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Multidisciplinary Consulting

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Southwark Council

Sceaux Gardens, Camberwell


Phase 1 Contamination Assessment Report


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Project Revision Sheet

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Executive Summary

Details	Summary of Main Text
Introduction	This report has been prepared by MLM Consulting Engineers Limited (MLM) for Southwark Council which is proposing to develop the site for residential use.
Site Description	The 0.52 hectare site is split into three approximately rectangular parcels of land. The northern and southern parcels comprise a row of terrace bungalows with front and rear gardens. The eastern parcel comprises 19 lock-up garages.
Site History	The northern parcel of land consisted of public open space until 1950 when a nurses home and tennis court were built in the east. The southern parcel consisted of public open space until 1894 when some buildings from the South London Fine Art Gallery appear to extend onto the site. The eastern parcel formally comprised buildings presumably associated with Camden Nursery. The existing layout for all three parcels is present from 1955-60.
Environmental Setting	<p>Published geology is of Interglacial Lacustrine Deposits (unproductive strata) overlying Lambeth Group (secondary 'A' aquifer).</p> <p>The site is not within a groundwater source protection zone.</p> <p>There are no surface water features within 250m of the site.</p> <p>The site is bordered to the north, east, south and west by residential developments. In between the northern and southern parcel is a public open space (Sceaux Gardens) with several large mature trees.</p> <p>The site is in an area affected by radon, when 1% to 3% of homes are above the action level.</p>
Potential Contamination Sources	<p>The desk study and site reconnaissance have identified the following potential sources of contamination that could affect site condition:</p> <ul style="list-style-type: none"> • Made ground associated with previous phases of construction and demolition. • Oil/fuel as a result of spillages/leakages from stored vehicles in garage area • Garage - 13m east • Depot - 26m south • Petrol stations 66m southwest and 70m south
Pollutant Linkages	Potentially complete pollutant linkages have been identified on site.
Recommendations	<p>The following elements of investigation are advised:</p> <ul style="list-style-type: none"> • Ground investigation to establish ground conditions and the presence of soil contamination • Investigation should include targeted sampling in the vicinity of the garages and provide non-targeted site coverage • Sample testing should include metals, TPH, PAH and asbestos in soil. • Asbestos survey of structures to be demolished or refurbished

General Notes

- 1 This report has been prepared by MLM Consulting Engineers Ltd (MLM) and provides available factual data for the site at the time of the study and as obtained from the sources described in the text. The data is related to the site on the basis of the site location information provided by the Client.
- 2 It should be appreciated that the desk study information is not necessarily exhaustive and that further information relevant to the site and its proposed use may be available.
- 3 The accuracy of map extracts cannot be guaranteed and it should be recognised that different conditions on site may have existed between and subsequent to the various map editions.
- 4 Any borehole data from the British Geological Survey (BGS) sources is included on the following basis: 'The British Geological Survey accept no responsibility for omissions or misinterpretations of the data from their Data Bank as this may be old or obtained from non-BGS sources and may not represent current interpretation'.
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- 11 Unless stated otherwise a site walkover will only record features apparent from the ground surface in accessible and external parts of a site at the time of the visit and as the conditions safely and legally permit. The following exclusions apply:
 - a. Identification of underground structures or tanks obscured, for example, by parked vehicles, material or waste receptacles, pallets, temporary structures and any heaps or accumulations of waste or other materials;
 - b. Surveys for asbestos, ecology, identification of invasive plant species and structural or building condition;
 - c. Internal inspection of buildings;
 - d. Lifting of inspection covers or grilles;
 - e. Inspection or testing of gas, electrical, telecommunication, water supply or similar apparatus or equipment; and,
 - f. Entry into confined spaces, potentially unsafe structures or areas where there is a risk of injury or exposure to substances potentially harmful to health.

1 Introduction

1.1 General

This report has been prepared by MLM Consulting Engineers Limited (MLM) for Southwark Council which is proposing to develop the site for residential use.

1.2 Terms of Reference

The terms of reference for the work were set out in the MLM proposal 774577-FEE-ENV-001 dated 13 October 2016.

1.3 Scope of Work

This Phase 1 Contamination Assessment report presents the readily available information on and addresses the following:

- Current use and condition of the site based on a site walkover
- Previous uses of the site and surroundings based on available historical mapping and data
- Environmental setting in terms of geology, hydrogeology, hydrology and surrounding land use
- Environmental data searches
- Development of a preliminary conceptual site model and identification of potential pollutant linkages
- Conclusions and recommendations

1.4 Technical Approach

The process of assessment adopted in this report generally follows the guidance provided in the following publications:

- Model Procedures for the Management of Land Contamination. Environment Agency Contaminated Land Report 11 (CLR11)
- GPLC1 – Guiding principles for land contamination. Environment Agency 2010
- National Planning Policy Framework (NPPF) (2012)
- NHBC Part 4 Foundations – Chapter 4.1 Land quality: Managing ground conditions

1.5 Proposed Development

Details of the proposed development were not known at the time of writing, however it is understood that it is likely to comprise multi-storey social housing.

2 The Site

2.1 Location

The site is located at Sceaux Gardens, Dalwood Street, Camberwell, SE5 7DJ approximately 950m to the northwest of Peckham Rye railway station. The National Grid Reference for the site is 533479, 176848.

A location plan of the site is presented as Figure 1.

2.2 Site Environmental Setting

2.2.1 Geology

The geological map of the area shows the site to be underlain by Interglacial Lacustrine Deposits over the Lambeth Group. The interglacial lacustrine deposits are likely comprise fine grained soils (silt and clay). Lambeth Group soils are a variable deposit comprising gravels, sands and clays which are locally ferruginous and glauconitic.

The site is in an area where 1% to 3% of homes are above the action level for Radon.

The BGS borehole scan website indicates a borehole 38m to the south (TQ37NW134/C). This borehole encountered a strata sequence of made ground (1.06m thick) over ballast (1.37m thick) over clay (5.03m thick) over sand and gravel (15.1m thick) which in turn overlies chalk (proven to a depth of 56.94m).

2.2.2 Hydrogeology

The Environment Agency website provides the following hydrogeological information:

Table 2.1 Aquifer Properties

Aspect	Designation	Description
Groundwater Source Protection Zone	No SPZ	The site is not within a catchment area where groundwater is discharged to a source.
Superficial Aquifer Designation Interglacial Lacustrine Deposits	Unproductive Strata	These are deposits with low permeability that have negligible significance for water supply or river base flow.
Bedrock Aquifer Designation Lambeth Group	Secondary Aquifer (A)	Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers.

There are seven groundwater abstraction licences in five locations within 2km for historical uses. The nearest is 717m to the northwest and was historically for laundry use.

There is one potable abstraction licences within 2km. It is located 1846m to the northwest.

2.2.3 Hydrology

There are no significant surface water features within 250m of the site.

The site is not shown to be in an area likely to be affected by sea or river flooding.

There are no abstraction licences from surface waters within 2km of the site.

3 Site Reconnaissance and Desk Study

3.1 General

A desk study has been carried out using information obtained from a Groundsure EnviroInsight report for the area commissioned by MLM; through a review of published information, information obtained from regulatory bodies and online, and a site walkover. The full Groundsure report has been included as Appendix A.

A walkover survey of the site was undertaken on 7 December 2016. Weather conditions were overcast. Photographs taken during the walkover are presented in Appendix B.

3.2 Site Reconnaissance

3.2.1 Site Description and Use

The 0.52 hectare site is split into three approximately rectangular shaped parcels in the north, south and east.

The northern parcel (20m by 100m) comprises terraces of residential bungalows named 'Florian' with front and rear garden areas. There is a break in the centre of the terrace with an access gate to public open space (Sceaux Gardens) to the south.

The southern parcel comprises a similar arrangement of bungalows named 'Racine' with front and rear gardens and access gate to Sceaux Gardens.

There are several mature trees and bushes along the southern boundary and also along the perimeter of the rear gardens to the south of the northern parcel. There are several immature bushes and trees in the front gardens in both sets of bungalows. There are several mature trees and bushes along the southern boundary of the public open space in the southern parcel.

Wooden sheds were present in some rear gardens of both northern and southern parcel gardens. The sheds were not accessible.

The eastern parcel comprises 19 No. enclosed brick garages and a macadam hardstanding area in the centre. The garages were not accessible.

There is a possible electricity substation or fuse room located in the northeast corner identified by a high voltage sign on a metal security door. A storm drain was noted running north south along the centre of the site with a water supply pipe in the southwest corner and associated drain joining another drain in the southwest.

All three of the parcels are generally level. No surface water features or standing water noted.

No obvious visual or olfactory evidence of contamination was noted in any of the areas during the walkover survey.

3.2.2 Surrounding Land Use

The site is bordered to the north, east, south and west by residential development. In between the northern parcel and southern parcel is public open space (Sceaux Gardens) with several large mature trees.

3.3 Site History

Historical maps have been obtained as part of the Groundsure Report and these are presented in Appendix A.

The historical information of relevance from within 100m of the site is presented as follows:

Table 3.1 Historical Map Summary

Map Date	On Site	Surrounding Area
1874 (1:2,500), 1876 (1:1,056), 1871, 1872, 1873 (1:10,560)	Public open space is present in the northern and southern parcels. Buildings (some greenhouses) likely to be part of Camden Nursery and a tank is present in the north and south of the eastern parcel. The tank is later shown off site.	Residential units are present adjacent to the north, south and east. North Surrey Brewery is located 25m to the southwest. Camden Nursery is located adjacent to the eastern parcel.
1894, 1894-96, 1898-99 (1:10,560), 1896 (1:1,056), 1896 (1:2,500)	The buildings in the north of the eastern parcel are no longer present. South London Fine Art Gallery appears to extend onto the southern parcel.	Some of the buildings associated with Camden Nursery are no longer present.
1916 (1:2,500), 1920, 1938, 1948 (1:10,560)	An unmarked building is present in the north of the southern parcel and the eastern parcel.	Camberwell House is adjacent to the west.
1954 (1:10,560), 1950, 1950-53 (1:1,250), 1953 (1:2,500)	Nurses' home is located in the west of the northern parcel and a tennis court is present in the centre.	Tank is no longer present. Buildings associated with Camden Nursery are no longer present.
1962, 1968 (1:10,560), 1955-60, 1960- 61, 1979-84 (1:1,250), 1973, 1979, 1987 (1:10,000)	Residential units are present in the northern (Florian) and south (Racine) parcels. Garages are present in the eastern parcel.	Residential units are present adjacent to the west of the eastern parcel.
1985-90, 1989- 91, 1991-95, 1995 (1:1,250), 1993, 2002, 2010, 2014 (1:10,000)	No significant changes from previous editions.	An electricity substation is located 80m to the west.

3.4 Environmental Data Searches

Environmental data has been obtained for the site from a Groundsure report and from data provided by the Environment Agency and local authority or their websites. The following tables summarise these data.

Table 3.2 Historical Industrial Sites

Entry	On Site	0-250m
Potentially Contaminative Uses	0	27
Historical Tank Database	1	12
Historical Energy Features Database	0	48
Historical Garage and Motor Vehicle Repairs	0	5

- On site (1874): Unspecified Tank
- 4m west (1916): Unspecified Tank
- 80-81m southwest (1991-95): Electricity Substation

Table 3.3 Environmental Permits, Incidents and Registers

Entry	On Site	0-250m
Part A(2) and Part B Activities and Enforcements	0	2
Recorded Pollution Incidents, List 2	0	1

Table 3.4 Landfill and Other Waste Sites

Entry	On Site	0-250m
No entries		

Table 3.5 Current Land Uses

Entry	On Site	0-250m
Current Industrial Sites Data	0	19
Petrol and Fuel Sites	0	2

- 13m east: Garage
- 26m south: Depot
- 66m southwest: Petrol station
- 70m south: Petrol station
- 76m west: Electricity substation

Table 3.6 Hydrogeology and Hydrology

Entry	On Site	0-250m
Groundwater Abstraction Licences	0	0 (7)*
Surface Water Abstraction Licences	0	0 (1)*

* Figure in brackets indicates number within 251m-2km

Table 3.7 Flooding

Entry	On Site and Surrounding Area
Environment Agency Zone 2 floodplains within 250m	Yes
Environment Agency Zone 3 floodplains within 250m	Yes
Risk of flooding from Rivers and the Sea on site	Very Low
Flood Defences within 250m	No
Flood Storage within 250m	Yes
BGS Groundwater Flooding susceptibility within 50m	No

Table 3.8 Designated Environmentally Sensitive Sites

Entry	On Site	0-250m
No entries		

Table 3.9 Natural Hazards

Entry	On Site
Maximum risk of natural ground subsidence	Moderate
Maximum Shrink-Swell hazard rating	Low
Maximum Landslides hazard rating	Very Low
Maximum Soluble Rocks hazard rating	Negligible
Maximum Compressible Ground hazard rating	Moderate
Maximum Collapsible Rocks hazard rating	Very Low
Maximum Running Sand hazard rating	Negligible
Radon Affected Area and percentage of homes above the Action Level	1 – 3%
Radon Protection requirements for new properties or extensions to existing ones	None

Table 3.10 Mining

Entry	On Site or Surrounding Area
Non-Coal Mining areas within 50m	Yes

- Sporadic underground mining of chalk may have occurred

Table 3.11 Planning Advice Developments near Hazardous Installations

Entry	On site
Within Consultation Distance of hazardous installation site or pipeline	No

HSE report is presented in Appendix C.

4 Conceptual Site Model

4.1 General

This section presents a Conceptual Site Model (CSM) and identifies potential pollutant linkages present at the site in the context of the proposed site use and development.

The process involves the identification of sources based on historical mapping, data searches and site walkover, together with identification of the associated exposure pathways and human or environmental receptors.

4.2 Potential Sources of Contamination

Based on the information presented in the previous sections, potential sources of contamination that could impact on receptors have been identified and are summarised in tables 4.1 and 4.2 below.

Table 4.1 Potential Sources of Contamination – On Site

Source	Location On Site	Activity	Potential Contaminants
Historical Site Use			
Nursery	Eastern parcel	Tank Storage	TPH (although due to the presence of Camden Plant Nursery the tank is likely to have stored irrigation water)
Current Site Use			
Made ground	All parcels	Made Ground	Metals, TPH, PAH, asbestos
Vehicle storage and storage of oils and fuels	Eastern parcel	Spillages and leakages from vehicles	PAHs, TPH

The risk of ground gas from made ground is likely to be low as deep deposits are unlikely to be present based on development history.

Table 4.2 Potential Sources of Contamination – Off Site

Source	Location Off Site	Activity	Potential Mobile Contaminants
Garage	13m east	Vehicle repair	TPH
Depot	26m south	Storage	TPH
Petrol station	66m southwest and 70m south	Fuel storage	TPH,

4.3 Review of Potential Exposure Pathways and Receptors

Table 4.3 below presents a review of potential exposure pathways and receptors that could exist at the site or nearby, whether or not a source of contamination has been identified.

Table 4.3 Exposure Pathways and Receptors

Receptor	Pathway	Description	Pollutant Linkage
Human Health			
Future site users	Dermal contact, ingestion or fugitive inhalation of soil and dust or groundwater	Residential development is proposed and soft landscaping may be incorporated	✓
	Migration in permeable strata and inhalation of gas and/or organic vapour	No credible source of ground gas has been identified	✗
	Migration in permeable strata, accumulation and risk of explosion		✗
Adjacent site users	Ingestion/inhalation of windblown dust	Residential development is adjacent.	✓
Construction workers and services repair staff	Dermal contact, ingestion or fugitive inhalation of soil and dust or groundwater	Site workers could be exposed to soil contamination during groundworks.	✓
Development			
Future plant life	Plant uptake in garden or landscape area	Residential development is proposed and soft landscaping may be incorporated	✓
Water supply pipes	Contact with contaminated material	New services will be constructed below ground.	✓
Environment			
Surface water	Surface runoff	Site is generally level and no watercourses nearby	✗
	Groundwater movement	No watercourses nearby	✗
Superficial aquifer (Interglacial Lacustrine Deposits)	Leaching from soil or vertical fluid movement	Superficial aquifer is unproductive.	✗
Bedrock aquifer (Lambeth Group)	Leaching from soil or vertical fluid movement	Bedrock aquifer is a secondary 'A' aquifer and is confined by an unproductive superficial aquifer.	✓

5 Summary and Recommendations

5.1 Summary

The site is split into three irregular shaped parcels. The northern and southern parcels comprise a row of terrace bungalows with front and rear gardens. The eastern parcel comprises approximately 19 lock-up garages.

The northern parcel of land consisted of public open space until 1950 when a nurses home and tennis court were built in the east. The southern parcel consisted of public open space until 1894 when some buildings from the South London Fine Art Gallery appear to extend onto the site. The eastern parcel comprised greenhouses and buildings associated with Camden Nursery. The existing layout for all three parcels is present from 1955-60.

The published geology is of Interglacial Lacustrine Deposits (unproductive strata) over the Lambeth Group (secondary 'A' aquifer).

There are no surface water features within 250m of the site.

The desk study and site reconnaissance have identified potential sources of contamination as follows:

- Made ground associated with previous phase of construction and demolition
- Oil/fuel as a result of spillages/leakages from stored vehicles in garage area
- Garage - 13m east
- Depot - 26m south
- Petrol stations - 66m southwest and 70m south

Potentially complete pollutant linkages have been identified on site.

5.2 Recommendations

The identified sources and pollutant linkages warrant further investigation and a more detailed assessment to establish what, if any, remediation or mitigation is necessary for development.

The following elements of investigation are advised:

- Ground investigation to establish ground conditions and the presence of soil contamination
- Investigation should be targeted to include sampling in the vicinity of the garages in the eastern parcel and provide non-targeted site coverage
- Sample testing should include metals, TPH, PAH, asbestos in soil

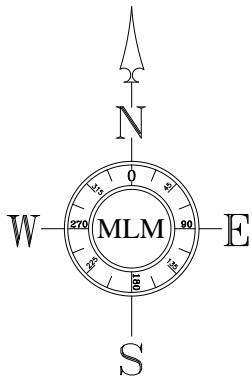
An asbestos survey will be required for any buildings that are to be demolished or refurbished.

6 References

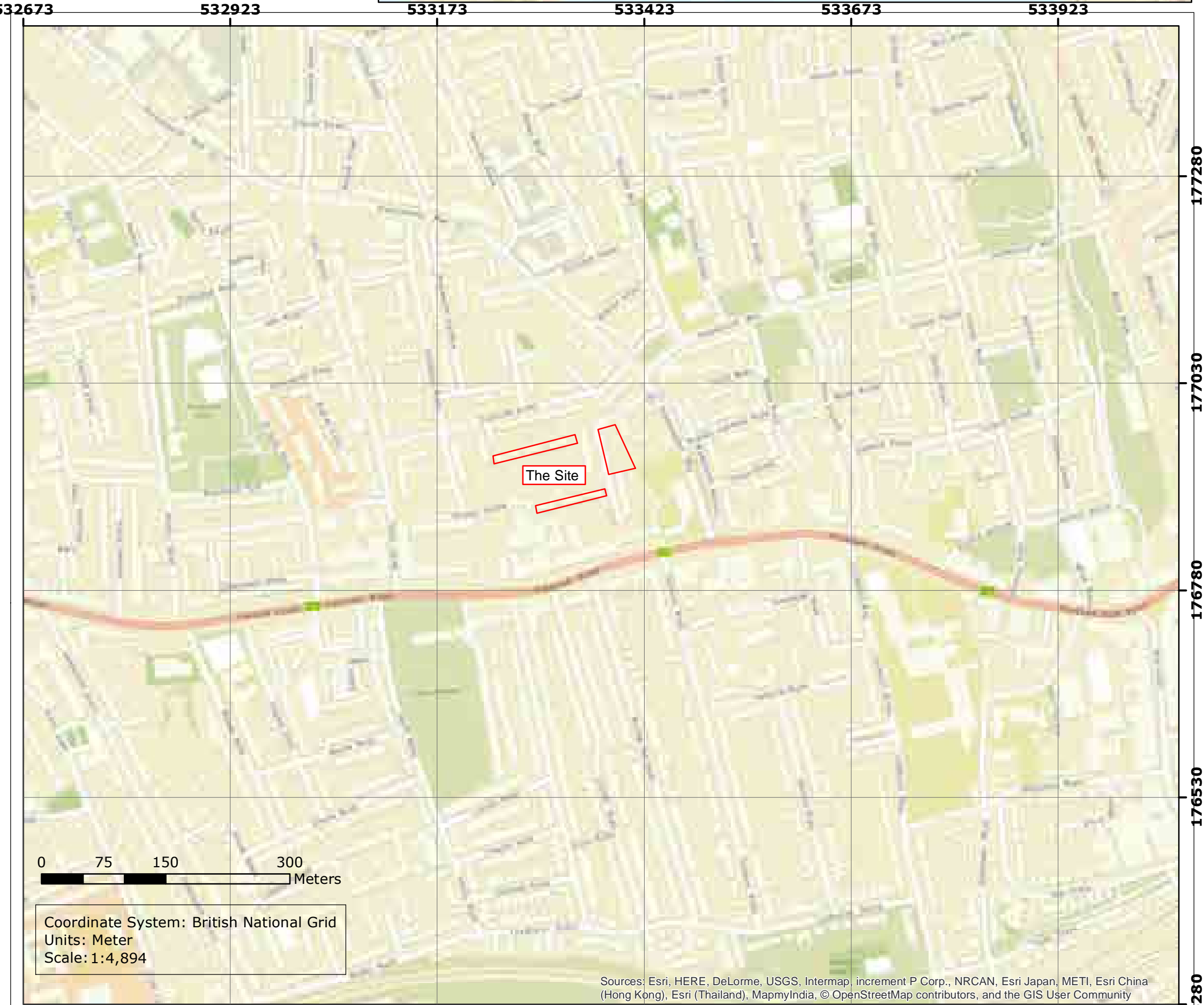
- 1 Environment Agency (2004) Model Procedures for the Management of Land Contamination Contaminated Land Report 11 (CLR11)
- 2 Environment Agency (2010) GPLC1 – Guiding Principles for Land Contamination
- 3 NHBC Standards (2011) Part 4 Foundations – Chapter 4.1 Land Quality: Managing Ground Conditions
- 4 National Planning Policy Framework (NPPF) (2012)
- 5 British Geological Survey (1998) Sheet 270 South London. 1:50,000 scale, Solid and Drift Edition
- 6 Groundsure EnviroInsight Report Ref: GS-3505786 (06/12/2016)
- 7 Groundsure GeoInsight Report Ref: GS-3505787 (06/12/2016)
- 8 Groundsure Historical Maps (all scales) Report Ref: GS-3505788 (06/12/2016)

Figures

Figure 1: Site Location Plan



Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand), MapmyIndia, © OpenStreetMap contributors, and the GIS User Community



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Project

Sceaux Gardens, Camberwell, London

Site Location Plan

Job No.

774580

Figure No.

1

Appendices

Appendix A: Groundsure Report
Appendix B: Site Photographs
Appendix C: HSE Report

Appendix A

Groundsure Report



MLM Consulting Engineers Limited
7200, BEACH DRIVE,
CAMBRIDGE, CB25 9TL

Groundsure Reference: GS-3505787
Your Reference: 774580

Report Date 6 Dec 2016

Report Delivery Method: Email - pdf

Groundsure Geo Insight

Address: SCEAUX GARDENS, LONDON, SE5 7DJ

Dear Sir/ Madam,

Thank you for placing your order with Groundsure. Please find enclosed the **Groundsure Geo Insight** as requested.

If you need any further assistance, please do not hesitate to contact our helpline on 08444 159000 quoting the above Groundsure reference number.

Yours faithfully,

Managing Director
Groundsure Limited

Enc.
Groundsure Geoinsight



Groundsure Geo Insight

Address: SCEAUX GARDENS, LONDON, SE5 7DJ
Date: 6 Dec 2016
Reference: GS-3505787
Client: MLM Consulting Engineers Limited



Aerial Photograph Capture date: 04-May-2014
Grid Reference: 533479,176848
Site Size: 0.52ha

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Overview of Findings

The Groundsure Geo Insight provides high quality geo-environmental information that allows geo-environmental professionals and their clients to make informed decisions and be forewarned of potential ground instability problems that may affect the ground investigation, foundation design and possibly remediation options that could lead to possible additional costs.

The report is based on the BGS 1:50,000 Digital Geological Map of Great Britain, BGS Geosure data; BRITPITS database; Shallow Mining data and Borehole Records, Coal Authority data including brine extraction areas, PBA non-coal mining and natural cavities database, Johnson Poole and Bloomer mining data and Groundsure's unique database including historical surface ground and underground workings.

For further details on each dataset, please refer to each individual section in the report as listed. Where the database has been searched a numerical result will be recorded. Where the database has not been searched '-' will be recorded.

Section 1:Geology

1.1 Artificial Ground	1.1.1 Is there any Artificial Ground/ Made Ground present beneath the study site?	No
	1.1.2 Are there any records relating to permeability of artificial ground within the study site* boundary?	No
1.2 Superficial Geology and Landslips	1.2.1 Is there any Superficial Ground/Drift Geology present beneath the study site?	Yes
	1.2.2 Are there any records relating to permeability of superficial geology within the study site boundary?	Yes
	1.2.3 Are there any records of landslip within 500m of the study site boundary?	No
	1.2.4 Are there any records relating to permeability of landslips within the study site boundary?	No
1.3 Bedrock, Solid Geology & Faults	1.3.1 For records of Bedrock and Solid Geology beneath the study site* see the detailed findings section.	
	1.3.2 Are there any records relating to permeability of bedrock within the study site boundary?	Yes
	1.3.3 Are there any records of faults within 500m of the study site boundary?	No
1.4 Radon data	1.4.1 Is the property in a Radon Affected Area as defined by the Health Protection Agency (HPA) and if so what percentage of homes are above the Action Level?	The property is in a Radon Affected Area, as between 1 and 3% of properties are above the Action Level
	1.4.2 Is the property in an area where Radon Protection Measures are required for new properties or extensions to existing ones as described in publication BR211 by the Building Research Establishment?	No radon protective measures are necessary

Section 2:Ground Workings	On-site	0-50m	51-250	251-500	501-1000
2.1 Historical Surface Ground Working Features from Small Scale Mapping	0	0	0	Not Searched	Not Searched
2.2 Historical Underground Workings from Small Scale Mapping	0	0	0	0	4
2.3 Current Ground Workings	0	0	0	0	0

Section 3: Mining, Extraction & Natural Cavities	On-site	0-50m	51-250	251-500	501-1000
3.1 Historical Mining	0	0	0	0	0
3.2 Coal Mining	0	0	0	0	0
3.3 Johnson Poole and Bloomer Mining Area	1	0	1	4	3
3.4 Non-Coal Mining	2	0	0	0	1
3.5 Non-Coal Mining Cavities	0	0	0	0	0
3.6 Natural Cavities	0	0	0	0	0
3.7 Brine Extraction	0	0	0	0	0
3.8 Gypsum Extraction	0	0	0	0	0
3.9 Tin Mining	0	0	0	0	0
3.10 Clay Mining	0	0	0	0	0

Section 4: Natural Ground Subsidence	On-site
4.1 Shrink Swell Clay	Low
4.2 Landslides	Very Low
4.3 Ground Dissolution of Soluble Rocks	Negligible
4.4 Compressible Deposits	Moderate
4.5 Collapsible Deposits	Very Low
4.6 Running Sand	Negligible

Section 5: Borehole Records	On-site	0-50m	51-250
5 BGS Recorded Boreholes	1	7	61

Section 6: Estimated Background Soil Chemistry	On-site	0-50m	51-250
6 Records of Background Soil Chemistry	3	3	8

Section 7: Railways and Tunnels	On-site	0-50m	51-250	251-500
7.1 Tunnels	0	0	0	Not Searched
7.2 Historical Railway and Tunnel Features	0	0	0	Not Searched
7.3 Historical Railways	0	0	0	Not Searched
7.4 Active Railways	0	0	0	Not Searched

Section 7:Railways and Tunnels	On-site	0-50m	51-250	251-500
7.5 Railway Projects	0	0	0	0

1 Geology

1.1 Artificial Ground Map



Artificial Ground Legend

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1 Geology

1.1 Artificial Ground

1.1.1 Artificial/ Made Ground

The following geological information represented on the mapping is derived from 1:50,000 scale BGS Geological mapping, Sheet No:270

Are there any records of Artificial/Made Ground within 500m of the study site boundary? Yes

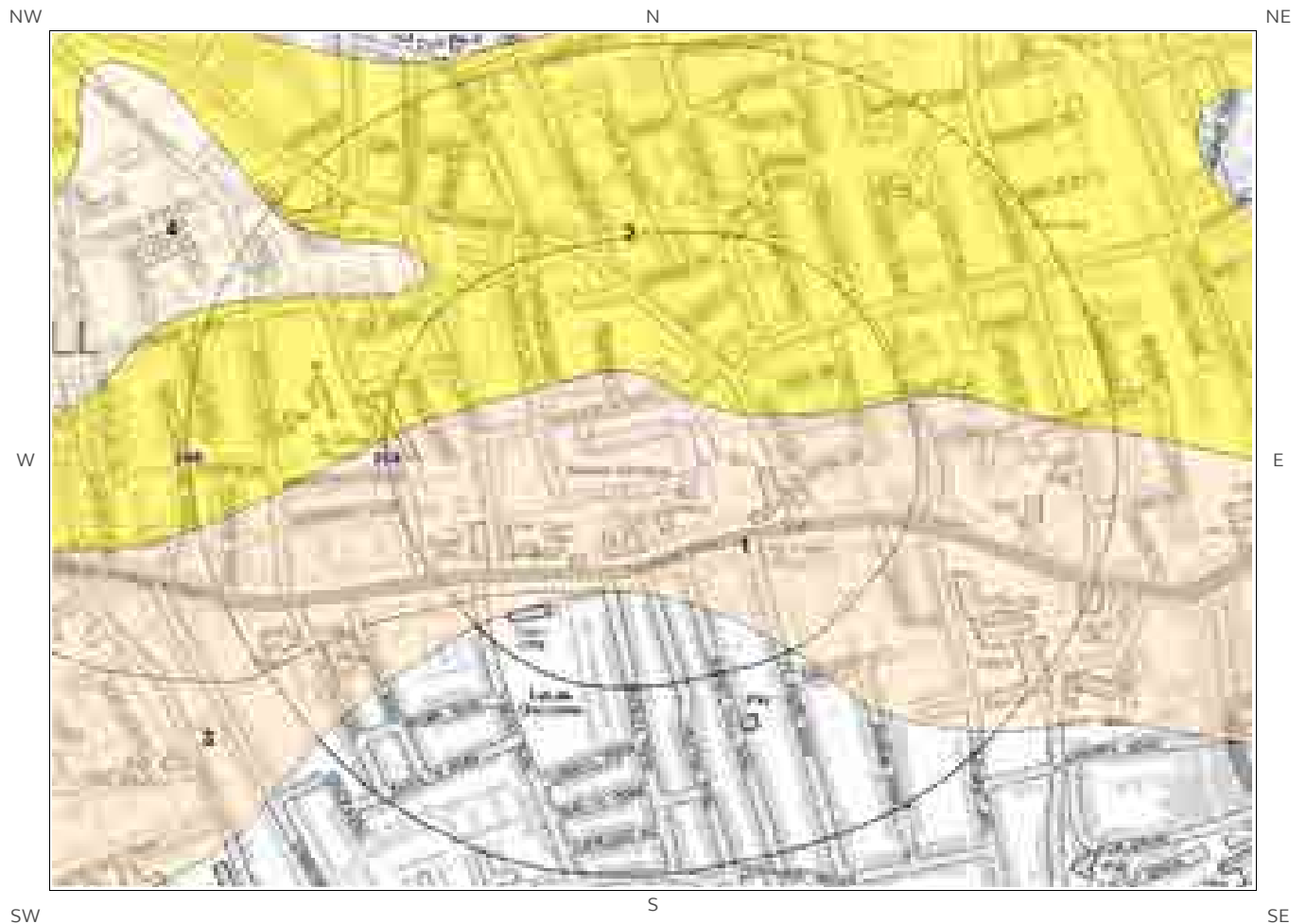
ID	Distance (m)	Direction	LEX Code	Description	Rock Description
1	394.0	SW	WGR-OPEN	WORKED GROUND (UNDIVIDED)	VOID

1.1.2 Permeability of Artificial Ground

Are there any records relating to permeability of artificial ground within the study site boundary? No

Database searched and no data found.

1.2 Superficial Deposits and Landslips Map



**Superficial Deposits and Landslips
Legend**

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1.2 Superficial Deposits and Landslips

1.2.1 Superficial Deposits/ Drift Geology

Are there any records of Superficial Deposits/ Drift Geology within 500m of the study site boundary? Yes

ID	Distance (m)	Direction	LEX Code	Description	Rock Description
1	0.0	On Site	IGLD	INTERGLACIAL LACUSTRINE DEPOSITS	CLAY AND SILT [UNLITHIFIED DEPOSITS CODING SCHEME]
2	23.0	N	LASI	LANGLEY SILT MEMBER	CLAY AND SILT [UNLITHIFIED DEPOSITS CODING SCHEME]
3	120.0	S	TPGR	TAPLOW GRAVEL FORMATION	SAND AND GRAVEL [UNLITHIFIED DEPOSITS CODING SCHEME]
4	292.0	NW	KPGR	KEMPTON PARK GRAVEL FORMATION	SAND AND GRAVEL [UNLITHIFIED DEPOSITS CODING SCHEME]

1.2.2 Permeability of Superficial Ground

Are there any records relating to permeability of superficial ground within the study site boundary? Yes

Distance (m)	Direction	Flow Type	Maximum Permeability	Minimum Permeability
0.0	On Site	Mixed	Low	Very Low
23.0	N	Mixed	Low	Very Low

1.2.3 Landslip

Are there any records of Landslip within 500m of the study site boundary?

No

Database searched and no data found.

This Geology shows the main components as discrete layers, these are: Artificial / Made Ground, Superficial / Drift Geology and Landslips. These are all displayed with the BGS Lexicon code for the rock unit and BGS sheet number. Not all of the main geological components have nationwide coverage.

1.2.4 Landslip Permeability

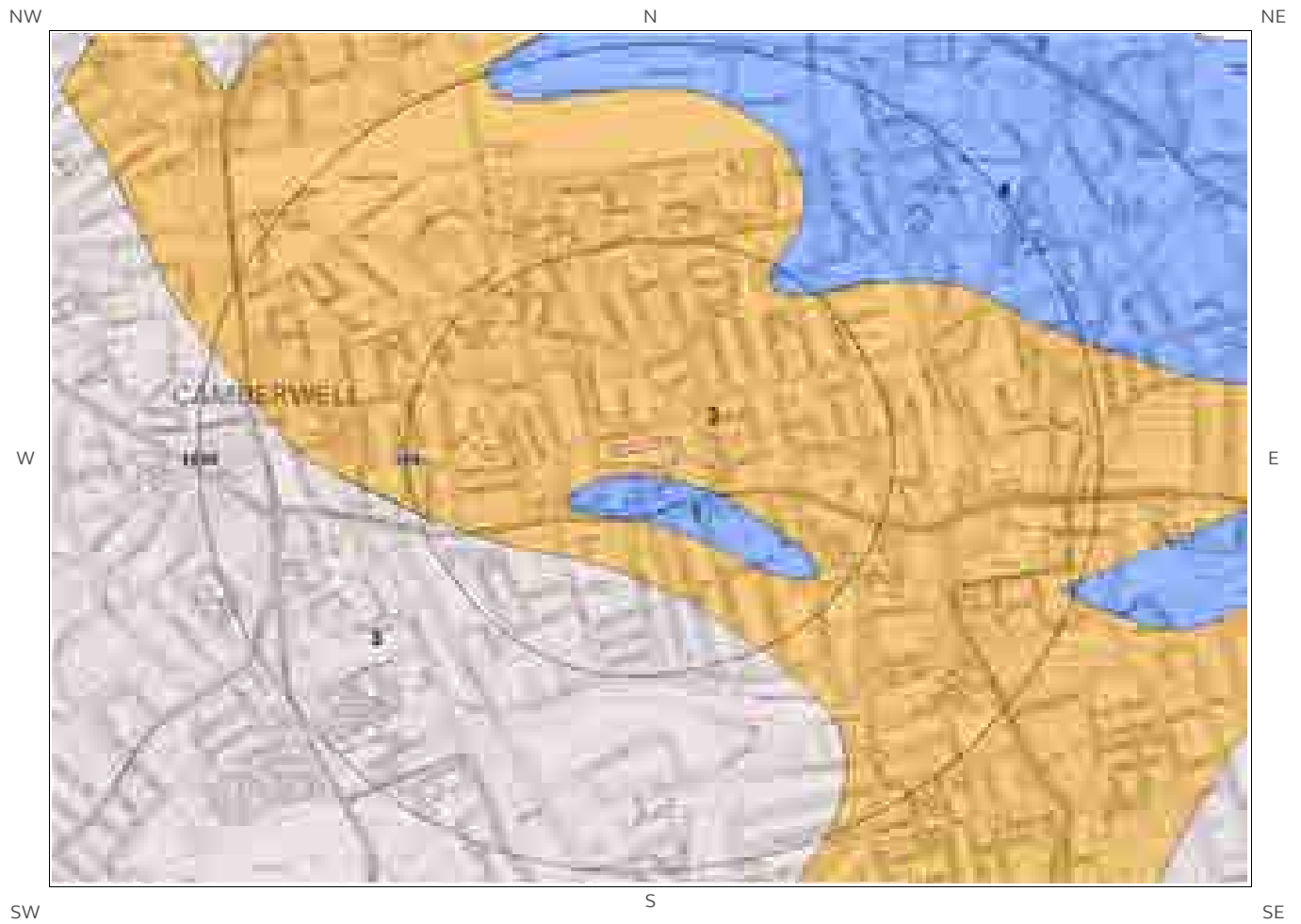
Are there any records relating to permeability of landslips within the study site** boundary?

No

Database searched and no data found.

* This includes an automatically generated 50m buffer zone around the site

1.3 Bedrock and Faults Map



Bedrock and Faults Legend

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1.3 Bedrock, Solid Geology & Faults

The following geological information represented on the mapping is derived from 1:50,000 scale BGS Geological mapping, Sheet No:270

1.3.1 Bedrock/ Solid Geology

Records of Bedrock/ Solid Geology within 500m of the study site boundary:

ID	Distance (m)	Direction	LEX Code	Description	Rock Age
1	0.0	On Site	TAB-SANDU	Thanet Formation - Sand	Thanetian
2	0.0	On Site	LMBE-CLSISA	Lambeth Group - Clay, Silt And Sand	No Details
3	232.0	S	LC-CLSI	London Clay Formation - Clay And Silt	No Details
4	453.0	NE	TAB-SANDU	Thanet Formation - Sand	Thanetian

1.3.2 Permeability of Bedrock Ground

Are there any records relating to permeability of bedrock ground within the study site* boundary? Yes

Distance (m)	Direction	Flow Type	Maximum Permeability	Minimum Permeability
0.0	On Site	Mixed	Moderate	Very Low
0.0	On Site	Intergranular	High	High

1.3.3 Faults

Are there any records of Faults within 500m of the study site boundary? No

Database searched and no data found.

The geology map for the site and surrounding area are extracted from the BGS Digital Geological Map of Great Britain at 1:50,000 scale.

This Geology shows the main components as discrete layers, these are: Bedrock/ Solid Geology and linear features such as Faults. These are all displayed with the BGS Lexicon code for the rock unit and BGS sheet number. Not all of the main geological components have nationwide coverage.

* This includes an automatically generated 50m buffer zone around the site

1.4 Radon Data

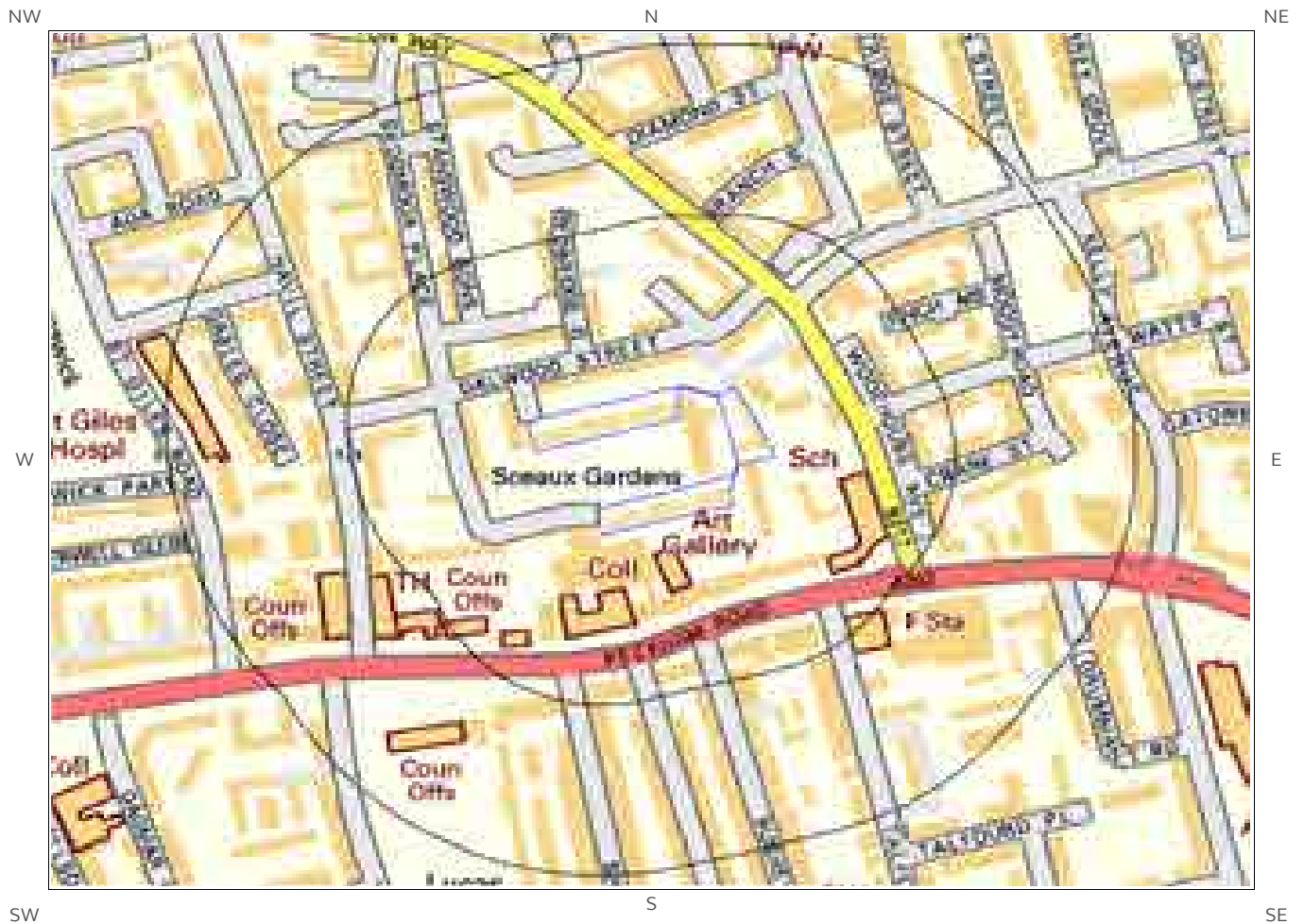
1.4.1 Radon Affected Areas

Is the property in a Radon Affected Area as defined by the Health Protection Agency (HPA) and if so what percentage of homes are above the Action Level? The property is in a Radon Affected Area, as between 1 and 3% of properties are above the Action Level

1.4.2 Radon Protection

Is the property in an area where Radon Protection are required for new properties or extensions to existing ones as described in publication BR211 by the Building Research Establishment? No radon protective measures are necessary

2 Ground Workings Map



Ground Workings Legend

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2 Ground Workings

2.1 Historical Surface Ground Working Features derived from Historical Mapping

This dataset is based on Groundsure's unique Historical Land Use Database derived from 1:10,560 and 1:10,000 scale historical mapping.

Are there any Historical Surface Ground Working Features within 250m of the study site boundary? No

Database searched and no data found.

2.2 Historical Underground Working Features derived from Historical Mapping

This data is derived from the Groundsure unique Historical Land Use Database. It contains data derived from 1:10,000 and 1:10,560 historical Ordnance Survey Mapping and includes some natural topographical features (Shake Holes for example) as well as manmade features that may have implications for ground stability. Underground and mining features have been identified from surface features such as shafts. The distance that these extend underground is not shown.

Are there any Historical Underground Working Features within 1000m of the study site boundary? Yes

The following Historical Underground Working Features are provided by Groundsure:

ID	Distance (m)	Direction	NGR	Use	Date
Not shown	683.0	SW	533014 176188	Tunnel	1938
Not shown	683.0	SW	533014 176188	Tunnel	1914
Not shown	690.0	SW	533018 176181	Tunnel	1873
Not shown	690.0	SW	533018 176181	Tunnel	1873

2.3 Current Ground Workings

This dataset is derived from the BGS BRITPITS database covering active; inactive mines; quarries; oil wells; gas wells and mineral wharves; and rail deposits throughout the British Isles.

Are there any BGS Current Ground Workings within 1000m of the study site boundary? No

Database searched and no data found.

3 Mining, Extraction & Natural Cavities Map



Mining, Extraction and Natural Cavities Legend

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3 Mining, Extraction & Natural Cavities

3.1 Historical Mining

This dataset is derived from Groundsure unique Historical Land-use Database that are indicative of mining or extraction activities.

Are there any Historical Mining areas within 1000m of the study site boundary? No

Database searched and no data found.

3.2 Coal Mining

This dataset provides information as to whether the study site lies within a known coal mining affected area as defined by the coal authority.

Are there any Coal Mining areas within 1000m of the study site boundary? No

Database searched and no data found.

3.3 Johnson Poole and Bloomer

This dataset provides information as to whether the study site lies within an area where JPB hold information relating to mining.

Are there any JPB Mining areas within 1000m of the study site boundary? Yes

The following information provided by JPB is not represented on mapping: Whilst outside of an area where The Coal Authority have information on coal mining activities, Johnson Poole & Bloomer (JPB) have information such as mining plans and maps held within their archive of mining activities that have occurred within 1km of this property. Further details and a quote for services can be obtained by emailing this report to enquiries.gs@jpb.co.uk.

3.4 Non-Coal Mining

This dataset provides information as to whether the study site lies within an area which may have been subject to non-coal historic mining.

Are there any Non-Coal Mining areas within 1000m of the study site boundary? Yes

The following non-coal mining information is provided by the BGS:

ID	Distance (m)	Direction	Name	Commodity	Assessment of likelihood
1	0.0	On Site	Not available	Chalk	Sporadic underground mining of restricted extent may have occurred. Potential for difficult ground conditions are unlikely and localised and are at a level where they need not be considered
2	0.0	On Site	Not available	Chalk	Small scale underground mining may have occurred; mine adits, shafts and tunnels may be present. Potential for localised difficult ground conditions are at a level where they should be considered
Not shown	963.0	E	Not available	Chalk	Sporadic underground mining of restricted extent may have occurred. Potential for difficult ground conditions are unlikely and localised and are at a level where they need not be considered

3.5 Non-Coal Mining Cavities

This dataset provides information from the Peter Brett Associates (PBA) mining cavities database (compiled for the national study entitled “Review of mining instability in Great Britain, 1990” PBA has also continued adding to this database) on mineral extraction by mining.

Are there any Non-Coal Mining cavities within 1000m of the study site boundary? No

Database searched and no data found.

3.6 Natural Cavities

This dataset provides information based on Peter Brett Associates natural cavities database.

Are there any Natural Cavities within 1000m of the study site boundary? No

Database searched and no data found.

3.7 Brine Extraction

This data provides information from the Coal Authority issued on behalf of the Cheshire Brine Subsidence Compensation Board.

Are there any Brine Extraction areas within 1000m of the study site boundary? No

Database searched and no data found.

3.8 Gypsum Extraction

This dataset provides information on Gypsum extraction from British Gypsum records.

Are there any Gypsum Extraction areas within 1000m of the study site boundary? No

Database searched and no data found.

3.9 Tin Mining

This dataset provides information on tin mining areas and is derived from tin mining records. This search is based upon postcode information to a sector level.

Are there any Tin Mining areas within 1000m of the study site boundary? No

Database searched and no data found.

3.10 Clay Mining

This dataset provides information on Kaolin and Ball Clay mining from relevant mining records.

Are there any Clay Mining areas within 1000m of the study site boundary? No

Database searched and no data found.

4 Natural Ground Subsidence

4.1 Shrink-Swell Clay Map



Shrink Swell Clay Legend

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4.2 Landslides Map



Landslides Legend

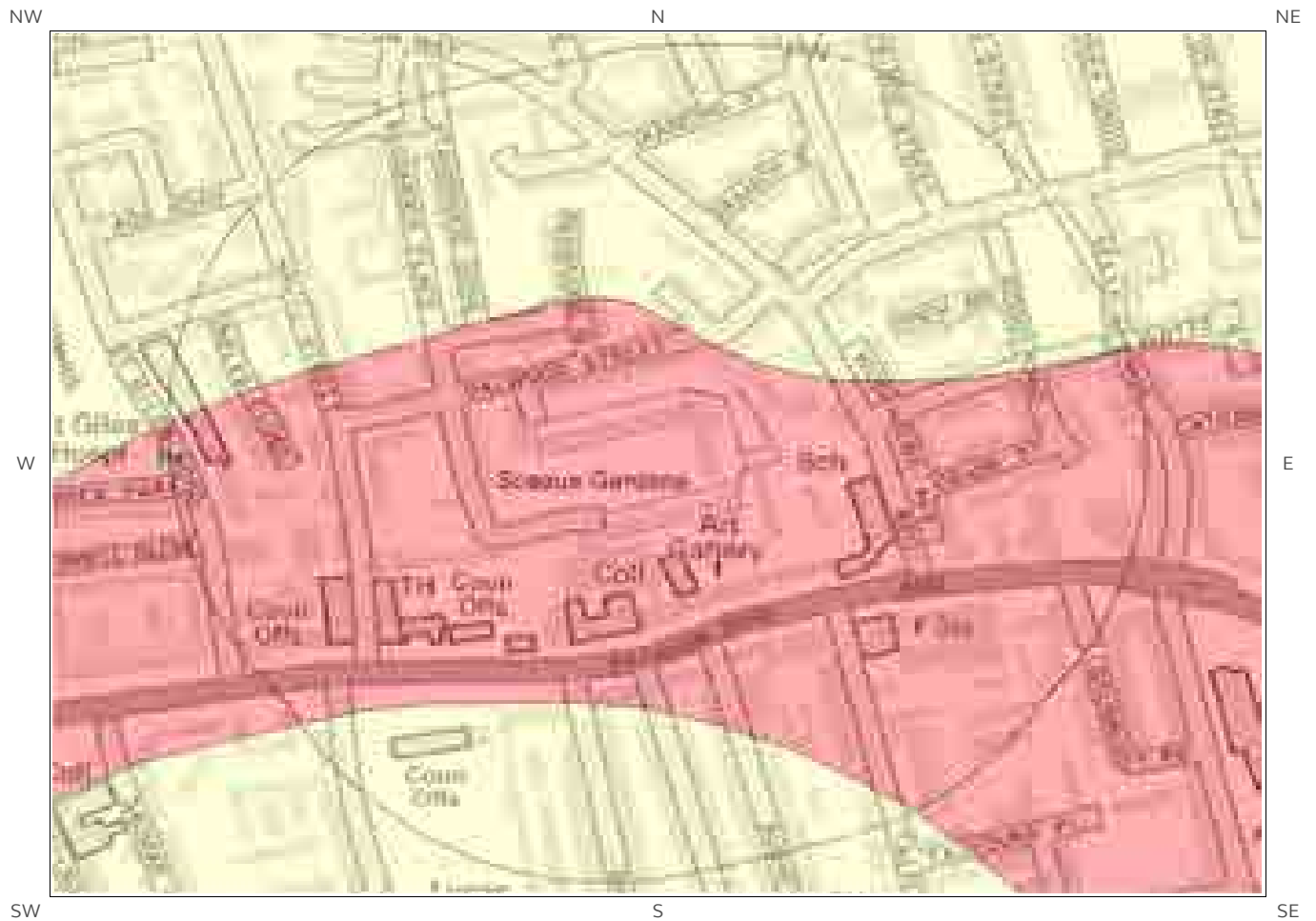
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4.3 Ground Dissolution Soluble Rocks Map



4.4 Compressible Deposits Map



Compressible Deposits Legend

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4.5 Collapsible Deposits Map



Collapsible Deposits Legend

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4.6 Running Sand Map



Running Sand Legend

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4 Natural Ground Subsidence

The National Ground Subsidence rating is obtained through the 6 natural ground stability hazard datasets, which are supplied by the British Geological Survey (BGS).

The following GeoSure data represented on the mapping is derived from the BGS Digital Geological map of Great Britain at 1:50,000 scale.

What is the maximum hazard rating of natural subsidence within the study site* boundary? Moderate

4.1 Shrink-Swell Clays

The following Shrink Swell information provided by the British Geological Survey:

ID	Distance (m)	Direction	Hazard Rating	Details
1	0.0	On Site	Low	Ground conditions predominantly medium plasticity. Do not plant trees with high soil moisture demands near to buildings. For new build, consideration should be given to advice published by the National House Building Council (NHBC) and the Building Research Establishment (BRE). There is a possible increase in construction cost to reduce potential shrink swell problems. For existing property, there is a possible increase in insurance risk, especially during droughts or where vegetation with high moisture demands is present.
2	23.0	N	Very Low	Ground conditions predominantly low plasticity. No special actions required to avoid problems due to shrink-swell clays. No special ground investigation required, and increased construction costs or increased financial risks are unlikely due to potential problems with shrink-swell clays.

4.2 Landslides

The following Landslides information provided by the British Geological Survey:

ID	Distance (m)	Direction	Hazard Rating	Details
1	0.0	On Site	Very Low	Slope instability problems are unlikely to be present. No special actions required to avoid problems due to landslides. No special ground investigation required, and increased construction costs or increased financial risks are unlikely due to potential problems with landslides.

* This includes an automatically generated 50m buffer zone around the site

4.3 Ground Dissolution of Soluble Rocks

The following Ground Dissolution information provided by the British Geological Survey:

ID	Distance (m)	Direction	Hazard Rating	Details
1	0.0	On Site	Negligible	Soluble rocks are present, but unlikely to cause problems except under exceptional conditions. No special actions required to avoid problems due to soluble rocks. No special ground investigation required, and increased construction costs or increased financial risks are unlikely due to potential problems with soluble rocks.

4.4 Compressible Deposits

The following Compressible Deposits information provided by the British Geological Survey:

ID	Distance (m)	Direction	Hazard Rating	Details
1	0.0	On Site	Moderate	Significant potential for compressibility problems. Do not drain, load or de-water ground near the property without technical advice. For new build, consider possibility of compressible ground in ground investigation, construction and building design. Consider effects of groundwater changes. Extra construction costs are likely. For existing property, possible increase in insurance risk from compressibility, especially if water conditions or loading of the ground change significantly.
2	23.0	N	Negligible	No indicators for compressible ground identified. No special actions required to avoid problems due to compressible ground. No special ground investigation required, and increased construction costs or increased financial risks are unlikely due to potential problems with compressible ground.

4.5 Collapsible Deposits

The following Collapsible Rocks information provided by the British Geological Survey:

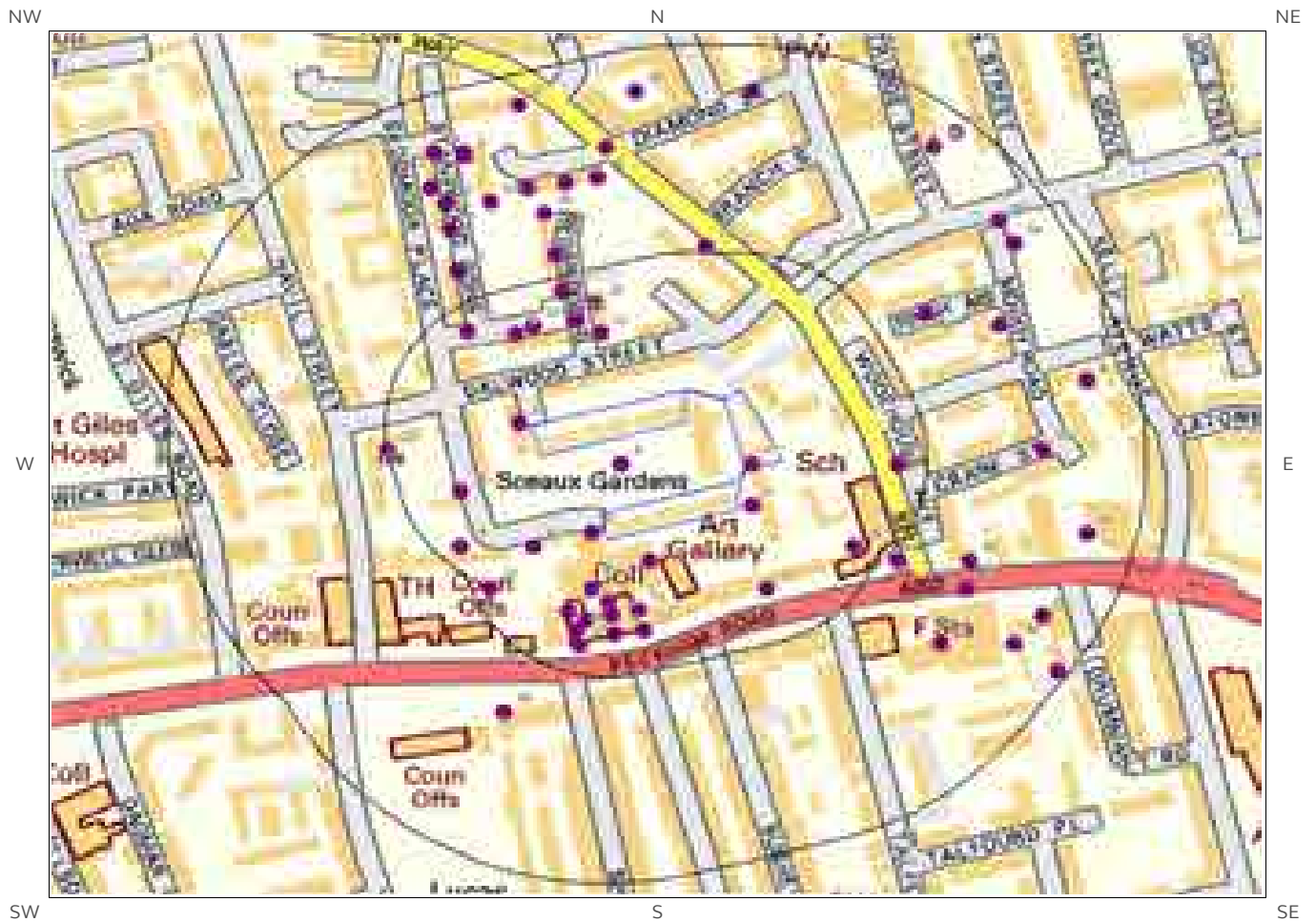
ID	Distance (m)	Direction	Hazard Rating	Details
1	0.0	On Site	Very Low	Deposits with potential to collapse when loaded and saturated are unlikely to be present. No special ground investigation required or increased construction costs or increased financial risk due to potential problems with collapsible deposits.

4.6 Running Sands

The following Running Sands information provided by the British Geological Survey:

ID	Distance (m)	Direction	Hazard Rating	Details
1	0.0	On Site	Negligible	No indicators for running sand identified. No special actions required to avoid problems due to running sand. No special ground investigation required, and increased construction costs or increased financial risks are unlikely due to potential problems with running sand.

5 Borehole Records Map



Borehole Records Legend

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5 Borehole Records

The systematic analysis of data extracted from the BGS Borehole Records database provides the following information.

Records of boreholes within 250m of the study site boundary:

69

ID	Distance (m)	Direction	NGR	BGS Reference	Drilled Length	Borehole Name
1	0.0	On Site	533500 176870	TQ37NW1177	9.14	CAMBERWELL HOUSING DEVELOPMENT BH8
2	7.0	E	533500 176840	TQ37NW1178	12.19	CAMBERWELL HOUSING DEVELOPMENT BH9
3	9.0	W	533340 176900	TQ37NW1175	9.14	CAMBERWELL HOUSING DEVELOPMENT BH6
4	10.0	W	533390 176820	TQ37NW134/A	55.16	PHOENIX BREWERY
5	19.0	S	533410 176870	TQ37NW1176	9.14	CAMBERWELL HOUSING DEVELOPMENT BH7
6	22.0	S	533430 176800	TQ37NW222	7.01	CAMBERWELL SCHOOL OF ARTS & CRAFTS
7	38.0	S	533390 176780	TQ37NW134/C	91.44	PHOENIX BREWERY
8	46.0	S	533401 176770	TQ37NW1802	15.24	CAMBERWELL SCHOOL ARTS & CRAFTS BH7
9	51.0	W	533350 176810	TQ37NW1171	15.24	CAMBERWELL HOUSING DEVELOPMENT BH2
10	54.0	N	533396 176965	TQ37NW1823	9.75	WELLS PLACE CAMBERWELL K
11	55.0	S	533422 176764	TQ37NW1803	12.19	CAMBERWELL SCHOOL ARTS & CRAFTS BH8
12	56.0	S	533404 176760	TQ37NW1796	13.26	CAMBERWELL SCHOOL ARTS & CRAFTS BH1
13A	59.0	SW	533374 176763	TQ37NW1801	10.82	CAMBERWELL SCHOOL ARTS & CRAFTS BH6
14	60.0	S	533510 176780	TQ37NW1179	9.14	CAMBERWELL HOUSING DEVELOPMENT BH10
15	61.0	SW	533300 176850	TQ37NW1173	12.19	CAMBERWELL HOUSING DEVELOPMENT BH4
16A	61.0	S	533386 176757	TQ37NW1804	11.58	CAMBERWELL SCHOOL ARTS & CRAFTS BH9
17	66.0	N	533380 176974	TQ37NW1824	9.14	WELLS PLACE CAMBERWELL L
18B	67.0	N	533338 176964	TQ37NW1825	9.14	WELLS PLACE CAMBERWELL M
19	69.0	S	533406 176747	TQ37NW1797	21.34	CAMBERWELL SCHOOL ARTS & CRAFTS BH2
20	69.0	S	533380 176750	TQ37NW134/B	56.94	PHOENIX BREWERY PECKHAM ROAD
21B	69.0	N	533350 176970	TQ37NW326	6.09	L.C.C. WELLS PLACE
22	69.0	N	533350 176970	TQ37NW326/A	6.0	L.C.C. WELLS PLACE

ID	Distance (m)	Direction	NGR	BGS Reference	Drilled Length	Borehole Name
23	71.0	S	533426 176749	TQ37NW1800	11.73	CAMBERWELL SCHOOL ARTS & CRAFTS BH5
24	75.0	N	533393 176986	TQ37NW1822	9.14	WELLS PLACE CAMBERWELL J
25	79.0	E	533600 176870	TQ37NW980	10.67	CAMDEN REDEVELOPMENT BORO SOUTHWARK BH4
26	80.0	SE	533570 176810	TQ37NW871	3.04	G.L.C.SCHOOL PECKHAM RD SOUTHWARK A&B
27	80.0	S	533382 176738	TQ37NW1798	12.27	CAMBERWELL SCHOOL ARTS & CRAFTS BH3
28	81.0	NW	533305 176966	TQ37NW1826	10.36	WELLS PLACE CAMBERWELL N
29	86.0	SW	533300 176810	TQ37NW1172	9.14	CAMBERWELL HOUSING DEVELOPMENT BH3
30	89.0	SW	533320 176780	TQ37NW1170	9.14	CAMBERWELL HOUSING DEVELOPMENT BH1
31	90.0	N	533370 176996	TQ37NW1821	15.24	WELLS PLACE CAMBERWELL H
32	101.0	W	533250 176880	TQ37NW1174	9.14	CAMBERWELL HOUSING DEVELOPMENT BH5
33	105.0	N	533468 177028	TQ37NW1828	9.14	WELLS PLACE CAMBERWELL Q
34	108.0	SE	533600 176800	TQ37NW2019	3.04	OLIVER GOLDSMITH SCHOOL PECKHAM RD TH.AB
35	116.0	N	533365 177022	TQ37NW1820	15.24	WELLS PLACE CAMBERWELL G
36	123.0	NW	533298 177010	TQ37NW1827	9.14	WELLS PLACE CAMBERWELL O
37	138.0	NE	533620 176980	TQ37NW977	13.26	CAMDEN REDEVELOPMENT BORO SOUTHWARK BH1
38	145.0	SW	533330 176690	TQ37NW2485	-1.0	686 PECKHAM ROAD
39	147.0	N	533358 177052	TQ37NW1819	15.24	WELLS PLACE CAMBERWELL F
40	148.0	SE	533650 176800	TQ37NW985	15.24	CAMDEN REDEVELOPMENT BORO SOUTHWARK BH9
41	153.0	N	533293 177040	TQ37NW1696	3.05	WELLS PLACE BH2
42	157.0	SE	533647 176780	TQ37NW1799	13.11	CAMBERWELL SCHOOL ARTS & CRAFTS BH4
43	164.0	N	533321 177060	TQ37NW1698	3.05	WELLS PLACE BH4
44	164.0	N	533394 177078	TQ37NW1818	15.24	WELLS PLACE CAMBERWELL E
45	165.0	N	533372 177074	TQ37NW1817	15.24	WELLS PLACE CAMBERWELL D
46	167.0	N	533346 177070	TQ37NW1816	15.24	WELLS PLACE CAMBERWELL C
47	168.0	SE	533630 176740	TQ37NW1257	76.2	86 PECKHAM ROAD
48	171.0	N	533290 177059	TQ37NW1699	9.14	WELLS PLACE A

ID	Distance (m)	Direction	NGR	BGS Reference	Drilled Length	Borehole Name
49	177.0	NE	533670 176970	TQ37NW979	10.67	CAMDEN REDEVELOPMENT BORO SOUTHWARK BH3
50	179.0	E	533700 176880	TQ37NW981	10.67	CAMDEN REDEVELOPMENT BORO SOUTHWARK BH5
51	184.0	N	533400 177100	TQ37NW2023	15.0	WELLS PLACE CAMBERWELL TH.C-T
52	185.0	N	533280 177070	TQ37NW148	9.0	L.C.C. K151
53C	200.0	N	533303 177093	TQ37NW1700	9.14	WELLS PLACE B
54C	203.0	N	533302 177096	TQ37NW1697	2.44	WELLS PLACE BH3
55	207.0	SE	533680 176740	TQ37NW1185	13.72	PELICAN YARD CAMBERWELL BH6
56	209.0	N	533282 177096	TQ37NW1695	3.2	WELLS PLACE BH1
57D	212.0	SE	533700 176760	TQ37NW385/A-F	18.28	PELICAN YARD CAMBERWELL
58D	212.0	SE	533700 176760	TQ37NW385/B	17.0	NUMBER NOT USED
59	215.0	NE	533680 177030	TQ37NW987	10.67	CAMDEN REDEVELOPMENT BORO SOUTHWARK BH11
60	215.0	NE	533670 177046	TQ37NW149	9.0	L.C.C. K152
61	216.0	E	533730 176820	TQ37NW988	13.72	CAMDEN REDEVELOPMENT BORO SOUTHWARK BH12
62	216.0	N	533500 177140	TQ37NW1142	10.67	G.L.C. NORTH PECKHAM REDEVELOPMENT BH20
63E	217.0	E	533730 176930	TQ37NW990	3.35	CAMDEN REDEVELOPMENT BORO SOUTHWARK
64E	217.0	E	533730 176930	TQ37NW990/A	3.0	CAMDEN REDEVELOPMENT BORO SOUT
65	219.0	N	533420 177140	TQ37NW1207	48.77	PECKHAM
66	220.0	NE	533625 177100	TQ37NW1128	11.13	G.L.C. NORTH PECKHAM REDEVELOPMENT BH5
67	227.0	N	533340 177130	TQ37NW382	6.55	1&2 WELLS CRESCENT CAMBERWELL
68	237.0	NE	533640 177110	TQ37NW1156	2.13	G.L.C. NORTH PECKHAM REDEVELOPMENT TP.A
69	243.0	SE	533710 176720	TQ37NW1184	7.62	PELICAN YARD CAMBERWELL BH5

The borehole records are available using the hyperlinks below: Please note that if the donor of the borehole record has requested the information be held as commercial-in-confidence, the additional data will be held separately by the BGS and a formal request must be made for its release.

#1: scans.bgs.ac.uk/sobi_scans/boreholes/598279

#2: scans.bgs.ac.uk/sobi_scans/boreholes/598280

#3: scans.bgs.ac.uk/sobi_scans/boreholes/598277

#4: scans.bgs.ac.uk/sobi_scans/boreholes/597138

#5: scans.bgs.ac.uk/sobi_scans/boreholes/598278
#6: scans.bgs.ac.uk/sobi_scans/boreholes/597235
#7: scans.bgs.ac.uk/sobi_scans/boreholes/597140
#8: scans.bgs.ac.uk/sobi_scans/boreholes/598909
#9: scans.bgs.ac.uk/sobi_scans/boreholes/598273
#10: scans.bgs.ac.uk/sobi_scans/boreholes/598930
#11: scans.bgs.ac.uk/sobi_scans/boreholes/598910
#12: scans.bgs.ac.uk/sobi_scans/boreholes/598903
#13A: scans.bgs.ac.uk/sobi_scans/boreholes/598908
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#15: scans.bgs.ac.uk/sobi_scans/boreholes/598275
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6 Estimated Background Soil Chemistry

Records of background estimated soil chemistry within 250m of the study site boundary:

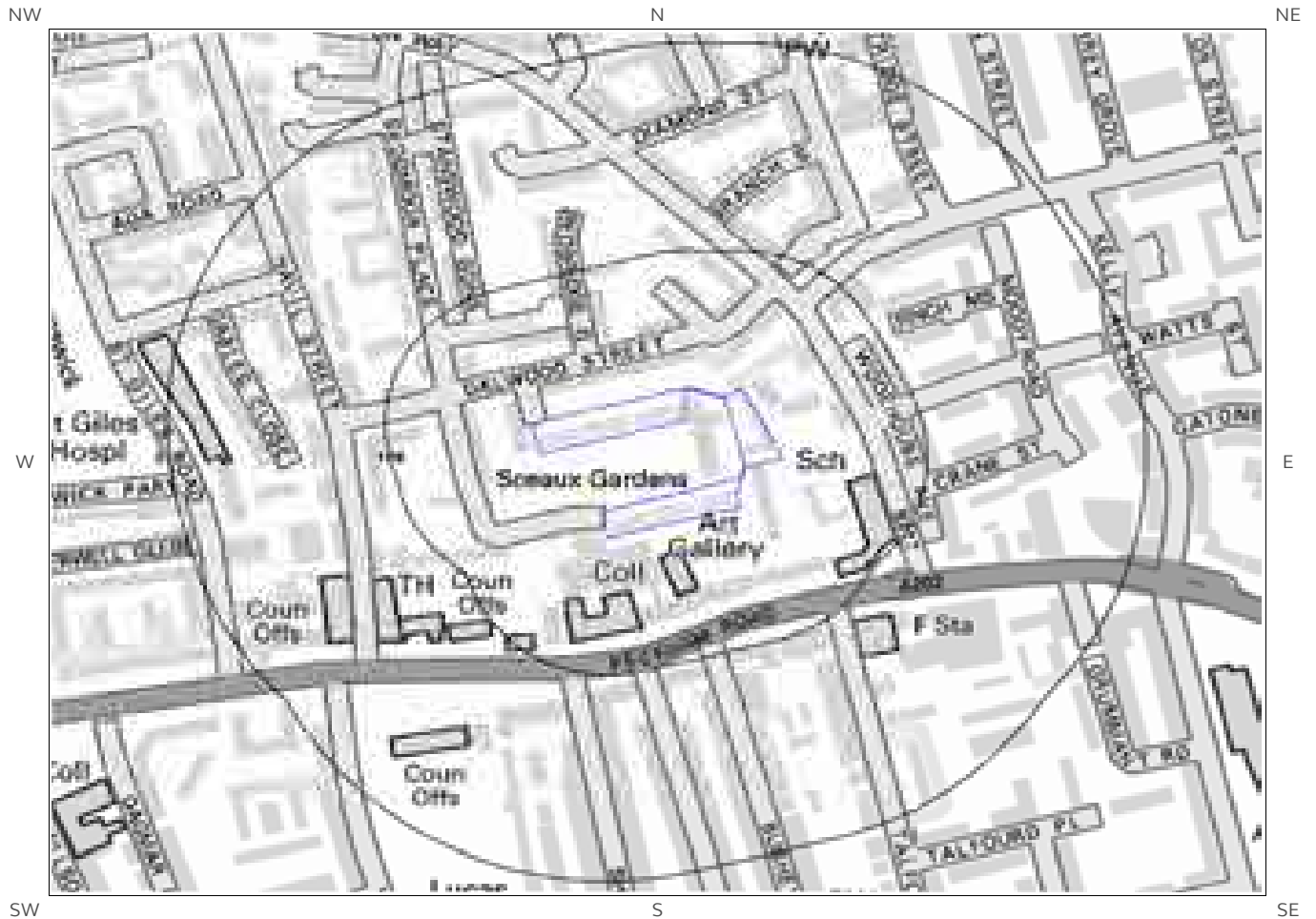
14

For further information on how this data is calculated and limitations upon its use, please see the Groundsure Geo Insight User Guide, available on request.

Distance (m)	Direction	Sample Type	Arsenic (As)	Cadmium (Cd)	Chromium (Cr)	Nickel (Ni)	Lead (Pb)
0.0	On Site	London	No data	No data	No data	No data	No data
0.0	On Site	London	No data	No data	No data	No data	No data
0.0	On Site	London	No data	No data	No data	No data	No data
23.0	N	London	No data	No data	No data	No data	No data
23.0	N	London	No data	No data	No data	No data	No data
25.0	S	London	No data	No data	No data	No data	No data
76.0	N	London	No data	No data	No data	No data	No data
76.0	N	London	No data	No data	No data	No data	No data
76.0	N	London	No data	No data	No data	No data	No data
76.0	N	London	No data	No data	No data	No data	No data
120.0	S	London	No data	No data	No data	No data	No data
120.0	S	London	No data	No data	No data	No data	No data
162.0	S	London	No data	No data	No data	No data	No data
232.0	S	London	No data	No data	No data	No data	No data

*As this data is based upon underlying 1:50,000 scale geological information, a 50m buffer has been added to the search radius.

7 Railways and Tunnels Map



Railways and Tunnels Legend

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7 Railways and Tunnels

7.1 Tunnels

This data is derived from OpenStreetMap and provides information on the possible locations of underground railway systems in the UK - the London Underground, the Tyne & Wear Metro and the Glasgow Subway.

Have any underground railway lines been identified within the study site boundary? No

Have any underground railway lines been identified within 250m of the study site boundary? No

Database searched and no data found.

Any records that have been identified are represented on the Railways and Tunnels Map.

This data is derived from Ordnance Survey mapping and provides information on the possible locations of railway tunnels forming part of the UK overground railway network.

Have any other railway tunnels been identified within the site boundary? No

Have any other railway tunnels been identified within 250m of the site boundary? No

Database searched and no data found.

Any records that have been identified are represented on the Railways and Tunnels Map.

7.2 Historical Railway and Tunnel Features

This data is derived from Groundsure's unique Historical Land-use Database and contains features relating to tunnels, railway tracks or associated works that have been identified from historical Ordnance Survey mapping.

Have any historical railway or tunnel features been identified within the study site boundary? No

Have any historical railway or tunnel features been identified within 250m of the study site boundary? No

Database searched and no data found.

Any records that have been identified are represented on the Railways and Tunnels Map.

7.3 Historical Railways

This data is derived from OpenStreetMap and provides information on the possible alignments of abandoned or dismantled railway lines in proximity to the study site.

Have any historical railway lines been identified within the study site boundary? No

Have any historical railway lines been identified within 250m of the study site boundary? No

Database searched and no data found.

Note: multiple sections of the same track may be listed in the detail above

Any records that have been identified are represented on the Railways and Tunnels Map.

7.4 Active Railways

These datasets are derived from Ordnance Survey mapping and OpenStreetMap and provide information on the possible locations of active railway lines in proximity to the study site.

Have any active railway lines been identified within the study site boundary? No

Have any active railway lines been identified within 250m of the study site boundary? No

Database searched and no data found.

Note: multiple sections of the same track may be listed in the detail above

Any records that have been identified are represented on the Railways and Tunnels Map.

7.5 Railway Projects

These datasets provide information on the location of large scale railway projects High Speed 2 and Crossrail 1 .

Is the study site within 5km of the route of the High Speed 2 rail project? No

Is the study site within 500m of the route of the Crossrail 1 rail project? No

Further information on proximity to these routes, the project construction status and associated works can be obtained through the purchase of a Groundsure HS2 and Crossrail 1 Report.

Crossrail route data has been digitised from publicly available maps by Groundsure. The route as provided relates to the Crossrail 1 project only, and does not include any details of the Crossrail 2 project, as final details of the route for Crossrail 2 are still under consultation.

Please note that this assessment takes account of both the original Phase 2b proposed route and the amended route proposed in 2016. As the Phase 2b route is still under consultation, Groundsure are providing information on both options until the final route is formally confirmed. Practitioners should take account of this uncertainty when advising clients.

Contact Details



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Leicestershire
LE12 6HX



The Coal Authority

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Mansfield
Notts NG18 4RG
Tel: 0345 7626 848
DX 716176 Mansfield 5
www.coal.gov.uk



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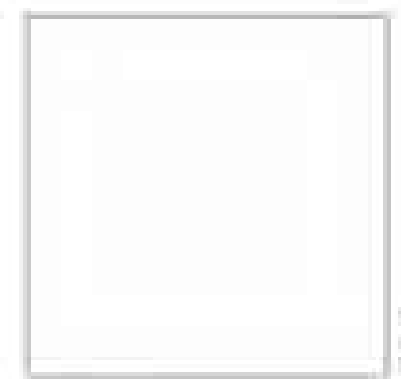
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Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name: County Series

Map date: 1874

Scale: 1:2,500

Printed at: 1:2,500



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Client Ref: 774580
Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name: 1056 Scale Town Plan

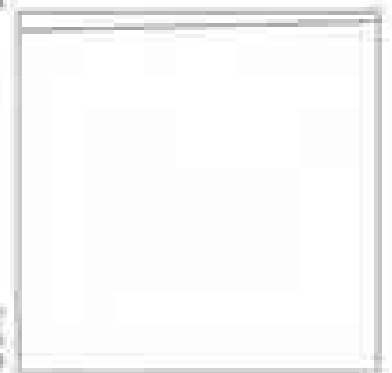
Map date: 1876

Scale: 1:1,056

Printed at: 1:1,056



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Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name: 1056 Scale Town Plan

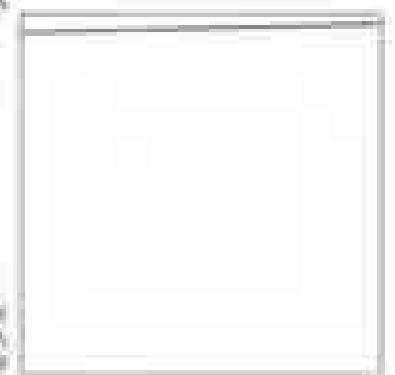
Map date: 1896

Scale: 1:1,056

Printed at: 1:1,056



Surveyed 1980
Revised 1986
Excluded 1986
Copyright 1986
London 1896



Surveyed 1980
Revised 1986
Excluded 1986
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London 1896

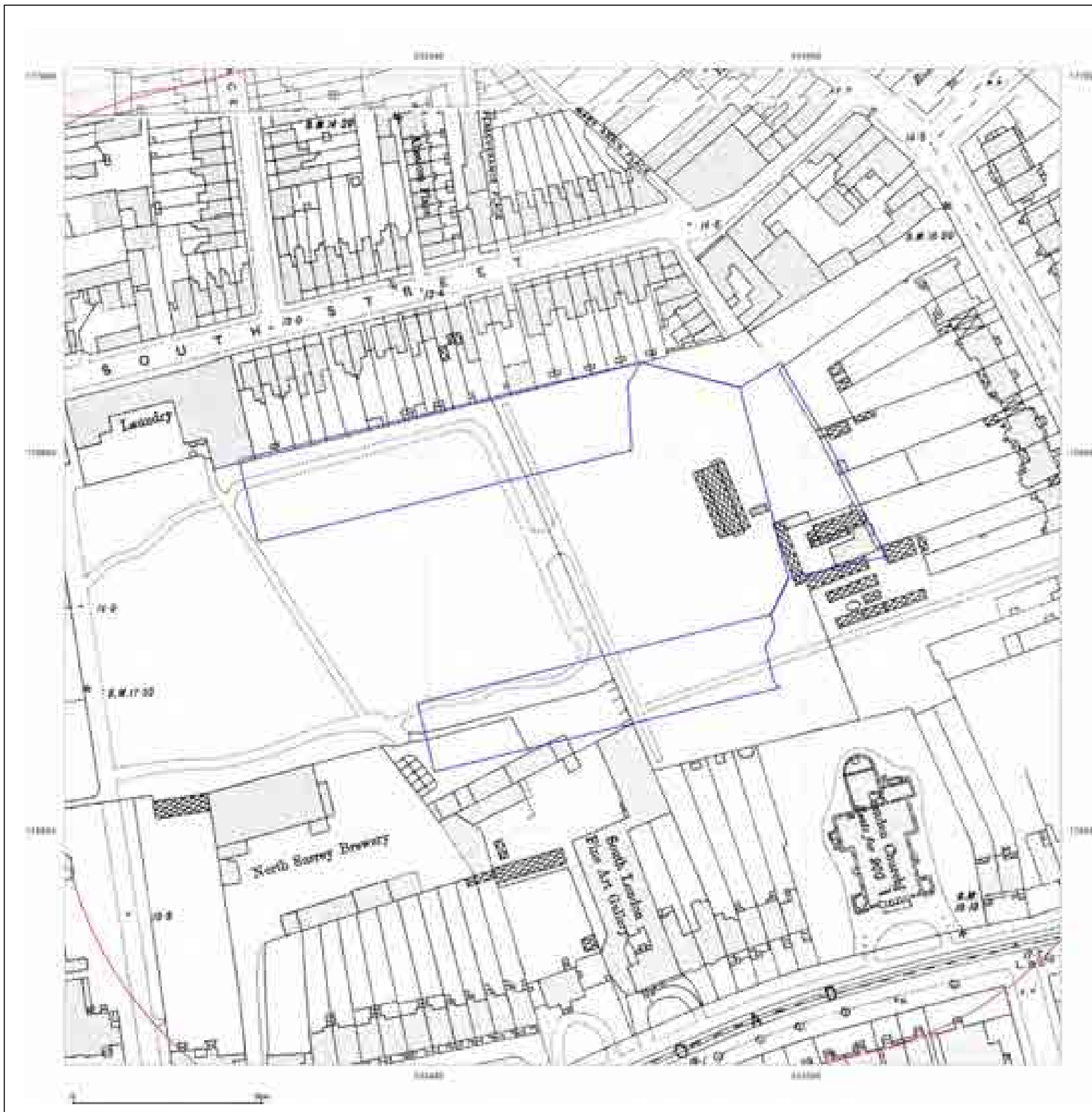


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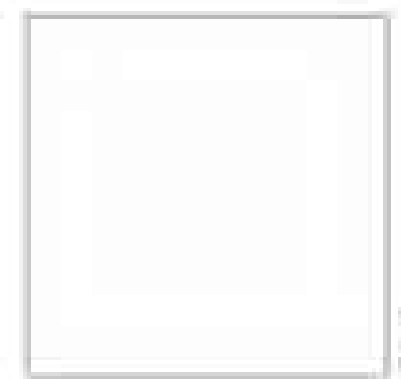
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Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name: County Series

Map date: 1896

Scale: 1:2,500

Printed at: 1:2,500



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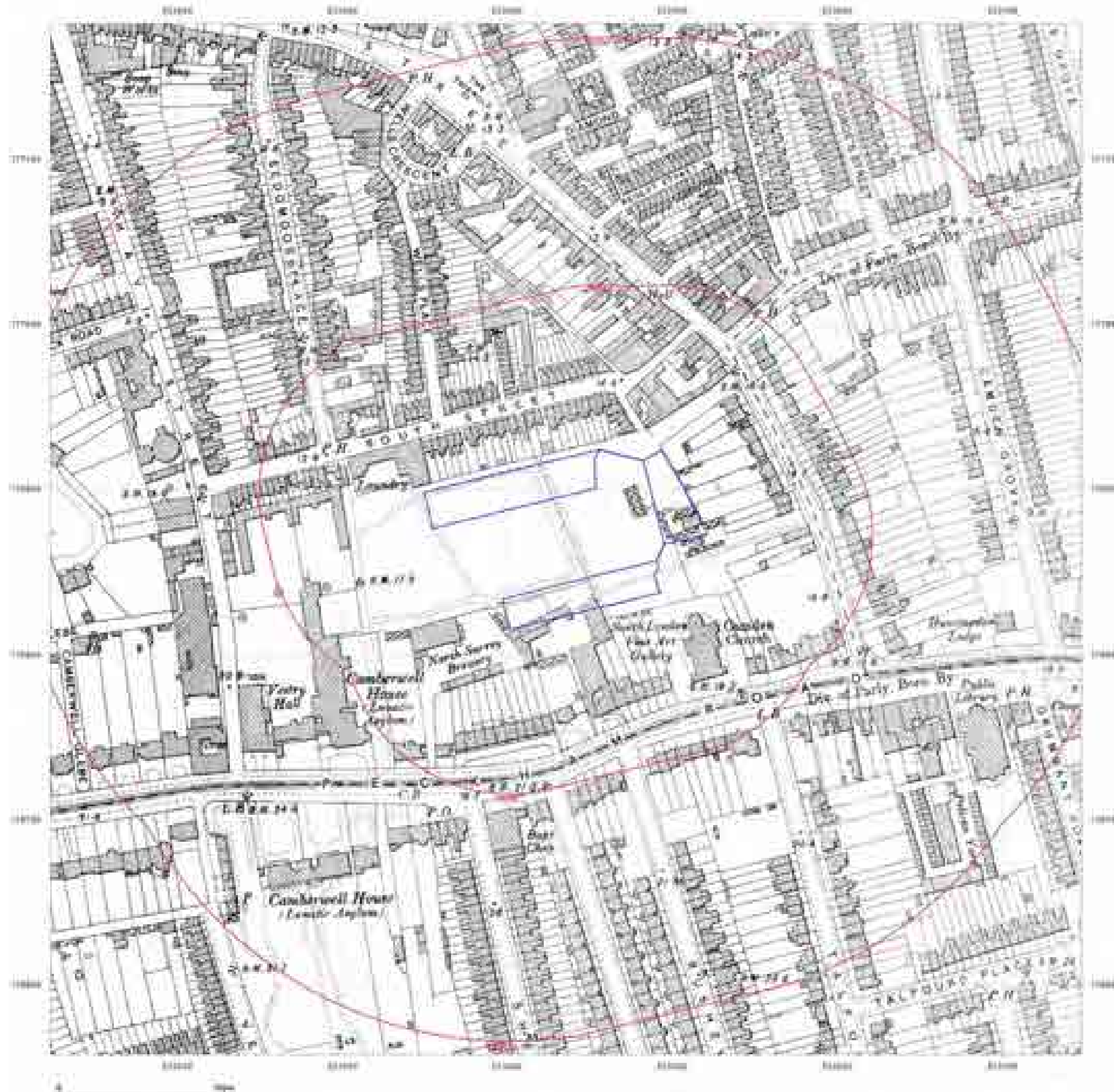


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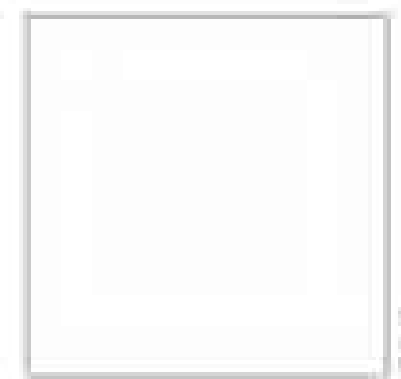
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Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name: County Series

Map date: 1916

Scale: 1:2,500

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Client Ref: 774580
Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 1950

Scale: 1:1,250

Printed at: 1:2,000

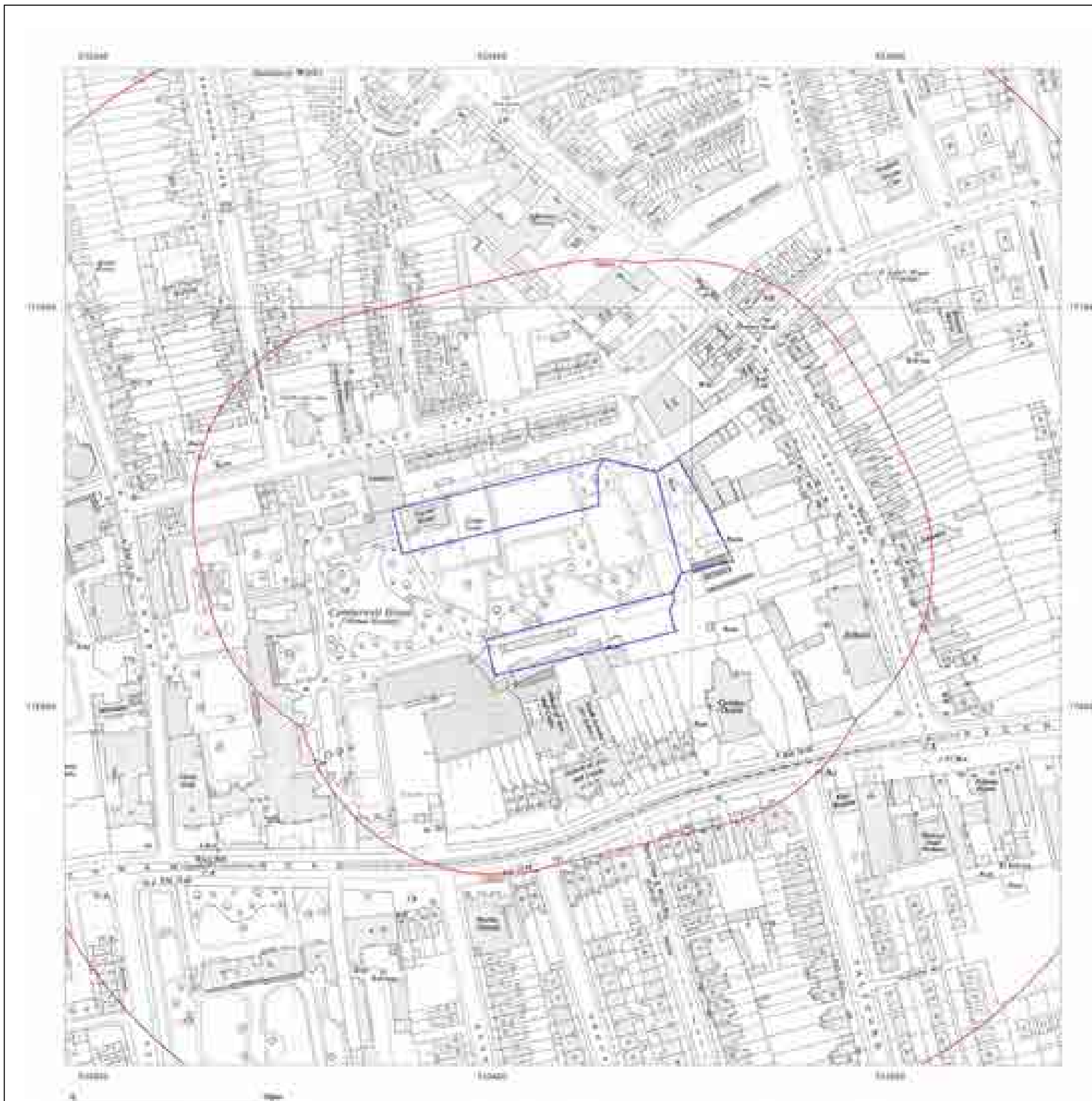


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Client Ref: 774580
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Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 1950-1953

Scale: 1:2,500

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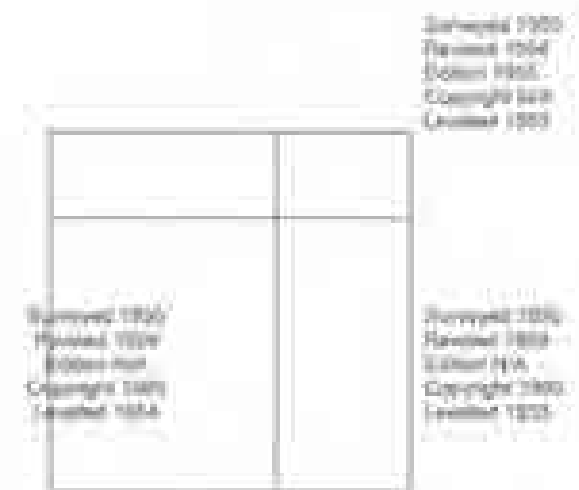
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Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 1955-1960

Scale: 1:1,250

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Map Name: National Grid

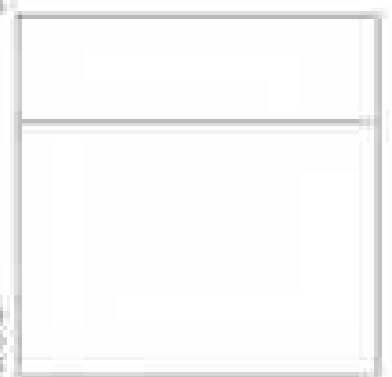
Map date: 1960-1961

Scale: 1:2,500

Printed at: 1:2,500



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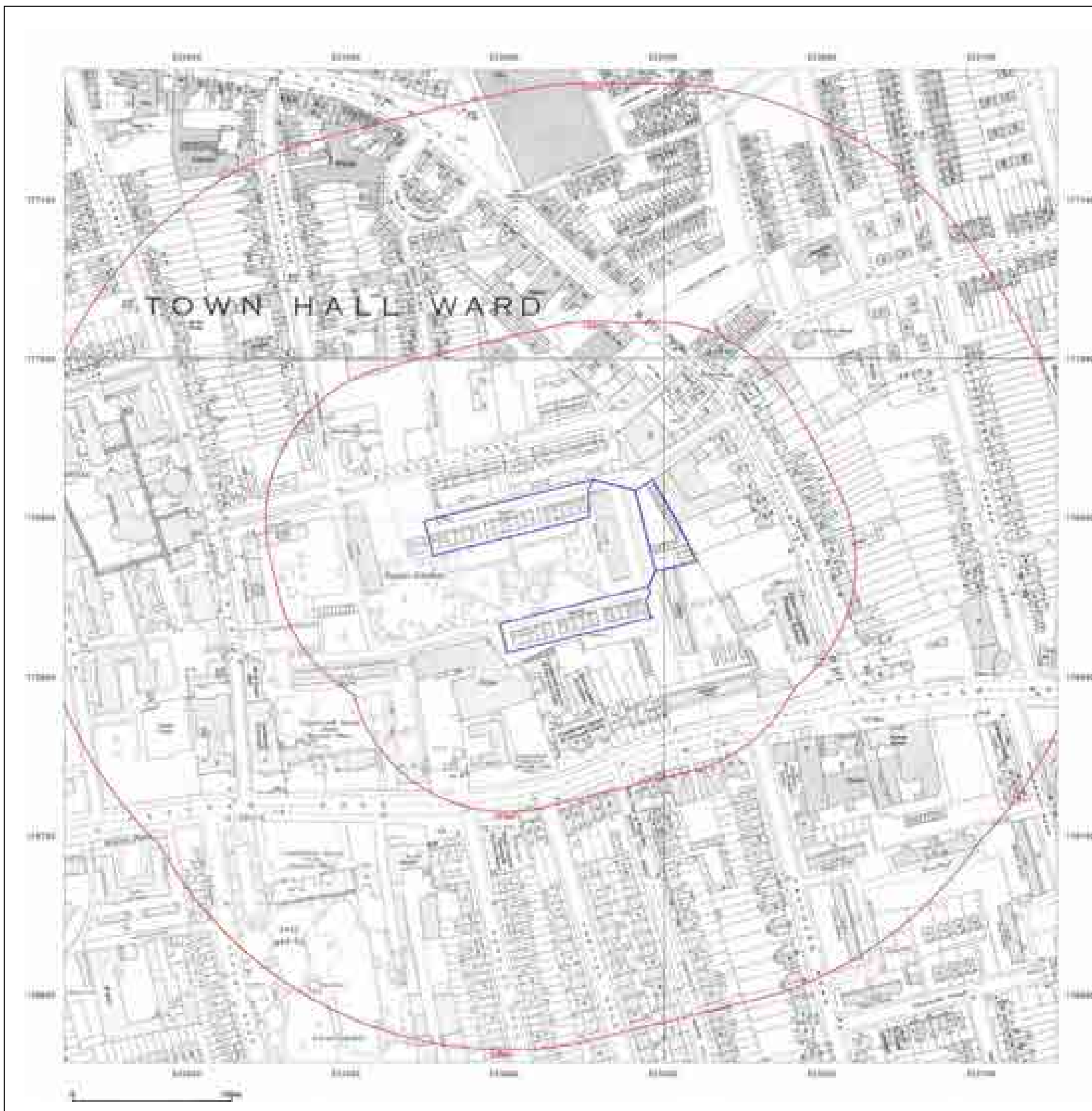


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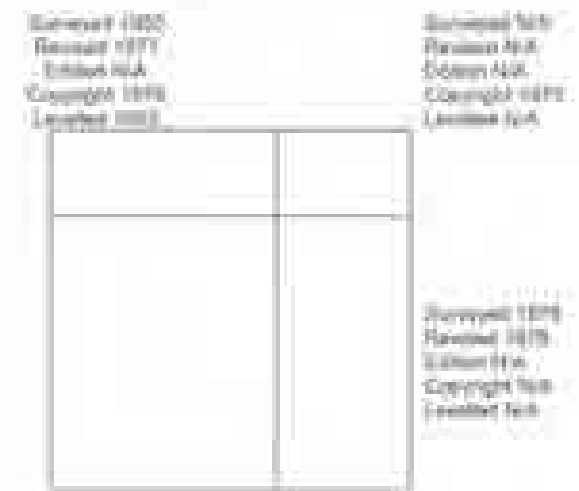
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Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 1973-1978

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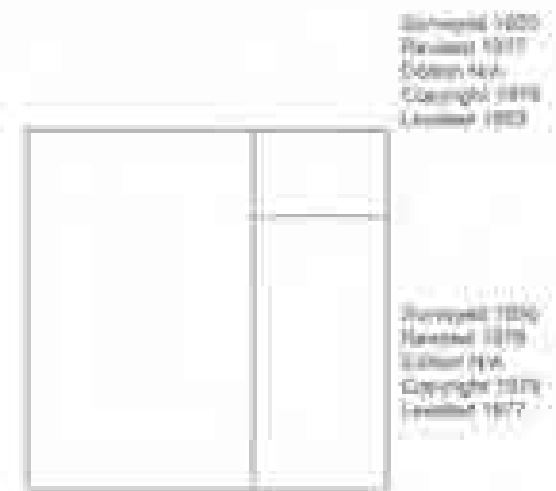
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Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 1978-1979

Scale: 1:1,250

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Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 1979-1984

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Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 1985-1990

Scale: 1:1,250

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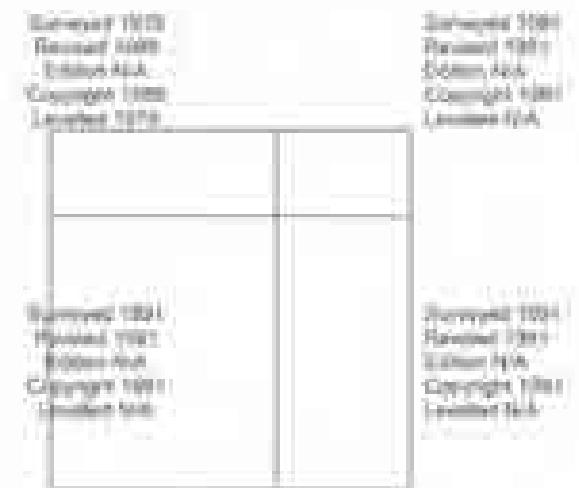
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Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 1989-1991

Scale: 1:1,250

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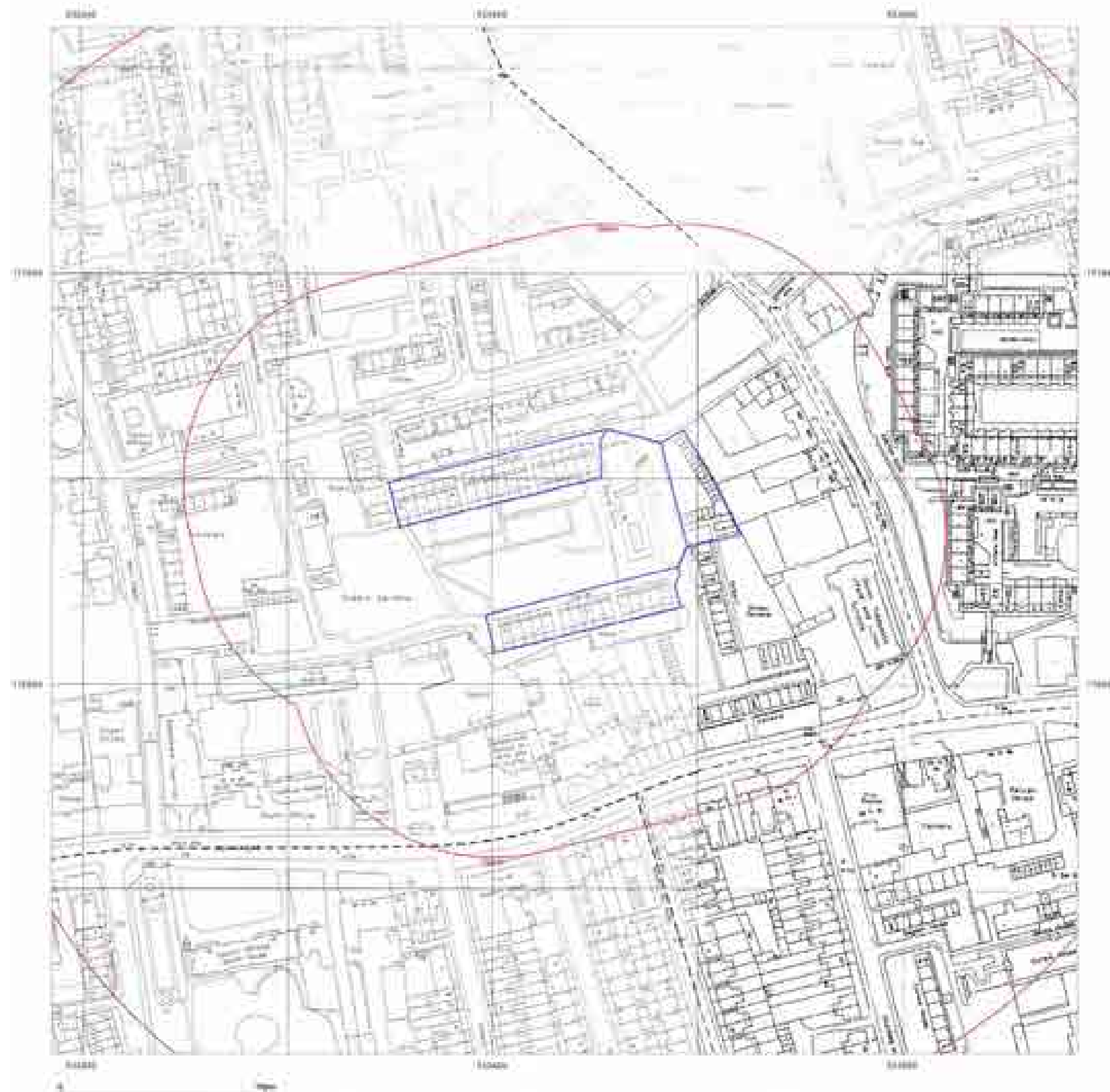


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Client Ref: 774580
Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name:	National Grid
------------------	---------------

Map date: 1991-1995

Scale: 1:1,250

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Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 1995

Scale: 1:1,250

Printed at: 1:2,000



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Grid Ref: 533435, 176870

Map Name: County Series

Map date: 1871

Scale: 1:10,560

Printed at: 1:10,560



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Client Ref: 774580
Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name: County Series

Map date: 1872

Scale: 1:10,560

Printed at: 1:10,560



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Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name: County Series

Map date: 1873

Scale: 1:10,560

Printed at: 1:10,560



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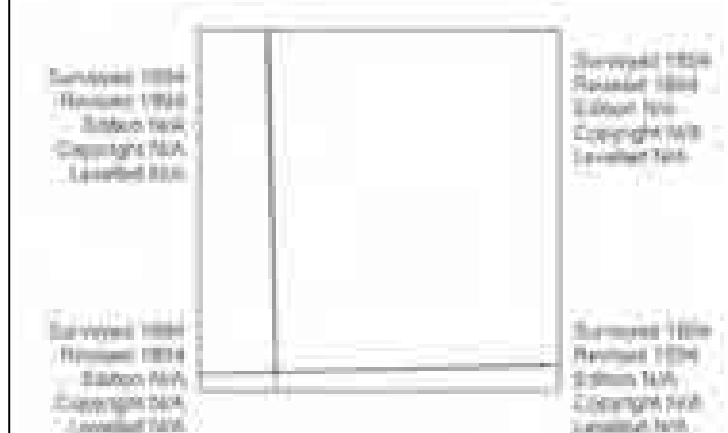
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Map date: 1894

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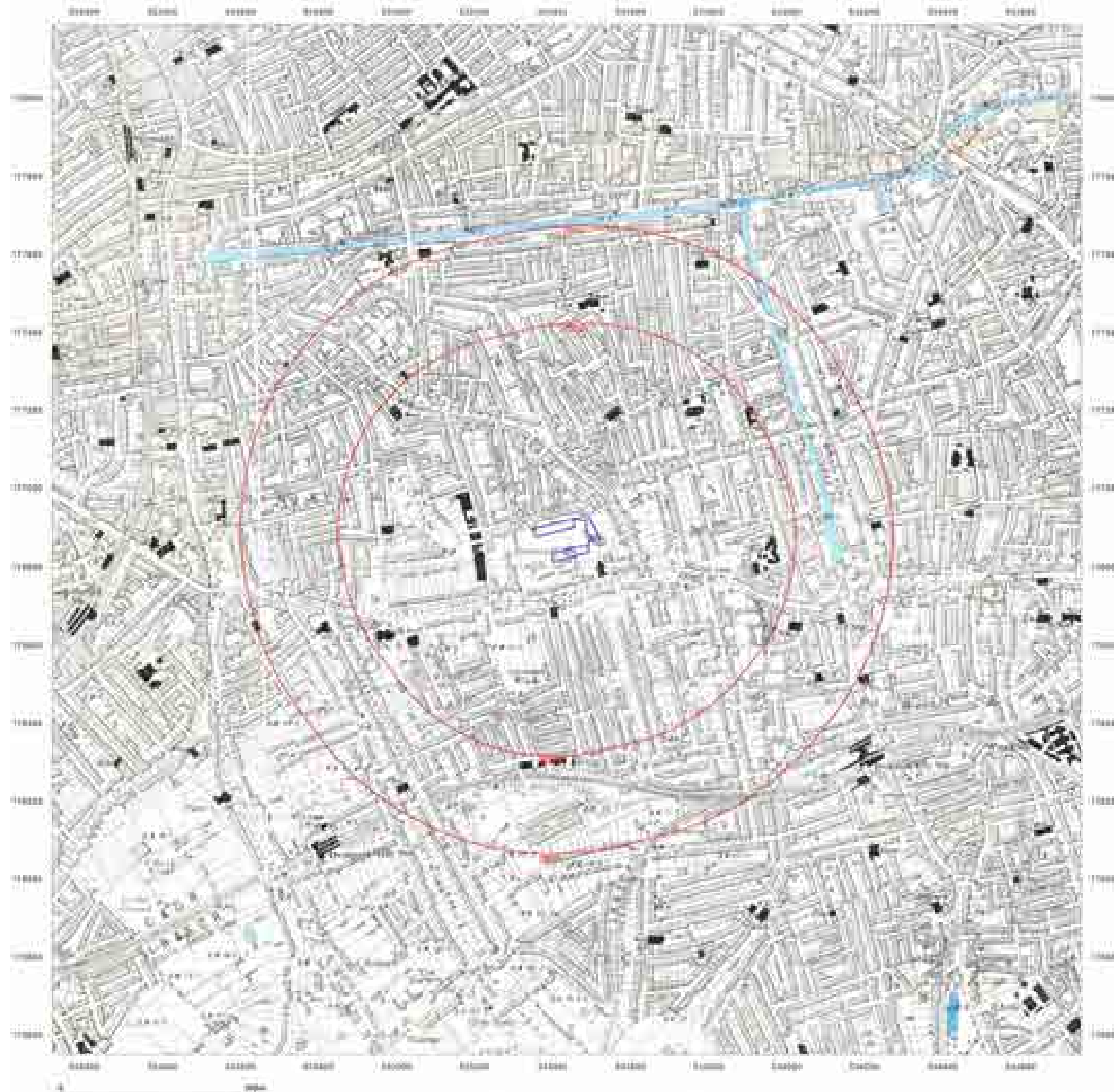


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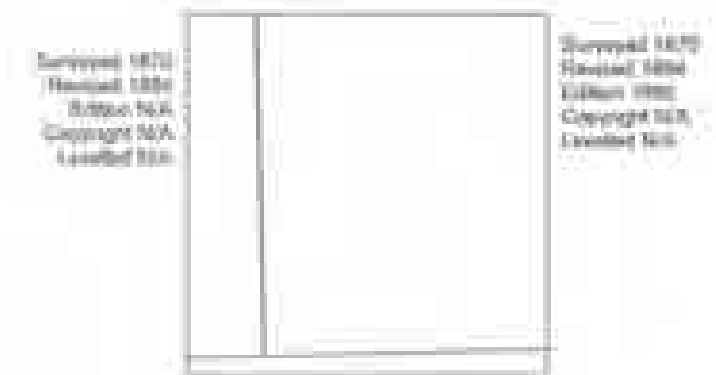
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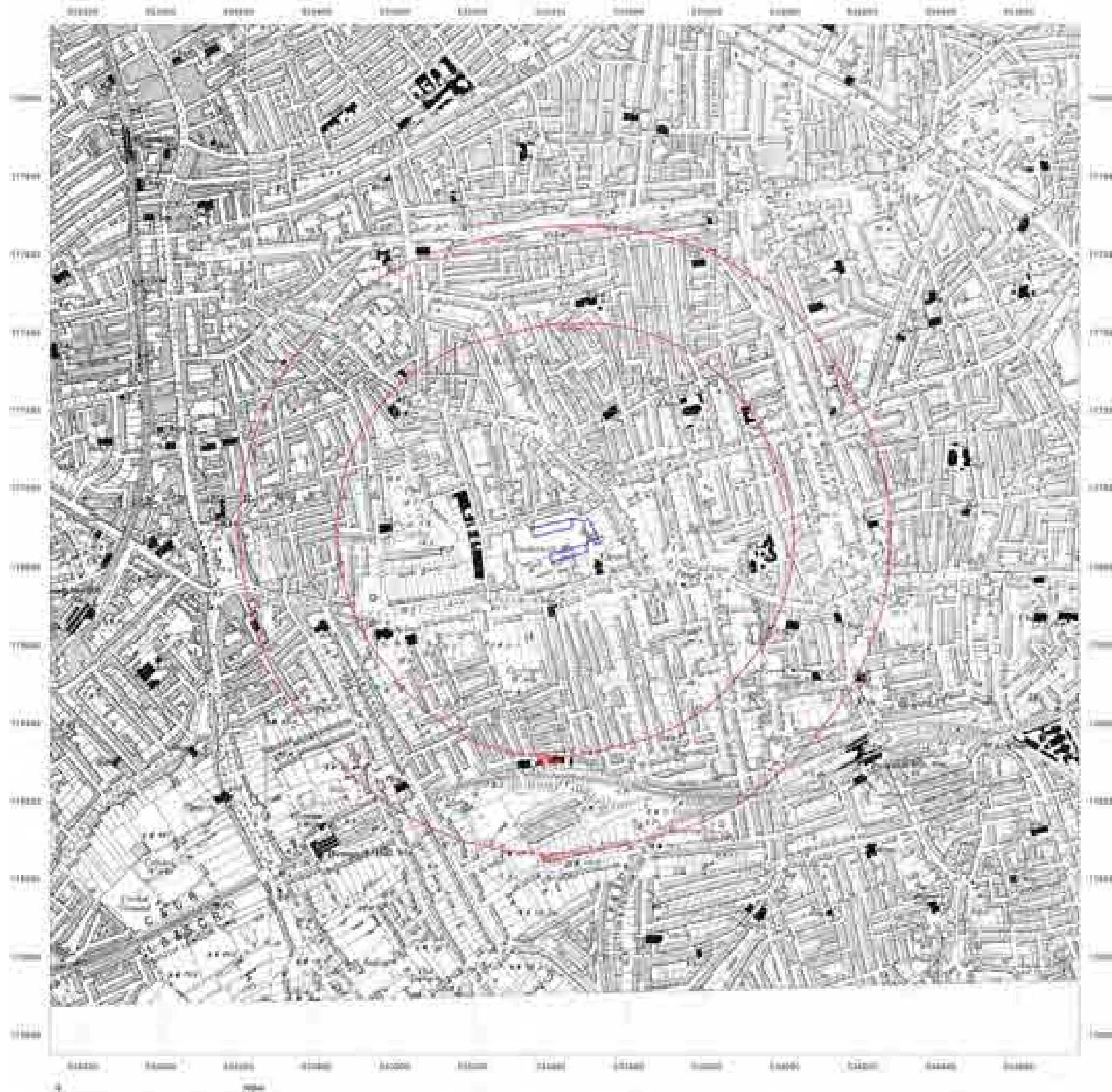


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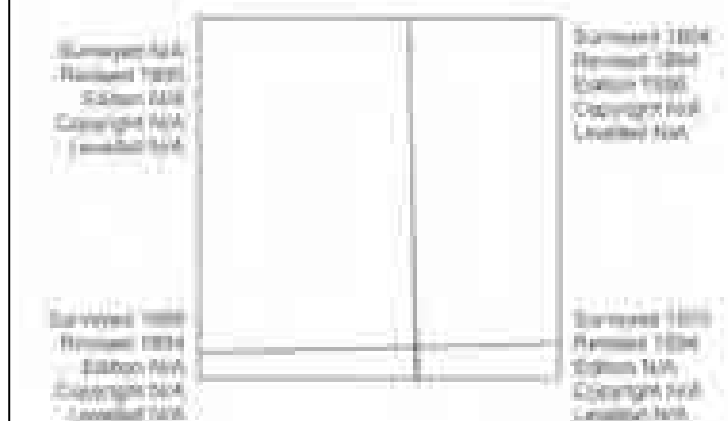
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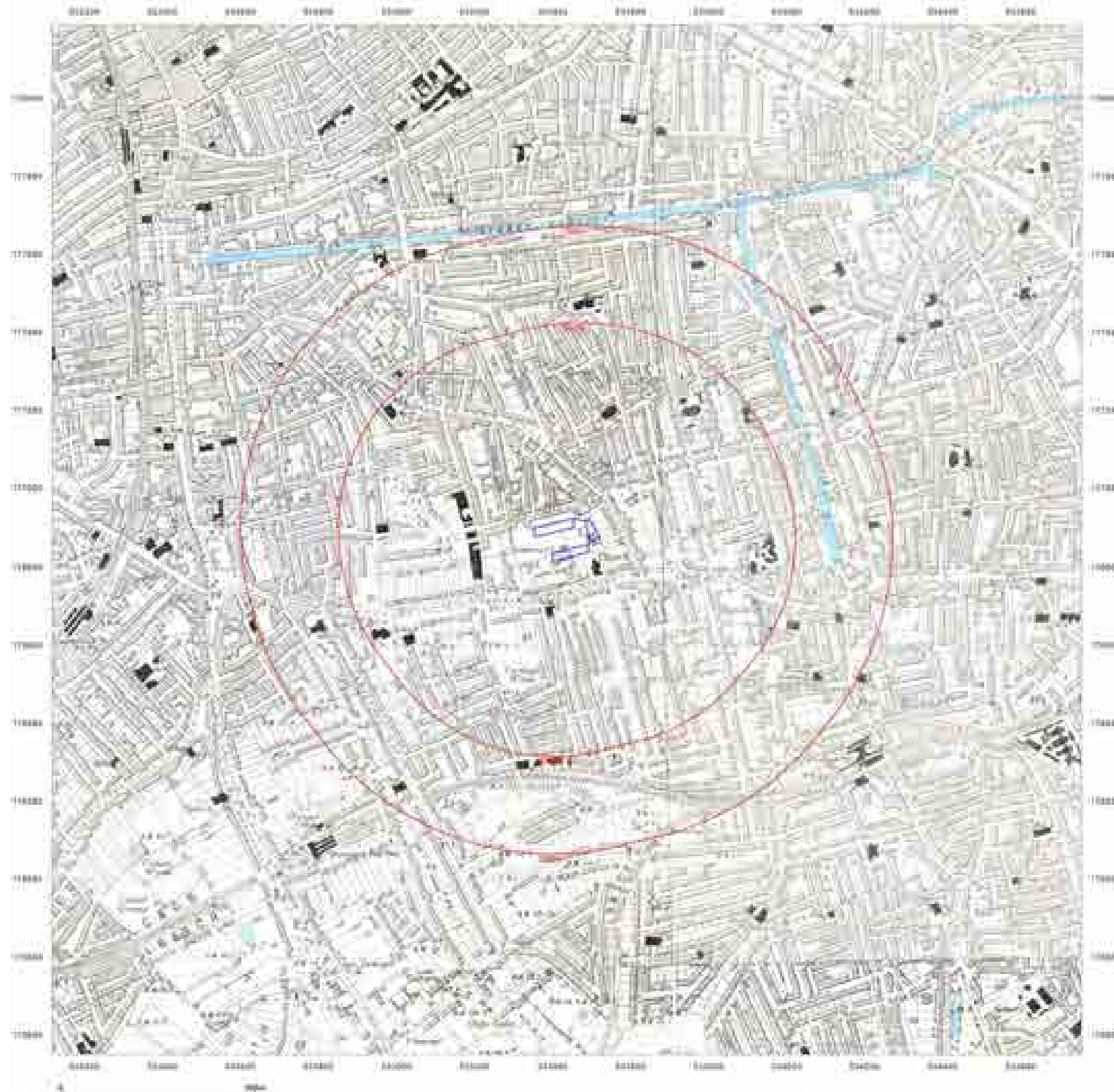


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Map Name: County Series

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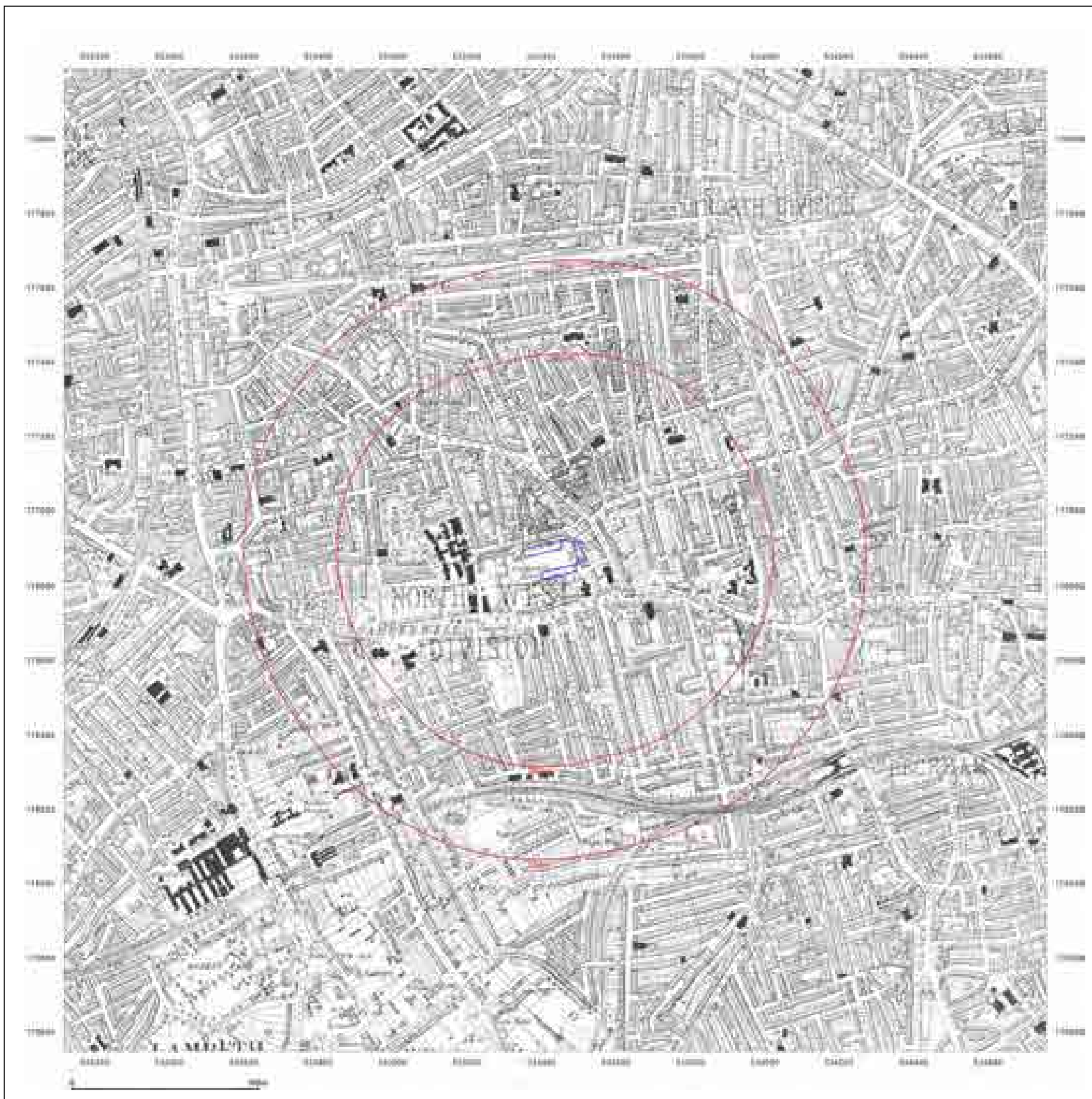


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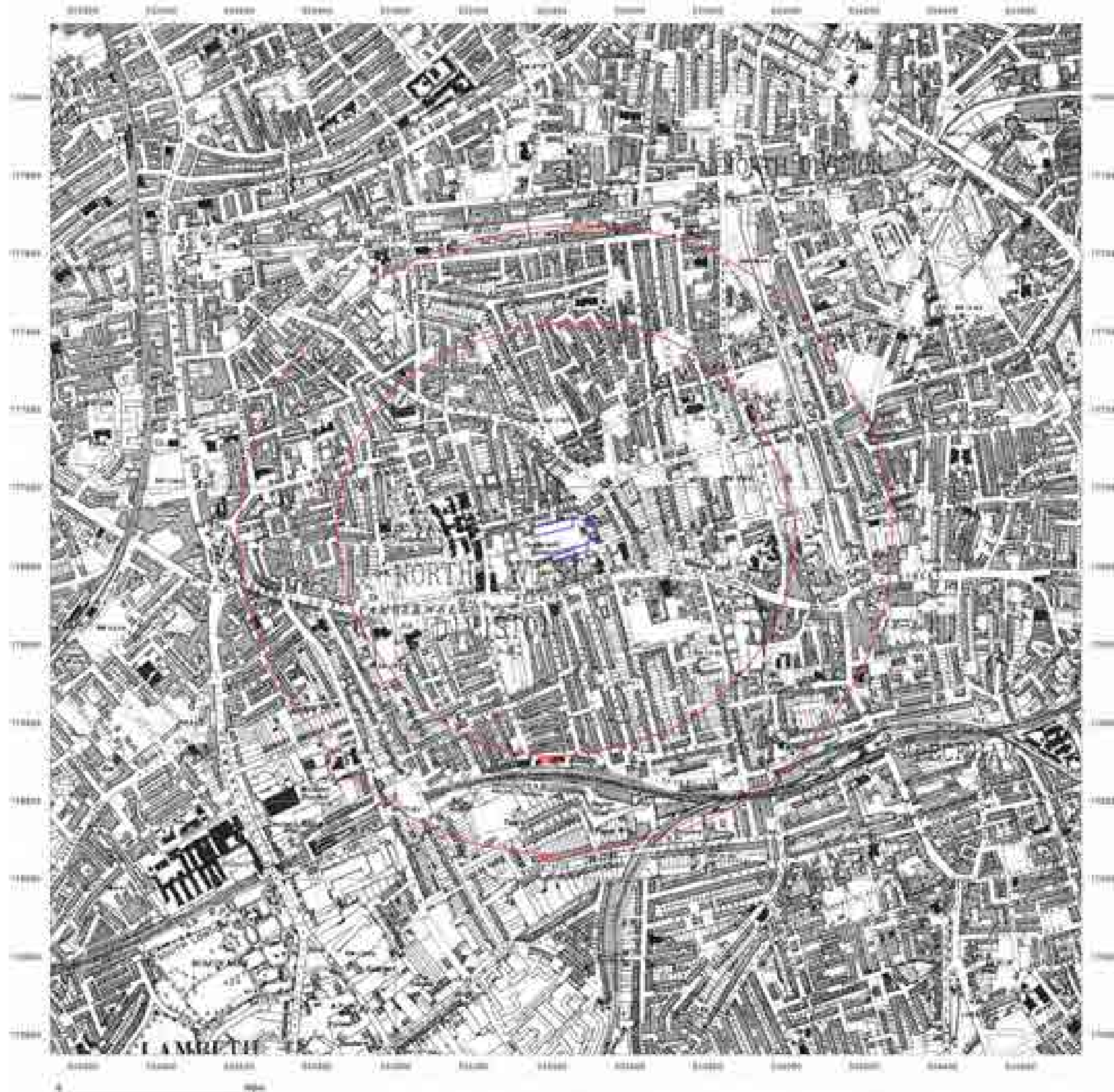


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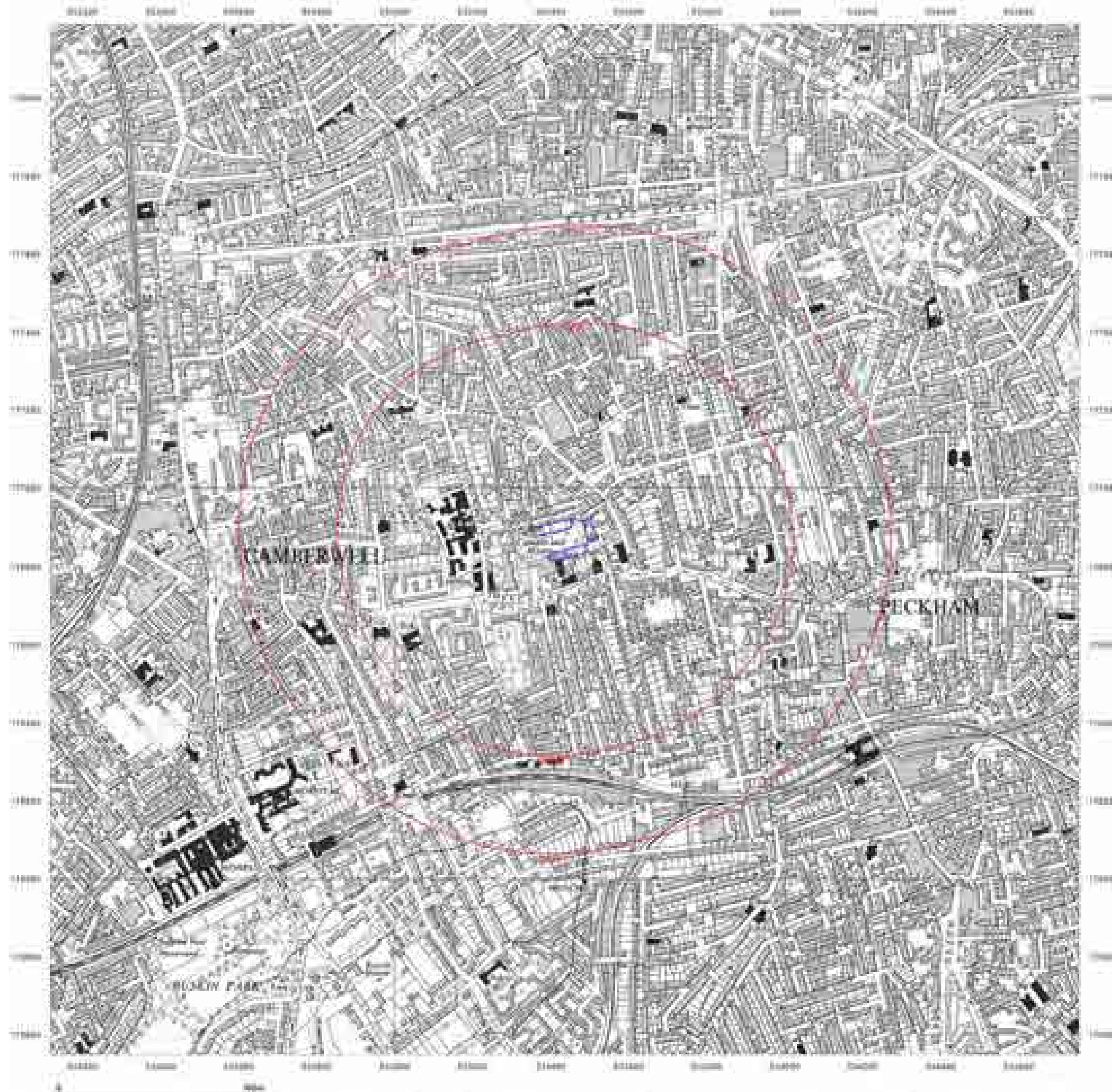


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Map Name: Provisional

Map date: 1962

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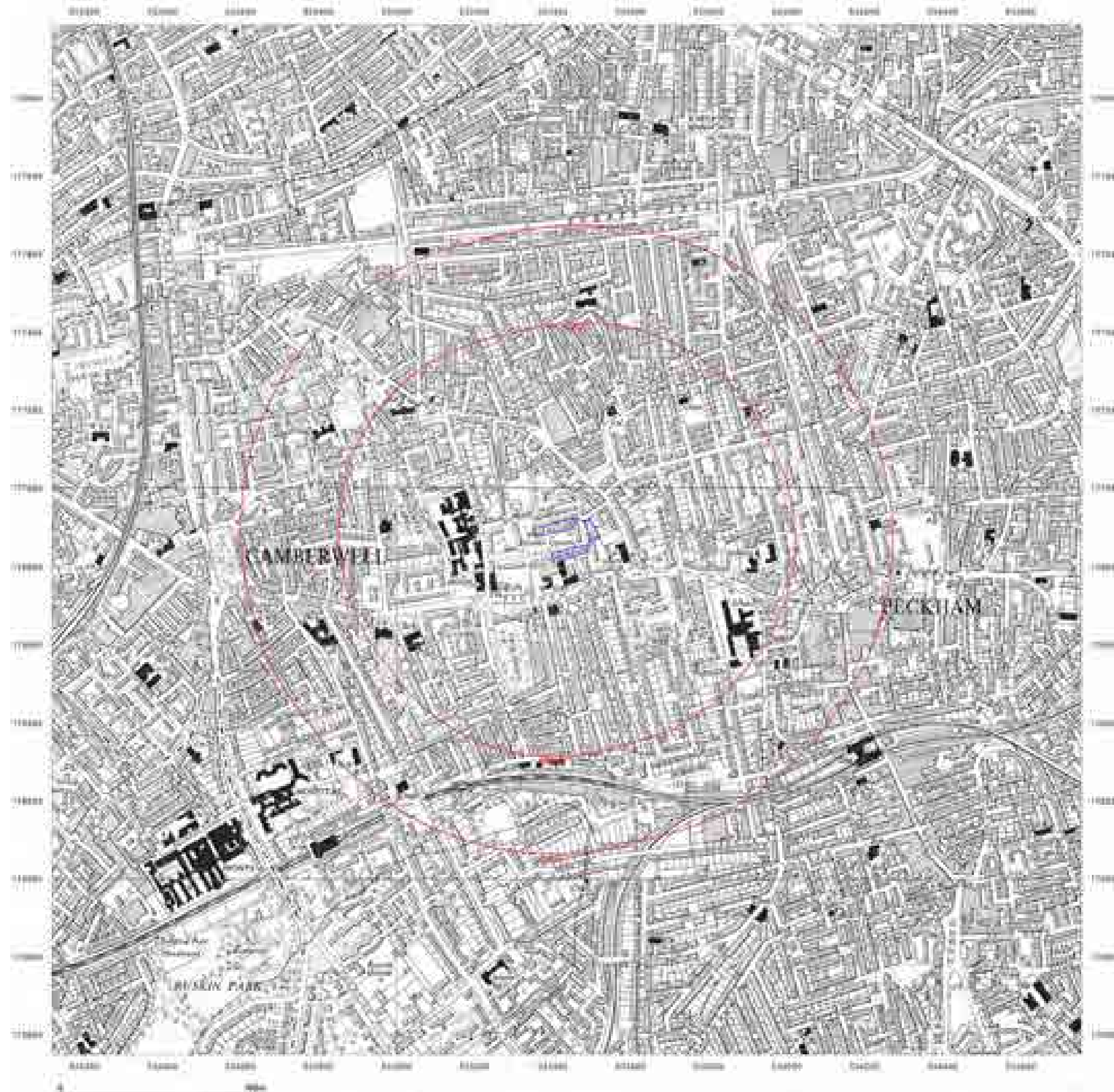


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Map Name: Provisional

Map date: 1968

Scale: 1:10,560

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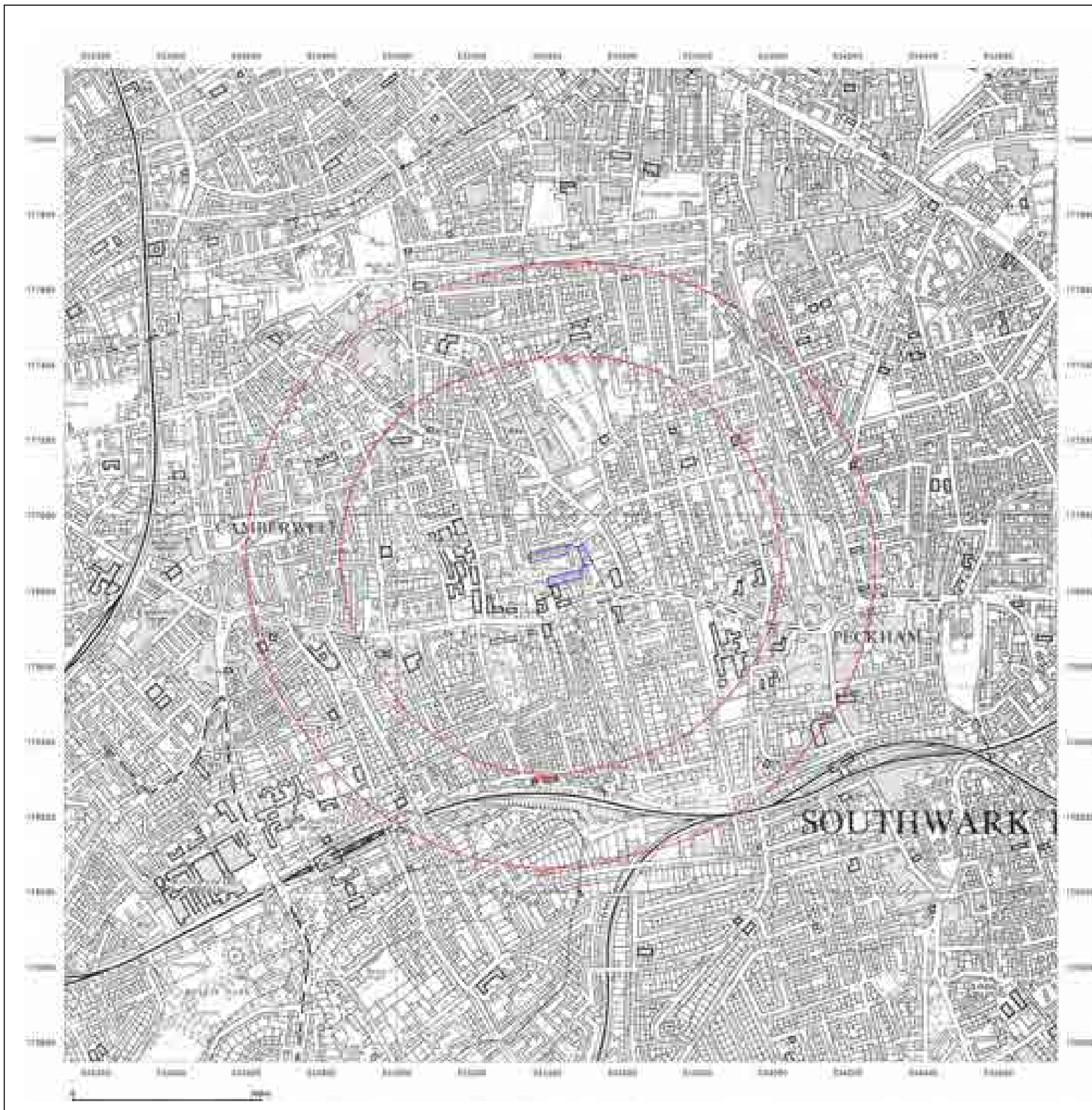


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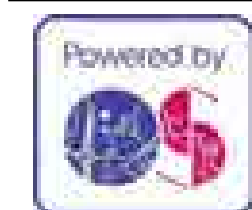
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Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 1973

Scale: 1:10,000

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Map Name: National Grid

Map date: 1979

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Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 1987

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Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 1993

Scale: 1:10,000

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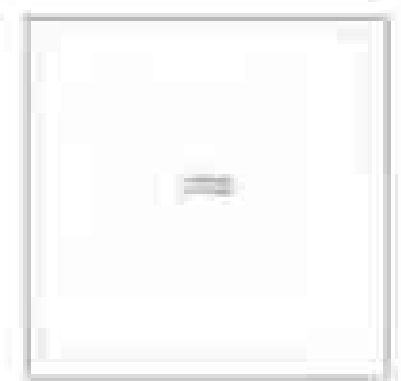
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Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name: 1:10,000 Raster

Map date: 2002

Scale: 1:10,000

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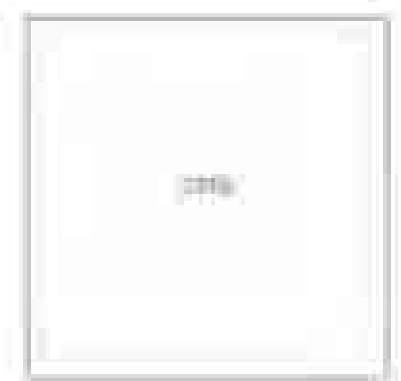
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Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 2010

Scale: 1:10,000

Printed at: 1:10,000

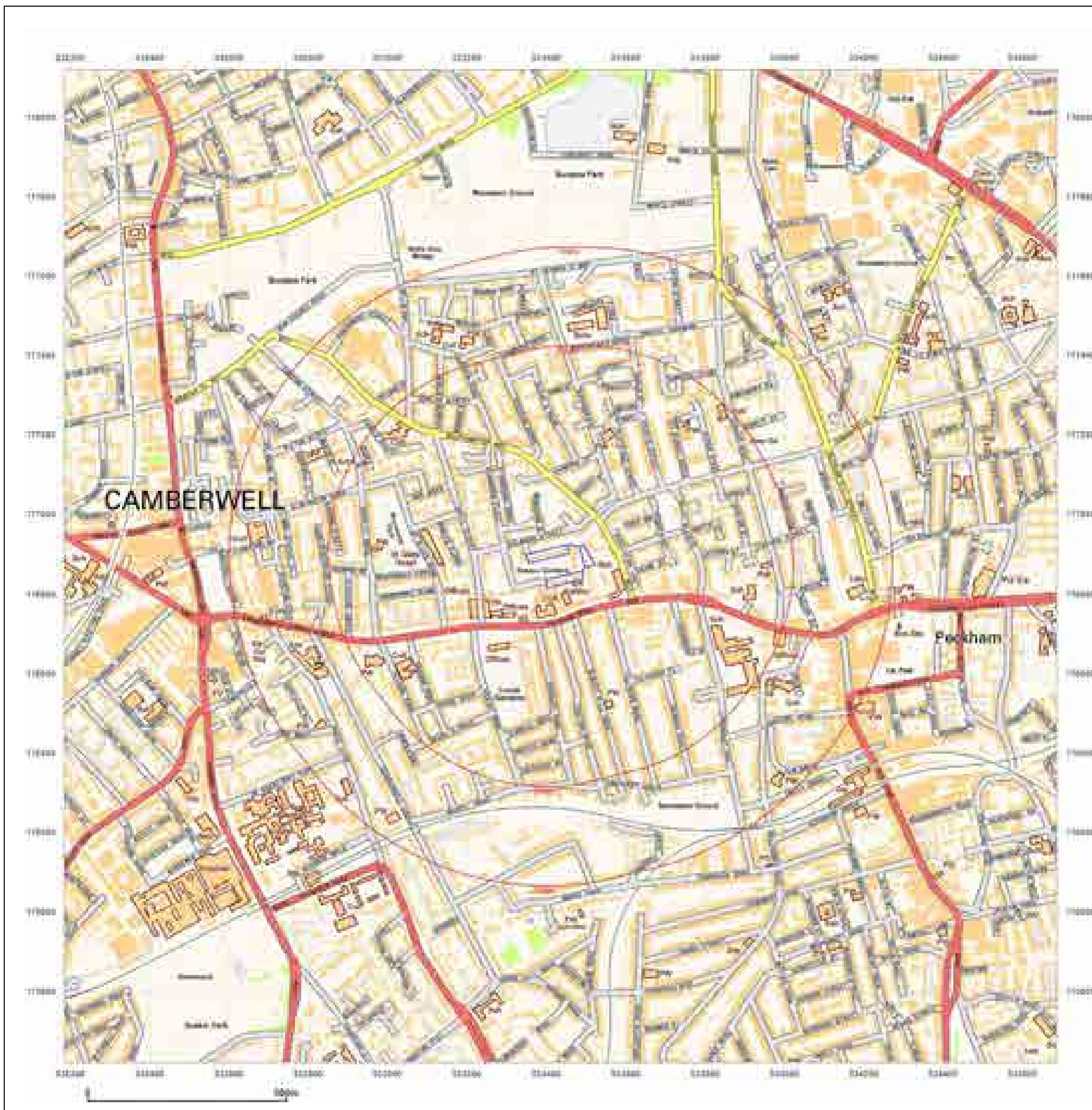


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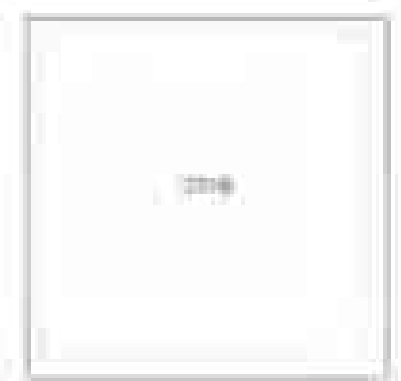
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Report Ref: GS-3505788
Grid Ref: 533435, 176870

Map Name: National Grid

Map date: 2014

Scale: 1:10,000

Printed at: 1:10,000

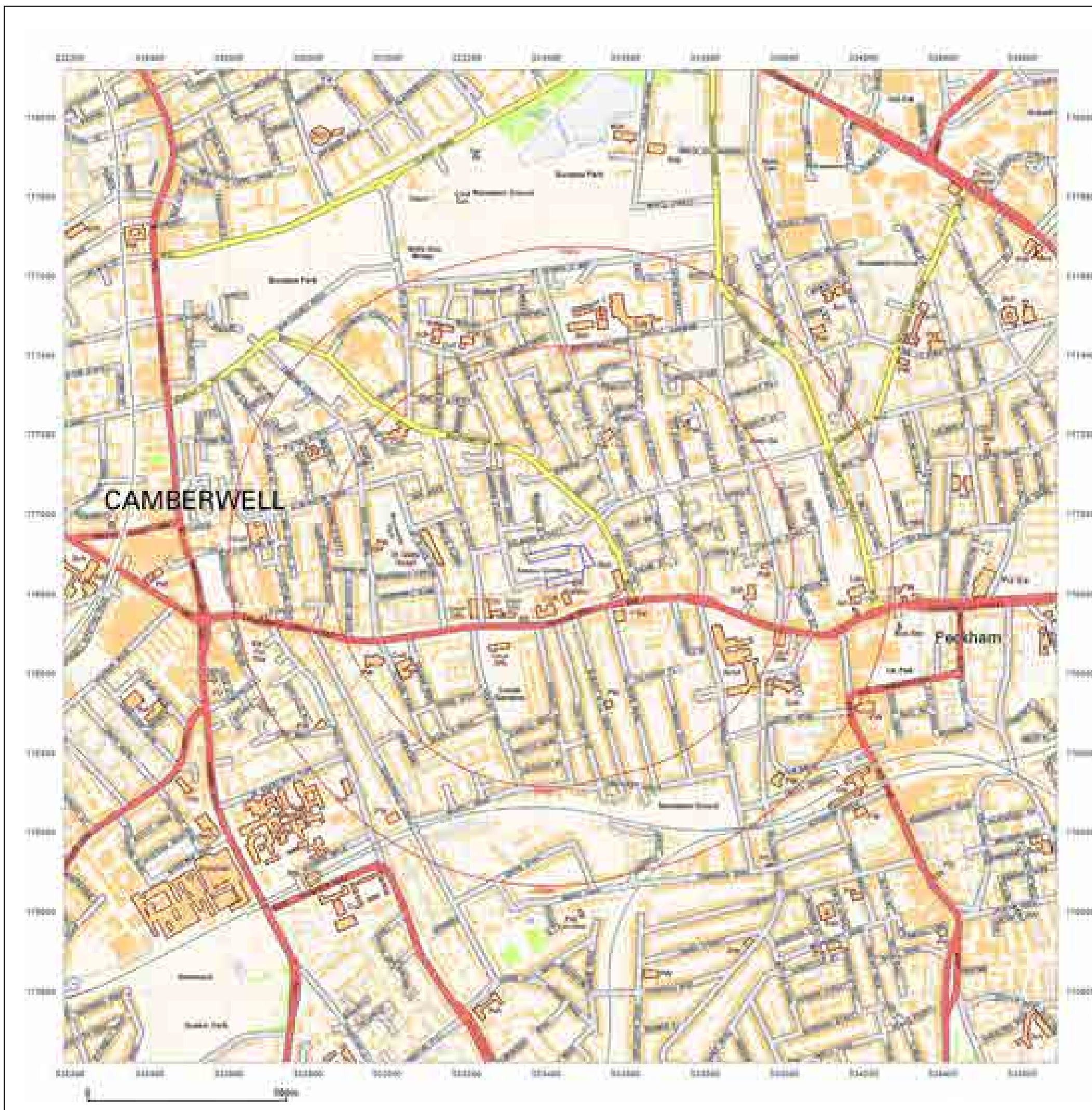


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Your Reference: 774580

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Aerial Photograph Capture date: 04-May-2014
Grid Reference: 533479,176848
Site Size: 0.52ha

Report Reference: GS-3505786
Client Reference: 774580

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Overview of Findings

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Section 1: Historical Industrial Sites	On-site	0-50	51-250	251-500
1.1 Potentially Contaminative Uses identified from 1:10,000 scale mapping	0	0	27	9
1.2 Additional Information – Historical Tank Database	1	1	11	1
1.3 Additional Information – Historical Energy Features Database	0	0	48	125
1.4 Additional Information – Historical Petrol and Fuel Site Database	0	0	0	0
1.5 Additional Information – Historical Garage and Motor Vehicle Repair Database	0	0	5	5
1.6 Potentially Infilled Land	0	0	0	3
Section 2: Environmental Permits, Incidents and Registers	On-site	0-50m	51-250	251-500
2.1 Industrial Sites Holding Environmental Permits and/or Authorisations				
2.1.1 Records of historic IPC Authorisations	0	0	0	0
2.1.2 Records of Part A(1) and IPPC Authorised Activities	0	0	0	0
2.1.3 Records of Red List Discharge Consents	0	0	0	0
2.1.4 Records of List 1 Dangerous Substances Inventory sites	0	0	0	0
2.1.5 Records of List 2 Dangerous Substances Inventory sites	0	0	0	0
2.1.6 Records of Part A(2) and Part B Activities and Enforcements	0	0	2	3
2.1.7 Records of Category 3 or 4 Radioactive Substances Authorisations	0	0	0	0
2.1.8 Records of Licensed Discharge Consents	0	0	0	0
2.1.9 Records of Water Industry Referrals	0	0	0	0
2.1.10 Records of Planning Hazardous Substance Consents and Enforcements within 500m of the study site	0	0	0	0
2.2 Records of COMAH and NIHHS sites	0	0	0	0
2.3 Environment Agency/Natural Resources Wales Recorded Pollution Incidents				
2.3.1 National Incidents Recording System, List 2	0	0	1	0
2.3.2 National Incidents Recording System, List 1	0	0	0	0
2.4 Sites Determined as Contaminated Land under Part 2A EPA 1990	0	0	0	0

Section 3: Landfill and Other Waste Sites	On-site	0-50m	51-250	251-500	501-1000	1000-1500
3.1 Landfill Sites						
3.1.1 Environment Agency/Natural Resources Wales Registered Landfill Sites	0	0	0	0	0	Not searched
3.1.2 Environment Agency/Natural Resources Wales Historic Landfill Sites	0	0	0	0	1	1
3.1.3 BGS/DoE Landfill Site Survey	0	0	0	0	0	0
3.1.4 Records of Landfills in Local Authority and Historical Mapping Records	0	0	0	0	0	0
3.2 Landfill and Other Waste Sites Findings						
3.2.1 Operational and Non-Operational Waste Treatment, Transfer and Disposal Sites	0	0	0	0	Not searched	Not searched
3.2.2 Environment Agency/Natural Resources Wales Licensed Waste Sites	0	0	0	0	3	8

Section 4: Current Land Use	On-site	0-50m	51-250	251-500
4.1 Current Industrial Sites Data	0	3	16	Not searched
4.2 Records of Petrol and Fuel Sites	0	0	2	0
4.3 National Grid Underground Electricity Cables	0	0	0	0
4.4 National Grid Gas Transmission Pipelines	0	0	0	0

Section 5: Geology	
5.1 Are there any records of Artificial Ground and Made Ground present beneath the study site?	No
5.2 Are there any records of Superficial Ground and Drift Geology present beneath the study site?	Yes
5.3 For records of Bedrock and Solid Geology beneath the study site see the detailed findings section.	

Section 6: Hydrogeology and Hydrology				0-500m		
6.1 Are there any records of Strata Classification in the Superficial Geology within 500m of the study site?				Yes		
6.2 Are there any records of Strata Classification in the Bedrock Geology within 500m of the study site?				Yes		
	On-site	0-50m	51-250	251-500	501-1000	1000-2000
6.3 Groundwater Abstraction Licences (within 2000m of the study site)	0	0	0	0	3	4
6.4 Surface Water Abstraction Licences (within 2000m of the study site)	0	0	0	0	0	0
6.5 Potable Water Abstraction Licences (within 2000m of the study site)	0	0	0	0	0	1
6.6 Source Protection Zones (within 500m of the study site)	0	0	0	0	Not searched	Not searched
6.7 Source Protection Zones within Confined Aquifer	0	0	0	0	Not searched	Not searched
6.8 Groundwater Vulnerability and Soil Leaching Potential (within 500m of the study site)	1	0	0	0	Not searched	Not searched

Section 6: Hydrogeology and Hydrology	0-500m					
	On-site	0-50m	51-250	251-500	501-1000	1000-1500
6.9 Is there any Environment Agency/Natural Resources Wales information on river quality within 1500m of the study site?	No	No	No	No	No	No
6.10 Detailed River Network entries within 500m of the site	0	0	0	0	Not searched	Not searched
6.11 Surface water features within 250m of the study site	No	No	No	Not searched	Not searched	Not searched

Section 7: Flooding						
7.1 Are there any Environment Agency Zone 2 floodplains within 250m of the study site?	Yes					
7.2 Are there any Environment Agency/Natural Resources Wales Zone 3 floodplains within 250m of the study site	Yes					
7.3 What is the Risk of flooding from Rivers and the Sea (RoFRaS) rating for the study site?	Very Low					
7.4 Are there any Flood Defences within 250m of the study site?	No					
7.5 Are there any areas benefiting from Flood Defences within 250m of the study site?	Yes					
7.6 Are there any areas used for Flood Storage within 250m of the study site?	No					
7.7 What is the maximum BGS Groundwater Flooding susceptibility within 50m of the study site?	Not Prone					
7.8 What is the BGS confidence rating for the Groundwater Flooding susceptibility areas?	Not Applicable					

Section 8: Designated Environmentally Sensitive Sites	On-site	0-50m	51-250	251-500	501-1000	1000-2000
8.1 Records of Sites of Special Scientific Interest (SSSI)	0	0	0	0	0	0
8.2 Records of National Nature Reserves (NNR)	0	0	0	0	0	0
8.3 Records of Special Areas of Conservation (SAC)	0	0	0	0	0	0
8.4 Records of Special Protection Areas (SPA)	0	0	0	0	0	0
8.5 Records of Ramsar sites	0	0	0	0	0	0
8.6 Records of Ancient Woodlands	0	0	0	0	0	0
8.7 Records of Local Nature Reserves (LNR)	0	0	0	0	0	0
8.8 Records of World Heritage Sites	0	0	0	0	0	0
8.9 Records of Environmentally Sensitive Areas	0	0	0	0	0	0

Section 8: Designated Environmentally Sensitive Sites

	On-site	0-50m	51-250	251-500	501-1000	1000-2000
8.10 Records of Areas of Outstanding Natural Beauty (AONB)	0	0	0	0	0	0
8.11 Records of National Parks	0	0	0	0	0	0
8.12 Records of Nitrate Sensitive Areas	0	0	0	0	0	0
8.13 Records of Nitrate Vulnerable Zones	0	0	0	0	0	0
8.14 Records of Green Belt land	0	0	0	0	0	0

Section 9: Natural Hazards

9.1 What is the maximum risk of natural ground subsidence?

Moderate

9.1.1 What is the maximum Shrink-Swell hazard rating identified on the study site?

Low

9.1.2 What is the maximum Landslides hazard rating identified on the study site?

Very Low

9.1.3 What is the maximum Soluble Rocks hazard rating identified on the study site?

Negligible

9.1.4 What is the maximum Compressible Ground hazard rating identified on the study site?

Moderate

9.1.5 What is the maximum Collapsible Rocks hazard rating identified on the study site?

Very Low

9.1.6 What is the maximum Running Sand hazard rating identified on the study site?

Negligible

9.2 Radon

9.2.1 Is the property in a Radon Affected Area as defined by the Health Protection Agency (HPA) and if so what percentage of homes are above the Action Level?

The property is in a Radon Affected Area, as between 1 and 3% of properties are above the Action Level.

9.2.2 Is the property in an area where Radon Protection are required for new properties or extensions to existing ones as described in publication BR211 by the Building Research Establishment?

No radon protective measures are necessary.

Section 10: Mining

10.1 Are there any coal mining areas within 75m of the study site?

No

10.2 Are there any Non-Coal Mining areas within 50m of the study site boundary?

Yes

10.3 Are there any brine affected areas within 75m of the study site?

No

Using this report

The following report is designed by Environmental Consultants for Environmental Professionals bringing together the most up-to-date market leading environmental data. This report is provided under and subject to the Terms & Conditions agreed between Groundsure and the Client. The document contains the following sections:

1. Historical Industrial Sites

Provides information on past land uses that may pose a risk to the study site in terms of potential contamination from activities or processes. Potentially Infilled Land features are also included. This search is conducted using radii of up to 500m.

2. Environmental Permits, Incidents and Registers

Provides information on Regulated Industrial Activities and Pollution Incidents as recorded by Regulatory Authorities, and sites determined as Contaminated Land. This search is conducted using radii up to 500m.

3. Landfills and Other Waste Sites

Provides information on landfills and other waste sites that may pose a risk to the study site. This search is conducted using radii up to 1500m.

4. Current Land Uses

Provides information on current land uses that may pose a risk to the study site in terms of potential contamination from activities or processes. These searches are conducted using radii of up to 500m. This includes information on potentially contaminative industrial sites, petrol stations and fuel sites as well as high pressure gas pipelines and underground electricity transmission lines.

5. Geology

Provides information on artificial and superficial deposits and bedrock beneath the study site.

6. Hydrogeology and Hydrology

Provides information on productive strata within the bedrock and superficial geological layers, abstraction licenses, Source Protection Zones (SPZs) and river quality. These searches are conducted using radii of up to 2000m.

7. Flooding

Provides information on river and coastal flooding, flood defences, flood storage areas and groundwater flood areas. This search is conducted using radii of up to 250m.

8. Designated Environmentally Sensitive Sites

Provides information on the Sites of Special Scientific Interest (SSSI), National Nature Reserves (NNR), Special Areas of Conservation (SAC), Special Protection Areas (SPA), Ramsar sites, Local Nature Reserves (LNR), Areas of Outstanding Natural Beauty (AONB), National Parks (NP), Environmentally Sensitive Areas, Nitrate Sensitive Areas, Nitrate Vulnerable Zones and World Heritage Sites and Scheduled Ancient Woodland. These searches are conducted using radii of up to 2000m.

9. Natural Hazards

Provides information on a range of natural hazards that may pose a risk to the study site. These factors include natural ground subsidence and radon..

10. Mining

Provides information on areas of coal and non-coal mining and brine affected areas.

11. Contacts

This section of the report provides contact points for statutory bodies and data providers that may be able to provide further information on issues raised within this report. Alternatively, Groundsure provide a free Technical Helpline (08444 159000) for further information and guidance.

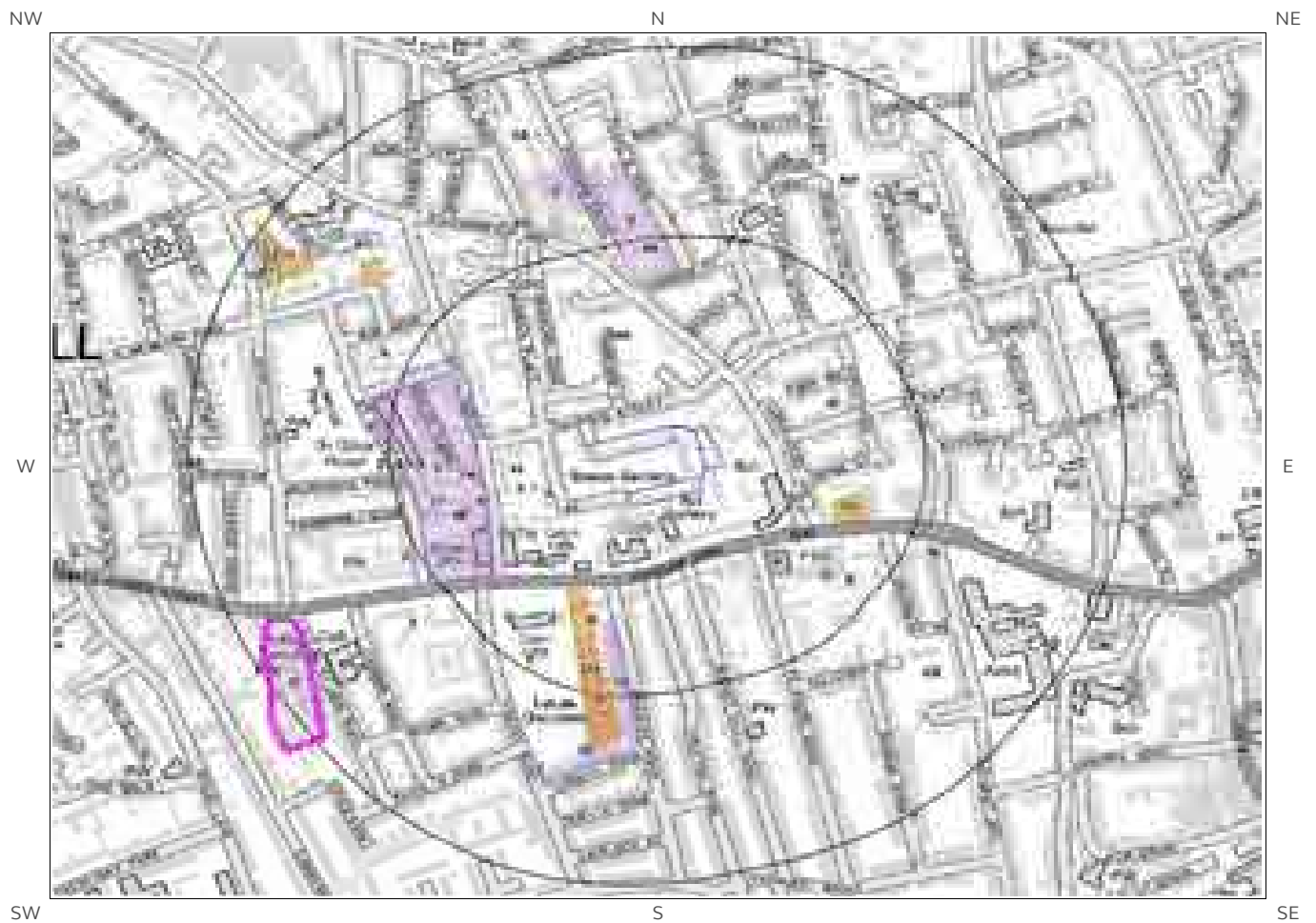
Note: Maps

Only certain features are placed on the maps within the report. All features represented on maps found within this search are given an identification number. This number identifies the feature on the mapping and correlates it to the additional information provided below. This identification number precedes all other information and takes the following format -Id: 1, Id: 2, etc. Where numerous features on the same map are in such close proximity that the numbers would obscure each other a letter identifier is used instead to represent the features. (e.g. Three features which overlap may be given the identifier "A" on the map and would be identified separately as features 1A, 3A, 10A on the data tables provided).

Where a feature is reported in the data tables to a distance greater than the map area, it is noted in the data table as "Not Shown".

All distances given in this report are in Metres (m). Directions are given as compass headings such as N: North, E: East, NE: North East from the nearest point of the study site boundary.

1. Historical Land Use



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1. Historical Industrial Sites

1.1 Potentially Contaminative Uses identified from 1:10,000 scale Mapping

The systematic analysis of data extracted from standard 1:10,560 and 1:10,000 scale historical maps provides the following information:

Records of sites with a potentially contaminative past land use within 500m of the search boundary: 36

ID	Distance [m]	Direction	Use	Date
1A	108	SE	Fire Station	1979
2A	108	SE	Fire Station	1973
3A	108	SE	Fire Station	1968
4A	111	SE	Fire Station	1987
5A	111	SE	Fire Station	1993
6B	135	W	Infirmary	1948
7	136	W	Workhouse	1898
8B	140	W	Hospital	1973
9B	140	W	Hospital	1968
10B	140	W	Hospital	1962
11B	140	W	Hospital	1954
12B	140	W	Infirmary	1938
13B	140	W	Infirmary	1920
14C	140	W	Hospital	1987
15C	140	W	Hospital	1979
16	141	W	Unspecified Workhouse	1873
17	146	SW	Hospital	1993
18	149	S	Carriage Works	1894
19E	189	S	Carriage Works	1894
20D	193	N	Unspecified Factory	1973
21D	193	N	Unspecified Factory	1968
22D	193	N	Unspecified Commercial/Industrial	1993
23D	193	N	Unspecified Commercial/Industrial	1979
24D	193	N	Unspecified Commercial/Industrial	1987
25E	227	S	Carriage Works	1898
26F	234	SW	Unspecified Tank	1973
27F	234	SW	Unspecified Tank	1968
28	259	S	Carriage Works	1895
29G	276	N	Unspecified Works	1973
30G	276	N	Unspecified Works	1993
31G	276	N	Unspecified Works	1968
32G	276	N	Unspecified Works	1987

33G	276	N	Unspecified Works	1979
34H	427	SW	Grave Yard	1898
35H	428	SW	Grave Yard	1871
36H	431	SW	Grave Yard	1873

1.2 Additional Information – Historical Tank Database

The systematic analysis of data extracted from High Detailed 1:1,250 and 1:2,500 scale historical maps provides the following information.

Records of historical tanks within 500m of the search boundary:

14

ID	Distance (m)	Direction	Use	Date
37I	0	On Site	Unspecified Tank	1874
38I	4	W	Unspecified Tank	1916
39J	68	SW	Tanks	1950
40J	68	SW	Unspecified Tank	1896
41	70	W	Unspecified Tank	1874
42J	75	SW	Tanks	1950
43	94	W	Unspecified Tank	1950
44K	96	SW	Unspecified Tank	1896
45K	123	SW	Unspecified Tank	1896
46	125	N	Unspecified Tank	1874
47	148	W	Unspecified Tank	1916
48	181	SW	Unspecified Tank	1984
49	229	N	Unspecified Tank	1896
50	299	N	Tank or Trough	1874

1.3 Additional Information – Historical Energy Features Database

The systematic analysis of data extracted from High Detailed 1:1,250 and 1:2,500 scale historical maps provides the following information.

Records of historical energy features within 500m of the search boundary:

173

ID	Distance (m)	Direction	Use	Date
51J	80	SW	Electricity Substation	1995
52J	80	SW	Electricity Substation	1992
53J	80	SW	Electricity Substation	1991
54J	80	SW	Electricity Substation	1992
55J	81	SW	Electricity Substation	1991
56J	81	SW	Electricity Substation	1990

57J	81	SW	Electricity Substation	1991
58L	123	NE	Electricity Substation	1950
59L	135	NE	Electricity Substation	1950
60M	152	NE	Electricity Substation	1999
61M	152	NE	Electricity Substation	1998
62M	152	NE	Electricity Substation	1999
63M	152	NE	Electricity Substation	1998
64N	158	S	Electricity Substation	1950
65N	158	S	Electricity Substation	1950
66O	159	W	Electricity Substation	1995
67O	159	W	Electricity Substation	1992
68O	159	W	Electricity Substation	1991
69O	159	W	Electricity Substation	1992
70O	160	W	Electricity Substation	1991
71O	160	W	Electricity Substation	1991
72O	160	W	Electricity Substation	1990
73P	187	SE	Electricity Substation	1950
74P	194	SE	Electricity Substation	1950
75Q	210	SW	Electricity Substation	1992
76Q	210	SW	Electricity Substation	1991
77Q	210	SW	Electricity Substation	1995
78Q	210	SW	Electricity Substation	1992
79Q	210	SW	Electricity Substation	1991
80Q	210	SW	Electricity Substation	1990
81Q	210	SW	Electricity Substation	1984
82Q	210	SW	Electricity Substation	1991
83R	217	SE	Electricity Substation	1997
84R	217	SE	Electricity Substation	1998
85R	217	SE	Electricity Substation	1999
86R	217	SE	Electricity Substation	1998
87R	217	SE	Electricity Substation	1991
88R	217	SE	Electricity Substation	1992
89R	217	SE	Electricity Substation	1999
90R	218	SE	Electricity Substation	1978
91R	218	SE	Electricity Substation	1991
92S	219	N	Electricity Substation	1997
93S	219	N	Electricity Substation	1991
94S	220	N	Electricity Substation	1978
95S	221	N	Electricity Substation	1985
96S	221	N	Electricity Substation	1989
97S	221	N	Electricity Substation	1991
98S	221	N	Electricity Substation	1989
99E	257	S	Electricity Substation	1950
100E	257	S	Electricity Substation	1950
101T	266	N	Electricity Substation	1997
102T	266	N	Electricity Substation	1991

103U	266	SW	Electricity Substation	1984
104U	266	SW	Electricity Substation	1990
105T	268	N	Electricity Substation	1978
106T	268	N	Electricity Substation	1989
107T	268	N	Electricity Substation	1989
108T	268	N	Electricity Substation	1985
109T	268	N	Electricity Substation	1991
110V	276	NW	Electricity Substation	1978
111V	277	NW	Electricity Substation	1991
112V	277	NW	Electricity Substation	1997
113V	277	NW	Electricity Substation	1989
114V	277	NW	Electricity Substation	1989
115V	277	NW	Electricity Substation	1991
116V	277	NW	Electricity Substation	1985
117W	284	SE	Electricity Substation	1978
118W	291	SE	Electricity Substation	1997
119W	291	SE	Electricity Substation	1998
120W	291	SE	Electricity Substation	1998
121W	291	SE	Electricity Substation	1999
122W	291	SE	Electricity Substation	1991
123W	291	SE	Electricity Substation	1992
124W	291	SE	Electricity Substation	1999
125W	293	SE	Electricity Substation	1991
126X	311	SW	Electricity Substation	1995
127X	311	SW	Electricity Substation	1992
128X	311	SW	Electricity Substation	1992
129X	311	SW	Electricity Substation	1991
130X	312	SW	Electricity Substation	1991
131X	312	SW	Electricity Substation	1991
132X	312	SW	Electricity Substation	1984
133X	312	SW	Electricity Substation	1990
134	327	SW	Electricity Substation	1990
135Y	359	N	Electricity Substation	1978
136Y	360	N	Electricity Substation	1999
137Y	360	N	Electricity Substation	1997
138Y	360	N	Electricity Substation	1991
139Y	360	N	Electricity Substation	1999
140Y	360	N	Electricity Substation	1995
141Y	360	N	Electricity Substation	1995
142Y	361	N	Electricity Substation	1991
143AA	362	NE	Electricity Substation	1991
144Z	365	S	Electricity Substation	1978
145Z	365	S	Electricity Substation	1986
146Z	365	S	Electricity Substation	1991
147Z	366	S	Electricity Substation	1991
148AA	367	NE	Electricity Substation	1978

149AA	371	NE	Electricity Substation	1999
150AA	371	NE	Electricity Substation	1997
151AA	371	NE	Electricity Substation	1999
152AA	371	NE	Electricity Substation	1995
153AA	371	NE	Electricity Substation	1991
154AA	371	NE	Electricity Substation	1995
155AB	372	SE	Electricity Substation	1997
156AB	372	SE	Electricity Substation	1998
157AB	372	SE	Electricity Substation	1999
158AB	372	SE	Electricity Substation	1998
159AB	372	SE	Electricity Substation	1991
160AB	372	SE	Electricity Substation	1999
161AB	372	SE	Electricity Substation	1992
162AB	373	SE	Electricity Substation	1991
163AB	373	SE	Electricity Substation	1978
164AC	383	NW	Electricity Substation	1991
165AC	383	NW	Electricity Substation	1997
166AC	384	NW	Electricity Substation	1985
167AC	384	NW	Electricity Substation	1991
168AC	384	NW	Electricity Substation	1989
169AC	384	NW	Electricity Substation	1989
170AC	384	NW	Electricity Substation	1978
171AD	410	N	Electricity Substation	1997
172AD	410	N	Electricity Substation	1991
173AD	410	N	Electricity Substation	1978
174AD	411	N	Electricity Substation	1985
175AD	411	N	Electricity Substation	1989
176AD	411	N	Electricity Substation	1991
177AD	411	N	Electricity Substation	1989
178AE	436	SW	Electricity Substation	1995
179AE	436	SW	Electricity Substation	1992
180AE	436	SW	Electricity Substation	1991
181AE	436	SW	Electricity Substation	1992
182AE	437	SW	Electricity Substation	1991
183AE	437	SW	Electricity Substation	1991
184AE	437	SW	Electricity Substation	1984
185AE	437	SW	Electricity Substation	1990
186AE	440	SW	Electricity Substation	1983
187AE	444	SW	Electricity Substation	1983
188AE	444	SW	Electricity Substation	1991
189AE	445	SW	Electricity Substation	1997
190AF	448	N	Electricity Substation	1978
191AF	449	N	Electricity Substation	1991
192AF	449	N	Electricity Substation	1999
193AF	449	N	Electricity Substation	1997
194AF	449	N	Electricity Substation	1995

195AF	449	N	Electricity Substation	1995
196AF	449	N	Electricity Substation	1991
197AF	449	N	Electricity Substation	1999
198AG	464	SE	Electricity Substation	1998
199AG	464	SE	Electricity Substation	1997
200AG	464	SE	Electricity Substation	1998
201AG	464	SE	Electricity Substation	1999
202AG	464	SE	Electricity Substation	1991
203AG	464	SE	Electricity Substation	1992
204AG	464	SE	Electricity Substation	1999
205AG	477	SE	Electricity Substation	1978
206AH	477	N	Electricity Substation	1978
207AH	479	N	Electricity Substation	1991
208AH	480	N	Electricity Substation	1999
209AH	480	N	Electricity Substation	1997
210AH	480	N	Electricity Substation	1995
211AH	480	N	Electricity Substation	1999
212AH	480	N	Electricity Substation	1991
213AH	480	N	Electricity Substation	1995
214AG	485	SE	Electricity Substation	1991
215AI	493	NE	Electricity Substation	1999
216AI	493	NE	Electricity Substation	1997
217AI	493	NE	Electricity Substation	1995
218AI	493	NE	Electricity Substation	1999
219AI	493	NE	Electricity Substation	1991
220AI	493	NE	Electricity Substation	1995
221AI	493	NE	Electricity Substation	1991
222AI	494	NE	Electricity Substation	1978
223AI	494	NE	Electricity Substation	1954

1.4 Additional Information – Historical Petrol and Fuel Site Database

The systematic analysis of data extracted from High Detailed 1:1,250 and 1:2,500 scale historical maps provides the following information.

Records of historical petrol stations and fuel sites within 500m of the search boundary:

0

Database searched and no data found.

1.5 Additional Information – Historical Garage and Motor Vehicle Repair Database

The systematic analysis of data extracted from High Detailed 1:1,250 and 1:2,500 scale historical maps provides the following information.

Records of historical garage and motor vehicle repair sites within 500m of the search boundary: 10

ID	Distance (m)	Direction	Use	Date
224	121	SW	Carriage Works	1916
225AJ	140	E	Garage	1978
226AJ	140	E	Garage	1991
227AJ	141	E	Garage	1991
228E	188	S	Carriage Works	1896
229AK	334	NW	Garage	1950
230AK	334	NW	Garage	1950
231AK	334	NW	Garage	1961
232AK	334	NW	Garage	1961
233	412	NW	Motor Bus Depot	1916

1.6 Potentially Infilled Land

Records of Potentially Infilled Features from 1:10,000 scale mapping within 500m of the study site: 3

The following Historical Potentially Infilled Features derived from the Historical Mapping information is provided by Groundsure:

ID	Distance(m)	Direction	Use	Date
234H	427	SW	Grave Yard	1898
235H	428	SW	Grave Yard	1871
236H	431	SW	Grave Yard	1873

2. Environmental Permits, Incidents and Registers Map



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2. Environmental Permits, Incidents and Registers

2.1 Industrial Sites Holding Licences and/or Authorisations

Searches of information provided by the Environment Agency/Natural Resources Wales and Local Authorities reveal the following information:

2.1.1 Records of historic IPC Authorisations within 500m of the study site:

0

Database searched and no data found.

2.1.2 Records of Part A(1) and IPPC Authorised Activities within 500m of the study site:

0

Database searched and no data found.

2.1.3 Records of Red List Discharge Consents (potentially harmful discharges to controlled waters) within 500m of the study site:

0

Database searched and no data found.

2.1.4 Records of List 1 Dangerous Substances Inventory Sites within 500m of the study site:

0

Database searched and no data found.

2.1.5 Records of List 2 Dangerous Substance Inventory Sites within 500m of the study site:

0

Database searched and no data found.

2.1.6 Records of Part A(2) and Part B Activities and Enforcements within 500m of the study site:

5

The following Part A(2) and Part B Activities are represented as points on the Environmental Permits, Incidents and Registers Map:

ID	Distance (m)	Direction	NGR	Details
2	76	SW	533363 176750	Address: Total/Peckham, 37-41 Peckham Rd, SE5 8UH Process: Unloading of Petrol into Storage at Service Stations Status: Current Permit Permit Type: Part B Enforcement: No Enforcements Notified Date of Enforcement: No Enforcements Notified Comment: No Enforcements Notified
3	164	E	533675 176816	Address: BP Connect, 95 Peckham Rd, SE15 5LJ Process: Unloading of Petrol into Storage at Service Stations Status: Current Permit Permit Type: Part B Enforcement: No Enforcements Notified Date of Enforcement: No Enforcements Notified Comment: No Enforcements Notified
4	305	N	533261 177190	Address: Southampton Way Dry Cleaners, 181 Southampton Way, London, SE5 7EJ Process: Dry Cleaning Status: Current Permit Permit Type: Part B Enforcement: No Enforcements Notified Date of Enforcement: No Enforcements Notified Comment: No Enforcements Notified
5	312	NW	533141 177131	Address: Mr Nevill Grant, N&C Garage, 5A Havil Street, Camberwell, London, SE5 7SD Process: No Details Status: Revoked Permit Type: Part B Enforcement: No Enforcements Notified Date of Enforcement: No Enforcements Notified Comment: No Enforcements Notified
6	415	E	533917 176750	Address: Archer Dry Cleaning, 5 Peckham High Street, London, SE15 5EB Process: Dry Cleaning Status: Revoked Permit Type: Part B Enforcement: No Enforcements Notified Date of Enforcement: No Enforcements Notified Comment: No Enforcements Notified

2.1.7 Records of Category 3 or 4 Radioactive Substances Authorisations:

0

Database searched and no data found.

2.1.8 Records of Licensed Discharge Consents within 500m of the study site:

0

Database searched and no data found.

2.1.9 Records of Water Industry Referrals (potentially harmful discharges to the public sewer) within 500m of the study site:

0

Database searched and no data found.

2.1.10 Records of Planning Hazardous Substance Consents and Enforcements within 500m of the study site:

0

Database searched and no data found.

2.2 Dangerous or Hazardous Sites

Records of COMAH & NIHHS sites within 500m of the study site:

0

Database searched and no data found.

2.3 Environment Agency/Natural Resources Wales Recorded Pollution Incidents

2.3.1 Records of National Incidents Recording System, List 2 within 500m of the study site:

1

The following NIRS List 2 records are represented as points on the Environmental Permits, Incidents and Registers Map:

ID	Distance (m)	Direction	NGR	Details	
1	181	NE	533605 177066	Incident Date: 04-Oct-2001 Incident Identification: 51162 Pollutant: Inert Materials and Wastes Pollutant Description: Construction and Demolition Materials and Wastes	Water Impact: Category 4 (No Impact) Land Impact: Category 3 (Minor) Air Impact: Category 4 (No Impact)

2.3.2 Records of National Incidents Recording System, List 1 within 500m of the study site:

0

Database searched and no data found.

2.4 Sites Determined as Contaminated Land under Part 2A EPA 1990

How many records of sites determined as contaminated land under Section 78R of the Environmental Protection Act 1990 are there within 500m of the study site?

0

Database searched and no data found.

3. Landfill and Other Waste Sites Map



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3. Landfill and Other Waste Sites

3.1 Landfill Sites

3.1.1 Records from Environment Agency/Natural Resources Wales landfill data within 1000m of the study site:

0

Database searched and no data found.

3.1.2 Records of Environment Agency/Natural Resources Wales historic landfill sites within 1500m of the study site:

2

The following landfill records are represented as either points or polygons on the Landfill and Other Waste Sites map:

ID	Distance (m)	Direction	NGR	Details	
Not shown	755	N	533800 177700	Site Address: Old Canal Filling, Southwark, London Waste Licence: - Site Reference: 8SO011 Waste Type: Inert Environmental Permitting Regulations (Waste) Reference: -	Licence Issue: Licence Surrendered: Licence Holder Address: - Operator: - Licence Holder: - First Recorded: - Last Recorded: 31-Dec-1975
Not shown	1463	S	533400 175300	Site Address: British Rail, East Dulwich Waste Licence: - Site Reference: 8SO010 Waste Type: - Environmental Permitting Regulations (Waste) Reference: -	Licence Issue: Licence Surrendered: Licence Holder Address: - Operator: - Licence Holder: - First Recorded: - Last Recorded: 31-Dec-1975

3.1.3 Records of BGS/DoE non-operational landfill sites within 1500m of the study site:

0

Database searched and no data found.

3.1.4 Records of Landfills from Local Authority and Historical Mapping Records within 1500m of the study site:

0

Database searched and no data found.

3.2 Other Waste Sites

3.2.1 Records of waste treatment, transfer or disposal sites within 500m of the study site:

0

Database searched and no data found.

3.2.2 Records of Environment Agency/Natural Resources Wales licensed waste sites within 1500m of the study site:

11

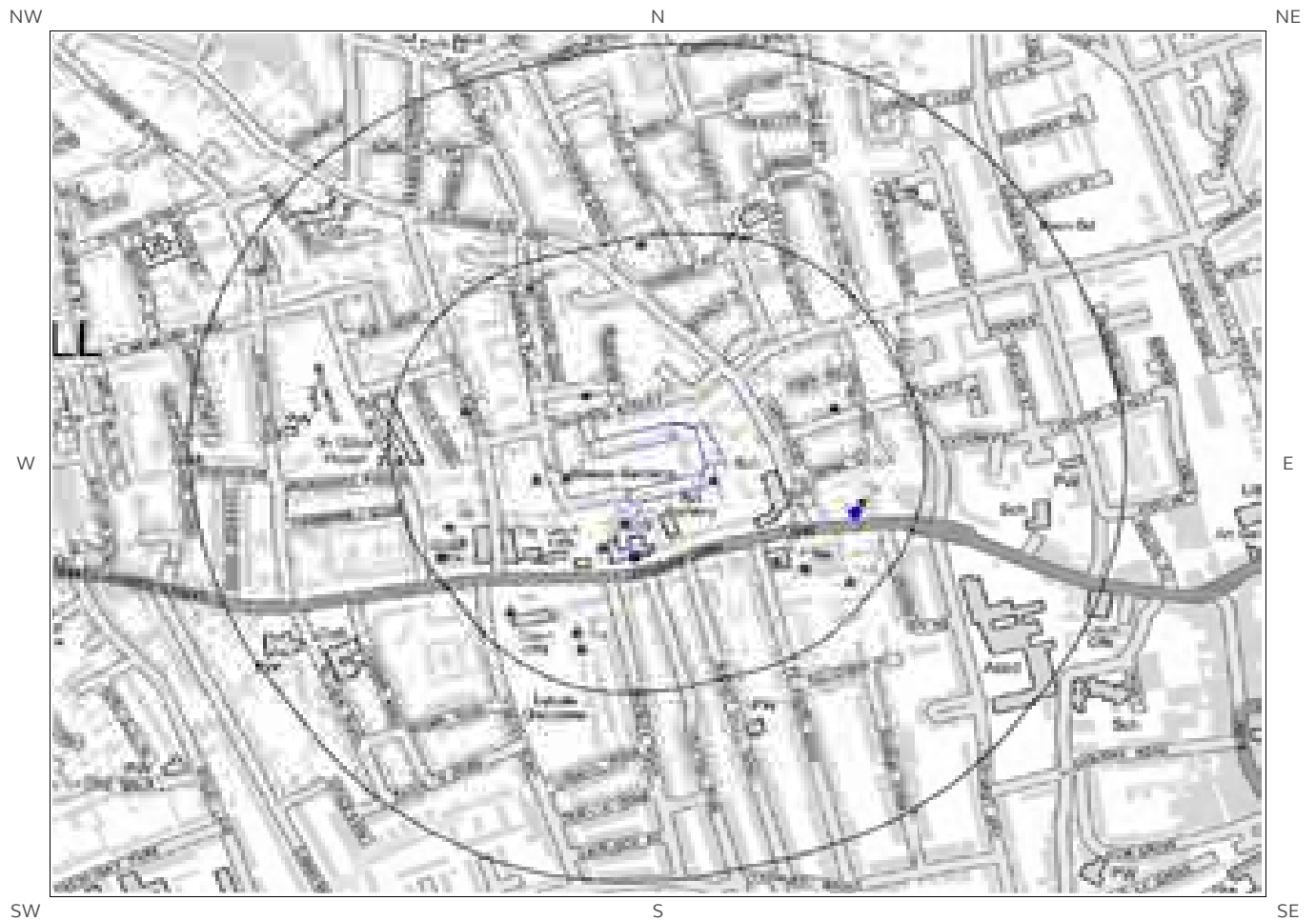
The following waste treatment, transfer or disposal sites records are represented as points on the Landfill and Other Waste Sites map:

ID	Distance (m)	Direction	NGR	Details
3	573	NW	533039 177380	<p>Site Address: Cleanaway Ltd, 11A, Cottage Green, Camberwell, London, SE5 7ST Type: Special Waste Transfer Station Size: < 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: CLE005 EPR reference: EA/EPR/GP3090EP/S003 Operator: Cleanaway Ltd Waste Management licence No: 83267 Annual Tonnage: 16350.0</p> <p>Issue Date: 15/03/1994 Effective Date: - Modified: 25/03/1997 Surrendered Date: 09/06/2006 Expiry Date: - Cancelled Date: - Status: Surrendered Site Name: Cleanaway Ltd, Cottage Green, SE5 Correspondence Address: -</p>
Not shown	721	NW	533004 177531	<p>Site Address: Phs Camberwell, 66, Wells Way, Camberwell, London, SE5 7UA Type: Clinical Waste Transfer Station Size: < 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: PHS002 EPR reference: EA/EPR/NP3990EB/A001 Operator: P H S Group Plc Waste Management licence No: 83370 Annual Tonnage: 4999.0</p> <p>Issue Date: 19/04/2002 Effective Date: - Modified: - Surrendered Date: - Expiry Date: - Cancelled Date: - Status: Issued Site Name: Phs Camberwell Correspondence Address: -</p>
Not shown	721	NW	533035 177547	<p>Site Address: Personnel Hygiene Services Ltd, 66, Wells Way, Camberwell, London, SE5 7UA Type: Clinical Waste Transfer Station Size: < 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: PHS001 EPR reference: EA/EPR/GP3690EC/S004 Operator: Personnel Hygiene Services Ltd Waste Management licence No: 83273 Annual Tonnage: 298.0</p> <p>Issue Date: 09/04/1990 Effective Date: - Modified: 21/03/1995 Surrendered Date: 21/08/2002 Expiry Date: - Cancelled Date: - Status: Surrendered Site Name: PHS, Wells Way, Camberwell, SE5 Correspondence Address: -</p>

ID	Distance (m)	Direction	NGR	Details	
Not shown	1094	NE	534239 177724	Site Address: Nye's Wharf, Frensham Street, Southwark, London, SE15 6TH Type: ELV Facility Size: < 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: CAP005 EPR reference: EA/EPR/PP3499EF/A001 Operator: Capital Pounds Limited Waste Management licence No: 83600 Annual Tonnage: 2.496	Issue Date: 17/02/2006 Effective Date: - Modified: - Surrendered Date: - Expiry Date: - Cancelled Date: - Status: Expired Site Name: Nye's Wharf Correspondence Address: -
Not shown	1147	NE	534308 177731	Site Address: Southwark Direct Building Group, Frensham St Depot, Frensham Street, Southwark, London, SE15 6TH Type: Special Waste Transfer Station Size: < 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: SOU001 EPR reference: - Operator: Southwark London Borough Council Waste Management licence No: 83271 Annual Tonnage: 338.0	Issue Date: 14/09/1993 Effective Date: - Modified: 13/05/1998 Surrendered Date: - Expiry Date: - Cancelled Date: - Status: Modified Site Name: "Frensham St Depot, SE15" Correspondence Address: Southwark London Borough Council, Town Hall (Env Servcies Dept), Peckham Road, Southwark, London, SE5 8UB
Not shown	1147	NE	534308 177731	Site Address: Southwark Direct Building Group, Frensham Street Depot, Frensham Street, Southwark, London, SE15 6TH Type: Special Waste Transfer Station Size: < 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: SOU001 EPR reference: EA/EPR/GP3490EK/S003 Operator: London Borough of Southwark Waste Management licence No: 83271 Annual Tonnage: 0.0	Issue Date: 14/09/1993 Effective Date: - Modified: 13/05/1998 Surrendered Date: 31/07/2008 Expiry Date: - Cancelled Date: - Status: Surrendered Site Name: Frensham Street Depot, Se15 Correspondence Address: -
Not shown	1188	SW	532560 175977	Site Address: Clinical Waste Ltd, Kings College Hospital, Denmark Hill, London, SE5 9NU Type: Clinical Waste Transfer Station Size: < 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: CLI001 EPR reference: EA/EPR/UP3290EA/S003 Operator: Clinical Waste Ltd Waste Management licence No: 83252 Annual Tonnage: 5000.0	Issue Date: 15/12/1992 Effective Date: - Modified: 08/11/1995 Surrendered Date: 30/03/2001 Expiry Date: - Cancelled Date: - Status: Surrendered Site Name: Kings College Hosp, Denmark Hill, Se5 Correspondence Address: -
Not shown	1224	SE	534562 176229	Site Address: G F Denton & Sons Ltd, Blackpool Works, Blackpool Road, London, SE15 3SU Type: Metal Recycling Site (mixed MRS's) Size: >= 25000 tonnes < 75000 tonnes Environmental Permitting Regulations (Waste) Licence Number: DEN001 EPR reference: EA/EPR/TP3690EB/S002 Operator: G F Denton & Sons Ltd Waste Management licence No: 83295 Annual Tonnage: 30000.0	Issue Date: 22/09/1992 Effective Date: - Modified: - Surrendered Date: 30/06/1998 Expiry Date: - Cancelled Date: - Status: Surrendered Site Name: Blackpool Works, Blackpool Rd, SE15 Correspondence Address: -

ID	Distance (m)	Direction	NGR	Details	
Not shown	1476	E	534900 177400	Site Address: Southwark Integrated Waste Management Facility, Old Kent Road, Bermondsey, London, SE15 1NZ Type: 75kte Non-hazardous & hazardous HWA Site Size: >= 75000 tonnes Environmental Permitting Regulations (Waste) Licence Number: VEO066 EPR reference: EA/EPR/CP3198VG/A001 Operator: Veolia E S Southwark Ltd Waste Management licence No: 100920 Annual Tonnage: 49998.0	Issue Date: 11/10/2010 Effective Date: - Modified: - Surrendered Date: - Expiry Date: - Cancelled Date: - Status: Issued Site Name: Southwark Integrated Waste Management Facility Correspondence Address: -
Not shown	1484	E	535000 177000	Site Address: Lewisham Recycling & Waste Reception Centre, Landmann Way, New Cross, London, SE14 5RS Type: Household Waste Amenity Site Size: < 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: LON004 EPR reference: EA/EPR/ZP3290EQ/V002 Operator: London Borough of Lewisham Waste Management licence No: 83355 Annual Tonnage: 24999.0	Issue Date: 12/04/2001 Effective Date: - Modified: 19/12/2006 Surrendered Date: - Expiry Date: - Cancelled Date: - Status: Modified Site Name: Lewisham Recycling & Waste Reception Centre, Landmann Way Correspondence Address: -
Not shown	1484	E	535000 177000	Site Address: Lewisham Recycling & Waste Reception Centre, Landmann Way, New Cross, London, SE14 5RS Type: Household, Commercial & Industrial Waste T Stn Size: < 25000 tonnes Environmental Permitting Regulations (Waste) Licence Number: LON004 EPR reference: ZP3290EQ/V002 Operator: London Borough of Lewisham Waste Management licence No: 83355 Annual Tonnage: 0.0	Issue Date: 12/04/2001 Effective Date: - Modified: 19/12/2006 Surrendered Date: - Expiry Date: - Cancelled Date: - Status: Modified Site Name: Lewisham Recycling & Waste Reception Centre, Landmann Way Correspondence Address: -

4. Current Land Use Map



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4. Current Land Uses

4.1 Current Industrial Data

Records of potentially contaminative industrial sites within 250m of the study site:

19

The following records are represented as points on the Current Land Uses map.

ID	Distance (m)	Direction	Company	NGR	Address	Activity	Category
1	13	E	J's Quality Motors	533504 176848	Flat 27 Colbert, Sceaux Gardens, London, SE5 7DE	Secondhand Vehicles	Motoring
2	26	S	Depot	533393 176791	SE5	Container and Storage	Transport, Storage and Delivery
3	42	SW	Chimney	533321 176852	SE5	Chimneys	Industrial Features
4	62	N	Frangan Creation	533345 176960	Flat 17 Netley, Dalwood Street, London, SE5 7EY	Clothing, Components and Accessories	Consumer Products
5	66	SW	Total/Spar Peckham Road	533366 176760	37-41 Peckham Road, Peckham, London, Greater London, SE5 8UH	Petrol and Fuel Stations	Road and Rail
6	76	W	Electricity Sub Station	533284 176849	SE5	Electrical Features	Infrastructure and Facilities
7	133	SE	Peckham Fire Station	533584 176740	Peckham Fire Station 78-80, Peckham Road, London, SE5 8PR	Fire Brigade Stations	Central and Local Government
8	152	NE	Electricity Sub Station	533656 176944	SE15	Electrical Features	Infrastructure and Facilities
9	161	W	Electricity Sub Station	533194 176941	SE5	Electrical Features	Infrastructure and Facilities
10	165	SE	Factory	533620 176732	SE15	Unspecified Works Or Factories	Industrial Features
11A	177	E	Peckham Connect	533690 176820	Peckham Service Centre 95, Peckham Road, London, SE15 5LJ	Petrol and Fuel Stations	Road and Rail
12	182	S	Vanguard Recording Studios	533334 176647	Unit 1b Vanguard Court 36-38, Peckham Road, London, SE5 8QT	Recording Studios and Record Companies	IT, Advertising, Marketing and Media Services
13	199	S	Howard Fenn	533339 176626	Unit 2/A Vanguard Court Rear of 36-38, Peckham Road, London, SE5 8QT	Jewellery, Gems, Clocks and Watches	Consumer Products
14	201	SW	Electricity Sub Station	533175 176787	SE5	Electrical Features	Infrastructure and Facilities
15	206	SW	Electricity Sub Station	533250 176676	SE5	Electrical Features	Infrastructure and Facilities
16	217	N	Electricity Sub Station	533275 177102	SE5	Electrical Features	Infrastructure and Facilities
17	221	SE	Electricity Sub Station	533676 176714	SE15	Electrical Features	Infrastructure and Facilities

ID	Distance (m)	Direction	Company	NGR	Address	Activity	Category
18	229	SW	Electricity Sub Station	533164 176749	SE5	Electrical Features	Infrastructure and Facilities
19	240	N	Samuel Jones Industrial Estate	533415 177160	SE15	Business Parks and Industrial Estates	Industrial Features

4.2 Petrol and Fuel Sites

Records of petrol or fuel sites within 500m of the study site:

2

The following petrol or fuel site records provided by Catalist are represented as points on the Current Land Use map:

ID	Distance (m)	Direction	NGR	Company	Address	LPG	Status
20	70	S	533406 176746	Total	Rss Peckham Road, Peckham Road, Peckham Road, Peckham, London, Greater London, SE5 8UH	No	Closed
21A	174	SE	533682 176806	BP	Rss Peckham, 95, Peckham Road, Peckham Road, Peckham, London, Greater London, SE15 5LJ	No	Closed

4.3 National Grid High Voltage Underground Electricity Transmission Cables

This dataset identifies the high voltage electricity transmission lines running between generating power plants and electricity substations. The dataset does not include the electricity distribution network (smaller, lower voltage cables distributing power from substations to the local user network). This information has been extracted from databases held by National Grid and is provided for information only with no guarantee as to its completeness or accuracy. National Grid do not offer any warranty as to the accuracy of the available data and are excluded from any liability for any such inaccuracies or errors.

Records of National Grid high voltage underground electricity transmission cables within 500m of the study site:

0

Database searched and no data found.

4.4 National Grid High Pressure Gas Transmission Pipelines

This dataset identifies high-pressure, large diameter pipelines which carry gas between gas terminals, power stations, compressors and storage facilities. The dataset does not include the Local Transmission System (LTS) which supplies gas directly into homes and businesses. This information has been extracted from databases held by National Grid and is provided for information only with no guarantee as to its completeness or accuracy. National Grid do not offer any warranty as to the accuracy of the available data and are excluded from any liability for any such inaccuracies or errors.

Records of National Grid high pressure gas transmission pipelines within 500m of the study site: 0

Database searched and no data found.

5. Geology

5.1 Artificial Ground and Made Ground

Database searched and no data found.

The database has been searched on site, including a 50m buffer.

5.2 Superficial Ground and Drift Geology

The database has been searched on site, including a 50m buffer.

Lex Code	Description	Rock Type
IGLD	INTERGLACIAL LACUSTRINE DEPOSITS	CLAY AND SILT [UNLITHIFIED DEPOSITS CODING SCHEME]
LASI	LANGLEY SILT MEMBER	CLAY AND SILT [UNLITHIFIED DEPOSITS CODING SCHEME]

5.3 Bedrock and Solid Geology

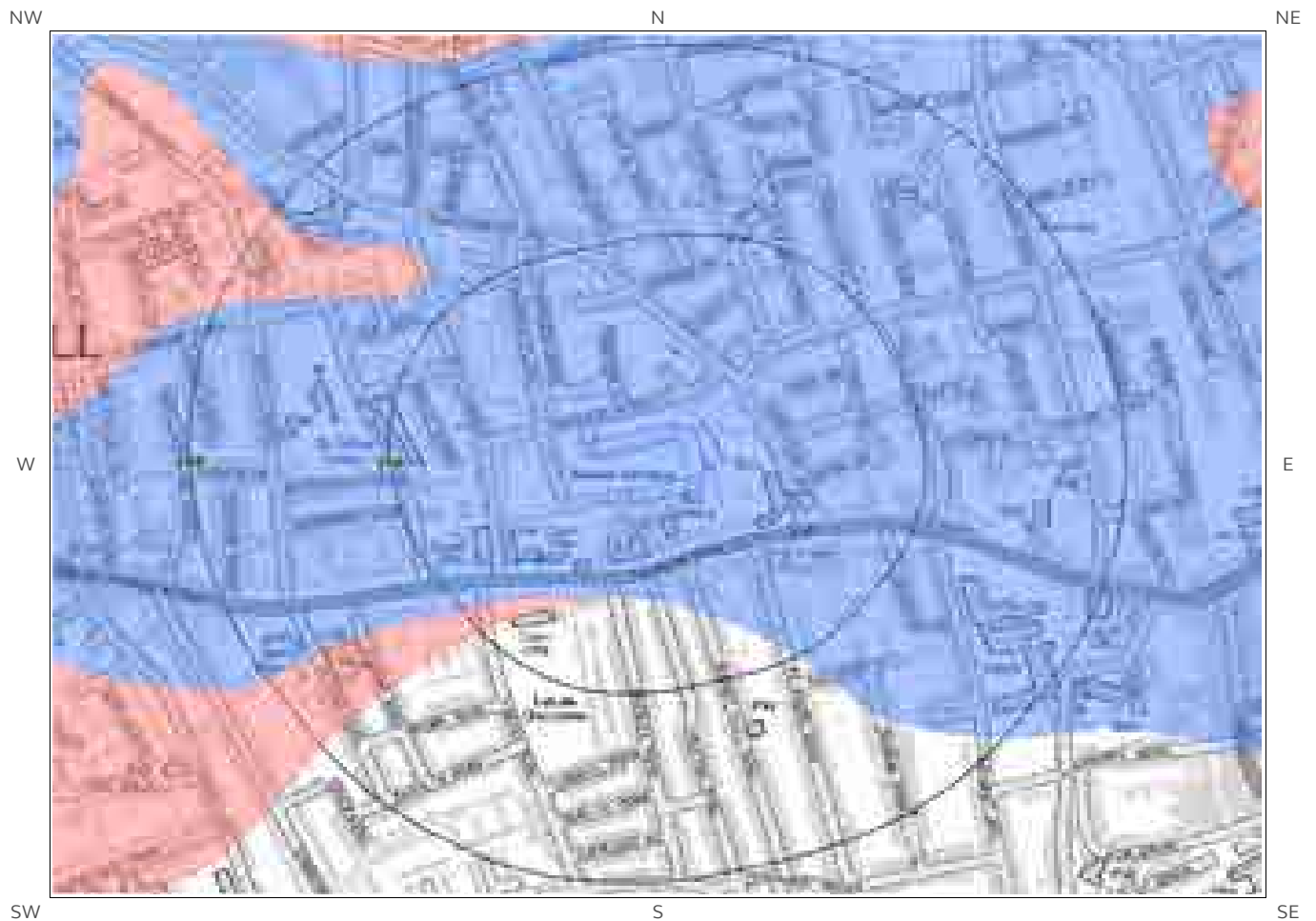
The database has been searched on site, including a 50m buffer.

Lex Code	Description	Rock Type
TAB-SANDU	THANET FORMATION	SAND
LMBE-CLSISA	LAMBETH GROUP	CLAY, SILT AND SAND

(Derived from the BGS 1:50,000 Digital Geological Map of Great Britain)

6 Hydrogeology and Hydrology

6a. Aquifer Within Superficial Geology



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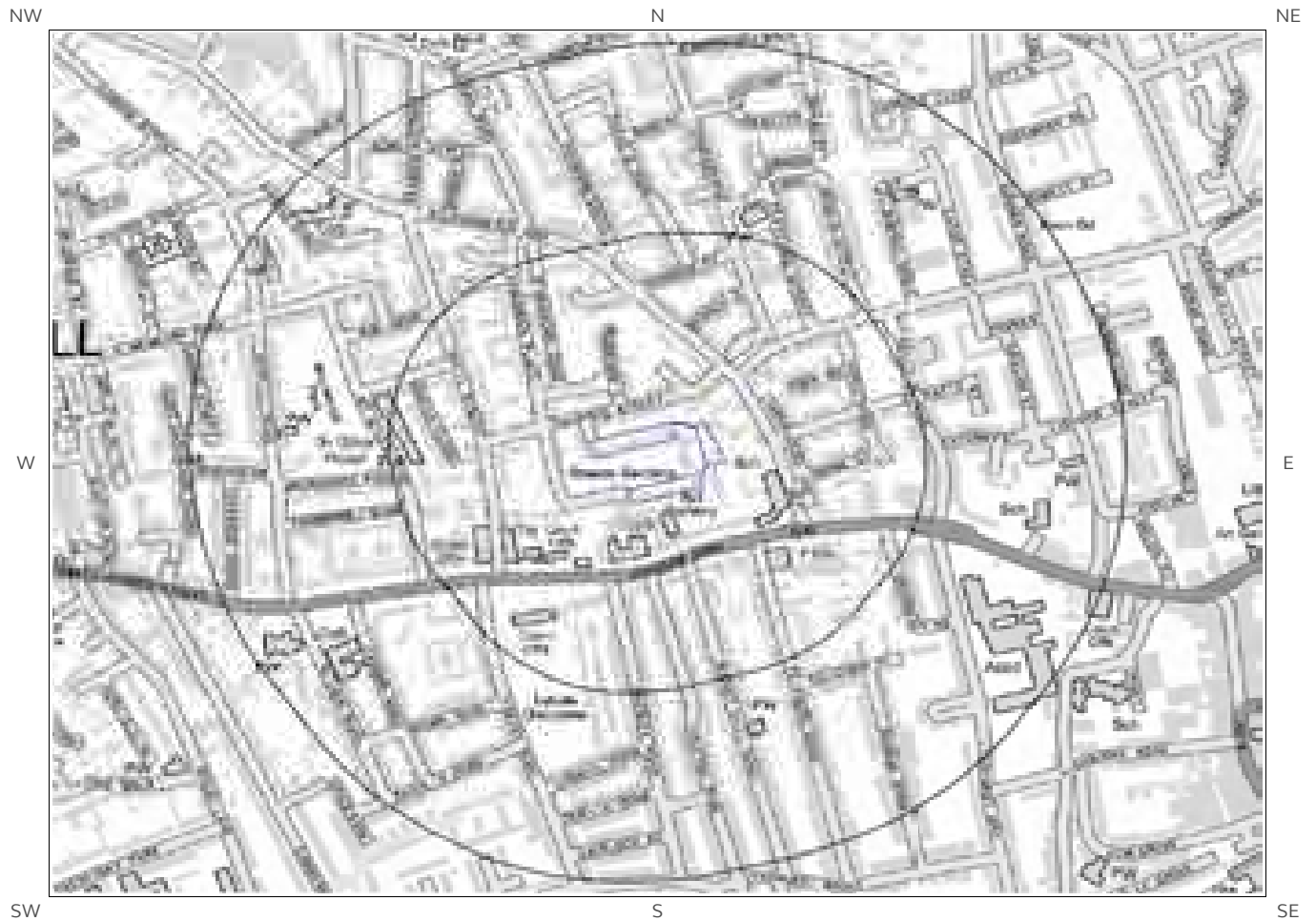
6b. Aquifer Within Bedrock Geology and Abstraction Licenses



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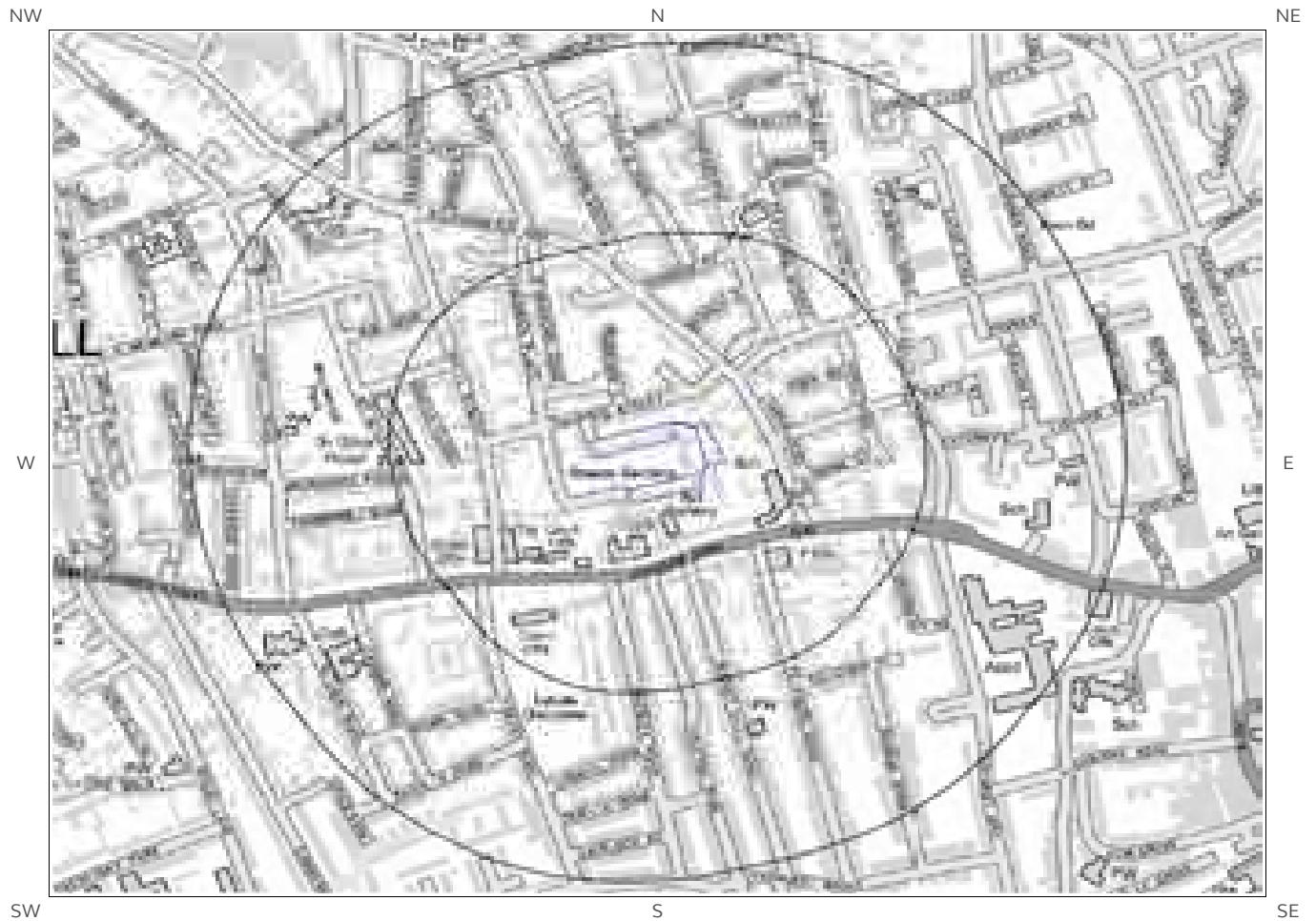
6c. Hydrogeology – Source Protection Zones and Potable Water Abstraction Licenses



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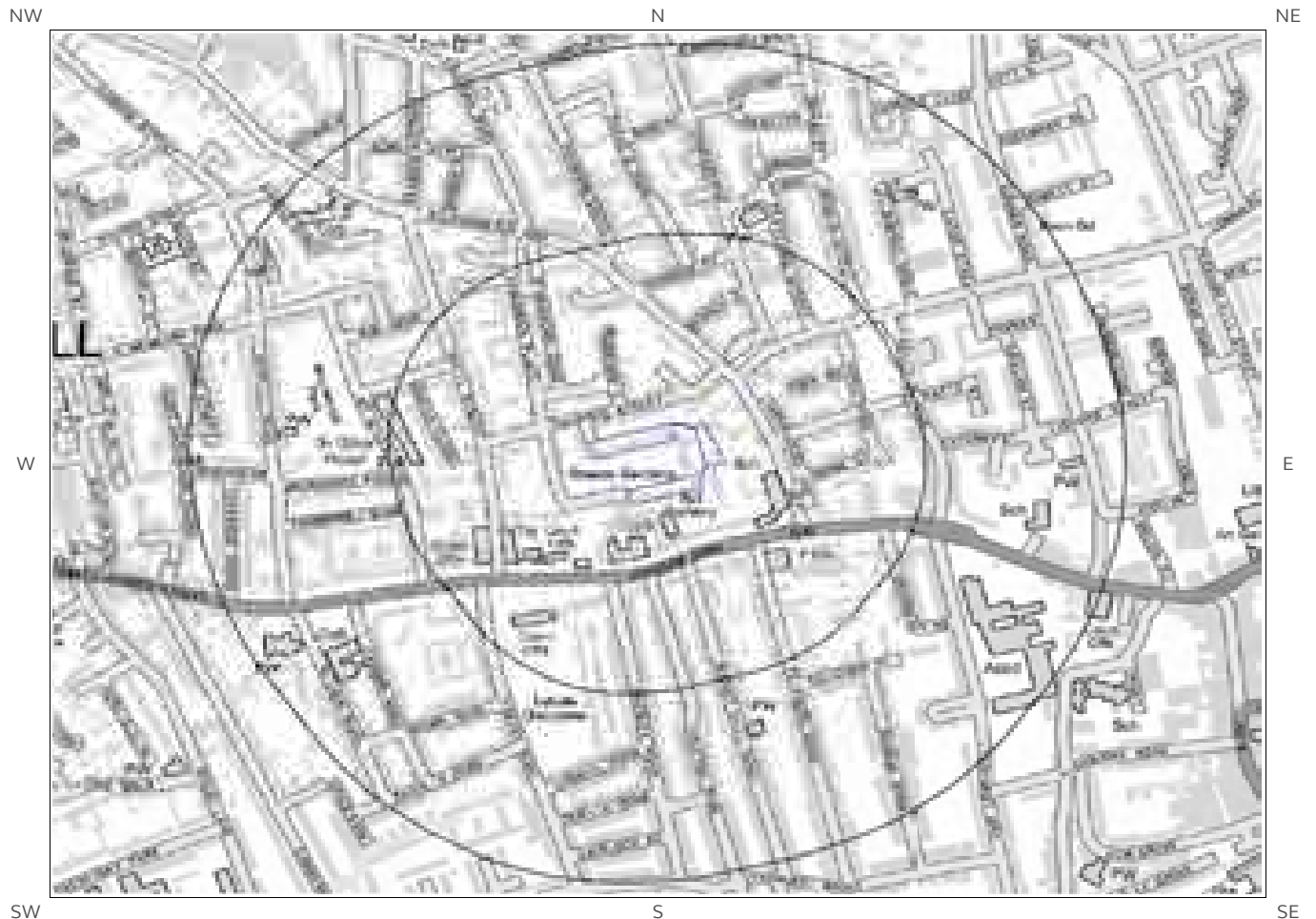
6d. Hydrogeology – Source Protection Zones within confined aquifer



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6e. Hydrology – Detailed River Network and River Quality



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6. Hydrogeology and Hydrology

6.1 Aquifer within Superficial Deposits

Are there records of strata classification within the superficial geology at or in proximity to the property? Yes

From 1 April 2010, the Environment Agency/Natural Resources Wales's Groundwater Protection Policy has been using aquifer designations consistent with the Water Framework Directive. For further details on the designation and interpretation of this information, please refer to the Groundsure Enviro Insight User Guide.

The following aquifer records are shown on the Aquifer within Superficial Geology Map (6a):

ID	Distance (m)	Direction	Designation	Description
5	0	On Site	Unproductive	These are rock layers or drift deposits with low permeability that have negligible significance for water supply or river base flow
1	120	S	Secondary A	Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers
2	292	NW	Secondary A	Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers

6.2 Aquifer within Bedrock Deposits

Are there records of strata classification within the bedrock geology at or in proximity to the property? Yes

From 1 April 2010, the Environment Agency/Natural Resources Wales's Groundwater Protection Policy has been using aquifer designations consistent with the Water Framework Directive. For further details on the designation and interpretation of this information, please refer to the Groundsure Enviro Insight User Guide.

The following aquifer records are shown on the Aquifer within Bedrock Geology Map (6b):

ID	Distance (m)	Direction	Designation	Description
1	0	On Site	Secondary A	Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers
2	232	S	Unproductive	These are rock layers or drift deposits with low permeability that have negligible significance for water supply or river base flow

6.3 Groundwater Abstraction Licences

Are there any Groundwater Abstraction Licences within 2000m of the study site?

Yes

The following Abstraction Licences records are represented as points, lines and regions on the Aquifer within Bedrock Geology Map (6b):

ID	Distance (m)	Direction	NGR	Details
3A	717	NW	532690 177180	Status: Historical Licence No: 28/39/42/0059 Details: Laundry Use Direct Source: Thames Groundwater Point: Lomond Grove, Camberwell, London, Borehole 'a' Data Type: Point Name: SUNLIGHT SERVICE GROUP LTD Annual Volume (m³): 88650 Max Daily Volume (m³): 341 Original Application No: WRA/S/1049 Original Start Date: 19/1/2000 Expiry Date: 31/12/2009 Issue No: 1 Version Start Date: 19/1/2000 Version End Date:
4A	730	NW	532681 177193	Status: Historical Licence No: TH/039/0042/013 Details: Laundry Use Direct Source: Thames Groundwater Point: Lomond Grove, Camberwell, London, Borehole 'A ' Data Type: Point Name: Berendsen UK Limited Annual Volume (m³): 88650 Max Daily Volume (m³): 341 Original Application No: NPS/WR/013888 Original Start Date: 11/6/2010 Expiry Date: 31/3/2025 Issue No: 2 Version Start Date: 22/7/2013 Version End Date:
5A	730	NW	532681 177193	Status: Historical Licence No: TH/039/0042/005 Details: Laundry Use Direct Source: Thames Groundwater Point: Lomond Grove, Camberwell, London, Borehole 'a' Data Type: Point Name: SUNLIGHT SERVICE GROUP LTD Annual Volume (m³): 88650 Max Daily Volume (m³): 341 Original Application No: NPS/WR/003028 Original Start Date: 11/6/2010 Expiry Date: 11/6/2011 Issue No: 1 Version Start Date: 11/6/2010 Version End Date:
Not shown	1268	SW	532330 176130	Status: Historical Licence No: TH/039/0042/010 Details: Heat Pump Direct Source: Thames Groundwater Point: Cutcombe Road, Lambeth, London Data Type: Point Name: King's College London Annual Volume (m³): 315360 Max Daily Volume (m³): 864 Original Application No: NPS/WR/007040 Original Start Date: 25/5/2012 Expiry Date: 31/3/2019 Issue No: 1 Version Start Date: 25/5/2012 Version End Date:
Not shown	1668	S	533310 175150	Status: Historical Licence No: 28/39/42/0055 Details: General use relating to Secondary Category (Medium Loss) Direct Source: Thames Groundwater Point: Dulwich Hospital, Southwark, Borehole 'a' Data Type: Point Name: KINGS HEALTHCARE NHS TRUST Annual Volume (m³): - Max Daily Volume (m³): - Original Application No: WRA/6550 Original Start Date: 2/11/1998 Expiry Date: 31/12/2004 Issue No: 100 Version Start Date: 2/11/1998 Version End Date:
Not shown	1668	S	533310 175150	Status: Historical Licence No: 28/39/42/0075 Details: General Use Relating To Secondary Category (Medium Loss) Direct Source: Thames Groundwater Point: Dulwich Hospital, Southwark, Se22- Borehole Data Type: Point Name: KINGS HEALTHCARE NHS TRUST Annual Volume (m³): 50000 Max Daily Volume (m³): 172.8 Original Application No: WRA/S/1314 Original Start Date: 6/3/2008 Expiry Date: 31/3/2013 Issue No: 1 Version Start Date: 6/3/2008 Version End Date:

ID	Distance (m)	Direction	NGR	Details	
Not shown	1846	NW	532610 178590	Status: Historical Licence No: 28/39/42/0076 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Thames Groundwater Point: Stead Street Se17 - Borehole Data Type: Point Name: LONDON BOROUGH OF SOUTHWARK	Annual Volume (m ³): 280000 Max Daily Volume (m ³): 780 Original Application No: WRA/S/1317 Original Start Date: 9/5/2008 Expiry Date: 31/3/2013 Issue No: 1 Version Start Date: 9/5/2008 Version End Date:

6.4 Surface Water Abstraction Licences

Are there any Surface Water Abstraction Licences within 2000m of the study site? No

Database searched and no data found.

6.5 Potable Water Abstraction Licences

Are there any Potable Water Abstraction Licences within 2000m of the study site? Yes

The following Potable Water Abstraction Licences records are represented as points, lines and regions on the SPZ and Potable Water Abstraction Licences Map (6c):

ID	Distance (m)	Direction	NGR	Details	
Not shown	1846	NW	532610 178590	Status: Historical Licence No: 28/39/42/0076 Details: Drinking, Cooking, Sanitary, Washing, (Small Garden) - Commercial/Industrial/Public Services Direct Source: Thames Groundwater Point: Stead Street Se17 - Borehole Data Type: Point Name: LONDON BOROUGH OF SOUTHWARK	Annual Volume (m ³): 280000 Max Daily Volume (m ³): 780 Original Application No: WRA/S/1317 Original Start Date: 9/5/2008 Expiry Date: 31/3/2013 Issue No: 1 Version Start Date: Version End Date:

6.6 Source Protection Zones

Are there any Source Protection Zones within 500m of the study site? No

Database searched and no data found.

6.7 Source Protection Zones within Confined Aquifer

Are there any Source Protection Zones within the Confined Aquifer within 500m of the study site? No

Historically, Source Protection Zone maps have been focused on regulation of activities which occur at or near the ground surface, such as prevention of point source pollution and bacterial contamination of water supplies. Sources in confined aquifers were often considered to be protected from these surface pressures due to the presence of a low permeability confining layer (e.g. glacial till, clay). The increased interest in subsurface activities such as onshore oil and gas exploration, ground source heating and cooling requires protection zones for confined sources to be marked on SPZ maps where this has not already been done.

Database searched and no data found.

6.8 Groundwater Vulnerability and Soil Leaching Potential

Is there any Environment Agency/Natural Resources Wales information on groundwater vulnerability and soil leaching potential within 500m of the study site? Yes

Distance (m)	Direction	Classification	Soil Vulnerability Category	Description
0	On Site	Minor Aquifer/High Leaching Potential	HU	Soil information for urban areas and restored mineral workings. These soils are therefore assumed to be highly permeable in the absence of site-specific information.

6.9 River Quality

Is there any Environment Agency/Natural Resources Wales information on river quality within 1500m of the study site? No

6.9.1 Biological Quality:

Database searched and no data found.

6.9.2 Chemical Quality:

Database searched and no data found.

6.10 Detailed River Network

Are there any Detailed River Network entries within 500m of the study site?

No

Database searched and no data found.

6.11 Surface Water Features

Are there any surface water features within 250m of the study site?

No

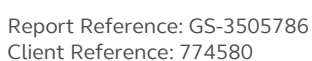
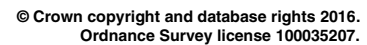
Database searched and no data found.

7a. Environment Agency/Natural Resources Wales Flood Map for Planning (from rivers and the sea)



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7 Flooding

7.1 River and Coastal Zone 2 Flooding

Is the site within 250m of an Environment Agency/Natural Resources Wales Zone 2 floodplain? Yes

Environment Agency/Natural Resources Wales Zone 2 floodplains estimate the annual probability of flooding as between 1 in 1000 (0.1%) and 1 in 100 (1%) from rivers and between 1 in 1000 (0.1%) and 1 in 200 (0.5%) from the sea. Any relevant data is represented on Map 7a – Flood Map for Planning:

ID	Distance (m)	Direction	Update	Type
1	23	N	09-Sep-2016	Zone 2 - (Fluvial/Tidal Models)

7.2 River and Coastal Zone 3 Flooding

Is the site within 250m of an Environment Agency/Natural Resources Wales Zone 3 floodplain? Yes

Zone 3 shows the extent of a river flood with a 1 in 100 (1%) or greater chance of occurring in any year or a sea flood with a 1 in 200 (0.5%) or greater chance of occurring in any year. Any relevant data is represented on Map 7a – Flood Map for Planning.

ID	Distance (m)	Direction	Update	Type
1	52	N	09-Sep-2016	Zone 3 - (Fluvial Models)

7.3 Risk of Flooding from Rivers and the Sea (RoFRaS) Flood Rating

What is the highest risk of flooding onsite? Very Low

The Environment Agency/Natural Resources Wales RoFRaS database provides an indication of river and coastal flood risk at a national level on a 50m grid with the flood rating at the centre of the grid calculated and given above. The data considers the probability that the flood defences will overtop or breach by considering their location, type, condition and standard of protection.

RoFRaS data for the study site indicates the property is in an area with a Very Low (less than 1 in 1000) chance of flooding in any given year.

Any relevant data within 250m is represented on the RoFRaS Flood map. Data to 50m is reported in the table below.

ID	Distance (m)	Direction	RoFRaS flood Risk
1	23.0	N	Low

7.4 Flood Defences

Are there any Flood Defences within 250m of the study site? No
 Database searched and no data found.

7.5 Areas benefiting from Flood Defences

Are there any areas benefiting from Flood Defences within 250m of the study site? Yes

7.6 Areas benefiting from Flood Storage

Are there any areas used for Flood Storage within 250m of the study site? No

7.7 Groundwater Flooding Susceptibility Areas

7.7.1 Are there any British Geological Survey groundwater flooding susceptibility areas within 50m of the boundary of the study site? No

Notes: Groundwater flooding may either be associated with shallow unconsolidated sedimentary aquifers which overlie unproductive aquifers (Superficial Deposits Flooding), or with unconfined aquifers (Clearwater Flooding).

7.7.2 What is the highest susceptibility to groundwater flooding in the search area based on the underlying geological conditions?

Not Prone

The area is not considered to be prone to groundwater flooding based on rock type.

7.8 Groundwater Flooding Confidence Areas

What is the British Geological Survey confidence rating in this result? Not Applicable

Notes: Groundwater flooding is defined as the emergence of groundwater at the ground surface or the rising of groundwater into man-made ground under conditions where the normal range of groundwater levels is exceeded.

The confidence rating is on a threefold scale - Low, Moderate and High. This provides a relative indication of the BGS confidence in the accuracy of the susceptibility result for groundwater flooding. This is based on the amount and precision of the information used in the assessment. In areas with a relatively lower level of confidence the susceptibility result should be treated with more caution. In other areas with higher levels of confidence the susceptibility result can be used with more confidence.

8. Designated Environmentally Sensitive Sites Map



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8. Designated Environmentally Sensitive Sites

Presence of Designated Environmentally Sensitive Sites within 2000m of the study site? No

8.1 Records of Sites of Special Scientific Interest (SSSI) within 2000m of the study site:

0

Database searched and no data found.

8.2 Records of National Nature Reserves (NNR) within 2000m of the study site:

0

Database searched and no data found.

8.3 Records of Special Areas of Conservation (SAC) within 2000m of the study site:

0

Database searched and no data found.

8.4 Records of Special Protection Areas (SPA) within 2000m of the study site:

0

Database searched and no data found.

8.5 Records of Ramsar sites within 2000m of the study site:

0

Database searched and no data found.

8.6 Records of Ancient Woodland within 2000m of the study site:

0

Database searched and no data found.

8.7 Records of Local Nature Reserves (LNR) within 2000m of the study site:

0

Database searched and no data found.

8.8 Records of World Heritage Sites within 2000m of the study site:

0

Database searched and no data found.

8.9 Records of Environmentally Sensitive Areas within 2000m of the study site:

0

Database searched and no data found.

8.10 Records of Areas of Outstanding Natural Beauty (AONB) within 2000m of the study site:

0

Database searched and no data found.

8.11 Records of National Parks (NP) within 2000m of the study site:

0

Database searched and no data found.

8.12 Records of Nitrate Sensitive Areas within 2000m of the study site:

0

Database searched and no data found.

8.13 Records of Nitrate Vulnerable Zones within 2000m of the study site:

0

Database searched and no data found.

8.14 Records of Green Belt land within 2000m of the study site:

0

Database searched and no data found.

9. Natural Hazards Findings

9.1 Detailed BGS GeoSure Data

BGS GeoSure Data has been searched to 50m. The data is included in tabular format. If you require further information on geology and ground stability, please obtain a **Groundsure Geo Insight**, available from our **website**. The following information has been found:

9.1.1 Shrink Swell

What is the maximum Shrink-Swell* hazard rating identified on the study site? Low

The following natural subsidence information provided by the British Geological Survey is not represented on mapping:

Hazard
Ground conditions predominantly medium plasticity. Do not plant trees with high soil moisture demands near to buildings. For new build, consideration should be given to advice published by the National House Building Council (NHBC) and the Building Research Establishment (BRE). There is a possible increase in construction cost to reduce potential shrink-swell problems. For existing property, there is a possible increase in insurance risk, especially during droughts or where vegetation with high moisture demands is present.

9.1.2 Landslides

What is the maximum Landslide* hazard rating identified on the study site? Very Low

The following natural subsidence information provided by the British Geological Survey is not represented on mapping:

Hazard
Slope instability problems are unlikely to be present. No special actions required to avoid problems due to landslides. No special ground investigation required, and increased construction costs or increased financial risks are unlikely due to potential problems with landslides.

9.1.3 Soluble Rocks

What is the maximum Soluble Rocks* hazard rating identified on the study site? Negligible

The following natural subsidence information provided by the British Geological Survey is not represented on mapping:

Hazard
Soluble rocks are present, but unlikely to cause problems except under exceptional conditions. No special actions required to avoid problems due to soluble rocks. No special ground investigation required, and increased construction costs or increased financial risks are unlikely due to potential problems with soluble rocks.

* This indicates an automatically generated 50m buffer and site.

9.1.4 Compressible Ground

What is the maximum Compressible Ground* hazard rating identified on the study site? Moderate

The following natural subsidence information provided by the British Geological Survey is not represented on mapping:

Hazard
Significant potential for compressibility problems. Avoid large differential loadings of ground. Do not drain or de-water ground near the property without technical advice. For new build consider possibility of compressible ground in ground investigation, construction and building design. Consider effects of groundwater changes. Extra construction costs are likely. For existing property possible increase in insurance risk from compressibility, especially if water conditions or loading of the ground change significantly.

9.1.5 Collapsible Rocks

What is the maximum Collapsible Rocks* hazard rating identified on the study site? Very Low

The following natural subsidence information provided by the British Geological Survey is not represented on mapping:

Hazard
Deposits with potential to collapse when loaded and saturated are unlikely to be present. No special ground investigation required or increased construction costs or increased financial risk due to potential problems with collapsible deposits.

9.1.6 Running Sand

What is the maximum Running Sand** hazard rating identified on the study site? Negligible

The following natural subsidence information provided by the British Geological Survey is not represented on mapping:

Hazard
No indicators for running sand identified. No special actions required to avoid problems due to running sand. No special ground investigation required, and increased construction costs or increased financial risks are unlikely due to potential problems with running sand.

9.2 Radon

9.2.1 Radon Affected Areas

Is the property in a Radon Affected Area as defined by the Health Protection Agency (HPA) and if so what percentage of homes are above the Action Level? The property is in a Radon Affected Area, as between 1 and 3% of properties are above the Action Level.

* This indicates an automatically generated 50m buffer and site.

9.2.2 Radon Protection

Is the property in an area where Radon Protection are required for new properties or extensions to existing

ones as described in publication BR211 by the Building Research Establishment? No radon protective measures are necessary.

10. Mining

10.1 Coal Mining

Are there any coal mining areas within 75m of the study site?

No

Database searched and no data found.

10.2 Non-Coal Mining

Are there any Non-Coal Mining areas within 50m of the study site boundary?

Yes

The following non-coal mining information is provided by the BGS:

Distance (m)	Direction	Name	Commodity	Assessment of likelihood
0.0	On Site	Not available	Chalk	Sporadic underground mining of restricted extent may have occurred. Potential for difficult ground conditions are unlikely and localised and are at a level where they need not be considered
0.0	On Site	Not available	Chalk	Small scale underground mining may have occurred; mine adits, shafts and tunnels may be present. Potential for localised difficult ground conditions are at a level where they should be considered

Past underground mine workings are unlikely. The rock types present in these areas are such that mineral veins may be present on which it is possible that mining has been undertaken and/or it is possible that small scale underground extraction of other materials may have occurred. All such occurrences are likely to be of localised extent and infrequent. It should be noted, however, that there is always the possibility of the existence of other sub-surface excavations, such as wells, cess pits, follies, air raid shelters/bunkers and other military structures etc. that could affect surface ground stability but which are outside the scope of this dataset. However, if in a coalfield area you should still consider a Coal Authority mining search for the area of interest.

10.3 Brine Affected Areas

Are there any brine affected areas within 75m of the study site?

No

Guidance: No Guidance Required.

Contact Details

Groundsure Helpline
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<https://www.groundsure.com/terms-and-conditions-sept-2016>

Appendix B

Site Photographs

Sceaux Gardens, Camberwell
Photos Relating to Preliminary Contamination Assessment

Photo 1: Terrace bungalow dwellings and front gardens in the northern parcel.



Photo 2: Terrace bungalow dwellings and front gardens in the southern parcel.



Photo 3: View into the public open space to the south of the bungalows in the southern parcel.



Photo 4: Enclosed brick garages found in the eastern parcel.



Photo 5: Possible electricity sub-station or fuse room located in the south eastern corner of the eastern parcel.



Photo 6: Pubic open spaced in the middle of the northern and southern parcel.



Appendix C

Appendix C: HSE Report

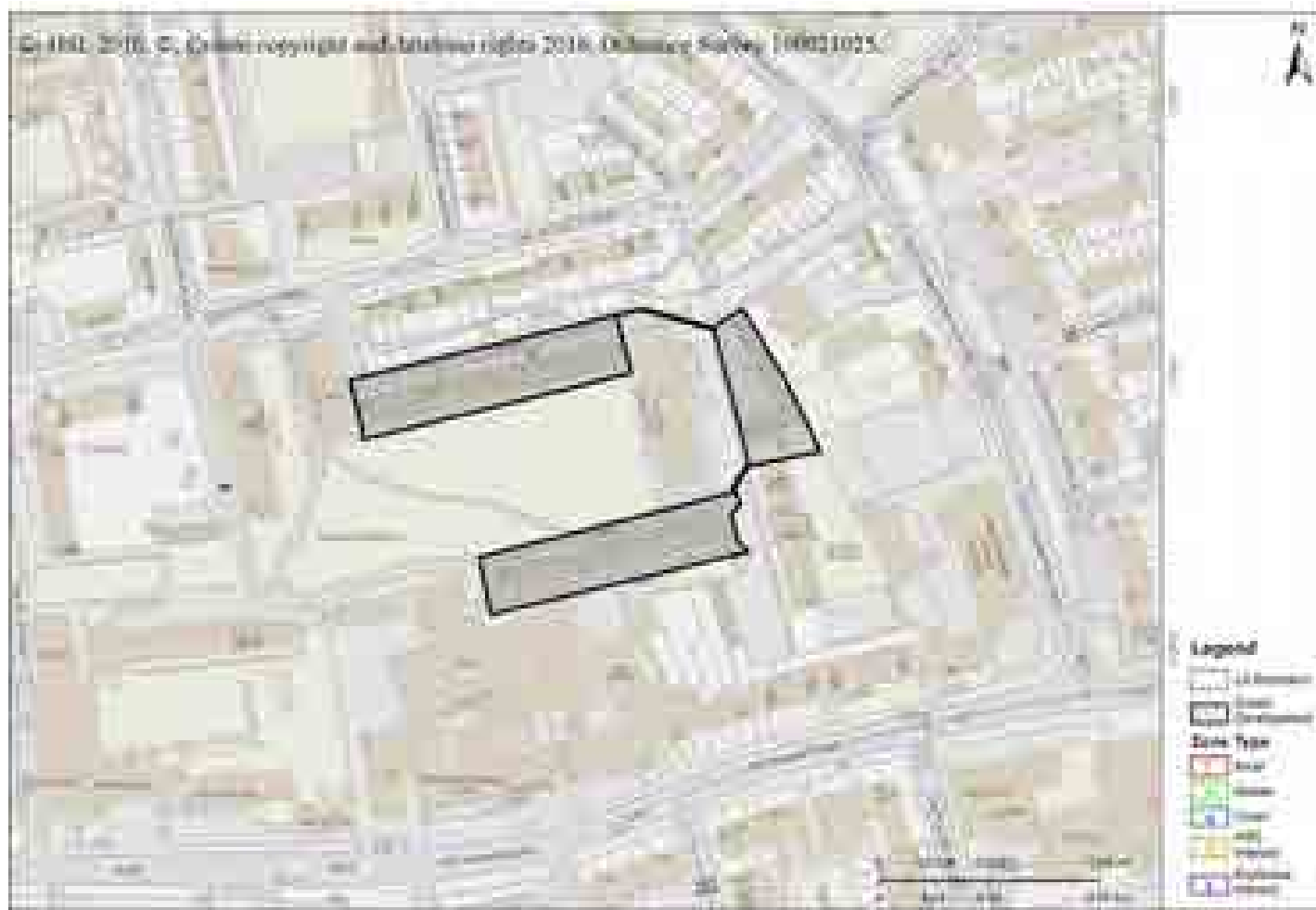
Advice : HSL-161206111633-394 Does Not Cross Any Consultation Zones

Your Ref: 774580

Development Name: Southwark P3 Sceaux Gardens, Camberwell

Local Authority Reference:

Comments:



The proposed development site which you have identified does not currently lie within the consultation distance (CD) of a major hazard site or major accident hazard pipeline; therefore at present HSE does not need to be consulted on any developments on this site. However, should there be a delay submitting a planning application for the proposed development on this site, you may wish to approach HSE again to ensure that there have been no changes to CDs in this area in the intervening period.

This advice report has been generated using information supplied by at MLM Consulting Engineers Ltd on 06 December 2016.