrow gauge, funicular, trams and light railways. Features are displayed on the Railway infrastructure and projects map on **page 141**

Location	Name	Type
206m S		light_rail
209m S	Not given	Multi Track
209m S		light_rail
223m S		light_rail
245m SE		light_rail

This data is sourced from Ordnance Survey and OpenStreetMap.

21.8 Crossrail 1

Records within 500m

0

The Crossrail railway project links 41 stations over 100 kilometres from Reading and Heathrow in the west, through underground sections in central London, to Shenfield and Abbey Wood in the east.

This data is sourced from publicly available information by Groundsure.

21.9 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.

21.10 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: <https://www.groundsure.com/terms-and-conditions-jan-2020/>.



APPENDIX 5 - Coal Authority Report



The Coal
Authority

CON29M

coal mining report

113 NORTH ROAD, CLAYTON, MANCHESTER, M11 4NE



Known or potential coal mining risks

Past underground coal mining	Page 4
Future underground coal mining	Page 4



Further action

No further reports from the Coal Authority are required. Further information on any next steps can be found in our Professional opinion.

For more information on our reports please visit
www.groundstability.com



Professional opinion

According to the official mining information records held by the Coal Authority at the time of this search, evidence of, or the potential for, coal mining related features have been identified. It is unlikely that these features will impact on the stability of the enquiry boundary.

Your reference: **ORD-23050-3139**
Our reference: **51003337511001**
Date: **7 February 2023**

Client name:
James Doyle

If you require any further assistance please
contact our experts on:
0345 762 6848
groundstability@coal.gov.uk



The Law
Society

Enquiry boundary

Key

Approximate position of enquiry boundary shown



We can confirm that the location is
on the coalfield



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This report is prepared in accordance with the latest Law Society's Guidance Notes 2018, the User Guide 2018 and the Coal Authority's Terms and Conditions applicable at the time the report was produced.



Accessibility

If you would like this information in an alternative format, please contact our communications team on 0345 762 6848 or email communications@coal.gov.uk.



What if this information changes?

If this report is for a residential property, insurance is included to cover any loss in property value caused by any changes in the information contained in this report. Please see the attached certificate of insurance for the terms and conditions of this insurance. The insurance does not cover non-residential property or further action reports.

Your reference: **ORD-23050-3139**
Our reference: **51003337511001**
Date: **7 February 2023**

Client name:
James Doyle

If you require any further assistance please
contact our experts on:
0345 762 6848
groundstability@coal.gov.uk

Professional opinion



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 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.

If you are looking to develop, or undertake works, within a coal mining development high risk area your Local Authority planning department may require a Coal Mining Risk Assessment to be undertaken by a qualified mining geologist or engineer. Should you require any additional information then please contact the Coal Authority on **0345 762 6848** or email **cmra@coal.gov.uk**.

Detailed findings

Information provided by the Coal Authority in this report is compiled in response to the Law Society's CON29M Coal Mining enquiries. The said enquiries are protected by copyright owned by the Law Society of 113 Chancery Lane, London WC2A 1PL.

The Coal Authority owns the copyright in this report and the information used to produce this report is protected by our database rights. All rights are reserved and unauthorised use is prohibited. If we provide a report for you, this does not mean that copyright and any other rights will pass to you. However, you can use the report for your own purposes.

1

Past underground coal mining

The property is in a surface area that could be affected by underground mining in 2 seams of coal at 660m to 710m depth, and last worked in 1961.

Any movement in the ground due to coal mining activity associated with these workings should have stopped by now.

2

Present underground coal mining

The property is not within a surface area that could be affected by present underground mining.

3

Future underground coal mining

The property is not in an area where the Coal Authority has received an application for, and is currently considering whether to grant a licence to remove or work coal by underground methods.

The property is not in an area where a licence has been granted to remove or otherwise work coal using underground methods.

The property is not in an area likely to be affected from any planned future underground coal mining.

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

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

4 Mine entries

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

5 Coal mining geology

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

6 Past opencast coal mining

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

7 Present opencast coal mining

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

8 Future opencast coal mining

There are no licence requests outstanding to remove coal by opencast methods within 800 metres of the boundary.

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

9 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.

10 Mine gas

The Coal Authority has no record of a mine gas emission requiring action.

11 Hazards related to coal mining

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

Statutory cover



Coal mining subsidence

In the unlikely event of any coal mining related subsidence damage, the Coal Authority or the mine operator has a duty to take remedial action in respect of subsidence caused by the withdrawal of support from land or property in connection with lawful coal mining operations.

When the works are the responsibility of the Coal Authority, our dedicated public safety and subsidence team will manage the claim. The house or land owner ("the owner") is covered for these works under the terms of the Coal Mining Subsidence Act 1991 (as amended by the Coal Industry Act 1994). Please note, this Act does not apply where coal was worked or gotten by virtue of the grant of a gale in the Forest of Dean, or any other part of the Hundred of St. Briavels in the county of Gloucester.

If you believe your land or property is suffering from coal mining subsidence damage and you need more information on what to do next, please use the following link to our website which sets out what your rights are and what you need to consider before making a claim.

www.gov.uk/government/publications/coal-mining-subsidence-damage-notice-form



Coal mining hazards

Our public safety and subsidence team provide a 24 hour a day, 7 days a week hazard reporting service, to help protect the public from hazards caused by past coal workings, such as a mine shaft or shallow working collapse. To report any hazards please call **0800 288 4242**. Further information can be found on our website: www.gov.uk/coalauthority.



On behalf of the insurer

Coal Mining Report Insurance Policy Schedule

Policy number: 30095045

The insurer: Liberty Legal Indemnities – underwritten by Liberty Mutual Insurance Europe SE

Binding Authority contract number: RNMFP2303841

Property: 113 NORTH ROAD, CLAYTON, MANCHESTER, M11 4NE

Report reference number: 51003337511001

Limit of cover: £50,000.00

Dated: 7 February 2023

This policy and schedule shall be read together and any word or expression to which a specific meaning has been attached in either shall bear such meaning wherever it may appear.

Where a Coal Mining Report has been obtained in connection with a sale of the property, cover is provided for the benefit of a purchaser and their lender; in the case of a re-mortgage or where the existing owner chooses to obtain a Coal Mining Report, cover is provided for the benefit of the owner and their lender.

The policy offers protection against loss sustained by the owner of the property if any new problems or adverse entries are revealed in a subsequent Coal Mining Report which were not revealed by the original report to which the policy was attached.

The insured shall at all times comply with the requirements of the Conditions of this Policy.

Coal Mining Report Terms and Conditions can be viewed online at this link:

<https://www.groundstability.com/insurance/terms/20190404/terms.html>

Glossary



Key terms

adit - horizontal or sloped entrance to a mine

coal mining subsidence - ground movement caused by the removal of coal by underground mining

Coal Mining Subsidence Act 1991 - the Act setting out the duties of the Coal Authority to repair damage caused by coal mining subsidence

coal mining subsidence damage - damage to land, buildings or structures caused by the removal of coal by underground mining

coal seams - bed of coal of varying thickness

future opencast coal mining - a licence granted, or licence application received, by the Coal Authority to excavate coal from the surface

future underground coal mining - a licence granted, or licence application received, by the Coal Authority to excavate coal underground. Although it is unlikely, remaining coal reserves could create a possibility for future mining, which would be licensed by the Coal Authority

mine entries - collective name for shafts and adits

mine gas - reports of alleged mine gas emissions received by the Coal Authority within 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

payments to owners of former copyhold land - historically, copyhold land gave rights to coal to the copyholder. Legislation was set up to allow others to work this coal, but they had to issue a notice and pay compensation if a copyholder came forward

shaft - vertical entry into a mine

site investigation - investigations of coal mining risks carried out with the Coal Authority's permission

stop notice - a delay to repairs because further coal mining subsidence damage may occur and it would be unwise to carry out permanent repairs

subsidence claim - a formal notice of subsidence damage to the Coal Authority since it was established on 31 October 1994

withdrawal of support - a historic notice informing landowners that the coal beneath their property was going to be worked

working facilities orders - a court order which gave permission, restricted or prevented coal mine workings

APPENDIX 6 - CIRIA Risk Assessment Methodology

Contaminated Land Risk Assessment

Contaminated Land Risk Assessment is a technique that identifies and considers the associated risk, determines whether the risks are significant and whether action needs to be taken. The four main stages of risk assessment are:

Hazard Identification ➡ Hazard Assessment ➡ Risk Estimation ➡ Risk Evaluation

LCRM outlines the framework to be followed for risk assessment in the UK. The framework is designed to be consistent with UK legislation and policies including planning. The starting point of the risk assessment is to identify the context of the problem and the objectives of the process.

Formulating and developing a conceptual model for the site is an important requirement of risk assessment, this supports the identification and assessment of pollutant linkages. Development of the conceptual model forms the main part of preliminary risk assessment, and the model is subsequently refined or revised as more information and understanding is obtained through the risk assessment process.

Risk is a combination of the likelihood of an event occurring and the magnitude of its consequences. Therefore, both the likelihood and the consequences of an event must be taken into account when assessing risk.

The risk assessment process needs to take into account the degree of confidence required in decisions. Identification of uncertainties is an essential step in risk assessment.

The likelihood of an event is classified on a four-point system using the following terms and definitions from CIRIA C552:

- **High likelihood:** There is a pollution linkage and an event 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;
- **Likely:** There is a pollution linkage and all the elements are present and in the right place, which means it is probable that an event will occur. Circumstances are such that the event is not inevitable, but possible in the short term and likely over the long term;
- **Low likelihood:** There is a pollution linkage and circumstances are possible under which an event could occur. However, it is by no means certain even over a longer period such event would take place, and is less likely in the short term;
- **Unlikely:** There is a pollution linkage but circumstances are such that it is improbable the event would occur even in the long term.

The severity is also classified using a system based on CIRIA C552. The terms and definitions are:

- **Severe:** Short term (acute) risk to human health likely to result in 'significant harm' as defined by the Environment Protection Act 1990, Part IIA. Short-term risk of pollution of sensitive water resources. Catastrophic damage to buildings or property. A short-term risk to a particular ecosystem or organism forming part of that ecosystem (note definition of ecosystem in 'Draft Circular on Contaminated Land', DETR 2000);
Examples – High concentrations of contaminant on surface of recreation area, major spillage of contaminants from site into controlled waters, explosion causing building to collapse;

- **Medium:** Chronic damage to human health ('significant harm' as defined in DETR 2000). Pollution of sensitive water resources. A significant change in a particular ecosystem or organism forming part of that ecosystem (note definition of ecosystem in 'Draft Circular on Contaminated Land', DETR 2000);
Examples - Concentrations of contaminants exceed the generic assessment criteria, leaching of contaminants from a site to a Principal or Secondary Aquifer, death of species within a designated nature reserve;
- **Mild:** Pollution of non-sensitive water resources. Significant damage to crops, buildings, structures and services ('significant harm' as defined in 'Draft Circular on Contaminated Land', DETR 2000). Damage to sensitive buildings, structures, services or the environment;
Examples – Pollution of non-classified groundwater or damage to buildings rendering it unsafe to occupy.
- **Minor:** harm, not necessarily significant harm, which may result in financial loss or expenditure to resolve. Non-permanent health effects to human health (easily prevented by use of personal protective clothing etc). Easily repairable effects of damage to buildings, structures and services.
Examples – Presence of contaminants at such concentrations PPE is required during site work, loss of plants in landscaping scheme or discolouration of concrete.

Once the likelihood and severity have been determined, a risk category can be assigned using the table below.

		Consequences			
		Severe	Medium	Mild	Minor
Probability	Highly likely	Very high	High	Moderate	Moderate/low
	Likely	High	Moderate	Moderate/low	Low
	Low likelihood	Moderate	Moderate/low	Low	Very low
	Unlikely	Moderate/low	Low	Very Low	Very low

Definitions of the risk categories obtained from the above table are as follows together with an assessment of the further work that might be required:

- **Very high:** 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 is currently happening. This risk, if realised, could result in substantial liability. Urgent investigation and remediation are likely to be required;
- **High:** 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 is required and remedial works may be necessary in the short term and are likely over the longer term;
- **Moderate:** 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 would be more likely to be relatively mild. Investigation is normally required to clarify the risk and determine the liability. Some remedial works may be required in the longer term;
- **Low:** 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;
- **Very Low:** 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.

APPENDIX 7 - Relevant Legislative Background

Legislative Background

Environmental liabilities and risks have been evaluated in terms of a source -pathway - target relationship in accordance with the approach set out in:

- The 1995 Environment Act;
- The Contaminated Land (England) Regulations 2000;
- The DETR circular 02/2000 Environmental Protection Act 1990: Part IIA Contaminated Land.

Contaminated land is defined within the legislative framework as land which is in such condition by reason of substances in, on or under the land that:

- 1) Significant harm is being caused or there is a significant possibility of such harm being caused;
- 2) Significant pollution of controlled waters is being or is likely to be caused.

The potential for harm is based on the presence of three factors:

- **Source** - substances that are potential contaminants or pollutants that may cause harm;
- **Pathway** - a potential route by which contaminants can move from the source to the receptor;
- **Receptor** - a receptor that may be harmed, for example the water environment, humans and water.

Where a source, pathway and target are all present a pollutant linkage exists and there is potential for harm to be caused. The presence of a source does not automatically imply that a contamination problem exists, since contamination must be defined in terms of pollutant linkages and unacceptable risk of harm. The nature and importance of both pathways and receptors are site specific and will vary according to the intended end use of the site, its characteristics and its surroundings.

The key principle which supports the SPR approach is 'suitable for use' criteria. This requires remedial action only where contamination is considered to pose unacceptable actual or potential risks to health or the environment and, taking into account the proposed use of the site.

Relevant Guidance Documents

This report has been prepared in accordance with the list of guidance below however the list is not exhaustive:

- LCRM – Model Procedures;
- Contamination and Environmental Matters - Their implications for Property Professionals (2nd Edition RICS Nov 2003);
- Brownfields – Managing the development of previously developed land – A client's guide, CIRIA 2002;
- DEFRA and Environment Agency publications CLR7 – 10, supported by the TOX guides and SGV guides, dated March 2002;
- DETR Circular 02/2000, Contaminated Land: Implementation of Part IIA of the Environmental Protection Act 1990;
- Environment Agency technical advice to third parties on Pollution of Controlled Waters for Part IIA of the EPA1990, May 2002;

Relevant Legislative Documents

The following is a non-exhaustive list of legislative framework documents that has been considered in the production of this report:

- The Environment Act (1995);
- The Environmental Protection Act 1990: Part 2A Contaminated Land Statutory Guidance (2012);
- The Environment Protection Act (1990);
- The Contaminated Land (England) Act (2000);
- Contaminated Land (England) Regulations (2012);
- The Water Resources Act (1991);
- The Pollution Prevention and Control (England and Wales) Regulations (2000);
- The Landfill Regulations (England and Wales) Regulations (2002);
- The Landfill (England and Wales) (Amendment) Regulations (2004);
- Health and Safety at Work Act;

APPENDIX 8 - Limitations

Limitations

This report (Report) forms part of the Services and if applicable Additional Services undertaken by Groundtech Consulting Ltd pursuant to a written contract (Agreement) which contains detailed provisions including express limitations of the liability of Groundtech Consulting Ltd.

This Report was prepared using reasonable skill and care as stated in the Agreement for the purpose including intended end use stated by the Client (Purpose) and the liability of Groundtech Consulting Ltd in respect of the form and content of this Report is no greater than its liability under the Agreement. All records, measurements notes, or any other data (Data) obtained by or for the benefit of the Consultant were obtained at a specific point in time and it may not be assumed by the Client or any person relying on this Report that the Data will remain unaffected by the passage of time, the seasons, weather conditions, changes in the water table or the carrying out and completion of works at the Site.

Unless otherwise agreed this Report has been prepared exclusively for the use and reliance of the Client and may not be relied upon, by any other party except as provided for in the Agreement. A third party who relies on this Report, does so at their own and sole risk and Groundtech Consulting Ltd has no liability to such parties.

Groundtech Consulting Ltd that this Report is to be used for the Purpose. The Purpose was instrumental in determining the scope and of the Services provided. If the Purpose should change, the Client may not be able to rely on the Report without the separate agreement of Groundtech Consulting Ltd.

Since the Report was written, later changes in legislation, statutory requirements and industry best practices have not been considered and this should be allowed for. Ground conditions can also change (see below) and should be investigated if there is any significant delay in acting on the findings of this Report. The period of time may result in changes in site conditions, regulatory or other legal provisions, technology or economic conditions which could render the Report inaccurate or unreliable. The information and conclusions in this Report should not be relied upon in the future without written confirmation from Groundtech Consulting Ltd that it is safe to do so.

The observations and conclusions outlined in this Report are based exclusively on the services that were provided as set out in the agreement between the client and Groundtech Consulting Ltd.

Groundtech Consulting Ltd is not liable for the existence of any condition, the discovery of which would require additional investigation outside the agreed scope of works or core competency. The Report is based upon Groundtech Consulting Ltd's observations of existing physical conditions at the Site gained from site reconnaissance together with interpretation of information including documentation, obtained from third parties and from the Client on the history and usage of the Site. The findings and recommendations contained in this Report are based in part upon information provided by third parties, and Groundtech Consulting Ltd have relied upon such information assuming it to be correct.

Groundtech Consulting Ltd accepts no responsibility for errors or inaccuracies in third party information presented in this Report. Groundtech Consulting Ltd was not authorised to independently verify the accuracy or completeness of information, documentation or materials received from the client or third parties, including laboratories and information services, during the performance of the Services or Additional Services. Groundtech Consulting Ltd is not liable for any inaccurate information, misrepresentation of data or conclusions, which may inform the scope of investigation undertaken by Groundtech Consulting Ltd and forms the contract with the client.

Where field investigations have been carried out these have been restricted to a level of detail required to achieve the stated objectives of the work. Ground conditions may also vary due to the ground's heterogeneous properties and because investigation exploratory locations only allow examination of the ground at discrete locations. The potential exists for ground conditions to be encountered which are different to those considered in this Report, particularly between exploratory holes. The extent of the limited area depends on the soil and groundwater conditions, together with other constraints such as the position of any existing structures and underground utilities. If so stipulated in the Agreement, geo-environmental testing was carried out for a limited number of parameters based on an understanding of the available operational and historical information, and it should not be inferred that other chemical species are not present.

Any groundwater conditions entered on the exploratory hole records are those observed at the time of investigation. The groundwater level often has not had time to reach equilibrium and a monitoring period is required. Furthermore, groundwater levels are subject to seasonal variation or changes in local drainage conditions and groundwater levels may occur at other times of the year which are higher than were recorded during this investigation.

Any site drawings provided in this Report are preliminary and used to present the general relative locations of features on, and surrounding, the Site.

