

# SITE CONDITION REPORT (FROM H5 TEMPLATE)

52 Church Road, Perry Barr, Birmingham B42 2LB

**B. S. Plastics Limited**

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## **Document History:**

<b>Version</b>	<b>Issue date</b>	<b>Author</b>	<b>Checked</b>	<b>Description</b>
1.0	03/03/2022	CP	--	Application copy

## **SITE CONDITION REPORT TEMPLATE**

For full details, see H5 *SCR guide for applicants* v2.0 4 August 2008

**COMPLETE SECTIONS 1-3 AND SUBMIT WITH APPLICATION**

**DURING THE LIFE OF THE PERMIT: MAINTAIN SECTIONS 4-7**

**AT SURRENDER: ADD NEW DOC REFERENCE IN 1.0; COMPLETE SECTIONS 8-10; & SUBMIT WITH YOUR SURRENDER APPLICATION.**

<b>1.0 SITE DETAILS</b>	
Name of the applicant	B. S. Plastics Limited
Activity address	52 Church Road, Perry Barr, Birmingham B42 2LB
National grid reference	SP 06919 92050
Document reference and dates for Site Condition Report at permit application and surrender	CHU-2970-E Dated 03 March 2022
Document references for site plans (including location and boundaries)	See Appendix I of CHU-2970-A  Permit Boundary Plan CHU/2970/02

**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.

<b>2.0 Condition of the land at permit issue</b>	
Environmental setting including: <ul style="list-style-type: none"> <li>• geology</li> </ul>	<p>All waste storage and associated activities will be undertaken on an impermeable concrete surface with sealed drainage and all processing of waste will take place within a sealed building. It is considered measures adequately protect groundwater both through reduced infiltration and surface run off.</p> <p>The bedrock geology comprises the Chester Formation - Sandstone and Conglomerate, Interbedded. Sedimentary Bedrock formed approximately 247 to 250 million years ago in the Triassic Period. Local environment previously dominated by rivers.</p> <p>Superficial deposits at the site are recorded as River Terrace Deposits, 1 - Sand and Gravel. Superficial</p>

<ul style="list-style-type: none"> <li>• hydrogeology</li>   <li>• surface waters</li> </ul>	<p>Deposits formed up to 3 million years ago in the Quaternary Period. Local environment previously dominated by rivers (U).</p> <p>The nearest publicly available borehole record is SP09SE17 approximately 200m south-east of the site. Borehole SP09SE17 records made ground comprising sandy soil and gravel to 0.76mbgl. This is underlain by medium &amp; fine brown sand 2.29mbgl. This is underlain by gravel to 2.74mbgl and then coarse sand to 3.35mbgl. This is underlain by compact red brown sand with clayey sand layers to 3.99mbgl then compact medium red-brown slightly clayey sand then underlain with hard rock to 6.10mbgl at which the borehole was completed.</p> <p>The bedrock is classed as a principal aquifer and superficial drift is Secondary A aquifer. The site is situated on an area of medium-high ground vulnerability.</p> <p>The nearest surface water is the River Tame which is immediately south of the site.</p> <p>The information provided by the Local Authority Flood Mapping indicated that the site is in a high-risk area of flooding.</p>
<p>Pollution history including:</p> <ul style="list-style-type: none"> <li>• historical land-uses and associated contaminants</li>   <li>• pollution incidents that may have affected land</li>   <li>• any visual/olfactory evidence of existing contamination</li> </ul>	<p>Historical mapping data shows the site to be undeveloped until 1949 which shows the building on site. Other imagery up until the operator took ownership of the site shows various manufacturing and other industries taking place at the site.</p> <p>Various site walkovers have been produced on the site; most recently on 18/01/2022 by Oaktree Environmental Ltd during which the site surface was observed to comprise concrete and no visual or olfactory evidence of contamination was recorded.</p> <p>During the site walkover survey the site surface was observed to be intact and no damage was observed. On this basis there is no evidence of damage to pollution prevention measures.</p>

<ul style="list-style-type: none"> <li>evidence of damage to pollution prevention measures</li> </ul>	<p>No evidence of any contamination present.</p> <p>No evidence of damage to pollution prevention measures.</p>
Evidence of historic contamination, for example, historical site investigation, assessment, remediation and verification reports (where available)	None available.
Baseline soil and groundwater reference data	None
Supporting information	

3.0 Permitted activities	
Permitted activities	Physical treatment facility for non-hazardous waste
Non-permitted activities undertaken	Manufacturing of plastic pallets
<p>Document references for:</p> <ul style="list-style-type: none"> <li>plan showing activity layout; and</li> <li>Environmental risk assessment.</li> </ul>	<p>CHU/2970/03                      (CHU-2970-D)</p>

**Note:**

In Part B of the application form you must tell us about the activities that you will undertake at the site. You must also give us an environmental risk assessment. This risk assessment must be based on our guidance (*Environmental Risk Assessment - EPR H1*) or use an equivalent approach.

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.

<b>4.0 Changes to the activity</b>	
<b>Have there been any changes to the activity boundary?</b>	If yes, provide a plan showing the changes to the activity boundary.
<b>Have there been any changes to the permitted activities?</b>	If yes, provide a description of the changes to the permitted activities
<b>Have any 'dangerous substances' not identified in the Application Site Condition Report been used or produced as a result of the permitted activities?</b>	If yes, list of them
<b>Checklist of supporting information</b>	<ul style="list-style-type: none"> <li>• Plan showing any changes to the boundary (where relevant)</li> <li>• Description of the changes to the permitted activities (where relevant)</li> <li>• List of 'dangerous substances' used/produced by the permitted activities that were not identified in the Application Site Condition Report (where relevant)</li> </ul>

<b>5.0 Measures taken to protect land</b>	
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.	
<b>Checklist of supporting information</b>	<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>

<b>6.0 Pollution incidents that may have had an impact on land, and their remediation</b>	
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.	
<b>Checklist of supporting information</b>	<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>



### 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.

<b>Checklist of supporting information</b>	<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 site 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.