

10th March 2022
Our Ref: 42210R1/Iss-RevA

PDF BY EMAIL ONLY

KMM Homes Limited
31 Sackville Street
Manchester
M1 3LZ

Dear KMM Homes,

**THE FORMER GROVE PUBLIC HOUSE, 1515 ASHTON OLD ROAD, MANCHESTER M11 1GR
PHASE 1 ENVIRONMENTAL ASSESSMENT**

Overview

We write, following your instruction, to provide a Phase 1 environmental assessment (site investigation) to assist in preparation for residential development of The Former Grove Public House located at No. 1515 Ashton Old Road in the Openshaw area of Manchester, M11 1GR ('the site'). Figure 1 shows the site location (centred on National Grid Reference 389921, 397353) and Figures 2 and 3 show the current site layout and boundary locations.

This report has been prepared to provide information to help assess potential geo-environmental and land contamination issues that may affect the proposed development.

The report provides details of the environmental site setting based on a site walkover and information gathered from publicly available environmental/geological information from public bodies (including the Environment Agency (EA) (via DATA.GOV.UK) and British Geological Survey (BGS)) via a Groundsure Insight report reproduced in Appendix C. A review of current and historical Ordnance Survey mapping data has also been completed. The assessment includes a site conceptual model, a land contamination preliminary risk assessment, risk evaluation and conclusions and recommendations to assist in furthering development at the site.

The site walkover was undertaken on the 1st March 2022, photographs of the site are included in Appendix B.

Limitations of Assessment

The report has been prepared under umbrella frameworks laid out in non-statutory UK guidance provided here: <https://www.gov.uk/government/publications/land-contamination-risk-management-lcrm> and in R&D66:2008 ('Guidance for the safe development of housing on land affected by contamination'), as well as in general accordance with the current National Planning Policy Framework. Information provided to or obtained by Peak Environmental Solutions has been relied upon in good faith. Our investigations exclude (i) surveys to identify the presence injurious and invasive weeds; (ii) surveys to identify the presence of asbestos containing materials in buildings and; (iii) surveys to identify geotechnical risk/issues, including those associated to potential mining legacy concerns. This report is subject to our standard terms of business and the attached limitations and exceptions.

Existing Site Layout

The ~0.05 Hectare site is located in the Openshaw area of Manchester ~6km to the east of the city centre. The site is currently comprises:

-)] The Former Grove Public House. A one and two storey brick building with a cellar that occupies the majority of the site area and faces south onto Ashton Old Road (Photos 1&2).
-)] A single storey residential extension to the pub building located in the centre/east of the site (Photo 2).
-)] A small, predominantly hard surfaced former beer garden/external garden area located in the north-east of the site (Photos 5&6).
-)] A section of Club Street. An asphalt surfaced dead-end road that extends north off Ashton Old Road along the western site boundary (Photos 3&4).

Site boundaries are absent to the west and formed by building walls or brick walls on the other sides of the site.

The former pub building includes a bar area (Photo 7) and a cellar beneath the front (southern part of) the building (Photo 8). The cellar was dry with no standing water at the time of the walkover. The building has gas central heating and is connected to mains water and drainage.

No significant areas of temporary or permanent waste storage or disposal were identified during the walkover (the cellar and beer garden areas did include some probable waste materials). No bulk liquid (including oil) storage was on-going. Other than the main building basement, no underground structures (excluding underground services) were identified. No visual or olfactory evidence to suggest the presence of ground contamination was observed.

Surrounding Land Use

The site is located in an area of mixed land use in the Manchester suburb of Openshaw. Land uses surrounding the site are as follows:

-)] **North:** A disused area of land occupied by small trees and surrounded by a palisade fence extends ~25m to the north to the former Openshaw AEU Bowling Club and Institute. Beyond the club facilities are Openshaw School playing fields, with allotment gardens, school buildings and residential houses beyond.
-)] **East:** Houses, small scale commercial facilities and a church located on Ashton Old Road are present immediately to the east. A fuel filling station is located to the north of Ashton Old Road ~120m to the east.
-)] **South:** Houses are present immediately to the south of Ashton Old Road, with further housing extending ~200m to rail lines beyond. A park is present ~115m to the south-west.
-)] **West:** Houses are present to the west extending at least 500m.

Proposed Site Layout

The proposed development layout is shown in *Drawing No. BG-EWA-ZZ-00-DR-A-70400 in the Figures Section.*

A terrace of three residential properties will be built in the south of the site, with the main access via Ashton Old Road. Soft landscaped gardens for each of the properties will be located in the north of the site with parking areas in the north-east and to the east on Club Street.

Geological, Hydrogeological & Hydrological Setting

The 1:50,000 scale BGS geology map for the area records the presence of superficial deposits beneath the site consisting of Quaternary Devensian Till. Bedrock geology consists of the Permian Collyhurst Sandstone Formation. Carboniferous Coal Measures are present at depth beneath the site.

The BGS hold a database of borehole records that can sometimes provide additional ground condition information. The nearest log is for a borehole drilled in 1988 located ~85m to the west of the site and extended to 5m below ground level. The log records a thin layer of made ground over Boulder Clay (Till) extending to the base of the borehole. A thin gravel band was encountered at ~3m bgl. The shallow deposits are described as follows:

'Firm brown/grey sandy CLAY with fine to medium gravel. BOULDER CLAY'.

The site is located in an area where the Coal Authority consider that there may be risks associated with past or present coal mining (i.e. it is located within the Coal Authority Reporting Area). The site is not located within the Development High Risk Area, suggesting that the Coal Authority consider it unlikely that past underground mining will affect development at the site. No mine entries or surface coal outcrops are recorded within 1 km on the on-line planning Coal Authority mapping (viewed March 2022).

Radon Maps provided by Public Health England indicate that the site is located within an area where the maximum radon potential is less than 1%. Radon protection measures should not be required for the proposed properties. This will need to be agreed directly with building control in due course.

The superficial deposits beneath the site are classified as a Secondary Undifferentiated Aquifer suggesting that they are unlikely to represent a significant groundwater resource. The bedrock deposits are classified as a Principal Aquifer and may represent a source for locally and regionally important groundwater supplies. There are no groundwater abstractions recorded on the EA database within 1km of the site however and the site is not located within a Source Protection Zone (SPZ) set by the EA for the protection of important groundwater abstractions (Appendix C).

The nearest surface water feature is the Ashton Canal located ~460m to the north. Surface water runoff is likely to be in a southerly direction however in line with local topography. The nearest surface water feature to the south is the Gorton Reservoir system located more than 600m from the site.

The site is in an area that the EA have categorised as having a low probability of flooding (less than 1 in 1,000 annual probability of river or sea flooding).

Ecologically Sensitive Areas

The Government Information website www.magic.gov.uk lists conservation designations for the area. There are no designated areas including Sites of Special Scientific Interest, Areas of Outstanding Natural Beauty, Environmentally Sensitive Areas, National Nature Reserves, Local Nature Reserves or Specially Protected Areas within 1km of the site. No Scheduled Ancient Monuments are located near the site.

Site History & Potentially Contaminative Landuse

Historic Ordnance Survey (OS) maps for the site (1885 to present day) are attached and provide supporting information about previous on and off-site land use, including potentially contaminative land uses on or around the site. Aerial photography for the period between 2000 and 2021 has also been reviewed via Google Earth Pro.

At the time of the first OS in 1848, buildings were already present on the site or in very close proximity. Ashton Old Road was present to the south, with some houses nearby. Rail lines were also already present in their current location to the south and school buildings in approximately their current locations to the north and north-east.

By 1892, the pub building is present in its current location immediately to the east of Club Street. The eastern half of the site is also occupied by buildings, although not in their current configuration. Based on the surrounding developments at this time, a terrace of two residential houses is most likely. Houses have been built to the south and tram lines are shown within Ashton Old Road. The bowling club is present to the north.

Further, predominantly housing development in the area has occurred by 1909. This map records the Fairfield Laundry ~120m to the north for the first time. The laundry is expanded gradually over subsequent maps until it is removed sometime prior to 1991.

By 1933, small buildings assumed to be domestic scale garages are recorded on the area of land immediately to the north of the site (currently disused). Sometime around the 1970s, houses and a pub located immediately to the west of Club Street are removed and replaced by another pub building. The fuel filling station ~120m to the east is first shown on mapping from 1983.

The site remains in its 1892 layout until sometime prior to 1991 when the houses in the east of the site are removed and the pub building is extended to the east to approximately its current dimensions.

The aerial photograph record from 2000 shows the garages immediately to the north have been removed, leaving the undeveloped, fenced off area currently present. The pub to the west is removed between 2005 and 2009 and is replaced by residential houses around 2017 as part of a much wider programme of housing upgrades that took place to the west of the site around this time. No other significant changes are recorded on the subsequent aerial photographs.

Contemporary Potentially Contaminative On-Site & Off-site Landuses

No industrial plants or facilities permitted to operate by the EA have been identified within the site boundaries. No current permitted activities have been identified within 500m of the site.

Contemporary industrial land uses have been identified within 500m of the site are as described above (fuel filling station to the east).

Contamination Sources - Registered Waste Operations, Infilled Land and Pollution Incidents

No pollution incidents that are likely to affect the development have been identified on the EA database at the site or in the near vicinity (Appendix C).

No currently operational landfill sites are recorded on the EA database within 500m of the site. A closed landfill is recorded ~425m to the north-west of the site but should not affect the development (see Appendix C).

Contaminants & Hazards of Concern

The Phase 1 process has identified the following potential issues that may affect the development:

-)] The site was first developed sometime prior to 1885 and has been used continuously for housing or as a public house since that time. Although these uses do not represent a significant sources of ground contamination, developed site use has been on-going for a considerable period and some contamination may have resulted.
-)] The two terraced houses historically located in the east of the site may have included basement structures that are likely to have been infilled. Fill materials can sometimes represent a source of contamination depending on their source.
-)] The site buildings and potentially site soils may include asbestos containing materials (ACMs) owing to alterations during the period of common asbestos use.
-)] Domestic scale garages were constructed immediately to the north of the site sometime around the late 1950s and used in this form until they were demolished sometime prior to 2000. Some ground contamination may have occurred as result of garage activities, but this is likely to be limited in extent and significant impacts at the site are currently considered unlikely.
-)] A laundry was historically (between ~1900 and ~1980s) located ~120m to the north of the site. Dry cleaning, if it was carried out, represents a source of ground contamination in the form of chlorinated solvents which can remain in the ground for long periods. Solvents could migrate onto the site via groundwater movement. Low permeability deposits are present beneath the site and the surrounding area however and significant on-going impacts at the site are considered unlikely.

No other potential contaminants or sources of contamination that may affect the development have been identified during the Phase 1 assessment process.

Some concentrations of the following contaminants in particular may be present as a result of a history of development at the site and local ground conditions:

-)] Arsenic, cadmium, chromium, copper, lead, mercury, nickel, selenium, vanadium, zinc.
-)] Asbestos containing materials (ACMs).
-)] Banded speciated total petroleum hydrocarbons (TPH) fractions C6-C35.

-) Volatile organic compounds including chlorinated solvents.
-) Priority 16 polyaromatic hydrocarbons (PAHs): naphthalene, acenaphthene, acenaphthylene, fluorene, phenanthrene, anthracene, fluoranthene, pyrene, benzo-a-anthracene, chrysene, benzo-b-fluoranthene, benzo-k-fluoranthene, benzo-a-pyrene, dibenzo-a,h-anthracene, benzo-g,h,i-perylene, indeno-1,2,3-c,d-pyrene.

Ground gases (methane and carbon dioxide) are currently considered unlikely to affect the site or the development.

Risk Assessment

The qualitative PRA is presented in Table 1 and considers the proposed residential development. The PRA includes an initial conceptual site model to assess the relative significance of risks associated with relevant pollutant linkages identified by a source-pathway-receptor analysis. The relative assessment of risk is based on the following:

-) The likelihood (probability) of an event occurring, taking into account the presence of the hazard & receptor, as well the plausibility of the pathway. The likelihood is defined as the chance of a particular event occurring in a given period of time.
-) The severity of the potential consequence, taking into account the relative significance the hazard (typically site specific) and the relative sensitivity of the receptor. Severity or consequence can be defined as adverse effect(s) or harm arising from a hazard that impairs receptor function/condition in the short term (acute) or longer term (chronic).
-) Risk classification (very low to very high) using a risk matrix that combines 'consequence' and 'likelihood'; the risk matrix is detailed in Appendix E.
-) For the purposes of the qualitative assessment, identified very low and low risks will be considered acceptable for the redeveloped use.

The PRA does not specifically consider risks to construction workers during the development who may come into contact with site soils. Protection of workers should be achieved via routine precautions and compliance with relevant construction health and safety statutory/non-statutory guidance and codes of practice.

Table 1: Post-Development Conceptual Site Model & Preliminary Risk Assessment

Relevant Pollutant Linkages			Risk Assessment			
Source/Hazard	Pathway	Sensitive Receptor	Consequence	Likelihood	Preliminary Risk Classification	Comments
Inorganic/organic substances in soils & groundwater	Direct contact (Ingestion & Dermal) Inhalation of soil dust Internal and external inhalation of organic vapour Migration of organic contaminants into plastic water supply pipes Ingestion of site grown vegetables	Human Health Future site users	Medium	Low likelihood	Moderate to Low risk	Some ground contamination may be present as a result of historic site use or surrounding land use. Sensitive residential receptors will be introduced.
	Soils leaching to groundwater Perched water discharge to groundwater Lateral groundwater flow	Controlled Waters Groundwater	Medium	Unlikely	Low risk	The site is located in an important groundwater resource area, but a significant thickness of low permeability superficial deposits are present. Surface waters are not located in close proximity and are less likely to be affected by contaminants from the site.
	Groundwater discharge to surface waters Direct surface run-off	Controlled Waters Surface water	Medium	Unlikely	Low risk	
Asbestos fibres/fragments in shallow soils	Inhalation of soil dust Direct contact (Ingestion & Dermal)	Human Health Future site users	Medium	Low likelihood	Moderate to Low risk	-
Aggressive ground conditions	Direct contact with contaminated soils & pore water	BBM&S Buildings, building materials and services	Medium	Unlikely	Low risk	-

Note: Identified Very Low and Low risks are considered acceptable for the redeveloped use
BBM&S: Buildings, building materials and services.

Conclusions and Recommendations

A Phase 1 environmental assessment has been undertaken for the site to support the proposed redevelopment. The purpose of the assessment was to:

1. Determine the potential for land contamination issues arising from the current or historical uses of the site and surrounding area; and
2. Provide an assessment of potential risks that identified land contamination issues may pose to sensitive receptors on the developed site (including future site users, controlled waters and infrastructure).

The PRA has identified moderate to low risks to the identified receptors associated with potential land contamination and other related sources/hazards at the site. The following actions should be incorporated into the development scheme to ensure potential risks are effectively managed:

-) The current buildings should be assessed for potential ACMs via an appropriate HSG264 compliant asbestos demolition survey. The recommendations of the survey should be implemented in line with CAR-2012, with all ACMs handled appropriately and removed for appropriate off-site disposal.
-) The majority of the site is currently covered by buildings rendering pre-demolition Phase 2 ground investigation unlikely to be successful in characterising potential risks to the future site occupiers and other receptors. Demolition works will include ground works to remove in-ground structures. A discovery strategy should be developed for use during the site clearance and groundworks should visibly contamination impacted made ground deposits and/or natural soils and waste deposits be encountered. The strategy should include a protocol for characterising and dealing with any encountered contamination, including liaison with Manchester City Council (MCC).
-) Surface cover materials will need to be imported for use in future soft landscaped/garden areas (none are currently present). The verification approach for the imported materials and the cover system design should be agreed with MCC before materials are imported to site. The approach should ensure that substances in imported shallow soils in exposed areas will not pose an unacceptable risk to human health or other receptors. The requirement for laboratory testing and number of samples will be dependant on the material supplier(s) and volumes to be imported. (Guidance in *MCC Planning and Contaminated Land Technical Guidance, February 2021* should be followed).
-) New site services should be laid in clean service corridors.
-) Below ground water supply services should comply with industry best practice for site development and the requirements of the water utility company.

We trust that the above meets your requirements. If you have queries, please do not hesitate to contact us.

Yours sincerely,

For and on behalf of Peak Environmental Solutions Limited



Clare Dainton

Director

Enc.

- Figures:

Figure 1: Site Location Plan

Figure 2: Site Layout Plan

Figure 3: 2020 Aerial Photograph

Drawing No. BG-EWA-ZZ-00-DR-A-70400: Proposed Development Layout

- Appendix A: Limitations & Exceptions
- Appendix B: Site Walkover Photographs
- Appendix C: Environmental Information Search
- Appendix D: Historical Map Pack
- Appendix E: Risk Matrix

FIGURES

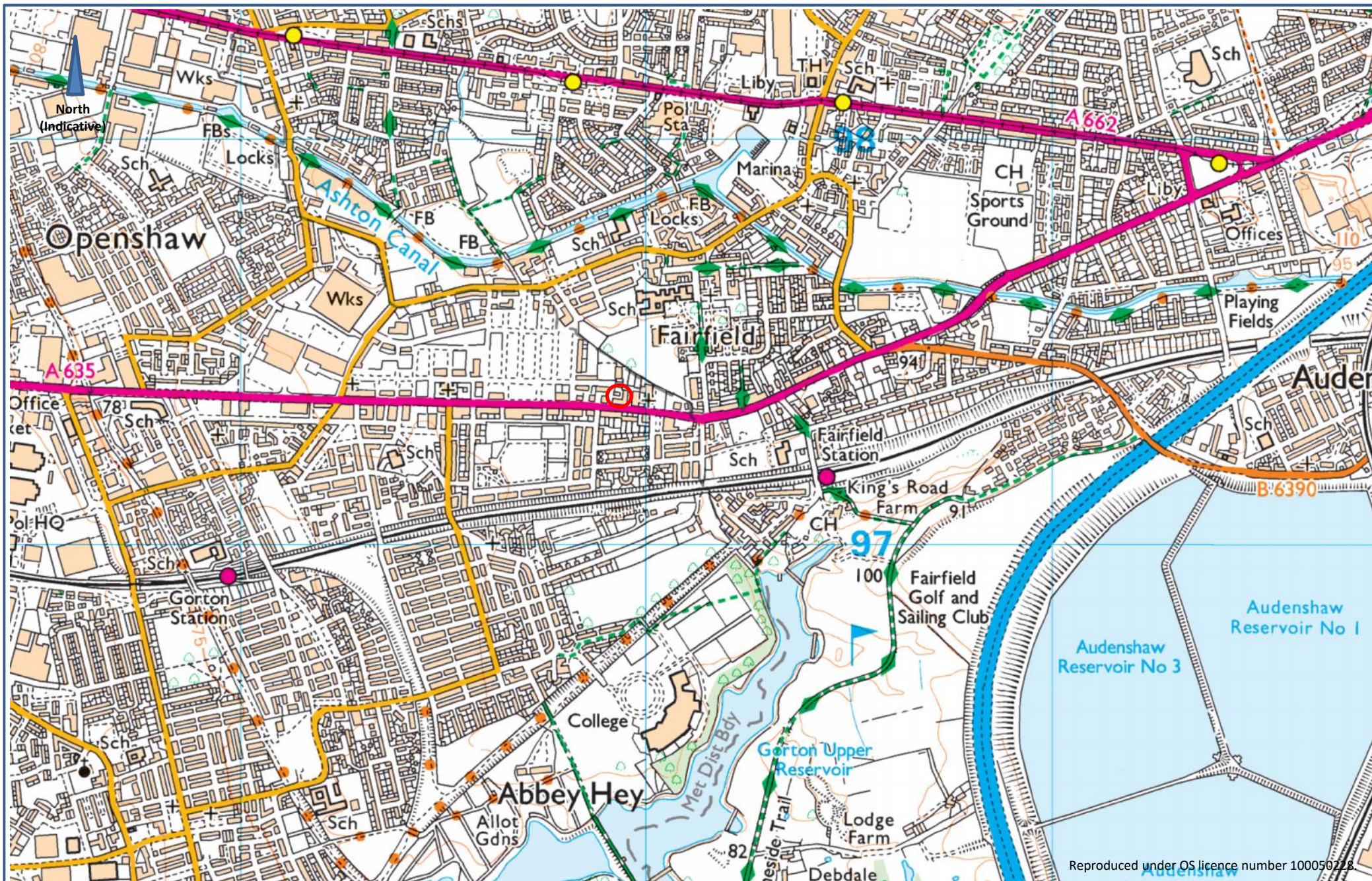


Figure 1 Site Location Plan

Red circle icon Site Location

Scale: Not to scale



Site: The Former Grove Public House, 1515 Ashton Old Road,
Manchester M11 1GR
Project: 42210R1

Beechfield, Ninelands Road, Hathersage
Derbyshire, S32 1BJ
Tel: 01433 659071
www.peakenvironmentalsolutions.com

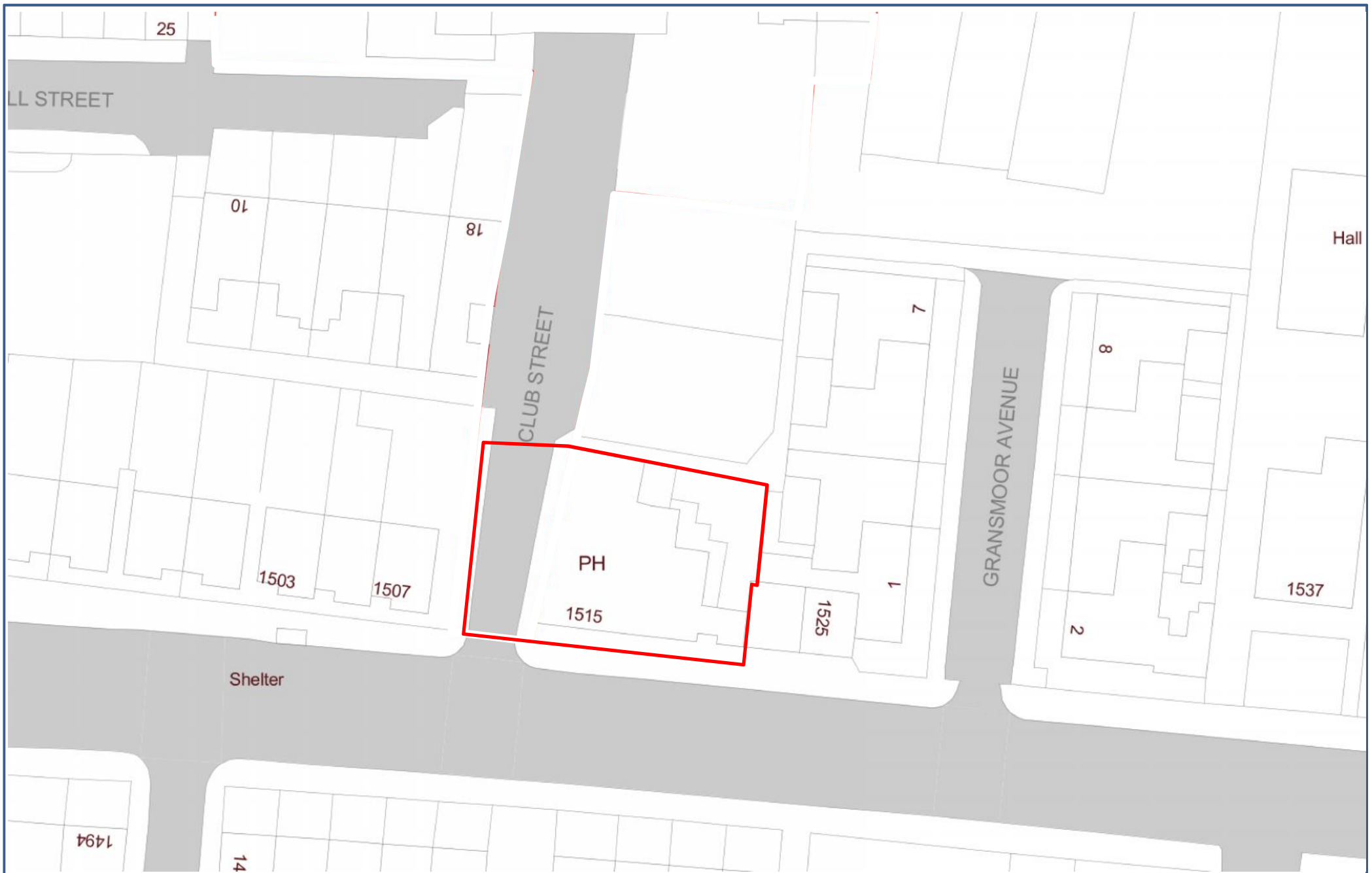
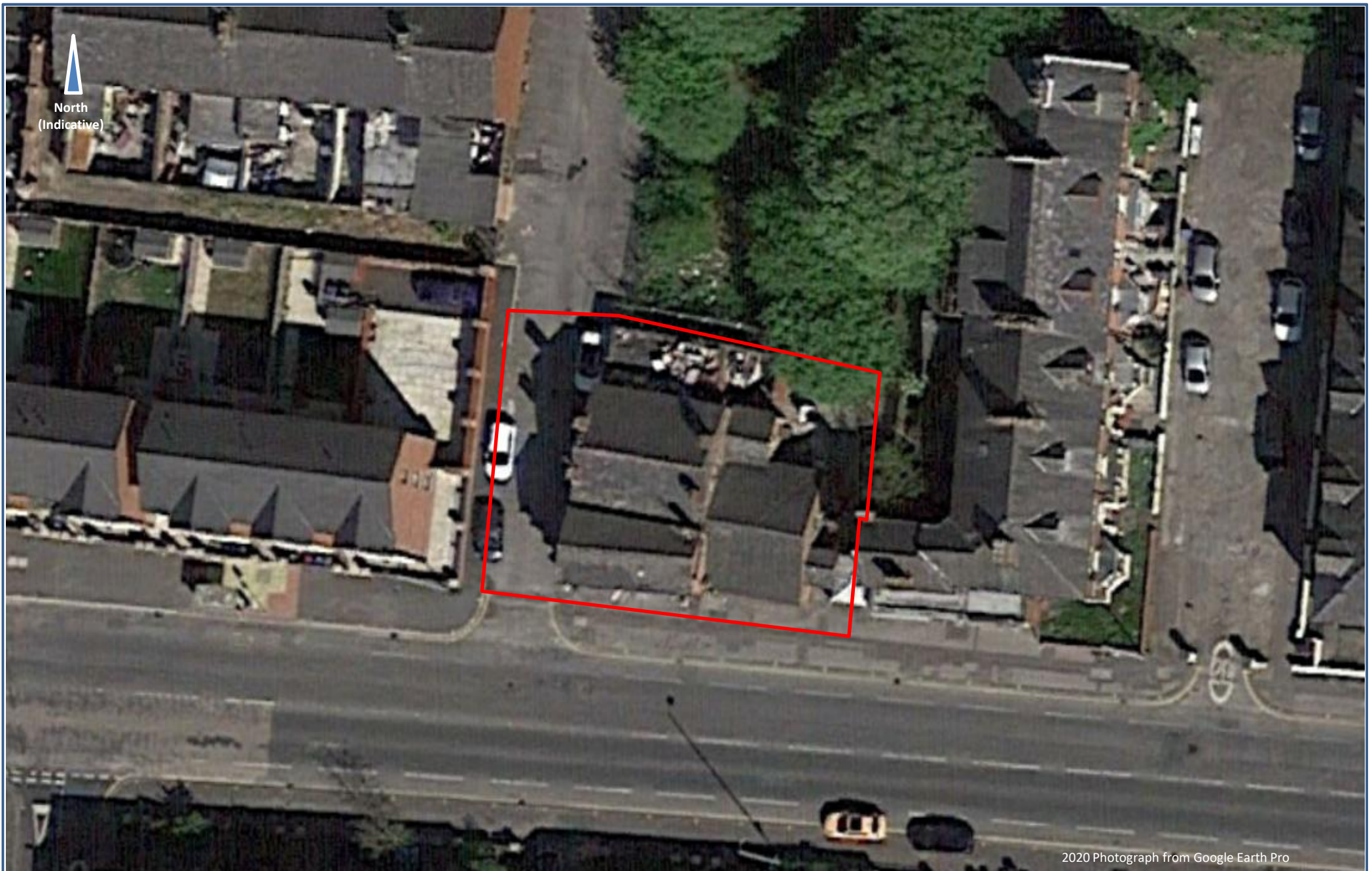


Figure 2	Site Layout Plan	 Site Boundary (indicative) Scale: Not to scale	Beechfield, Ninelands Road, Hathersage Derbyshire, S32 1BJ Tel: 01433 659071 www.peakenvironmentalsolutions.com
	PEAK ENVIRONMENTAL SOLUTIONS	Site: The Former Grove Public House, 1515 Ashton Old Road, Manchester M11 1GR Project: 42210R1	



2020 Photograph from Google Earth Pro

Figure 3 Aerial Photograph showing Current Site Layout

□ Site Boundary (Indicative)

Scale: Not to scale



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APPENDIX A

LIMITATIONS AND EXCEPTIONS OF ASSESSMENT

KMM Homes Limited (the Client) has requested that a Phase 1 Environmental Assessment (the 'Project') be performed at the site. The report (and any copies of it) have been prepared for the sole use and reliance of the Client. This report s (and any copies of it) shall not be relied upon or transferred to any other parties without the express written authorisation of Peak Environmental Solutions limited. If an unauthorised third party comes into possession of this report, (and any copies of it) they rely on it at their peril and the authors owe them no duty of care and skill. Findings and opinions conveyed in the services should only be used by competent persons acting on the behalf of the Client and the findings and opinions conveyed in the services should only be used for the intended use. Copyright of reports & documents remains with Peak Environmental Solutions Limited. The project and report are subject to Peak Environmental Solutions standard terms and conditions.

Authorised or unauthorised copies of this document may come into the possession of organisations that are designated under the Freedom of Information Act 2000 ("the Act"). Such organisations that are designated in the Act are requested by Peak Environmental Solutions to respect the above statements relating to confidentiality and copyright.

Our investigations exclude (i) surveys to identify the presence injurious and invasive weeds; (ii) surveys to identify the presence of asbestos containing materials in buildings and; (iii) surveys to identify geotechnical risk/issues, including those associated to potential mining legacy concerns.

The findings and opinions conveyed via this report are based on information obtained from a variety of sources as detailed within this report, and which Peak Environmental Solutions Limited believes are reliable. Nevertheless, Peak Environmental Solutions Limited cannot and does not guarantee the authenticity or reliability of the information it has relied upon. The report represents the findings and opinions of experienced geo-environmental consultants. Peak Environmental Solutions Limited does not provide legal advice and the advice of lawyers may also be required.

The opinions presented in this report are based on a review of records, available investigation reports and historical sources. Peak Environmental Solutions Limited has found indicators that suggest that geo-environmental hazards may exist at the site and these may warrant mitigation or consideration appropriate to the end use stated by the Client. Not finding such indicators does not mean that geo-environmental hazards do not exist at the site. In addition, the Risk Assessment did not include any enquiry with respect to substances not included within the substances of concern.

The Client is advised that the geo-environmental conditions stated within reports supplied to Peak Environmental Solutions Limited are subject to change. Certain indicators of the presence of geo-environmental hazards may have been latent at the time of the most recent site reconnaissance and may subsequently have become observable. It is possible that Peak Environmental Solutions research, while fully appropriate for the Project, failed to indicate the existence of important information sources. Assuming such sources actually exist, their information could not have been considered in the formulation of Peak Environmental Solutions findings and opinions.

Certain indicators or evidence of geo-environmental hazards may have been outside the very limited portion of the subsurface investigated or monitored, latent at the time of this work or only partially intercepted by the works and thus their full significance could not have been appreciated. Groundwater levels are particularly susceptible to variations due to seasonal or other effects. Accordingly, it is possible that Peak Environmental Solutions work, whilst fully appropriate for the Project failed to indicate the presence or significance of geo-environmental hazards. Assuming the presence of a hazard, it could not have been considered in the formulation of Peak Environmental Solutions findings and opinions. The subsurface geological profiles and other descriptions are generalised by necessity and have been based on the information found at the locations of the exploratory holes and depths sampled and tested.

Any interpretation of the results of the Project have been based on the proposed site usage and the findings are not valid should the proposed land use and/or the regulatory regime/guidance change. Where interpretation is based on public domain guidance/protocols/models/software/code, Peak Environmental Solutions is not liable for errors in the guidance/protocols/models/software/code.

Peak Environmental Solutions Limited believes that providing information about limitations is essential to help the Client identify and thereby manage their risks. These risks can be mitigated, but they cannot be eliminated, through additional research. Peak Environmental Solutions Limited will on request, advise the client of the additional research opportunities available, their impact on risk, and their cost.

In preparing this report, it has been assumed that all past and present occupants have provided all relevant and other information, especially relating to known or potential geo-environmental hazards. This report is not required to identify insufficiencies or mistakes in the information provided by the user/owner or from any other source, but has sought to compensate for these where obvious in the light of other information.

APPENDIX B



Photo 1: Looking north across Ashton Old Road towards The Grove Public House and Club Street



Photo 2: Looking north across Ashton Old Road towards the Grove Public House



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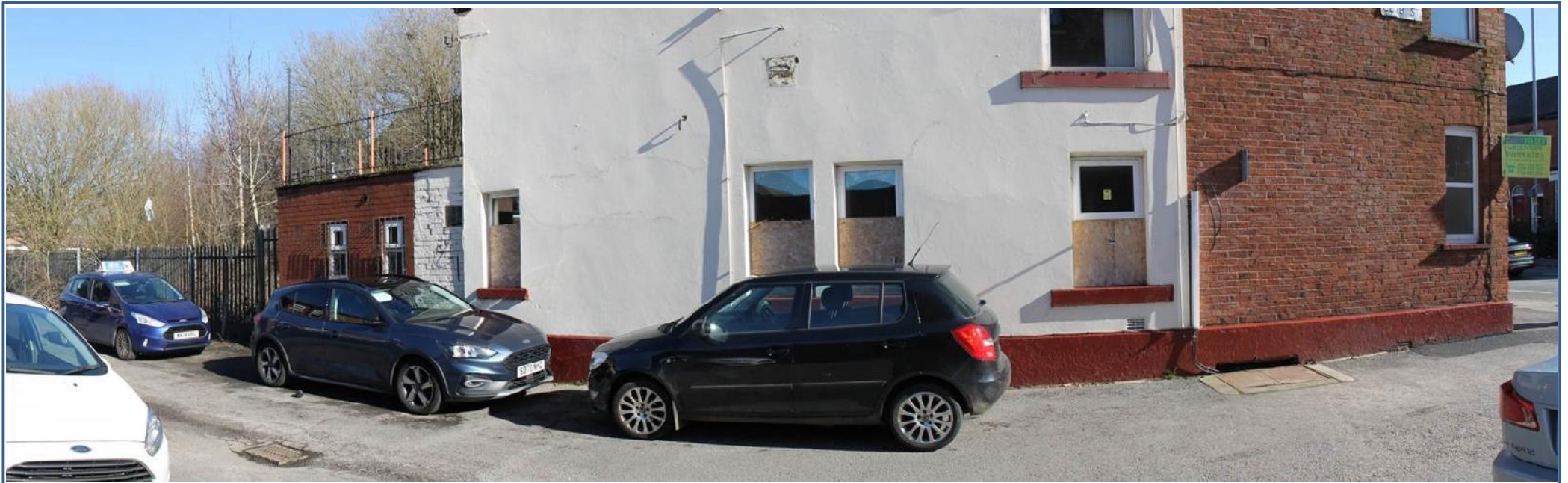


Photo 3: Looking east across Club Street at the western elevation of The Grove



Photo 4: Looking south down Club Street towards The Grove on the left



Photo 5: Former beer garden area in the north-east of the site looking south-west



Photo 6: Former beer garden area in the north-east of the site looking north up the eastern site boundary



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Photo 7: Inside The Grove, ground floor bar area



Photo 8: Inside The Grove – cellar area

APPENDIX C

1515, ASHTON OLD ROAD, MANCHESTER, M11 1GR

Order Details

Date: 07/03/2022
Your ref: 42210
Our Ref: HMD-8570732

Site Details

Location: 389921 397353
Area: 0.05 ha
Authority: [Manchester City Council](#)



Summary of findings

p. 2 **Aerial image**

p. 8

OS MasterMap site plan

p.12 groundsure.com/insightuserguide

Contact us with any questions at:

info@groundsure.com

08444 159 000

Summary of findings

Page	Section	Past land use	On site	0-50m	50-250m	250-500m	500-2000m
<u>13</u>	<u>1.1</u>	<u>Historical industrial land uses</u>	0	0	9	60	-
<u>16</u>	<u>1.2</u>	<u>Historical tanks</u>	0	0	4	29	-
<u>18</u>	<u>1.3</u>	<u>Historical energy features</u>	0	0	3	9	-
18	1.4	Historical petrol stations	0	0	0	0	-
<u>19</u>	<u>1.5</u>	<u>Historical garages</u>	0	0	2	7	-
19	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
<u>20</u>	<u>2.1</u>	<u>Historical industrial land uses</u>	0	0	19	98	-
<u>25</u>	<u>2.2</u>	<u>Historical tanks</u>	0	0	4	43	-
<u>27</u>	<u>2.3</u>	<u>Historical energy features</u>	0	0	6	19	-
28	2.4	Historical petrol stations	0	0	0	0	-
<u>28</u>	<u>2.5</u>	<u>Historical garages</u>	0	0	4	11	-
Page	Section	Waste and landfill	On site	0-50m	50-250m	250-500m	500-2000m
30	3.1	Active or recent landfill	0	0	0	0	-
30	3.2	Historical landfill (BGS records)	0	0	0	0	-
31	3.3	Historical landfill (LA/mapping records)	0	0	0	0	-
<u>31</u>	<u>3.4</u>	<u>Historical landfill (EA/NRW records)</u>	0	0	0	2	-
<u>31</u>	<u>3.5</u>	<u>Historical waste sites</u>	0	0	0	2	-
<u>32</u>	<u>3.6</u>	<u>Licensed waste sites</u>	0	0	0	3	-
<u>33</u>	<u>3.7</u>	<u>Waste exemptions</u>	0	0	0	1	-
Page	Section	Current industrial land use	On site	0-50m	50-250m	250-500m	500-2000m
<u>34</u>	<u>4.1</u>	<u>Recent industrial land uses</u>	0	0	4	-	-
<u>35</u>	<u>4.2</u>	<u>Current or recent petrol stations</u>	0	0	1	0	-
35	4.3	Electricity cables	0	0	0	0	-
35	4.4	Gas pipelines	0	0	0	0	-
35	4.5	Sites determined as Contaminated Land	0	0	0	0	-



36	4.6	Control of Major Accident Hazards (COMAH)	0	0	0	0	-
36	4.7	Regulated explosive sites	0	0	0	0	-
36	4.8	Hazardous substance storage/usage	0	0	0	0	-
36	4.9	Historical licensed industrial activities (IPC)	0	0	0	0	-
36	4.10	Licensed industrial activities (Part A(1))	0	0	0	0	-
37	4.11	<u>Licensed pollutant release (Part A(2)/B)</u>	0	0	1	0	-
37	4.12	Radioactive Substance Authorisations	0	0	0	0	-
37	4.13	<u>Licensed Discharges to controlled waters</u>	0	0	8	4	-
39	4.14	Pollutant release to surface waters (Red List)	0	0	0	0	-
39	4.15	Pollutant release to public sewer	0	0	0	0	-
39	4.16	List 1 Dangerous Substances	0	0	0	0	-
40	4.17	List 2 Dangerous Substances	0	0	0	0	-
40	4.18	<u>Pollution Incidents (EA/NRW)</u>	0	0	1	3	-
41	4.19	Pollution inventory substances	0	0	0	0	-
41	4.20	Pollution inventory waste transfers	0	0	0	0	-
41	4.21	Pollution inventory radioactive waste	0	0	0	0	-
Page	Section	Hydrogeology	On site	0-50m	50-250m	250-500m	500-2000m
42	5.1	<u>Superficial aquifer</u>	Identified (within 500m)				
44	5.2	<u>Bedrock aquifer</u>	Identified (within 500m)				
46	5.3	<u>Groundwater vulnerability</u>	Identified (within 50m)				
47	5.4	Groundwater vulnerability- soluble rock risk	None (within 0m)				
47	5.5	Groundwater vulnerability- local information	None (within 0m)				
48	5.6	<u>Groundwater abstractions</u>	0	0	0	0	4
49	5.7	<u>Surface water abstractions</u>	0	0	0	0	2
50	5.8	Potable abstractions	0	0	0	0	0
50	5.9	Source Protection Zones	0	0	0	0	-
51	5.10	Source Protection Zones (confined aquifer)	0	0	0	0	-
Page	Section	Hydrology	On site	0-50m	50-250m	250-500m	500-2000m
52	6.1	Water Network (OS MasterMap)	0	0	0	-	-



52	6.2	Surface water features	0	0	0	-	-
53	6.3	<u>WFD Surface water body catchments</u>	1	-	-	-	-
53	6.4	<u>WFD Surface water bodies</u>	0	0	0	-	-
54	6.5	<u>WFD Groundwater bodies</u>	1	-	-	-	-
Page	Section	River and coastal flooding	On site	0-50m	50-250m	250-500m	500-2000m
55	7.1	Risk of flooding from rivers and the sea	None (within 50m)				
55	7.2	Historical Flood Events	0	0	0	-	-
55	7.3	Flood Defences	0	0	0	-	-
56	7.4	Areas Benefiting from Flood Defences	0	0	0	-	-
56	7.5	Flood Storage Areas	0	0	0	-	-
57	7.6	Flood Zone 2	None (within 50m)				
57	7.7	Flood Zone 3	None (within 50m)				
Page	Section	Surface water flooding					
58	8.1	<u>Surface water flooding</u>	1 in 30 year, 0.3m - 1.0m (within 50m)				
Page	Section	Groundwater flooding					
60	9.1	<u>Groundwater flooding</u>	Low (within 50m)				
Page	Section	Environmental designations	On site	0-50m	50-250m	250-500m	500-2000m
61	10.1	Sites of Special Scientific Interest (SSSI)	0	0	0	0	0
62	10.2	Conserved wetland sites (Ramsar sites)	0	0	0	0	0
62	10.3	Special Areas of Conservation (SAC)	0	0	0	0	0
62	10.4	Special Protection Areas (SPA)	0	0	0	0	0
62	10.5	National Nature Reserves (NNR)	0	0	0	0	0
63	10.6	<u>Local Nature Reserves (LNR)</u>	0	0	0	0	1
63	10.7	Designated Ancient Woodland	0	0	0	0	0
63	10.8	Biosphere Reserves	0	0	0	0	0
63	10.9	Forest Parks	0	0	0	0	0
64	10.10	Marine Conservation Zones	0	0	0	0	0
64	10.11	<u>Green Belt</u>	0	0	0	0	2
64	10.12	Proposed Ramsar sites	0	0	0	0	0



64	10.13	Possible Special Areas of Conservation (pSAC)	0	0	0	0	0
65	10.14	Potential Special Protection Areas (pSPA)	0	0	0	0	0
65	10.15	Nitrate Sensitive Areas	0	0	0	0	0
65	10.16	Nitrate Vulnerable Zones	0	0	0	0	0
66	<u>10.17</u>	<u>SSSI Impact Risk Zones</u>	1	-	-	-	-
67	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
68	11.1	World Heritage Sites	0	0	0	-	-
69	11.2	Area of Outstanding Natural Beauty	0	0	0	-	-
69	11.3	National Parks	0	0	0	-	-
69	11.4	Listed Buildings	0	0	0	-	-
69	<u>11.5</u>	<u>Conservation Areas</u>	0	0	1	-	-
70	11.6	Scheduled Ancient Monuments	0	0	0	-	-
70	11.7	Registered Parks and Gardens	0	0	0	-	-
Page	Section	Agricultural designations	On site	0-50m	50-250m	250-500m	500-2000m
71	<u>12.1</u>	<u>Agricultural Land Classification</u>	Urban (within 250m)				
72	12.2	Open Access Land	0	0	0	-	-
72	12.3	Tree Felling Licences	0	0	0	-	-
72	12.4	Environmental Stewardship Schemes	0	0	0	-	-
72	12.5	Countryside Stewardship Schemes	0	0	0	-	-
Page	Section	Habitat designations	On site	0-50m	50-250m	250-500m	500-2000m
73	<u>13.1</u>	<u>Priority Habitat Inventory</u>	0	0	2	-	-
74	13.2	Habitat Networks	0	0	0	-	-
74	13.3	Open Mosaic Habitat	0	0	0	-	-
74	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
75	<u>14.1</u>	<u>10k Availability</u>	Identified (within 500m)				
76	<u>14.2</u>	<u>Artificial and made ground (10k)</u>	0	0	2	3	-
78	<u>14.3</u>	<u>Superficial geology (10k)</u>	1	0	1	0	-

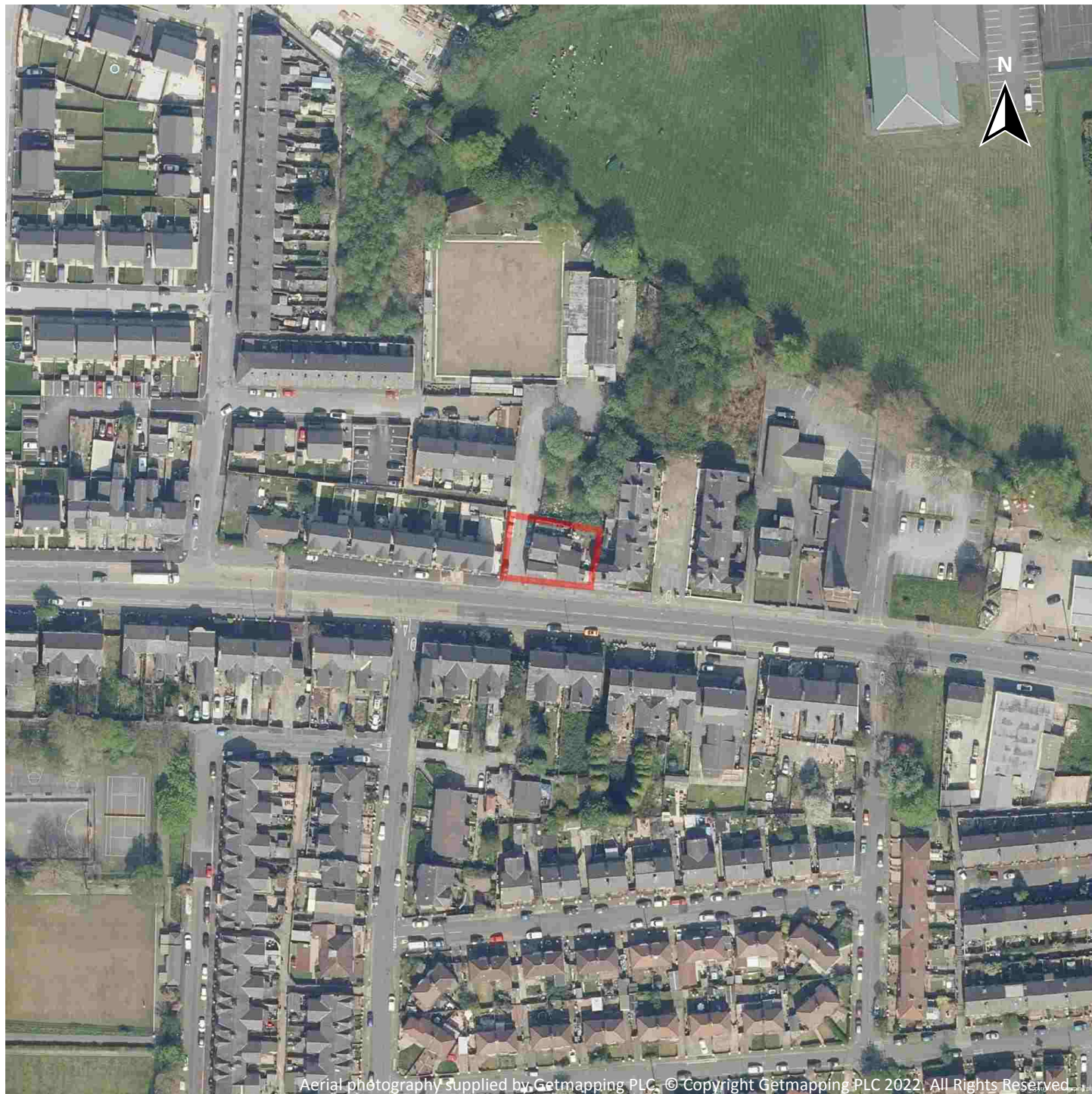
79	14.4	Landslip (10k)	0	0	0	0	-
80	14.5	<u>Bedrock geology (10k)</u>	1	0	1	1	-
81	14.6	Bedrock faults and other linear features (10k)	0	0	0	0	-
Page	Section	Geology 1:50,000 scale	On site	0-50m	50-250m	250-500m	500-2000m
82	15.1	<u>50k Availability</u>	Identified (within 500m)				
83	15.2	Artificial and made ground (50k)	0	0	0	0	-
83	15.3	Artificial ground permeability (50k)	0	0	-	-	-
84	15.4	<u>Superficial geology (50k)</u>	1	0	0	0	-
85	15.5	<u>Superficial permeability (50k)</u>	Identified (within 50m)				
85	15.6	Landslip (50k)	0	0	0	0	-
85	15.7	Landslip permeability (50k)	None (within 50m)				
86	15.8	<u>Bedrock geology (50k)</u>	1	0	0	1	-
87	15.9	<u>Bedrock permeability (50k)</u>	Identified (within 50m)				
87	15.10	Bedrock faults and other linear features (50k)	0	0	0	0	-
Page	Section	Boreholes	On site	0-50m	50-250m	250-500m	500-2000m
88	16.1	<u>BGS Boreholes</u>	0	0	5	-	-
Page	Section	Natural ground subsidence					
90	17.1	<u>Shrink swell clays</u>	Very low (within 50m)				
91	17.2	<u>Running sands</u>	Very low (within 50m)				
92	17.3	<u>Compressible deposits</u>	Negligible (within 50m)				
93	17.4	<u>Collapsible deposits</u>	Very low (within 50m)				
94	17.5	<u>Landslides</u>	Very low (within 50m)				
95	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
96	18.1	Natural cavities	0	0	0	0	-
97	18.2	BritPits	0	0	0	0	-
97	18.3	<u>Surface ground workings</u>	0	0	15	-	-
98	18.4	Underground workings	0	0	0	0	0
98	18.5	Historical Mineral Planning Areas	0	0	0	0	-



<u>98</u>	<u>18.6</u>	<u>Non-coal mining</u>	0	0	0	0	1
98	18.7	Mining cavities	0	0	0	0	0
<u>99</u>	<u>18.8</u>	<u>JPB mining areas</u>	Identified (within 0m)				
<u>99</u>	<u>18.9</u>	<u>Coal mining</u>	Identified (within 0m)				
99	18.10	Brine areas	None (within 0m)				
100	18.11	Gypsum areas	None (within 0m)				
100	18.12	Tin mining	None (within 0m)				
100	18.13	Clay mining	None (within 0m)				
Page	Section	Radon					
<u>101</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>102</u>	<u>20.1</u>	<u>BGS Estimated Background Soil Chemistry</u>	1	0	-	-	-
<u>102</u>	<u>20.2</u>	<u>BGS Estimated Urban Soil Chemistry</u>	1	5	-	-	-
103	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
104	21.1	Underground railways (London)	0	0	0	-	-
104	21.2	Underground railways (Non-London)	0	0	0	-	-
105	21.3	Railway tunnels	0	0	0	-	-
<u>105</u>	<u>21.4</u>	<u>Historical railway and tunnel features</u>	0	0	2	-	-
105	21.5	Royal Mail tunnels	0	0	0	-	-
105	21.6	Historical railways	0	0	0	-	-
<u>106</u>	<u>21.7</u>	<u>Railways</u>	0	0	3	-	-
106	21.8	Crossrail 1	0	0	0	0	-
106	21.9	Crossrail 2	0	0	0	0	-
106	21.10	HS2	0	0	0	0	-



Recent aerial photograph



Capture Date: 22/04/2019

Site Area: 0.05ha



Recent site history - 2015 aerial photograph



Capture Date: 11/06/2015

Site Area: 0.05ha



Recent site history - 2009 aerial photograph



Capture Date: 02/06/2009

Site Area: 0.05ha



Recent site history - 2000 aerial photograph



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Capture Date: 19/06/2000

Site Area: 0.05ha



OS MasterMap site plan

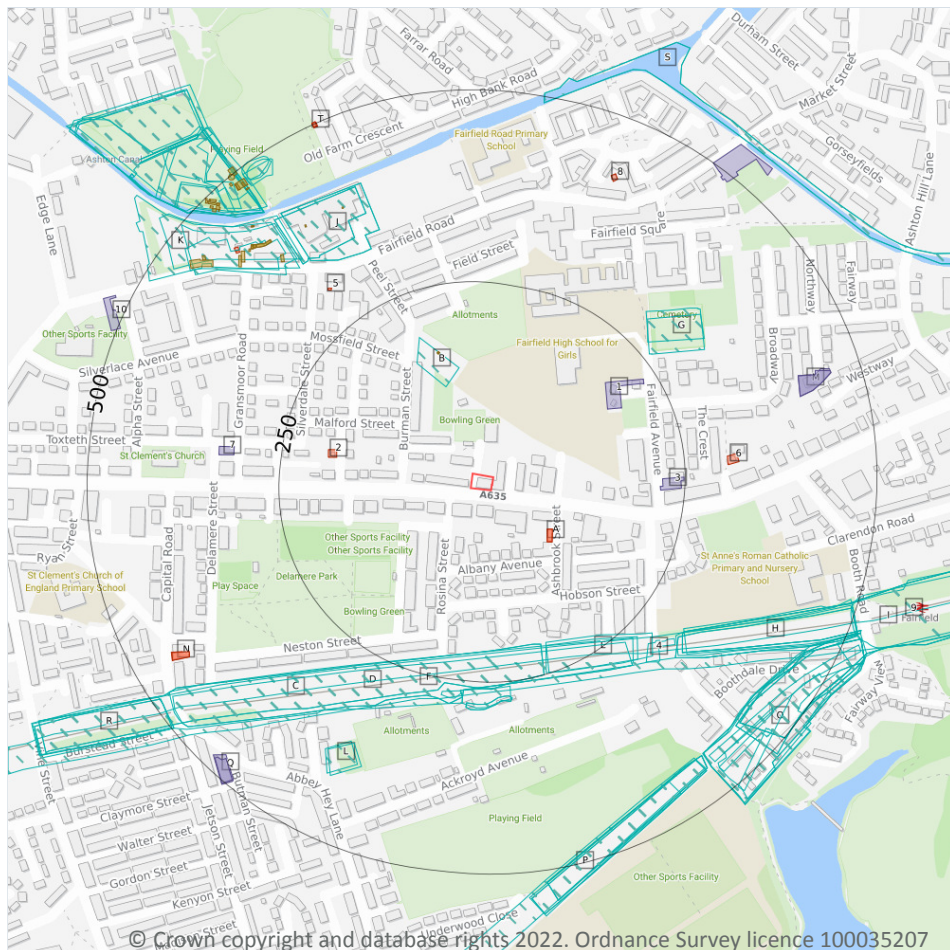


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Site Area: 0.05ha



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

69

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
B	118m N	Laundry	1906 - 1923	986544



ID	Location	Land use	Dates present	Group ID
C	207m S	Cuttings	1956 - 1978	865848
C	207m S	Cuttings	1985 - 1991	939147
D	208m S	Cuttings	1906 - 1938	924154
E	211m S	Cuttings	1979	881059
F	211m S	Railway Sidings	1906	947546
E	215m S	Cuttings	1954	883532
D	216m S	Cuttings	1892	914246
F	228m S	Cuttings	1845	932876
F	256m S	Unspecified Heap	1906 - 1923	938605
G	259m NE	Burial Ground	1918 - 1923	987213
F	264m S	Unspecified Heap	1991	804164
G	267m NE	Burial Ground	1845	912069
F	269m S	Unspecified Ground Workings	1934 - 1938	863473
F	269m S	Unspecified Ground Workings	1892	926168
4	286m SE	Disused Railway Station	1892	810858
H	306m SE	Cuttings	1934	909667
I	309m SE	Cuttings	1989	974387
H	310m SE	Cuttings	1892	956777
H	310m SE	Cuttings	1906 - 1938	978838
I	312m SE	Cutting Works	1954	811500
I	312m SE	Cuttings	1965	876751
I	312m SE	Cuttings	1979	947112
J	321m NW	Unspecified Works	1968 - 1978	938652
J	321m NW	Unspecified Works	1985 - 1991	960351
J	343m NW	Dye Works	1906	833972
J	343m NW	Chemical Works	1918 - 1923	954275
K	350m NW	Unspecified Commercial/Industrial	1923	849213
K	355m NW	Copperas Works	1845	843590



ID	Location	Land use	Dates present	Group ID
K	357m NW	Unspecified Works	1968	830498
L	365m SW	Unspecified Works	1934	952556
L	365m SW	Unspecified Works	1906 - 1938	921946
K	366m NW	Refuse Heap	1906	829159
O	433m SE	Railway Sidings	1923 - 1965	900719
O	433m SE	Railway Sidings	1918	857612
O	435m SE	Railway Sidings	1892	844831
K	435m NW	Unspecified Works	1918 - 1923	873761
K	436m NW	Unspecified Works	1923	904028
K	436m NW	Unspecified Works	1892	909157
K	436m NW	Unspecified Works	1906	950574
K	436m NW	Chemical Works	1934 - 1938	976028
P	438m SE	Cuttings	1934	975910
O	439m SE	Cuttings	1906 - 1938	858972
O	439m SE	Cuttings	1892	905950
K	439m NW	Unspecified Works	1968 - 1978	904471
P	440m SE	Cuttings	1965 - 1979	866975
P	440m SE	Cuttings	1954	945698
P	440m SE	Cuttings	1989	973369
K	441m NW	Chemical Works	1934	882364
P	441m SE	Cuttings	1934 - 1938	907405
P	441m SE	Cuttings	1892	932615
P	444m SE	Cuttings	1906 - 1923	863590
O	447m SE	Railway Sidings	1934	923130
O	458m SE	Unspecified Depot	1989	818433
K	458m NW	Railway Sidings	1923	875471
K	461m NW	Railway Sidings	1918	849896
K	468m NW	Refuse Heap	1906 - 1923	945380



ID	Location	Land use	Dates present	Group ID
K	469m NW	Refuse Heap	1906	991049
O	474m SE	Railway Building	1918 - 1923	955843
K	475m NW	Unspecified Heap	1934 - 1938	902537
K	478m NW	Unspecified Heap	1934	887618
R	489m SW	Cuttings	1892	846473
R	489m SW	Cuttings	1906 - 1938	979412
R	490m SW	Cuttings	1934	919502
O	490m SE	Unspecified Ground Workings	1989	800745
S	492m N	Disused Canal	1979	986571
S	492m N	Disused Canal	1989	988967
K	494m NW	Unspecified Tank	1968	825252
9	494m E	Railway Station	1989	919198

This data is sourced from Ordnance Survey / Groundsure.

1.2 Historical tanks

Records within 500m

33

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
B	162m N	Unspecified Tank	1973	147442
B	162m N	Unspecified Tank	1949	148838
B	162m N	Unspecified Tank	1949	142318
B	163m N	Unspecified Tank	1984	122496
K	369m NW	Unspecified Tank	1973 - 1988	135886
J	384m NW	Unspecified Tank	1949 - 1973	125244



ID	Location	Land use	Dates present	Group ID
J	388m NW	Unspecified Tank	1933	116431
K	400m NW	Tanks	1973	133530
K	400m NW	Tanks	1984 - 1988	124021
K	404m NW	Tanks	1933	132365
K	405m NW	Tanks	1949 - 1973	147325
K	408m NW	Tanks	1949	143423
K	408m NW	Tanks	1949	138645
K	409m NW	Tanks	1949	132591
K	409m NW	Unspecified Tank	1933	116432
K	430m NW	Unspecified Tank	1949	131854
K	430m NW	Unspecified Tank	1949	142112
K	433m NW	Tanks	1933	107045
K	445m NW	Unspecified Tank	1922	116433
K	472m NW	Tanks	1949	137517
K	475m NW	Tanks	1949	138378
K	477m NW	Tanks	1949	147635
K	477m NW	Unspecified Tank	1933	116170
K	478m NW	Unspecified Tank	1922	116174
K	478m NW	Unspecified Tank	1922	116173
K	480m NW	Tanks	1949	122683
K	484m NW	Unspecified Tank	1949	124130
K	485m NW	Tanks	1949	138002
K	487m NW	Unspecified Tank	1949	131502
K	489m NW	Unspecified Tank	1949	148411
K	493m NW	Tanks	1949	146800
K	494m NW	Unspecified Tank	1949	137815
K	497m NW	Tanks	1949	107046

This data is sourced from Ordnance Survey / Groundsure.



1.3 Historical energy features

Records within 500m

12

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
A	89m SE	Electricity Substation	1983 - 1986	79747
A	89m SE	Electricity Substation	1990	64120
2	178m W	Electricity Substation	1973 - 1991	65160
5	302m NW	Electricity Substation	1988	62221
6	306m E	Electricity Substation	1983 - 1990	81265
8	416m N	Electricity Substation	1983 - 1990	84723
K	419m NW	Electricity Substation	1949 - 1973	84042
K	421m NW	Electricity Substation	1949 - 1988	73758
N	424m SW	Electricity Substation	1984 - 1991	66358
N	424m SW	Electricity Substation	1949 - 1973	69420
T	495m NW	Electricity Substation	1973	75111
T	496m NW	Electricity Substation	1984 - 1988	72739

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

9

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	174m NE	Garages	1961	27312
3	218m E	Garages	1961	26747
7	312m W	Garage	1973 - 1991	25236
M	413m E	Garages	1961	22891
M	414m E	Garages	1961	24141
Q	472m SW	Garage	1991	24934
Q	475m SW	Garage	1973	21837
S	489m NE	Garages	1961	25677
10	496m W	Garage	1957	22214

This data is sourced from Ordnance Survey / Groundsure.

1.6 Historical military land

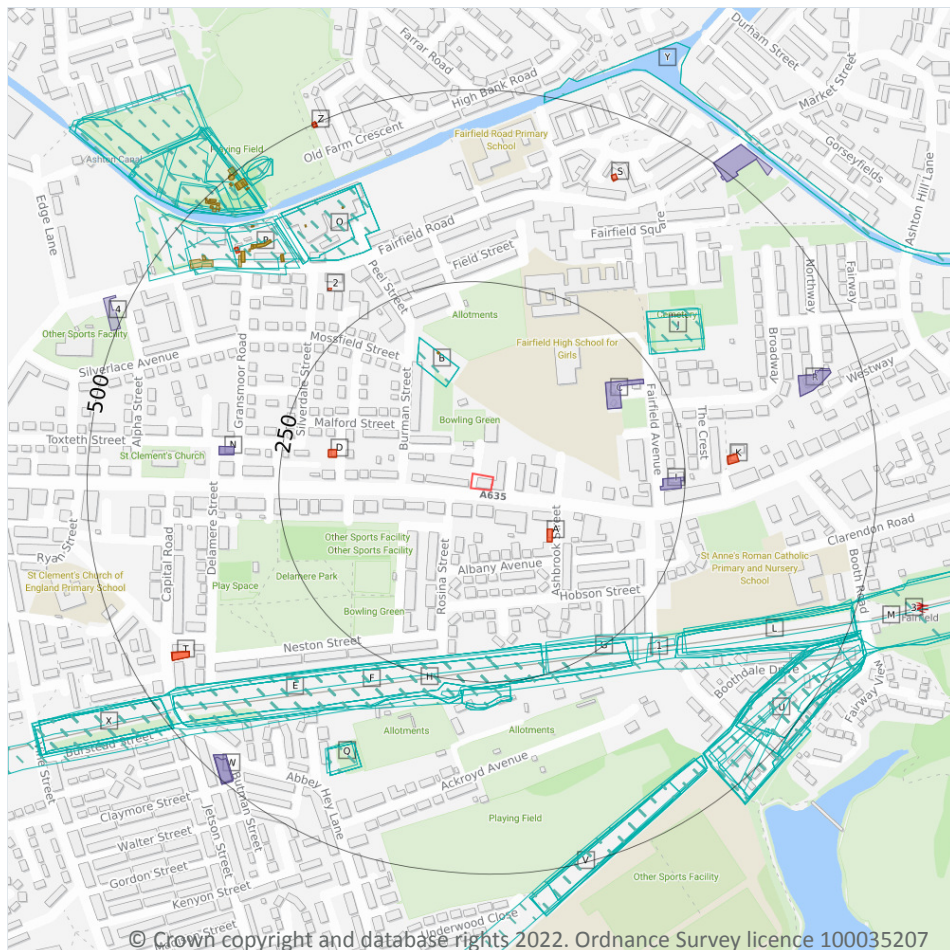
Records within 500m

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

117

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 20**

ID	Location	Land Use	Date	Group ID
B	118m N	Laundry	1906	986544
B	118m N	Laundry	1923	986544
B	118m N	Laundry	1918	986544

ID	Location	Land Use	Date	Group ID
E	207m S	Cuttings	1956	865848
E	207m S	Cuttings	1985	939147
E	207m S	Cuttings	1978	865848
E	207m S	Cuttings	1991	939147
E	207m S	Cuttings	1968	865848
F	208m S	Cuttings	1934	924154
G	211m S	Cuttings	1979	881059
H	211m S	Railway Sidings	1906	947546
G	215m S	Cuttings	1954	883532
F	216m S	Cuttings	1923	924154
F	216m S	Cuttings	1918	924154
F	216m S	Cuttings	1938	924154
F	216m S	Cuttings	1934	924154
F	216m S	Cuttings	1906	924154
F	216m S	Cuttings	1892	914246
H	228m S	Cuttings	1845	932876
H	256m S	Unspecified Heap	1906	938605
H	256m S	Unspecified Heap	1923	938605
H	256m S	Unspecified Heap	1918	938605
J	259m NE	Burial Ground	1918	987213
J	261m NE	Burial Ground	1923	987213
H	264m S	Unspecified Heap	1991	804164
J	267m NE	Burial Ground	1845	912069
H	269m S	Unspecified Ground Workings	1938	863473
H	269m S	Unspecified Ground Workings	1934	863473
H	269m S	Unspecified Ground Workings	1892	926168
1	286m SE	Disused Railway Station	1892	810858
L	306m SE	Cuttings	1934	909667



ID	Location	Land Use	Date	Group ID
M	309m SE	Cuttings	1989	974387
L	310m SE	Cuttings	1923	978838
L	310m SE	Cuttings	1918	978838
L	310m SE	Cuttings	1938	978838
L	310m SE	Cuttings	1934	978838
L	310m SE	Cuttings	1906	978838
L	310m SE	Cuttings	1892	956777
M	312m SE	Cuttings	1965	876751
M	312m SE	Cuttings	1979	947112
M	312m SE	Cutting Works	1954	811500
O	321m NW	Unspecified Works	1985	960351
O	321m NW	Unspecified Works	1978	938652
O	321m NW	Unspecified Works	1991	960351
O	321m NW	Unspecified Works	1968	938652
O	343m NW	Dye Works	1906	833972
O	343m NW	Chemical Works	1923	954275
O	343m NW	Chemical Works	1918	954275
P	350m NW	Unspecified Commercial/Industrial	1923	849213
P	355m NW	Copperas Works	1845	843590
P	357m NW	Unspecified Works	1968	830498
Q	365m SW	Unspecified Works	1934	952556
Q	365m SW	Unspecified Works	1938	921946
Q	365m SW	Unspecified Works	1934	921946
Q	365m SW	Unspecified Works	1906	921946
Q	365m SW	Unspecified Works	1923	921946
Q	365m SW	Unspecified Works	1918	921946
P	366m NW	Refuse Heap	1906	829159
P	406m NW	Unspecified Commercial/Industrial	1923	849213

ID	Location	Land Use	Date	Group ID
U	433m SE	Railway Sidings	1965	900719
U	433m SE	Railway Sidings	1954	900719
U	433m SE	Railway Sidings	1918	857612
U	435m SE	Railway Sidings	1938	900719
U	435m SE	Railway Sidings	1934	900719
U	435m SE	Railway Sidings	1892	844831
P	435m NW	Unspecified Works	1918	873761
P	436m NW	Chemical Works	1938	976028
P	436m NW	Chemical Works	1934	976028
P	436m NW	Unspecified Works	1906	950574
P	436m NW	Unspecified Works	1892	909157
P	436m NW	Unspecified Works	1923	904028
U	436m SE	Railway Sidings	1923	900719
V	438m SE	Cuttings	1934	975910
U	439m SE	Cuttings	1923	858972
U	439m SE	Cuttings	1918	858972
U	439m SE	Cuttings	1938	858972
U	439m SE	Cuttings	1934	858972
U	439m SE	Cuttings	1906	858972
U	439m SE	Cuttings	1892	905950
P	439m NW	Unspecified Works	1968	904471
V	440m SE	Cuttings	1965	866975
V	440m SE	Cuttings	1954	945698
V	440m SE	Cuttings	1979	866975
V	440m SE	Cuttings	1989	973369
P	441m NW	Chemical Works	1934	882364
V	441m SE	Cuttings	1938	907405
V	441m SE	Cuttings	1934	907405



ID	Location	Land Use	Date	Group ID
V	441m SE	Cuttings	1892	932615
P	442m NW	Unspecified Works	1978	904471
V	444m SE	Cuttings	1923	863590
V	444m SE	Cuttings	1918	863590
V	444m SE	Cuttings	1906	863590
U	447m SE	Railway Sidings	1934	923130
U	458m SE	Unspecified Depot	1989	818433
P	458m NW	Railway Sidings	1923	875471
P	461m NW	Railway Sidings	1918	849896
P	468m NW	Refuse Heap	1906	945380
P	468m NW	Refuse Heap	1923	945380
P	468m NW	Refuse Heap	1918	945380
P	469m NW	Refuse Heap	1906	991049
U	474m SE	Railway Building	1918	955843
P	475m NW	Unspecified Heap	1938	902537
P	475m NW	Unspecified Heap	1934	902537
U	477m SE	Railway Building	1923	955843
P	478m NW	Unspecified Heap	1934	887618
X	489m SW	Cuttings	1923	979412
X	489m SW	Cuttings	1918	979412
X	489m SW	Cuttings	1938	979412
X	489m SW	Cuttings	1934	979412
X	489m SW	Cuttings	1906	979412
X	489m SW	Cuttings	1892	846473
X	490m SW	Cuttings	1934	919502
U	490m SE	Unspecified Ground Workings	1989	800745
Y	492m N	Disused Canal	1979	986571
Y	492m N	Disused Canal	1989	988967

ID	Location	Land Use	Date	Group ID
P	494m NW	Unspecified Tank	1968	825252
3	494m E	Railway Station	1989	919198

This data is sourced from Ordnance Survey / Groundsure.

2.2 Historical tanks

Records within 500m

47

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 20**

ID	Location	Land Use	Date	Group ID
B	162m N	Unspecified Tank	1949	148838
B	162m N	Unspecified Tank	1973	147442
B	162m N	Unspecified Tank	1949	142318
B	163m N	Unspecified Tank	1984	122496
P	369m NW	Unspecified Tank	1973	135886
P	370m NW	Unspecified Tank	1984	135886
P	370m NW	Unspecified Tank	1988	135886
O	384m NW	Unspecified Tank	1949	125244
O	384m NW	Unspecified Tank	1973	125244
O	388m NW	Unspecified Tank	1933	116431
P	400m NW	Tanks	1973	133530
P	400m NW	Tanks	1984	124021
P	400m NW	Tanks	1988	124021
P	404m NW	Tanks	1933	132365
P	405m NW	Tanks	1949	147325
P	405m NW	Tanks	1949	147325
P	405m NW	Tanks	1973	147325
P	408m NW	Tanks	1949	143423



ID	Location	Land Use	Date	Group ID
P	408m NW	Tanks	1949	138645
P	409m NW	Tanks	1949	132591
P	409m NW	Unspecified Tank	1933	116432
P	430m NW	Unspecified Tank	1949	131854
P	430m NW	Unspecified Tank	1949	142112
P	433m NW	Tanks	1933	107045
P	445m NW	Unspecified Tank	1922	116433
P	472m NW	Tanks	1949	137517
P	472m NW	Tanks	1949	137517
P	475m NW	Tanks	1949	138378
P	477m NW	Tanks	1949	147635
P	477m NW	Tanks	1949	147635
P	477m NW	Unspecified Tank	1933	116170
P	478m NW	Unspecified Tank	1922	116174
P	478m NW	Unspecified Tank	1922	116173
P	480m NW	Tanks	1949	122683
P	484m NW	Unspecified Tank	1949	124130
P	484m NW	Unspecified Tank	1949	124130
P	485m NW	Tanks	1949	138002
P	485m NW	Tanks	1949	138002
P	487m NW	Unspecified Tank	1949	131502
P	487m NW	Unspecified Tank	1949	131502
P	489m NW	Unspecified Tank	1949	148411
P	489m NW	Unspecified Tank	1949	148411
P	493m NW	Tanks	1949	146800
P	494m NW	Tanks	1949	146800
P	494m NW	Unspecified Tank	1949	137815
P	494m NW	Unspecified Tank	1949	137815

ID	Location	Land Use	Date	Group ID
P	497m NW	Tanks	1949	107046

This data is sourced from Ordnance Survey / Groundsure.

2.3 Historical energy features

Records within 500m	25
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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 20**

ID	Location	Land Use	Date	Group ID
A	89m SE	Electricity Substation	1983	79747
A	89m SE	Electricity Substation	1986	79747
A	89m SE	Electricity Substation	1990	64120
D	178m W	Electricity Substation	1973	65160
D	179m W	Electricity Substation	1984	65160
D	179m W	Electricity Substation	1991	65160
2	302m NW	Electricity Substation	1988	62221
K	306m E	Electricity Substation	1983	81265
K	306m E	Electricity Substation	1986	81265
K	307m E	Electricity Substation	1990	81265
S	416m N	Electricity Substation	1983	84723
S	417m N	Electricity Substation	1990	84723
P	419m NW	Electricity Substation	1949	84042
P	419m NW	Electricity Substation	1973	84042
P	421m NW	Electricity Substation	1949	73758
P	421m NW	Electricity Substation	1984	73758
P	421m NW	Electricity Substation	1988	73758
T	424m SW	Electricity Substation	1984	66358
T	424m SW	Electricity Substation	1991	66358



ID	Location	Land Use	Date	Group ID
T	424m SW	Electricity Substation	1973	69420
T	424m SW	Electricity Substation	1949	69420
T	424m SW	Electricity Substation	1949	69420
Z	495m NW	Electricity Substation	1973	75111
Z	496m NW	Electricity Substation	1984	72739
Z	496m NW	Electricity Substation	1988	72739

This data is sourced from Ordnance Survey / Groundsure.

2.4 Historical petrol stations

Records within 500m

0

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

This data is sourced from Ordnance Survey / Groundsure.

2.5 Historical garages

Records within 500m

15

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 20**

ID	Location	Land Use	Date	Group ID
C	174m NE	Garages	1961	27312
C	174m NE	Garages	1961	27312
I	218m E	Garages	1961	26747
I	218m E	Garages	1961	26747
N	312m W	Garage	1973	25236
N	312m W	Garage	1984	25236
N	312m W	Garage	1991	25236

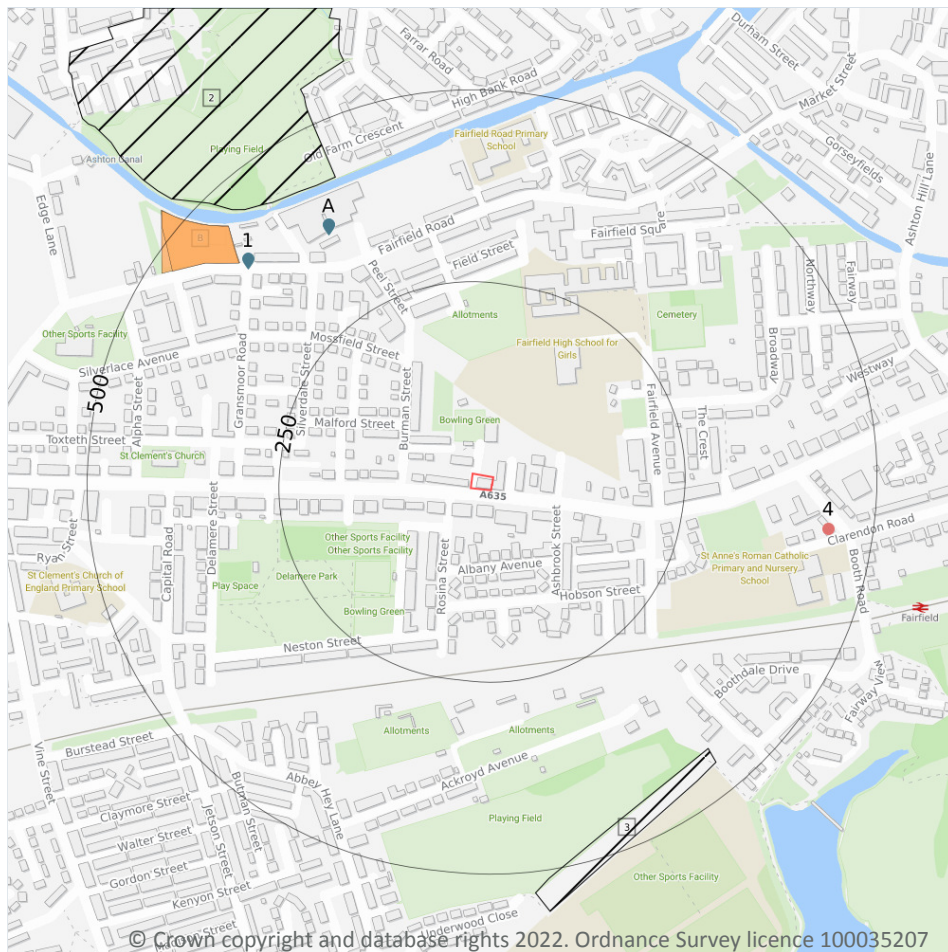


ID	Location	Land Use	Date	Group ID
R	413m E	Garages	1961	22891
R	414m E	Garages	1961	24141
W	472m SW	Garage	1991	24934
W	472m SW	Garage	1991	24934
W	475m SW	Garage	1973	21837
Y	489m NE	Garages	1961	25677
Y	491m NE	Garages	1961	25677
4	496m W	Garage	1957	22214

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

2

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 30**

ID	Location	Details		
2	425m NW	Site Address: Cooperas Lane, Droylsden, Greater Manchester Licence Holder Address: -	Waste Licence: - Site Reference: - Waste Type: - Environmental Permitting Regulations (Waste) Reference: - Licence Issue: - Licence Surrender: -	Operator: - Licence Holder: - First Recorded: - Last Recorded: -
3	439m SE	Site Address: Gorton Disused Railway Cutting, Off Abbey Hey Lane, Abbey Hey, Manchester, Greater Manchester Licence Holder Address: -	Waste Licence: Yes Site Reference: F062, 0827 Waste Type: Inert Environmental Permitting Regulations (Waste) Reference: NR1/L/SPH001 Licence Issue: 06/03/1996 Licence Surrender: -	Operator: Ruleland Limited Licence Holder: SPH Group First Recorded: - Last Recorded: -

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

3.5 Historical waste sites

Records within 500m

2

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 30**

ID	Location	Address	Further Details	Date
B	409m NW	Site Address: N/A	Type of Site: Scrap Metal Depot Planning application reference: N/A Description: N/A Data source: Historic Mapping Data Type: Polygon	1972
B	409m NW	Site Address: N/A	Type of Site: Scrap Metal Depot Planning application reference: N/A Description: N/A Data source: Historic Mapping Data Type: Polygon	1984

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

3.6 Licensed waste sites

Records within 500m

3

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

Features are displayed on the Waste and landfill map on **page 30**

ID	Location	Details		
A	372m NW	Site Name: King Tanktechnic Ltd Site Address: 155, Fairfield Road, Droylsden, Manchester, M43 6AR Correspondence Address: -	Type of Site: Material Recycling Treatment Facility Size: 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: KIN002 EPR reference: EA/EPR/RP3494CB/A001 Operator: King Tanktechnic Ltd Waste Management licence No: 50443 Annual Tonnage: 5000	Issue Date: 16/06/2006 Effective Date: - Modified: - Surrendered Date: - Expiry Date: - Cancelled Date: - Status: Issued
A	372m NW	Site Name: King Tanktechnic Ltd Site Address: 155, Fairfield Road, Droylsden, Manchester, M43 6AR Correspondence Address: -	Type of Site: Material Recycling Treatment Facility Size: 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: CIT063 EPR reference: EA/EPR/DB3302TT/T001 Operator: City Fuel Services (manchester) Limited Waste Management licence No: 50443 Annual Tonnage: 5000	Issue Date: 16/06/2006 Effective Date: 14/09/2015 Modified: - Surrendered Date: - Expiry Date: - Cancelled Date: - Status: Transferred



ID	Location	Details		
1	403m NW	Site Name: Manchester Fuel Services Site Site Address: Manchester Fuel Services Site, 155, Fairfield Road, Droylsden, Manchester, M43 6AR Correspondence Address: -	Type of Site: Material Recycling Treatment Facility Size: 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: CIT063 EPR reference: EA/EPR/DB3302TT/V002 Operator: City Fuel Services (Manchester) Ltd Waste Management licence No: 50443 Annual Tonnage: 5000	Issue Date: 16/06/2006 Effective Date: 14/09/2015 Modified: 03/11/2015 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

1

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.

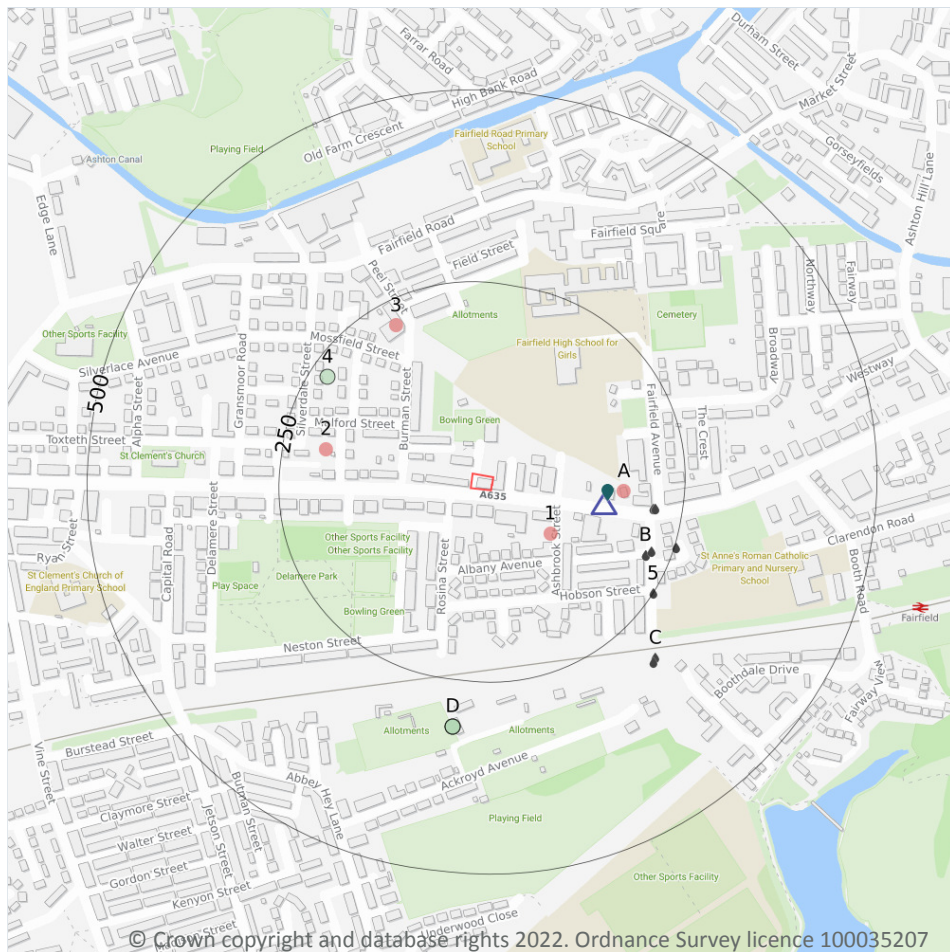
Features are displayed on the Waste and landfill map on **page 30**

ID	Location	Site	Reference	Category	Sub-Category	Description
4	441m E	npa - Golf Course 2m From Fairfield Golf & Sailing Club, Boothdale King's Road MANCHESTER M34 5QA	EPR/AF0234V A/A001	Using waste exemption	Non-Agricultural Waste Only	Use of waste in construction

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



4 Current industrial land use



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

4.1 Recent industrial land uses

Records within 250m

4

Current potentially contaminative industrial sites.

Features are displayed on the Current industrial land use map on **page 34**

ID	Location	Company	Address	Activity	Category
1	96m SE	Electricity Sub Station	Greater Manchester, M11	Electrical Features	Infrastructure and Facilities
A	171m E	Essar	1555-1571, Ashton Old Road, Manchester, Greater Manchester, M11 1GR	Petrol and Fuel Stations	Road and Rail
2	194m W	Electricity Sub Station	Greater Manchester, M11	Electrical Features	Infrastructure and Facilities



ID	Location	Company	Address	Activity	Category
3	217m NW	Telephone Exchange	Greater Manchester, M43	Telecommunications Features	Infrastructure and Facilities

This data is sourced from Ordnance Survey.

4.2 Current or recent petrol stations

Records within 500m	1
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Open, closed, under development and obsolete petrol stations.

Features are displayed on the Current industrial land use map on **page 34**

ID	Location	Company	Address	LPG	Status
A	147m E	UNBRANDED	1559, Ashton Old Road, Openshaw, Manchester, Greater Manchester, M11 1GR	No	Open

This data is sourced from Experian.

4.3 Electricity cables

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

This data is sourced from National Grid.

4.4 Gas pipelines

Records within 500m	0
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High pressure underground gas transmission pipelines.

This data is sourced from National Grid.

4.5 Sites determined as Contaminated Land

Records within 500m	0
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Contaminated Land Register of sites designated under Part 2a of the Environmental Protection Act 1990.

This data is sourced from Local Authority records.



4.6 Control of Major Accident Hazards (COMAH)

Records within 500m**0**

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

This data is sourced from the Health and Safety Executive.

4.7 Regulated explosive sites

Records within 500m**0**

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

This data is sourced from the Health and Safety Executive.

4.8 Hazardous substance storage/usage

Records within 500m**0**

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

This data is sourced from Local Authority records.

4.9 Historical licensed industrial activities (IPC)

Records within 500m**0**

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

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

4.10 Licensed industrial activities (Part A(1))

Records within 500m**0**

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

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



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

Records within 500m

1

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

Features are displayed on the Current industrial land use map on **page 34**

ID	Location	Address	Details	
A	149m E	St Anne's Service Station, 1559-1571 Ashton Old Road, Openshaw, M11 1GR	Process: Unloading of Petrol into Storage at Service Stations 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

12

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

Features are displayed on the Current industrial land use map on **page 34**

ID	Location	Address	Details	
A	211m E	ASHTON OLD RD MANSHAW ST CSO 281CD, ASHTON OLD ROAD, DROYLSDEN, MANCHESTER, GREATER MANCHESTER, M43 6TT	Effluent Type: SEWAGE DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY Permit Number: 01MAN0204 Permit Version: 1 Receiving Water: MOSS BROOK	Status: POST NRA LEGISLATION WHERE ISSUE DATE > 31-AUG-89 (HISTORIC ONLY) Issue date: - Effective Date: 01/01/1995 Revocation Date: 02/09/2010
A	211m E	ASHTON OLD RD MANSHAW ST CSO 281CD, ASHTON OLD ROAD, DROYLSDEN, MANCHESTER, GREATER MANCHESTER, M43 6TT	Effluent Type: SEWAGE DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY Permit Number: 01MAN0204 Permit Version: 2 Receiving Water: MOSS BROOK	Status: VARIED UNDER EPR 2010 Issue date: 03/09/2010 Effective Date: 03/09/2010 Revocation Date: 04/02/2016



ID	Location	Address	Details	
A	214m E	ASHTON OLD RD MANSHAW ST CSO 281CD, ASHTON OLD ROAD, DROYLSDEN, MANCHESTER, GREATER MANCHESTER, M43 6TT	Effluent Type: SEWAGE DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY Permit Number: 01MAN0204 Permit Version: 3 Receiving Water: MOSS BROOK	Status: VARIED UNDER EPR 2010 Issue date: 05/02/2016 Effective Date: 05/02/2016 Revocation Date: 10/04/2018
A	214m E	ASHTON OLD RD MANSHAW ST CSO 281CD, ASHTON OLD ROAD, DROYLSDEN, MANCHESTER, GREATER MANCHESTER, M43 6TT	Effluent Type: SEWAGE DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY Permit Number: 01MAN0204 Permit Version: 4 Receiving Water: MOSS BROOK	Status: VARIED UNDER EPR 2010 Issue date: 11/04/2018 Effective Date: 11/04/2018 Revocation Date: -
B	218m SE	HARTSHEAD CLOSE/MANSHAW ROAD CSO, 22 HARTSHEAD CLOSE, AUDENSHAW, MANCHESTER, GREATER MANCHESTER, M11 1HG	Effluent Type: SEWAGE DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY Permit Number: 01MAN0203 Permit Version: 1 Receiving Water: MOSS BROOK	Status: POST NRA LEGISLATION WHERE ISSUE DATE > 31-AUG-89 (HISTORIC ONLY) Issue date: - Effective Date: 01/01/1995 Revocation Date: 02/09/2010
B	218m SE	HARTSHEAD CLOSE/MANSHAW ROAD CSO, 22 HARTSHEAD CLOSE, AUDENSHAW, MANCHESTER, GREATER MANCHESTER, M11 1HG	Effluent Type: SEWAGE DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY Permit Number: 01MAN0203 Permit Version: 2 Receiving Water: MOSS BROOK	Status: VARIED UNDER EPR 2010 Issue date: 03/09/2010 Effective Date: 03/09/2010 Revocation Date: 04/02/2016
B	218m SE	HARTSHEAD CLOSE/MANSHAW ROAD CSO, 22 HARTSHEAD CLOSE, AUDENSHAW, MANCHESTER, GREATER MANCHESTER, M11 1HG	Effluent Type: SEWAGE DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY Permit Number: 01MAN0203 Permit Version: 3 Receiving Water: MOSS BROOK	Status: VARIED UNDER EPR 2010 Issue date: 05/02/2016 Effective Date: 05/02/2016 Revocation Date: 08/01/2020
B	224m E	HARTSHEAD CLOSE/MANSHAW ROAD CSO, 22 HARTSHEAD CLOSE, AUDENSHAW, MANCHESTER, GREATER MANCHESTER, M11 1HG	Effluent Type: SEWAGE DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY Permit Number: 01MAN0203 Permit Version: 4 Receiving Water: CULVERTED SECTION MOSS BROOK	Status: VARIED UNDER EPR 2010 Issue date: 09/01/2020 Effective Date: 09/01/2020 Revocation Date: -
5	250m SE	HOBSON ST/MANSHAW RD, MANCHESTER, GREATER MANCHESTER	Effluent Type: SEWAGE DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY Permit Number: 01MAN0210 Permit Version: 1 Receiving Water: MOSS BROOK	Status: REVOKED - UNSPECIFIED Issue date: - Effective Date: 01/01/1995 Revocation Date: 25/10/1995



ID	Location	Address	Details	
B	252m E	MANCHESTER RD/FAIRFIELD, STOCKPORT, GREATER MANCHESTER	Effluent Type: SEWAGE DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY Permit Number: 01TAM0058 Permit Version: 1 Receiving Water: GORE BROOK	Status: REVOKED - UNSPECIFIED Issue date: - Effective Date: 01/01/1995 Revocation Date: 25/10/1995
C	305m SE	MANSHAW ROAD CSO, OPPOSITE 16 MANSHAW ROAD, AUDENSHAW, MANCHESTER, GREATER MANCHESTER, M11 1HS	Effluent Type: SEWAGE DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY Permit Number: 016982836 Permit Version: 2 Receiving Water: MOSS BROOK VIA SWS	Status: VARIED UNDER EPR 2010 Issue date: 24/01/2020 Effective Date: 24/01/2020 Revocation Date: -
C	308m SE	MANSHAW ROAD CSO, OPPOSITE 16 MANSHAW ROAD, AUDENSHAW, MANCHESTER, GREATER MANCHESTER, M11 1HS	Effluent Type: SEWAGE DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY Permit Number: 016982836 Permit Version: 1 Receiving Water: MOSS BROOK	Status: POST NRA LEGISLATION WHERE ISSUE DATE > 31-AUG-89 (HISTORIC ONLY) Issue date: - Effective Date: 03/01/1995 Revocation Date: 23/01/2020

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

4.14 Pollutant release to surface waters (Red List)

Records within 500m

0

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

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

4.15 Pollutant release to public sewer

Records within 500m

0

Discharges of Special Category Effluents to the public sewer.

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

4.16 List 1 Dangerous Substances

Records within 500m

0

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

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



4.17 List 2 Dangerous Substances

Records within 500m

0

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

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

4.18 Pollution Incidents (EA/NRW)

Records within 500m

4

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 34**

ID	Location	Details	
4	227m NW	Incident Date: 19/04/2002 Incident Identification: 73072 Pollutant: Specific Waste Materials Pollutant Description: Asbestos	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 4 (No Impact)
D	311m S	Incident Date: 18/03/2002 Incident Identification: 64700 Pollutant: General Biodegradable Materials and Wastes:Specific Waste Materials Pollutant Description: Vegetable Cuttings and Deposits:Containers	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 3 (Minor)
D	311m S	Incident Date: 18/03/2002 Incident Identification: 64700 Pollutant: General Biodegradable Materials and Wastes Pollutant Description: Vegetable Cuttings and Deposits	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 3 (Minor)
D	311m S	Incident Date: 18/03/2002 Incident Identification: 64700 Pollutant: Specific Waste Materials Pollutant Description: Containers	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 3 (Minor)

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



4.19 Pollution inventory substances

Records within 500m**0**

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

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

4.20 Pollution inventory waste transfers

Records within 500m**0**

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

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

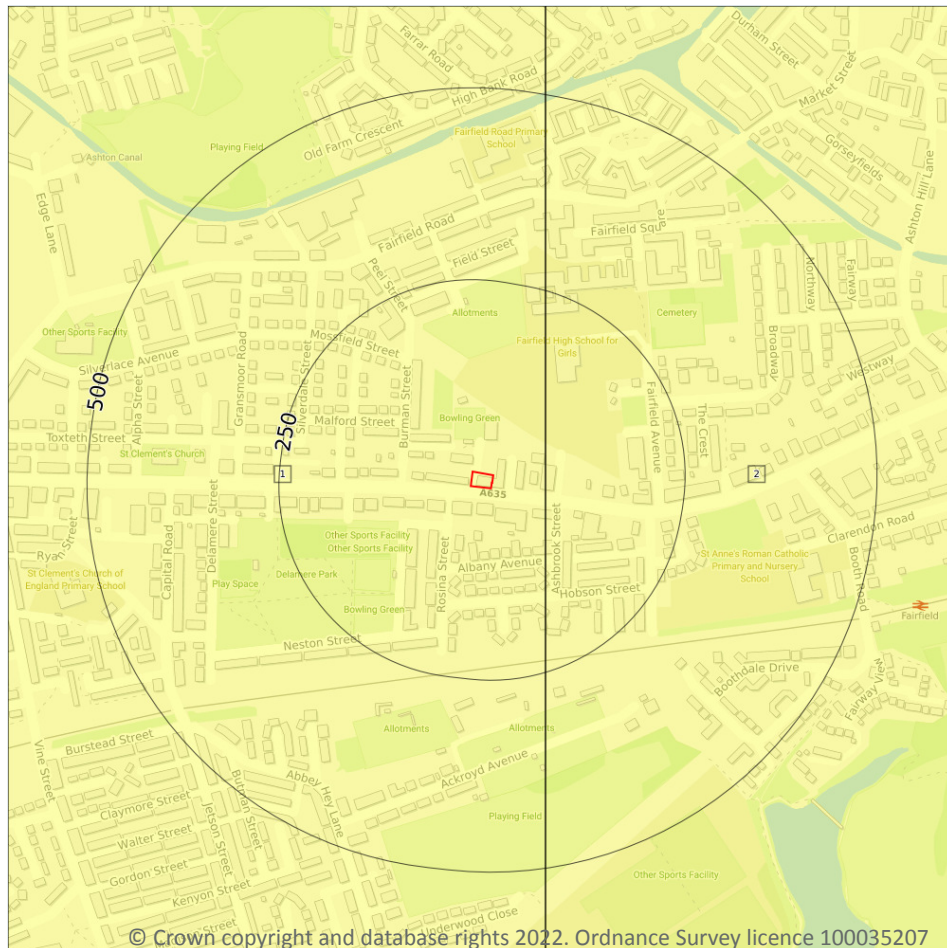
4.21 Pollution inventory radioactive waste

Records within 500m**0**

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

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

5 Hydrogeology - Superficial aquifer



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

5.1 Superficial aquifer

Records within 500m

2

Aquifer status of groundwater held within superficial geology.

Features are displayed on the Hydrogeology map on **page 42**

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	68m E	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



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

