Intended for
Premier Tyres
Date
January 2026
Project Number
(Premier-2026/001)

Premier Tyres
Atlantic Works
Site Condition Report

THE PERMITTING COMPANY

Premier Tyres Limited
Site Condition Report

Project No.	Premier-2026/001
Issue No.	1
Date	January 2026
Author	Kieran Ball
Checked	Stephen Griffiths

Version Control Log

Revision	Date	Made by	Checked by	Description
01	13/02/2026	KB	SG	Initial creation

The Permitting Company Limited
Office 62
Wilkinson Place
Witney
Oxfordshire
OX28 6JT

Contents

1. Introduction

Scope

The Permitting Company Limited (TPC) has been commissioned by Premier Tyres (Premier) to prepare and submit a Site Condition Report in support of an Bespoke Permit Application for a tyre bailing facility at Atlantic Works, Oakley Road, Southampton, SO16 4LL. The relevant documentation is submitted in accordance with the Environmental Permitting (England and Wales) Regulations 2016 (referred to hereafter as the EP Regulations).

The Site Condition Report has been compiled in accordance with the EP Regulations and with Horizontal Guidance Note 5, Site Condition Reports - Guidance and Templates. Information has been gathered from a number of sources including a Groundsure report, photographs and observations made by TPC.

The purpose of the initial Site Condition Report is to provide a factual statement of the condition of the site at the time of the Installation Application.

Site Location

The site is located at Premier Tyres, Atlantic Works, Oakley Road, Southampton (SO16 4LL). The facility comprises a four sided building acting as the transfer stanation and waste tyre storage area.

The site is approximately centred at National Grid Reference (NGR) 439094 113855. The site location is shown on the Location Plan in Appendix 1.

The permit boundary is illustrated on Permit boundary Plan in Appendix 2. The site is currently used as a end-of-life tyre facility under environmental exemptions.

The site is situated within an urban/industrial setting within Southhampton. Nearby land uses include a range of residential, industrial and commercial premises,

Receptors: The nearest residential receptors are located within the wider area and surrounding buildings; exact separation distances should be confirmed from detailed mapping. Environmental receptors include nearby watercourses to the north/east and the underlying productive bedrock aquifer.

2. Condition of Land at Permit Issue

Introduction

This Site Condition Report covers the full extent of the Remet Company Limited's landholding as shown in Appendix 2. The baseline condition of the site has been determined from a review of the available published information including: -

- Groundsure Enviro+Geo Insight Report (Appendix 3)
- Environment Agency web-based data.
- DEFRA Magic Map

Geology and Hydrogeology

Published geological mapping reviewed as part of the desk study indicates that the site is underlain by River Terrace Deposits comprising sand and gravel. These deposits are typically associated with a relatively open granular structure and, where they are present at shallow depth and are not sealed beneath continuous impermeable surfacing, they can provide a potentially effective pathway for vertical infiltration and lateral migration of contaminants. In practical terms, this means that the superficial deposits are generally considered more permeable than cohesive clay-rich strata, and therefore the integrity of any hardstanding, bunding and drainage infrastructure is an important consideration for preventing contaminant entry to the ground in the event of spills or leaks.

The underlying bedrock geology is recorded as the Wittering Formation, described as sandstone and siltstone. Sandstone units may exhibit intergranular permeability, while siltstone units are typically less permeable; however, in most cases the bedrock is treated as potentially allowing some groundwater movement through pore spaces and discontinuities depending on local conditions. As a result, while the superficial sands and gravels are likely to represent the more significant near-surface migration pathway, the underlying bedrock remains relevant in the context of controlled waters sensitivity and the overall baseline conceptual site model for the permit.

At desk study stage there is no definitive confirmation of made ground beneath the site footprint; however, the site is located within a long-established urban/industrial area and historical mapping identifies former industrial land uses in the immediate vicinity. In these circumstances, it is prudent to assume that made ground may be present locally, particularly beneath areas of hardstanding, along service corridors, and where historic redevelopment has occurred. Made ground can be variable in thickness and composition and may include reworked granular material, demolition rubble, ash, clinker and re-deposited soils, which can influence both drainage behaviour and the potential distribution of any historic contaminants.

Ground stability datasets provide useful context regarding near-surface ground conditions. The local area is identified as having a moderate potential for shrink–swell behaviour associated with clay conditions, with other natural hazard categories such as running sands, compressible deposits, collapsible deposits, landslides and dissolution generally assessed as low/negligible. While these indicators are not direct contamination markers, shrink–swell potential is relevant to baseline condition insofar as it can influence the long-term performance of slabs, hardstanding and drainage runs. Differential movement can contribute to cracking of surfacing or joint failure, which in turn may create preferential pathways for infiltration if not appropriately inspected and maintained.

Table 1 describes the groundwater vulnerability.

Table 1 – Groundwater Vulnerability

Summary	Soil/Surface	Superficial Geology	Bedrock Geology
Summary Classification: **Secondary bedrock aquifer – Medium Vulnerability** **Combined classification:** **Productive Bedrock Aquifer, No Superficial Aquifer**	**Leaching class:** **Intermediate** **Infiltration value:** **40%-70%** **Dilution value: 300-550mm/year**	**Vulnerability:** **Aquifer type:** **Thickness: <3m** **Patchiness value:** **<90%** **Recharge potential:** **Medium**	**Vulnerability: High** **Aquifer type:** **Secondary** **Flow mechanism:** **Intergranular**

Desk-study information indicates that the site is located within an area of medium groundwater vulnerability. In practical terms, this classification suggests that the underlying groundwater has a moderate degree of natural protection (for example, from overlying strata or attenuation processes), but that it remains sensitive to contaminant inputs where credible pathways exist. As such, groundwater is still considered a relevant controlled waters receptor for the purposes of establishing baseline condition and assessing risk.

The reported vulnerability should also be considered alongside the wider hydrogeological setting. The site is underlain by sand and gravel River Terrace Deposits and the locality includes a productive superficial aquifer associated with these granular deposits. In addition, the underlying bedrock is classified as a Secondary A aquifer with permeability typically associated with intergranular flow. These factors mean that, notwithstanding the medium vulnerability classification, there is potential for contaminants to migrate via superficial deposits and/or preferential pathways (such as service trenches, drainage runs, disturbed ground or defects in hardstanding) if releases occur and are not effectively contained.

In the context of the SCR, the medium vulnerability classification supports the position that the site does not sit within the most sensitive groundwater setting (for example, high

vulnerability or SPZ constraints), however it reinforces the need for robust baseline and operational controls to prevent pollution. The integrity of impermeable surfacing, sealed drainage infrastructure, appropriate storage of liquids, and effective spill response measures remain key controls to prevent contaminant entry to ground. It is also noted that no Source Protection Zones are recorded within 500 m and no licensed groundwater abstractions are recorded within 1 km, which reduces the likelihood of direct impact to drinking water supplies; nevertheless, groundwater remains a controlled water receptor and should be protected accordingly.

Hydrology

Desk-study data indicates that the site is located within a hydrologically sensitive urban catchment, with surface water receptors present in close proximity. The nearest named surface water feature identified is Tanners Brook, located approximately 48 m to the north-west of the site. Given the short distance to this receptor, any uncontrolled release of contaminated surface water, oils or silt-laden runoff has the potential to reach a controlled water body either directly (via overland flow in rainfall events) or indirectly via site drainage infrastructure and downstream connections. As such, Tanners Brook is considered a relevant receptor within the baseline conceptual site model for the permit.

The site is located within the River Test and Itchen management catchment, and Groundsure mapping indicates that the site lies within the extent of WFD surface water body coverage locally. The datasets also indicate that the site falls within the extent of a WFD groundwater body, confirming that both surface waters and groundwater are controlled waters receptors to be considered within the baseline position. While the WFD mapping coverage does not in itself confirm direct hydraulic connectivity from the site to the nearest surface watercourse, it provides regulatory context and reinforces the importance of maintaining effective containment measures and pollution prevention controls so that routine site operations do not result in contaminant migration to controlled waters.

In addition, flood susceptibility in the surrounding area increases the relevance of hydrological pathways. Desk-study datasets identify Flood Zones 2 and 3 within 50 m and indicate a high risk of surface water flooding in the locality, with mapping suggesting the potential for significant surface water ponding depths in higher probability events. A high susceptibility to groundwater flooding is also reported within 50 m. The presence of these flood sensitivities increases the potential for pollutants to be mobilised and transported off-site during extreme rainfall or flood conditions and therefore strengthens the requirement for suitable surface water management, secure storage arrangements, and emergency spill response procedures to prevent pollution of nearby surface waters and downstream receptors.

Natural Hazards

Desk-study screening identifies a number of natural hazard and ground stability parameters that provide context for baseline site conditions. The datasets indicate a moderate potential for shrink–swell behaviour, with the local ground conditions described as being associated with high plasticity. Shrink–swell potential is relevant to the SCR baseline because movement associated with seasonal moisture change can contribute to differential settlement and cracking of slabs and hardstanding, as well as joint failure in drainage infrastructure. Where cracks or defects develop and are not repaired, these can create preferential pathways for surface water infiltration and, in turn, potential contaminant entry to the ground.

Other ground stability hazards are generally assessed as low. The datasets record very low potential for running sands, very low potential for collapsible deposits, and negligible potential for compressible deposits, indicating that significant settlement associated with compressible strata is not anticipated as a dominant hazard based on available mapping. The risk of landslides is recorded as very low and the potential for dissolution of soluble rocks is recorded as negligible, suggesting no notable susceptibility to instability from slope failure or dissolution-related ground collapse in the vicinity based on desk-study screening.

Radon potential is reported as low, with less than 1% of properties estimated to exceed the action level. Whilst radon is not a contamination issue in the context of permitting, it is commonly recorded within SCR baseline sections for completeness and to confirm that no elevated radon management considerations are anticipated for typical commercial/industrial occupation at the site.

The screening indicates that a Biodiversity Action Plan (BAP) Priority Habitat woodland is present adjacent to the site (or immediately nearby). Woodland habitats can be sensitive to changes in hydrology and to the deposition or migration of pollutants, particularly where runoff pathways or drainage connections allow contaminated water to move off-site. As such, the woodland is considered a local ecological receptor, and the baseline condition assessment should recognise that the principal plausible impact mechanism would be via contaminated surface water runoff, spill mobilisation, or sediment-laden waters reaching off-site habitats during rainfall or flood conditions, rather than direct habitat loss from within the operational footprint.

In addition to local habitats, the desk-study designation screening identifies internationally and nationally designated ecological sites within 2 km of the site, including records of SSSI, Ramsar, SAC and SPA designations. These designations are included as part of the baseline setting to confirm that there are statutory nature conservation receptors in the wider area which could be sensitive to deterioration in water quality or pollution incidents migrating through connected controlled waters.

While these designations do not automatically indicate a direct pathway from the site, their presence reinforces the need for robust containment, appropriate storage arrangements for liquids, and effective emergency response procedures to prevent releases to the drainage system or controlled waters.

Site History

A review of historical mapping and land use datasets indicates that the site is located within a long-established developed area and has been associated with industrial/commercial activity for a considerable period. Historical mapping identifies "Paint Works" recorded on the site footprint in earlier editions (including mapping around 1908 and 1938), suggesting that the site (or land immediately coincident with the current footprint) was historically used for paint-related industrial activity. Paint works uses are typically associated with the storage and handling of paints, thinners and other solvents, and may have involved the use of chemical additives and wash-down processes, which are relevant in the context of potential historic contaminant sources (e.g., hydrocarbons, solvents/BTEX, VOCs and metals associated with pigments).

Subsequent mapping indicates that the site is later recorded as "Works (unspecified)" across multiple later periods, including editions corresponding to 1963–1968, 1978, and 1988–1994. While the precise nature of these works is not defined by the mapping records, this supports the interpretation that the site continued in industrial/commercial use for much of the twentieth century. In baseline terms, long-term industrial use increases the plausibility that contaminants could have been introduced historically, particularly where operations pre-date modern containment standards, sealed drainage expectations and spill prevention practices.

The surrounding area is also shown to have hosted a range of potentially contaminative land uses. An "Unspecified Foundry" is recorded approximately 7 m to the south-west of the site in historical mapping, and an "Isolation Hospital / Hospital" complex is recorded approximately 44–47 m to the west across multiple historical map editions. These nearby historic uses are relevant in the baseline conceptual model as they indicate additional historic industrial and institutional activity within the immediate locality, which may have contributed to a complex ground condition setting typical of long-developed urban/industrial areas.

Wider historical mapping within the surrounding area also records features consistent with historic extraction and redevelopment activities (including pits/gravel pits and other industrial land uses). This further supports that the area has been subject to significant historic land disturbance and redevelopment over time, and therefore the presence of variable ground conditions (including made ground) cannot be discounted at desk-study stage.

In addition, historical mapping datasets identify tank features within the local area, including entries located within relatively proximity to the site boundary. Whilst these

records do not confirm tanks on the site footprint itself, they provide further context that fuel/chemical storage has occurred in the surrounding area historically, which is relevant to the baseline assessment of potential contaminant sources and pathways.

Pollution Incidents

A review of the published pollution incident datasets identifies a small number of substantiated incidents within the local area, providing useful context for the baseline environmental setting. The desk-study records identify three substantiated pollution incidents within 500 metres of the site. Each incident is recorded as relating to oil/fuel pollution (classified in the dataset as “unidentified oil”).

The recorded incidents date from March 2002 and March 2003 and include one event approximately 99 m south-east of the site (dated 16/03/2002), one approximately 247 m north-east (dated 27/03/2003), and one approximately 424 m south (dated 25/03/2003). The associated impact categories reported are generally minor, with the datasets indicating either no impact or minor impact to water, land and/or air depending on the specific incident record.

In baseline terms, the incident records do not confirm pollution events at the site itself; however, they demonstrate that hydrocarbon-related pollution events have occurred historically within the wider industrial area. This supports the need for robust pollution prevention measures during operation, particularly in relation to the storage and handling of oils and fuels, maintenance activities, and the management of surface water runoff. The proximity of controlled water receptors locally means that effective containment, good housekeeping and prompt spill response remain important to prevent off-site migration of pollutants via drainage pathways or overland flow during rainfall events.

Site Investigation and Assessment Reports

This Site Condition Report has been prepared on a Desk Study basis in order to characterise the baseline conditions at the site. No relevant site investigation data or associated reports were available that would have enabled any further meaningful characterisation to take place.

Baseline Data

As discussed in section 2.6.1 above, no site-specific intrusive baseline reference data was considered necessary for review at the application stage to determine the current ground conditions of the application site.

The historical use of the site and surrounding area presents the possibility of historic contamination beneath and around the site. The yard is concrete sealed, and it is not considered the best course of action to disturb the concrete to carry out intrusive investigation.

3. Permitted Facility

Permitted Activities

The permit application will allow for End-of-life tyres (EWC16 01 03) and will have the associated activities listed within Table 3 – Permitted Activities

Table 2- Permitted Activities

Permitted Activities

Description of Activities	Limits of Activities
R3 – recycling and reclaiming organic substances which are not used as solvents R4 – recycling and reclaiming metals and metal compounds R13 – storage of wastes pending any of the operations numbered R1 to R12 (excluding temporary storage, pending collection, on the site where it is produced)	**(a)** No more than 21,000 tonnes of waste shall be accepted each year **(b)** No more than 100 tonnes of waste shall be stored at any one time **(c)** No waste shall be kept at the site for longer than 3 months

Non-Permitted Activities

All operations at the site are supported by office accommodation, access road and welfare facilities etc, which will not be subject to the requirements of the Environmental Permit.

Preventative Measures

The primary mitigation from potential pollution is the storage of potential polluting substances within appropriate engineered areas. In addition to this, emergency procedures are in place to deal promptly with any spillage of dangerous substances onsite.

4. Statement of Site Condition

A visual walkover of the permit area (supported by the photographs provided) indicates that the operational footprint is predominantly hard surfaced, with no areas of exposed ground observed within the main working areas. The site comprises industrial warehouse units with a power-floated concrete slab internally and concrete hardstanding externally. Overall, the surfacing appears to be in generally good condition and suitable to act as the primary barrier preventing direct contact between site activities and the underlying ground, subject to routine inspection and maintenance.

Internally, the main unit is open-plan with a concrete floor throughout. The slab appears largely intact with no obvious significant cracking visible in the photographed areas. There are localised areas of staining/patch discolouration consistent with historic vehicle movements and general industrial use (e.g., small dark patches and lighter “tide mark” type staining), however there is no evidence in the photographs of widespread contamination, pooled liquids or active leaks. A small area of equipment/storage is stored within a container, with no obvious signs of spills around these locations at the time the photographs were taken. In adjacent bays, where equipment is stored/parked, there is minor staining visible on the slab immediately in front of the bay opening; this appears localised and consistent with routine use rather than a significant release. The internal walls are clad and the structure appears weather-tight in the photographed areas, which reduces the likelihood of rainwater ingress and uncontrolled wash-off from within the building.

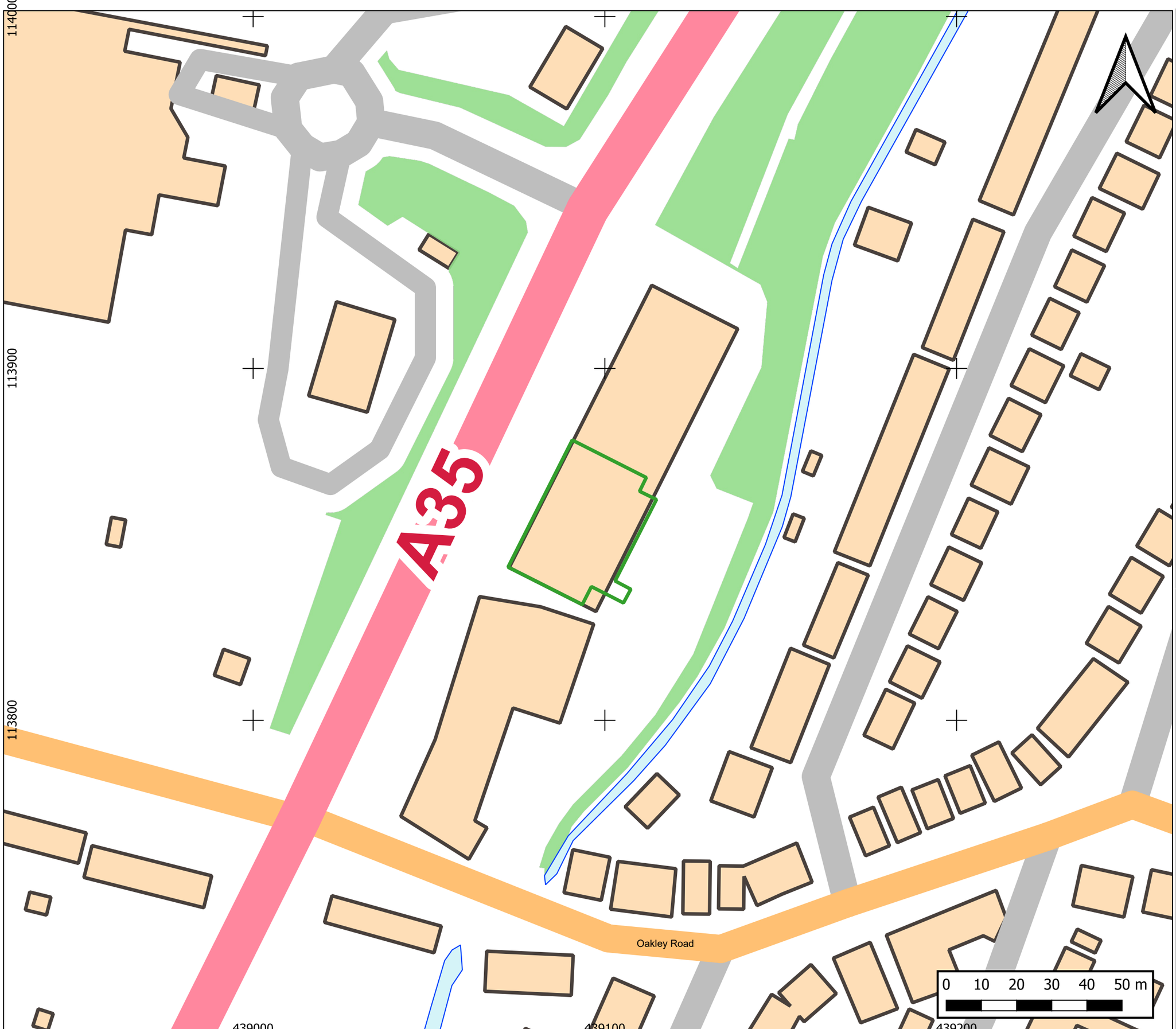
Externally, the yard areas are surfaced with concrete hardstanding and appear generally sound, with visible construction joints and localised wear consistent with traffic use. Minor cracking and some vegetation growth are visible along the yard edge and fence line in places, which is typical for older concrete surfacing and should be managed through routine maintenance to prevent deterioration and the formation of preferential pathways for infiltration. A surface water feature (inspection cover/gully) is visible within the yard, indicating that rainfall runoff is likely directed via the site drainage system rather than to ground. No evidence of widespread oil staining or significant debris accumulation is visible in the photographed external areas, and the yard appears generally tidy at the time of inspection.

Based on the visual evidence available, the baseline condition of the site at the time of this SCR is therefore considered to be that the permit area is predominantly sealed with concrete hardstanding/slab, with only minor, localised staining typical of an operational industrial unit, and with no obvious visible signs of significant pollution at the surface. The key baseline sensitivities remain the integrity of the concrete surfacing and drainage infrastructure; consequently, the continued suitability of the site as a containment

surface is dependent on effective housekeeping, prompt clean-up of any minor drips/leaks, and routine inspection/repair of cracks, joints and drainage features to maintain an impermeable barrier and prevent pollutant migration.

End of Document

Appendix 1: Site Location Plan



Key:

Permit Boundary

Drawing Title: Site Location Plan
Ref:
Scale: 1:1000 (A3)
Date: 2025-09-03
Revison: Draft
Drawn By: TW
Address: Premier Tyres Unit B1 Atlantic Works, Oakley Road, Southampton, Hampshire, SO16 4LL

Changelog:
- N/A

Appendix 2: Permit Boundary

Key:

Permit Boundary

Drawing Title: Site Layout Plan

Ref:

Scale: 1:275 (A3)

Date: 2025-07-29

Revison: Draft

Drawn By: TW

Address: Premier Tyres Unit B1 Atlantic Works, Oakley Road, Southampton, Hampshire, SO16 4LL

Changelog:
- N/A

Appendix 3: Groundsure Report

Groundsure
LOCATION INTELLIGENCE

Enviro+Geo Insight

ATLANTIC WORKS, OAKLEY ROAD, SOUTHAMPTON, CITY OF SOUTHAMPTON, SO16 4LL

Order Details

Date: 16/01/2026

Your ref: Premier Tyres 2026

Our Ref: GS-7HV-KSC-QJ4-K4N

Site Details

Location: 439094 113855

Area: 0.11 ha

Authority: Southampton City Council ↗

Contact us with any questions at:
info@groundsure.com ↗
01273 257 755

Certified B Corporation

Summary of findings

Page	Section	Past land use >	On site	0-50m	50-250m	250-500m	500-2000m
15 >	1.1 >	Historical industrial land uses >	5	10	11	12	-
17 >	1.2 >	Historical tanks >	0	1	3	4	-
18 >	1.3 >	Historical energy features >	0	0	1	22	-
19	1.4	Historical petrol stations	0	0	0	0	-
19 >	1.5 >	Historical garages >	0	0	0	15	-
20	1.6	Historical military land	0	0	0	0	-
Page	Section	Past land use - un-grouped >	On site	0-50m	50-250m	250-500m	500-2000m
21 >	2.1 >	Historical industrial land uses >	7	12	13	17	-
23 >	2.2 >	Historical tanks >	0	2	4	4	-
24 >	2.3 >	Historical energy features >	0	0	4	33	-
26	2.4	Historical petrol stations	0	0	0	0	-
26 >	2.5 >	Historical garages >	0	0	0	15	-
Page	Section	Waste and landfill >	On site	0-50m	50-250m	250-500m	500-2000m
27	3.1	Active or recent landfill	0	0	0	0	-
27	3.2	Historical landfill (BGS records)	0	0	0	0	-
28 >	3.3 >	Historical landfill (LA/mapping records) >	0	2	0	0	-
28 >	3.4 >	Historical landfill (EA/NRW records) >	0	0	0	1	-
28 >	3.5 >	Historical waste sites >	0	0	1	0	-
29	3.6	Licensed waste sites	0	0	0	0	-
29 >	3.7 >	Waste exemptions >	0	0	9	16	-
Page	Section	Current industrial land use >	On site	0-50m	50-250m	250-500m	500-2000m
32 >	4.1 >	Recent industrial land uses >	1	2	7	-	-
33 >	4.2 >	National Geographic Database (NGD) - Current or recent tanks >	0	0	1	-	-
34 >	4.3 >	Current or recent petrol stations >	0	0	1	0	-
34	4.4	Electricity cables	0	0	0	0	-
34	4.5	Gas pipelines	0	0	0	0	-

34	4.6	Sites determined as Contaminated Land	0	0	0	0	-
34	4.7	Control of Major Accident Hazards (COMAH)	0	0	0	0	-
35	4.8	Regulated explosive sites	0	0	0	0	-
35	4.9	Hazardous substance storage/usage	0	0	0	0	-
35	4.10	Historical licensed industrial activities (IPC)	0	0	0	0	-
35	4.11	Licensed industrial activities (Part A(1))	0	0	0	0	-
35 >	**4.12 >**	**Licensed pollutant release (Part A(2)/B) >**	0	0	1	1	-
36	4.13	Radioactive Substance Authorisations	0	0	0	0	-
36 >	**4.14 >**	**Licensed Discharges to controlled waters >**	0	0	3	0	-
37	4.15	Pollutant release to surface waters (Red List)	0	0	0	0	-
37	4.16	Pollutant release to public sewer	0	0	0	0	-
37	4.17	List 1 Dangerous Substances	0	0	0	0	-
37	4.18	List 2 Dangerous Substances	0	0	0	0	-
38 >	**4.19 >**	**Pollution Incidents (EA/NRW) >**	0	0	2	1	-
38	4.20	Pollution inventory substances	0	0	0	0	-
38	4.21	Pollution inventory waste transfers	0	0	0	0	-
39	4.22	Pollution inventory radioactive waste	0	0	0	0	-

Page	Section	**Hydrogeology >**	On site	0-50m	50-250m	250-500m	500-2000m
40 >	**5.1 >**	**Superficial aquifer >**	Identified (within 500m)				
42 >	**5.2 >**	**Bedrock aquifer >**	Identified (within 500m)				
43 >	**5.3 >**	**Groundwater vulnerability >**	Identified (within 50m)				
44	5.4	Groundwater vulnerability- soluble rock risk	None (within 0m)				
44	5.5	Groundwater vulnerability- local information	None (within 0m)				
45	5.6	Groundwater abstractions	0	0	0	0	0
45	5.7	Surface water abstractions	0	0	0	0	0
45	5.8	Potable abstractions	0	0	0	0	0
45	5.9	Source Protection Zones	0	0	0	0	-
46	5.10	Source Protection Zones (confined aquifer)	0	0	0	0	-

Page	Section	**Hydrology >**	On site	0-50m	50-250m	250-500m	500-2000m

47 >	6.1 >	Water Network (OS MasterMap) >	0	3	3	-	-
48 >	6.2 >	Surface water features >	0	1	1	-	-
48 >	6.3 >	WFD Surface water body catchments >	1	-	-	-	-
49 >	6.4 >	WFD Surface water bodies >	0	1	0	-	-
49 >	6.5 >	WFD Groundwater bodies >	1	-	-	-	-
Page	Section	River and coastal flooding >	On site	0-50m	50-250m	250-500m	500-2000m
50 >	7.1 >	Risk of flooding from rivers and the sea >	High (within 50m)				
51	7.2	Historical Flood Events	0	0	0	-	-
51	7.3	Flood Defences	0	0	0	-	-
51	7.4	Areas Benefiting from Flood Defences	0	0	0	-	-
51	7.5	Flood Storage Areas	0	0	0	-	-
52 >	7.6 >	Flood Zone 2 >	Identified (within 50m)				
53 >	7.7 >	Flood Zone 3 >	Identified (within 50m)				
Page	Section	Surface water flooding >					
54 >	8.1 >	Surface water flooding >	1 in 30 year, Greater than 1.0m (within 50m)				
Page	Section	Groundwater flooding >					
56 >	9.1 >	Groundwater flooding >	High (within 50m)				
Page	Section	Environmental designations >	On site	0-50m	50-250m	250-500m	500-2000m
57 >	10.1 >	Sites of Special Scientific Interest (SSSI) >	0	0	0	0	1
58 >	10.2 >	Conserved wetland sites (Ramsar sites) >	0	0	0	0	1
58 >	10.3 >	Special Areas of Conservation (SAC) >	0	0	0	0	1
59 >	10.4 >	Special Protection Areas (SPA) >	0	0	0	0	2
60	10.5	National Nature Reserves (NNR)	0	0	0	0	0
60	10.6	Local Nature Reserves (LNR)	0	0	0	0	0
60	10.7	Designated Ancient Woodland	0	0	0	0	0
60	10.8	Biosphere Reserves	0	0	0	0	0
61	10.9	Forest Parks	0	0	0	0	0
61	10.10	Marine Conservation Zones	0	0	0	0	0
61	10.11	Green Belt	0	0	0	0	0

61	10.12	Proposed Ramsar sites	0	0	0	0	0
61	10.13	Possible Special Areas of Conservation (pSAC)	0	0	0	0	0
62	10.14	Potential Special Protection Areas (pSPA)	0	0	0	0	0
62	10.15	Nitrate Sensitive Areas	0	0	0	0	0
62 >	10.16 >	Nitrate Vulnerable Zones >	1	0	0	0	0
63 >	10.17 >	SSSI Impact Risk Zones >	2	-	-	-	-
64 >	10.18 >	SSSI Units >	0	0	0	0	1
Page	Section	Visual and cultural designations	On site	0-50m	50-250m	250-500m	500-2000m
65	11.1	World Heritage Sites	0	0	0	-	-
65	11.2	Area of Outstanding Natural Beauty	0	0	0	-	-
65	11.3	National Parks	0	0	0	-	-
65	11.4	Listed Buildings	0	0	0	-	-
66	11.5	Conservation Areas	0	0	0	-	-
66	11.6	Scheduled Ancient Monuments	0	0	0	-	-
66	11.7	Registered Parks and Gardens	0	0	0	-	-
Page	Section	Agricultural designations >	On site	0-50m	50-250m	250-500m	500-2000m
67 >	12.1 >	Agricultural Land Classification >	Urban (within 250m)				
68	12.2	Open Access Land	0	0	0	-	-
68	12.3	Tree Felling Licences	0	0	0	-	-
68	12.4	Environmental Stewardship Schemes	0	0	0	-	-
68 >	12.5 >	Countryside Stewardship Schemes >	0	1	0	-	-
Page	Section	Habitat designations >	On site	0-50m	50-250m	250-500m	500-2000m
69 >	13.1 >	Priority Habitat Inventory >	0	1	6	-	-
70	13.2	Habitat Networks	0	0	0	-	-
70	13.3	Open Mosaic Habitat	0	0	0	-	-
70	13.4	Limestone Pavement Orders	0	0	0	-	-
Page	Section	Geology 1:10,000 scale >	On site	0-50m	50-250m	250-500m	500-2000m
71 >	14.1 >	10k Availability >	Identified (within 500m)				
72	14.2	Artificial and made ground (10k)	0	0	0	0	-

73 >	14.3 >	Superficial geology (10k) >	0	1	2	0	-
74	14.4	Landslip (10k)	0	0	0	0	-
75 >	14.5 >	Bedrock geology (10k) >	1	0	0	0	-
76	14.6	Bedrock faults and other linear features (10k)	0	0	0	0	-
Page	Section	Geology 1:50,000 scale >	On site	0-50m	50-250m	250-500m	500-2000m
77 >	15.1 >	50k Availability >	Identified (within 500m)				
78	15.2	Artificial and made ground (50k)	0	0	0	0	-
78	15.3	Artificial ground permeability (50k)	0	0	-	-	-
79 >	15.4 >	Superficial geology (50k) >	0	1	2	0	-
80 >	15.5 >	Superficial permeability (50k) >	Identified (within 50m)				
80	15.6	Landslip (50k)	0	0	0	0	-
80	15.7	Landslip permeability (50k)	None (within 50m)				
81 >	15.8 >	Bedrock geology (50k) >	1	0	0	0	-
82 >	15.9 >	Bedrock permeability (50k) >	Identified (within 50m)				
82	15.10	Bedrock faults and other linear features (50k)	0	0	0	0	-
Page	Section	Boreholes >	On site	0-50m	50-250m	250-500m	500-2000m
83 >	16.1 >	BGS Boreholes >	0	0	3	-	-
Page	Section	Natural ground subsidence >					
85 >	17.1 >	Shrink swell clays >	Moderate (within 50m)				
86 >	17.2 >	Running sands >	Very low (within 50m)				
87 >	17.3 >	Compressible deposits >	Negligible (within 50m)				
88 >	17.4 >	Collapsible deposits >	Very low (within 50m)				
89 >	17.5 >	Landslides >	Very low (within 50m)				
90 >	17.6 >	Ground dissolution of soluble rocks >	Negligible (within 50m)				
Page	Section	Mining and ground workings >	On site	0-50m	50-250m	250-500m	500-2000m
92 >	18.1 >	BritPits >	0	0	1	1	-
93 >	18.2 >	Surface ground workings >	0	0	10	-	-
94	18.3	Underground workings	0	0	0	0	0
94	18.4	Underground mining extents	0	0	0	0	-

94	18.5	Historical Mineral Planning Areas	0	0	0	0	-
94	18.6	Non-coal mining	0	0	0	0	0
95	18.7	JPB mining areas	None (within 0m)				
95	18.8	The Coal Authority non-coal mining	0	0	0	0	-
95	18.9	Researched mining	0	0	0	0	-
95	18.10	Mining record office plans	0	0	0	0	-
96	18.11	BGS mine plans	0	0	0	0	-
96	18.12	Coal mining	None (within 0m)				
96	18.13	Brine areas	None (within 0m)				
96	18.14	Gypsum areas	None (within 0m)				
96	18.15	Tin mining	None (within 0m)				
97	18.16	Clay mining	None (within 0m)				
Page	Section	**Ground cavities and sinkholes >**	On site	0-50m	50-250m	250-500m	500-2000m
98	19.1	Natural cavities	0	0	0	0	-
99	19.2	Mining cavities	0	0	0	0	0
99 >	**19.3 >**	**Reported recent incidents >**	0	0	1	0	-
99	19.4	Historical incidents	0	0	0	0	-
Page	Section	**Radon >**					
100 >	**20.1 >**	**Radon >**	Less than 1% (within 0m)				
Page	Section	**Soil chemistry >**	On site	0-50m	50-250m	250-500m	500-2000m
102 >	**21.1 >**	**BGS Estimated Background Soil Chemistry >**	1	1	-	-	-
102	21.2	BGS Estimated Urban Soil Chemistry	0	0	-	-	-
102	21.3	BGS Measured Urban Soil Chemistry	0	0	-	-	-
Page	Section	Railway infrastructure and projects	On site	0-50m	50-250m	250-500m	500-2000m
103	22.1	Underground railways (London)	0	0	0	-	-
103	22.2	Underground railways (Non-London)	0	0	0	-	-
103	22.3	Railway tunnels	0	0	0	-	-
103	22.4	Historical railway and tunnel features	0	0	0	-	-
103	22.5	Royal Mail tunnels	0	0	0	-	-

104	22.6	Historical railways	0	0	0	-	-
104	22.7	Railways	0	0	0	-	-
104	22.8	Crossrail 2	0	0	0	0	-
104	22.9	HS2	0	0	0	0	-

Recent aerial photograph

Capture Date: 22/06/2022

Site Area: 0.11ha

Recent site history - 2019 aerial photograph

Capture Date: 28/06/2019

Site Area: 0.11ha

Recent site history - 2013 aerial photograph

Capture Date: 03/06/2013

Site Area: 0.11ha

Recent site history - 2005 aerial photograph

Capture Date: 23/06/2005

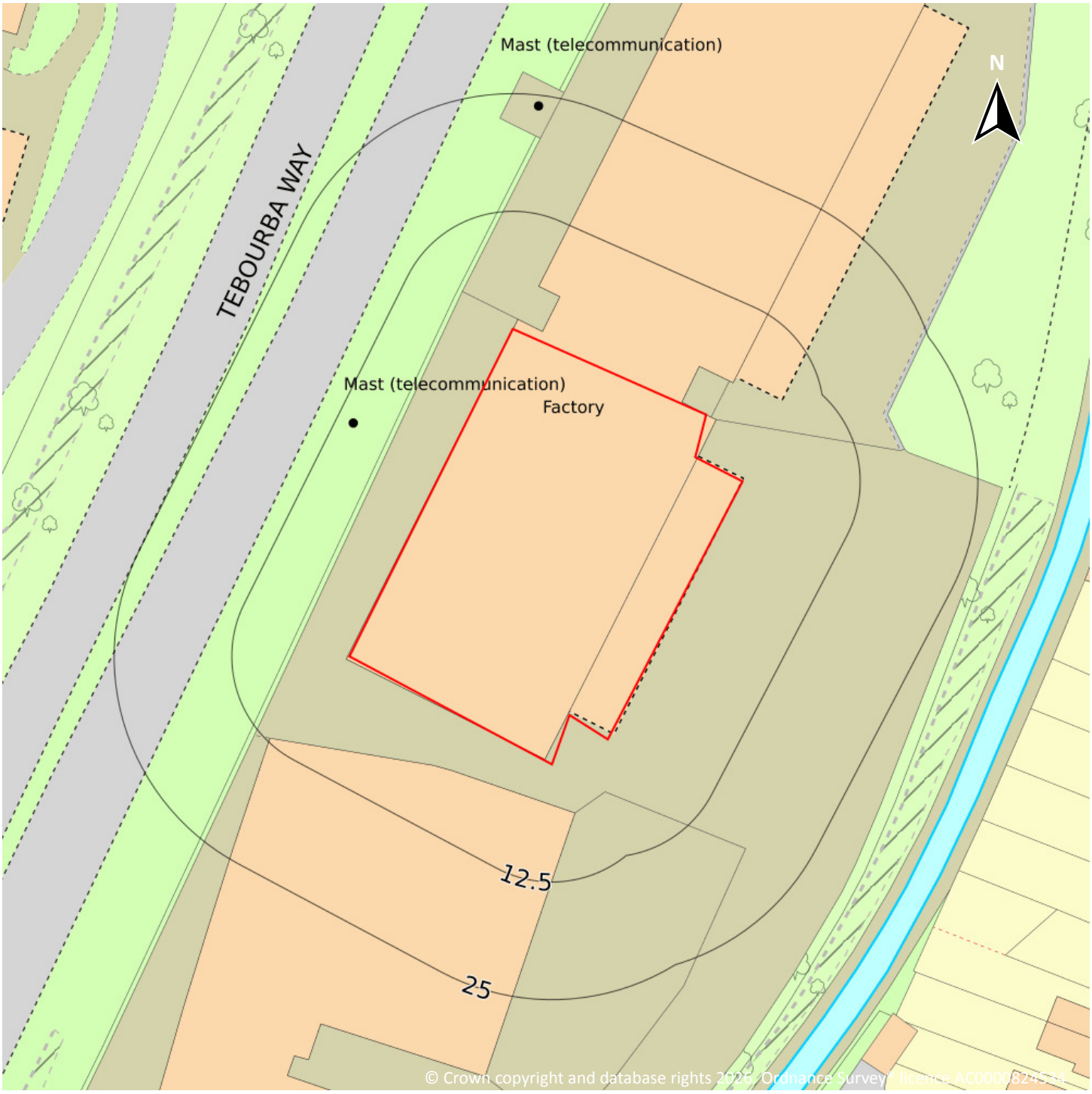
Site Area: 0.11ha

Recent site history - 1999 aerial photograph

Capture Date: 30/04/1999

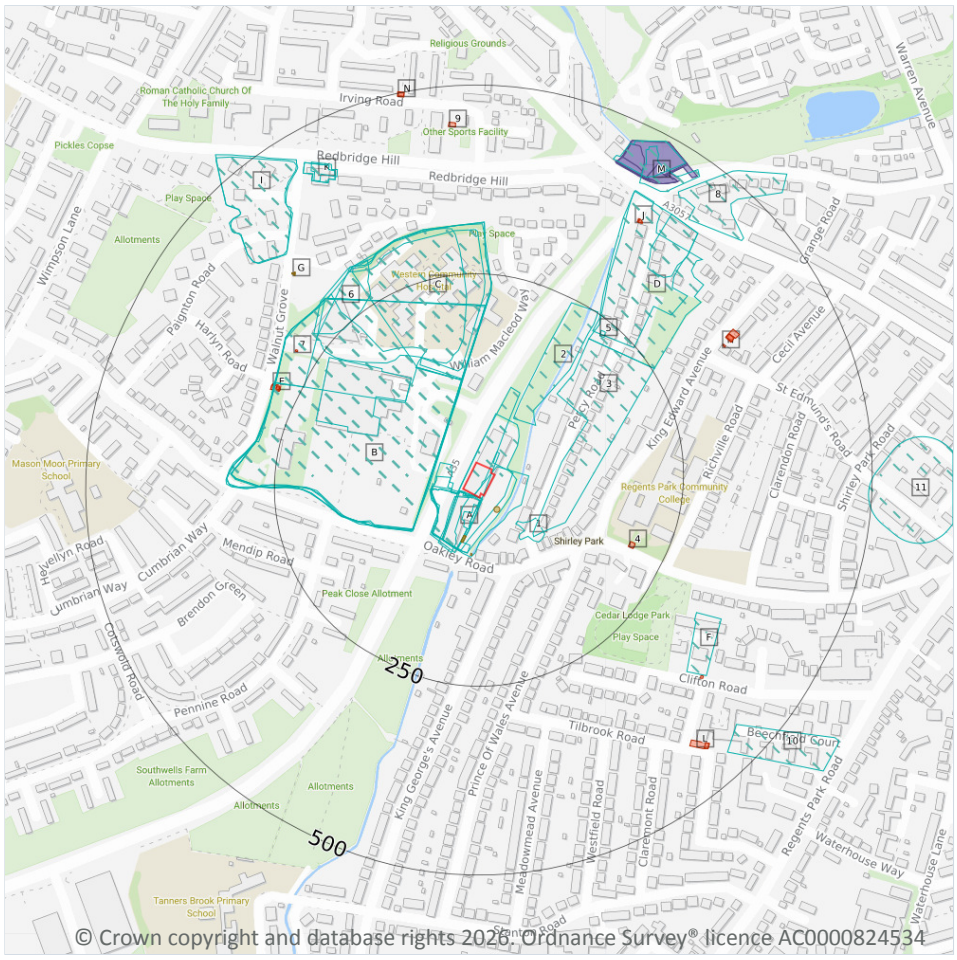
Site Area: 0.11ha

OS MasterMap site plan



Site Area: 0.11ha

1 Past land use



Site Outline

Search buffers in metres (m)

Historical industrial land uses

Historical tanks

Historical energy features

Historical garages

1.1 Historical industrial land uses

Records within 500m	38

Potentially contaminative land use features digitised from historical Ordnance Survey® mapping at 1:10,000 and 1:10,560 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use map on **page 15 >**

ID	Location	Land use	Dates present	Group ID
A	**On site**	**Paint Works**	**1938**	**1914997**

ID	Location	Land use	Dates present	Group ID
A	**On site**	**Paint Works**	**1908**	**1925322**
A	**On site**	**Unspecified Works**	**1988 - 1994**	**1967460**
A	**On site**	**Unspecified Works**	**1963 - 1968**	**1982208**
A	**On site**	**Unspecified Works**	**1978**	**1989493**
A	1m S	Unspecified Disused Mill	1896	1883987
A	2m SW	Paint Works	1946	1987959
A	3m SW	Paint Works	1938	1941025
A	7m SW	Unspecified Foundry	1869	1897677
B	44m W	Isolation Hospital	1908 - 1938	1952543
B	46m W	Isolation Hospital	1946	1992345
B	46m W	Hospital	1963	1995398
B	46m W	Isolation Hospital	1938	1922025
B	47m W	Hospital	1968 - 1978	1979573
B	47m W	Hospital	1988	1982425
1	56m SE	Unspecified Pit	1869	1903811
2	73m NE	Nursery	1869	1897976
3	76m E	Gravel Pit	1908	1912599
C	110m N	Unspecified Pit	1938	1954033
C	112m N	Unspecified Ground Workings	1946	1880520
B	124m NW	Unspecified Store	1994	1884581
C	137m N	Gravel Pit	1896 - 1908	1968140
D	216m NE	Gravel Pits	1908	1911134
D	227m NE	Brick Field	1869	1911632
5	228m NE	Unspecified Kiln	1908	1911364
6	249m NW	Refuse Heap	1869	1888670
F	321m SE	Unspecified Works	1963 - 1968	1979258
D	338m NE	Refuse Heap	1869	1888672
I	374m NW	Unspecified Pit	1938 - 1946	1965668

ID	Location	Land use	Dates present	Group ID
I	375m NW	Unspecified Pit	1938	1985836
K	419m NW	Fire Station	1968 - 1978	1946719
K	419m NW	Fire Station	1988 - 1994	1979335
K	421m NW	Fire Station	1963	1971681
8	422m NE	Brewery	1869	1909316
M	427m NE	Laundry	1908	1886393
M	438m NE	Garage	1968	1897340
10	451m SE	Unspecified Depot	1978	1886885
11	496m E	Tramway Depot	1896 - 1908	1938579

This data is sourced from Ordnance Survey® / Groundsure.

1.2 Historical tanks

Records within 500m	**8**

Tank features digitised from historical Ordnance Survey® mapping at high-detail 1:1,250 and 1:2,500 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use map on **page 15 >**

ID	Location	Land use	Dates present	Group ID
A	21m SE	Unspecified Tank	1989	335517
A	54m S	Unspecified Tank	1973	334232
A	54m S	Unspecified Tank	1989	328587
A	75m S	Unspecified Tank	1897	322794
G	345m NW	Unspecified Tank	1951	328413
G	345m NW	Unspecified Tank	1961	338564
G	346m NW	Unspecified Tank	1953	332269
G	347m NW	Unspecified Tank	1955	342657

This data is sourced from Ordnance Survey® / Groundsure.

1.3 Historical energy features

Records within 500m	23

Energy features digitised from historical Ordnance Survey® mapping at high-detail 1:1,250 and 1:2,500 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use map on **page 15 >**

ID	Location	Land use	Dates present	Group ID
4	200m SE	Electricity Substation	1973 - 1994	227168
E	275m NW	Electricity Substation	1968 - 1994	218683
E	276m NW	Electricity Substation	1951	223244
E	277m NW	Electricity Substation	1952 - 1954	233351
7	279m NW	Gas Governor	1994	210939
H	347m NE	Electricity Substation	1994	209765
H	356m NE	Electricity Substation	1987	226520
H	357m NE	Electricity Substation	1973	230952
H	357m NE	Electricity Substation	1967	233860
H	362m NE	Electricity Substation	1970	209758
F	373m SE	Electricity Substation	1994	209751
J	380m NE	Gas Governors	1987 - 1994	232609
J	381m NE	Gas Governors	1973	220294
L	425m SE	Electricity Substation	1973	224634
L	440m SE	Electricity Substation	1989 - 1994	216233
9	445m N	Electricity Substation	1967 - 1994	229795
M	483m NE	Electricity Substation	1987	217345
M	485m NE	Electricity Substation	1970	226212
M	485m NE	Electricity Substation	1994	223736
M	487m NE	Electricity Substation	1967	225725
M	487m NE	Electricity Substation	1973	227174

ID	Location	Land use	Dates present	Group ID
N	494m N	Electricity Substation	1955	212760
N	494m N	Electricity Substation	1951 - 1953	226303

This data is sourced from Ordnance Survey® / Groundsure.

1.4 Historical petrol stations

Records within 500m	0

Petrol stations digitised from historical Ordnance Survey® mapping at high-detail 1:1,250 and 1:2,500 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

This data is sourced from Ordnance Survey® / Groundsure.

1.5 Historical garages

Records within 500m	15

Garages digitised from historical Ordnance Survey® mapping at high-detail 1:1,250 and 1:2,500 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use map on **page 15 >**

ID	Location	Land use	Dates present	Group ID
M	434m NE	Garage	1950	69844
M	435m NE	Garage	1987	69817
M	435m NE	Garage	1950	71811
M	435m NE	Garage	1967	71298
M	435m NE	Garage	1973	71685
M	436m NE	Garage	1954	69052
M	436m NE	Garage	1954	71321
M	436m NE	Garage	1964	68978
M	436m NE	Garage	1970	69564

ID	Location	Land use	Dates present	Group ID
M	436m NE	Garage	1947	68495
M	436m NE	Garage	1953	71084
M	437m NE	Garage	1994	68800
M	438m NE	Garage	1953	67962
M	438m NE	Garage	1947	72195
M	443m NE	Garage	1964	71058

This data is sourced from Ordnance Survey® / Groundsure.

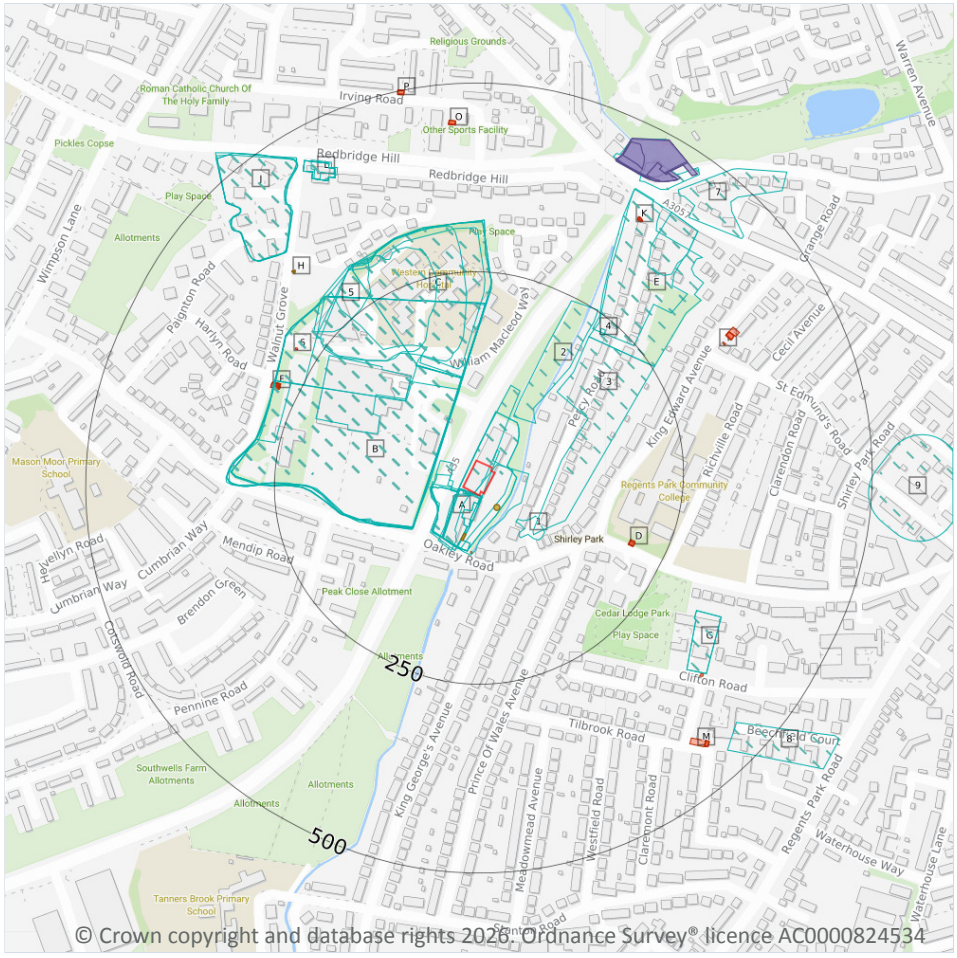
1.6 Historical military land

Records within 500m	**0**

Areas of military land digitised from multiple sources including the National Archives, local records, MOD records and verified other sources, intelligently grouped into contiguous features.

This data is sourced from Ordnance Survey® / Groundsure / other sources.

2 Past land use - un-grouped



Site Outline

Search buffers in metres (m)

Historical industrial land uses

Historical tanks

Historical energy features

Historical garages

2.1 Historical industrial land uses

Records within 500m	49

Potentially contaminative land use features digitised from historical Ordnance Survey® mapping at 1:10,000 and 10,560 scale. Any records shown are available intelligently grouped in section 1. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use - un-grouped map on **page 21 >**

ID	Location	Land Use	Date	Group ID
A	**On site**	**Paint Works**	**1908**	**1925322**
A	**On site**	**Unspecified Works**	**1994**	**1967460**
A	**On site**	**Unspecified Works**	**1963**	**1982208**

ID	Location	Land Use	Date	Group ID
A	**On site**	**Unspecified Works**	**1988**	**1967460**
A	**On site**	**Unspecified Works**	**1968**	**1982208**
A	**On site**	**Unspecified Works**	**1978**	**1989493**
A	**On site**	**Paint Works**	**1938**	**1914997**
A	1m S	Unspecified Disused Mill	1896	1883987
A	2m SW	Paint Works	1946	1987959
A	3m SW	Paint Works	1938	1941025
A	7m SW	Unspecified Foundry	1869	1897677
B	44m W	Isolation Hospital	1938	1952543
B	46m W	Isolation Hospital	1946	1992345
B	46m W	Hospital	1963	1995398
B	46m W	Isolation Hospital	1938	1922025
B	47m W	Hospital	1988	1982425
B	47m W	Hospital	1968	1979573
B	47m W	Hospital	1978	1979573
B	47m W	Isolation Hospital	1908	1952543
1	56m SE	Unspecified Pit	1869	1903811
2	73m NE	Nursery	1869	1897976
3	76m E	Gravel Pit	1908	1912599
C	110m N	Unspecified Pit	1938	1954033
C	110m N	Unspecified Pit	1938	1954033
C	112m N	Unspecified Ground Workings	1946	1880520
B	124m NW	Unspecified Store	1994	1884581
C	137m N	Gravel Pit	1908	1968140
C	166m NW	Gravel Pit	1896	1968140
E	216m NE	Gravel Pits	1908	1911134
E	227m NE	Brick Field	1869	1911632
4	228m NE	Unspecified Kiln	1908	1911364

ID	Location	Land Use	Date	Group ID
5	249m NW	Refuse Heap	1869	1888670
G	321m SE	Unspecified Works	1963	1979258
G	321m SE	Unspecified Works	1968	1979258
E	338m NE	Refuse Heap	1869	1888672
J	374m NW	Unspecified Pit	1946	1965668
J	374m NW	Unspecified Pit	1938	1965668
J	374m NW	Unspecified Pit	1938	1965668
J	375m NW	Unspecified Pit	1938	1985836
L	419m NW	Fire Station	1994	1979335
L	419m NW	Fire Station	1988	1979335
L	419m NW	Fire Station	1968	1946719
L	419m NW	Fire Station	1978	1946719
L	421m NW	Fire Station	1963	1971681
7	422m NE	Brewery	1869	1909316
N	427m NE	Laundry	1908	1886393
N	438m NE	Garage	1968	1897340
8	451m SE	Unspecified Depot	1978	1886885
9	496m E	Tramway Depot	1896	1938579

This data is sourced from Ordnance Survey® / Groundsure.

2.2 Historical tanks

Records within 500m	**10**

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

Features are displayed on the Past land use - un-grouped map on **page 21 >**

ID	Location	Land Use	Date	Group ID
A	21m SE	Unspecified Tank	1989	335517
A	21m SE	Unspecified Tank	1989	335517

ID	Location	Land Use	Date	Group ID
A	54m S	Unspecified Tank	1973	334232
A	54m S	Unspecified Tank	1989	328587
A	54m S	Unspecified Tank	1989	328587
A	75m S	Unspecified Tank	1897	322794
H	345m NW	Unspecified Tank	1951	328413
H	345m NW	Unspecified Tank	1961	338564
H	346m NW	Unspecified Tank	1953	332269
H	347m NW	Unspecified Tank	1955	342657

This data is sourced from Ordnance Survey® / Groundsure.

2.3 Historical energy features

Records within 500m	**37**

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

Features are displayed on the Past land use - un-grouped map on **page 21 >**

ID	Location	Land Use	Date	Group ID
D	200m SE	Electricity Substation	1994	227168
D	201m SE	Electricity Substation	1989	227168
D	201m SE	Electricity Substation	1989	227168
D	201m SE	Electricity Substation	1973	227168
F	275m NW	Electricity Substation	1969	218683
F	276m NW	Electricity Substation	1994	218683
F	276m NW	Electricity Substation	1968	218683
F	276m NW	Electricity Substation	1951	223244
F	277m NW	Electricity Substation	1954	233351
F	278m NW	Electricity Substation	1952	233351
6	279m NW	Gas Governor	1994	210939
I	347m NE	Electricity Substation	1994	209765

ID	Location	Land Use	Date	Group ID
I	356m NE	Electricity Substation	1987	226520
I	357m NE	Electricity Substation	1973	230952
I	357m NE	Electricity Substation	1967	233860
I	362m NE	Electricity Substation	1970	209758
G	373m SE	Electricity Substation	1994	209751
K	380m NE	Gas Governors	1987	232609
K	381m NE	Gas Governors	1973	220294
K	381m NE	Gas Governors	1994	232609
M	425m SE	Electricity Substation	1973	224634
M	440m SE	Electricity Substation	1989	216233
M	440m SE	Electricity Substation	1989	216233
M	440m SE	Electricity Substation	1994	216233
O	445m N	Electricity Substation	1973	229795
O	445m N	Electricity Substation	1967	229795
O	445m N	Electricity Substation	1987	229795
O	446m N	Electricity Substation	1970	229795
O	446m N	Electricity Substation	1994	229795
N	483m NE	Electricity Substation	1987	217345
N	485m NE	Electricity Substation	1970	226212
N	485m NE	Electricity Substation	1994	223736
N	487m NE	Electricity Substation	1973	227174
N	487m NE	Electricity Substation	1967	225725
P	494m N	Electricity Substation	1955	212760
P	494m N	Electricity Substation	1951	226303
P	495m N	Electricity Substation	1953	226303

This data is sourced from Ordnance Survey® / Groundsure.

2.4 Historical petrol stations

Records within 500m	0

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

This data is sourced from Ordnance Survey® / Groundsure.

2.5 Historical garages

Records within 500m	15

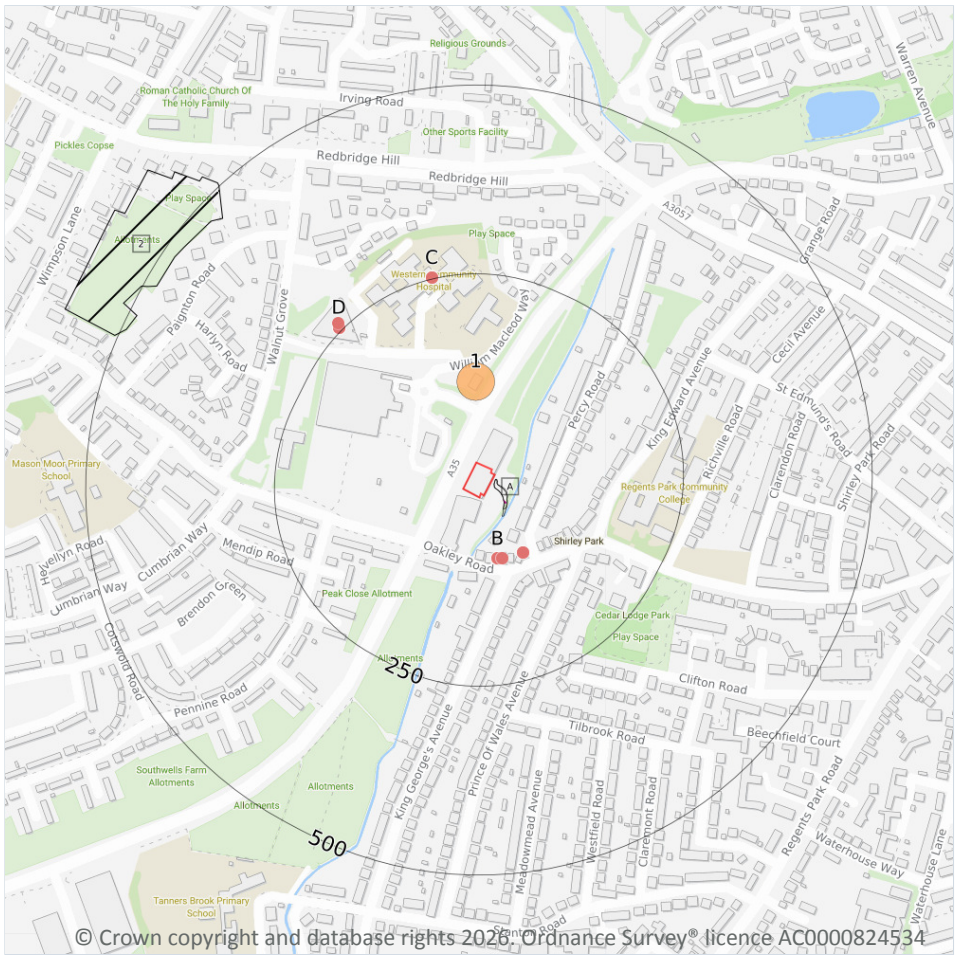
Garages digitised from historical Ordnance Survey® mapping at high-detail 1:1,250 and 1:2,500 scale. Any records shown are available intelligently grouped in section 1. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use - un-grouped map on **page 21 >**

ID	Location	Land Use	Date	Group ID
N	434m NE	Garage	1950	69844
N	435m NE	Garage	1987	69817
N	435m NE	Garage	1950	71811
N	435m NE	Garage	1973	71685
N	435m NE	Garage	1967	71298
N	436m NE	Garage	1954	69052
N	436m NE	Garage	1954	71321
N	436m NE	Garage	1964	68978
N	436m NE	Garage	1970	69564
N	436m NE	Garage	1947	68495
N	436m NE	Garage	1953	71084
N	437m NE	Garage	1994	68800
N	438m NE	Garage	1947	72195
N	438m NE	Garage	1953	67962
N	443m NE	Garage	1964	71058

This data is sourced from Ordnance Survey® / Groundsure.

3 Waste and landfill



Site Outline

Search buffers in metres (m)

Historical landfill (EA/NRW)

Historical landfill (LA/OS)

Historical waste sites

Waste exemptions

3.1 Active or recent landfill

Records within 500m	0

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

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

3.2 Historical landfill (BGS records)

Records within 500m	0

Landfill sites identified on a survey carried out on behalf of the DoE in 1973. These sites may have been closed or operational at this time.

This data is sourced from the British Geological Survey.

3.3 Historical landfill (LA/mapping records)

Records within 500m	2

Landfill sites identified from Local Authority records and high detail historical mapping.

Features are displayed on the Waste and landfill map on **page 27 >**

ID	Location	Site address	Source	Data type
A	4m SE	Refuse Tip	1947 mapping	Polygon
A	4m SE	Refuse Tip	1947 mapping	Polygon

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

3.4 Historical landfill (EA/NRW records)

Records within 500m	1

Known historical (closed) landfill sites (e.g. sites where there is no PPC permit or waste management licence currently in force). This includes sites that existed before the waste licensing regime and sites that have been licensed in the past but where a licence has been revoked, ceased to exist or surrendered and a certificate of completion has been issued.

Features are displayed on the Waste and landfill map on **page 27 >**

ID	Location	Details		
2	466m NW	Site Address: Land Between Wimpson Lane and Paignton Road, Wimpson Lane and Paignton Road Licence Holder Address: -	Waste Licence: - Site Reference: FSO26, ST 23 Waste Type: Household Environmental Permitting Regulations (Waste) Reference: - Licence Issue: - Licence Surrender: -	Operator: - Licence Holder: - First Recorded - Last Recorded: -

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

3.5 Historical waste sites

Records within 500m	1

Waste site records derived from Local Authority planning records and high detail historical mapping.

Features are displayed on the Waste and landfill map on **page 27 >**

ID	Location	Address	Further Details	Date
1	82m N	Site Address: Tesco Stores Ltd, Tebourba Way, SOUTHAMPTON, Hampshire, SO16 4QE	Type of Site: Recycling Unit Planning application reference: 05/00904/FUL Description: Scheme comprises proposed construction of recycling unit. An application (ref: 05/00904/FUL) for detailed planning permission was granted by Southampton C.C. Planning decision obtained Data source: Historic Planning Application Data Type: Point	-

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

3.6 Licensed waste sites

Records within 500m	0

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

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

3.7 Waste exemptions

Records within 500m	25

Activities involving the storage, treatment, use or disposal of waste that are exempt from needing a permit. Exemptions have specific limits and conditions that must be adhered to.

Features are displayed on the Waste and landfill map on **page 27 >**

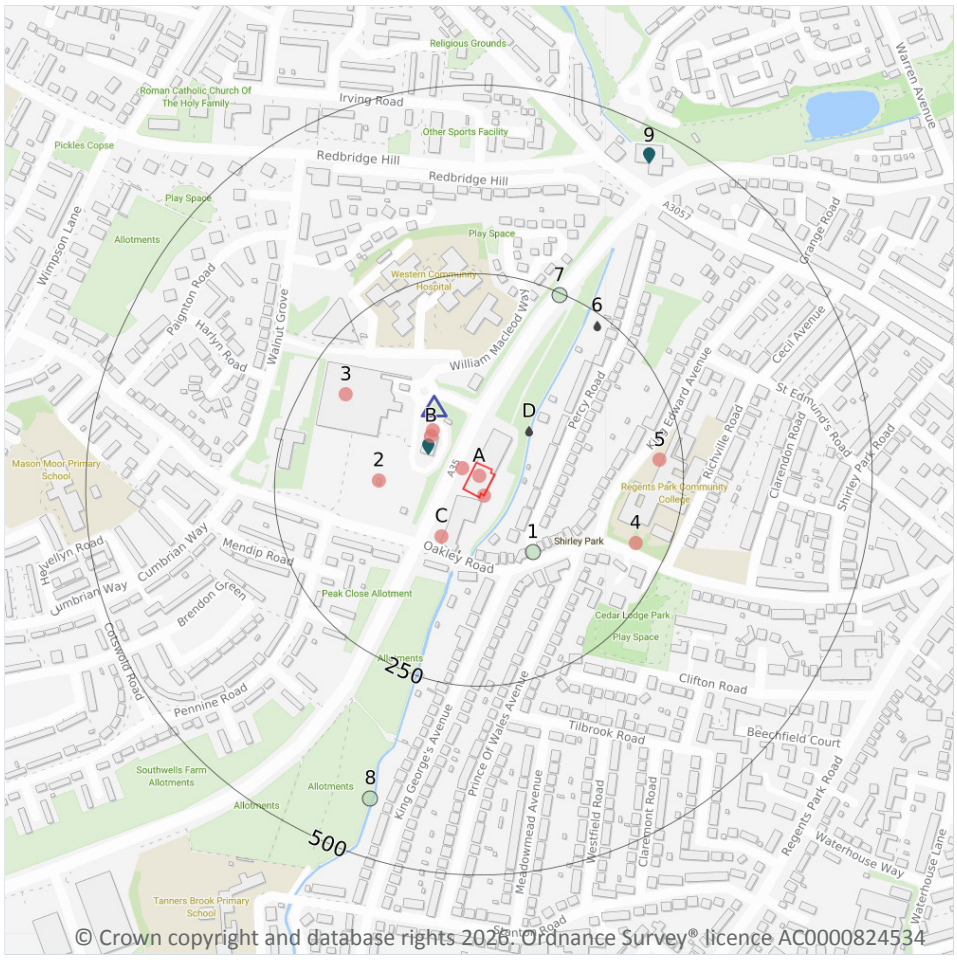
ID	Location	Site	Reference	Category	Sub-Category	Description
B	85m S	Unit B, Atlantic Works, Oakley Road, Southampton, So16 4ll	WEX163597	Treating waste exemption	Not on a farm	Mechanical treatment of end-of-life tyres
B	85m S	Unit B, Atlantic Works, Oakley Road, Southampton, So16 4ll	WEX163597	Storing waste exemption	Not on a farm	Storage of waste in a secure place
B	85m S	Unit B, Atlantic Works, Oakley Road, Southampton, So16 4ll	WEX163597	Using waste exemption	Not on a farm	Use of baled end-of-life tyres in construction
B	87m S	Premier Tyres, Unit B (B1 & B2) Atlantic Works, Oakley Road, Southampton, So16 4ll	WEX462026	Storing waste exemption	Not on a farm	Storage of waste in a secure place

ID	Location	Site	Reference	Category	Sub-Category	Description
B	87m S	Premier Tyres, Unit B (B1 & B2) Atlantic Works, Oakley Road, Southampton, So16 4ll	WEX462026	Treating waste exemption	Not on a farm	Mechanical treatment of end-of-life tyres
B	92m SE	Unit B1, Atlantic Works, Oakley Road, Southampton, So16 4ll	WEX221028	Storing waste exemption	Not on a farm	Storage of waste in a secure place
B	92m SE	Unit B2, Atlantic Works, Oakley Road, Southampton, So16 4ll	WEX221026	Treating waste exemption	Not on a farm	Mechanical treatment of end-of-life tyres
B	92m SE	Unit B2, Atlantic Works, Oakley Road, Southampton, So16 4ll	WEX347068	Treating waste exemption	Not on a farm	Mechanical treatment of end-of-life tyres
B	92m SE	Unit B1, Atlantic Works, Oakley Road, Southampton, So16 4ll	WEX347069	Storing waste exemption	Not on a farm	Storage of waste in a secure place
C	251m N	Western Community Hospital, William Macleod Way, Southampton, So16 4xe	WEX116937	Treating waste exemption	Not on a farm	Sorting and de-naturing of controlled drugs for disposal
C	251m N	-	WEX260943	Treating waste exemption	Not on a farm	Sorting and de-naturing of controlled drugs for disposal
C	251m N	-	WEX260943	Storing waste exemption	Not on a farm	Storage of waste in secure containers
C	251m N	-	WEX260943	Storing waste exemption	Not on a farm	Storage of waste in a secure place
C	251m N	Western Community Hospital, William Macleod Way, Southampton, So16 4xe	WEX117676	Storing waste exemption	Not on a farm	Storage of waste in secure containers
C	251m N	Western Community Hospital, William Macleod Way, Southampton, So16 4xe	WEX117676	Storing waste exemption	Not on a farm	Storage of waste in a secure place
C	251m N	Western Community Hospital, William Macleod Way, Southampton, So16 4xe	WEX117676	Treating waste exemption	Not on a farm	Sorting and de-naturing of controlled drugs for disposal
C	251m N	Western Community Hospital, William Macleod Way, Southampton, So16 4xe	WEX389397	Storing waste exemption	Not on a farm	Storage of waste in a secure place

ID	Location	Site	Reference	Category	Sub-Category	Description
C	251m N	Western Community Hospital, William Macleod Way, Southampton, So16 4xe	WEX389397	Storing waste exemption	Not on a farm	Storage of waste in secure containers
C	251m N	Western Community Hospital, William Macleod Way, Southampton, So16 4xe	WEX389397	Treating waste exemption	Not on a farm	Sorting and de-naturing of controlled drugs for disposal
D	255m NW	-	WEX260957	Treating waste exemption	Not on a farm	Sorting and de-naturing of controlled drugs for disposal
D	255m NW	William Macleod Way, Southampton, So16 4xe	WEX117674	Treating waste exemption	Not on a farm	Sorting and de-naturing of controlled drugs for disposal
D	255m NW	William Macleod Way, Southampton, So16 4xe	WEX389388	Treating waste exemption	Not on a farm	Sorting and de-naturing of controlled drugs for disposal
D	255m NW	Western Community Hospital, William Macleod Way, Southampton, So16 4xe	WEX426869	Storing waste exemption	Not on a farm	Storage of waste in a secure place
D	255m NW	Western Community Hospital, William Macleod Way, Southampton, So16 4xe	WEX426849	Storing waste exemption	Not on a farm	Storage of waste in secure containers
D	260m NW	-	EPR/QE5244TC/A001	Treating waste exemption	Non-agricultural waste only	Sorting and de-naturing of controlled drugs for disposal

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

4 Current industrial land use



© Crown copyright and database rights 2026. Ordnance Survey® licence AC0000824534

Site Outline

Search buffers in metres (m)

Recent industrial land uses

NGD current or recent tanks

Current or recent petrol stations

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

Licensed Discharges to controlled waters

Pollution Incidents (EA/NRW)

4.1 Recent industrial land uses

Records within 250m	10

Current potentially contaminative industrial sites.

Features are displayed on the Current industrial land use map on **page 32 >**

ID	Location	Company	Address	Activity	Category
A	**On site**	**Premier Tyres**	**Unit B Atlantic Works, Oakley Road, Southampton, Hampshire, SO16 4LL**	**Recycling, Reclamation and Disposal**	**Recycling Services**
A	1m SE	Works	Hampshire, SO16	Unspecified Works Or Factories	Industrial Features

ID	Location	Company	Address	Activity	Category
A	13m NW	Mast (Telecommunication)	Hampshire, SO16	Telecommunications Features	Infrastructure and Facilities
C	69m SW	Electricity Sub Station	Hampshire, SO16	Electrical Features	Infrastructure and Facilities
B	70m NW	Tesco Petrol Filling Station	Petrol Station, Tebourba Way, Southampton, Hampshire, SO16 4QE	Petrol and Fuel Stations	Road and Rail
B	72m NW	Tesco Southampton	William Macleod Way, Tebourha Way, Southampton, Hampshire, SO16 4XE	Vehicle Cleaning Services	Personal, Consumer and Other Services
2	112m W	Waves Hand Car Wash Southampton	Tebourba Way, Car Park of Tesco Store, Southampton, Hampshire, SO16 4QE	Vehicle Cleaning Services	Personal, Consumer and Other Services
3	195m NW	Tesco Hand Car Wash	Tesco, Tebourba Way, Southampton, Hampshire, SO16 4QE	Vehicle Cleaning Services	Personal, Consumer and Other Services
4	207m SE	Electricity Sub Station	Hampshire, SO16	Electrical Features	Infrastructure and Facilities
5	219m E	Chimney	Hampshire, SO16	Chimneys	Industrial Features

This data is sourced from Ordnance Survey®.

4.2 National Geographic Database (NGD) - Current or recent tanks

Records within 250m	**1**

Current or recent tanks identified from the Ordnance Survey® NGD.

Features are displayed on the Current industrial land use map on **page 32 >**

ID	Location	Tank description	Activity	Date first identified
C	75m S	Roofed Storage Tank	Commercial Activity: Distribution Or Storage	09/05/2017

This data is sourced from Ordnance Survey®.

4.3 Current or recent petrol stations

Records within 500m	1

Open, closed, under development and obsolete petrol stations.

Features are displayed on the Current industrial land use map on **page 32 >**

ID	Location	Company	Address	LPG	Status
B	94m NW	TESCO	William Macleod Way, Tebourha Way, Southampton, Southampton, SO16 4QE	No	Open

This data is sourced from Experian.

4.4 Electricity cables

Records within 500m	0

High voltage underground electricity transmission cables.

This data is sourced from National Grid.

4.5 Gas pipelines

Records within 500m	0

High pressure underground gas transmission pipelines.

This data is sourced from National Grid.

4.6 Sites determined as Contaminated Land

Records within 500m	0

Contaminated Land Register of sites designated under Part 2a of the Environmental Protection Act 1990.

This data is sourced from Local Authority records.

4.7 Control of Major Accident Hazards (COMAH)

Records within 500m	0

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

This data is sourced from the Health and Safety Executive.

4.8 Regulated explosive sites

Records within 500m	0

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

This data is sourced from the Health and Safety Executive.

4.9 Hazardous substance storage/usage

Records within 500m	0

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

This data is sourced from Local Authority records.

4.10 Historical licensed industrial activities (IPC)

Records within 500m	0

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

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

4.11 Licensed industrial activities (Part A(1))

Records within 500m	0

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

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

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

Records within 500m	2

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

Features are displayed on the Current industrial land use map on **page 32 >**

ID	Location	Address	Details	
B	67m NW	Tesco Stores, Tebourba Way, Shirley, SO16 4QE	Process: Unloading of Petrol into Storage at Service Stations Status: Current Permit Permit Type: Part B	Enforcement: No Enforcements Notified Date of enforcement: No Enforcement Notified Comment: No Enforcement Notified
9	465m NE	Fortnum Cars, 201 Romsey Road, SO16 4GQ	Process: Waste Oil Burner 0.4 MW Status: New Legislation Applies Permit Type: Part B	Enforcement: No Enforcements Notified Date of enforcement: No Enforcement Notified Comment: No Enforcement Notified

This data is sourced from Local Authority records.

4.13 Radioactive Substance Authorisations

Records within 500m	0

Records of the storage, use, accumulation and disposal of radioactive substances regulated under the Radioactive Substances Act 1993.

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

4.14 Licensed Discharges to controlled waters

Records within 500m	3

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

Features are displayed on the Current industrial land use map on **page 32 >**

ID	Location	Address	Details	
D	71m NE	TESCO, WESTERN HOSPITAL SITE, TESCO, WESTERN HOSPITAL SITE, OAKLEY ROAD/TEBOURBA WAY, SOUTHAMPTON, HAMPSHIRE, SO16 4QE	Effluent Type: TRADE DISCHARGES - SITE DRAINAGE Permit Number: A00662 Permit Version: 1 Receiving Water: FRESHWATER RIVER	Status: POST NRA LEGISLATION WHERE ISSUE DATE > 31-AUG-89 (HISTORIC ONLY) Issue date: 10/12/1993 Effective Date: 10/12/1993 Revocation Date: 13/06/2001
D	71m NE	TESCO, WESTERN HOSPITAL SITE, TESCO, WESTERN HOSPITAL SITE, OAKLEY ROAD/TEBOURBA WAY, SOUTHAMPTON, HAMPSHIRE, SO16 4QE	Effluent Type: TRADE DISCHARGES - SITE DRAINAGE Permit Number: A00662 Permit Version: 2 Receiving Water: TANNERS BROOK	Status: REVOKED (WRA 91, S88 & SCHED 10 AS AMENDED BY ENV ACT 1995) Issue date: 13/06/2001 Effective Date: 13/06/2001 Revocation Date: 27/10/2009

ID	Location	Address	Details	
6	236m NE	PERCY ROAD, PERCY ROAD, SOUTHAMPTON, HAMPSHIRE	Effluent Type: SEWAGE DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY Permit Number: H01793 Permit Version: 1 Receiving Water: SALINE ESTUARY	Status: PRE NRA LEGISLATION WHERE ISSUE DATE 01-SEP-89 (HISTORIC ONLY) Issue date: 17/01/1964 Effective Date: 17/01/1964 Revocation Date: -

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

4.15 Pollutant release to surface waters (Red List)

Records within 500m	0

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

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

4.16 Pollutant release to public sewer

Records within 500m	0

Discharges of Special Category Effluents to the public sewer.

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

4.17 List 1 Dangerous Substances

Records within 500m	0

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

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

4.18 List 2 Dangerous Substances

Records within 500m	0

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

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

4.19 Pollution Incidents (EA/NRW)

Records within 500m	3

Records of substantiated pollution incidents. Since 2006 this data has only included category 1 (major) and 2 (significant) pollution incidents.

Features are displayed on the Current industrial land use map on **page 32 >**

ID	Location	Details	
1	99m SE	Incident Date: 16/03/2002 Incident Identification: 64462 Pollutant: Oils and Fuel Pollutant Description: Unidentified Oil	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 4 (No Impact)
7	247m NE	Incident Date: 27/03/2003 Incident Identification: 146533 Pollutant: Oils and Fuel Pollutant Description: Unidentified Oil	Water Impact: Category 3 (Minor) Land Impact: Category 4 (No Impact) Air Impact: Category 4 (No Impact)
8	424m S	Incident Date: 25/03/2003 Incident Identification: 145915 Pollutant: Oils and Fuel Pollutant Description: Unidentified Oil	Water Impact: Category 3 (Minor) Land Impact: Category 4 (No Impact) Air Impact: Category 3 (Minor)

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

4.20 Pollution inventory substances

Records within 500m	0

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

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

4.21 Pollution inventory waste transfers

Records within 500m	0

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

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

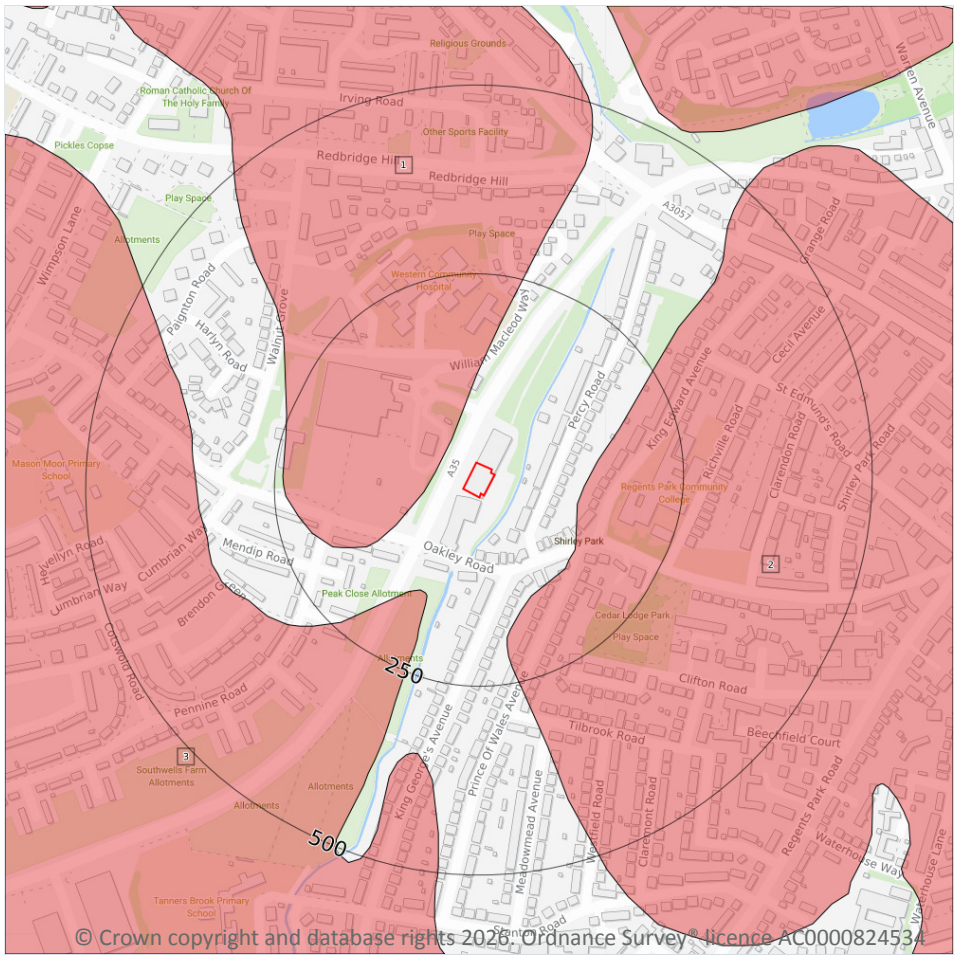
4.22 Pollution inventory radioactive waste

Records within 500m	0

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

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

5 Hydrogeology - Superficial aquifer



Site Outline

Search buffers in metres (m)

- Principal
- Secondary A
- Secondary B
- Secondary Undifferentiated
- Unproductive
- Unknown

5.1 Superficial aquifer

Records within 500m	3

Aquifer status of groundwater held within superficial geology.

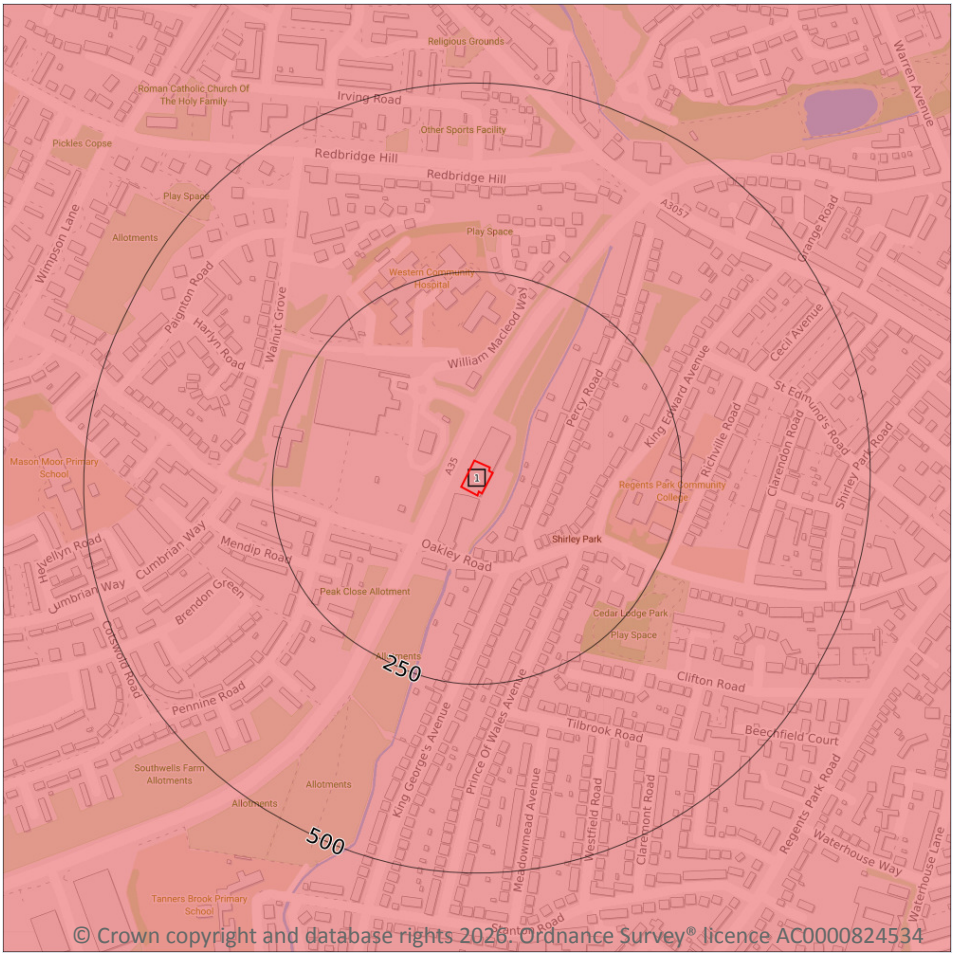
Features are displayed on the Hydrogeology map on **page 40 >**

ID	Location	Designation	Description
1	43m NW	Secondary A	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
2	116m E	Secondary A	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

ID	Location	Designation	Description
3	145m SW	Secondary A	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

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

Bedrock aquifer



Site Outline

Search buffers in metres (m)

- Principal
- Secondary A
- Secondary B
- Secondary Undifferentiated
- Unproductive

5.2 Bedrock aquifer

Records within 500m	1

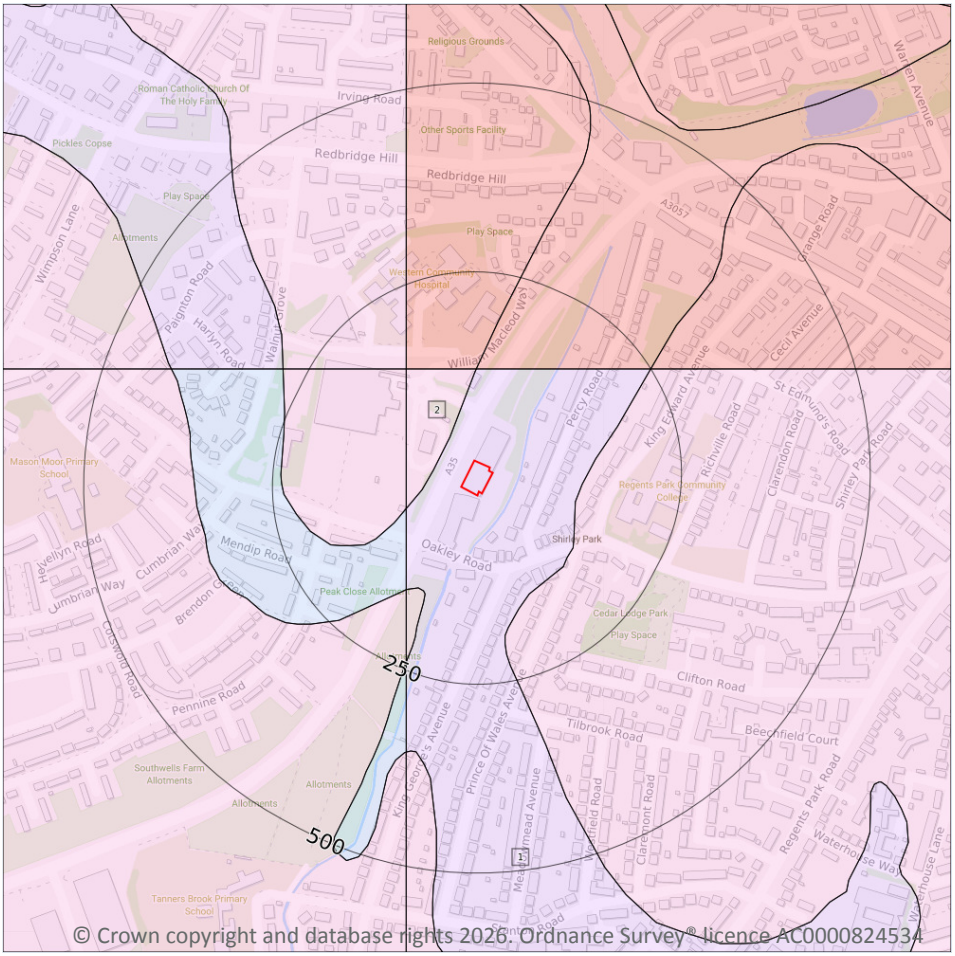
Aquifer status of groundwater held within bedrock geology.

Features are displayed on the Bedrock aquifer map on **page 42 >**

ID	Location	Designation	Description
1	On site	Secondary A	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

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

Groundwater vulnerability



Site Outline

Search buffers in metres (m)

Superficial vulnerability

- Principal superficial aquifer, high vulnerability
- Secondary superficial aquifer, high vulnerability
- Principal superficial aquifer, medium vulnerability
- Secondary superficial aquifer, medium vulnerability
- Principal superficial aquifer, low vulnerability
- Secondary superficial aquifer, low vulnerability

Bedrock vulnerability

- Principal bedrock aquifer, high vulnerability
- Secondary bedrock aquifer, high vulnerability
- Principal bedrock aquifer, medium vulnerability
- Secondary bedrock aquifer, medium vulnerability
- Principal bedrock aquifer, low vulnerability
- Secondary bedrock aquifer, low vulnerability

Other information

- Unproductive aquifer
- Soluble rock risk
- Local information

5.3 Groundwater vulnerability

Records within 50m	2

An assessment of the vulnerability of groundwater to a pollutant discharged at ground level based on the hydrological, geological, hydrogeological and soil properties within a one kilometre square grid. Groundwater vulnerability is described as High, Medium or Low as follows:

- High - Areas able to easily transmit pollution to groundwater. They are likely to be characterised by high leaching soils and the absence of low permeability superficial deposits.
- Medium - Intermediate between high and low vulnerability.
- Low - Areas that provide the greatest protection from pollution. They are likely to be characterised by low leaching soils and/or the presence of superficial deposits characterised by a low permeability.

Features are displayed on the Groundwater vulnerability map on **page 43 >**

ID	Location	Summary	Soil / surface	Superficial geology	Bedrock geology
1	**On site**	**Summary Classification: Secondary bedrock aquifer - Medium Vulnerability Combined classification: Productive Bedrock Aquifer, No Superficial Aquifer**	**Leaching class: Intermediate Infiltration value: 40-70% Dilution value: 300-550mm/year**	**Vulnerability: - Aquifer type: - Thickness: <3m Patchiness value: <90% Recharge potential: Medium**	**Vulnerability: Medium Aquifer type: Secondary Flow mechanism: Intergranular**
2	43m NW	Summary Classification: Secondary superficial aquifer - Medium Vulnerability Combined classification: Productive Bedrock Aquifer, Productive Superficial Aquifer	Leaching class: Intermediate Infiltration value: 40-70% Dilution value: 300-550mm/year	Vulnerability: Medium Aquifer type: Secondary Thickness: <3m Patchiness value: <90% Recharge potential: Medium	Vulnerability: Medium Aquifer type: Secondary Flow mechanism: Intergranular

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

5.4 Groundwater vulnerability- soluble rock risk

Records on site	**0**

This dataset identifies areas where solution features that enable rapid movement of a pollutant may be present within a 1km grid square.

This data is sourced from the British Geological Survey and the Environment Agency.

5.5 Groundwater vulnerability- local information

Records on site	**0**

This dataset identifies areas where additional local information affecting vulnerability is held by the Environment Agency. Further information can be obtained by contacting the Environment Agency local Area groundwater team through the Environment Agency National Customer Call Centre on 03798 506 506 or by email on enquiries@environment-agency.gov.uk ↗.

This data is sourced from the British Geological Survey and the Environment Agency.

Abstractions and Source Protection Zones

5.6 Groundwater abstractions

Records within 2000m	0

Licensed groundwater abstractions for sites extracting more than 20 cubic metres of water a day and includes active and historical records. The data may be for a single abstraction point, between two points (line data) or a larger area.

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

5.7 Surface water abstractions

Records within 2000m	0

Licensed surface water abstractions for sites extracting more than 20 cubic metres of water a day and includes active and historical records. The data may be for a single abstraction point, a stretch of watercourse or a larger area.

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

5.8 Potable abstractions

Records within 2000m	0

Licensed potable water abstractions for sites extracting more than 20 cubic metres of water a day and includes active and historical records. The data may be for a single abstraction point, a stretch of watercourse or a larger area.

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

5.9 Source Protection Zones

Records within 500m	0

Source Protection Zones define the sensitivity of an area around a potable abstraction site to contamination.

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

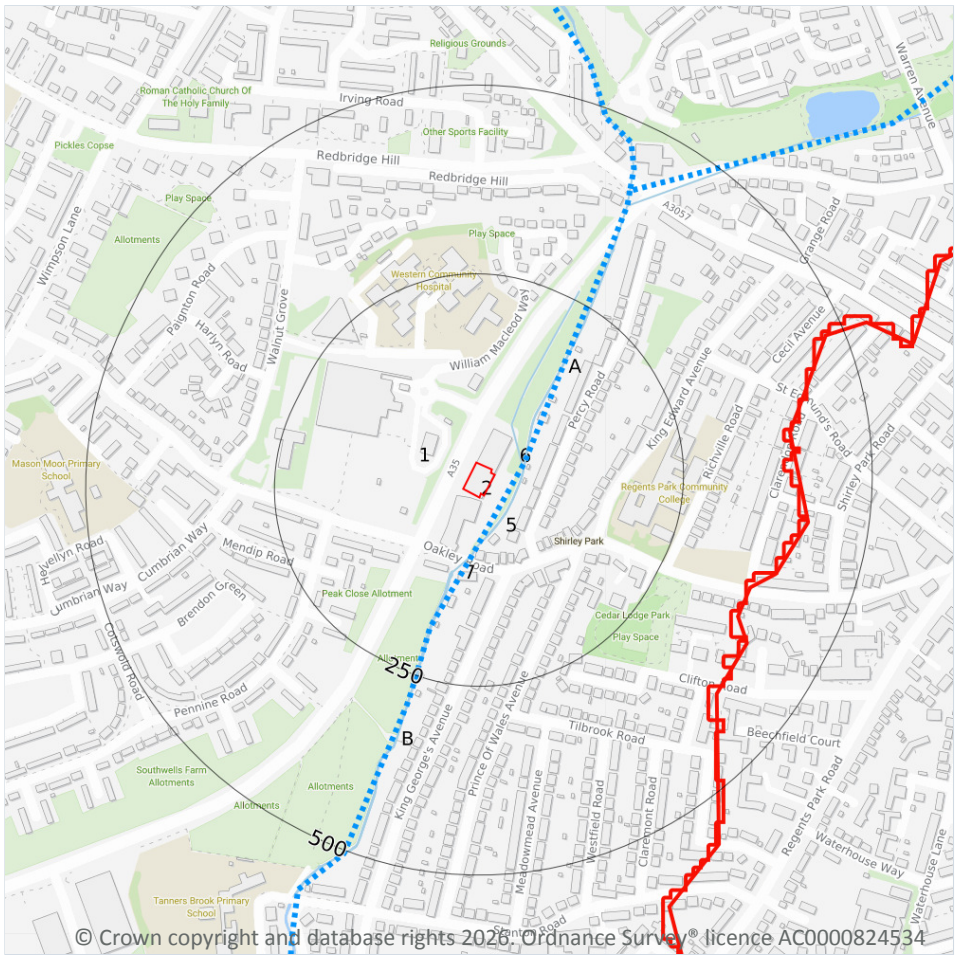
5.10 Source Protection Zones (confined aquifer)

Records within 500m	0

Source Protection Zones in the confined aquifer define the sensitivity around a deep groundwater abstraction to contamination. A confined aquifer would normally be protected from contamination by overlying geology and is only considered a sensitive resource if deep excavation/drilling is taking place.

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

6 Hydrology



Site Outline

Search buffers in metres (m)

Water Network (OS MasterMap)

Surface water features (wider than 5m)

Surface water features (narrower than 5m)

WFD River, canal and surface water transfer water bodies

WFD Lake water bodies

WFD Transitional and coastal water bodies

WFD Surface water body catchments boundaries

WFD Groundwater body boundaries

6.1 Water Network (OS MasterMap)

Records within 250m	6

Detailed water network of Great Britain showing the flow and precise central course of every river, stream, lake and canal.

Features are displayed on the Hydrology map on **page 47 >**

ID	Location	Type of water feature	Ground level	Permanence	Name
5	35m SE	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	Tanner's Brook

ID	Location	Type of water feature	Ground level	Permanence	Name
6	39m E	Inland river not influenced by normal tidal action.	Underground	Watercourse contains water year round (in normal circumstances)	Old Mill Race
A	39m E	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	Tanner's Brook
A	65m NE	Inland river not influenced by normal tidal action.	On ground surface	Watercourse may not contain water all year round	Old Mill Race
7	79m S	Inland river not influenced by normal tidal action.	Underground	Watercourse contains water year round (in normal circumstances)	Tanner's Brook
B	105m S	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	Tanner's Brook

This data is sourced from the Ordnance Survey®.

6.2 Surface water features

Records within 250m	2

Covering rivers, streams and lakes (some overlap with OS MasterMap Water Network data in previous section) but additionally covers smaller features such as ponds. Rivers and streams narrower than 5m are represented as a single line. Lakes, ponds and rivers or streams wider than 5m are represented as polygons.

Features are displayed on the Hydrology map on **page 47 >**

This data is sourced from the Ordnance Survey®.

6.3 WFD Surface water body catchments

Records on site	1

The Water Framework Directive is an EU-led framework for the protection of inland surface waters, estuaries, coastal waters and groundwater through river basin-level management planning. In terms of surface water, these basins are broken down into smaller units known as management, operational and water body catchments.

Features are displayed on the Hydrology map on **page 47 >**

ID	Location	Type	Water body catchment	Water body ID	Operational catchment	Management catchment
1	**On site**	**River**	**Tanner's Brook**	**GB107042016620**	**Test Lower and Southampton Streams**	**Test and Itchen**

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

6.4 WFD Surface water bodies

Records identified	**1**

Surface water bodies under the Directive may be rivers, lakes, estuary or coastal. To achieve the purpose of the Directive, environmental objectives have been set and are reported on for each water body. The progress towards delivery of the objectives is then reported on by the relevant competent authorities at the end of each six-year cycle. The river water body directly associated with the catchment listed in the previous section is detailed below, along with any lake, canal, coastal or artificial water body within 250m of the site. Click on the water body ID in the table to visit the EA Catchment Explorer to find out more about each water body listed.

Features are displayed on the Hydrology map on **page 47 >**

ID	Location	Type	Name	Water body ID	Overall rating	Chemical rating	Ecological rating	Year
3	25m SE	River	Tanner's Brook	GB107042016620 ↗	Moderate	Fail	Moderate	2019

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

6.5 WFD Groundwater bodies

Records on site	**1**

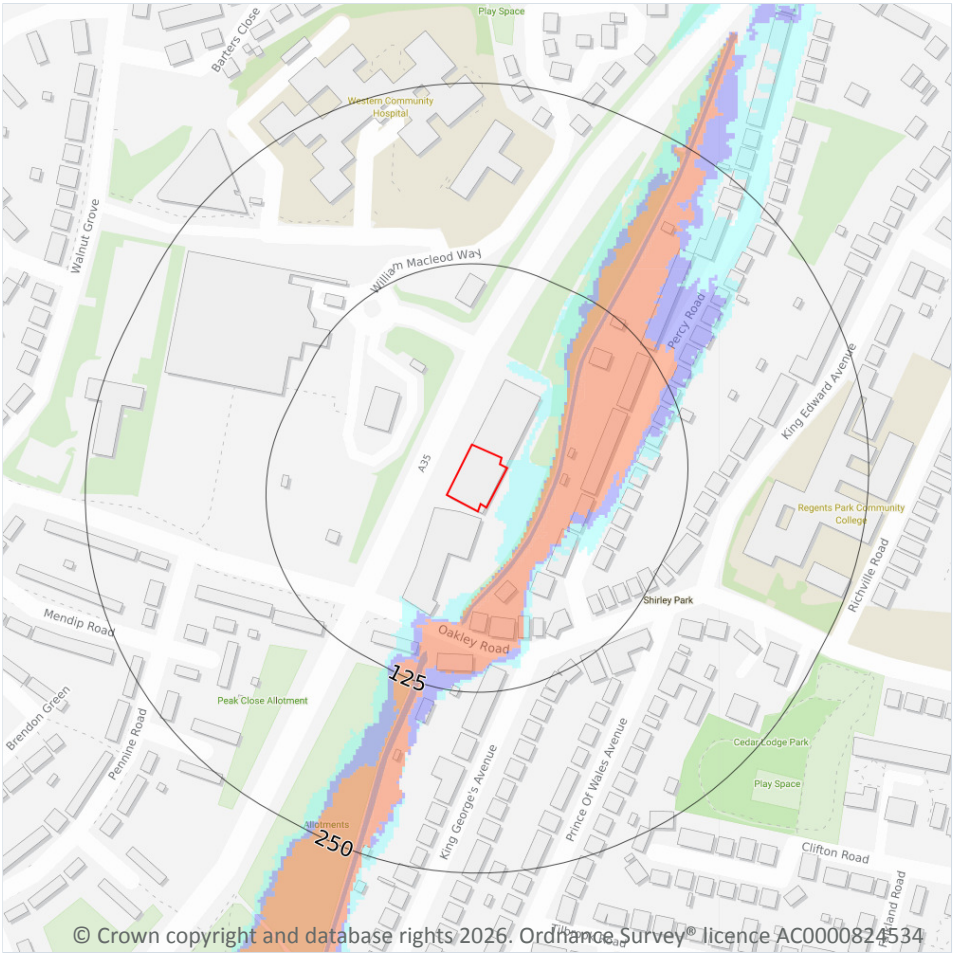
Groundwater bodies are also covered by the Directive and the same regime of objectives and reporting detailed in the previous section is in place. Click on the water body ID in the table to visit the EA Catchment Explorer to find out more about each groundwater body listed.

Features are displayed on the Hydrology map on **page 47 >**

ID	Location	Name	Water body ID	Overall rating	Chemical rating	Quantitative	Year
2	**On site**	**Central Hants Bracklesham Group**	**GB40702G500900 ↗**	**Good**	**Good**	**Good**	**2019**

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

7 River and coastal flooding



Site Outline

Search buffers in metres (m)

River and coastal flooding:

- High
- Medium
- Low
- Very Low
- Historical Flood Events
- Areas Used for Flood Storage
- Areas Benefiting from Flood Defences
- Flood Defences

7.1 Risk of flooding from rivers and the sea

Records within 50m	5

The chance of flooding from rivers and/or the sea in any given year, based on cells of 50m within the Risk of Flooding from Rivers and Sea (RoFRaS)/Flood Risk Assessment Wales (FRAW) models. Each cell is allocated one of four flood risk categories, taking into account flood defences and their condition. The risk categories for RoFRaS for rivers and the sea and FRAW for rivers are; Very low (less than 1 in 1000 chance in any given year), Low (less than 1 in 100 but greater than or equal to 1 in 1000 chance), Medium (less than 1 in 30 but greater than or equal to 1 in 100 chance) or High (greater than or equal to 1 in 30 chance). The risk categories for FRAW for the sea are; Very low (less than 1 in 1000 chance in any given year), Low (less than 1 in 200 but greater than or equal to 1 in 1000 chance), Medium (less than 1 in 30 but greater than or equal to 1 in 200 chance) or High (greater than or equal to 1 in 30 chance).

Features are displayed on the River and coastal flooding map on **page 50 >**

Distance	Flood risk category
On site	**N/A**
0 - 50m	High

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

7.2 Historical Flood Events

Records within 250m	**0**

Records of historic flooding from rivers, the sea, groundwater and surface water. Records began in 1946 when predecessor bodies started collecting detailed information about flooding incidents, although limited details may be included on flooding incidents prior to this date. Takes into account the presence of defences, structures, and other infrastructure where they existed at the time of flooding, and includes flood extents that may have been affected by overtopping, breaches or blockages.

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

7.3 Flood Defences

Records within 250m	**0**

Records of flood defences owned, managed or inspected by the Environment Agency and Natural Resources Wales. Flood defences can be structures, buildings or parts of buildings. Typically these are earth banks, stone and concrete walls, or sheet-piling that is used to prevent or control the extent of flooding.

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

7.4 Areas Benefiting from Flood Defences

Records within 250m	**0**

Areas that would benefit from the presence of flood defences in a 1 in 100 (1%) chance of flooding each year from rivers or 1 in 200 (0.5%) chance of flooding each year from the sea.

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

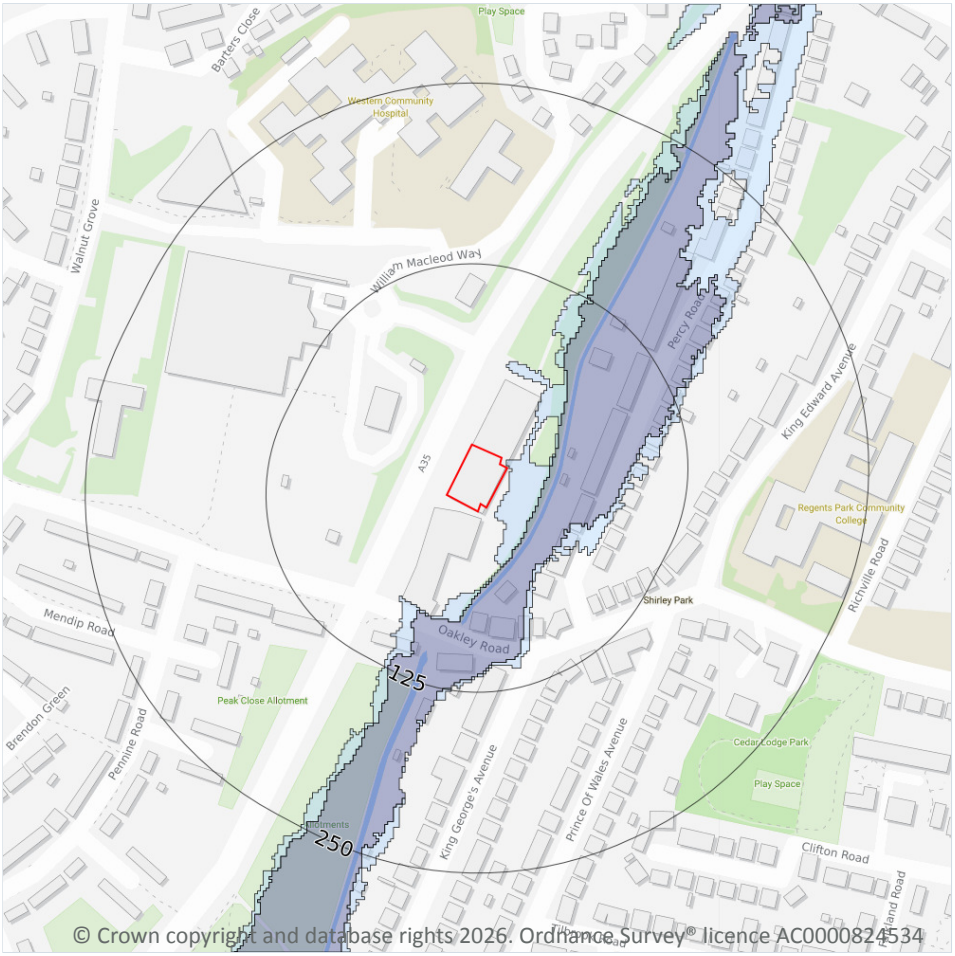
7.5 Flood Storage Areas

Records within 250m	**0**

Areas that act as a balancing reservoir, storage basin or balancing pond to attenuate an incoming flood peak to a flow level that can be accepted by the downstream channel or to delay the timing of a flood peak so that its volume is discharged over a longer period.

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

River and coastal flooding - Flood Zones



Site Outline

Search buffers in metres (m)

Flood zone 2

Flood zone 3

7.6 Flood Zone 2

Records within 50m	1

Areas of land at risk of flooding, when the presence of flood defences are ignored. Covering land between Flood Zone 3 (see next section) and the extent of the flooding from rivers or the sea with a 1 in 1000 (0.1%) chance of flooding each year.

Features are displayed on the River and coastal flooding map on **page 50 >**

Location	Type
1m NE	Zone 2 - (Fluvial /Tidal Models)

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

7.7 Flood Zone 3

Records within 50m	1

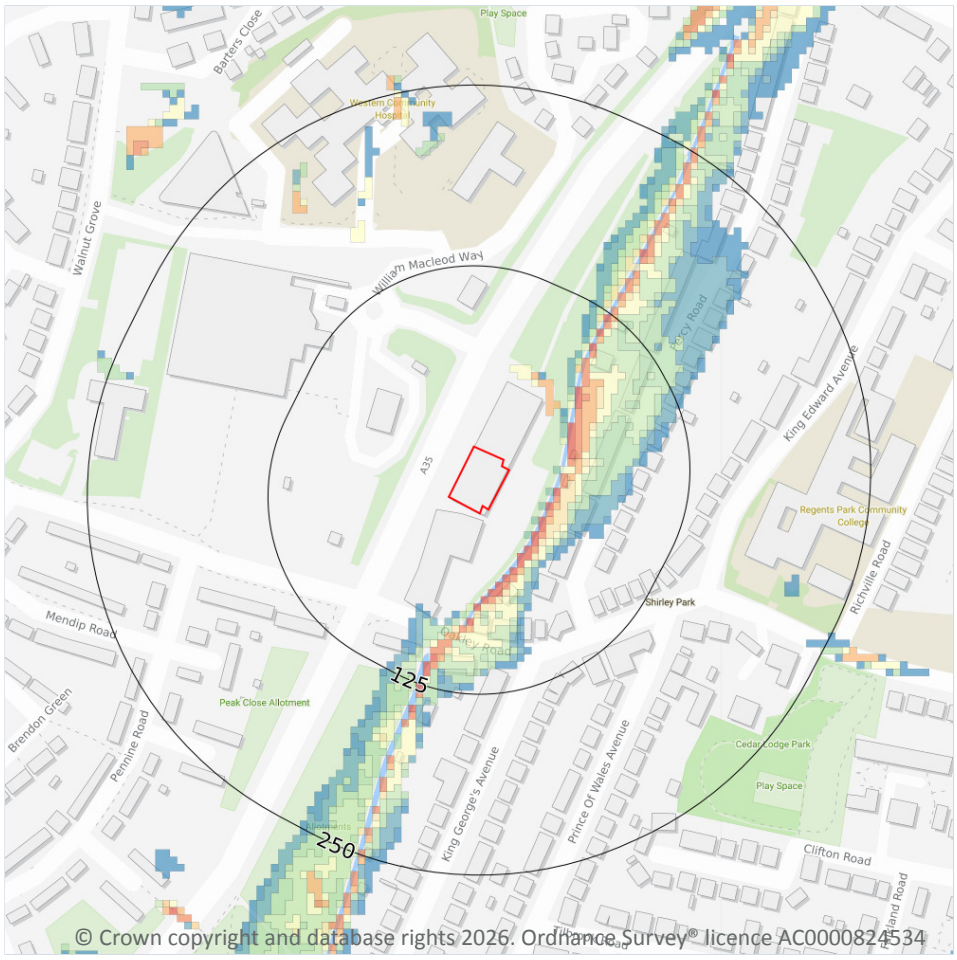
Areas of land at risk of flooding, when the presence of flood defences are ignored. Covering land with a 1 in 100 (1%) or greater chance of flooding each year from rivers or a 1 in 200 (0.5%) or greater chance of flooding each year from the sea.

Features are displayed on the River and coastal flooding map on **page 50 >**

Location	Type
27m E	Zone 3 - (Fluvial /Tidal Models)

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

8 Surface water flooding



Site Outline
Search buffers in metres (m)

1 in 1000 return period
- Depth between 0.1m - 0.3m
- Depth between 0.3m - 1.0m
- Depth greater than 1.0m

1 in 250 return period
- Depth between 0.1m - 0.3m
- Depth between 0.3m - 1.0m
- Depth greater than 1.0m

1 in 100 return period
- Depth between 0.1m - 0.3m
- Depth between 0.3m - 1.0m
- Depth greater than 1.0m

1 in 30 return period
- Depth between 0.1m - 0.3m
- Depth between 0.3m - 1.0m
- Depth greater than 1.0m

8.1 Surface water flooding

Highest risk on site	**Negligible**
Highest risk within 50m	**1 in 30 year, Greater than 1.0m**

Ambiental Risk Analytics surface water (pluvial) FloodMap identifies areas likely to flood as a result of extreme rainfall events, i.e. land naturally vulnerable to surface water ponding or flooding. This data set was produced by simulating 1 in 30 year, 1 in 100 year, 1 in 250 year and 1 in 1,000 year rainfall events. Modern urban drainage systems are typically built to cope with rainfall events between 1 in 20 and 1 in 30 years, though some older ones may flood in a 1 in 5 year rainfall event.

Features are displayed on the Surface water flooding map on **page 54 >**

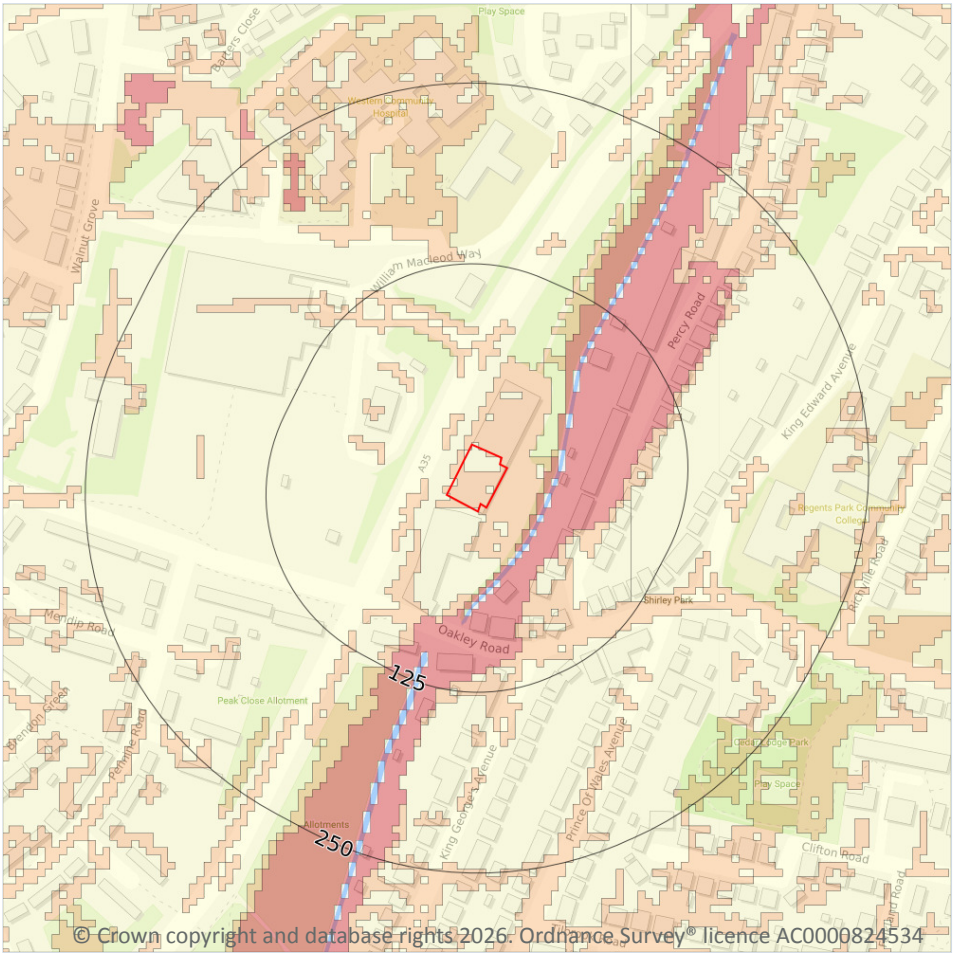
The data shown on the map and in the table above shows the highest likelihood of flood events happening at the site. Lower likelihood events may have greater flood depths and hence a greater potential impact on a site.

The table below shows the maximum flood depths for a range of return periods for the site.

Return period	Maximum modelled depth
1 in 1000 year	Negligible
1 in 250 year	Negligible
1 in 100 year	Negligible
1 in 30 year	Negligible

This data is sourced from Ambiental Risk Analytics.

9 Groundwater flooding



9.1 Groundwater flooding

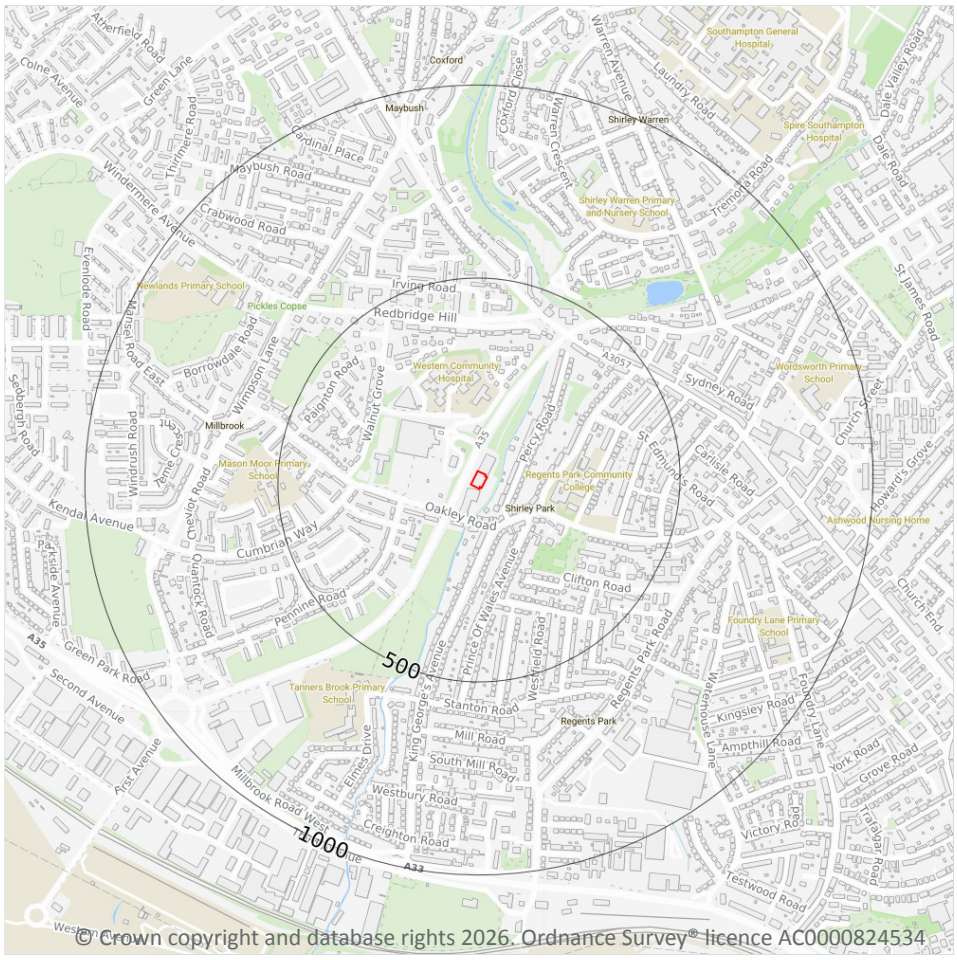
Highest risk on site	**Moderate-High**
Highest risk within 50m	**High**

Groundwater flooding is caused by unusually high groundwater levels. It occurs when the water table rises above the ground surface or within underground structures such as basements or cellars. Groundwater flooding tends to exhibit a longer duration than surface water flooding, possibly lasting for weeks or months, and as a result it can cause significant damage to property. This risk assessment is based on a 1 in 100 year return period and a 5m Digital Terrain Model (DTM).

Features are displayed on the Groundwater flooding map on **page 56 >**

This data is sourced from Ambiental Risk Analytics.

10 Environmental designations



© Crown copyright and database rights 2026. Ordnance Survey® licence AC0000824534

Site Outline

Search buffers in metres (m)

- Sites of Special Scientific Interest (SSSI)
- Conserved wetland sites (Ramsar sites)
- Special Areas of Conservation (SAC)
- Special Protection Areas (SPA)

10.1 Sites of Special Scientific Interest (SSSI)

Records within 2000m	1

Sites providing statutory protection for the best examples of UK flora, fauna, or geological or physiographical features. Originally notified under the National Parks and Access to the Countryside Act 1949, SSSIs were re-notified under the Wildlife and Countryside Act 1981. Improved provisions for the protection and management of SSSIs were introduced by the Countryside and Rights of Way Act 2000 (in England and Wales) and (in Scotland) by the Nature Conservation (Scotland) Act 2004 and the Wildlife and Natural Environment (Scotland) Act 2010.

Features are displayed on the Environmental designations map on **page 57 >**

ID	Location	Name	Data source
-	1968m W	Eling and Bury Marshes SSSI	Natural England

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.2 Conserved wetland sites (Ramsar sites)

Records within 2000m	1

Ramsar sites are designated under the Convention on Wetlands of International Importance, agreed in Ramsar, Iran, in 1971. They cover all aspects of wetland conservation and wise use, recognizing wetlands as ecosystems that are extremely important for biodiversity conservation in general and for the well-being of human communities. These sites cover a broad definition of wetland; marsh, fen, peatland or water, whether natural or artificial, permanent or temporary, with water that is static or flowing, fresh, brackish or salt, and even some marine areas.

Features are displayed on the Environmental designations map on **page 57 >**

ID	Location	Site	Details
-	1968m W	Name: Solent & Southampton Water Site status: Listed Data source: Natural England	Overview: The area covered extends from Hurst Spit to Gilkicker Point along the south coast of Hampshire and along the north coast of the Isle of Wight. The site comprises of estuaries and adjacent coastal habitats including intertidal flats, saline lagoons, shingle beaches, saltmarsh, reedbeds, damp woodland, and grazing marsh. The diversity of habitats support internationally important numbers of wintering waterfowl, important breeding gull and tern populations and an important assemblage of rare invertebrates and plants. Ramsar criteria: Ramsar criterion 1 The site is one of the few major sheltered channels between a substantial island and mainland in European waters, exhibiting an unusual strong double tidal flow and has long periods of slack water at high and low tide. It includes many wetland habitats characteristic of the biogeographic region: saline lagoons, saltmarshes, estuaries, intertidal flats, shallow coastal waters, grazing marshes, reedbeds, coastal woodland and rocky boulder reefs. Ramsar criterion 2 The site supports an important assemblage of rare plants and invertebrates. At least 33 British Red Data Book invertebrates and at least eight British Red Data Book plants are represented on site.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.3 Special Areas of Conservation (SAC)

Records within 2000m	1

Areas which have been identified as best representing the range and variety within the European Union of habitats and (non-bird) species listed on Annexes I and II to the Directive. SACs are designated under the EC Habitats Directive.

Features are displayed on the Environmental designations map on **page 57 >**

ID	Location	Name	Features of interest	Habitat description	Data source
-	1968m W	Solent Maritime	Subtidal sandbanks; Estuaries; Intertidal mudflats and sandflats; Lagoons; Annual vegetation of drift lines; Coastal shingle vegetation outside the reach of waves; Glasswort and other annuals colonising mud and sand; Cord-grass swards; Atlantic salt meadows; Shifting dunes with marram; Dune grassland; Desmoulin`s whorl snail; Otter; Common seal	Broad-leaved deciduous woodland; Shingle, Sea cliffs, Islets; Coastal sand dunes, Sand beaches, Machair; Salt marshes, Salt pastures, Salt steppes; Tidal rivers, Estuaries, Mud flats, Sand flats, Lagoons (including saltwork basins); Marine areas, Sea inlets	Natural England

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.4 Special Protection Areas (SPA)

Records within 2000m **2**

Sites classified by the UK Government under the EC Birds Directive, SPAs are areas of the most important habitat for rare (listed on Annex I to the Directive) and migratory birds within the European Union.

Features are displayed on the Environmental designations map on **page 57 >**

ID	Location	Name	Species of interest	Habitat description	Data source
-	1278m S	Solent and Dorset Coast	Sandwich tern; Common tern; Little tern	Marine areas, Sea inlets; Tidal rivers, Estuaries, Mud flats, Sand flats, Lagoons (including saltwork basins); Salt marshes, Salt pastures, Salt steppes; Shingle, Sea cliffs, Islets; Other land (including Towns, Villages, Roads, Waste places, Mines, Industrial sites)	Natural England
-	1968m W	Solent & Southampton Water	Eurasian teal; Ringed plover; Mediterranean gull; Sandwich tern; Roseate tern; Common tern; Little tern; Black-tailed godwit; Dark-bellied brent goose	Salt marshes, Salt pastures, Salt steppes; Coastal sand dunes, Sand beaches, Machair; Shingle, Sea cliffs, Islets; Broad-leaved deciduous woodland; Tidal rivers, Estuaries, Mud flats, Sand flats, Lagoons (including saltwork basins); Humid grassland, Mesophile grassland; Bogs, Marshes, Water fringed vegetation, Fens	Natural England

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.5 National Nature Reserves (NNR)

Records within 2000m	0

Sites containing examples of some of the most important natural and semi-natural terrestrial and coastal ecosystems in Great Britain. They are managed to conserve their habitats, provide special opportunities for scientific study or to provide public recreation compatible with natural heritage interests.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.6 Local Nature Reserves (LNR)

Records within 2000m	0

Sites managed for nature conservation, and to provide opportunities for research and education, or simply enjoying and having contact with nature. They are declared by local authorities under the National Parks and Access to the Countryside Act 1949 after consultation with the relevant statutory nature conservation agency.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.7 Designated Ancient Woodland

Records within 2000m	0

Ancient woodlands are classified as areas which have been wooded continuously since at least 1600 AD. This includes semi-natural woodland and plantations on ancient woodland sites. 'Wooded continuously' does not mean there is or has previously been continuous tree cover across the whole site, and not all trees within the woodland have to be old.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.8 Biosphere Reserves

Records within 2000m	0

Biosphere Reserves are internationally recognised by UNESCO as sites of excellence to balance conservation and socioeconomic development between nature and people. They are recognised under the Man and the Biosphere (MAB) Programme with the aim of promoting sustainable development founded on the work of the local community.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.9 Forest Parks

Records within 2000m	0

These are areas managed by the Forestry Commission designated on the basis of recreational, conservation or scenic interest.

This data is sourced from the Forestry Commission.

10.10 Marine Conservation Zones

Records within 2000m	0

A type of marine nature reserve in UK waters established under the Marine and Coastal Access Act (2009). They are designated with the aim to protect nationally important, rare or threatened habitats and species.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.11 Green Belt

Records within 2000m	0

Areas designated to prevent urban sprawl by keeping land permanently open.

This data is sourced from the Ministry of Housing, Communities and Local Government.

10.12 Proposed Ramsar sites

Records within 2000m	0

Ramsar sites are areas listed as a Wetland of International Importance under the Convention on Wetlands of International Importance especially as Waterfowl Habitat (the Ramsar Convention) 1971. The sites here supplied have a status of 'Proposed' having been identified for potential adoption under the framework.

This data is sourced from Natural England.

10.13 Possible Special Areas of Conservation (pSAC)

Records within 2000m	0

Special Areas of Conservation are areas which have been identified as best representing the range and variety within the European Union of habitats and (non-bird) species listed on Annexes I and II to the Directive. SACs are designated under the EC Habitats Directive. Those sites supplied here are those with a status of 'Possible' having been identified for potential adoption under the framework.

This data is sourced from Natural England and Natural Resources Wales.

10.14 Potential Special Protection Areas (pSPA)

Records within 2000m	0

Special Protection Areas (SPAs) are areas designated (or 'classified') under the European Union Wild Birds Directive for the protection of nationally and internationally important populations of wild birds. Those sites supplied here are those with a status of 'Potential' having been identified for potential adoption under the framework.

This data is sourced from Natural England.

10.15 Nitrate Sensitive Areas

Records within 2000m	0

Areas where nitrate concentrations in drinking water sources exceeded or was at risk of exceeding the limit of 50 mg/l set by the 1980 EC Drinking Water Directive. Voluntary agricultural measures as a means of reducing the levels of nitrate were introduced by DEFRA as MAFF, with payments being made to farmers who complied. The scheme was started as a pilot in 1990 in ten areas, later implemented within 32 areas. The scheme was closed to further new entrants in 1998, although existing agreements continued for their full term. All Nitrate Sensitive Areas fell within the areas designated as Nitrate Vulnerable Zones (NVZs) in 1996 under the EC Nitrate Directive (91/676/EEC).

This data is sourced from Natural England.

10.16 Nitrate Vulnerable Zones

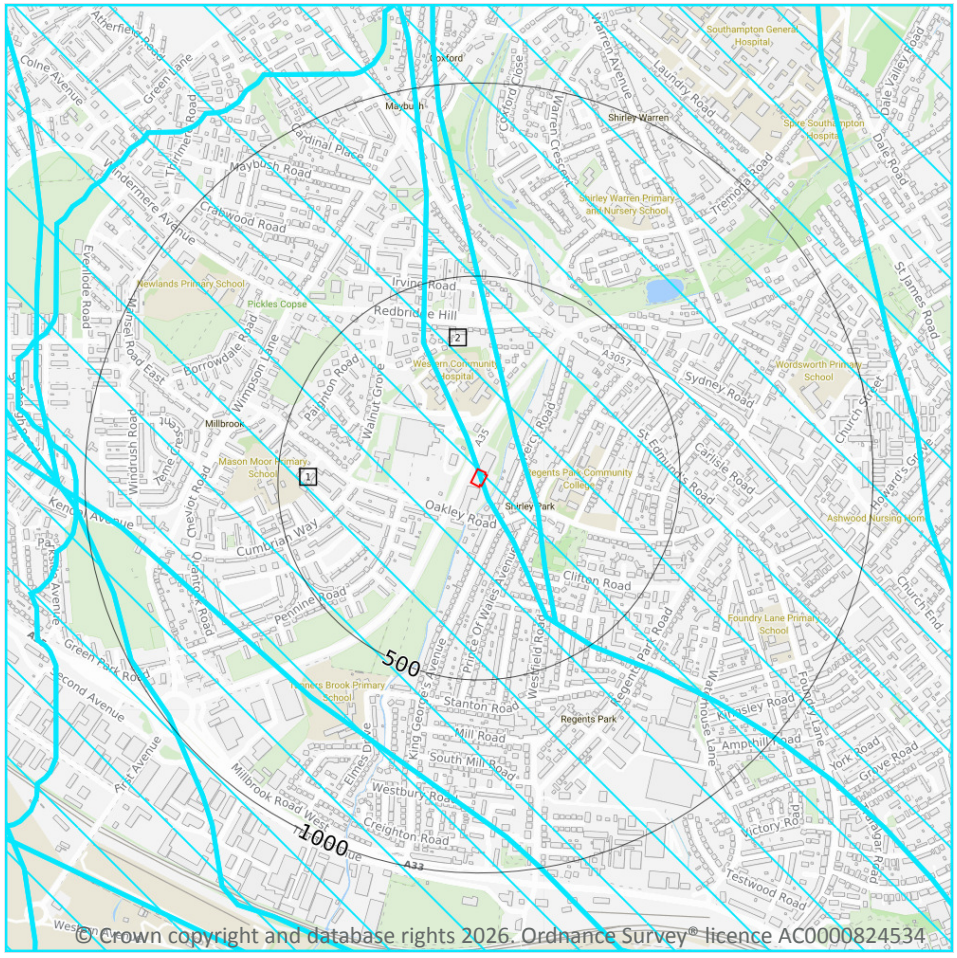
Records within 2000m	1

Areas at risk from agricultural nitrate pollution designated under the EC Nitrate Directive (91/676/EEC). These are areas of land that drain into waters polluted by nitrates. Farmers operating within these areas have to follow mandatory rules to tackle nitrate loss from agriculture.

Location	Name	Type	NVZ ID	Status
On site	**Hamble Estuary Eutrophic NVZ (TraC)**	**Eutrophic Water**	**3**	**Existing**

This data is sourced from Natural England and Natural Resources Wales.

SSSI Impact Zones and Units



- Site Outline

Search buffers in metres (m)

- SSSI Impact Risk Zones

SSSI Units

- Not recorded
- Favourable
- Unfavourable - Recovering
- Unfavourable - No change
- Unfavourable - Declining
- Partially destroyed
- Destroyed

10.17 SSSI Impact Risk Zones

Records on site	2

Developed to allow rapid initial assessment of the potential risks to SSSIs posed by development proposals. They define zones around each SSSI which reflect the particular sensitivities of the features for which it is notified and indicate the types of development proposal which could potentially have adverse impacts.

Features are displayed on the SSSI Impact Zones and Units map on **page 63 >**

ID	Location	Type of developments requiring consultation
1	On site	https://irz.geodata.org.uk/IRZ/step2.html?irzcode=0101355322302&notes=11101+11410+11414&location=438759,113610 %20(IRZ%20polygon%20centre)
2	On site	https://irz.geodata.org.uk/IRZ/step2.html?irzcode=0301055430000&notes=11101+11410+11414&location=439088,114140 %20(IRZ%20polygon%20centre)

This data is sourced from Natural England.

10.18 SSSI Units

Records within 2000m	1

Divisions of SSSIs used to record management and condition details. Units are the smallest areas for which Natural England gives a condition assessment, however, the size of units varies greatly depending on the types of management and the conservation interest.

Features are displayed on the SSSI Impact Zones and Units map on **page 63 >**

ID: -
Location: 1968m W
SSSI name: Eling and Bury Marshes
Unit name: Eling Marsh
Broad habitat: Littoral Sediment
Condition: Unfavourable - No change
Reportable features:

Feature name	Feature condition	Date of assessment
H1130 Estuaries	Unfavourable - No change	21/09/2018
H1140 Mudflats and sandflats not covered by seawater at low tide	Unfavourable - Recovering	29/11/2010
H1210 Annual vegetation of drift lines	Unfavourable - Recovering	29/11/2010
H1310 Salicornia and other annuals colonising mud and sand	Unfavourable - Recovering	29/11/2010
H1320 Spartina swards (Spartinion maritimae)	Unfavourable - Recovering	29/11/2010
Littoral sediment	Unfavourable - Recovering	29/11/2010
SM4-28 - Saltmarsh	Unfavourable - Recovering	29/11/2010

This data is sourced from Natural England and Natural Resources Wales.

11 Visual and cultural designations

11.1 World Heritage Sites

Records within 250m	0

Sites designated for their globally important cultural or natural interest requiring appropriate management and protection measures. World Heritage Sites are designated to meet the UK's commitments under the World Heritage Convention.

This data is sourced from Historic England, Cadw and Historic Environment Scotland.

11.2 Area of Outstanding Natural Beauty

Records within 250m	0

Areas of Outstanding Natural Beauty (AONB) are conservation areas, chosen because they represent 18% of the finest countryside. Each AONB has been designated for special attention because of the quality of their flora, fauna, historical and cultural associations, and/or scenic views. The National Parks and Access to the Countryside Act of 1949 created AONBs and the Countryside and Rights of Way Act, 2000 added further regulation and protection. There are likely to be restrictions to some developments within these areas.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

11.3 National Parks

Records within 250m	0

In England and Wales, the purpose of National Parks is to conserve and enhance landscapes within the countryside whilst promoting public enjoyment of them and having regard for the social and economic well-being of those living within them. In Scotland National Parks have the additional purpose of promoting the sustainable use of the natural resources of the area and the sustainable social and economic development of its communities. The National Parks and Access to the Countryside Act 1949 established the National Park designation in England and Wales, and The National Parks (Scotland) Act 2000 in Scotland.

This data is sourced from Natural England, Natural Resources Wales and the Scottish Government.

11.4 Listed Buildings

Records within 250m	0

Buildings listed for their special architectural or historical interest. Building control in the form of 'listed building consent' is required in order to make any changes to that building which might affect its special interest. Listed buildings are graded to indicate their relative importance, however building controls apply to all buildings equally, irrespective of their grade, and apply to the interior and exterior of the building in its entirety, together with any curtilage structures.

This data is sourced from Historic England, Cadw and Historic Environment Scotland.

11.5 Conservation Areas

Records within 250m	0

Local planning authorities are obliged to designate as conservation areas any parts of their own area that are of special architectural or historic interest, the character and appearance of which it is desirable to preserve or enhance. Designation of a conservation area gives broader protection than the listing of individual buildings. All the features within the area, listed or otherwise, are recognised as part of its character. Conservation area designation is the means of recognising the importance of all factors and of ensuring that planning decisions address the quality of the landscape in its broadest sense.

This data is sourced from Historic England, Cadw and Historic Environment Scotland.

11.6 Scheduled Ancient Monuments

Records within 250m	0

A scheduled monument is an historic building or site that is included in the Schedule of Monuments kept by the Secretary of State for Digital, Culture, Media and Sport. The regime is set out in the Ancient Monuments and Archaeological Areas Act 1979. The Schedule of Monuments has c.20,000 entries and includes sites such as Roman remains, burial mounds, castles, bridges, earthworks, the remains of deserted villages and industrial sites. Monuments are not graded, but all are, by definition, considered to be of national importance.

This data is sourced from Historic England, Cadw and Historic Environment Scotland.

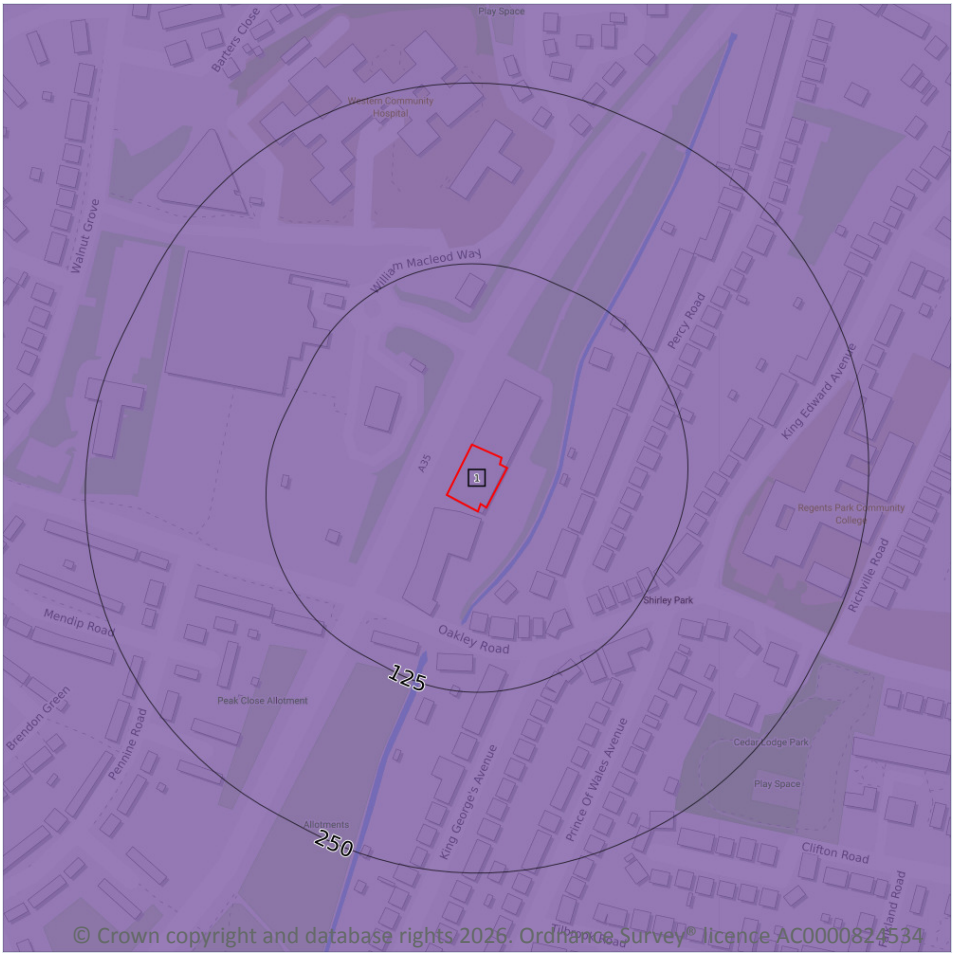
11.7 Registered Parks and Gardens

Records within 250m	0

Parks and gardens assessed to be of particular interest and of special historic interest. The emphasis being on 'designed' landscapes, rather than on planting or botanical importance. Registration is a 'material consideration' in the planning process, meaning that planning authorities must consider the impact of any proposed development on the special character of the landscape.

This data is sourced from Historic England, Cadw and Historic Environment Scotland.

12 Agricultural designations



Site Outline

Search buffers in metres (m)

- Grade 1 - excellent quality
- Grade 2 - very good quality
- Grade 3 - good to moderate quality
- Grade 3a - good quality
- Grade 3b - moderate quality
- Grade 4 - poor quality
- Grade 5 - very poor quality
- Non-agricultural land
- Urban land
- Exclusion land
- Tree felling licences
- Open Access land

12.1 Agricultural Land Classification

Records within 250m	1

Classification of the quality of agricultural land taking into consideration multiple factors including climate, physical geography and soil properties. It should be noted that the categories for the grading of agricultural land are not consistent across England, Wales and Scotland.

Features are displayed on the Agricultural designations map on **page 67 >**

ID	Location	Classification	Description
1	**On site**	**Urban**	**Non-agricultural/no quality assigned**

This data is sourced from Natural England.

12.2 Open Access Land

Records within 250m	0

The Countryside and Rights of Way Act 2000 (CROW Act) gives a public right of access to land without having to use paths. Access land includes mountains, moors, heaths and downs that are privately owned. It also includes common land registered with the local council and some land around the England Coast Path. Generally permitted activities on access land are walking, running, watching wildlife and climbing.

This data is sourced from Natural England and Natural Resources Wales.

12.3 Tree Felling Licences

Records within 250m	0

Felling Licence Application (FLA) areas approved by Forestry Commission England. Anyone wishing to fell trees must ensure that a licence or permission under a grant scheme has been issued by the Forestry Commission before any felling is carried out or that one of the exceptions apply.

This data is sourced from the Forestry Commission.

12.4 Environmental Stewardship Schemes

Records within 250m	0

Environmental Stewardship covers a range of schemes that provide financial incentives to farmers, foresters and land managers to look after and improve the environment. The schemes identified may be historical schemes that have now expired, or may still be active.

This data is sourced from Natural England.

12.5 Countryside Stewardship Schemes

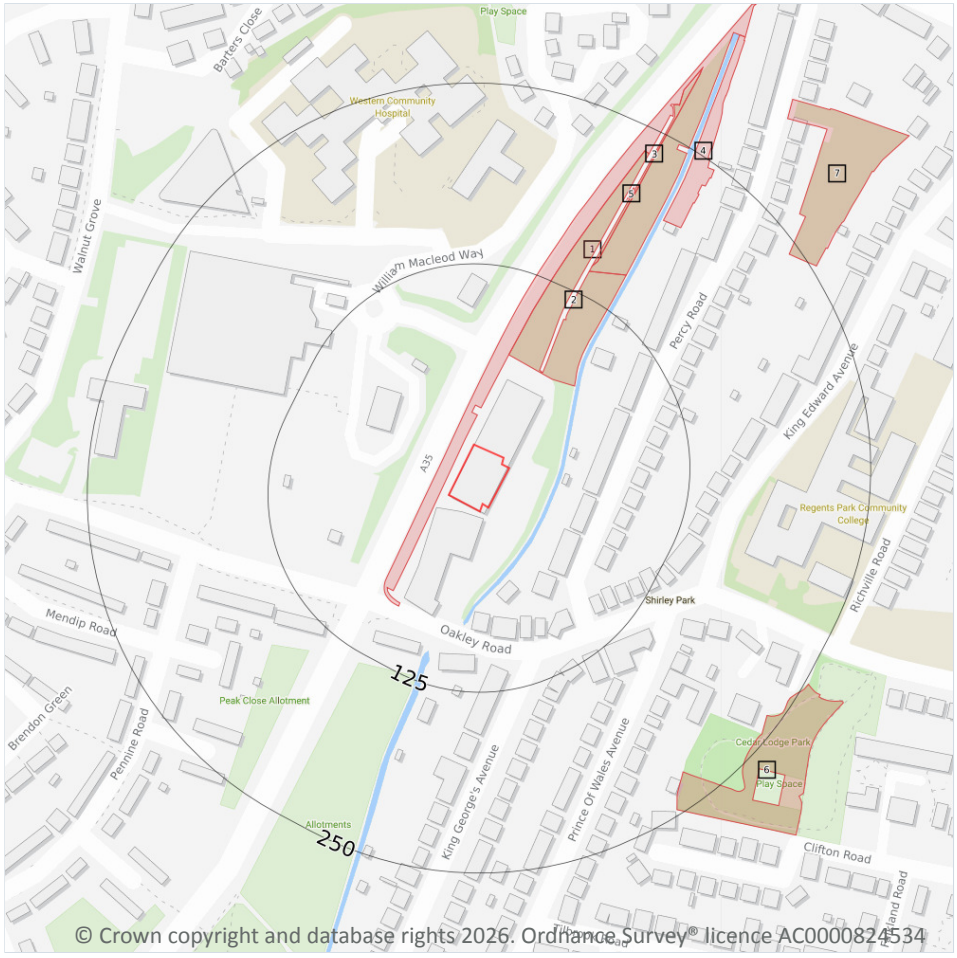
Records within 250m	1

Countryside Stewardship covers a range of schemes that provide financial incentives to farmers, foresters and land managers to look after and improve the environment. Main objectives are to improve the farmed environment for wildlife and to reduce diffuse water pollution.

Location	Reference	Scheme	Start Date	End Date
17m NE	1485979	Feasibility Study And Historic Building Restoration	07/08/2023	06/08/2026

This data is sourced from Natural England.

13 Habitat designations



Site Outline

Search buffers in metres (m)

- Priority Habitat Inventory
- Open Mosaic Habitat
- Limestone Pavement Orders

Habitat Networks

- Primary Habitat
- Restorable Habitat
- Associated Habitats
- Habitat Restoration-Creation
- Network Enhancement Zone 1
- Network Enhancement Zone 2

13.1 Priority Habitat Inventory

Records within 250m	7

Habitats of principal importance as named under Natural Environment and Rural Communities Act (2006) Section 41.

Features are displayed on the Habitat designations map on **page 69 >**

ID	Location	Main Habitat	Other habitats
1	6m NW	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
2	64m NE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
3	146m NE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
4	198m NE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)

ID	Location	Main Habitat	Other habitats
5	198m NE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
6	227m SE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)
7	243m NE	Deciduous woodland	Main habitat: DWOOD (INV > 50%)

This data is sourced from Natural England.

13.2 Habitat Networks

Records within 250m	0

Habitat networks for 18 priority habitat networks (based primarily, but not exclusively, on the priority habitat inventory) and areas suitable for the expansion of networks through restoration and habitat creation.

This data is sourced from Natural England.

13.3 Open Mosaic Habitat

Records within 250m	0

Sites verified as Open Mosaic Habitat. Mosaic habitats are brownfield sites that are identified under the UK Biodiversity Action Plan as a priority habitat due to the habitat variation within a single site, supporting an array of invertebrates.

This data is sourced from Natural England.

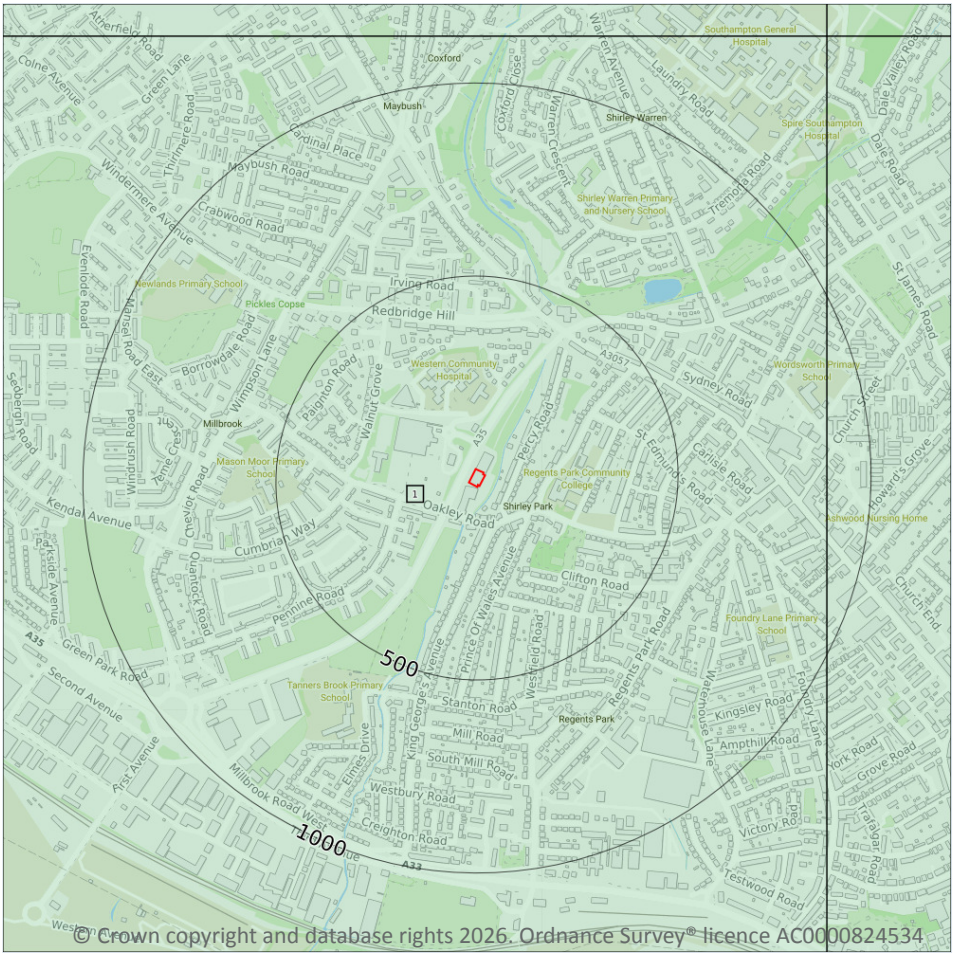
13.4 Limestone Pavement Orders

Records within 250m	0

Limestone pavements are outcrops of limestone where the surface has been worn away by natural means over millennia. These rocks have the appearance of paving blocks, hence their name. Not only do they have geological interest, they also provide valuable habitats for wildlife. These habitats are threatened due to their removal for use in gardens and water features. Many limestone pavements have been designated as SSSIs which affords them some protection. In addition, Section 34 of the Wildlife and Countryside Act 1981 gave them additional protection via the creation of Limestone Pavement Orders, which made it a criminal offence to remove any part of the outcrop. The associated Limestone Pavement Priority Habitat is part of the UK Biodiversity Action Plan priority habitat in England.

This data is sourced from Natural England.

14 Geology 1:10,000 scale - Availability



Site Outline

Search buffers in metres (m)

- Full coverage
- Partial coverage
- No coverage

14.1 10k Availability

Records within 500m	1

An indication on the coverage of 1:10,000 scale geology data for the site, the most detailed dataset provided by the British Geological Survey. Either 'Full', 'Partial' or 'No coverage' for each geological theme.

Features are displayed on the Geology 1:10,000 scale - Availability map on **page 71 >**

ID	Location	Artificial	Superficial	Bedrock	Mass movement	Sheet No.
1	**On site**	**Full**	**Full**	**Full**	**No coverage**	**SU31SE**

This data is sourced from the British Geological Survey.

Geology 1:10,000 scale - Artificial and made ground

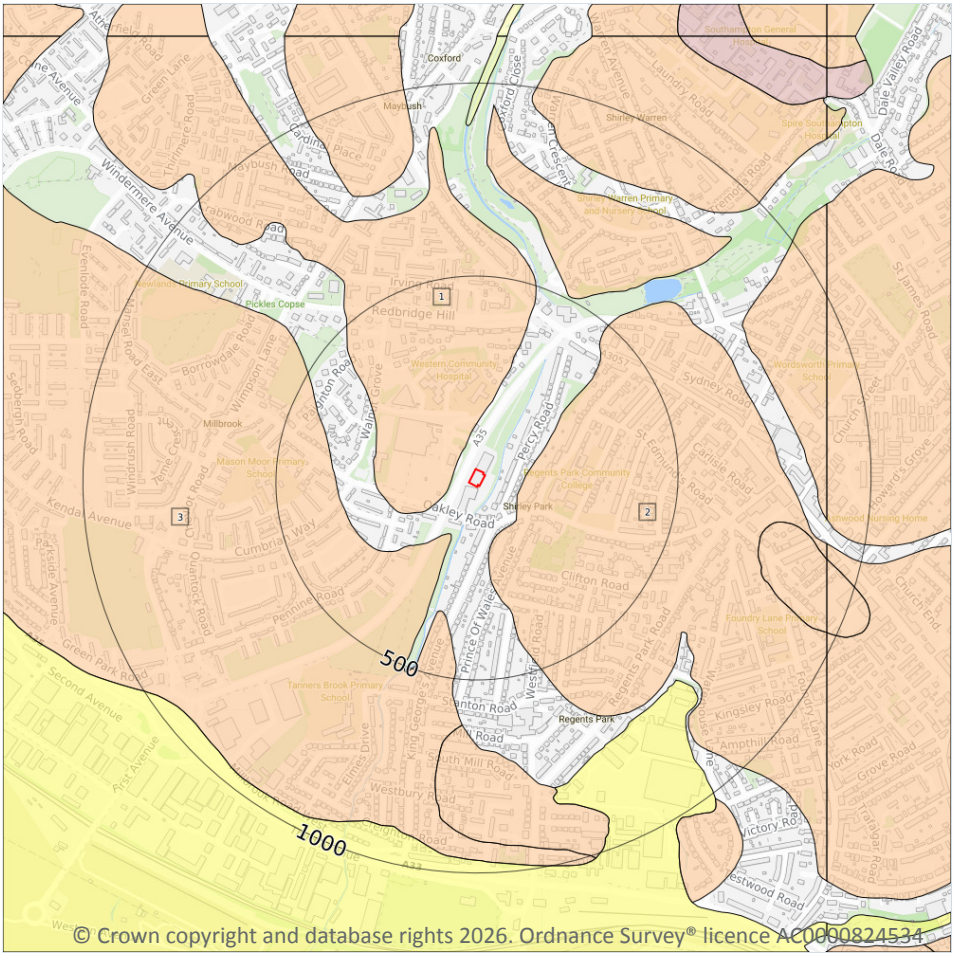
14.2 Artificial and made ground (10k)

Records within 500m	0

Details of made, worked, infilled, disturbed and landscaped ground at 1:10,000 scale. Artificial ground can be associated with potentially contaminated material, unpredictable engineering conditions and instability.

This data is sourced from the British Geological Survey.

Geology 1:10,000 scale - Superficial



Site Outline

Search buffers in metres (m)

Landslip (10k)

Superficial geology (10k)
Please see table for more details.

14.3 Superficial geology (10k)

Records within 500m **3**

Superficial geological deposits at 1:10,000 scale. Also known as 'drift', these are the youngest geological deposits, formed during the Quaternary. They rest on older deposits or rocks referred to as bedrock.

Features are displayed on the Geology 1:10,000 scale - Superficial map on **page 73 >**

ID	Location	LEX Code	Description	Rock description
1	45m W	RTD3-XSV	River Terrace Deposits, 3-Sand And Gravel	Sand and gravel
2	97m SE	RTD3-XSV	River Terrace Deposits, 3-Sand And Gravel	Sand and gravel
3	140m SW	RTD1-XSV	River Terrace Deposits, 1-Sand And Gravel	Sand and gravel

This data is sourced from the British Geological Survey.

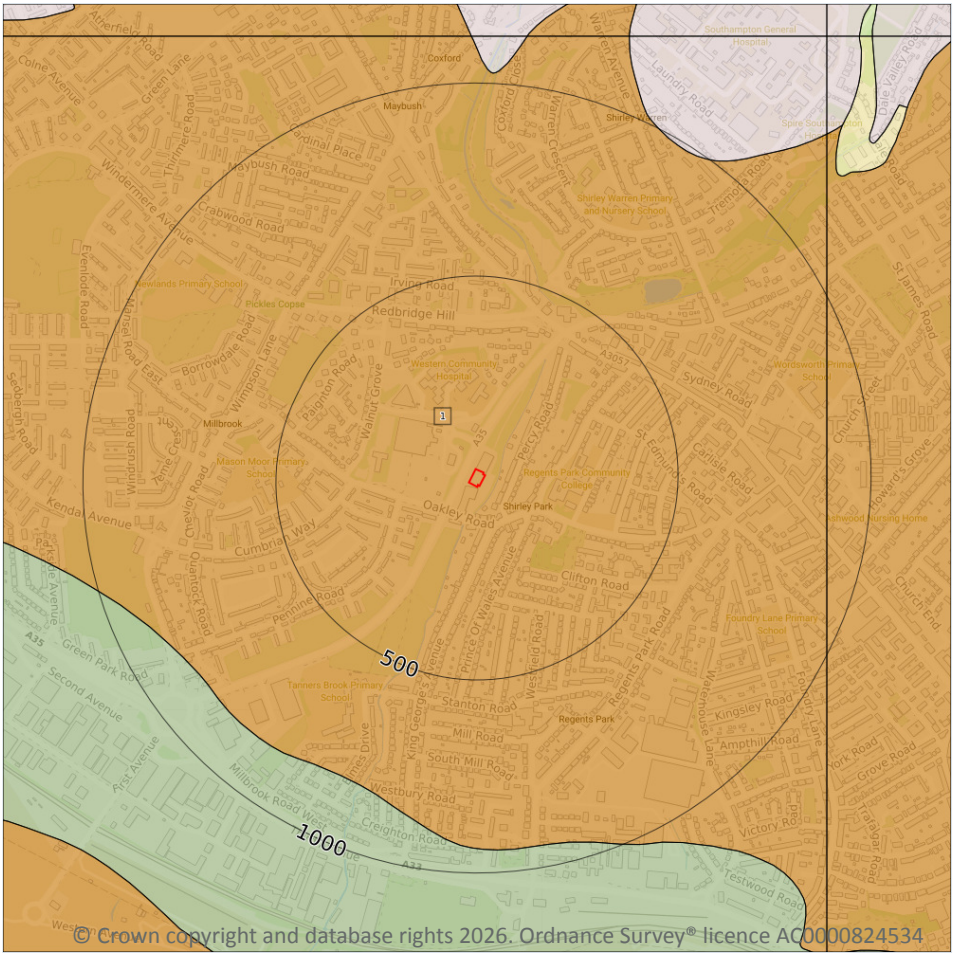
14.4 Landslip (10k)

Records within 500m	0

Mass movement deposits on BGS geological maps at 1:10,000 scale. Primarily superficial deposits that have moved down slope under gravity to form landslips. These affect bedrock, other superficial deposits and artificial ground.

This data is sourced from the British Geological Survey.

Geology 1:10,000 scale - Bedrock



Site Outline

Search buffers in metres (m)

Bedrock faults and other linear features (10k)

Bedrock geology (10k)
Please see table for more details.

14.5 Bedrock geology (10k)

Records within 500m	1

Bedrock geology at 1:10,000 scale. The main mass of rocks forming the Earth and present everywhere, whether exposed at the surface in outcrops or concealed beneath superficial deposits or water.

Features are displayed on the Geology 1:10,000 scale - Bedrock map on **page 75 >**

ID	Location	LEX Code	Description	Rock age
1	**On site**	**WTT-XCZS**	**Wittering Formation-Clay, Silt And Sand**	**Ypresian**

This data is sourced from the British Geological Survey.

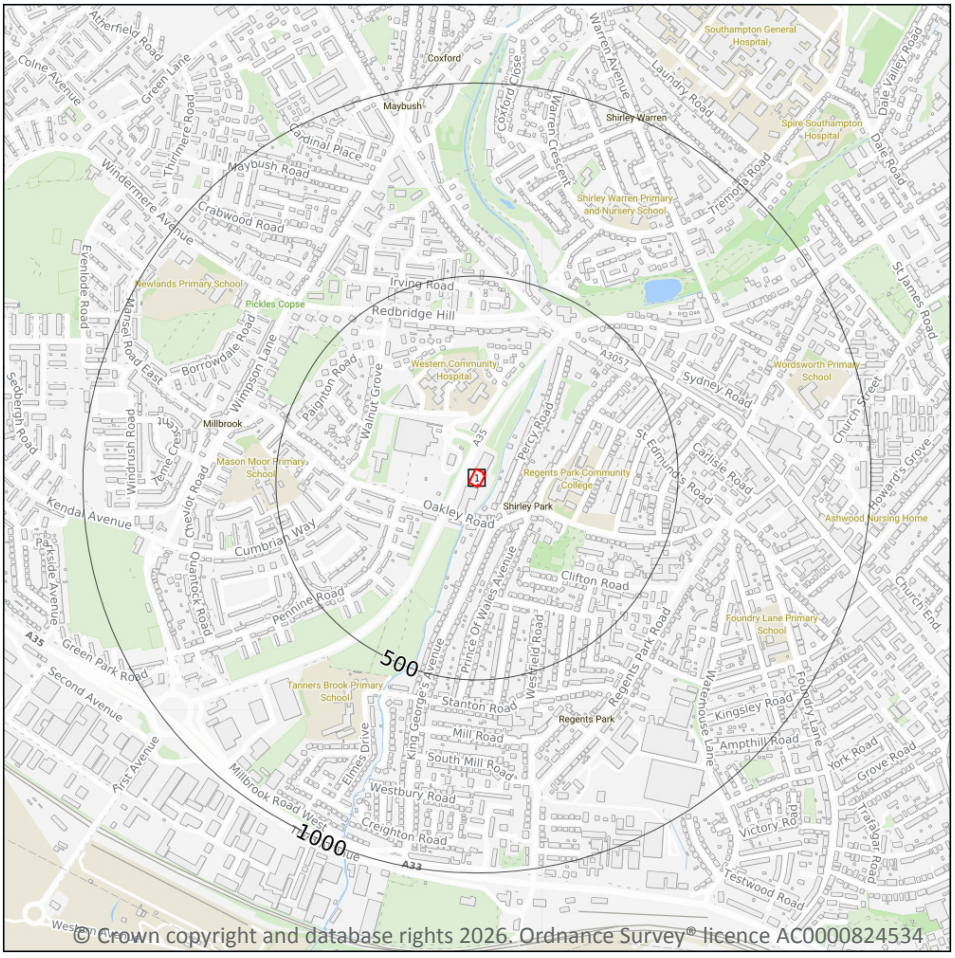
14.6 Bedrock faults and other linear features (10k)

Records within 500m	0

Linear features at the ground or bedrock surface at 1:10,000 scale of six main types; rock, fault, fold axis, mineral vein, alteration area or landform. Features are either observed or inferred, and relate primarily to bedrock.

This data is sourced from the British Geological Survey.

15 Geology 1:50,000 scale - Availability



Site Outline

Search buffers in metres (m)

Geological map tile

15.1 50k Availability

Records within 500m	1

An indication on the coverage of 1:50,000 scale geology data for the site. Either 'Full' or 'No coverage' for each geological theme.

Features are displayed on the Geology 1:50,000 scale - Availability map on **page 77 >**

ID	Location	Artificial	Superficial	Bedrock	Mass movement	Sheet No.
1	**On site**	**Full**	**Full**	**Full**	**Full**	**EW315_southampton_v4**

This data is sourced from the British Geological Survey.

Geology 1:50,000 scale - Artificial and made ground

15.2 Artificial and made ground (50k)

Records within 500m	0

Details of made, worked, infilled, disturbed and landscaped ground at 1:50,000 scale. Artificial ground can be associated with potentially contaminated material, unpredictable engineering conditions and instability.

This data is sourced from the British Geological Survey.

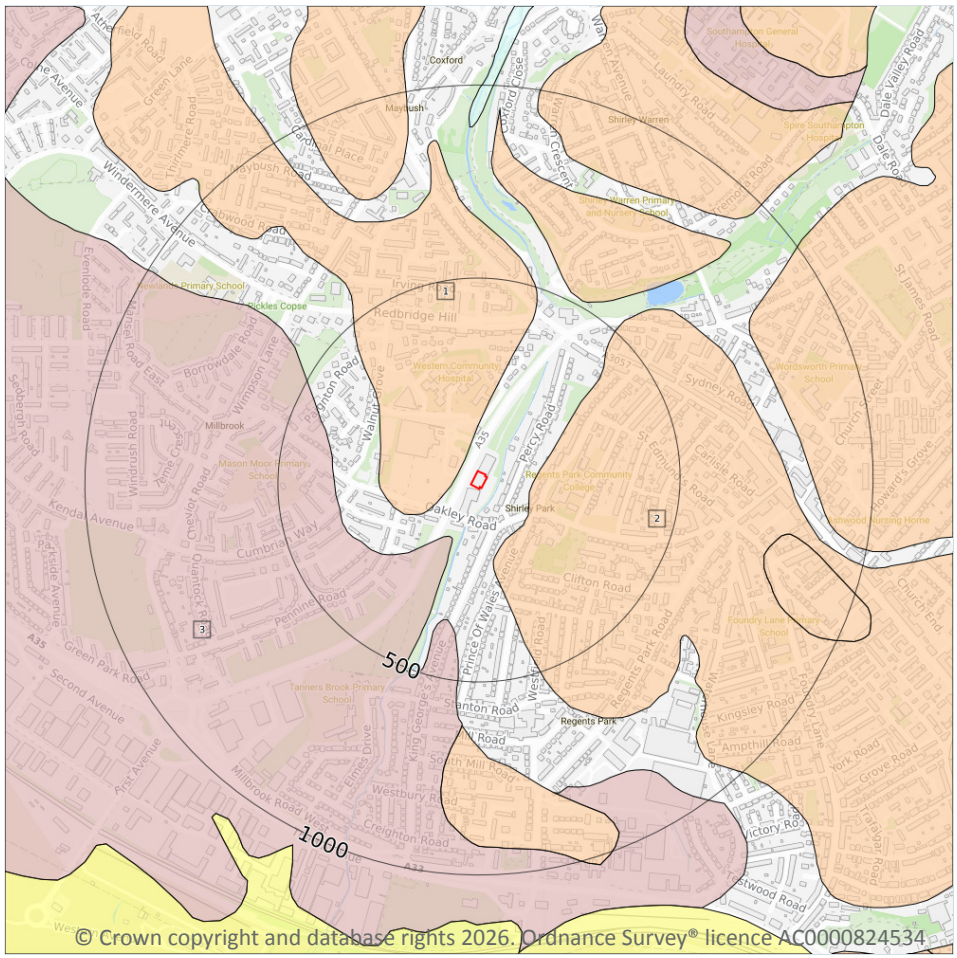
15.3 Artificial ground permeability (50k)

Records within 50m	0

A qualitative classification of estimated rates of vertical movement of water from the ground surface through the unsaturated zone of any artificial deposits (the zone between the land surface and the water table).

This data is sourced from the British Geological Survey.

Geology 1:50,000 scale - Superficial



Site Outline

Search buffers in metres (m)

Landslip (50k)

Superficial geology (50k)
Please see table for more details.

15.4 Superficial geology (50k)

Records within 500m **3**

Superficial geological deposits at 1:50,000 scale. Also known as 'drift', these are the youngest geological deposits, formed during the Quaternary. They rest on older deposits or rocks referred to as bedrock.

Features are displayed on the Geology 1:50,000 scale - Superficial map on **page 79 >**

ID	Location	LEX Code	Description	Rock description
1	43m NW	RTD3-XSV	River Terrace Deposits, 3	Sand and gravel
2	116m E	RTD3-XSV	River Terrace Deposits, 3	Sand and gravel
3	145m SW	RTD1-XSV	River Terrace Deposits, 1	Sand and gravel

This data is sourced from the British Geological Survey.

15.5 Superficial permeability (50k)

Records within 50m	1

A qualitative classification of estimated rates of vertical movement of water from the ground surface through the unsaturated zone of any superficial deposits (the zone between the land surface and the water table).

Location	Flow type	Maximum permeability	Minimum permeability
43m NW	Intergranular	Very High	High

This data is sourced from the British Geological Survey.

15.6 Landslip (50k)

Records within 500m	0

Mass movement deposits on BGS geological maps at 1:50,000 scale. Primarily superficial deposits that have moved down slope under gravity to form landslips. These affect bedrock, other superficial deposits and artificial ground.

This data is sourced from the British Geological Survey.

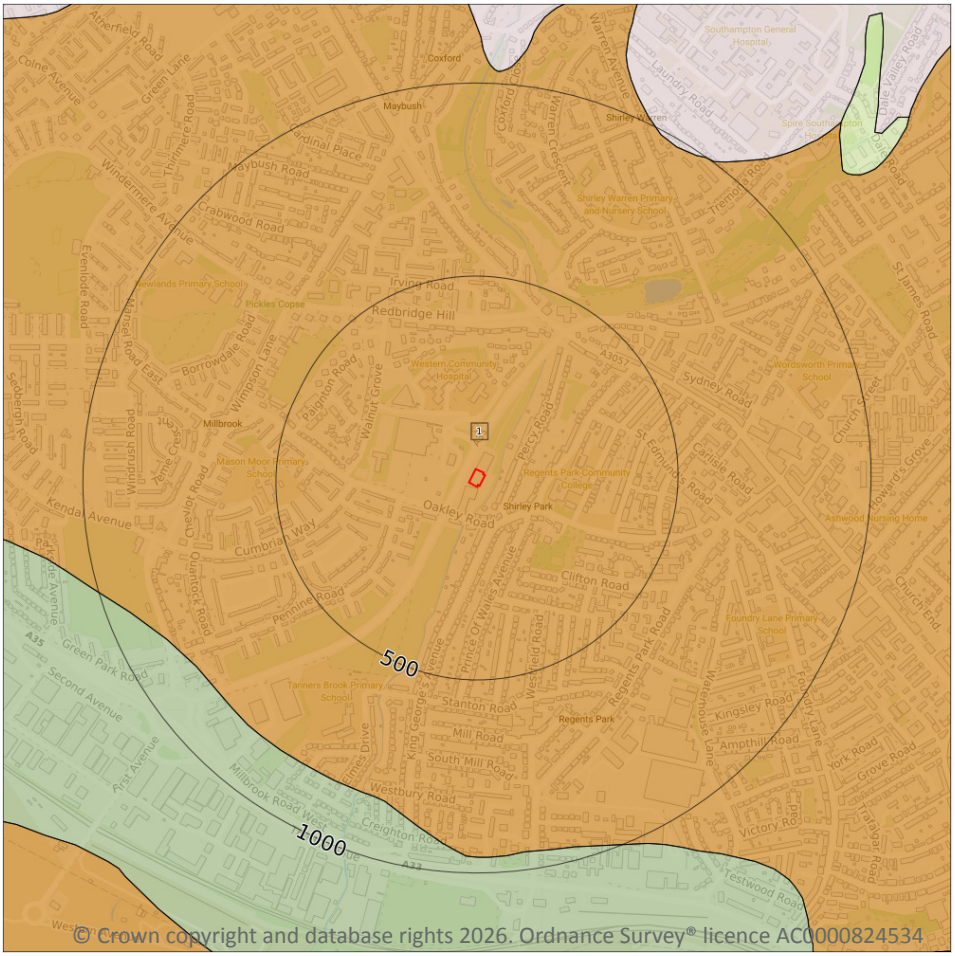
15.7 Landslip permeability (50k)

Records within 50m	0

A qualitative classification of estimated rates of vertical movement of water from the ground surface through the unsaturated zone of any landslip deposits (the zone between the land surface and the water table).

This data is sourced from the British Geological Survey.

Geology 1:50,000 scale - Bedrock



Site Outline

Search buffers in metres (m)

Bedrock faults and other linear features (50k)

Bedrock geology (50k)
Please see table for more details.

15.8 Bedrock geology (50k)

Records within 500m	1

Bedrock geology at 1:50,000 scale. The main mass of rocks forming the Earth and present everywhere, whether exposed at the surface in outcrops or concealed beneath superficial deposits or water.

Features are displayed on the Geology 1:50,000 scale - Bedrock map on **page 81 >**

ID	Location	LEX Code	Description	Rock age
1	**On site**	**WTT-XSZC**	**Wittering Formation-Sand, silt and clay**	**Ypresian**

This data is sourced from the British Geological Survey.

15.9 Bedrock permeability (50k)

Records within 50m	1

A qualitative classification of estimated rates of vertical movement of water from the ground surface through the unsaturated zone of bedrock (the zone between the land surface and the water table).

Location	Flow type	Maximum permeability	Minimum permeability
On site	**Intergranular**	**High**	**Low**

This data is sourced from the British Geological Survey.

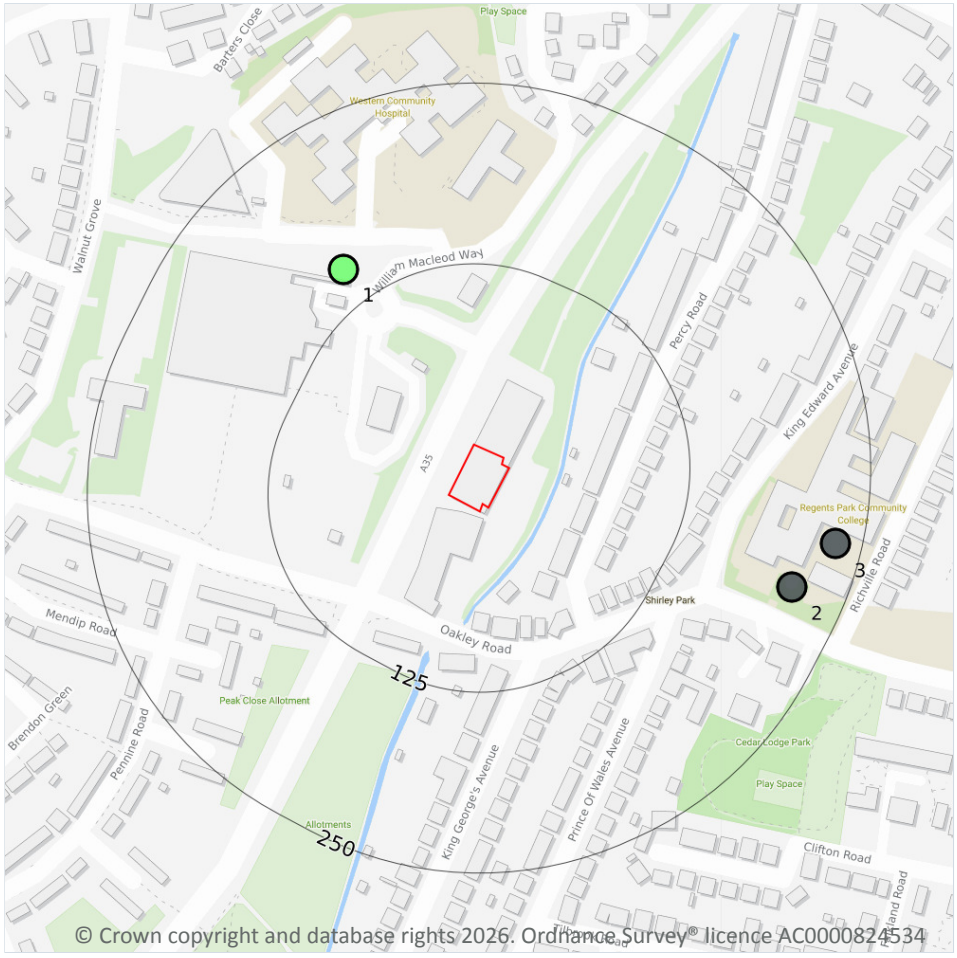
15.10 Bedrock faults and other linear features (50k)

Records within 500m	0

Linear features at the ground or bedrock surface at 1:50,000 scale of six main types; rock, fault, fold axis, mineral vein, alteration area or landform. Features are either observed or inferred, and relate primarily to bedrock.

This data is sourced from the British Geological Survey.

16 Boreholes



Site Outline

Search buffers in metres (m)

Confidential

0 - 10m

10 - 30m

30m+

Unknown

16.1 BGS Boreholes

Records within 250m	3

The Single Onshore Boreholes Index (SOBI); an index of over one million records of boreholes, shafts and wells from all forms of drilling and site investigation work held by the British Geological Survey. Covering onshore and nearshore boreholes dating back to at least 1790 and ranging from one to several thousand metres deep.

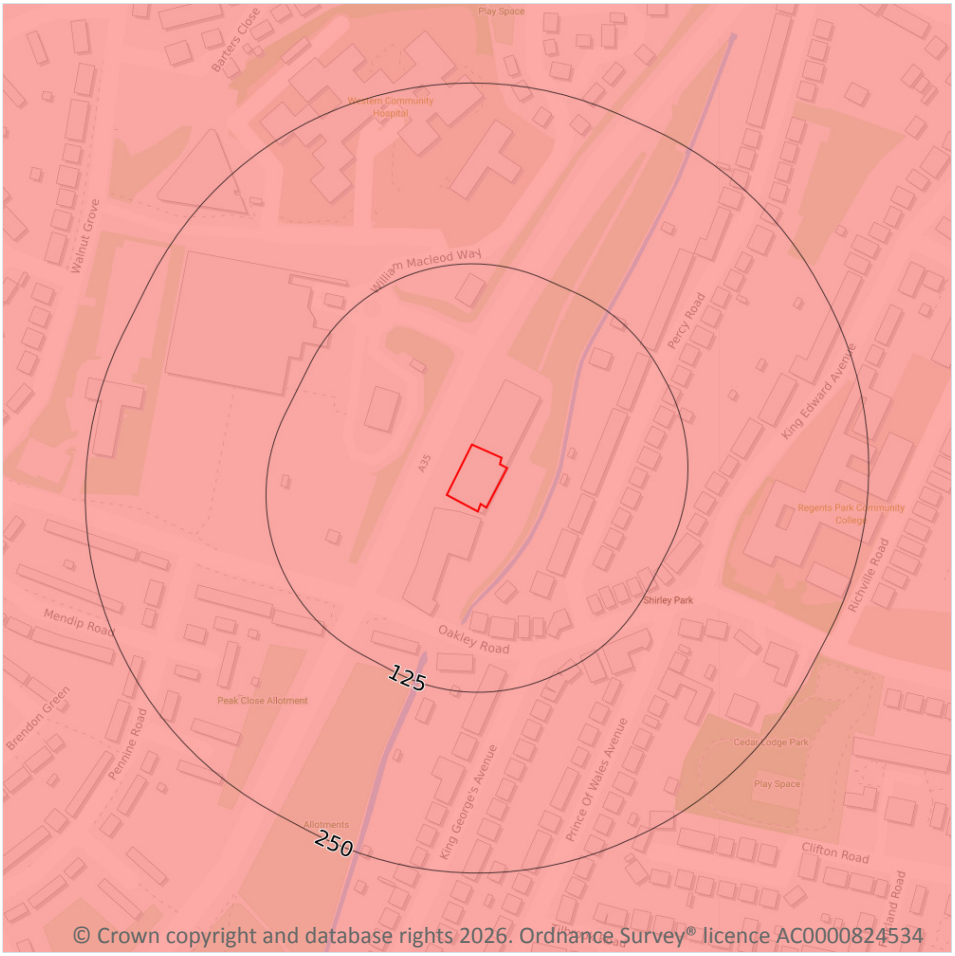
Features are displayed on the Boreholes map on **page 83 >**

ID	Location	Grid reference	Name	Length	Confidential	Web link
1	151m NW	439000 114000	WINTERLANDS	25.3	N	12397678 ↗
2	212m SE	439310 113780	REGENTS PARK SCHOOL TH1	-	Y	N/A

ID	Location	Grid reference	Name	Length	Confidential	Web link
3	231m E	439340 113810	REGENTS PARK SCHOOL TH2	-	Y	N/A

This data is sourced from the British Geological Survey.

17 Natural ground subsidence - Shrink swell clays



Site Outline

Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.1 Shrink swell clays

Records within 50m	1

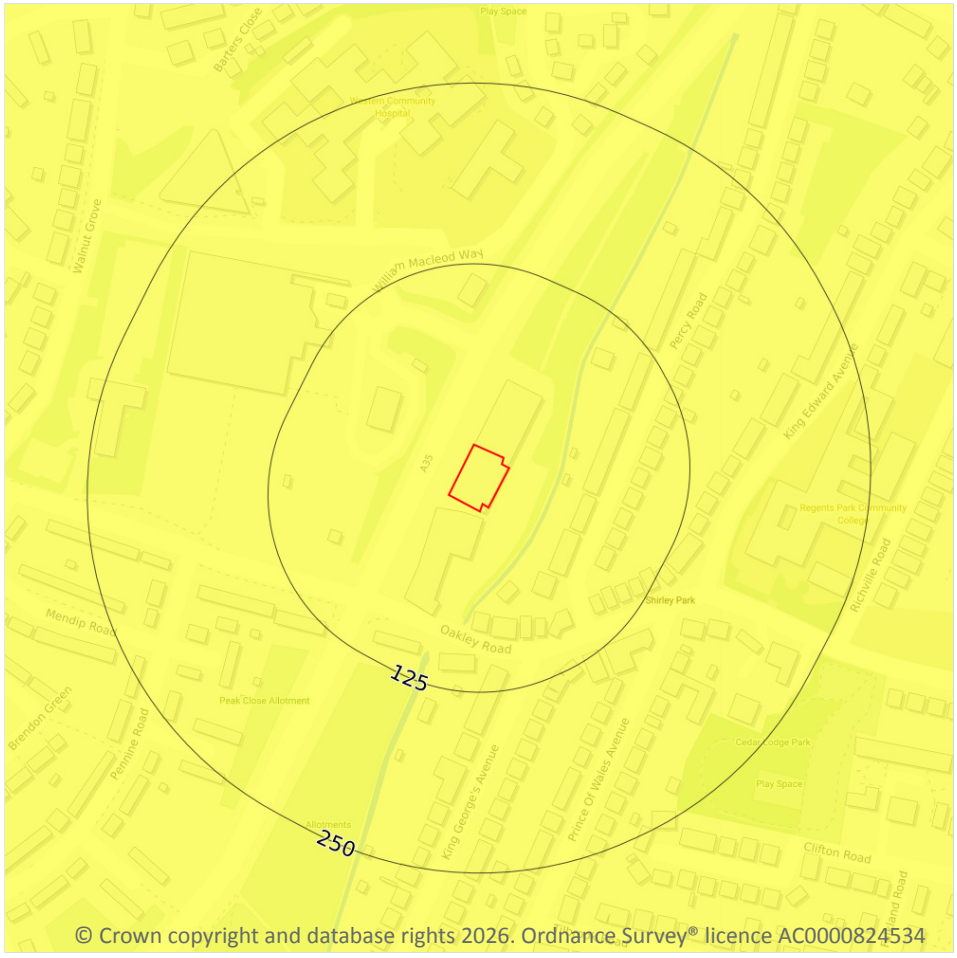
The potential hazard presented by soils that absorb water when wet (making them swell), and lose water as they dry (making them shrink). This shrink-swell behaviour is controlled by the type and amount of clay in the soil, and by seasonal changes in the soil moisture content (related to rainfall and local drainage).

Features are displayed on the Natural ground subsidence - Shrink swell clays map on **page 85 >**

Location	Hazard rating	Details
On site	**Moderate**	**Ground conditions predominantly high plasticity.**

This data is sourced from the British Geological Survey.

Natural ground subsidence - Running sands



Site Outline

Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.2 Running sands

Records within 50m	1

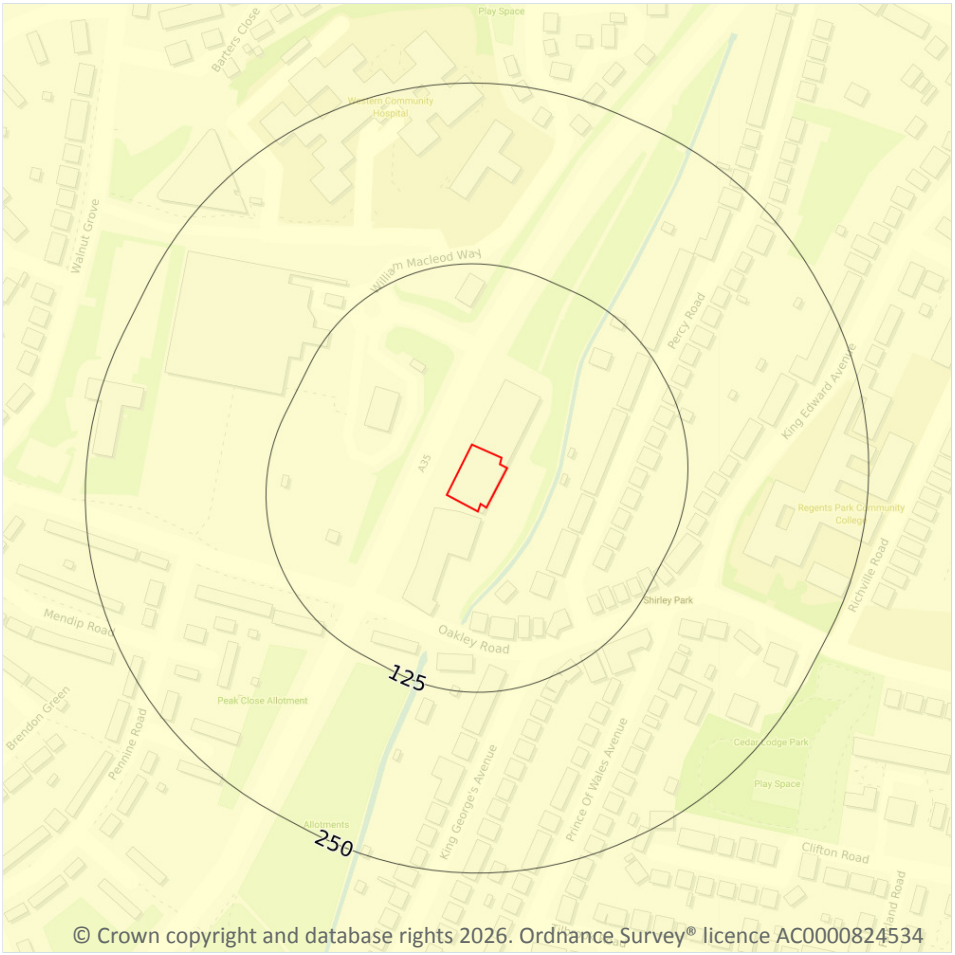
The potential hazard presented by rocks that can contain loosely-packed sandy layers that can become fluidised by water flowing through them. Such sands can 'run', removing support from overlying buildings and causing potential damage.

Features are displayed on the Natural ground subsidence - Running sands map on **page 86 >**

Location	Hazard rating	Details
On site	**Very low**	**Running sand conditions are unlikely. No identified constraints on land use due to running conditions unless water table rises rapidly.**

This data is sourced from the British Geological Survey.

Natural ground subsidence - Compressible deposits



Site Outline

Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.3 Compressible deposits

Records within 50m	1

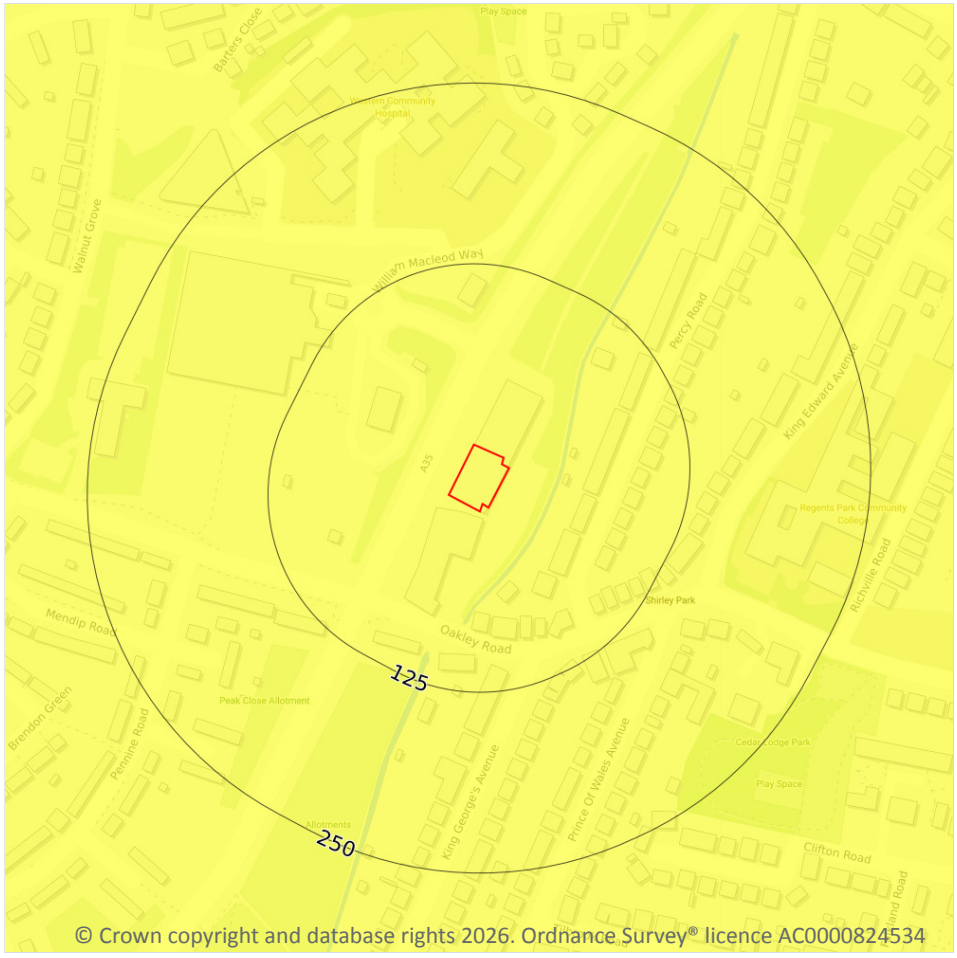
The potential hazard presented by types of ground that may contain layers of very soft materials like clay or peat and may compress if loaded by overlying structures, or if the groundwater level changes, potentially resulting in depression of the ground and disturbance of foundations.

Features are displayed on the Natural ground subsidence - Compressible deposits map on **page 87 >**

Location	Hazard rating	Details
On site	**Negligible**	**Compressible strata are not thought to occur.**

This data is sourced from the British Geological Survey.

Natural ground subsidence - Collapsible deposits



Site Outline

Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.4 Collapsible deposits

Records within 50m	1

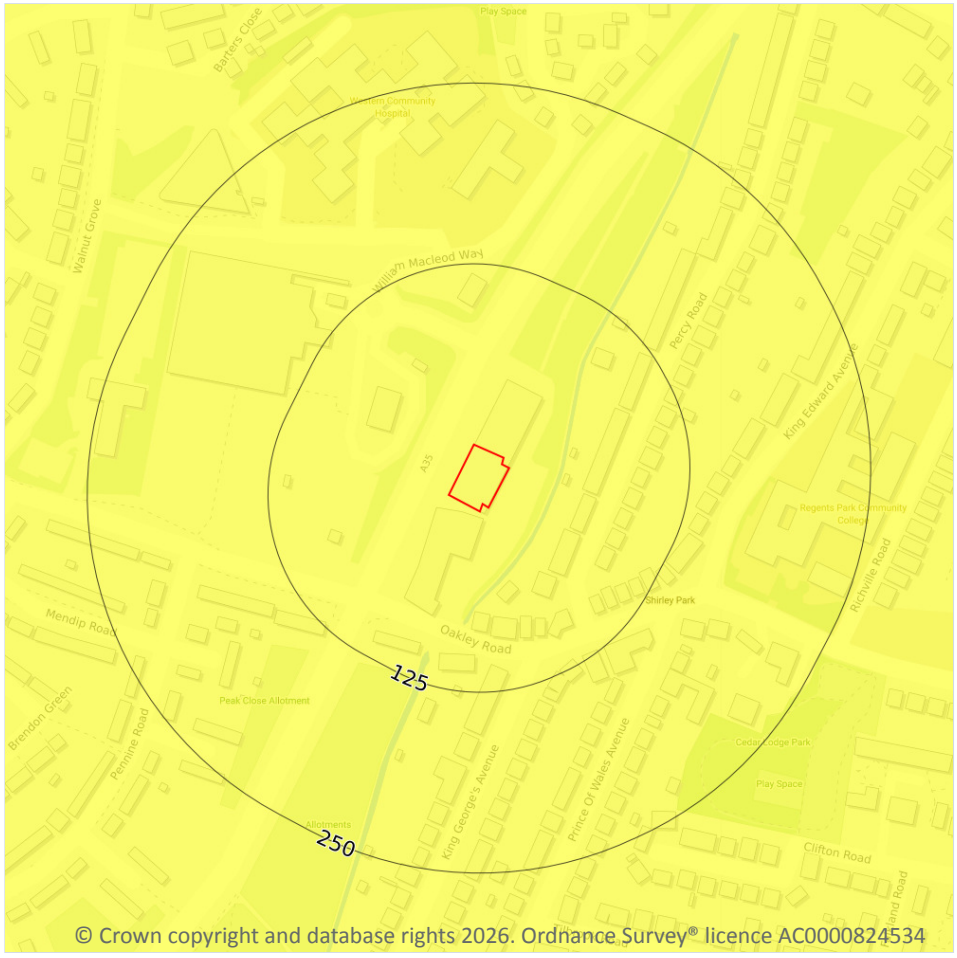
The potential hazard presented by natural deposits that could collapse when a load (such as a building) is placed on them or they become saturated with water.

Features are displayed on the Natural ground subsidence - Collapsible deposits map on **page 88 >**

Location	Hazard rating	Details
On site	**Very low**	**Deposits with potential to collapse when loaded and saturated are unlikely to be present.**

This data is sourced from the British Geological Survey.

Natural ground subsidence - Landslides



Site Outline

Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.5 Landslides

Records within 50m	1

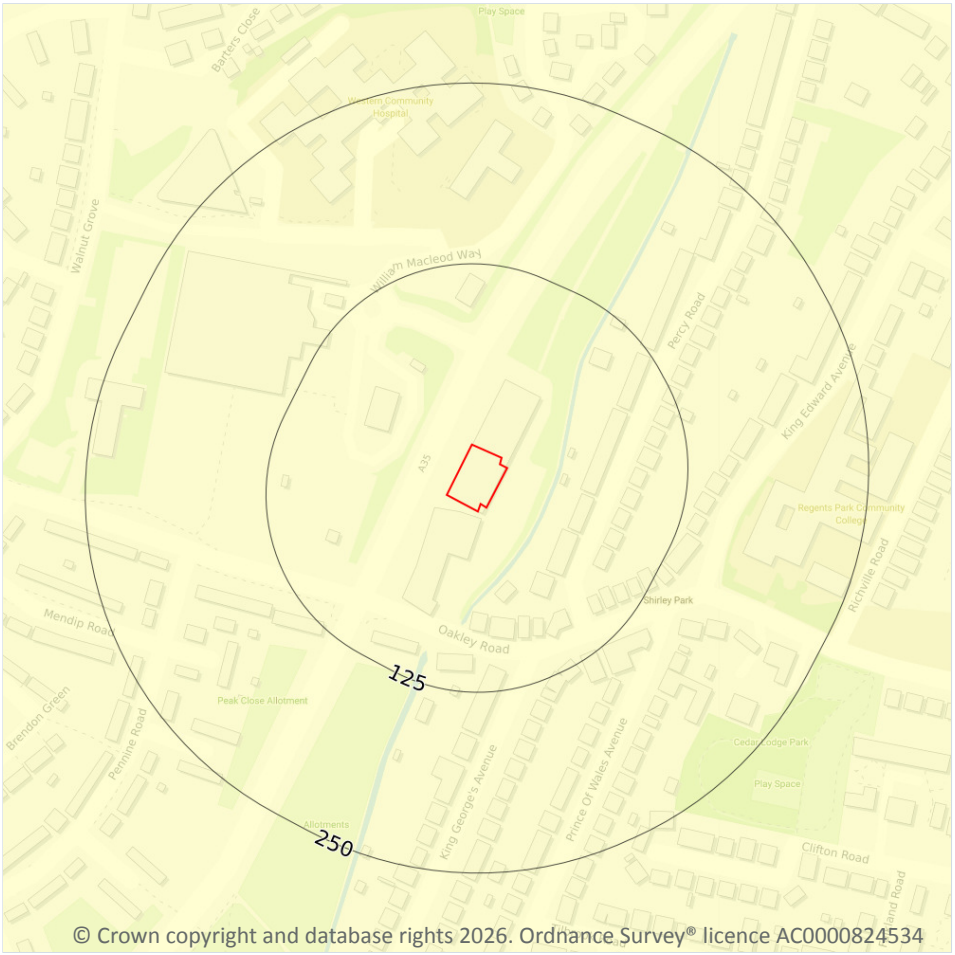
The potential for landsliding (slope instability) to be a hazard assessed using 1:50,000 scale digital maps of superficial and bedrock deposits, combined with information from the BGS National Landslide Database and scientific and engineering reports.

Features are displayed on the Natural ground subsidence - Landslides map on **page 89 >**

Location	Hazard rating	Details
On site	**Very low**	**Slope instability problems are not likely to occur but consideration to potential problems of adjacent areas impacting on the site should always be considered.**

This data is sourced from the British Geological Survey.

Natural ground subsidence - Ground dissolution of soluble rocks



Site Outline

Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.6 Ground dissolution of soluble rocks

Records within 50m	1

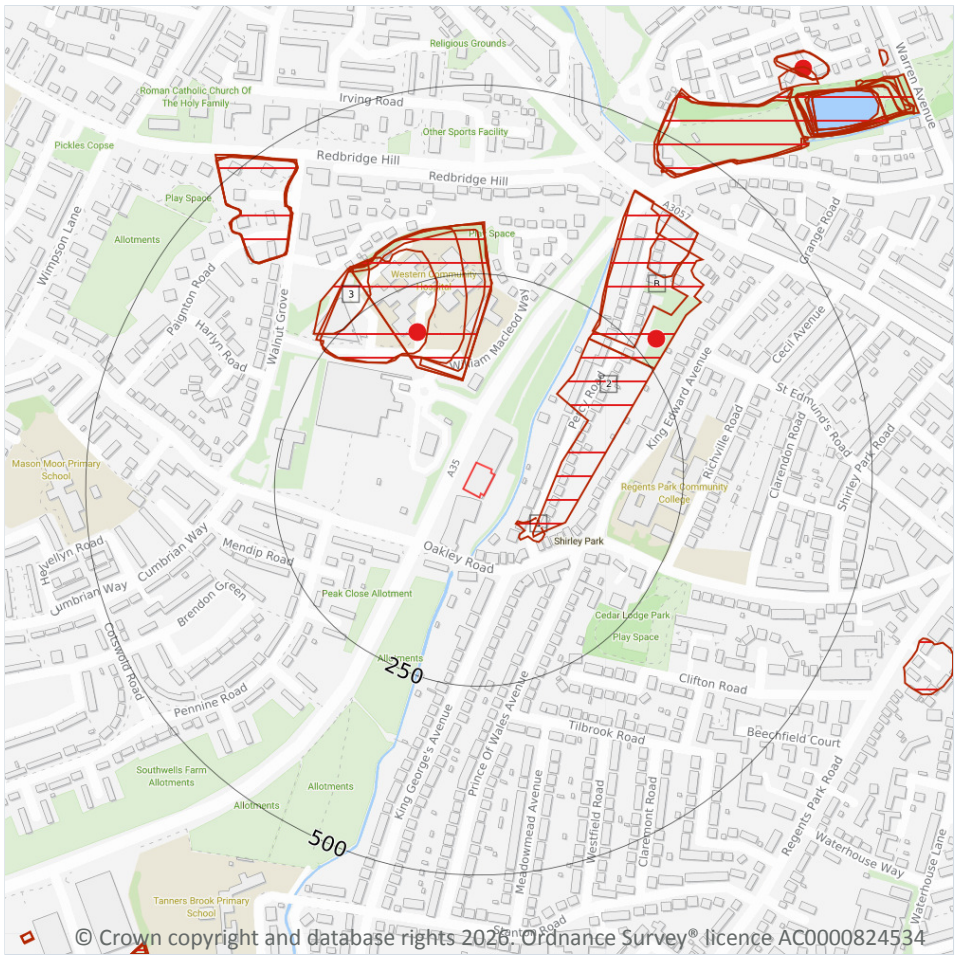
The potential hazard presented by ground dissolution, which occurs when water passing through soluble rocks produces underground cavities and cave systems. These cavities reduce support to the ground above and can cause localised collapse of the overlying rocks and deposits.

Features are displayed on the Natural ground subsidence - Ground dissolution of soluble rocks map on **page 90 >**

Location	Hazard rating	Details
On site	**Negligible**	**Soluble rocks are either not thought to be present within the ground, or not prone to dissolution. Dissolution features are unlikely to be present.**

This data is sourced from the British Geological Survey.

18 Mining and ground workings



Site Outline

Search buffers in metres (m)

- BritPits
- Surface ground workings
- Underground workings
- Underground mining extents
- Historical mineral planning areas
- TCA non-coal mining

Non Coal Mining

- Sporadic underground mining of restricted extent possible
- Localised small scale underground mining possible
- Small scale mining possible
- Underground mining known or likely within or in close proximity
- Underground mining known within or in very close proximity

18.1 BritPits

Records within 500m	2

BritPits (an abbreviation of British Pits) is a database maintained by the British Geological Survey of currently active and closed surface and underground mineral workings. Details of major mineral handling sites, such as wharfs and rail depots are also held in the database.

Features are displayed on the Mining and ground workings map on **page 92 >**

ID	Location	Details	Description
A	190m NW	Name: Mousehole Gravel Pit Address: Shirley Park, SOUTHAMPTON, Hampshire Commodity: Sand & Gravel Status: Ceased	Type: A surface mineral working. It may be termed Quarry, Delf, Delph, Gravel Pit, Sand Pit, Sand and Gravel Pit, Clay Pit, Pit, Opencast Coal Site or Surface Mine. It may be mapped as Worked Ground or Worked and Made Ground on BGS mapping. Status description: Site which has ceased to extract minerals. May be considered as 'Closed' by operator. May be considered to have 'Active', 'Dormant' or 'Expired' planning permissions by the Mineral Planning Authority.
4	279m NE	Name: Shirley Park Gravel Pit Address: Shirley Park, SOUTHAMPTON, Hampshire Commodity: Sand & Gravel Status: Ceased	Type: A surface mineral working. It may be termed Quarry, Delf, Delph, Gravel Pit, Sand Pit, Sand and Gravel Pit, Clay Pit, Pit, Opencast Coal Site or Surface Mine. It may be mapped as Worked Ground or Worked and Made Ground on BGS mapping. Status description: Site which has ceased to extract minerals. May be considered as 'Closed' by operator. May be considered to have 'Active', 'Dormant' or 'Expired' planning permissions by the Mineral Planning Authority.

This data is sourced from the British Geological Survey.

18.2 Surface ground workings

Records within 250m	**10**

Historical land uses identified from Ordnance Survey® mapping that involved ground excavation at the surface. These features may or may not have been subsequently backfilled.

Features are displayed on the Mining and ground workings map on **page 92 >**

ID	Location	Land Use	Year of mapping	Mapping scale
1	56m SE	Unspecified Pit	1869	1:10560
2	76m E	Gravel Pit	1908	1:10560
A	110m N	Unspecified Pit	1938	1:10560
A	110m N	Unspecified Pit	1938	1:10560
A	112m N	Unspecified Ground Workings	1946	1:10560
A	137m N	Gravel Pit	1908	1:10560
A	166m NW	Gravel Pit	1896	1:10560
B	216m NE	Gravel Pits	1908	1:10560

ID	Location	Land Use	Year of mapping	Mapping scale
B	227m NE	Brick Field	1869	1:10560
3	249m NW	Refuse Heap	1869	1:10560

This is data is sourced from Ordnance Survey®/Groundsure.

18.3 Underground workings

Records within 1000m	0

Historical land uses identified from Ordnance Survey® mapping that indicate the presence of underground workings e.g. mine shafts.

This is data is sourced from Ordnance Survey®/Groundsure.

18.4 Underground mining extents

Records within 500m	0

This data identifies underground mine workings that could present a potential risk, including adits and seam workings. These features have been identified from BGS Geological mapping and mine plans sourced from the BGS and various collections and sources.

This data is sourced from Groundsure.

18.5 Historical Mineral Planning Areas

Records within 500m	0

Boundaries of mineral planning permissions for England and Wales. This data was collated between the 1940s (and retrospectively to the 1930s) and the mid 1980s. The data includes permitted, withdrawn and refused permissions.

This data is sourced from the British Geological Survey.

18.6 Non-coal mining

Records within 1000m	0

The potential for historical non-coal mining to have affected an area. The assessment is drawn from expert knowledge and literature in addition to the digital geological map of Britain. Mineral commodities may be divided into seven general categories - vein minerals, chalk, oil shale, building stone, bedded ores, evaporites and 'other' commodities (including ball clay, jet, black marble, graphite and chert).

This data is sourced from the British Geological Survey.

18.7 JPB mining areas

Records on site	0

Areas which could be affected by former coal and other mining. This data includes some mine plans unavailable to the Coal Authority.

This data is sourced from Johnson Poole and Bloomer.

18.8 The Coal Authority non-coal mining

Records within 500m	0

This data provides an indication of the potential zone of influence of recorded underground non-coal mining workings. Any and all analysis and interpretation of Coal Authority Data in this report is made by Groundsure, and is in no way supported, endorsed or authorised by the Coal Authority. The use of the data is restricted to the terms and provisions contained in this report. Data reproduced in this report may be the copyright of the Coal Authority and permission should be sought from Groundsure prior to any re-use.

This data is sourced from The Coal Authority.

18.9 Researched mining

Records within 500m	0

This data indicates areas of potential mining identified from alternative or archival sources, including; BGS Geological paper maps, Lidar data, aerial photographs (from World War II onwards), archaeological data services, websites, Tithe maps, and various text/plans from collected books and reports. Some of this data is approximate and Groundsure have interpreted the resultant risk area and, where possible, specific areas of risk have been captured.

This data is sourced from Groundsure.

18.10 Mining record office plans

Records within 500m	0

This dataset is representative of Mining Record Office and/or plan extents held by Groundsure and should be considered approximate. Where possible, plans have been located and any specific areas of risk they depict have been captured.

This data is sourced from Groundsure.

18.11 BGS mine plans

Records within 500m	0

This dataset is representative of BGS mine plans held by Groundsure and should be considered approximate. Where possible, plans have been located and any specific areas of risk they depict have been captured.

This data is sourced from Groundsure.

18.12 Coal mining

Records on site	0

Areas which could be affected by past, current or future coal mining.

This data is sourced from the Coal Authority.

18.13 Brine areas

Records on site	0

The Cheshire Brine Compensation District indicates areas that may be affected by salt and brine extraction in Cheshire and where compensation would be available where damage from this mining has occurred. Damage from salt and brine mining can still occur outside this district, but no compensation will be available.

This data is sourced from the Cheshire Brine Subsidence Compensation Board.

18.14 Gypsum areas

Records on site	0

Generalised areas that may be affected by gypsum extraction.

This data is sourced from British Gypsum.

18.15 Tin mining

Records on site	0

Generalised areas that may be affected by historical tin mining.

This data is sourced from Groundsure.

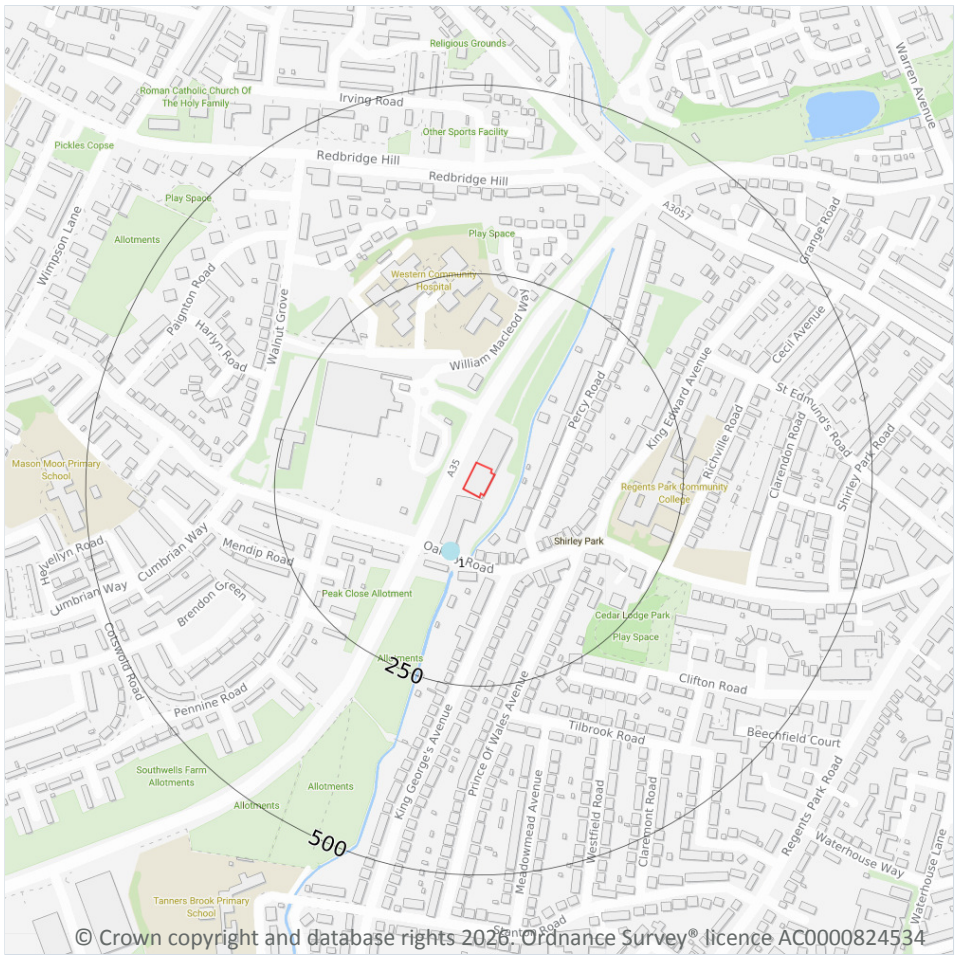
18.16 Clay mining

Records on site	0

Generalised areas that may be affected by kaolin and ball clay extraction.

This data is sourced from the Kaolin and Ball Clay Association (UK).

19 Ground cavities and sinkholes



Site Outline

Search buffers in metres (m)

- Natural cavities (Area)
- Natural cavities (Point)
- Mining cavities
- Reported recent incidents
- Historical incidents

19.1 Natural cavities

Records within 500m	0

Industry recognised national database of natural cavities. Sinkholes and caves are formed by the dissolution of soluble rock, such as chalk and limestone, gulls and fissures by cambering. Ground instability can result from movement of loose material contained within these cavities, often triggered by water.

This data is sourced from Stantec UK Ltd.

19.2 Mining cavities

Records within 1000m	0

Industry recognised national database of mining cavities. Degraded mines may result in hazardous subsidence (crown holes). Climatic conditions and water escape can also trigger subsidence over mine entrances and workings.

This data is sourced from Stantec UK Ltd.

19.3 Reported recent incidents

Records within 500m	1

This data identifies sinkhole information gathered from media reports and Groundsure's own records. This data goes back to 2014 and includes relative accuracy ratings for each event and links to the original data sources. The data is updated on a regular basis and should not be considered a comprehensive catalogue of all sinkhole events. The absence of data in this database does not mean a sinkhole definitely has not occurred during this time.

Features are displayed on the Ground cavities and sinkholes map on **page 98 >**

ID	Location	Name	Date	Cause	Estimated diameter	Description	Accuracy
1	81m SW	Oakley Road ↗	24/11/2021	Unknown	2m	The road is said to be impassable near to City Plumbing and motorists are now being told to find alternative routes.	1m

This data is sourced from Groundsure.

19.4 Historical incidents

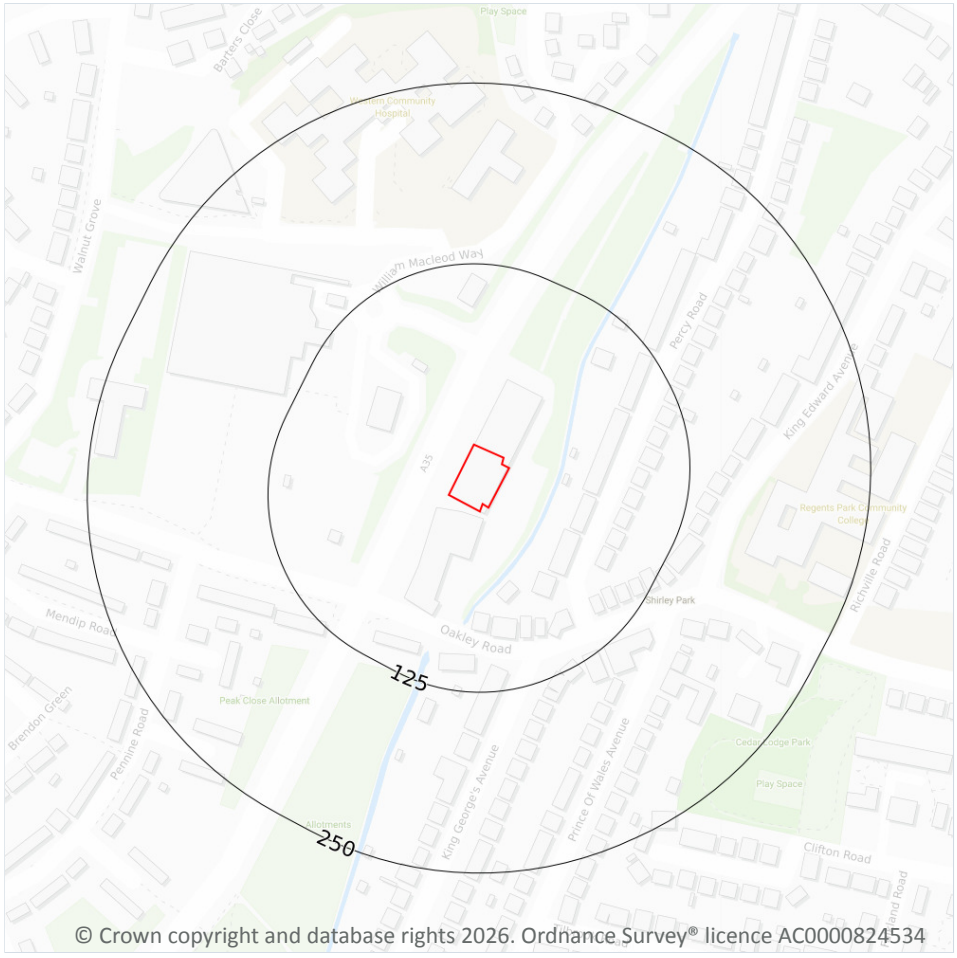
Records within 500m	0

This dataset comprises an extract of 1:10,560, 1:10,000, 1:2,500 and 1:1,250 scale historical Ordnance Survey® maps held by Groundsure, dating back to the 1840s. It shows shakeholes, deneholes and other 'holes' as noted on these maps. Dene holes are medieval chalk extraction pits, usually comprising a narrow shaft with a number of chambers at the base of the shaft. Shakeholes are an alternative name for suffusion sinkholes, most commonly found in the limestone landscapes of North Yorkshire but also extensively noted around the Brecon Beacons National Park.

Not all 'holes' noted on Ordnance Survey® mapping will necessarily be present within this dataset.

This data is sourced from Groundsure.

20 Radon



Site Outline

Search buffers in metres (m)

- Greater than 30%
- Between 10% and 30%
- Between 5% and 10%
- Between 3% and 5%
- Between 1% and 3%
- Less than 1%

20.1 Radon

Records on site	1

The Radon Potential data classifies areas based on their likelihood of a property having a radon level at or above the Action Level in Great Britain. The dataset is intended for use at 1:50,000 scale and was derived from both geological assessments and indoor radon measurements (more than 560,000 records). A minimum 50m buffer should be considered when searching the maps, as the smallest detectable feature at this scale is 50m. The findings of this section should supersede any estimations derived from the Indicative Atlas of Radon in Great Britain (1:100,000 scale).

Features are displayed on the Radon map on **page 100 >**

Location	Estimated properties affected	Radon Protection Measures required
On site	**Less than 1%**	**None**

This data is sourced from the British Geological Survey and UK Health Security Agency.

21 Soil chemistry

21.1 BGS Estimated Background Soil Chemistry

Records within 50m	2

The estimated values provide the likely background concentration of the potentially harmful elements Arsenic, Cadmium, Chromium, Lead and Nickel in topsoil. The values are estimated primarily from rural topsoil data collected at a sample density of approximately 1 per 2 km^2. In areas where rural soil samples are not available, estimation is based on stream sediment data collected from small streams at a sampling density of 1 per 2.5 km^2; this is the case for most of Scotland, Wales and southern England. The stream sediment data are converted to soil-equivalent concentrations prior to the estimation.

Location	Arsenic	Bioaccessible Arsenic	Lead	Bioaccessible Lead	Cadmium	Chromium	Nickel
On site	**15 mg/kg**	**No data**	**100 mg/kg**	**60 mg/kg**	**1.8 mg/kg**	**90 - 120 mg/kg**	**15 - 30 mg/kg**
43m NW	15 mg/kg	No data	100 mg/kg	60 mg/kg	1.8 mg/kg	90 - 120 mg/kg	15 - 30 mg/kg

This data is sourced from the British Geological Survey.

21.2 BGS Estimated Urban Soil Chemistry

Records within 50m	0

Estimated topsoil chemistry of Arsenic, Cadmium, Chromium, Copper, Nickel, Lead, Tin and Zinc and bioaccessible Arsenic and Lead in 23 urban centres across Great Britain. These estimates are derived from interpolation of the measured urban topsoil data referred to above and provide information across each city between the measured sample locations (4 per km^2).

This data is sourced from the British Geological Survey.

21.3 BGS Measured Urban Soil Chemistry

Records within 50m	0

The locations and measured total concentrations (mg/kg) of Arsenic, Cadmium, Chromium, Copper, Nickel, Lead, Tin and Zinc in urban topsoil samples from 23 urban centres across Great Britain. These are collected at a sample density of 4 per km^2.

This data is sourced from the British Geological Survey.

22 Railway infrastructure and projects

22.1 Underground railways (London)

Records within 250m	0

Details of all active London Underground lines, including approximate tunnel roof depth and operational hours.

This data is sourced from publicly available information by Groundsure.

22.2 Underground railways (Non-London)

Records within 250m	0

Details of the Merseyrail system, the Tyne and Wear Metro and the Glasgow Subway. Not all parts of all systems are located underground. The data contains location information only and does not include a depth assessment.

This data is sourced from publicly available information by Groundsure.

22.3 Railway tunnels

Records within 250m	0

Railway tunnels taken from contemporary Ordnance Survey® mapping.

This data is sourced from the Ordnance Survey®.

22.4 Historical railway and tunnel features

Records within 250m	0

Railways and tunnels digitised from historical Ordnance Survey® mapping as scales of 1:1,250, 1:2,500, 1:10,000 and 1:10,560.

This data is sourced from Ordnance Survey®/Groundsure.

22.5 Royal Mail tunnels

Records within 250m	0

The Post Office Railway, otherwise known as the Mail Rail, is an underground railway running through Central London from Paddington Head District Sorting Office to Whitechapel Eastern Head Sorting Office. The line is 10.5km long. The data includes details of the full extent of the tunnels, the depth of the tunnel, and the depth to track level.

This data is sourced from Groundsure/the Postal Museum.

22.6 Historical railways

Records within 250m	0

Former railway lines, including dismantled lines, abandoned lines, disused lines, historic railways and razed lines.

This data is sourced from OpenStreetMap.

22.7 Railways

Records within 250m	0

Currently existing railway lines, including standard railways, narrow gauge, funicular, trams and light railways.

This data is sourced from Ordnance Survey® and OpenStreetMap.

22.8 Crossrail 2

Records within 500m	0

Crossrail 2 is a proposed railway linking the national rail networks in Surrey and Hertfordshire via an underground tunnel through London.

This data is sourced from publicly available information by Groundsure.

22.9 HS2

Records within 500m	0

HS2 is a proposed high speed rail network running from London to Manchester and Leeds via Birmingham. Main civils construction on Phase 1 (London to Birmingham) of the project began in 2019, and it is currently anticipated that this phase will be fully operational by 2026. Construction on Phase 2a (Birmingham to Crewe) is anticipated to commence in 2021, with the service fully operational by 2027. Construction on Phase 2b (Crewe to Manchester and Birmingham to Leeds) is scheduled to begin in 2023 and be operational by 2033.

This data is sourced from HS2 ltd.

Data providers

Groundsure works with respected data providers to bring you the most relevant and accurate information. To find out who they are and their areas of expertise see https://www.groundsure.com/sources-reference ↗.

Terms and conditions

Groundsure's Terms and Conditions can be accessed at this link: www.groundsure.com/terms-and-conditions-april-2023/ ↗.

Appendix 4: Site Photographs


Premier Tyres