Geotechnical and Geo-environmental Consultants

PHASE 1 GEO-ENVIRONMENTAL DESK STUDY AND PRELIMINARY RISK ASSESSMENT

25 CHURCH ROAD
TEDDINGTON
TW11 8PF

Reference Number 3219/Rpt 1v1
February 2023

Prepared for

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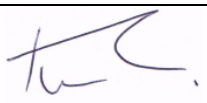
Client Address	Ramsden House, Ramsden, OX7 3AX
Report Title	Phase 1 Geo-environmental Desk Study and Preliminary Risk Assessment: 25 Church Road, Teddington TW11 8PF
Reference Number	3219/Rpt 1v1
Date	February 2023

Reviewed and Approved By	Philip Miles BSc, MSc, C Geol (Director)	

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EXECUTIVE SUMMARY

This report describes the findings of a Geo-environmental Desk Study and Preliminary Risk Assessment of 25 Church Road, Teddington TW11 8PF. It is proposed to convert the existing building to flats.

At the time of the walk-over the site was vacant and being converted to residential. The ground floor was formally used as a tyre fitter and contained a store, tyre store and tyre fitting area. The upper floors were used as offices.

The review of the historical identified the site has been used for commercial activities, including the sale of rubber and a tyre fitter. Within the surrounding area of commercial/works site were identified.

A review of the environmental setting indicated the site to be underlain superficial sand and gravel of the Kempton Park Gravel Formation. The Kempton Park Gravel Formation is underlain by the London Clay Formation. The London Clay is classified as an Unproductive Aquifer. The superficial deposit is classified as a Principal Aquifer. No surface water features were identified within the vicinity of the site.

The Conceptual Model prepared for the site has identified sources of potential contamination. No active pollution pathways were identified between these sites and the proposed development. Based on the findings of the Phase 1 Desk Study and preliminary risk assessment it is concluded that should the site be converted to residential, no active pollution pathways will be introduced to the identified sources of potential contamination. It is concluded that the level of risk from contamination is considered to be acceptable.

No recommendations for further site investigation have been made.

1 INTRODUCTION

1.1 Background

Brown 2 Green Associates Ltd have been commissioned by Seventy Four Build Co Ltd to undertake a Phase I Geo-Environmental Desk Study and Preliminary Risk Assessment of 25 Church Road, Teddington TW11 8PF. The site is centred on National Grid Reference 515660, 171120. The site location is presented in Figure 1.

1.2 Proposed Development

The work was commissioned to provide information for a planning application to convert the existing building to residential consisting of flats with areas of hard landscaping. The proposed development is shown on drawing number 22228-A prepared by Capelo. The proposed development layout is presented in Appendix II.

1.3 Objectives

The objectives of the work are to provide an assessment of risk from contaminated land to inform about potential re-development of the site, address the requirements of the National Planning Policy Framework[1] and Planning Practice Guidance. These objectives are achieved by:

- Undertake a site inspection to identify any current areas of potential environmental concern;
- Review historical plans, geology, hydrogeology, site sensitivity, flood-plain issues, mining records and any local authority information available in order to complete a Desk Study in line with Environment Agency Contaminated Land Risk Management.

The information obtained in this study has been used to develop an initial Conceptual Site Model (CSM) and outline potential risks from contamination at the site. This CSM examines potential Source-Pathway-Receptor contaminant linkages in relation to identified or potential contamination issues at the site and vicinity, incorporating them into a Preliminary Risk Assessment. This report has been completed in accordance with Environment Agency Contaminated Land Risk Management.

The Preliminary Risk Assessment seeks to establish firstly whether unacceptable risk as defined in Part 2A of the Environmental Protection Act 1990 is present and secondly whether a possibility of harm to controlled waters, human health or property is present and further investigation is therefore needed to better inform about risk assessment.

Consideration of geotechnical/engineering aspects of the proposed development falls outside the scope of this assessment.

1.4 Sources of Information

Background information relating to the site was acquired and referenced from the following sources:

- Historical mapping (Appendix IV);
- Environmental Database Search. All relevant data is summarised in the text of the report. A full copy is presented in Appendix V;

[1] National Planning Policy Framework, Department for Communities and Local Government, July 2021.

- On-line planning records held by London borough of Richmond-on-Thames;
- British Geological Survey website.
- DEFRA Magic website.
- UK Soil Observatory website.

A site walkover was carried out by a Geo-environmental Consultant from Brown 2 Green Associates on the 2nd February 2023.

2 SITE LOCATION AND DESCRIPTION

2.1 Site Location and Surrounding Area

The site is in a residential area on the west side of Church Road. The land uses immediately adjacent to the site are summarised below:

Direction	Land Use
North	Salvation Army Hall and residential
East	Residential
South	Residential
West	Residential

The site location is presented in Figure 1.

2.2 Site Descriptions and Reconnaissance

The site layout is presented in Figure 2. A photographic record of the site is included in Appendix III.

The subject parcel of land is rectangular in shape and covers 0.02 hectares. Access to the site is from Church Road along the eastern side of the site.

At the time of the site walk-over the site was vacant and was under refurbishment. Signage on the front of the buildings, indicates that it was formally a tyre fitter (Steve's Tyres). The site is occupied by a single building that is constructed of brick, with a slate roof. The ground floor would have been used as the tyre fitters. The upper floors would have been used as offices. Along the front of the building there is an open forecourt that is paved with concrete.

The north east corner is an areas containing a shop/offices and welfare facilities. Along the south side of the site is the access to the rear. The rear of the site would have contained contains the workshop and storage for tyres. Within the floor of the workshop there is a 300mm sump is present in the floor. This sump would have contained the vehicle lift. No other inspection pits were noted.

2.2.1 Storage of Chemicals and Hazardous Substances

Above Ground Storage Tanks (ASTs)

No above ground storage tanks (ASTs) or evidence of former ASTs were observed at the site.

Underground Storage Tanks (USTs)

No underground storage tanks (USTs) or evidence of USTs were observed at the site.

Other Chemical Storage

No significant storage of chemicals was noted at the time of the walkover.

Polychlorinated Biphenyls

No equipment that may potentially contain polychlorinated biphenyls (PCBs) was observed at the site.

2.2.2 Asbestos Containing Materials

During the inspection no materials suspected to contain asbestos were observed at the site.

No asbestos survey reports were made available.

2.2.3 Waste Disposal

No waste disposal activities were identified.

2.2.4 Site Drainage

A formal drainage survey has not been completed but it is assumed the site is connected to the foul sewer which is likely to be located within Church Road to the east.

No trade effluent is generated by the site.

No oil/water interceptors were identified.

No soakaways were identified.

Rainwater will either infiltrate into the ground or is lost through surface water run-off or evapotranspiration.

Visual and Olfactory Evidence of Contamination

No specific visual or olfactory evidence of contamination was noted.

2.3 Potential Sources of Contamination

During the review of the site setting and reconnaissance the following plausible potential sources of contamination were identified:

- Formerly used as a tyre fitter. No evidence of car services that involved the use of hydrocarbons was noted.

3 HISTORICAL LAND USE

3.1 Historical Mapping

The maps at scales of 1:1,250, 1: 2,500, 1:10,000 and 1:10,560 were reviewed to determine the history of the site. A summary of the site history is presented below. The historical maps are included in Appendix IV.

Date	Site	Surrounding Area
1865 1:2,500	Agricultural land	Agricultural land. A railway is located 140m to the east.
1894 1:1054	The site has been developed. A building fronts onto Church Road. A second building is located at the rear of the site. An access way to the rear of the site is recorded.	Significant development has occurred within the local area. A cottage hospital is located 60m to the south. Other buildings appear to be housing. Three glasshouses are present 95m to the south west.
1898 1:2,500	As 1896.	No relevant changes noted.
1915 1:2,500	As 1896.	No relevant changes noted.
1934 1:2,500	As 1896.	No relevant changes noted.
1959 1:2,500	The whole of the site is covered with a single building	A works building is shown immediately to the west. A Salvation Army Hall is located to the north. The site that was the hospital is now residential.
1962 1:2,500	As 1959.	No relevant changes noted.
1979 1:1,250	As 1959.	No relevant changes noted.
1989 1:1,250	As 1959.	No relevant changes noted.
1991 1:2,500	As 1959.	No relevant changes noted.
1996 1:1,250	As 1959.	No relevant changes noted.
1999 1:10,000	As 1959.	No relevant changes noted.
2020 1:10,000	As 1959.	No relevant changes noted.

3.2 Listed Buildings and Historical Sites

No world heritage site, scheduled monuments or registered battlefields are present within a 250m radius the site.

The nearest listed building is Teddington Library which is Grade II listed and located 227m to the east.

3.3 Other Sources

A review of the internet has identified that Stevens Tyres have been operating for over 40 years. The site was used for the fitting and sale of types.

A review has been made of satellite photographs contained on Google Earth. The photograph dated 1999 shows the site layout to be the same as that noted during the site walk-over.

3.4 Potential Sources of Contamination

During the review of the historical land use of the site and surrounding area, the following potential sources of contamination were identified where it is considered that there is a possible pollution pathway:

- Historical works located immediately to the west.
- General commercial activities in local area, including glass houses and hospital.

4 INDUSTRIAL SETTING

4.1 Contemporary Trade Directory Entries

There are three contemporary trade directory entries for the site. These being for Stevens Tyres, Bright Q A Systems (hygiene and sanitary appliance manufactures and W P Notcutt Ltd, Rubber and plastic manufacturer. Bright Q A Systems were located within an office on the upper floor of the existing building. Within 250m radius of the site there are 43 contemporary trade directory entries. The nearest is S & J Motors, located 22m to the north. The site is inactive.

Within 250m radius of the site there are no entries for filling stations.

4.2 Landfill Sites and Waste Disposal Facilities

There are no historical or operational landfill sites within 250m radius of the site. A scrap yard for which the licence has been withdrawn was located 149m to the west.

4.3 Environmental Permits, Incidents and Registers

The following information is a summary of the data contained Environmental Database presented in Appendix V.

	On Site	0 – 250m	Details of Nearest	Potential Risk to Site
Authorised industrial processes (IPC/IPPC/LAPPC)	0	4	128m to the south and for a dry cleaners.	No
Radioactive Substances Authorisations	0	3	Located 236m to the east.	No
Licensed Discharge Consents	0	0	-	No
Consents issued under the Planning (Hazardous Substances) Act 1990	0	0	-	No
Control of Major Accident Hazard (COMAH/NIHHS/Explosive) sites	0	0	-	No
Pollution Incidents	0	0	-	No
Contaminated Land Register Entries and Notices (Part 2A EPA 1990)	0	0	-	No

4.4 Ground Workings, Mining and Natural Cavities

There are no BGS recorded mineral site on or within 250m radius of the subject site.

The database states that the site is not located in a Cheshire Salt Brine Subsidence Compensation Board District.

The database states that the site is not located in an area affected by coal mining.

The data base indicates that the site is not located within an area where there is the potential for mining instability.

The database states that there are no non-coal mining areas within 1000m of the site.

5 REVIEW OF PLANNING FILES

A review of on-line planning records from London Borough of Richmond on Thames was completed on 20th February 2023.

Planning application 05/2240/FUL was made in 2005 for the change of use to residential. Plans show that the building was occupied by Notcutts with the ground floor being used as an offices and storage. The plans contained in the file also show the presence of a basement beneath the shop at the front of the site.

Since 2005, other applications have been made for the conversion of the building to residential. Planning application 20/0068/FUL was made on 2020 for the change of use of the site to residential. The file includes a Contaminated Land Phase 1 Desk Study that was prepared by Your Environment in November 2017. At the time of the site walkover, the site was actively being used as a tyre fitter. The report identified the use of the site as a tyre fitter as a sources of potential contamination, with heavy metals, petroleum based hydrocarbons being potential sources of contamination. However during the site walkover no petroleum based hydrocarbons or evidence of their use was noted. The report did highlight that the presence of the floor slab will act as a barrier to prevent downward migration of any contamination that may be generated. The report also listed a series of sites with historical land uses as sites that are sources of potential contamination. Most of the site are located over 100m from the subject site. The closest site being the former works located immediately to the west. Brown 2 Green Associates have reviewed the conceptual model that was prepared at the time and consider that the risk rates that have been detailed are over conservative and where active pathways have been recorded mitigating factors are present that will break the identified exposure pathways. Further discussion is presented in the conceptual site model presented in Section 7.

The former works that was located to the west has now been developed as residential. Planning application 12/2888/DD02 includes a report detailing the findings of the Phase 1 and Phase 2 Contaminated Land Assessment. The investigation identified the site was underlain by up to 1.15m of made ground consisting of concrete hard standing over sand and gravelly clay and clayey and gravely sand. The made ground is underlain by very dense sand with gravel. The London Clay Formation was identified at approximately 4.3m below ground level. Standing water levels were recorded between 3.9m and 4.1m below ground level. The laboratory analysis identified within the made ground concentrations of lead and individual polycyclic aromatic concentrations that were slightly above the adopted generic assessment criteria for the protection of human health. Concentrations of volatile organic compounds and volatile hydrocarbons were at levels that were less than the generic assessment criteria. Based on the findings of the assessment no active pollution linkages were identified to the adjacent properties. Based on the findings it is considered that the former works located adjacent to the subject site is not a source of potential contamination that will result in impact to the subject site.

6 ENVIRONMENTAL SETTING

6.1 Geology and Hydrogeology

The British Geological Survey mapping indicates that the site is underlain by the following geology:

Drift/Solid	Geological Unit	Description
Drift/Superficial	Kempton Park Gravel Formation	Dand and gravel
Solid	London Clay Formation	Blue-grey clay

Geological logs held by the British Geological Survey were reviewed. The nearest is located 220m to the south east. The log indicates the area is underlain by the following geological conditions:

Description	Thickness (m)	Depth to base (m)
Fill – Dark grey brown, clay, sand, gravel, glass etc	0.6	0.6
Very dense, brown, clayey fine to coarse sand and gravel	0.6	1.2
Dense brown fine to coarse sand and gravel	2.8	4.0
Firm to stiff grey brown silty clay	6.0	10.0

Similar geological conditions were encountered on the site immediately to the west.

The Superficial Deposits are classified as a Principal Aquifer. The solid geology is classified as an unproductive aquifer.

The combined groundwater vulnerability for the site is classified as medium with an intermediate pollutant speed.

There is one licenced groundwater abstraction points within 1km radius of the site. The abstraction points is located 941m to the east. Groundwater is abstractions for spray irrigation.

There are no Source Protection Zones within the vicinity of the site.

6.2 Geochemistry

The British Geological Survey estimates of the geochemistry of the soils beneath the site are:

Determinants	Soil Type	Concentration (mg/kg)
Arsenic	Urban	15 – 25
Cadmium		<1.8
Chromium		60 - 90
Nickel		15 – 30
Lead		100 - 200

6.3 Hydrology

The Ordnance Survey Water Network Lines indicates the nearest surface water feature is a drainage ditch, located 613m to the south west.

There are no licensed surface water abstraction points within 500m radius of the site.

6.4 Ecologically Sensitive Areas

There are no ecologically sensitive sites within 250m radius of the site.

6.5 Radon

The site is in an area where less than 1% of homes are above the Action Levels and Radon protective measures are not necessary in the construction of new dwellings or extensions.

6.6 Natural Hazards

BGS GeoSure Data presented within the Environmental Database presented in Appendix V identifies the following ground conditions:

Hazard	Designation	Hazard
Potential for Shrinking or Swelling of Clays	Moderate	Ground conditions predominantly intermediate plasticity
Potential for Landslide Ground	Very Low	Slope instability problems are unlikely to be present
Potential for Ground Dissolution	Negligible	Soluble rocks are present, but unlikely to cause problems except under exceptional conditions
Potential for Compressible Ground	Negligible	No indicators for compressible ground identified
Collapsible Ground	Very low	Deposits with potential to collapse when loaded and saturated are unlikely to be present.
Potential for Running Sands	Very Low	Very low potential for running sand problems if water table rises or if sandy strata are exposed to water.

7 INITIAL CONCEPTUAL MODEL

Brown 2 Green Associates Ltd has developed a conceptual model to identify potential sources, migration pathways and receptors within the study area. Assuming there is an active pollution pathway linkage between the source and receptor an assessment has been made of the level of risk. The level of risk is a consideration of both:

- the likelihood of an event (probability) [takes into account both the presence of the hazard and receptor and the integrity of the pathway]; and
- the severity of the potential consequence [takes into account both the potential severity of the hazard and the sensitivity of the receptor].

The classifications of the probability of an event occurring based on C552 CIRIA, 2001[2] are presented below:

Probability		Definition
High Likelihood	> 90% of hazard receptor linkage	There is a pollution linkage and an event that either appears very likely in the short term and almost inevitable over the long term, or there is evidence at the receptor that there is harm or contamination
Likely	45-90% of hazard receptor linkage	There is a pollution linkage and all the elements are present and in the right place which means that it is probable that an event will occur. Circumstances are such that an event is not inevitable, but possible in the short term and likely over the long term
Low likelihood	10-50% of hazard receptor linkage	There is a pollution linkage and circumstances are possible under which an event could occur. However, it is by no means certain that even over a longer period such event would take place, and is less likely in the shorter term.
Unlikely	10% of hazard receptor linkage	There is a pollution linkage but circumstances are such that it is improbable that an event would occur even in the very long term.

The classification of the severity of an event is presented below:

Severity	Category	Definition	Examples
Severe: It is likely that the hazard source could cause harm to a designated receptor and harm would be significant.	Humans	Short term (acute) risk to human health likely to result in "significant harm" as defined by the Environment Protection Act 1990, Part IIA.	High concentrations of cyanide on the surface of an informal recreation area.
	Controlled Water	Short term risk of pollution of sensitive water resource.	Major spillage of contaminants from site into controlled water.
	Property	Catastrophic damage to building or property	Explosion causing building to collapse.
	Ecological systems	A short term risk to a particular ecosystem, or organism forming part of such an ecosystem.	Loss of ecosystem.
Medium: It is possible that the hazard source could cause harm to a designated receptor, but it is unlikely that the harm would be significant	Humans	Chronic damage to human health ("significant harm" as defined in the DETR, 2000).	Concentrations of a contaminant from site exceeds the generic, or site specific assessment criteria
	Controlled Water	Pollution of sensitive water resources.	Leaching of contaminants from a site to a Principal Aquifer.
	Ecological systems	A significant change in a particular ecosystem, or organism forming part of such an ecosystem.	Death of a species within a designated nature reserve.

[2] Contaminated land risk assessment. A guide to good practice (C552), D J Rudland, R M Lancefield and P N Mayell.

Severity	Category	Definition	Examples
Mild: It is possible that the hazard source could cause significant harm to a designated receptor, however it is likely to be mild	Controlled Waters	Pollution of non-sensitive water resource.	Pollution of non-classified groundwater
	Property	Significant damage to buildings/structures and crops ("significant harm" as defined in the DETR, 2000). Damage to sensitive buildings/structures or the environment.	Damage to building rendering it unsafe to occupy (e.g. foundation damage resulting in instability).
Minor: The potential hazard source cannot cause significant harm to the receptor.	Financial or project	Harm, although not necessarily significant harm, which may result in a financial loss, or an expenditure to resolve.	
	Humans	Non-permanent health effects to human health (easily prevented by means such as Personal Protective Clothing, etc).	The presence of contaminants at such concentrations that protective equipment is required during site works.
	Property	Easily repairable effects of damage to buildings/structures	The loss of plants in landscaping scheme. Discolouration of concrete.

The comparison of Likelihood against Severity is presented below:

		Severity			
		Severe	**Medium**	**Mild**	**Minor**
Likelihood	**High Likelihood**	**Very High Risk**	**High Risk**	**Moderate Risk**	**Moderate / Low Risk**
	Likely	**High Risk**	**Moderate Risk**	**Moderate / Low Risk**	**Low Risk**
	Low Likelihood	**Moderate Risk**	**Moderate / Low Risk**	**Low Risk**	**Very Low Risk**
	Unlikely	**Moderate / Low Risk**	**Low Risk**	**Very Low Risk**	**Very Low Risk**

The potential consequence of risk classifications is presented below:

Very High Risks	There is a high probability that severe harm could arise to a designated receptor from an identified hazard, OR, there is evidence that severe harm to a designated receptor is currently happening. This risk, if realised, is likely to result in a substantial liability. Urgent investigation (if not undertaken already) and remediation are likely to be required.
High Risks	Harm is likely to arise to a designated receptor from an identified hazard. Realisation of the risk is likely to present a substantial liability. Urgent investigation (if not undertaken already) is required and remedial works may be necessary in the short term and are likely over the longer term.
Moderate Risks	It is possible that harm could arise to a designated receptor from an identified hazard. However, it is either relatively unlikely that such harm would be severe, or if any harm were to occur it is more likely that the harm would be relatively mild. Investigation (if not already undertaken) is normally required to clarify the risk and to determine the potential liability. Some remedial works may be required in the longer term.
Moderate / Low Risks	It is possible that harm could arise to a designated receptor from an identified hazard, but it is likely that this harm, if realised, would at worst normally be medium to mild and professional judgement is required. Some remediation works may be required in the long term where high sensitivity receptors are involved.
Low Risks	It is possible that harm could arise to a designated receptor from an identified hazard, but it is likely that this harm, if realised, would at worst normally be mild.
Very Low Risks	There is a low possibility that harm could arise to a receptor. In the event of such harm being realised it is not likely to be severe.

7.1 Potential Sources of Contamination

On-site Potential Sources

Based on the findings of the site walk-over and the desk study information review the following potential on-site sources of contaminants that may plausibly impact the site were identified:

- General quality of the made ground imported for the development of the site.
- Historic use of the site as a tyre fitter and other commercial uses

Off-site Potential Sources

Based on the findings of the site walk-over and the desk study information review the following potential off-site sources of contaminants that may plausibly impact the site were identified:

- Commercial land use within the surrounding area.

7.2 Potential Pathways

Plausible pathways identified for each contaminant at are presented in the initial conceptual model detailed overleaf.

7.3 Potential Receptors

Brown 2 Green Associates Ltd has identified the following possible receptors:

- Human health - future users of the site (residential with private gardens).
- Human health - construction workers
- Controlled water (groundwater).
- Buildings and construction materials (concrete).
- Water supply pipework.

7.4 Discussion of Potential Pollutant Linkages

Potential pollution linkages identified are discussed and presented in the initial conceptual model detailed overleaf.

Initial Conceptual Model and Risk Assessment

Potential Contaminant	***Potential migration pathway***	***Potential Receptors***	***Probability of Risk***	***Severity***	***Risk Class-ification***	***Comments*** ***Active/Inactive***
On-site Sources						
Made ground						
Metals (As, Cd, Cr, Pb, Hg, Se, Ni, V) and polycyclic aromatic hydrocarbons	Ingestion of contaminated soil and dust. Inhalation of dust (indoor and outdoor).	Future site users	Unlikely	Mild	Very low	INACTIVE POLLUTION LINKAGE – the proposed development will be paved by permanent hard standing. The hard standing and footprint of the existing buildings will act as a barrier to exposure. No further assessment required.
Historical used of the site as a tyre fitter and general commercial use.						
Metals (As, Cd, Cr, Pb, Hg, Se, Ni, V), TPH (oils) and polycyclic aromatic hydrocarbons	Ingestion of contaminated soil and dust by direct contact. Inhalation of dust (indoor and outdoor).	Future site users	Unlikely	Mild	Very low	INACTIVE POLLUTION LINKAGE – for the fitting of types significant quantities of oils and grease are not used. Metal dust may be present but not at concentrations that would pose an unacceptable level of risk. The presence of the floor slab and basement will prevent downward migration of contaminants. As the proposed development will not have any areas of soft landscaping, no exposure pathways will be created. No further assessment required.
	Ingestion of contaminated soils by direct. Inhalation of dust (indoor and outdoor).	Construction workers	Unlikely	Mild	Very low	Potentially active but short-term exposure. General site practices and site PPE (gloves) will reduce exposure.

Potential Contaminant	***Potential migration pathway***	***Potential Receptors***	***Probability of Risk***	***Severity***	***Risk Class-ification***	***Comments*** ***Active/Inactive***
Off-site Sources						
Historical use of sites for commercial land use						
Metals (As, Cd, Cr, Pb, Hg, Se, Ni, V), TPH (oils) and polycyclic aromatic hydrocarbons.	Ingestion of contaminated soil and dust by direct contact. Inhalation of dust (indoor and outdoor). Contact with contaminated soils. Inhalation of vapours.	Future site users and construction workers	Unlikely	Mild	Very low	INACTIVE POLLUTION LINKAGE – Investigation of former works to the west identified no active pollution linkages to the subject site. All other sites are located at distances that it is unlikely that contaminant concentrations would migrate at levels that would pose an unacceptable level of risk.

8 CONCLUSIONS AND RECOMMENDATIONS

8.1 Conclusions

At the time of the walk-over the site was vacant and being converted to residential. The ground floor was formally used as a tyre fitter and contained a store, tyre store and tyre fitting area. The upper floors were used as offices.

The review of the historical identified the site has been used for commercial activities, including the sale of rubber and a tyre fitter. Within the surrounding area of commercial/works site were identified.

A review of the environmental setting indicated the site to be underlain superficial sand and gravel of the Kempton Park Gravel Formation. The Kempton Park Gravel Formation is underlain by the London Clay Formation. The London Clay is classified as an Unproductive Aquifer. The superficial deposit is classified as a Principal Aquifer. No surface water features were identified within the vicinity of the site.

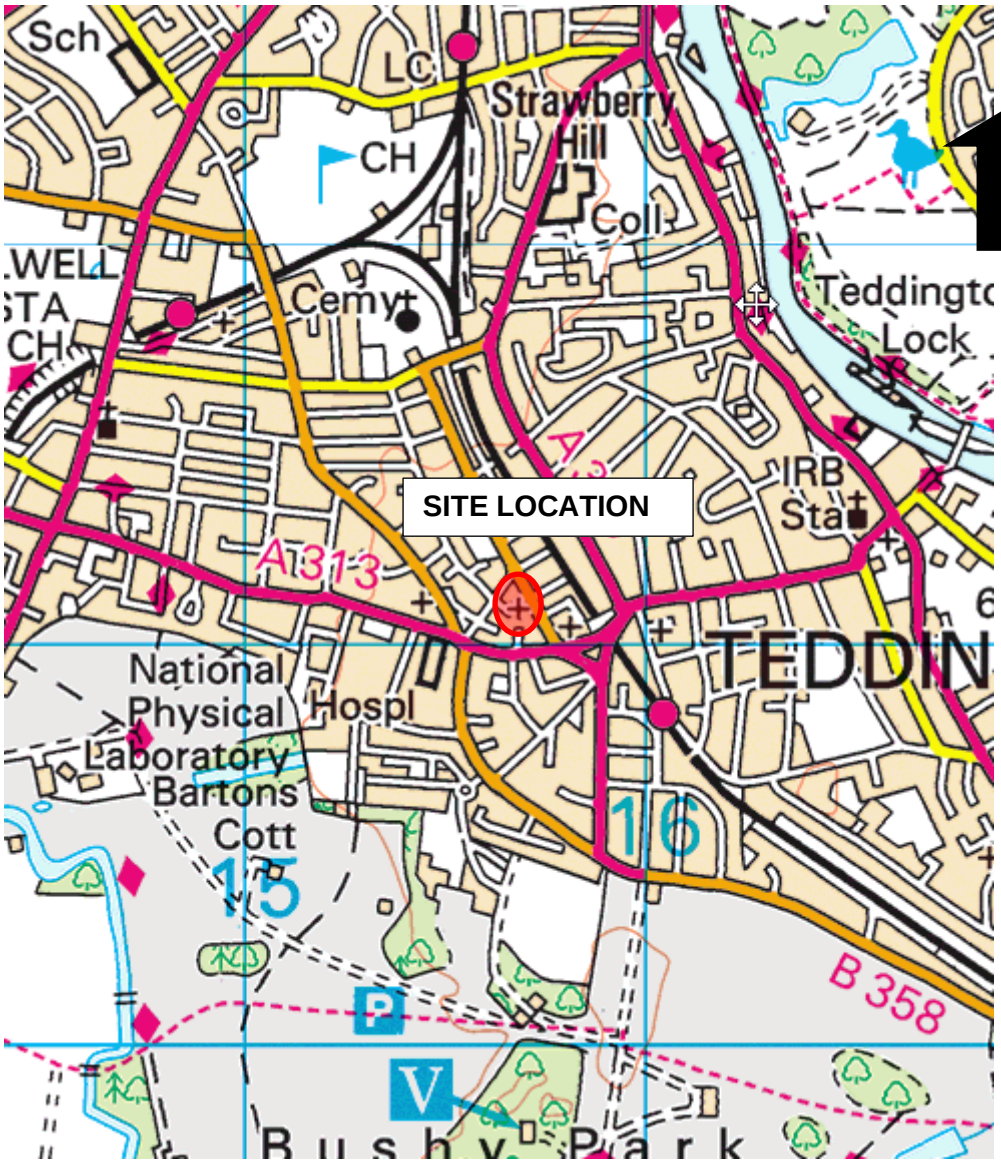
The Conceptual Model prepared for the site has identified sources of potential contamination. No active pollution pathways were identified between these sites and the proposed development. Based on the findings of the Phase 1 Desk Study and preliminary risk assessment it is concluded that should the site be converted to residential, no active pollution pathways will be introduced to the identified sources of potential contamination. It is concluded that the level of risk from contamination is considered to be acceptable.

8.2 Recommendations

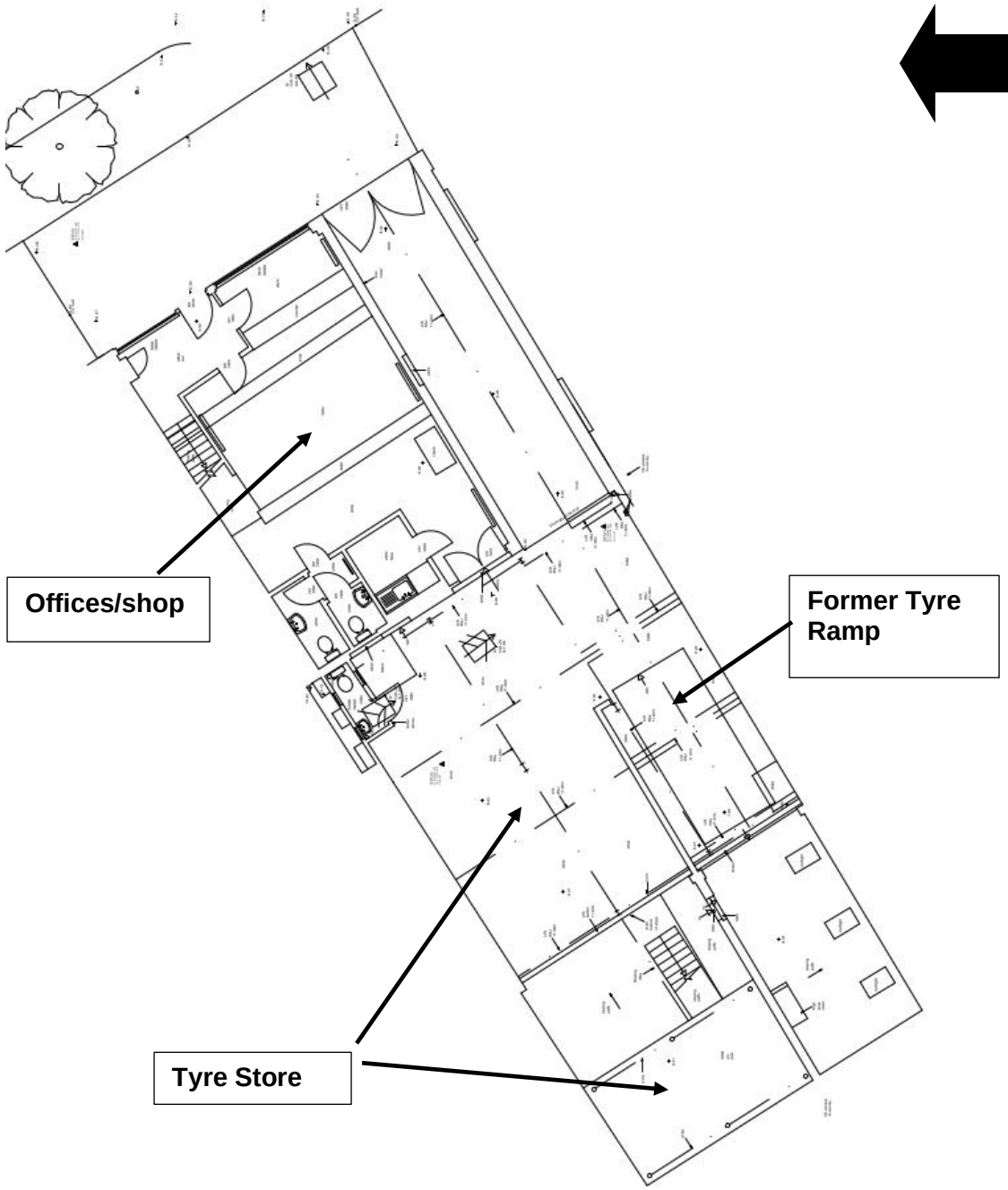
From the results of the Desk Study and Preliminary Risk Assessment no recommendations are made.

During the development of the site, should any evidence of contamination be identified contact should be made with a Contaminated Land Consultant.

FIGURES



Project Number: 3219	Project: 25 Church Road, Teddington	Scale: NTS
Figure 1	**Site Location Plan**	Brown 2 Green



Project Number: 3219	Project: 25 Church Road, Teddington	Scale: 5m
Figure 2	**Site Layout Plan**	Brown 2 Green

APPENDIX I

LIMITATIONS AND CONSTRAINTS

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For the work, reliance has been placed on publicly available data obtained from the sources identified and data supplied by other parties. The information is not necessarily exhaustive and further information relevant to the site may be available from other sources. When using the information, it has been assumed it is correct. No attempt has been made to verify the information. Brown 2 Green Associates Ltd does not warrant work / data undertaken / provided by others.

Due to the short timescales associated with these projects, responses may not have been received from all parties. Brown 2 Green Associates Limited cannot be held responsible for any disclosures that are provided post production of our report and will not automatically update our report.

This report has been produced in accordance with UK policy and legislative requirements for land and groundwater contamination at the time the report was commissioned. Should changes in legislation or policy occur the report findings may need revisiting once the development layout is confirmed.

During the site walkover/reconnaissance reasonable effort has been made to obtain an overview of the site conditions. However, during the site walk-over/ reconnaissance no attempt has been made to enter areas of the site that are unsafe or present a risk to health and safety, are locked, barricaded, overgrown or the location of the area has not been made known, or where access has not been permitted.

This report presents an interpretation of the information and observation. It should be noted that when investigating, or developing land it is important to recognise that sub-surface conditions may vary spatially and also with time. Groundwater conditions are dependent on seasonal and other factors. Consequently there may be conditions present not revealed by this investigation.

The scope of the work is based on the specific development and land use scenario proposed by the Client and may be inappropriate to another form of development or scheme. If the development layout was not known at the time of the investigation the report findings may need revisiting once the development layout is confirmed.

Rather, this investigation has been undertaken to provide a characterisation of the existing site and sub-surface geo-environmental characteristics and make up and the findings of this study are our best interpretation of the data collected, within the scope of work and agreed budget. New information, revised practices or changes in legislation may necessitate the re-interpretation of the report, in whole or in part.

During any development programme Brown 2 Green Associates Limited should be consulted if

alternative ground conditions are encountered. It assumes during any site works that the contractor will use their best endeavours to manage and control groundwater and other unforeseen ground conditions. Brown 2 Green Associates Limited will not be liable for actions taken prior to consultation.

Where mention has been made to the identification of Japanese Knotweed and other invasive plant species and asbestos or asbestos-containing materials, this is for indicative purposes only and does not constitute or replace full and proper surveys.

APPENDIX II

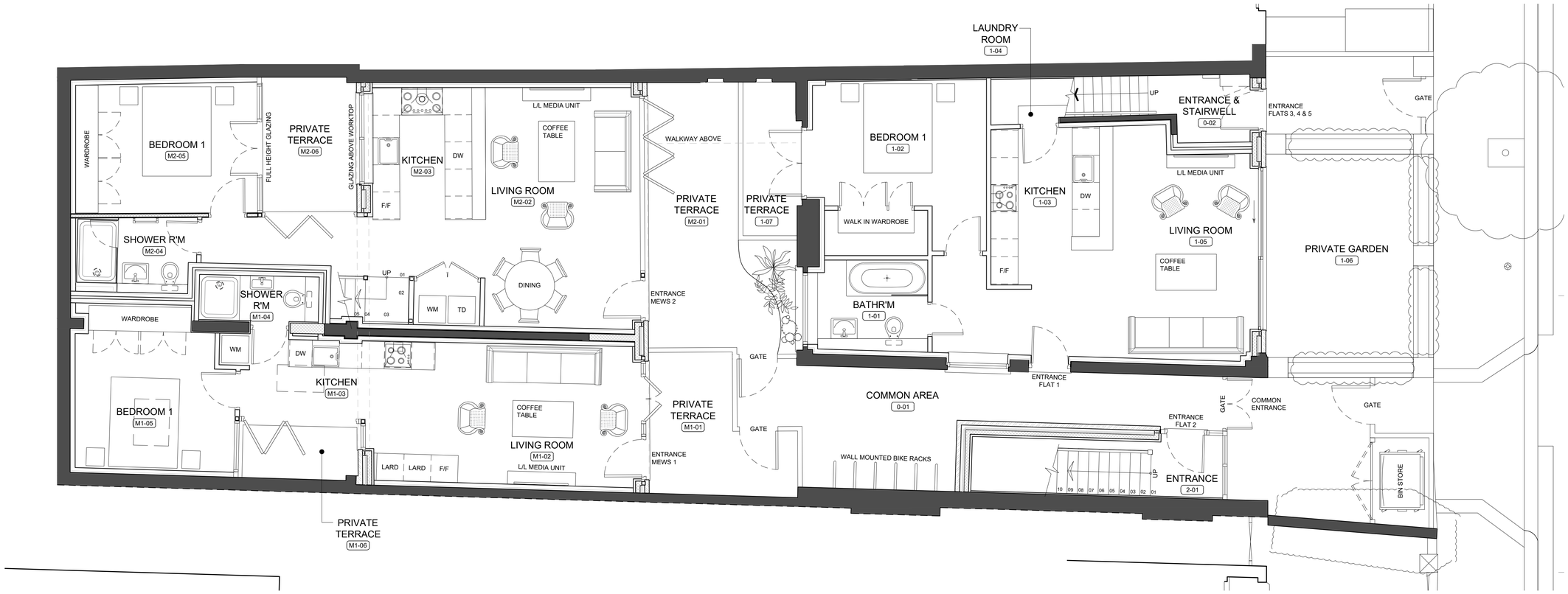
PROPOSED DEVELOPMENT LAYOUT

GENERAL NOTES

1. DRAWING TO BE READ IN CONJUNCTION WITH PROJECT SPECIFIC NBS SPECIFICATION DOCUMENT.
2. REFER TO DRAWING A-315, TYPICAL KITCHEN DRAWING FOR TYPICAL KITCHEN DETAILS AND ARRANGEMENT. KITCHEN SUPPLIER TO PRODUCE SITE SPECIFIC KITCHEN ARRANGEMENT DRAWINGS FOR EACH INDIVIDUAL KITCHEN LAYOUT FOR CLIENT APPROVAL PRIOR TO PLACING ORDERS.
3. REFER TO DRAWING A-320, TYPICAL SHOWER ROOM DRAWING FOR TYPICAL BATH, SHOWER AND WC DETAILS AND ARRANGEMENT. ARRANGEMENT FOR EACH INDIVIDUAL BATH, SHOWER AND WC ROOM TO BE AGREED WITH CLIENT PRIOR TO COMMENCEMENT OF WORKS.
4. SETTING OUT TO BE SUPERVISED AND APPROVED ON-SITE BY CLIENT PRIOR TO THE COMMENCEMENT OF INSTALLATION OF ANY FRAMING.
5. G.C. IS RESPONSIBLE FOR INSTALLATION OF ALL FF&E ITEMS NOTED ON DRAWING A-1005 FF&E SCHEDULE.

LEGEND

FX | XXXX	FIXTURE TAG
FN | XXXX	FURNITURE TAG
LA | XXXX	LAMP TAG
E | XXXX	EQUIPMENT TAG
X-XX	FINISHES TAG
XX / X-XXX	ELEVATION TAG
01 / 04 XX X-XXX 02 / 03	ELEVATION TAG



01 GENERAL ARRANGEMENT PLAN - GROUND FLOOR
1:50 @ A1

NOTES

DRAWINGS ARE DESIGN INTENT ONLY. PRODUCTION DRAWINGS TO BE COMPLETED BY CONTRACTOR TO MEASURED SITE DIMENSIONS FOR DESIGNERS / ARCHITECT'S APPROVAL PRIOR TO CONSTRUCTION.

CONTRACTOR TO ENSURE ALL MATERIALS AND WORKMANSHIP COMPLIES WITH LOCAL AUTHORITY REGULATIONS.

STRUCTURAL ENGINEER MUST BE EMPLOYED WHERE APPLICABLE.

DO NOT SCALE OFF DRAWING. FIGURED DIMENSIONS TO BE TAKEN IN PREFERENCE TO THOSE SCALED. DIMENSIONS TO BE VERIFIED ON SITE. ANY DISCREPANCIES TO BE REPORTED TO PROJECT DESIGNER / ARCHITECT PRIOR TO COMMENCEMENT OF WORKS.

PROJECT INFORMATION

SITE ADDRESS:
25 CHURCH ROAD
TEDDINGTON
TW11 8PF

REVISION

REV	DESCRIPTION	DRAWN	DATE
-	TENDER ISSUE	MEC	26/10/22

DRAWING STATUS

- [ ] FOR INFORMATION
- [ ] FOR APPROVAL
- [x] FOR COSTING ONLY
- [ ] FOR CONSTRUCTION

CAPELO
www.capelo.design / hello@capelo.design

CLIENT
SEVENTY FOUR PROP. CO.

PROJECT
CHURCH ROAD RESIDENTIAL DEVELOPMENT

DESCRIPTION
GENERAL ARRANGEMENT PLAN, GROUND FLOOR

SCALE	DRAWN BY	DATE
1:50 @ A1	MEC	SEP. '22

DRAWING NO. 22228-A-110
REVISION

10/26/22 9:39 PM

APPENDIX III

SITE PHOTOGRAPHS

Site entrance

Shop front

Former vehicle ramp pit

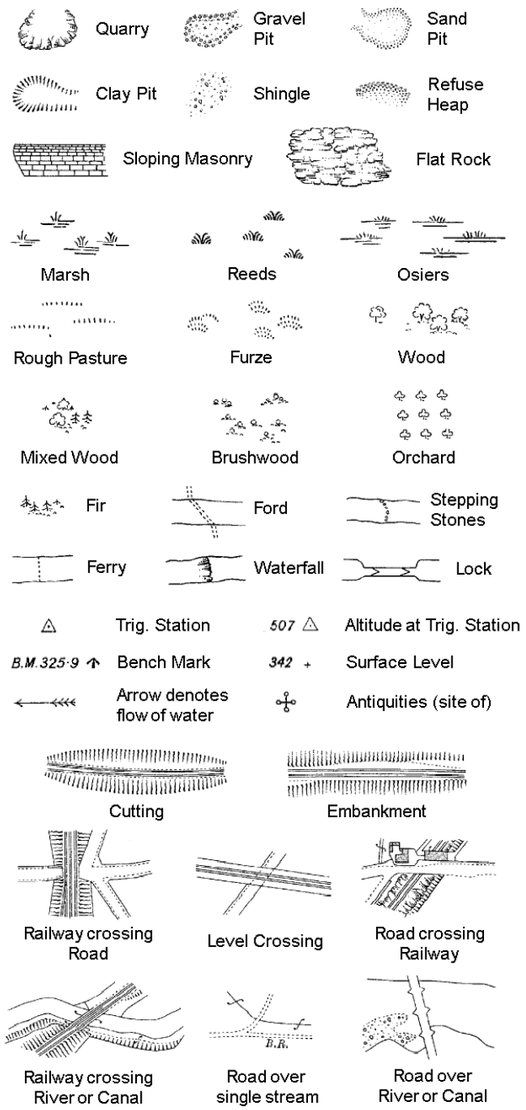
Tyre store

APPENDIX IV

HISTORICAL MAPS

Historical Mapping Legends

Ordnance Survey County Series and Ordnance Survey Plan 1:2,500



County Boundary (Geographical)

County & Civil Parish Boundary

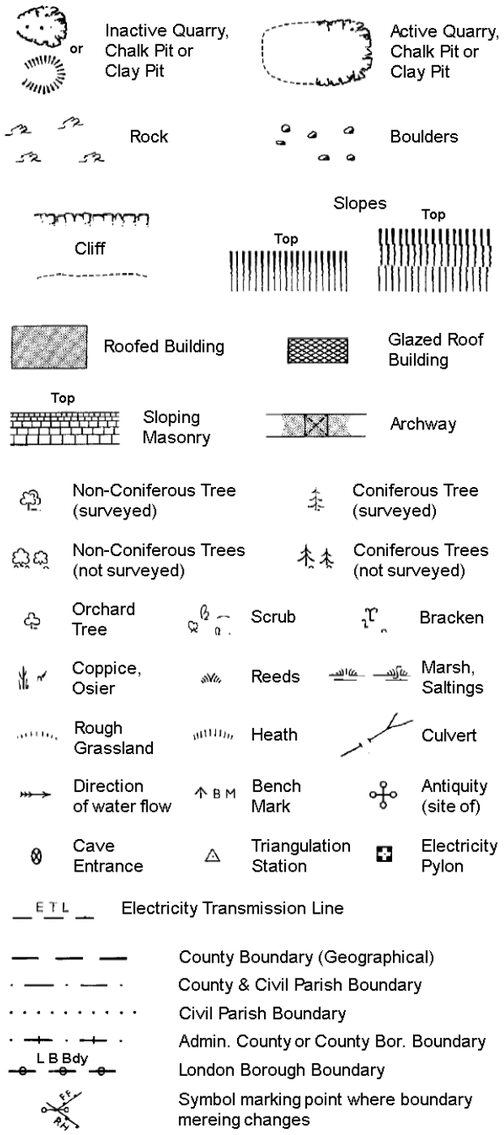
Administrative County & Civil Parish Boundary

Co. Boro. Bdy. County Borough Boundary (England)

Co. Burgh Bdy. County Burgh Boundary (Scotland)

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

Ordnance Survey Plan, Additional SIMs and Supply of Unpublished Survey Information 1:2,500 and 1:1,250



County Boundary (Geographical)

County & Civil Parish Boundary

Civil Parish Boundary

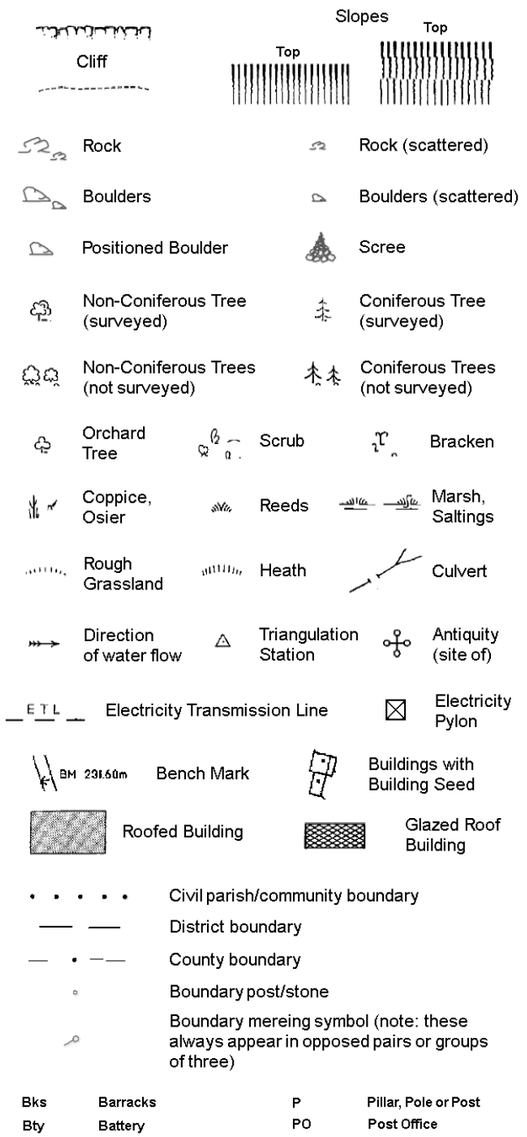
Admin. County or County Bor. Boundary

L B Bdy London Borough Boundary

Symbol marking point where boundary mereing changes

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

Large-Scale National Grid Data 1:2,500 and 1:1,250



Civil parish/community boundary

District boundary

County boundary

Boundary post/stone

Boundary mereing symbol (note: these always appear in opposed pairs or groups of three)

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

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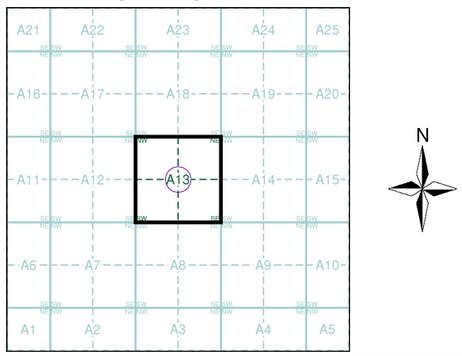
Historical Mapping & Photography included:

Mapping Type	Scale	Date	Pg
Middlesex	1:2,500	1865 - 1874	2
Middlesex	1:2,500	1866	3
London	1:2,500	1896	4
Middlesex	1:2,500	1896	5
Surrey	1:2,500	1898	6
Surrey	1:2,500	1913	7
Middlesex	1:2,500	1915	8
Middlesex	1:2,500	1934	9
Surrey	1:2,500	1934	10
Ordnance Survey Plan	1:1,250	1959	11
Additional SIMs	1:1,250	1959 - 1989	12
Ordnance Survey Plan	1:2,500	1960 - 1962	13
Ordnance Survey Plan	1:1,250	1963 - 1979	14
Ordnance Survey Plan	1:1,250	1973 - 1987	15
Additional SIMs	1:1,250	1983 - 1990	16
Additional SIMs	1:1,250	1986	17
Large-Scale National Grid Data	1:1,250	1991	18
Large-Scale National Grid Data	1:1,250	1992 - 1994	19
Large-Scale National Grid Data	1:1,250	1994	20
Large-Scale National Grid Data	1:1,250	1996	21

Historical Map - Segment A13



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Customer Ref:	3219
National Grid Reference:	515660, 171120
Slice:	A
Site Area (Ha):	0.01
Search Buffer (m):	100

Site Details

25, Church Road, TEDDINGTON, TW11 8PF

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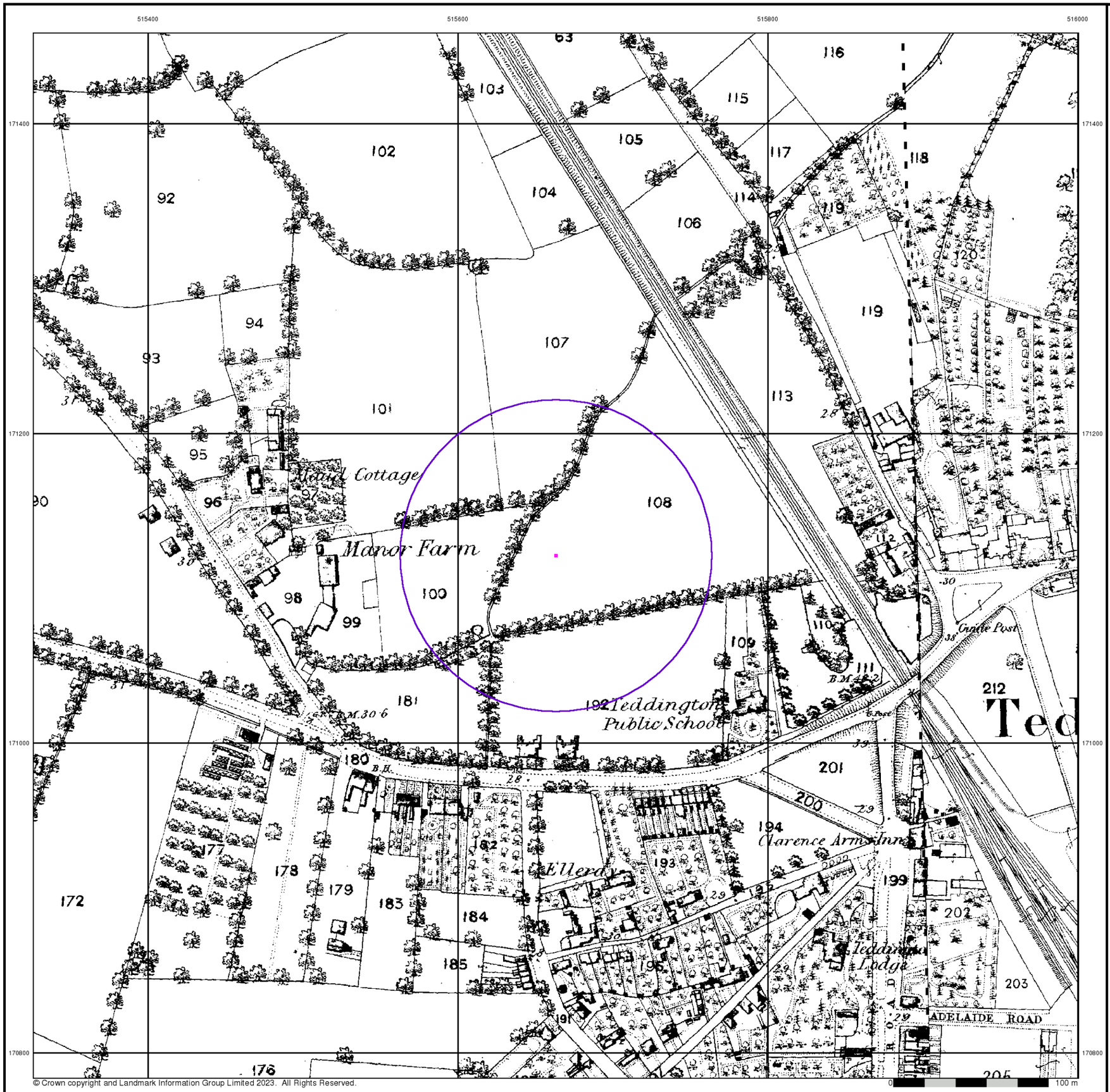

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Middlesex

Published 1865 - 1874

Source map scale - 1:2,500

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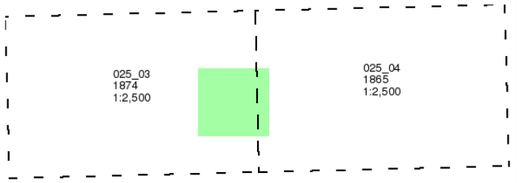
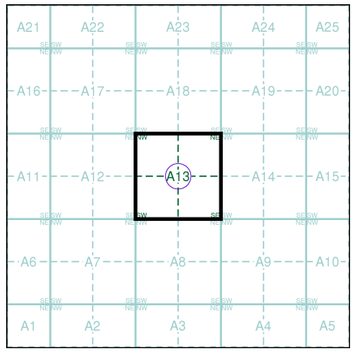
Map Name(s) and Date(s)



Historical Map - Segment A13



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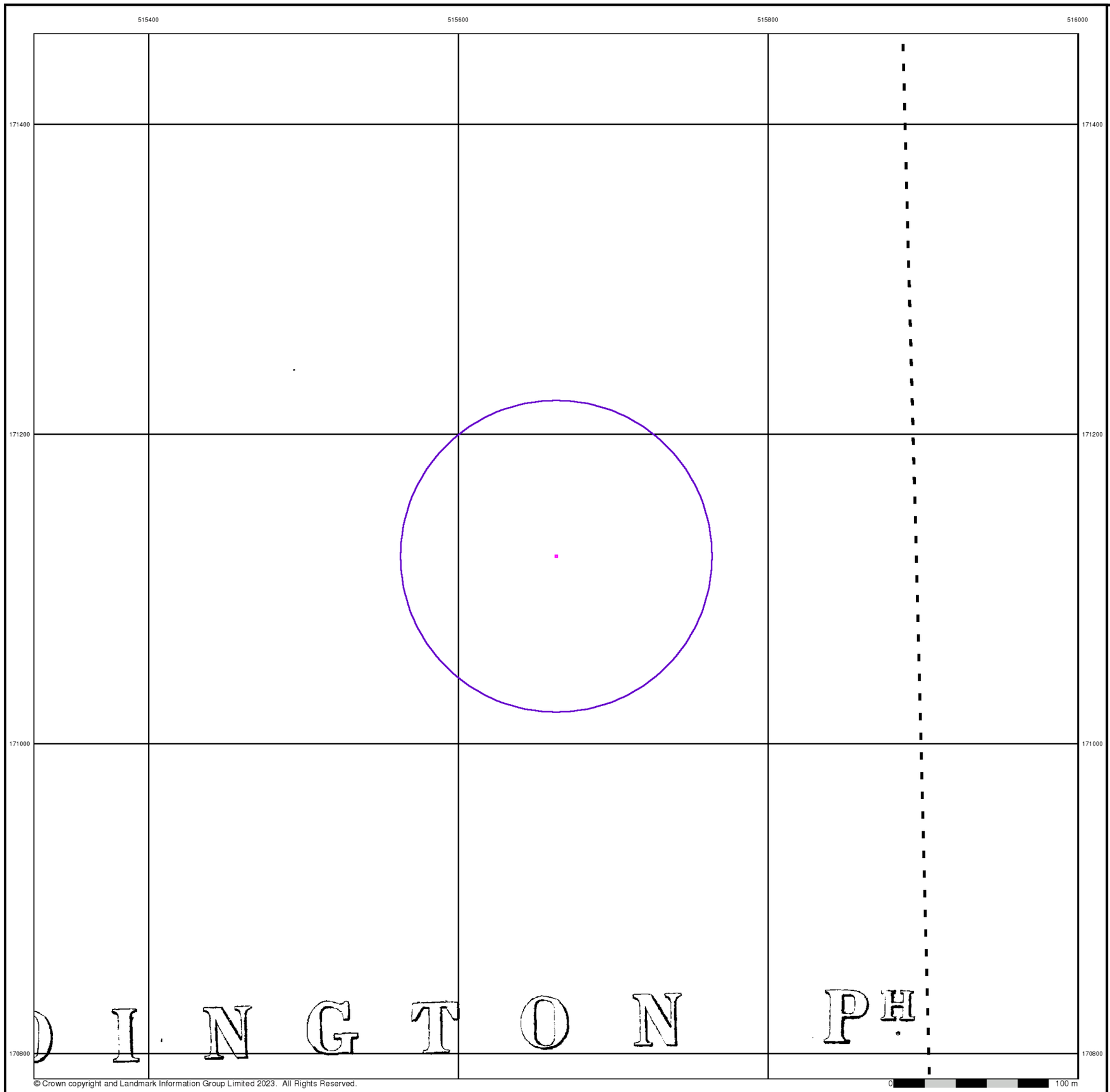

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Middlesex

Published 1866

Source map scale - 1:2,500

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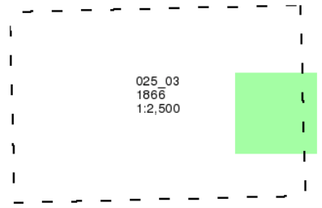
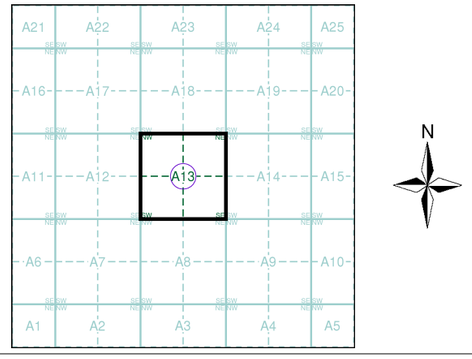


Historical Map - Segment A13



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London

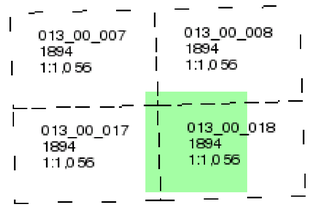
Published 1894

Source map scale - 1:1,056

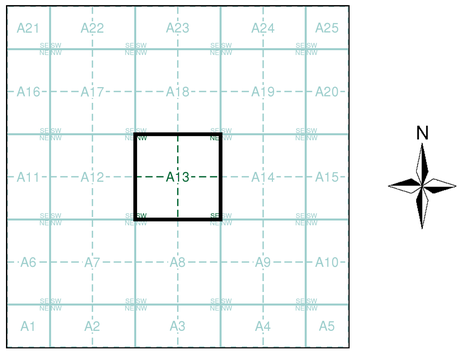
The 1:1056 scale of Ordnance Survey mapping was adopted from Ireland in 1848 and was used to survey towns with a population of over 4000, plus county towns of lesser population, in those counties mapped at the six-inch scale in 1841-55. The scale was the largest scale at which London was mapped by the Ordnance Survey and a 'skeleton' survey of the capital, showing little more than streets, street names, frontages and altitudes, was undertaken between 1848 and 1850. The majority of the 1:1056 surveys were later replaced by 1:500 surveys; although almost all the remainder were revised at this scale, sometimes more than once before 1895. The type of detail shown on the 1:1056 scale is broadly similar to that on 1:500; the apparent omission of minor details such as sewer access points and street lights may be as much a reflection of the generally earlier date of these plans, as of the specification of the map.

Please note: Due to the partial coverage of Historical Town Plans, it is possible that not all segments within an order will contain mapping. Only the segments that have Town Plan coverage will be generated.

Map Name(s) and Date(s)



Historical Town Plan - Segment A13



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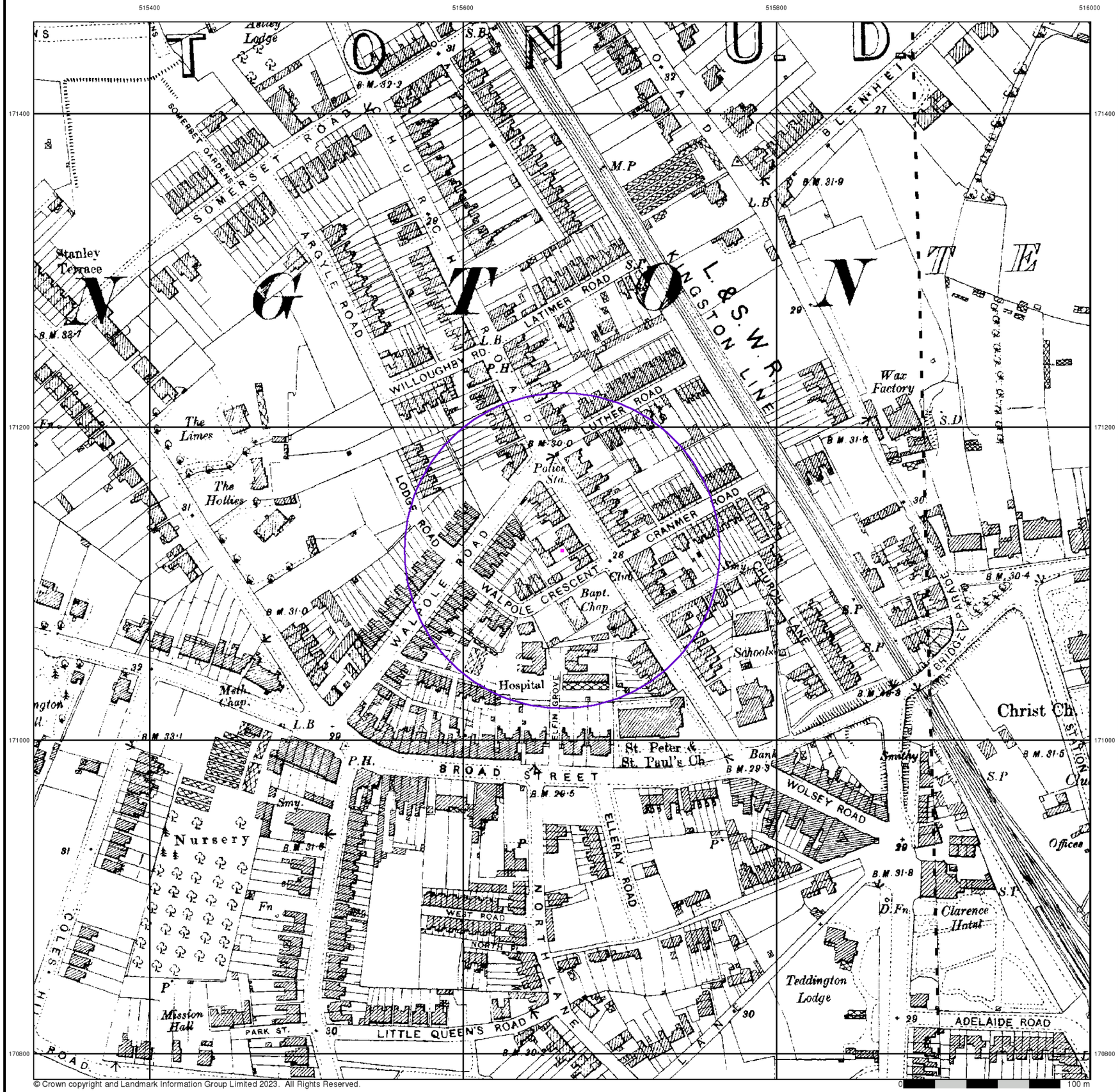

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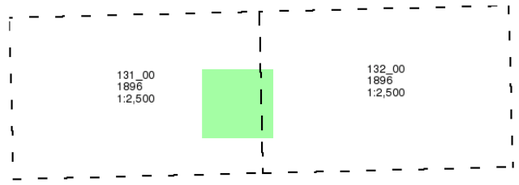
London

Published 1896

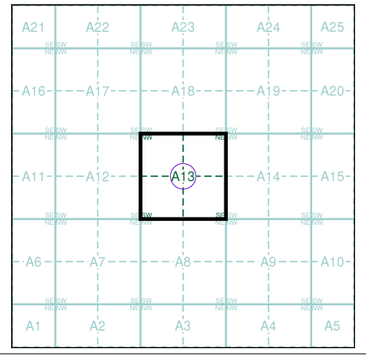
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13



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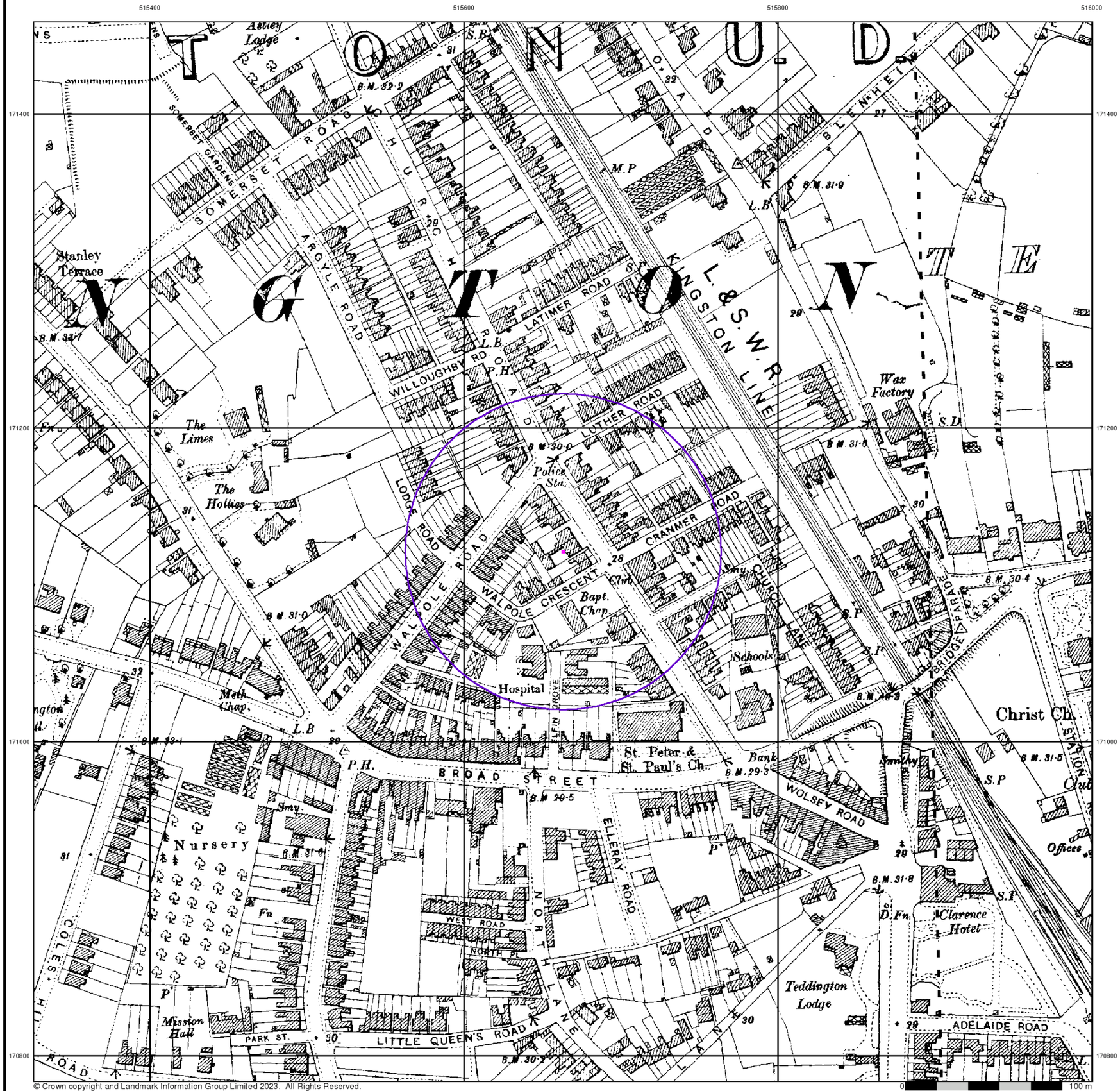

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LANDMARK INFORMATION GROUP®

Middlesex

Published 1896

Source map scale - 1:2,500

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

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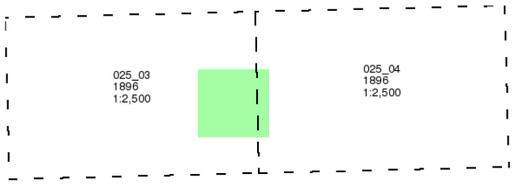
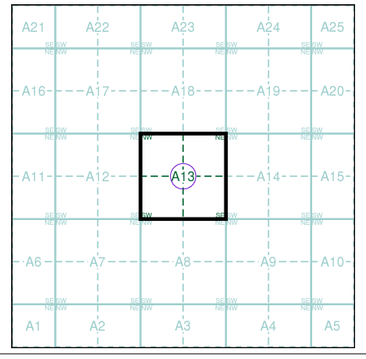


Historical Map - Segment A13



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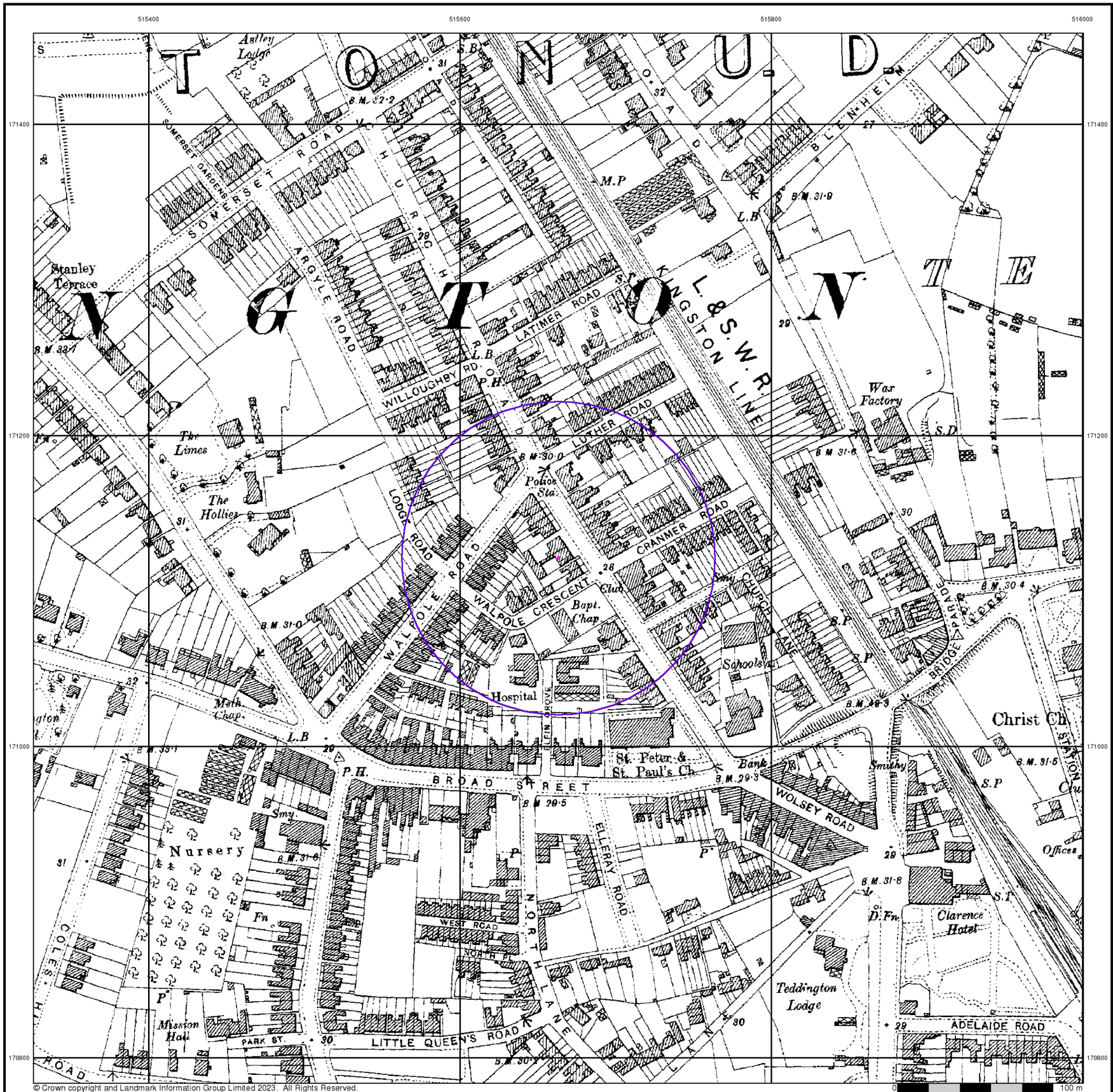

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Surrey

Published 1898

Source map scale - 1:2,500

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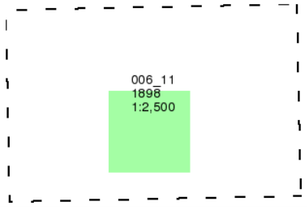
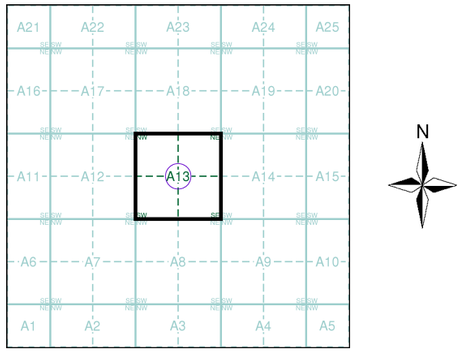


Historical Map - Segment A13



Order Details

Order Number:	307202885_1_1
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Slice:	A
Site Area (Ha):	0.01
Search Buffer (m):	100

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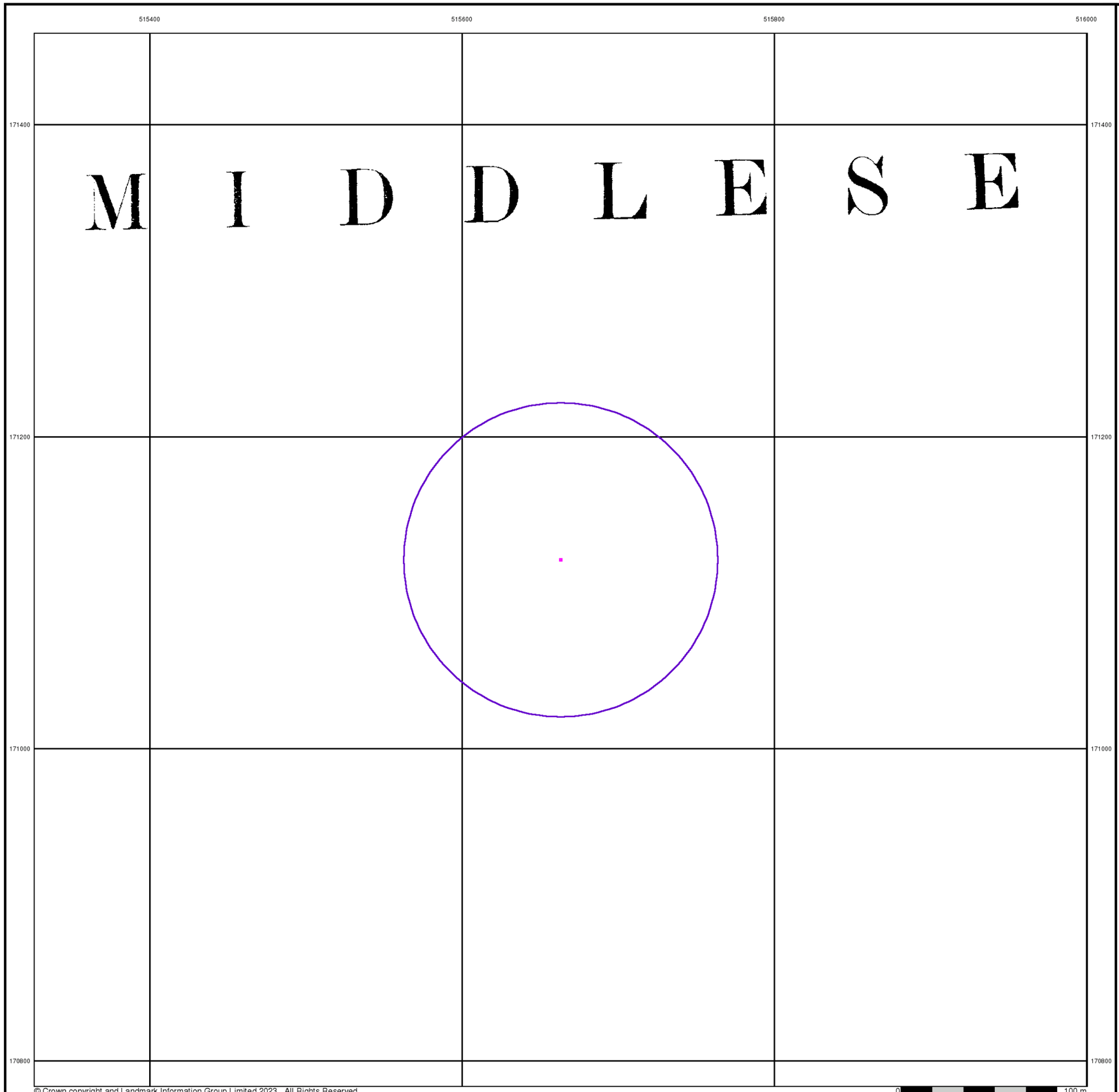
Web: www.envirocheck.co.uk



0 100 m

Envirocheck®

LANDMARK INFORMATION GROUP®

Surrey

Published 1913

Source map scale - 1:2,500

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

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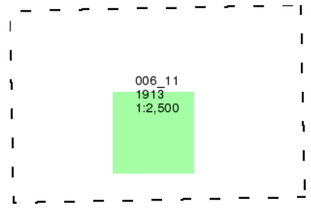
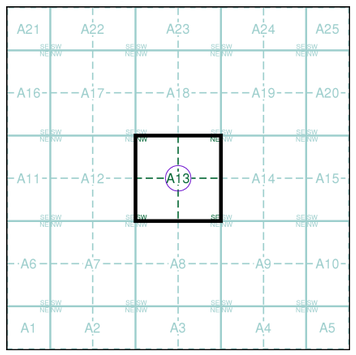


Historical Map - Segment A13



Order Details

Order Number:	307202885_1_1
Customer Ref:	3219
National Grid Reference:	515660, 171120
Slice:	A
Site Area (Ha):	0.01
Search Buffer (m):	100

Site Details

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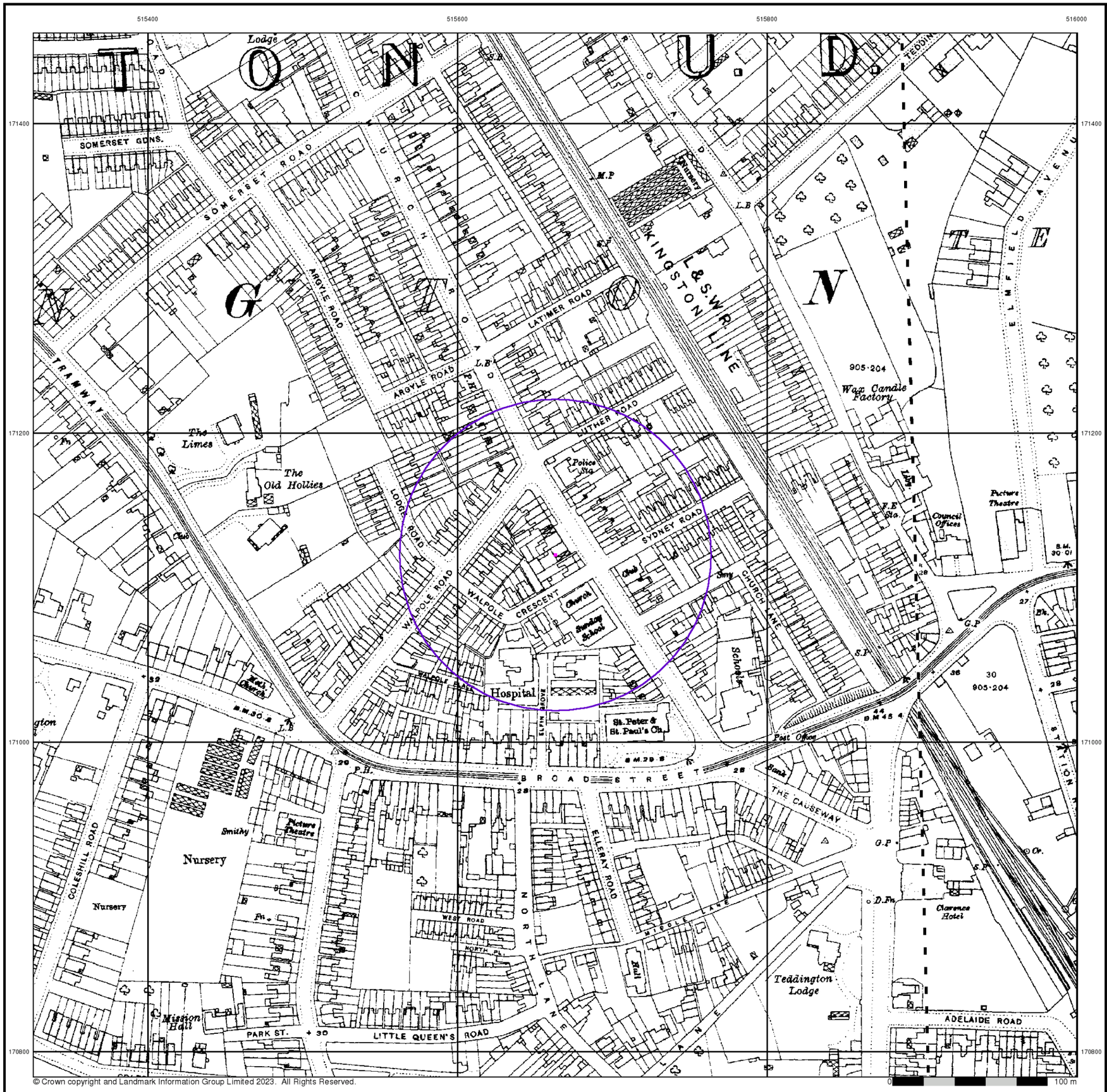

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Middlesex

Published 1915

Source map scale - 1:2,500

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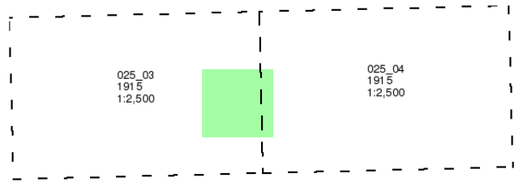
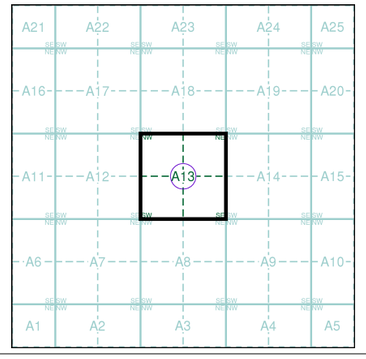
Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

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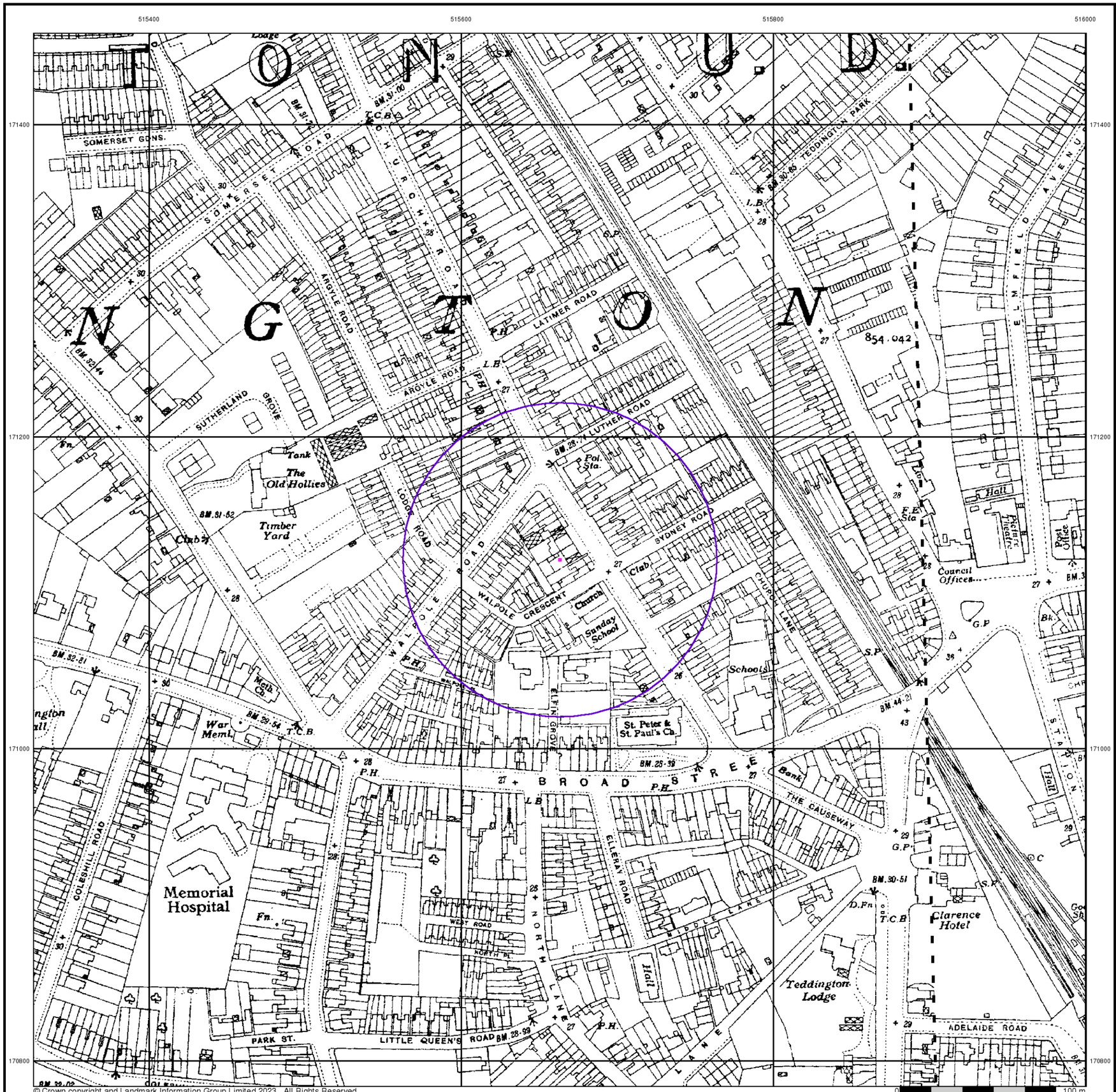

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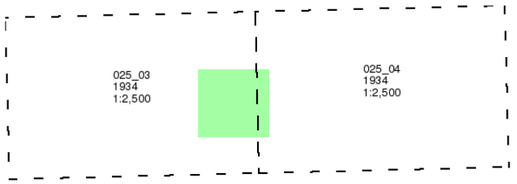
Middlesex

Published 1934

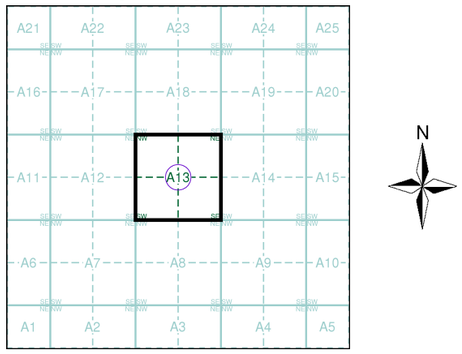
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

Order Number:	307202885_1_1
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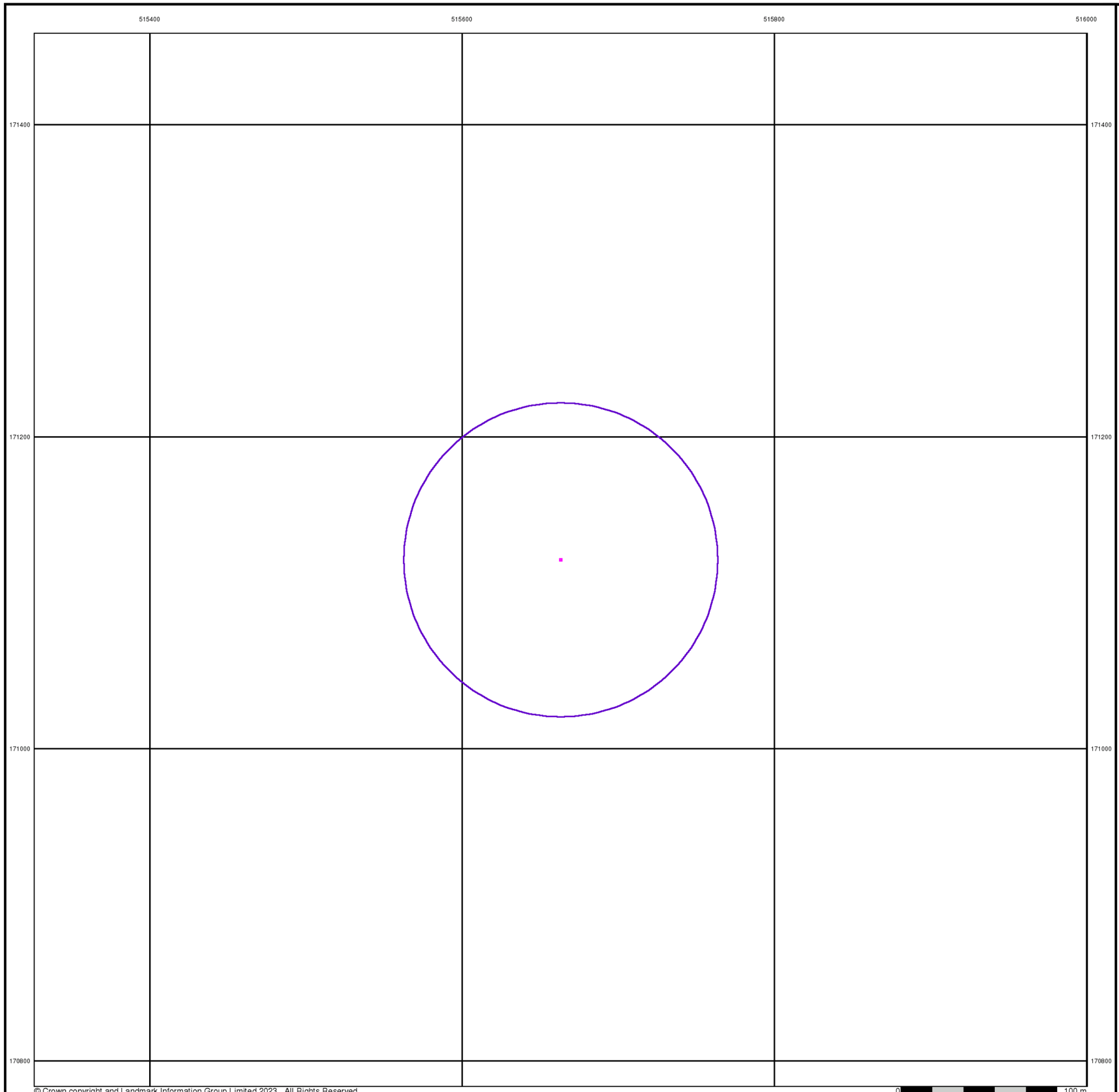

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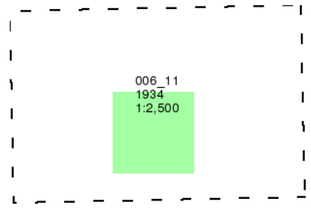
Surrey

Published 1934

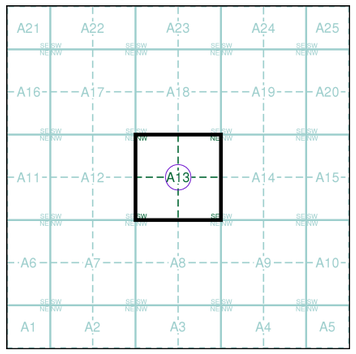
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

Order Number:	307202885_1_1
Customer Ref:	3219
National Grid Reference:	515660, 171120
Slice:	A
Site Area (Ha):	0.01
Search Buffer (m):	100

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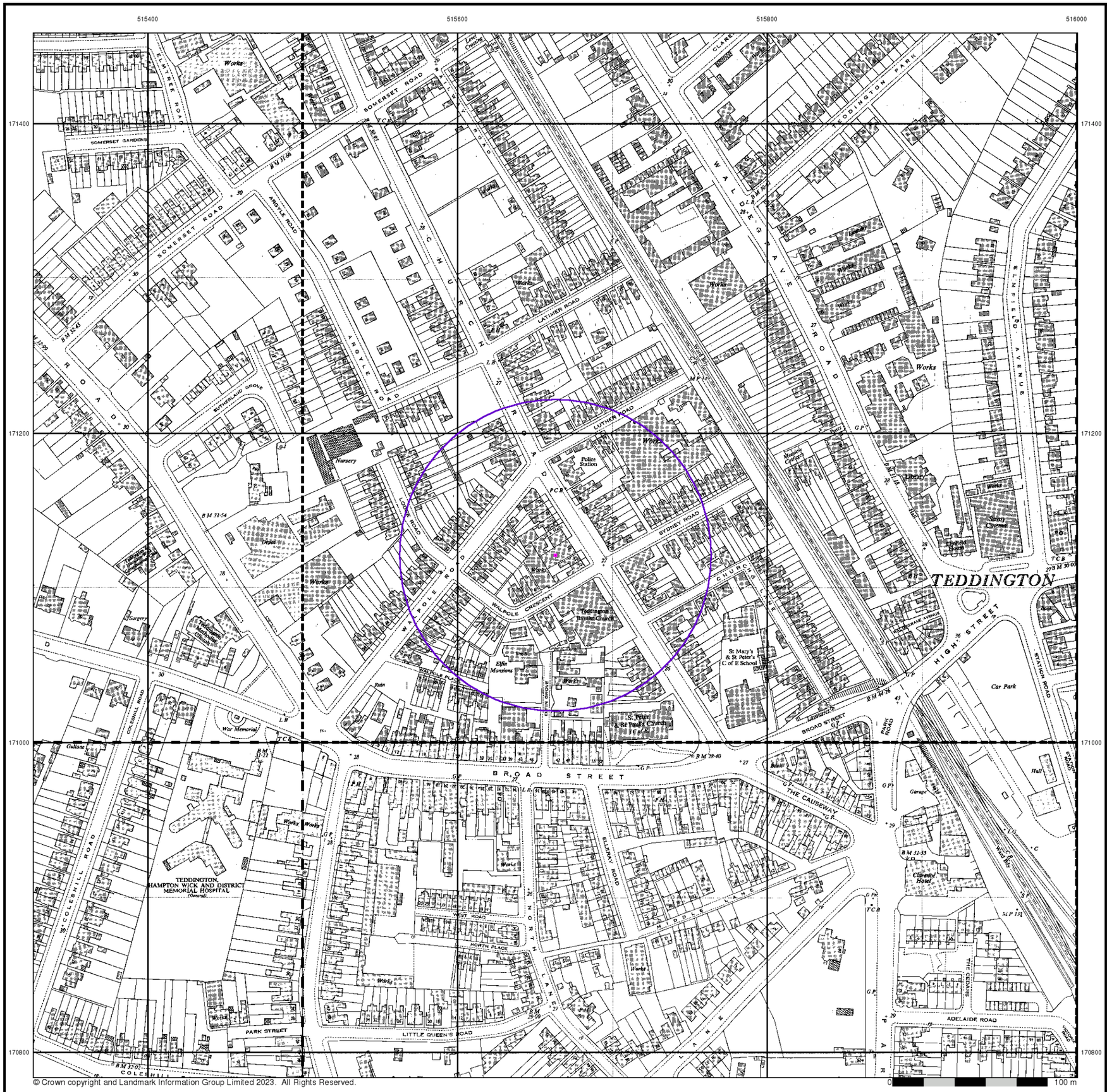

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Ordnance Survey Plan

Published 1959

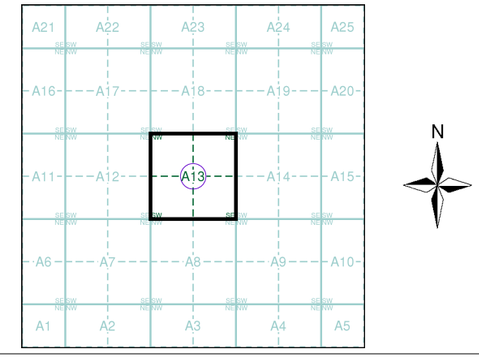
Source map scale - 1:1,250

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

Map Name(s) and Date(s)

TQ1571SW 1959 1:1,250	**TQ1571SE 1959 1:1,250**	TQ1671SW 1959 1:1,250
TQ1570NW 1959 1:1,250	**TQ1570NE 1959 1:1,250**	TQ1670NW 1959 1:1,250

Historical Map - Segment A13



Order Details

Order Number:	307202885_1_1
Customer Ref:	3219
National Grid Reference:	515660, 171120
Slice:	A
Site Area (Ha):	0.01
Search Buffer (m):	100

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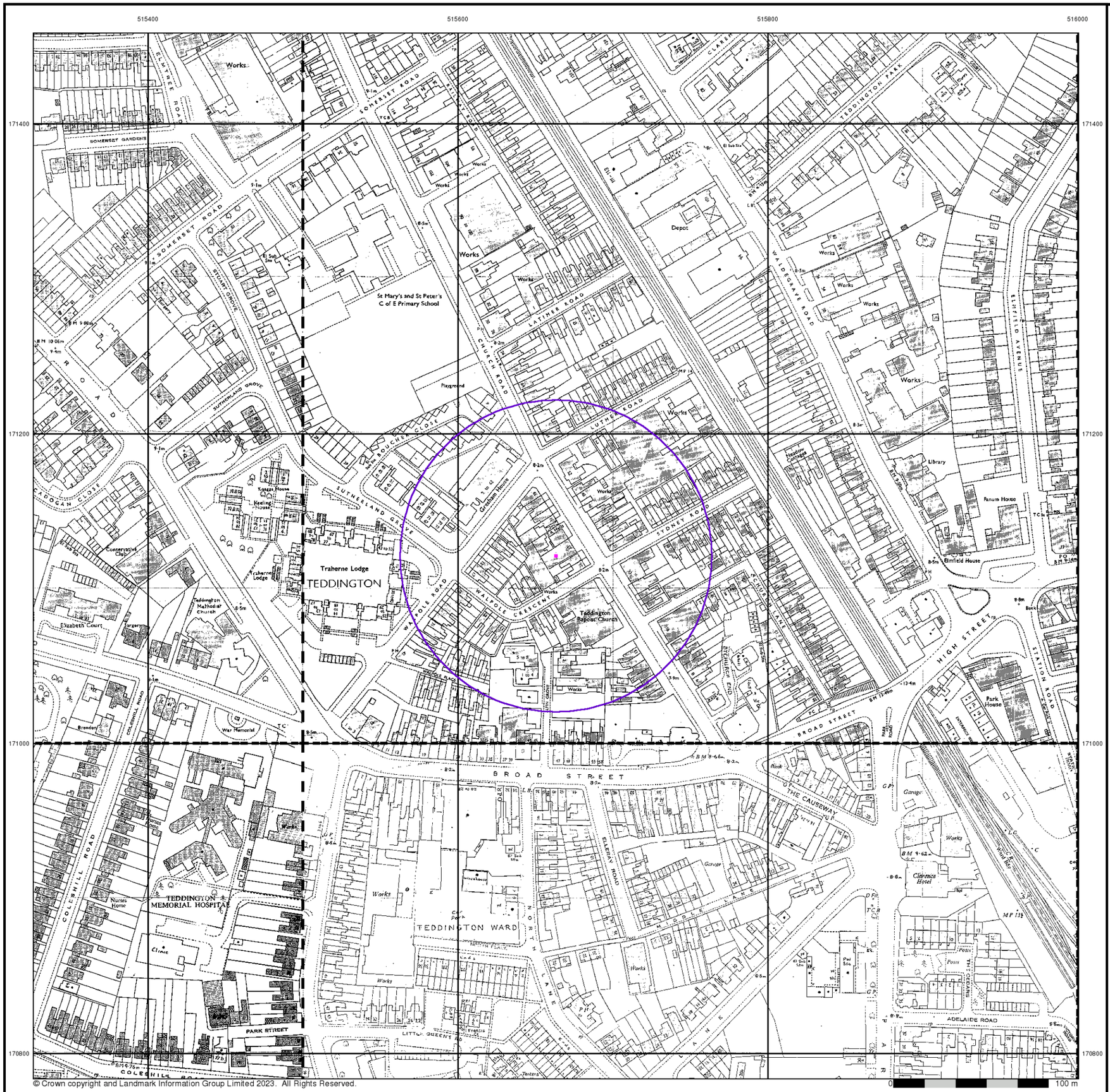

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Additional SIMs

Published 1959 - 1989

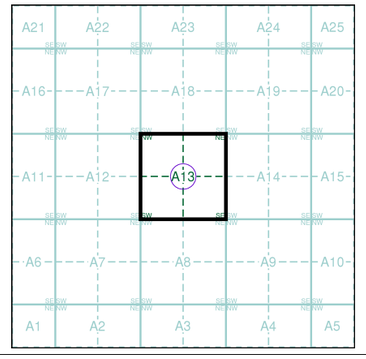
Source map scale - 1:1,250

The SIM cards (Ordnance Survey's `Survey of Information on Microfilm') are further, minor editions of mapping which were produced and published in between the main editions as an area was updated. They date from 1947 to 1994, and contain detailed information on buildings, roads and land-use. These maps were produced at both 1:2,500 and 1:1,250 scales.

Map Name(s) and Date(s)

TQ1571SW 1988 1:1,250	TQ1571SE 1989 1:1,250	TQ1671SW 1959 1:1,250
TQ1570NW 1979 1:1,250	TQ1570NE 1977 1:1,250	TQ1670NW 1977 1:1,250

Historical Map - Segment A13



Order Details

Order Number:	307202885_1_1
Customer Ref:	3219
National Grid Reference:	515660, 171120
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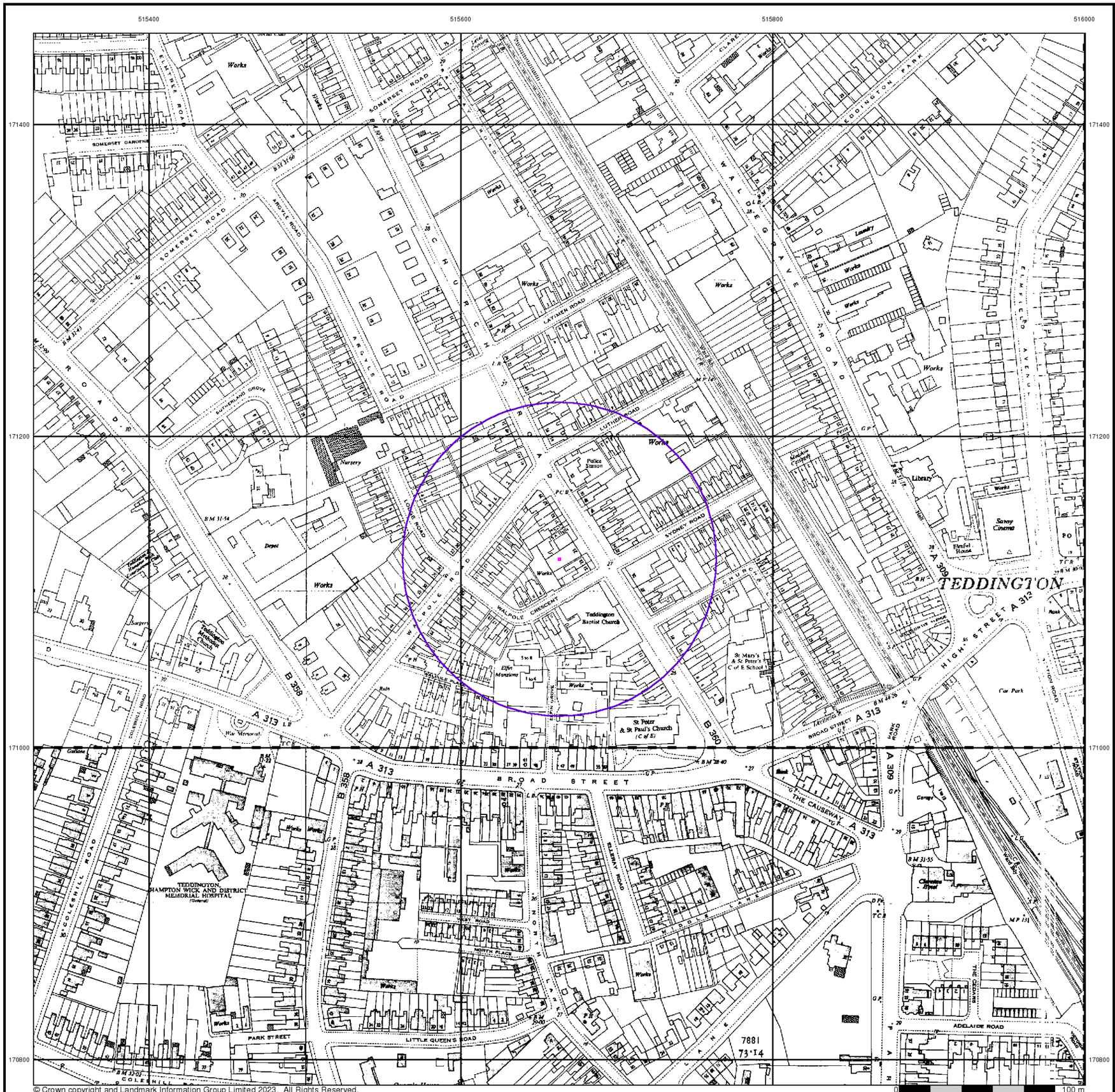

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Ordnance Survey Plan

Published 1960 - 1962

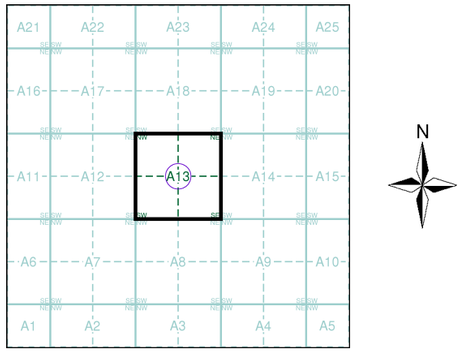
Source map scale - 1:2,500

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

Map Name(s) and Date(s)

TQ1571 1962 1:2,500	TQ1671 1960 1:2,500
TQ1570 1961 1:2,500	TQ1670 1960 1:2,500

Historical Map - Segment A13



Order Details

Order Number:	307202885_1_1
Customer Ref:	3219
National Grid Reference:	515660, 171120
Slice:	A
Site Area (Ha):	0.01
Search Buffer (m):	100

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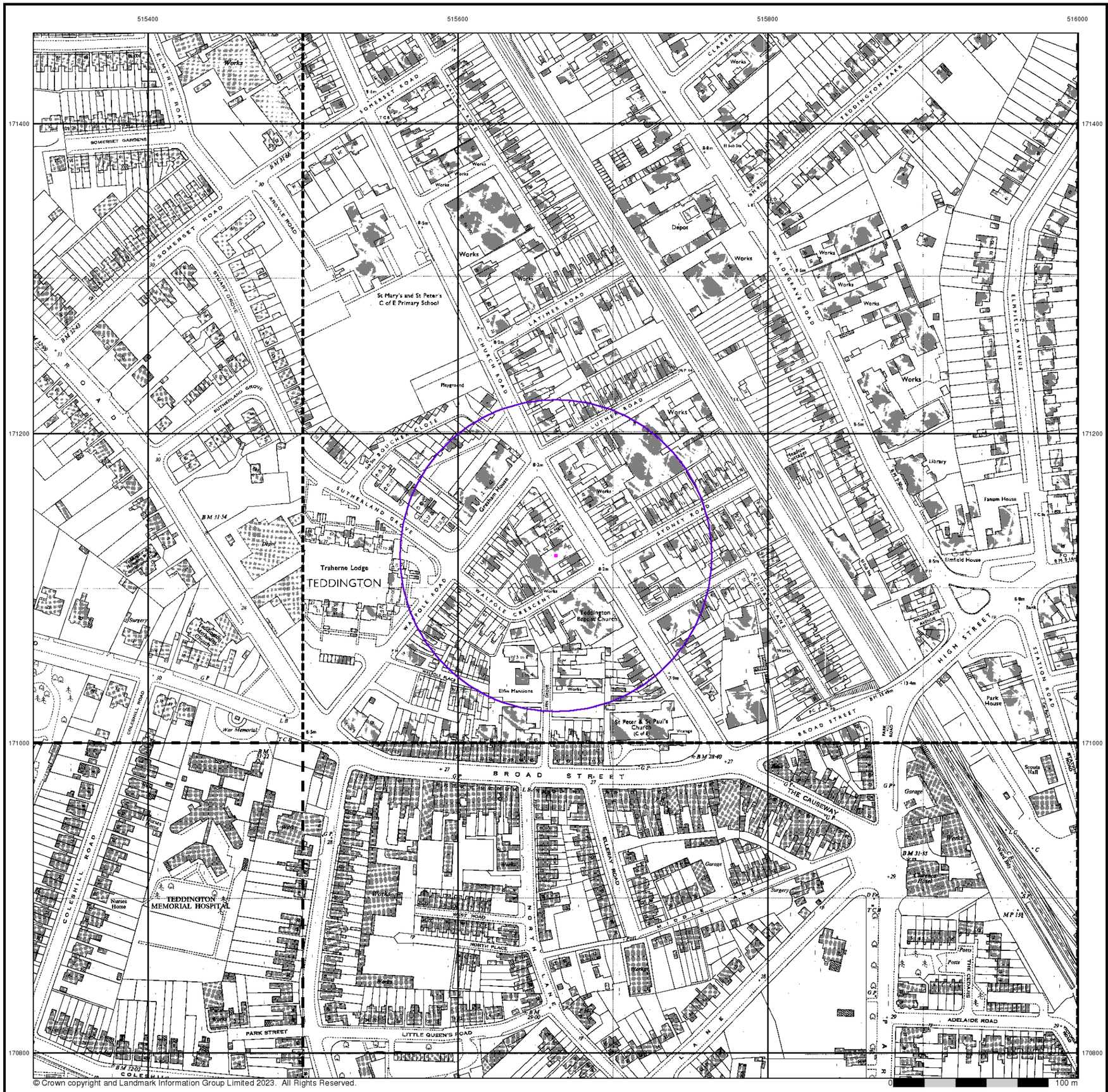

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Ordnance Survey Plan

Published 1963 - 1979

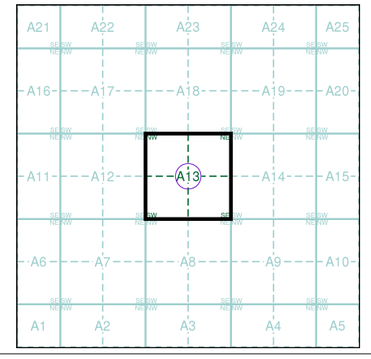
Source map scale - 1:1,250

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

Map Name(s) and Date(s)

TQ1571SW 1963 1:1,250	TQ1571SE 1979 1:1,250	TQ1671SW 1978 1:1,250
TQ1570NW 1963 1:1,250	TQ1570NE 1963 1:1,250	TQ1670NW 1971 1:1,250

Historical Map - Segment A13



Order Details

Order Number:	307202885_1_1
Customer Ref:	3219
National Grid Reference:	515660, 171120
Slice:	A
Site Area (Ha):	0.01
Search Buffer (m):	100

Site Details

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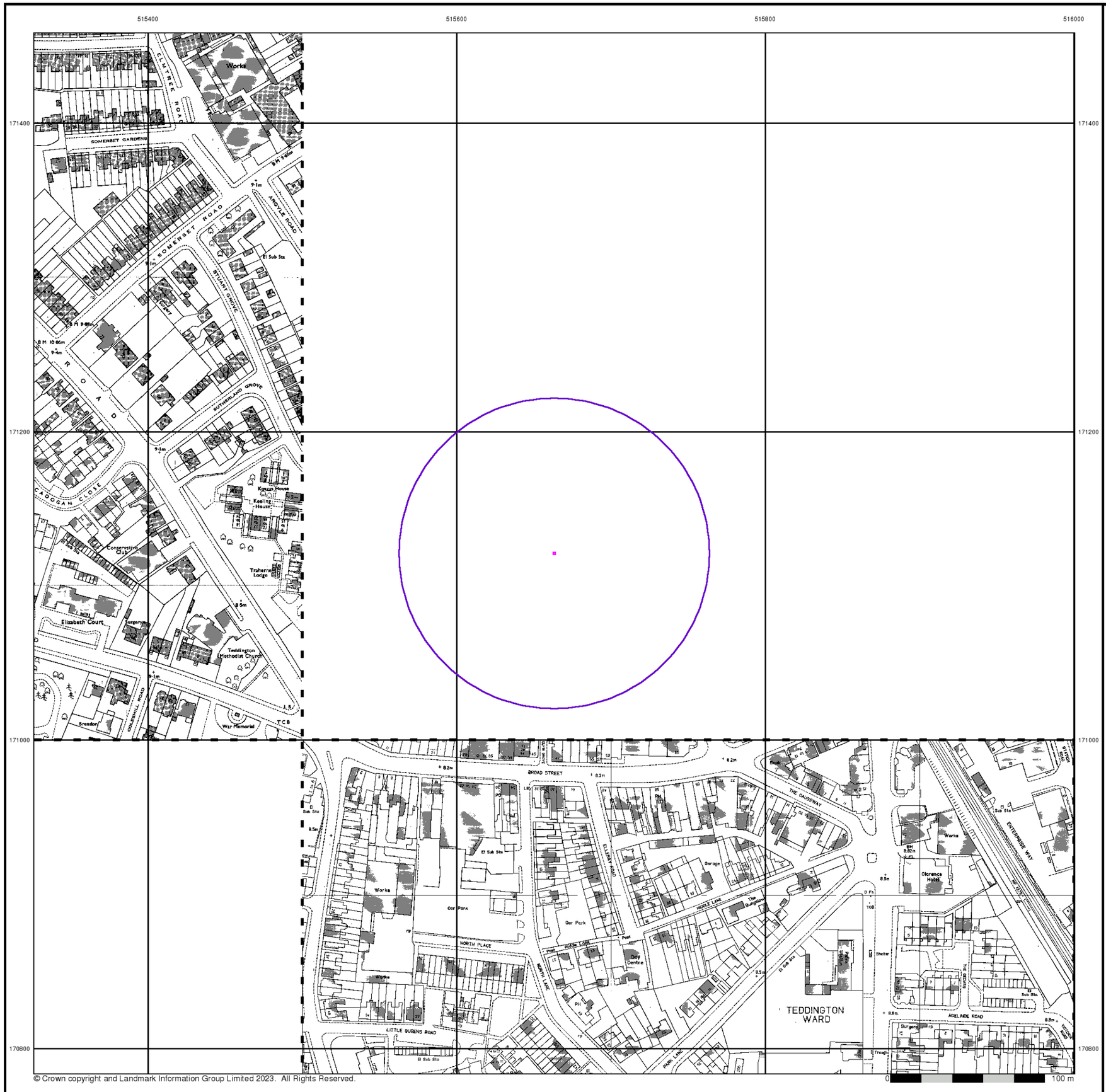

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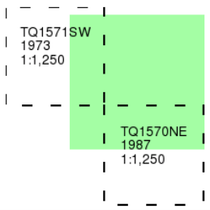
Ordnance Survey Plan

Published 1973 - 1987

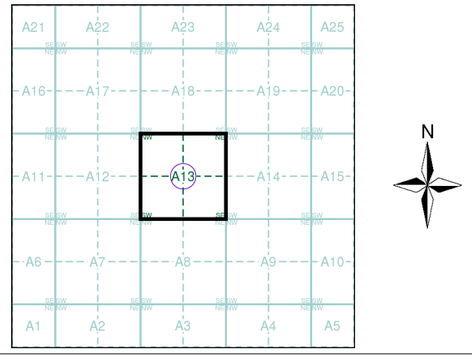
Source map scale - 1:1,250

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

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

Order Number:	307202885_1_1
Customer Ref:	3219
National Grid Reference:	515660, 171120
Slice:	A
Site Area (Ha):	0.01
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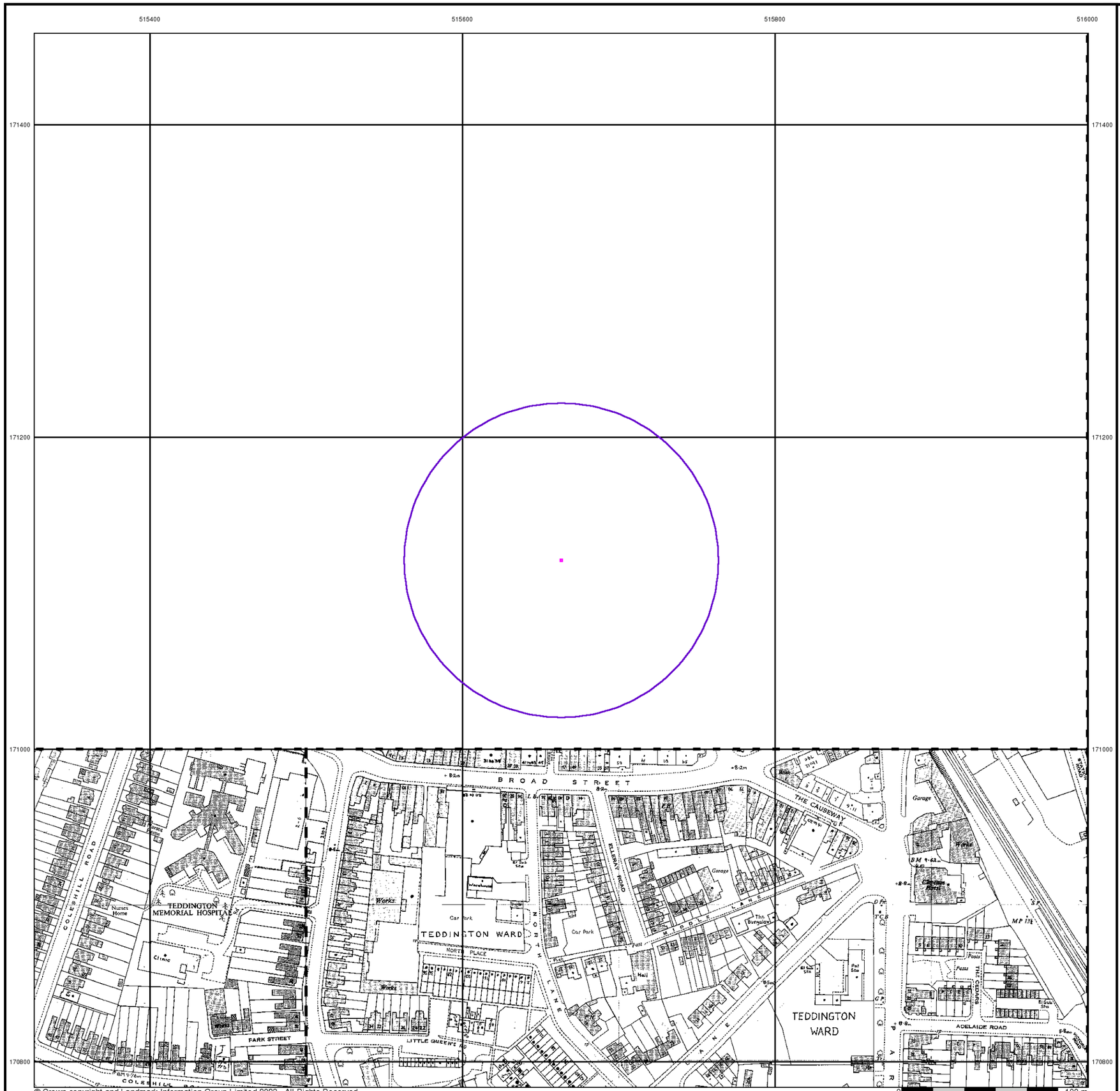

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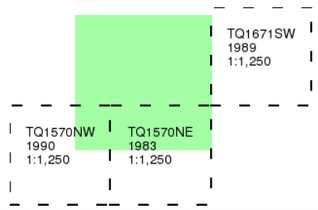
Additional SIMs

Published 1983 - 1990

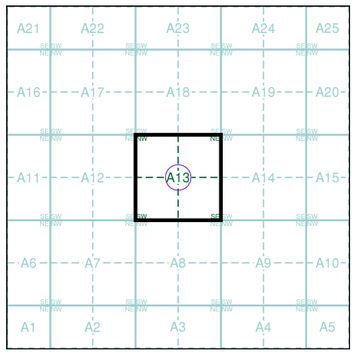
Source map scale - 1:1,250

The SIM cards (Ordnance Survey's `Survey of Information on Microfilm') are further, minor editions of mapping which were produced and published in between the main editions as an area was updated. They date from 1947 to 1994, and contain detailed information on buildings, roads and land-use. These maps were produced at both 1:2,500 and 1:1,250 scales.

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

Order Number:	307202885_1_1
Customer Ref:	3219
National Grid Reference:	515660, 171120
Slice:	A
Site Area (Ha):	0.01
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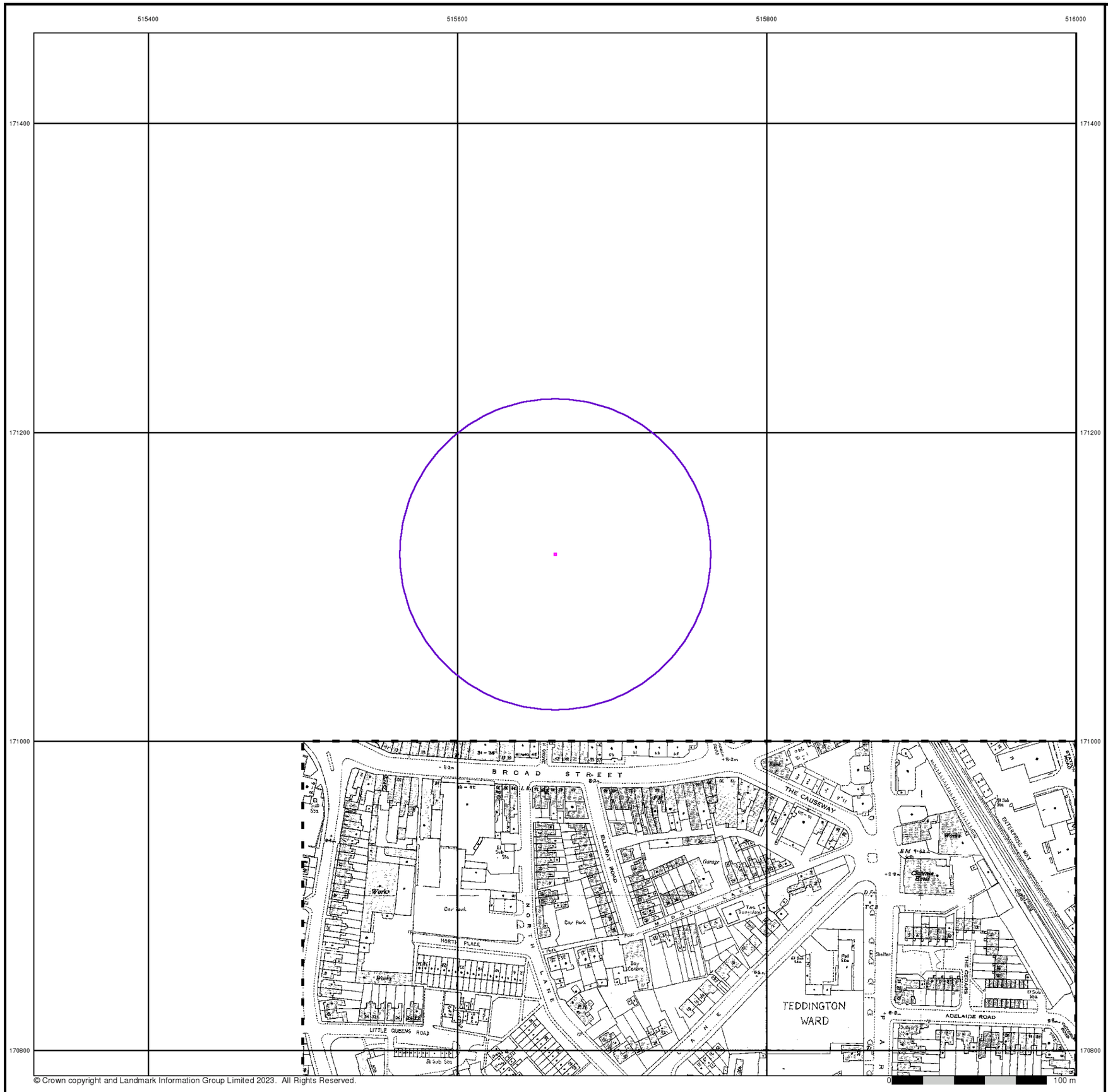

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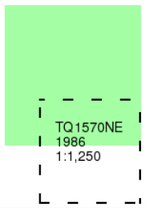
Additional SIMs

Published 1986

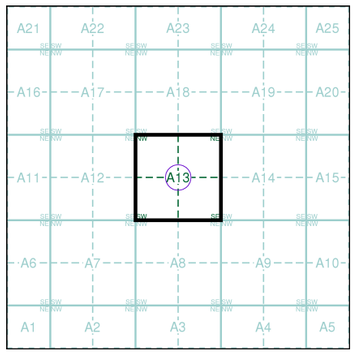
Source map scale - 1:1,250

The SIM cards (Ordnance Survey's `Survey of Information on Microfilm') are further, minor editions of mapping which were produced and published in between the main editions as an area was updated. They date from 1947 to 1994, and contain detailed information on buildings, roads and land-use. These maps were produced at both 1:2,500 and 1:1,250 scales.

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

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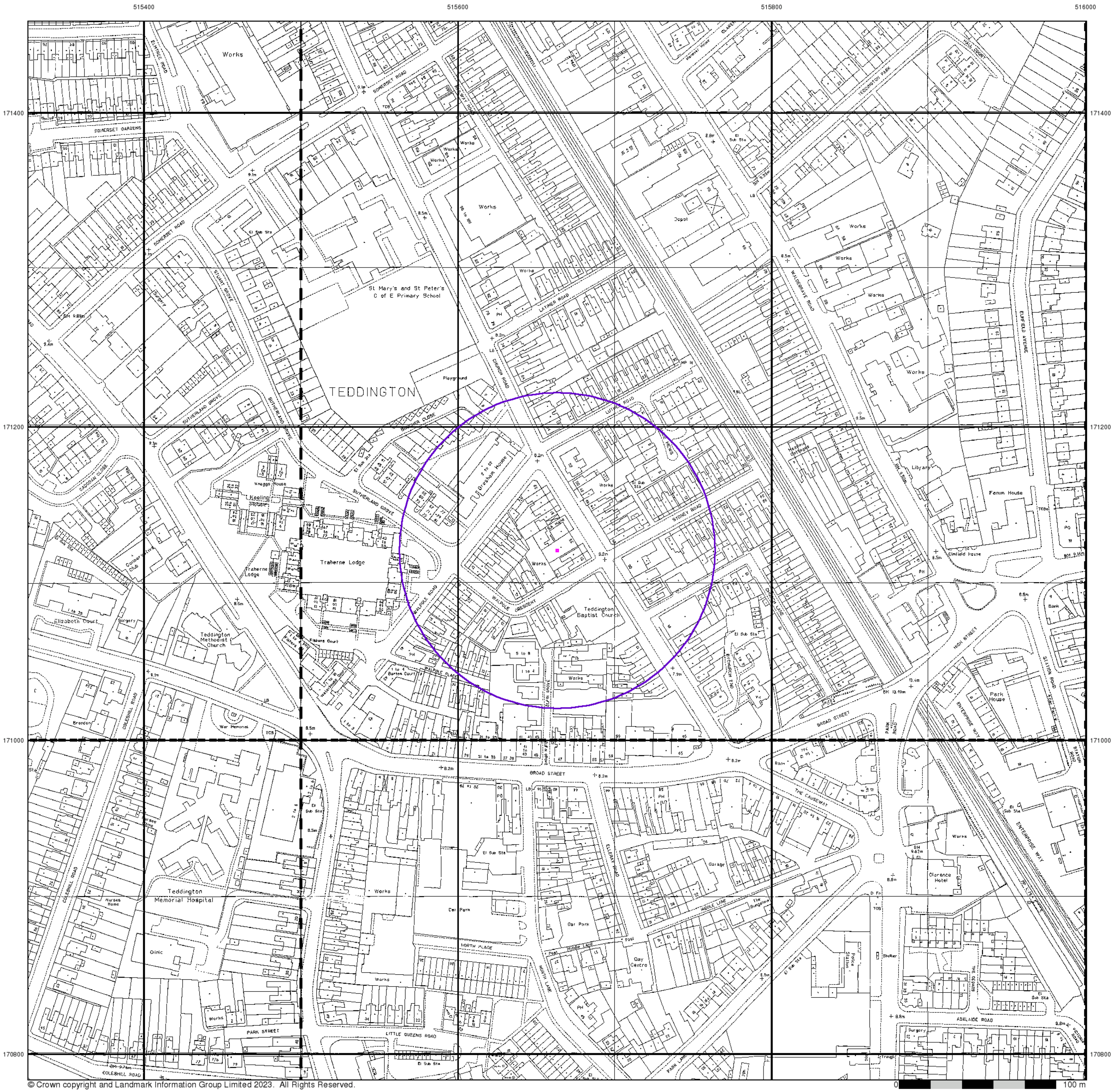

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Large-Scale National Grid Data

Published 1991

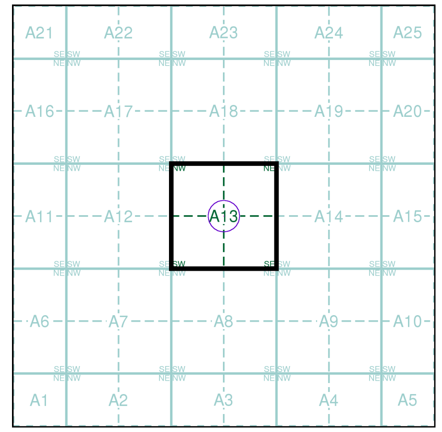
Source map scale - 1:1,250

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

Map Name(s) and Date(s)

TQ1571SW 1991 1:1,250	TQ1571SE 1991 1:1,250	TQ1671SW 1991 1:1,250
TQ1570NW 1991 1:1,250	TQ1570NE 1991 1:1,250	TQ1670NW 1991 1:1,250

Historical Map - Segment A13



N

Order Details

Order Number: 307202885_1_1
Customer Ref: 3219
National Grid Reference: 515660, 171120
Slice: A
Site Area (Ha): 0.01
Search Buffer (m): 100

Site Details

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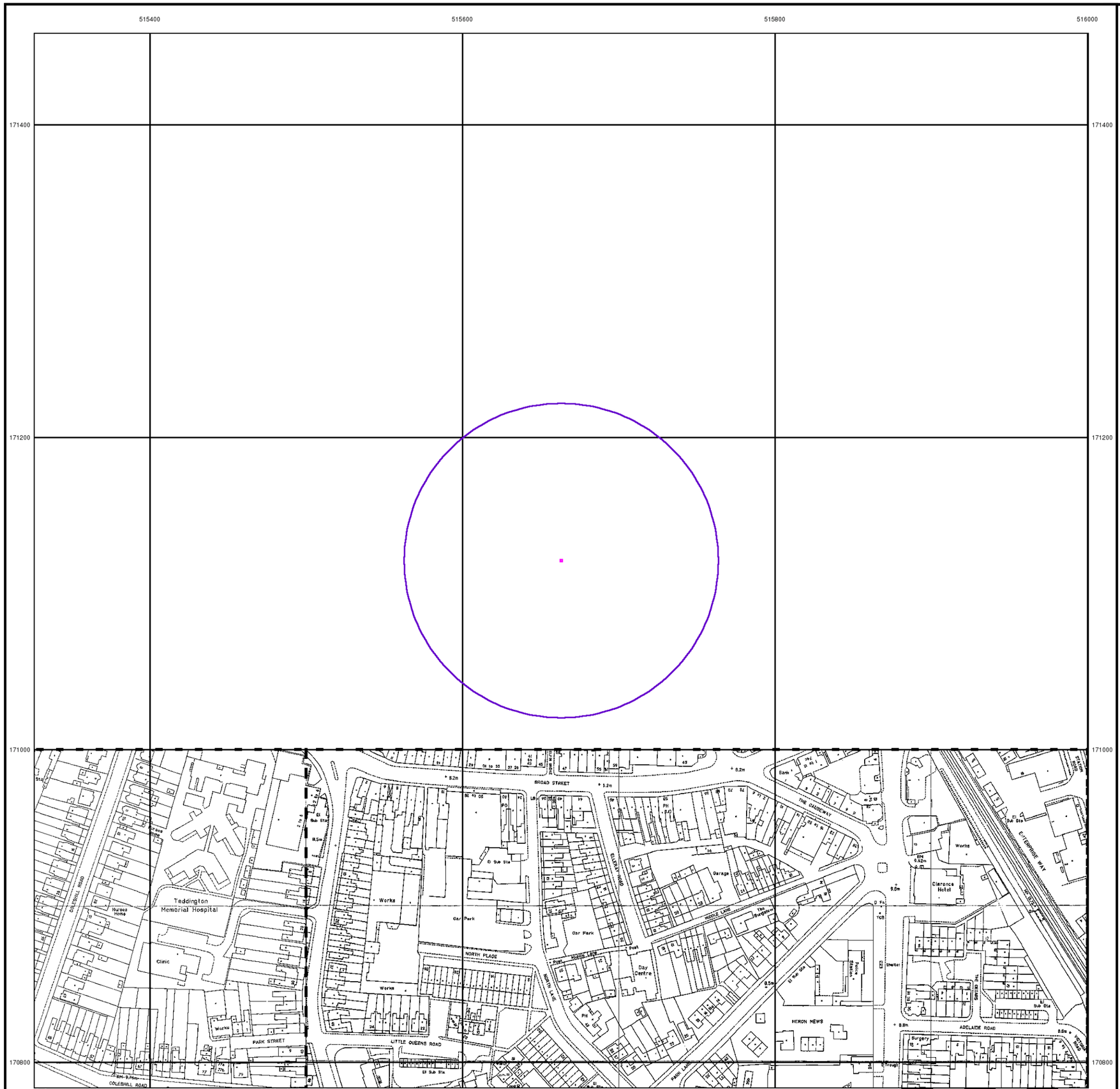

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LANDMARK INFORMATION GROUP®

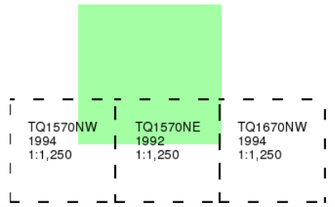
Large-Scale National Grid Data

Published 1992 - 1994

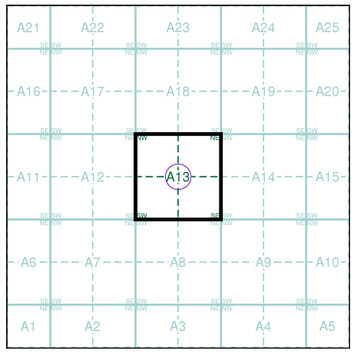
Source map scale - 1:1,250

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

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

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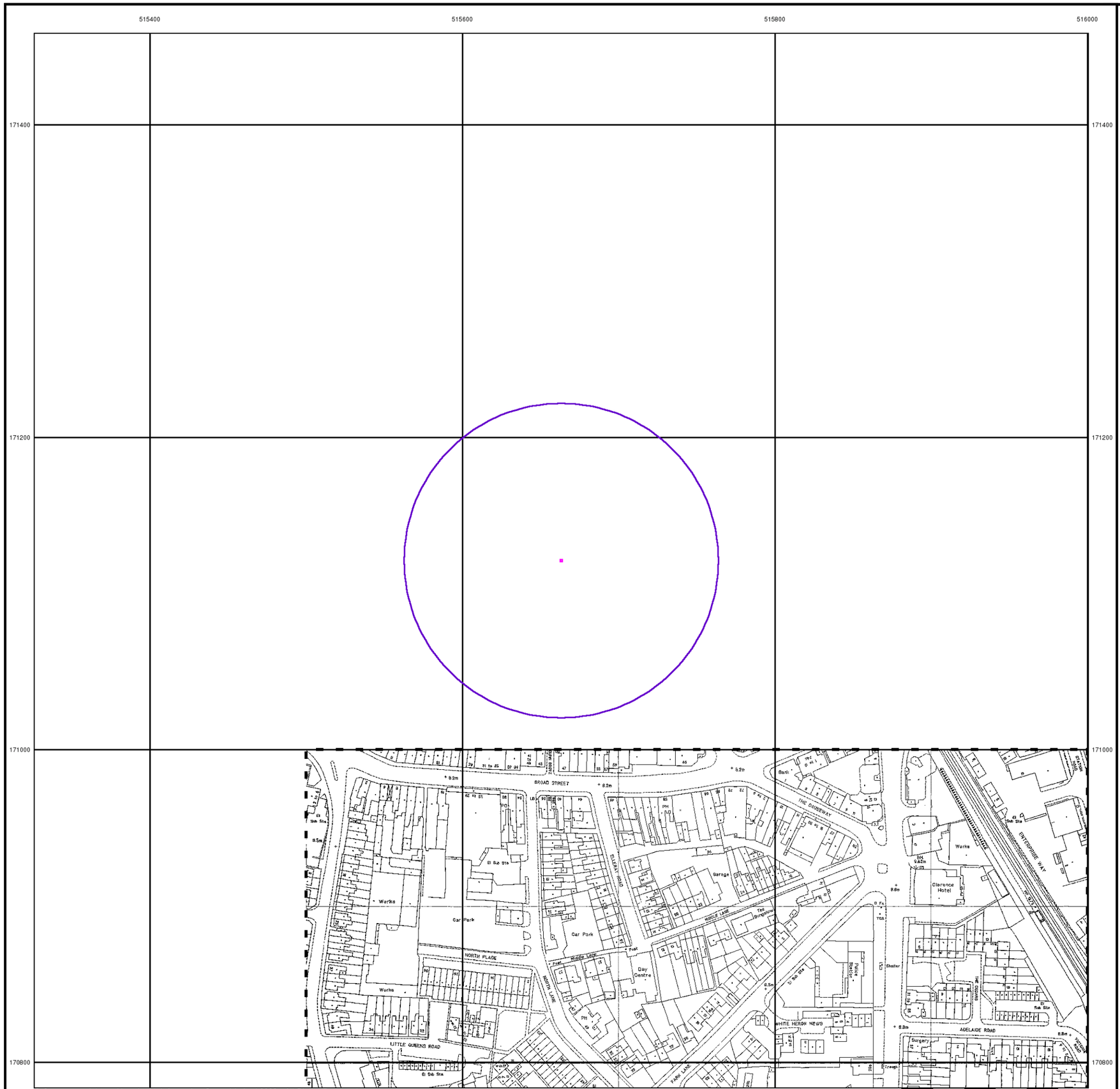

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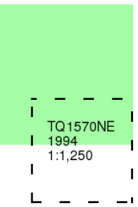
Large-Scale National Grid Data

Published 1994

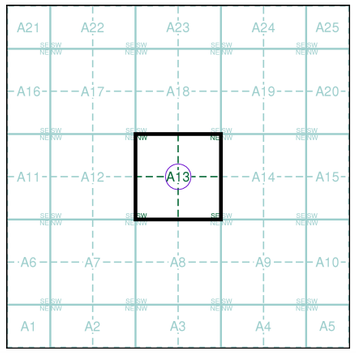
Source map scale - 1:1,250

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

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

Order Number:	307202885_1_1
Customer Ref:	3219
National Grid Reference:	515660, 171120
Slice:	A
Site Area (Ha):	0.01
Search Buffer (m):	100

Site Details

25, Church Road, TEDDINGTON, TW11 8PF

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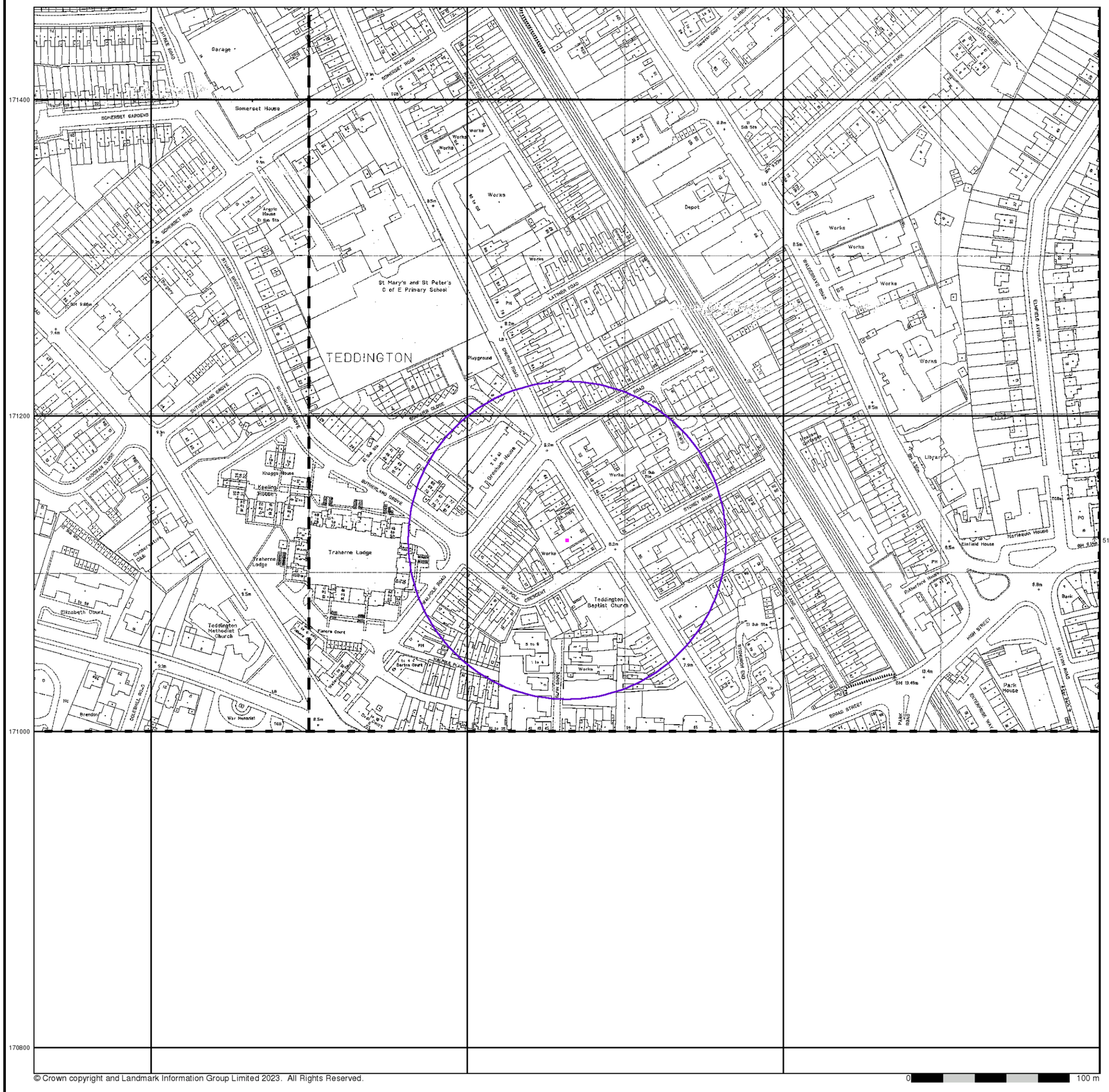

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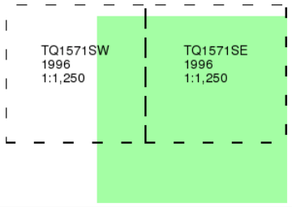
Large-Scale National Grid Data

Published 1996

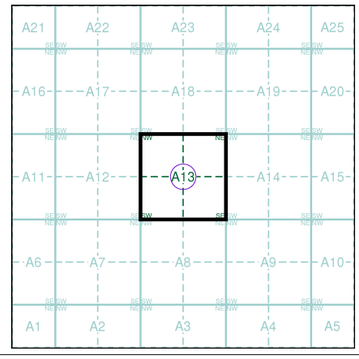
Source map scale - 1:1,250

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

Map Name(s) and Date(s)



Historical Map - Segment A13



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