

# **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	Ballast Phoenix
Activity address	Ballast Phoenix - Tilbury IBA Facility Port of Tilbury Berth 36 - 38 Tilbury Essex RM18 7EH
National grid reference	TQ 62924 75902

Document reference and dates for Site Condition Report at permit application and surrender	
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Document references for site plans (including location and boundaries)	
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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.

<b>2.0 Condition of the land at permit issue</b>	
Environmental setting including: <ul style="list-style-type: none"> <li>• geology</li> <li>• hydrogeology</li> <li>• surface waters</li> </ul>	The site comprises of made ground over sandy clay with the occasional gravel. The type of soil and rock materials encountered included stiff to firm sandy clay and gravel. All surface waters drain to a catch-pit on site made for this purpose.
Pollution history including: <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>	The pollution history of the site is unknown. Samples taken from the site have been analysed and lead was the only above the guideline values for industrial end use. No other contaminates were found in high concentrations. There is no visual evidence of existing contamination.
Evidence of historic contamination, for example, historical site investigation, assessment, remediation and verification	Unknown

reports (where available)	
Baseline soil and groundwater reference data	Planning documentation for Tilbury site 25. Base Line data
<b>Supporting information</b>	

<b>3.0 Permitted activities</b>	
Permitted activities	Receiving IBA
Non-permitted activities undertaken	Storage, Screening, Blending, Crushing, Loading/Unloading - Weighing
Document references for: <ul style="list-style-type: none"> <li>• plan showing activity layout; and</li> <li>• environmental risk assessment.</li> </ul>	

**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.