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G E O - E N V I R O N M E N T A L

Preliminary (Geo-Environmental) Risk Assessment (PRA)

Project: Proposed Farm Workers Dwelling, Station Road, Upper Broughton

EGE Project No: EGE-22-05-13-01

Client: Carrier Landscapes Limited



Report Details

Project Name	Proposed Farm Workers Dwelling, Station Road, Upper Broughton
Client	Carrier Landscapes Limited
Service	Preliminary (Geo-Environmental) Risk Assessment (PRA)
Date of Issue	19 th December 2022
Project number	EGE-22-05-13-01

Author Details

Prepared By	Pasul Bennett Director		
Authorised By	Paul Huteson CEnv Director		

Quality Control

Revision	Date	Made by	Description
00	19 th December 2022	PB	-

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Table of Contents

1.0	Authorisation, Context and Purpose	1
1.1	Authorisation	1
1.2	Context and Purpose.....	1
1.3	Limitations	1
1.4	Scope of Works	1
2.0	Site Details and Data Review.....	2
2.1	Site Setting	2
2.2	Site History	3
2.3	Regulatory Database Information	3
2.3.1	On-Site Records.....	3
2.3.2	Off-Site records	3
2.3.3	Radon.....	4
2.3.4	Geo-Hazards.....	4
2.4	Additional Data Sources.....	4
2.5	Previous Report Review	4
3.0	Preliminary Conceptual Site Model (CSM).....	5
3.1	Potential Sources of Contamination.....	5
3.2	Identified Potential Receptors	5
3.3	Potential Pathways.....	5
4.0	Conclusions and Recommendations.....	8

Drawings

Drawing I - Proposed Development Plan

Figures

Figure I - Site Location Plan

Figure II - Relevant Features Plan

Appendices

Appendix I - Standard Limitations

Appendix II - Historical Mapping

Appendix III - Envirocheck Information

Appendix IV - Risk Ratings



1.0 Authorisation, Context and Purpose

1.1 Authorisation

Evolve Geo-Environmental Limited (EGE) was instructed by Grace Machin on behalf of Carrier Landscapes Limited (the 'Client') to undertake a Preliminary (Geo-Environmental) Risk Assessment (PRA) for the Proposed Farm Workers Dwelling, Station Road, Upper Broughton (the 'Site').

1.2 Context and Purpose

This Report is designed in general accordance with:

- ▽ Guidance on Land Contamination: Risk Management pages of the [GOV.UK](https://www.gov.uk) web pages;
- ▽ The relevant requirements of the National Planning Policy Framework 2019 (NPPF) (paragraphs 170 & 178-180) https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/810197/NPPF_Feb_2019_revised.pdf; and
- ▽ The Planning Practice Guidance (Land Affected by Contamination) <https://www.gov.uk/guidance/land-affected-by-contamination>.

The purpose of this Report is to identify potential soil and groundwater issues beneath the Site associated with any plausible sources of contamination.

1.3 Limitations

The EGE standard limitations are included as Appendix I.

In addition, the following specific limitations are applicable to this Assessment:

- ▽ Whilst the Envirocheck® Report provides information with regard to surface and groundwater flooding, no comment is made within this Report with regard to this information as it is assumed this has/will be covered by a specialist flood risk consultant.

1.4 Scope of Works

The following Scope of Works as set out within EGE proposal dated 16th November 2022 was completed:

- ▽ Obtain and review Envirocheck® Report (historical mapping and regulatory database information);
- ▽ Review online UXO risk maps; and
- ▽ Provide a Report summarising the above information to formulate a conceptual Site model (CSM) identifying possible pollutant linkages in the context of the proposed development.

In providing this Assessment, in addition to the information detailed above, EGE has utilised the following freely available data sources:

- ▽ British Geological Survey (BGS) data;
- ▽ www.zeticauxo.com mapping;
- ▽ <https://en-gb.topographic-map.com/>; and
- ▽ www.magic.defra.gov.uk/MagicMap.aspx mapping.



2.0 Site Details and Data Review

Information regarding the Site details, Site history and regulatory database information is provided with the following Sections.

2.1 Site Setting

<p>Co-ordinates, Area and Elevation</p>	<ul style="list-style-type: none"> ▽ National Grid Reference (NGR) 466800, 325920; ▽ Approximately 0.22Hectares (ha); and ▽ Site surface is circa 106 metres (m) above ordnance datum (AOD)in the east (along the route of the proposed access) and circa 104-105 m AOD in the area of the proposed dwelling
<p>General Site Location</p>	<p>The Site is located approximately 1.45 km to the west of Upper Broughton village and is accessed through the wider Carrier Landscapes land to the east of the Site.</p> <p>A Site Location Plan for the area currently under Assessment is provided as Figure I.</p>
<p>Current Site Use and Walkover Information</p>	<p>An EGE represented undertook a site walkover on 14th December 2022. The following pertinent information was noted:</p> <ul style="list-style-type: none"> ▽ The Site is currently used as a staff car park for the adjacent wider Carrier Landscapes facility. ▽ The Site is surfaced with a crushed compacted aggregate as a temporary car parking surface. ▽ A bund comprising topsoil and organic material was present on the western and north boundaries. It appeared this was in use as a growing medium for a number of trees which had been planted within the bund. ▽ A pond was observed adjacent to the south western boundary. The Site sloped down at this point and it appeared that surface water was able to run off from the car park into the pond. <p>No fuel storage or other potential sources of contamination were observed.</p>
<p>Adjacent Land use</p>	<p>The Site is bound by the following land uses:</p> <ul style="list-style-type: none"> ▽ North - grazing paddock; ▽ East - wider Carrier landscapes land, including open storage area immediately east; ▽ South - Station Road, beyond which is agricultural land; and ▽ West - Agricultural land.
<p>Proposed Development</p>	<p>It is understood that the Site will be developed with a single large dwelling and garage with associated garden, parking and turning area and access track.</p> <p>A proposed development plan is included as Drawing I.</p>



Geology	Reference to the BGS online viewer (BGS Geology Viewer (BETA)) indicates that the Site is underlain by superficial Oadby Member - Diamicton and bedrock of the Charmouth Mudstone Formation - Mudstone.
Hydrogeology	The superficial and bedrock geology is classified as Secondary Undifferentiated Aquifer. The Site is not within a Source Protection Zone (SPZ). Carrier Landscapes Limited holds an abstraction license for Agriculture: Horticultural Watering (Licence Number 03/28/62/0084) located approximately 120 m to the north east.
Hydrology	The nearest surface water feature is a pond located within 10 m of the sites south western boundary. There are no surface water abstractions within 500 m of the Site.

2.2 Site History

Historical mapping dated between 1884 and 2022 is provided with the Envirocheck® Report (304586863_1_1) and is summarised below and reproduced as Appendix II.

Historical Map Summary - Site	The Site is shown to be undeveloped throughout its history.
Historical Map Summary - Surrounding Area	Key information from the surrounding area is as follows: <ul style="list-style-type: none"> ▼ The pond within 10 m of the southern western boundary is shown from the earliest map edition of 1884 until present day; and ▼ The adjacent wider Carrier Landscapes land is shown to be developed between 2000 and 2022.

2.3 Regulatory Database Information

The following Regulatory database information is provided within the Envirocheck® Report 304586863_1_1) and reproduced as Appendix III.

2.3.1 On-Site Records

The Site is indicated to be within the Fairham Brook Catchment (Trib Of Trent) Nitrate Vulnerable Zones (surface water).

2.3.2 Off-Site records

Pertinent off-Site records within 500 m are summarised as follows:

- ▼ Two discharge consents:
 - Approximately 260 m east - Sewage discharge/treated effluent from a single domestic property into Fairham Brook; and
 - Approximately 440 m south west - Sewage discharge/treated effluent from a single domestic property into land/soakaway.
- ▼ There are two BGS Recorded Mineral Sites located 325 m and 350 m north east of the Site recorded as Upper Broughton Pits for open cast Brandon Sandstone Bed extraction.



- There are no recorded contemporary trade directory entries, landfills, fuel station entries, pollution incidents or hazardous substances consents within 500 m of the Site.

None of the above entries are considered plausible off-Site sources of contamination.

2.3.3 Radon

The property is in a lower probability radon area (less than 1% of homes are estimated to be at or above the Action Level).

No radon protective measures are necessary in the construction of new dwellings or extensions.

2.3.4 Geo-Hazards

The following Potential Ground Stability Hazards are reported within the Envirocheck® Report:

Ground Stability Hazard	Hazard Potential
Compressible Ground Stability Hazards	No Hazard
Running Sand Ground Stability Hazards	Very Low
Ground Dissolution Stability Hazards	No Hazard
Landslide Ground Stability Hazards	Low
Shrinking or Swelling Clay Ground Stability Hazards	Low
Collapsible Ground Stability Hazards	Very Low
Coal Mining and Non-Coal Mining Hazards	No Hazards

2.4 Additional Data Sources

Additional data sources are summarised as follows:

Unexploded Ordnance (UXO) Risk	With reference to www.zeticauxo.com , the Site is indicated be within an area of 'Low Risk' with regard to UXO. No further action is considered to be required
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2.5 Previous Report Review

There are no previous 3rd party reports relating to contaminated land for the Site.



3.0 Preliminary Conceptual Site Model (CSM)

A Conceptual Site Model (CSM) represents the relationships between contaminant sources, pathways and receptors, to support the identification and assessment of Potential Contaminant Linkages (PCL).

3.1 Potential Sources of Contamination

Limited potential on-Site sources of contamination have been identified as follows:

- ▼ Recent use of the Site as temporary staff car park including limited spillages from vehicles; and
- ▼ Potential unrecorded/ un-mapped sources.

Off-site Sources

Potential off-Site sources of contamination are considered low risk and distant and as such, unlikely to have a direct impact upon the land quality of the Site, given the underlying cohesive geology.

3.2 Identified Potential Receptors

Relevant potential receptors are considered to include:

- ▼ Construction workers;
- ▼ Third parties during construction (adjacent Site users and adjacent residents);
- ▼ Future Site users and maintenance workers;
- ▼ The underlying Secondary Undifferentiated Aquifers;
- ▼ The off-Site adjacent pond; and
- ▼ The Built Environment (new buildings and infrastructure / utilities).

3.3 Potential Pathways

The potential pathways are considered to be as follows:

- ▼ Direct contact, ingestion or inhalation of soil bound contaminants / dust during or following redevelopment.
- ▼ Inhalation of organic vapours associated with contamination.
- ▼ Migration of ground gas / vapours into on-site buildings causing asphyxiation or risk of explosion.
- ▼ Leaching of contamination into groundwater followed by migration of groundwater to the wider groundwater environment.
- ▼ Direct contact between aggressive ground conditions and new infrastructure.



Source	Pathway(s)	Receptor(s)	Risk Ratings	Justification & Mitigation (if required)
Recent use of the Site as temporary staff car park including limited spillages from vehicles Unrecorded/un-mapped sources.	Direct contact/ ingestion and inhalation of dust, vapours and asbestos fibres.	Future Site users. Groundworkers during the redevelopment or during any sub-surface maintenance works.	Low Risk	<p>Significant potential sources of contamination have not been identified.</p> <p>It is considered that specific targeted environmental investigation is not required and can be mitigated through a 'hotspot' protocol, which should be in place during the redevelopment for ground workers to act upon should suspected contamination be identified.</p> <p>A clean layer of certified suitable for use topsoil will be required in any landscaped areas/gardens.</p> <p>Groundworkers should use appropriate personal protective equipment (PPE) and maintain good standards of hygiene to be protected from any soil contamination which may be present.</p>
	Direct infiltration in water supply pipes.	Service conduits.	Low Risk	<p>Limited potential sources of contamination have been identified and this Report should be provided to the Local Water Provider who will confirm any requirements for upgraded water supply pipes, if new installations are required as part of the new development, given the largely undeveloped nature of the Site, with no evidence of fuel or chemical storage, the risk for the requirement of upgraded potable water pipes is considered low.</p>
	Leaching of contamination into groundwater. Vertical and lateral migration of contamination through permeable deposits below the Site.	Controlled Waters	Low Risk	<p>Significant potential sources of contamination have not been identified.</p> <p>It is considered that specific targeted environmental investigation is not required and can be mitigated through a 'hotspot' protocol, which should be in place during the redevelopment for ground workers to act upon should suspected contamination be identified</p> <p>Furthermore, the presence of proposed buildings/ hardstanding will limit infiltration and subsequent mobilisation of contamination from soils in underlying Aquifer.</p>



<p>Hazardous ground gas/vapour (Made Ground).</p>	<p>Accumulation of gas/vapour in enclosed spaces and sub-floor voids.</p>	<p>Buildings and future Site users.</p>	<p>Very Low Risk</p>	<p>Significant Made Ground is considered unlikely to be present given the undeveloped historical nature of the Site. As such, specific ground gas monitoring and ground gas protection measures for new properties are not considered to be required. The Site is not located in a radon protection area.</p> <p>Vigilance is required during groundworks for any suspect ground conditions, such as deep Made Ground, organic or deleterious materials and organic contamination which may present a potential source of hazardous ground gas/vapour.</p>
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Risk Definitions are provided as Appendix IV.



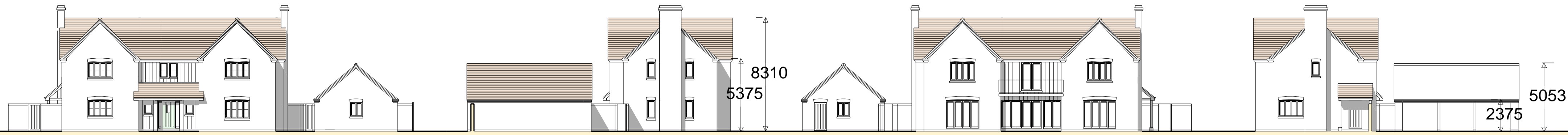
4.0 Conclusions and Recommendations

On the basis of the Assessment the following conclusions and recommendations can be made.

Soils	<p>The potential for significant and widespread soil contamination is considered to be Low.</p> <p>It is considered that specific targeted environmental investigation is not required and can be mitigated through a 'hotspot' protocol, which should be in place during the redevelopment for ground workers to act upon should suspected contamination be identified.</p> <p>A clean layer of certified suitable for use topsoil will be required in any landscaped areas/gardens.</p> <p>Groundworkers should use appropriate personal protective equipment (PPE) and maintain good standards of hygiene to be protected from any soil contamination which may be present.</p>
Groundwater	<p>The potential for groundwater contamination to be present is considered Low, given the limited sources and the Site not being within an SPZ.</p>
Ground Gas	<p>The potential for ground gases, vapours and/or radon to impact the proposed development is considered to be Very Low and as such, no further works are considered to be required in the context of the proposed development.</p> <p>The Site is not located within a radon protection area.</p>
Potable Water Pipes	<p>Limited potential sources of contamination have been identified and this Report should be provided to the Local Water Provider who will confirm any requirements for upgraded water supply pipes, if new installations are required as part of the new development, given the largely undeveloped nature of the Site, with no evidence of fuel or chemical storage, the risk for the requirement of upgraded potable water pipes is considered low.</p>
Recommendations	<p>On the basis of the above, the following recommendations are made:</p> <ul style="list-style-type: none"> ▼ A 'hotspot' protocol should be in place during the redevelopment for ground workers to act upon should suspected contamination be identified; ▼ A clean layer of certified suitable for use topsoil will be required in garden and landscaped areas; ▼ Groundworkers should use appropriate personal protective equipment (PPE) and maintain good standards of hygiene to be protected from any soil contamination which may be present; ▼ This Report should be provided to the local water provider to support any new potable water connection, if required.

Drawings

Drawing I - Proposed Development Plan



SOUTH ELEVATION

EAST ELEVATION

NORTH ELEVATION

WEST ELEVATION

scale: 1/200

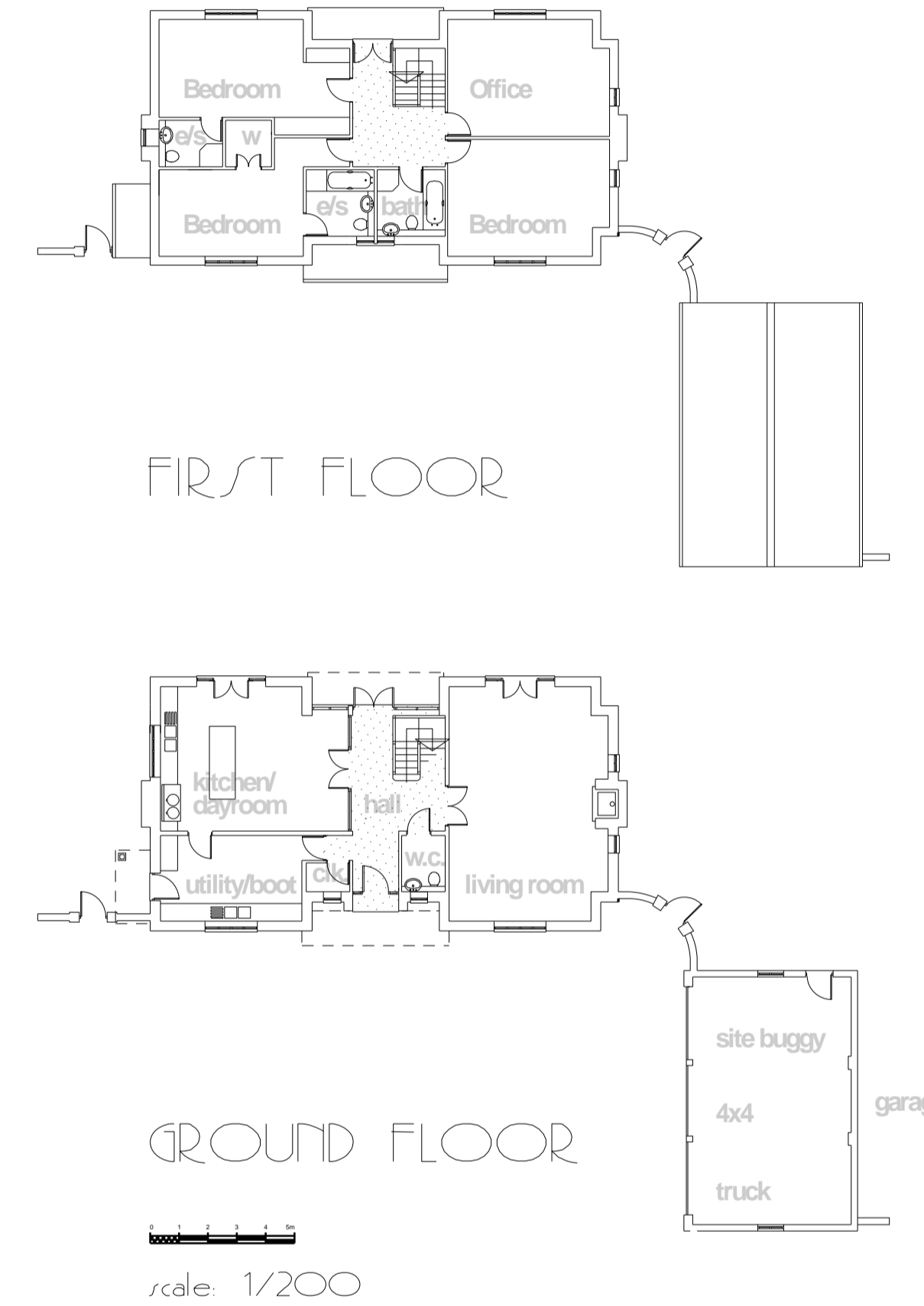
PROPOSED FARM WORKERS DWELLING

Sulney Nursery
Station Road
Upper Droughton
Leicestershire
LE14 3BQ

Carrier Landscaper Ltd

drawing Scheme proposal	dra no 2711/22/O4a
scale: 1/200	TERRY LAWTON Architectural Design
date: November 2022	m-07802 701003 e-terrylawton@hotmail.co.uk

Rev a Nov 22 Office and buggy gateway denoted

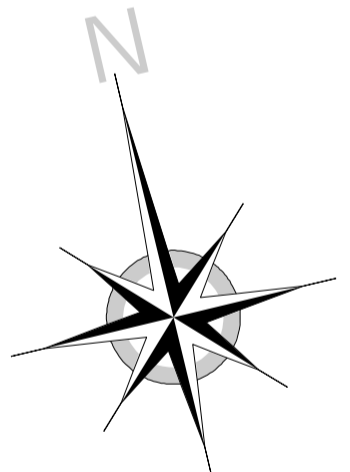


FIRST FLOOR

GROUND FLOOR

scale: 1/200

- Roof : Concrete plain tile covering with matching ridge tiles (for office building).
- Walls : Facing brickwork to match main company office building. Stained vertical timber boarding panels in recess. Feature projecting brickwork eaves and gable dentil course detail. Cambered brick soldier course lintel facing.
- Windows and doors : Powder-coated aluminium frames with sealed unit glazing. Full height glazed french doors with glazed panel sidelight. Timber entrance doors to house, and aluminium framed timber up and over doors to garage.



create new visibility splays to entrance 2.4m x 117m (east) and 142m (west) See separate Bancroft Consulting drawing.

Figures

Figure I - Site Location Plan





Figure No. and Title	Figure I - Site Location Plan
Project Name	Proposed Farm Workers Dwelling, Station Road, Upper Broughton
Client	Carrier Landscapes Limited
Service	Preliminary (Geo-Environmental) Risk Assessment
Date of Issue	December 2022
Project number	EGE-22-05-13-01



Figure II - Relevant Features Plan



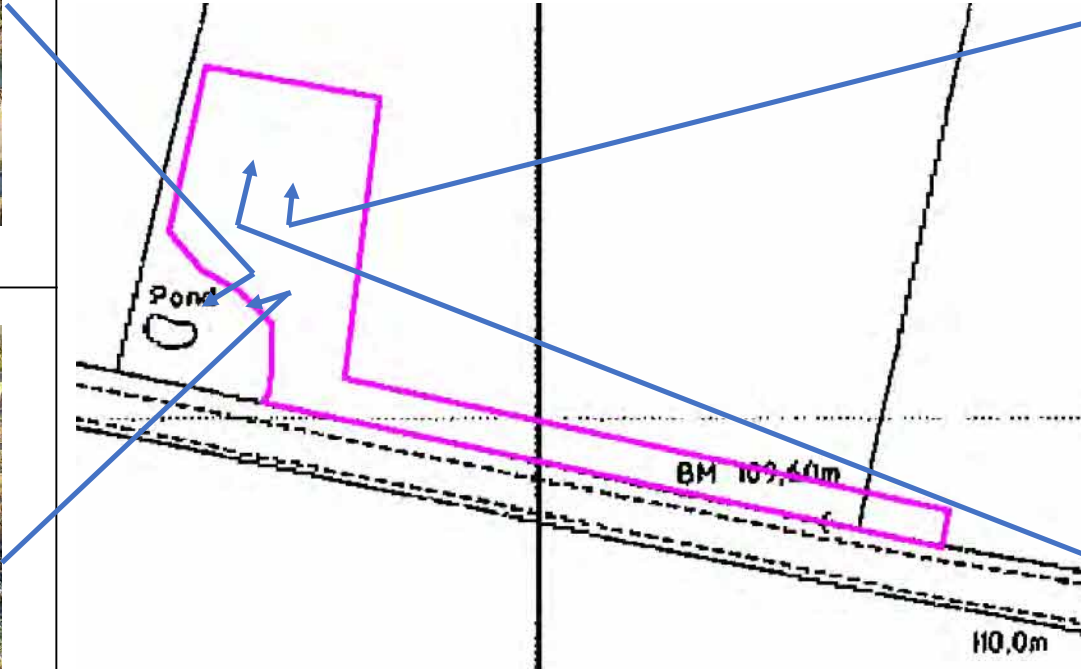


Figure No. and Title

Figure II - Relevant Features Plan

Project Name

Proposed Farm Workers Dwelling, Station Road, Upper Broughton

Client

Carrier Landscapes Limited

Service

Preliminary (Geo-Environmental) Risk Assessment (PRA)

Date of Issue

December 2022

Project number

EGE-22-05-13-01



Appendices



Appendix I - Standard Limitations



Limitations

The conclusions and recommendations made in this Report are limited to those that can be made based on the findings of the investigation and in the context of the proposed development.

Where comments are made based on information obtained from third parties, EGE assumes that all third party information is true and correct. No independent action has been undertaken to validate the findings of third parties, unless specifically stated.

This Report has been prepared in accordance with our understanding of current best practice. However changes to best practice, guidance or legislation may necessitate revision of this Report after the date of issue.

EGE has prepared this Report for the sole use and reliance of the Client, in accordance with our Standard Conditions and Limitations issued with the proposal. This Report may not be used or relied upon by any unauthorised third party without the explicit written agreement of EGE. Third parties use the information at their own risk.

Appendix II - Historical Mapping



Historical Mapping Legends

Ordnance Survey County Series 1:10,560

	Gravel Pit		Sand Pit		Other Pits
	Quarry		Shingle		Orchard
	Osiers		Reeds		Marsh
	Mixed Wood		Deciduous		Brushwood
	Fir		Furze		Rough Pasture
	Arrow denotes flow of water		Trigonometrical Station		
	Site of Antiquities		Bench Mark		
	Pump, Guide Post, Signal Post		Well, Spring, Boundary Post		
	-285 Surface Level				
	Sketched Contour		Instrumental Contour		
	Main Roads		Minor Roads		
	Sunken Road		Raised Road		
	Road over Railway		Railway over River		
	Railway over Road		Level Crossing		
	Road over River or Canal		Road over Stream		
	Road over Stream				
	County Boundary (Geographical)				
	County & Civil Parish Boundary				
	Administrative County & Civil Parish Boundary				
	County Borough Boundary (England)				
	County Burgh Boundary (Scotland)				
	Rural District Boundary				
	Civil Parish Boundary				

Ordnance Survey Plan 1:10,000

	Chalk Pit, Clay Pit or Quarry		Gravel Pit
	Sand Pit		Disused Pit or Quarry
	Refuse or Slag Heap		Lake, Loch or Pond
	Dunes		Boulders
	Coniferous Trees		Non-Coniferous Trees
	Orchard		Scrub
	Coppice		Bracken
	Heath		Rough Grassland
	Marsh		Reeds
	Saltings		
	Building		Glasshouse
	Sloping Masonry		Pylon
	Electricity Transmission Line		Pole
	Cutting		Embankment
	Standard Gauge Multiple Track		Standard Gauge Single Track
	Siding, Tramway or Mineral Line		Narrow Gauge
	Geographical County		
	Administrative County, County Borough or County of City		
	Municipal Borough, Urban or Rural District, Burgh or District Council		
	Borough, Burgh or County Constituency Shown only when not coincident with other boundaries		
	Civil Parish Shown alternately when coincidence of boundaries occurs		
	BP, BS Boundary Post or Stone		Pol Sta Police Station
	Ch Church		PO Post Office
	CH Club House		PC Public Convenience
	F E Sta Fire Engine Station		PH Public House
	FB Foot Bridge		SB Signal Box
	Fn Fountain		Spr Spring
	GP Guide Post		TCB Telephone Call Box
	MP Mile Post		TCP Telephone Call Post
	MS Mile Stone		W Well

1:10,000 Raster Mapping

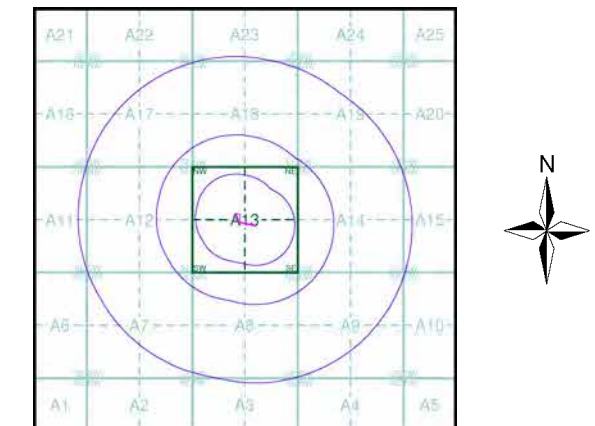
	Gravel Pit		Refuse tip or slag heap
	Rock		Rock (scattered)
	Boulders		Boulders (scattered)
	Shingle		Mud
	Sand		Sand Pit
	Slopes		Top of cliff
	General detail		Underground detail
	Overhead detail		Narrow gauge railway
	Multi-track railway		Single track railway
	County boundary (England only)		Civil, parish or community boundary
	District, Unitary, Metropolitan, London Borough boundary		Constituency boundary
	Area of wooded vegetation		Non-coniferous trees
	Non-coniferous trees (scattered)		Coniferous trees
	Coniferous trees (scattered)		Positioned tree
	Orchard		Coppice or Osiers
	Rough Grassland		Heath
	Scrub		Marsh, Salt Marsh or Reeds
	Water feature		Flow arrows
	MHW(S) Mean high water (springs)		MLW(S) Mean low water (springs)
	Telephone line (where shown)		Electricity transmission line (with poles)
	Bench mark (where shown)		Triangulation station
	Point feature (e.g. Guide Post or Mile Stone)		Pylon, flare stack or lighting tower
	Site of (antiquity)		Glasshouse
	General Building		Important Building

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Historical Mapping & Photography included:

Mapping Type	Scale	Date	Pg
Nottinghamshire	1:10,560	1884	2
Leicestershire	1:10,560	1884	3
Nottinghamshire	1:10,560	1901	4
Leicestershire	1:10,560	1904	5
Leicestershire	1:10,560	1922	6
Leicestershire	1:10,560	1952	7
Ordnance Survey Plan	1:10,000	1958 - 1959	8
Ordnance Survey Plan	1:10,000	1967	9
Ordnance Survey Plan	1:10,000	1975 - 1976	10
10K Raster Mapping	1:10,000	2000	11
Street View	Variable		12

Historical Map - Slice A



Order Details

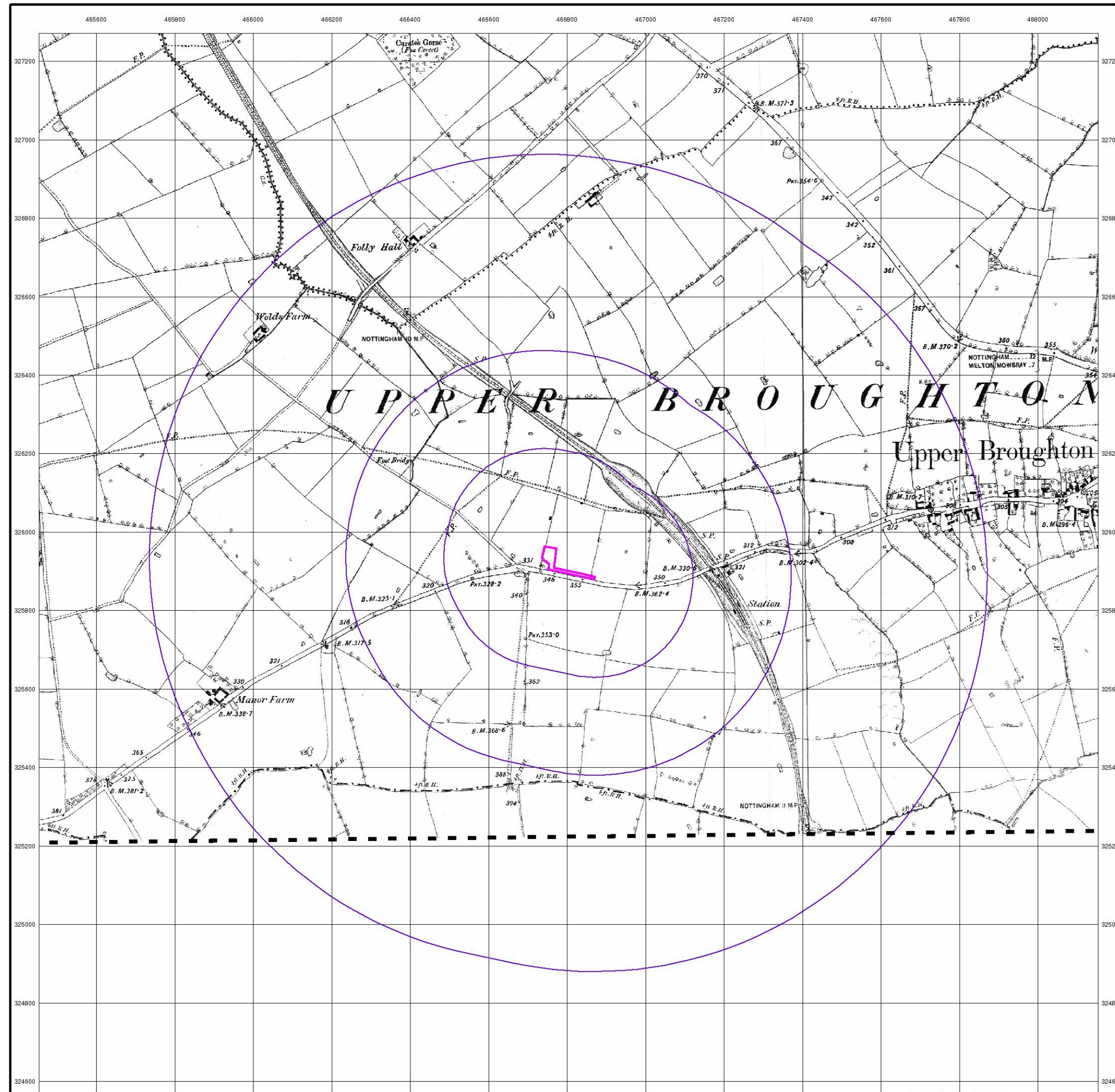
Order Number: 304586863_1_1
 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

Station Road, Upper Broughton

Landmark
INFORMATION GROUP

Tel: 0844 844 9952
 Fax: 0844 844 9951
 Web: www.envirocheck.co.uk



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GEO-ENVIRONMENTAL

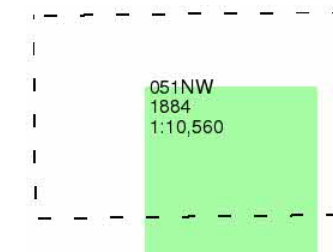
Nottinghamshire

Published 1884

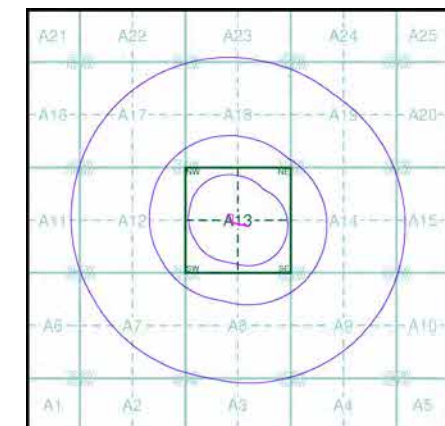
Source map scale - 1:10,560

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840's. In 1854 the 1:2,500 scale was adopted for mapping urban areas; these maps were used to update the 1:10,560 maps. The published date given therefore is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas. In the late 1940's, a Provisional Edition was produced, which updated the 1:10,560 mapping from a number of sources. The maps appear unfinished - with all military camps and other strategic sites removed. These maps were initially overprinted with the National Grid. In 1970, the first 1:10,000 maps were produced using the Transverse Mercator Projection. The revision process continued until recently, with new editions appearing every 10 years or so for urban areas.

Map Name(s) and Date(s)



Historical Map - Slice A



Order Details

Order Number: 304586863_1_1
 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

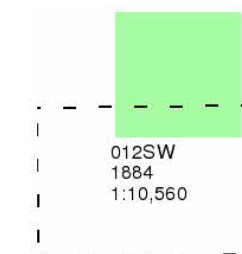
Station Road, Upper Broughton

Landmark
 INFORMATION GROUP

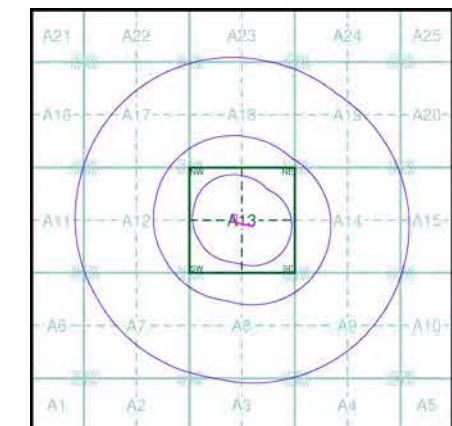
Tel: 0844 844 9952
 Fax: 0844 844 9951
 Web: www.envirocheck.co.uk

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Map Name(s) and Date(s)



Historical Map - Slice A

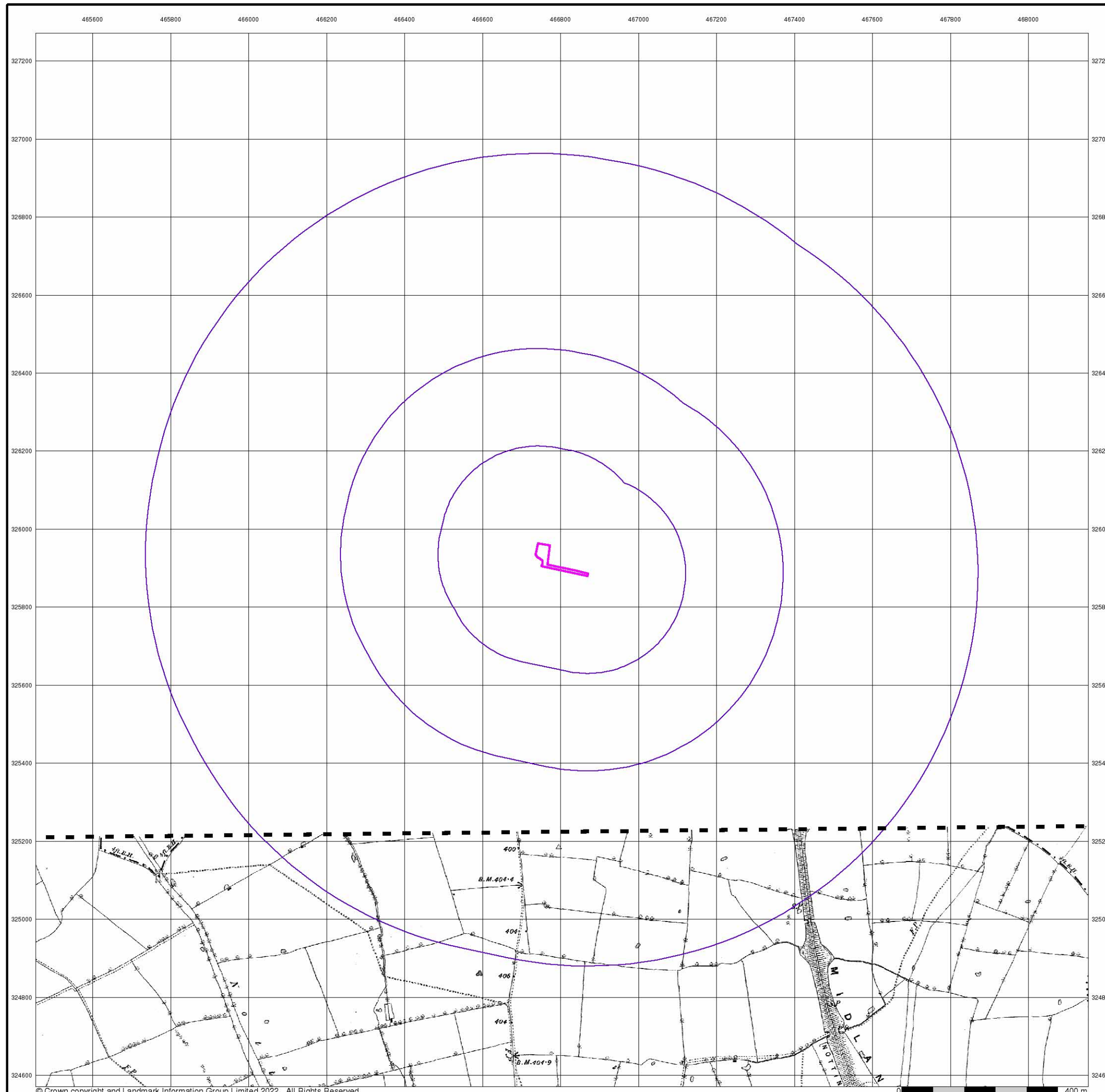


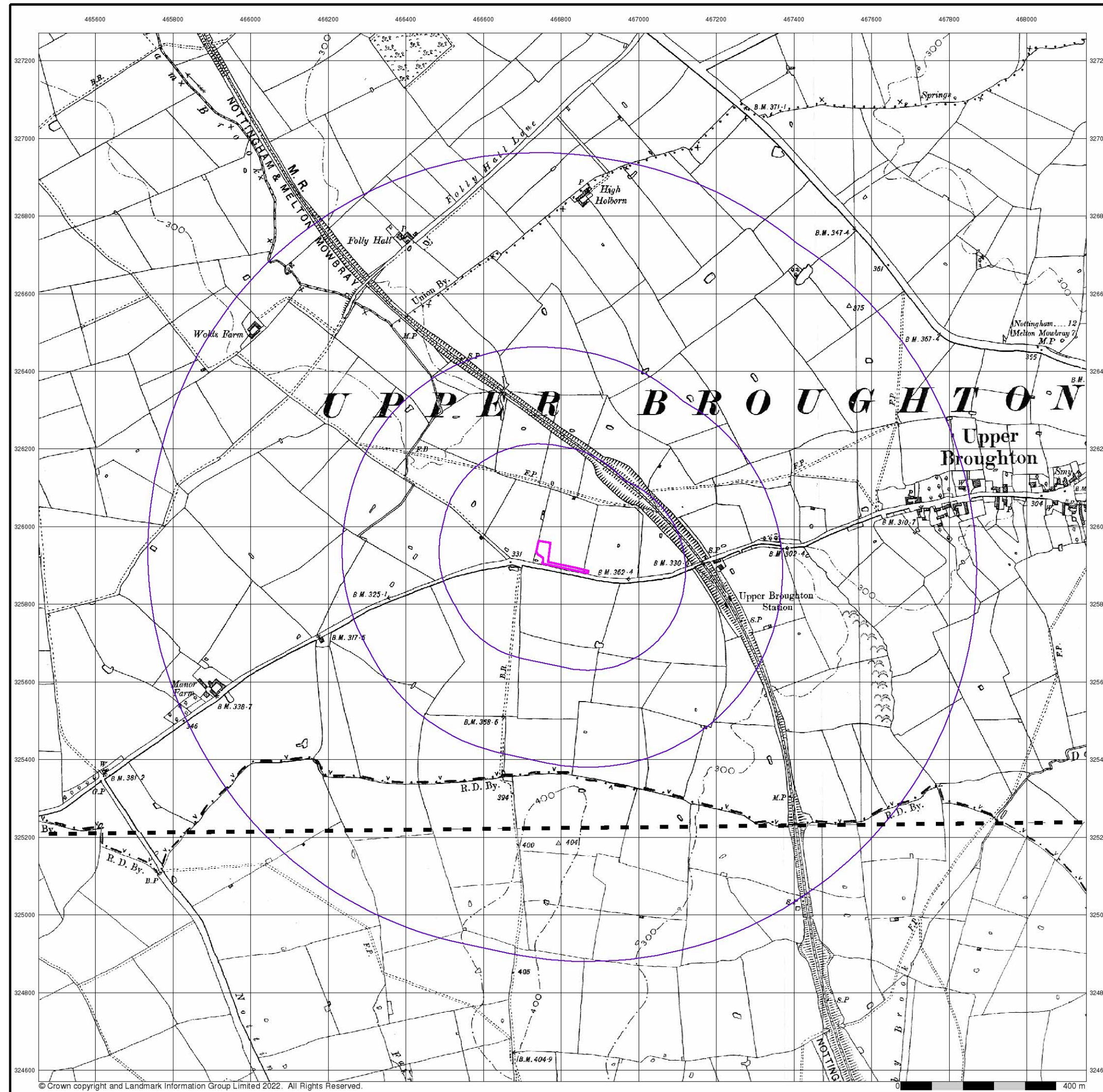
Order Details

Order Number: 304586863_1_1
Customer Ref: EGE-22-05-13-01
National Grid Reference: 466800, 325920
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details

Station Road, Upper Broughton



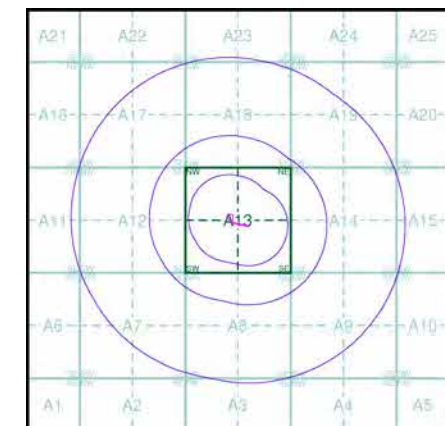


The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840's. In 1854 the 1:2,500 scale was adopted for mapping urban areas; these maps were used to update the 1:10,560 maps. The published date given therefore is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas. In the late 1940's, a Provisional Edition was produced, which updated the 1:10,560 mapping from a number of sources. The maps appear unfinished - with all military camps and other strategic sites removed. These maps were initially overprinted with the National Grid. In 1970, the first 1:10,000 maps were produced using the Transverse Mercator Projection. The revision process continued until recently, with new editions appearing every 10 years or so for urban areas.

Map Name(s) and Date(s)

051NW	1901	1:10,560
051SW	1901	1:10,560

Historical Map - Slice A



Order Details

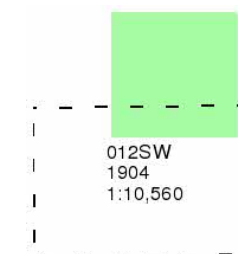
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 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

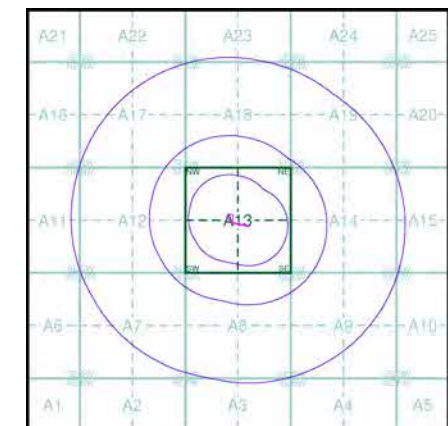
Station Road, Upper Broughton

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Map Name(s) and Date(s)



Historical Map - Slice A

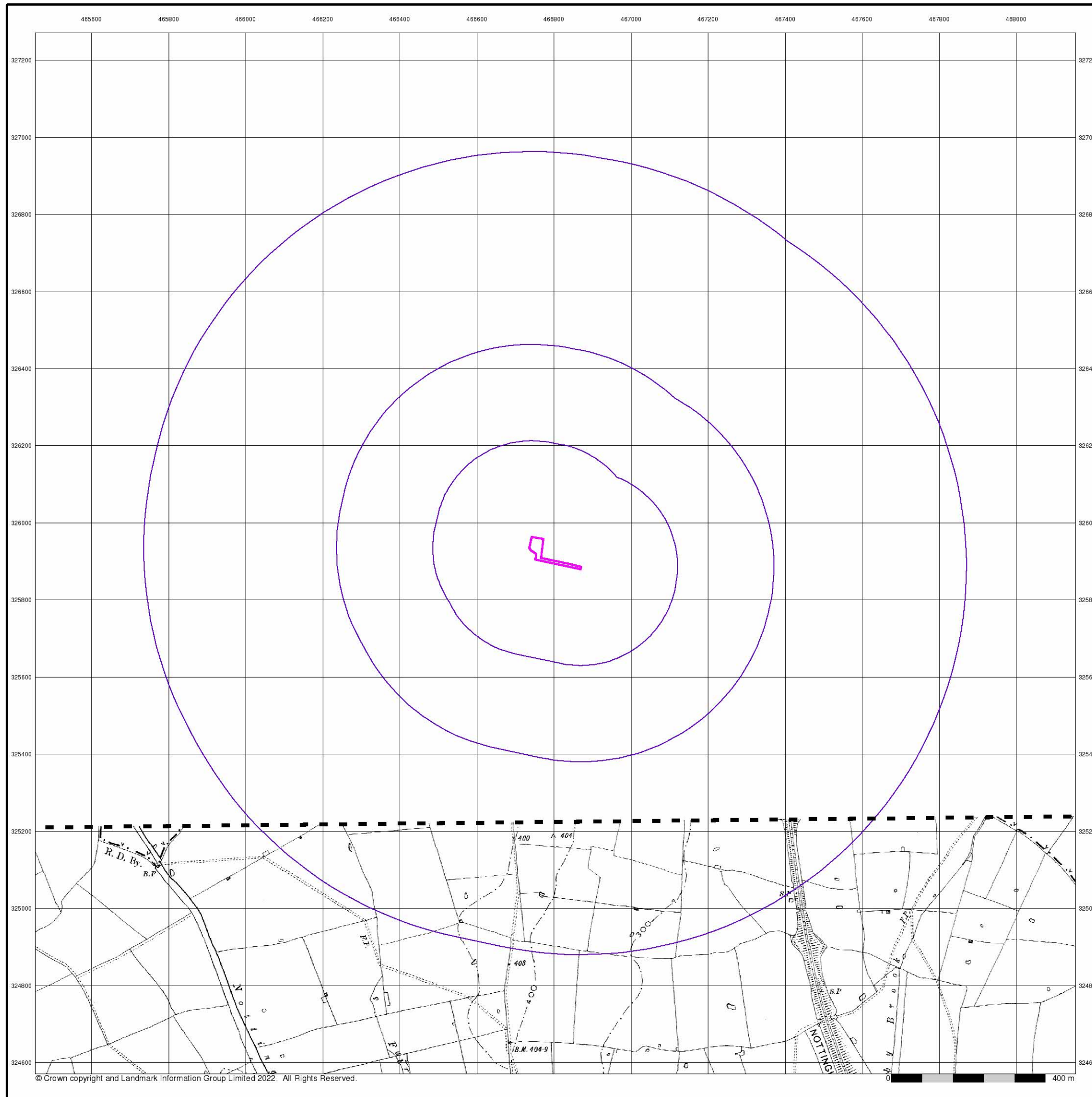


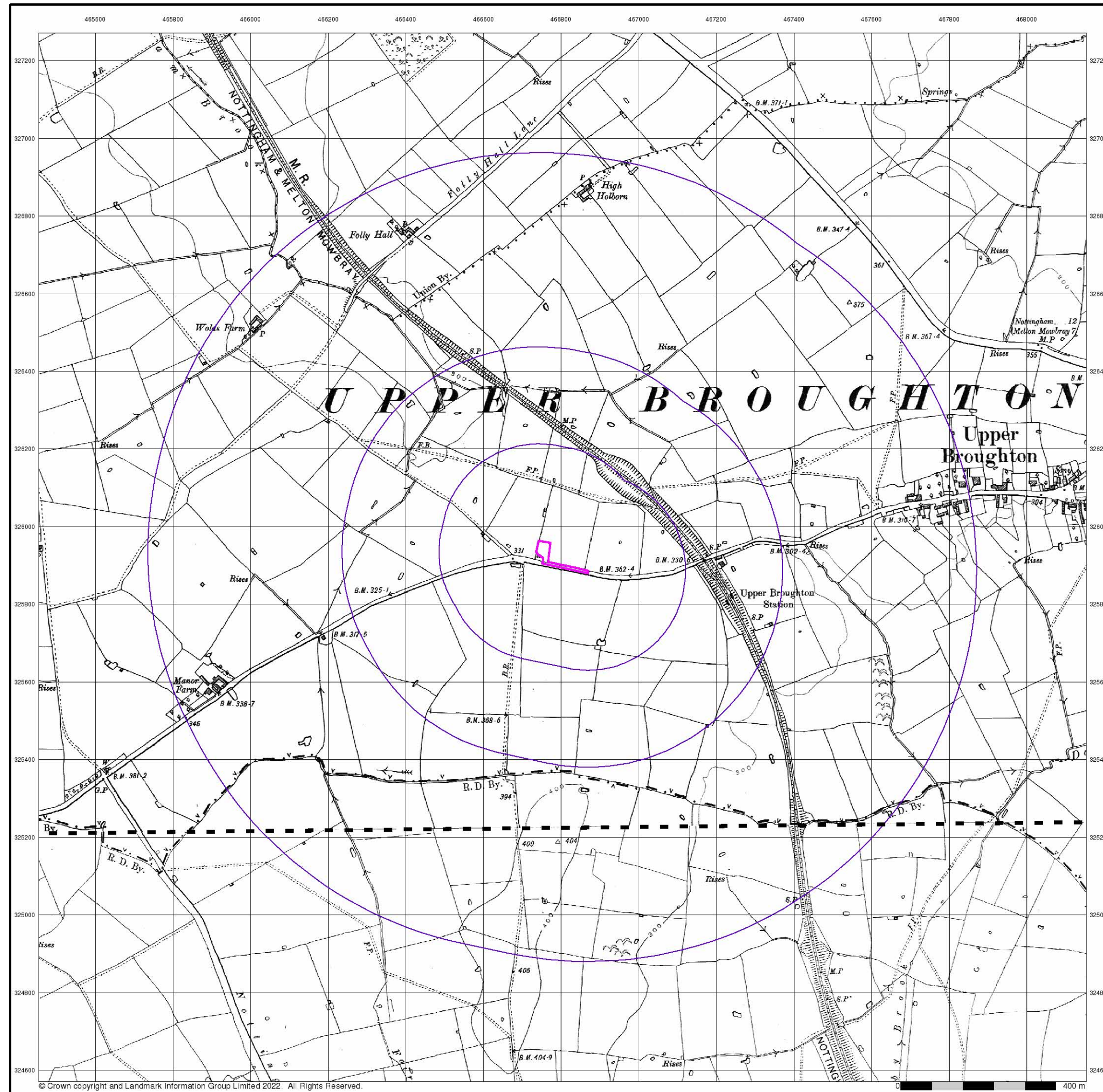
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Site Details

Station Road, Upper Broughton



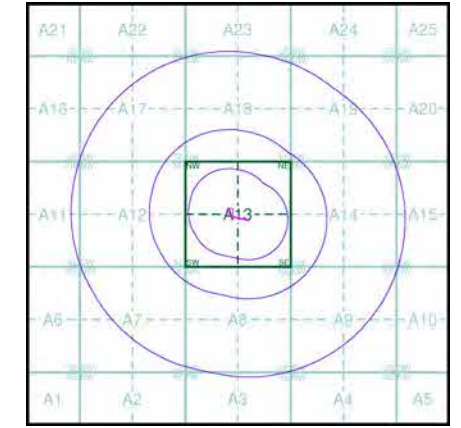


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Map Name(s) and Date(s)

012NW	1922	1:10,560
012SW	1922	1:10,560

Historical Map - Slice A

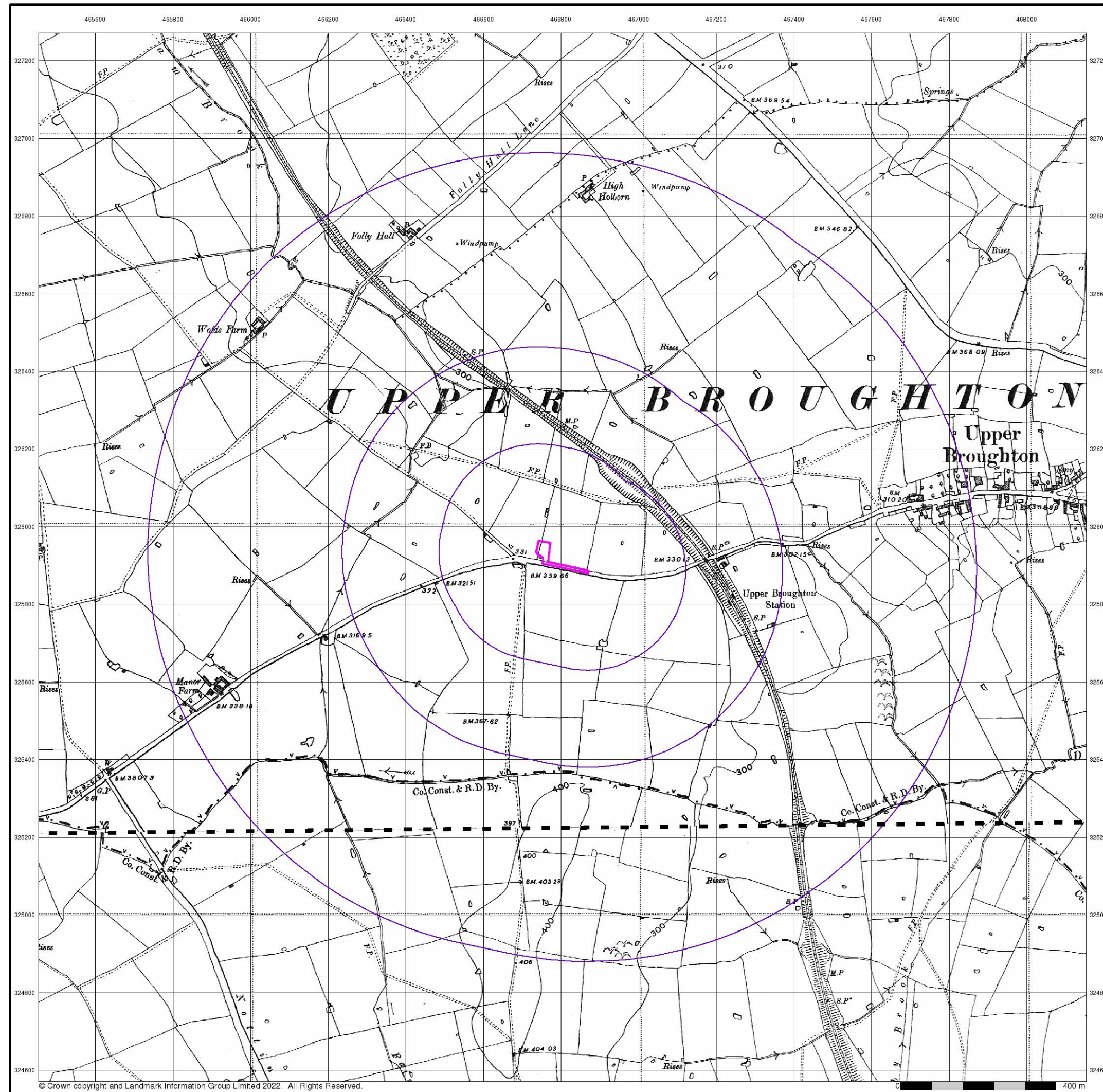


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Site Details

Station Road, Upper Broughton

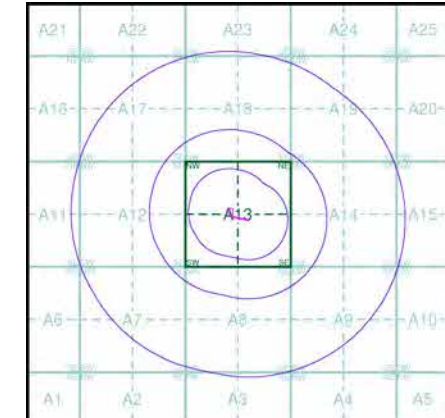


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Map Name(s) and Date(s)

012NW	1952	1:10,560
012SW	1952	1:10,560

Historical Map - Slice A

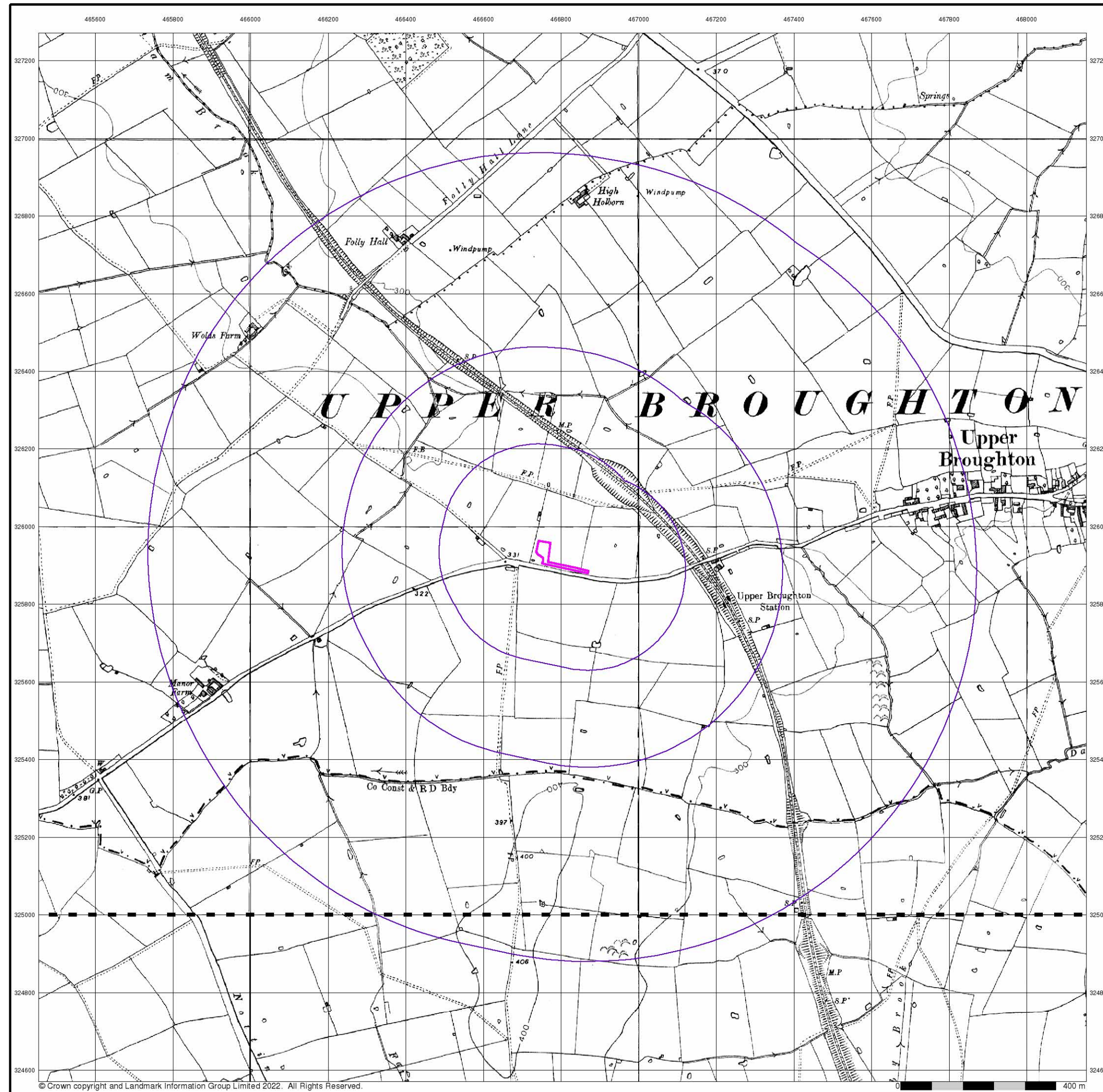


Order Details

Order Number: 304586863_1_1
 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

Station Road, Upper Broughton



GEO-ENVIRONMENTAL

Ordnance Survey Plan

Published 1958 - 1959

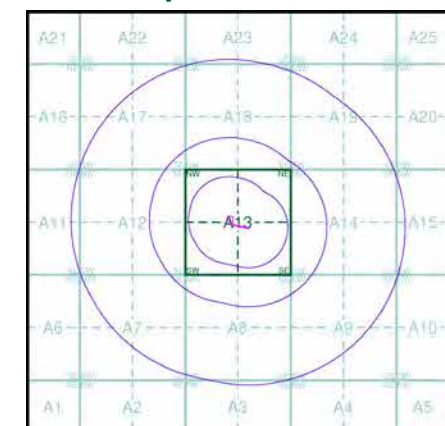
Source map scale - 1:10,000

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840's. In 1854 the 1:2,500 scale was adopted for mapping urban areas; these maps were used to update the 1:10,560 maps. The published date given therefore is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas. In the late 1940's, a Provisional Edition was produced, which updated the 1:10,560 mapping from a number of sources. The maps appear unfinished - with all military camps and other strategic sites removed. These maps were initially overprinted with the National Grid. In 1970, the first 1:10,000 maps were produced using the Transverse Mercator Projection. The revision process continued until recently, with new editions appearing every 10 years or so for urban areas.

Map Name(s) and Date(s)

SK62NE	1958
1:10,560	
SK62SE	1959
1:10,560	

Historical Map - Slice A



Order Details

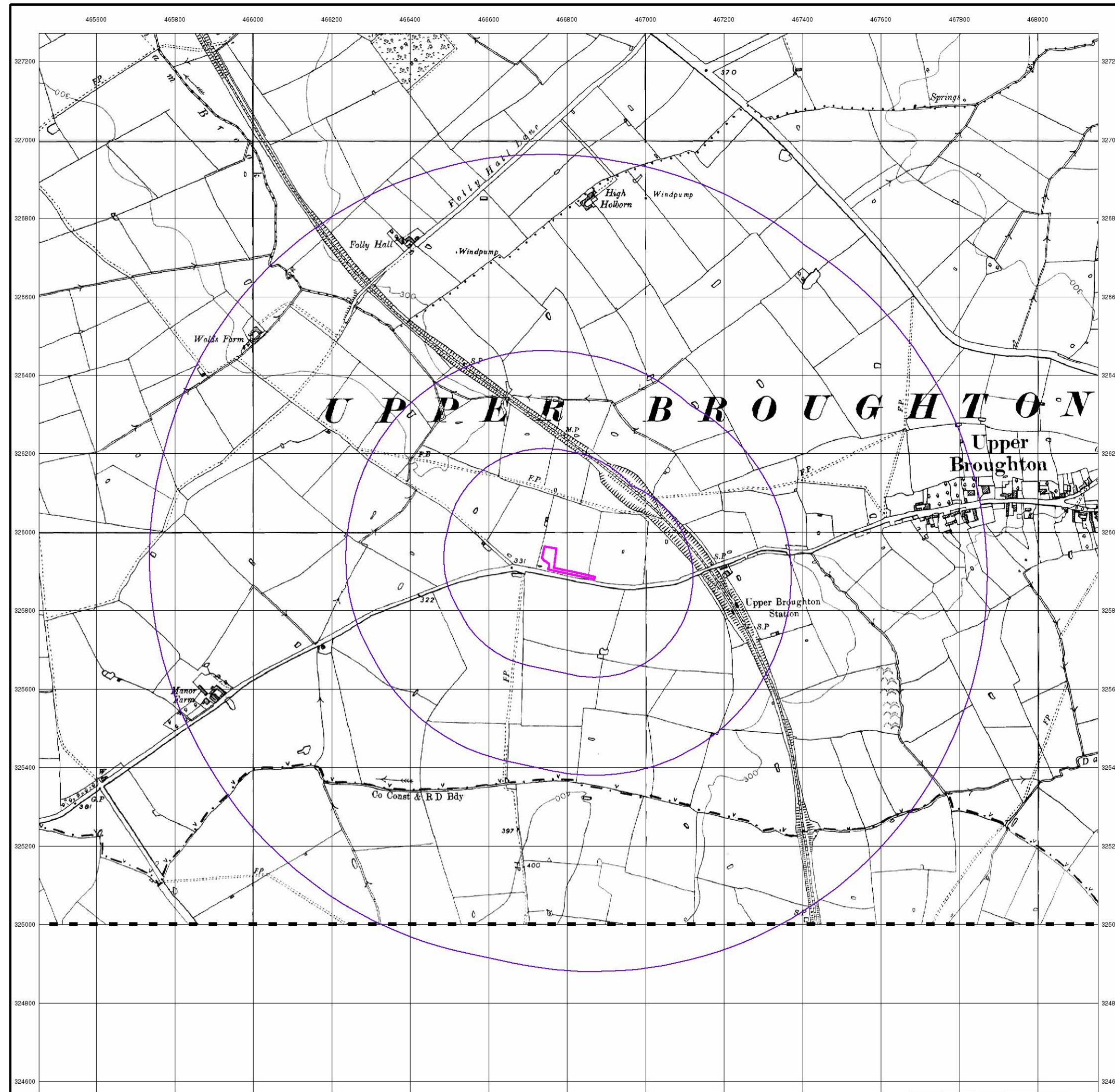
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 Search Buffer (m): 1000

Site Details

Station Road, Upper Broughton

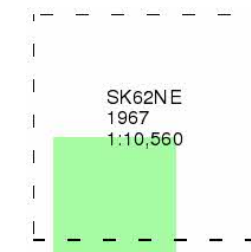


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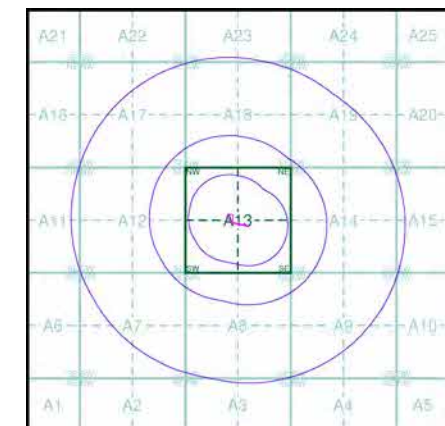


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Map Name(s) and Date(s)



Historical Map - Slice A

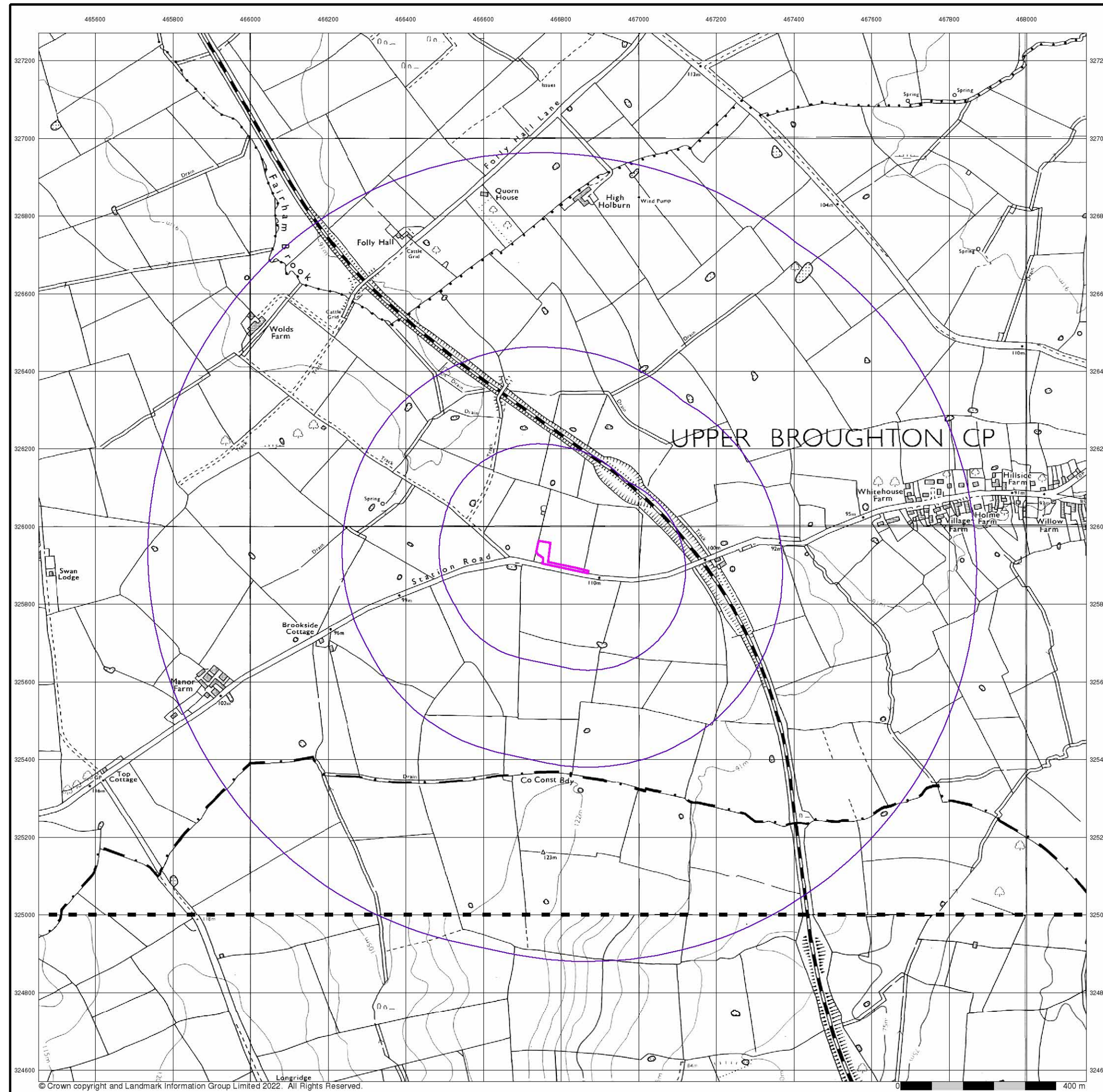


Order Details

Order Number: 304586863_1_1
 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

Station Road, Upper Broughton



GEO-ENVIRONMENTAL

Ordnance Survey Plan

Published 1975 - 1976

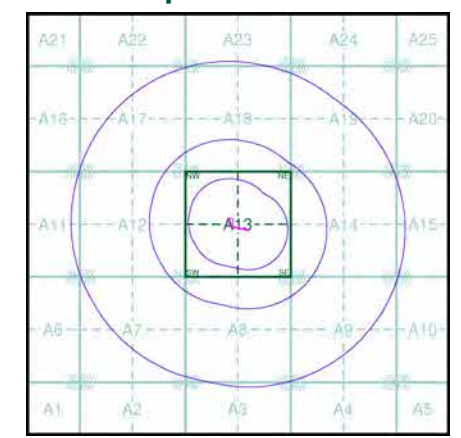
Source map scale - 1:10,000

The historical maps shown were reproduced from maps predominantly held at the scale adopted for England, Wales and Scotland in the 1840's. In 1854 the 1:2,500 scale was adopted for mapping urban areas; these maps were used to update the 1:10,560 maps. The published date given therefore is often some years later than the surveyed date. Before 1938, all OS maps were based on the Cassini Projection, with independent surveys of a single county or group of counties, giving rise to significant inaccuracies in outlying areas. In the late 1940's, a Provisional Edition was produced, which updated the 1:10,560 mapping from a number of sources. The maps appear unfinished - with all military camps and other strategic sites removed. These maps were initially overprinted with the National Grid. In 1970, the first 1:10,000 maps were produced using the Transverse Mercator Projection. The revision process continued until recently, with new editions appearing every 10 years or so for urban areas.

Map Name(s) and Date(s)

SK62NE	1975
1:10,000	
SK62SE	1976
1:10,000	

Historical Map - Slice A



Order Details

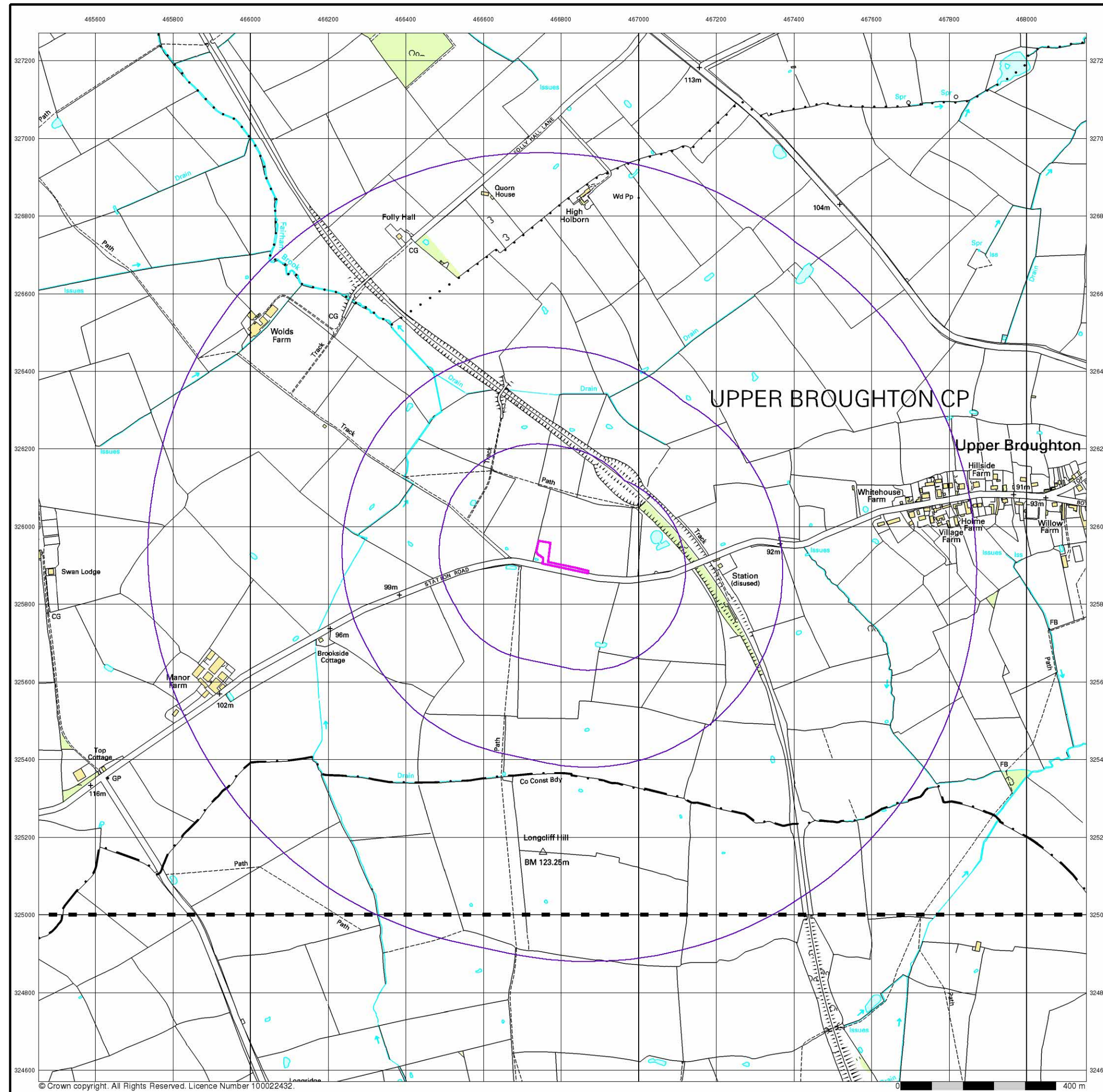
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 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
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Site Details

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GEO-ENVIRONMENTAL

10k Raster Mapping

Published 2000

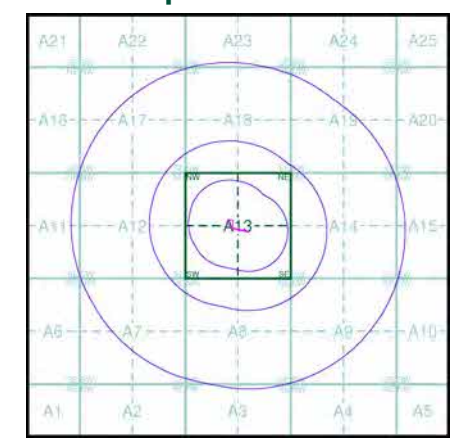
Source map scale - 1:10,000

The historical maps shown were produced from the Ordnance Survey's 1:10,000 colour raster mapping. These maps are derived from Landplan which replaced the old 1:10,000 maps originally published in 1970. The data is highly detailed showing buildings, fences and field boundaries as well as all roads, tracks and paths. Road names are also included together with the relevant road number and classification. Boundary information depiction includes county, unitary authority, district, civil parish and constituency.

Map Name(s) and Date(s)

SK62NE	2000
1:10,000	
SK62SE	2000
1:10,000	

Historical Map - Slice A



Order Details

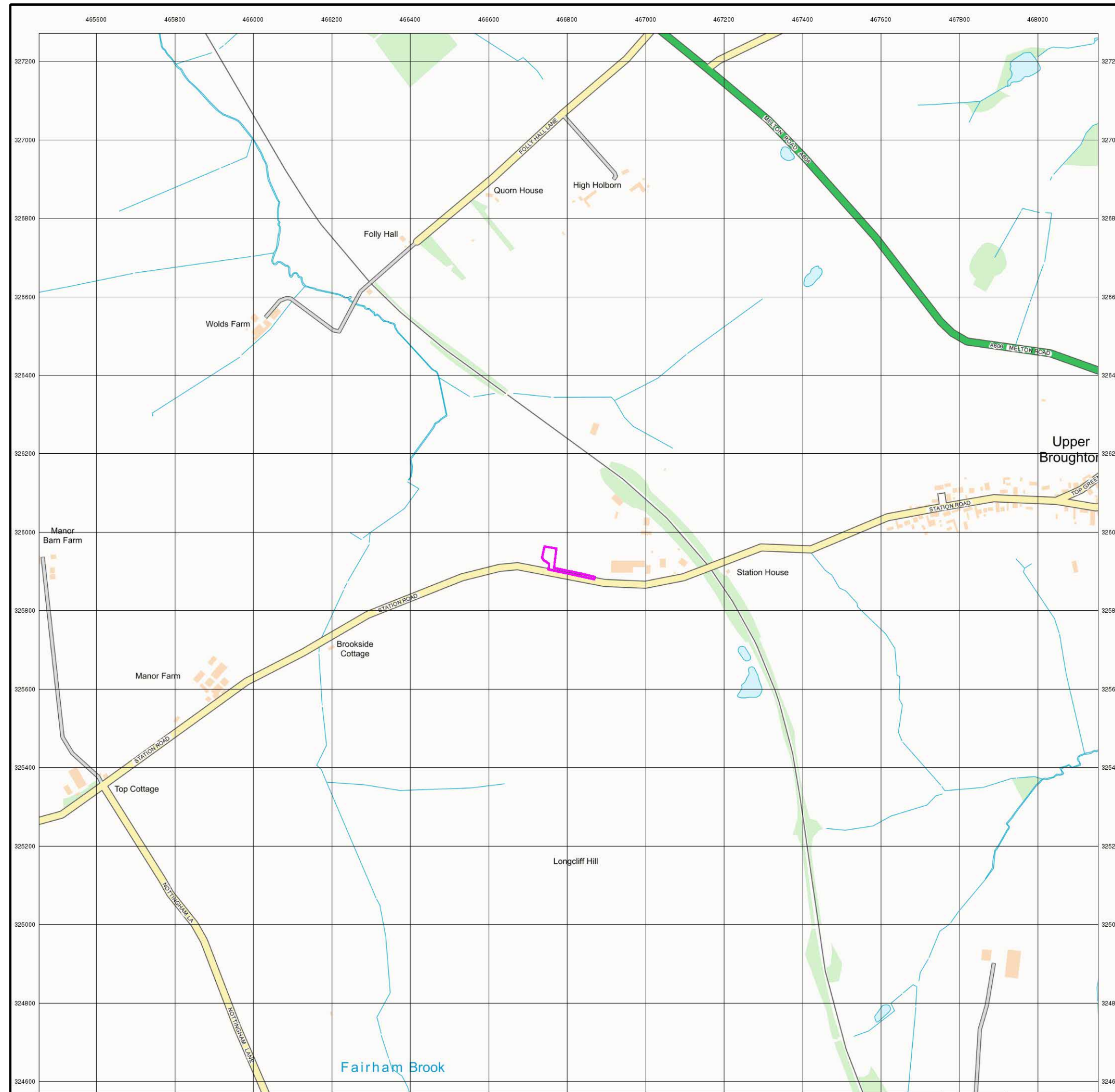
Order Number: 304586863_1_1
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 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

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GEO-ENVIRONMENTAL

Street View

Published 2022

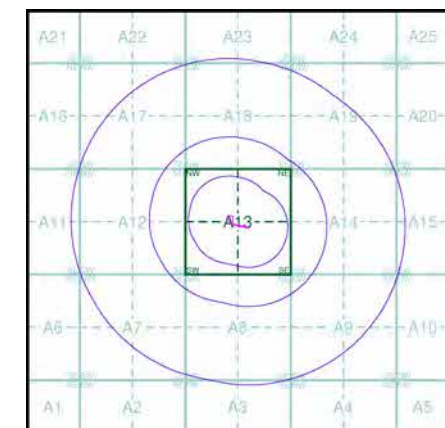
Source map scale - 1:10,000

Street View is a street-level map for the whole of Great Britain produced by the Ordnance Survey. These maps are provided at a nominal scale of 1:10,000

Map Name(s) and Date(s)



Street View Map - Slice A



Order Details

Order Number: 304586863_1_1
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 Slice: A
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Historical Mapping Legends

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

Quarry **Gravel Pit** **Sand Pit**
Clay Pit **Shingle** **Refuse Heap**
Sloping Masonry **Flat Rock**
Marsh **Reeds** **Osiers**
Rough Pasture **Furze** **Wood**
Mixed Wood **Brushwood** **Orchard**
Fir **Ford** **Stepping Stones**
Ferry **Waterfall** **Lock**
Trig. Station **Altitude at Trig. Station**
B.M. 325.9 **Bench Mark** **Surface Level**
Arrow denotes flow of water **Antiquities (site of)**
Cutting **Embankment**
Railway crossing Road **Level Crossing** **Road crossing Railway**
Railway crossing River or Canal **Road over single stream** **Road over River or Canal**
County Boundary (Geographical)
County & Civil Parish Boundary
Administrative County & Civil Parish Boundary
County Borough Boundary (England)
County Burgh Boundary (Scotland)
Co. Boro. Bdy.
Co. Burgh Bdy.
BP BS Boundary Post or Stone **P.C.B** Police Call Box
B.R. Bridle Road **P** Pump
E.P Electricity Pylon **S.P** Signal Post
F.B. Foot Bridge **SL** Sluice
F.P. Foot Path **Sp.** Spring
G.P Guide Post or Board **T.C.B** Telephone Call Box
M.S Mile Stone **Tr.** Trough
M.P M.R Mooring Post or Ring **W** Well

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

Inactive Quarry, Chalk Pit or Clay Pit **Active Quarry, Chalk Pit or Clay Pit**
Rock **Boulders**
Cliff **Slopes** **Top**
Roofed Building **Glazed Roof Building**
Sloping Masonry **Archway**
Non-Coniferous Tree (surveyed) **Coniferous Tree (surveyed)**
Non-Coniferous Trees (not surveyed) **Coniferous Trees (not surveyed)**
Orchard Tree **Scrub** **Bracken**
Coppice, Osier **Reeds** **Marsh, Saltings**
Rough Grassland **Heath** **Culvert**
Direction of water flow **Bench Mark** **Antiquity (site of)**
Cave Entrance **Triangulation Station** **Electricity Pylon**
Electricity Transmission Line
County Boundary (Geographical)
County & Civil Parish Boundary
Civil Parish Boundary
Admin. County or County Bor. Boundary
London Borough Boundary
Symbol marking point where boundary mereing changes
BH Beer House **P** Pillar, Pole or Post
BP, BS Boundary Post or Stone **PO** Post Office
Cn, C Capstan, Crane **PC** Public Convenience
Chy Chimney **PH** Public House
D Fn Drinking Fountain **Pp** Pump
EI P Electricity Pillar or Post **SB, S Br** Signal Box or Bridge
FAP Fire Alarm Pillar **SP, SL** Signal Post or Light
FB Foot Bridge **Spr** Spring
GP Guide Post **Tk** Tank or Track
H Hydrant or Hydraulic **TCB** Telephone Call Box
LC Level Crossing **TCP** Telephone Call Post
MH Manhole **Tr** Trough
MP Mile Post or Mooring Post **Wr Pt, Wr T** Water Point, Water Tap
MS Mile Stone **W** Well
NTL Normal Tidal Limit **Wd Pp** Wind Pump

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

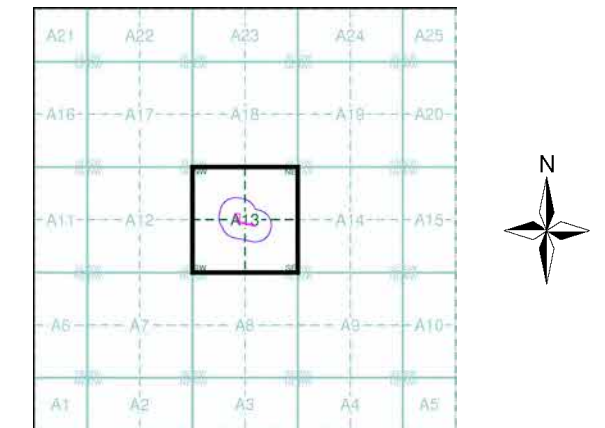
Cliff **Slopes** **Top**
Rock **Rock (scattered)**
Boulders **Boulders (scattered)**
Positioned Boulder **Scree**
Non-Coniferous Tree (surveyed) **Coniferous Tree (surveyed)**
Non-Coniferous Trees (not surveyed) **Coniferous Trees (not surveyed)**
Orchard Tree **Scrub** **Bracken**
Coppice, Osier **Reeds** **Marsh, Saltings**
Rough Grassland **Heath** **Culvert**
Direction of water flow **Triangulation Station** **Antiquity (site of)**
Electricity Transmission Line **Electricity Pylon**
BM 231.60m Bench Mark **Buildings with Building Seed**
Roofed Building **Glazed Roof Building**
Civil parish/community boundary
District boundary
County boundary
Boundary post/stone
Boundary mereing symbol (note: these always appear in opposed pairs or groups of three)
Bks Barracks **P** Pillar, Pole or Post
Bty Battery **PO** Post Office
Cemy Cemetery **PC** Public Convenience
Chy Chimney **Pp** Pump
Cis Cistern **Ppg Sta** Pumping Station
Dismtd Rly Dismantled Railway **PW** Place of Worship
EI Gen Sta Electricity Generating Station **Sewage Ppg Sta** Sewage Pumping Station
EI P Electricity Pole, Pillar **SB, S Br** Signal Box or Bridge
EI Sub Sta Electricity Sub Station **SP, SL** Signal Post or Light
FB Filter Bed **Spr** Spring
Fn / D Fn Fountain / Drinking Ftn. **Tk** Tank or Track
Gas Gov Gas Valve Compound **Tr** Trough
GVC Gas Governor **Wd Pp** Wind Pump
GP Guide Post **Wr Pt, Wr T** Water Point, Water Tap
MH Manhole **Wks** Works (building or area)
MP, MS Mile Post or Mile Stone **W** Well

evolve

GEO-ENVIRONMENTAL
Historical Mapping & Photography included:

Mapping Type	Scale	Date	Pg
Nottinghamshire	1:2,500	1884	2
Nottinghamshire	1:2,500	1900	3
Leicestershire	1:2,500	1920	4
Ordnance Survey Plan	1:2,500	1971	5
Large-Scale National Grid Data	1:2,500	1993	6

Historical Map - Segment A13



Order Details

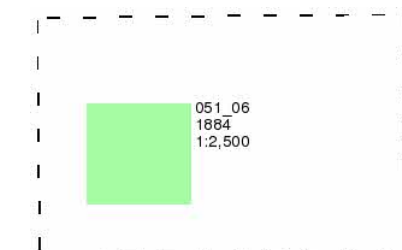
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 Site Area (Ha): 0.22
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Site Details

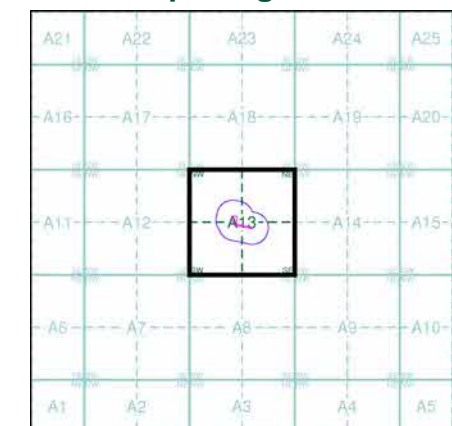
Station Road, Upper Broughton

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

Map Name(s) and Date(s)



Historical Map - Segment A13

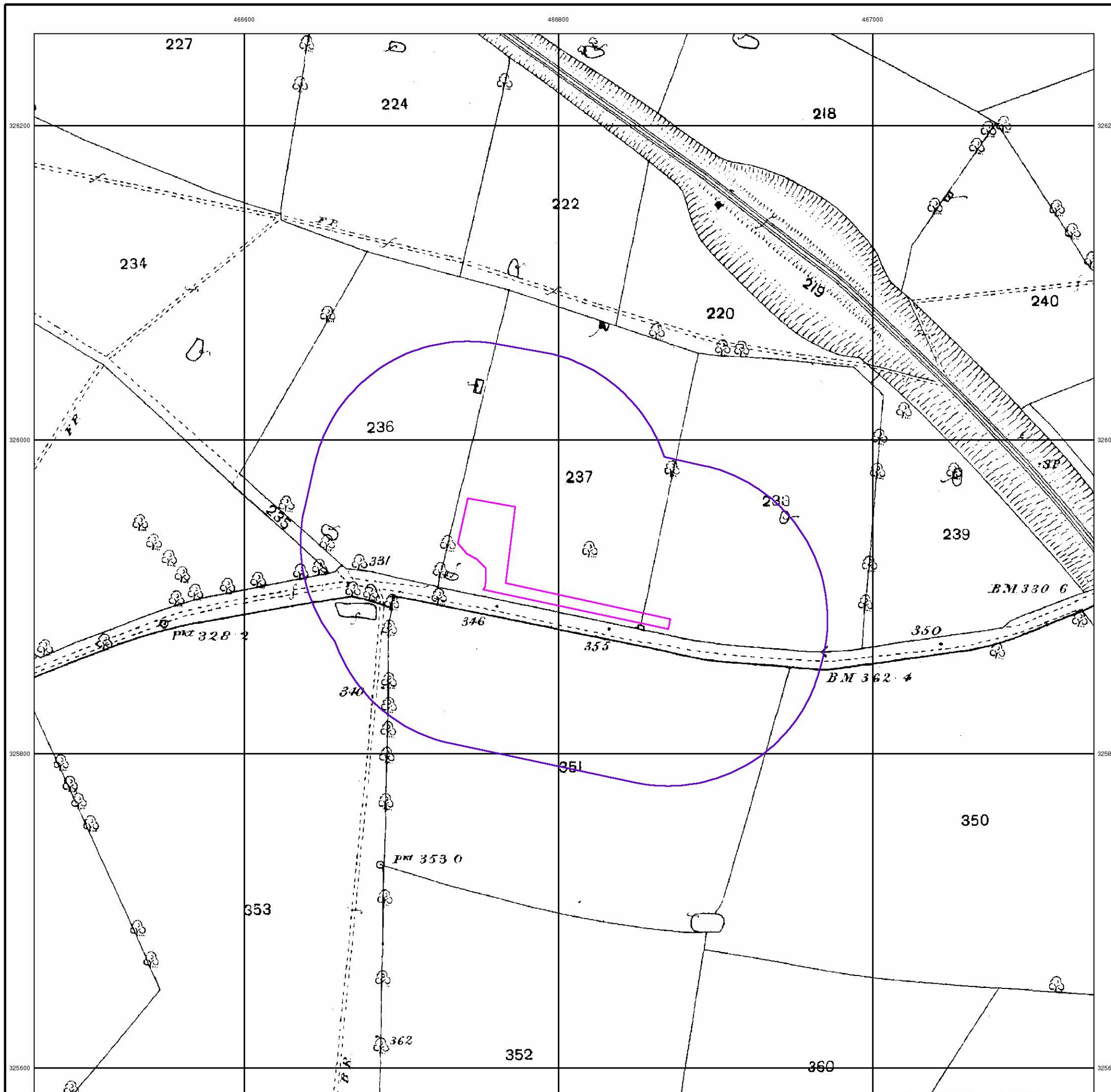


Order Details

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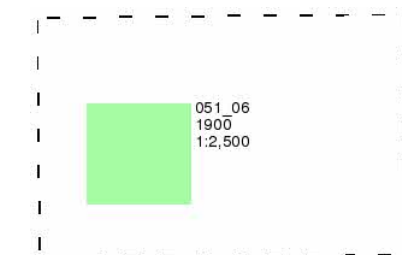
Site Details

Station Road, Upper Broughton

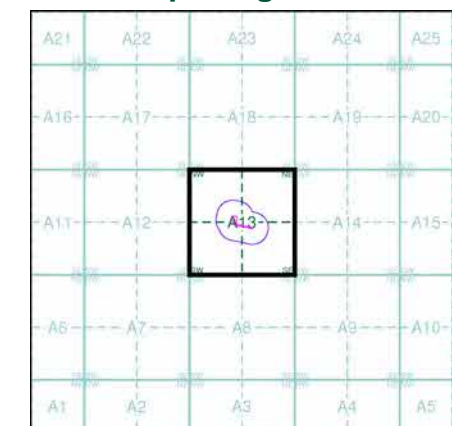


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Historical Map - Segment A13

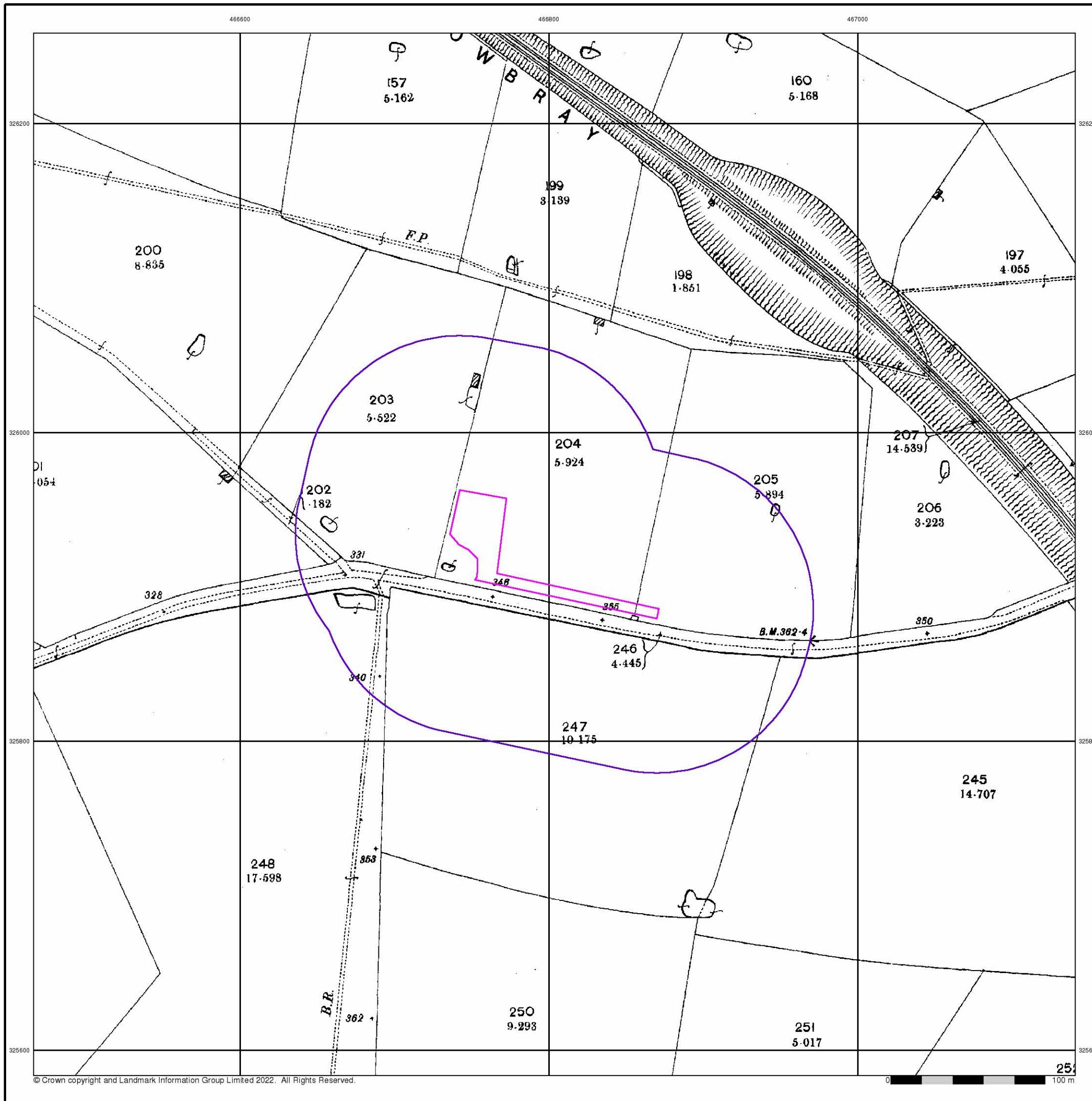


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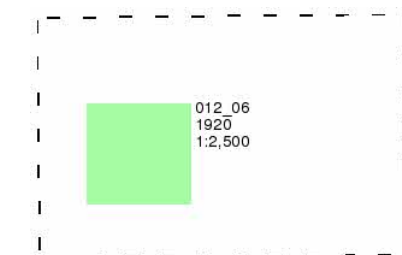
Site Details

Station Road, Upper Broughton

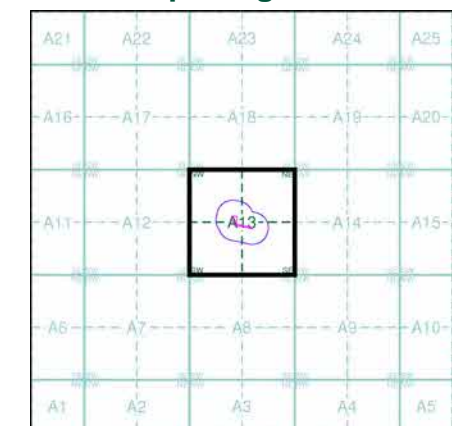


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Map Name(s) and Date(s)



Historical Map - Segment A13

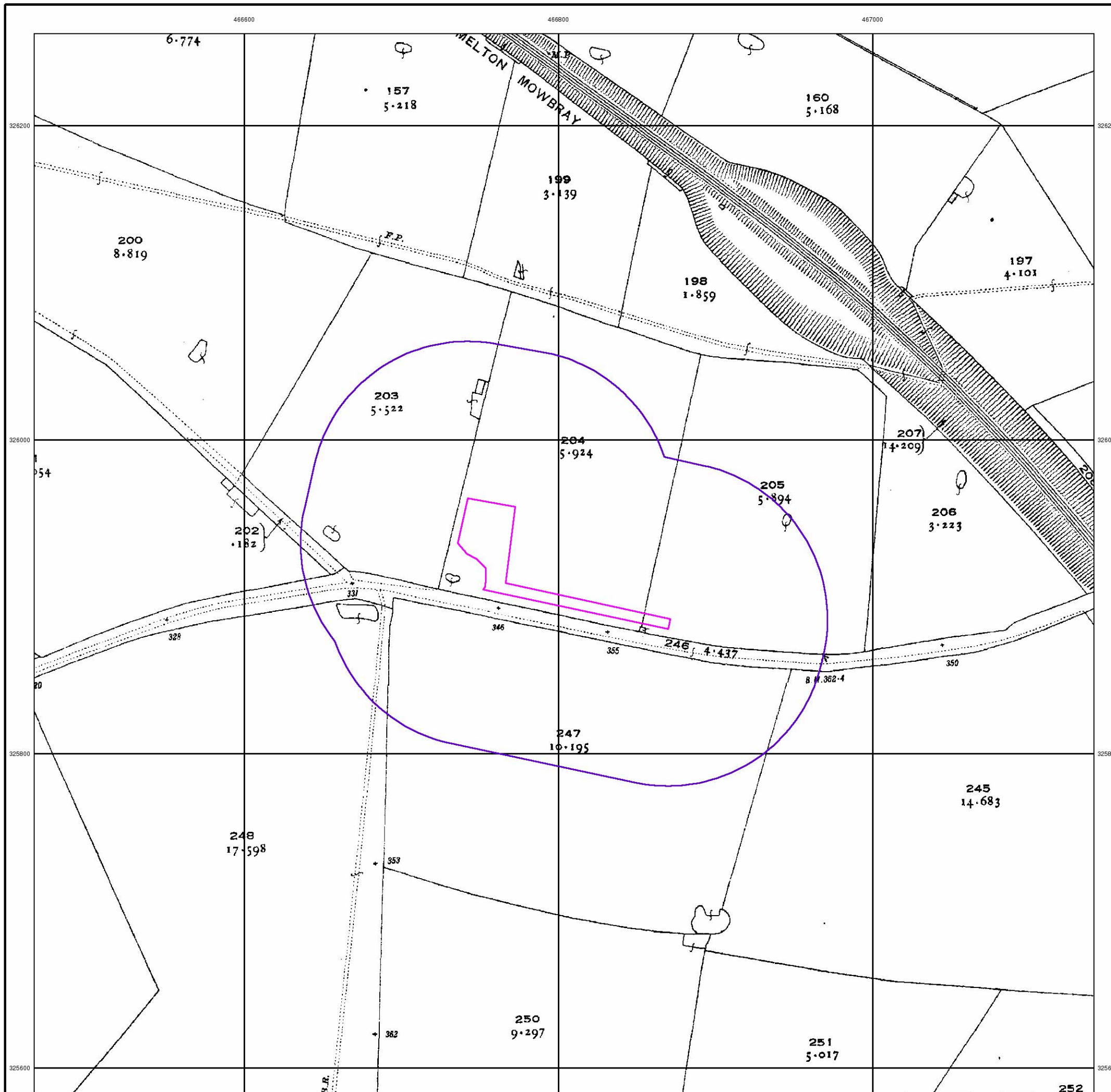


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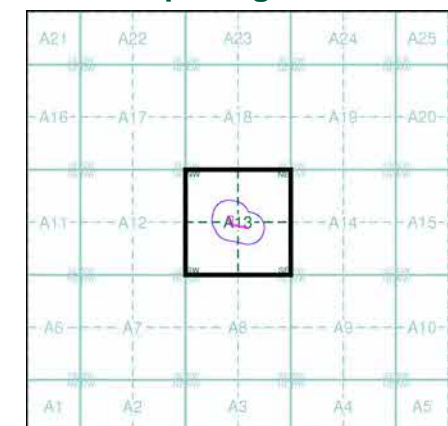


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Map Name(s) and Date(s)

SK6626 1971 1:2,500	SK6726 1971 1:2,500
SK6625 1971 1:2,500	SK6725 1971 1:2,500

Historical Map - Segment A13

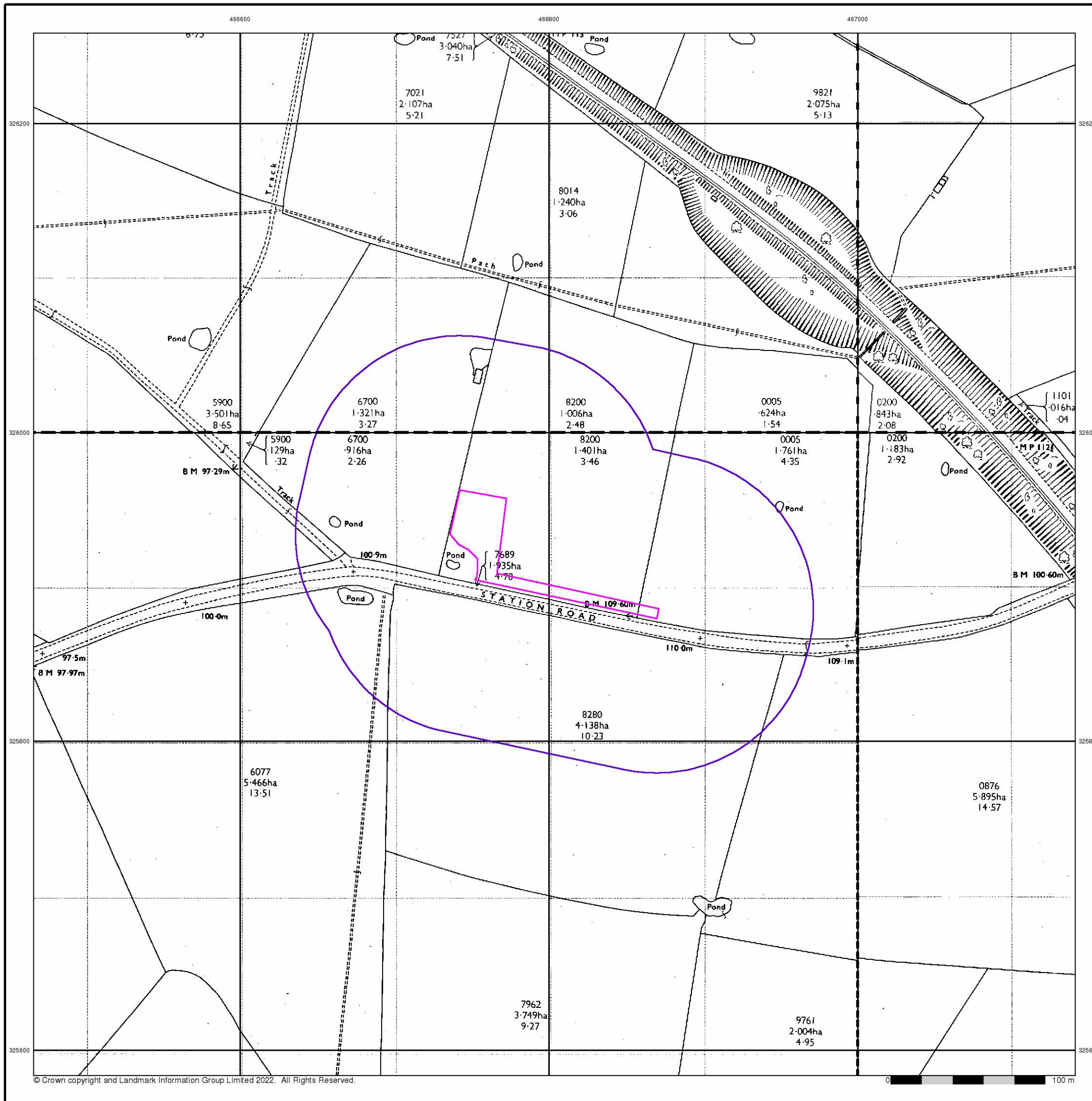


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Site Details

Station Road, Upper Broughton

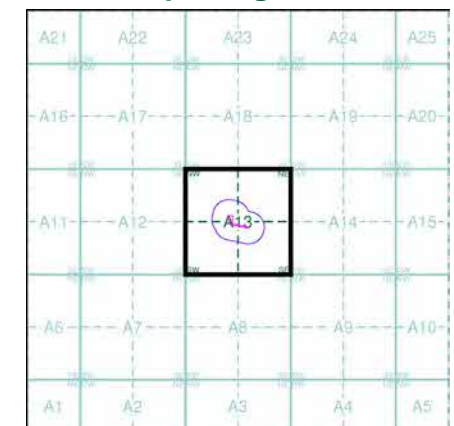


'Large Scale National Grid Data' superseded SIM cards (Ordnance Survey's 'Survey of Information on Microfilm') in 1992, and continued to be produced until 1999. These maps were the fore-runners of digital mapping and so provide detailed information on houses and roads, but tend to show less topographic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

Map Name(s) and Date(s)

SK6626	SK6726
1993	1993
1:2,500	1:2,500
SK6625	SK6725
1993	1993
1:2,500	1:2,500

Historical Map - Segment A13

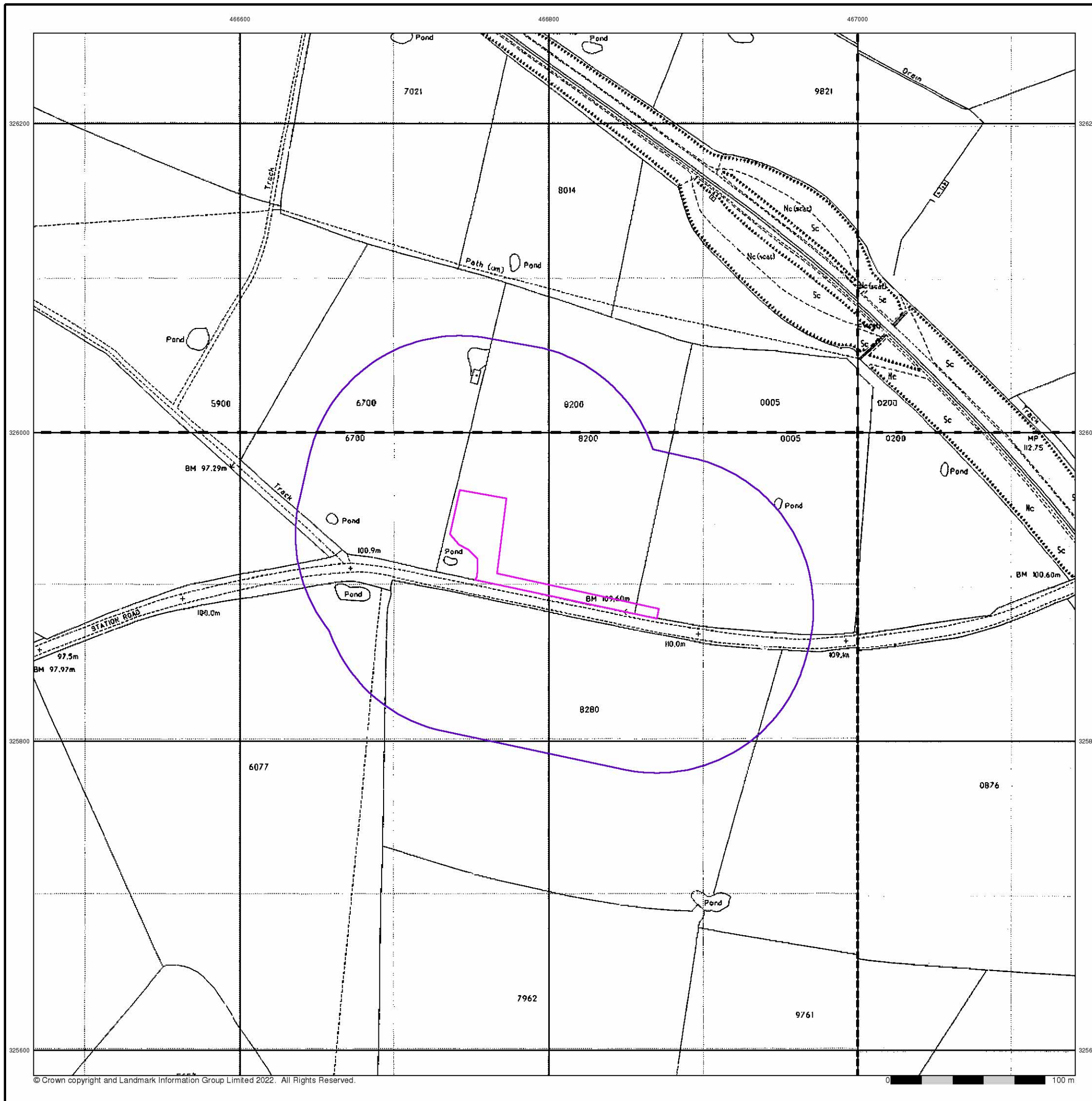


Order Details

Order Number: 304586863_1_1
 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 100

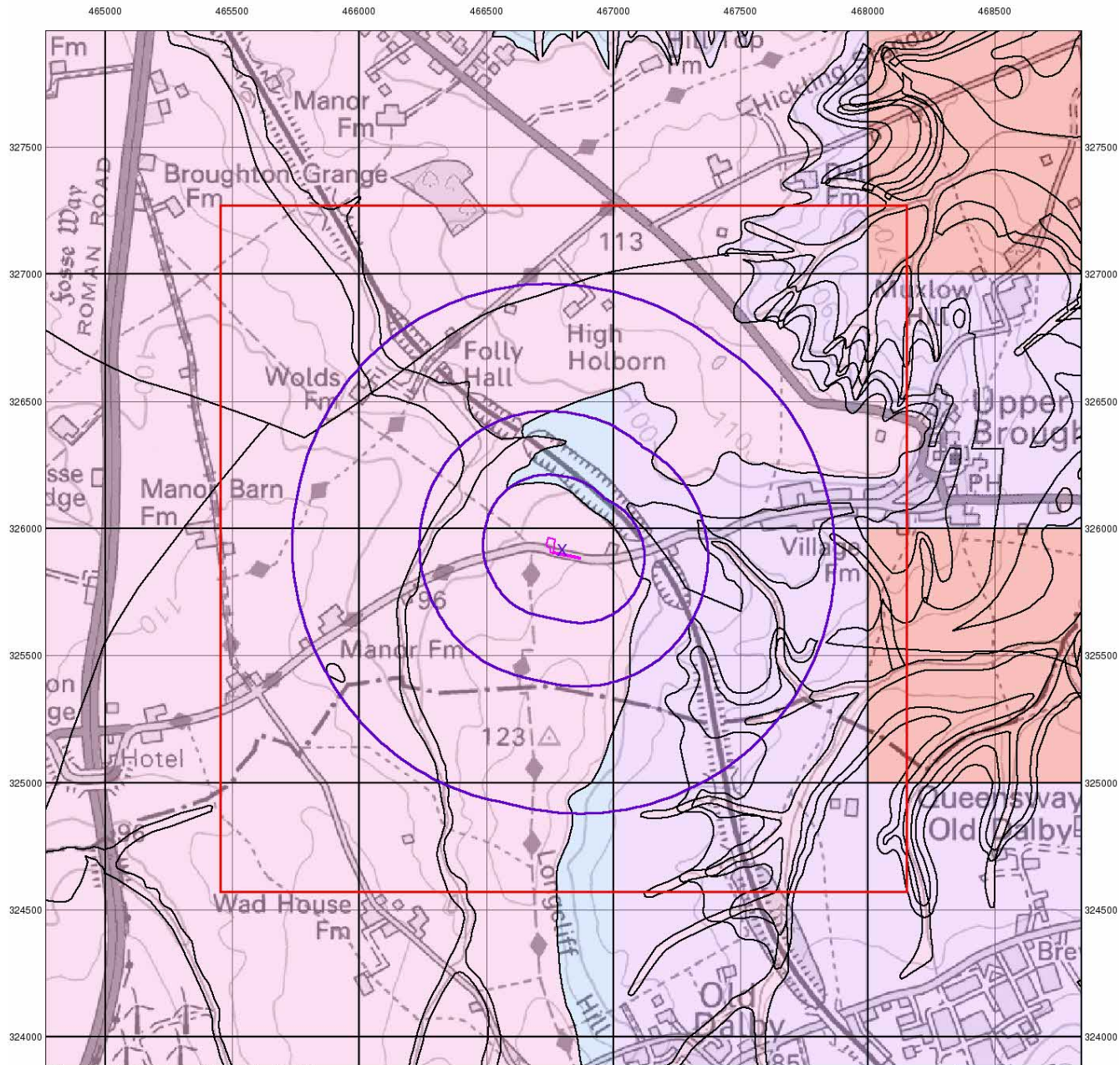
Site Details

Station Road, Upper Broughton



Appendix III - Envirocheck Information





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Groundwater Vulnerability

General

- Specified Site
- Specified Buffer(s)
- Bearing Reference Point
- Slice
- Map ID

Agency and Hydrological

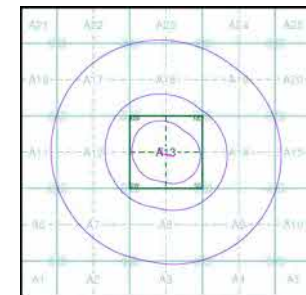
Bedrock Aquifers

- High Vulnerability, Principal Aquifer
- High Vulnerability, Secondary Aquifer
- Medium Vulnerability, Principal Aquifer
- Medium Vulnerability, Secondary Aquifer
- Low Vulnerability, Principal Aquifer
- Low Vulnerability, Secondary Aquifer
- Unproductive Aquifer
- Soluble Rock

Superficial Aquifers

- High Vulnerability, Principal Aquifer
- High Vulnerability, Secondary Aquifer
- Medium Vulnerability, Principal Aquifer
- Medium Vulnerability, Secondary Aquifer
- Low Vulnerability, Principal Aquifer
- Low Vulnerability, Secondary Aquifer

Site Sensitivity Context Map - Slice A



Order Details

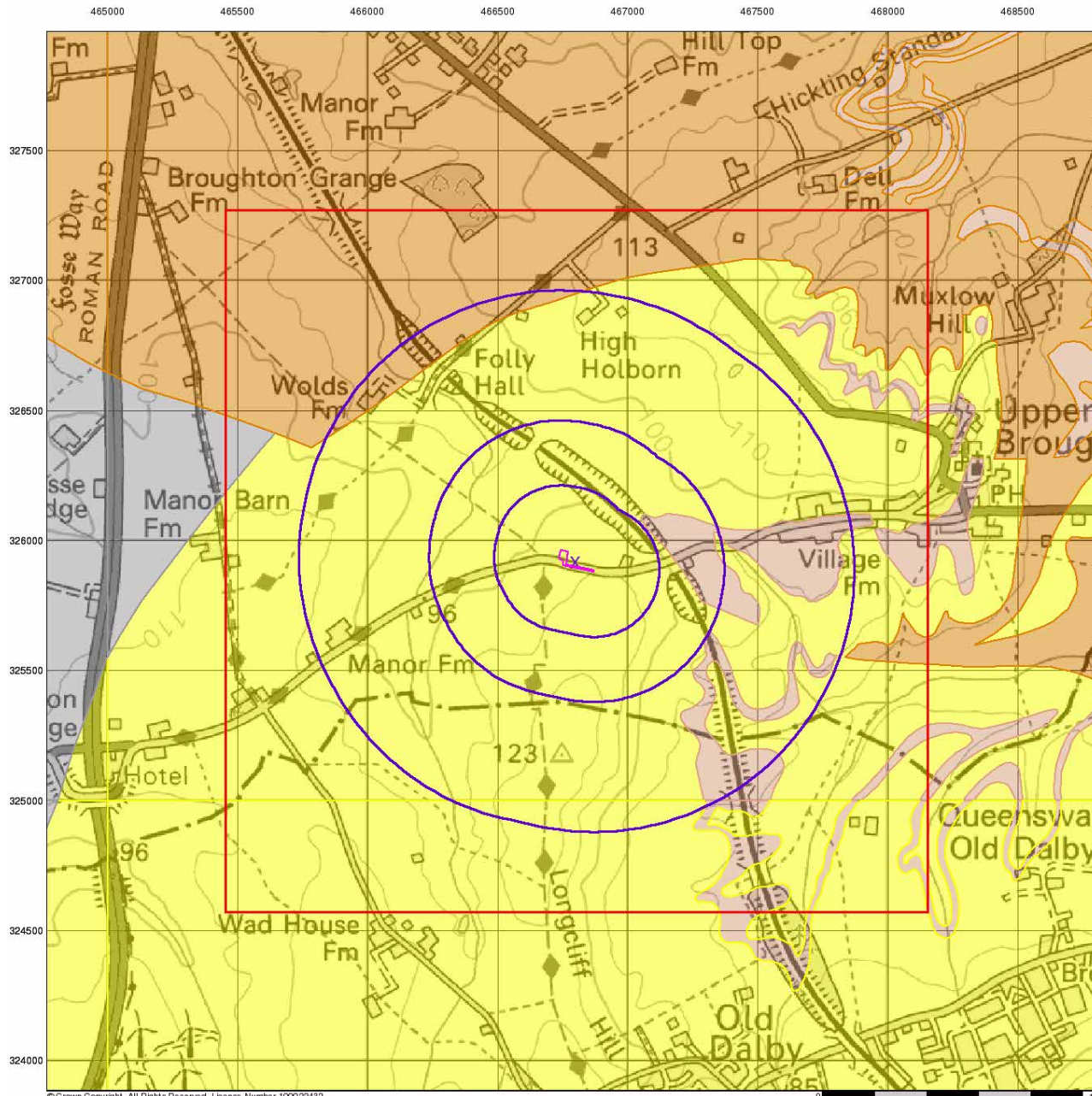
Order Number: 304586863_1_1
 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

Station Road, Upper Broughton



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GEO-ENVIRONMENTAL

Bedrock Aquifer Designation

General

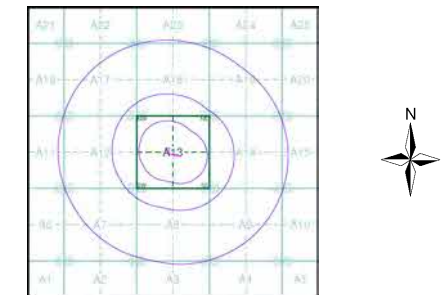
- Specified Site
- Specified Buffer(s)
- Bearing Reference Point
- Slice
- Map ID

Agency and Hydrological

Geological Classes

- Principal Aquifer
- Secondary A Aquifer
- Secondary B Aquifer
- Secondary Undifferentiated
- Unproductive Strata
- Unknown
- Unknown (Lakes and Landslip)

Site Sensitivity Context Map - Slice A



Order Details

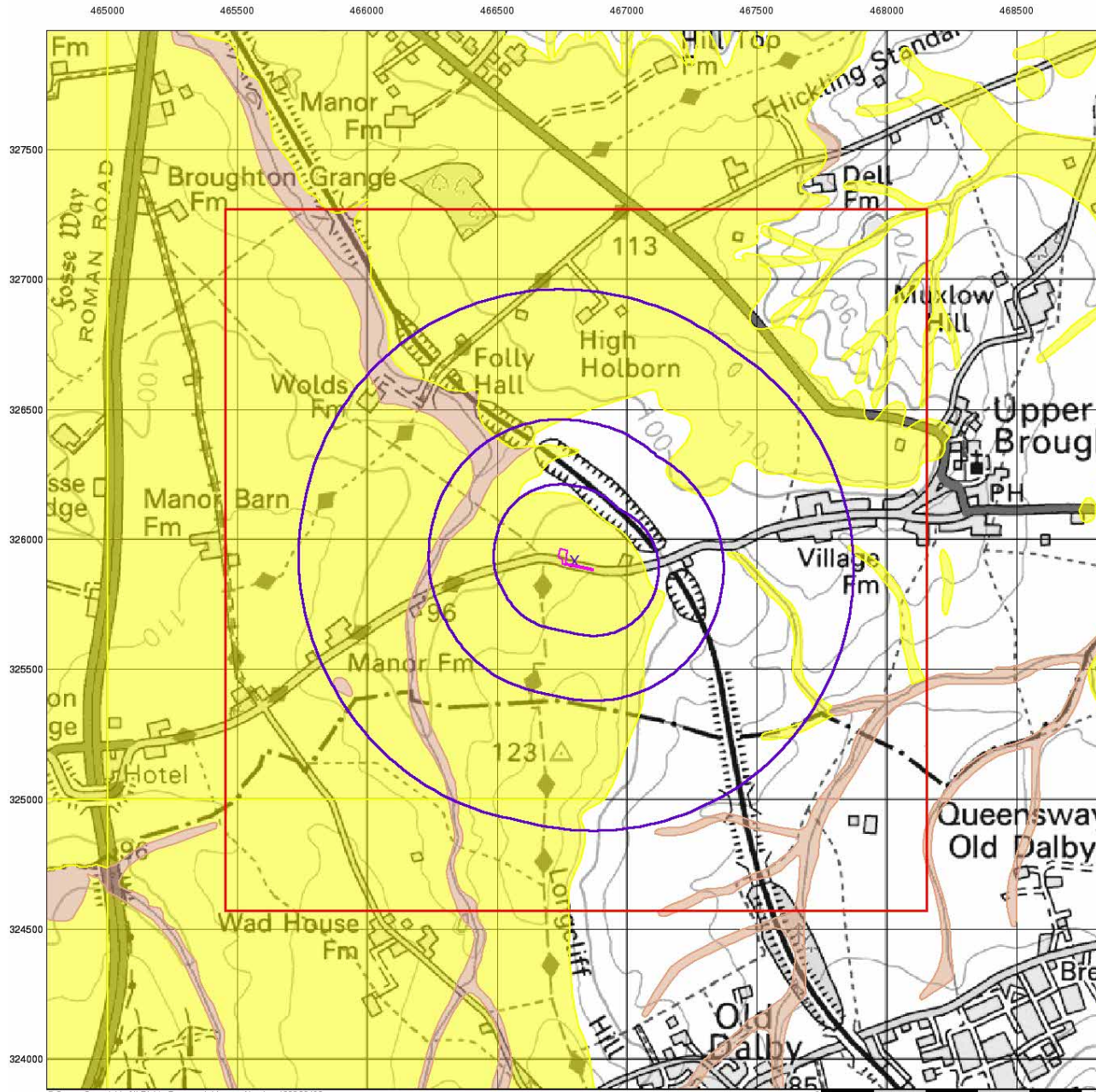
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 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

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Superficial Aquifer Designation

General

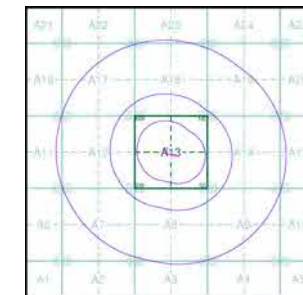
- Specified Site
- Specified Buffer(s)
- Bearing Reference Point
- Slice
- Map ID

Agency and Hydrological

Geological Classes

- Principal Aquifer
- Secondary A Aquifer
- Secondary B Aquifer
- Secondary Undifferentiated
- Unproductive Strata
- Unknown
- Unknown (Lakes and Landslip)

Site Sensitivity Context Map - Slice A



Order Details

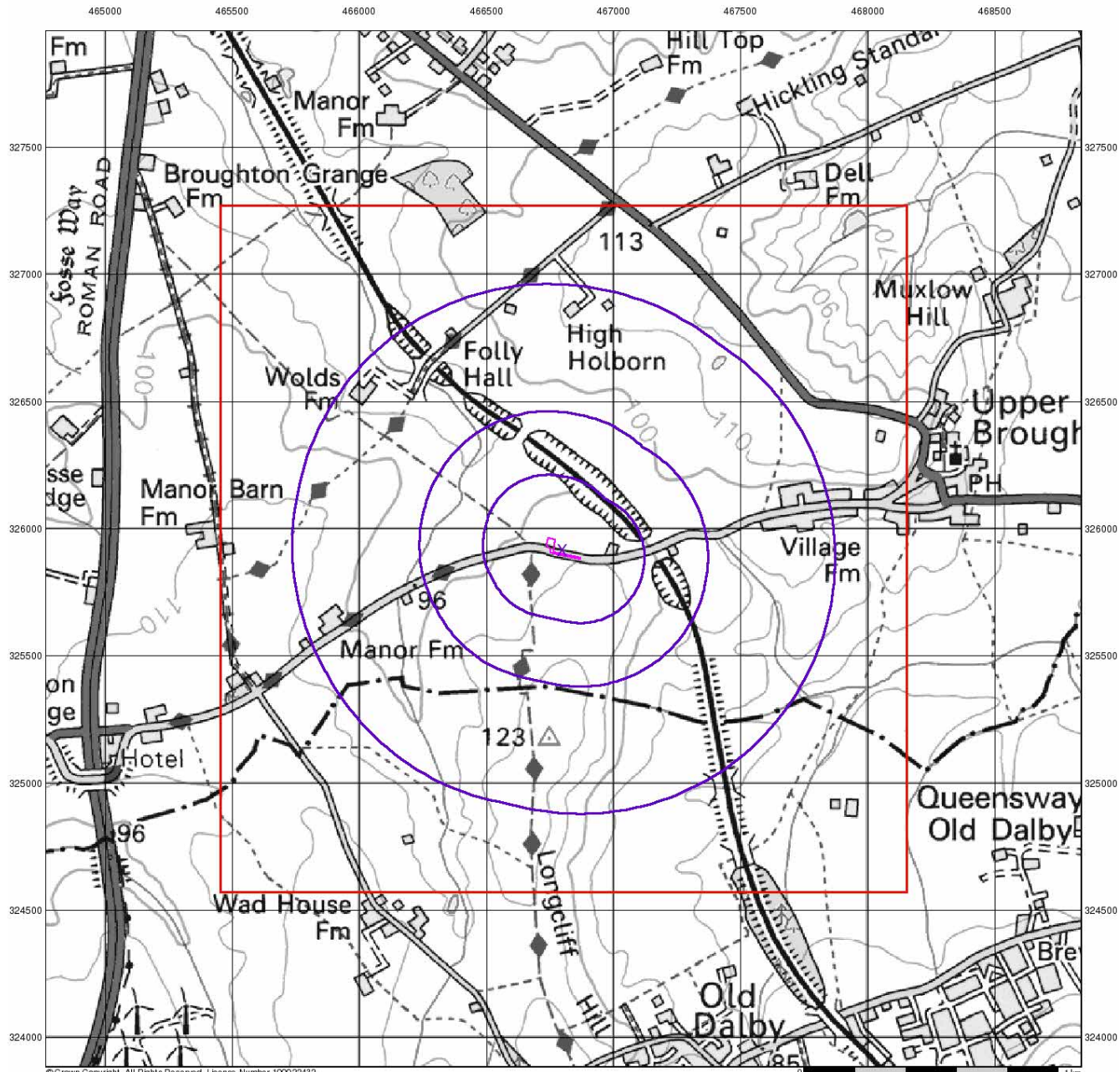
Order Number: 304586863_1_1
 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

Station Road, Upper Broughton

Landmark
 INFORMATION GROUP

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Source Protection Zones

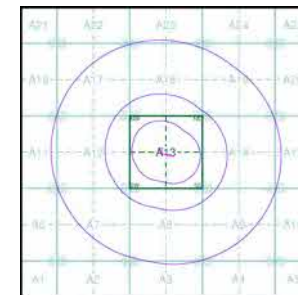
General

- ◆ Specified Site
- Specified Buffer(s)
- X Bearing Reference Point
- Slice
- B Map ID

Agency and Hydrological

- Inner zone (Zone 1)
- Inner zone - subsurface activity only (Zone 1c)
- Outer zone (Zone 2)
- Outer zone - subsurface activity only (Zone 2c)
- Total catchment (Zone 3)
- Total catchment - subsurface activity only (Zone 3c)
- Special interest (Zone 4)

Site Sensitivity Context Map - Slice A



Order Details

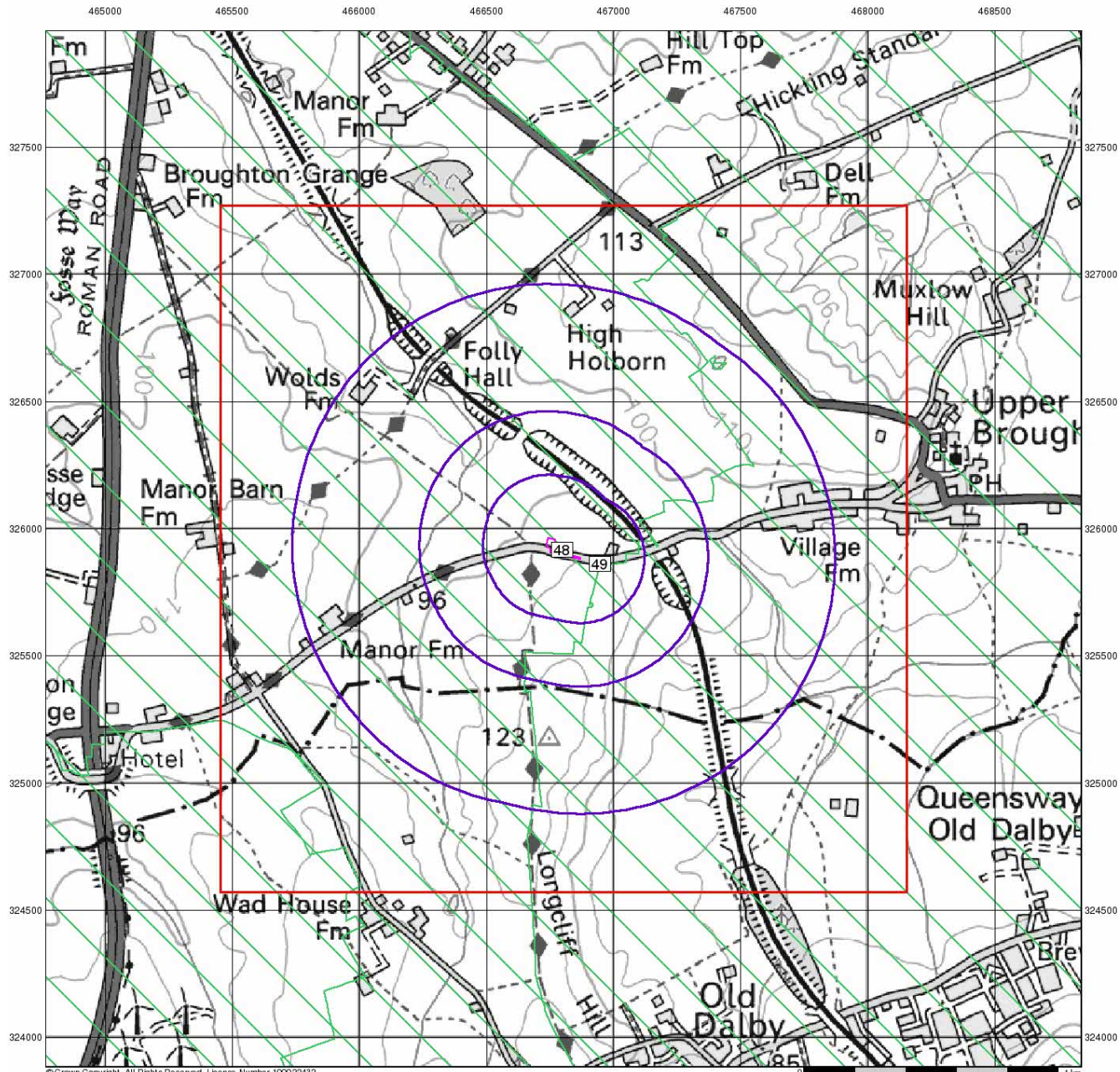
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 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

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Sensitive Land Uses

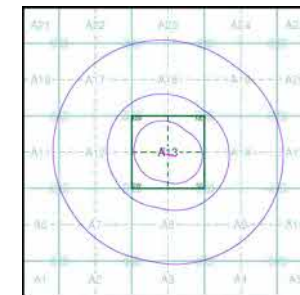
General

-  Specified Site
-  Specified Buffer(s)
-  Bearing Reference Point
-  Slice
-  Map ID

Sensitive Land Uses

- | | |
|--|---|
|  Ancient Woodland |  National Park |
|  Area of Adopted Green Belt |  Nitrate Sensitive Area |
|  Area of Unadopted Green Belt |  Nitrate Vulnerable Zone |
|  Area of Outstanding Natural Beauty |  Ramsar Site |
|  Environmentally Sensitive Area |  Site of Special Scientific Interest |
|  Forest Park |  Special Area of Conservation |
|  Local Nature Reserve |  Special Protection Area |
|  Marine Nature Reserve |  World Heritage Sites |
|  National Nature Reserve | |

Site Sensitivity Context Map - Slice A



Order Details

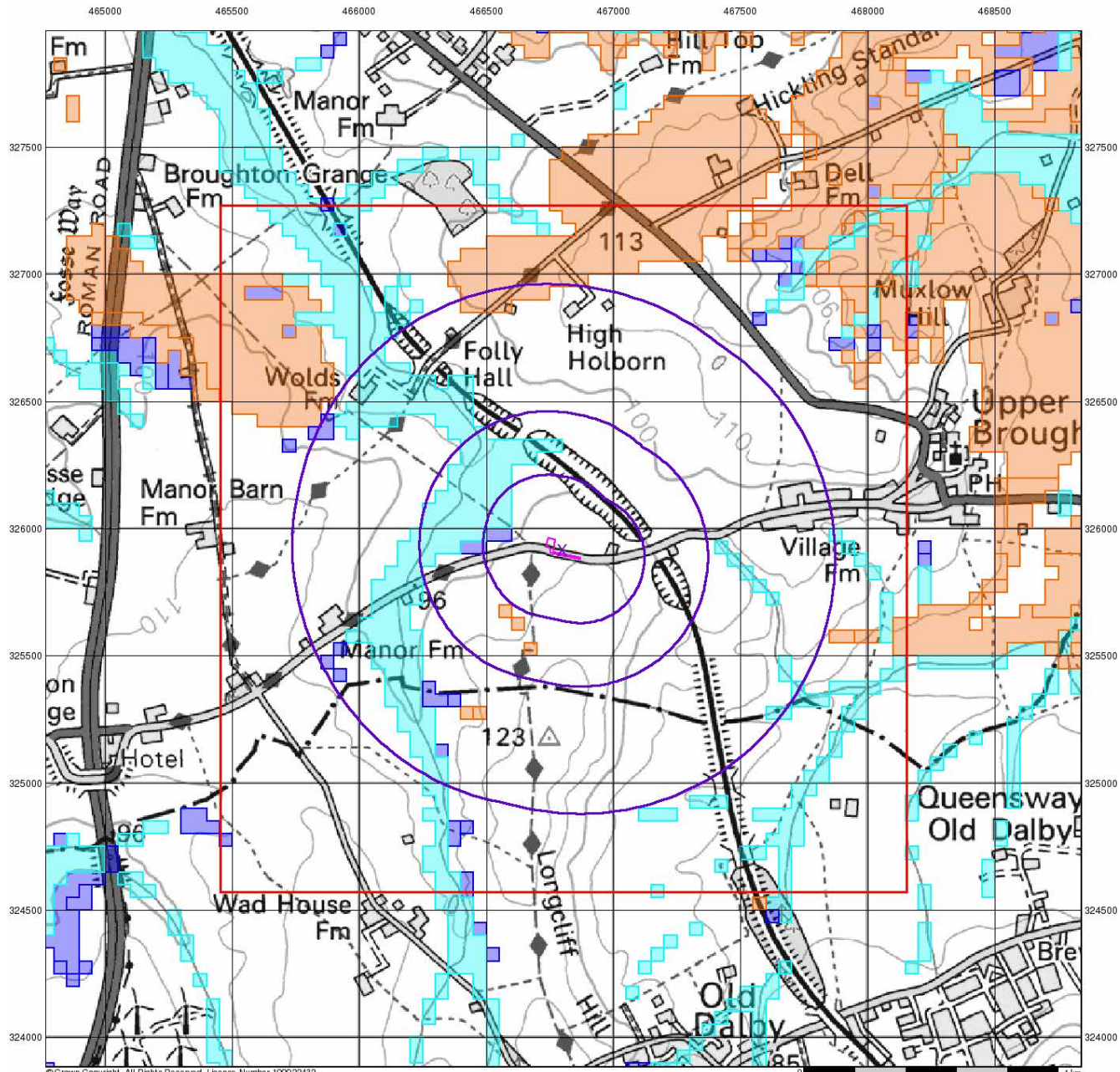
Order Number: 304586863_1_1
 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

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BGS Flood GFS Data

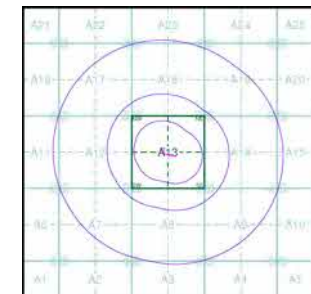
General

- Specified Site
- Specified Buffer(s)
- Bearing Reference Point
- Slice

Agency and Hydrological (Flood)

- Limited Potential for Groundwater Flooding to Occur
- Potential for Groundwater Flooding of Property Situated Below Ground Level
- Potential for Groundwater Flooding to Occur at Surface

Site Sensitivity Context Map - Slice A



Order Details

Order Number: 304586863_1_1
 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

Station Road, Upper Broughton



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 Fax: 0844 844 9951
 Web: www.envirocheck.co.uk

Envirocheck[®] Report:

Datasheet

Order Details:

Order Number:

304586863_1_1

Customer Reference:

EGE-22-05-13-01

National Grid Reference:

466800, 325920

Slice:

A

Site Area (Ha):

0.22

Search Buffer (m):

1000

Site Details:

Station Road

Upper Broughton

Client Details:

Mr P Huteson

Evolve Geo-Environmental Limited

15 Newland

Lincoln

Lincolnshire

LN1 1XG

Report Section	Page Number
Summary	-
Agency & Hydrological	1
Waste	8
Hazardous Substances	-
Geological	9
Industrial Land Use	12
Sensitive Land Use	13
Data Currency	14
Data Suppliers	19
Useful Contacts	20

Introduction

The Environment Act 1995 has made site sensitivity a key issue, as the legislation pays as much attention to the pathways by which contamination could spread, and to the vulnerable targets of contamination, as it does the potential sources of contamination. For this reason, Landmark's Site Sensitivity maps and Datasheet(s) place great emphasis on statutory data provided by the Environment Agency/Natural Resources Wales and the Scottish Environment Protection Agency; it also incorporates data from Natural England (and the Scottish and Welsh equivalents) and Local Authorities; and highlights hydrogeological features required by environmental and geotechnical consultants. It does not include any information concerning past uses of land. The datasheet is produced by querying the Landmark database to a distance defined by the client from a site boundary provided by the client. In this datasheet the National Grid References (NGRs) are rounded to the nearest 10m in accordance with Landmark's agreements with a number of Data Suppliers.

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Report Version v53.0

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Agency & Hydrological					
BGS Groundwater Flooding Susceptibility	pg 1		Yes	Yes	n/a
Contaminated Land Register Entries and Notices					
Discharge Consents	pg 1			2	2
Prosecutions Relating to Controlled Waters			n/a	n/a	n/a
Enforcement and Prohibition Notices					
Integrated Pollution Controls					
Integrated Pollution Prevention And Control					
Local Authority Integrated Pollution Prevention And Control					
Local Authority Pollution Prevention and Controls					
Local Authority Pollution Prevention and Control Enforcements					
Nearest Surface Water Feature	pg 2		Yes		
Pollution Incidents to Controlled Waters	pg 2				1
Prosecutions Relating to Authorised Processes					
Registered Radioactive Substances					
River Quality					
River Quality Biology Sampling Points					
River Quality Chemistry Sampling Points					
Substantiated Pollution Incident Register	pg 2				1
Water Abstractions	pg 2		1		(*4)
Water Industry Act Referrals					
Groundwater Vulnerability Map	pg 3	Yes	n/a	n/a	n/a
Groundwater Vulnerability - Soluble Rock Risk			n/a	n/a	n/a
Bedrock Aquifer Designations	pg 3	Yes	n/a	n/a	n/a
Superficial Aquifer Designations	pg 3	Yes	n/a	n/a	n/a
Source Protection Zones					
Extreme Flooding from Rivers or Sea without Defences				n/a	n/a
Flooding from Rivers or Sea without Defences				n/a	n/a
Areas Benefiting from Flood Defences				n/a	n/a
Flood Water Storage Areas				n/a	n/a
Flood Defences				n/a	n/a
OS Water Network Lines	pg 4			21	13

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Waste					
BGS Recorded Landfill Sites					
Historical Landfill Sites					
Integrated Pollution Control Registered Waste Sites					
Licensed Waste Management Facilities (Landfill Boundaries)					
Licensed Waste Management Facilities (Locations)					
Local Authority Landfill Coverage		2	n/a	n/a	n/a
Local Authority Recorded Landfill Sites					
Registered Landfill Sites					
Registered Waste Transfer Sites					
Registered Waste Treatment or Disposal Sites					
Hazardous Substances					
Control of Major Accident Hazards Sites (COMAH)					
Explosive Sites					
Notification of Installations Handling Hazardous Substances (NIHHS)					
Planning Hazardous Substance Consents					
Planning Hazardous Substance Enforcements					
Geological					
BGS 1:625,000 Solid Geology	pg 9	Yes	n/a	n/a	n/a
BGS Recorded Mineral Sites	pg 9			3	4
CBSCB Compensation District			n/a	n/a	n/a
Coal Mining Affected Areas			n/a	n/a	n/a
Mining Instability	pg 10	Yes	n/a	n/a	n/a
Man-Made Mining Cavities					
Natural Cavities					
Non Coal Mining Areas of Great Britain				n/a	n/a
Potential for Collapsible Ground Stability Hazards	pg 10	Yes		n/a	n/a
Potential for Compressible Ground Stability Hazards				n/a	n/a
Potential for Ground Dissolution Stability Hazards				n/a	n/a
Potential for Landslide Ground Stability Hazards	pg 10	Yes	Yes	n/a	n/a
Potential for Running Sand Ground Stability Hazards	pg 10	Yes		n/a	n/a
Potential for Shrinking or Swelling Clay Ground Stability Hazards	pg 10	Yes	Yes	n/a	n/a
Radon Potential - Radon Affected Areas			n/a	n/a	n/a
Radon Potential - Radon Protection Measures			n/a	n/a	n/a

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Industrial Land Use					
Contemporary Trade Directory Entries	pg 12				2
Fuel Station Entries					
Gas Pipelines					
Underground Electrical Cables					
Sensitive Land Use					
Ancient Woodland					
Areas of Adopted Green Belt					
Areas of Unadopted Green Belt					
Areas of Outstanding Natural Beauty					
Environmentally Sensitive Areas					
Forest Parks					
Local Nature Reserves					
Marine Nature Reserves					
National Nature Reserves					
National Parks					
Nitrate Sensitive Areas					
Nitrate Vulnerable Zones	pg 13	1	1		
Ramsar Sites					
Sites of Special Scientific Interest					
Special Areas of Conservation					
Special Protection Areas					
World Heritage Sites					

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A13NW (W)	137	1	466600 325950
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding to Occur at Surface	A13NW (NW)	148	1	466600 326000
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A13SW (W)	236	1	466500 325916
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A13SW (SW)	255	1	466600 325700
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A13SW (SW)	275	1	466650 325650
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A8NW (S)	358	1	466700 325550
1	Discharge Consents Operator: Mr Duncan Carrier Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: Sulney Nursery Station Road, Upper Broughton, Melton Mowbray, Melton Mowbray, Le14 3bq Authority: Environment Agency, Midlands Region Catchment Area: Trent Catchment To Confluence With Lean Reference: Npswqd000110 Permit Version: 1 Effective Date: 24th January 2008 Issued Date: 24th January 2008 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Freshwater Stream/River Environment: Receiving Water: Fairham Brook Status: New Consent (Water Resources Act 1991, Section 88 & Schedule 10 as amended by Environment Act 1995) Positional Accuracy: Located by supplier to within 10m	A13SE (E)	260	2	467129 325915
2	Discharge Consents Operator: P Burgon Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: Station House, Station Road, Upper Broughton, Nottinghamshire Authority: Environment Agency, Midlands Region Catchment Area: River Smite Catchment Reference: Wq/72/728 Permit Version: 1 Effective Date: 27th September 1976 Issued Date: 27th September 1976 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Land/Soakaway Environment: Receiving Water: Underground Strata Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m	A14SW (E)	438	2	467300 325800
3	Discharge Consents Operator: J Copley & Son Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: Brookside Cottage, Upper Broughton, Nottinghamshire Authority: Environment Agency, Midlands Region Catchment Area: Trent Catchment To Confluence With Lean Reference: 3/28/66/0368 Permit Version: 2 Effective Date: 2nd April 2012 Issued Date: 2nd April 2012 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Land/Soakaway Environment: Receiving Water: Underground Strata Status: Varied under EPR 2010 Positional Accuracy: Located by supplier to within 100m	A12SE (W)	553	2	466200 325800

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
3	<p>Discharge Consents</p> <p>Operator: J Copley & Son Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: Brookside Cottage, Upper Broughton, Nottinghamshire Authority: Environment Agency, Midlands Region Catchment Area: Trent Catchment To Confluence With Lean Reference: 3/28/66/0368 Permit Version: 1 Effective Date: 23rd June 1966 Issued Date: 23rd June 1966 Revocation Date: 1st April 2012 Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Land/Soakaway Environment: Receiving Water: Underground Strata Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m</p>	A12SE (W)	553	2	466200 325800
	<p>Nearest Surface Water Feature</p>	A13SW (W)	4	-	466748 325918
4	<p>Pollution Incidents to Controlled Waters</p> <p>Property Type: Beef Cattle Location: Farm Opposite Brookside Cottage , Upper Broughton Authority: Environment Agency, Midlands Region Pollutant: Organic Wastes: Cattle Manure (solid) Note: Manure Being Dumped 15 Feet From Watercourse Incident Date: 3rd March 1999 Incident Reference: 2805737 Catchment Area: Trent Catchment : Trent To Confluence With Lean Receiving Water: Not Given Cause of Incident: Leaking Field Heap Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m</p>	A12SE (W)	567	2	466200 325750
5	<p>Substantiated Pollution Incident Register</p> <p>Authority: Environment Agency - Midlands Region, East Area Incident Date: 8th February 2011 Incident Reference: 856603 Water Impact: Category 2 - Significant Incident Air Impact: Category 4 - No Impact Land Impact: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 10m Pollutant: Agricultural Materials And Wastes: Slurry And Dilute Slurry</p>	A12SE (W)	626	2	466147 325724
6	<p>Water Abstractions</p> <p>Operator: Carrier Landscapes Limited Licence Number: 03/28/62/0084 Permit Version: 1 Location: Sulney Nursery, Upper Broughton, Leics - Borehole Authority: Environment Agency, Midlands Region Abstraction: Agriculture: Horticultural Watering Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Land At Sulney Nursery Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 22nd September 2003 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m</p>	A13NE (NE)	118	2	466900 326000
	<p>Water Abstractions</p> <p>Operator: Mr T H Blatherwick Licence Number: 03/28/66/0016 Permit Version: 100 Location: Sycamore Lodge, Hickling - Well Authority: Environment Agency, Midlands Region Abstraction: General Farming And Domestic Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Sycamore Lodge, Hickling - Well Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 1st April 2000 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A23NE (N)	1578	2	467100 327500

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Water Abstractions Operator: Mr C W Foulkes Licence Number: 03/28/66/0010 Permit Version: 100 Location: Dell Farm, Hickling - Well Authority: Environment Agency, Midlands Region Abstraction: General Farming And Domestic Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Dell Farm, Hickling - Well Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 1st April 2000 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A24NE (NE)	1691	2	467800 327300
	Water Abstractions Operator: Mr C W Foulkes Licence Number: 03/28/66/00601 Permit Version: Not Supplied Location: The Dell, Tributary Dalby Brook, HICKLING Authority: Environment Agency, Midlands Region Abstraction: Impounding Abstraction Type: Not Supplied Source: Surface Daily Rate (m3): 0 Yearly Rate (m3): 0 Details: River Smithe Catchment; Status: Revoked; Lapsed Or Cancelled Authorised Start: Not Supplied Authorised End: Not Supplied Permit Start Date: Not Supplied Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	A25SW (NE)	1719	2	467990 327190
	Water Abstractions Operator: Mr R G Heywood Licence Number: 03/28/62/0021 Permit Version: 100 Location: Fosse Lodge - Borehole Authority: Environment Agency, Midlands Region Abstraction: General Farming And Domestic Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Fosse Lodge - Borehole Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 1st April 2000 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	(W)	1855	2	464900 326200
	Groundwater Vulnerability Map Combined Classification: Secondary Superficial Aquifer - Medium Vulnerability Combined Vulnerability: Medium Combined Aquifer: Productive Bedrock Aquifer, Productive Superficial Aquifer Pollutant Speed: Low Bedrock Flow: Poorly Connected Fractures Dilution: <300 mm/year Baseflow Index: 40-70% Superficial: >90% Patchiness: Superficial: <3m Thickness: Superficial: Low Recharge:	A13SW (NE)	0	3	466800 325916
	Groundwater Vulnerability - Soluble Rock Risk None				
	Bedrock Aquifer Designations Aquifer Designation: Secondary Aquifer - Undifferentiated	A13SW (NE)	0	3	466800 325916
	Superficial Aquifer Designations Aquifer Designation: Secondary Aquifer - Undifferentiated	A13SW (NE)	0	3	466800 325916
	Extreme Flooding from Rivers or Sea without Defences None				

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Flooding from Rivers or Sea without Defences None				
	Areas Benefiting from Flood Defences None				
	Flood Water Storage Areas None				
	Flood Defences None				
7	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 203.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A12NE (NW)	353	4	466422 326110
8	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 198.1 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A13NE (NE)	368	4	466989 326256
9	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 159.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A18SW (N)	381	4	466792 326340
10	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 7.1 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A18SW (N)	381	4	466766 326343
11	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 96.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A18SW (N)	382	4	466759 326343
12	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 5.8 Watercourse Level: Underground Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A12NE (NW)	385	4	466396 326132
13	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 298.6 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A12NE (NW)	385	4	466401 326140
14	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 46.7 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A18SW (N)	399	4	466663 326353

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
15	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 459.7 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A18SE (N)	406	4	466921 326335
16	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 55.1 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A18SW (NW)	410	4	466616 326353
17	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 9.9 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A18SW (NW)	422	4	466562 326344
18	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 92.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A18SW (NW)	427	4	466552 326345
19	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 2.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A12NE (W)	441	4	466297 325970
20	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 21.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A12NE (W)	441	4	466297 325970
21	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 2.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 2	A12NE (W)	441	4	466297 325970
22	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 275.0 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A12NE (W)	442	4	466296 325968
23	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 26.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 2	A12NE (W)	442	4	466296 325972

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
24	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 23.2 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A12NE (W)	443	4	466298 325998
25	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 4.6 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A12NE (W)	459	4	466280 325984
26	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 1.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A12NE (W)	461	4	466278 325980
27	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 35.7 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A12NE (W)	462	4	466277 325979
28	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 319.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A18SW (NW)	508	4	466473 326393
29	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 738.2 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A14NW (E)	553	4	467421 325948
30	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 457.1 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A8NW (S)	558	4	466641 325358
31	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 14.6 Watercourse Level: Underground Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A12SE (W)	603	4	466171 325724
32	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 364.7 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A12SE (W)	611	4	466168 325710

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
33	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 1226.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A7NE (SW)	784	4	466187 325362
34	OS Water Network Lines Watercourse Form: Lake Watercourse Length: 4.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A17NE (NW)	805	4	466247 326597
35	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 115.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A17SE (NW)	806	4	466243 326595
36	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 332.6 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A9SW (SE)	869	4	467461 325244
37	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 239.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A17SW (NW)	892	4	466043 326516
38	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 157.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Fairham Brook Catchment Name: Trent Primacy: 1	A17NE (NW)	902	4	466132 326626
39	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 6.9 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A17SW (NW)	914	4	465970 326451
40	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 275.1 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A17SW (NW)	914	4	465966 326445

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Local Authority Landfill Coverage Name: Rushcliffe Borough Council - Has no landfill data to supply		0	5	466800 325916
	Local Authority Landfill Coverage Name: Nottinghamshire County Council - Has no landfill data to supply		0	6	466800 325916
	Local Authority Landfill Coverage Name: Leicestershire County Council - Has supplied landfill data		519	8	466796 325363
	Local Authority Landfill Coverage Name: Melton Borough Council - Landfill data has been supplied by another authority		519	7	466796 325363

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS 1:625,000 Solid Geology Description: Lias Group	A13SW (NE)	0	1	466800 325916
41	BGS Recorded Mineral Sites Site Name: Upper Broughton Pits Location: Upper Broughton, Nottingham, Nottinghamshire Source: British Geological Survey, National Geoscience Information Service Reference: 166167 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Jurassic Geology: Charmouth Mudstone Formation Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A13NE (NE)	310	1	467047 326141
42	BGS Recorded Mineral Sites Site Name: Upper Broughton Pits Location: Upper Broughton, Nottingham, Nottinghamshire Source: British Geological Survey, National Geoscience Information Service Reference: 166169 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Jurassic Geology: Brandon Sandstone Bed Commodity: Sandstone Positional Accuracy: Located by supplier to within 10m	A13NE (NE)	323	1	467113 326100
42	BGS Recorded Mineral Sites Site Name: Upper Broughton Pits Location: Upper Broughton, Nottingham, Nottinghamshire Source: British Geological Survey, National Geoscience Information Service Reference: 166168 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Jurassic Geology: Brandon Sandstone Bed Commodity: Sandstone Positional Accuracy: Located by supplier to within 10m	A14NW (NE)	349	1	467155 326089
43	BGS Recorded Mineral Sites Site Name: Upper Broughton Brickyard Location: Upper Broughton, Nottingham, Nottinghamshire Source: British Geological Survey, National Geoscience Information Service Reference: 166165 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Jurassic Geology: Charmouth Mudstone Formation Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A14NW (E)	581	1	467440 326002
44	BGS Recorded Mineral Sites Site Name: Upper Broughton Brickyard Location: Upper Broughton, Nottingham, Nottinghamshire Source: British Geological Survey, National Geoscience Information Service Reference: 166163 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Jurassic Geology: Charmouth Mudstone Formation Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A14NE (E)	644	1	467487 326074

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
45	BGS Recorded Mineral Sites Site Name: Upper Broughton Brickyard Location: Upper Broughton, Nottingham, Nottinghamshire Source: British Geological Survey, National Geoscience Information Service Reference: 166164 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Jurassic Geology: Charmouth Mudstone Formation Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A14NE (E)	707	1	467572 325972
46	BGS Recorded Mineral Sites Site Name: Upper Broughton Brickyard Location: Upper Broughton, Nottingham, Nottinghamshire Source: British Geological Survey, National Geoscience Information Service Reference: 166162 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Jurassic Geology: Charmouth Mudstone Formation Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A14NE (E)	731	1	467584 326047
	Coal Mining Affected Areas In an area that might not be affected by coal mining				
	Mining Instability Mining Evidence: Inconclusive Coal Mining Source: Ove Arup & Partners Boundary Quality: As Supplied	A13SW (NE)	0	-	466800 325916
	Non Coal Mining Areas of Great Britain No Hazard				
	Potential for Collapsible Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13SW (NE)	0	1	466800 325916
	Potential for Compressible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13SW (NE)	0	1	466800 325916
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13SW (NE)	0	1	466800 325916
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13SW (NE)	0	1	466800 325916
	Potential for Landslide Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A13NE (E)	224	1	467089 325936
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13SW (NE)	0	1	466800 325916
	Potential for Running Sand Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13NE (NE)	142	1	466952 326026
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A13SW (NE)	0	1	466800 325916
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13NW (W)	140	1	466607 325995
	Radon Potential - Radon Affected Areas Affected Area: The property is in a Lower probability radon area (less than 1% of homes are estimated to be at or above the Action Level). Source: British Geological Survey, National Geoscience Information Service	A13SW (NE)	0	1	466800 325916

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	<p>Radon Potential - Radon Protection Measures</p> <p>Protection Measure: No radon protective measures are necessary in the construction of new dwellings or extensions</p> <p>Source: British Geological Survey, National Geoscience Information Service</p>	A13SW (NE)	0	1	466800 325916

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
47	<p>Contemporary Trade Directory Entries</p> <p>Name: Pad-All Industries Ltd Location: Old Barn, Station Road, Upper Broughton, Melton Mowbray, Leicestershire, LE14 3BQ Classification: Disability Equipment - Manufacturers & Suppliers Status: Active Positional Accuracy: Automatically positioned to the address</p>	A14NE (E)	853	-	467705 326063
47	<p>Contemporary Trade Directory Entries</p> <p>Name: Premier Batteries Uk Ltd Location: Old Barn, Station Road, Upper Broughton, Melton Mowbray, Leicestershire, LE14 3BQ Classification: Battery Manufacturers & Supplies Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14NE (E)	853	-	467705 326063

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
48	Nitrate Vulnerable Zones Name: Fairham Brook Catchment (Trib Of Trent) Nvz Description: Surface Water Source: Environment Agency, Head Office	A13SW (NE)	0	3	466800 325916
49	Nitrate Vulnerable Zones Name: Smite R Nvz Description: Surface Water Source: Environment Agency, Head Office	A13SE (E)	82	3	466949 325859

Agency & Hydrological	Version	Update Cycle
Contaminated Land Register Entries and Notices Environment Agency - Head Office Rushcliffe Borough Council - Environmental Health Department Charnwood Borough Council - Environmental Health Department Melton Borough Council - Community Services	June 2020 October 2017 September 2017 September 2017	Annually Annual Rolling Update Annual Rolling Update Annual Rolling Update
Discharge Consents Environment Agency - Midlands Region	October 2022	Quarterly
Enforcement and Prohibition Notices Environment Agency - Midlands Region	March 2013	
Integrated Pollution Controls Environment Agency - Midlands Region	January 2009	
Integrated Pollution Prevention And Control Environment Agency - Midlands Region	July 2022	Quarterly
Local Authority Integrated Pollution Prevention And Control Charnwood Borough Council - Environmental Health Department Melton Borough Council - Environmental Health Department Rushcliffe Borough Council - Environmental Health Department	March 2015 May 2016 September 2014	Variable Variable Variable
Local Authority Pollution Prevention and Controls Charnwood Borough Council - Environmental Health Department Melton Borough Council - Environmental Health Department Rushcliffe Borough Council - Environmental Health Department	March 2015 May 2016 September 2014	Not Applicable Annual Rolling Update Annual Rolling Update
Local Authority Pollution Prevention and Control Enforcements Charnwood Borough Council - Environmental Health Department Melton Borough Council - Environmental Health Department Rushcliffe Borough Council - Environmental Health Department	March 2015 May 2016 September 2014	Variable Variable Variable
Nearest Surface Water Feature Ordnance Survey	September 2022	
Pollution Incidents to Controlled Waters Environment Agency - Midlands Region	December 1999	
Prosecutions Relating to Authorised Processes Environment Agency - Midlands Region	July 2015	
Prosecutions Relating to Controlled Waters Environment Agency - Midlands Region	March 2013	
Registered Radioactive Substances Environment Agency - Midlands Region	June 2016	As notified
River Quality Environment Agency - Head Office	November 2001	Not Applicable
River Quality Biology Sampling Points Environment Agency - Head Office	April 2012	
River Quality Chemistry Sampling Points Environment Agency - Head Office	April 2012	
Substantiated Pollution Incident Register Environment Agency - Midlands Region - East Area Environment Agency - Midlands Region - Lower Trent Area	July 2022 July 2022	Quarterly Quarterly
Water Abstractions Environment Agency - Midlands Region	October 2022	Quarterly
Water Industry Act Referrals Environment Agency - Midlands Region	October 2017	
Groundwater Vulnerability Map Environment Agency - Head Office	June 2018	As notified
Groundwater Vulnerability - Soluble Rock Risk Environment Agency - Head Office	June 2018	As notified

Agency & Hydrological	Version	Update Cycle
Bedrock Aquifer Designations Environment Agency - Head Office	January 2018	Annually
Superficial Aquifer Designations Environment Agency - Head Office	January 2018	Annually
Source Protection Zones Environment Agency - Head Office	September 2022	Bi-Annually
Extreme Flooding from Rivers or Sea without Defences Environment Agency - Head Office	August 2022	Quarterly
Flooding from Rivers or Sea without Defences Environment Agency - Head Office	August 2022	Quarterly
Areas Benefiting from Flood Defences Environment Agency - Head Office	August 2022	Quarterly
Flood Water Storage Areas Environment Agency - Head Office	August 2022	Quarterly
Flood Defences Environment Agency - Head Office	August 2022	Quarterly
OS Water Network Lines Ordnance Survey	October 2022	Quarterly
BGS Groundwater Flooding Susceptibility British Geological Survey - National Geoscience Information Service	May 2013	As notified

Waste	Version	Update Cycle
BGS Recorded Landfill Sites British Geological Survey - National Geoscience Information Service	November 2002	As notified
Historical Landfill Sites Environment Agency - Head Office	November 2022	Quarterly
Integrated Pollution Control Registered Waste Sites Environment Agency - Midlands Region	January 2009	Not Applicable
Licensed Waste Management Facilities (Landfill Boundaries) Environment Agency - Midlands Region - East Area Environment Agency - Midlands Region - Lower Trent Area	October 2022 October 2022	Quarterly Quarterly
Licensed Waste Management Facilities (Locations) Environment Agency - Midlands Region - East Area Environment Agency - Midlands Region - Lower Trent Area	July 2022 July 2022	Quarterly Quarterly
Local Authority Landfill Coverage Charnwood Borough Council - Environmental Health Department Leicestershire County Council Melton Borough Council - Environmental Health Department Nottinghamshire County Council - Environment Department Rushcliffe Borough Council - Environmental Health Department	February 2003 February 2003 February 2003 February 2003 February 2003	Not Applicable Not Applicable Not Applicable Not Applicable Not Applicable
Local Authority Recorded Landfill Sites Charnwood Borough Council - Environmental Health Department Leicestershire County Council Melton Borough Council - Environmental Health Department Nottinghamshire County Council - Environment Department Rushcliffe Borough Council - Environmental Health Department	October 2018 October 2018 October 2018 October 2018 October 2018	
Registered Landfill Sites Environment Agency - Midlands Region - East Area Environment Agency - Midlands Region - Lower Trent Area	March 2006 March 2006	Not Applicable Not Applicable
Registered Waste Transfer Sites Environment Agency - Midlands Region - East Area Environment Agency - Midlands Region - Lower Trent Area	April 2018 April 2018	
Registered Waste Treatment or Disposal Sites Environment Agency - Midlands Region - East Area Environment Agency - Midlands Region - Lower Trent Area	June 2015 June 2015	
Hazardous Substances	Version	Update Cycle
Control of Major Accident Hazards Sites (COMAH) Health and Safety Executive	January 2022	Bi-Annually
Explosive Sites Health and Safety Executive	March 2017	Annually
Notification of Installations Handling Hazardous Substances (NIHHS) Health and Safety Executive	August 2001	
Planning Hazardous Substance Enforcements Nottinghamshire County Council Charnwood Borough Council Leicestershire County Council Melton Borough Council Rushcliffe Borough Council - Development Service	August 2007 February 2016 February 2016 February 2016 February 2016	Variable Variable Variable Variable Variable
Planning Hazardous Substance Consents Nottinghamshire County Council Charnwood Borough Council Leicestershire County Council Melton Borough Council Rushcliffe Borough Council - Development Service	August 2007 February 2016 February 2016 February 2016 February 2016	Variable Variable Variable Variable Variable

Geological	Version	Update Cycle
BGS 1:625,000 Solid Geology British Geological Survey - National Geoscience Information Service	January 2009	As notified
BGS Recorded Mineral Sites British Geological Survey - National Geoscience Information Service	November 2022	Bi-Annually
CBSCB Compensation District Cheshire Brine Subsidence Compensation Board (CBSCB) Cheshire Brine Subsidence Compensation Board (CBSCB)	August 2011 November 2020	As notified
Coal Mining Affected Areas The Coal Authority - Property Searches	March 2014	Annual Rolling Update
Mining Instability Ove Arup & Partners	June 1998	Not Applicable
Non Coal Mining Areas of Great Britain British Geological Survey - National Geoscience Information Service	May 2015	Not Applicable
Potential for Collapsible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	April 2020	As notified
Potential for Compressible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Ground Dissolution Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Landslide Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Running Sand Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Shrinking or Swelling Clay Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Radon Potential - Radon Affected Areas British Geological Survey - National Geoscience Information Service	September 2022	Annually
Radon Potential - Radon Protection Measures British Geological Survey - National Geoscience Information Service	September 2022	Annually
Industrial Land Use	Version	Update Cycle
Contemporary Trade Directory Entries Thomson Directories	October 2022	Quarterly
Fuel Station Entries Catalist Ltd - Experian	August 2022	Quarterly
Gas Pipelines National Grid	October 2021	Bi-Annually
Underground Electrical Cables National Grid	May 2021	Bi-Annually

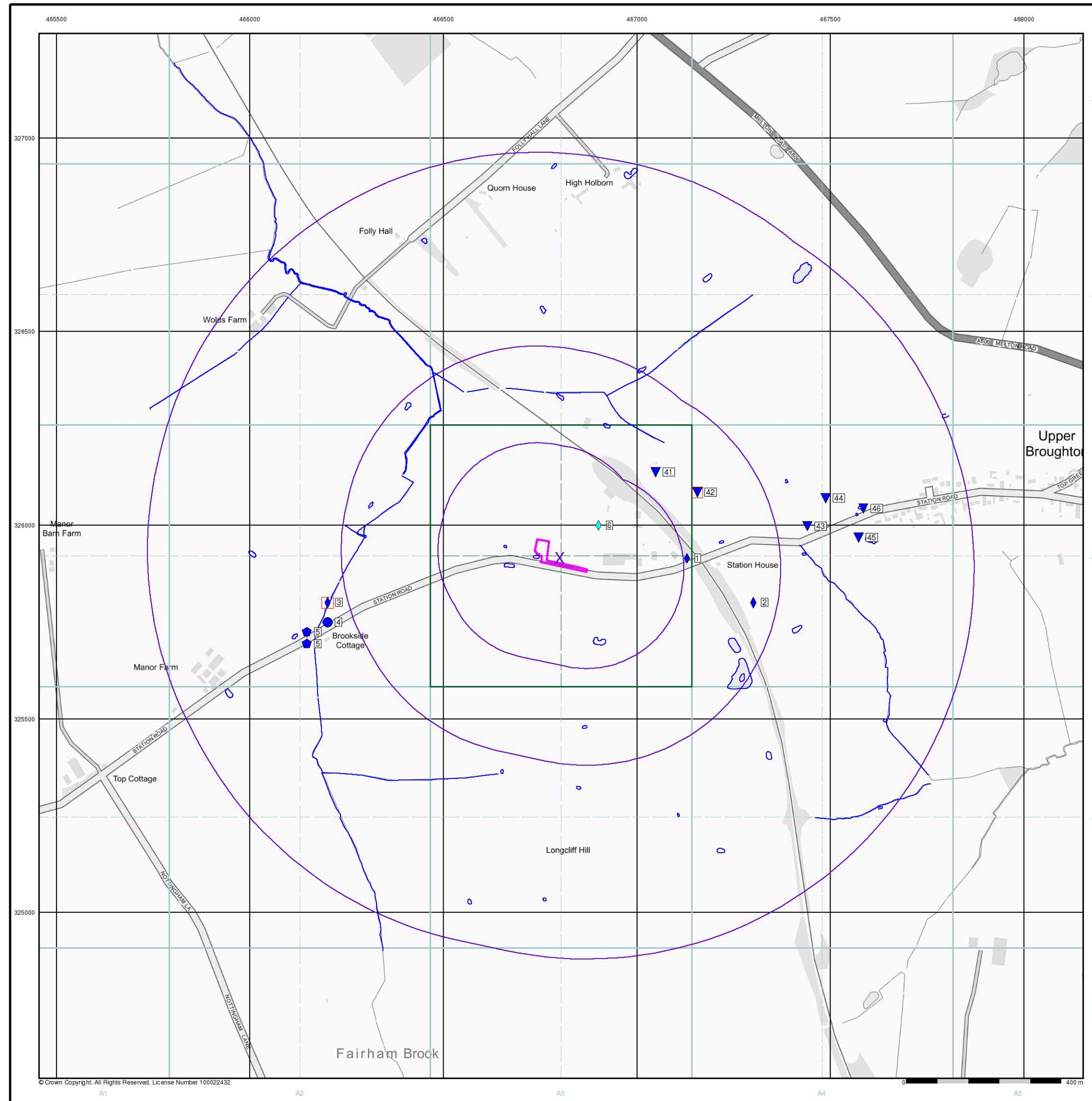
Sensitive Land Use	Version	Update Cycle
Ancient Woodland Natural England	February 2021	Bi-Annually
Areas of Adopted Green Belt Charnwood Borough Council Melton Borough Council Rushcliffe Borough Council - Development Service	July 2022 July 2022 July 2022	Quarterly Quarterly Quarterly
Areas of Unadopted Green Belt Charnwood Borough Council Melton Borough Council Rushcliffe Borough Council - Development Service	July 2022 July 2022 July 2022	Quarterly Quarterly Quarterly
Areas of Outstanding Natural Beauty Natural England	August 2022	Bi-Annually
Environmentally Sensitive Areas Natural England	January 2017	
Forest Parks Forestry Commission	April 1997	Not Applicable
Local Nature Reserves Natural England	February 2021	Bi-Annually
Marine Nature Reserves Natural England	July 2019	Bi-Annually
National Nature Reserves Natural England	January 2021	Bi-Annually
National Parks Natural England	February 2018	Bi-Annually
Nitrate Sensitive Areas Natural England	April 2016	Not Applicable
Nitrate Vulnerable Zones Department for Environment, Food and Rural Affairs (DEFRA - formerly FRCA) Environment Agency - Head Office	April 2016 June 2017	Bi-Annually
Ramsar Sites Natural England	August 2020	Bi-Annually
Sites of Special Scientific Interest Natural England	February 2021	Bi-Annually
Special Areas of Conservation Natural England	July 2020	Bi-Annually
Special Protection Areas Natural England	February 2021	Bi-Annually

A selection of organisations who provide data within this report

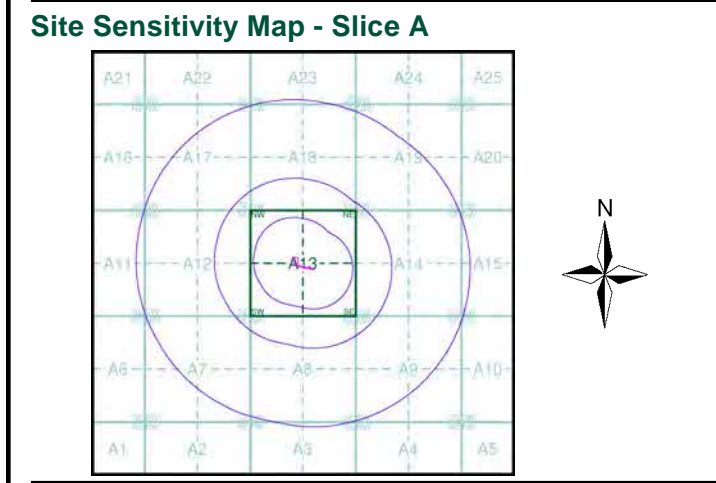
Data Supplier	Data Supplier Logo
Ordnance Survey	
Environment Agency	
Scottish Environment Protection Agency	
The Coal Authority	
British Geological Survey	 British Geological Survey NATURAL ENVIRONMENT RESEARCH COUNCIL
Centre for Ecology and Hydrology	 Centre for Ecology & Hydrology NATURAL ENVIRONMENT RESEARCH COUNCIL
Natural Resources Wales	
Scottish Natural Heritage	
Natural England	
Public Health England	
Ove Arup	
Stantec UK Ltd	

Contact	Name and Address	Contact Details
1	British Geological Survey - Enquiry Service British Geological Survey, Environmental Science Centre, Keyworth, Nottingham, Nottinghamshire, NG12 5GG	Telephone: 0115 936 3143 Fax: 0115 936 3276 Email: enquiries@bgs.ac.uk Website: www.bgs.ac.uk
2	Environment Agency - National Customer Contact Centre (NCCC) PO Box 544, Templeborough, Rotherham, S60 1BY	Telephone: 03708 506 506 Email: enquiries@environment-agency.gov.uk
3	Environment Agency - Head Office Rio House, Waterside Drive, Aztec West, Almondsbury, Bristol, Avon, BS32 4UD	Telephone: 01454 624400 Fax: 01454 624409
4	Ordnance Survey Adanac Drive, Southampton, Hampshire, SO16 0AS	Telephone: 03456 05 05 05 Email: customerservices@ordnancesurvey.co.uk Website: www.ordnancesurvey.gov.uk
5	Rushcliffe Borough Council - Environmental Health Department Civic Centre, Pavilion Road, West Bridgford, Nottingham, Nottinghamshire, NG2 5FE	Telephone: 0115 981 9911 extn 272 Fax: 0115 936 0018 Website: www.rushcliffe.gov.uk
6	Nottinghamshire County Council - Environment Department 5th Floor, Trentbridge House, Fox Road, Nottingham, Nottinghamshire, NG2 6BJ	Telephone: 0115 977 4383 Website: www.nottinghamshire.gov.uk
7	Melton Borough Council - Environmental Health Department Council Offices, Nottingham Road, Melton Mowbray, Leicestershire, LE13 0UL	Telephone: 01664 502502 Fax: 01664 410283 Website: www.melton.gov.uk
8	Leicestershire County Council County Hall, Glenfield, Leicestershire, LE3 8RH	Website: www.leics.gov.uk
9	The Coal Authority - Property Searches 200 Lichfield Lane, Mansfield, Nottinghamshire, NG18 4RG	Telephone: 0345 762 6848 Fax: 01623 637 338 Email: groundstability@coal.gov.uk Website: www2.groundstability.com
-	Public Health England - Radon Survey, Centre for Radiation, Chemical and Environmental Hazards Chilton, Didcot, Oxfordshire, OX11 0RQ	Telephone: 01235 822622 Fax: 01235 833891 Email: radon@phe.gov.uk Website: www.ukradon.org
-	Landmark Information Group Limited Imperium, Imperial Way, Reading, Berkshire, RG2 0TD	Telephone: 0844 844 9952 Fax: 0844 844 9951 Email: customerservices@landmarkinfo.co.uk Website: www.landmarkinfo.co.uk

Please note that the Environment Agency / Natural Resources Wales / SEPA have a charging policy in place for enquiries.












- General**
- Specified Site
 - Specified Buffer(s)
 - Bearing Reference Point
 - Map ID
 - Several of Type at Location
- Agency and Hydrological**
- Contaminated Land Register Entry or Notice (Location)
 - Contaminated Land Register Entry or Notice
 - Discharge Consent
 - Enforcement or Prohibition Notice
 - Integrated Pollution Control
 - Integrated Pollution Prevention Control
 - Local Authority Integrated Pollution Prevention and Control
 - Local Authority Pollution Prevention and Control
 - Local Authority Pollution Prevention and Control Enforcement
 - Pollution Incident to Controlled Waters
 - Prosecution Relating to Authorised Processes
 - Prosecution Relating to Controlled Waters
 - Registered Radioactive Substance
 - River Network or Water Feature
 - River Quality Sampling Point
 - Substantiated Pollution Incident Register
 - Water Abstraction
 - Water Industry Act Referral
- Waste**
- BGS Recorded Landfill Site (Location)
 - BGS Recorded Landfill Site
 - EA Historic Landfill (Buffered Point)
 - EA Historic Landfill (Polygon)
 - Integrated Pollution Control Registered Waste Site
 - Licensed Waste Management Facility (Landfill Boundary)
 - Licensed Waste Management Facility (Location)
 - Local Authority Recorded Landfill Site (Location)
 - Local Authority Recorded Landfill Site
 - Registered Landfill Site
 - Registered Landfill Site (Location)
 - Registered Landfill Site (Point Buffered to 100m)
 - Registered Landfill Site (Point Buffered to 250m)
 - Registered Waste Transfer Site (Location)
 - Registered Waste Transfer Site
 - Registered Waste Treatment or Disposal Site (Location)
 - Registered Waste Treatment or Disposal Site
- Hazardous Substances**
- COMAH Site
 - Explosive Site
 - NIHHS Site
 - Planning Hazardous Substance Consent
 - Planning Hazardous Substance Enforcement
- Geological**
- BGS Recorded Mineral Site
- Industrial Land Use**
- Contemporary Trade Directory Entry
 - Fuel Station Entry



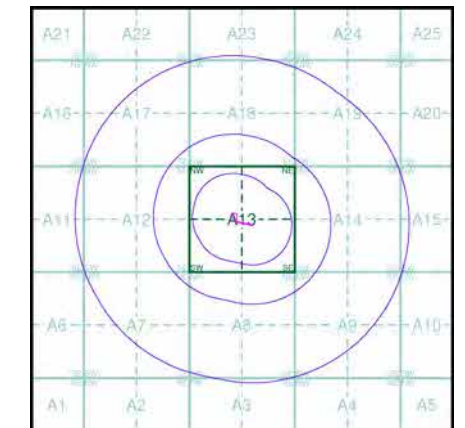
Order Details

Order Number: 304586863_1_1
 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details
 Station Road, Upper Broughton

- General**
-  Specified Site
 -  Specified Buffer(s)
 -  Bearing Reference Point
 -  Slice
 -  Map ID
- Industrial Land Use**
-  Contemporary Trade Directory Entry
 -  Fuel Station Entry
 -  Gas Pipeline
 -  Underground Electrical Cables

Industrial Land Use Map - Slice A

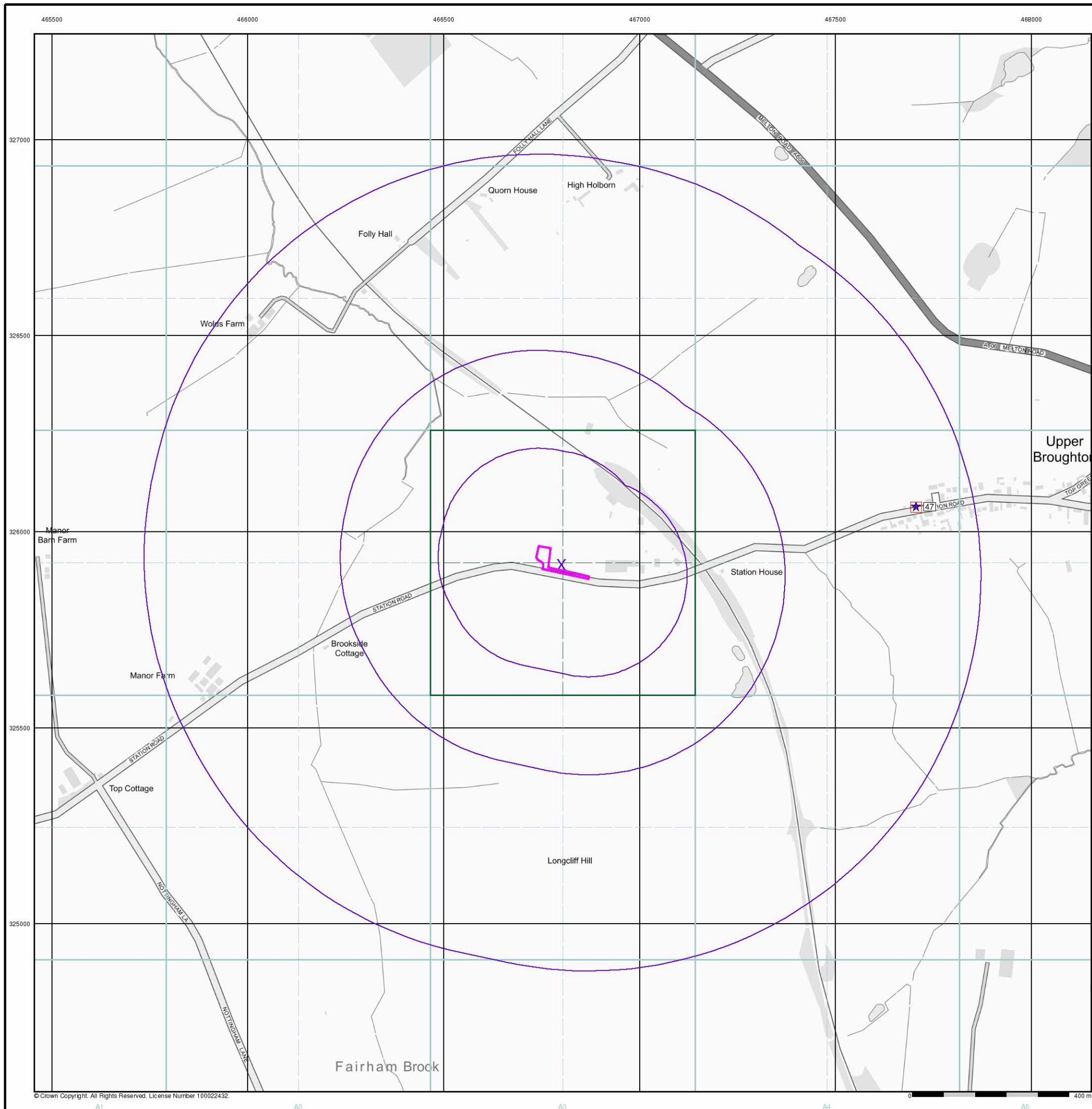


Order Details

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 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details






Station Road, Upper Broughton



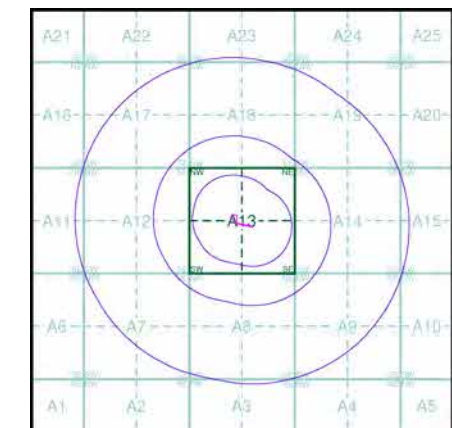
General

-  Specified Site
-  Specified Buffer(s)
-  Bearing Reference Point

Agency and Hydrological (Flood)

-  Extreme Flooding from Rivers or Sea without Defences (Zone 2)
-  Flooding from Rivers or Sea without Defences (Zone 3)
-  Area Benefiting from Flood Defence
-  Flood Water Storage Areas
-  Flood Defence

Flood Map - Slice A

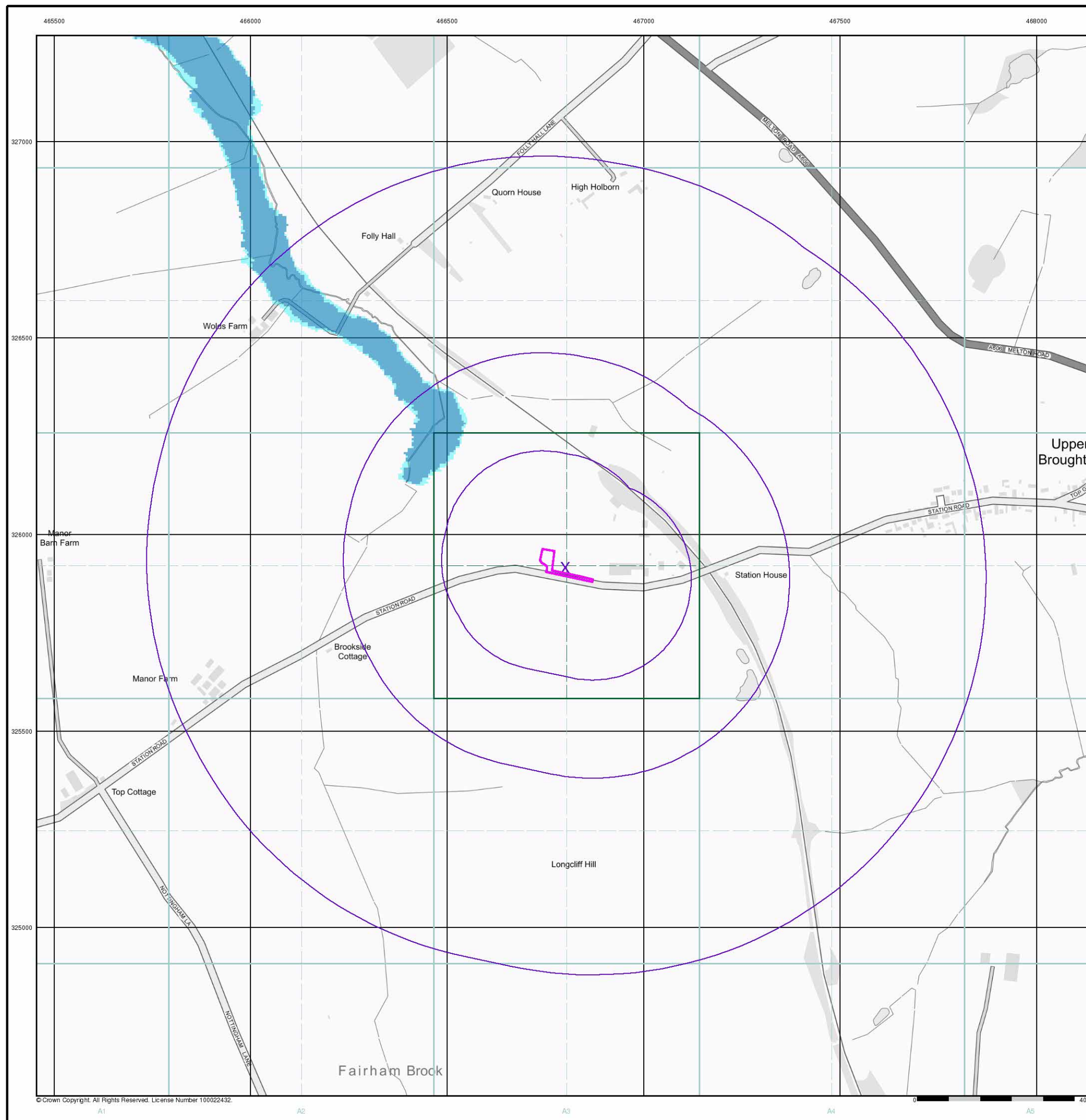


Order Details

Order Number: 304586863_1_1
 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

Station Road, Upper Broughton



General

- Specified Site
- Specified Buffer(s)
- Bearing Reference Point
- Map ID
- Several of Type at Location

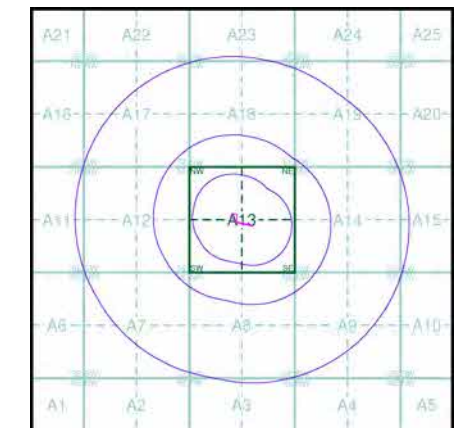
Agency and Hydrological (Boreholes)

- BGS Borehole Depth 0 - 10m
- BGS Borehole Depth 10 - 30m
- BGS Borehole Depth 30m +
- Confidential
- Other

For Borehole information please refer to the Borehole .csv file which accompanied this slice.

A copy of the BGS Borehole Ordering Form is available to download from the Support section of www.envirocheck.co.uk.

Borehole Map - Slice A

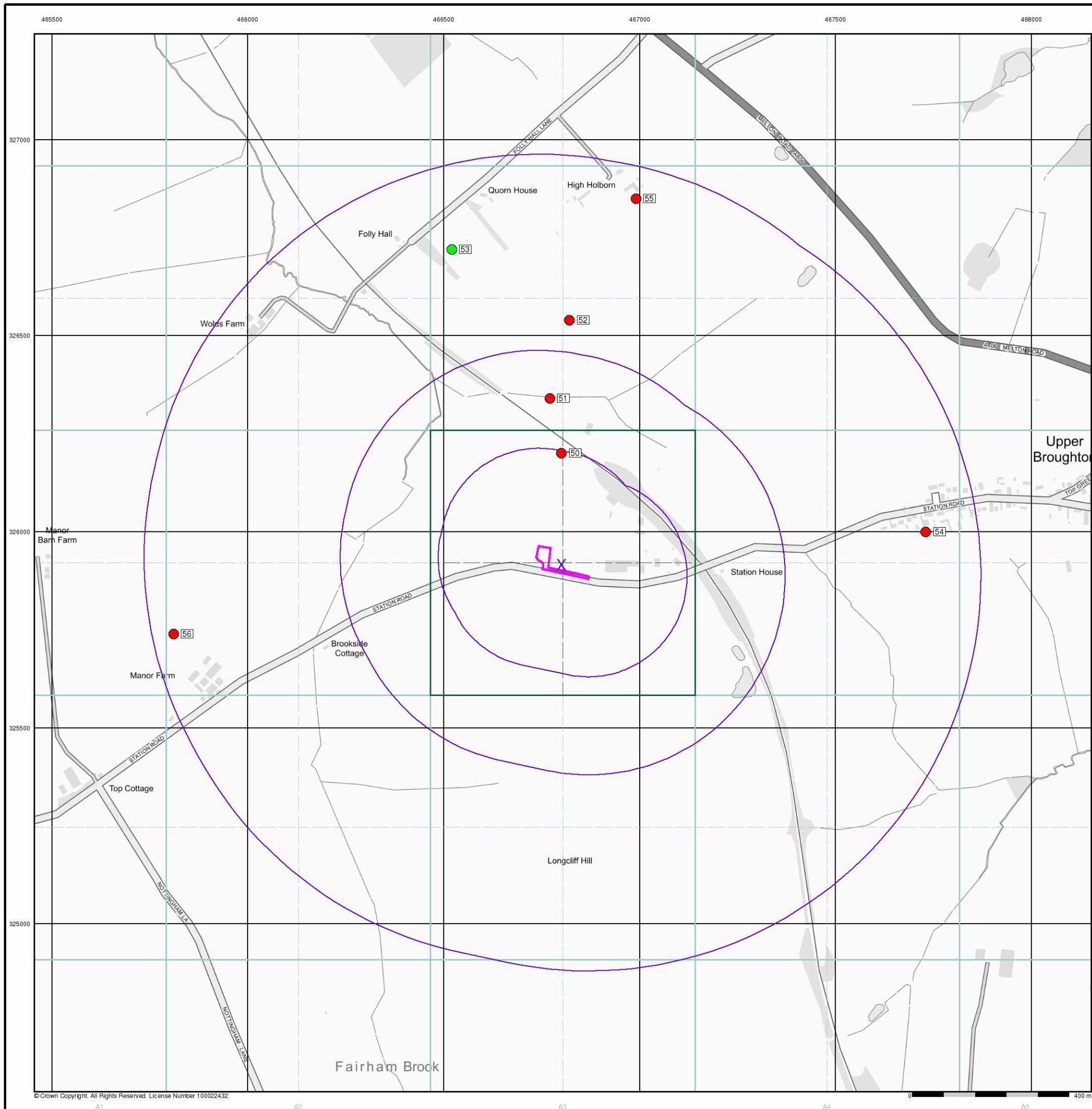


Order Details

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 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

Station Road, Upper Broughton



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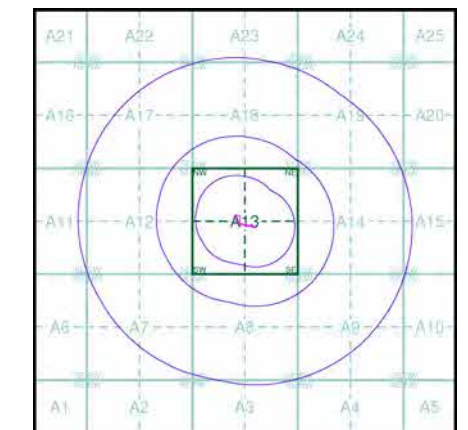
General

- Specified Site
- Specified Buffer(s)
- Bearing Reference Point

OS Water Network Data

- | | |
|--------------|-------------------------|
| Canal | Drain |
| Reservoir | Other |
| Foreshore | Lake |
| Marsh | Transfer |
| Tidal River | Lock Or Flight Of Locks |
| Inland River | Sea |

OS Water Network Map - Slice A

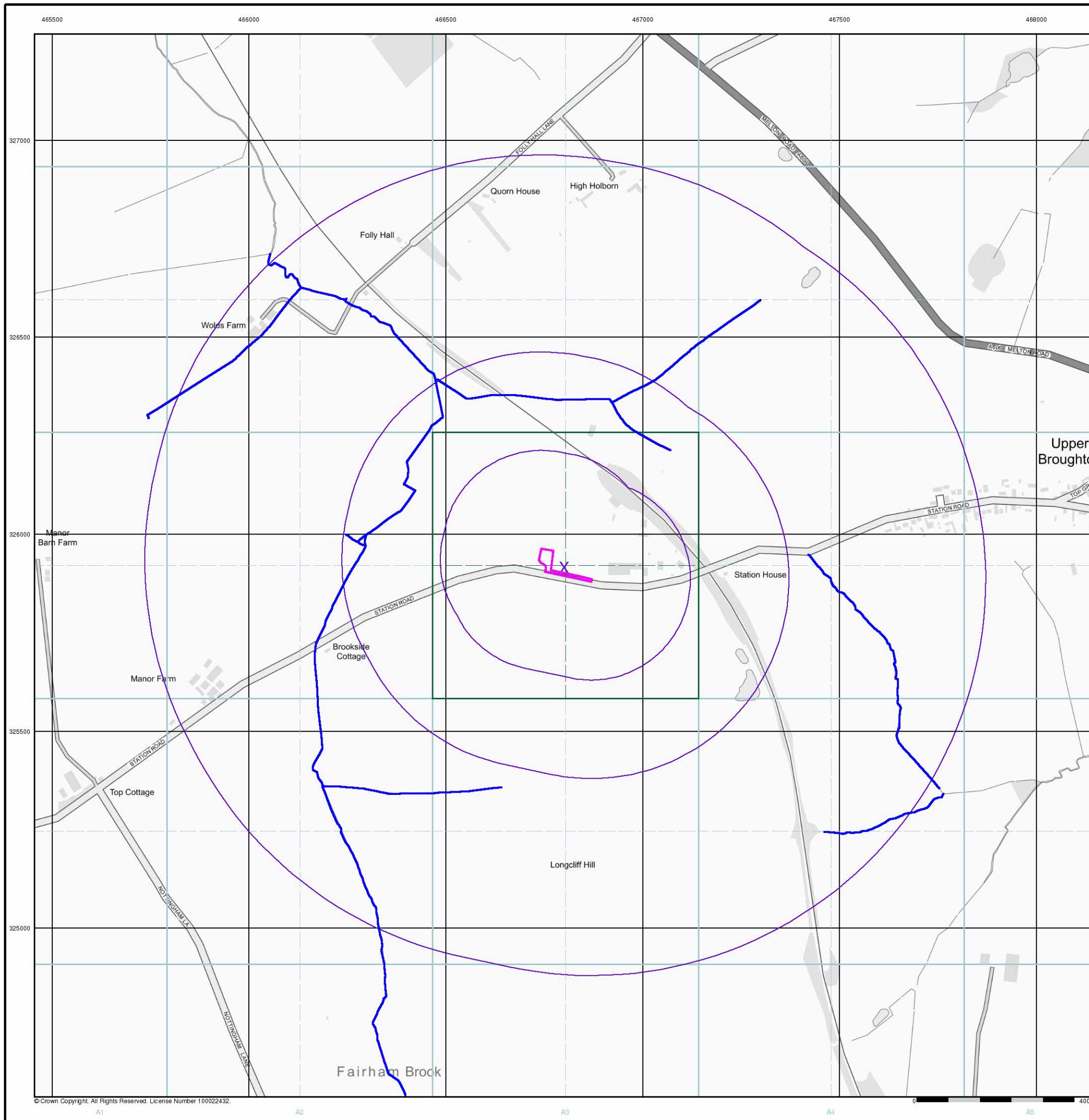


Order Details

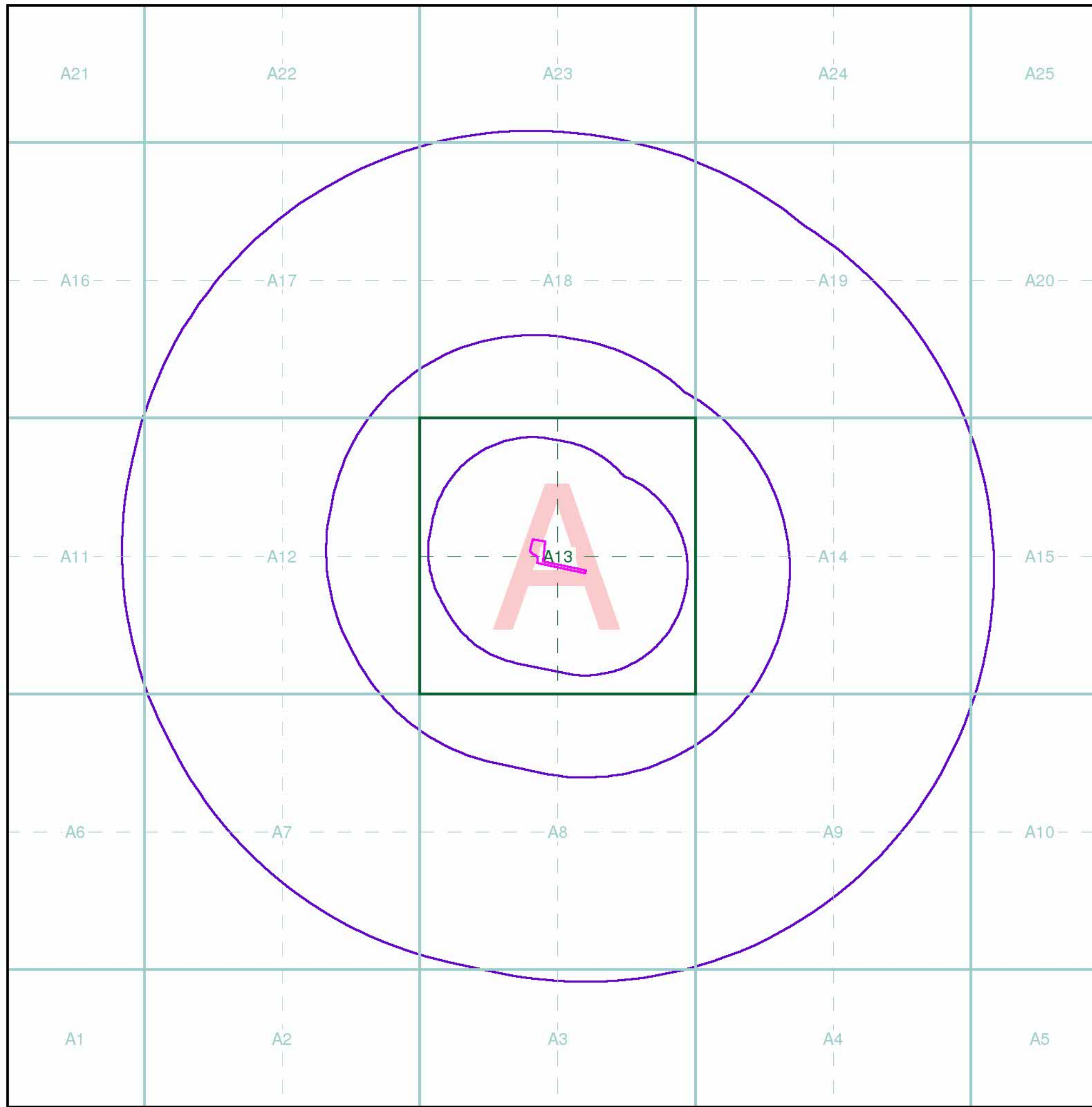
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 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466800, 325920
 Slice: A
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

Station Road, Upper Broughton



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Index Map

For ease of identification, your site and buffer have been split into Slices, Segments and Quadrants. These are illustrated on the Index Map opposite and explained further below.

Slice

Each slice represents a 1:10,000 plot area (2.7km x 2.7km) for your site and buffer. A large site and buffer may be made up of several slices (represented by a red outline), that are referenced by letters of the alphabet, starting from the bottom left corner of the slice "grid". This grid does not relate to National Grid lines but is designed to give best fit over the site and buffer.

Segment

A segment represents a 1:2,500 plot area. Segments that have plot files associated with them are shown in dark green, others in light blue. These are numbered from the bottom left hand corner within each slice.

Quadrant

A quadrant is a quarter of a segment. These are labelled as NW, NE, SW, SE and are referenced in the datasheet to allow features to be quickly located on plots. Therefore a feature that has a quadrant reference of A7NW will be in Slice A, Segment 7 and the NW Quadrant.

A selection of organisations who provide data within this report:



Envirocheck reports are compiled from 136 different sources of data.

Client Details

Mr P Hutson, Evolve Geo-Environmental Limited, 15 Newland, Lincoln, Lincolnshire, LN1 1XG

Order Details

Order Number: 304586863_1_1
 Customer Ref: EGE-22-05-13-01
 National Grid Reference: 466780, 325920
 Site Area (Ha): 0.22
 Search Buffer (m): 1000

Site Details

Station Road, Upper Broughton

Full Terms and Conditions can be found on the following link:
<http://www.landmarkinfo.co.uk/Terms/Show/515>

Appendix IV - Risk Ratings



Risk Definitions	
Significance Level	Definition/Comments
Very High Risk	<p>There is a high probability that severe harm could arise to a designated receptor from an identified hazard, OR, there is evidence that severe harm to a designated receptor is currently happening.</p> <p>This risk, if realised, is likely to result in a substantial liability. Urgent investigation (if not undertaken already) and remediation are likely to be required.</p>
High Risk	<p>Harm is likely to arise to a designated receptor from an identified hazard. Realisation of the risk is likely to present a substantial liability. Urgent investigation (if not undertaken already) is required and remedial works may be necessary in the short term and are likely over the longer term. Likely contaminated land situation, risk assessment and action recommended.</p>
Moderate	<p>It is possible that harm could arise to a designated receptor from an identified hazard. However, is either relatively unlikely that any such harm would be severe, or if any harm were to occur it is more likely that the harm would be relatively mild. Investigation (if not already undertaken) is normally required to clarify the risk and to determine the potential liability. Some remedial works may be required in the longer term. Plausible contaminated land situation, risk assessment and possible action recommended.</p>
Low Risk	<p>It is possible that harm could arise to a designated receptor from an identified hazard, but it is likely that this harm, if realised, would at worst normally be mild. Unlikely contaminated land situation, possible risk assessment and possible action.</p>
Very Low Risk	<p>There is a low possibility that harm could arise to a receptor. In the event of such harm being realised it is not likely to be severe. Negligible risk, no action recommended except vigilance for changes in conditions.</p>