

georisk

MANAGEMENT



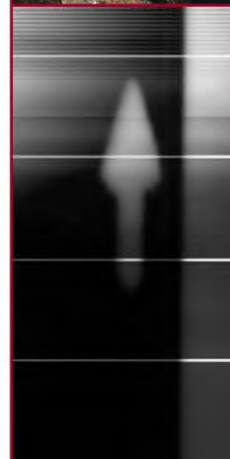
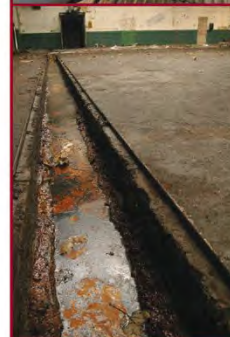
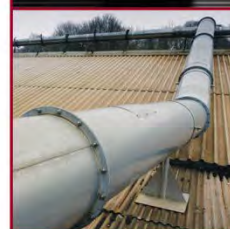
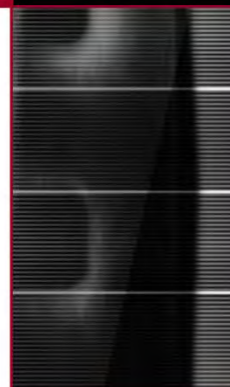
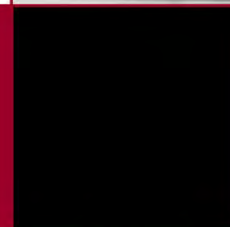
PHASE I DESK STUDY

**401 WILBRAHAM ROAD
MANCHESTER, M21 0UT**

Report No: 25396/1
Date: October 2025

Prepared for

H&S CONSTRUCTION (STOKE-ON-TRENT) LIMITED



Innovative Land Development Solutions

**PROJECT QUALITY ASSURANCE
INFORMATION SHEET**

PHASE I DESK STUDY

**401 WILBRAHAM ROAD
MANCHESTER, M21 0UT**

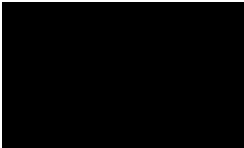
Report Status:	Final
Report No:	25396/1
Issue Date:	October 2025
Prepared For:	H&S Construction (Stoke-on-Trent) Limited 30 Poolside Close STOKE-ON-TRENT ST4 2FH
Prepared By:	Georisk Management Limited Varney House 91 Spon Lane WEST BROMWICH B70 6AB Telephone: 0121 553 4044
	
Written by:	Mark Gill
Title:	Director
Contact:	

TABLE OF CONTENTS

FOREWORD

1. INTRODUCTION	1
2. INFORMATION SOURCES.....	1
3. REFERENCE SOURCES	1
4. THE SITE	2
5. SITE HISTORY	2
6. GEOENVIRONMENTAL SETTING.....	3
6.1 GEOLOGY	3
6.2 MINING	3
6.3 HYDROLOGY	3
6.4 HYDROGEOLOGY.....	3
6.5 WASTE MANAGEMENT	3
6.6 POLLUTION.....	4
6.7 RADON	4
7. INITIAL CONCEPTUAL SITE MODEL.....	4
7.1 ENVIRONMENTAL SETTING	4
7.2 INITIAL CONCEPTUAL MODEL AND PRELIMINARY RISK ASSESSMENT	5
8. CONCLUSIONS	7

TABLES

Table No.	Table Title
1	Summary of Historical Land Usage
2	Risk Matrix

APPENDICES

APPENDIX A DRAWING

Drawing No.	Drawing Title
-	Location Plan

APPENDIX B HISTORICAL MAP EXTRACTS

APPENDIX C ENVIROCHECK REPORT DATASHEETS

FOREWORD

This report has been prepared for the sole internal use and reliance of the Client(s) named on the Project Quality Assurance Information Sheet. This report shall not be relied upon or transferred to any other parties without the express written authorisation of Georisk Management Ltd (Georisk). If an unauthorised third party comes into possession of this report they rely on it at their peril and the authors owe them no duty of care and skill.

The report should be read in its entirety, including all associated drawings and appendices. Georisk cannot be held responsible for any misinterpretations arising from the use of extracts that are taken out of context.

The findings and opinions conveyed in this report are based on information obtained from a variety of sources as detailed within this report and which Georisk believes is reliable. All reasonable care and skill has been applied in examining the information obtained, nevertheless, Georisk 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 geoenvironmental consultants. Georisk does not provide legal advice and the advice of lawyers may also be required.

Any recommendations made or opinions expressed in the Report are based on the exploratory hole records, an examination of samples and the results of the site and laboratory tests. No liability can be accepted for conditions not revealed by the exploratory holes particularly between positions. Whilst every effort is made to ensure accuracy of data supplied any opinion expressed as to the possible configuration of strata between or below investigation locations is for guidance only and no responsibility is accepted as to its accuracy.

Unless otherwise specifically stated, this report assumes that ground levels will not change significantly from those existing at present and that the proposed development will be of two to three storey construction. If this is not to be the case, some modifications to this report may be required.

The groundwater conditions entered on the borehole records and from any monitoring programme are those observed at the time of the investigation. Groundwater levels are susceptible to seasonal fluctuations and may be higher during wetter periods than those encountered during this investigation.

Where the report refers to the potential presence of invasive plant species, such as Japanese Knotweed, or the presence of possible asbestos containing materials, it should be noted that the observations are for information purposes only and should be verified by a suitably qualified expert.

Georisk reserves the right to amend the conclusions and recommendations made in this report in the light of any further or more detailed information that may become available.

PHASE I DESK STUDY

**401 WILBRAHAM ROAD
MANCHESTER, M21 0UT**

1. INTRODUCTION

- 1.1 Georisk Management Limited (Georisk) has been instructed by H&S Construction (Stoke-on-Trent) Limited (H&S) to carry out a Phase I Desk Study of 401 Wilbraham Road in Manchester. The scope of work is set out in an email from Georisk dated 30 September 2025, which was accepted by H&S by email of the same date.
- 1.2 The site is to be redeveloped for housing and the principal aims of this report are as follows:
- to carry out Phase I hazard identification and assessment (desk study) including determination of an initial conceptual model based on '*source-pathway-receptor*' principles;
 - to identify any potential constraints associated with the development of the site for the proposed end use;
 - to identify any potential geoenvironmental related issues that would result in abnormal development costs.
- 1.3 This report presents the findings of the desk study research together with an initial conceptual site model and assessment of any potential geoenvironmental constraints that would need consideration for the proposed development works.

2. INFORMATION SOURCES

- 2.1 The information sources used in the production of this report were as follows:
- site appraisal of current layout and conditions;
 - review of British Geological Survey (BGS) maps and publications;
 - review of information contained within environmental databases maintained by the Environment Agency (EA) and other regulatory bodies provided in an Envirocheck report by Landmark Information Group dated October 2025;
 - '*Location Plan*' drawing.

3. REFERENCE SOURCES

- 3.1 This report has been prepared with regard to the following sources of reference and guidance, supplemented with experience of similar sites:
- *National Planning Policy Framework: Chapters 11 and 15. Ministry of Housing, Communities and Local Government (2019);*
 - *Investigation of Potentially Contaminated Sites – Code of Practice. British Standards Institute BS10175 (2001+A2:2017);*
 - *Code of Practice for Site Investigations. BS5930 (2015+A1:2020);*
 - *Land Contamination Risk Management. EA (2020);*
 - *Guidance for the Safe Development of Housing on Land Affected by Contamination. R & D Publication 66, NHBC, Environment Agency and CIEH (2008);*

- *Radon: guidance on protective measures for new dwellings. BRE Report BR211 (2015) – supplemented by information published by the BGS in 2022;*
- *Code of practice for the characterization and remediation from ground gas in affected developments. BS8485 (2015+A1:2019);*
- *Hazardous Ground Gas. NF94, NHBC (2023);*
- *Guidance on Evaluation of Development Proposals on sites where Methane and Carbon Dioxide are Present. NHBC report Edition No. 4 (2007).*

4. THE SITE

- 4.1 The site is situated to the south of Wilbraham Road in Manchester and can be located approximately by National Grid Reference 382870, 394060, as shown on the Location Plan included in Appendix A.
- 4.2 It covers an area of approximately 0.07 ha and comprises a detached house of traditional brick masonry construction with driveway and small garden to the front and larger lawned garden to the rear.
- 4.3 Wilbraham Road forms the northern site boundary and there is housing to the north, east and west of the site with a football ground to the south.
- 4.4 No evidence of potential significant contamination was noted during the site appraisal.

5. SITE HISTORY

- 5.1 The history of the site and the surrounding area has been assessed by reviewing available historical County Series and Ordnance Survey maps. The maps studied are included in Appendix B of this report and a summary is presented in Table 1.

Year	Site	Surrounding Area
1894	The site comprises undeveloped farmland.	The immediate surrounding area is undeveloped farmland to the south of Wilbraham Road and with Moss Cottages to the south-west
1907	No significant changes are mapped.	No significant changes are mapped.
1933	No significant changes are mapped.	No significant changes are mapped.
1950-55	No significant changes are mapped.	Extensive house building has taken place in the surrounding area and the football ground is mapped immediately to the south.
1964/66	The site has been developed with construction of the house.	Further residential development of the surrounding area is mapped.
1980-81	No significant changes are mapped.	No significant changes are mapped.
1985-89	No significant changes are mapped.	No significant changes are mapped.
1992	No significant changes are mapped.	No significant changes are mapped.
1999	No significant changes are mapped.	No significant changes are mapped.
2006	No significant changes are mapped.	No significant changes are mapped.
2025	No significant changes are mapped.	No significant changes are mapped.

Table 1: Summary of Historical Land Usage

6. GEOENVIRONMENTAL SETTING

6.1 Geology

- 6.1.1 The geology of the site has appraised from information published by the BGS and is shown to comprise Glaciofluvial Sheet Deposits (sand and gravel) overlying the Wilmslow Sandstone Formation of the Sherwood Sandstone Group of Triassic age.

6.2 Mining

- 6.2.1 The 'Interactive Map Viewer' on the Mining Remediation Authority website indicates the site lies outside a 'Coal Mining Reporting Area' and; therefore, no further assessment is required in respect of this potential development constraint.

6.3 Hydrology

- 6.3.1 There are no surface watercourses (rivers or streams) within 250 m of the site.
- 6.3.2 The EA has no records of any licensed surface water abstractions within 250 m of the site.
- 6.3.3 The EA has no records of any licensed discharge consents within 250 m of the site.
- 6.3.4 Based on current information provided by the EA, included in the Envirocheck Report, the site is not mapped in an area likely to be at risk of river flooding.

6.4 Hydrogeology

- 6.4.1 The Glaciofluvial Sheet Deposits are classified by the EA as a 'Secondary A' aquifer, which are defined as *'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'*.
- 6.4.2 The Wilmslow Sandstone Formation is classified by the EA as a 'Principal' aquifer, which are defined as *'layers of rock or drift deposits that have high intergranular and/or fracture permeability - meaning they usually provide a high level of water storage. They may support water supply and/or river base flow on a strategic scale. In most cases, principal aquifers are aquifers previously designated as major aquifer'*.
- 6.4.3 The EA has no records of any licensed groundwater abstractions within 250 m of the site.
- 6.4.4 The site is not mapped by the EA to be within a groundwater Source Protection Zone.

6.5 Waste Management

- 6.5.1 The EA has no records of any active landfills within 250 m of the site.
- 6.5.2 The EA and Local Authority (LA) have no records of any historic landfills within 250 m of the site.

- 6.5.3 Historical maps show a small pond to the west of the site, which is also identified as potentially infilled land in the Envirocheck report. The pond was infilled by 1894 and; therefore, it is not considered to represent a significant risk to the proposed development and no further assessment is required.

6.6 Pollution

- 6.6.1 The EA has no records of any significant or major pollution incident to controlled waters within 250 m of the site.
- 6.6.2 The EA has no records of any sites within 250 m of the study area that are potential pollution hazards or potential sources of industrial pollution and regulated under the EC Integrated Pollution Prevention and Control Directive (IPPC).
- 6.6.3 The LA has no records of any sites within 250 m of the study area that are potential pollution hazards or potential sources of industrial pollution and regulated under the LA Integrated Pollution Prevention and Controls.

6.7 Radon

- 6.7.1 Information provided on the BGS GeoIndex website and contained in the Envirocheck Report indicates that radon protection measures are not required for the proposed development at the site.

7. INITIAL CONCEPTUAL SITE MODEL

7.1 Environmental Setting

- 7.1.1 On the basis of the findings of the Phase I Desk Study presented in Sections 4 to 6 of this report, the environmental setting of the site can be summarised as follows:

- the site is situated to the south of Wilbraham Road in Manchester and can be located approximately by National Grid Reference 382870, 394060;
- it covers an area of approximately 0.07 ha and comprises a detached house of traditional brick masonry construction with driveway and small garden to the front and larger lawned garden to the rear;
- Wilbraham Road forms the northern site boundary and there is housing to the north, east and west of the site with a football ground to the south;
- no evidence of potential significant contamination was noted during the site appraisal;
- historical maps show the site was undeveloped farmland until the original house was built between 1951 and 1964;
- surrounding land use was originally farmland with the present day housing constructed between 1933 and 1954;
- there was a small pond to the west of the site, which was infilled by 1894 – it is not considered significant and no further assessment is required;
- the geology at the site is anticipated to comprise Glaciofluvial Sheet Deposits (sand and gravel) overlying the Wilmslow Sandstone Formation of the Sherwood Sandstone Group of Triassic age;
- the site is not in a coal mining area;
- there are no surface watercourses (rivers or streams) within 250 m of the site;
- the EA has no records of any licensed surface water abstractions within 250 m of the site;
- the EA has no records of any licensed discharge consents within 250 m of the site;
- based on current information provided by the EA, included in the Envirocheck Report, the site is not mapped in an area likely to be at risk of river flooding;

- the Glaciofluvial Sheet Deposits are classified by the EA as a 'Secondary A' aquifer;
- the Wilmslow Sandstone Formation is classified by the EA as a 'Principal' aquifer;
- the EA has no records any licensed groundwater abstractions within 250 m of the site;
- the site is not mapped by the EA to be within a groundwater Source Protection Zone;
- the EA has no records of any active landfills within 250 m of the site;
- the EA/LA have no records of any historic landfills within 250 m of the site;
- the EA has no records of significant or major pollution incidents to controlled waters within 250 m of the site;
- the EA has no records of any sites within 250 m of the study area that are potential pollution hazards or potential sources of industrial pollution and regulated under the EC Integrated Pollution Prevention and Control Directive (IPPC);
- the LA has no records of any sites within 250 m of the study area that are potential pollution hazards or potential sources of industrial pollution and regulated under the LA Integrated Pollution Prevention and Controls;
- radon protection measures are not required for the proposed development at the site.

7.2 Initial Conceptual Model and Preliminary Risk Assessment

General

7.2.1 The initial conceptual model and preliminary risk assessment are based on information derived from the desk study to provide a qualitative assessment of risk posed to human health and environmental receptors from potential on and off-site sources of contamination as defined within Part IIA of the Environmental Protection Act (1990). For a significant risk to exist, it must be established that contamination has the potential to cause harm to susceptible receptors. This is known as 'pollutant linkage' and requires three criteria to be identified at a significant level:

- the presence of substances that may cause harm (SOURCE);
- the presence of a receptor which may be harmed (RECEPTOR);
- the existence of a plausible pollutant linkage between the source and the receptor (PATHWAY).

7.2.2 EA R&D66 (2008) includes a risk classification system based on classification of consequence and probability. Table 2 shows a risk matrix, in which the likelihood or probability of each pollutant linkage being realised is ranked against the severity of the consequences. The result is the risk classification, based upon which risk management actions can be implemented. The individual sources, pathways and receptors identified are assessed against this risk matrix; potential pollutant linkages and associated risks are recorded.

		Severity of Consequence			
		Severe	Medium	Mild	Minor
Probability of pollutant linkage	High Likelihood	Very high risk	High risk	Moderate risk	Moderate / low risk
	Likely	High risk	Moderate risk	Moderate / low risk	Low risk
	Low Likelihood	Moderate risk	Moderate / low risk	Low risk	Very low risk
	Unlikely	Moderate / low risk	Low risk	Very low risk	Very low risk

Table 2: Risk Matrix

7.2.3 Definitions of risk terminology are as follows.

7.2.4 **Very high risk:** there is a probability that severe harm could arise to a designated receptor from an identified source, or there is evidence that severe harm to a designated receptor is currently occurring.

- 7.2.5 **High risk:** harm is likely to arise to a designated receptor from an identified source.
- 7.2.6 **Moderate risk:** it is possible that harm could arise to a designated receptor from an identified source. However, it is relatively unlikely that any such harm would be severe, or if any harm were to occur it is more likely that the harm would be relatively mild.
- 7.2.7 **Low risk:** it is possible that harm could arise to a designated receptor from an identified source, but it is likely that this harm, if realised, would at worst normally be mild.
- 7.2.8 **Very low risk:** there is a low possibility that harm could arise to the receptor. In the event of such harm being realised it is not likely to be severe.
- 7.2.9 Professional judgement and experience has been used to estimate the combination of probability and consequence of the harm posed by the pollutant linkages identified. This allows the risk to be evaluated on a qualitative basis. The risk category is used to prioritise/target the site investigation. Using this matrix and the available screening limits it has been possible to carry out a semi-quantitative risk assessment for the sources, pathways and receptors which have been identified at the site.
- 7.2.10 The initial conceptual model also illustrates the contaminants of concern identified from the contamination assessment and demonstrates the potential pathways and receptors which are considered likely to exist at the site.
- 7.2.11 Risk is based on a consideration of both:
- the likelihood of an event (probability); and
 - the severity of the potential consequences.
- 7.2.12 A pollutant linkage must be established before tests for probability and consequence are applied. If there is no pollutant linkage then there is no potential risk and there is no need to apply tests for probability and consequence. The risk assessment needs to include a logical and transparent system to define categories of severity of consequence and probability of occurrence. The initial conceptual model and preliminary risk assessment are discussed below.

Proposed Development

- 7.2.13 The development is to comprise a new house with private garden and hard-surfacing for parking.

Potential On-Site Sources of Contamination

- 7.2.14 Based on information derived from the Phase I Desk Study, no potential significant on-site sources of contamination have been identified that could affect the proposed development of the site.

Potential Off-Site Sources of Contamination

- 7.2.15 Based on information derived from the Phase I Desk Study, no potential off-site sources of contamination have been identified that could affect the proposed development of the site.

Receptors

- 7.2.16 The following site-specific receptors need to be considered:

- long term site users – residents;
- site workers - construction personnel involved in development works;
- building fabric and foundations;
- plant life – gardens;
- controlled waters – Glaciofluvial Sheet Deposits classified as a 'Secondary A' aquifer;
- controlled waters – Wilmslow Sandstone Formation classified as a 'Principal' aquifer.

Pathways

7.2.17 The potential pathways that are considered relevant to this site are as follows:

- direct contact with and/or incidental ingestion of any contaminated soil;
- direct contact with, incidental ingestion or inhalation of dust derived from any contaminated soil;
- consumption of home-grown produce;
- migration of hazardous soil-gases via permeable strata or via ducts/drains into confined spaces;
- direct contact between contaminated soils and building substructures;
- migration of contaminants into controlled waters receptors via shallow groundwater beneath the site.

Pollutant Linkages

7.2.18 On the basis of the 'source-pathway-receptor' information presented above, no potential pollutant linkages have been identified at the site.

Preliminary Risk Assessment

7.2.19 Based on the previous land usage of the site and surrounding area, absence of any identified significant potential sources of contamination at the site and its geological setting, it is considered that the site represents a **very low/negligible** risk to controlled waters. No further assessment of risk to controlled waters is considered necessary.

7.2.20 As no significant potential sources of contamination have been identified at the site, it is considered to represent a **very low/negligible** risk to human health and no further assessment is considered necessary.

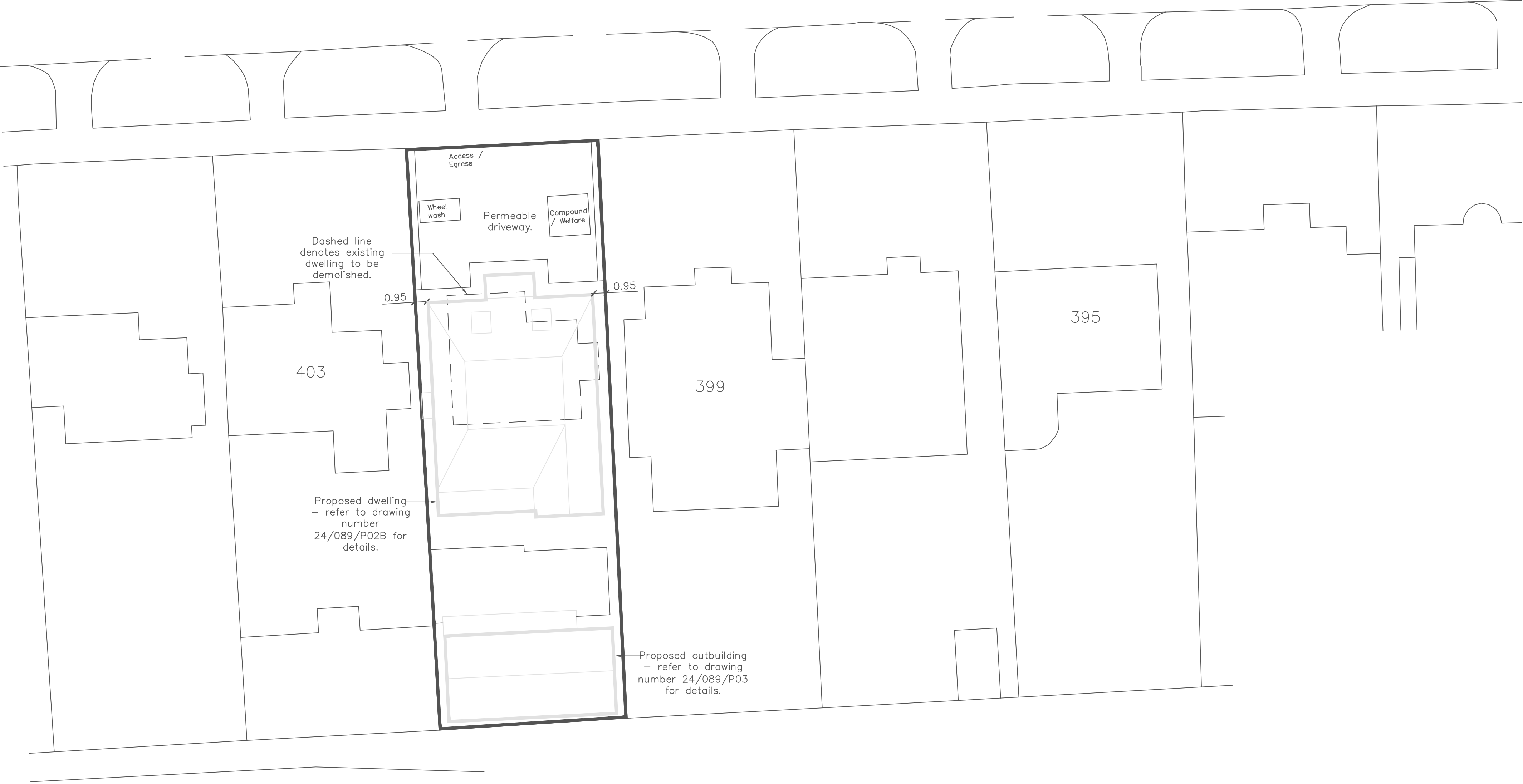
8. CONCLUSIONS

- 8.1 Based on the findings of this Phase I Desk Study, it is considered that there is no significant risk to human health from either soil contamination or hazardous soil-gases at the site and no further assessment is required for the proposed development.
- 8.2 No abnormal geotechnical hazards have been identified with the proposed development at the site.
- 8.3 In the unlikely event that potentially contaminated soil is encountered during construction work, we would recommend consultation with Georisk to ensure that our recommendations continue to apply. Any potentially contaminated soils should be left in situ pending further assessment.

**APPENDIX A
DRAWING**

Drawing No.	Drawing Title
-	Location Plan

Wilbraham Road



APPENDIX B
HISTORICAL MAP EXTRACTS

Ordinance Survey Plan, Additional SIMs and Supply of Unpublished Survey Information

	Quarry		Gravel Pit		Sand Pit
	Clay Pit		Shingle		Refuse Heap
	Sloping Masonry		Flat Rock		
	Marsh		Reeds		Osiers
	Rough Pasture		Furze		Wood
	Mixed Wood		Brushwood		Orchard
	Fir		Ford		Stepping Stones
	Ferry		Waterfall		Lock

	Trig. Station	507 	Altitude at Trig. Station
<i>B.M.</i> 325.9 	Bench Mark	342 +	Surface Level
	Arrow denotes flow direction		Antiquities (site of)

Railway crossing Road

Level Crossing

Road crossing Railway

**Railway crossing
River or Canal**

**Road over
single stream**

**Road over
River or Canal**

-----	County Boundary (Geographical)
- . - . - .	County & Civil Parish Boundary
+ . + . + .	Administrative County & Civil Parish Boundary
-----	County Borough Boundary (England)
Co. Boro. Bdy.	
-----	County Burgh Boundary (Scotland)
Co. Burgh Bdy.	

<i>B.P. B.S.</i>	Boundary Post or Stone	<i>P.C.B.</i>	Police Call Box
<i>B.R.</i>	Bridle Road	<i>P.</i>	Pump
<i>E.P.</i>	Electricity Pylon	<i>S.P.</i>	Signal Post
<i>F.B.</i>	Foot Bridge	<i>Sl.</i>	Sluice
<i>F.P.</i>	Foot Path	<i>Sp.</i>	Spring
<i>G.P.</i>	Guide Post or Board	<i>T.C.B.</i>	Telephone Call Box
<i>M.S.</i>	Mill Stone	<i>Tr.</i>	Trough
<i>M.P. M.R.</i>	Mooring Post or Ring	<i>W.</i>	Well

Inactive Quarry,
Chalk Pit or
Clay Pit

Active Quarry,
Chalk Pit or
Clay Pit

Rock

Boulders

Cliff

Slopes

Top

Top

Roofed Building

Glazed Roof
Building

Top

Sloping
Masonry

Archway

Non-Coniferous Tree
(surveyed)

Coniferous Tree
(surveyed)

Non-Coniferous Trees
(not surveyed)

Coniferous Trees
(not surveyed)

	Orchard Tree		Scrub		Bracken
	Coppice, Osier		Reeds		Marsh, Saltings

 Direction of water flow
  Bench Mark
  Antiquity (site of)

 Cave Entrance
  Triangulation Station
  Electricity Pylon

ETL Electricity Transmission Line

	County Boundary (Geographical)
	County & Civil Parish Boundary
	Civil Parish Boundary
	Admin. County or County Bor. Boundary
	London Borough Boundary
	Symbol marking point where boundary merging changes

BH	Beer House	P	Pillar, Pole or Post
BP, BS	Boundary Post or Stone	PO	Post Office
Cn, C	Capstan, Crane	PC	Public Convenience
Chy	Chimney	PH	Public House
D Fn	Drinking Fountain	Pp	Pump
EI P	Electricity Pillar or Post	SB, S Br	Signal Box or Bridge
FAP	Fire Alarm Pillar	SP, SL	Signal Post or Light
FB	Foot Bridge	Spr	Spring
GP	Guide Post	Tk	Tank or Track
H	Hydrant or Hydraulic	TCB	Telephone Call Box
LC	Level Crossing	TCP	Telephone Call Post
MH	Manhole	Tr	Trough
MP	Mile Post or Mooring Post	Wr Pt, Wr T	Water Point, Water Tap
MS	Mile Stone	W	Well
NTL	Normal Tidal Limit	Wd Pp	Wind Pump

Slopes		Top	
	Cliff		Rock
	Boulders		Positioned Boulder
	Non-Coniferous Tree (surveyed)		Non-Coniferous Trees (not surveyed)
	Orchard Tree		Scrub
	Coppice, Osier		Reeds
	Rough		Heath
	Rock (scattered)		Boulders (scattered)
	Scree		Coniferous Tree (surveyed)
	Coniferous Trees (not surveyed)		Bracken
	Marsh, Saltings		Culvert

 Direction of water flow
  Triangulation Station
  Antiquity (site of)

E T L Electricity Transmission Line
  Electricity

BM 231.60m Bench Mark Buildings with Building Seed

• • • • • Civil parish/community boundary

-   District boundary
-   County boundary
-  Boundary post/stone
-  Boundary mereing symbol (note: these always appear in opposed pairs or groups of three)

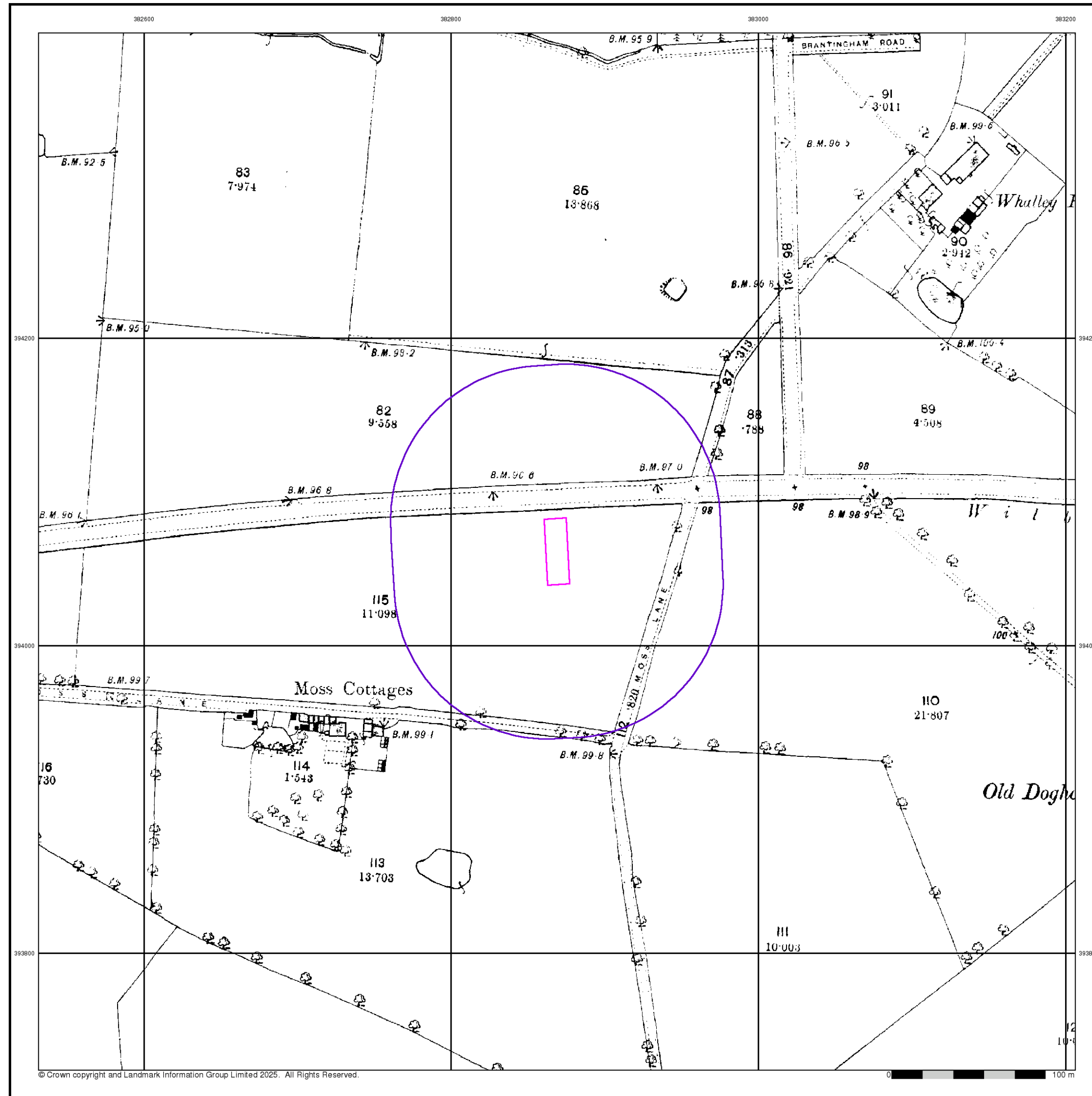
Bks	Barracks	P	Pillar, Pole or Post
Bty	Battery	PO	Post Office
Cemy	Cemetery	PC	Public Convenience
Chy	Chimney	Pp	Pump
Cis	Cistern	Ppg Sta	Pumping Station
Dismtd Rly	Dismantled Railway	PW	Place of Worship
El Gen Sta	Electricity Generating Station	Sewage Ppg Sta	Sewage Pumping Station
El P	Electricity Pole, Pillar	SB, S Br	Signal Box or Bridge
El Sub Sta	Electricity Sub Station	SP, SL	Signal Post or Light
FB	Filter Bed	Spr	Spring
Fn / D Fn	Fountain / Drinking Ftn.	Tk	Tank or Track
Gas Gov	Gas Valve Compound	Tr	Trough
GVC	Gas Governor	Wd Pp	Wind Pump
GP	Guide Post	Wr Pt, Wr T	Water Point, Water Tap
MH	Manhole	Wks	Works (building or area)
MP, MS	Mile Post or Mile Stone	W	Well

Mapping Type	Scale	Date	Pg
Lancashire And Furness	1:2,500	1894	2
Lancashire And Furness	1:2,500	1907	3
Lancashire And Furness	1:2,500	1933	4
Ordnance Survey Plan	1:1,250	1950 - 1955	5
Ordnance Survey Plan	1:2,500	1951 - 1955	6
Ordnance Survey Plan	1:1,250	1955 - 1971	7
Ordnance Survey Plan	1:2,500	1964	8
Ordnance Survey Plan	1:1,250	1971	9
Additional SIMs	1:1,250	1982	10
Additional SIMs	1:1,250	1983	11
Large-Scale National Grid Data	1:1,250	1992	12
Large-Scale National Grid Data	1:1,250	1993	13
Large-Scale National Grid Data	1:1,250	1994	14
Large-Scale National Grid Data	1:1,250	1996	15
Historical Aerial Photographv	1:2,500	2000	16



Order Number:	387401099_1_1
Customer Ref:	25396
National Grid Reference:	382870, 394060
Slice:	A
Site Area (Ha):	0.07
Search Buffer (m):	100

401, Wilbraham Road, MANCHESTER, M21 0UT



© Crown copyright and Landmark Information Group Limited 2025. All Rights Reserved.

0 100 m

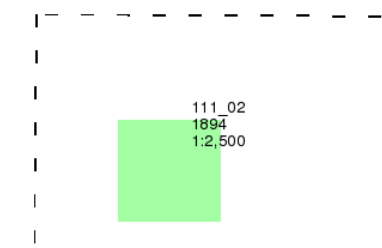
Lancashire And Furness

Published 1894

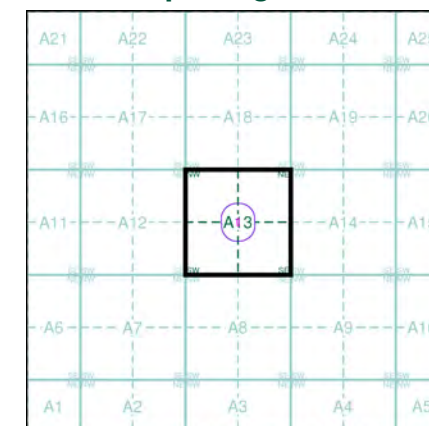
Source map scale - 1:2,500

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840's. In 1854 the 1:2,500 scale was adopted for mapping urban areas and by 1896 it covered the whole of what were considered to be the cultivated parts of Great Britain. The published date given below is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas.

Map Name(s) and Date(s)



Historical Map - Segment A13

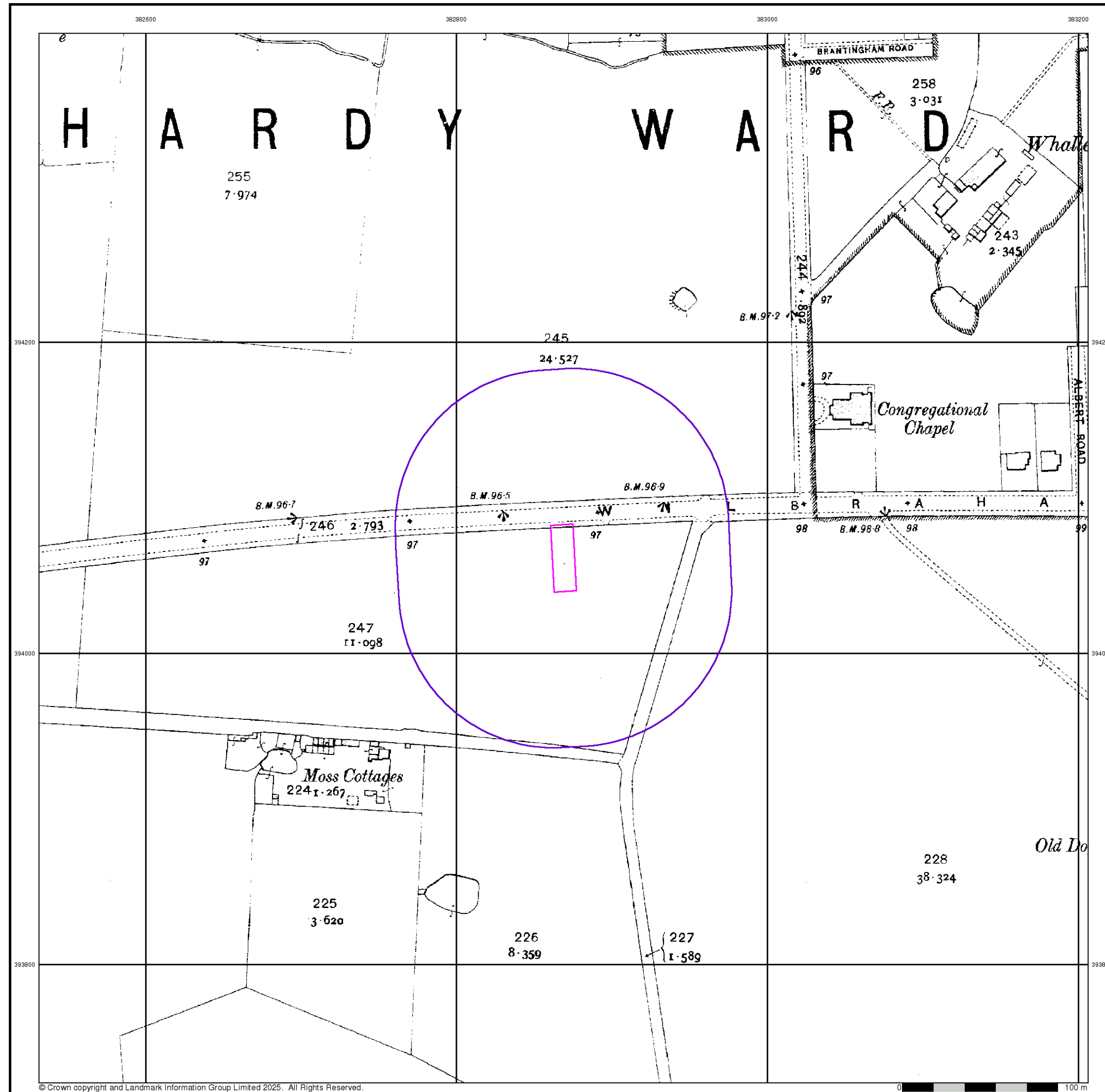


Order Details

Order Number: 387401099_1_1
Customer Ref: 25396
National Grid Reference: 382870, 394060
Slice: A
Site Area (Ha): 0.07
Search Buffer (m): 100

Site Details

401, Wilbraham Road, MANCHESTER, M21 0UT



© Crown copyright and Landmark Information Group Limited 2025. All Rights Reserved.

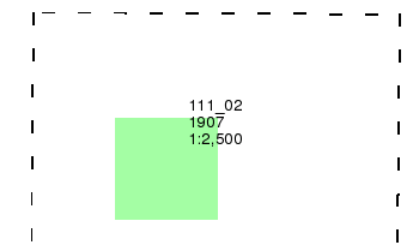
Lancashire And Furness

Published 1907

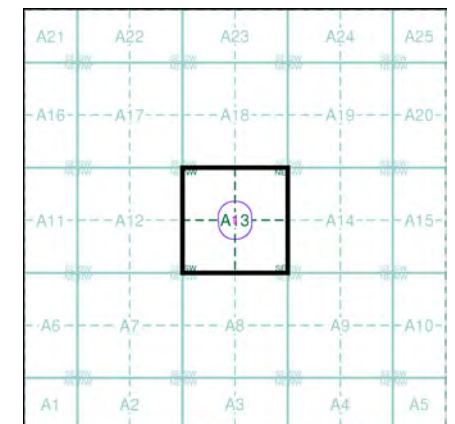
Source map scale - 1:2,500

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840's. In 1854 the 1:2,500 scale was adopted for mapping urban areas and by 1896 it covered the whole of what were considered to be the cultivated parts of Great Britain. The published date given below is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas.

Map Name(s) and Date(s)



Historical Map - Segment A13

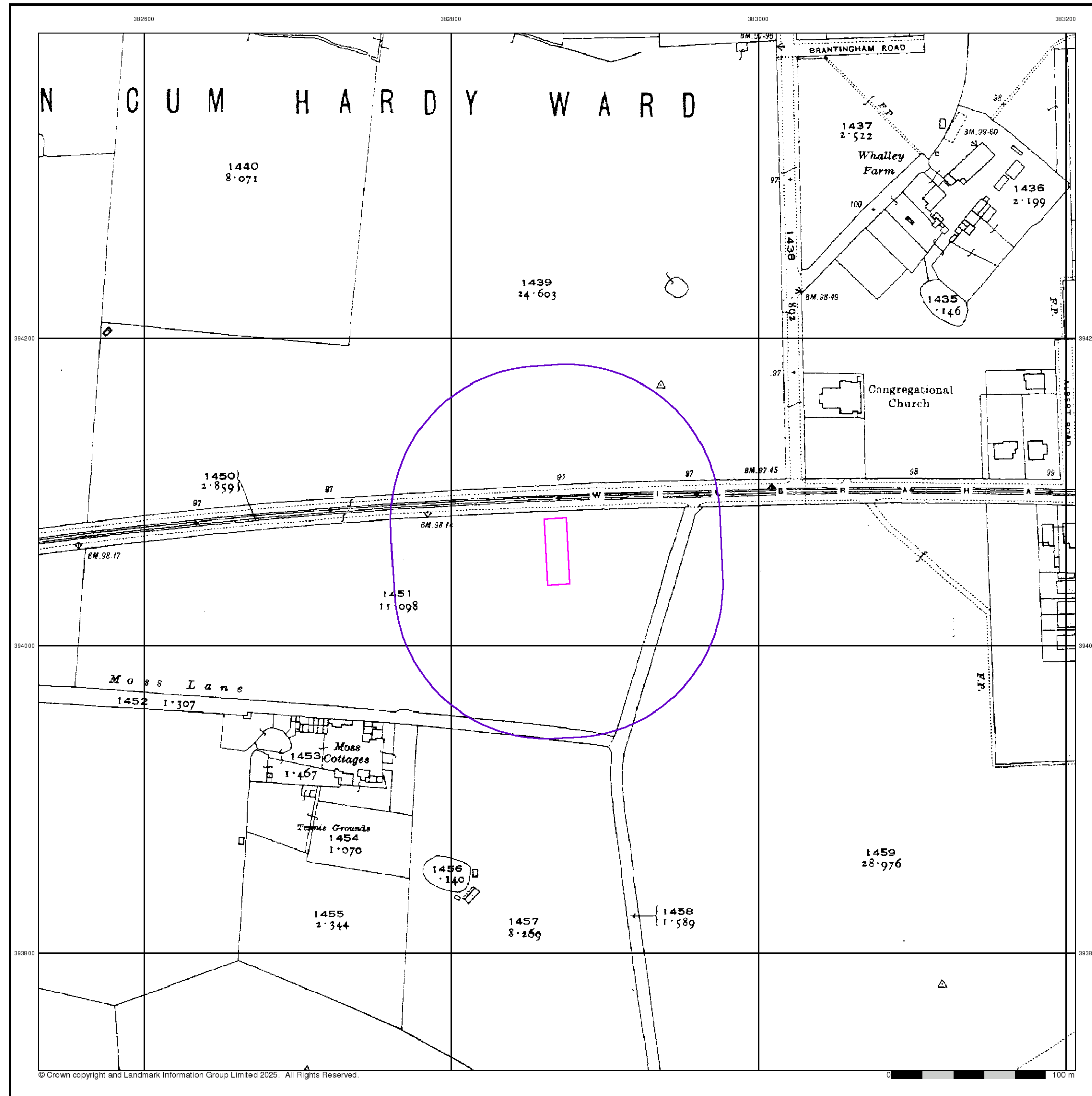


Order Details

Order Number: 387401099_1_1
Customer Ref: 25396
National Grid Reference: 382870, 394060
Slice: A
Site Area (Ha): 0.07
Search Buffer (m): 100

Site Details

401, Wilbraham Road, MANCHESTER, M21 0UT



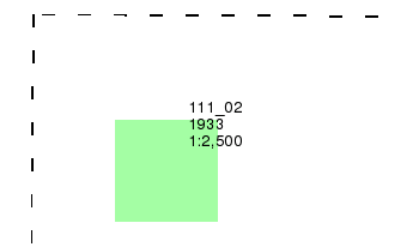
Lancashire And Furness

Published 1933

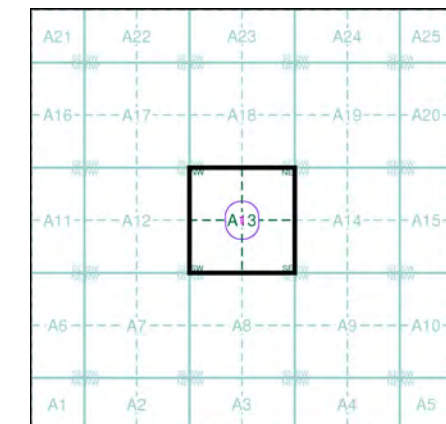
Source map scale - 1:2,500

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840's. In 1854 the 1:2,500 scale was adopted for mapping urban areas and by 1896 it covered the whole of what were considered to be the cultivated parts of Great Britain. The published date given below is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas.

Map Name(s) and Date(s)



Historical Map - Segment A13

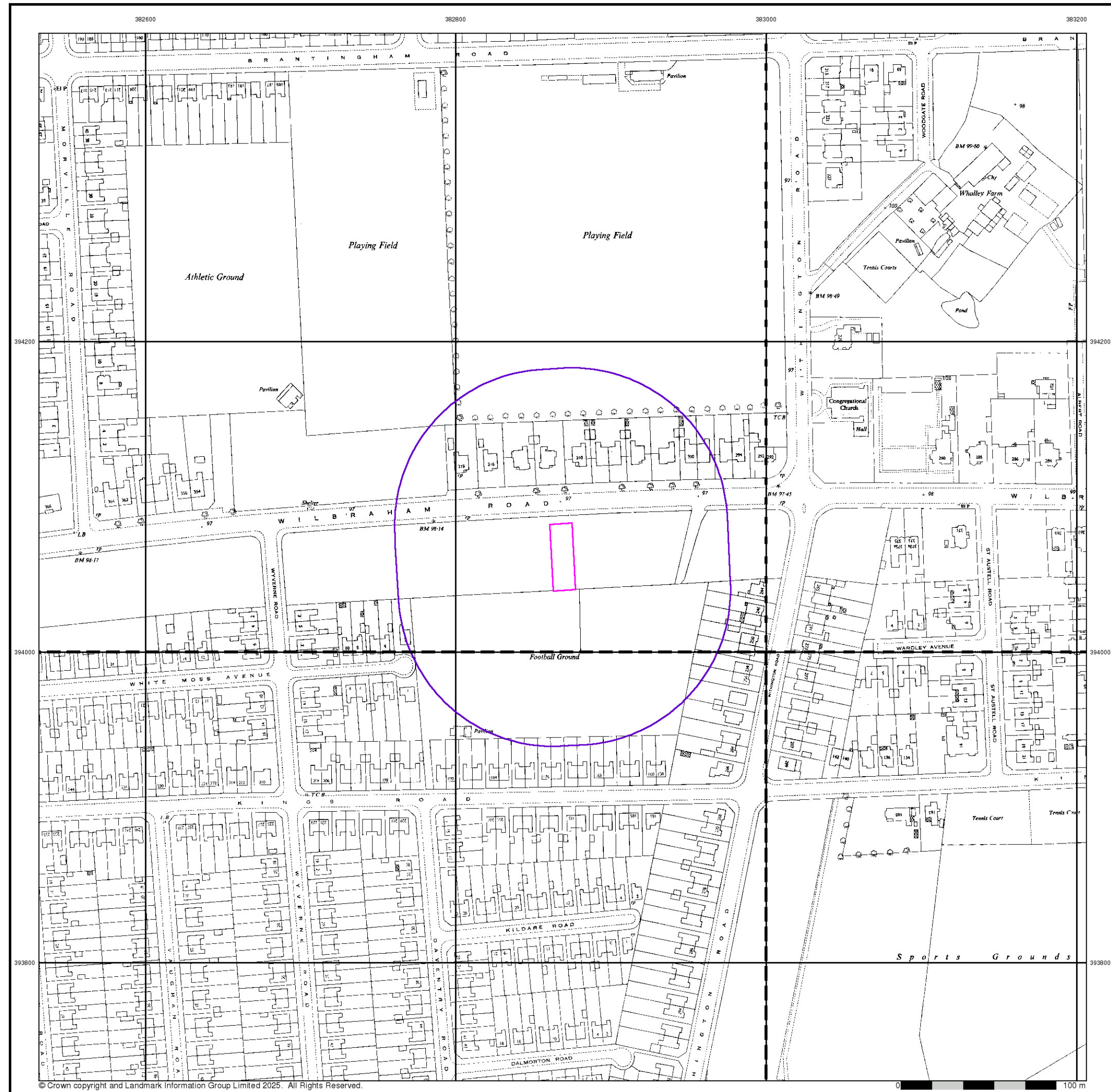


Order Details

Order Number: 387401099_1_1
Customer Ref: 25396
National Grid Reference: 382870, 394060
Slice: A
Site Area (Ha): 0.07
Search Buffer (m): 100

Site Details

401, Wilbraham Road, MANCHESTER, M21 0UT



Envirocheck[®]

LANDMARK INFORMATION GROUP[®]

Ordnance Survey Plan

Published 1950 - 1955

Source map scale - 1:1,250

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840's. In 1854 the 1:2,500 scale was adopted for mapping urban areas and by 1896 it covered the whole of what were considered to be the cultivated parts of Great Britain. The published date given below is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas.

Map Name(s) and Date(s)

SJ8294SE	SJ8394SW
1951	1950
1:1,250	1:1,250
SJ8293NE	SJ8393NW
1955	1951
1:1,250	1:1,250

Historical Map - Segment A13

Order Details

Order Number: 387401099_1_1
Customer Ref: 25396
National Grid Reference: 382870, 394060
Slice: A
Site Area (Ha): 0.07
Search Buffer (m): 100

Site Details

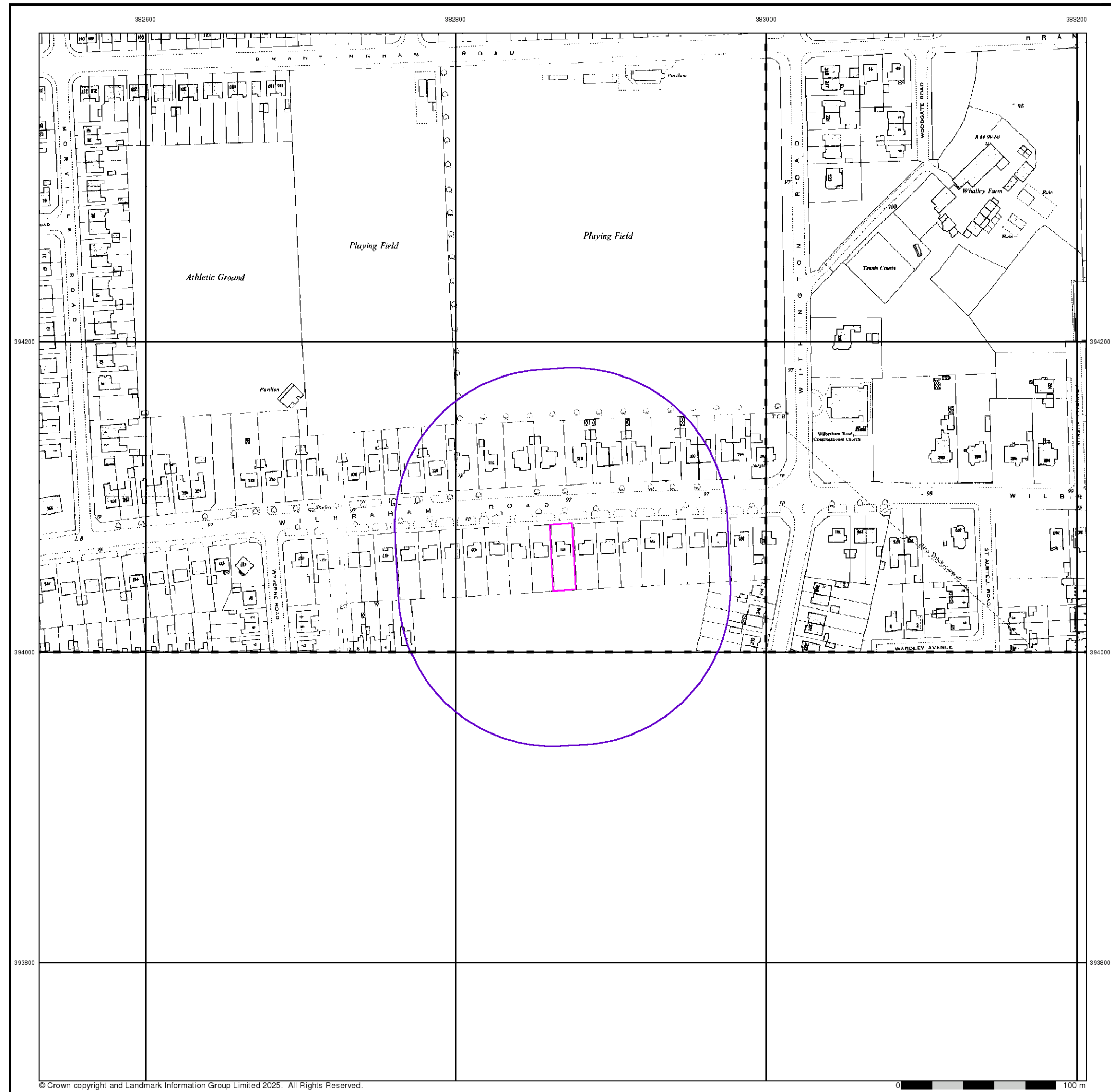
401, Wilbraham Road, MANCHESTER, M21 0UT

Landmark[®]

INFORMATION GROUP

Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk

A Landmark Information Group Service v50.0 08-Oct-2025 Page 5 of 16



© Crown copyright and Landmark Information Group Limited 2025. All Rights Reserved.

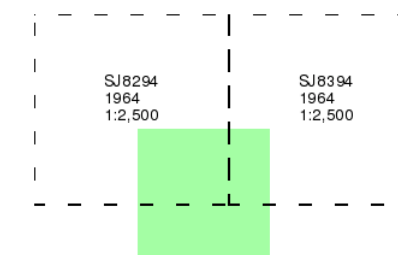
Ordnance Survey Plan

Published 1964

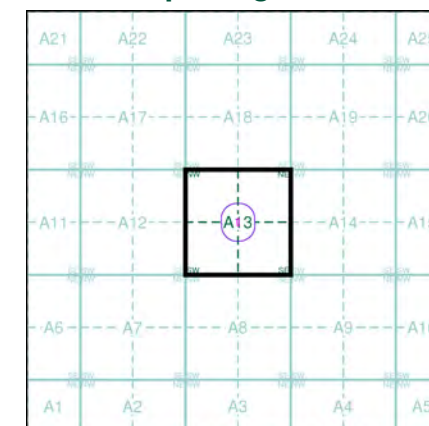
Source map scale - 1:2,500

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840's. In 1854 the 1:2,500 scale was adopted for mapping urban areas and by 1896 it covered the whole of what were considered to be the cultivated parts of Great Britain. The published date given below is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas.

Map Name(s) and Date(s)



Historical Map - Segment A13

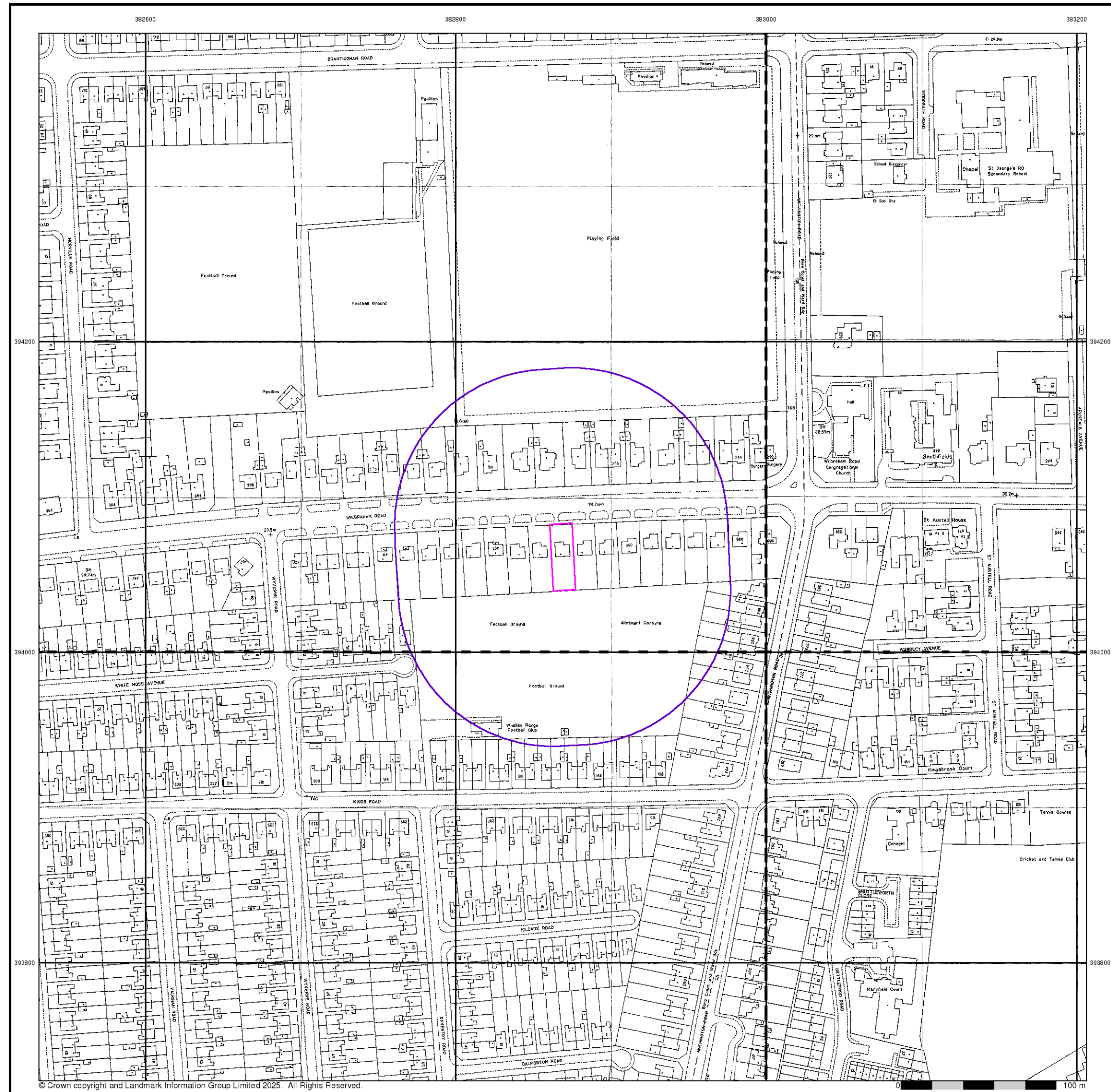


Order Details

Order Number: 387401099_1_1
Customer Ref: 25396
National Grid Reference: 382870, 394060
Slice: A
Site Area (Ha): 0.07
Search Buffer (m): 100

Site Details

401, Wilbraham Road, MANCHESTER, M21 0UT



© Crown copyright and Landmark Information Group Limited 2025. All Rights Reserved.

Envirocheck[®]

LANDMARK INFORMATION GROUP[®]

Large-Scale National Grid Data

Published 1992

Source map scale - 1:1,250

'Large Scale National Grid Data' superseded SIM cards (Ordnance Survey's 'Survey of Information on Microfilm') in 1992, and continued to be produced until 1999. These maps were the fore-runners of digital mapping and so provide detailed information on houses and roads, but tend to show less topographic features such as vegetation. These maps were produced at both 1:2,500 and 1:1,250 scales.

Map Name(s) and Date(s)

SJ8294SE	SJ8394SW
1992	1992
1:1,250	1:1,250
SJ8293NE	SJ8393NW
1992	1992
1:1,250	1:1,250

Historical Map - Segment A13

Order Details

Order Number: 387401099_1_1
Customer Ref: 25396
National Grid Reference: 382870, 394060
Slice: A
Site Area (Ha): 0.07
Search Buffer (m): 100

Site Details

401, Wilbraham Road, MANCHESTER, M21 0UT

Landmark[®]

INFORMATION GROUP

Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk

A Landmark Information Group Service v50.0 08-Oct-2025 Page 12 of 16

Historical Mapping Legends

Ordnance Survey County Series 1:10,560

	Gravel Pit		Sand Pit		Other Pits
	Quarry		Shingle		Orchard
	Osiers		Reeds		Marsh
	Mixed Wood		Deciduous		Brushwood
	Fir		Furze		Rough Pasture
	Arrow denotes flow of water		Trigonometrical Station		
	Site of Antiquities		Bench Mark		
	Pump, Guide Post, Signal Post		Well, Spring, Boundary Post		
	•285 Surface Level				
	Sketched Contour		Instrumental Contour		
	Main Roads		Minor Roads		
	Sunken Road		Raised Road		
	Road over Railway		Railway over River		
	Railway over Road		Level Crossing		
	Road over River or Canal		Road over Stream		
	Road over Stream				
	County Boundary (Geographical)				
	County & Civil Parish Boundary				
	Administrative County & Civil Parish Boundary				
	County Borough Boundary (England)				
	County Burgh Boundary (Scotland)				
	Rural District Boundary				
	Civil Parish Boundary				

Ordnance Survey Plan 1:10,000

	Chalk Pit, Clay Pit or Quarry		Gravel Pit
	Sand Pit		Disused Pit or Quarry
	Refuse or Slag Heap		Lake, Loch or Pond
	Dunes		Boulders
	Coniferous Trees		Non-Coniferous Trees
	Orchard		Scrub
	Bracken		Heath
	Marsh		Reeds
	Building		Glasshouse
	Sloping Masonry		Pylon
	Cutting		Embankment
	Road Under		Road Over
	Level Crossing		Foot Bridge
	Standard Gauge Multiple Track		Standard Gauge Single Track
	Siding, Tramway or Mineral Line		Narrow Gauge
	Geographical County		Administrative County, County Borough or County of City
	Municipal Borough, Urban or Rural District, Burgh or District Council		Borough, Burgh or County Constituency
	Civil Parish		
	BP, BS Boundary Post or Stone		Police Station
	Church		Post Office
	Club House		Public Convenience
	Fire Engine Station		Public House
	Foot Bridge		Signal Box
	Fountain		Spring
	Guide Post		Telephone Call Box
	Mile Post		Telephone Call Post
	Mile Stone		Well

1:10,000 Raster Mapping

	Gravel Pit		Refuse tip or slag heap
	Rock		Rock (scattered)
	Boulders		Boulders (scattered)
	Shingle		Mud
	Sand		Sand Pit
	Slopes		Top of cliff
	General detail		Underground detail
	Overhead detail		Narrow gauge railway
	Multi-track railway		Single track railway
	County boundary (England only)		Civil, parish or community boundary
	District, Unitary, Metropolitan, London Borough boundary		Constituency boundary
	Area of wooded vegetation		Non-coniferous trees
	Non-coniferous trees (scattered)		Coniferous trees
	Coniferous trees (scattered)		Positioned tree
	Orchard		Coppice or Osiers
	Rough Grassland		Heath
	Scrub		Marsh, Salt Marsh or Reeds
	Water feature		Flow arrows
	Mean high water (springs)		Mean low water (springs)
	Telephone line (where shown)		Electricity transmission line (with poles)
	Bench mark (where shown)		Triangulation station
	Point feature (e.g. Guide Post or Mile Stone)		Pylon, flare stack or lighting tower
	Site of (antiquity)		Glasshouse
	General Building		Important Building

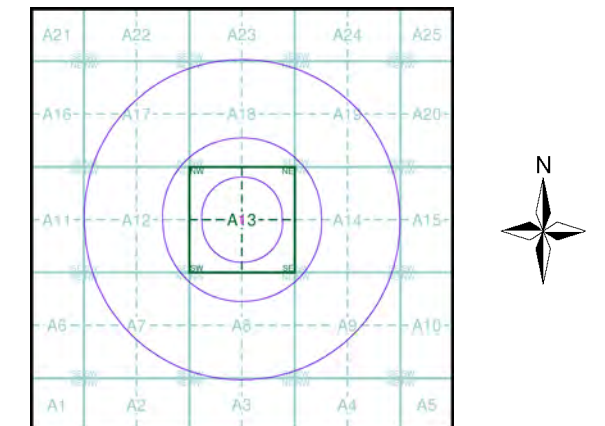
Envirocheck®

LANDMARK INFORMATION GROUP®

Historical Mapping & Photography included:

Mapping Type	Scale	Date	Pg
Lancashire And Furness	1:10,560	1848	3
Cheshire	1:10,560	1882	4
Lancashire And Furness	1:10,560	1894 - 1896	5
Cheshire	1:10,560	1899	6
Lancashire And Furness	1:10,560	1908 - 1909	7
Cheshire	1:10,560	1911	8
Cheshire	1:10,560	1911	9
Lancashire And Furness	1:10,560	1923	10
Lancashire And Furness	1:10,560	1932 - 1934	11
Lancashire And Furness	1:10,560	1938	12
Cheshire	1:10,560	1938	13
Ordnance Survey Plan	1:10,000	1955 - 1956	14
Ordnance Survey Plan	1:10,000	1966	15
Ordnance Survey Plan	1:10,000	1972	16
Manchester	1:25,000	1975	17
Ordnance Survey Plan	1:10,000	1980 - 1981	18
Ordnance Survey Plan	1:10,000	1985 - 1989	19
Ordnance Survey Plan	1:10,000	1989	20
Ordnance Survey Plan	1:10,000	1994	21
10K Raster Mapping	1:10,000	1999	22
10K Raster Mapping	1:10,000	2006	23
VectorMap Local	1:10,000	2025	24

Historical Map - Slice A



Order Details

Order Number: 387401099_1_1
Customer Ref: 25396
National Grid Reference: 382870, 394060
Slice: A
Site Area (Ha): 0.07
Search Buffer (m): 1000

Site Details

401, Wilbraham Road, MANCHESTER, M21 0UT

Landmark
INFORMATION GROUP

Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk



Envirocheck[®]

LANDMARK INFORMATION GROUP[®]

Ordnance Survey Plan

Published 1966

Source map scale - 1:10,000

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840's. In 1854 the 1:2,500 scale was adopted for mapping urban areas; these maps were used to update the 1:10,560 maps. The published date given therefore is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas. In the late 1940's, a Provisional Edition was produced, which updated the 1:10,560 mapping from a number of sources. The maps appear unfinished - with all military camps and other strategic sites removed. These maps were initially overprinted with the National Grid. In 1970, the first 1:10,000 maps were produced using the Transverse Mercator Projection. The revision process continued until recently, with new editions appearing every 10 years or so for urban areas.

Map Name(s) and Date(s)

SJ89SW
1966
1:10,560

Historical Map - Slice A

N

Order Details

Order Number:	387401099_1_1
Customer Ref:	25396
National Grid Reference:	382870, 394060
Slice:	A
Site Area (Ha):	0.07
Search Buffer (m):	1000

Site Details

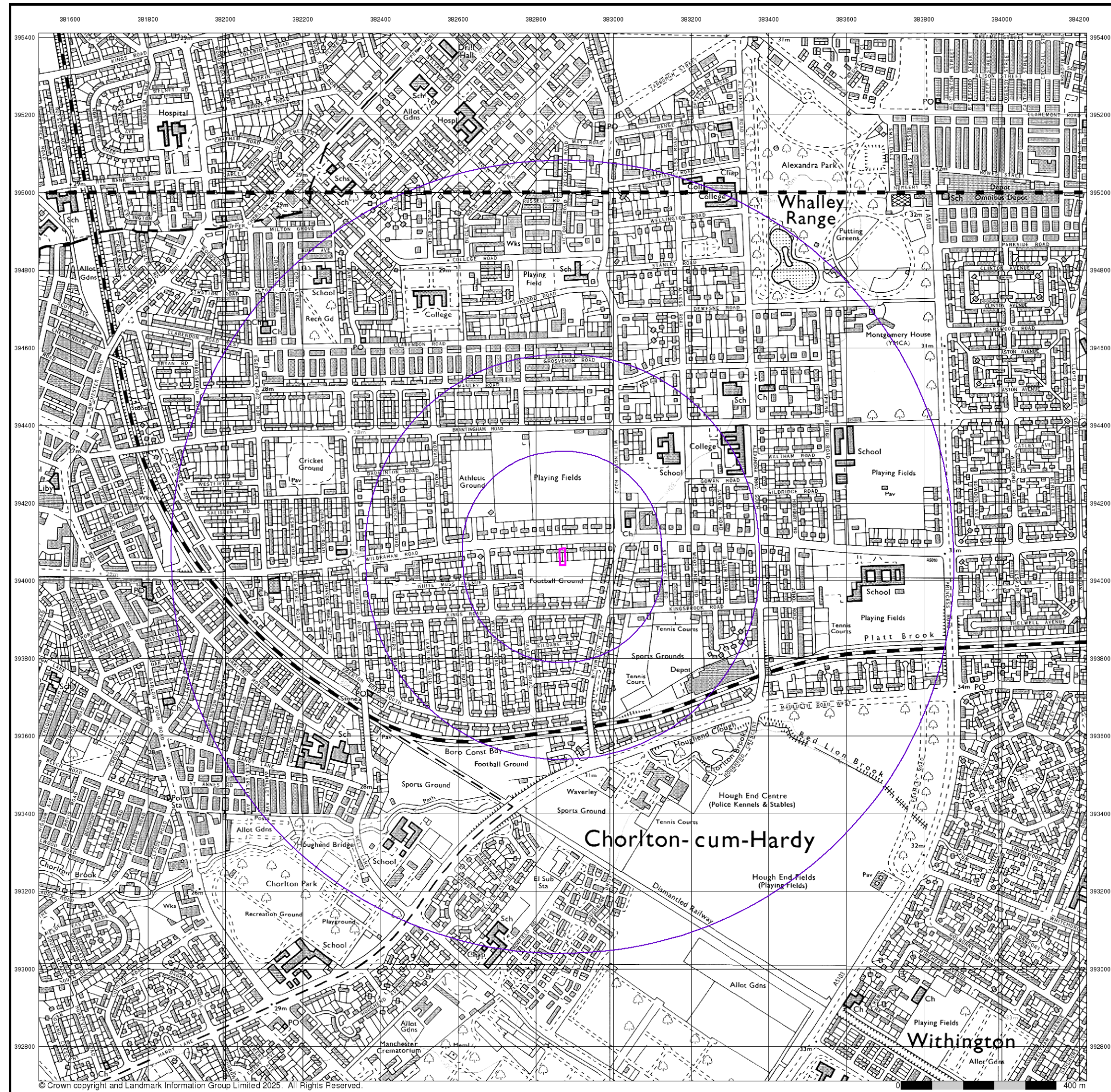
401, Wilbraham Road, MANCHESTER, M21 0UT

Landmark[®]

INFORMATION GROUP

Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk

A Landmark Information Group Service v50.0 08-Oct-2025 Page 15 of 24



Envirocheck®

LANDMARK INFORMATION GROUP®

Ordnance Survey Plan

Published 1980 - 1981

Source map scale - 1:10,000

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840's. In 1854 the 1:2,500 scale was adopted for mapping urban areas; these maps were used to update the 1:10,560 maps. The published date given therefore is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas. In the late 1940's, a Provisional Edition was produced, which updated the 1:10,560 mapping from a number of sources. The maps appear unfinished - with all military camps and other strategic sites removed. These maps were initially overprinted with the National Grid. In 1970, the first 1:10,000 maps were produced using the Transverse Mercator Projection. The revision process continued until recently, with new editions appearing every 10 years or so for urban areas.

Map Name(s) and Date(s)

SJ89NW	1980
SJ89SW	1981

Historical Map - Slice A

Order Details

Order Number:	387401099_1_1
Customer Ref:	25396
National Grid Reference:	382870, 394060
Slice:	A
Site Area (Ha):	0.07
Search Buffer (m):	1000

Site Details

401, Wilbraham Road, MANCHESTER, M21 0UT

Landmark

INFORMATION GROUP

Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk

A Landmark Information Group Service v50.0 08-Oct-2025 Page 18 of 24



Envirocheck[®]

LANDMARK INFORMATION GROUP[®]

Ordnance Survey Plan

Published 1985 - 1989

Source map scale - 1:10,000

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840's. In 1854 the 1:2,500 scale was adopted for mapping urban areas; these maps were used to update the 1:10,560 maps. The published date given therefore is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas. In the late 1940's, a Provisional Edition was produced, which updated the 1:10,560 mapping from a number of sources. The maps appear unfinished - with all military camps and other strategic sites removed. These maps were initially overprinted with the National Grid. In 1970, the first 1:10,000 maps were produced using the Transverse Mercator Projection. The revision process continued until recently, with new editions appearing every 10 years or so for urban areas.

Map Name(s) and Date(s)

SJ89NW	1985
1:10,000	
SJ89SW	1989
1:10,000	

Historical Map - Slice A

Order Details

Order Number:	387401099_1_1
Customer Ref:	25396
National Grid Reference:	382870, 394060
Slice:	A
Site Area (Ha):	0.07
Search Buffer (m):	1000

Site Details

401, Wilbraham Road, MANCHESTER, M21 0UT

Landmark[®]

INFORMATION GROUP

Tel:	0844 844 9952
Fax:	0844 844 9951
Web:	www.envirocheck.co.uk

A Landmark Information Group Service v50.0 08-Oct-2025 Page 19 of 24



Envirocheck[®]

LANDMARK INFORMATION GROUP[®]

10k Raster Mapping

Published 1999

Source map scale - 1:10,000

The historical maps shown were produced from the Ordnance Survey's 1:10,000 colour raster mapping. These maps are derived from Landplan which replaced the old 1:10,000 maps originally published in 1970. The data is highly detailed showing buildings, fences and field boundaries as well as all roads, tracks and paths. Road names are also included together with the relevant road number and classification. Boundary information depiction includes county, unitary authority, district, civil parish and constituency.

Map Name(s) and Date(s)

SJ89NW	1999	1:10,000
SJ89SW	1999	1:10,000

Historical Map - Slice A

Order Details

Order Number:	387401099_1_1
Customer Ref:	25396
National Grid Reference:	382870, 394060
Slice:	A
Site Area (Ha):	0.07
Search Buffer (m):	1000

Site Details

401, Wilbraham Road, MANCHESTER, M21 0UT

Landmark[®]

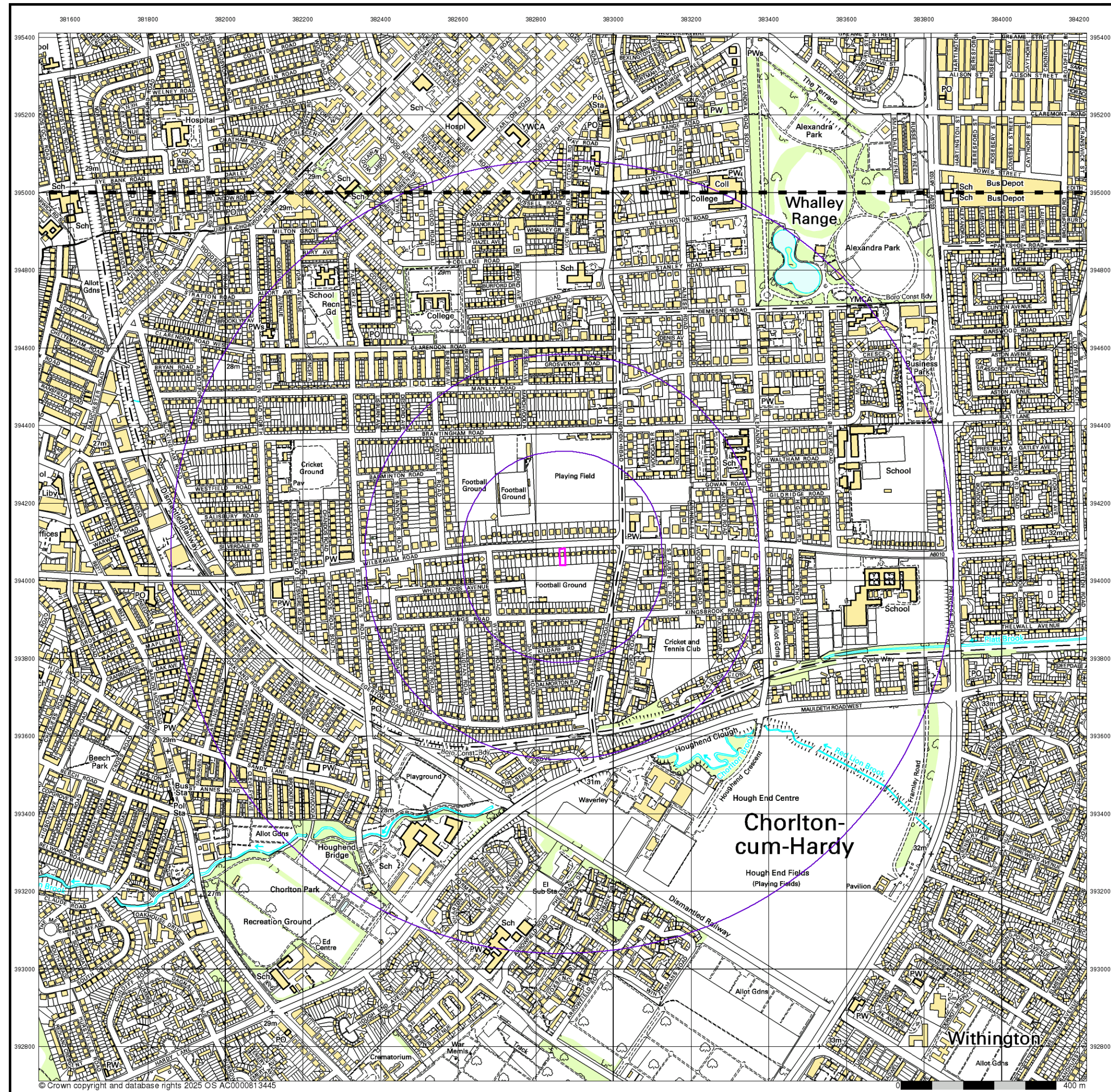
INFORMATION GROUP

Tel: 0844 844 9952

Fax: 0844 844 9951

Web: www.envirocheck.co.uk

A Landmark Information Group Service v50.0 08-Oct-2025 Page 22 of 24



Envirocheck®

LANDMARK INFORMATION GROUP®

10k Raster Mapping

Published 2006

Source map scale - 1:10,000

The historical maps shown were produced from the Ordnance Survey's 1:10,000 colour raster mapping. These maps are derived from Landplan which replaced the old 1:10,000 maps originally published in 1970. The data is highly detailed showing buildings, fences and field boundaries as well as all roads, tracks and paths. Road names are also included together with the relevant road number and classification. Boundary information depiction includes county, unitary authority, district, civil parish and constituency.

Map Name(s) and Date(s)

SJ89NW	2006	1:10,000
SJ89SW	2006	1:10,000

Historical Map - Slice A

Order Details

Order Number:	387401099_1_1
Customer Ref:	25396
National Grid Reference:	382870, 394060
Slice:	A
Site Area (Ha):	0.07
Search Buffer (m):	1000

Site Details

401, Wilbraham Road, MANCHESTER, M21 0UT

Landmark®

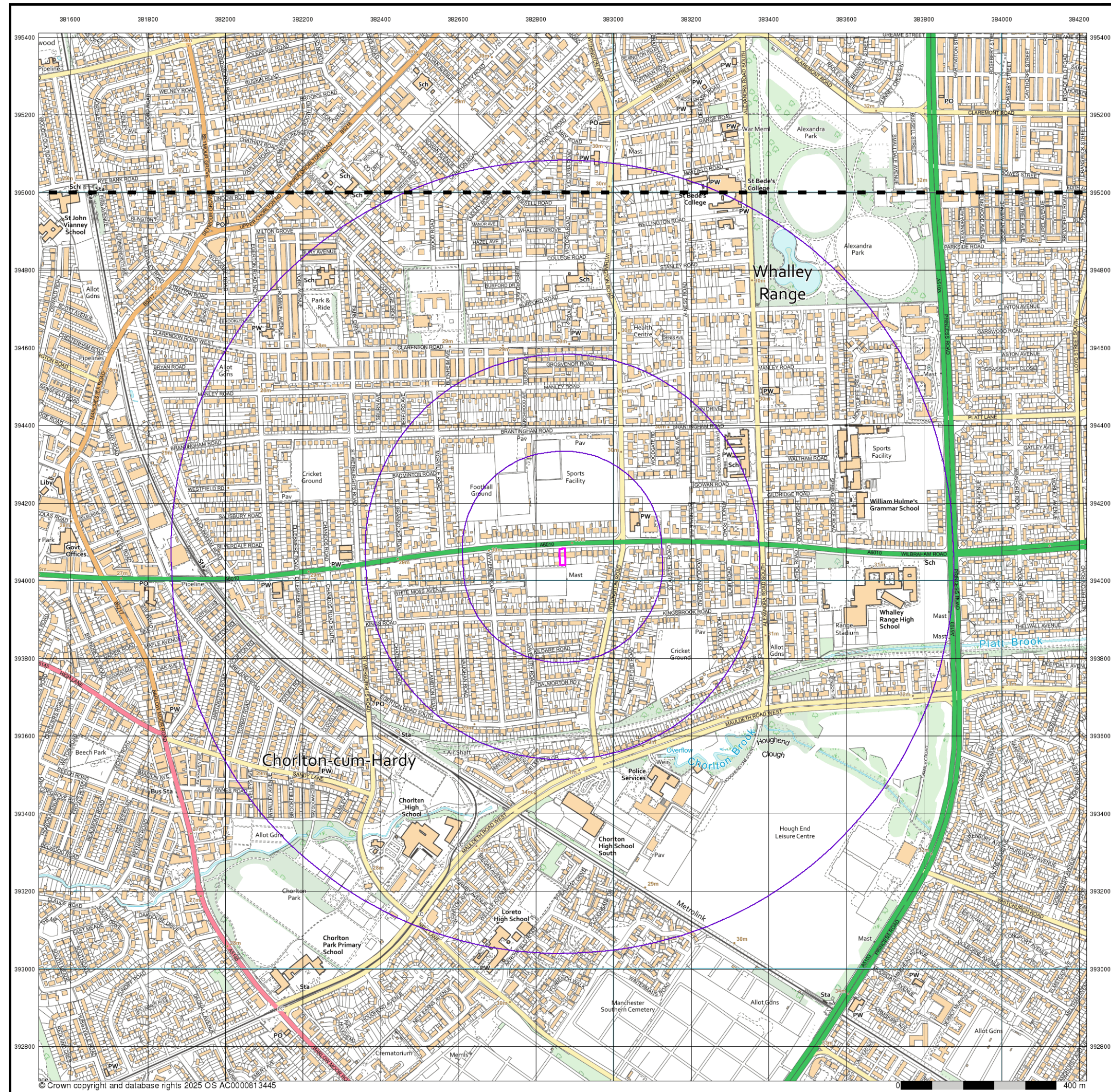
INFORMATION GROUP

Tel: 0844 844 9952

Fax: 0844 844 9951

Web: www.envirocheck.co.uk

A Landmark Information Group Service v50.0 08-Oct-2025 Page 23 of 24



Envirocheck[®]

LANDMARK INFORMATION GROUP[®]

VectorMap Local

Published 2025

Source map scale - 1:10,000

VectorMap Local (Raster) is Ordnance Survey's highest detailed 'backdrop' mapping product. These maps are produced from OS's VectorMap Local, a simple vector dataset at a nominal scale of 1:10,000, covering the whole of Great Britain, that has been designed for creating graphical mapping. OS VectorMap Local is derived from large-scale information surveyed at 1:1250 scale (covering major towns and cities), 1:2500 scale (smaller towns, villages and developed rural areas), and 1:10 000 scale (mountain, moorland and river estuary areas).

Map Name(s) and Date(s)

SJ89NW	2025	Variable
SJ89SW	2025	Variable

Historical Map - Slice A

Order Details

Order Number:	387401099_1_1
Customer Ref:	25396
National Grid Reference:	382870, 394060
Slice:	A
Site Area (Ha):	0.07
Search Buffer (m):	1000

Site Details

401, Wilbraham Road, MANCHESTER, M21 0UT

Landmark[®]

INFORMATION GROUP

Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk

A Landmark Information Group Service v50.0 08-Oct-2025 Page 24 of 24

APPENDIX C
ENVIROCHECK REPORT DATASHEETS

Envirocheck[®] Report:

Datasheet

Order Details:

Order Number:

387401099_1_1

Customer Reference:

25396

National Grid Reference:

382870, 394060

Slice:

A

Site Area (Ha):

0.07

Search Buffer (m):

1000

Site Details:

401, Wilbraham Road

MANCHESTER

M21 0UT

Client Details:

Mr M Gill

Georisk Management Limited

Varney House

91 Spon Lane

West Bromwich

B70 6AB

Report Section	Page Number
Summary	-
Agency & Hydrological	1
Waste	11
Hazardous Substances	-
Geological	14
Industrial Land Use	16
Sensitive Land Use	25
Data Currency	26
Data Suppliers	32
Useful Contacts	33

Introduction

The Environment Act 1995 has made site sensitivity a key issue, as the legislation pays as much attention to the pathways by which contamination could spread, and to the vulnerable targets of contamination, as it does the potential sources of contamination. For this reason, Landmark's Site Sensitivity maps and Datasheet(s) place great emphasis on statutory data provided by the Environment Agency/Natural Resources Wales and the Scottish Environment Protection Agency; it also incorporates data from Natural England (and the Scottish and Welsh equivalents) and Local Authorities; and highlights hydrogeological features required by environmental and geotechnical consultants. It does not include any information concerning past uses of land. The datasheet is produced by querying the Landmark database to a distance defined by the client from a site boundary provided by the client. In this datasheet the National Grid References (NGRs) are rounded to the nearest 10m in accordance with Landmark's agreements with a number of Data Suppliers.

Copyright Notice

© Landmark Information Group Limited 2025. The Copyright on the information and data and its format as contained in this Envirocheck® Report ("Report") is the property of Landmark Information Group Limited ("Landmark") and several other Data Providers, including (but not limited to) Ordnance Survey, British Geological Survey, the Environment Agency/Natural Resources Wales and Natural England, and must not be reproduced in whole or in part by photocopying or any other method. The Report is supplied under Landmark's Terms and Conditions accepted by the Customer.

A copy of Landmark's Terms and Conditions can be found with the Index Map for this report. Additional copies of the Report may be obtained from Landmark, subject to Landmark's charges in force from time to time. The Copyright, design rights and any other intellectual rights shall remain the exclusive property of Landmark and /or other Data providers, whose Copyright material has been included in this Report.

© Environment Agency & United Kingdom Research and Innovation 2025. © Natural Resources Wales & United Kingdom Research and Innovation 2025.

Natural England Copyright Notice

Site of Special Scientific Interest, National Nature Reserve, Ramsar, Special Protection Area, Special Conservation Area, Marine Nature Reserve data (derived from Ordnance Survey 1:10000 raster) is provided by, and used with the permission of, Natural England who retain the copyright and Intellectual Property Rights for the data.

Scottish Natural Heritage Copyright

Contains SNH information licensed under the Open Government Licence v3.0.

Ove Arup Copyright Notice

The Mining Instability data was obtained on licence from Ove Arup & Partners Limited (for further information, contact mining.review@arup.com). No reproduction or further use of such Data is to be made without the prior written consent of Ove Arup & Partners Limited. The supplied Mining Instability data is derived from publicly available records and other third party sources and neither Ove Arup & Partners nor Landmark warrant the accuracy or completeness of such information or data.

Stantec Copyright Notice

The cavity data presented has been extracted from the PBA (now Stantec UK Ltd) enhanced version of the original DEFRA national cavity databases. Stantec UK Ltd retain the copyright & intellectual property rights in the data. Whilst all reasonable efforts are made to check that the information contained in the cavity databases is accurate we do not warrant that the data is complete or error free. The information is based upon our own researches and those collated from a number of external sources and is continually being augmented and updated by Stantec UK Ltd. In no event shall Stantec UK Ltd or Landmark be liable for any loss or damage including, without limitation, indirect or consequential loss or damage arising from the use of this data.

Radon Potential dataset Copyright Notice

Information supplied from a joint dataset compiled by The British Geological Survey and Public Health England. The probability result is only valid for properties above ground. All basement and cellar areas are considered to be at additional risk from high radon levels. If an underground room such as a cellar or basement makes up part of the living or working accommodation, the property should be tested regardless of Radon Affected Area status.

Natural Resources Wales Copyright Notice

Contains Natural Resources Wales information © Natural Resources Wales and Database Right. All rights Reserved. Contains Ordnance Survey Data. Ordnance Survey Licence number 100019741. Crown Copyright and Database Right. Contains Natural Resources Wales information © Natural Resources Wales and Database Right. All rights Reserved. Some features of this information are based on digital spatial data licensed from the Centre for Ecology & Hydrology © NERC (CEH). Defra, Met Office and DARD Rivers Agency © Crown copyright. © Cranfield University. © James Hutton Institute. Contains OS data © Crown copyright and database right 2025. Land & Property Services © Crown copyright and database right.

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Agency & Hydrological					
BGS Groundwater Flooding Susceptibility	pg 1	Yes	Yes	Yes	n/a
Contaminated Land Register Entries and Notices					
Discharge Consents	pg 1			1	12
Prosecutions					
Enforcement and Prohibition Notices					
Integrated Pollution Controls					
Integrated Pollution Prevention And Control					
Local Authority Integrated Pollution Prevention And Control					
Local Authority Pollution Prevention and Controls	pg 4				3
Local Authority Pollution Prevention and Control Enforcements					
Nearest Surface Water Feature	pg 4				Yes
Pollution Incidents to Controlled Waters	pg 5				8
Historical Prosecutions					
Registered Radioactive Substances					
Substantiated Pollution Incident Register					
Water Abstractions	pg 6				(*7)
Water Industry Act Referrals					
Groundwater Vulnerability Map	pg 8	Yes	n/a	n/a	n/a
Groundwater Vulnerability - Soluble Rock Risk			n/a	n/a	n/a
Groundwater Vulnerability - Local Information			n/a	n/a	n/a
Bedrock Aquifer Designations	pg 8	Yes	n/a	n/a	n/a
Superficial Aquifer Designations	pg 8	Yes	n/a	n/a	n/a
Source Protection Zones					
Extreme Flooding from Rivers or Sea without Defences				n/a	n/a
Flooding from Rivers or Sea without Defences				n/a	n/a
Areas Benefiting from Flood Defences				n/a	n/a
Flood Water Storage Areas				n/a	n/a
Flood Defences				n/a	n/a
OS Water Network Lines	pg 8				10
Water Framework Directive - Catchment	pg 9	Yes	Yes	Yes	
Water Framework Directive - Groundwater	pg 10	Yes			
Water Framework Directive - Surface Waters	pg 10				Yes

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Waste					
BGS Recorded Landfill Sites					
Historical Landfill Sites					
Integrated Pollution Control Registered Waste Sites					
Licensed Waste Management Facilities (Landfill Boundaries)					
Licensed Waste Management Facilities (Locations)					
Local Authority Landfill Coverage	pg 11	1	n/a	n/a	n/a
Local Authority Recorded Landfill Sites					
Potentially Infilled Land (Non-Water)					
Potentially Infilled Land (Water)	pg 11		9	11	30
Registered Landfill Sites					
Registered Waste Transfer Sites					
Registered Waste Treatment or Disposal Sites					
Hazardous Substances					
Control of Major Accident Hazards Sites (COMAH)					
Explosive Sites					
Notification of Installations Handling Hazardous Substances (NIHHS)					
Planning Hazardous Substance Consents					
Planning Hazardous Substance Enforcements					

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Geological					
BGS 1:625,000 Solid Geology	pg 14	Yes	n/a	n/a	n/a
BGS Estimated Soil Chemistry	pg 14	Yes			Yes
BGS Recorded Mineral Sites					
BGS Urban Soil Chemistry					
BGS Urban Soil Chemistry Averages	pg 15				Yes
CBSCB Compensation District			n/a	n/a	n/a
Coal Mining Affected Areas			n/a	n/a	n/a
Mining Instability			n/a	n/a	n/a
Man-Made Mining Cavities					
Natural Cavities					
Non Coal Mining Areas of Great Britain				n/a	n/a
Potential for Collapsible Ground Stability Hazards	pg 15	Yes		n/a	n/a
Potential for Compressible Ground Stability Hazards				n/a	n/a
Potential for Ground Dissolution Stability Hazards				n/a	n/a
Potential for Landslide Ground Stability Hazards	pg 15	Yes		n/a	n/a
Potential for Running Sand Ground Stability Hazards	pg 15	Yes		n/a	n/a
Potential for Shrinking or Swelling Clay Ground Stability Hazards				n/a	n/a
Radon Potential - Radon Affected Areas			n/a	n/a	n/a
Radon Potential - Radon Protection Measures			n/a	n/a	n/a
Industrial Land Use					
Contemporary Trade Directory Entries	pg 16		1	4	50
Fuel Station Entries	pg 20			1	2
Points of Interest - Commercial Services	pg 21				20
Points of Interest - Education and Health					
Points of Interest - Manufacturing and Production	pg 22		1	1	2
Points of Interest - Public Infrastructure	pg 23				12
Points of Interest - Recreational and Environmental	pg 24				8
Underground Electrical Cables					

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Sensitive Land Use					
Ancient Woodland	pg 25				2
Areas of Adopted Green Belt					
Areas of Unadopted Green Belt					
Areas of Outstanding Natural Beauty					
Environmentally Sensitive Areas					
Forest Parks					
Local Nature Reserves					
Marine Nature Reserves					
National Nature Reserves					
National Parks					
Nitrate Sensitive Areas					
Nitrate Vulnerable Zones					
Ramsar Sites					
Sites of Special Scientific Interest					
Special Areas of Conservation					
Special Protection Areas					
World Heritage Sites					

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A13SE (SW)	0	1	382869 394061
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A13SE (E)	17	1	382900 394061
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A13SE (S)	94	1	382900 393950
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A13SE (SE)	117	1	382950 393950
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A13NE (NE)	184	1	382950 394250
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A12SE (W)	461	1	382400 394050
1	Discharge Consents Operator: United Utilities Water Limited Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: Withington Road, Manchester, Greater Manchester Authority: Environment Agency, North West Region Catchment Area: Not Given Reference: 01MAN0380 Permit Version: 1 Effective Date: 1st January 1995 Issued Date: Not Supplied Revocation Date: Not Supplied Discharge Type: Public Sewage: Storm Sewage Overflow Discharge: Unknown Environment: Receiving Water: Not Supplied Status: Post National Rivers Authority Legislation where issue date > 31/08/1989 Positional Accuracy: Located by supplier to within 100m	A8NE (S)	329	2	382950 393720
2	Discharge Consents Operator: United Utilities Water Limited Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: Mauldeth Road Cso Chorlton Cum Hardy, Manchester, ., Greater Manchester, M21 7ra Authority: Environment Agency, North West Region Catchment Area: River Mersey (Etherow) Reference: 016993515 Permit Version: 3 Effective Date: 5th June 2020 Issued Date: 5th June 2020 Revocation Date: Not Supplied Discharge Type: Public Sewage: Storm Sewage Overflow Discharge: Freshwater Stream/River Environment: Receiving Water: Chorlton Brook Status: Varied under EPR 2010 Positional Accuracy: Located by supplier to within 10m	A8NE (S)	525	2	383024 393537
2	Discharge Consents Operator: United Utilities Water Limited Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: Mauldeth Road Cso Chorlton Cum Hardy, Manchester, ., Greater Manchester, M21 7ra Authority: Environment Agency, North West Region Catchment Area: River Mersey (Etherow) Reference: 016993515 Permit Version: 2 Effective Date: 16th March 2009 Issued Date: 16th March 2009 Revocation Date: 4th June 2020 Discharge Type: Public Sewage: Storm Sewage Overflow Discharge: Freshwater Stream/River Environment: Receiving Water: Chorlton Brook Status: Modified (Water Resources Act 1991, Schedule 10 as amended by Environment Act 1995) Positional Accuracy: Located by supplier to within 10m	A8NE (S)	530	2	383020 393530

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
2	Discharge Consents Operator: United Utilities Water Limited Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: Mauldeth Road Cso Chorlton Cum Hardy, Manchester, ., Greater Manchester, M21 7ra Authority: Environment Agency, North West Region Catchment Area: River Mersey (Etherow) Reference: 016993515 Permit Version: 1 Effective Date: 25th June 2004 Issued Date: 25th June 2004 Revocation Date: 15th March 2009 Discharge Type: Public Sewage: Storm Sewage Overflow Discharge: Freshwater Stream/River Environment: Receiving Water: Chorlton Brook Status: Modified (Water Resources Act 1991, Schedule 10 as amended by Environment Act 1995) Positional Accuracy: Located by supplier to within 10m	A8NE (S)	530	2	383020 393530
2	Discharge Consents Operator: United Utilities Water Limited Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: Mauldeth Road West Cso (28043) Jnt Houghend Cr And Mauldeth Rd, ., ., Manchester, M21 7rf Authority: Environment Agency, North West Region Catchment Area: Not Given Reference: 01MAN0229 Permit Version: 1 Effective Date: 1st January 1995 Issued Date: Not Supplied Revocation Date: 24th June 2004 Discharge Type: Public Sewage: Storm Sewage Overflow Discharge: Freshwater Stream/River Environment: Receiving Water: Chorlton Brook Status: Consent revoked or revised: New Consent issued (Section 37(1)) Positional Accuracy: Located by supplier to within 100m	A8NE (S)	536	2	383040 393530
3	Discharge Consents Operator: United Utilities Water Limited Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: Mauldeth Road West Cso (28043) Jnt Houghend Cr And Mauldeth Rd, ., ., Manchester, M21 7rf Authority: Environment Agency, North West Region Catchment Area: Not Supplied Reference: 01man0230 Permit Version: 3 Effective Date: 20th October 2020 Issued Date: 20th October 2020 Revocation Date: Not Supplied Discharge Type: Public Sewage: Storm Sewage Overflow Discharge: Freshwater Stream/River Environment: Receiving Water: Chorlton Brook Via Culvert Status: Varied under EPR 2010 Positional Accuracy: Located by supplier to within 10m	A9NW (SE)	646	2	383393 393653
3	Discharge Consents Operator: United Utilities Water Limited Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: Mauldeth Road West Cso (28043) Jnt Houghend Cr And Mauldeth Rd, ., ., Manchester, M21 7rf Authority: Environment Agency, North West Region Catchment Area: Not Supplied Reference: 01man0230 Permit Version: 2 Effective Date: 17th May 2004 Issued Date: Not Supplied Revocation Date: 19th October 2020 Discharge Type: Public Sewage: Storm Sewage Overflow Discharge: Freshwater Stream/River Environment: Receiving Water: Chorlton Brook Status: Consent revoked or revised: New Consent issued (Section 37(1)) Positional Accuracy: Located by supplier to within 10m	A9NW (SE)	653	2	383400 393650

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
3	Discharge Consents Operator: United Utilities Water Limited Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: Mauldeth Road West Cso (28043) Jnt Houghend Cr And Mauldeth Rd, ., ., Manchester, M21 7rf Authority: Environment Agency, North West Region Catchment Area: Not Given Reference: 01MAN0230 Permit Version: 1 Effective Date: 1st January 1995 Issued Date: Not Supplied Revocation Date: 16th May 2004 Discharge Type: Public Sewage: Storm Sewage Overflow Discharge: Freshwater Stream/River Environment: Receiving Water: Chorlton Brook Status: Post National Rivers Authority Legislation where issue date > 31/08/1989 Positional Accuracy: Located by supplier to within 10m	A9NW (SE)	665	2	383400 393630
4	Discharge Consents Operator: A F Hipkins Property Type: Not Given Location: The Summer House, Long Common, Bridgnorth Road, BOBBINGTON Authority: Environment Agency, Midlands Region Catchment Area: Not Given Reference: WQ/72/1887 /1 Permit Version: Not Supplied Effective Date: Not Supplied Issued Date: 21st June 1978 Revocation Date: Not Supplied Discharge Type: Sewage Effluent Discharge: Groundwater Environment: Receiving Water: Not Supplied Status: Not Given Positional Accuracy: Located by supplier to within 100m	A8NE (SE)	718	2	383200 393400
5	Discharge Consents Operator: United Utilities Water Limited Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: St Werburghs Rd Cso Site 282t5 138 Sandy Lane, Chorlton-Cum-Hardy, Manchester, Greater Manchester, M21 8tz Authority: Environment Agency, North West Region Catchment Area: Not Supplied Reference: 01man0232 Permit Version: 2 Effective Date: 3rd September 2010 Issued Date: 3rd September 2010 Revocation Date: 27th February 2019 Discharge Type: Public Sewage: Storm Sewage Overflow Discharge: Freshwater Stream/River Environment: Receiving Water: Chorlton Brook Status: Varied under EPR 2010 Positional Accuracy: Located by supplier to within 10m	A7SE (SW)	874	2	382340 393340
5	Discharge Consents Operator: United Utilities Water Limited Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: St Werburghs Rd Cso Site 282t5 138 Sandy Lane, Chorlton-Cum-Hardy, Manchester, Greater Manchester, M21 8tz Authority: Environment Agency, North West Region Catchment Area: Not Given Reference: 01MAN0232 Permit Version: 1 Effective Date: 1st January 1995 Issued Date: Not Supplied Revocation Date: 2nd September 2010 Discharge Type: Public Sewage: Storm Sewage Overflow Discharge: Freshwater Stream/River Environment: Receiving Water: Chorlton Brook Status: Post National Rivers Authority Legislation where issue date > 31/08/1989 Positional Accuracy: Located by supplier to within 100m	A7SE (SW)	874	2	382340 393340

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
5	Discharge Consents Operator: United Utilities Water Limited Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: St Werburghs Rd Cso Site 282t5 138 Sandy Lane, Chorlton-Cum-Hardy, Manchester, Greater Manchester, M21 8tz Authority: Environment Agency, North West Region Catchment Area: Not Supplied Reference: 01man0232 Permit Version: 4 Effective Date: 20th February 2020 Issued Date: 20th February 2020 Revocation Date: Not Supplied Discharge Type: Public Sewage: Storm Sewage Overflow Discharge: Freshwater Stream/River Environment: Receiving Water: Chorlton Brook Status: Varied under EPR 2010 Positional Accuracy: Located by supplier to within 10m	A7SE (SW)	877	2	382334 393340
5	Discharge Consents Operator: United Utilities Water Limited Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: St Werburghs Rd Cso Site 282t5 138 Sandy Lane, Chorlton-Cum-Hardy, Manchester, Greater Manchester, M21 8tz Authority: Environment Agency, North West Region Catchment Area: Not Supplied Reference: 01man0232 Permit Version: 3 Effective Date: 28th February 2019 Issued Date: 28th February 2019 Revocation Date: 19th February 2020 Discharge Type: Public Sewage: Storm Sewage Overflow Discharge: Freshwater Stream/River Environment: Receiving Water: Chorlton Brook Status: Varied under EPR 2010 Positional Accuracy: Located by supplier to within 10m	A7SE (SW)	877	2	382335 393340
6	Local Authority Pollution Prevention and Controls Name: Mauldeth Road Service Station Location: 312 Mauldeth Road West, Chorlton, Manchester, Lancashire, M21 7rf Authority: Manchester City Council, Environmental Health Department Permit Reference: PPC/PFS/RM/050/05 Dated: 25th March 1999 Process Type: Local Authority Air Pollution Control Description: PG1/14 Petrol filling station Status: Authorised Positional Accuracy: Automatically positioned to the address	A9NW (SE)	645	3	383427 393705
7	Local Authority Pollution Prevention and Controls Name: Td Barnes Location: 31a Russell Road, Whalley Range, MANCHESTER, Lancashire, M16 8DL Authority: Manchester City Council, Environmental Health Department Permit Reference: PPC/B/13/05/AW Dated: 14th October 1991 Process Type: Local Authority Air Pollution Control Description: PG1/1Waste oil burners, less than 0.4MW net rated thermal input Status: Authorised Positional Accuracy: Manually positioned to the address or location	A18NW (N)	879	3	382767 394956
8	Local Authority Pollution Prevention and Controls Name: Orchard Service StationShell Location: 418a Wilbraham Road, Chorlton cum Hardy, MANCHESTER, Lancashire, M21 1SA Authority: Manchester City Council, Environmental Health Department Permit Reference: PPC/PFS/RM/001/06 Dated: 23rd December 1998 Process Type: Local Authority Air Pollution Control Description: PG1/14 Petrol filling station Status: Authorised Positional Accuracy: Manually positioned to the address or location	A12SW (W)	886	3	381977 394020
	Nearest Surface Water Feature	A8NE (SE)	543	-	383113 393552

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
9	Pollution Incidents to Controlled Waters Property Type: Water Company Sewage: Storm Overflow Location: Sewage Discharging To , Chorlton Brook Authority: Environment Agency, North West Region Pollutant: Storm Sewage Note: Not Supplied Incident Date: 4th August 1998 Incident Reference: SO981501 Catchment Area: Mersey - Non-Tidal Receiving Water: Freshwater Stream/River Cause of Incident: High Flow Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A8NE (S)	541	2	382900 393500
10	Pollution Incidents to Controlled Waters Property Type: Private Sewage (Non-PLC): Sewerage Systems Location: Location Description Not Available Authority: Environment Agency, North West Region Pollutant: Crude Sewage Note: Chorlton Brook Incident Date: 5th May 1995 Incident Reference: 95641038 Catchment Area: Mersey - Non-Tidal Receiving Water: Not Given Cause of Incident: Blocked Sewer Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A8NW (S)	660	2	382700 393400
10	Pollution Incidents to Controlled Waters Property Type: Not Given Location: Chorlton Brook Discoloured At, Chorlton Park Authority: Environment Agency, North West Region Pollutant: Miscellaneous - Inert Suspended Solids Note: Not Supplied Incident Date: 24th July 1998 Incident Reference: SO981500 Catchment Area: Mersey - Non-Tidal Receiving Water: Freshwater Stream/River Cause of Incident: In River Works Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A8NW (S)	664	2	382705 393395
10	Pollution Incidents to Controlled Waters Property Type: Not Given Location: Up Stream Hough End Centre Authority: Environment Agency, North West Region Pollutant: Oils - Diesel (Including Agricultural) Note: Chorlton Brook; Diesel Oil Incident Date: 23rd March 1997 Incident Reference: 97640486 Catchment Area: Mersey - Non-Tidal Receiving Water: Freshwater Stream/River Cause of Incident: Unknown Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A8NW (S)	665	2	382700 393395
11	Pollution Incidents to Controlled Waters Property Type: Not Given Location: Chorlton Brook Authority: Environment Agency, North West Region Pollutant: Raw Water Note: Silt & Mud In Brook Incident Date: 20th August 1998 Incident Reference: SO981844 Catchment Area: Mersey - Non-Tidal Receiving Water: Freshwater Stream/River Cause of Incident: In River Works Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A9NW (SE)	684	2	383400 393600
12	Pollution Incidents to Controlled Waters Property Type: Private Sewage (Non-PLC): Sewerage Systems Location: Greater Manchester Authority: Environment Agency, North West Region Pollutant: Crude Sewage Note: Cringle Brook; Sewage Litter Incident Date: 27th August 1996 Incident Reference: 96641913 Catchment Area: Mersey - Non-Tidal Receiving Water: Not Given Cause of Incident: CSO Normal Operation Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A8SW (S)	742	2	382800 393300

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
13	Pollution Incidents to Controlled Waters Property Type: Private Sewage (Non-PLC): Sewerage Systems Location: Location Description Not Available Authority: Environment Agency, North West Region Pollutant: Crude Sewage Note: Chorlton Brook Incident Date: 23rd January 1995 Incident Reference: 95640103 Catchment Area: Mersey - Non-Tidal Receiving Water: Not Given Cause of Incident: High Flow Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A7NE (SW)	790	2	382400 393400
14	Pollution Incidents to Controlled Waters Property Type: Private Sewage (Non-PLC): Foul Sewer Location: Chorlton Brook, Athol Road, CHORLTON Authority: Environment Agency, North West Region Pollutant: Surcharged Sewage Note: Not Supplied Incident Date: 11th May 1998 Incident Reference: SO980835 Catchment Area: Mersey - Non-Tidal Receiving Water: Freshwater Stream/River Cause of Incident: Blocked Sewer Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A9NE (SE)	800	2	383600 393700
	Water Abstractions Operator: Hydes Brewery Ltd Licence Number: 2569007009 Permit Version: 103 Location: Borehole At Premises, Moss Lane West Manchester Authority: Environment Agency, North West Region Abstraction: Breweries/Wine: Process Water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: 46 Moss Lane West, Manchester Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 19th July 2018 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	(N)	1801	2	383220 395850
	Water Abstractions Operator: Hydes Brewery Ltd Licence Number: 2569007009 Permit Version: 102 Location: Borehole At Premises, Moss Lane West Manchester Authority: Environment Agency, North West Region Abstraction: Breweries/Wine: Process Water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: 46 Moss Lane West Manchester Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 12th April 2006 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	(N)	1801	2	383220 395850
	Water Abstractions Operator: Hydes Brewery Ltd Licence Number: 2569007009 Permit Version: 101 Location: Borehole At Premises, Moss Lane West Manchester Authority: Environment Agency, North West Region Abstraction: Breweries/Wine: General Cooling (Existing Licences Only) (Low Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): 373 Yearly Rate (m3): 66826 Details: 46 Moss Lane West, Manchester Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 7th October 2000 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	(N)	1801	2	383220 395850

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Water Abstractions Operator: Hydes Brewery Ltd Licence Number: 2569007009 Permit Version: 101 Location: Borehole At Premises, Moss Lane West Manchester Authority: Environment Agency, North West Region Abstraction: Breweries/Wine: Process Water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: 46 Moss Lane West, Manchester Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 7th October 2000 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	(N)	1801	2	383220 395850
	Water Abstractions Operator: Trafford Metal Finishers Manchester Ltd Licence Number: 2569007080 Permit Version: 103 Location: Borehole At Warwick Road South Authority: Environment Agency, North West Region Abstraction: Metal: Process Water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Land At Warwick Road South, Old Trafford Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 14th May 2007 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A21SW (NW)	2000	2	381290 395320
	Water Abstractions Operator: Trafford Metal Finishers Manchester Ltd Licence Number: 2569007080 Permit Version: 101 Location: Borehole At Warwick Road South Authority: Environment Agency, North West Region Abstraction: Metal: Process Water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Land At Warwick Road South, Old Trafford Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 17th October 2005 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A21SW (NW)	2000	2	381290 395320
	Water Abstractions Operator: Trafford Metal Finishers Ltd Licence Number: 2569007080 Permit Version: 100 Location: Borehole At Warwick Road South Authority: Environment Agency, North West Region Abstraction: Metal: Process Water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): 432 Yearly Rate (m3): 75000 Details: Land At Warwick Road South, Old Trafford Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 10th February 1999 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A21SW (NW)	2000	2	381290 395320

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Groundwater Vulnerability Map Combined Classification: Secondary Superficial Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, Productive Superficial Aquifer Pollutant Speed: High Bedrock Flow: Mixed Dilution: 300-550 mm/year Baseflow Index: >70% Superficial: >90% Patchiness: >10m Thickness: High Superficial Recharge: High	A13SE (SW)	0	2	382869 394061
	Groundwater Vulnerability - Soluble Rock Risk None				
	Bedrock Aquifer Designations Aquifer Designation: Principal Aquifer	A13SE (SW)	0	2	382869 394061
	Superficial Aquifer Designations Aquifer Designation: Secondary Aquifer - A	A13SE (SW)	0	2	382869 394061
	Extreme Flooding from Rivers or Sea without Defences None				
	Flooding from Rivers or Sea without Defences None				
	Areas Benefiting from Flood Defences None				
	Flood Water Storage Areas None				
	Flood Defences None				
15	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 452.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Chorlton Brook Catchment Name: Mersey Primacy: 1	A8NE (S)	528	4	383049 393541
16	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 465.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Chorlton Brook Catchment Name: Mersey Primacy: 1	A8NE (SE)	549	4	383115 393546
17	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 26.7 Watercourse Level: Underground Permanent: True Watercourse Name: Chorlton Brook Catchment Name: Mersey Primacy: 1	A9NW (SE)	645	4	383362 393617
18	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 236.7 Watercourse Level: On ground surface Permanent: True Watercourse Name: Platt Brook Catchment Name: Mersey Primacy: 1	A9NW (SE)	648	4	383407 393667

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
19	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 518.6 Watercourse Level: On ground surface Permanent: True Watercourse Name: Chorlton Brook Catchment Name: Mersey Primacy: 1	A8NW (S)	648	4	382687 393416
20	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 5.9 Watercourse Level: Underground Permanent: True Watercourse Name: Red Lion Brook Catchment Name: Mersey Primacy: 1	A9NW (SE)	653	4	383384 393629
21	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 521.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Red Lion Brook Catchment Name: Mersey Primacy: 1	A9NW (SE)	659	4	383388 393626
22	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 711.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Platt Brook Catchment Name: Mersey Primacy: 1	A14SE (E)	710	4	383544 393799
23	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 18.3 Watercourse Level: Underground Permanent: True Watercourse Name: Chorlton Brook Catchment Name: Mersey Primacy: 1	A7SE (SW)	944	4	382228 393342
24	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 1536.0 Watercourse Level: On ground surface Permanent: True Watercourse Name: Chorlton Brook Catchment Name: Mersey Primacy: 1	A7SE (SW)	955	4	382210 393342
	Water Framework Directive - Catchment Class Code: River Catchment WaterBody Name: Irwell / Manchester Ship Canal (Irk to confluence with Upper Mersey) WaterBody ID: GB112069061452 Operational: Croal Irwell Catchment: Irwell Management: Irwell Catchment: Irwell Catchment Name: Irwell	A13SE (SW)	0	2	382869 394061
	Water Framework Directive - Catchment Class Code: River Catchment WaterBody Name: Mersey (upstream of Manchester Ship Canal) WaterBody ID: GB112069061030 Operational: Bollin Dean Mersey Upper Catchment: Mersey Upper Management: Mersey Upper Catchment: Mersey Upper Catchment Name: Upper Mersey	A13SW (W)	197	2	382670 394000
	Water Framework Directive - Catchment Class Code: River Catchment WaterBody Name: Chorlton Brook (Princess Parkway to Mersey) WaterBody ID: GB112069061040 Operational: Bollin Dean Mersey Upper Catchment: Mersey Upper Management: Mersey Upper Catchment: Mersey Upper Catchment Name: Upper Mersey	A13SW (SW)	307	2	382630 393840

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Water Framework Directive - Groundwater Waterbody Name: Manchester and East Cheshire Permo-Triassic Sandstone Aquifers Waterbody ID: GB41201G101100 URL Address: https://environment.data.gov.uk/catchment-planning/WaterBody/GB41201G101100 Overall Rating: Poor Chemical Rating: Poor Quantitative Measure: Poor Year: 2019	A13SE (SW)	0	2	382869 394061
	Water Framework Directive - Surface Waters Class Code: River Waterbody Name: Chorlton Brook (Princess Parkway To Mersey) Waterbody ID: GB112069061040 URL Address: Not Supplied Overall Rating: Not Assessed Chemical Rating: Not Assessed Classification Year: 2022	A8NE (S)	528	2	383049 393542

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Local Authority Landfill Coverage Name: Manchester City Council - Had landfill data but passed it to the relevant environment agency		0	5	382869 394061
25	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SW (W)	62	-	382800 394057
26	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13NE (NE)	93	-	382948 394139
27	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13NE (NE)	179	-	382955 394243
28	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SE (E)	190	-	383065 394021
29	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1908	A13SW (S)	194	-	382804 393855
30	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1894	A13SW (SW)	197	-	382692 393942
31	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SE (S)	229	-	382961 393827
32	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SE (S)	239	-	382929 393808
33	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SE (SE)	244	-	383000 393831
34	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13NW (NW)	255	-	382638 394205
35	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13SW (W)	258	-	382611 393985
36	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13NW (NW)	282	-	382691 394307
37	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13NW (N)	285	-	382861 394367
38	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1955	A13NE (NE)	289	-	383124 394227
39	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1933	A13NE (N)	305	-	382909 394386
40	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13NE (N)	305	-	382937 394381
41	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13NW (NW)	351	-	382570 394278
42	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A13NW (NW)	360	-	382572 394295
43	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1908	A12NE (NW)	413	-	382530 394329
44	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A18SE (NE)	466	-	383204 394411

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
45	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A8NE (S)	503	-	382917 393540
46	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1894	A14SW (E)	511	-	383387 394052
47	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A18SW (N)	529	-	382842 394610
48	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A14SW (E)	536	-	383396 393910
49	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A14SW (E)	543	-	383398 393889
50	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A14NW (E)	548	-	383421 394130
51	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1908	A12NE (NW)	594	-	382345 394376
52	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A18SW (N)	608	-	382820 394689
53	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A18SW (N)	616	-	382636 394655
54	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A8NW (S)	634	-	382759 393414
55	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1908	A12NE (NW)	653	-	382268 394356
56	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A7NE (SW)	655	-	382368 393610
57	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1908	A9NW (SE)	659	-	383402 393642
58	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A14SW (SE)	686	-	383499 393752
59	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1908	A12SW (W)	708	-	382163 393931
60	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A19SW (NE)	712	-	383457 394492
61	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1894	A17SE (NW)	756	-	382374 394660
62	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A19SE (NE)	842	-	383555 394578
63	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A19SE (NE)	844	-	383551 394588
64	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A7SE (SW)	864	-	382384 393320
65	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A17SW (NW)	880	-	382130 394572

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
66	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A18NE (N)	906	-	383013 394978
67	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A18NW (N)	908	-	382699 394975
68	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A19NW (NE)	924	-	383247 394929
69	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1908	A7SE (S)	936	-	382513 393171
70	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A17NE (NW)	937	-	382407 394901
71	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A19SE (NE)	940	-	383571 394715
72	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A19NW (NE)	971	-	383482 394841
73	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A8SE (S)	977	-	383182 393113
74	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1848	A7SE (SW)	988	-	382416 393159

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS 1:625,000 Solid Geology Description: Triassic Rocks (Undifferentiated)	A13SE (SW)	0	1	382869 394061
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic Concentration: 15 - 25 mg/kg Cadmium Concentration: <1.8 mg/kg Chromium Concentration: 60 - 90 mg/kg Lead Concentration: 100 - 200 mg/kg Nickel Concentration: 30 - 45 mg/kg	A13SE (SW)	0	1	382869 394061
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic Concentration: <15 mg/kg Cadmium Concentration: <1.8 mg/kg Chromium Concentration: 90 - 120 mg/kg Lead Concentration: 100 - 200 mg/kg Nickel Concentration: 15 - 30 mg/kg	A8NE (SE)	559	1	383104 393530
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic Concentration: <15 mg/kg Cadmium Concentration: <1.8 mg/kg Chromium Concentration: 60 - 90 mg/kg Lead Concentration: 100 - 200 mg/kg Nickel Concentration: 15 - 30 mg/kg	A8NW (S)	660	1	382716 393396
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic Concentration: <15 mg/kg Cadmium Concentration: <1.8 mg/kg Chromium Concentration: 90 - 120 mg/kg Lead Concentration: 100 - 200 mg/kg Nickel Concentration: 15 - 30 mg/kg	A9NW (SE)	680	1	383422 393634
	BGS Measured Urban Soil Chemistry No data available				

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS Urban Soil Chemistry Averages Source: British Geological Survey, National Geoscience Information Service Sample Area: Manchester Count Id: 300 Arsenic Minimum Concentration: 3.00 mg/kg Arsenic Average Concentration: 28.00 mg/kg Arsenic Maximum Concentration: 1008.00 mg/kg Cadmium Minimum Concentration: 0.30 mg/kg Cadmium Average Concentration: 1.40 mg/kg Cadmium Maximum Concentration: 80.30 mg/kg Chromium Minimum Concentration: 29.00 mg/kg Chromium Average Concentration: 92.00 mg/kg Chromium Maximum Concentration: 1252.00 mg/kg Lead Minimum Concentration: 20.00 mg/kg Lead Average Concentration: 270.00 mg/kg Lead Maximum Concentration: 2687.00 mg/kg Nickel Minimum Concentration: 5.00 mg/kg Nickel Average Concentration: 32.00 mg/kg Nickel Maximum Concentration: 137.00 mg/kg	A18SE (N)	618	1	382900 394700
	Coal Mining Affected Areas In an area that might not be affected by coal mining				
	Non Coal Mining Areas of Great Britain No Hazard				
	Potential for Collapsible Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13SE (SW)	0	1	382869 394061
	Potential for Compressible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13SE (SW)	0	1	382869 394061
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13SE (SW)	0	1	382869 394061
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13SE (SW)	0	1	382869 394061
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13SE (SW)	0	1	382869 394061
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13SE (SW)	0	1	382869 394061
	Radon Potential - Radon Affected Areas Affected Area: The property is in a Lower probability radon area (less than 1% of homes are estimated to be at or above the Action Level). Source: British Geological Survey, National Geoscience Information Service	A13SE (SW)	0	1	382869 394061
	Radon Potential - Radon Protection Measures Protection Measure: No radon protective measures are necessary in the construction of new dwellings or extensions Source: British Geological Survey, National Geoscience Information Service	A13SE (SW)	0	1	382869 394061

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
75	Contemporary Trade Directory Entries Name: Nick'S School Of Motoring Location: 3, Wyverne Road, Manchester, M21 0XF Classification: Dry Cleaners Status: Inactive Positional Accuracy: Automatically positioned to the address	A13SW (W)	160	-	382704 394025
76	Contemporary Trade Directory Entries Name: Alpha Printing Services Location: 227, Withington Road, Manchester, M16 8LU Classification: Printers Status: Inactive Positional Accuracy: Automatically positioned to the address	A13NE (NE)	282	-	383046 394306
77	Contemporary Trade Directory Entries Name: Smart And Effective Cleaning And Support Services Location: 18, Granada Mews, Manchester, M16 8GX Classification: Cleaning Services - Domestic Status: Inactive Positional Accuracy: Automatically positioned to the address	A13SE (E)	329	-	383205 394042
78	Contemporary Trade Directory Entries Name: A S Location: 126, Manley Road, Manchester, M16 8WD Classification: Distribution Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A18SW (N)	459	-	382714 394516
78	Contemporary Trade Directory Entries Name: Cross Damp Proofing Location: 18, Russell Avenue, Manchester, M16 8JQ Classification: Damp & Dry Rot Control Status: Inactive Positional Accuracy: Automatically positioned to the address	A18SW (N)	464	-	382757 394534
79	Contemporary Trade Directory Entries Name: Eddie'S Repair Service Location: 59, St. Werburghs Road, Manchester, M21 0UN Classification: Domestic Appliances - Servicing, Repairs & Parts Status: Inactive Positional Accuracy: Automatically positioned to the address	A12SE (SW)	531	-	382372 393838
80	Contemporary Trade Directory Entries Name: Deep Fleen Carpets Location: 80 St Werburghs Road, Manchester, Lancashire, M21 0UL Classification: Cleaning Services - Domestic Status: Inactive Positional Accuracy: Automatically positioned to the address	A12SE (W)	542	-	382324 393987
81	Contemporary Trade Directory Entries Name: Martins Cleaning Service Location: 103, Alexandra Road South, Manchester, M16 8NU Classification: Carpet, Curtain & Upholstery Cleaners Status: Inactive Positional Accuracy: Automatically positioned to the address	A14SW (E)	557	-	383414 393894
81	Contemporary Trade Directory Entries Name: Jm T-Shirts Location: 103, Alexandra Road South, Manchester, M16 8NU Classification: T-Shirts Status: Inactive Positional Accuracy: Automatically positioned to the address	A14SW (E)	557	-	383414 393894
82	Contemporary Trade Directory Entries Name: Big Moose Location: 14, Athol Road, Manchester, M16 8QN Classification: Clothing & Fabrics - Manufacturers Status: Inactive Positional Accuracy: Automatically positioned to the address	A14SW (E)	578	-	383451 393979
83	Contemporary Trade Directory Entries Name: Marble Beers Ltd Location: 390, Wilbraham Road, Manchester, M21 0UH Classification: Brewers Status: Inactive Positional Accuracy: Automatically positioned to the address	A12SE (W)	619	-	382242 394049
84	Contemporary Trade Directory Entries Name: Texaco Location: Mauldeth Road West, Chorlton cum Hardy, Manchester, M21 7RF Classification: Petrol Filling Stations Status: Active Positional Accuracy: Automatically positioned to the address	A9NW (SE)	642	-	383420 393699

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
84	Contemporary Trade Directory Entries Name: Harvest Energy Location: Mauldeth Road West, Chorlton cum Hardy, Manchester, M21 7RF Classification: Petrol Filling Stations Status: Inactive Positional Accuracy: Automatically positioned to the address	A9NW (SE)	645	-	383427 393705
84	Contemporary Trade Directory Entries Name: Mauldeth Road Service Station Location: 312, Mauldeth Road West, Chorlton cum Hardy, Manchester, M21 7RF Classification: Petrol Filling Stations Status: Inactive Positional Accuracy: Automatically positioned to the address	A9NW (SE)	645	-	383427 393705
85	Contemporary Trade Directory Entries Name: Aysha Cloth House Location: 1, Lynwood Avenue, MANCHESTER, M16 8JZ Classification: Clothing & Fabrics - Manufacturers Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SE (NW)	674	-	382392 394566
86	Contemporary Trade Directory Entries Name: Engcon Ltd Location: 107, Caddington Road, Manchester, M21 8UD Classification: Electronic Engineers Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SW)	680	-	382423 393522
87	Contemporary Trade Directory Entries Name: Premier Location: Mauldeth Road West, Chorlton Cum Hardy, Manchester, Greater Manchester, M21 7RF Classification: Petrol Filling Stations Status: Inactive Positional Accuracy: Manually positioned within the geographical locality	A9NW (SE)	694	-	383484 393705
88	Contemporary Trade Directory Entries Name: R S Automotive Engineering Location: Park Brow Garage, St. Werburghs Road, Manchester, M21 8UQ Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SW)	697	-	382359 393559
89	Contemporary Trade Directory Entries Name: I-Toc Location: 248, Brantingham Road, Chorlton cum Hardy, Manchester, M21 0QZ Classification: Clocks & Watches - Manufacturers & Wholesalers Status: Inactive Positional Accuracy: Automatically positioned to the address	A12NE (NW)	717	-	382214 394391
89	Contemporary Trade Directory Entries Name: I-Toc Location: 248, Brantingham Road, Chorlton cum Hardy, Manchester, M21 0QZ Classification: Clocks & Watches - Manufacturers & Wholesalers Status: Inactive Positional Accuracy: Automatically positioned to the address	A12NE (NW)	717	-	382214 394391
90	Contemporary Trade Directory Entries Name: Twist Design & Print Location: 27, Park Drive, Manchester, M16 0AF Classification: T-Shirts Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SE (NW)	742	-	382366 394635
91	Contemporary Trade Directory Entries Name: Profresh Location: 3, Harkerside Close, Manchester, M21 8XQ Classification: Carpet, Curtain & Upholstery Cleaners Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SW)	779	-	382247 393563
92	Contemporary Trade Directory Entries Name: Westroen Location: 7, Nell Lane, Manchester, M21 8UE Classification: Garage Services Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SW)	789	-	382387 393410

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
93	Contemporary Trade Directory Entries Name: Prompt Pest Control Services Location: 1, Chatsworth Grove, Manchester, M16 8GY Classification: Pest & Vermin Control Status: Inactive Positional Accuracy: Automatically positioned to the address	A18NE (N)	824	-	382917 394905
94	Contemporary Trade Directory Entries Name: New Image Location: 418, Wilbraham Road, Manchester, M21 0SD Classification: Dry Cleaners Status: Inactive Positional Accuracy: Automatically positioned to the address	A12SW (W)	833	-	382030 394026
94	Contemporary Trade Directory Entries Name: Morrisons Petrol Station Location: 418b Wilbraham Road, Manchester, Greater Manchester, M21 0UA Classification: Petrol Filling Stations Status: Inactive Positional Accuracy: Manually positioned to the address or location	A12SW (W)	871	-	381991 394033
94	Contemporary Trade Directory Entries Name: Morrisons Petrol Station Location: 418b Wilbraham Road, Manchester, Greater Manchester, M21 0UA Classification: Petrol Filling Stations Status: Active Positional Accuracy: Manually positioned to the address or location	A12SW (W)	873	-	381989 394031
95	Contemporary Trade Directory Entries Name: Manchester Appliance Repairs Location: Greysam Court, 52, Demesne Road, Manchester, M16 8PF Classification: Domestic Appliances - Servicing, Repairs & Parts Status: Active Positional Accuracy: Automatically positioned to the address	A19SW (NE)	834	-	383456 394681
96	Contemporary Trade Directory Entries Name: Southside Motors Location: 72-86, Egerton Road North, Manchester, M16 0BZ Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SW (NW)	858	-	382120 394515
96	Contemporary Trade Directory Entries Name: Egerton Garage Location: 72-86, Egerton Road North, Manchester, M16 0BZ Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SW (NW)	858	-	382120 394515
96	Contemporary Trade Directory Entries Name: Chorlton Tyres Ltd Location: 72-86, Egerton Road North, Manchester, M16 0BZ Classification: Tyre Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SW (NW)	872	-	382115 394534
96	Contemporary Trade Directory Entries Name: Chorlton Tyres Ltd Location: 72-86, Egerton Road North, Manchester, M16 0BZ Classification: Tyre Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SW (NW)	872	-	382115 394534
96	Contemporary Trade Directory Entries Name: Terraclean Manchester Location: 72-86, Egerton Road North, Manchester, M16 0BZ Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SW (NW)	872	-	382115 394534
96	Contemporary Trade Directory Entries Name: Chorlton Tyres Ltd Location: 72-86, Egerton Road North, Manchester, M16 0BZ Classification: Tyre Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SW (NW)	872	-	382115 394534
97	Contemporary Trade Directory Entries Name: Russell Garage Ltd Location: 31a, Russell Road, Manchester, M16 8DJ Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A18NW (N)	874	-	382767 394951

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
98	Contemporary Trade Directory Entries Name: E C U Tech Tune Location: Dartmouth Road, Manchester, Greater Manchester, M21 8XL Classification: Car Engine Tuning & Diagnostic Services Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A7NW (SW)	875	-	382109 393595
99	Contemporary Trade Directory Entries Name: Aleef Garages Location: 418a, Wilbraham Road, Manchester, M21 0SA Classification: Petrol Filling Stations Status: Inactive Positional Accuracy: Manually positioned to the address or location	A12SW (W)	886	-	381977 394020
99	Contemporary Trade Directory Entries Name: Aleef Garages Location: 418a, Wilbraham Road, Manchester, M21 0SA Classification: Petrol Filling Stations - 24 Hour Status: Inactive Positional Accuracy: Manually positioned to the address or location	A12SW (W)	886	-	381977 394020
99	Contemporary Trade Directory Entries Name: Morrisons Petrol Filling Station Location: 418A, WILBRAHAM ROAD, MANCHESTER, M21 0SA Classification: Petrol Filling Stations Status: Active Positional Accuracy: Automatically positioned to the address	A12SW (W)	889	-	381973 394032
99	Contemporary Trade Directory Entries Name: Chorlton Mot Centre Location: 1, Buckingham Road, Manchester, M21 0SB Classification: Mot Testing Centres Status: Inactive Positional Accuracy: Automatically positioned to the address	A12SW (W)	894	-	381968 394033
100	Contemporary Trade Directory Entries Name: Crown House Technology Location: 550, Mauldeth Road West, Chorlton cum Hardy, Manchester, M21 7RX Classification: Mechanical Engineers Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SE (SW)	887	-	382507 393227
100	Contemporary Trade Directory Entries Name: Pall Mall Support Services Location: 550, Mauldeth Road West, Chorlton-cum-Hardy, Manchester, Lancashire, M21 7TJ Classification: Commercial Cleaning Services Status: Inactive Positional Accuracy: Manually positioned to the address or location	A7SE (SW)	887	-	382507 393227
101	Contemporary Trade Directory Entries Name: Just Perfect Location: 4, Chatfield Road, Manchester, M21 8UR Classification: Carpet, Curtain & Upholstery Cleaners Status: Inactive Positional Accuracy: Automatically positioned to the address	A12SW (W)	908	-	381965 393908
102	Contemporary Trade Directory Entries Name: Carpet Clean Location: 39, Victoria Road, Whalley Range, Manchester, M16 8DQ Classification: Carpet, Curtain & Upholstery Cleaners Status: Inactive Positional Accuracy: Automatically positioned to the address	A18NW (N)	913	-	382866 394996
103	Contemporary Trade Directory Entries Name: Apricot Shirts & Tailoring Location: 25, Green Walk, Manchester, M16 9RE Classification: Shirt Makers Status: Active Positional Accuracy: Automatically positioned to the address	A17NE (NW)	917	-	382449 394901
104	Contemporary Trade Directory Entries Name: Bridge Garage Location: 529, Wilbraham Road, Manchester, M21 0UE Classification: Garage Services Status: Active Positional Accuracy: Automatically positioned to the address	A12SW (W)	919	-	381947 393975

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
105	Contemporary Trade Directory Entries Name: Ab Domestic Location: Flat 15, Govind Ruia Court, 18, Alness Road, Manchester, Lancashire, M16 8FX Classification: Washing Machines - Servicing & Repairs Status: Inactive Positional Accuracy: Manually positioned to the address or location	A18NE (N)	933	-	383160 394971
106	Contemporary Trade Directory Entries Name: Urecovery Location: 18, Arrowfield Road, Manchester, M21 7UP Classification: Breakdown and Recovery Status: Inactive Positional Accuracy: Automatically positioned to the address	A8SW (S)	937	-	382829 393103
107	Contemporary Trade Directory Entries Name: Gleam Cleaning Services Location: 20, Wintermans Road, Manchester, M21 7UF Classification: Commercial Cleaning Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A8SE (S)	953	-	383119 393119
108	Contemporary Trade Directory Entries Name: Just Perfect Location: 1, Chatfield Road, Manchester, M21 8UR Classification: Carpet, Curtain & Upholstery Cleaners Status: Inactive Positional Accuracy: Automatically positioned to the address	A12SW (W)	957	-	381915 393917
108	Contemporary Trade Directory Entries Name: William Seabrook Location: 11, Corkland Road, Manchester, Lancashire, M21 8UP Classification: Printers Status: Inactive Positional Accuracy: Manually positioned to the address or location	A12SW (W)	969	-	381899 393944
109	Contemporary Trade Directory Entries Name: Mac Recovery 24 7 Manchester Location: 374, Princess Road, Manchester, M14 7ES Classification: Car Breakdown & Recovery Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A14NE (E)	969	-	383838 394186
110	Contemporary Trade Directory Entries Name: P M Services Ltd Location: 14, Zetland Road, Manchester, M21 8TH Classification: Garage Services Status: Active Positional Accuracy: Automatically positioned to the address	A12SW (W)	985	-	381910 393793
111	Contemporary Trade Directory Entries Name: Bp Express Shopping Location: Princess Rd, Manchester, M14 7FG Classification: Petrol Filling Stations - 24 Hour Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A14SE (E)	997	-	383870 393957
112	Contemporary Trade Directory Entries Name: Shipshape Location: 37, Wishaw Square, Manchester, Lancashire, M21 7GF Classification: Cleaning Services - Domestic Status: Inactive Positional Accuracy: Automatically positioned to the address	A8SE (S)	998	-	383030 393055
113	Fuel Station Entries Name: Brookside Motors Location: 24a, Egerton Road South , Manchester, Greater Manchester, M21 0YN Brand: OBSOLETE Premises Type: Not Applicable Status: Obsolete Positional Accuracy: Located by supplier to within 100m	A8NW (S)	444	-	382800 393600
114	Fuel Station Entries Name: Mauldeth Road Service Station Location: 312, Mauldeth Road West Alexandra Road South, Chorlton-Cum-Hardy , Manchester, Greater Manchester, M21 7RF Brand: Texaco Premises Type: Petrol Station Status: Open Positional Accuracy: Manually positioned to the address or location	A9NW (SE)	641	-	383420 393701

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
115	Fuel Station Entries Name: Morrisons Chorlton-Cum-Hardy Location: Wilbraham Road , Chorlton-Cum-Hardy , Manchester, Greater Manchester, M21 0SD Brand: Morrisons Premises Type: Petrol Station Status: Open Positional Accuracy: Manually positioned to the address or location	A12SW (W)	873	-	381989 394033
116	Points of Interest - Commercial Services Name: Raywood Automobile Auto Services Location: 17 Blenheim Avenue, Manchester, M16 8JT Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A18SW (NW)	528	6	382592 394536
117	Points of Interest - Commercial Services Name: G S Autos Location: 6 Granville Avenue, Manchester, M16 8JX Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A17SE (NW)	625	6	382458 394560
118	Points of Interest - Commercial Services Name: Car Wash Location: 312 Mauldeth Road West, Chorlton Cum Hardy, Manchester, M21 7RF Category: Personal, Consumer and other Services Class Code: Vehicle Cleaning Services Positional Accuracy: Positioned to address or location	A9NW (SE)	645	6	383427 393705
119	Points of Interest - Commercial Services Name: Mac Haulage Ltd Location: 132 Egerton Road South, Manchester, M21 0XJ Category: Transport, Storage and Delivery Class Code: Distribution and Haulage Positional Accuracy: Positioned to address or location	A12SW (W)	744	6	382127 393933
120	Points of Interest - Commercial Services Name: Westroen Location: 7 Nell Lane, Manchester, M21 8UE Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A7NE (SW)	788	6	382388 393411
120	Points of Interest - Commercial Services Name: Westroen Sphere Services Location: 7 Nell Lane, Manchester, M21 8UE Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A7NE (SW)	789	6	382388 393410
121	Points of Interest - Commercial Services Name: K Direct Motors Ltd Location: 1 Ploughbank Drive, Manchester, M21 7UB Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A8SE (S)	853	6	382976 393193
122	Points of Interest - Commercial Services Name: Egerton Garage Location: 72-86 Egerton Road North, Manchester, M16 0BZ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A17SW (NW)	858	6	382120 394515
122	Points of Interest - Commercial Services Name: Terraclean Manchester Location: 72-86 Egerton Road North, Manchester, M16 0BZ Category: Personal, Consumer and other Services Class Code: Vehicle Cleaning Services Positional Accuracy: Positioned to address or location	A17SW (NW)	873	6	382114 394533
122	Points of Interest - Commercial Services Name: Egerton Garage Location: 72-86 Egerton Road North, Manchester, M16 0BZ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A17SW (NW)	873	6	382114 394533

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
123	Points of Interest - Commercial Services Name: Russell Garage Location: 31a Russell Road, Manchester, M16 8DJ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A18NW (N)	868	6	382766 394945
123	Points of Interest - Commercial Services Name: Russell Garage Ltd Location: 31a Russell Road, Manchester, M16 8DJ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A18NW (N)	874	6	382767 394951
124	Points of Interest - Commercial Services Name: Orchard Service Station Location: Wilbraham Road, Chorlton-Cum-Hardy, Manchester, M21 0SD Category: Personal, Consumer and other Services Class Code: Vehicle Cleaning Services Positional Accuracy: Positioned to address or location	A12SW (W)	892	6	381970 394028
124	Points of Interest - Commercial Services Name: Car Wash Location: Wilbraham Road, Chorlton-Cum-Hardy, Manchester, Lancashire, M21 0SD Category: Personal, Consumer and other Services Class Code: Vehicle Cleaning Services Positional Accuracy: Positioned to address or location	A12SW (W)	892	6	381970 394028
124	Points of Interest - Commercial Services Name: Chorlton MOT Centre Location: 1 Buckingham Road, Manchester, M21 0SB Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12SW (W)	894	6	381968 394033
124	Points of Interest - Commercial Services Name: Bridge Garage Location: 529 Wilbraham Road, Manchester, M21 0UE Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12SW (W)	919	6	381947 393975
124	Points of Interest - Commercial Services Name: Bridge Garage Location: 529 Wilbraham Road, Manchester, M21 0UE Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12SW (W)	934	6	381932 393977
125	Points of Interest - Commercial Services Name: Landa Manchester Ltd Location: 25 Salisbury Road, Manchester, M21 0SJ Category: Transport, Storage and Delivery Class Code: Distribution and Haulage Positional Accuracy: Positioned to address or location	A12NW (W)	906	6	381958 394144
126	Points of Interest - Commercial Services Name: P M Services Ltd Location: 14 Zetland Road, Manchester, M21 8TH Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12SW (W)	985	6	381910 393793
127	Points of Interest - Commercial Services Name: Ezy Book Location: Parkway Business Centre, Princess Road, Manchester, M14 7HR Category: Personal, Consumer and other Services Class Code: Vehicle Cleaning Services Positional Accuracy: Positioned to address or location	A19SE (NE)	989	6	383776 394489
128	Points of Interest - Manufacturing and Production Name: Tank Location: M16 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to an adjacent address or location	A13NE (E)	229	6	383104 394067
129	Points of Interest - Manufacturing and Production Name: Tank Location: M16 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to an adjacent address or location	A14NW (NE)	473	6	383306 394276

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
130	Points of Interest - Manufacturing and Production Name: Subway Shaft Location: M21 Category: Extractive Industries Class Code: Unspecified Quarries Or Mines Positional Accuracy: Positioned to an adjacent address or location	A8NW (SW)	578	6	382544 393558
131	Points of Interest - Manufacturing and Production Name: Parkway Business Centre Location: M14 Category: Industrial Features Class Code: Business Parks and Industrial Estates Positional Accuracy: Positioned to an adjacent address or location	A19SE (NE)	992	6	383789 394468
132	Points of Interest - Public Infrastructure Name: Harvest Energy Location: Mauldeth Road West, Chorlton Cum Hardy, Manchester, M21 7RF Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A9NW (SE)	641	6	383420 393701
132	Points of Interest - Public Infrastructure Name: Texaco Location: Mauldeth Road West, Manchester, M21 7RF Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A9NW (SE)	642	6	383420 393699
132	Points of Interest - Public Infrastructure Name: Mauldeth Road Service Station Location: 312 Mauldeth Road West, Chorlton Cum Hardy, Manchester, M21 7RF Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A9NW (SE)	645	6	383427 393705
132	Points of Interest - Public Infrastructure Name: Mauldeth Road Service Station Location: 312 Mauldeth Road West, Chorlton Cum Hardy, Manchester, M21 7RF Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A9NW (SE)	645	6	383427 393705
133	Points of Interest - Public Infrastructure Name: Morrisons Petrol Station Location: 418b Wilbraham Road, Manchester, M21 0UA Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A12SW (W)	873	6	381989 394031
133	Points of Interest - Public Infrastructure Name: Morrisons Petrol Station Location: 418a Wilbraham Road, Chorlton-Cum-Hardy, Manchester, M21 0SD Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A12SW (W)	874	6	381988 394033
133	Points of Interest - Public Infrastructure Name: Aleef Garages Location: 418a Wilbraham Road, Manchester, M21 0SA Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A12SW (W)	886	6	381977 394020
133	Points of Interest - Public Infrastructure Name: Morrisons Petrol Filling Station Location: 418a Wilbraham Road, Manchester, M21 0SA Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A12SW (W)	889	6	381973 394032
133	Points of Interest - Public Infrastructure Name: Shell - Orchard Service Station Location: Wilbraham Road, Manchester, M21 0SD Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A12SW (W)	890	6	381972 394030
133	Points of Interest - Public Infrastructure Name: Morrisons Chorlton-Cum-Hardy Location: Wilbraham Road, Chorlton-Cum-Hardy, Manchester, M21 0SD Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A12SW (W)	892	6	381970 394028

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
133	Points of Interest - Public Infrastructure Name: Orchard Service Station Location: 418a Wilbraham Road, Manchester, M21 0SA Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A12SW (W)	894	6	381968 394033
133	Points of Interest - Public Infrastructure Name: Aleef Garages Location: 418A Wilbraham Road, Manchester, M21 0SA Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A12SW (W)	894	6	381968 394033
134	Points of Interest - Recreational and Environmental Name: Playground Location: Caddington Road, M21 Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to address or location	A7NE (SW)	645	6	382509 393500
135	Points of Interest - Recreational and Environmental Name: Playground Location: Not Supplied Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to an adjacent address or location	A8NE (S)	675	6	383074 393395
136	Points of Interest - Recreational and Environmental Name: Play Area Location: M16 Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to an adjacent address or location	A17SE (NW)	853	6	382236 394662
137	Points of Interest - Recreational and Environmental Name: Playground Location: Not Supplied Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to an adjacent address or location	A8SW (S)	949	6	382850 393091
137	Points of Interest - Recreational and Environmental Name: Play Area Location: M21 Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to an adjacent address or location	A8SE (S)	951	6	382902 393090
137	Points of Interest - Recreational and Environmental Name: Playground Location: Cressfield Way, M21 Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to address or location	A8SW (S)	951	6	382850 393089
138	Points of Interest - Recreational and Environmental Name: Play Area Location: M16 Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to an adjacent address or location	A19NW (NE)	968	6	383484 394835
139	Points of Interest - Recreational and Environmental Name: Chorlton Park Location: Nell Lane, Manchester, M21 7SJ Category: Recreational Class Code: Municipal Parks And Gardens Positional Accuracy: Positioned to address or location	A7SE (SW)	969	6	382363 393210

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
140	Ancient Woodland Name: Hough End Clough Reference: 1505987 Area(m ²): 15118.23 Type: Ancient and Semi-Natural Woodland	A8NE (SE)	536	7	383099 393553
141	Ancient Woodland Name: Hough End Clough Reference: 1505988 Area(m ²): 4552.66 Type: Ancient and Semi-Natural Woodland	A9NW (SE)	647	7	383387 393642

Agency & Hydrological	Version	Update Cycle
Contaminated Land Register Entries and Notices Trafford Metropolitan Borough Council - Renewal and Environmental Protection Environment Agency - Head Office Manchester City Council - Environmental Health Department Salford City Council - Environmental Health Department Stockport Metropolitan Borough Council - Environment Team (Land & Water) Tameside Metropolitan Borough Council - Environmental Health Department	November 2013 November 2023 October 2017 October 2017 October 2017 October 2017	Annual Rolling Update Annually Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update
Discharge Consents Environment Agency - Midlands Region Environment Agency - North West Region	July 2025 July 2025	Quarterly Quarterly
Enforcement and Prohibition Notices Environment Agency - North West Region	March 2013	
Integrated Pollution Controls Environment Agency - North West Region	January 2009	
Integrated Pollution Prevention And Control Environment Agency - North West Region	April 2025	Bi-Annually
Local Authority Integrated Pollution Prevention And Control Salford City Council - Environmental Health Department Tameside Metropolitan Borough Council - Environmental Health Department Stockport Metropolitan Borough Council - Environmental Health Department, EEDD Trafford Metropolitan Borough Council - Environmental Health Department Manchester City Council - Environmental Health Department	December 2020 June 2015 October 2014 October 2014 September 2014	Variable Variable Variable Variable Variable
Local Authority Pollution Prevention and Controls Salford City Council - Environmental Health Department Tameside Metropolitan Borough Council - Environmental Health Department Stockport Metropolitan Borough Council - Environmental Health Department, EEDD Trafford Metropolitan Borough Council - Environmental Health Department Manchester City Council - Environmental Health Department	December 2020 June 2015 October 2014 October 2014 September 2014	Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update
Local Authority Pollution Prevention and Control Enforcements Tameside Metropolitan Borough Council - Environmental Health Department Salford City Council - Environmental Health Department Stockport Metropolitan Borough Council - Environmental Health Department, EEDD Trafford Metropolitan Borough Council - Environmental Health Department Manchester City Council - Environmental Health Department	June 2015 March 2015 October 2014 October 2014 September 2014	Variable Variable Variable Variable Variable
Nearest Surface Water Feature Ordnance Survey	August 2025	
Pollution Incidents to Controlled Waters Environment Agency - North West Region	January 2000	
Historical Prosecutions Environment Agency, North West Region	March 2013	Not Applicable
Registered Radioactive Substances Environment Agency - Head Office Environment Agency - North West Region	May 2023 May 2023	
Substantiated Pollution Incident Register Environment Agency - North West Region - South Area	July 2025	Quarterly
Water Abstractions Environment Agency - North West Region	July 2025	Quarterly
Water Industry Act Referrals Environment Agency - North West Region	October 2017	
Groundwater Vulnerability Map Environment Agency - Head Office	June 2018	As notified
Bedrock Aquifer Designations Environment Agency - Head Office	January 2018	As notified

Agency & Hydrological	Version	Update Cycle
Superficial Aquifer Designations Environment Agency - Head Office	January 2018	As notified
Source Protection Zones Environment Agency - Head Office	August 2025	Bi-Annually
Extreme Flooding from Rivers or Sea without Defences Environment Agency - Head Office	December 2023	As notified
Flooding from Rivers or Sea without Defences Environment Agency - Head Office	December 2023	As notified
Areas Benefiting from Flood Defences Environment Agency - Head Office	February 2023	
Flood Water Storage Areas Environment Agency - Head Office	June 2025	Quarterly
Flood Defences Environment Agency - Head Office	August 2022	
OS Water Network Lines Ordnance Survey	July 2025	Quarterly
Surface Water 1 in 30 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water 1 in 100 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water 1 in 1000 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water Suitability Environment Agency - Head Office	February 2016	Annually
BGS Groundwater Flooding Susceptibility British Geological Survey - National Geoscience Information Service	May 2013	As notified
Water Framework Directive - Catchment Environment Agency - Head Office	July 2025	Annually
Water Framework Directive - Groundwater Environment Agency - Head Office	July 2025	Annually
Water Framework Directive - Surface Waters Environment Agency - Head Office	July 2025	Annually

Waste	Version	Update Cycle
BGS Recorded Landfill Sites British Geological Survey - National Geoscience Information Service	November 2002	As notified
Historical Landfill Sites Environment Agency - Head Office	April 2025	Bi-Annually
Integrated Pollution Control Registered Waste Sites Environment Agency - North West Region	January 2009	Not Applicable
Licensed Waste Management Facilities (Landfill Boundaries) Environment Agency - North West Region - South Area	July 2025	Quarterly
Licensed Waste Management Facilities (Locations) Environment Agency - North West Region - South Area	April 2025	Bi-Annually
Local Authority Landfill Coverage Manchester City Council - Planning Department Salford City Council - Environmental Health Department Stockport Metropolitan Borough Council - Environmental Health Department, EEDD Tameside Metropolitan Borough Council Trafford Metropolitan Borough Council - Environmental Health Department	February 2003 February 2003 February 2003 February 2003 February 2003	Not Applicable Not Applicable Not Applicable Not Applicable Not Applicable
Local Authority Recorded Landfill Sites Manchester City Council - Planning Department Salford City Council - Environmental Health Department Stockport Metropolitan Borough Council - Environmental Health Department, EEDD Tameside Metropolitan Borough Council Trafford Metropolitan Borough Council - Environmental Health Department	October 2018 October 2018 October 2018 October 2018 October 2018	
Potentially Infilled Land (Non-Water) Landmark Information Group Limited	December 1999	
Potentially Infilled Land (Water) Landmark Information Group Limited	December 1999	
Registered Landfill Sites Environment Agency - North West Region - South Area	March 2006	Not Applicable
Registered Waste Transfer Sites Environment Agency - North West Region - South Area	April 2018	
Registered Waste Treatment or Disposal Sites Environment Agency - North West Region - South Area	June 2015	
Hazardous Substances	Version	Update Cycle
Control of Major Accident Hazards Sites (COMAH) Health and Safety Executive	June 2025	Bi-Annually
Explosive Sites Health and Safety Executive	March 2017	
Notification of Installations Handling Hazardous Substances (NIHHS) Health and Safety Executive	August 2001	
Planning Hazardous Substance Enforcements Manchester City Council - Planning Department Stockport Metropolitan Borough Council - Environment and Economic Development Trafford Metropolitan Borough Council Salford City Council Tameside Metropolitan Borough Council - Planning and Building Control	February 2016 February 2016 July 2023 June 2016 June 2023	Variable Variable Variable Variable Variable
Planning Hazardous Substance Consents Trafford Metropolitan Borough Council Manchester City Council - Planning Department Stockport Metropolitan Borough Council - Environment and Economic Development Tameside Metropolitan Borough Council - Planning and Building Control Salford City Council	April 2016 February 2016 February 2016 February 2016 June 2016	Variable Variable Variable Variable Variable

Geological	Version	Update Cycle
BGS 1:625,000 Solid Geology British Geological Survey - National Geoscience Information Service	January 2009	As notified
BGS Estimated Soil Chemistry British Geological Survey - National Geoscience Information Service	December 2015	As notified
BGS Recorded Mineral Sites British Geological Survey - National Geoscience Information Service	April 2025	Bi-Annually
BGS Urban Soil Chemistry Averages British Geological Survey - National Geoscience Information Service	December 2015	As notified
CBSCB Compensation District Cheshire Brine Subsidence Compensation Board (CBSCB) Cheshire Brine Subsidence Compensation Board (CBSCB)	August 2011 November 2020	As notified
Coal Mining Affected Areas The Coal Authority - Property Searches	February 2023	
Mining Instability Ove Arup & Partners	June 1998	Not Applicable
Non Coal Mining Areas of Great Britain British Geological Survey - National Geoscience Information Service	May 2015	Not Applicable
Potential for Collapsible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	April 2020	As notified
Potential for Compressible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Ground Dissolution Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Landslide Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Running Sand Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Shrinking or Swelling Clay Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Radon Potential - Radon Affected Areas British Geological Survey - National Geoscience Information Service	November 2024	Annually
Radon Potential - Radon Protection Measures British Geological Survey - National Geoscience Information Service	November 2024	Annually

Industrial Land Use	Version	Update Cycle
Contemporary Trade Directory Entries Thomson Directories	June 2025	Quarterly
Fuel Station Entries Green Street Advisor (UK) Ltd	August 2025	Quarterly
Points of Interest - Commercial Services PointX	September 2025	Quarterly
Points of Interest - Education and Health PointX	September 2025	Quarterly
Points of Interest - Manufacturing and Production PointX	September 2025	Quarterly
Points of Interest - Public Infrastructure PointX	September 2025	Quarterly
Points of Interest - Recreational and Environmental PointX	September 2025	Quarterly
Underground Electrical Cables National Grid	January 2024	

Sensitive Land Use	Version	Update Cycle
Ancient Woodland Natural England	September 2025	Bi-Annually
Areas of Adopted Green Belt Manchester City Council Salford City Council Stockport Metropolitan Borough Council Tameside Metropolitan Borough Council Trafford Metropolitan Borough Council	July 2025 July 2025 July 2025 July 2025 July 2025	Quarterly Quarterly Quarterly Quarterly Quarterly
Areas of Unadopted Green Belt Manchester City Council Salford City Council Stockport Metropolitan Borough Council Tameside Metropolitan Borough Council Trafford Metropolitan Borough Council	July 2025 July 2025 July 2025 July 2025 July 2025	Quarterly Quarterly Quarterly Quarterly Quarterly
Areas of Outstanding Natural Beauty Natural England	May 2025	Bi-Annually
Environmentally Sensitive Areas Natural England	August 2023	
Forest Parks Forestry Commission	May 2023	Not Applicable
Local Nature Reserves Natural England	August 2025	Bi-Annually
Marine Nature Reserves Natural England	August 2025	Bi-Annually
National Nature Reserves Natural England	July 2025	Bi-Annually
National Parks Natural England	September 2025	Annually
Nitrate Sensitive Areas Natural England	April 2023	Not Applicable
Nitrate Vulnerable Zones Department for Environment, Food and Rural Affairs (DEFRA - formerly FRCA) Environment Agency - Head Office	April 2016 November 2024	Annually
Ramsar Sites Natural England	August 2025	Bi-Annually
Sites of Special Scientific Interest Natural England	May 2025	Bi-Annually
Special Areas of Conservation Natural England	July 2025	Bi-Annually
Special Protection Areas Natural England	May 2025	Bi-Annually

A selection of organisations who provide data within this report

Data Supplier	Data Supplier Logo
Ordnance Survey	
Environment Agency	
Scottish Environment Protection Agency	
The Coal Authority	
British Geological Survey	 British Geological Survey NATURAL ENVIRONMENT RESEARCH COUNCIL
Centre for Ecology and Hydrology	 Centre for Ecology & Hydrology NATURAL ENVIRONMENT RESEARCH COUNCIL
Natural Resources Wales	
Scottish Natural Heritage	
Natural England	
Public Health England	
Ove Arup	
Stantec UK Ltd	

Contact	Name and Address	Contact Details
1	British Geological Survey - Enquiry Service British Geological Survey, Environmental Science Centre, Keyworth, Nottingham, Nottinghamshire, NG12 5GG	Telephone: 0115 936 3143 Fax: 0115 936 3276 Email: enquiries@bgs.ac.uk Website: www.bgs.ac.uk
2	Environment Agency - National Customer Contact Centre (NCCC) PO Box 544, Templeborough, Rotherham, S60 1BY	Telephone: 03708 506 506 Email: enquiries@environment-agency.gov.uk
3	Manchester City Council - Environmental Health Department PO Box 463, Town Hall Extension, Albert Square, Manchester, Greater Manchester, M60 3NY	Telephone: 0161 234 4884 / 234 4873. Fax: 0161 234 4508 Website: www.manchester.gov.uk
4	Ordnance Survey Adanac Drive, Southampton, Hampshire, SO16 0AS	Telephone: 03456 05 05 05 Email: customerservices@ordnancesurvey.co.uk Website: www.ordnancesurvey.co.uk
5	Manchester City Council - Planning Department Town Hall, Manchester, Greater Manchester, M60 2LA	Telephone: 0161 234 5000 Fax: 0161 234 4508 Website: www.manchester.gov.uk
6	PointX 5-6 Abbey Court, Eagle Way, Sowton, Exeter, Devon, EX2 7HY	Website: www.pointx.co.uk
7	Natural England County Hall, Spetchley Road, Worcester, WR5 2NP	Telephone: 0300 060 3900 Email: enquiries@naturalengland.org.uk Website: www.naturalengland.org.uk
8	Manchester City Council Town Hall, Albert Square, Manchester, Greater Manchester, M60 2JT	Telephone: 0161 234 5000 Fax: 0161 234 4508 Website: www.manchester.gov.uk
9	Trafford Metropolitan Borough Council P O Box 14, Trafford Town Hall, Talbot Road, Stretford, Greater Manchester, M32 0YZ	Telephone: 0161 912 1212 Fax: 0161 873 7783 Website: www.trafford.gov.uk
-	Public Health England - Radon Survey, Centre for Radiation, Chemical and Environmental Hazards Chilton, Didcot, Oxfordshire, OX11 0RQ	Telephone: 01235 822622 Fax: 01235 833891 Email: radon@phe.gov.uk Website: www.ukradon.org
-	Landmark Information Group Limited Landmark Information Group, Imperium, Imperial Way, Reading, Berkshire, RG2 0TD	Telephone: 0330 036 6618 Fax: 0844 844 9951 Email: helpdesk@landmark.co.uk Website: www.landmark.co.uk

Please note that the Environment Agency / Natural Resources Wales / SEPA have a charging policy in place for enquiries.