# 185 WALDEGRAVE ROAD

# TEDDINGTON

# TW11 8LU

# PHASE I GEO-ENVIRONMENTAL DESK STUDY

# FOR

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|---|---|---|
| Report Title: | 185 Waldegrave Road, Teddington, TW11 8LU. Phase 1 Geo-Environmental Desk Study | |
| Report Reference: | R0821/22/DTS | |
| Client: | Anthony Breslin | |
| Issue Date: | 26th August 2022 | |
| Drafted By: | Chris Avalos<br>Geo-environmental Consultant | |
| Authorised By: | John Grace<br>Director |  |

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## 1.0 EXECUTIVE SUMMARY

| | |
|---|---|
| Appointment | A Phase 1 Geo-environmental Desk Study was commissioned by Anthony Breslin (the client) following email correspondence dated 17th June. |
| Site Name | 185 Waldegrave Road, Teddington, TW11 8LU |
| Site Description | National Grid Reference: TQ155716 (E: 515568, N:171634).<br>The assessment site covers an area of approximately 0.018ha, is roughly square in shape and is currently comprises a vacant plot of land to the rear of residential buildings at 185 Waldegrave Road. |
| Proposed Development | It is understood that the assessment site will be cleared of current structures to allow the construction of 1No. 1-storey residential buildings with associated access path, areas of soft landscaping, and bicycle and bin store. |
| Site Geology | The BGS states that the assessment site is underlain by superficial deposits of the Kempton Park Gravel Formation (Sand & Gravel) and by bedrock geology comprising the London Clay Formation (Clay). Inspection of excavations present during the site visit have also proven a thin veneer of Made Ground is present at the assessment. |
| Site History | From review of historical maps, the site has undergone two main phases of development; the first in 1894 when several residential buildings were constructed near to site and the assessment site forms part of the rear garden; the second in the 1959 when the site was redeveloped to include two small buildings thought to be a small joinery workshop. |
| Identified Sources | Potential onsite sources of contamination come from the sites former use as a joinery workshop and made ground deposits associated with historical development. Ccontaminants of concern include asbestos, toxic metals TPHs and PAHs.<br>Potential offsite sources of contamination come from the nearby railway tracks and sidings. Contaminants of concern include asbestos, toxic metals TPHs, PAHs and ground gasses. |
| Preliminary Human Health Risk Assessment | From the assessment of potential human health risk, it is proposed that Moderate to Low Risk is present to ground workers and future site users based on a residential end use. However, the proposed development will involve a site strip which is anticipated to remove all significant contamination present. Therefore, if development occurs as planned, the risk to future site users will be reduced to Low. |
| Conclusions and Recommendations | If development is allowed to occur, including the proposed site strip, it is recommended that a Low risk to future site users will be present. |
| *This sheet is intended to provide a summary only. It does not provide a definitive analysis and should not be relied upon without full review of the following report and associated appendices.* | |

## 2.0 INTRODUCTION

### Appointment

2.1 Earth Environmental & Geotechnical (EEGSL) were commissioned by Anthony Breslin (the Client) to undertake a Phase 1 Geo-Environmental Desk Study for 185 Waldegrave Road, Teddington, TW11 8LU (herein referred to as the assessment site).

### Terms of Reference

2.2 EEGSL was commissioned by the Client to undertake a Phase I Geo-Environmental Desk Study following email correspondence dated 17th June 2022.

2.3 The objectives of this investigation are:

- *Undertake a desk-based review of the underlying geology and hydrology, current and historical site uses, potential contamination sources, radon potential, natural cavities and mining risks.*

- *Assess the implications of any potential environmental risks, liabilities and development constraints associated with the site in relation to the future use and in relation to off-site receptors.*

### Sources of Information

2.4 The Phase 1 Desk Study comprises of a review of the following information sources:

- British Geological Survey online maps.
- Google Earth imagery.
- Environment Agency online data.
- Historical Ordnance Survey maps.
- The site and surrounding areas, environmental, geological and mining data presented in the site-specific Groundsure Insight Report (Appendix 1).

### Limitations of the Study

2.5 The report is written in the context of an agreed scope of work and budget and should not be used in a different context. New information, improved practices or changes in legislation may require a reinterpretation of the report in whole or in part. EEGSL reserve the right to amend either conclusions or recommendations in light of any further information that may become available. This report is provided for the sole use by the client and is confidential to them.

2.6 Recommendations within this report are also based on records produced by others. It is assumed this information is accurate and can be relied upon.

## 3.0 THE SITE

### Site Location and Description

3.1 The assessment site covers an area of approximately 0.018ha, is roughly square in shape and is currently comprises a vacant plot of land to the rear of residential buildings at 185 Waldegrave Road, previously the site was used as a joinery business.

3.2 The assessment site is bound to the north, east and south by residential buildings, and to the west by train tracks with residential buildings beyond. Waldegrave Road is located to the east.

3.3 The assessment site itself is located on the western side of Waldegrave Road in Teddington. The site is centred on National Grid Reference TQ155716 (E: 515568, N:171634) with the nearest postcode being TW11 8LU.

3.4 The site location is shown in Figure 1 below and photographs showing the current layout and condition of the site are provided in Figures 2-8

**Figure 1: Aerial Image Showing Site Location**

Figure 2: Photograph Showing Site (West View)

Figure 3: Photograph Showing Front of Site (Northeast View)

Figure 4: Photograph Showing Site (Southeast View)

Figure 5: Photograph Showing Site (East View)

Figure 6: Photograph Showing Access to Site (East View)

Figure 7: Photograph Showing Site (North View)

Figure 8: Photograph Showing Identified Asbestos Fragments at Site

3.5 A site walkover was completed by EEGSL on the 15th July 2022. Access to the assessment site was gained via Waldegrave Road.

3.6 During the site walkover it was noted that all structures on site had been demolished and surface soil material had been stripped back to ~300mm.

3.7 When undertaking the site walkover, it was noted that asbestos fragments were present across the sites surface. No other signs of significant contamination were noted.

3.8 During the site walkover several excavations were noted. From inspection of these excavations, it was clear that a thin layer of Made Ground was present overlying the natural soils (sands and gravel).

3.9 The area surrounding the assessment site comprised predominantly of residential buildings with the railway sloping away to the west.

**Site Utility Services**

3.10 A site utility plan has not been provided by the client. The status of all services should be checked with the statutory providers prior to any development commencing.

**Proposed Development**

3.11 It is understood that the assessment site will be cleared of current structures and the soils stripped back to allow the construction of 1No. 1-storey residential buildings with associated access path, areas of soft landscaping, and bicycle and bin store. A Proposed Development Plan is presented within Figure 9.

**Figure 9: Proposed Development Layout Plan**

## 4.0 ENVIRONMENTAL SETTING

4.1 The geology of the site has been uncovered by reviewing the British Geological Survey (BGS) online data and the site-specific Groundsure Report (Appendix 1).

4.2 Environmental conditions for the assessment site and surrounding areas have been recorded by reviewing Environment Agency (EA) and British Geological Survey (BGS) online data, and the site-specific Groundsure Report (Appendix 1).

### Geology

4.3 The BGS states that the site is not underlain by artificial ground (Made Ground), however given the inspections made during the site visit, it is suggested that a layer of Made Ground around 30mm thick is present across the site.

4.4 The BGS states the site is directly underlain by superficial deposits of the Kempton Park Gravel Formation (Sand and Gravel), which was deposited in the Quaternary Period.

4.5 Kempton Park Gravel Formation is underlain by bedrock geology comprising the London Clay Formation (Clay).

4.6 The London Clay Formation can be described as bioturbated or poorly laminated, blue-grey or grey-brown, slightly calcareous, silty to very silty clay, clayey silt and sometimes silt, with some layers of sandy clay. It commonly contains thin courses of carbonate concretions ('cementstone nodules') and disseminated pyrite. It also includes a few thin beds of shells and fine sand partings or pockets of sand, which commonly increase towards the base and towards the top of the formation. At the base, and at some other levels, thin beds of black rounded flint gravel occurs in places. Glauconite is present in some of the sands and in some clay beds, and white mica occurs at some levels.

4.7 There are no records of a linear geological feature within 500m of the site.

4.8 There are no records of any landslip activity within 500m of the site.

4.9 There are no BGS public borehole records available within 250m of the site.

4.10 The assessment site is in an area where the hazard rating is very low with regards to running sands, collapsible deposits and landslides; and negligible with regards to shrink swell clays, compressible deposits and ground dissolution.

4.11 There is no data for estimated background soil chemistry recorded on site.

**Ground Workings**

4.12 There are 57 records of historical surface ground working features within 250m of the assessment site. The nearest records relate to cuttings that took place immediately adjacent to site between 1865-1938.

4.13 There are no historical or current underground working features within 250m of the site.

**Mining and Other Underground Workings**

4.14 There are no records for historical non-coal mining activities within 250m of the assessment site.

4.15 There are no records of natural cavities within 250m of the site.

4.16 There are no areas of coal mining, brine extraction, gypsum extraction, tin mining, or clay mining at the assessment site.

**Radon Potential**

4.17 According to the Health Protection Agency the site is in an area where less than 1% of properties are above the Radon Action Level. Radon Protection Measures are therefore not expected to be required.

**Hydrogeology and Hydrology**

4.18 The underlying superficial geology is classified by the Environment Agency as a Principal Aquifer. The EA definition of a Principal Aquifer is given below.

*'Geology of high intergranular and/or fracture permeability, usually providing a high level of water storage and may support water supply/river base flow on a strategic scale. Generally principal aquifers were previously major aquifers'*

4.19 The underlying bedrock geology is classified by the Environment Agency as an Unproductive Aquifer. The EA definition of an Unproductive Aquifer is given below.

*'There are rock layers or drift deposits with low permeability that have negligible significance for water supply or river base flow'*

4.20 The underlying superficial geology has an intermediate leaching ability and groundwater in this area has been classed as having medium vulnerability to a pollutant discharge.

4.21 There are no recorded groundwater abstractions, surface water abstractions, or potable water abstraction licence records within 500m of the site.

**Landfill and Waste Management Activity**

4.22 There are no records of active or historic Landfills or Waste Treatment Facilities located within 250m of the assessment site.

4.23 There are no records of historical waste sites located within 250m of the site.

4.24 There are no records of licensed waste sites located within 250m of the site.

4.25 There are no records of waste exemptions located within 250m of the assessment site.

### Environmental Permits, Incidents and Registers

4.26 The Groundsure report includes records of environmental permits, incidents and registers within 250m of the site, which are summarised in Table 1.

**Table 1: Environmental Permits, Incidents and Registers**

| | | |
|---|---|---|
| Historic IPC Authorisations | None | |
| Part A (1) and IPPC Authorised Activities | None | |
| Red List Discharge Consents | None | |
| List 1 Dangerous Substances Inventory Sites | None | |
| List 2 Dangerous Substances Inventory Sites | None | |
| Part A (2) and Part B Activities and Enforcements | 1 | 219m SW, Bollingmores, Elmtree Road, TW11 8ST, waste oil burner 0.4MW, historical permit, Type B. |
| Category 3 or 4 Radioactive Substance Authorisations | None | |
| Licensed Discharge Consents | None | |
| Planning Hazardous Substance Consents and Enforcements | None | |
| Dangerous or Hazardous (COMAH and NIHHS) Sites | None | |
| Pollution Incidents (EA/NRW) | None | |
| Sites Determined as Contaminated Land under Part 2A EPA1990 | None | |

### Industrial Land Use Information

4.27 According to the Groundsure Report there are 61 records of historical potentially contaminative land uses identified within 250m of the assessment site. The nearest of these records relate to cuttings that took place immediately adjacent to the assessment site between 1865-1938.

4.28 There is 1 record of a historical tank within 250m of the site, this relates to an unspecified tank 133m N of the assessment site present in 1896.

4.29 There are 6 records of historical energy features within 250m of site, all referring to electricity substations, that were present between 1974-1994, with the nearest located 113m NW from the assessment site and present in 1980.

4.30 There are no records of historical petrol stations within 250m of the assessment site.

4.31 There are 3 records of historical garages within 250m from site, the nearest of these refer to a garage located 51m N of the assessment site and was present between 1959-1967 and 1980-1994.

4.32 There are 8 records of potentially contaminative current industrial land uses within 250m from the assessment site. However, the closest of these records relate to a recording studio and record company located 53m SE of the assessment site.

4.33 There are no current or recent petrol stations located within 250m of the assessment site.

**Railway Infrastructure and Tunnels**

4.34 There are 17 records for historical railway infrastructure or tunnels within 250m of the assessment site. The nearest records relate to the railway immediately adject to the site between 1897-1918.

4.35 There are 17 records of current railway infrastructure or tunnels within 250m of the assessment site. The nearest records relate to an unmade multitrack 12m W and rail for the Kingston Loop Line13-17m W of the assessment site.

**Environmentally Sensitive Sites**

4.36 There are no significant environmentally sensitive sites within 250m of the site.

4.37 There are 2 records of Conservation areas within 250m of the assessment site. The first record relates to Fieldend 115m E of the assessment site, and the second relates to Waldegrave Park located 125m N of the assessment site.

**Archaeology**

4.38 An archaeological assessment falls outside the brief of this report. Where considered necessary, advice should be sought from an archaeological specialist.

**Potential Flood Risks**

4.39 Detailed assessment of flood risk is outside the scope of this report; however, from information contained within the Groundsure Report it is suggested that there is negligible risk of surface water flooding, and moderate risk of groundwater flooding, based on 1 in 30 to 1 in 1000-year rainfall events.

**Previous Site Investigations**

4.40 At the time of writing, EEGSL are not aware of any previous site investigation works undertaken at the assessment site.

4.41 After the initial site visit, and after discussing the potential risks of having asbestos present on site with the client, the client instructed Clearway Asbestos Services Ltd to complete a detailed inspection and asbestos removal exercise at the site. This work was completed on the 20th July 2022 and the client has been issued a Statement of Cleanliness from Clearway Asbestos Services Ltd which states the site has been cleared of all asbestos fragments. A copy of the

Clearway Asbestos Services Ltd Statement of Cleanliness is provided within Appendix 2.

4.42 Further to the above asbestos removal works, it is understood that the client intends to complete another site strip removing an addiotnal ~300mm from the assessment site. During this operation all the current Made Ground materials are to be removed.

4.43 Given the above works and intended works, it is recommended that all asbestos contaminated materials will be removed from the site prior to development.

## 5.0 SITE HISTORY

5.1 The historical development of the site has been determined by reference to historical plans and Google Earth imagery. The reviewed historical plans comprise only readily available records and may be limited; however, the information available to date indicates that additional searches are unlikely to add to our understanding of the site. The earliest available historical mapping covering the site dates to 1865. The site history is summarised in Table 2.

**Table 2: Summary of Site History**

| Date | Site | Surrounding Land Use |
|---|---|---|
| 1865-1868 | The assessment site is currently undeveloped and is situated within a large open field. | Several large open fields surround the assessment site to the north, east and south. Railway tracks are present directly to the west of the assessment site . Residential development is present >750m SE of the assessment site. |
| 1894-1899 | No significant change has occurred. | Large scale residential development has taken place surrounding the assessment site including a building located directly to the east. A school of Art of present ~100m SW of the assessment site. A Church and Cemetery is present ~150m NW of the assessment site. A Nursery is present ~200m east. |
| 1915 | No significant change has occurred. | Further large-scale residential development has occurred surrounding the assessment site. The Church and Cemetery located ~150m NW has undergone development. An Allotment gardens is present ~250m NW of the assessment site. |
| 1920 | No significant change has occurred. | An Engine Shed (Train) is present ~450m N of the assessment site. |
| 1933-1935 | No significant change has occurred. | Further large-scale residential development has occurred surrounding the assessment site. No other significant changes have occurred. |
| 1938 | No significant change has occurred. | No significant change has occurred. |
| 1948 | No significant change has occurred. | The Nursery that was located ~200m east of the assessment site is no longer present. |
| 1959 | The assessment site is now occupied by two small buildings. | The School of Art ~100m SW is no longer present. A Clinic is present ~100m SW of the assessment site. Two large Works buildings are present ~200m SW of the assessment site. |
| 1963-1967 | The two buildings present on site have changed layout. | Residential development has occurred ~200m east of the assessment site. No other significant changes have occurred. |
| 1973 | No significant change has occurred. | No significant change has occurred. |
| 1988-1994 | No significant change has occurred. | No significant change has occurred. |
| 2001-2003 | No significant change has occurred. | No significant change has occurred. |
| 2010 | No significant change has occurred. | No significant change has occurred. |
| 2022 | Buildings present onsite have been removed ready for new development. | No significant change has occurred. |

5.2 Selected extracts from historical maps are presented in Figures 10 – 17.

Figure 10: OS Map Extract 1865


Figure 11: OS Map Extract 1894-1899

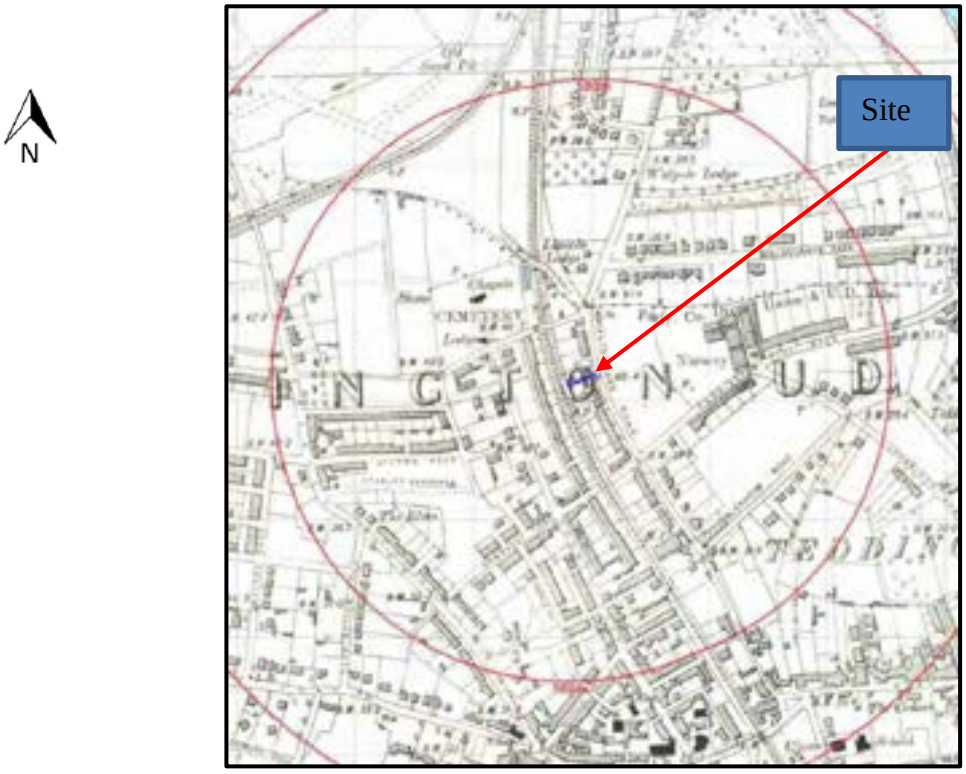


Figure 12: OS Map Extract 1920

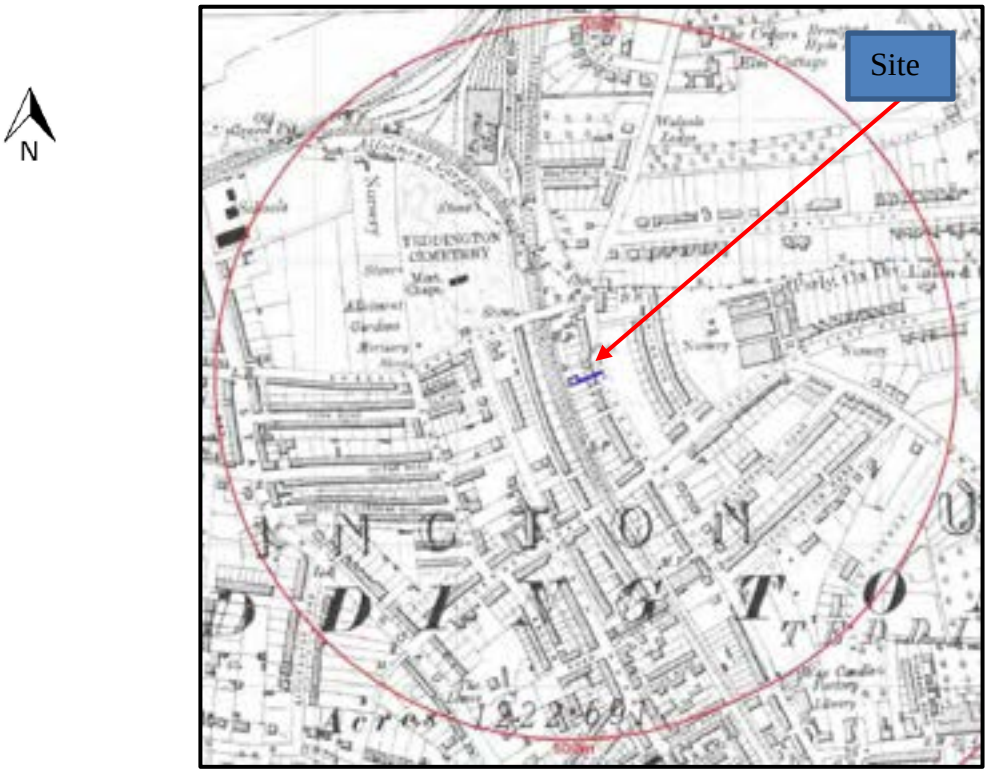



Figure 13: OS Map Extract 1959

Figure 14: OS Map Extract 1963-1967

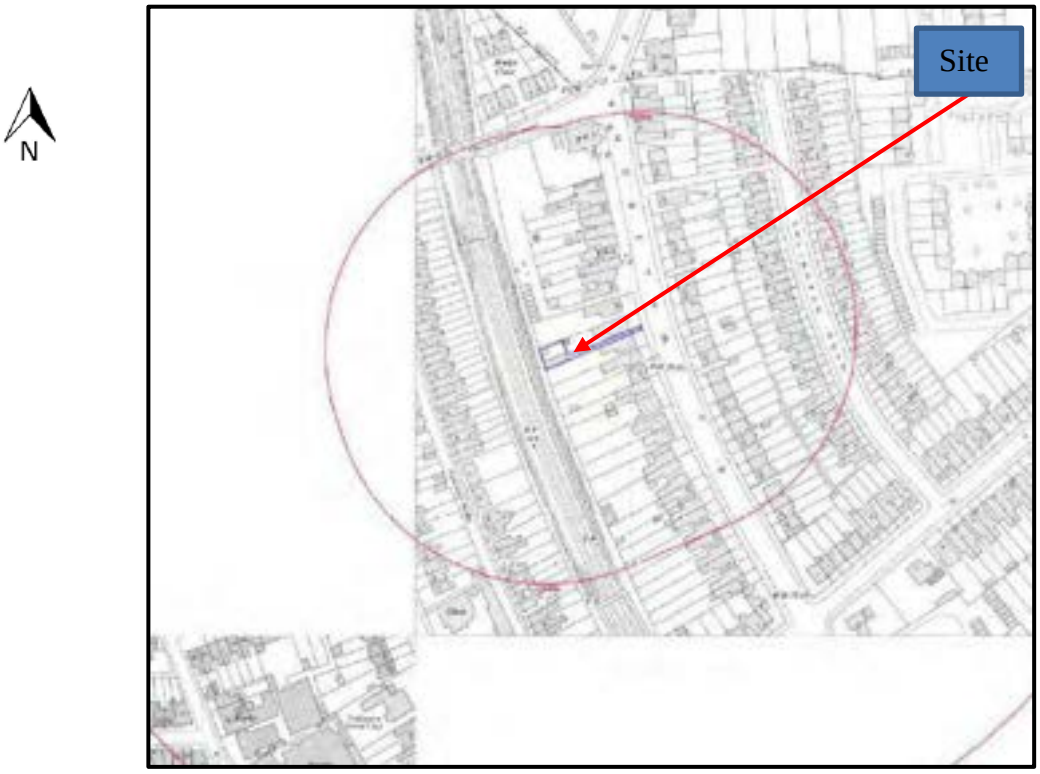



Figure 15: OS Map Extract 1973

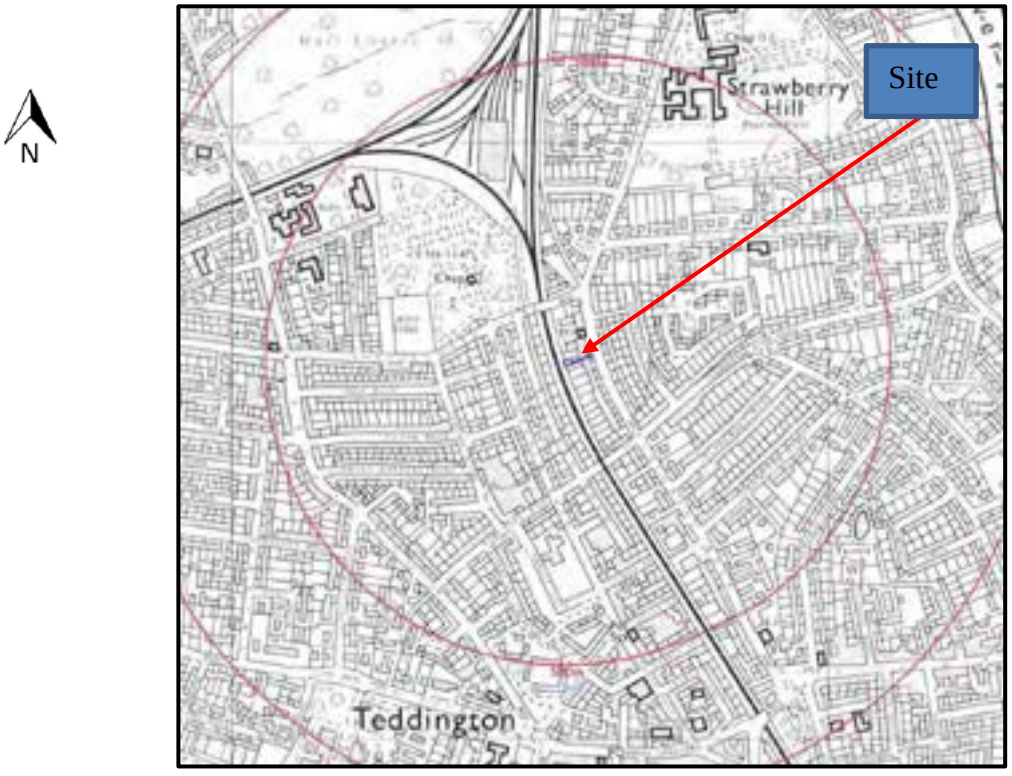


Figure 16: OS Map Extract 2003


Figure 17: OS Map Extract 2022

## 6.0 PRELIMINARY CONTAMINATION RISK ASSESSMENT

### Introduction

6.1 The following paragraphs outline a Preliminary Risk Assessment (PRA) for the site based on the above desk study information as defined by DEFRA and the EA Land contamination risk management, LCRA (2020) guidance.

6.2 Table 5 provides a Preliminary Conceptual Model (PCM) which considers the source-pathway-receptor linkages present alongside the likelihood, severity and risk level as defined within Table 3 and Table 4 below. The assessment of probability, a modified risk table, and certain consequence definitions are based on CIRIA C552 and the former Environment Agency CLR11.

6.3 Table 5 considers whether a pollution linkage is potentially present and provides a preliminary qualitative assessment of risk based on the information currently available. Where a possible linkage is identified, it does not necessarily mean that a significant risk exists but indicates that further information is required through appropriate site investigation to substantiate the conceptual model.

6.4 The PCM/PRA is based on a proposed residential end use.

**Table 3: Consequence, Probability and Risk**

| Probability | Consequence, | Risk |
|---|---|---|
| High Likelihood- There is a pollution linkage and an event either appears very likely in the short term and almost inevitable over the long term, or there is evidence at the receptor of harm or pollution | Very High – acute risk to the human health likely to result in significant harm. Risk of severe or irreversible effect on ground/surface water quality. Catastrophic damage to buildings / property. | Very High – there is a high potential that the source-pathway-receptor scenarios may give rise to harm to human health or the environment and remedial action is likely to be required. |
| Likely – there is a pollution linkage and all the elements are present, which means that it is probable 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. | High – Severe or irreversible effect on human health. Temporary severe or irreversible effect on ground/surface water quality. Reduction of water quality rendering groundwater or surface water unfit to drink and/or substantial adverse impact on groundwater dependant environmental receptors. | High – it is likely that the source-pathway-receptor scenarios may give rise to an impact on human health or the environment, which may require remediation and/or control measures to mitigate risks |
| Low likelihood– there is a pollutant linkage and circumstances are possible for 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 | Moderate – Long term or short-term moderate effect on human health. Moderate effect on ground/surface water quality, reversible with time. Reduced reliability of a supply at a groundwater or surface water abstraction source | Moderate – it is possible that the source-pathway-receptor scenarios may give rise to an impact on human health or the environment, however it is either relatively unlikely that such would be severe, or if any harm were to occur it is more likely that harm would be mild. |
| Unlikely – there is a pollution linkage, but circumstances are such that it is doubtful that an event would occur even in the very long term. | Low – Non-permanent health effects to human health (easily prevented by means such as personal protective clothing etc.) Slight effect on ground/surface water quality, reversible with time. Marginal reduced reliability of a supply at a groundwater or surface water abstraction source. | Low – it is possible that harm could arise at the source, however it is likely that they would at worst be mild. |
| | | Very Low – it is unlikely that the source-pathway-receptor scenarios will give rise to an impact on human health or the environment. |

**Table 4: Estimation of Level of Risk by Comparison of Consequence and Probability**

| | | Consequence | | | |
|---|---|---|---|---|---|
| | | High | Moderate | Low | Very low |
| Probability | High Likelihood | Very High | High risk | Moderate risk | Moderate to low risk |
| | Likely | High risk | Moderate risk | Moderate to low risk | Low risk |
| | Low Likelihood | Moderate risk | Moderate to low risk | Low risk | Very low risk |
| | Unlikely | Moderate to low risk | Low risk | Very low risk | Very low risk |

**Potential Sources**

6.5 The following potential sources have been considered for the assessment site.

Onsite

Historical sources including adjacent Railway Sidings and recent commercial use as a Joinery workshop. The list below details the likely contaminants associated with the historical and current development on site:

- *Toxic Metals*
- *Hydrocarbons (TPHs, PAHs SVOCs and VOCs)*
- *Asbestos*

Offsite

Historical railway sidings / railway to the west. The list below details the likely contaminants associated with the historical and current development offsite:

- *Toxic Metals*
- *Hydrocarbons (TPHs & PAHs)*
- *Asbestos*

**Potential Receptors**

6.6 The following receptors have been considered as part of this assessment.

- Current site users.
- Adjacent land users.
- Construction Workers
- Future site users.
- Controlled Waters.

**Potential Pathways**

6.7 The following pathways have been considered as part of this assessment.

- Direct / dermal contact, ingestion, inhalation pathways of potentially contaminated soils / soil dusts.
- Vertical or horizontal migration of ground gas (including vapours).
- Vertical or horizontal migration of contamination via leaching into the underlying shallow groundwater.

**Table 5: Preliminary Conceptual Model**

| Source | Pathway | Receptor | Probability | Consequence | Risk | Comment |
|---|---|---|---|---|---|---|
| Potential contamination associated with the sites historical and current day use | *Dermal contact, ingestion, and inhalation of soils dust* | Current Site Users | Low Likelihood | Moderate | Moderate to Low Risk | The risk to current site users from potential contamination associated with the sites historical development and current use is deemed LOW due to the site being unoccupied. However, some Made Ground is known to be present which may contain contamination. Asbestos has also been visually identified on site, and although site clearance has been completed, non-visible fibres are likely to still be present within the shallow Made Ground. |
| | | Adjacent Land Users | Low Likelihood | Moderate | Moderate to Low Risk | The risk to adjacent land users from potential contamination associated with the sites historical development and use is deemed as LOW. There is some Made Ground present across the assessment site, however the materials are only thin in nature and showed no significant signs of contamination present. Asbestos contamination has been identified, however clearance works have subsequently been completed, and only very minor amounts are expected to remain within the shallow Made Ground materials. |
| | | Construction Workers | Low Likelihood | Moderate | Moderate Risk | The risk to construction workers from potential contamination associated with the sites historical development and use is deemed as MODERATE. Made Ground is known to be present across the assessment site coupled with asbestos contamination. If no further works are completed, ground workers would be directly exposed to the Made Ground and any contamination / asbestos fibres present within it. Given the above, it is recommended that further works are completed prior to development. |
| | | Future Site Users | Low Likelihood | Moderate | Moderate Risk | The risk to future site users from potential contamination associated with the sites historical development and current use is deemed as MODERATE. Given the residential nature of the proposed development, it is suggested that a potential risk will be present to future site users due to exposure to potential contamination within soft landscaping |

| Source | Pathway | Receptor | Probability | Consequence | Risk | Comment |
|---|---|---|---|---|---|---|
| | | | | | | areas. If no further works are completed, future users would be directly exposed to the Made Ground and any contamination / asbestos fibres present within it. Given the above, it is recommended that further works are completed prior to development. |
| | *Vertical or horizontal migration of ground gas and vapours* | Current Site Users | Unlikely | Moderate | Low Risk | The risk to current site users from ground gases generated at the assessment site is considered LOW. Although there is the some Made Ground present, it is only a thin veneer and is unlikely to produce significant volumes of ground gasses. |
| | | Adjacent Land Users | Low Likelihood | Moderate | Moderate to Low Risk | Given the reasons detailed above, the risk to adjacent site users from ground gases generated at the assessment site is considered LOW. |
| | | Construction Workers | Low Likelihood | Moderate | Moderate to Low Risk | The risk to construction workers from exposure to ground gases present within made ground across the assessment site is considered LOW. |
| | | Future Site Users | Low Likelihood | Moderate | Moderate to Low Risk | Given the reasons detailed above, the risk to future site users from ground gases generated at the assessment site is considered LOW. |
| | *Vertical or horizontal migration of contamination via leaching into the underlying shallow groundwater* | Controlled Waters | Low Likelihood | Moderate | Moderate to Low Risk | Shallow groundwater is expected to be present within the superficial deposits beneath the assessment site. However, inspection of excavations during the site visit has proven a lack of made ground materials and significant contamination. The risk to controlled Water from the leaching of contamination into underlying groundwater is therefore considered to be LOW. |
| Potential contamination associated with offsite historical and current day use | *Vertical or horizontal migration of ground gas and vapours* | Current Site Users | Unlikely | Moderate | Low Risk | The risk to current site users from ground gases generated offsite site is deemed as LOW. The main off-site sources of ground gas and vapours that has been identified as part of this assessment is the nearby railway tracks and railway sidings. It is suggested that elevated levels of ground gas may be present within the assumed Made Ground surrounding the railway, however the railway is formed within a cut and hence is positioned at a lower topography to the assessment site. |

| Source | Pathway | Receptor | Probability | Consequence | Risk | Comment |
|---|---|---|---|---|---|---|
| | | | | | | Therefore, If Ground gasses are being generated at the railway, the gasses are expected to rise through the granular natural geology present and vent to atmosphere before being able to reach the assessment site. The risk to Current site users is therefore considered LOW. |
| | | Construction Workers | Low Likelihood | Moderate | Moderate to Low Risk | Given the above reasons, the risk to construction workers from exposure to ground gases generated offsite is considered LOW. |
| | | Future Site Users | Low Likelihood | Moderate | Moderate to Low Risk | Given the above reasons, the risk to future site users, from exposure to ground gases generated offsite is considered LOW. |

## Preliminary Risk Assessment

6.8 From review of historical maps and current day information, it has been identified that the assessment site has been developed upon since 1959. The historical development and commercial use of the site, as a joinery workshop from 1959, is thought to have created the presence of a thin veneer of Made Ground, which may contain contamination (Toxic Metals, PAHs and TPHs) and is known to contain some asbestos.

6.9 During the time of this assessment, some remedial works have already been completed. These have taken the form of an asbestos clearance exercise undertaken by Clearway Asbestos Services Ltd. These works removed all visually identifiable asbestos materials from the assessment site.

6.10 During the site visit undertaken by EEGSL, inspection of several excavations was made. From these excavations it was noted that Made Ground was present to a depth of around 0.2-0.3m. Below the Made Ground was natural soils (sands and gravels).

6.11 Given the above and known history of the site, it is suggested that the Made Ground materials are likely to be contaminated (with asbestos fibres and also potentially other contamination associated with the sites former use).

6.12 Surrounding development has been mostly residential with nearby railway tracks and sidings considered the main offsite source of contamination. Some nearby industrial and medical buildings are present however, in terms of potential contamination, it is considered unlikely that these off-site sources represent significant risks in this instance.

6.13 Based on the information above, and the proposed residential development, a conceptual site model (Table 5) has been produced and the impacts on sites users assessed.

6.14 From the assessment of potential risk, it is proposed that a **MODERATE** risk is present to future site users and construction workers (due to the presence of contaminated Made Ground Materials).

6.15 Given this assessment, it is recommended that further works will be required at the assessment site prior to development.

6.16 In this instance the recommended further works would include the removal of all Made Ground Materials, especially in areas of proposed gardens and soft landscaping).

6.17 As mentioned in Section 4.42, EEGSL understands that the client intends on completing a full site strip to a depth of at least 300mm below ground level to remove all remaining Made Ground deposits and to provide a level construction platform across the assessment site.

6.18 When considering the proposed site strip, it is suggested that the development of the site itself, will essentially also remediate the site to a point where all significant contamination has been removed.

6.19 Considering the above information, it is suggested that the actual risk to future site users associated with the potential contamination present is minimal, and that the process of development at the assessment site will effectively remediate / remove all potential risk to future site users and construction workers.

6.20 In this instance therefore, it is suggested that this risk be revised to **Low** so long as the proposed development is implemented in its current form. To provide further reassurance, validation of the garden area post development may be undertaken (excavation of hand pits and inspection of imported soils once development has occurred).

## 7.0 CONCLUSIONS AND RECOMMENDATIONS

7.1 The PRA and CSM have highlighted potential pollution linkages associated with identified contamination sources and the future end uses of the site. A Low to Moderate risk has therefore been assigned.

7.2 When considering the development activities and the proposed site strip, it is suggested that the potential for significant contamination to remain on site will be lowered and the actual risk to future site users and ground workers will be minimal.

7.3 It is therefore recommended that, the risk to future site users is Low, so long as the proposed development is implemented in its current form.

7.4 If deemed necessary, validation of the garden area post development may be undertaken (excavation of hand pits and inspection of imported soils once development has occurred).

APPENDIX 1

GROUNDSURE REPORT

Groundsure
LOCATION INTELLIGENCE

# Enviro+Geo Insight

185, WALDEGRAVE ROAD, TEDDINGTON, TW11 8LU

## Order Details

**Date:** 02/08/2022

**Your ref:** R0821

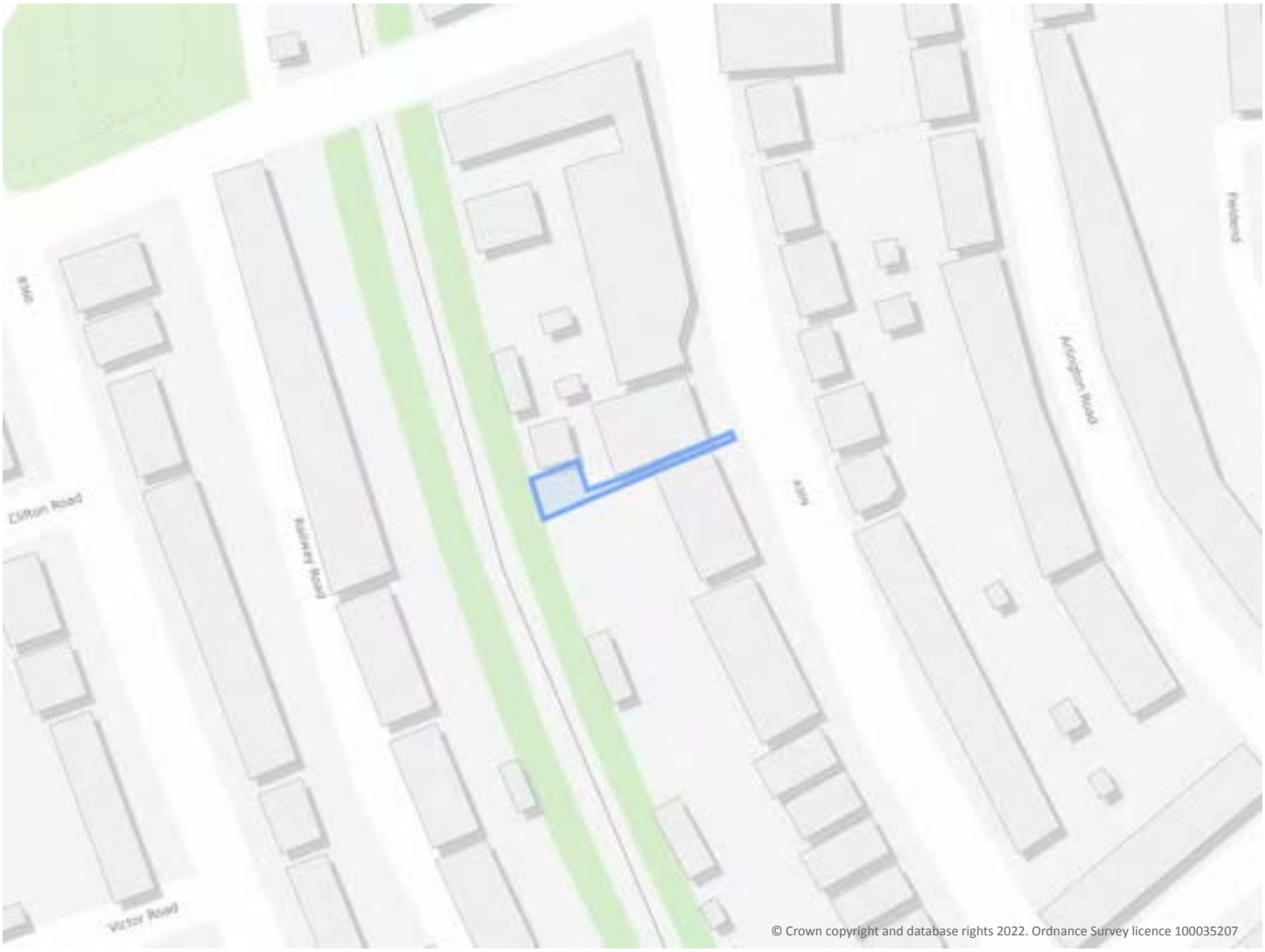
**Our Ref:** GS-8949974

## Site Details

**Location:** 515569 171631

**Area:** 0.02 ha

**Authority:** London Borough of Richmond upon Thames







Contact us with any questions at:
info@groundsure.com
08444 159 000

# Summary of findings

| Page | Section | Past land use | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
|---|---|---|---|---|---|---|---|
| 14 | 1.1 | Historical industrial land uses | 3 | 8 | 50 | 56 | - |
| 19 | 1.2 | Historical tanks | 0 | 0 | 1 | 4 | - |
| 19 | 1.3 | Historical energy features | 0 | 0 | 6 | 13 | - |
| 20 | 1.4 | Historical petrol stations | 0 | 0 | 0 | 0 | - |
| 21 | 1.5 | Historical garages | 0 | 0 | 3 | 2 | - |
| 21 | 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 |
| 22 | 2.1 | Historical industrial land uses | 4 | 11 | 63 | 78 | - |
| 28 | 2.2 | Historical tanks | 0 | 0 | 1 | 6 | - |
| 29 | 2.3 | Historical energy features | 0 | 0 | 6 | 20 | - |
| 30 | 2.4 | Historical petrol stations | 0 | 0 | 0 | 0 | - |
| 30 | 2.5 | Historical garages | 0 | 0 | 6 | 2 | - |
| Page | Section | Waste and landfill | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
| 31 | 3.1 | Active or recent landfill | 0 | 0 | 0 | 0 | - |
| 31 | 3.2 | Historical landfill (BGS records) | 0 | 0 | 0 | 0 | - |
| 32 | 3.3 | Historical landfill (LA/mapping records) | 0 | 0 | 0 | 0 | - |
| 32 | 3.4 | Historical landfill (EA/NRW records) | 0 | 0 | 0 | 0 | - |
| 32 | 3.5 | Historical waste sites | 0 | 0 | 0 | 0 | - |
| 32 | 3.6 | Licensed waste sites | 0 | 0 | 0 | 0 | - |
| 32 | 3.7 | Waste exemptions | 0 | 0 | 0 | 16 | - |
| Page | Section | Current industrial land use | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
| 35 | 4.1 | Recent industrial land uses | 0 | 0 | 8 | - | - |
| 36 | 4.2 | Current or recent petrol stations | 0 | 0 | 0 | 1 | - |
| 36 | 4.3 | Electricity cables | 0 | 0 | 0 | 0 | - |
| 37 | 4.4 | Gas pipelines | 0 | 0 | 0 | 0 | - |
| 37 | 4.5 | Sites determined as Contaminated Land | 0 | 0 | 0 | 0 | - |

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| 37 | 4.6 | Control of Major Accident Hazards (COMAH) | 0 | 0 | 0 | 0 | - |
| 37 | 4.7 | Regulated explosive sites | 0 | 0 | 0 | 0 | - |
| 37 | 4.8 | Hazardous substance storage/usage | 0 | 0 | 0 | 0 | - |
| 38 | 4.9 | Historical licensed industrial activities (IPC) | 0 | 0 | 0 | 0 | - |
| 38 | 4.10 | Licensed industrial activities (Part A(1)) | 0 | 0 | 0 | 0 | - |
| **38** | **4.11** | **Licensed pollutant release (Part A(2)/B)** | 0 | 0 | 1 | 1 | - |
| **38** | **4.12** | **Radioactive Substance Authorisations** | 0 | 0 | 0 | 2 | - |
| 39 | 4.13 | Licensed Discharges to controlled waters | 0 | 0 | 0 | 0 | - |
| 39 | 4.14 | Pollutant release to surface waters (Red List) | 0 | 0 | 0 | 0 | - |
| 39 | 4.15 | Pollutant release to public sewer | 0 | 0 | 0 | 0 | - |
| 39 | 4.16 | List 1 Dangerous Substances | 0 | 0 | 0 | 0 | - |
| 40 | 4.17 | List 2 Dangerous Substances | 0 | 0 | 0 | 0 | - |
| 40 | 4.18 | Pollution Incidents (EA/NRW) | 0 | 0 | 0 | 0 | - |
| 40 | 4.19 | Pollution inventory substances | 0 | 0 | 0 | 0 | - |
| 40 | 4.20 | Pollution inventory waste transfers | 0 | 0 | 0 | 0 | - |
| 40 | 4.21 | Pollution inventory radioactive waste | 0 | 0 | 0 | 0 | - |

| Page | Section | Hydrogeology | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
|---|---|---|---|---|---|---|---|
| **41** | **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** | Identified (within 0m) | | | | |
| **45** | **5.6** | **Groundwater abstractions** | 0 | 0 | 0 | 0 | 9 |
| 48 | 5.7 | Surface water abstractions | 0 | 0 | 0 | 0 | 0 |
| 48 | 5.8 | Potable abstractions | 0 | 0 | 0 | 0 | 0 |
| 48 | 5.9 | Source Protection Zones | 0 | 0 | 0 | 0 | - |
| 48 | 5.10 | Source Protection Zones (confined aquifer) | 0 | 0 | 0 | 0 | - |

| Page | Section | Hydrology | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
|---|---|---|---|---|---|---|---|
| 49 | 6.1 | Water Network (OS MasterMap) | 0 | 0 | 0 | - | - |

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| 49 | 6.2 | Surface water features | 0 | 0 | 0 | - | - |
| **50** | **6.3** | **WFD Surface water body catchments** | 1 | - | - | - | - |
| 50 | 6.4 | WFD Surface water bodies | 0 | 0 | 0 | - | - |
| **50** | **6.5** | **WFD Groundwater bodies** | 1 | - | - | - | - |
| Page | Section | River and coastal flooding | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
| 52 | 7.1 | Risk of flooding from rivers and the sea | None (within 50m) | | | | |
| 52 | 7.2 | Historical Flood Events | 0 | 0 | 0 | - | - |
| 52 | 7.3 | Flood Defences | 0 | 0 | 0 | - | - |
| 53 | 7.4 | Areas Benefiting from Flood Defences | 0 | 0 | 0 | - | - |
| 53 | 7.5 | Flood Storage Areas | 0 | 0 | 0 | - | - |
| 54 | 7.6 | Flood Zone 2 | None (within 50m) | | | | |
| 54 | 7.7 | Flood Zone 3 | None (within 50m) | | | | |
| Page | Section | Surface water flooding | | | | | |
| **55** | **8.1** | **Surface water flooding** | 1 in 30 year, 0.1m - 0.3m (within 50m) | | | | |
| Page | Section | Groundwater flooding | | | | | |
| **57** | **9.1** | **Groundwater flooding** | High (within 50m) | | | | |
| Page | Section | Environmental designations | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
| **58** | **10.1** | **Sites of Special Scientific Interest (SSSI)** | 0 | 0 | 0 | 0 | 3 |
| 59 | 10.2 | Conserved wetland sites (Ramsar sites) | 0 | 0 | 0 | 0 | 0 |
| 59 | 10.3 | Special Areas of Conservation (SAC) | 0 | 0 | 0 | 0 | 0 |
| 59 | 10.4 | Special Protection Areas (SPA) | 0 | 0 | 0 | 0 | 0 |
| 59 | 10.5 | National Nature Reserves (NNR) | 0 | 0 | 0 | 0 | 0 |
| **60** | **10.6** | **Local Nature Reserves (LNR)** | 0 | 0 | 0 | 0 | 2 |
| 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 | 0 | 0 | 0 | 0 | 0 |
| **63** | **10.17** | **SSSI Impact Risk Zones** | 2 | - | - | - | - |
| **64** | **10.18** | **SSSI Units** | 0 | 0 | 0 | 0 | 6 |
| Page | Section | Visual and cultural designations | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
| 67 | 11.1 | World Heritage Sites | 0 | 0 | 0 | - | - |
| 68 | 11.2 | Area of Outstanding Natural Beauty | 0 | 0 | 0 | - | - |
| 68 | 11.3 | National Parks | 0 | 0 | 0 | - | - |
| 68 | 11.4 | Listed Buildings | 0 | 0 | 0 | - | - |
| **68** | **11.5** | **Conservation Areas** | 0 | 0 | 2 | - | - |
| 69 | 11.6 | Scheduled Ancient Monuments | 0 | 0 | 0 | - | - |
| **69** | **11.7** | **Registered Parks and Gardens** | 0 | 0 | 2 | - | - |
| Page | Section | Agricultural designations | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
| **70** | **12.1** | **Agricultural Land Classification** | Urban (within 250m) | | | | |
| 71 | 12.2 | Open Access Land | 0 | 0 | 0 | - | - |
| 71 | 12.3 | Tree Felling Licences | 0 | 0 | 0 | - | - |
| 71 | 12.4 | Environmental Stewardship Schemes | 0 | 0 | 0 | - | - |
| 71 | 12.5 | Countryside Stewardship Schemes | 0 | 0 | 0 | - | - |
| Page | Section | Habitat designations | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
| **72** | **13.1** | **Priority Habitat Inventory** | 0 | 0 | 9 | - | - |
| 73 | 13.2 | Habitat Networks | 0 | 0 | 0 | - | - |
| 73 | 13.3 | Open Mosaic Habitat | 0 | 0 | 0 | - | - |
| 73 | 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 |
| **74** | **14.1** | **10k Availability** | Identified (within 500m) | | | | |
| **75** | **14.2** | **Artificial and made ground (10k)** | 0 | 0 | 0 | 1 | - |
| **76** | **14.3** | **Superficial geology (10k)** | 1 | 0 | 0 | 0 | - |

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| 77 | 14.4 | Landslip (10k) | 0 | 0 | 0 | 0 | - |
| 78 | 14.5 | Bedrock geology (10k) | 1 | 0 | 0 | 0 | - |
| 79 | 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 |
| 80 | 15.1 | 50k Availability | Identified (within 500m) | | | | |
| 81 | 15.2 | Artificial and made ground (50k) | 0 | 0 | 0 | 1 | - |
| 82 | 15.3 | Artificial ground permeability (50k) | 0 | 0 | - | - | - |
| 83 | 15.4 | Superficial geology (50k) | 1 | 0 | 0 | 0 | - |
| 84 | 15.5 | Superficial permeability (50k) | Identified (within 50m) | | | | |
| 84 | 15.6 | Landslip (50k) | 0 | 0 | 0 | 0 | - |
| 84 | 15.7 | Landslip permeability (50k) | None (within 50m) | | | | |
| 85 | 15.8 | Bedrock geology (50k) | 1 | 0 | 0 | 0 | - |
| 86 | 15.9 | Bedrock permeability (50k) | Identified (within 50m) | | | | |
| 86 | 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 |
| 87 | 16.1 | BGS Boreholes | 0 | 0 | 0 | - | - |
| Page | Section | Natural ground subsidence | | | | | |
| 88 | 17.1 | Shrink swell clays | Negligible (within 50m) | | | | |
| 89 | 17.2 | Running sands | Very low (within 50m) | | | | |
| 90 | 17.3 | Compressible deposits | Negligible (within 50m) | | | | |
| 91 | 17.4 | Collapsible deposits | Very low (within 50m) | | | | |
| 92 | 17.5 | Landslides | Very low (within 50m) | | | | |
| 93 | 17.6 | Ground dissolution of soluble rocks | Negligible (within 50m) | | | | |
| Page | Section | Mining, ground workings and natural cavities | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
| 94 | 18.1 | Natural cavities | 0 | 0 | 0 | 0 | - |
| 95 | 18.2 | BritPits | 0 | 0 | 0 | 0 | - |
| 95 | 18.3 | Surface ground workings | 4 | 11 | 42 | - | - |
| 97 | 18.4 | Underground workings | 0 | 0 | 0 | 0 | 2 |
| 97 | 18.5 | Historical Mineral Planning Areas | 0 | 0 | 0 | 0 | - |

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| 98 | 18.6 | Non-coal mining | 0 | 0 | 0 | 0 | 0 |
| 98 | 18.7 | Mining cavities | 0 | 0 | 0 | 0 | 0 |
| 98 | 18.8 | JPB mining areas | None (within 0m) | | | | |
| 98 | 18.9 | Coal mining | None (within 0m) | | | | |
| 98 | 18.10 | Brine areas | None (within 0m) | | | | |
| 99 | 18.11 | Gypsum areas | None (within 0m) | | | | |
| 99 | 18.12 | Tin mining | None (within 0m) | | | | |
| 99 | 18.13 | Clay mining | None (within 0m) | | | | |

| Page | Section | Radon | |
|---|---|---|---|
| **100** | **19.1** | **Radon** | Less than 1% (within 0m) |

| Page | Section | Soil chemistry | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
|---|---|---|---|---|---|---|---|
| **101** | **20.1** | **BGS Estimated Background Soil Chemistry** | 1 | 0 | - | - | - |
| **101** | **20.2** | **BGS Estimated Urban Soil Chemistry** | 2 | 2 | - | - | - |
| 102 | 20.3 | BGS Measured Urban Soil Chemistry | 0 | 0 | - | - | - |

| Page | Section | Railway infrastructure and projects | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
|---|---|---|---|---|---|---|---|
| 103 | 21.1 | Underground railways (London) | 0 | 0 | 0 | - | - |
| 103 | 21.2 | Underground railways (Non-London) | 0 | 0 | 0 | - | - |
| 104 | 21.3 | Railway tunnels | 0 | 0 | 0 | - | - |
| **104** | **21.4** | **Historical railway and tunnel features** | 2 | 0 | 15 | - | - |
| 105 | 21.5 | Royal Mail tunnels | 0 | 0 | 0 | - | - |
| 105 | 21.6 | Historical railways | 0 | 0 | 0 | - | - |
| **105** | **21.7** | **Railways** | 0 | 3 | 14 | - | - |
| 106 | 21.8 | Crossrail 1 | 0 | 0 | 0 | 0 | - |
| **106** | **21.9** | **Crossrail 2** | 0 | 2 | 2 | 0 | - |
| 107 | 21.10 | HS2 | 0 | 0 | 0 | 0 | - |

## Recent aerial photograph




Capture Date: 13/06/2021

Site Area: 0.02ha

## Recent site history - 2019 aerial photograph




Capture Date: 29/06/2019

Site Area: 0.02ha

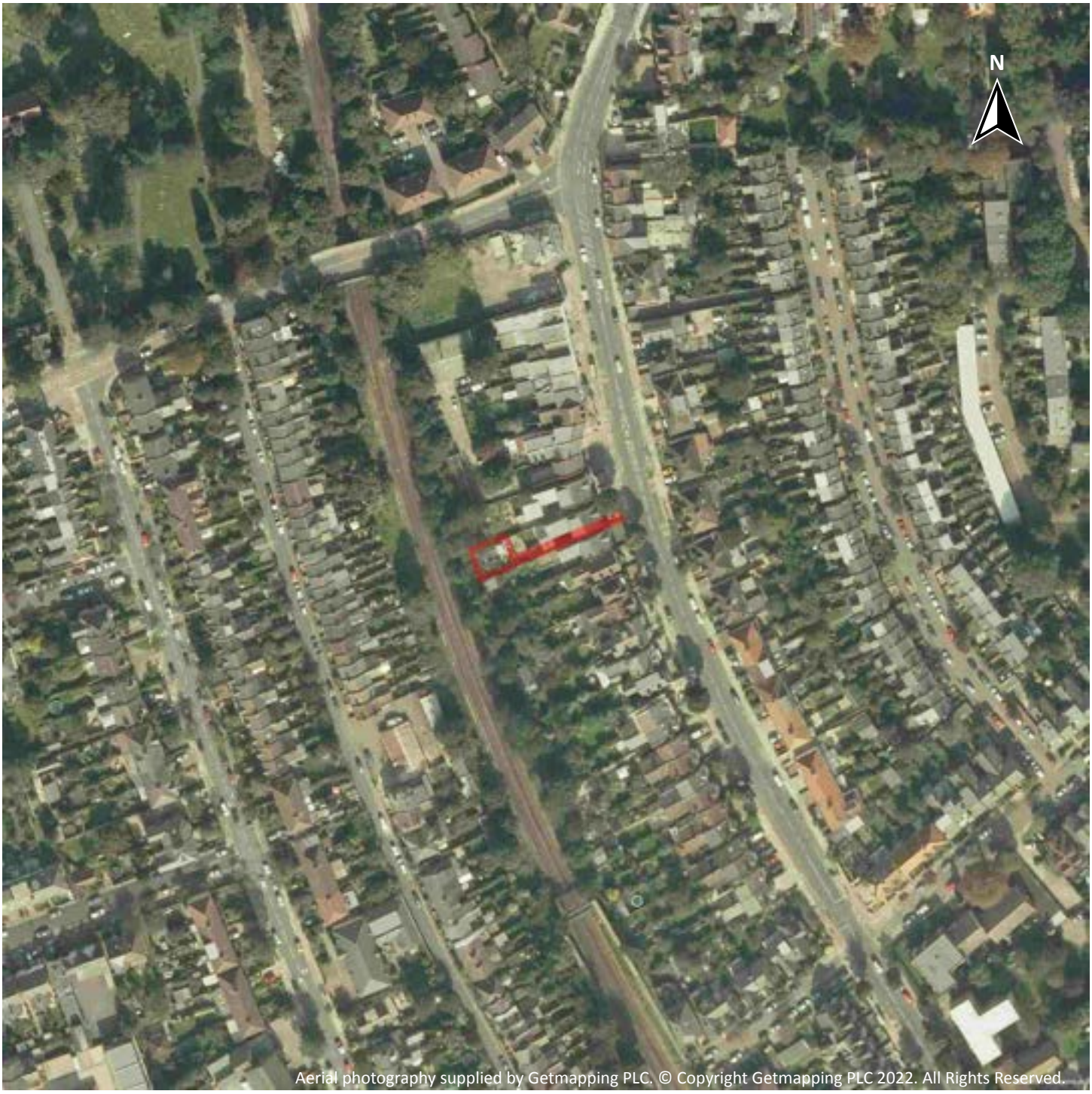
# Recent site history - 2013 aerial photograph




Capture Date: 20/04/2013

Site Area: 0.02ha

# Recent site history - 2008 aerial photograph






Capture Date: 21/09/2008

Site Area: 0.02ha

## Recent site history - 1999 aerial photograph



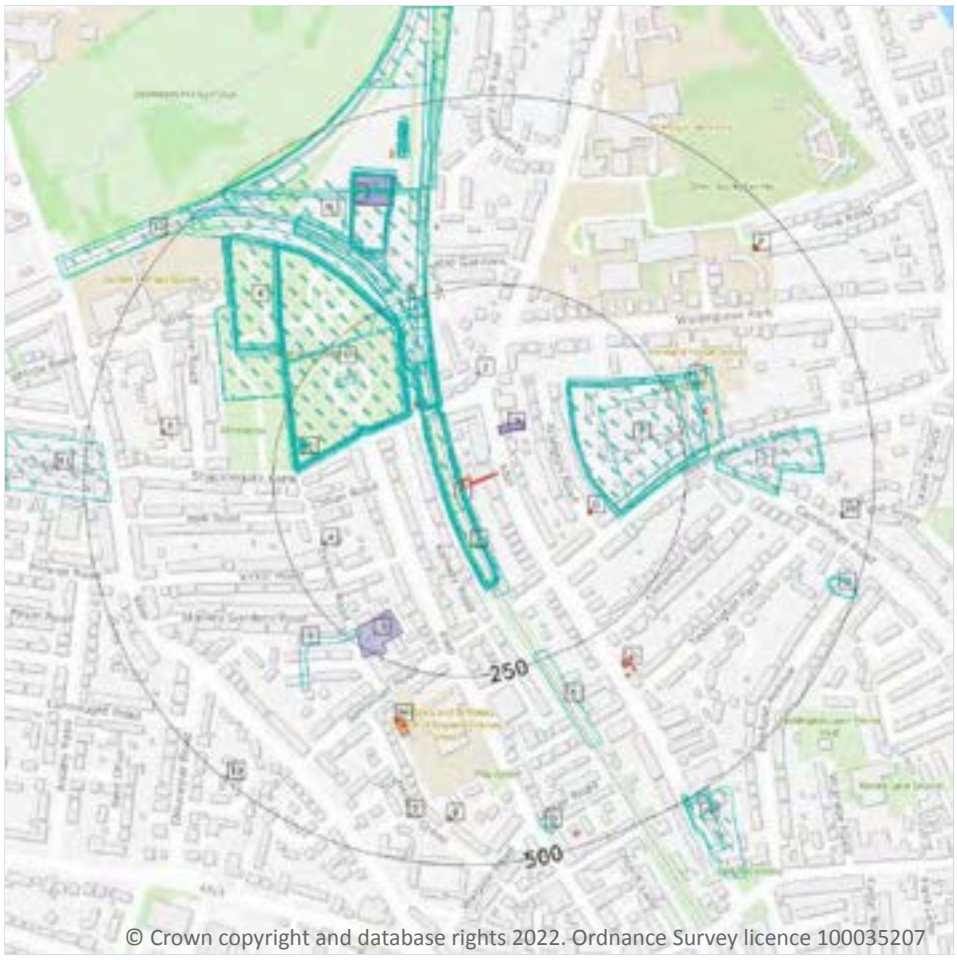

Capture Date: 29/08/1999

Site Area: 0.02ha

## OS MasterMap site plan


Site Area: 0.02ha

# 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 | 117 |
|---|---|

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 14**

| ID | Location | Land use | Dates present | Group ID |
|---|---|---|---|---|
| **A** | **On site** | **Cuttings** | **1895** | **2199110** |

| ID | Location | Land use | Dates present | Group ID |
|---|---|---|---|---|
| **A** | **On site** | **Cuttings** | **1865** | **2237997** |
| **A** | **On site** | **Cuttings** | **1899 - 1938** | **2247273** |
| A | 2m W | Cuttings | 1894 | 2289912 |
| A | 4m W | Cuttings | 1934 | 2231295 |
| A | 4m W | Cuttings | 1938 | 2262948 |
| A | 6m W | Cuttings | 1913 | 2246123 |
| A | 6m W | Cuttings | 1913 | 2202341 |
| A | 6m W | Cuttings | 1938 | 2281600 |
| A | 11m NW | Cuttings | 1894 | 2200843 |
| 1 | 28m S | Cuttings | 1894 | 2190330 |
| A | 100m N | Cuttings | 1913 | 2184871 |
| A | 102m N | Cuttings | 1899 | 2262802 |
| A | 103m N | Cuttings | 1865 | 2285827 |
| A | 104m N | Cuttings | 1895 | 2243965 |
| C | 106m N | Cuttings | 1912 | 2191634 |
| C | 106m N | Cuttings | 1938 | 2285272 |
| A | 107m N | Cuttings | 1933 | 2264184 |
| D | 107m N | Railway Sidings | 1948 - 1991 | 2223624 |
| A | 108m N | Cuttings | 1894 | 2213461 |
| E | 109m NW | Cemetery | 1912 - 1913 | 2279016 |
| E | 109m NW | Cemetery | 1894 - 1895 | 2211505 |
| E | 109m NW | Cemetery | 1899 | 2221957 |
| F | 110m E | Nursery | 1899 - 1913 | 2237449 |
| E | 111m NW | Cemetery | 1913 | 2185185 |
| E | 112m NW | Cemetery | 1934 | 2249956 |
| A | 112m N | Cuttings | 1948 | 2208225 |
| F | 112m E | Nursery | 1938 | 2216765 |
| E | 112m NW | Cemetery | 1913 | 2193775 |

| ID | Location | Land use | Dates present | Group ID |
|---|---|---|---|---|
| E | 112m NW | Cemetery | 1938 | 2293381 |
| F | 112m E | Nursery | 1894 | 2263087 |
| E | 113m NW | Cemetery | 1894 | 2226443 |
| F | 115m E | Nursery | 1938 | 2212827 |
| F | 115m E | Nursery | 1933 | 2258706 |
| F | 115m E | Nursery | 1895 | 2214589 |
| F | 115m E | Nursery | 1912 | 2263682 |
| E | 116m NW | Cemetery | 1933 | 2215932 |
| E | 116m NW | Cemetery | 1966 | 2183867 |
| E | 116m NW | Cemetery | 1973 | 2257667 |
| E | 116m NW | Cemetery | 1991 | 2271334 |
| E | 116m NW | Cemetery | 1938 | 2180842 |
| E | 119m NW | Cemetery | 1948 | 2293618 |
| A | 153m N | Railway Building | 1913 | 2244715 |
| F | 154m E | Nursery | 1913 | 2224951 |
| A | 159m N | Railway Building | 1913 | 2270161 |
| D | 163m N | Railway Sidings | 1913 | 2206004 |
| A | 179m N | Railway Building | 1913 | 2283565 |
| A | 184m N | Railway Building | 1913 | 2259129 |
| E | 192m NW | Mortuary | 1913 | 2160915 |
| D | 192m N | Railway Sidings | 1912 - 1913 | 2185241 |
| H | 209m W | Mortuary | 1913 | 2268428 |
| H | 210m W | Mortuary | 1934 - 1938 | 2184764 |
| H | 210m W | Mortuary | 1933 | 2215261 |
| D | 211m N | Railway Sidings | 1933 - 1938 | 2257964 |
| H | 211m W | Mortuary | 1913 | 2273028 |
| H | 213m W | Mortuary | 1938 | 2215915 |
| H | 214m W | Mortuary | 1912 | 2189341 |

| ID | Location | Land use | Dates present | Group ID |
|---|---|---|---|---|
| H | 214m W | Mortuary | 1938 | 2267225 |
| D | 237m N | Railway Sidings | 1938 | 2172482 |
| 5 | 237m SW | Unspecified Ground Workings | 1894 | 2225897 |
| 6 | 239m SE | Cuttings | 1865 | 2129535 |
| D | 266m N | Railway Sidings | 1938 | 2281218 |
| D | 266m NW | Cuttings | 1913 | 2202055 |
| D | 267m NW | Cuttings | 1913 | 2221896 |
| D | 269m N | Cuttings | 1938 | 2294405 |
| D | 271m N | Cuttings | 1933 | 2175233 |
| I | 278m NE | Unspecified Tank | 1966 | 2154366 |
| J | 287m E | Nursery | 1912 - 1913 | 2171373 |
| K | 288m NW | Nursery | 1913 | 2171393 |
| J | 289m E | Nursery | 1913 | 2292864 |
| J | 292m E | Nursery | 1933 | 2283269 |
| K | 293m NW | Nursery | 1934 | 2227448 |
| K | 293m NW | Nursery | 1913 | 2292544 |
| K | 294m NW | Nursery | 1938 | 2243836 |
| K | 294m NW | Nursery | 1912 - 1913 | 2248829 |
| K | 295m NW | Nursery | 1933 | 2283266 |
| K | 298m NW | Nursery | 1938 | 2211140 |
| K | 301m NW | Nursery | 1948 | 2269263 |
| D | 312m N | Engine Shed | 1912 - 1913 | 2242228 |
| D | 316m N | Engine Shed | 1913 | 2244592 |
| D | 318m N | Engine Shed | 1938 | 2271613 |
| D | 319m N | Engine Shed | 1934 | 2190387 |
| D | 320m N | Engine Shed | 1938 - 1948 | 2255551 |
| D | 322m N | Engine Shed | 1933 | 2289899 |
| D | 323m N | Railway Building | 1966 - 1991 | 2206560 |

| ID | Location | Land use | Dates present | Group ID |
|---|---|---|---|---|
| D | 324m N | Engine Shed | 1938 | 2226724 |
| D | 345m N | Cuttings | 1913 | 2129530 |
| N | 349m NW | Railway Sidings | 1938 | 2197655 |
| D | 386m N | Cuttings | 1865 | 2129531 |
| D | 386m N | Railway Sidings | 1935 - 1938 | 2201907 |
| D | 389m N | Railway Sidings | 1912 | 2206005 |
| D | 394m N | Railway Building | 1935 - 1938 | 2209709 |
| D | 395m N | Railway Building | 1912 | 2181773 |
| D | 396m N | Railway Building | 1912 | 2210568 |
| D | 432m N | Railway Buildings | 1912 | 2173508 |
| D | 432m N | Railway Buildings | 1912 | 2172735 |
| D | 435m N | Railway Building | 1912 | 2225999 |
| D | 435m N | Railway Building | 1938 | 2257821 |
| D | 438m N | Railway Building | 1933 | 2279243 |
| D | 439m N | Railway Buildings | 1938 | 2201452 |
| O | 450m S | Police Station | 1966 - 1973 | 2292540 |
| D | 457m N | Railway Building | 1948 | 2225090 |
| D | 457m N | Railway Building | 1966 | 2232621 |
| D | 457m N | Railway Building | 1973 | 2291544 |
| D | 458m N | Railway Building | 1935 - 1938 | 2205076 |
| N | 459m NW | Cuttings | 1865 | 2129528 |
| Q | 460m E | Unspecified Ground Workings | 1894 | 2133342 |
| Q | 463m E | Unspecified Pits | 1894 | 2141694 |
| D | 463m N | Railway Building | 1938 | 2194205 |
| D | 463m N | Railway Building | 1912 | 2255114 |
| 11 | 465m W | Nursery | 1865 | 2161310 |
| D | 465m N | Railway Building | 1933 | 2267878 |
| 12 | 470m NW | Cuttings | 1865 | 2250619 |

| ID | Location | Land use | Dates present | Group ID |
|---|---|---|---|---|
| R | 490m SE | Wax Candle Factory | 1912 - 1913 | 2246284 |
| R | 495m SE | Wax Candle Factory | 1913 | 2251094 |
| R | 497m SE | Candle Factory | 1913 | 2129012 |
| R | 499m SE | Wax Candle Factory | 1933 | 2267195 |

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

## 1.2 Historical tanks

| **Records within 500m** | **5** |
|---|---|

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 14**

| ID | Location | Land use | Dates present | Group ID |
|---|---|---|---|---|
| 2 | 133m N | Unspecified Tank | 1896 | 362111 |
| C | 259m N | Unspecified Tank | 1959 - 1960 | 386142 |
| 9 | 436m S | Unspecified Tank | 1934 | 362113 |
| D | 437m N | Tanks | 1981 - 1991 | 403430 |
| 13 | 492m SW | Unspecified Tank | 1896 | 362114 |

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

## 1.3 Historical energy features

| **Records within 500m** | **19** |
|---|---|

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 14**

| ID | Location | Land use | Dates present | Group ID |
|---|---|---|---|---|
| A | 113m NW | Electricity Substation | 1980 | 268255 |
| A | 115m NW | Electricity Substation | 1974 | 283544 |
| A | 115m NW | Electricity Substation | 1994 | 256447 |
| G | 130m E | Electricity Substation | 1994 | 242953 |
| G | 131m SE | Electricity Substation | 1980 | 242952 |
| 4 | 195m W | Electricity Substation | 1974 | 242951 |
| I | 283m E | Electricity Substation | 1967 - 1994 | 265544 |
| L | 299m SE | Electricity Substation | 1989 | 242954 |
| L | 312m SE | Electricity Substation | 1979 | 242955 |
| M | 315m S | Electricity Substation | 1973 - 1996 | 266657 |
| M | 315m S | Electricity Substation | 1988 | 289629 |
| L | 316m SE | Electricity Substation | 1996 | 242956 |
| D | 333m N | Electricity Substation | 1980 - 1994 | 290889 |
| 7 | 397m W | Electricity Substation | 1974 | 242950 |
| 8 | 435m S | Electricity Substation | 1979 - 1989 | 280722 |
| P | 450m NE | Electricity Substation | 1980 - 1994 | 280442 |
| P | 451m NE | Electricity Transformer | 1967 | 250617 |
| 10 | 457m E | Electricity Substation | 1978 | 242957 |
| O | 478m S | Electricity Substation | 1996 | 243001 |

*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 | 5 |
|---|---|

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 14**

| ID | Location | Land use | Dates present | Group ID |
|---|---|---|---|---|
| B | 51m N | Garage | 1980 - 1994 | 81286 |
| B | 51m N | Garage | 1959 - 1967 | 80352 |
| 3 | 188m SW | Garage | 1996 | 73232 |
| D | 376m N | Carriage Maintenance Shed | 1981 | 79832 |
| D | 377m N | Carriage Maintenance Shed | 1991 | 76692 |

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

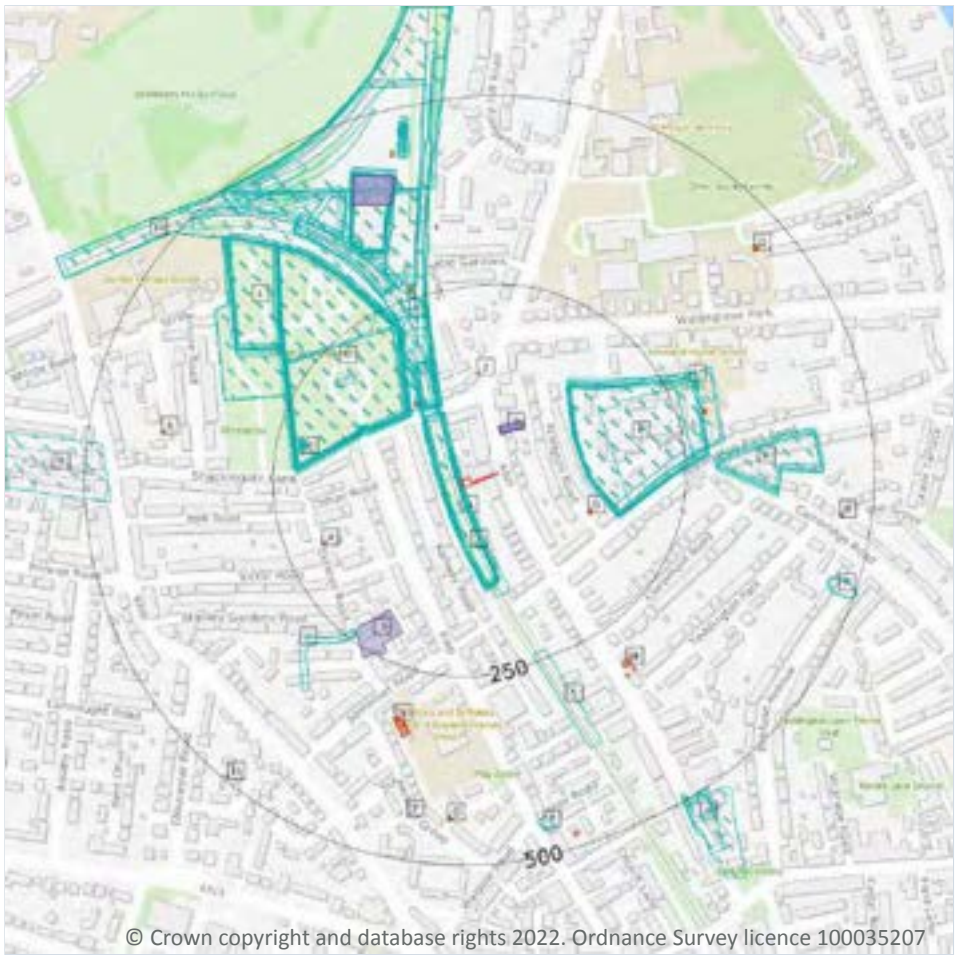
## 1.6 Historical military land

| 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 | 156 |
|---|---|

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 22**

| ID | Location | Land Use | Date | Group ID |
|---|---|---|---|---|
| **A** | **On site** | **Cuttings** | **1865** | **2237997** |
| **A** | **On site** | **Cuttings** | **1938** | **2247273** |
| **A** | **On site** | **Cuttings** | **1912** | **2247273** |

| ID | Location | Land Use | Date | Group ID |
|---|---|---|---|---|
| **A** | **On site** | **Cuttings** | **1895** | **2199110** |
| A | 1m W | Cuttings | 1933 | 2247273 |
| A | 1m W | Cuttings | 1899 | 2247273 |
| A | 2m W | Cuttings | 1894 | 2289912 |
| A | 4m W | Cuttings | 1934 | 2231295 |
| A | 4m W | Cuttings | 1938 | 2262948 |
| A | 5m W | Cuttings | 1913 | 2247273 |
| A | 6m W | Cuttings | 1913 | 2246123 |
| A | 6m W | Cuttings | 1938 | 2281600 |
| A | 6m W | Cuttings | 1913 | 2202341 |
| A | 11m NW | Cuttings | 1894 | 2200843 |
| 1 | 28m S | Cuttings | 1894 | 2190330 |
| A | 100m N | Cuttings | 1913 | 2184871 |
| A | 102m N | Cuttings | 1899 | 2262802 |
| A | 103m N | Cuttings | 1865 | 2285827 |
| A | 104m N | Cuttings | 1895 | 2243965 |
| C | 106m N | Cuttings | 1938 | 2285272 |
| C | 106m N | Cuttings | 1912 | 2191634 |
| A | 107m N | Cuttings | 1933 | 2264184 |
| D | 107m N | Railway Sidings | 1991 | 2223624 |
| D | 107m N | Railway Sidings | 1973 | 2223624 |
| D | 107m N | Railway Sidings | 1966 | 2223624 |
| D | 107m N | Railway Sidings | 1948 | 2223624 |
| A | 108m N | Cuttings | 1894 | 2213461 |
| E | 109m NW | Cemetery | 1913 | 2279016 |
| E | 109m NW | Cemetery | 1895 | 2211505 |
| E | 109m NW | Cemetery | 1899 | 2221957 |
| E | 110m NW | Cemetery | 1894 | 2211505 |

| ID | Location | Land Use | Date | Group ID |
|---|---|---|---|---|
| F | 110m E | Nursery | 1913 | 2237449 |
| F | 111m E | Nursery | 1913 | 2237449 |
| E | 111m NW | Cemetery | 1913 | 2185185 |
| E | 112m NW | Cemetery | 1934 | 2249956 |
| A | 112m N | Cuttings | 1948 | 2208225 |
| F | 112m E | Nursery | 1938 | 2216765 |
| E | 112m NW | Cemetery | 1938 | 2293381 |
| E | 112m NW | Cemetery | 1913 | 2193775 |
| F | 112m E | Nursery | 1894 | 2263087 |
| F | 113m E | Nursery | 1894 | 2263087 |
| E | 113m NW | Cemetery | 1894 | 2226443 |
| F | 114m E | Nursery | 1899 | 2237449 |
| F | 115m E | Nursery | 1938 | 2212827 |
| F | 115m E | Nursery | 1933 | 2258706 |
| F | 115m E | Nursery | 1912 | 2263682 |
| F | 115m E | Nursery | 1895 | 2214589 |
| E | 116m NW | Cemetery | 1933 | 2215932 |
| E | 116m NW | Cemetery | 1991 | 2271334 |
| E | 116m NW | Cemetery | 1973 | 2257667 |
| E | 116m NW | Cemetery | 1966 | 2183867 |
| E | 116m NW | Cemetery | 1938 | 2180842 |
| E | 116m NW | Cemetery | 1912 | 2279016 |
| E | 119m NW | Cemetery | 1948 | 2293618 |
| E | 121m NW | Cemetery | 1938 | 2293381 |
| A | 153m N | Railway Building | 1913 | 2244715 |
| F | 154m E | Nursery | 1913 | 2224951 |
| A | 159m N | Railway Building | 1913 | 2270161 |
| D | 163m N | Railway Sidings | 1913 | 2206004 |

| ID | Location | Land Use | Date | Group ID |
|---|---|---|---|---|
| A | 179m N | Railway Building | 1913 | 2283565 |
| A | 184m N | Railway Building | 1913 | 2259129 |
| E | 192m NW | Mortuary | 1913 | 2160915 |
| D | 192m N | Railway Sidings | 1913 | 2185241 |
| H | 209m W | Mortuary | 1913 | 2268428 |
| H | 210m W | Mortuary | 1934 | 2184764 |
| H | 210m W | Mortuary | 1933 | 2215261 |
| D | 211m N | Railway Sidings | 1938 | 2257964 |
| H | 211m W | Mortuary | 1938 | 2184764 |
| H | 211m W | Mortuary | 1913 | 2273028 |
| H | 211m W | Mortuary | 1913 | 2273028 |
| H | 213m W | Mortuary | 1938 | 2215915 |
| H | 214m W | Mortuary | 1938 | 2267225 |
| H | 214m W | Mortuary | 1912 | 2189341 |
| D | 237m N | Railway Sidings | 1938 | 2172482 |
| D | 237m N | Railway Sidings | 1912 | 2185241 |
| I | 237m SW | Unspecified Ground Workings | 1894 | 2225897 |
| I | 238m SW | Unspecified Ground Workings | 1894 | 2225897 |
| 5 | 239m SE | Cuttings | 1865 | 2129535 |
| D | 266m N | Railway Sidings | 1933 | 2257964 |
| D | 266m N | Railway Sidings | 1938 | 2281218 |
| D | 266m N | Railway Sidings | 1913 | 2185241 |
| D | 266m NW | Cuttings | 1913 | 2202055 |
| D | 267m NW | Cuttings | 1913 | 2221896 |
| D | 267m NW | Cuttings | 1913 | 2221896 |
| D | 269m N | Cuttings | 1938 | 2294405 |
| D | 271m N | Cuttings | 1933 | 2175233 |
| D | 276m N | Railway Sidings | 1934 | 2257964 |

| ID | Location | Land Use | Date | Group ID |
|---|---|---|---|---|
| J | 278m NE | Unspecified Tank | 1966 | 2154366 |
| K | 287m E | Nursery | 1912 | 2171373 |
| L | 288m NW | Nursery | 1913 | 2171393 |
| K | 289m E | Nursery | 1913 | 2171373 |
| K | 289m E | Nursery | 1913 | 2292864 |
| K | 290m E | Nursery | 1913 | 2292864 |
| K | 292m E | Nursery | 1933 | 2283269 |
| L | 293m NW | Nursery | 1934 | 2227448 |
| L | 293m NW | Nursery | 1913 | 2292544 |
| L | 294m NW | Nursery | 1938 | 2243836 |
| L | 294m NW | Nursery | 1913 | 2248829 |
| L | 295m NW | Nursery | 1933 | 2283266 |
| L | 297m NW | Nursery | 1938 | 2243836 |
| L | 297m NW | Nursery | 1912 | 2248829 |
| L | 298m NW | Nursery | 1938 | 2211140 |
| L | 301m NW | Nursery | 1948 | 2269263 |
| D | 312m N | Engine Shed | 1913 | 2242228 |
| D | 316m N | Engine Shed | 1913 | 2244592 |
| D | 318m N | Engine Shed | 1938 | 2271613 |
| D | 318m N | Engine Shed | 1913 | 2244592 |
| D | 319m N | Engine Shed | 1934 | 2190387 |
| D | 320m N | Engine Shed | 1938 | 2255551 |
| D | 320m N | Engine Shed | 1912 | 2242228 |
| D | 322m N | Engine Shed | 1948 | 2255551 |
| D | 322m N | Engine Shed | 1933 | 2289899 |
| D | 323m N | Railway Building | 1991 | 2206560 |
| D | 323m N | Railway Building | 1973 | 2206560 |
| D | 323m N | Railway Building | 1966 | 2206560 |

| ID | Location | Land Use | Date | Group ID |
|---|---|---|---|---|
| D | 324m N | Engine Shed | 1938 | 2226724 |
| D | 345m N | Cuttings | 1913 | 2129530 |
| D | 349m NW | Railway Sidings | 1938 | 2197655 |
| D | 349m NW | Railway Sidings | 1913 | 2185241 |
| D | 356m NW | Railway Sidings | 1934 | 2257964 |
| D | 360m NW | Railway Sidings | 1913 | 2185241 |
| D | 386m N | Cuttings | 1865 | 2129531 |
| D | 386m N | Railway Sidings | 1935 | 2201907 |
| D | 387m N | Railway Sidings | 1912 | 2185241 |
| D | 389m N | Railway Sidings | 1938 | 2201907 |
| D | 389m N | Railway Sidings | 1912 | 2206005 |
| D | 394m N | Railway Building | 1935 | 2209709 |
| D | 395m N | Railway Building | 1912 | 2181773 |
| D | 396m N | Railway Building | 1938 | 2209709 |
| D | 396m N | Railway Building | 1912 | 2210568 |
| D | 432m N | Railway Buildings | 1912 | 2173508 |
| D | 432m N | Railway Buildings | 1912 | 2172735 |
| D | 435m N | Railway Building | 1938 | 2257821 |
| D | 435m N | Railway Building | 1912 | 2225999 |
| D | 438m N | Railway Building | 1933 | 2279243 |
| D | 439m N | Railway Buildings | 1938 | 2201452 |
| P | 450m S | Police Station | 1973 | 2292540 |
| P | 450m S | Police Station | 1966 | 2292540 |
| D | 457m N | Railway Building | 1973 | 2291544 |
| D | 457m N | Railway Building | 1966 | 2232621 |
| D | 457m N | Railway Building | 1948 | 2225090 |
| D | 458m N | Railway Building | 1935 | 2205076 |
| D | 458m N | Railway Building | 1938 | 2205076 |

| ID | Location | Land Use | Date | Group ID |
|---|---|---|---|---|
| D | 459m NW | Cuttings | 1865 | 2129528 |
| R | 460m E | Unspecified Ground Workings | 1894 | 2133342 |
| R | 463m E | Unspecified Pits | 1894 | 2141694 |
| D | 463m N | Railway Building | 1938 | 2194205 |
| D | 463m N | Railway Building | 1912 | 2255114 |
| 9 | 465m W | Nursery | 1865 | 2161310 |
| D | 465m N | Railway Building | 1933 | 2267878 |
| 10 | 470m NW | Cuttings | 1865 | 2250619 |
| S | 490m SE | Wax Candle Factory | 1912 | 2246284 |
| S | 495m SE | Wax Candle Factory | 1913 | 2251094 |
| S | 495m SE | Wax Candle Factory | 1913 | 2246284 |
| S | 497m SE | Candle Factory | 1913 | 2129012 |
| S | 499m SE | Wax Candle Factory | 1933 | 2267195 |

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

## 2.2 Historical tanks

**Records within 500m** **7**

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 22**

| ID | Location | Land Use | Date | Group ID |
|---|---|---|---|---|
| 2 | 133m N | Unspecified Tank | 1896 | 362111 |
| C | 259m N | Unspecified Tank | 1960 | 386142 |
| C | 259m N | Unspecified Tank | 1959 | 386142 |
| 7 | 436m S | Unspecified Tank | 1934 | 362113 |
| D | 437m N | Tanks | 1981 | 403430 |
| D | 438m N | Tanks | 1991 | 403430 |
| 11 | 492m SW | Unspecified Tank | 1896 | 362114 |

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

## 2.3 Historical energy features

| **Records within 500m** | **26** |
|---|---|

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 22**

| ID | Location | Land Use | Date | Group ID |
|---|---|---|---|---|
| A | 113m NW | Electricity Substation | 1980 | 268255 |
| A | 115m NW | Electricity Substation | 1974 | 283544 |
| A | 115m NW | Electricity Substation | 1994 | 256447 |
| G | 130m E | Electricity Substation | 1994 | 242953 |
| G | 131m SE | Electricity Substation | 1980 | 242952 |
| 4 | 195m W | Electricity Substation | 1974 | 242951 |
| J | 283m E | Electricity Substation | 1980 | 265544 |
| J | 284m E | Electricity Substation | 1994 | 265544 |
| J | 284m E | Electricity Substation | 1967 | 265544 |
| M | 299m SE | Electricity Substation | 1989 | 242954 |
| M | 312m SE | Electricity Substation | 1979 | 242955 |
| N | 315m S | Electricity Substation | 1996 | 266657 |
| N | 315m S | Electricity Substation | 1973 | 266657 |
| N | 315m S | Electricity Substation | 1988 | 289629 |
| N | 315m S | Electricity Substation | 1988 | 289629 |
| M | 316m SE | Electricity Substation | 1996 | 242956 |
| D | 333m N | Electricity Substation | 1994 | 290889 |
| D | 333m N | Electricity Substation | 1980 | 290889 |
| 6 | 397m W | Electricity Substation | 1974 | 242950 |
| O | 435m S | Electricity Substation | 1979 | 280722 |
| O | 436m S | Electricity Substation | 1989 | 280722 |

| ID | Location | Land Use | Date | Group ID |
|---|---|---|---|---|
| Q | 450m NE | Electricity Substation | 1980 | 280442 |
| Q | 451m NE | Electricity Transformer | 1967 | 250617 |
| Q | 451m NE | Electricity Substation | 1994 | 280442 |
| 8 | 457m E | Electricity Substation | 1978 | 242957 |
| P | 478m S | Electricity Substation | 1996 | 243001 |

*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** | **8** |
|---|---|

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 22**

| ID | Location | Land Use | Date | Group ID |
|---|---|---|---|---|
| B | 51m N | Garage | 1980 | 81286 |
| B | 51m N | Garage | 1967 | 80352 |
| B | 51m N | Garage | 1959 | 80352 |
| B | 51m N | Garage | 1960 | 80352 |
| B | 52m N | Garage | 1994 | 81286 |
| 3 | 188m SW | Garage | 1996 | 73232 |
| D | 376m N | Carriage Maintenance Shed | 1981 | 79832 |
| D | 377m N | Carriage Maintenance Shed | 1991 | 76692 |

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

# 3 Waste and landfill




Site Outline

Search buffers in metres (m)

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 | 0 |
|---|---|

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

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

## 3.4 Historical landfill (EA/NRW records)

| Records within 500m | 0 |
|---|---|

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.

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

## 3.5 Historical waste sites

| Records within 500m | 0 |
|---|---|

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

*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 | 16 |
|---|---|

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 31**

| ID | Location | Site | Reference | Category | Sub-Category | Description |
|---|---|---|---|---|---|---|
| A | 314m W | Bournemouth Traincare Depot, Nelson Road, Westbourne, Dorset, TW11 8SF | WEX116681 | Storing waste exemption | Not on a farm | Storage of waste in secure containers |
| A | 314m W | Bournemouth Traincare Depot, Nelson Road, Westbourne, Dorset, TW11 8SF | WEX116681 | Storing waste exemption | Not on a farm | Storage of waste in a secure place |
| A | 314m W | Bournemouth Traincare Depot, Nelson Road, Westbourne, Dorset, TW11 8SF | WEX116681 | Treating waste exemption | Not on a farm | Sorting mixed waste |
| A | 314m W | Bournemouth Traincare Depot, Nelson Road, Westbourne, Dorset, TW11 8SF | WEX116681 | Treating waste exemption | Not on a farm | Preparatory treatments (baling, sorting, shredding etc) |
| A | 332m W | South Western Railway Traincare Depot, Shacklegate Lane, Teddington, TW11 8SF | WEX215480 | Storing waste exemption | Not on a farm | Storage of waste in a secure place |
| A | 332m W | South Western Railway Traincare Depot, Shacklegate Lane, Teddington, TW11 8SF | WEX215480 | Storing waste exemption | Not on a farm | Storage of waste in secure containers |
| A | 332m W | South Western Railway Traincare Depot, Shacklegate Lane, Teddington, TW11 8SF | WEX215480 | Treating waste exemption | Not on a farm | Preparatory treatments (baling, sorting, shredding etc) |
| B | 465m W | 113 Stanley Road TEDDINGTON Middlesex TW11 8UB | EPR/ZF0507UL /A001 | Treating waste exemption | Non-Agricultural Waste Only | Sorting and de-naturing of controlled drugs for disposal |
| C | 476m W | TEDDINGTON PHARMACY, 113 Stanley Road, Teddington, TW11 8UB | WEX212438 | Storing waste exemption | Not on a farm | Storage of waste in secure containers |
| C | 476m W | 113 Stanley Rd, TEDDINGTON PHARMACY, Teddington, TW11 8UB | WEX123243 | Storing waste exemption | Not on a farm | Storage of waste in secure containers |
| C | 476m W | 113 Stanley Rd, TEDDINGTON PHARMACY, Teddington, TW11 8UB | WEX123243 | Treating waste exemption | Not on a farm | Sorting and de-naturing of controlled drugs for disposal |
| B | 476m W | 113, STANLEY ROAD, TEDDINGTON, TW11 8UB | WEX167737 | Treating waste exemption | Not on a farm | Sorting and de-naturing of controlled drugs for disposal |

| ID | Location | Site | Reference | Category | Sub-Category | Description |
|---|---|---|---|---|---|---|
| B | 476m W | 113, STANLEY ROAD, TEDDINGTON, TW11 8UB | WEX167737 | Storing waste exemption | Not on a farm | Storage of waste in secure containers |
| C | 477m W | TEDDINGTON PHARMACY, 113 Stanley Road, Teddington, TW11 8UB | WEX059145 | Storing waste exemption | Not on a farm | Storage of waste in secure containers |
| D | 495m SW | - | WEX262969 | Treating waste exemption | Not on a farm | Sorting and de-naturing of controlled drugs for disposal |
| D | 495m SW | - | WEX262969 | Storing waste exemption | Not on a farm | Storage of waste in secure containers |

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

# 4 Current industrial land use




Site Outline

Search buffers in metres (m)

Recent industrial land uses

Current or recent petrol stations

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

Radioactive Substance Authorisations

## 4.1 Recent industrial land uses

| Records within 250m | 8 |
|---|---|

Current potentially contaminative industrial sites.

Features are displayed on the Current industrial land use map on **page 35**

| ID | Location | Company | Address | Activity | Category |
|---|---|---|---|---|---|
| 1 | 53m SE | Red Mamba Records | 118, Waldegrave Road, Twickenham, Greater London, TW1 4SX | Recording Studios and Record Companies | IT, Advertising, Marketing and Media Services |
| 2 | 62m N | Waldegrave Motor Engineering Ltd | 144, Waldegrave Road, Teddington, Greater London, TW11 8NA | Vehicle Repair, Testing and Servicing | Repair and Servicing |

| ID | Location | Company | Address | Activity | Category |
|---|---|---|---|---|---|
| 3 | 117m NW | Electricity Sub Station | Greater London, TW11 | Electrical Features | Infrastructure and Facilities |
| 4 | 131m SE | Electricity Sub Station | Greater London, TW11 | Electrical Features | Infrastructure and Facilities |
| A | 175m SW | Crescent Publishing Ltd | Northstar House 102, Victor Road, Teddington, Greater London, TW11 8SS | Published Goods | Industrial Products |
| A | 185m SW | L P Dawes Ltd | 100, Victor Road, Teddington, Greater London, TW11 8SS | Civil Engineers | Engineering Services |
| 5 | 197m W | Electricity Sub Station | Greater London, TW11 | Electrical Features | Infrastructure and Facilities |
| 7 | 241m SE | Pride Installations Ltd | Jardine House, 1c, Claremont Road, Teddington, Greater London, TW11 8DH | Electrical and Electronic Engineers | Engineering Services |

*This data is sourced from Ordnance Survey.*

## 4.2 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 35**

| ID | Location | Company | Address | LPG | Status |
|---|---|---|---|---|---|
| 9 | 453m W | TEXACO | 206-208, Stanley Road, Shacklegate Lane, Teddington, Outer London, TW11 8UB | Not Applicable | Obsolete |

*This data is sourced from Experian.*

## 4.3 Electricity cables

| **Records within 500m** | **0** |
|---|---|

High voltage underground electricity transmission cables.

*This data is sourced from National Grid.*

## 4.4 Gas pipelines

| Records within 500m | 0 |
|---|---|

High pressure underground gas transmission pipelines.

*This data is sourced from National Grid.*

## 4.5 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.*

## 4.6 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.*

## 4.7 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.*

## 4.8 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.*

## 4.9 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.*

## 4.10 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.*

## 4.11 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 35**

| ID | Location | Address | Details | |
|---|---|---|---|---|
| 6 | 219m SW | Bollingmores, Elmtree Rd, TW11 8ST | Process: Waste Oil Burner 0.4 MW<br>Status: Historical Permit<br>Permit Type: Part B | Enforcement: No Enforcements Notified<br>Date of enforcement: No Enforcements Notified<br>Comment: No Enforcements Notified |
| 8 | 373m SE | Jacksons Ford, 50 Waldegrave Road, Teddington, TW11 8NY | Process: Waste Oil Burner 0.4 MW<br>Status: Historical Permit<br>Permit Type: Part B | Enforcement: No Enforcements Notified<br>Date of enforcement: No Enforcements Notified<br>Comment: No Enforcements Notified |

*This data is sourced from Local Authority records.*

## 4.12 Radioactive Substance Authorisations

| Records within 500m | 2 |
|---|---|

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

Features are displayed on the Current industrial land use map on **page 35**

| ID | Location | Address | Details | |
|---|---|---|---|---|
| B | 260m SE | Laboratory Impex Systems Ltd, 111-113 Waldegrave Road, Teddington, Middlesex, TW11 8LL | Operator: Laboratory Impex Systems Ltd<br>Type: Disposal Of Radioactive Waste (was Rsa60 Section 6).<br>Permission number: AC4180<br>Date of approval: 31/03/1991 | Effective from: 31/03/1991<br>Last date of update: 01/01/2015<br>Status: Revoked/cancelled |
| B | 260m SE | Hybaid Ltd, 111-113 Waldegrave Road, Teddington, Middlesex, TW11 8LL | Operator: Hybaid Ltd<br>Type: Disposal Of Radioactive Waste (was Rsa60 Section 6).<br>Permission number: AY7500<br>Date of approval: 28/07/1997 | Effective from: 01/08/1997<br>Last date of update: 01/01/2015<br>Status: Revoked/cancelled |

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

## 4.13 Licensed Discharges to controlled waters

| Records within 500m | 0 |
|---|---|

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

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

## 4.14 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.*

## 4.15 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.*

## 4.16 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.*

## 4.17 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.*

## 4.18 Pollution Incidents (EA/NRW)

| Records within 500m | 0 |
|---|---|

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

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

## 4.19 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.*

## 4.20 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.*

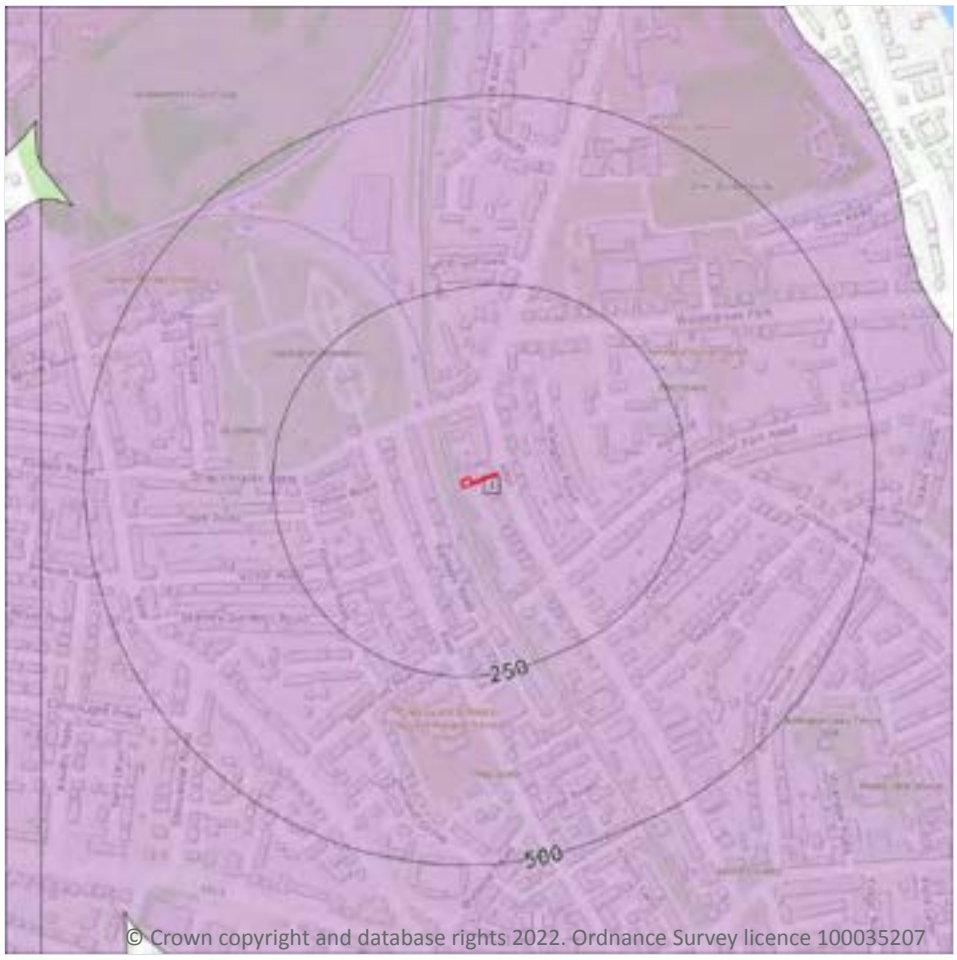
## 4.21 Pollution inventory radioactive waste

| 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 | 1 |
|---|---|

Aquifer status of groundwater held within superficial geology.

Features are displayed on the Hydrogeology map on **page 41**

| ID | Location | Designation | Description |
|---|---|---|---|
| **1** | **On site** | **Principal** | **Geology of high intergranular and/or fracture permeability, usually providing a high level of water storage and may support water supply/river base flow on a strategic scale. Generally principal aquifers were previously major 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 |
|---|---|

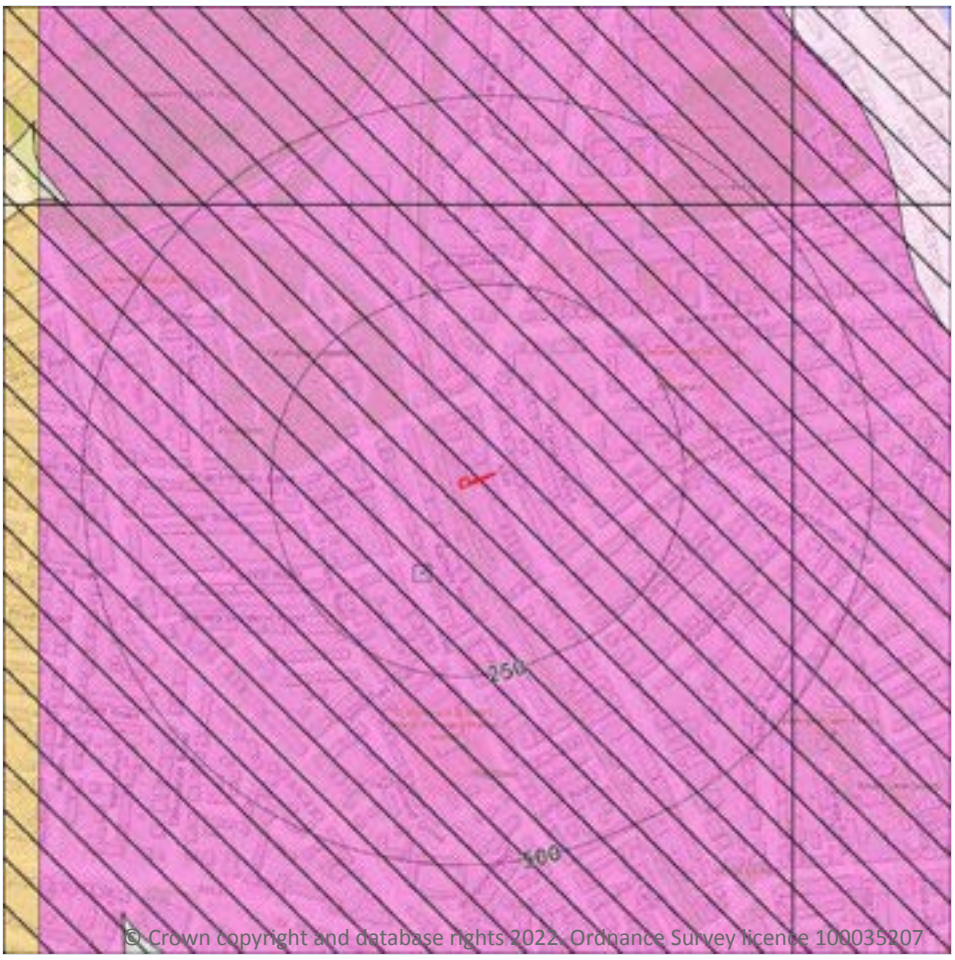
Aquifer status of groundwater held within bedrock geology.

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

| ID | Location | Designation | Description |
|---|---|---|---|
| **1** | **On site** | **Unproductive** | **These are rock layers or drift deposits with low permeability that have negligible significance for water supply or river base flow** |

*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 | 1 |
|---|---|

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 |
|---|---|---|---|---|---|
| **A** | **On site** | **Summary Classification: Principal superficial aquifer - Medium Vulnerability Combined classification: Unproductive Bedrock Aquifer, Productive Superficial Aquifer** | **Leaching class: Intermediate Infiltration value: >70% Dilution value: 300-550mm/year** | **Vulnerability: Medium Aquifer type: Principal Thickness: 3-10m Patchiness value: >90% Recharge potential: High** | **Vulnerability: Unproductive Aquifer type: Unproductive Flow mechanism: Mixed** |

*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** | **1** |
|---|---|

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.

| ID | Summary | Additional information |
|---|---|---|
| **A** | **Highly vulnerable Principal superficial aquifer present in river terrace gravels** | **Principal superficial aquifer in river terrace gravels with only a thin cover of low permeability silts and/or alluvium (shown as unproductive)** |

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

# Abstractions and Source Protection Zones




Site Outline

Search buffers in metres (m)

- Source Protection Zone 1 — Inner catchment
- Source Protection Zone 2 — Outer catchment
- Source Protection Zone 3 — Total catchment
- Source Protection Zone 4 — Zone of Special Interest
- Source Protection Zone 1c — Inner catchment - confined aquifer
- Source Protection Zone 2c — Outer catchment - confined aquifer
- Source Protection Zone 3c — Total catchment - confined aquifer
- Drinking water abstraction licences
- Drinking water abstraction licences — Polygon features
- Drinking water abstraction licences — Linear features
- Groundwater abstraction licence (point)
- Groundwater abstraction licence (area)
- Groundwater abstraction licence (linear)
- Surface Water Abstractions (point)
- Surface Water Abstractions (area)
- Surface Water Abstractions (linear)

## 5.6 Groundwater abstractions

| Records within 2000m | 9 |
|---|---|

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.

Features are displayed on the Abstractions and Source Protection Zones map on **page 45**

| ID | Location | Details | |
|---|---|---|---|
| - | 875m W | Status: Active<br>Licence No: TH/039/0034/005<br>Details: Transfer Between Sources (Post Water Act 2003)<br>Direct Source: THAMES GROUNDWATER<br>Point: RIVER GRAVELS AT FULWELL RAILWAY STATION<br>Data Type: Point<br>Name: Network Rail Infrastructure Limited<br>Easting: 514690<br>Northing: 171754 | Annual Volume ($m^3$): 745,796<br>Max Daily Volume ($m^3$): 5,212<br>Original Application No: NPS/NA/001795<br>Original Start Date: 14/05/2021<br>Expiry Date: 31/03/2028<br>Issue No: 1<br>Version Start Date: 14/05/2021<br>Version End Date: - |
| - | 1147m E | Status: Active<br>Licence No: 28/39/34/0010<br>Details: Spray Irrigation - Direct<br>Direct Source: THAMES GROUNDWATER<br>Point: BOREHOLE 'A' AT LENSBURY CLUB, TEDDINGTON<br>Data Type: Point<br>Name: THE CATHOLIC EDUCATION SERVICE<br>Easting: 516680<br>Northing: 171240 | Annual Volume ($m^3$): 3,000<br>Max Daily Volume ($m^3$): 45.45<br>Original Application No: -<br>Original Start Date: 22/12/2000<br>Expiry Date: -<br>Issue No: 1<br>Version Start Date: 01/04/2008<br>Version End Date: - |
| - | 1147m E | Status: Active<br>Licence No: 28/39/34/0010<br>Details: Spray Irrigation - Direct<br>Direct Source: THAMES GROUNDWATER<br>Point: BOREHOLE 'A' AT LENSBURY CLUB, TEDDINGTON<br>Data Type: Point<br>Name: THE CATHOLIC EDUCATION SERVICE<br>Easting: 516680<br>Northing: 171240 | Annual Volume ($m^3$): 3,000<br>Max Daily Volume ($m^3$): 45.45<br>Original Application No: -<br>Original Start Date: 22/12/2000<br>Expiry Date: -<br>Issue No: 1<br>Version Start Date: 01/04/2008<br>Version End Date: - |
| - | 1465m E | Status: Historical<br>Licence No: 28/39/34/0007<br>Details: Spray Irrigation - Direct<br>Direct Source: THAMES GROUNDWATER<br>Point: BOREHOLE 'B' AT LENSBURY CLUB, TEDDINGTON<br>Data Type: Point<br>Name: LENSBURY LIMITED<br>Easting: 517020<br>Northing: 171260 | Annual Volume ($m^3$): -<br>Max Daily Volume ($m^3$): -<br>Original Application No: -<br>Original Start Date: 28/11/1986<br>Expiry Date: -<br>Issue No: 101<br>Version Start Date: 22/12/2000<br>Version End Date: - |

| ID | Location | Details | |
|---|---|---|---|
| - | 1465m E | Status: Historical<br>Licence No: 28/39/34/0007<br>Details: Spray Irrigation - Direct<br>Direct Source: THAMES GROUNDWATER<br>Point: BOREHOLE 'B' AT LENSBURY CLUB, TEDDINGTON<br>Data Type: Point<br>Name: LENSBURY LIMITED<br>Easting: 517020<br>Northing: 171260 | Annual Volume ($m^3$): 7000<br>Max Daily Volume ($m^3$): 100<br>Original Application No: -<br>Original Start Date: 28/11/1986<br>Expiry Date: -<br>Issue No: 102<br>Version Start Date: 23/11/2001<br>Version End Date: - |
| - | 1470m E | Status: Historical<br>Licence No: 28/39/34/0007<br>Details: Spray Irrigation - Direct<br>Direct Source: THAMES GROUNDWATER<br>Point: BOREHOLE AT LENSBURY CLUB, TEDDINGTON<br>Data Type: Point<br>Name: LENSBURY LIMITED<br>Easting: 517024<br>Northing: 171257 | Annual Volume ($m^3$): 7000<br>Max Daily Volume ($m^3$): 100<br>Original Application No: -<br>Original Start Date: 28/11/1986<br>Expiry Date: -<br>Issue No: 104<br>Version Start Date: 29/02/2016<br>Version End Date: - |
| - | 1470m E | Status: Active<br>Licence No: 28/39/34/0007<br>Details: Spray Irrigation - Direct<br>Direct Source: THAMES GROUNDWATER<br>Point: BOREHOLE AT LENSBURY CLUB, TEDDINGTON<br>Data Type: Point<br>Name: LENSBURY LIMITED<br>Easting: 517024<br>Northing: 171257 | Annual Volume ($m^3$): 12,000<br>Max Daily Volume ($m^3$): 100<br>Original Application No: NPS/WR/029652<br>Original Start Date: 28/11/1986<br>Expiry Date: -<br>Issue No: 105<br>Version Start Date: 15/02/2019<br>Version End Date: - |
| - | 1470m E | Status: Active<br>Licence No: 28/39/34/0007<br>Details: Spray Irrigation - Storage<br>Direct Source: THAMES GROUNDWATER<br>Point: BOREHOLE AT LENSBURY CLUB, TEDDINGTON<br>Data Type: Point<br>Name: LENSBURY LIMITED<br>Easting: 517024<br>Northing: 171257 | Annual Volume ($m^3$): 12,000<br>Max Daily Volume ($m^3$): 100<br>Original Application No: NPS/WR/029652<br>Original Start Date: 28/11/1986<br>Expiry Date: -<br>Issue No: 105<br>Version Start Date: 15/02/2019<br>Version End Date: - |
| - | 1962m SW | Status: Active<br>Licence No: 28/39/31/0172<br>Details: General Use Relating To Secondary Category (Medium Loss)<br>Direct Source: THAMES GROUNDWATER<br>Point: HAMPTON POOL BOREHOLE<br>Data Type: Point<br>Name: HAMPTON POOL LIMITED<br>Easting: 514300<br>Northing: 170120 | Annual Volume ($m^3$): 15,000<br>Max Daily Volume ($m^3$): 200<br>Original Application No: WRA/6220<br>Original Start Date: 02/04/1997<br>Expiry Date: -<br>Issue No: 100<br>Version Start Date: 02/04/1997<br>Version End Date: - |

*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 | 0 |
|---|---|

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

*This data is sourced from the Ordnance Survey.*

## 6.2 Surface water features

| Records within 250m | 0 |
|---|---|

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.

*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 49**

| ID | Location | Type | Water body catchment | Water body ID | Operational catchment | Management catchment |
|---|---|---|---|---|---|---|
| **A** | **On site** | **Coastal Catchment** | **Not part of a river WB catchment** | **131** | **Land area part of London Management Catchment draining to the Tidal Thames** | **London** |

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

## 6.4 WFD Surface water bodies

| Records identified | 0 |
|---|---|

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.

*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 49**

| ID | Location | Name | Water body ID | Overall rating | Chemical rating | Quantitative | Year |
|---|---|---|---|---|---|---|---|
| **A** | **On site** | **Lower Thames Gravels** | **GB40603G000300** | **Poor** | **Good** | **Poor** | **2019** |

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

# 7 River and coastal flooding

## 7.1 Risk of flooding from rivers and the sea

| Records within 50m | 0 |
|---|---|

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).

*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

## 7.6 Flood Zone 2

| Records within 50m | 0 |
|---|---|

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.

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

## 7.7 Flood Zone 3

| Records within 50m | 0 |
|---|---|

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.

*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** | **1 in 100 year, 0.1m - 0.3m** |
| **Highest risk within 50m** | **1 in 30 year, 0.1m - 0.3m** |

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 55**

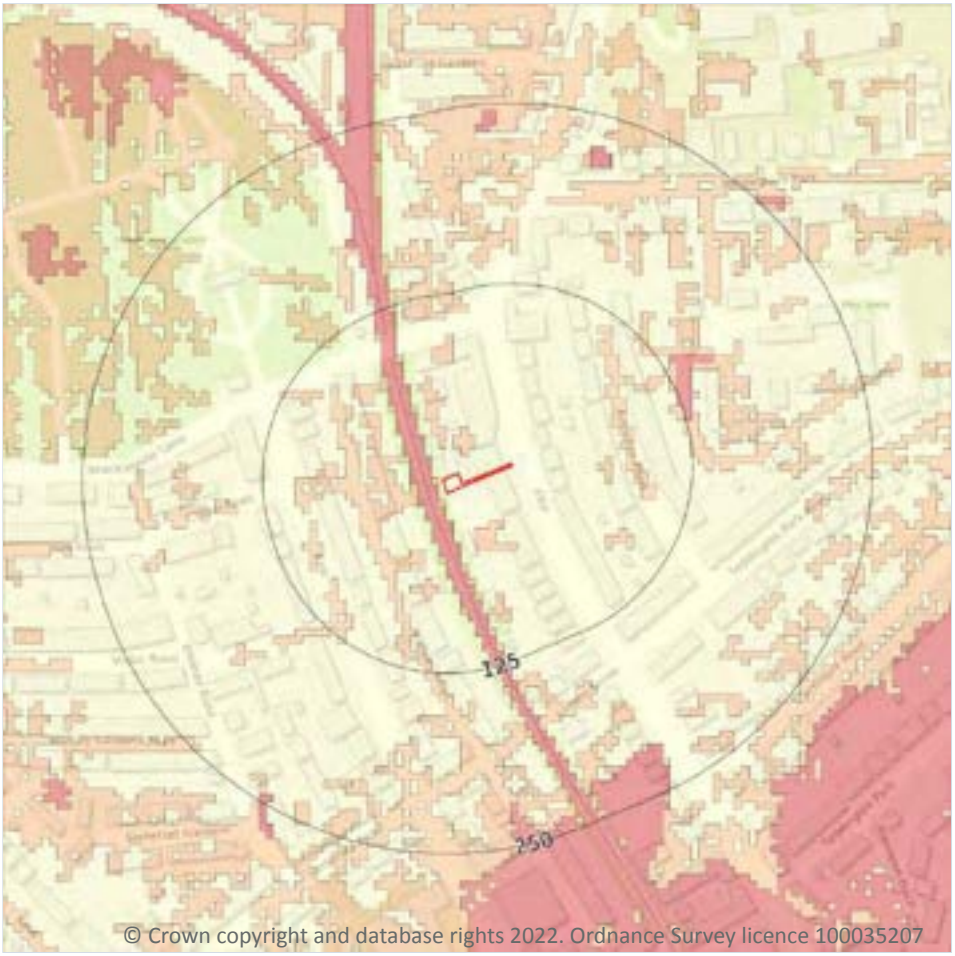
The data shown on the map and in the table above shows the highest likelihood of flood events happening at the site. Lower likelihood events may have greater flood depths and hence a greater potential impact on a site.

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 | Between 0.1m and 0.3m |
| 1 in 250 year | Between 0.1m and 0.3m |
| 1 in 100 year | Between 0.1m and 0.3m |
| 1 in 30 year | Negligible |

*This data is sourced from Ambiental Risk Analytics.*

# 9 Groundwater flooding




Site Outline

Search buffers in metres (m)

High

Moderate - High

Moderate

Low

Negligible

## 9.1 Groundwater flooding

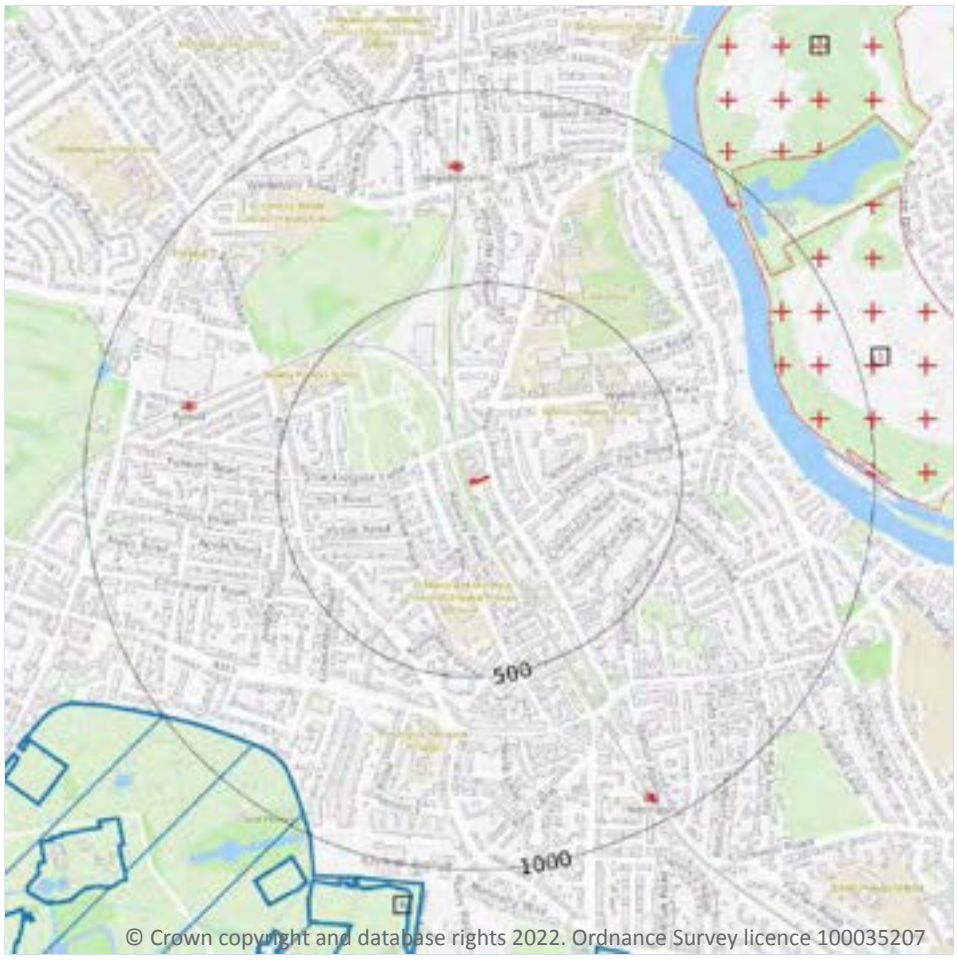
| | |
|---|---|
| **Highest risk on site** | **Moderate** |
| **Highest risk within 50m** | **High** |

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 57**

*This data is sourced from Ambiental Risk Analytics.*

# 10 Environmental designations




Site Outline

Search buffers in metres (m)

Sites of Special Scientific Interest (SSSI)

Local Nature Reserves (LNR)

## 10.1 Sites of Special Scientific Interest (SSSI)

| Records within 2000m | 3 |
|---|---|

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 58**

| ID | Location | Name | Data source |
|---|---|---|---|
| 2 | 869m SW | Bushy Park and Home Park | Natural England |

| ID | Location | Name | Data source |
|---|---|---|---|
| 4 | 1042m S | Bushy Park and Home Park | Natural England |
| - | 1312m S | Bushy Park and Home Park | 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 | 0 |
|---|---|

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.

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

## 10.3 Special Areas of Conservation (SAC)

| Records within 2000m | 0 |
|---|---|

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.

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

## 10.4 Special Protection Areas (SPA)

| Records within 2000m | 0 |
|---|---|

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.

*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 | 2 |
|---|---|

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.

Features are displayed on the Environmental designations map on **page 58**

| ID | Location | Name | Data source |
|---|---|---|---|
| 1 | 792m E | Ham Lands | Natural England |
| 3 | 939m NE | Ham Lands | Natural England |

*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 | 0 |
|---|---|

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.

*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 | **Infrastructure - Airports, helipads and other aviation proposals.<br>Air pollution - Any industrial/agricultural development that could cause air pollution (incl: industrial processes, livestock & poultry units with floorspace > 500m², slurry lagoons & digestate stores > 200m², manure stores > 250t).<br>Combustion - General combustion processes >20mw energy input. incl: energy from waste incineration, other incineration, landfill gas generation plant, pyrolysis/gasification, anaerobic digestion, sewage treatment works, other incineration/ combustion.<br>Waste - Landfill. incl: inert landfill, non-hazardous landfill, hazardous landfill.<br>Composting - Any composting proposal with more than 500 tonnes maximum annual operational throughput. incl: open windrow composting, in-vessel composting, anaerobic digestion, other waste management.<br>Discharges - Any discharge of water or liquid waste of more than 20m³/day to ground (ie to seep away) or to surface water, such as a beck or stream.** |
| 2 | On site | **Infrastructure - Airports, helipads and other aviation proposals.<br>Minerals, Oil and Gas - Planning applications for quarries, including: new proposals, review of minerals permissions (romp), extensions, variations to conditions etc. oil & gas exploration/extraction.<br>Air pollution - Any industrial/agricultural development that could cause air pollution (incl: industrial processes, livestock & poultry units with floorspace > 500m², slurry lagoons & digestate stores > 200m², manure stores > 250t).<br>Combustion - General combustion processes >20mw energy input. incl: energy from waste incineration, other incineration, landfill gas generation plant, pyrolysis/gasification, anaerobic digestion, sewage treatment works, other incineration/ combustion.<br>Waste - Landfill. incl: inert landfill, non-hazardous landfill, hazardous landfill.<br>Composting - Any composting proposal with more than 500 tonnes maximum annual operational throughput. incl: open windrow composting, in-vessel composting, anaerobic digestion, other waste management.<br>Discharges - Any discharge of water or liquid waste of more than 20m³/day to ground (ie to seep away) or to surface water, such as a beck or stream.** |

*This data is sourced from Natural England.*

## 10.18 SSSI Units

| **Records within 2000m** | **6** |
|---|---|

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: | 13 |
| Location: | 869m SW |
| SSSI name: | Bushy Park and Home Park |
| Unit name: | North Bushy Park |
| Broad habitat: | Acid Grassland - Lowland |
| Condition: | Favourable |
| Reportable features: | |

| Feature name | Feature condition | Date of assessment |
|---|---|---|
| Invert. assemblage A2 wood decay | Favourable | 16/06/2014 |
| Lowland dry acid grassland (U4) | Favourable | 16/06/2014 |
| Population of veteran trees | Favourable | 28/03/2017 |

ID: 15
Location: 1042m S
SSSI name: Bushy Park and Home Park
Unit name: North Bushy Park
Broad habitat: Acid Grassland - Lowland
Condition: Favourable
Reportable features:

| Feature name | Feature condition | Date of assessment |
|---|---|---|
| Invert. assemblage A2 wood decay | Favourable | 16/06/2014 |
| Lowland dry acid grassland (U4) | Favourable | 16/06/2014 |
| Population of veteran trees | Favourable | 28/03/2017 |

ID: 17
Location: 1243m S
SSSI name: Bushy Park and Home Park
Unit name: Woodland Gardens & Court Field
Broad habitat: Acid Grassland - Lowland
Condition: Favourable
Reportable features:

| Feature name | Feature condition | Date of assessment |
|---|---|---|
| Invert. assemblage A2 wood decay | Favourable | 16/06/2014 |
| Lowland dry acid grassland (U4) | Favourable | 16/06/2014 |
| Population of veteran trees | Favourable | 28/03/2017 |

ID: -
Location: 1312m S
SSSI name: Bushy Park and Home Park
Unit name: East Bushy Park
Broad habitat: Acid Grassland - Lowland
Condition: Favourable

Reportable features:

| Feature name | Feature condition | Date of assessment |
|---|---|---|
| Invert. assemblage A2 wood decay | Favourable | 16/06/2014 |
| Lowland dry acid grassland (U1b,c,d,f) | Favourable | 16/06/2014 |
| Lowland dry acid grassland (U4) | Favourable | 16/06/2014 |
| Population of veteran trees | Favourable | 28/03/2017 |

ID: -
Location: 1360m S
SSSI name: Bushy Park and Home Park
Unit name: N.p.l Woodland
Broad habitat: Broadleaved, Mixed And Yew Woodland - Lowland
Condition: Unfavourable - Recovering
Reportable features:

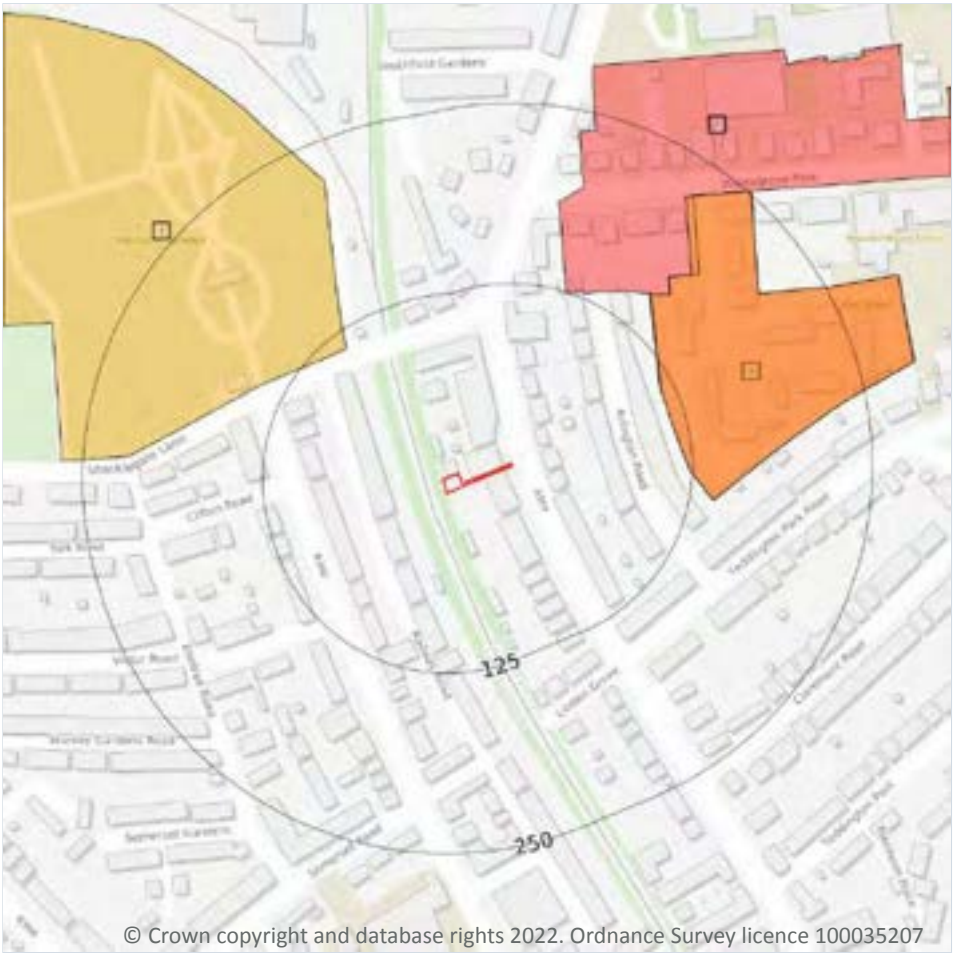
| Feature name | Feature condition | Date of assessment |
|---|---|---|
| Invert. assemblage A2 wood decay | Favourable | 28/02/2014 |
| Population of veteran trees | Unfavourable - Recovering | 28/02/2014 |

ID: 21
Location: 1497m SW
SSSI name: Bushy Park and Home Park
Unit name: West Bushy Park
Broad habitat: Acid Grassland - Lowland
Condition: Favourable
Reportable features:

| Feature name | Feature condition | Date of assessment |
|---|---|---|
| Invert. assemblage A2 wood decay | Favourable | 16/06/2014 |
| Lowland dry acid grassland (U4) | Favourable | 16/06/2014 |
| Population of veteran trees | Favourable | 28/03/2017 |

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

# 11 Visual and cultural designations




Site Outline

Search buffers in metres (m)

Listed buildings

Conservation areas

Conservation areas - no data

National Parks

Areas of Outstanding Natural Beauty

Registered parks and gardens

Scheduled Monuments

World Heritage Sites

## 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 | 2 |
|---|---|

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.

Features are displayed on the Visual and cultural designations map on **page 67**

| ID | Location | Name | District | Date of designation |
|---|---|---|---|---|
| A | 115m E | Fieldend | Richmond upon Thames | 07/11/2005 |
| 2 | 125m N | Waldegrave Park | Richmond upon Thames | 29/07/1988 |

*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** | **2** |
|---|---|

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.

Features are displayed on the Visual and cultural designations map on **page 67**

| ID | Location | Name | Grade |
|---|---|---|---|
| 1 | 113m NW | Teddington Cemetery | II |
| A | 115m E | Landscape At Fieldend | II |

*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 70**

| ID | Location | Classification | Description |
|---|---|---|---|
| **1** | **On site** | **Urban** | - |

*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 | 0 |
|---|---|

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.

*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** | **9** |
|---|---|

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 72**

| ID | Location | Main Habitat | Other habitats |
|---|---|---|---|
| 1 | 133m NW | Deciduous woodland | Main habitat: DWOOD (INV > 50%) |
| A | 156m NW | Deciduous woodland | Main habitat: DWOOD (INV > 50%) |
| B | 164m W | Deciduous woodland | Main habitat: DWOOD (INV > 50%) |
| 2 | 166m NW | Deciduous woodland | Main habitat: DWOOD (INV > 50%) |

| ID | Location | Main Habitat | Other habitats |
|---|---|---|---|
| 3 | 166m NW | Deciduous woodland | Main habitat: DWOOD (INV > 50%) |
| 4 | 172m NW | Deciduous woodland | Main habitat: DWOOD (INV > 50%) |
| A | 174m W | Deciduous woodland | Main habitat: DWOOD (INV > 50%) |
| B | 182m W | Deciduous woodland | Main habitat: DWOOD (INV > 50%) |
| A | 211m NW | 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 74**

| ID | Location | Artificial | Superficial | Bedrock | Mass movement | Sheet No. |
|---|---|---|---|---|---|---|
| **1** | **On site** | **Full** | **Full** | **Full** | **Full** | **TQ17SE** |

*This data is sourced from the British Geological Survey.*

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


Site Outline

Search buffers in metres (m)

- Reclaimed ground
- Made ground
- Worked ground
- Infilled ground
- Disturbed ground
- Landscaped ground

## 14.2 Artificial and made ground (10k)

| Records within 500m | 1 |
|---|---|

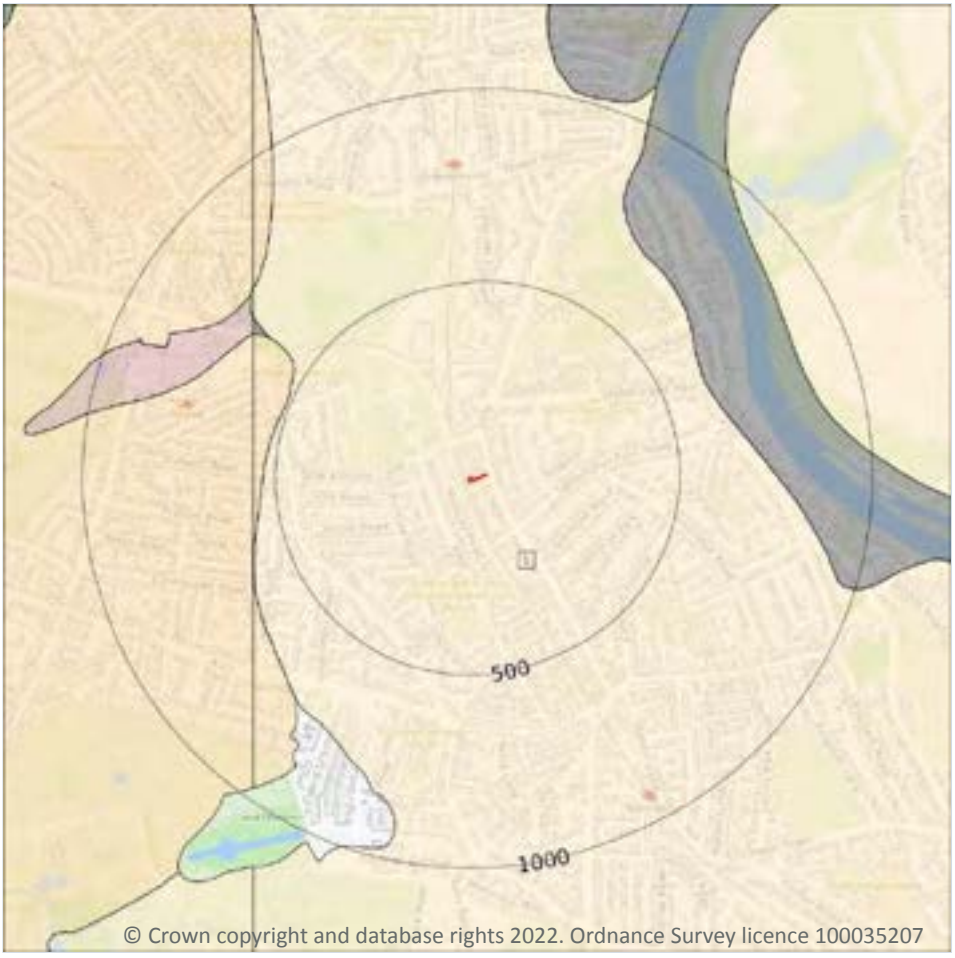
Details of made, worked, infilled, disturbed and landscaped ground at 1:10,000 scale. Artificial ground can be associated with potentially contaminated material, unpredictable engineering conditions and instability.

Features are displayed on the Geology 1:10,000 scale - Artificial and made ground map on **page 75**

| ID | Location | LEX Code | Description | Rock description |
|---|---|---|---|---|
| 1 | 267m SW | WMGR-UKNOWN | Infilled Ground | Unknown/unclassified Entry |

*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** **1**

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 76**

| ID | Location | LEX Code | Description | Rock description |
|---|---|---|---|---|
| **1** | **On site** | **KPGR-XSV** | **Kempton Park Gravel Formation - 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 78**

| ID | Location | LEX Code | Description | Rock age |
|---|---|---|---|---|
| **1** | **On site** | **LC-CLAY** | **London Clay Formation - Clay** | **Eocene Epoch** |

*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 |
|---|---|

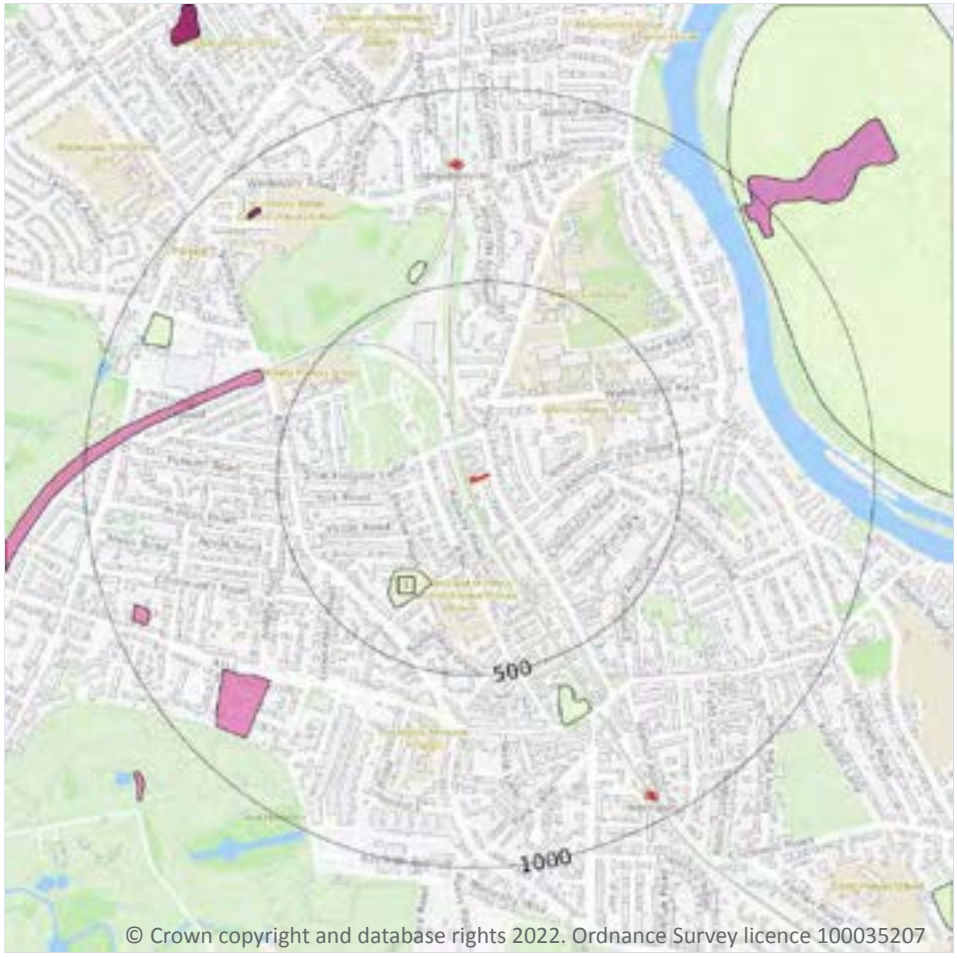
An indication on the coverage of 1:50,000 scale geology data for the site. Either 'Full' or 'No coverage' for each geological theme.

Features are displayed on the Geology 1:50,000 scale - Availability map on **page 80**

| ID | Location | Artificial | Superficial | Bedrock | Mass movement | Sheet No. |
|---|---|---|---|---|---|---|
| **1** | **On site** | **Full** | **Full** | **Full** | **Full** | **EW270_south_london_v4** |

*This data is sourced from the British Geological Survey.*

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




Site Outline

Search buffers in metres (m)

- Made ground
- Worked ground
- Infilled ground
- Disturbed ground
- Landscaped ground

## 15.2 Artificial and made ground (50k)

| Records within 500m | 1 |
|---|---|

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.

Features are displayed on the Geology 1:50,000 scale - Artificial and made ground map on **page 81**

| ID | Location | LEX Code | Description | Rock description |
|---|---|---|---|---|
| 1 | 267m SW | WMGR-ARTDP | INFILLED GROUND | ARTIFICIAL DEPOSIT |

*This data is sourced from the British Geological Survey.*

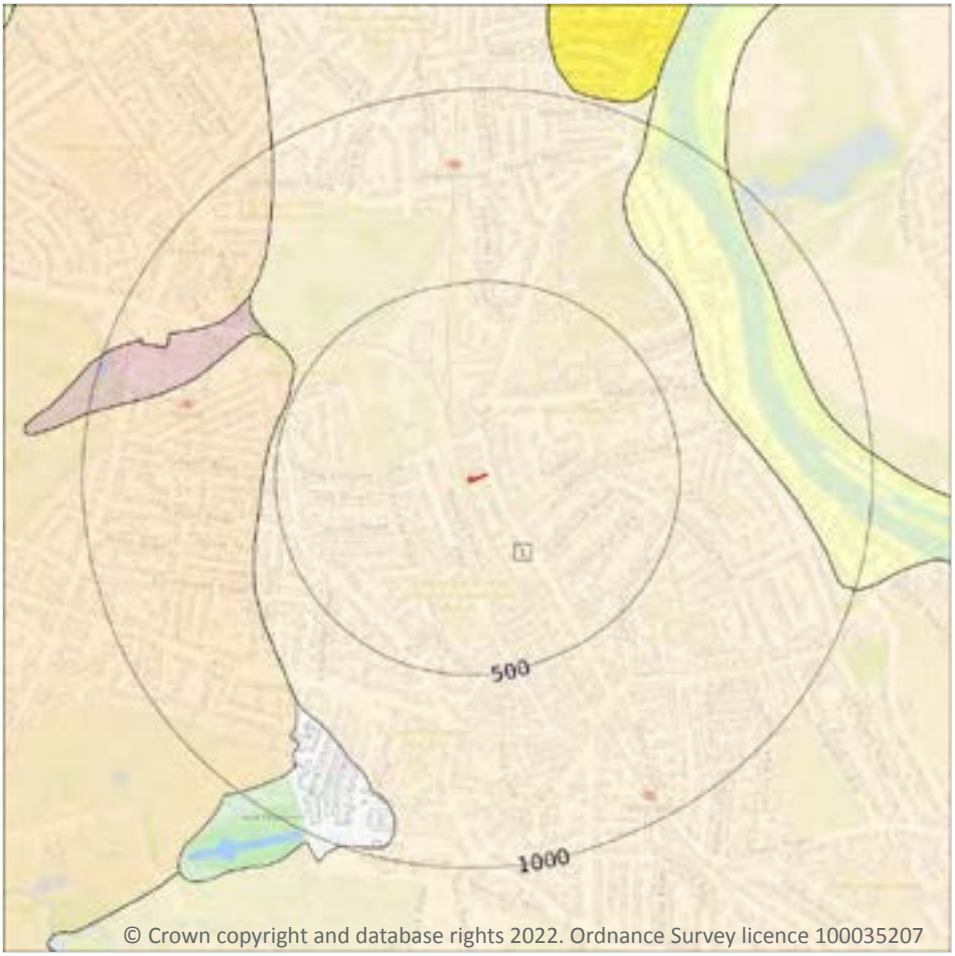
## 15.3 Artificial ground permeability (50k)

| 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** **1**

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 83**

| ID | Location | LEX Code | Description | Rock description |
|---|---|---|---|---|
| **1** | **On site** | **KPGR-XSV** | **KEMPTON PARK GRAVEL MEMBER** | **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 |
|---|---|---|---|
| **On site** | **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.*

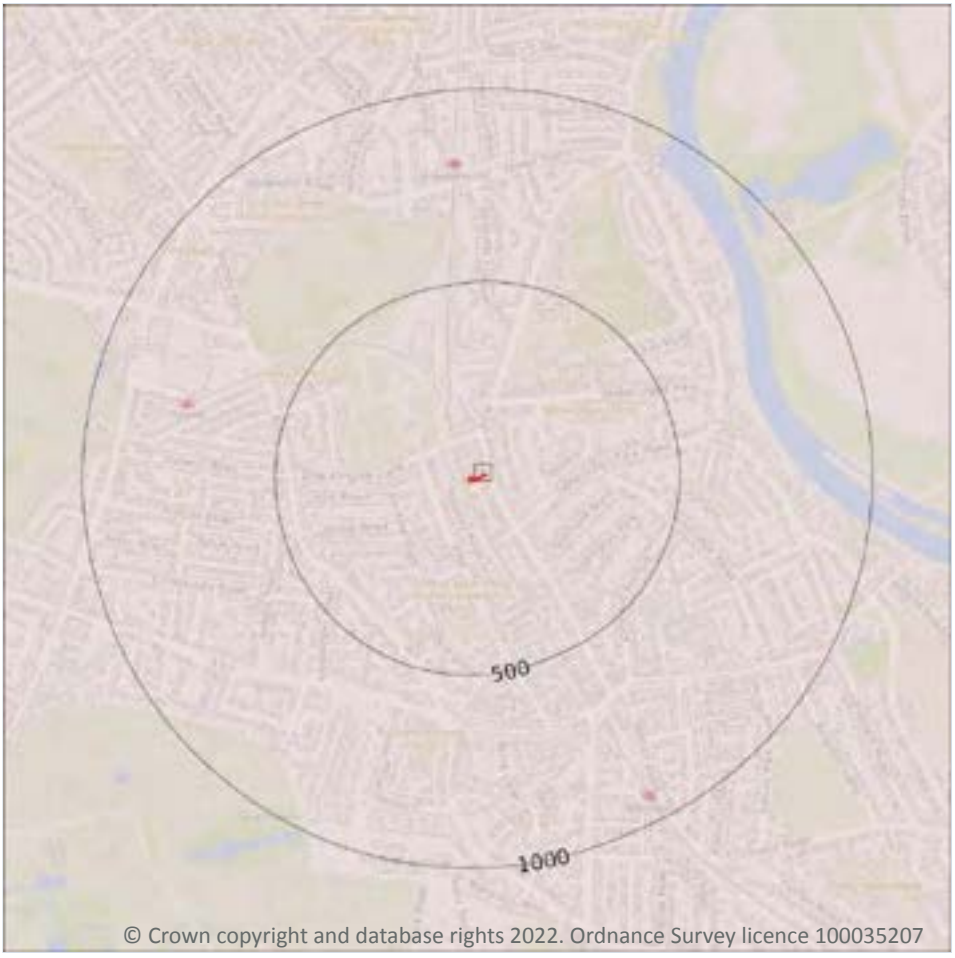
## 15.7 Landslip permeability (50k)

| 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 85**

| ID | Location | LEX Code | Description | Rock age |
|---|---|---|---|---|
| **1** | **On site** | **LC-XCZ** | **LONDON CLAY FORMATION - CLAY AND SILT** | **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** | **Mixed** | **Low** | **Very 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

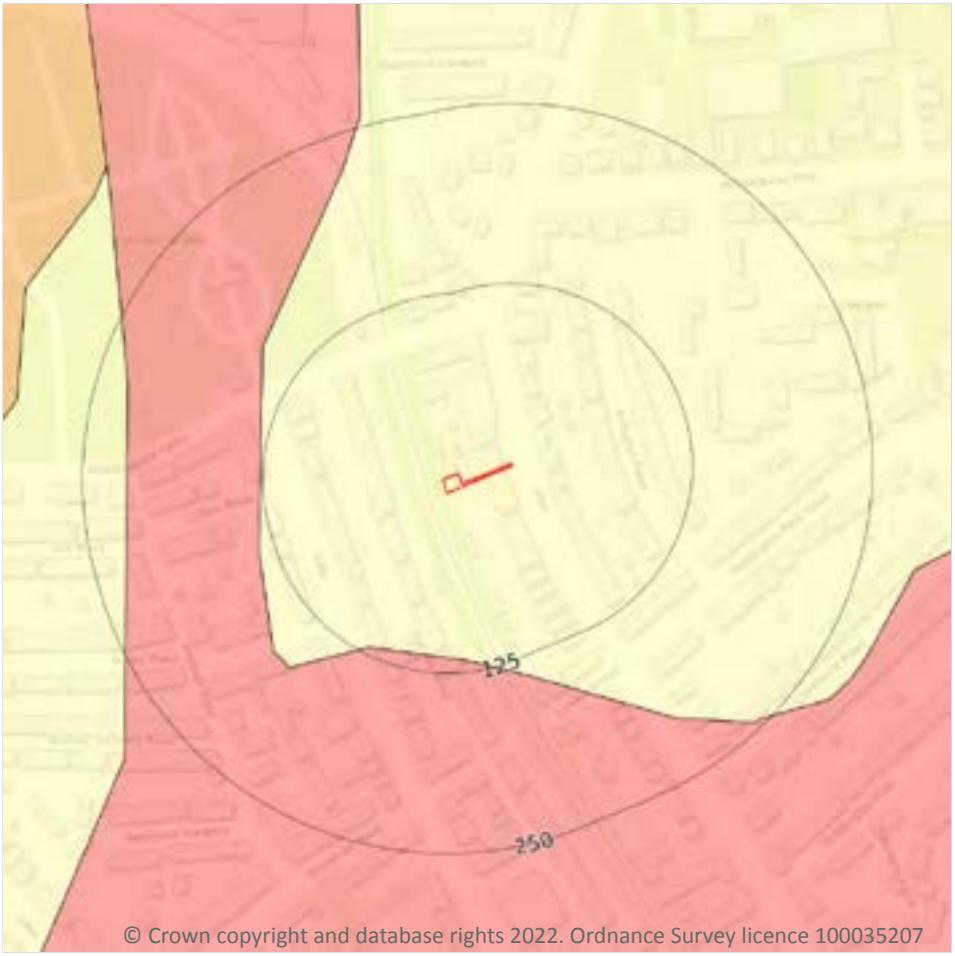
## 16.1 BGS Boreholes

| Records within 250m | 0 |
|---|---|

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.

*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 |
|---|---|

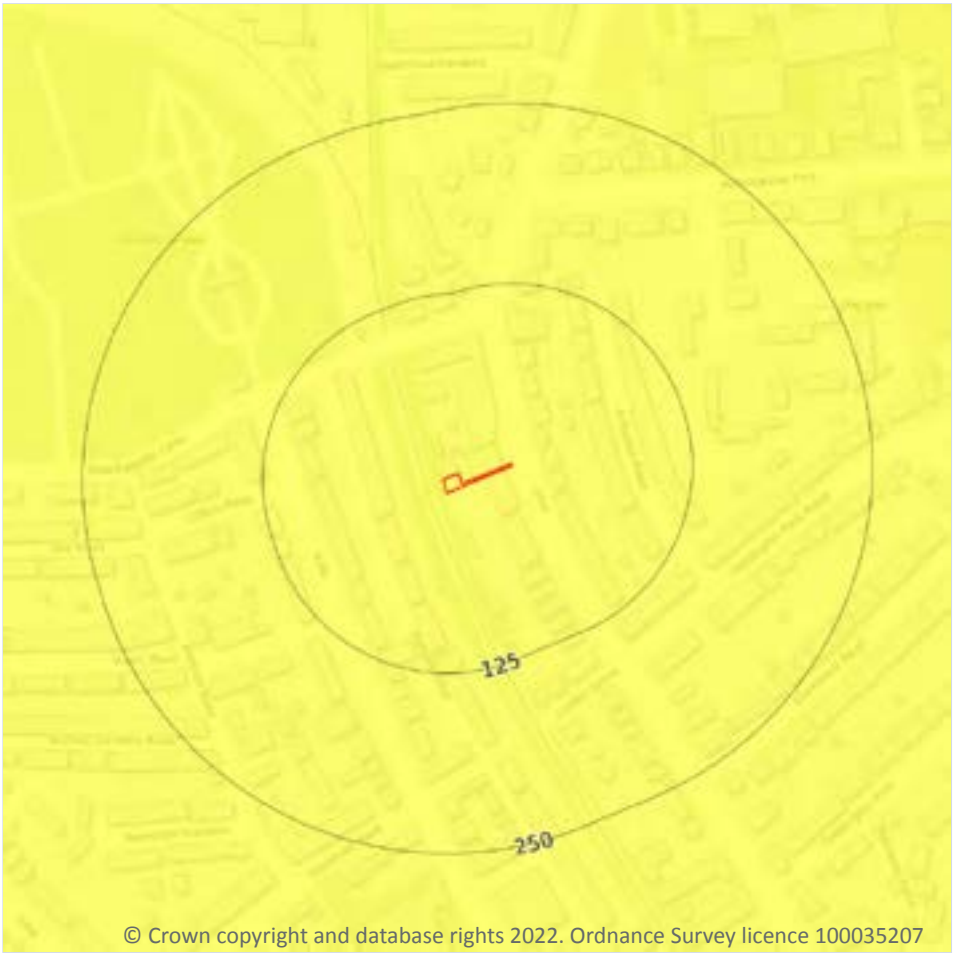
The potential hazard presented by soils that absorb water when wet (making them swell), and lose water as they dry (making them shrink). This shrink-swell behaviour is controlled by the type and amount of clay in the soil, and by seasonal changes in the soil moisture content (related to rainfall and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

Features are displayed on the Natural ground subsidence - Shrink swell clays map on **page 88**

| Location | Hazard rating | Details |
|---|---|---|
| **On site** | **Negligible** | **Ground conditions predominantly non-plastic.** |

*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 |
|---|---|

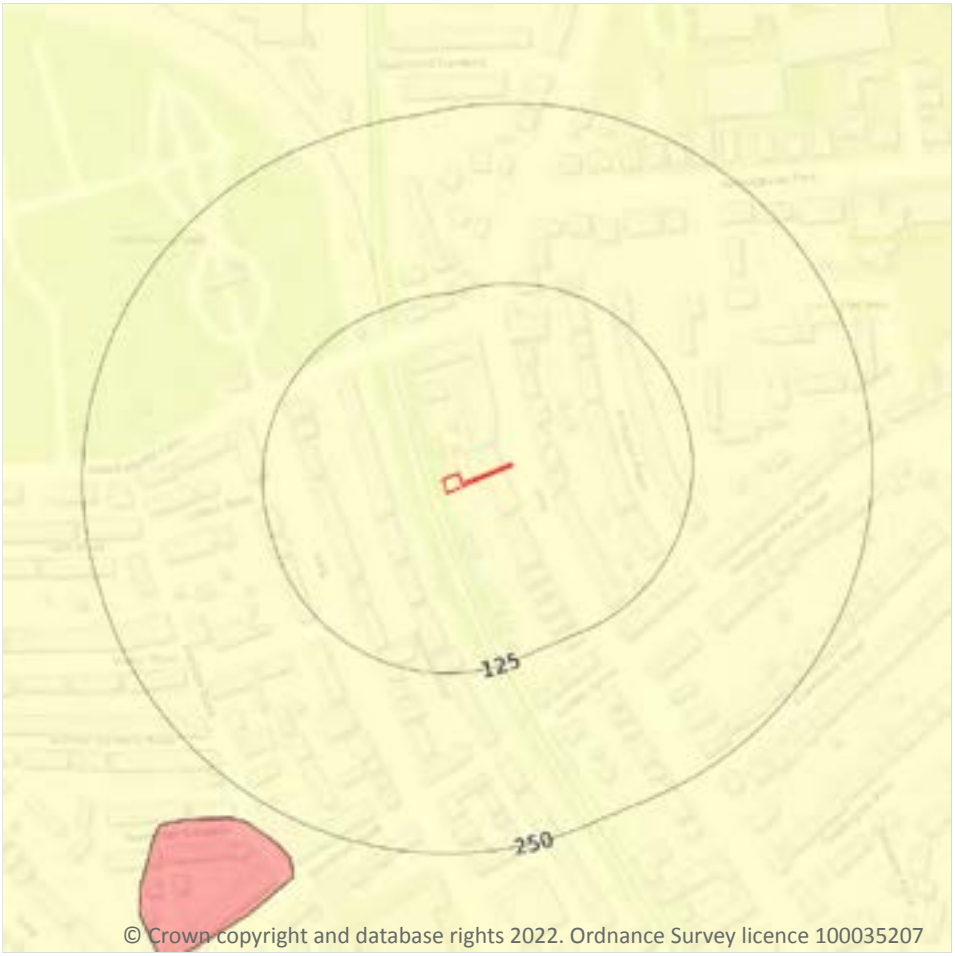
The potential hazard presented by rocks that can contain loosely-packed sandy layers that can become fluidised by water flowing through them. Such sands can 'run', removing support from overlying buildings and causing potential damage.

Features are displayed on the Natural ground subsidence - Running sands map on **page 89**

| 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 |
|---|---|

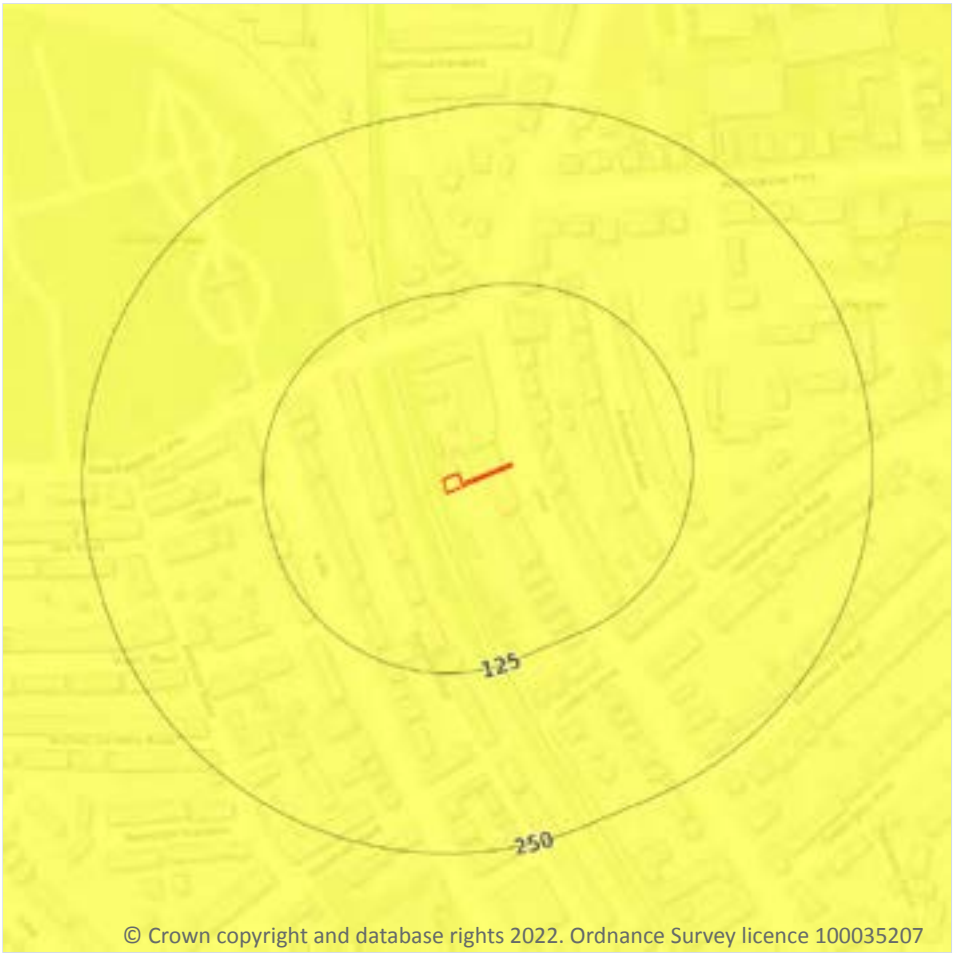
The potential hazard presented by types of ground that may contain layers of very soft materials like clay or peat and may compress if loaded by overlying structures, or if the groundwater level changes, potentially resulting in depression of the ground and disturbance of foundations.

Features are displayed on the Natural ground subsidence - Compressible deposits map on **page 90**

| 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** |
|---|---|

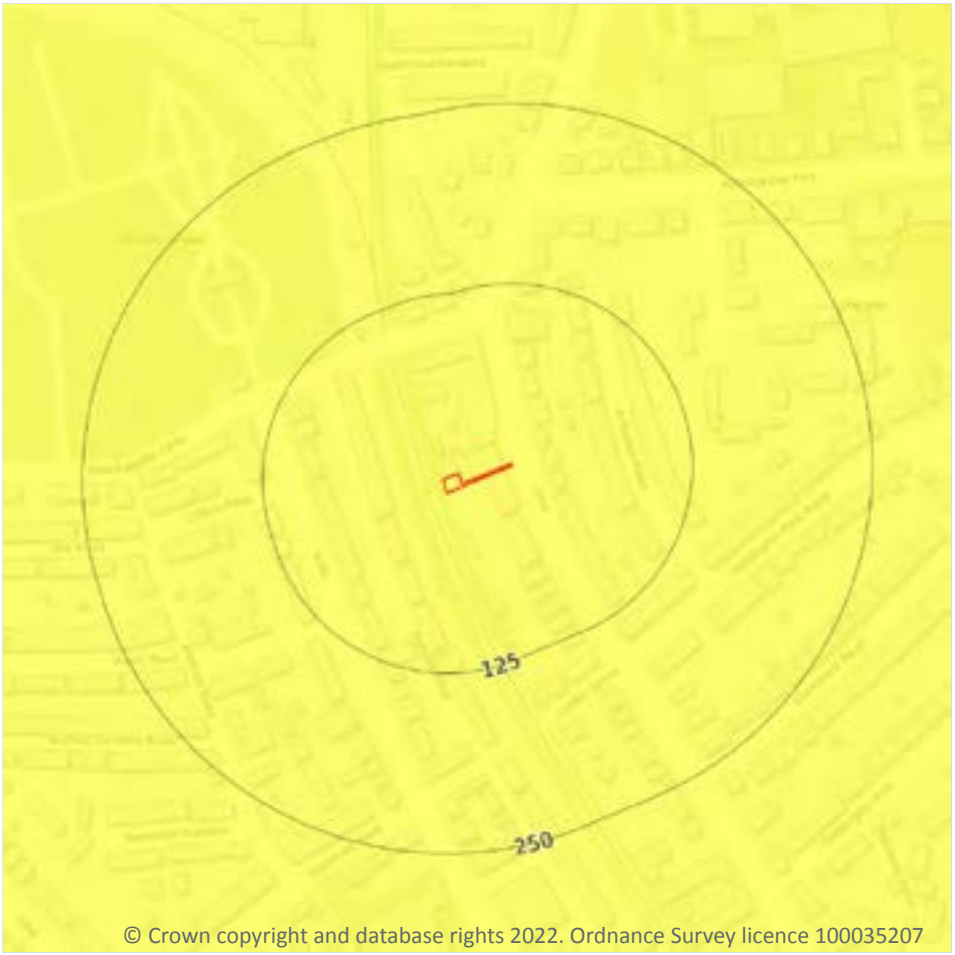
The potential hazard presented by natural deposits that could collapse when a load (such as a building) is placed on them or they become saturated with water.

Features are displayed on the Natural ground subsidence - Collapsible deposits map on **page 91**

| 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 92**

| 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 93**

| 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, ground workings and natural cavities




Site Outline

Search buffers in metres (m)

Natural cavities (Area)

Natural cavities (Point)

BritPits

Surface ground workings

Underground workings

Historical Mineral Planning Areas

Mining Cavities

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 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.*

## 18.2 BritPits

| Records within 500m | 0 |
|---|---|

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.

*This data is sourced from the British Geological Survey.*

## 18.3 Surface ground workings

| Records within 250m | 57 |
|---|---|

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, ground workings and natural cavities map on **page 94**

| ID | Location | Land Use | Year of mapping | Mapping scale |
|---|---|---|---|---|
| **A** | **On site** | **Cuttings** | **1865** | **1:10560** |
| **A** | **On site** | **Cuttings** | **1938** | **1:10560** |
| **A** | **On site** | **Cuttings** | **1912** | **1:10560** |
| **A** | **On site** | **Cuttings** | **1895** | **1:10560** |
| A | 1m W | Cuttings | 1933 | 1:10560 |
| A | 1m W | Cuttings | 1899 | 1:10560 |
| A | 2m W | Cuttings | 1894 | 1:10560 |
| A | 4m W | Cuttings | 1934 | 1:10560 |
| A | 4m W | Cuttings | 1938 | 1:10560 |
| A | 5m W | Cuttings | 1913 | 1:10560 |
| A | 6m W | Cuttings | 1913 | 1:10560 |
| A | 6m W | Cuttings | 1938 | 1:10560 |
| A | 6m W | Cuttings | 1913 | 1:10560 |
| A | 11m NW | Cuttings | 1894 | 1:10560 |
| 1 | 28m S | Cuttings | 1894 | 1:10560 |
| B | 100m N | Cuttings | 1913 | 1:10560 |
| B | 102m N | Cuttings | 1899 | 1:10560 |

| ID | Location | Land Use | Year of mapping | Mapping scale |
|---|---|---|---|---|
| B | 103m N | Cuttings | 1865 | 1:10560 |
| B | 104m N | Cuttings | 1895 | 1:10560 |
| C | 106m N | Cuttings | 1938 | 1:10560 |
| C | 106m N | Cuttings | 1912 | 1:10560 |
| B | 107m N | Cuttings | 1933 | 1:10560 |
| B | 108m N | Cuttings | 1894 | 1:10560 |
| D | 109m NW | Cemetery | 1913 | 1:10560 |
| D | 109m NW | Cemetery | 1895 | 1:10560 |
| D | 109m NW | Cemetery | 1899 | 1:10560 |
| D | 110m NW | Cemetery | 1894 | 1:10560 |
| D | 111m NW | Cemetery | 1913 | 1:10560 |
| D | 112m NW | Cemetery | 1934 | 1:10560 |
| B | 112m N | Cuttings | 1948 | 1:10560 |
| D | 112m NW | Cemetery | 1938 | 1:10560 |
| D | 112m NW | Cemetery | 1913 | 1:10560 |
| D | 113m NW | Cemetery | 1894 | 1:10560 |
| D | 116m NW | Cemetery | 1933 | 1:10560 |
| D | 116m NW | Cemetery | 1966 | 1:10560 |
| D | 116m NW | Cemetery | 1991 | 1:10000 |
| D | 116m NW | Cemetery | 1973 | 1:10000 |
| D | 116m NW | Cemetery | 1938 | 1:10560 |
| D | 116m NW | Cemetery | 1912 | 1:10560 |
| D | 119m NW | Cemetery | 1948 | 1:10560 |
| D | 121m NW | Cemetery | 1938 | 1:10560 |
| B | 166m NW | Pond | 1895 | 1:10560 |
| B | 167m NW | Pond | 1894 | 1:10560 |
| B | 169m NW | Pond | 1894 | 1:10560 |
| D | 192m NW | Mortuary | 1913 | 1:10560 |

| ID | Location | Land Use | Year of mapping | Mapping scale |
|---|---|---|---|---|
| E | 209m W | Mortuary | 1913 | 1:10560 |
| E | 210m W | Mortuary | 1934 | 1:10560 |
| E | 210m W | Mortuary | 1933 | 1:10560 |
| E | 211m W | Mortuary | 1938 | 1:10560 |
| E | 211m W | Mortuary | 1913 | 1:10560 |
| E | 211m W | Mortuary | 1913 | 1:10560 |
| E | 213m W | Mortuary | 1938 | 1:10560 |
| E | 214m W | Mortuary | 1938 | 1:10560 |
| E | 214m W | Mortuary | 1912 | 1:10560 |
| F | 237m SW | Unspecified Ground Workings | 1894 | 1:10560 |
| F | 238m SW | Unspecified Ground Workings | 1894 | 1:10560 |
| 2 | 239m SE | Cuttings | 1865 | 1:10560 |

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

## 18.4 Underground workings

| **Records within 1000m** | **2** |
|---|---|

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

Features are displayed on the Mining, ground workings and natural cavities map on **page 94**

| ID | Location | Land Use | Year of mapping | Mapping scale |
|---|---|---|---|---|
| - | 893m W | Tunnel | 1865 | 1:10560 |
| - | 895m W | Tunnel | 1913 | 1:10560 |

*This is data is sourced from Ordnance Survey/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 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.*

## 18.8 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.*

## 18.9 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.*

## 18.10 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.*

## 18.11 Gypsum areas

| Records on site | 0 |
|---|---|

Generalised areas that may be affected by gypsum extraction.

*This data is sourced from British Gypsum.*

## 18.12 Tin mining

| Records on site | 0 |
|---|---|

Generalised areas that may be affected by historical tin mining.

*This data is sourced from Groundsure.*

## 18.13 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 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%

## 19.1 Radon

| Records on site | 1 |
|---|---|

Estimated percentage of dwellings exceeding the Radon Action Level. This data is the highest resolution radon dataset available for the UK and is produced to a 75m level of accuracy to allow for geological data accuracy and a 'residential property' buffer. The findings of this section should supersede any estimations derived from the Indicative Atlas of Radon in Great Britain. The data was derived from both geological assessments and long term measurements of radon in more than 479,000 households.

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 Public Health England.*

# 20 Soil chemistry

## 20.1 BGS Estimated Background Soil Chemistry

| Records within 50m | 1 |
|---|---|

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** | **No data** | **No data** | **No data** | **No data** | **No data** | **No data** | **No data** |

*This data is sourced from the British Geological Survey.*

## 20.2 BGS Estimated Urban Soil Chemistry

| Records within 50m | 4 |
|---|---|

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 $km^2$).

| Location | Arsenic (mg/kg) | Bioaccessible Arsenic (mg/kg) | Lead (mg/kg) | Bioaccessible Lead (mg/kg) | Cadmium (mg/kg) | Chromium (mg/kg) | Copper (mg/kg) | Nickel (mg/kg) | Tin (mg/kg) |
|---|---|---|---|---|---|---|---|---|---|
| **On site** | **17** | **3** | **231** | **159** | **0.6** | **57** | **40** | **21** | **16** |
| **On site** | **17** | **3** | **269** | **185** | **0.5** | **54** | **37** | **21** | **13** |
| 24m S | 17 | 3 | 188 | 129 | 0.5 | 58 | 37 | 21 | 13 |
| 38m SE | 16 | 2.8 | 175 | 120 | 0.5 | 58 | 33 | 21 | 10 |

*This data is sourced from the British Geological Survey.*

## 20.3 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.*

# 21 Railway infrastructure and projects


Site Outline

Search buffers in metres (m)

- Crossrail 1 Stations
- Crossrail 1 Route
- Crossrail 2 Stations
- Crossrail 2 Route
- Crossrail 2 Worksites
- Crossrail 2 Safeguarding
- Crossrail 2 Headhouses
- Railway stations
- Active railways
- Active tunnels
- Abandoned railways
- Historic railways
- Historic tunnels
- Underground stations
- Underground Lines
- Royal Mail tunnels
- HS2 optimised route
- HS2 Stations
- HS2 Depots
- HS2 Surface Safeguarding
- HS2 Subsurface Safeguarding

## 21.1 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.*

## 21.2 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.*

## 21.3 Railway tunnels

| Records within 250m | 0 |
|---|---|

Railway tunnels taken from contemporary Ordnance Survey mapping.

*This data is sourced from the Ordnance Survey.*

## 21.4 Historical railway and tunnel features

| Records within 250m | 17 |
|---|---|

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.

Features are displayed on the Railway infrastructure and projects map on **page 103**

| Location | Land Use | Year of mapping | Mapping scale |
|---|---|---|---|
| **On site** | **Railway** | **1918** | **-** |
| **On site** | **Railway** | **1897** | **-** |
| 107m N | Railway Sidings | 1991 | 10000 |
| 107m N | Railway Sidings | 1973 | 10000 |
| 107m N | Railway Sidings | 1966 | 10560 |
| 107m N | Railway Sidings | 1948 | 10560 |
| 163m N | Railway Sidings | 1913 | 10560 |
| 173m S | Railway | 1936 | - |
| 192m N | Railway Sidings | 1934 | 2500 |
| 192m N | Railway Sidings | 1913 | 10560 |
| 202m N | Railway Sidings | 1959 | 1250 |
| 202m N | Railway Sidings | 1974 | 1250 |
| 211m N | Railway Sidings | 1938 | 10560 |
| 226m N | Railway Sidings | 1915 | 2500 |
| 227m N | Railway Sidings | 1960 | 2500 |
| 237m N | Railway Sidings | 1938 | 10560 |
| 237m N | Railway Sidings | 1912 | 10560 |

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

## 21.5 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.*

## 21.6 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.*

## 21.7 Railways

| Records within 250m | 17 |
|---|---|

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

Features are displayed on the Railway infrastructure and projects map on **page 103**

| Location | Name | Type |
|---|---|---|
| 12m W | Not given | Multi Track |
| 13m W | Kingston Loop Line | rail |
| 17m W | Kingston Loop Line | rail |
| 107m N | Not given | Multi Track |
| 113m S | Not given | Multi Track |
| 150m N | Kingston Loop Line | rail |
| 150m N | Shepperton Line | rail |
| 150m N | Not given | Multi Track |
| 150m N | Not given | Multi Track |
| 151m N | Down Shepperton Line | rail |

| Location | Name | Type |
|---|---|---|
| 151m N | Kingston Loop Line | rail |
| 171m N | Not given | Multi Track |
| 175m N | Not given | Multi Track |
| 182m S | Not given | Multi Track |
| 202m N | | rail |
| 217m SE | Not given | Multi Track |
| 233m N | No2 Siding | rail |

*This data is sourced from Ordnance Survey and OpenStreetMap.*

## 21.8 Crossrail 1

| **Records within 500m** | **0** |
|---|---|

The Crossrail railway project links 41 stations over 100 kilometres from Reading and Heathrow in the west, through underground sections in central London, to Shenfield and Abbey Wood in the east.

*This data is sourced from publicly available information by Groundsure.*

## 21.9 Crossrail 2

| **Records within 500m** | **4** |
|---|---|

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

Features are displayed on the Railway infrastructure and projects map on **page 103**

| Location | Route Type | Name | Under consultation |
|---|---|---|---|
| 10m W | Network Rail Regional Branch | Kingston Loop Line | No |
| 13m W | Network Rail Regional Branch | Kingston Loop Line | No |
| 159m N | Network Rail Regional Branch | Shepperton Line | No |
| 166m N | Network Rail Regional Branch | Shepperton Line | No |

*This data is sourced from publicly available information by Groundsure.*

## 21.10 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.

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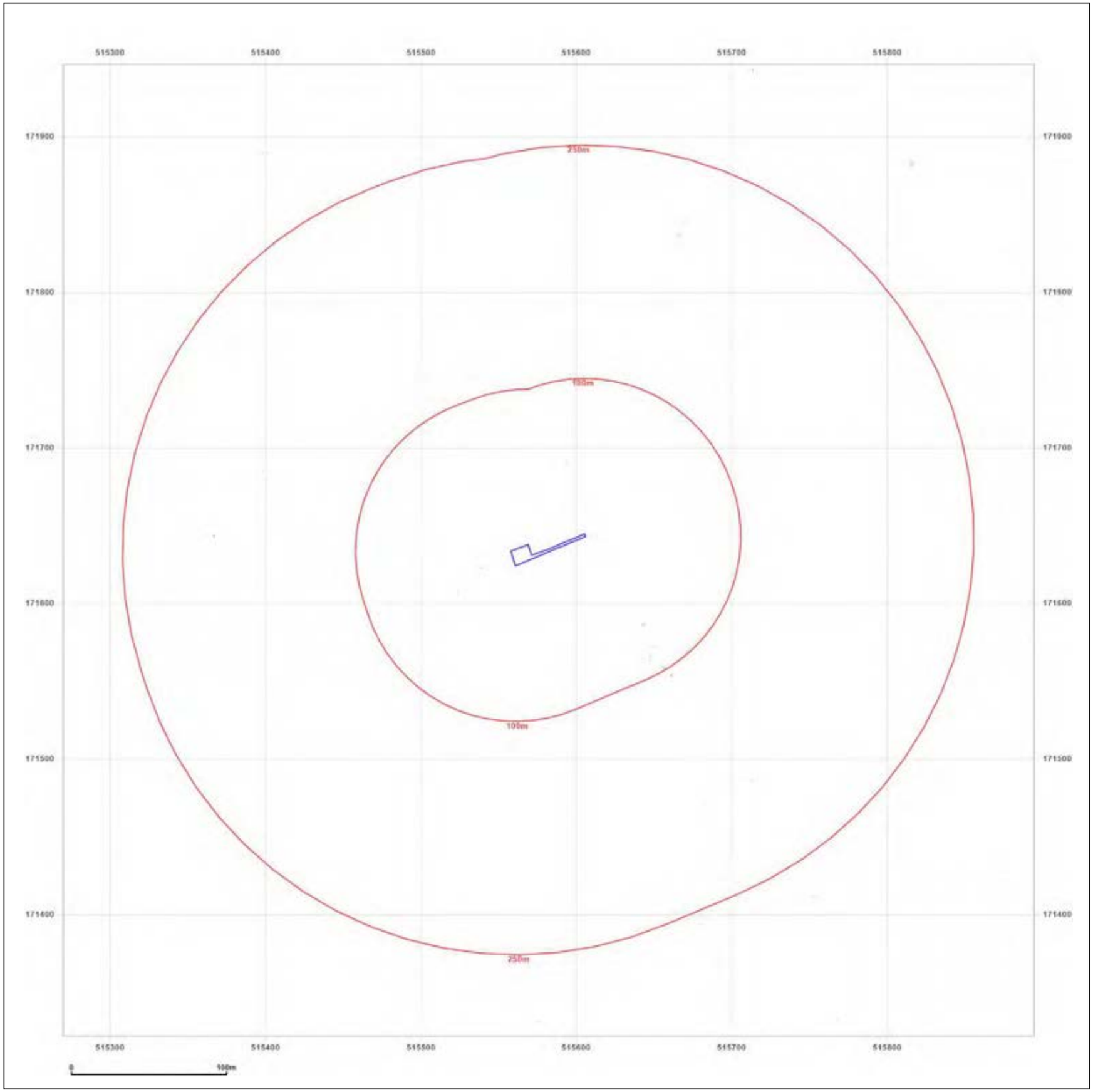


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**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series
**Map date:** **1840**
**Scale:** 1:2,500
**Printed at:** 1:2,500

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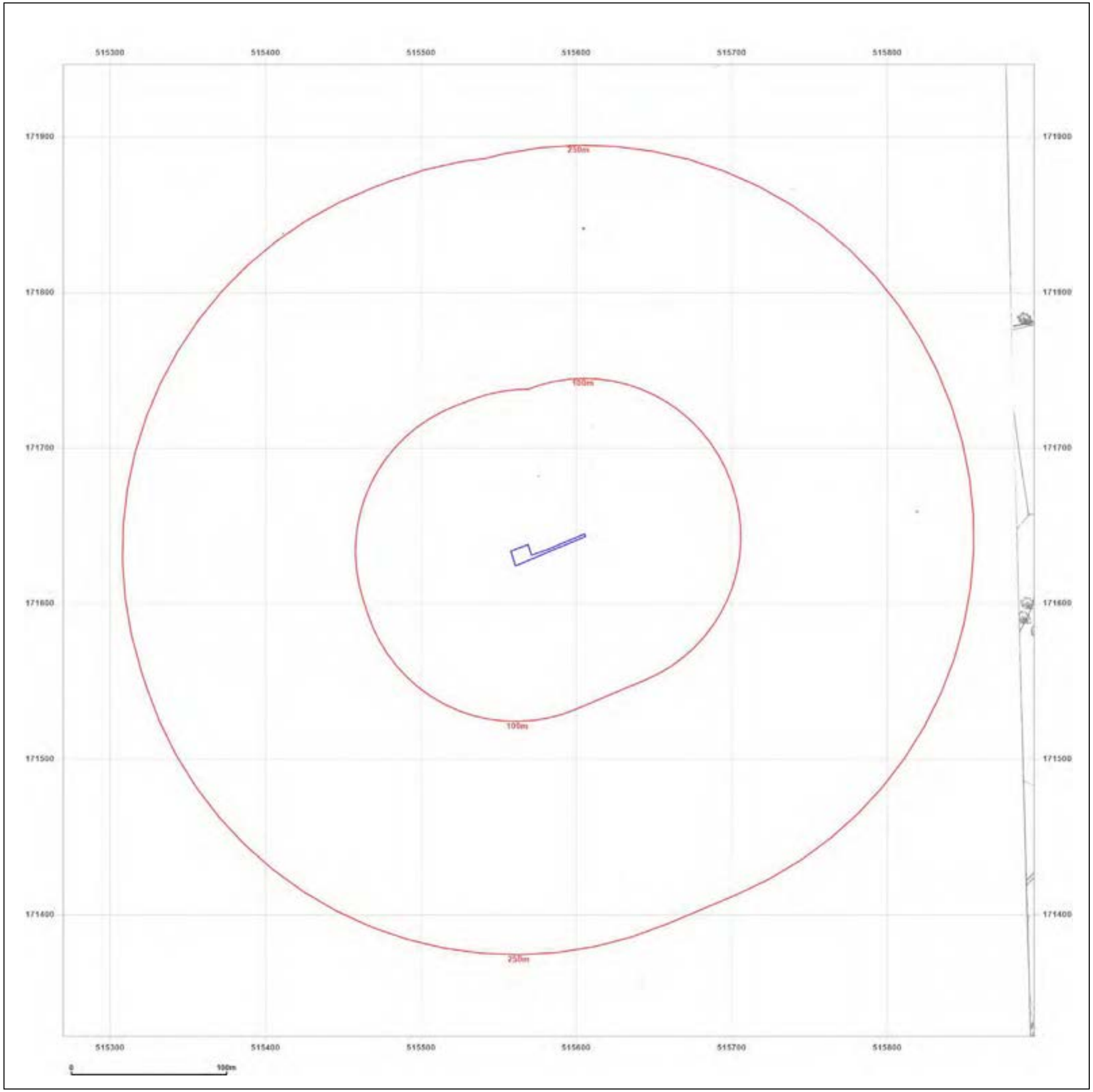


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**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1864-1865**

**Scale:** 1:2,500

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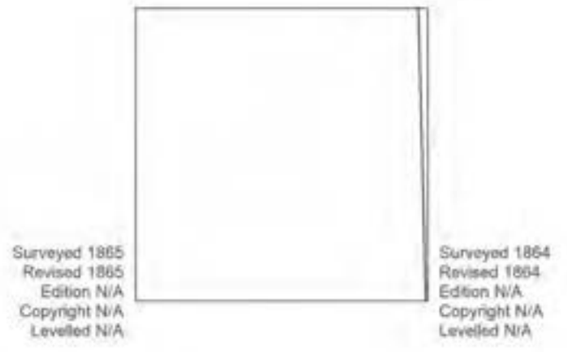


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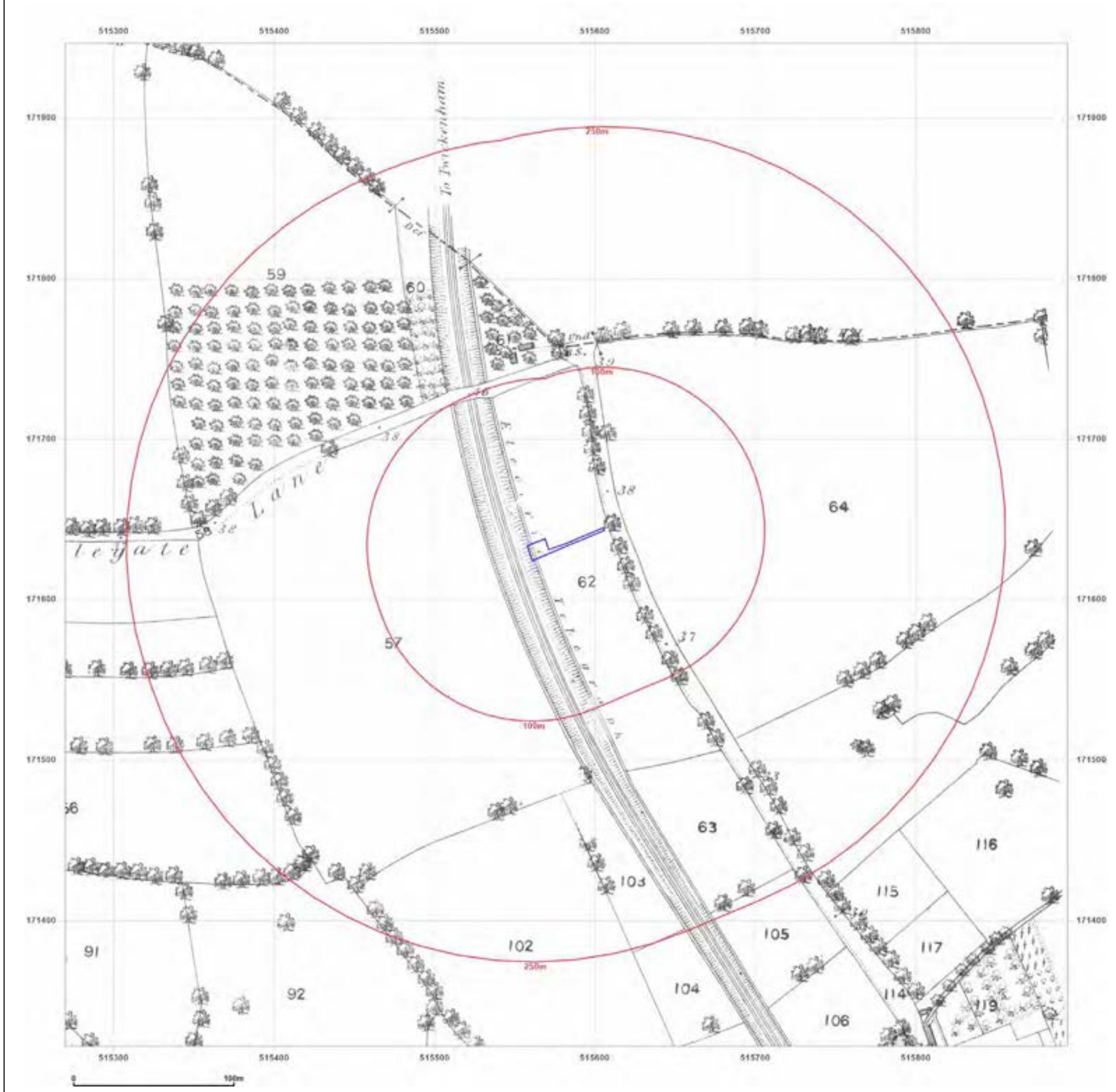


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**Scale:** 1:2,500

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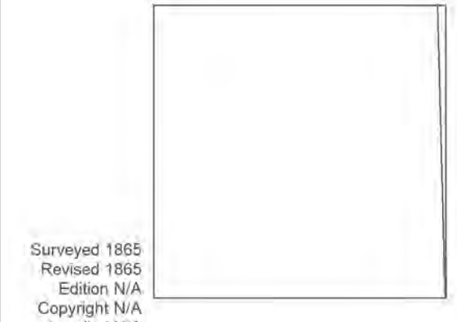


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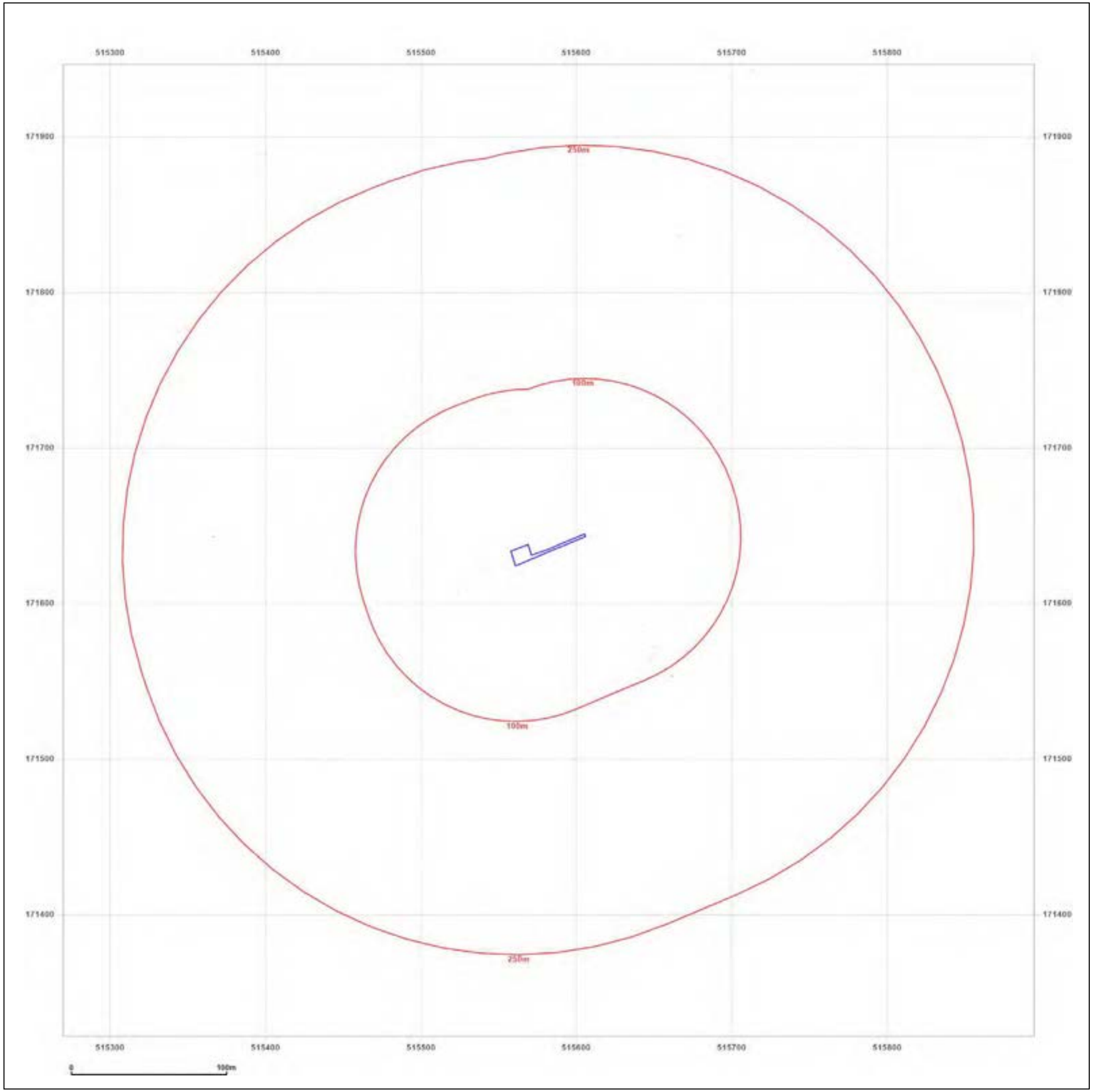


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**Scale:** 1:2,500

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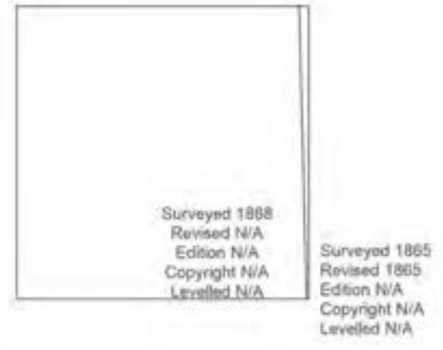


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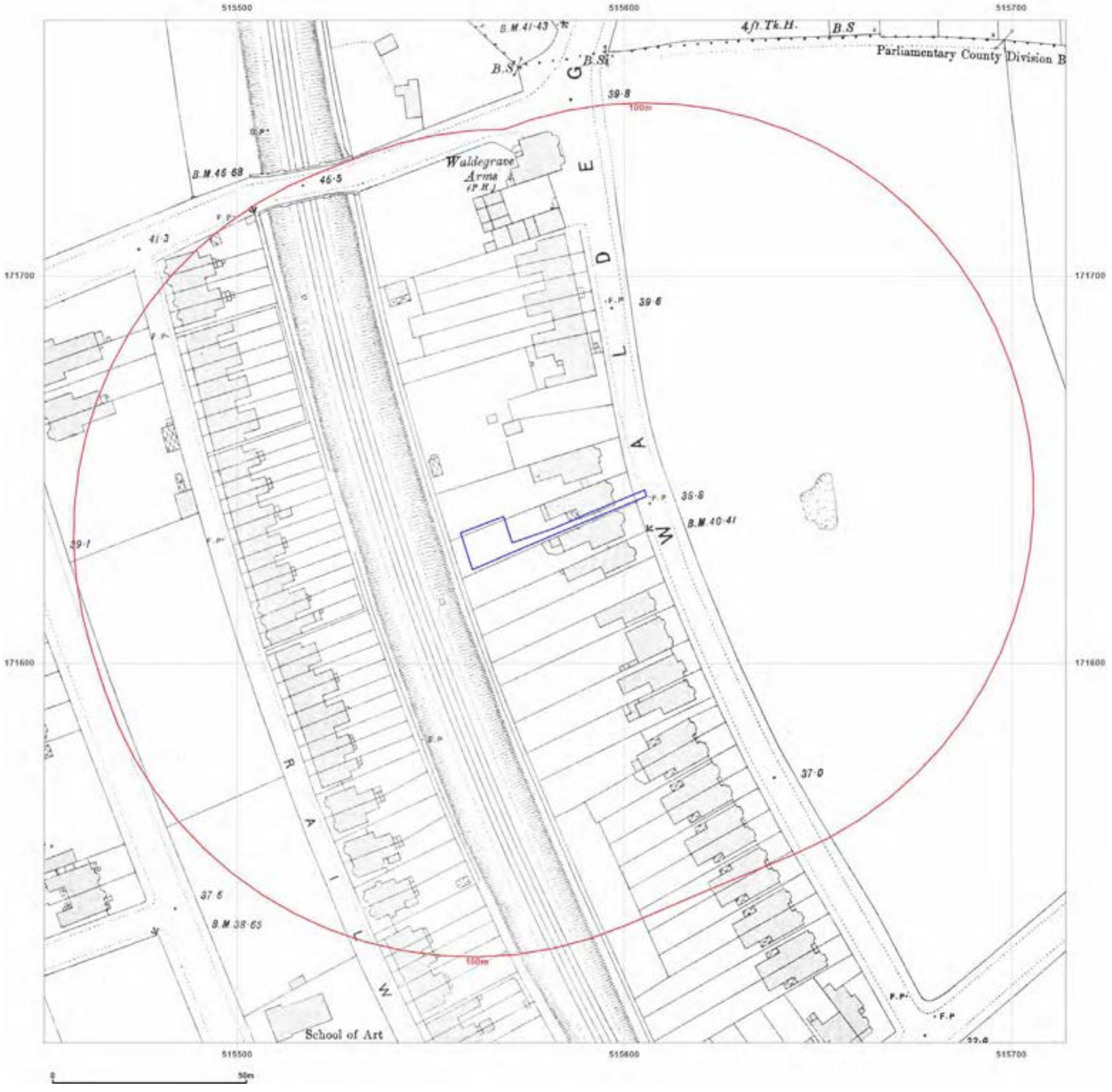


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**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

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**Map date:** **1896**
**Scale:** 1:1,056
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Edition 1896
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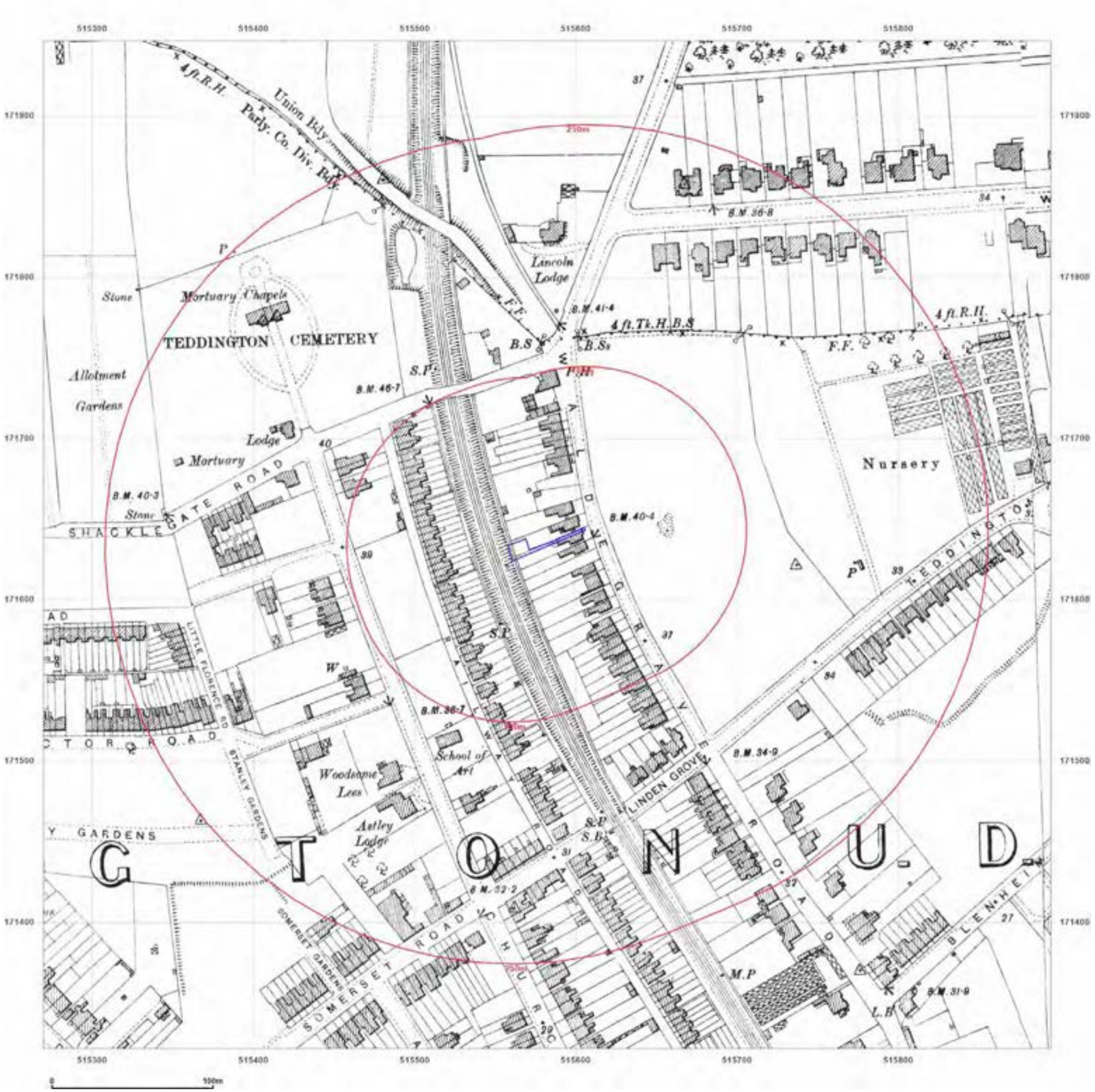


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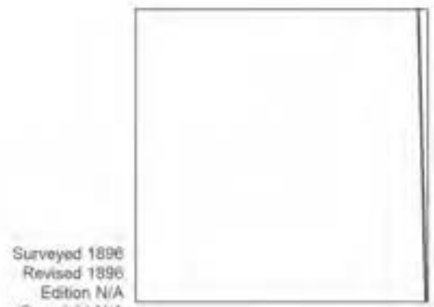


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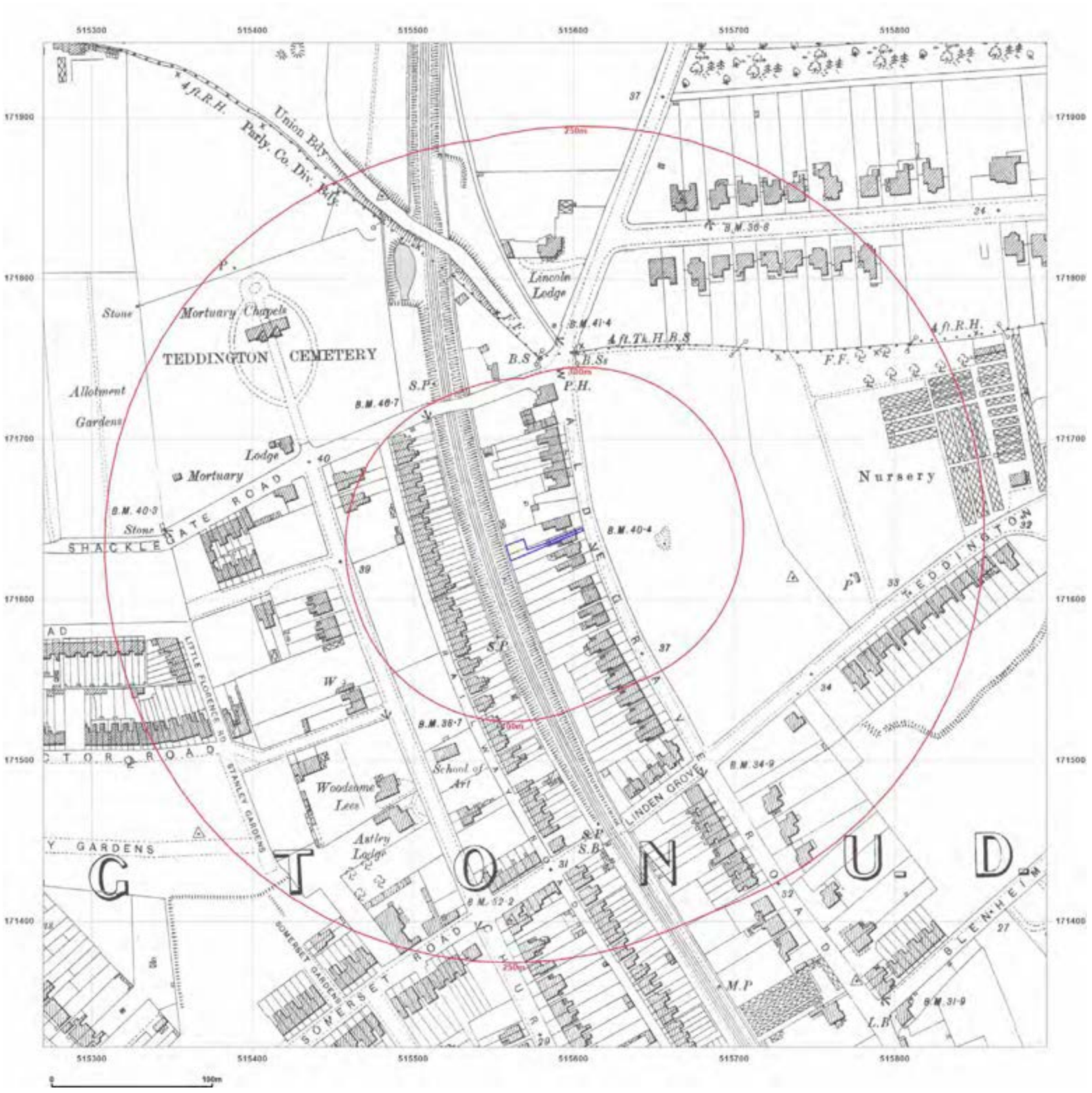


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**Grid Ref:** 515582, 171634

**Map Name:** County Series
**Map date:** **1898**
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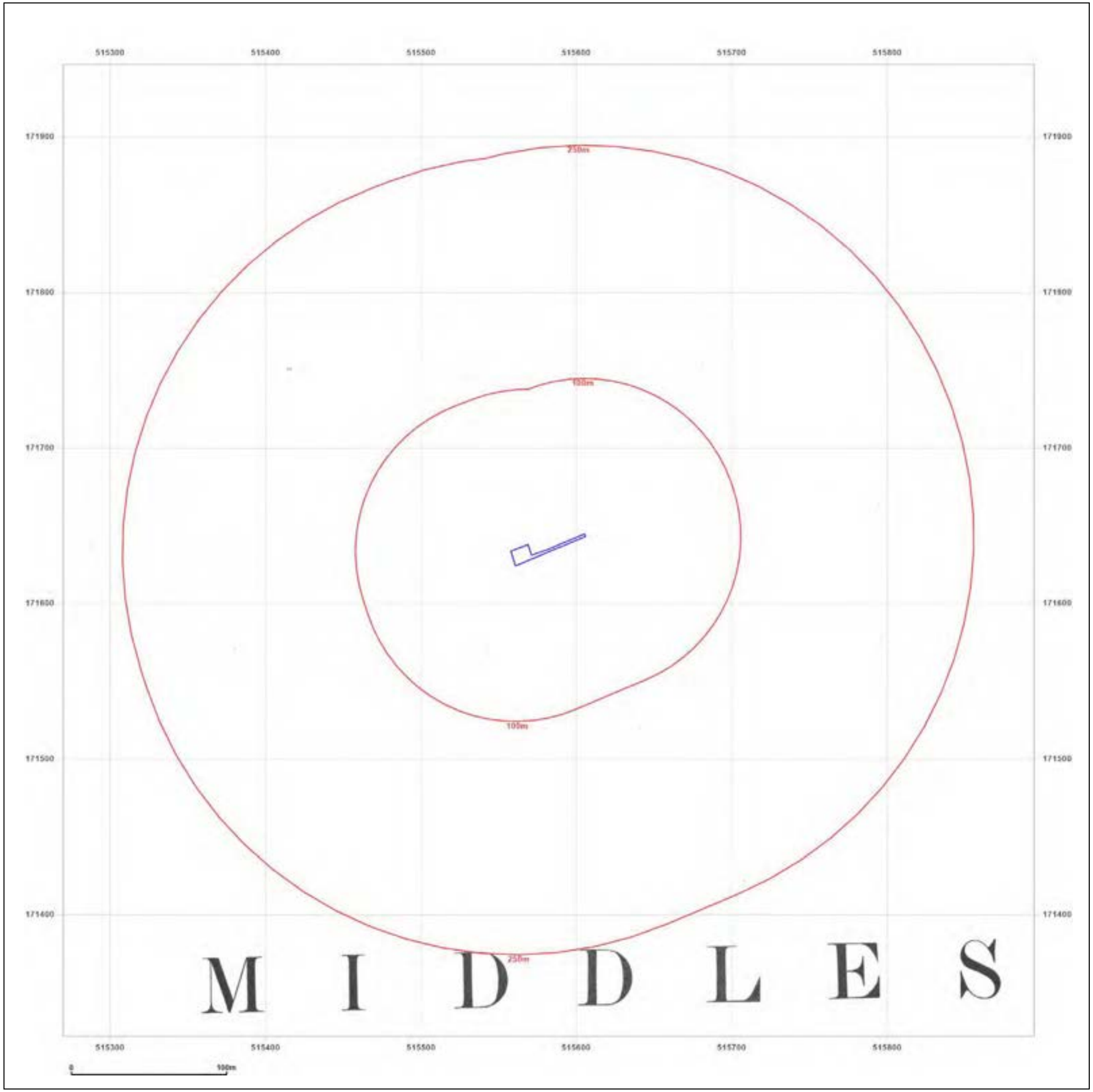


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**Client Ref:** R0821
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**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1913**

**Scale:** 1:2,500

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**Grid Ref:** 515582, 171634

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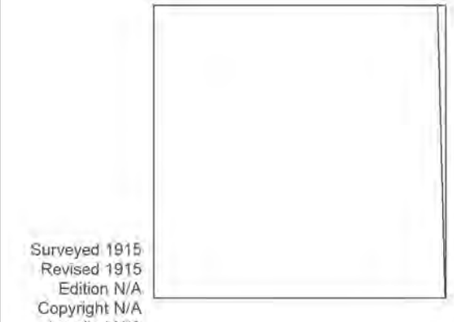

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**Grid Ref:** 515582, 171634

**Map Name:** County Series
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**Scale:** 1:2,500
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**Client Ref:** R0821
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**Grid Ref:** 515582, 171634

**Map Name:** National Grid
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|---|---|
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**Grid Ref:** 515582, 171634

**Map Name:** National Grid

**Map date:** **1962**

**Scale:** 1:2,500

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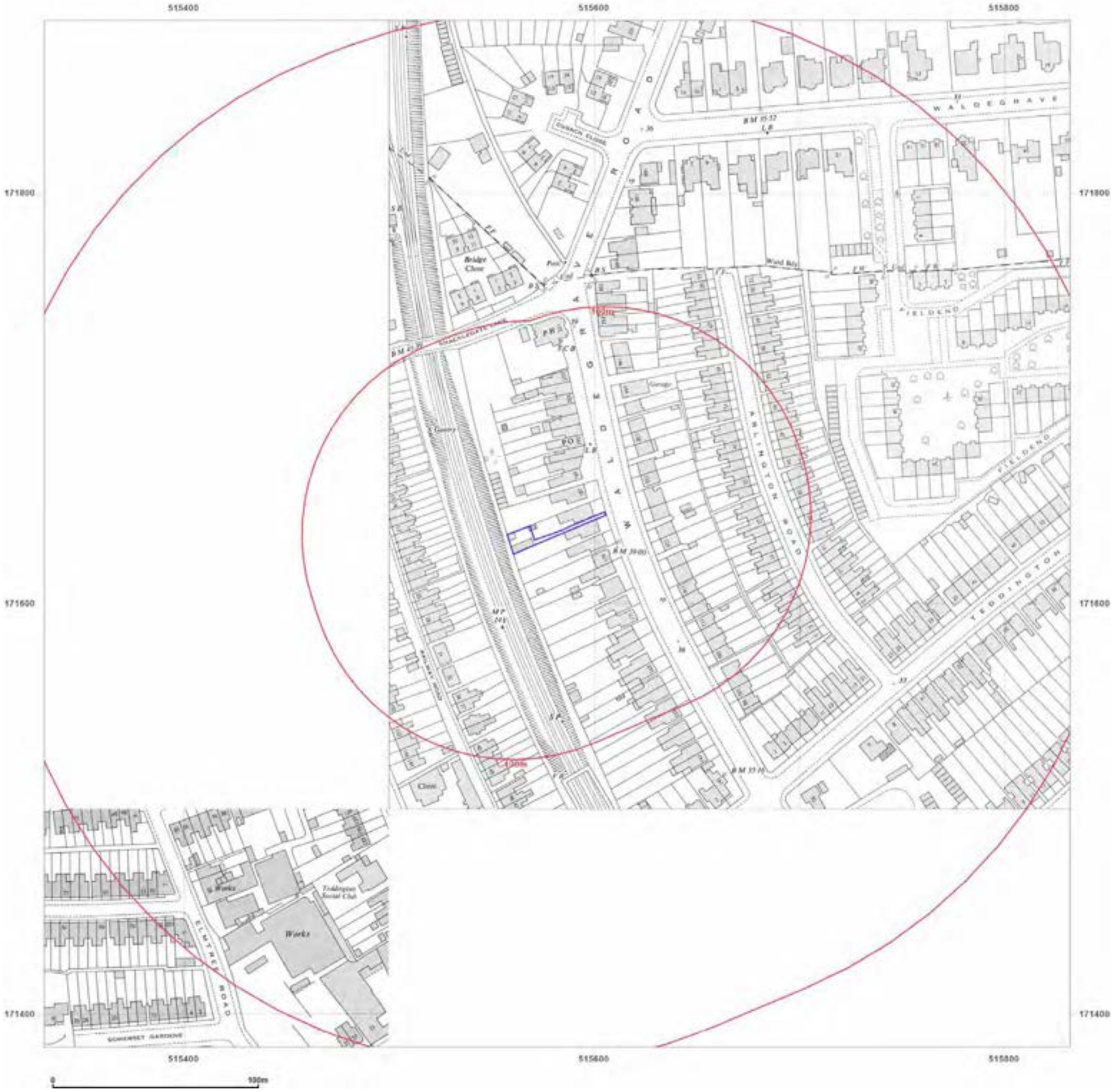


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**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** National Grid

**Map date:** **1963-1967**

**Scale:** 1:1,250

**Printed at:** 1:2,000

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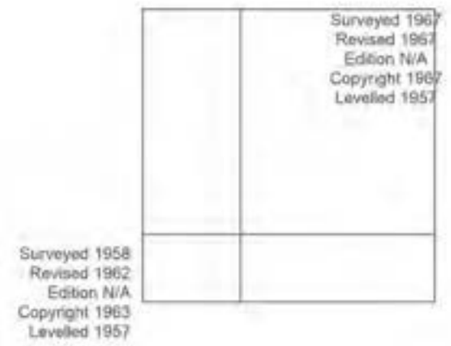


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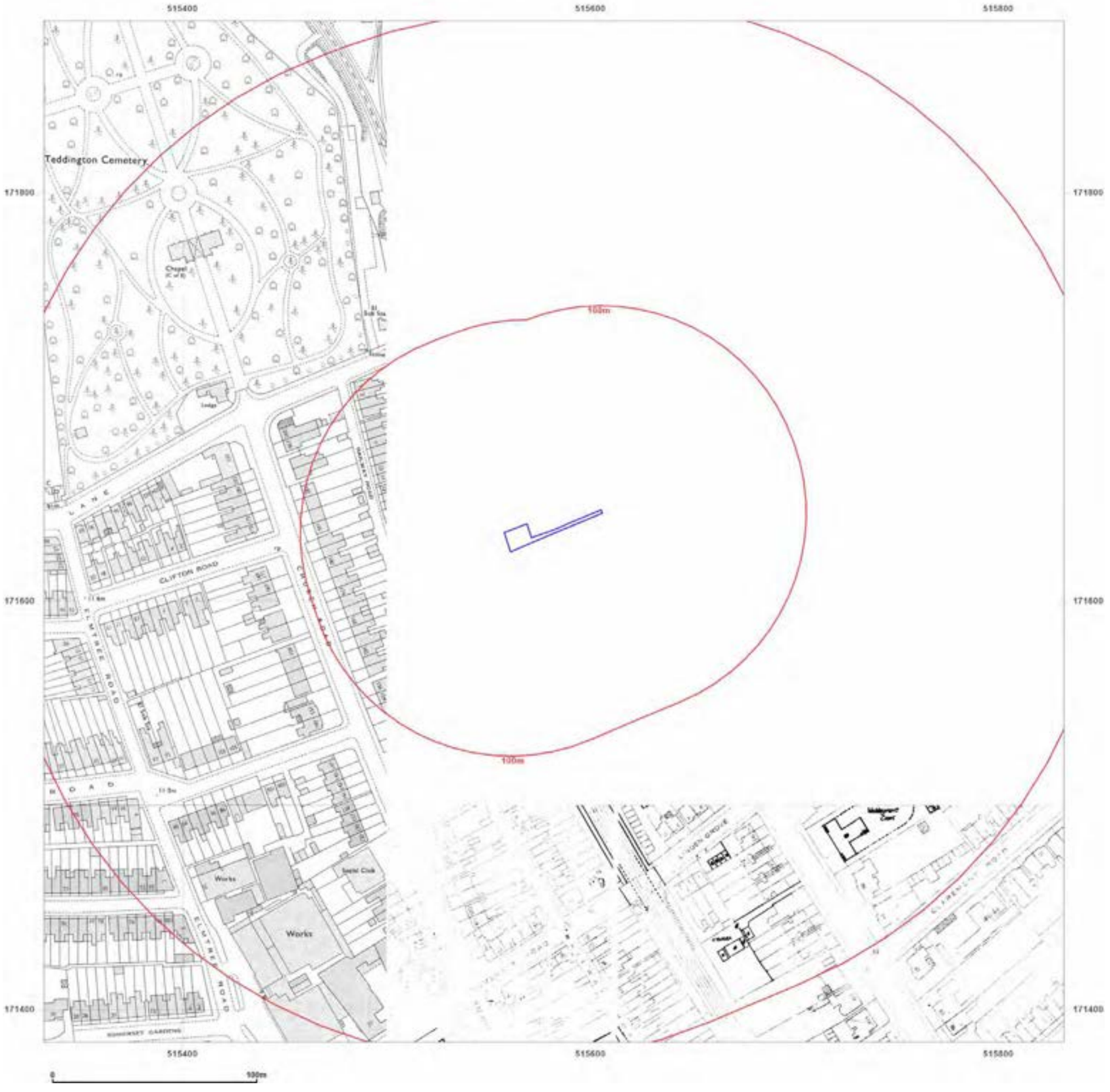


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**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** National Grid

**Map date:** **1973-1974**

**Scale:** 1:1,250

**Printed at:** 1:2,000

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Edition N/A
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Levelled 1957

Surveyed 1958
Revised 1972
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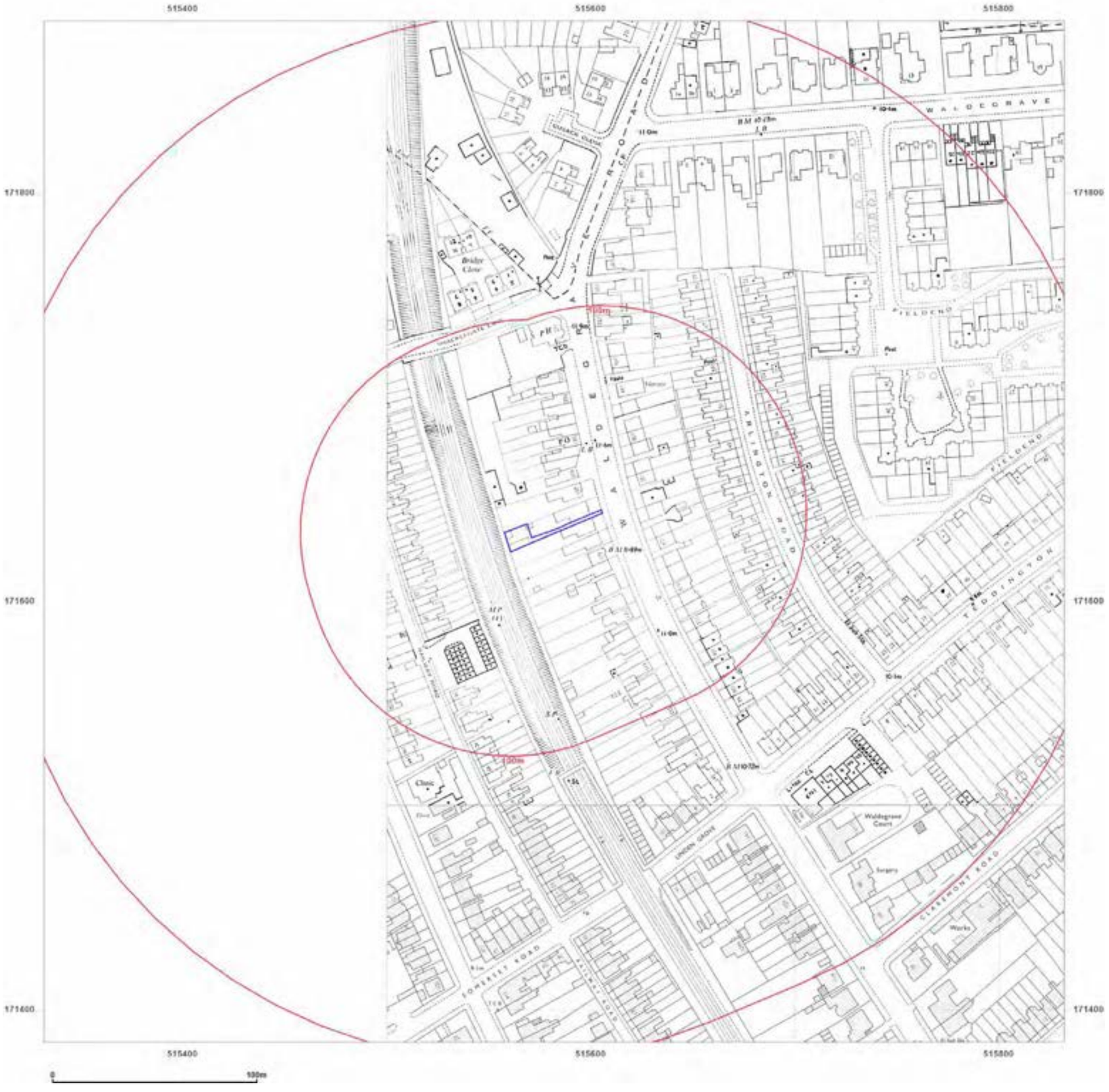


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**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** National Grid

**Map date:** **1979-1980**

**Scale:** 1:1,250

**Printed at:** 1:2,000

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**Grid Ref:** 515582, 171634

**Map Name:** National Grid

**Map date:** **1988-1991**

**Scale:** 1:1,250

**Printed at:** 1:2,000

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| Surveyed 1957<br>Revised 1988<br>Edition N/A<br>Copyright 1988<br>Levelled 1957 | Surveyed 1957<br>Revised 1989<br>Edition N/A<br>Copyright 1989<br>Levelled 1957 |

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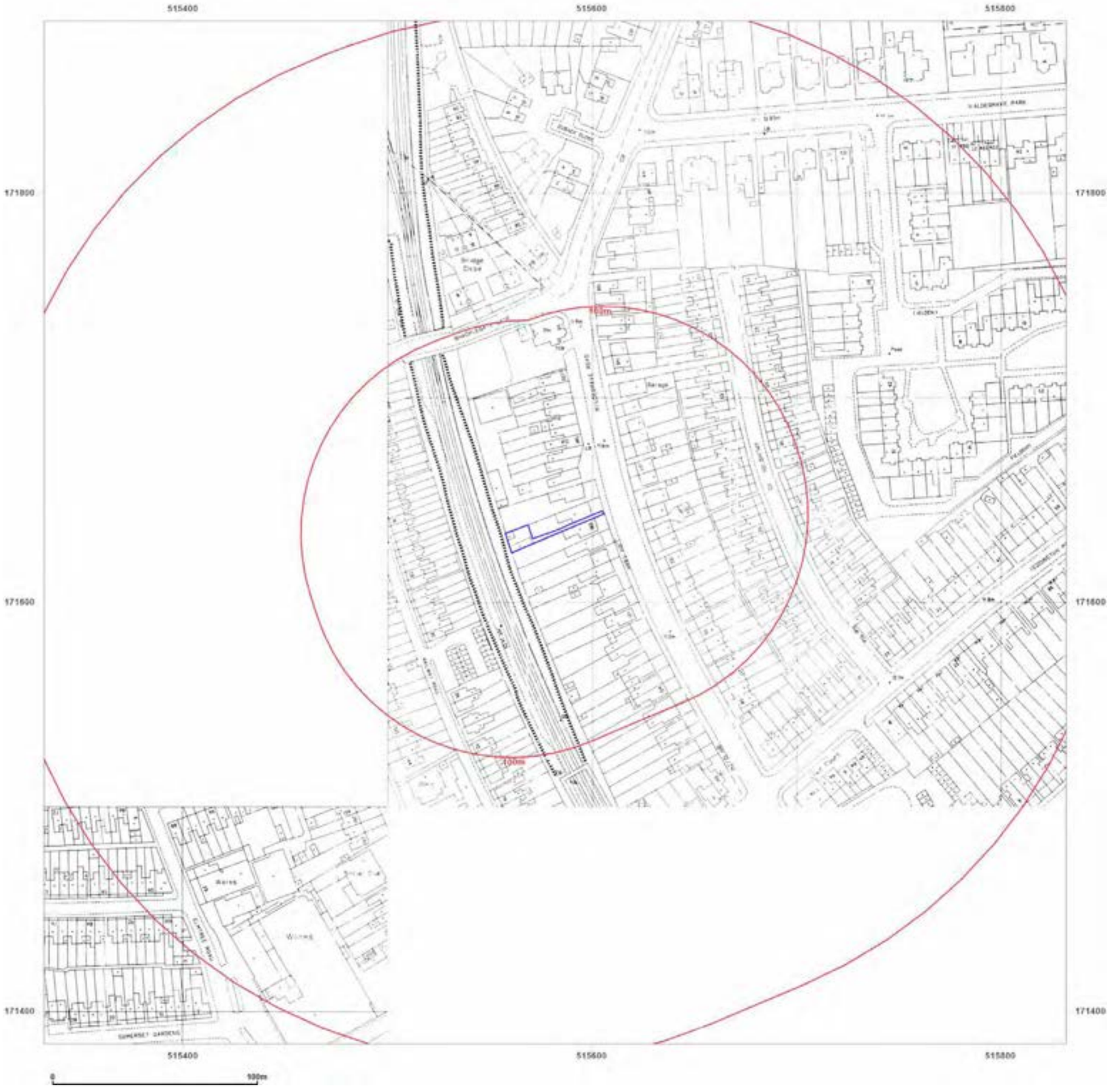


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**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** National Grid

**Map date:** **1991-1994**

**Scale:** 1:1,250

**Printed at:** 1:2,000

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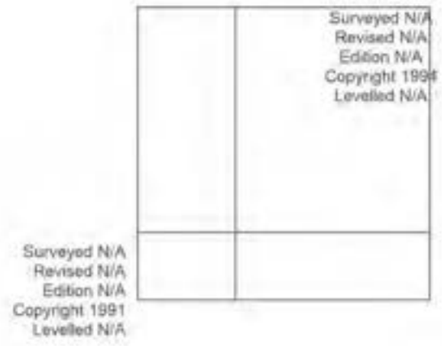


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Map legend available at:
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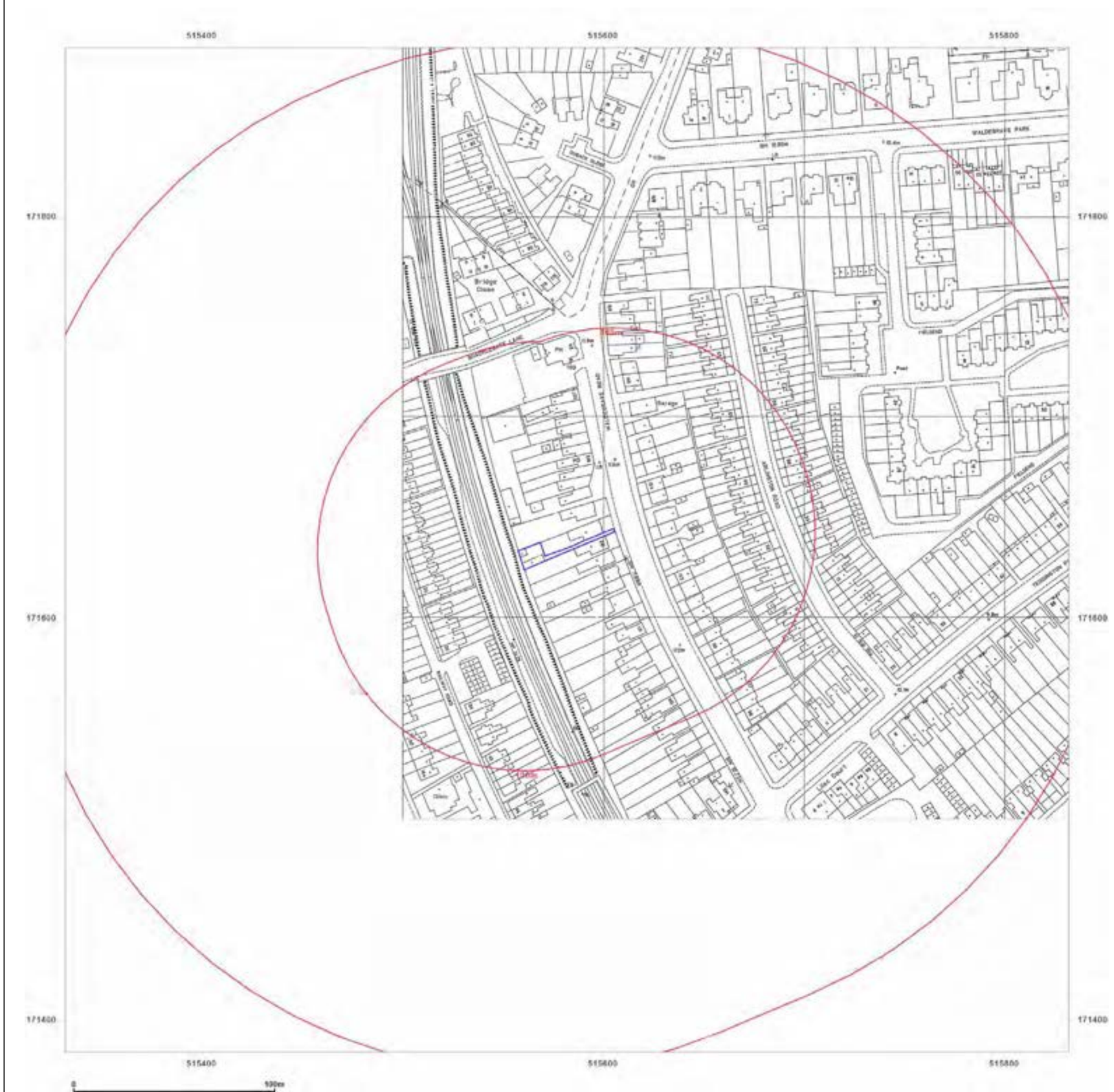


# Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** National Grid

**Map date:** **1994**

**Scale:** 1:1,250

**Printed at:** 1:2,000

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Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** LandLine
**Map date:** **2003**
**Scale:** 1:1,250
**Printed at:** 1:1,250

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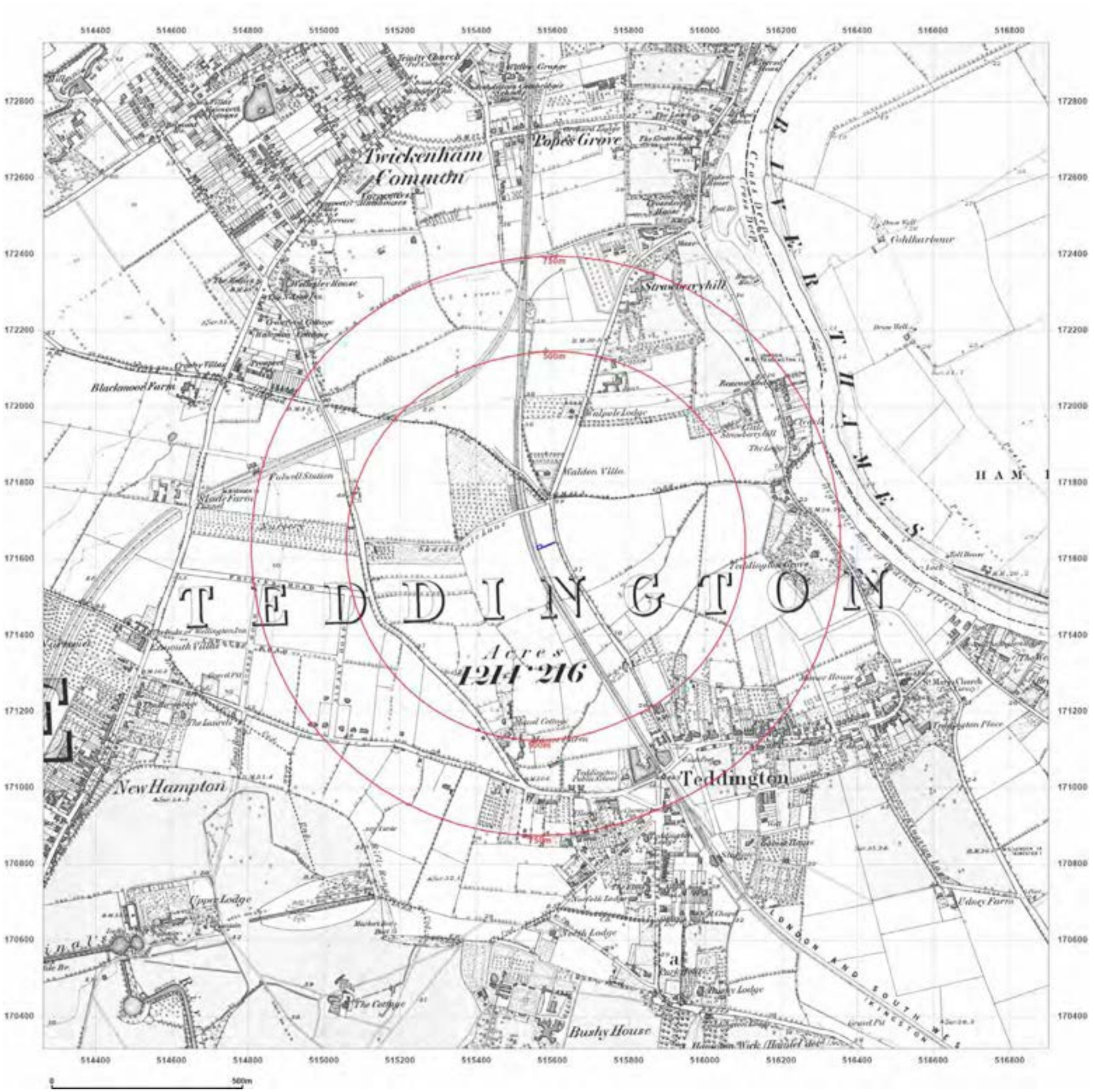


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1865-1868**

**Scale:** 1:10,560

**Printed at:** 1:10,560

N
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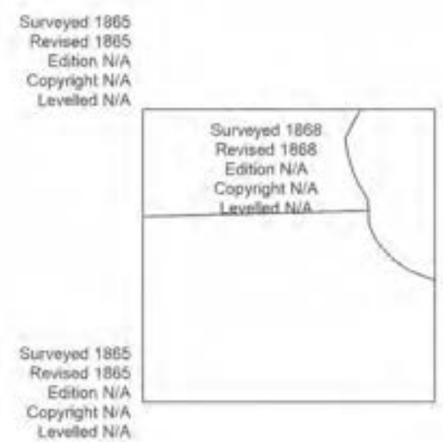


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Production date: 02 August 2022

Map legend available at:
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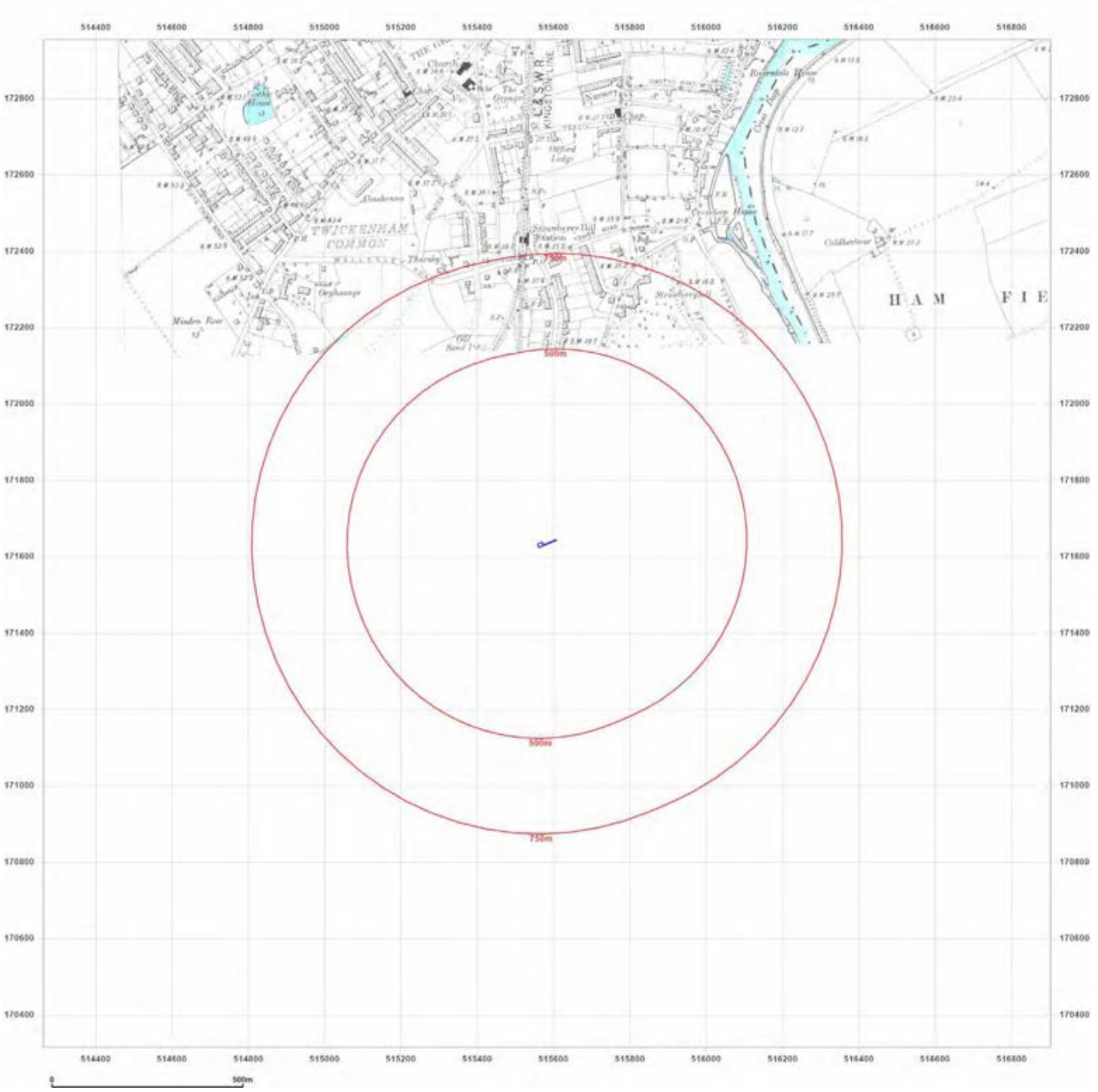


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1894**

**Scale:** 1:10,560

**Printed at:** 1:10,560

N
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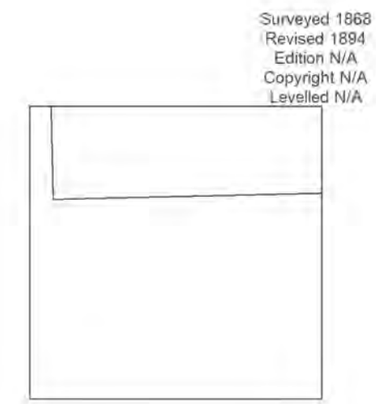


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Production date: 02 August 2022

Map legend available at:
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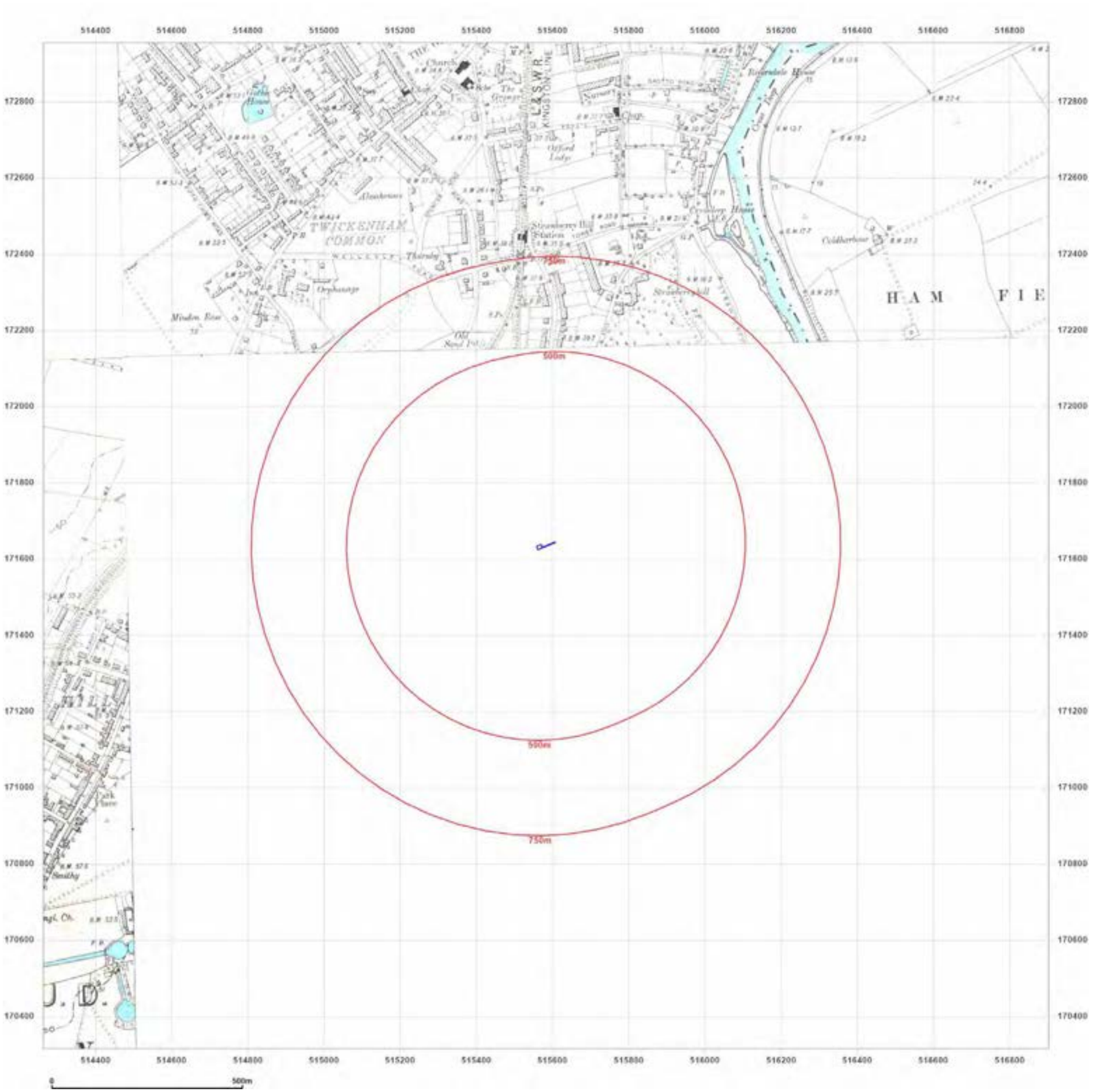


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1894-1895**

**Scale:** 1:10,560

**Printed at:** 1:10,560

N
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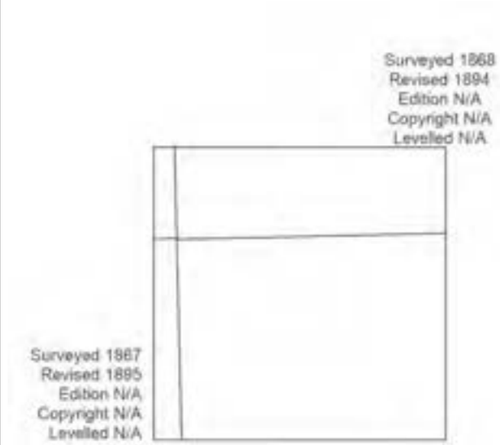


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Production date: 02 August 2022

Map legend available at:
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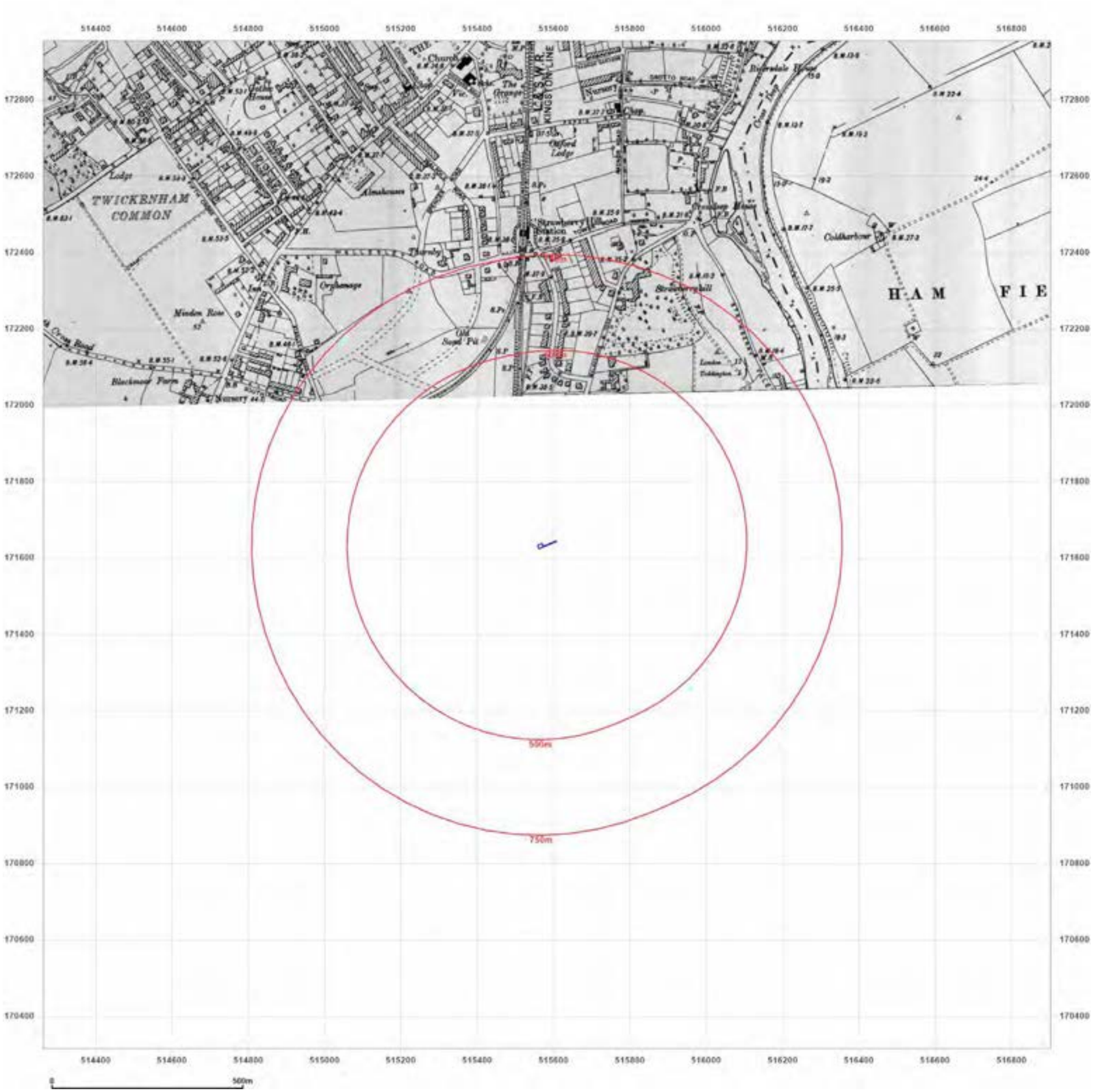


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1896**

**Scale:** 1:10,560

**Printed at:** 1:10,560

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Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1894-1899**

**Scale:** 1:10,560

**Printed at:** 1:10,560

N
W E
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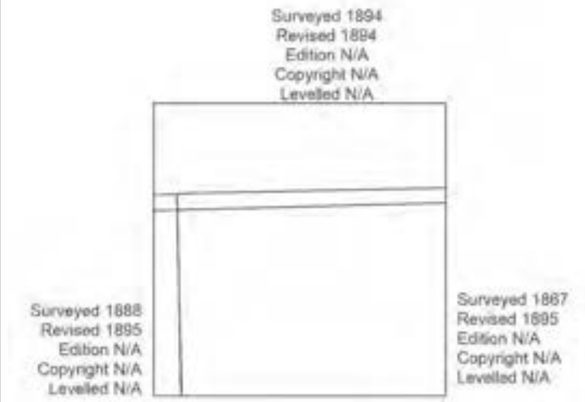


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Production date: 02 August 2022

Map legend available at:
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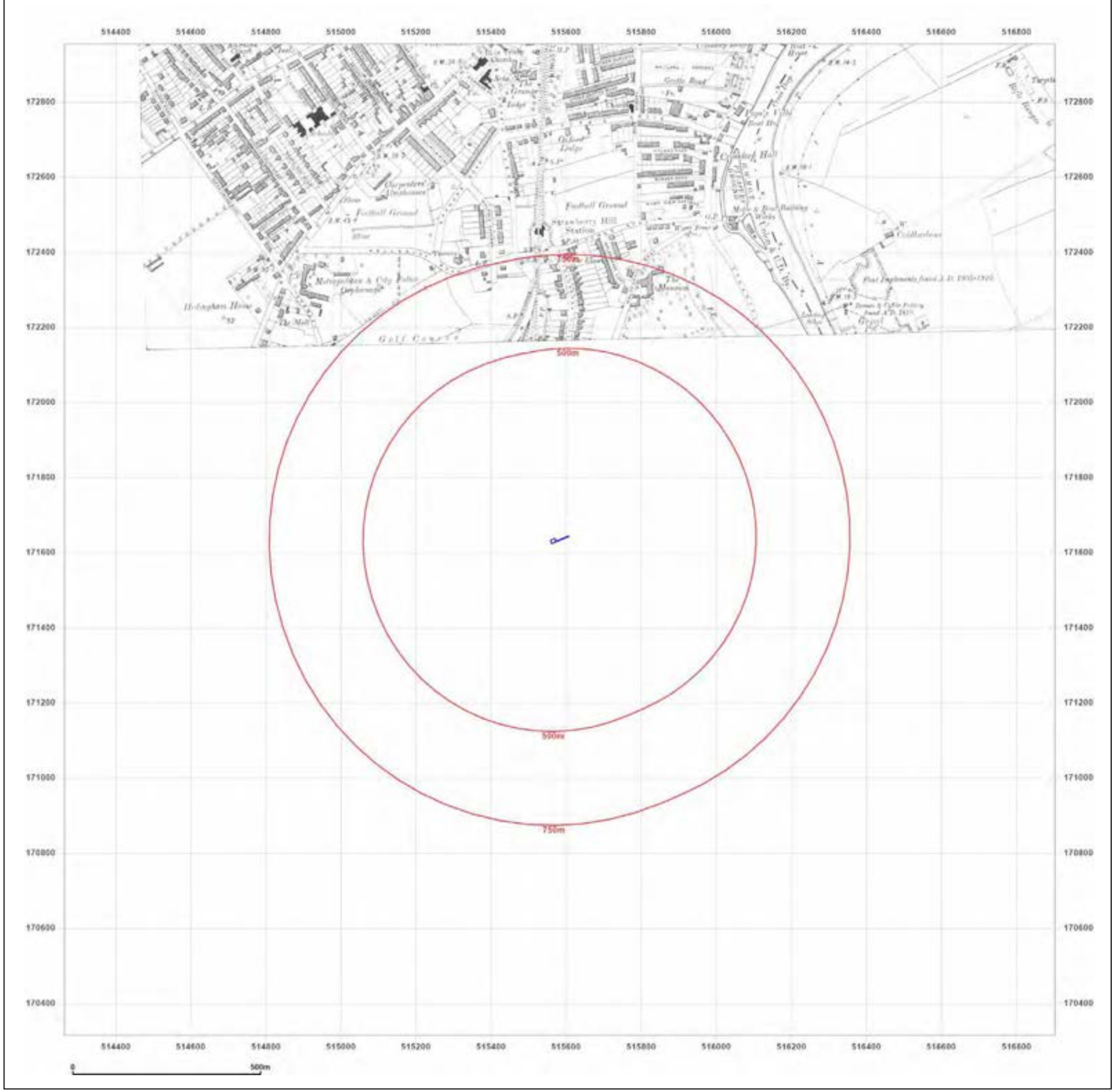


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1912**

**Scale:** 1:10,560

**Printed at:** 1:10,560

N
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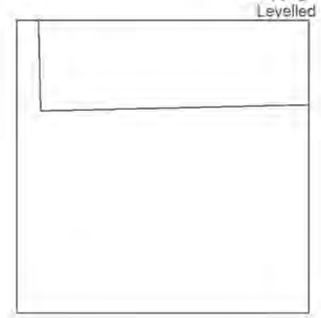
Surveyed 1866
Revised 1912
Edition N/A
Copyright N/A
Levelled N/A



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Production date: 02 August 2022

Map legend available at:
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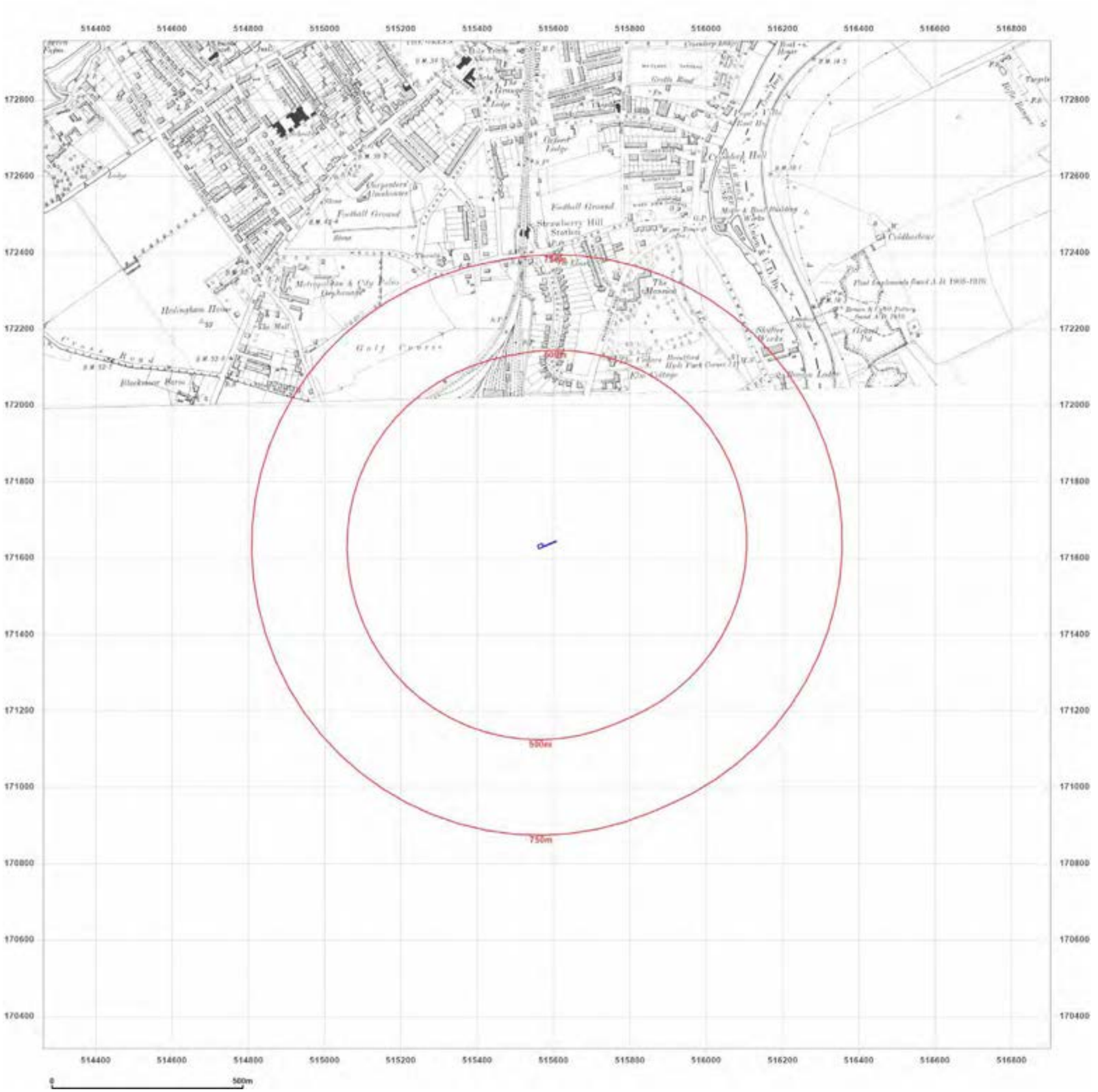


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1912**

**Scale:** 1:10,560

**Printed at:** 1:10,560

N
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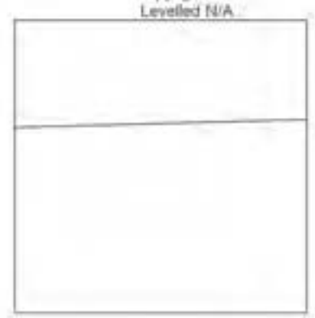
Surveyed 1863
Revised 1912
Edition N/A
Copyright N/A
Levelled N/A



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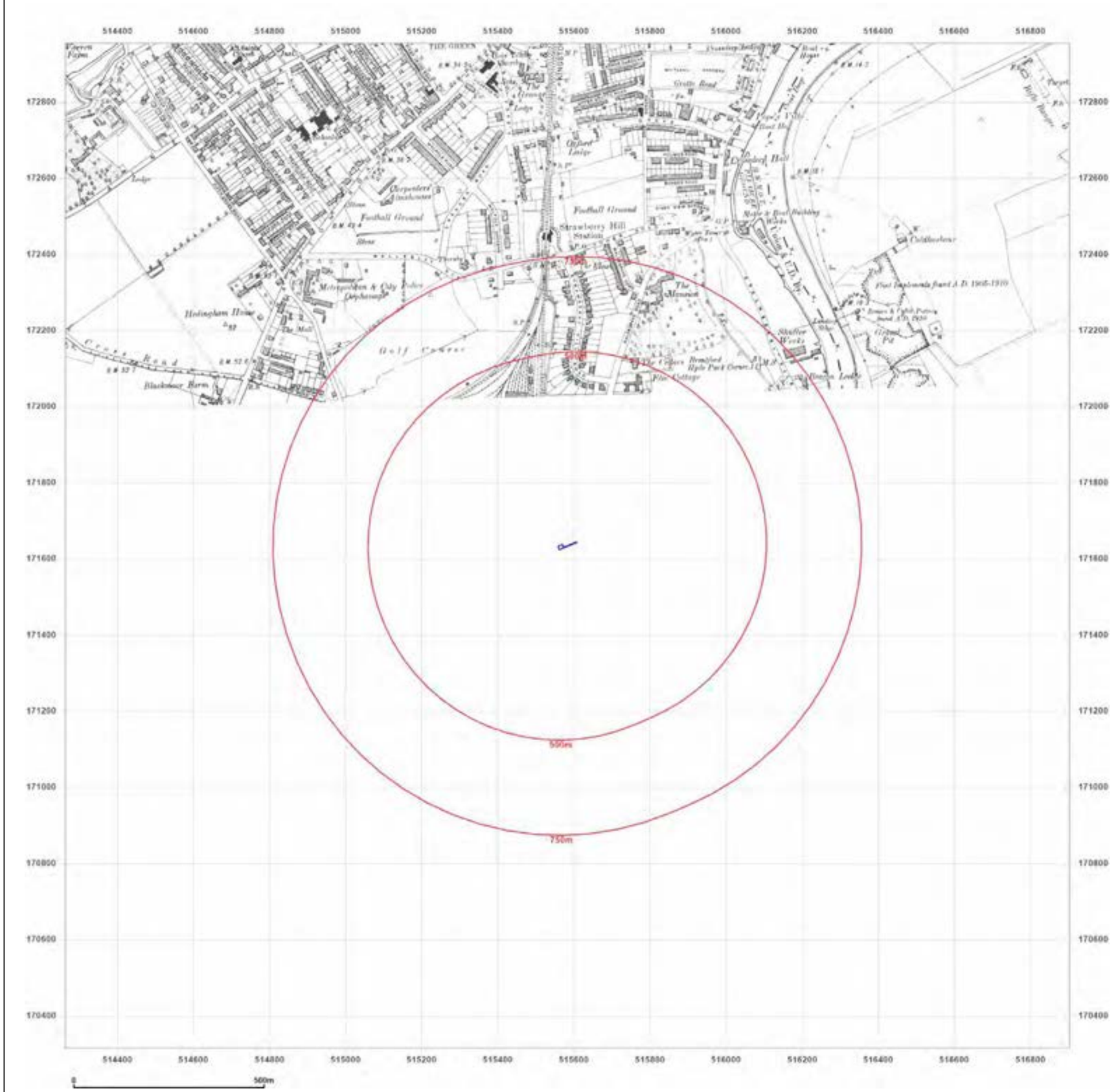


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1912**

**Scale:** 1:10,560

**Printed at:** 1:10,560

N
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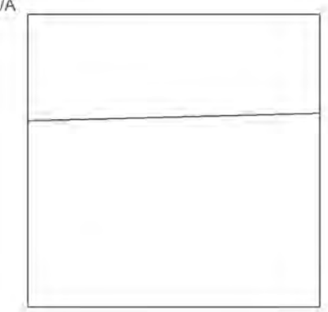
Surveyed 1866
Revised 1912
Edition N/A
Copyright N/A
Levelled N/A



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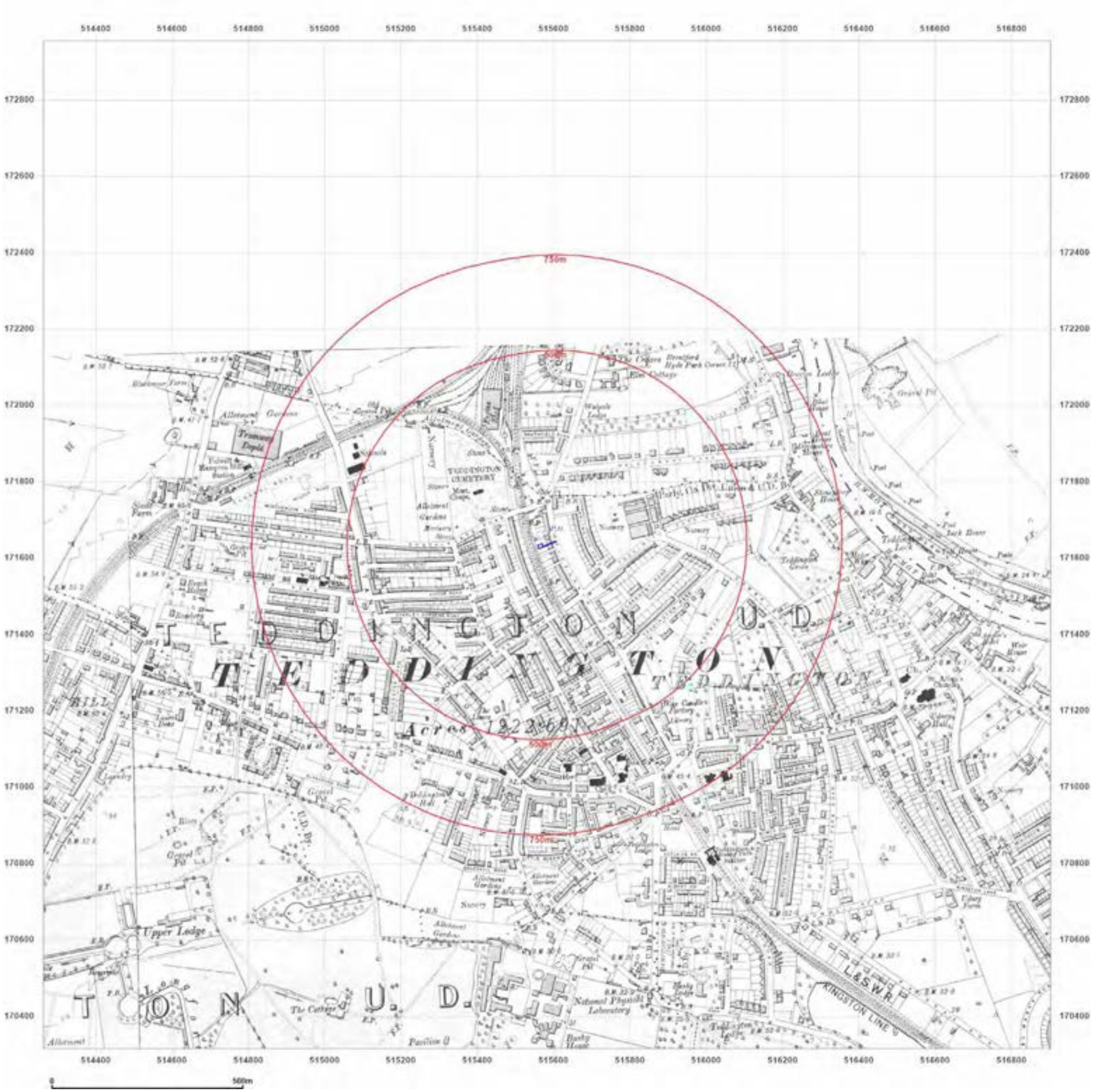


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1920**

**Scale:** 1:10,560

**Printed at:** 1:10,560

N
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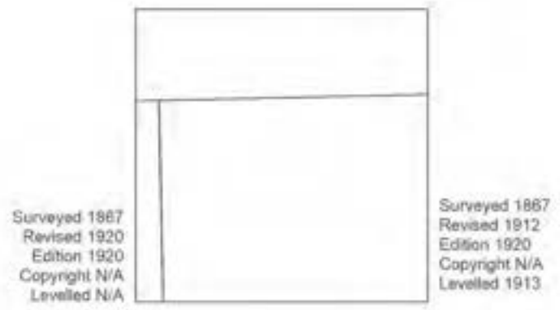


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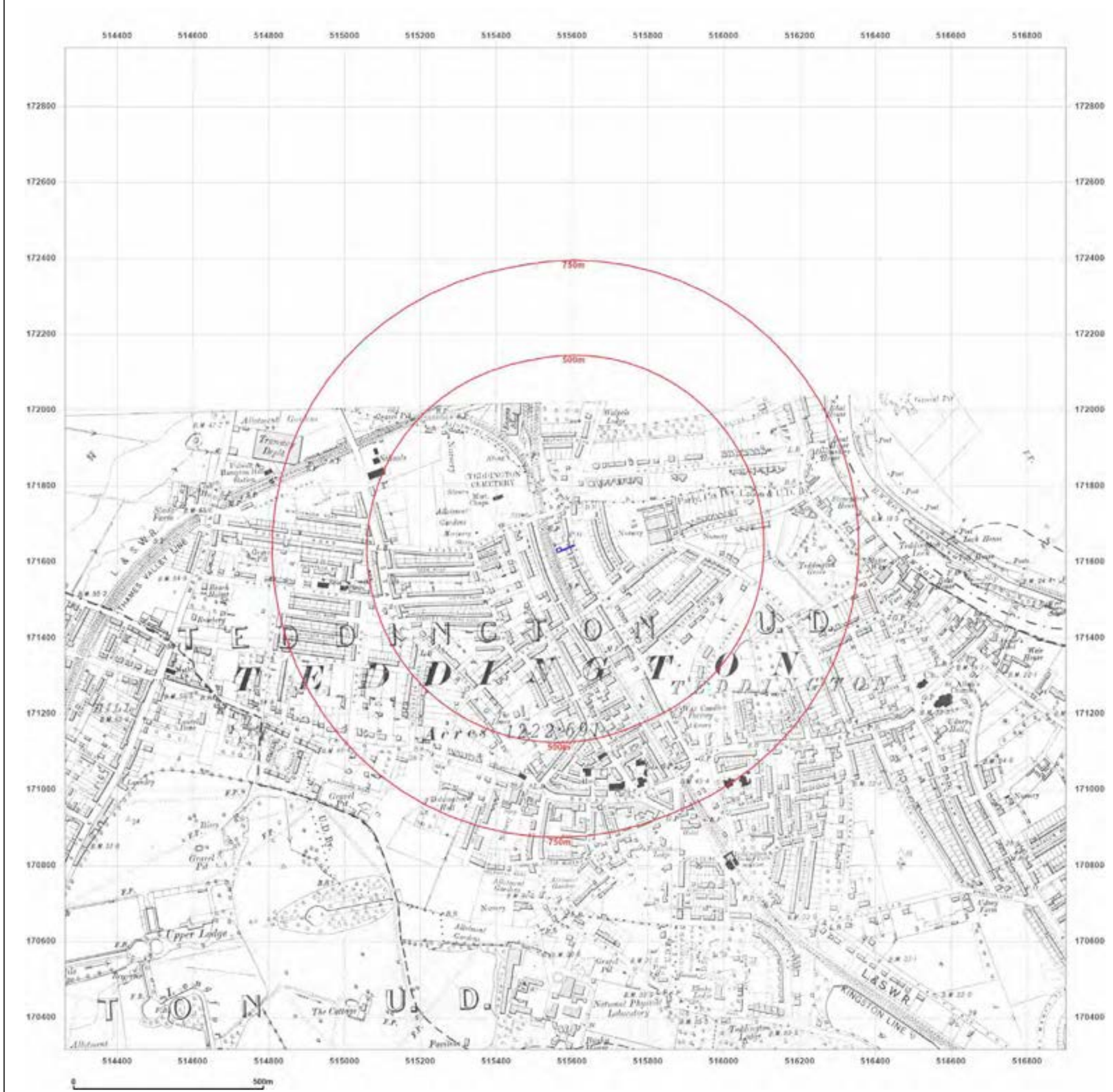


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1920**

**Scale:** 1:10,560

**Printed at:** 1:10,560

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Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1920**

**Scale:** 1:10,560

**Printed at:** 1:10,560

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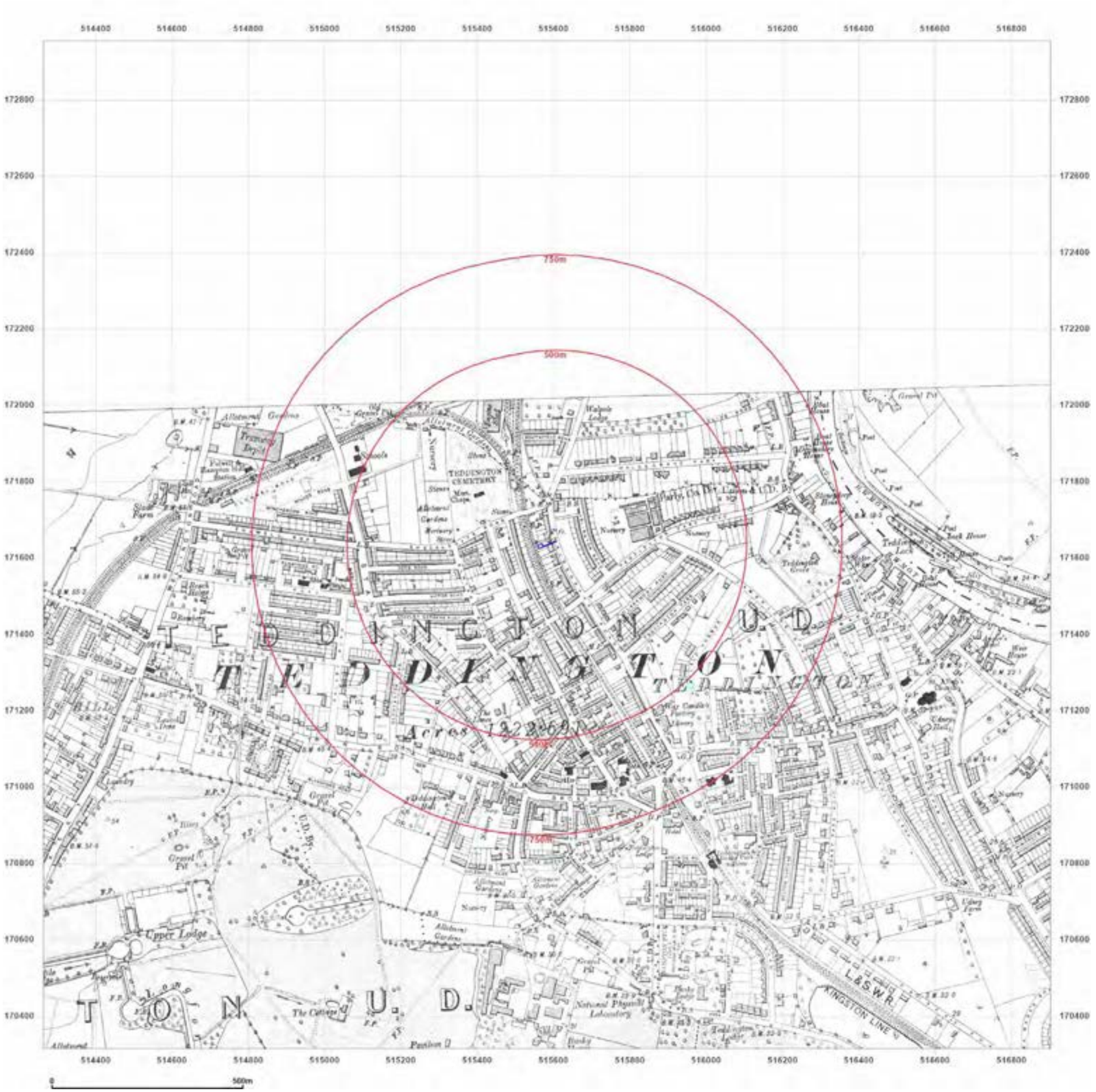


Groundsure INSIGHTS

**Site Details:**

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TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1920**

**Scale:** 1:10,560

**Printed at:** 1:10,560

N
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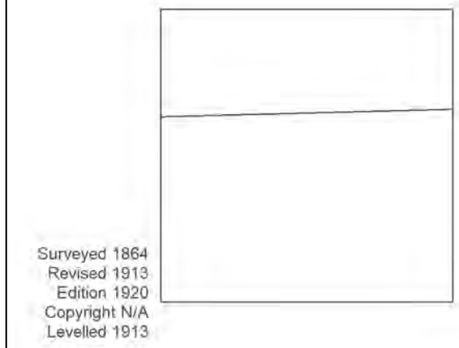

Surveyed 1864
Revised 1913
Edition 1920
Copyright N/A
Levelled 1913

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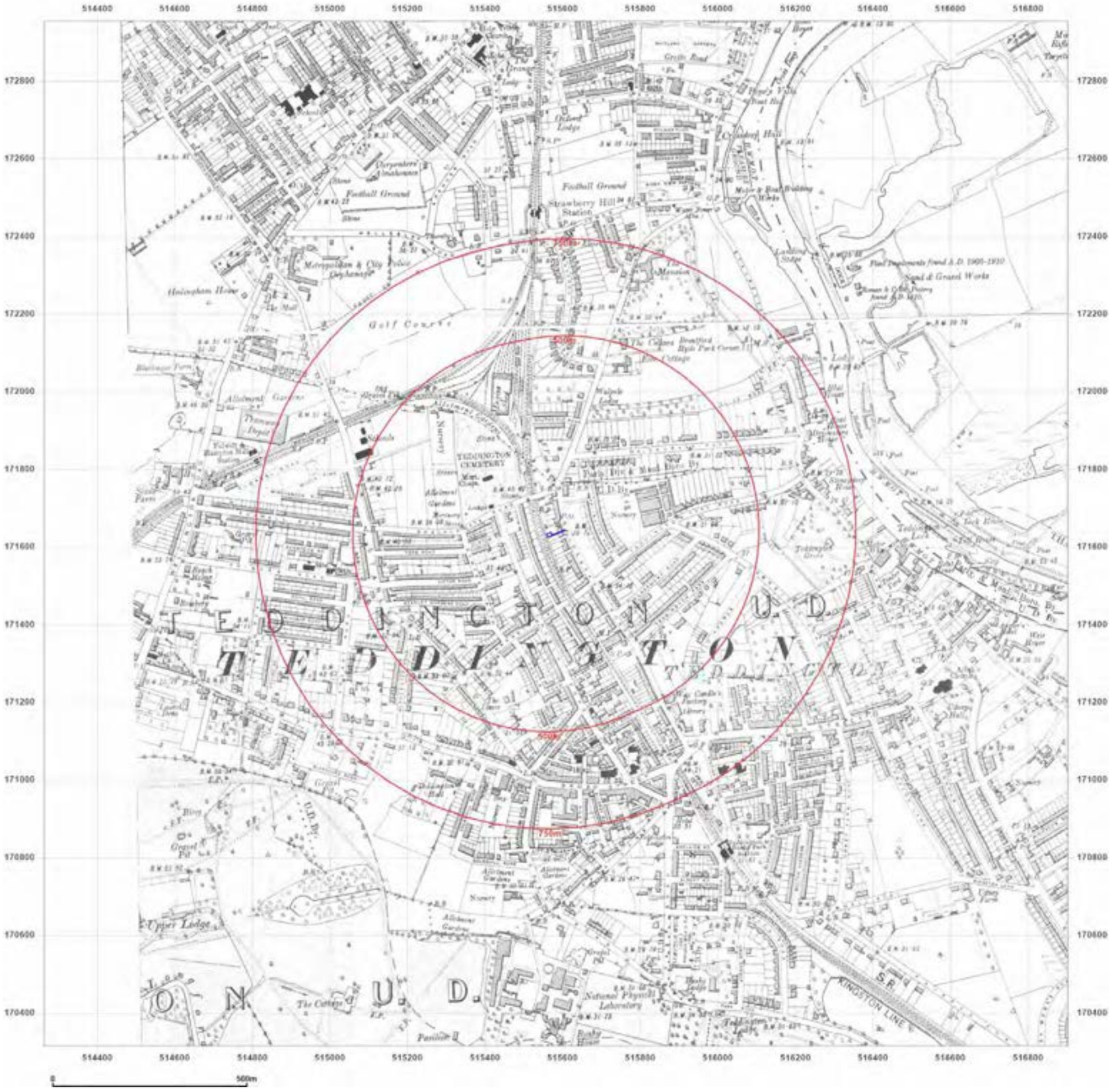


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1933**

**Scale:** 1:10,560

**Printed at:** 1:10,560

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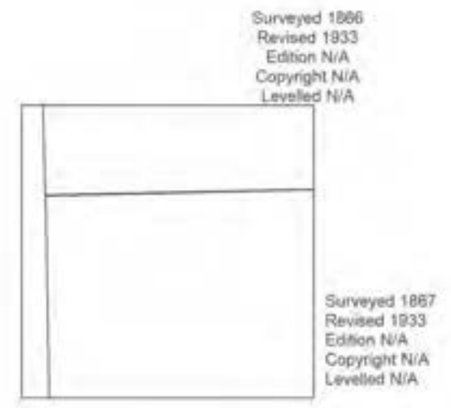


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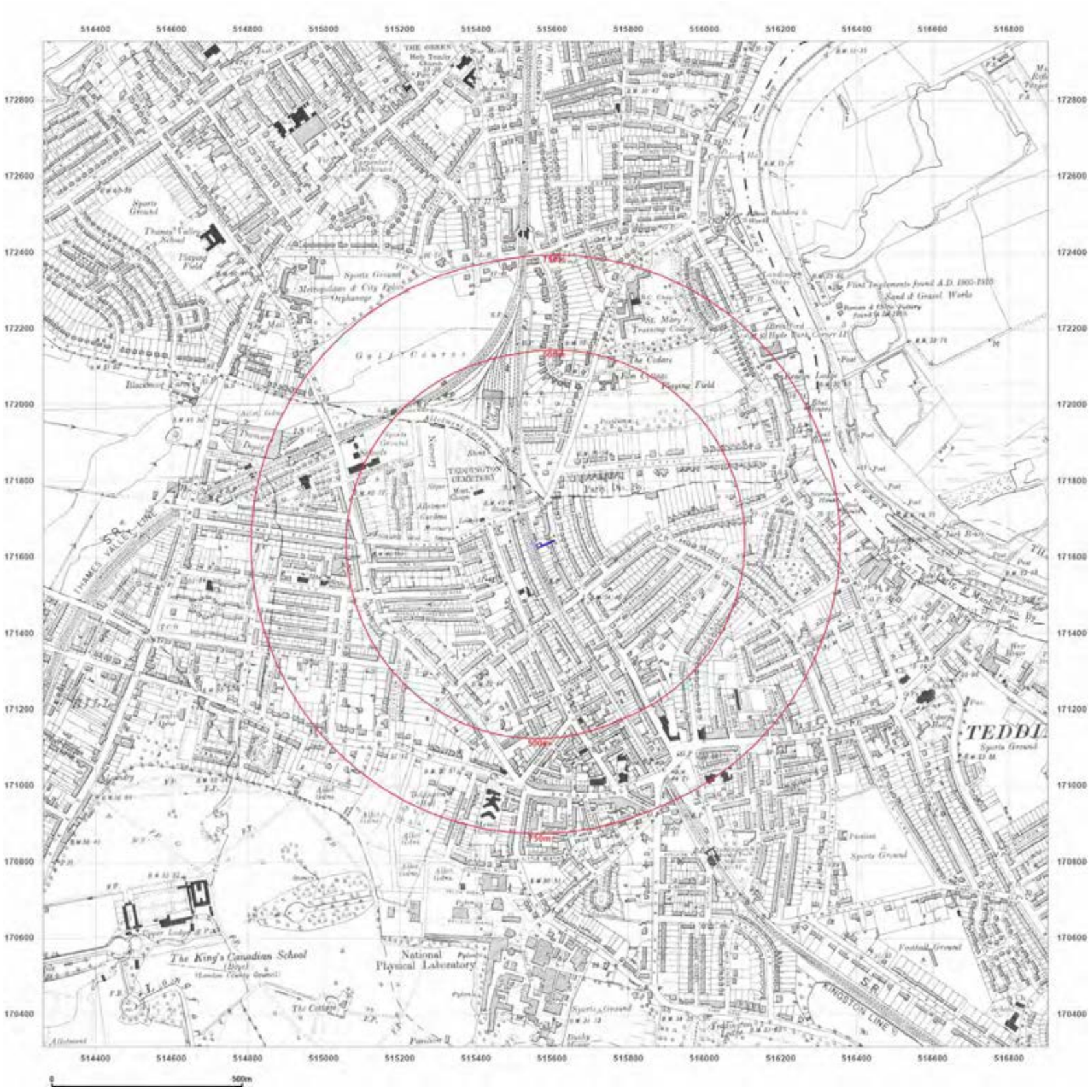


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1934-1935**

**Scale:** 1:10,560

**Printed at:** 1:10,560

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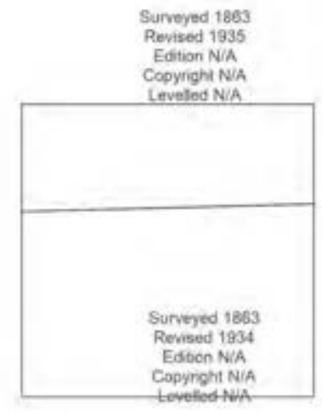


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Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
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**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1938**

**Scale:** 1:10,560

**Printed at:** 1:10,560

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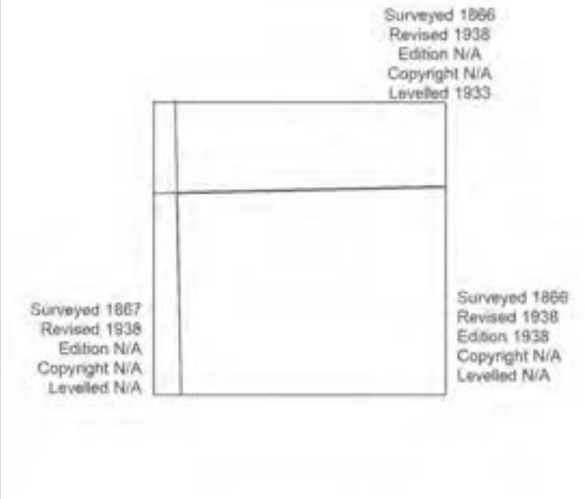


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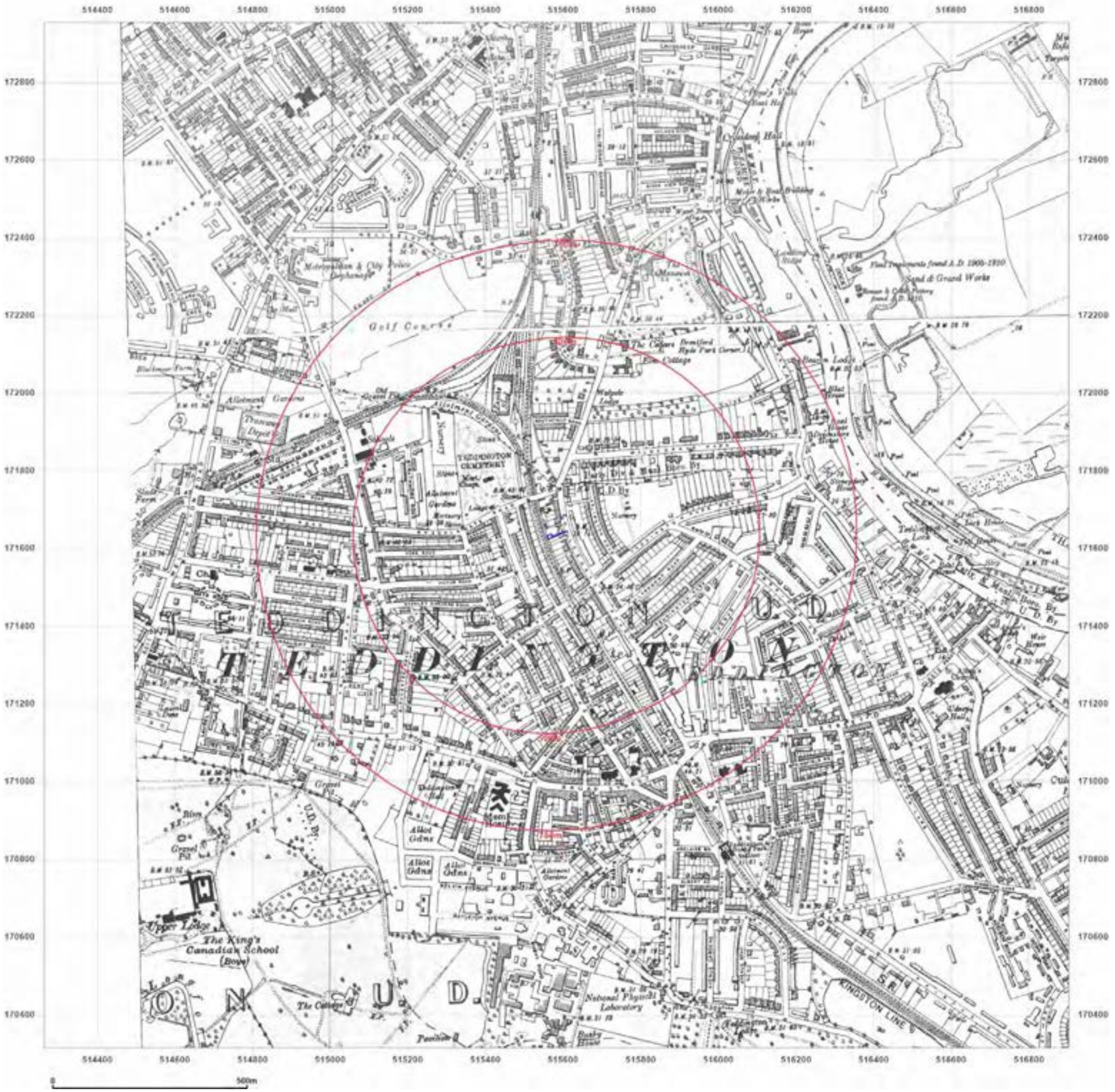


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1938**

**Scale:** 1:10,560

**Printed at:** 1:10,560

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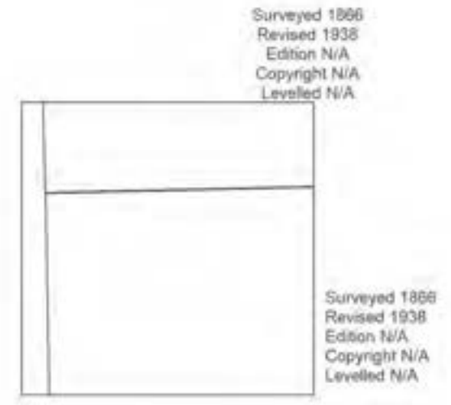


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Production date: 02 August 2022

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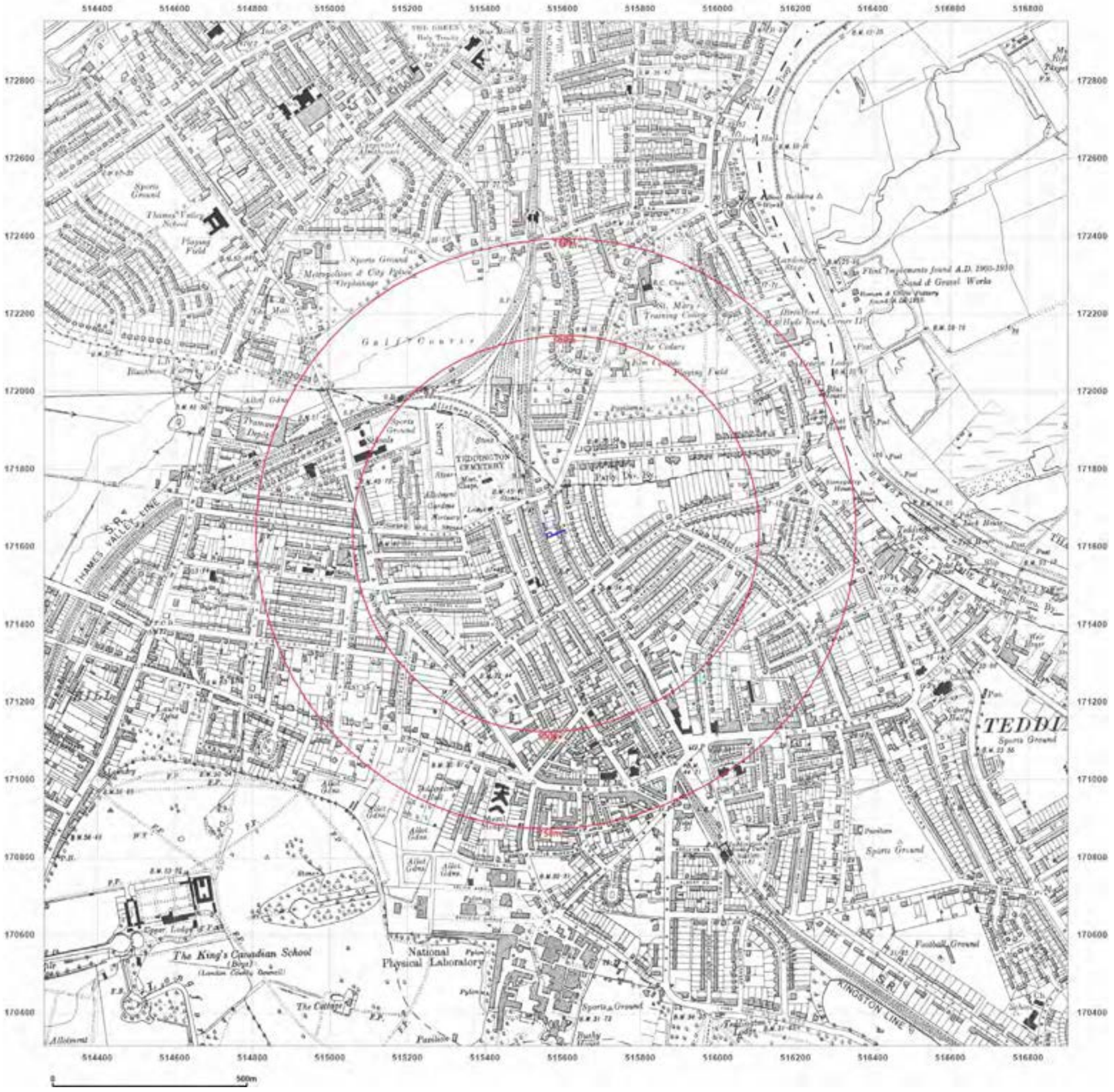


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** County Series

**Map date:** **1938**

**Scale:** 1:10,560

**Printed at:** 1:10,560

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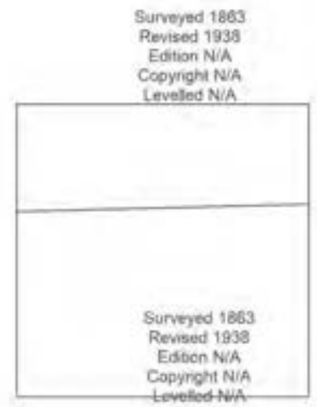


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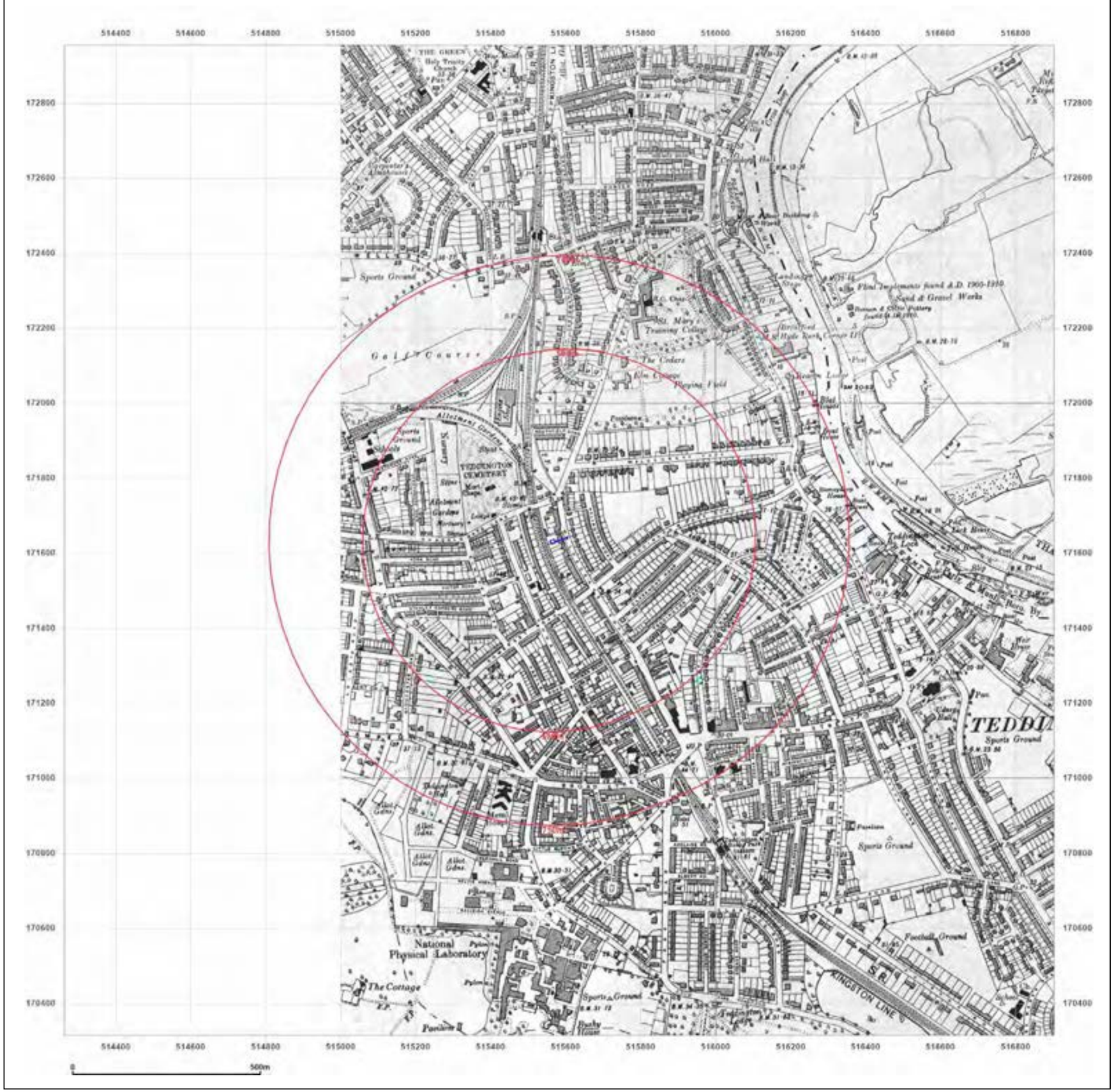
Production date: 02 August 2022

Map legend available at:
www.groundsure.com/sites/default/files/groundsure_legend.pdf




# Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** Provisional
**Map date:** **1948**
**Scale:** 1:10,560
**Printed at:** 1:10,560

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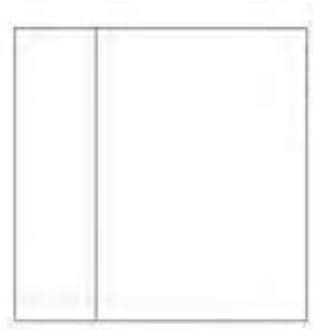


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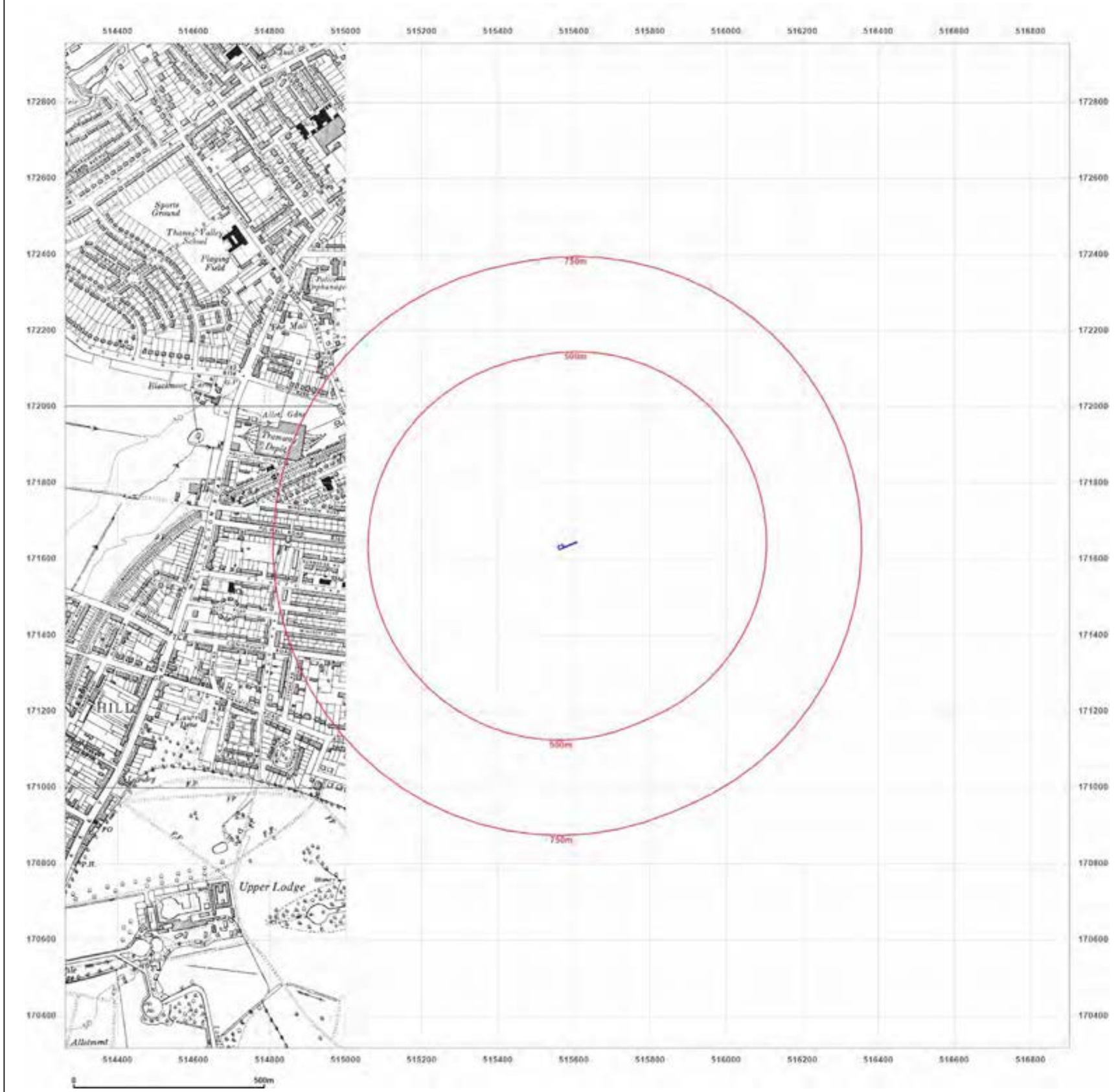


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** Provisional

**Map date:** **1960**

**Scale:** 1:10,560

**Printed at:** 1:10,560

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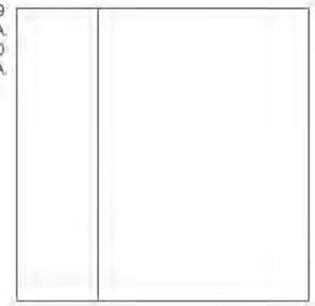
Surveyed 1955
Revised 1959
Edition N/A
Copyright 1960
Levelled N/A



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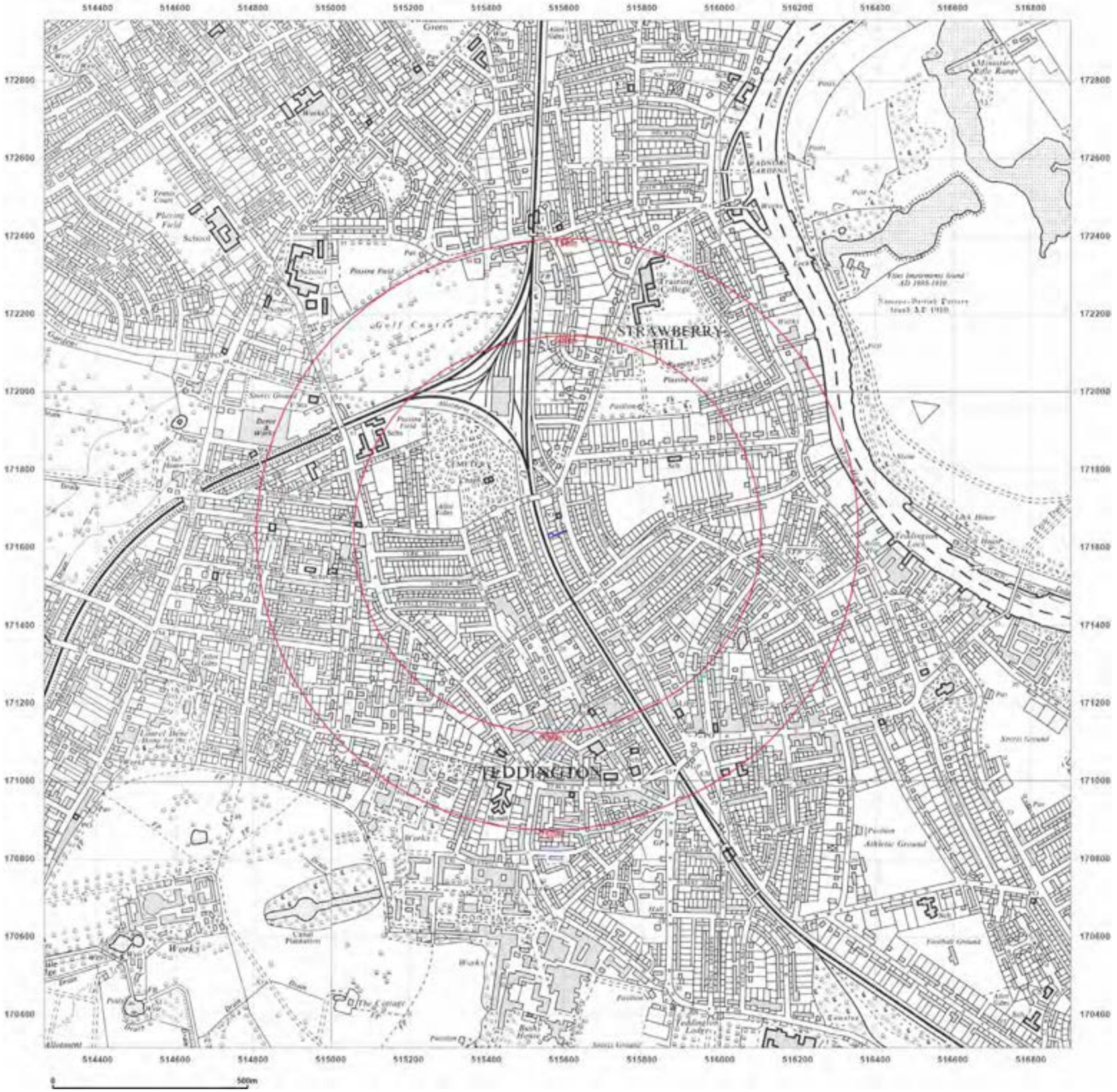


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

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**Map date:** **1966**

**Scale:** 1:10,560

**Printed at:** 1:10,560

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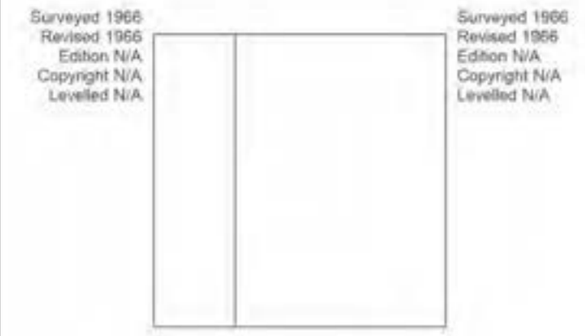


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Production date: 02 August 2022

Map legend available at:
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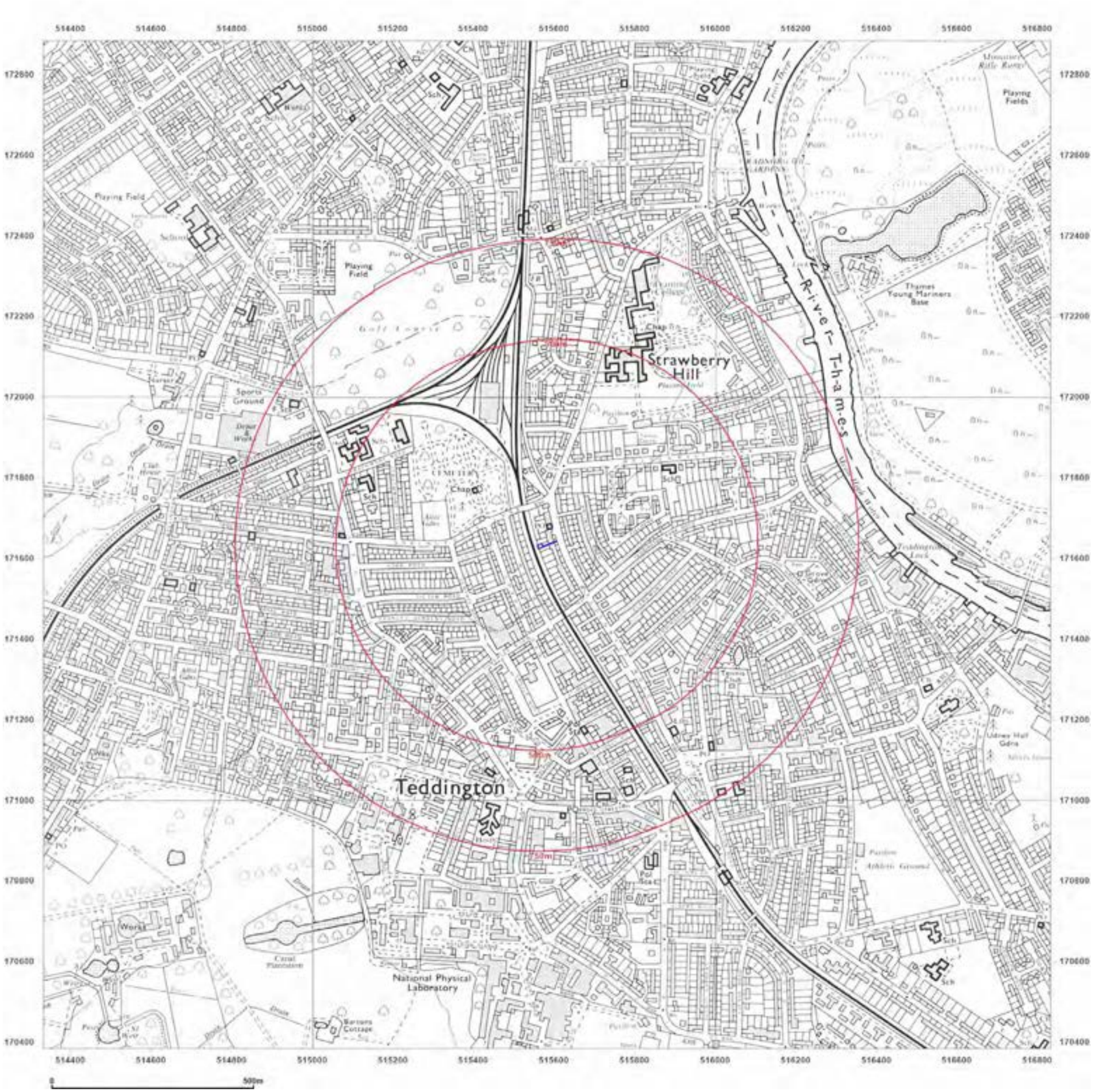


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** National Grid

**Map date:** **1973**

**Scale:** 1:10,000

**Printed at:** 1:10,000

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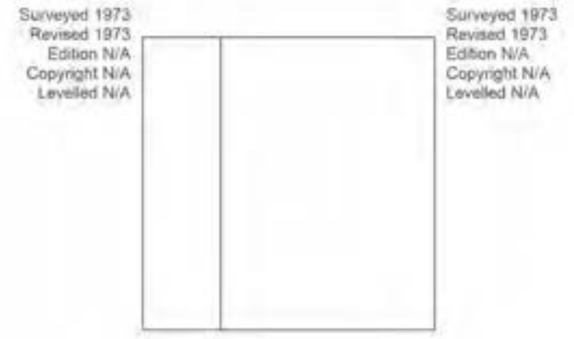


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Production date: 02 August 2022

Map legend available at:
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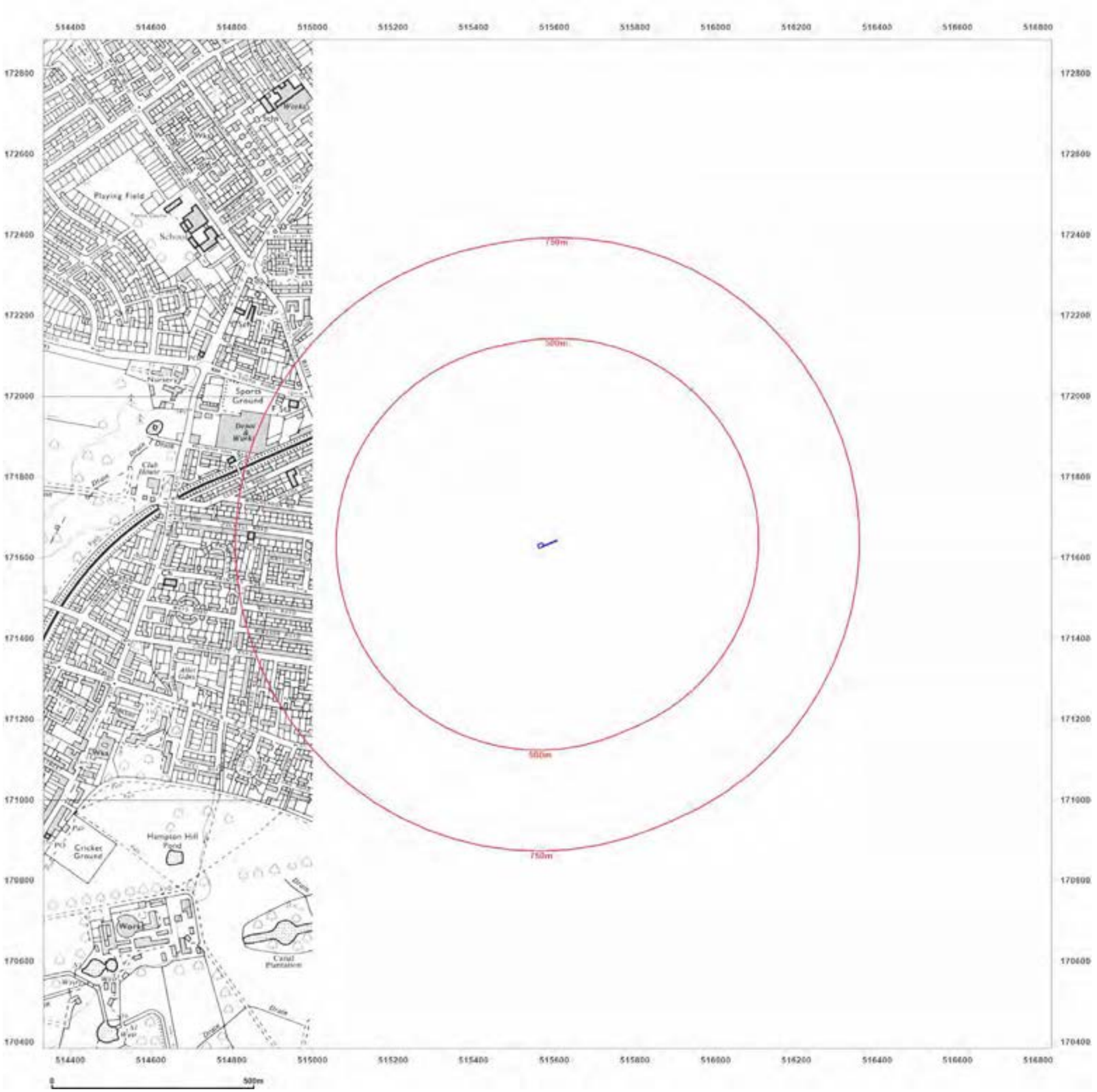


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** National Grid

**Map date:** **1983**

**Scale:** 1:10,000

**Printed at:** 1:10,000

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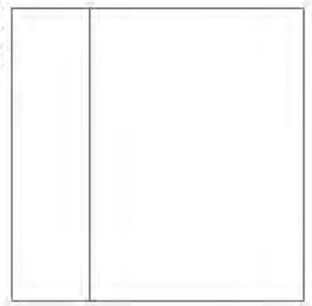
Surveyed 1982
Revised 1983
Edition N/A
Copyright N/A
Levelled N/A



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Production date: 02 August 2022

Map legend available at:
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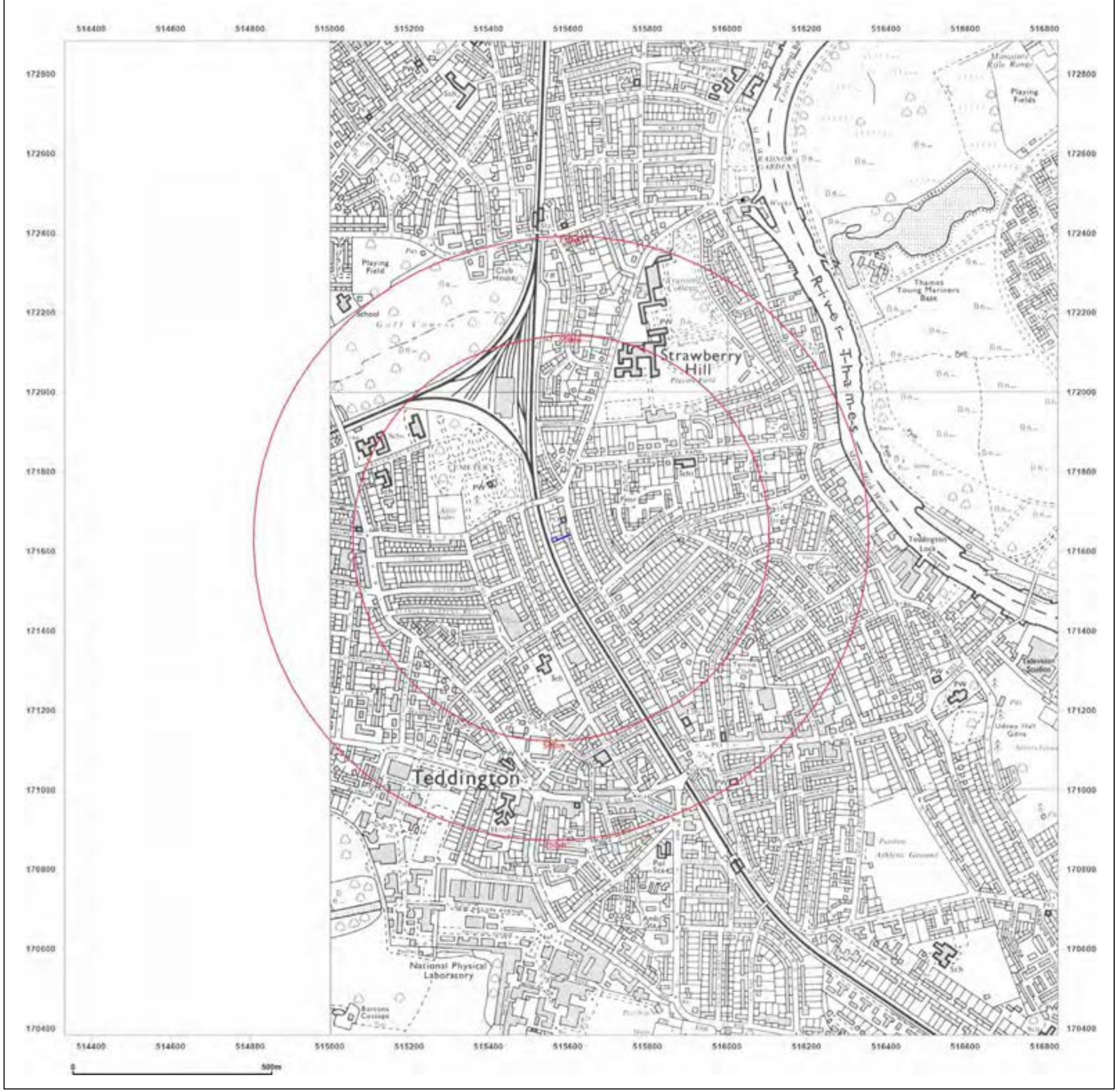


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** National Grid

**Map date:** **1991**

**Scale:** 1:10,000

**Printed at:** 1:10,000

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Surveyed 1968
Revised 1991
Edition N/A
Copyright N/A
Levelled N/A

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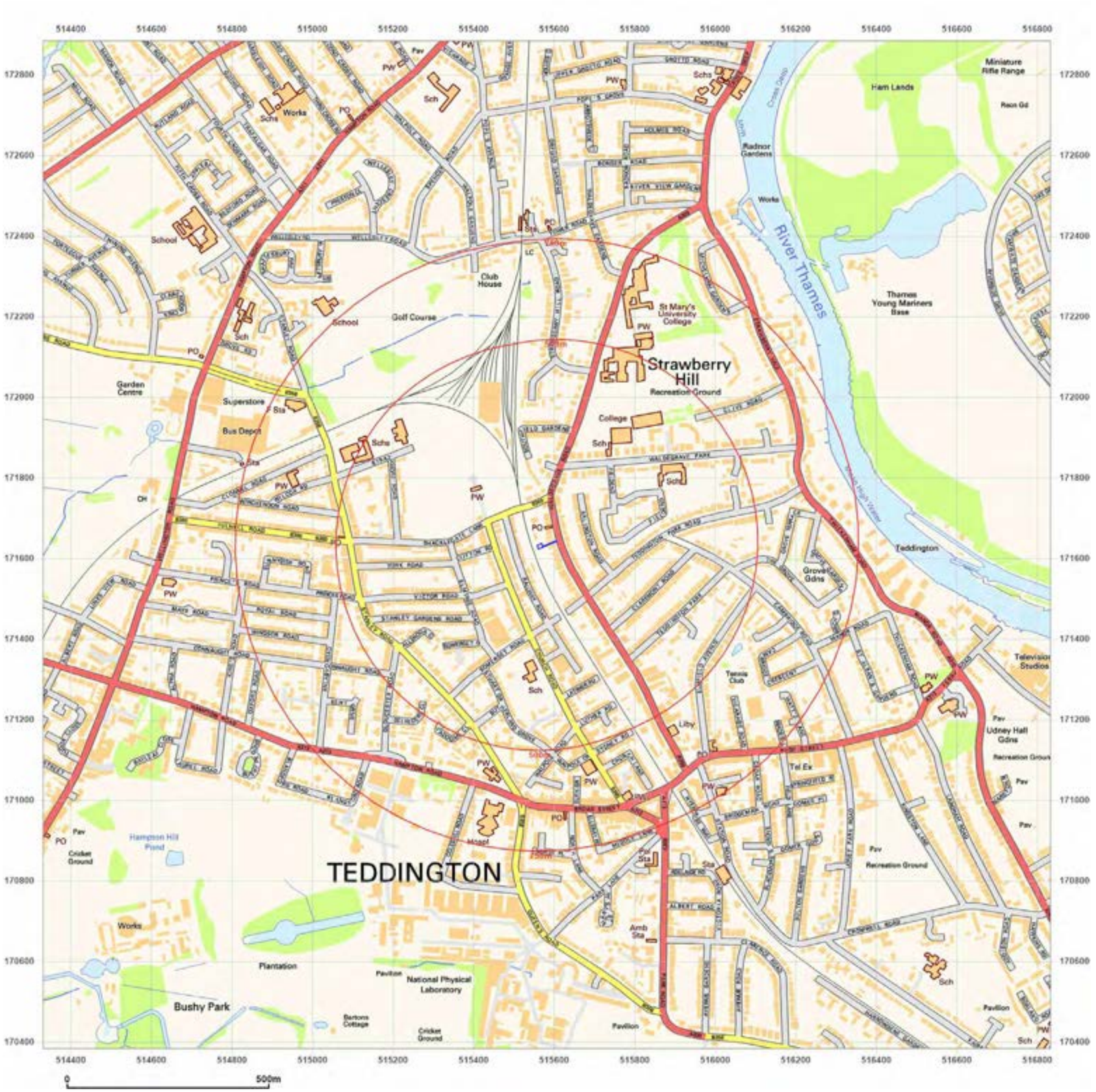


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** National Grid

**Map date:** **2001**

**Scale:** 1:10,000

**Printed at:** 1:10,000

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Production date: 02 August 2022

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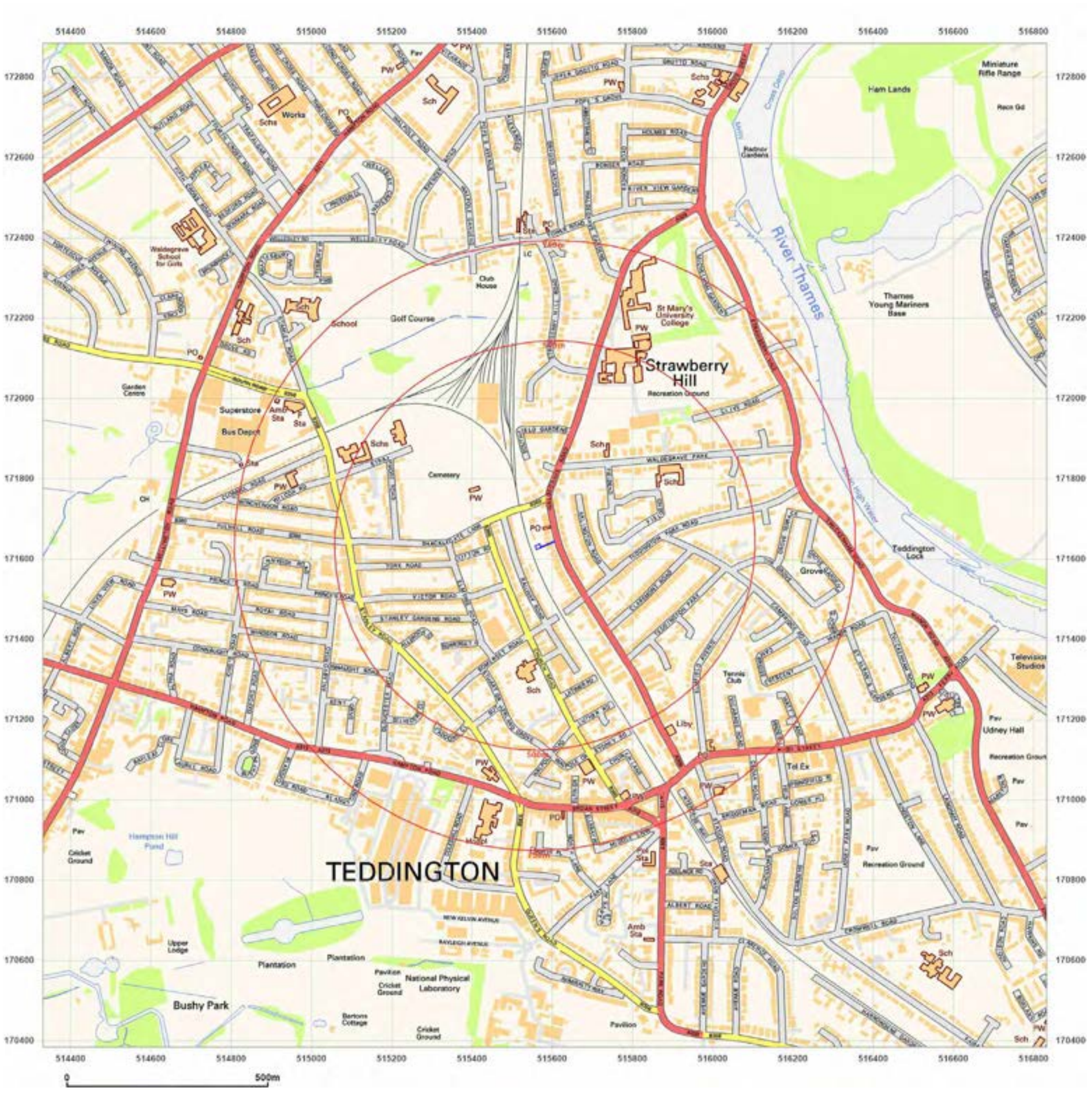


**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** National Grid

**Map date:** **2010**

**Scale:** 1:10,000

**Printed at:** 1:10,000

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Production date: 02 August 2022

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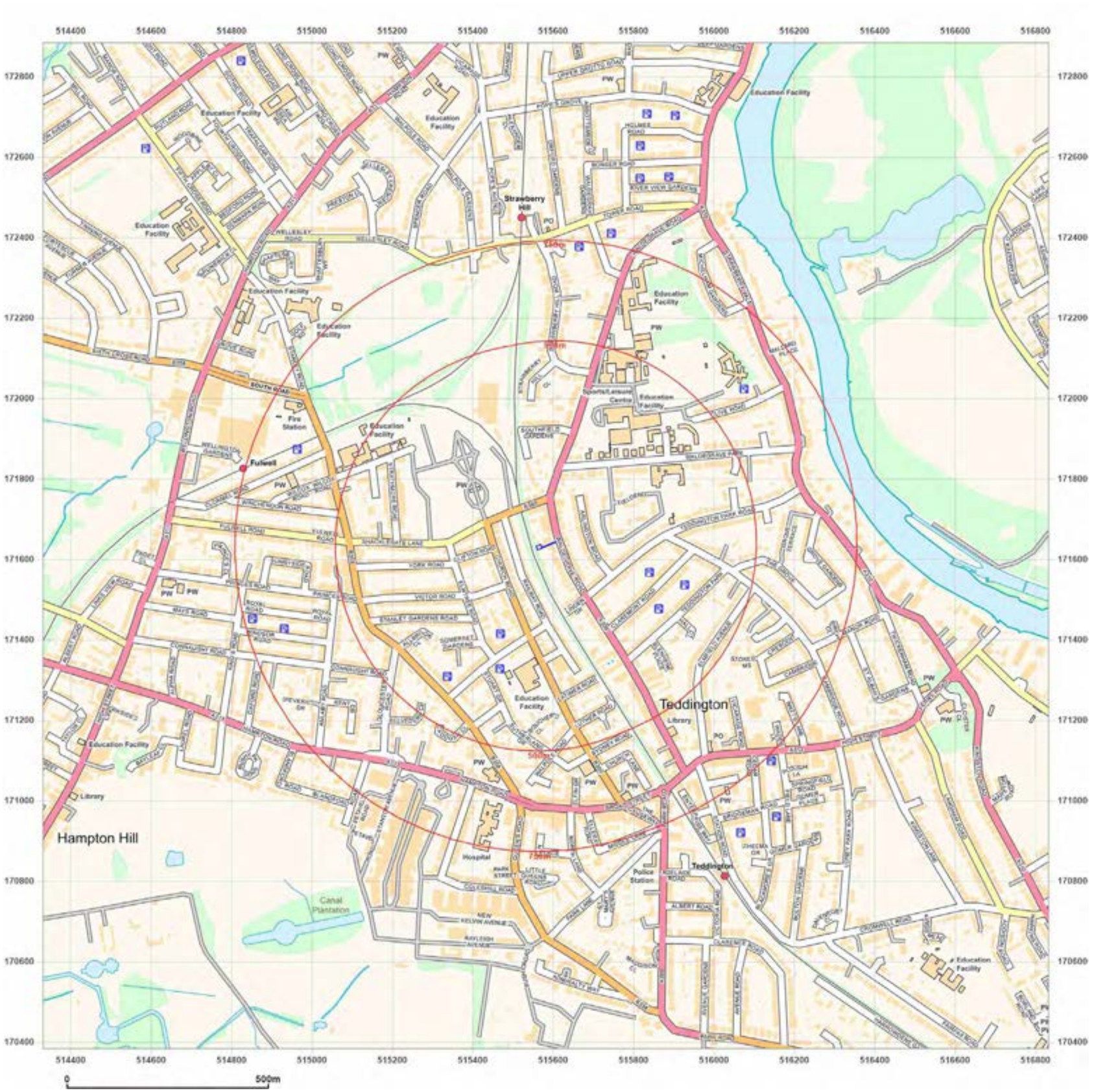


Groundsure INSIGHTS

**Site Details:**

185, WALDEGRAVE ROAD,
TEDDINGTON, TW11 8LU

**Client Ref:** R0821
**Report Ref:** GS-8949973
**Grid Ref:** 515582, 171634

**Map Name:** National Grid
**Map date:** **2022**
**Scale:** 1:10,000
**Printed at:** 1:10,000

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Production date: 02 August 2022

Map legend available at:
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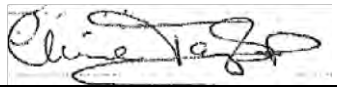
APPENDIX 2

CLEARWAY ASBESTOS SERVICES LTD STATEMENT OF CLEANLINESS

# Statement of Cleanliness
# after Non-Licensed Work with Asbestos

| | |
|---|---|
| Name of the Contractor Undertaking the work | Clearway Asbestos Services Ltd |
| Address of the Contractor | Ditton House, 59 Fleece Road, Long Ditton, Surrey, KT6 5JR |
| Address of Premises where work carried out | 185 Waldergrave Road Teddington TW11 8LU |
| Date work undertaken | 20th July 2022 |
| Description of works carried out | Removal of all asbestos (chrysotile) fragments at rear of above address<br>Asbestos disposed at a licensed waste site |
| | |
| **Confirmation of completion of the above work, inspection and cleanliness - I confirm that the work as described above has been completed as per the instructions received. The area has been subject to a detailed inspection and it is confirmed that there are no visible traces of asbestos debris.** | |

I am satisfied that the area can be returned to normal use.

| | |
|---|---|
| Signed: |  |
| Name: | Clive Taylor |
| On behalf of: | Clearway Asbestos Services Ltd |
| Date: | 20th July 2022 |

**Waste Disposed at:**

**777 Recycling & Waste Management**

**158 Beddington Lane, Croydon, CR0 4ER**

Environment Agency
Registered Waste Carrier

**Waste Carriers Licence No: CBDU289402**

# APPENDIX 3

# REPORT LIMITATIONS

## LIMITATIONS

This contract was completed by Earth Environmental & Geotechnical Ltd on the basis of a defined programme and scope of works and terms and conditions agreed with the client. This report was compiled with all reasonable skill, and care, bearing in mind the project objectives, the agreed scope of works, the prevailing site conditions, the budget and staff resources allocated to the project.

Other than that expressly contained in the above paragraph, Earth Environmental & Geotechnical Ltd provides no other representation or warranty whether express or implied, is made in relation to the services. Unless otherwise agreed this report has been prepared exclusively for the use and reliance of the client in accordance with generally accepted consulting practices and for the intended purposes as stated in the agreement under which this work was completed. This report may not be relied upon, or transferred to, by any other party without the written agreement of a Director of Earth Environmental & Geotechnical Ltd.

If a third party relies on this report, it does so wholly at its own and sole risk and Earth Environmental & Geotechnical Ltd disclaims any liability to such parties.

It is Earth Environmental & Geotechnical Ltd understanding that this report is to be used for the purpose described in the introduction to the report. That purpose was an important factor in determining the scope and level of the services. Should the purpose for which the report is used, or the proposed use of the site change, this report will no longer be valid and any further use of, or reliance upon the report in those circumstances by the client without Earth Environmental & Geotechnical Ltd review and advice shall be at the client's sole and own risk.

The report was written in 2022 and should be read in light of any subsequent changes in legislation, statutory requirements and industry best practices. Ground conditions can also change over time and further investigations or assessment should be made if there is any significant delay in acting on the findings of this report. The passage of time may result in changes in site conditions, regulatory or other legal provisions, technology or economic conditions which could render the report inaccurate or unreliable. The information and conclusions contained in this report should not be relied upon in the future without the written advice of Earth Environmental & Geotechnical Ltd. In the absence of such written advice of Earth Environmental & Geotechnical Ltd, reliance on the report in the future shall be at the client's own and sole risk. Should Earth Environmental & Geotechnical Ltd be requested to review the report in the future, Earth Environmental & Geotechnical Ltd shall be entitled to additional payment at the then existing rate or such other terms as may be agreed between Earth Environmental & Geotechnical Ltd and the client.

The observations and conclusions described in this report are based solely upon the services that were provided pursuant to the agreement between the client and Earth Environmental & Geotechnical Ltd. Earth Environmental & Geotechnical Ltd has not performed any observations, investigations, studies or testing not specifically set out or mentioned within this report.

Earth Environmental & Geotechnical Ltd is not liable for the existence of any condition, the discovery of which would require performance of services not otherwise contained in the services. For the avoidance of doubt, unless otherwise expressly referred to in the introduction to this report, Earth Environmental &

Geotechnical Ltd did not seek to evaluate the presence on or off the site of electromagnetic fields, lead paint, radon gas or other radioactive materials.

The services are based upon Earth Environmental & Geotechnical Ltd observations of existing physical conditions at the site gained from a walkover survey of the site together with Earth Environmental & Geotechnical Ltd interpretation of information including documentation, obtained from third parties and from the client on the history and usage of the site. The findings and recommendations contained in this report are based in part upon information provided by third parties, and whilst Earth Environmental & Geotechnical Ltd have no reason to doubt the accuracy and that it has been provided in full from those it was requested from, the items relied on have not been verified.

No responsibility can be accepted for errors within third party items presented in this report. Further Earth Environmental & Geotechnical Ltd was not authorised and did not attempt to independently verify the accuracy or completeness of information, documentation or materials received from the client or third parties, including laboratories and information services, during the performance of the services. Earth Environmental & Geotechnical Ltd is not liable for any inaccurate information, misrepresentation of data or conclusions, the discovery of which inaccuracies required the doing of any act including the gathering of any information which was not reasonably available to Earth Environmental & Geotechnical Ltd and including the doing of any independent investigation of the information provided to Earth Environmental & Geotechnical Ltd save as otherwise provided in the terms of the contract between the client and Earth Environmental & Geotechnical Ltd.

Where field investigations have been carried out these have been restricted to a level of detail required to achieve the stated objectives of the work. Ground conditions can also be variable and as investigation excavations only allow examination of the ground at discrete locations. The potential exists for ground conditions to be encountered which are different to those considered in this report. The extent of the limited area depends on the soil and groundwater conditions, together with the position of any current structures and underground facilities and natural and other activities on site. In addition, chemical analysis was carried out for a limited number of parameters [as stipulated in the contract between the client and Earth Environmental & Geotechnical Ltd] based on an understanding of the available operational and historical information, and it should not be inferred that other chemical species are not present.

The groundwater conditions entered on the exploratory hole records are those observed at the time of investigation. The normal speed of investigation usually does not permit the recording of an equilibrium water level for any one water strike. Moreover, groundwater levels are subject to seasonal variation or changes in local drainage conditions and higher groundwater levels may occur at other times of the year than were recorded during this investigation.

Any site drawing(s) provided in this report is (are) not meant to be an accurate base plan, but is (are) used to present the general relative locations of features on, and surrounding, the site.