

# Small Heath Inert Treatment Facility and Non-Hazardous Waste Transfer Station

784-B042739

## Site Condition Report

## Environmental Permit Application

**CEMEX UK Materials Limited**

**December 2023**

**Document prepared on behalf of Tetra Tech Limited. Registered in England number: 01959704**

# DOCUMENT CONTROL

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| <b>Document:</b>       | Site Condition Report  |
| <b>Project:</b>        | Small Heath Inert Treatment Facility and Non-Hazardous Waste Transfer Station  |
| <b>Client:</b>         | CEMEX UK Materials Limited   |
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## 1.0 EA SITE CONDITION REPORT TEMPLATE

### 1.0 Site Details

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| Name of the applicant   | CEMEX UK Materials Limited                            |
| Activity address        | Lawden Road,<br>Small Heath,<br>Birmingham<br>B11 1EX |
| National grid reference | SP 08839 85565  |

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| Document reference and dates for Site Condition Report at permit application and surrender | Application Site Condition Report (September 2023) |
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| Document references for site plans (including location and boundaries) | CEM/B043812/PER/01- Permit Boundary Drawing<br>Proposed Site Layout – TD 22088 |
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#### Note:

In Part A of the application form you must give us details of the site's location and provide us with a site plan. We need a detailed site plan (or plans) showing:

- Site location, the area covered by the site condition report, and the location and nature of the activities and/or waste facilities on the site.
- Locations of receptors, sources of emissions/releases, and monitoring points.
- Site drainage.
- Site surfacing.

If this information is not shown on the site plan required by Part A of the application form then you should submit the additional plan or plans with this site condition report.

## 2.0 Condition of the land at permit issue

Environmental setting including:

- geology
- hydrogeology
- surface waters

### Site Setting

The site is located off Lawden Road, Small Heath, Birmingham and is centred at approximate National Grid Reference (NGR) SP 08839 85565. The site location and the environmental permit boundary and the proposed permit boundary is shown on Drawing Number CEM/B043812/PER/01.

Access to the site is achieved off Lawden Road which is located to the west of the site.

The immediate surroundings of the site comprise industrial/commercial properties to the west, the A45 to the north, disused industry to the east and the Warwick/Birmingham canal to the south. The nearest residential property is located approximately 100m south of the site on South Road.

### Geology

According to the British Geological Survey (BGS) 'Geology of Britain Viewer' the proposed permit area consists of Sidmouth Mudstone Formation – Mudstone (Bedrock Geology). The Sidmouth Mudstone Formation – Mudstone, is a sedimentary bedrock formed between 250 and 228.4 million years ago during the Triassic period.

The superficial deposits of the proposed permit area consist of Glaciofluvial Deposits, Mid Pleistocene - Sand and gravel which is a sedimentary superficial deposit formed between 860 and 116 thousand years ago during the Quaternary period.

### Hydrogeology

According to the Multi-Agency Geographic Information for the Countryside's (MAGIC) website, the Superficial Aquifer for the site comprises a Secondary A (undifferentiated aquifer) whilst the Bedrock Aquifer comprises a Secondary B Aquifer.

The MAGIC website indicates that the proposed permit area is of medium vulnerability and is not situated within a Groundwater Source Protection Zone (GSPZ).

### Hydrology

There is singular surface water feature within 1km of the site which is a canal situated adjacent to the south of the site.

With reference to the Flood Map for Planning Service (FMPS) website, the proposed permit is situated in a Flood Zone 1 area. As defined on the FMPS website, Flood Zone 1 areas

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|   | <p>comprise land assessed as having a low probability of flooding from rivers and the sea.</p> <p><u>Ecology</u></p> <p>A 'Nature and Heritage Conservation Screen' was requested from the Environment Agency. The results of the screen (EPR/MB3000KQ/A001) are provided in the Environmental Risk Assessment (Appendix C of the Environmental Permit application). The results of the screen identified the following: -</p> <ul style="list-style-type: none"> <li>• Grand Union Canal – 10m South;</li> <li>• Small Heath Park BAP Priority Habitat – 810m east; and,</li> <li>• Deciduous Woodland Sites.</li> </ul> <p>The results of the screen are appended in the Environmental Risk Assessment (Appendix C of the main application) and the Receptor Plan (Drawing Number EPR/MB3000KQ/A001).</p>  |
| <p>Pollution history including:</p> <ul style="list-style-type: none"> <li>• pollution incidents that may have affected land</li> <li>• historical land-uses and associated contaminants</li> <li>• any visual/olfactory evidence of existing contamination</li> <li>• evidence of damage to pollution prevention measures</li> </ul> | <p>With reference to historic maps dated from 1900 to present, the following activities were identified on the site and the surrounding area: -</p> <p>1880-1910: A Carriage Shed is observed on site, warehouses and residential sites located the west and east of the site. A series of rail lines are located to the north of the site.</p> <p>1910-1940: No activity identified within the site boundary and no changes observed outside of the boundary.</p> <p>1950 – 1990: Within the site boundary, land use changes to 'Bordesley Junction Marshalling Yards.' Planning permission for an office and industrial unit was granted in 1989 however, according to historical mapping, this was not constructed.</p> <p>1990- Present Day: The rail line to north of the site remains present and the site has been used as a depot associated with the railway line since this point to the present day.</p> <p>There is no visual olfactory evidence of contamination on site within the Environmental Permit Boundary. However, the historical land use of the site for the purpose which this application relates may have led to isolated hot spots of contamination from leaks and spills associated with plant and delivery vehicles on site.</p> |
| <p>Evidence of historic contamination, for example, historical site investigation, assessment, remediation and verification reports (where available)</p>   | <p>There is no recorded evidence of historic contamination within the current permit area or the proposed extension area.</p>  |
| <p>Baseline soil and groundwater reference data</p>   | <p>None provided.</p>  |
| <p>Supporting information</p>   | <p>None provided.</p>  |

### 3.0 Permitted activities

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| Permitted activities  | <p>CEMEX are seeking to gain a bespoke environmental permit to operate an inert waste physical treatment facility and non-hazardous waste transfer station at the site for up to 250,000 tonnes per annum. Physical treatment will comprise the physical treatment of inert waste via crushing and screening. It's considered that the proposal will fall under the following Recovery and Disposal codes, provided for in Annex II to Directive 2008/98/EC of the European Parliament and of The Council of 19th November 2008 Waste: -</p> <ul style="list-style-type: none"> <li>• R3: Recycling/reclamation of organic substances which are not used as solvents (including composting and other biological transformation processes);</li> <li>• R4: Recycling/reclamation of metals and metal compounds;</li> <li>• R5: Recycling/reclamation of other inorganic materials;</li> <li>• R13: Storage of waste pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where the waste is produced);</li> <li>• D14: Repackaging prior to submission to any of the operations numbered D1 to D13; and,</li> <li>• D15: Storage pending any of the operations numbered D1 to D14 (excluding temporary storage, pending collection, on the site where it is produced).</li> </ul> |
| Non-permitted activities undertaken   | There will be no non-permitted activities undertaken within the permit area.   |
| <p>Document references for:</p> <ul style="list-style-type: none"> <li>• plan showing activity layout; and</li> <li>• environmental risk assessment.</li> </ul> | <ul style="list-style-type: none"> <li>• CEM/B043812/PER/01 - Permit Boundary Drawing.</li> <li>• TD 22088- Site Layout Plan.</li> <li>• Environmental Risk Assessment - (Appendix C of the Environmental Permit Application).</li> </ul>  |

It is essential that you identify in your environmental risk assessment all the substances used and produced that could pollute the soil or groundwater if there were an accident, or if measures to protect land fail. These include substances that would be classified as 'dangerous' under the Control of Major Accident Hazards (COMAH) regulations and also raw materials, fuels, intermediates, products, wastes and effluents. If your submitted environmental risk assessment does not adequately address the risks to soil and groundwater we may need to request further information from you or even refuse your permit application.

### 4.0 Changes to Existing Activities

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| <ul style="list-style-type: none"> <li>• Have there been any changes to the activity boundary?</li> </ul>  | N/A  |
| <ul style="list-style-type: none"> <li>• Have there been any changes to the permitted activities?</li> </ul>   | N/A  |
| <ul style="list-style-type: none"> <li>• Have any 'dangerous substances' not identified in the Application Site Condition Report been used or produced as a result of the permitted activities?</li> </ul> | N/A  |
| <ul style="list-style-type: none"> <li>• Checklist of supporting information</li> </ul>  | <ul style="list-style-type: none"> <li>• Application Forms (Appendix A – December 2023);</li> <li>• Operating Techniques (Appendix B – December 2023);</li> <li>• Environmental Risk Assessment (Appendix C – December 2023);</li> <li>• Dust Management Plan (Appendix D – December 2023);</li> <li>• Noise Impact Assessment and Management Plan (Appendix E – May 2023);</li> <li>• Site Condition Report (Appendix F – December 2023);</li> <li>• Non-Technical Summary (December 2023);</li> <li>• Proposed Site Layout – TD 22088;</li> <li>• Permit Boundary Drawing - CEM/B043812/PER/01; and,</li> <li>• Receptor Plan - CEM/B042739/REC/01.</li> </ul> |

## 5.0 Measures taken to protect the land

Use records that you collected during the life of the permit to summarise whether pollution prevention measures worked. If you can't, you need to collect land and/or groundwater data to assess whether the land has deteriorated.

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| <ul style="list-style-type: none"> <li>• Checklist of supporting information</li> </ul> | <ul style="list-style-type: none"> <li>• Inspection records and summary of findings of inspections for all pollution prevention measures</li> <li>• Records of maintenance, repair and replacement of pollution prevention measures</li> </ul> |
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## 6.0 Pollution incidents that may have had an impact on land, and their remediation

Summarise any pollution incidents that may have damaged the land. Describe how you investigated and remedied each one. If you can't, you need to collect land and /or groundwater reference data to assess whether the land has deteriorated while you've been there.

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| <ul style="list-style-type: none"> <li>• Checklist of supporting information</li> </ul> | <ul style="list-style-type: none"> <li>• Records of pollution incidents that may have impacted on land</li> <li>• Records of their investigation and remediation</li> </ul> |
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## 7.0 Soil gas and water quality monitoring (where undertaken)

Provide details of any soil gas and/or water monitoring you did. Include a summary of the findings. Say whether it shows that the land deteriorated as a result of the permitted activities. If it did, outline how you investigated and remedied this.

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| <ul style="list-style-type: none"> <li>• Checklist of supporting information</li> </ul> | <ul style="list-style-type: none"> <li>• Description of soil gas and/or water monitoring undertaken</li> <li>• Monitoring results (including graphs)</li> </ul> |
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## 8.0 Decommissioning and removal of pollution risk

Describe how the site was decommissioned. Demonstrate that all sources of pollution risk have been removed. Describe whether the decommissioning had any impact on the land. Outline how you investigated and remedied this.

Checklist of supporting information

- Site closure plan
- List of potential sources of pollution risk
- Investigation and remediation reports (where relevant)

### 9.0 Reference data and remediation (where relevant)

- Say whether you had to collect land and/or groundwater data. Or say that you didn't need to because the information from sections 3, 4, 5 and 6 of the Surrender Site Condition Report shows that the land has not deteriorated.

If you did collect land and/or groundwater reference data, summarise what this entailed, and what your data found. Say whether the data shows that the condition of the land has deteriorated, or whether the land at the site is in a "satisfactory state". If it isn't, summarise what you did to remedy this. Confirm that the land is now in a "satisfactory state" at surrender.

Checklist of supporting information

- Land and/or groundwater data collected at application (if collected)
- Land and/or groundwater data collected at surrender (where needed)
- Assessment of satisfactory state
- Remediation and verification reports (where undertaken)

### 10.0 Statement of Condition

- Using the information from sections 3 to 7, give a statement about the condition of the land at the site. This should confirm that:
- the permitted activities have stopped
- decommissioning is complete, and the pollution risk has been removed
- the land is in a satisfactory condition.