

# RE-DEVELOPMENT OF THE PADDOCK, DYFFRYN CLYDACH, NEATH, SA10 7BQ

## Preliminary Risk Assessment

Report No. Q0759

January 2026

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|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------|
| 3 <sup>rd</sup> Issue                                                                                                                                                                                                                                                                                                                                                                                                                                      | 19/01/26 | J. Stark                                                                                        | R. McDermott                                                                                  | J. Stark                                                                                        |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                            |          |              |           |            |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                            |          | Chartered Engineering<br>Geologist/ Technical Manager<br>B.Sc.(Hons.),M.Sc., C.Geol.,<br>F.G.S. | Chartered Engineering<br>Geologist/ Company Manager<br>B.Sc.(Hons.),M.Sc., C.Geol.,<br>F.G.S. | Chartered Engineering<br>Geologist/ Technical Manager<br>B.Sc.(Hons.),M.Sc., C.Geol.,<br>F.G.S. |
| <p><i>Disclaimer: Quantum Geotechnic Limited has prepared this report in accordance with the instructions of the above-named Client for their sole and specific use. Any third parties who may use the information contained herein do so at their own risk.</i></p> <p>Quantum Geotechnic Ltd, Plas Newydd Farm, Llanedi, Pontarddulais SA4 0FQ T: 01554 744880 E: <a href="mailto:enquiries@quantumgeotech.co.uk">enquiries@quantumgeotech.co.uk</a></p> |          |                                                                                                 |                                                                                               |                                                                                                 |

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## FOREWORD

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The following Conditions and Notes on Site Investigation Procedures should be read in conjunction with this report.

The recommendations made and opinions expressed in the report are based upon the study of historical Ordnance Survey maps of the area, GroundSure® Insight Report, and geological maps where available.

Where other plan sources, and published data are considered, these are specifically referred to in the text.

We regret that no responsibility can be held for conditions, which have not been revealed by the plan sources referred to. Whilst the report may suggest the likely configuration of strata below the site, this is only indicative and no liability can be accepted for its accuracy.

## **1.0 INTRODUCTION**

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### **1.1 General**

Upon the instructions of MM Design, Quantum Geotechnic Ltd (QGL) has been commissioned to undertake a Phase 1 Preliminary Risk Assessment on a parcel of land known as The Paddock at Dyffryn Clydach for residential re-development.

The site location and proposed development is indicated on the plans included in Appendix I.

This report presents a desk-based assessment of the setting of the site to derive a conceptual site model (CSM) to identify and assess any potential geo-environmental and geotechnical risks or hazards that could constrain the development of the site for the intended purpose.

General notes on the techniques employed by Quantum Geotechnic Ltd are described in the Foreword together with the limitations inherent in this type of work.

### **1.2 Purpose**

The purpose of the desk study is to provide a preliminary assessment of the land quality and assess the site's suitability for development in terms of its geotechnical and geo-environmental setting. This report aims to achieve this by providing the following points:

- An early indication of possible land quality issues that could impact on the development proposals;
- A conceptual model of the site detailing potential contamination source pathways and receptors;
- A geotechnical and geo-environmental appraisal of any issue highlighted and its significance;
- Recommendations on further steps to allow the development of the site.

### **1.3 Scope**

In order to achieve its objectives, this study compiles a range of information pertinent to the development site. This targets its locality and includes archival and current data from the following sources:

- Historical and recent Ordnance Survey maps, geological maps and environmental information
- Site specific database searches provided by Groundsure *Enviro+Geo-Insight* Report
- British Geological Survey Website
- Natural Resources Wales Website

The Report does not extend to providing advice on mining, flooding or ecological matters.

## 2.0 SITE DETAIL

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### 2.1 Site Setting

The site under review lies in the village of Dyffryn Clydach, Bryncoch, some 3km to the north of Neath town centre. The overall site is triangular in shape with the existing house in the northern part of the site.

The approximate National Grid Reference of the site is 273700E 199880N.

The extent of the site is indicated on the Client's site plan included in Appendix I. The overall site area covers around 0.65 hectares.

The site is relatively flat, predominantly laid to lawn with trees bordering the west and east sides of the site. An access road runs along the eastern side of the site, approximately from north to south. There are several single storey 'out buildings' in the eastern and southern area of the site. The house which formerly occupied the northern area of the site has been demolished to floor slab level with the floor slab and foundations remaining in-situ. The area surrounding the former building has either asphalt or grass covering. There is no demolition material that may be associated with the former building present.

An aerial view of the development area from current on-line mapping is presented below, (approximately outlined in yellow dashed line). It is understood the Client owns the paddock area immediately to the south of the identified development area (approximately outlined in red dashed line) and this is included within the site in terms of planning however, this is to remain in use as the existing paddock.

Aerial photographs of the site are also included in the Groundsure report presented in Appendix III dating from 2000 to 2020.

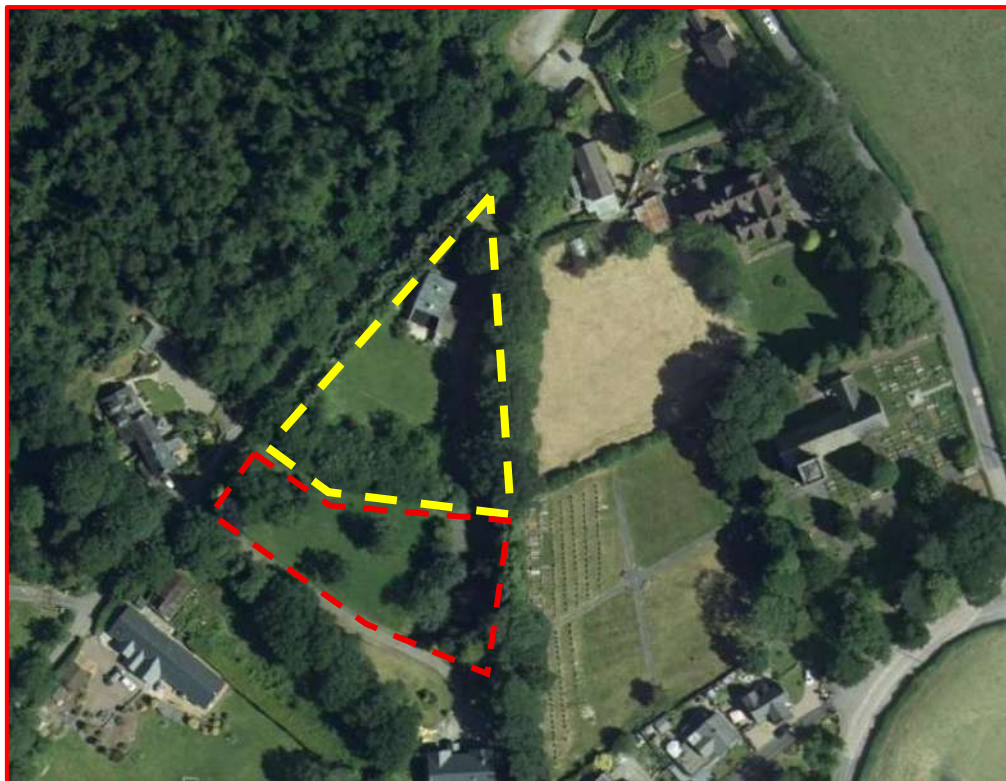


Figure 1: Aerial Image of Site ©2021 Microsoft

## 3.0 GEOLOGY & SITE HISTORY

### 3.1 Published Geology

Details of the geology of the overall site are provided by the British Geological Survey (BGS) Sheet SS79NW at 1:10,560 scale, and the BGS's on-line resource Geology of Britain Viewer.

The geological map indicates the site to be mantled by superficial deposits comprising Glacial Till (boulder clay). The extent of superficial deposits is indicated within Section 15.4 of the Groundsure Report (Appendix III).

The solid geology underlying the site is indicated to consist of strata from the Grovesend Formation of the Upper Pennant, Upper Coal Measures. These strata are predominantly mudstones, siltstone and sandstone. Productive coal seams are also present

The Little Bryncoch coal seam is mapped outcropping some 300m east of the site. Information is scant as to the dip and strike of the strata at the surface is scant on the geological map, but from seam contours detailed in coal seams at depth, the strata appear to be dipping generally towards the north.

The Cwm Felin Fault courses in a north-south direction to the west of the site. The hade of the fault is mapped in the workings of the Graigola seam at depth.

An extract of the geological map is presented below for reference, with the site location highlighted.

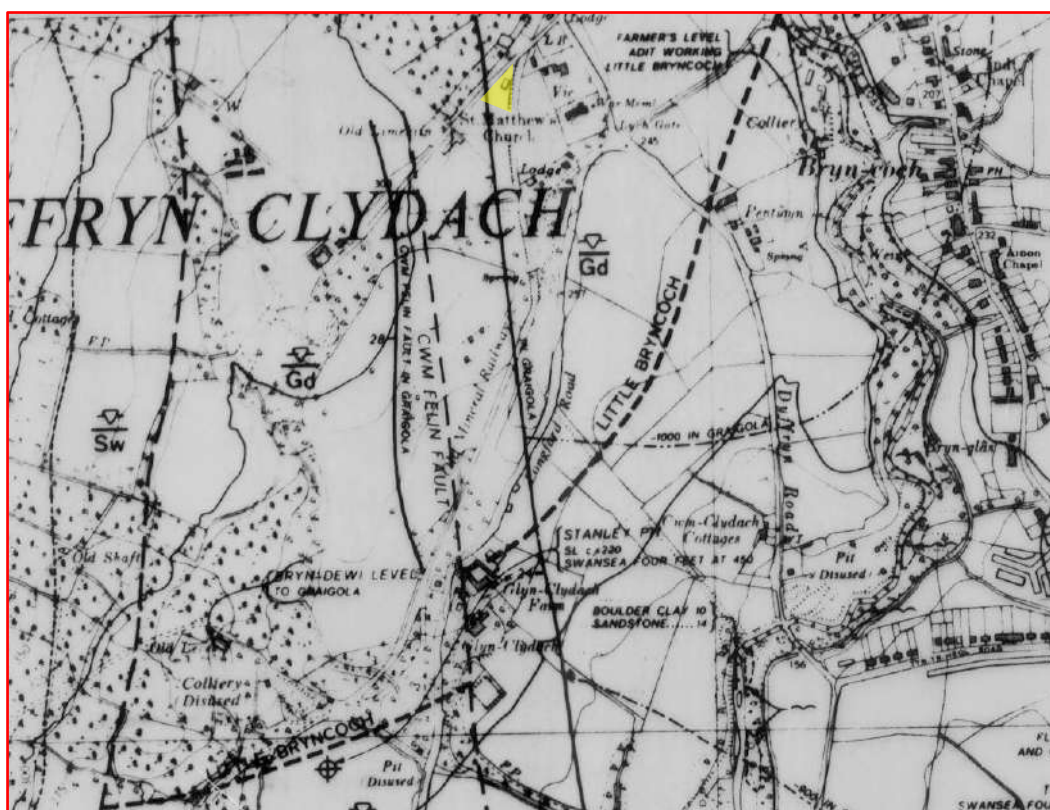


Figure 2: BGS Sheet SS79NW Extract ©NERC [Not to Scale]

Further information on the site geology is included in Section 15 of the *Groundsure Enviro+Geo Insight* Report.

### 3.2 Site History

A review of the site history has been undertaken based on archive and recent maps at scales of 1:1,250, 1:2,500 and 1:10,560/1:10,000 provided by GroundSure and presented in Appendix II.

A summary of the details of the past site usage from both scales of Ordnance Survey maps at the largest scale is provided in Table 1.

*Table 1: Historical Mapping Review*

| Map Edition | Observations                                                                                                                                                                                                                                                                                                         |
|-------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1879        | The 1 <sup>st</sup> Edition survey shows the site to be woodland. Just within the eastern boundary of the site is a Tramway line on / within a shallow cutting, serving Dyffryn Main Colliery to the north. An Old Limekiln is located to the south of the site. St. Matthews Church is located farther to the east. |
| 1899        | No material change to the site is shown by the 2 <sup>nd</sup> edition survey. Further dwellings have been built associated with the Church.                                                                                                                                                                         |
| 1918        | No change s indicated to the site by 1918. An Old Coal Shaft is detailed some distance to the north of the site, with associated spoil heaps and a small rail siding is shown just north of the site.                                                                                                                |
| 1936        | The survey of the site published in 1936 shows the woodland on the site to have been cleared. The Tramway bounding the site appears to be un-used, with no track detailed and the line being curtailed just north of the site.                                                                                       |
| 1964-65     | By 1964 the existing house on the site has been constructed. The Tramway is no longer detailed long the eastern site boundary. Some development of houses beyond the site boundary has taken place.                                                                                                                  |
| 1989-93     | No change has taken place on the site. Some minor residential development of the area has taken place.                                                                                                                                                                                                               |
| 2003        | No change has taken place.                                                                                                                                                                                                                                                                                           |

The Groundsure report (pages 8 to 12, Appendix III) also presents a series of aerial photographs of the site from the year 2000 to 2020.

## 4.0 GROUNDSURE DATASETS REVIEW

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### 4.1 General

As part of the risk assessment, a combined environmental and geological/ground stability report has been obtained from GroundSure® for the development area which compiles the results of a current on-line database search using a range of national resources and datasets.

The Geo+Enviro Insight® report (Report Ref: HMD-213-8541162) provides details on the geology of the site as well as information relating to ground workings in the area of the development area, mining, extraction, natural cavities and natural ground subsidence. It also provides details on site specific environmental issues including pollution incidents, discharge consents, flooding issues and any areas of significant contamination potential as well the risk to any existing or planned properties from the underlying ground conditions.

A summary and review of the data collected from within this report is detailed in the following sections. A full copy of the document sourced from GroundSure® is included in Appendix III.

### 4.2 Data Review

#### 4.2.1 Past Land Use

Two past *Historical Industrial Land Use* entries are recorded on the site; a *Mineral Railway Sidings* and *Old Lime Kiln*. The Lime Kiln is mapped approximately 50m from the proposed development area. These are adjacent to, abutting, the site rather than on the development site under review. There are multiple entries of *Historical Industrial Land Uses* close to, but not on, the site related to the rail sidings, spoil heaps and mining related features.

No records of *Historical Tanks*, *Historical Petrol Stations*, *Historical Garages* or *Military Land* are listed within influencing distance of the site. Two *Historical Energy Features* are detailed: A *Gasometer* some 220m south west of the site from OS mapping is the closest feature and an *Electricity Substation* over 460m east of the site.

#### 4.2.2 Waste and Landfill

There are no *Active* or *Recent Landfill* recorded on or within 500m of the site; no *Historical Landfill* (from BGS, EA/NRW and LA records), *Historical Waste Sites* or *Licensed Waste Sites*.

There are two records of a *Waste Exemption*, but c.450m distant from the site.

#### 4.2.3 Current Industrial Land Use

The report identifies one *Recent Industrial Land Use* within 500m of the site; being an electrical appliance servicing business some 60m to the north.

There are no *Current or Recent Petrol Stations* or *Electricity Cables* recorded within 500m of the site. A high-pressure *Gas Pipeline* is present 486m north west of the site boundary.

There are no sites determined as 'Contaminated Land' on or within 500m of the site under the Contaminated Land Register of sites designated under Part 2a of the Environmental Protection Act 1990.

Several *Licensed Discharge to Controlled Waters* entries are noted, but these are over 150m from the site. A total of seven *Pollution Incidents* are recorded, the closest being an insulating and cable oils incident 42m from

the site classed as 'Minor'. The remainder of entries are predominantly classed as 'Minor' or 'No impact'.

#### 4.2.4 Hydrogeology

The Groundsure report indicates that the superficial soil deposits are a 'Secondary Undifferentiated' Aquifer. In general, these layers have previously been designated as both minor and non-aquifer in different locations due to the variable characteristics of the rock type.

Bedrock on site has been identified as a 'Secondary A' aquifer which is described as permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers.

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

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

The characterisation of vulnerability to groundwater by a pollutant discharged at ground level is recorded in the Groundsure report within the bedrock is classed as '*Medium*'.

There are no *Groundwater Abstractions* recorded within 2,000m of the site.

Two licensed *Surface Water Abstractions* are recorded of the same feature, but 1.2km north of the site.

There are no *Potable Water* abstractions noted within 2,000m of the site.

The site does not lie within a *Source Protection Zone*.

#### 4.2.5 Hydrology

The searches record no *Surface Water Features* on the site.

The site lies within the *Surface Water Body Catchment* as defined by the Water Framework Directive (WFD) as a 'River Catchment' of the River Clydach. It also falls within a WFD *Groundwater Body* area owing to the underlying Coal Measures bedrock.

#### 4.2.6 River and Coastal Flooding

The risk of flooding from rivers and/or the sea (RoFRaS) of the site can be classified as low.

There are no records of *Flooding from Rivers and the Sea*, nor any *Historical Flood Events*. The site benefits from no *Flood Defences*, or *Flood Storage Areas*.

The site does not lie within a *Flood Zone*.

#### 4.2.7 Surface Water Flooding

The site is modelled to be at *Negligible* risk from surface water flooding. The highest risk within 50m of the site is a 1 in 30-year event.

#### 4.2.8 Groundwater Flooding

The potential for groundwater flooding, caused by unusually high groundwater levels, is classed as *Low*.

#### **4.2.9 Environmental Designations**

The site does not lie within 2,000m of a *Ramsar* site or *Special Protection Area* (SPA) or a *Special Area of Conservation* (SAC). A *Site of Special Scientific Interest* (SSSI) is recorded over 1,900m from the site (Fforest Goch Bog).

Of the remainder of schedule of Environmental Designations listed, no records are detailed with the exception of *Designated Ancient Woodland*; with multiple entries, the closest being 6m north west of the site.

#### **4.2.10 Visual and Cultural Designations**

Of the schedule of Visual and Cultural Designations listed, four entries are recorded as *Listed Buildings*, the closest being Swiss Gables just north of the Church of St. Matthew approximately 60m to the south east.

#### **4.2.11 Agricultural Designations**

The site area falls between Grade 3a 'moderate quality agricultural land' and Grade 5 'very poor quality agricultural ground'.

#### **4.2.12 Habitat Designations**

There are no records in relation to Habitat Designations.

#### **4.2.13 Geology**

Records of the geology on site are listed at a scale of both 1:10,000 and 1:50,000.

Made Ground is recorded on the site, as an *Artificial Deposit*, which appears to be associated with the route of the Mineral Railway shown within the historic mapping on / within the eastern site boundary.

The superficial geology is recorded on the site, as noted in Section 3.1, as Glacial Till (Diamicton).

There are no records of *Landslip* within 500m of the site.

The bedrock on the site is recorded as the *Grovesend Formation*; mudstone, siltstone and sandstone. The fault and coal seam outcrop noted in Section 3.1 is detailed.

The 1:50,000 mapping records the superficial deposit permeability as ranging between 'High' and 'Low'.

#### **4.2.14 Boreholes**

British Geological Survey holds no borehole records close to the site.

#### **4.2.15 Natural Ground Subsidence**

The Groundsure report identifies a range of *Natural Ground Subsidence* datasets supplied by the BGS. Each hazard has a 'hazard rating' and corresponding description which are summarised in Table 2 over page.

*Table 2: On Site Natural Ground Hazard Summary*

| Hazard                | Hazard Rating | Details                                                                                                                                         |
|-----------------------|---------------|-------------------------------------------------------------------------------------------------------------------------------------------------|
| Shrink - Swell Clays  | Very Low      | Ground conditions predominantly low plasticity.                                                                                                 |
| Running Sands         | Very Low      | Running sand conditions are unlikely. No identified constraints on land use due to running conditions unless water table rises quickly.         |
| Compressible deposits | Negligible    | Compressible strata are not thought to occur.                                                                                                   |
| Collapseable deposits | Very Low      | Deposits with potential to collapse when loaded and saturated are unlikely to be present.                                                       |
| Landslides            | Very Low      | Slope instability problems are not likely to occur.                                                                                             |
| Soluble Rocks         | Negligible    | Soluble rocks either not thought to be present within the ground, or not prone to dissolution. Dissolution features are unlikely to be present. |

#### **4.2.16 Mining, Ground Works and Natural Cavities**

No natural cavities are recorded to be present on site.

Three *Pits* are recorded from the Groundsure searches within 500m of the site. The closest is Dyffryn Main Colliery 100m north of the site.

*Surface Ground Workings* are reported as the Grave Yard of St. Matthews Church with multiple entries of *Unspecified Heaps* or *Ground Workings* in the wider area.

There are *Underground Workings* reported; the closest being approximately 100m north of the site as 'Old Coal Shafts'.

There are no *Historical Mineral Planning* notices, *Non-Coal Mining* features, *Mining Cavities* recorded within 1,000m of the site.

The site is unaffected by *Tin Mining* and does not lie in areas where *Gypsum*, *Clay* or *Brine* may be extracted.

Coal Mining is flagged up as being present on site as the site is located within a coal mining area as defined by The Coal Authority.

#### **4.2.17 Radon Data**

The report states that the property is in area where less than 1% of properties are estimated to be above *Radon Action Level*. This indicates that the site location is within an area not requiring Radon Protection measures

#### **4.2.18 Estimated Background Soil Chemistry**

The report identifies records of the estimated background soil chemistry on the overall site. A summary of these records is presented in Table 3.

Table 3: Estimated Geometric Mean Soil Concentrations (all figures in mg/kg)

| Location | Arsenic (As) | Bio accessible Arsenic | Cadmium (Cd) | Chromium (Cr) | Nickel (Ni) | Lead (Pb) | Bio accessible Lead |
|----------|--------------|------------------------|--------------|---------------|-------------|-----------|---------------------|
| On site  | 35 - 45      | No Data                | 3.0 – 6.0    | 60-90         | 30 - 45     | 100       | 60                  |

#### 4.2.19 Railways Infrastructure and Projects

Within the 'Railways Infrastructure' listings, the *Mineral Railway Sidings* are noted on the site. No other railway infrastructure, such as tunnels, is indicated.

#### 4.3 Data Review Summary

From review of the geo-environmental data collected from all sources (including geology, site history and the Groundsure report), only one feature has been identified regarding land uses or site setting within the locality that may constitute a potential risk to the development of the site for its intended use without management or mitigation measures; namely the historical railway track/sidings that abut the site boundary.



## 5.0 RISK ASSESSMENT

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### 5.1 Legal Framework for Contaminated Land

Under Part 2A of the Environmental Protection Act 1990, contaminated land is defined as the presence of substances in, on, or under the land in which significant harm or pollution to controlled waters is being caused, or there is significant possibility of such harm or pollution to controlled waters being caused.

Under the Planning regime, land contamination is therefore a material consideration. A Local Authority has the duty to consider potential implications of contamination when it is considering applications for planning permission. A planning authority may require investigations to be undertaken where there is potential contamination or contamination is known to exist at a site before granting planning permission. Alternatively, planning permission may be conditional requiring appropriate investigation and, if necessary, remediation.

The potential risks to this development have been assessed by consideration of the potential contaminant linkages (PCLs) in accordance with DEFRA 2020 Land Contamination Risk Management (LCRM) guidance. LCRM enables the application of a risk management process for identifying and remediating contamination through a technical framework.

For a risk to exist there must be a source of contamination, a receptor that may be harmed, and a pathway by which the receptor could be exposed to the contaminant. Only when all three factors are present can a contamination linkage, and consequently an unacceptable risk, exist. A conceptual site model (CSM) considers all three elements and the potential for contaminant linkages that may exist for the site, including:

- Potential sources of contamination on-site and off-site;
- Potential pathways between sources and receptors, natural or man-made;
- Receptors such as humans, controlled water, ecological systems, and property.

The following assessment hierarchy, as provided in the LCRM, is followed to assess the risks to human health and controlled water:

- Tier 1: Preliminary Risk Assessment, including preliminary CSM;
- Tier 2: Generic Quantitative Risk Assessment, using appropriate Generic Assessment Criteria (GAC);
- Tier 3: Detailed Quantitative Risk Assessment, using derived Site-Specific Assessment Criteria (SSACs).

This Preliminary Risk Assessment presents the Tier 1 level approach.

### 5.2 Conceptual Site Model

The preliminary Conceptual Site Model (CSM) is a representation of the current understanding of the site and its surrounding environment with regards to geology, groundwater, surface waters, and potential contamination on-site and adjacent off-site and any migration pathways.

The potential risks to the proposed development and adjacent land have been assessed by consideration of the potential pollution linkages. For a risk to exist there must be a source of contamination, a receptor that may be harmed, and a pathway by which the receptor could be exposed to the contaminant. Only when all three factors are present (i.e., source-pathway-receptor) can a pollution linkage, and consequently an unacceptable risk, exist. The CSM considers all three elements and the potential for pollution linkages that may exist. If no linkage is identified, then there is considered to be no or negligible risk.

The CSM has been developed for the proposed end use of this site as a residential development. Each factor has been assessed in terms of its relative position (on-site/off-site).

## Sources

The majority of the site itself has been demonstrated to effectively be a 'greenfield' site, being woodland prior to construction of the existing house.

The eastern site boundary have been identified as having a Tramway on / within the eastern site boundary which coincides with a mapped zone of artificial ground. The nature of this artificial ground is unknown and may contain elevated contaminant concentrations.

The Paddock area immediately to the south southern section of the development area, is adjacent to an historic Lime Kiln. Made Ground associated with the Line Kiln is mapped to encroach slightly onto the Paddock may be present.

No other former uses features have been identified from the data searches that could constitute a source of risk to the proposed end use of the site.

Although not visible, the potential exists for demolition material associated with demolition of the former building to be present. It is not known if the historic building contained Asbestos however, if demolition material is present, the potential exists for this to include Asbestos containing material.

## Pathways

The sources identified have to be able to affect the receptors in some way and typically fall into the following categories assessed for this site:

- Direct contact – including dermal contact and ingestion
- Inhalation
- Surface Waters – flows from flooding events
- Leaching of contaminants into groundwater and controlled waters
- Consumption by / effect on planting

## Receptors

Considering the proposed residential end use, a number of receptors have been identified to be potentially at risk during and subsequent to the proposed development on-site: Site workers, end users, groundwater; and in the surrounding areas off-site: Controlled waters.

These can be summarised in tabular form:

*Table 4: Summary Source-Pathway-Receptor Model*

| Source |                    | Pathway |                | Receptor |                                  |
|--------|--------------------|---------|----------------|----------|----------------------------------|
| S1     | Contaminated Soils | P1      | Direct Contact | R1       | Property: New structures on site |
|        |                    | P2      | Surface Water  | R2       | Site Workers & End Users         |
|        |                    | P3      | Groundwater    | R3       | End Users                        |
|        |                    | P4      | Ingestion      | R4       | Controlled Waters                |
|        |                    | P5      | Inhalation     | R5       | Ecology                          |

The Conceptual Site Model can therefore be developed as tabulated over page.

Table 5: Conceptual Site Model Summary

| Sources   |                                    |                                                                                                                                                                                                                                                                                                                                                                                                                       |
|-----------|------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| S1        | Soils/Made Ground Adjacent to Site | Soils may be present within the site and adjacent to the site that could be contaminated with residues from the former rail activities. The potential exists for demolition material to be present which may contain Asbestos Containing Material                                                                                                                                                                     |
| Pathways  |                                    |                                                                                                                                                                                                                                                                                                                                                                                                                       |
| P1        | Direct Contact                     | Direct contact with soils will possibly occur during the development of the site by Groundworkers. Mitigation by site protocols, use of the correct PPE and welfare arrangement will limit this risk.<br>Post development, there should be no pathways present to allow direct contact as the development will be capped with sufficient soil cover as exists at present.                                             |
| P2        | Surface Water                      | Any surface water from run-off will be managed by the drainage strategy adopted for the development.                                                                                                                                                                                                                                                                                                                  |
| P3        | Groundwater                        | Percolation of surface water and run-off may permeate into the ground and mobilise any leachable contaminants, if present.<br>This should be mitigated by the drainage strategy for the development.                                                                                                                                                                                                                  |
| P4        | Ingestion                          | Any bio accessible contaminants may be uptaken by plants grown on-site and consumed by site occupiers or others. Contaminated soils may also be ingested directly.<br>If present, any contaminated Made Ground should be capped to prevent direct ingestion and the potential for plant uptake. Plants for consumption should not be grown where the potential for unidentified Made Ground at shallow depths exists. |
| P5        | Inhalation                         | Asbestos fibres, if present, may be inhaled by construction works or future site users.<br>If present, material containing Asbestos fibres should be capped or removed from site.                                                                                                                                                                                                                                     |
| Receptors |                                    |                                                                                                                                                                                                                                                                                                                                                                                                                       |
| R1        | Property                           | Any buildings should be designed such that any elevated concentrations of contaminants found that may affect building materials are accommodated for in the design.                                                                                                                                                                                                                                                   |
| R2        | Site Workers                       | Workers may come into contact with the soils on site. Therefore, good practice and correct handling protocols should be established as part of any Construction Phase Plan use of the correct PPE and welfare arrangements provided to reduce and minimise any potential contact with the soils.                                                                                                                      |
| R3        | End Users                          | Post development, there should be no pathways present to allow direct contact with users of the site, as the development will effectively be capped with existing soils.<br>This capping should mitigate against the migration of any ground gases that may be within any made ground off site.                                                                                                                       |
| R4        | Controlled Waters                  | No controlled waters are expected to be impacted by the construction works. Any drainage strategy should ensure measures are in place to mitigate percolation of waters through the underlying soils into the ground or water courses.                                                                                                                                                                                |
| R5        | Ecology                            | No ecological receptors have been identified in the PRA.<br>Any new planting on the scheme should be in existing soils.                                                                                                                                                                                                                                                                                               |

## 6.0 CONCLUSIONS AND RECOMMENDATIONS

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### 6.1 Conclusions

Following the Tier 1 Preliminary Risk Assessment/Desk Study the following observations and conclusions have been identified:

#### **Geotechnical:**

- The geological map for the overall site area indicates the site is to be mantled by Glacial Till.
- The bedrock geology on the site study area is a Mudstone, Siltstone and Sandstone.
- Made Ground in the form of former railway track/sidings may be present on / within, the eastern boundary of the site.

#### **Geo-Environmental:**

- The potential for Made Ground or shallow soils that may be present could contain potential contaminants of concern have been identified in the development area of the site, particularly any associated with the former tramway on / within the eastern site boundary. The potential exists for demolition material to be present that has the potential to contain Asbestos fibres.
- Potential for off-site sources of contamination to the site are considered to be possible with the adjacent former lime kiln to the south of the site. It is understood the southern section of the site (south of the existing tree line) is not included within the development area and is to remain as a Paddock, with no change in use. Therefore any risk associated with the historic lime kiln to the development area is considered to be negligible.
- There is a possibility of leaching of any potentially contaminated soils off site into the controlled waters, but these will not be additional to entry that has already occurred.

### 6.2 Recommendations

A number of potential geotechnical and geo-environmental issues have been identified within this study. The following recommendations are made:

- In relation to any geo-environmental/contaminated land issues, the desk study has identified the possibility of made ground being locally present on the site in the area. A ground investigation should be undertaken to investigate the nature and extent of any Made Ground.
- There is a risk of made ground being present adjacent to the site and therefore a potential source of land contamination. However, this is highly unlikely to be disturbed as part of the development of the site to an extent that could pose a risk to site end users, site workers or controlled waters, nor will it be additional to entry that has already occurred in relation to controlled waters.

## 7.0 REFERENCES

---

### British Geological Survey:

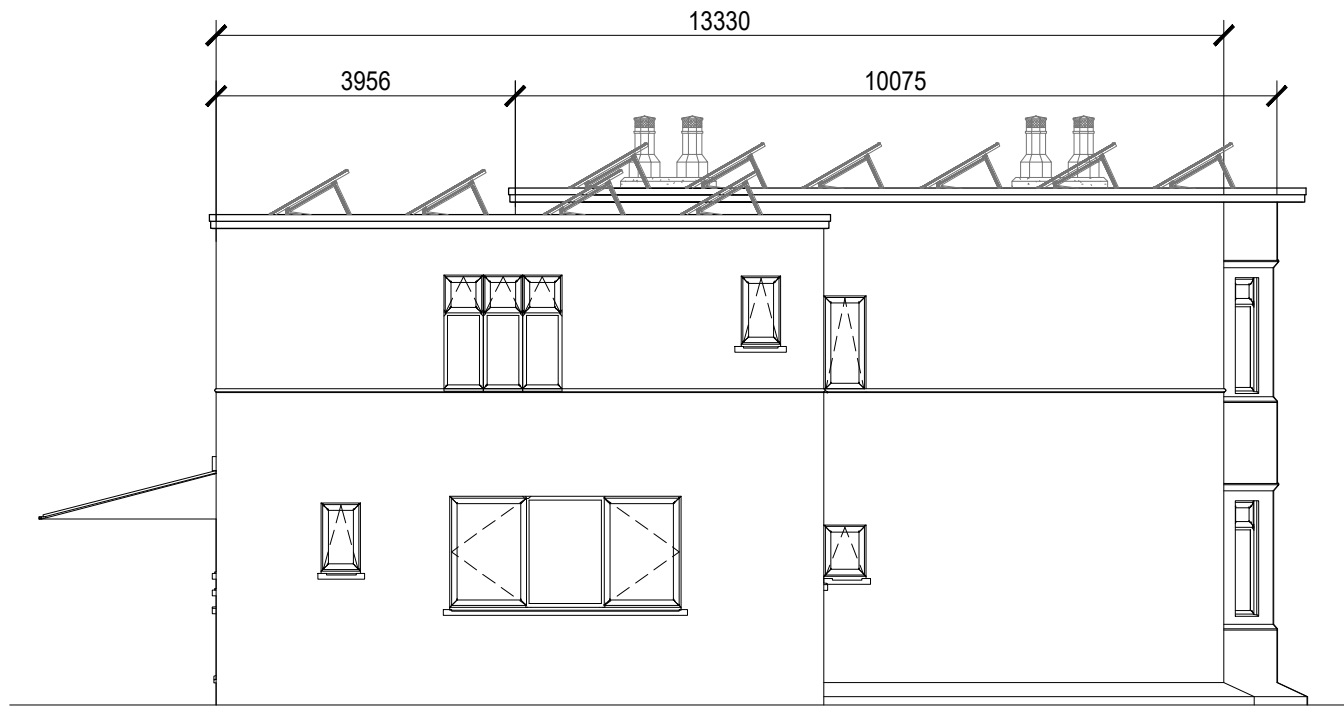
- British Geological Survey (BGS) Sheet SS79NW, 1:10,560.
- BGS Lexicon of Named Rock Units ([www.bgs.ac.uk/lexicon](http://www.bgs.ac.uk/lexicon))
- BGS Geology of Britain Viewer ([www.bgs.ac.uk](http://www.bgs.ac.uk))

### Groundsure Reports:

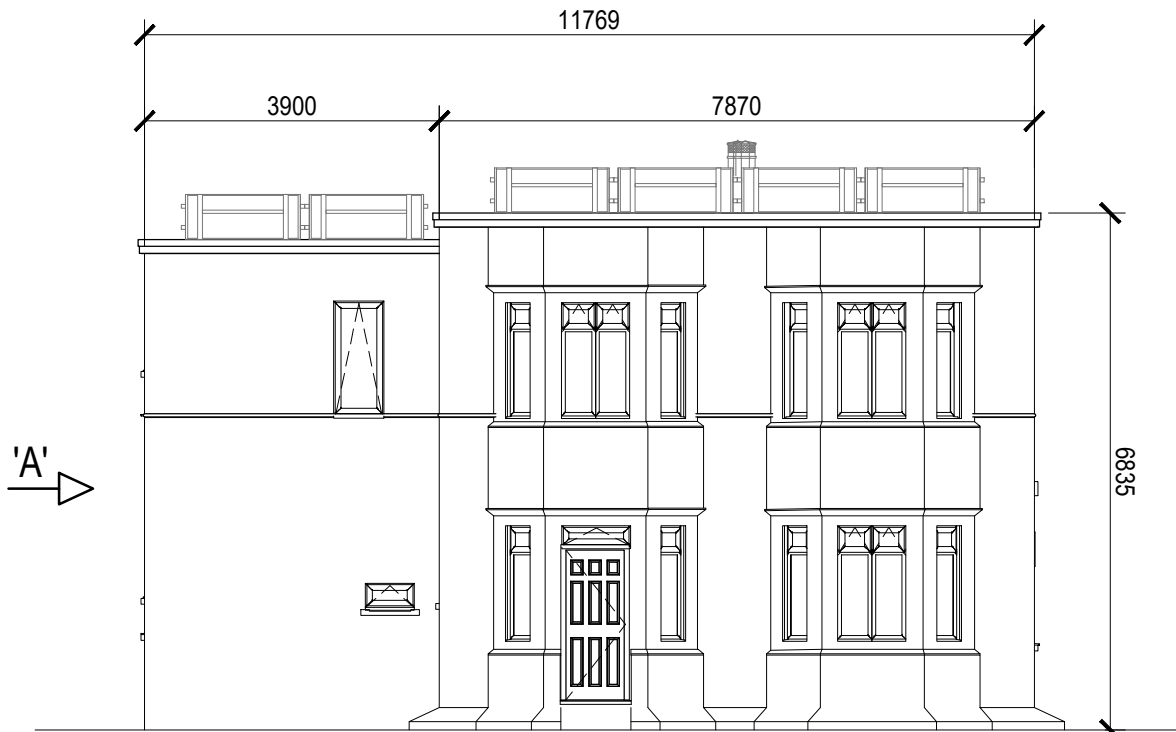
- GroundSure® Enviro+Geo Insight Report Ref. HMD-213- 8541162
- Ordnance Survey Maps from 1879 to 2003, at 1:1,250, 1:2,500, 1:10,560 and 1:10,000 scale. Ref. HMD-213-85411461

## APPENDIX I – SITE PLANS

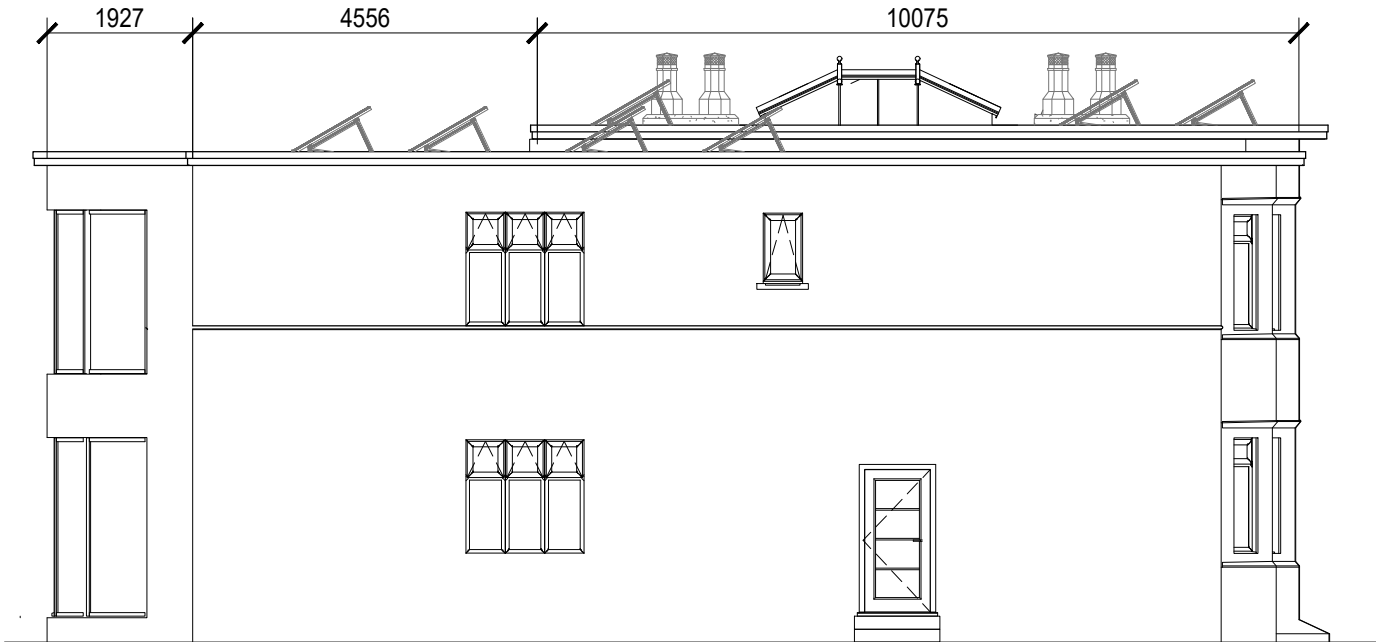
---



Existing elevation on 'A'  
Scale - 1:100



Existing front elevation  
Scale - 1:100



Proposed elevation on 'A'  
Scale - 1:100



Proposed front elevation  
Scale - 1:100

Notes :

All dimensions are to be site checked and confirmed prior to order and manufacture of components and prior to the commencement of works on site.

Material, workmanship & construction are to conform with current British Standards, Codes of Practice, Agreement Certificates & Manufacturers recommended specifications and are to fully comply with the Building Regulation, related approved documents and legislation.

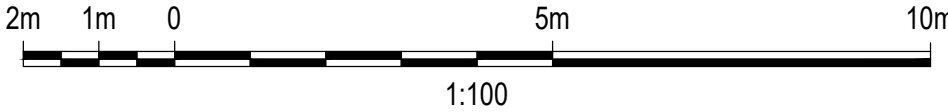
All services are to be installed in accordance with statutory authority regulations and by-laws.

Safety :

All builder practices are to comply with :  
\* The Health & Safety at Work Act (1974)  
\* The Management of Health and Safety at Work (1999)  
\* The Construction (Health & Safety Welfare) regs. (1996)  
\* The Construction (Lifting Operations) regs. (1961)  
\* The Construction (Head Protection) regs. (1989)  
\* The Construction (Design & Management) regs. (2007)  
\* COSHH regs  
\* PUWER regs  
\* PPE regs  
\* Manual Handling regs

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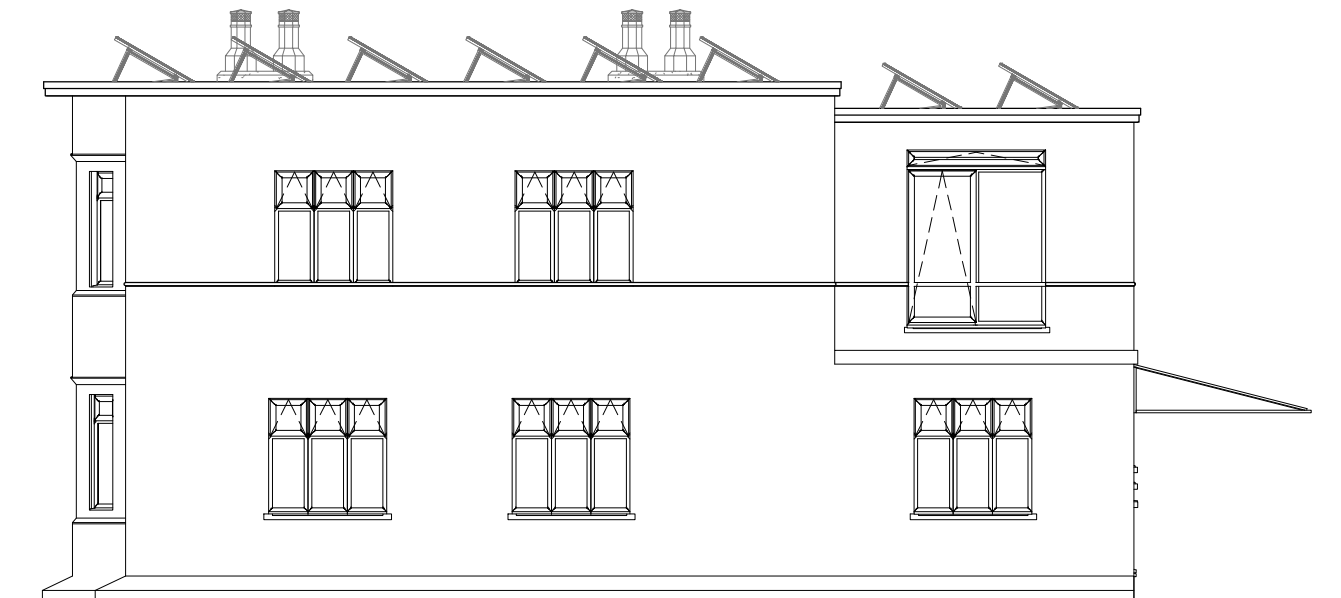
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|-----|--------------------------|--------|
| 02  | Minor mods               | May'24 |
| REV | DESCRIPTION              | DATE   |

|        |                     |
|--------|---------------------|
| Client | Mr & Mrs A. Follant |
|--------|---------------------|

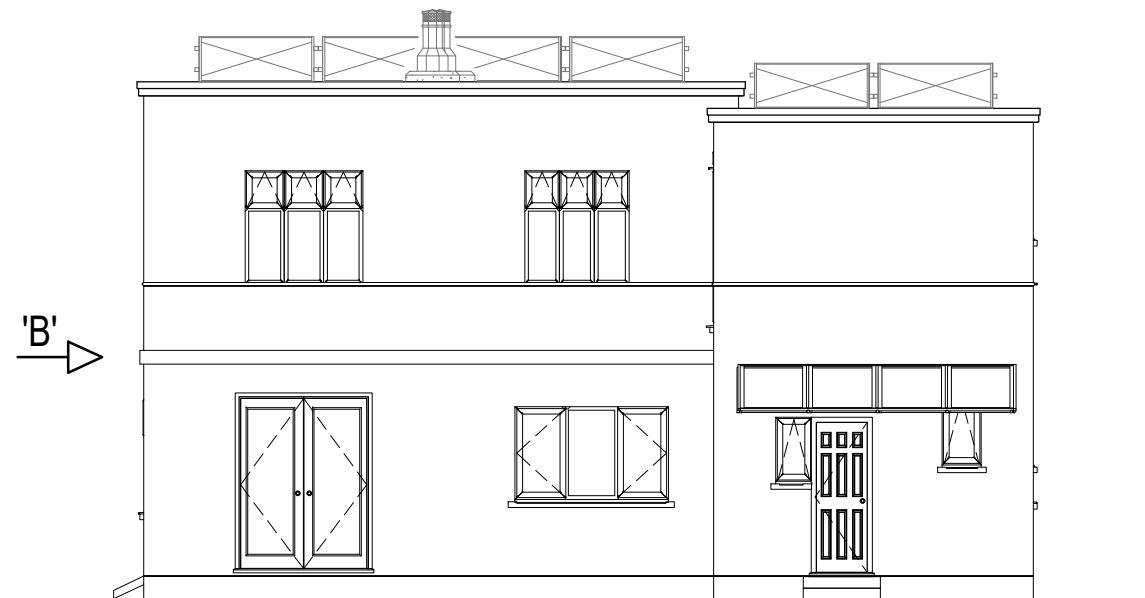
|       |                                  |
|-------|----------------------------------|
| Title | Existing and proposed elevations |
|-------|----------------------------------|

|        |                                                                                                                                                               |
|--------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Scheme | Retrospective application for the demolition of a dwelling and the construction of a replacement detached dwelling at 'The Paddock', Duffryn, Neath, SA10 7BQ |
|--------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|

|            |             |       |
|------------|-------------|-------|
| Scale (A3) | Drawing No. | Issue |
| As shown   | AF-001      | 03    |

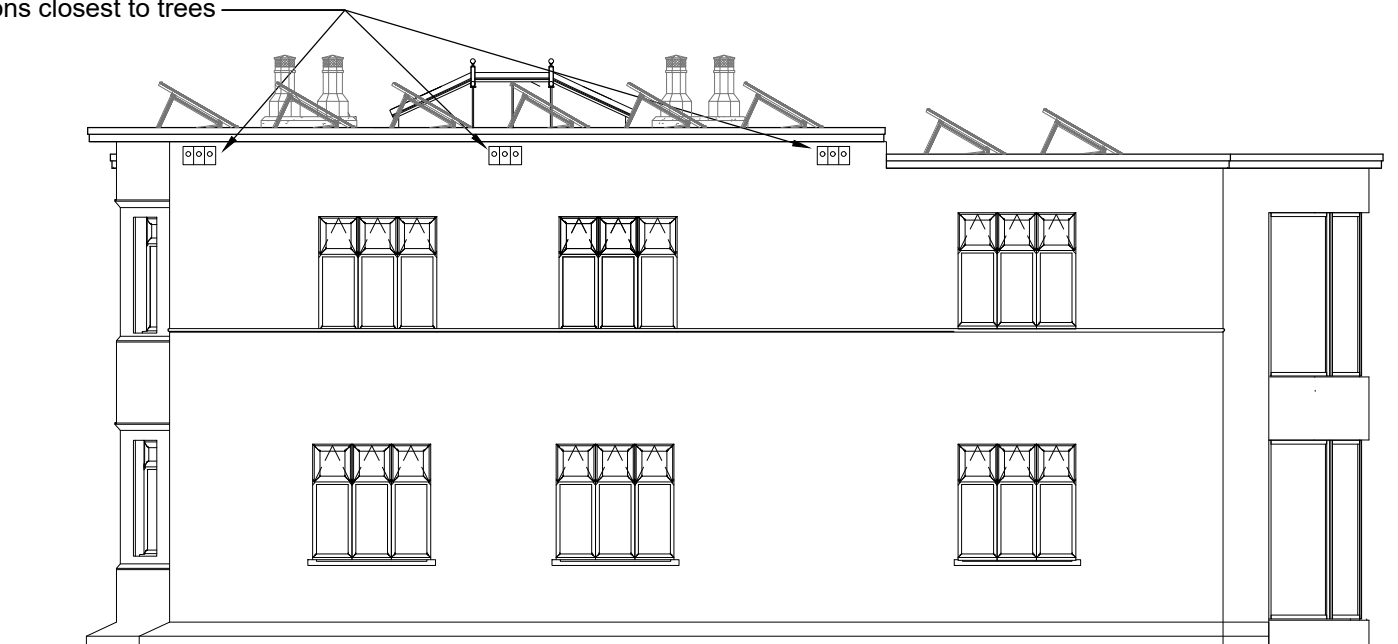


Existing elevation on 'B'  
Scale - 1:100

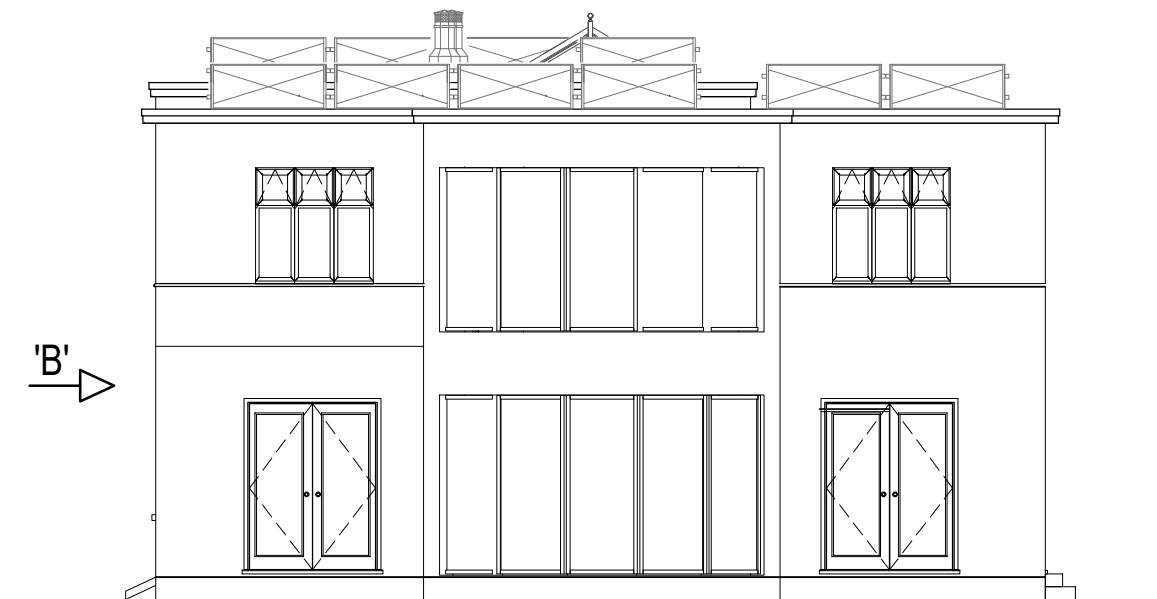


Existing rear elevation  
Scale - 1:100

Minimum of 3 nest boxes (three compartments in each) to be fixed underneath the eaves on this elevations closest to trees



Proposed elevation on 'B'  
Scale - 1:100



Proposed rear elevation  
Scale - 1:100

#### Notes :

All dimensions are to be site checked and confirmed prior to order and manufacture of components and prior to the commencement of works on site.

Material, workmanship & construction are to conform with current British Standards, Codes of Practice, Agreement Certificates & Manufacturers recommended specifications and are to fully comply with the Building Regulation, related approved documents and legislation.

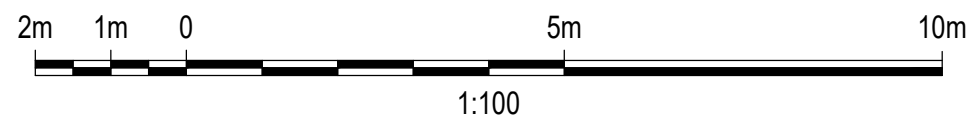
All services are to be installed in accordance with statutory authority regulations and by-laws.

#### Safety :

All builder practices are to comply with :  
\* The Health & Safety at Work Act (1974)  
\* The Management of Health and Safety at Work (1999)  
\* The Construction (Health & Safety Welfare) regs. (1996)  
\* The Construction (Lifting Operations) regs. (1961)  
\* The Construction (Head Protection) regs. (1989)  
\* The Construction (Design & Management) regs. (2007)  
\* COSHH regs  
\* PUWER regs  
\* PPE regs  
\* Manual Handling regs

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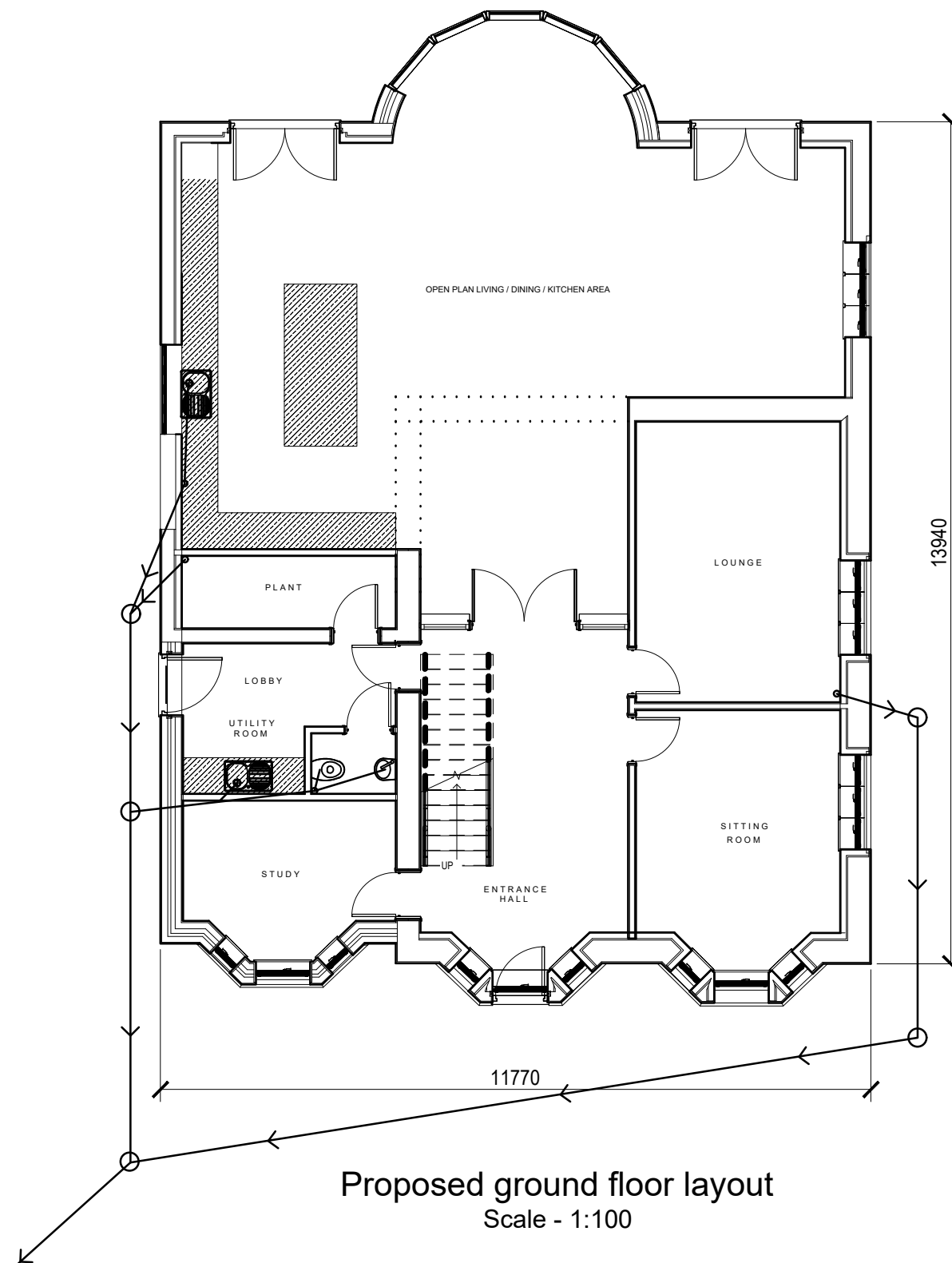


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|----------------------------------|--------------------------|--------|
| 02                               | Minor mods               | May'24 |
| REV                              | DESCRIPTION              | DATE   |
| Client                           |                          |        |
| Mr & Mrs A. Follant              |                          |        |
| Title                            |                          |        |
| Existing and proposed elevations |                          |        |

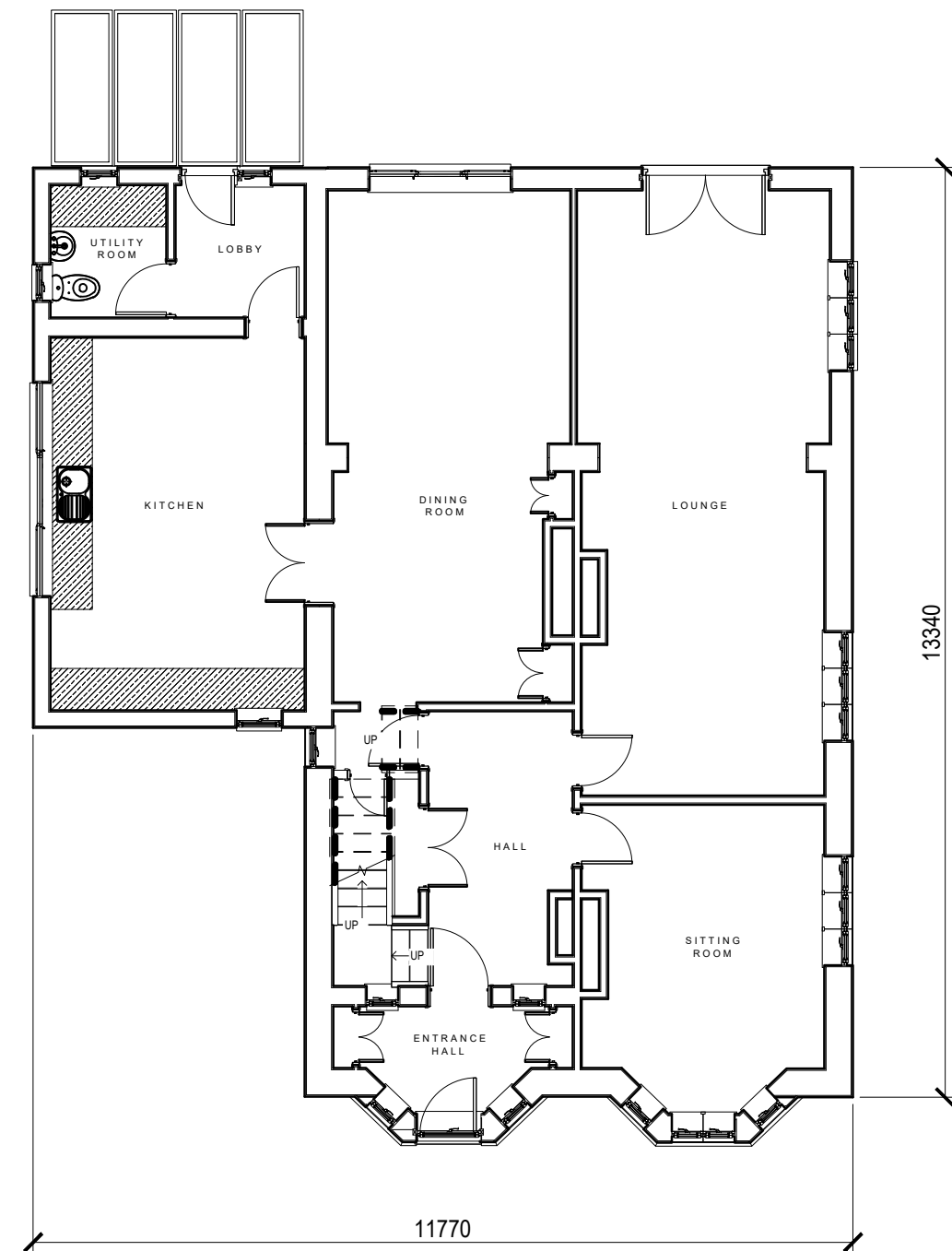
#### Scheme

Retrospective application for the demolition of a dwelling and the construction of a replacement detached dwelling at 'The Paddock', Duffryn, Neath, SA10 7BQ

|            |             |       |
|------------|-------------|-------|
| Scale (A3) | Drawing No. | Issue |
| As shown   | AF-002      | 03    |



Proposed ground floor layout  
Scale - 1:100



Existing ground floor layout  
Scale - 1:100

Notes :

All dimensions are to be site checked and confirmed prior to order and manufacture of components and prior to the commencement of works on site.

Material, workmanship & construction are to conform with current British Standards, Codes of Practice, Agreement Certificates & Manufacturers recommended specifications and are to fully comply with the Building Regulation, related approved documents and legislation.

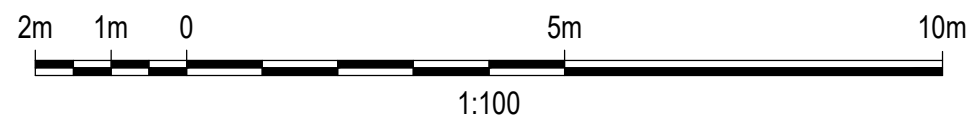
All services are to be installed in accordance with statutory authority regulations and by-laws.

Safety :

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  - \* The Construction (Lifting Operations) regs. (1961)
  - \* The Construction (Head Protection) regs. (1989)
  - \* The Construction (Design & Management) regs. (2007)
  - \* COSHH regs
  - \* PUWER regs
  - \* PPE regs
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|-----|--------------------------|--------|
| 02  | Minor mods               | May'24 |
| REV | DESCRIPTION              | DATE   |

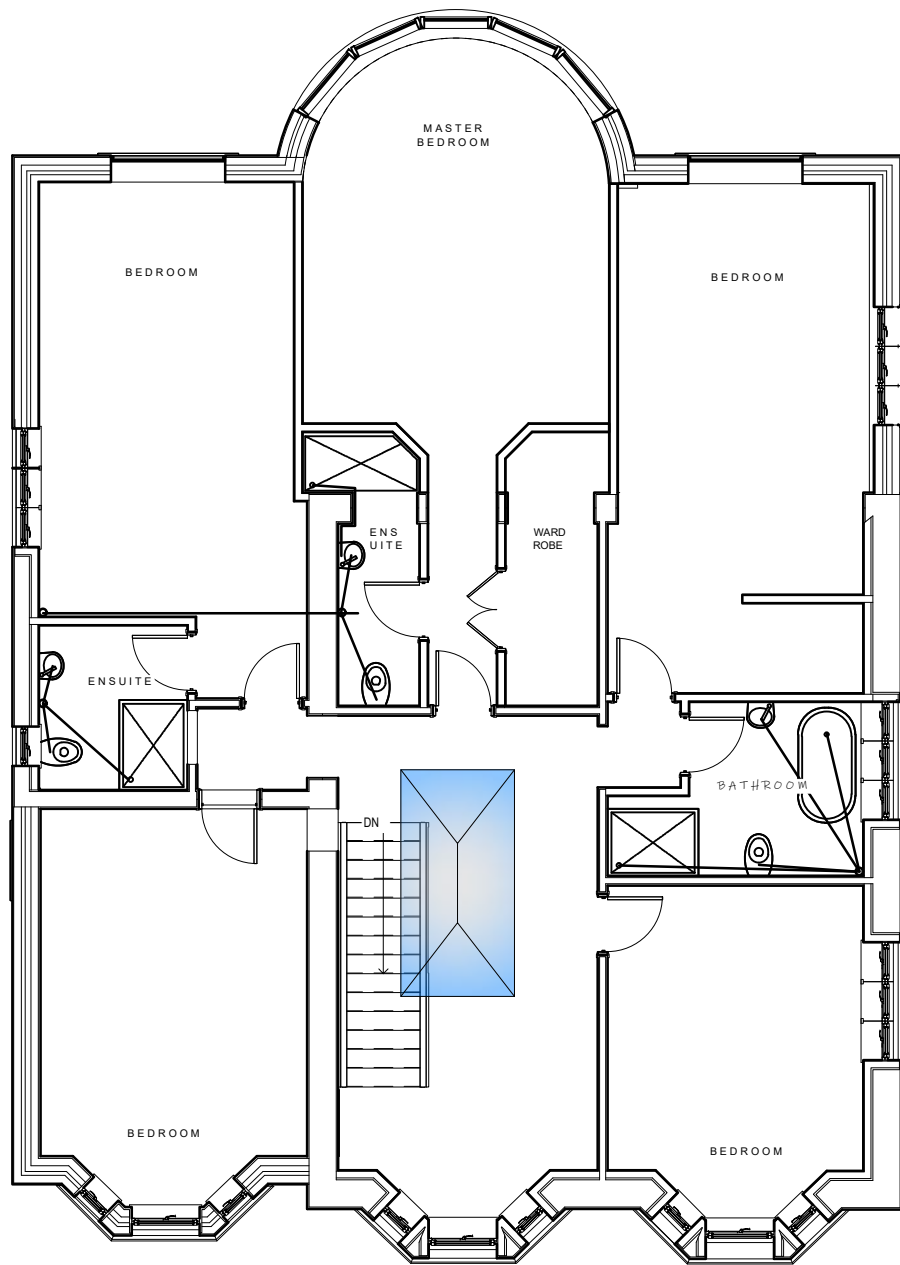
Client  
**Mr & Mrs A. Follant**

Title  
**Existing and proposed  
ground floor plans**

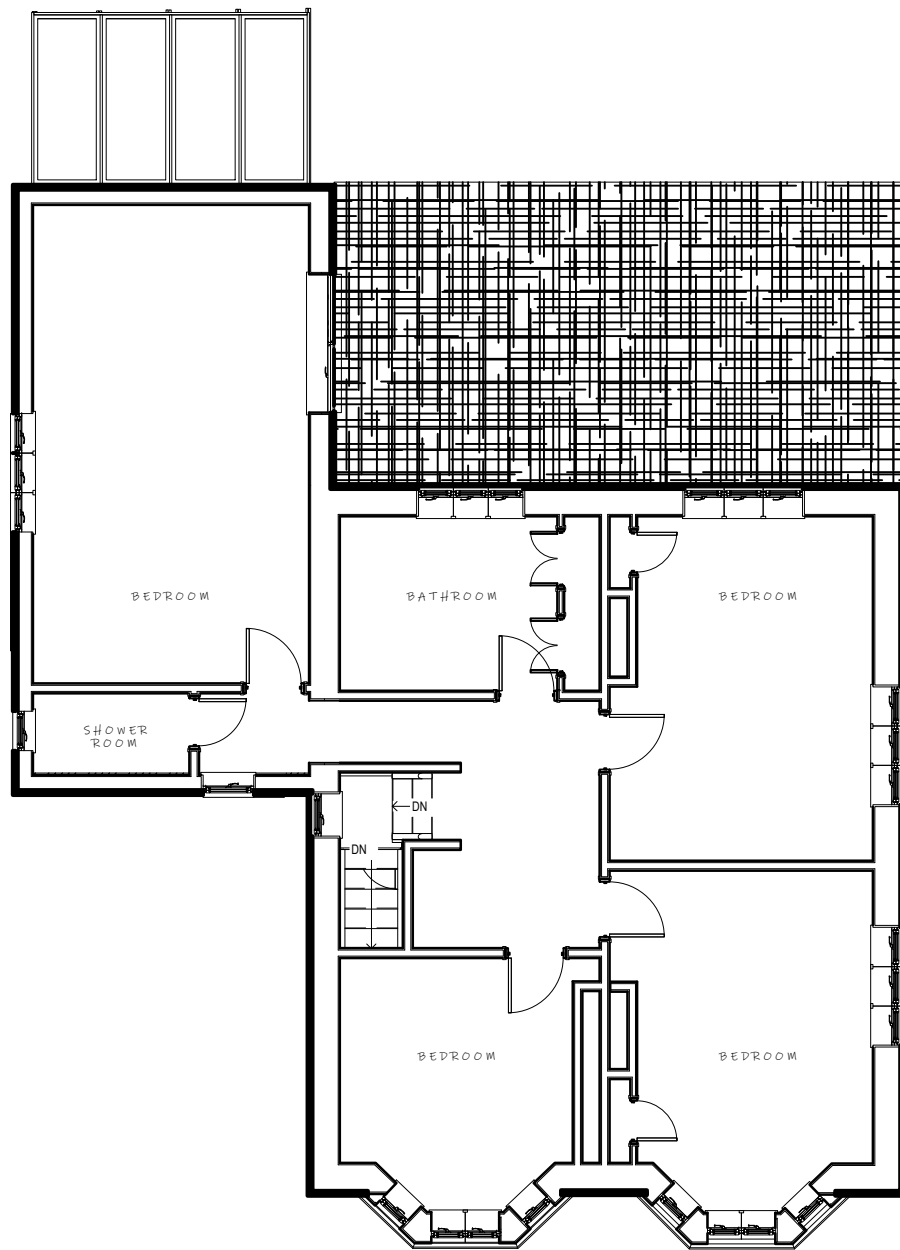
Scheme

Retrospective application for the demolition of a dwelling and the construction of a replacement detached dwelling at 'The Paddock', Duffryn, Neath, SA10 7BQ

|                        |                              |                    |
|------------------------|------------------------------|--------------------|
| Scale (A3)<br>As shown | Drawing No.<br><b>AF-003</b> | Issue<br><b>03</b> |
|------------------------|------------------------------|--------------------|



Proposed first floor layout  
Scale - 1:100



Existing first floor layout  
Scale - 1:100

Notes :

All dimensions are to be site checked and confirmed prior to order and manufacture of components and prior to the commencement of works on site.

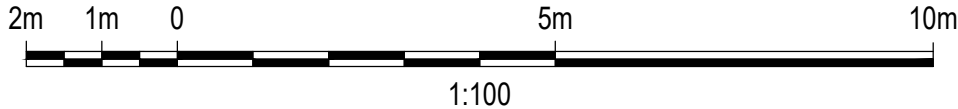
Material, workmanship & construction are to conform with current British Standards, Codes of Practice, Agreement Certificates & Manufacturers recommended specifications and are to fully comply with the Building Regulation, related approved documents and legislation.

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Safety :

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  - \* The Construction (Lifting Operations) regs. (1961)
  - \* The Construction (Head Protection) regs. (1989)
  - \* The Construction (Design & Management) regs. (2007)
  - \* COSHH regs
  - \* PUWER regs
  - \* PPE regs
  - \* Manual Handling regs
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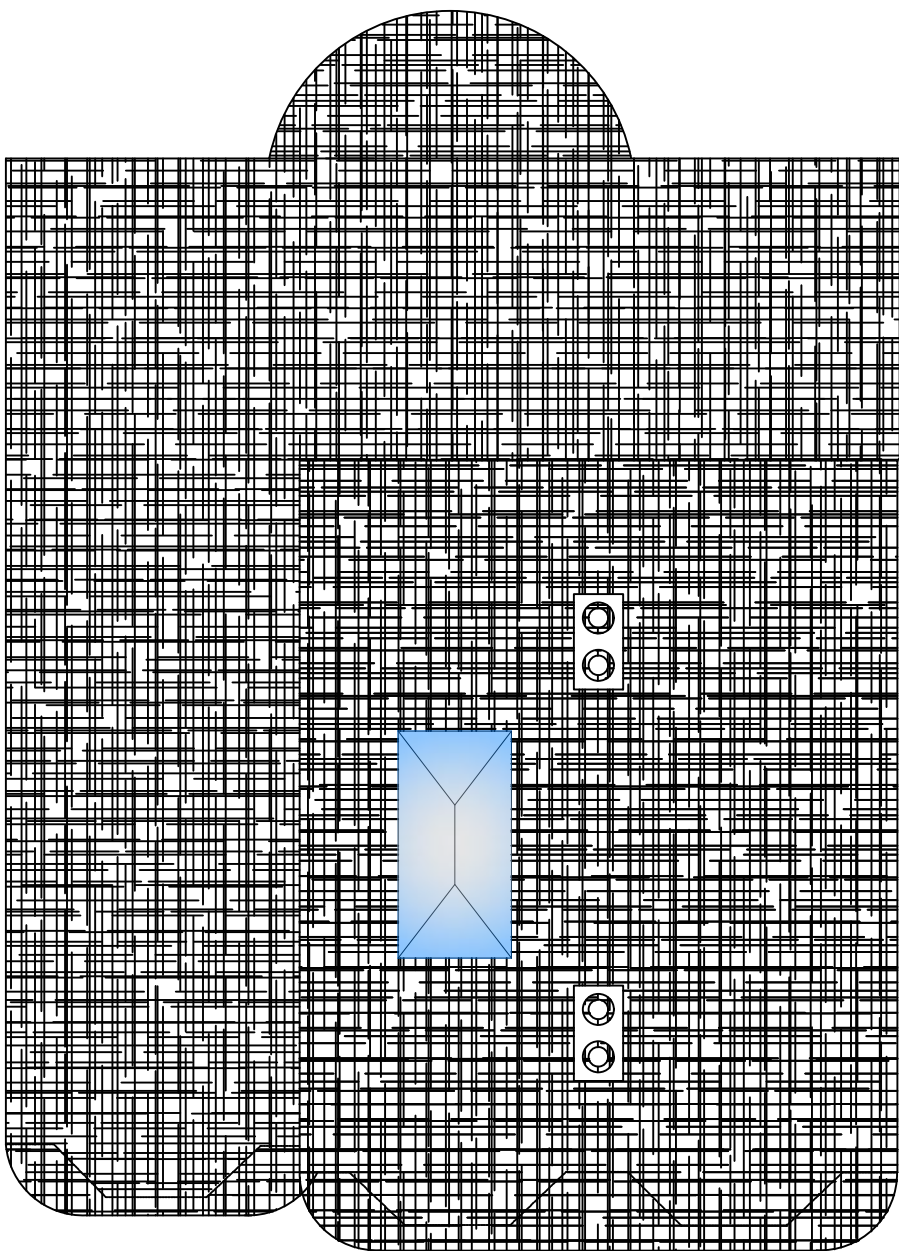
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| 03  | Mods for new application | Jan'25 |
| 02  | Minor mods               | May'24 |
| REV | DESCRIPTION              | DATE   |

|        |                     |
|--------|---------------------|
| Client | Mr & Mrs A. Follant |
|--------|---------------------|

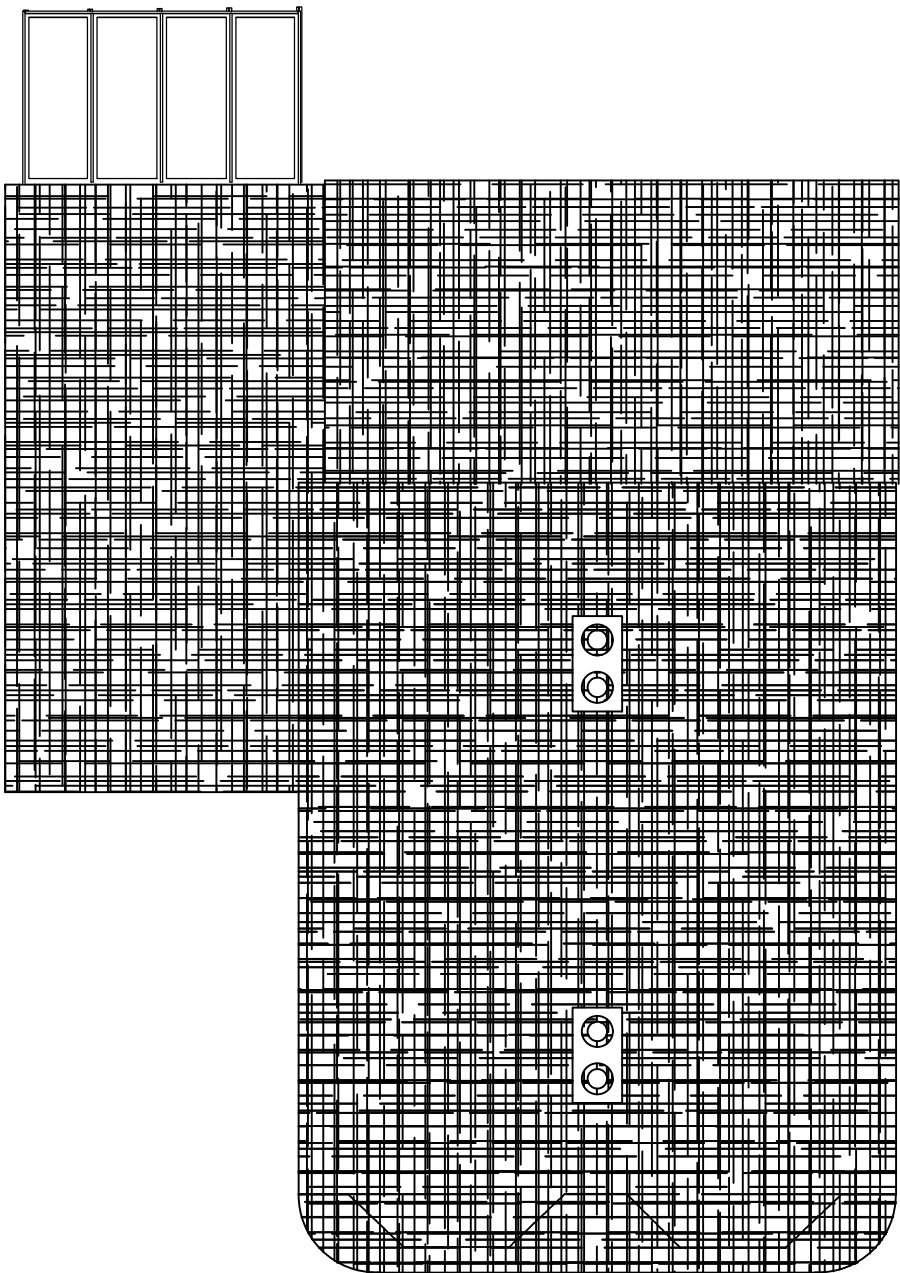
|       |                                         |
|-------|-----------------------------------------|
| Title | Existing and proposed first floor plans |
|-------|-----------------------------------------|

|        |                                                                                                                                                               |
|--------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Scheme | Retrospective application for the demolition of a dwelling and the construction of a replacement detached dwelling at 'The Paddock', Duffryn, Neath, SA10 7BQ |
|--------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|

|            |             |       |
|------------|-------------|-------|
| Scale (A3) | Drawing No. | Issue |
| As shown   | AF-004      | 03    |



Proposed roof layout  
Scale - 1:100



Existing roof layout  
Scale - 1:100

Notes :

All dimensions are to be site checked and confirmed prior to order and manufacture of components and prior to the commencement of works on site.

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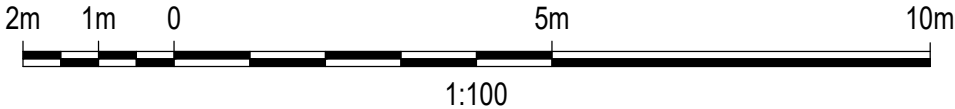
Safety :

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- \* The Construction (Health & Safety Welfare) regs. (1996)
- \* The Construction (Lifting Operations) regs. (1961)
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- \* The Construction (Design & Management) regs. (2007)
- \* COSHH regs
- \* PUWER regs
- \* PPE regs
- \* Manual Handling regs

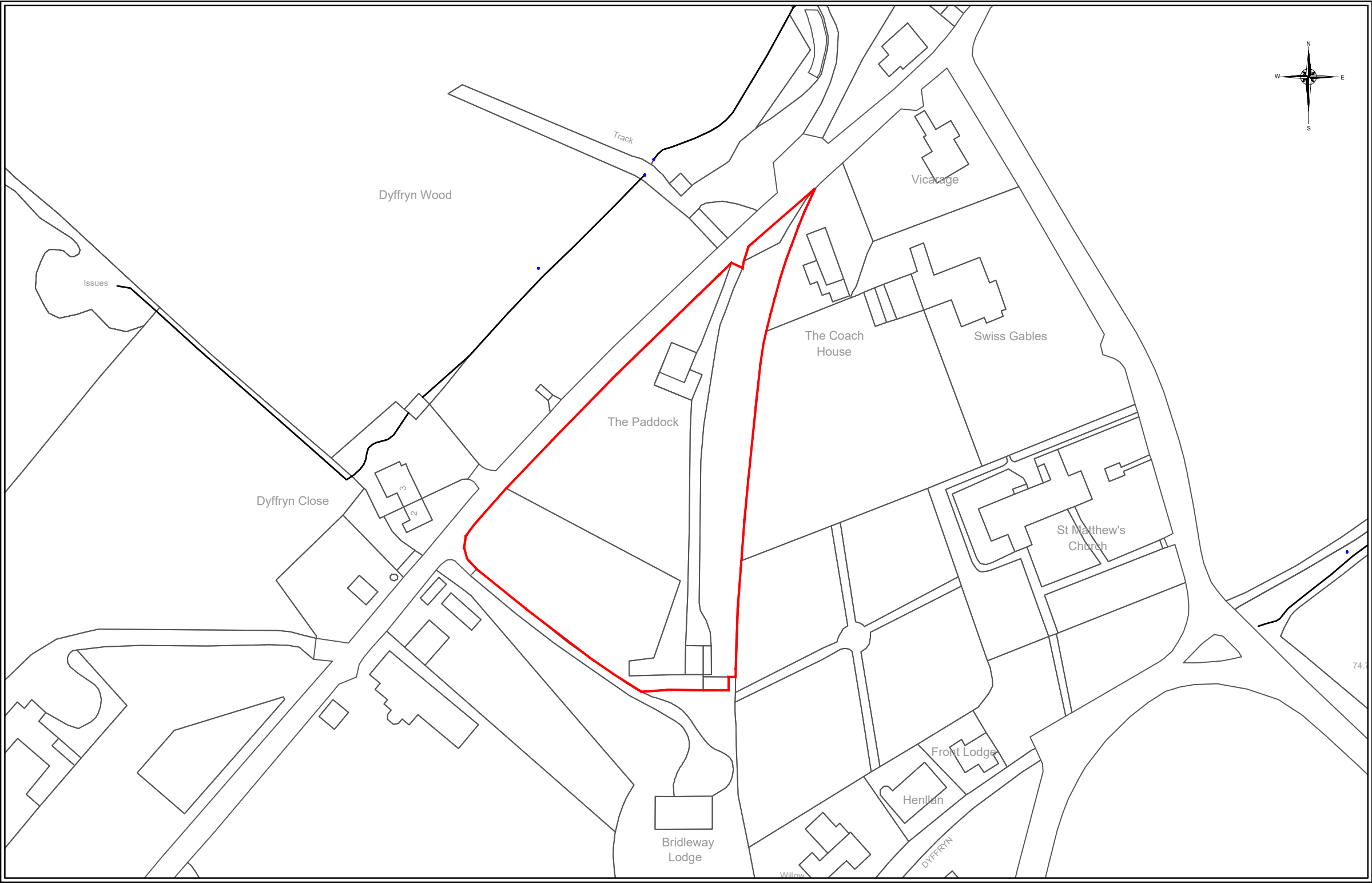
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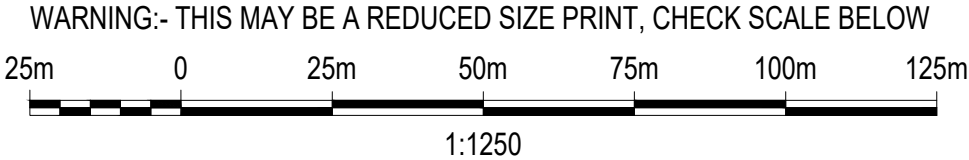


| 03                               | Mods for new application | Jan'25 |
|----------------------------------|--------------------------|--------|
| 02                               | Minor mods               | May'24 |
| REV                              | DESCRIPTION              | DATE   |
| Client                           |                          |        |
| Mr & Mrs A. Follant              |                          |        |
| Title                            |                          |        |
| Existing and proposed roof plans |                          |        |

|                                                                                                                                                               |             |       |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|-------|
| Scheme                                                                                                                                                        |             |       |
| Retrospective application for the demolition of a dwelling and the construction of a replacement detached dwelling at 'The Paddock', Duffryn, Neath, SA10 7BQ |             |       |
| Scale (A3)                                                                                                                                                    | Drawing No. | Issue |
| As shown                                                                                                                                                      | AF-004A     | 03    |



Location plan  
Scale - 1:1250



Notes :

All dimensions are to be site checked and confirmed prior to order and manufacture of components and prior to the commencement of works on site.

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SAFETY :  
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 \* The Construction (Lifting Operations) regs. (1961)  
 \* The Construction (Head Protection) regs. (1989)  
 \* The Construction (Design & Management) regs. (2007)  
 \* COSHH regs  
 \* PUWER regs  
 \* PPE regs  
 \* Manual Handling regs

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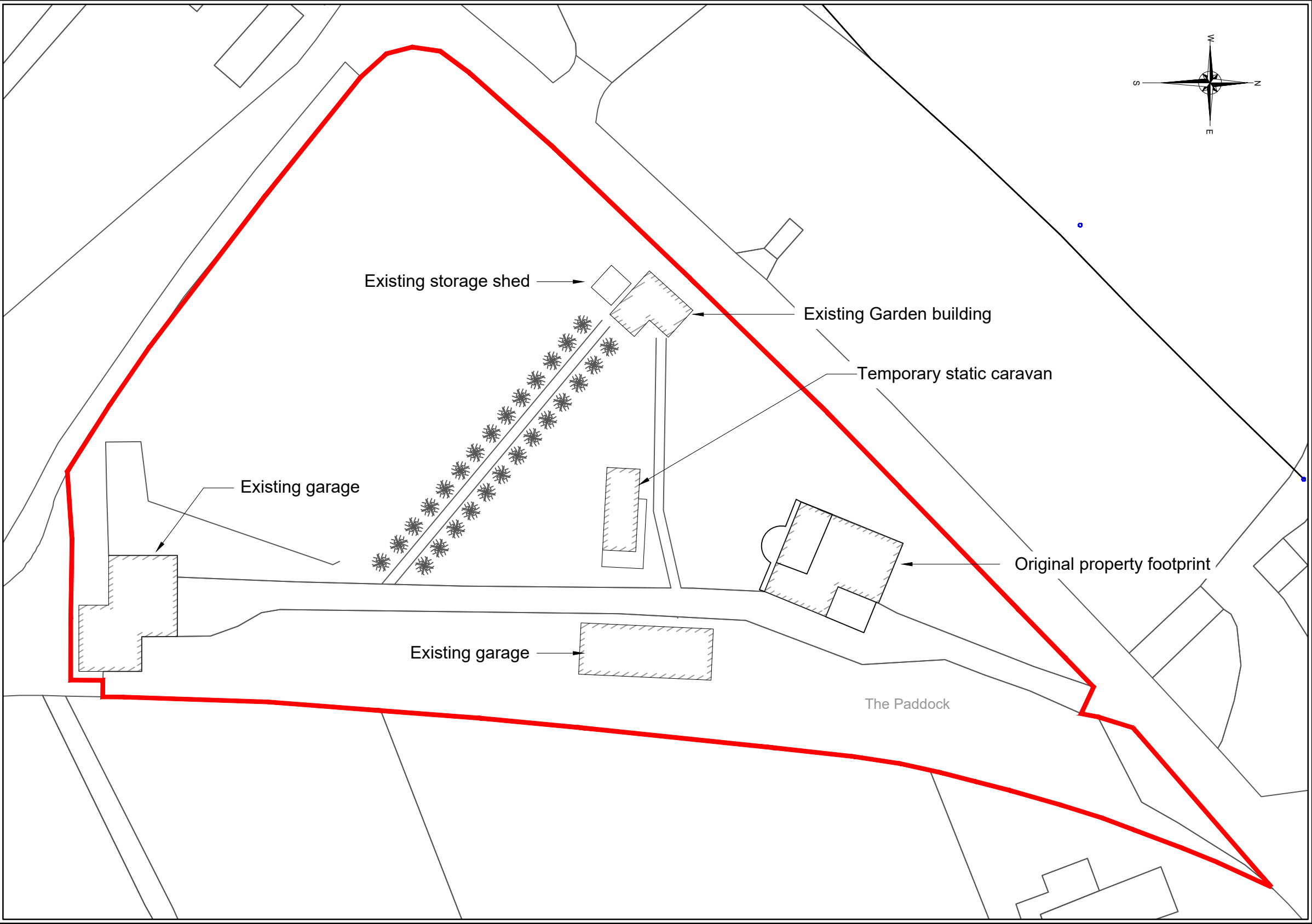
|     |                          |        |
|-----|--------------------------|--------|
| 02  | Mods for new application | Jan'25 |
| 01  | First issue              | Apr'24 |
| REV | DESCRIPTION              | DATE   |

Client  
Mr & Mrs A. Follant

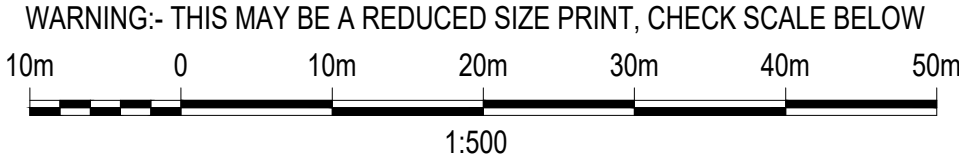
Title  
Location plan

Scheme  
Retrospective application for the demolition of a dwelling and the construction of a replacement detached dwelling at 'The Paddock', Dyffryn, Neath, SA10 7BQ

|                        |                       |             |
|------------------------|-----------------------|-------------|
| Scale (A3)<br>As shown | Drawing No.<br>AF-005 | Issue<br>02 |
|------------------------|-----------------------|-------------|



Location plan  
Scale - 1:500



Notes :

All dimensions are to be site checked and confirmed prior to order and manufacture of components and prior to the commencement of works on site.

Material, workmanship & construction are to conform with current British Standards, Codes of Practice, Agreement Certificates & Manufacturers recommended specifications and are to fully comply with the Building Regulation, related approved documents and legislation.

All services are to be installed in accordance with statutory authority regulations and by-laws.

SAFETY :

All builder practices are to comply with :

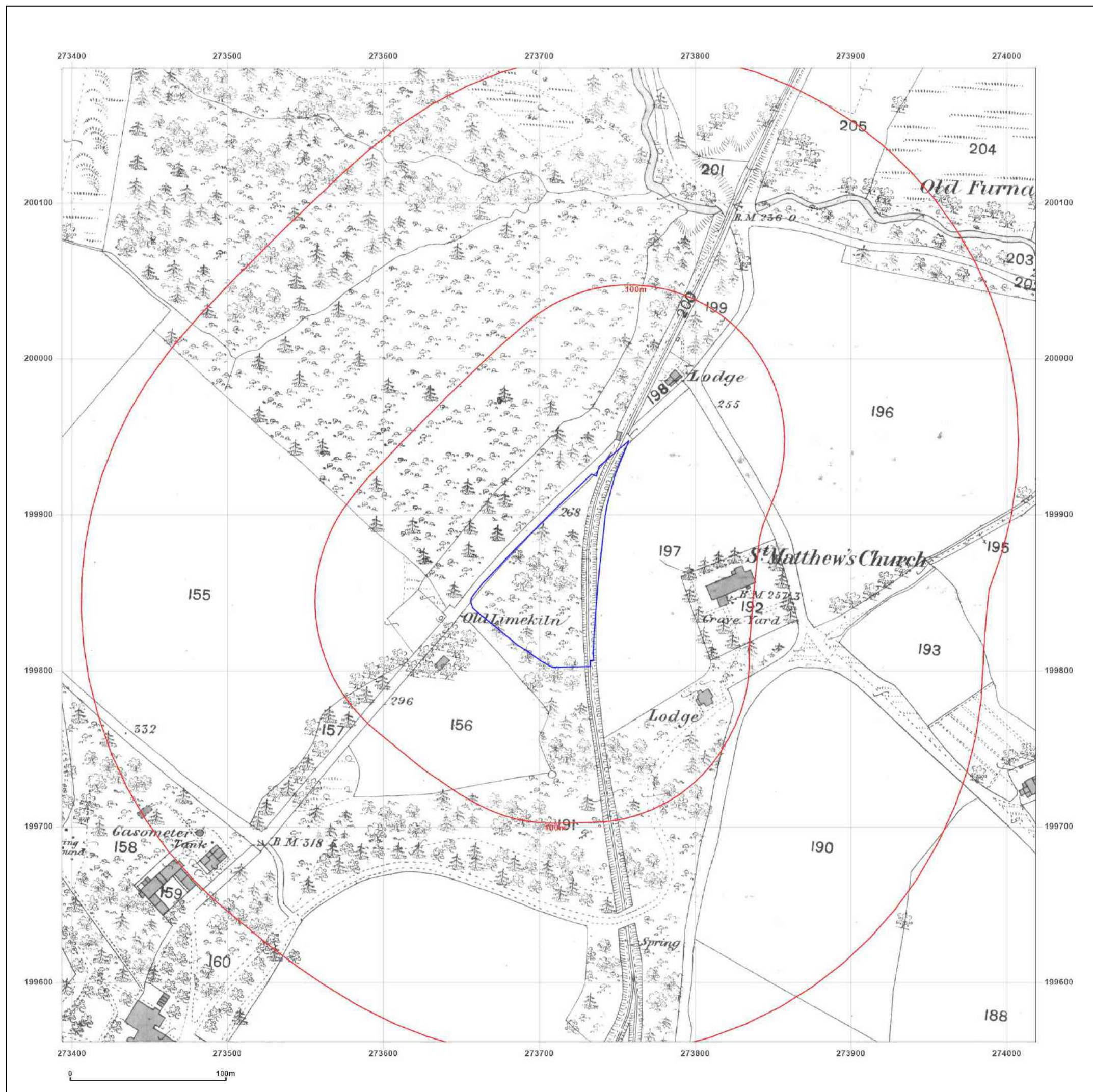
- \* The Health & Safety at Work Act (1974)
- \* The Management of Health and Safety at Work (1999)
- \* The Construction (Health & Safety Welfare) regs. (1996)
- \* The Construction (Lifting Operations) regs. (1961)
- \* The Construction (Head Protection) regs. (1989)
- \* The Construction (Design & Management) regs. (2007)
- \* COSHH regs
- \* PUWER regs
- \* PPE regs
- \* Manual Handling regs

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|                                                                                                                       |                       |             |
|-----------------------------------------------------------------------------------------------------------------------|-----------------------|-------------|
| 01                                                                                                                    | First issue           | Feb'25      |
| REV                                                                                                                   | DESCRIPTION           | DATE        |
| Client<br>Mr & Mrs A. Follant                                                                                         |                       |             |
| Title<br>Block plan                                                                                                   |                       |             |
| Scheme<br>Demolition of existing property and construction of new dwelling at 'The Paddock', Duffryn, Neath, SA10 7BQ |                       |             |
| Scale (A3)<br>As shown                                                                                                | Drawing No.<br>AF-200 | Issue<br>01 |

## APPENDIX II – HISTORICAL ORDNANCE SURVEY MAPS

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**Site Details:**

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** County Series

**Map date:** 1879

**Scale:** 1:2,500

**Printed at:** 1:2,500



Surveyed 1879  
Revised 1879  
Edition N/A  
Copyright N/A  
Levelled N/A



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Production date: 17 July 2025

Map legend available at:  
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**Site Details:**

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** County Series

**Map date:** 1899

**Scale:** 1:2,500

**Printed at:** 1:2,500



Surveyed 1899  
Revised 1899  
Edition N/A  
Copyright N/A  
Levelled N/A

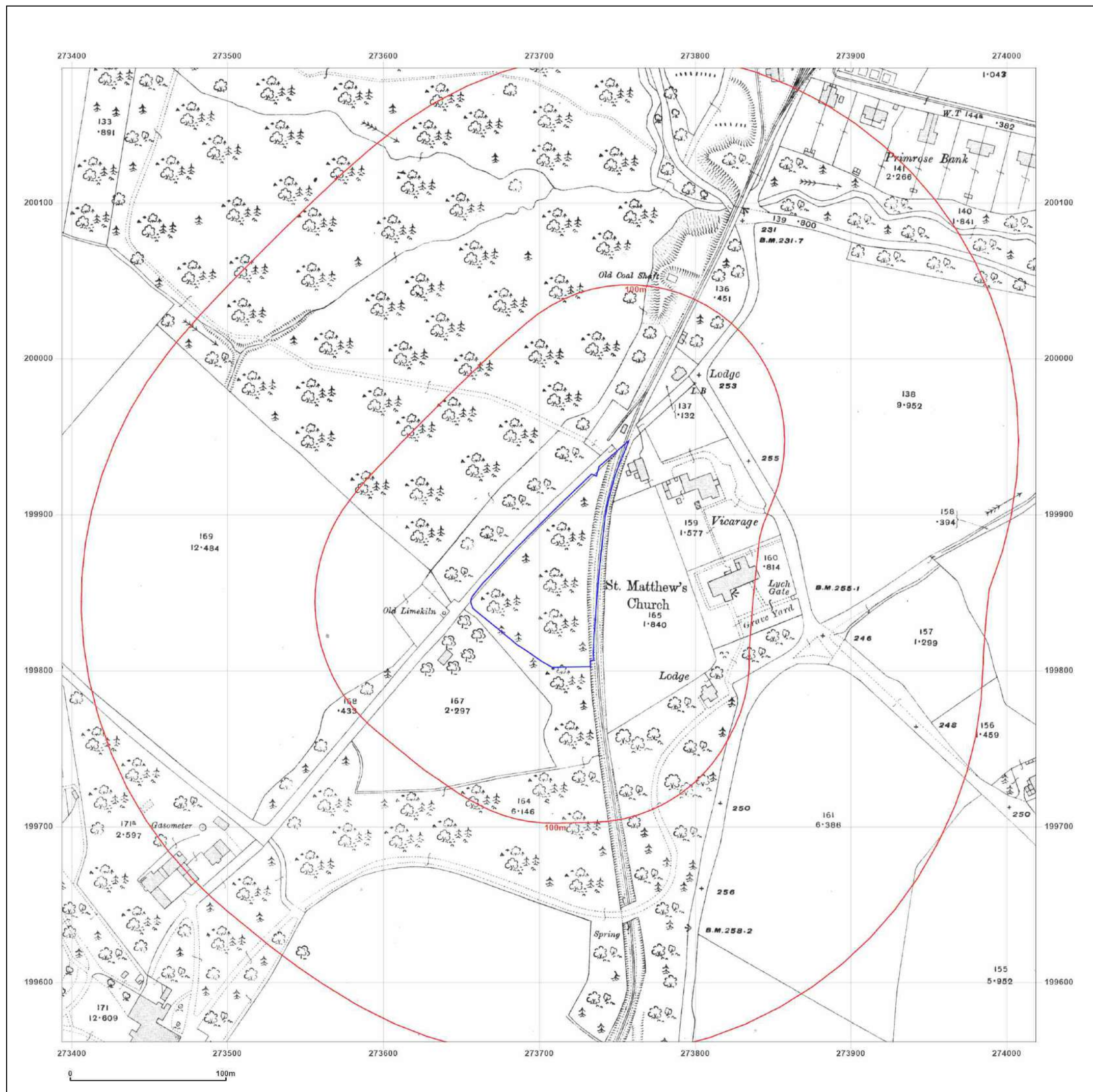


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**Site Details:**

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** County Series

**Map date:** 1918

**Scale:** 1:2,500

**Printed at:** 1:2,500



Surveyed 1918  
Revised 1918  
Edition N/A  
Copyright N/A  
Levelled N/A

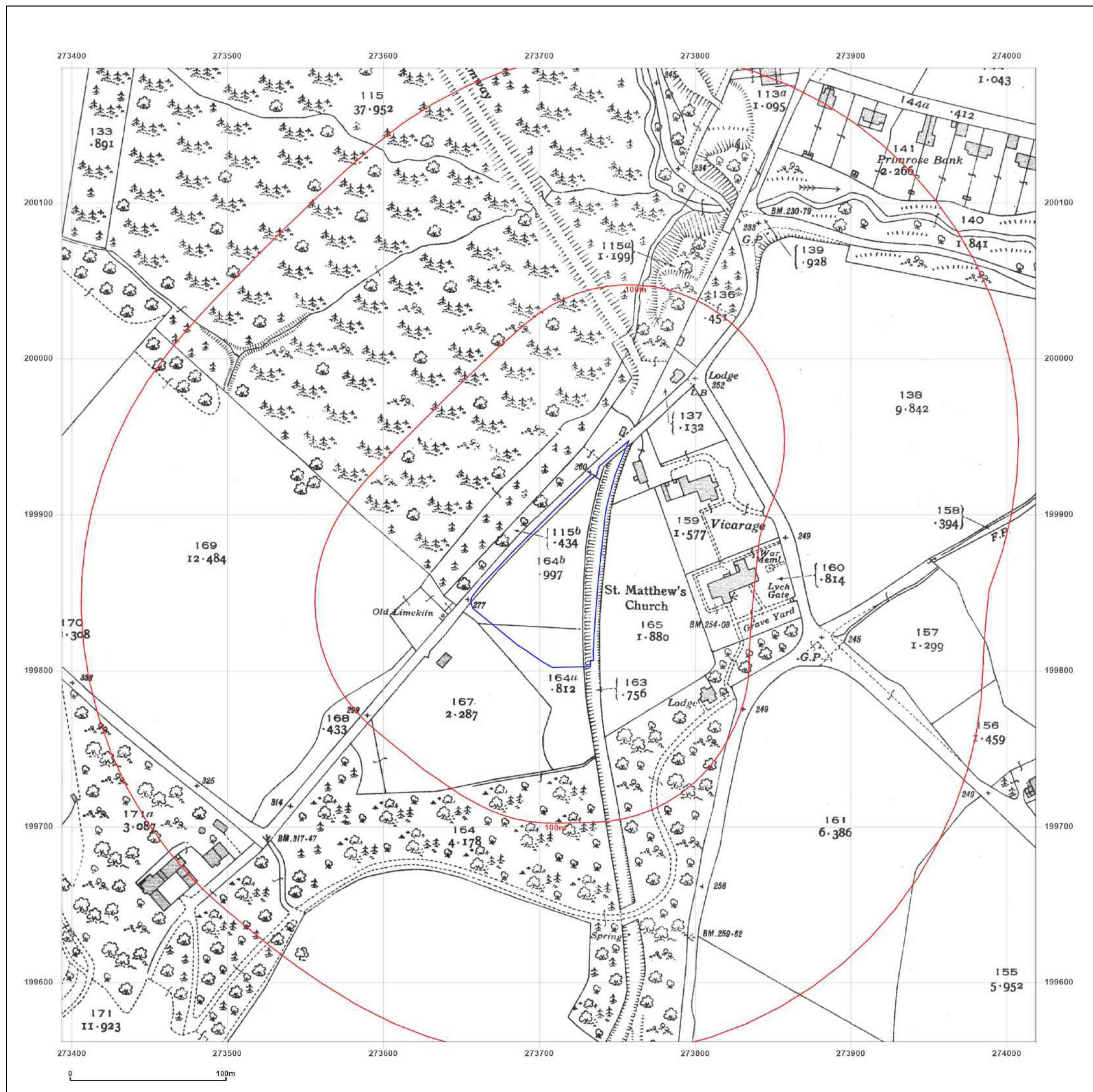


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**Site Details:**

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** County Series

**Map date:** 1936

**Scale:** 1:2,500

**Printed at:** 1:2,500



Surveyed 1936  
Revised 1936  
Edition N/A  
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#### Site Details:

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** National Grid

**Map date:** 1964-1965

**Scale:** 1:2,500

**Printed at:** 1:2,500



Surveyed N/A  
Revised N/A  
Edition N/A  
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Levelled N/A

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Revised N/A  
Edition N/A  
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Levelled N/A

Surveyed 1963  
Revised 1963  
Edition N/A  
Copyright 1965  
Levelled 1962

Surveyed N/A  
Revised N/A  
Edition N/A  
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**Site Details:**

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** National Grid

**Map date:** 1965

**Scale:** 1:2,500

**Printed at:** 1:2,500

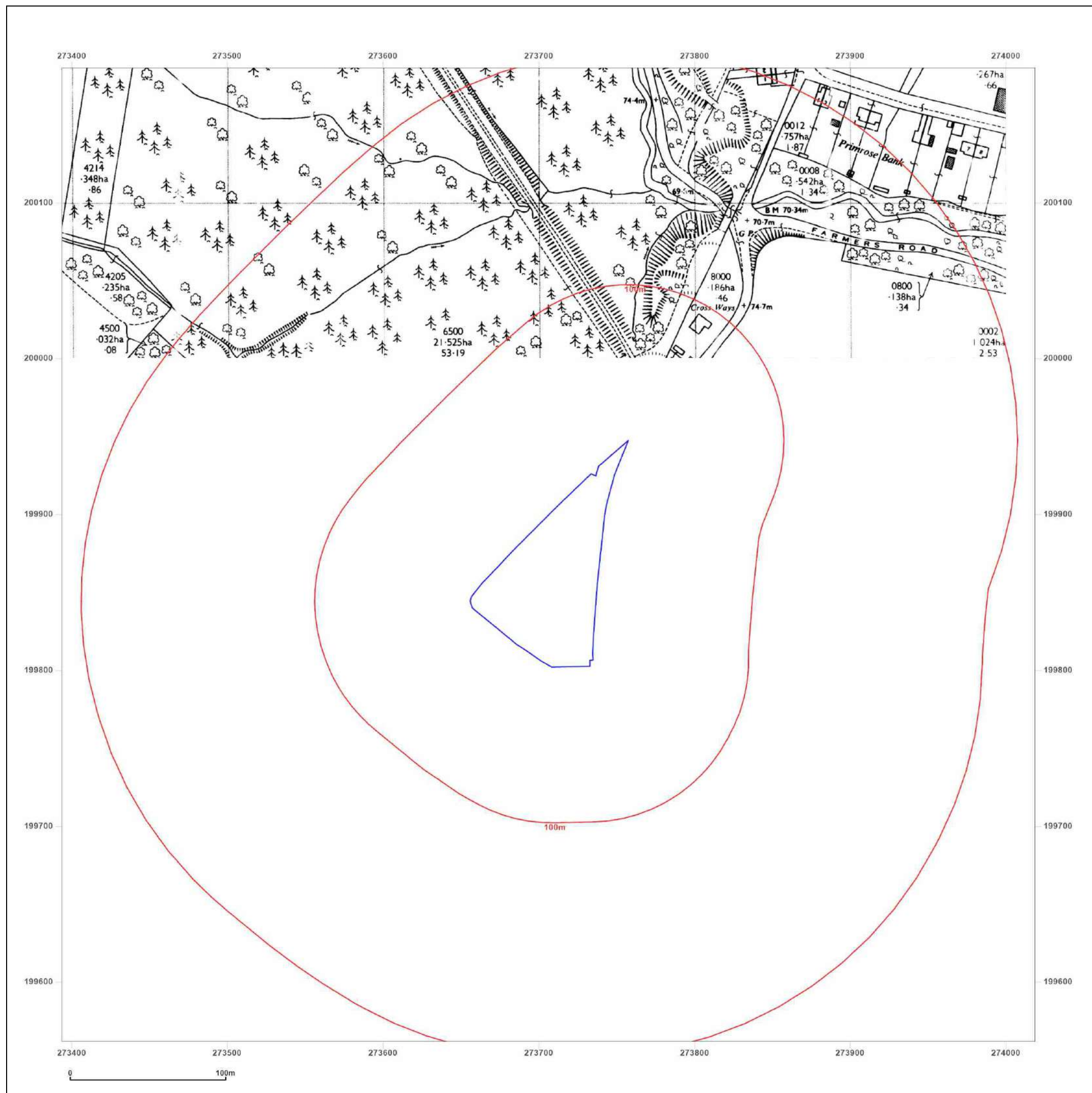


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**Site Details:**

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** National Grid

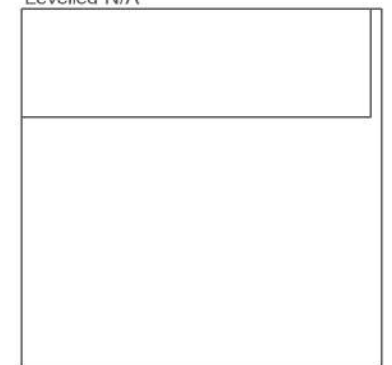
**Map date:** 1977

**Scale:** 1:2,500

**Printed at:** 1:2,500



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

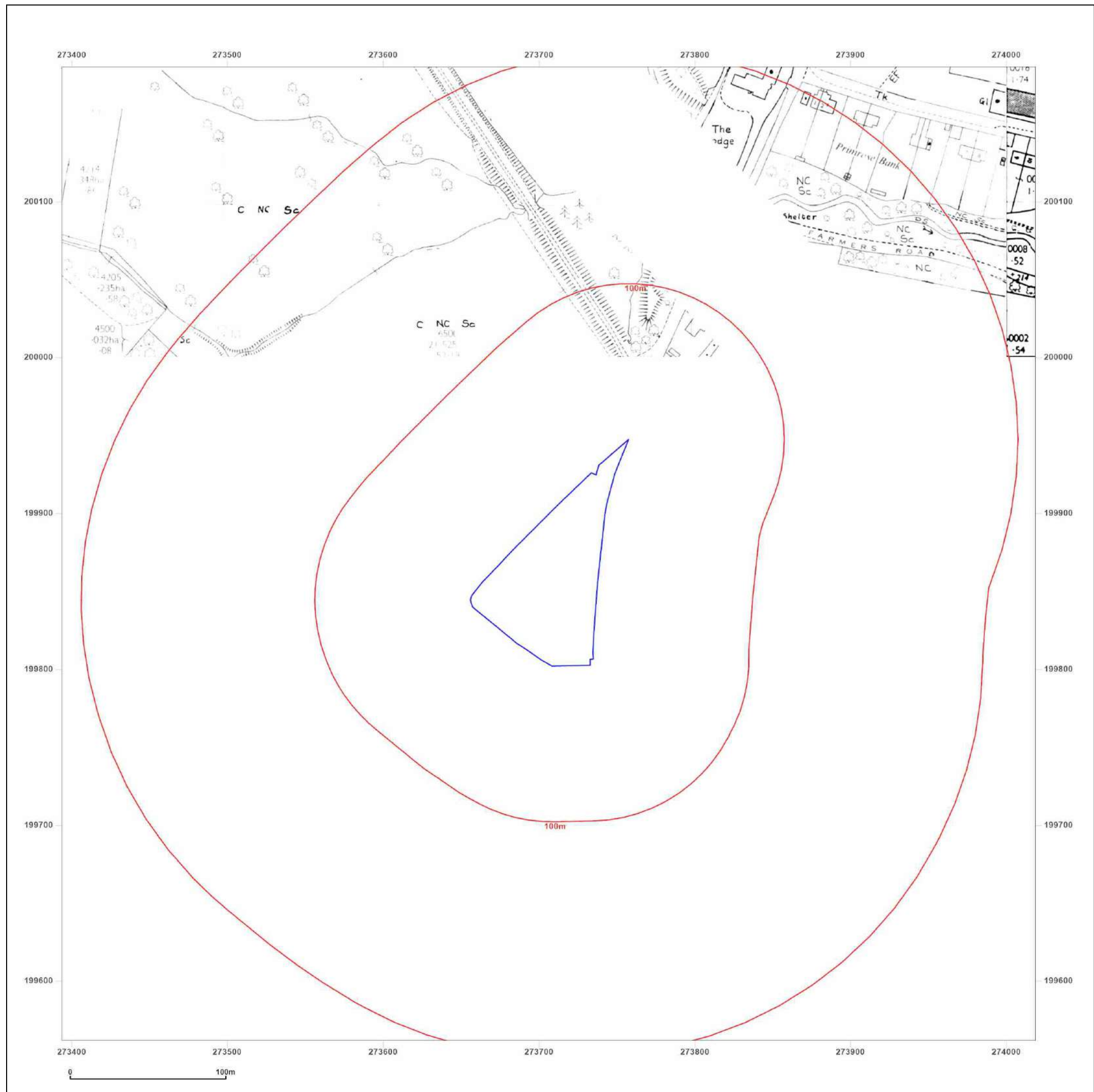


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**Site Details:**

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** National Grid

**Map date:** 1986-1989

**Scale:** 1:2,500

**Printed at:** 1:2,500



Surveyed 1962  
Revised 1989  
Edition N/A  
Copyright 1989  
Levelled 1962

Surveyed 1963  
Revised 1986  
Edition N/A  
Copyright 1986  
Levelled 1963

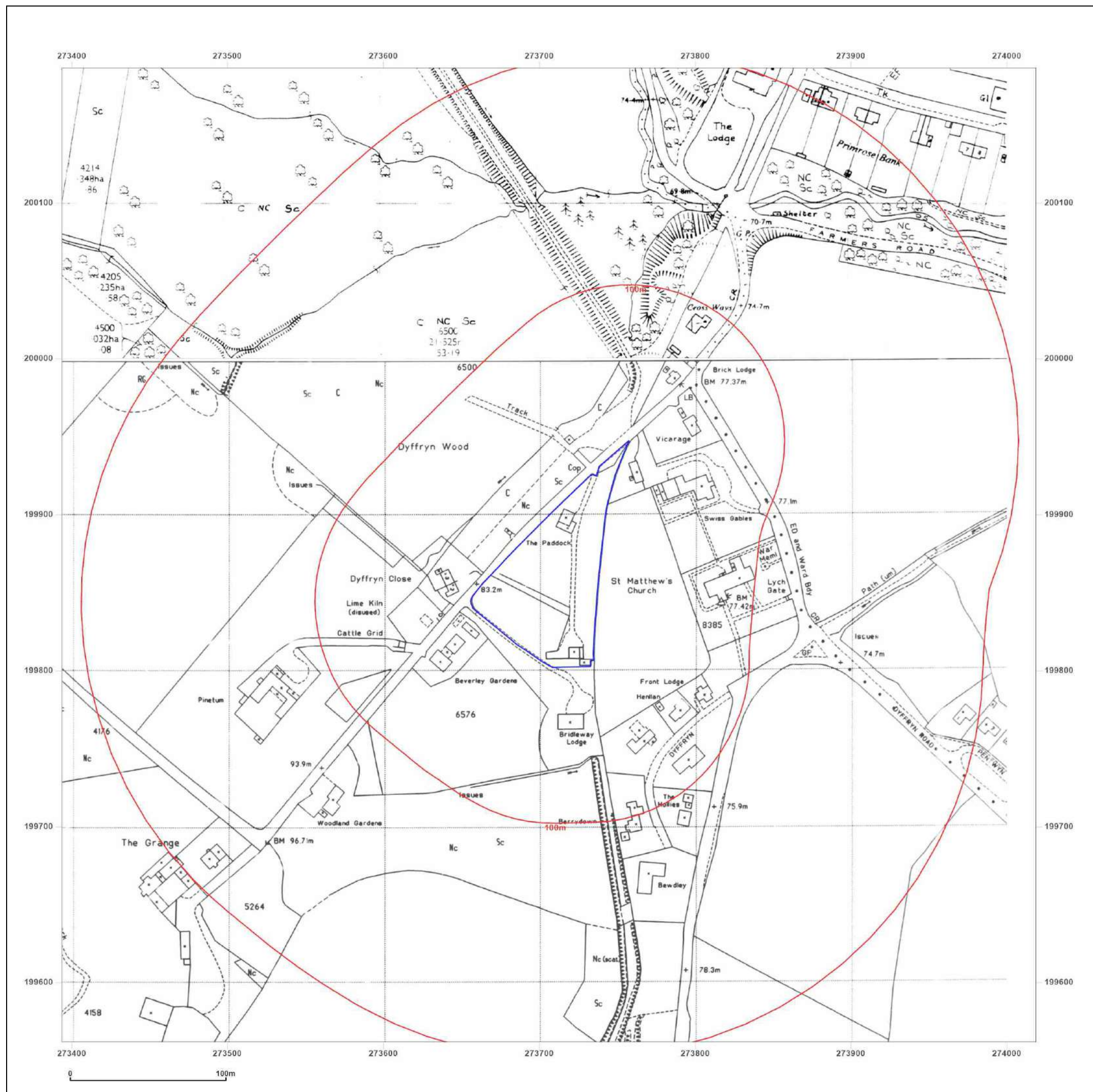


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#### Site Details:

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** National Grid

**Map date:** 1989-1993

**Scale:** 1:2,500

**Printed at:** 1:2,500



Surveyed 1956  
Revised 1989  
Edition N/A  
Copyright 1989  
Levelled 1956

Surveyed 1993  
Revised 1993  
Edition N/A  
Copyright N/A  
Levelled N/A

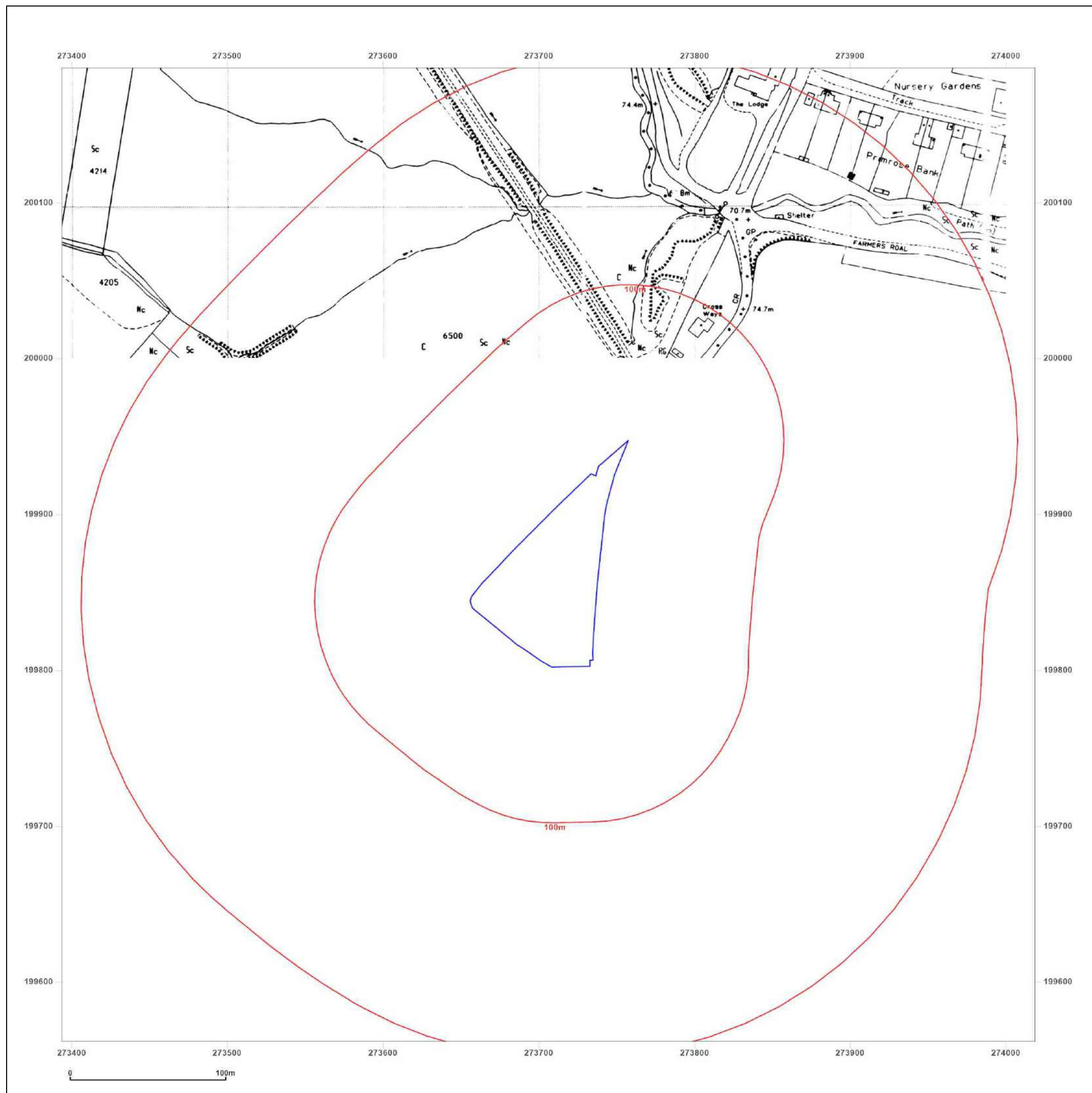


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**Site Details:**

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** National Grid

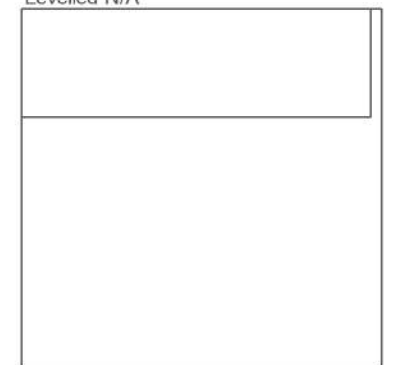
**Map date:** 1993

**Scale:** 1:2,500

**Printed at:** 1:2,500



Surveyed N/A  
Revised N/A  
Edition N/A  
Copyright 1993  
Levelled N/A

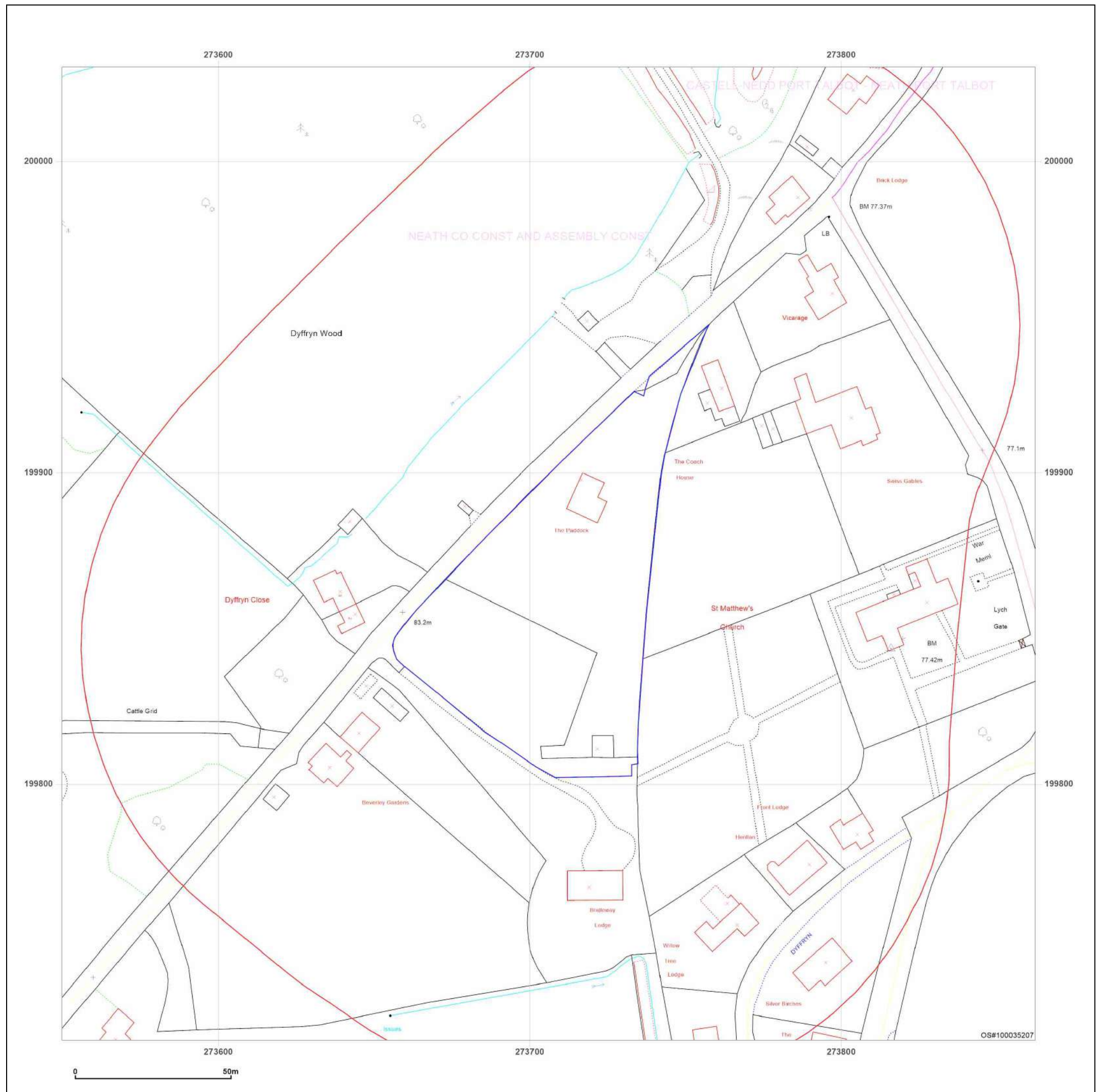


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Site Details:

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Client Ref: Q1813/LD/170725  
Report Ref: HMD-213-8MA-T49-YEY-2Y3  
Grid Ref: 273706, 199874

Map Name: LandLine

Map date: 2003

Scale: 1:1,250

Printed at: 1:1,250



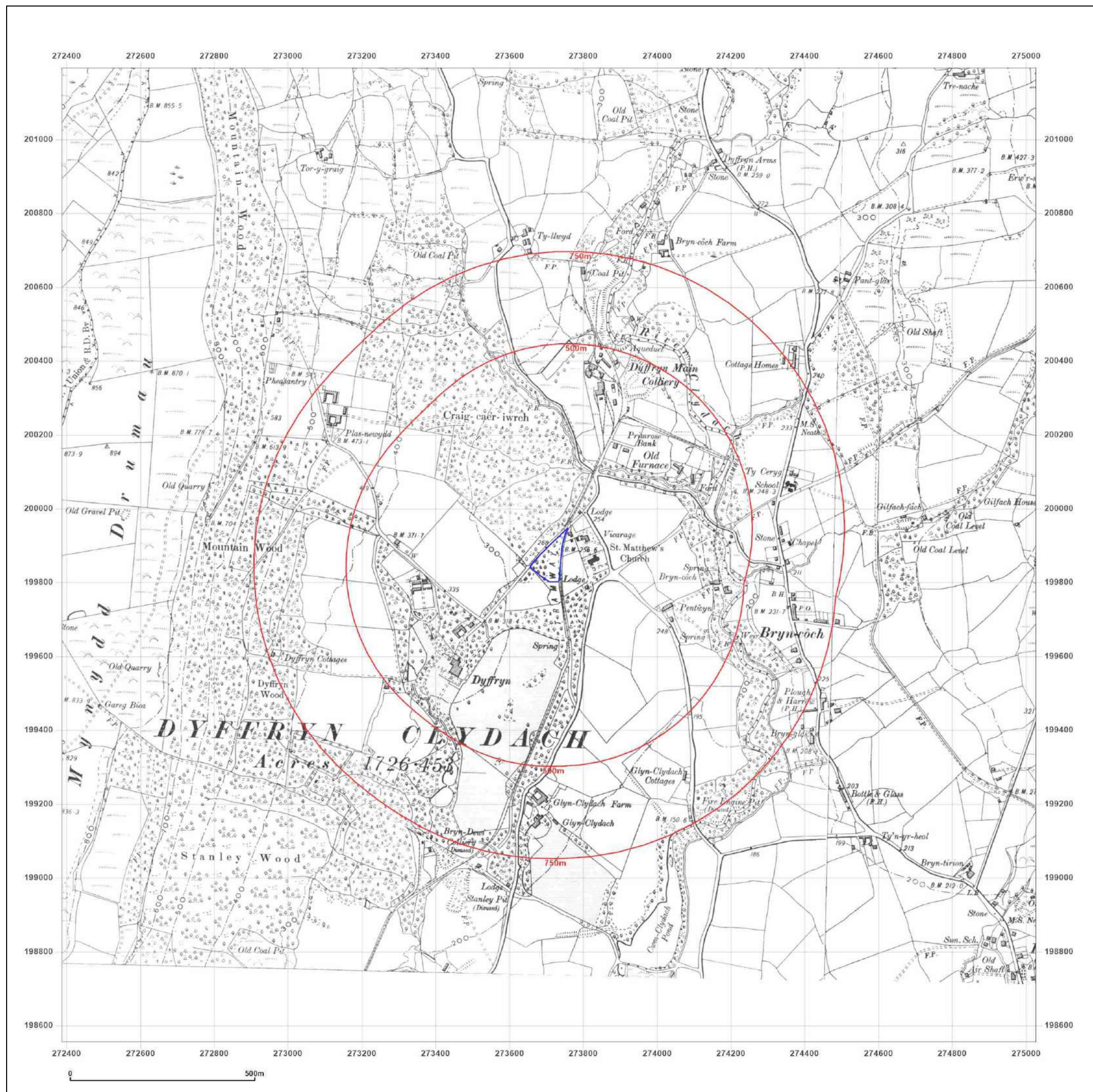
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#### Site Details:

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** County Series

**Map date:** 1897

**Scale:** 1:10,560

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



Surveyed 1877  
Revised 1897  
Edition N/A  
Copyright N/A  
Levelled N/A

Surveyed 1877  
Revised 1897  
Edition N/A  
Copyright N/A  
Levelled N/A

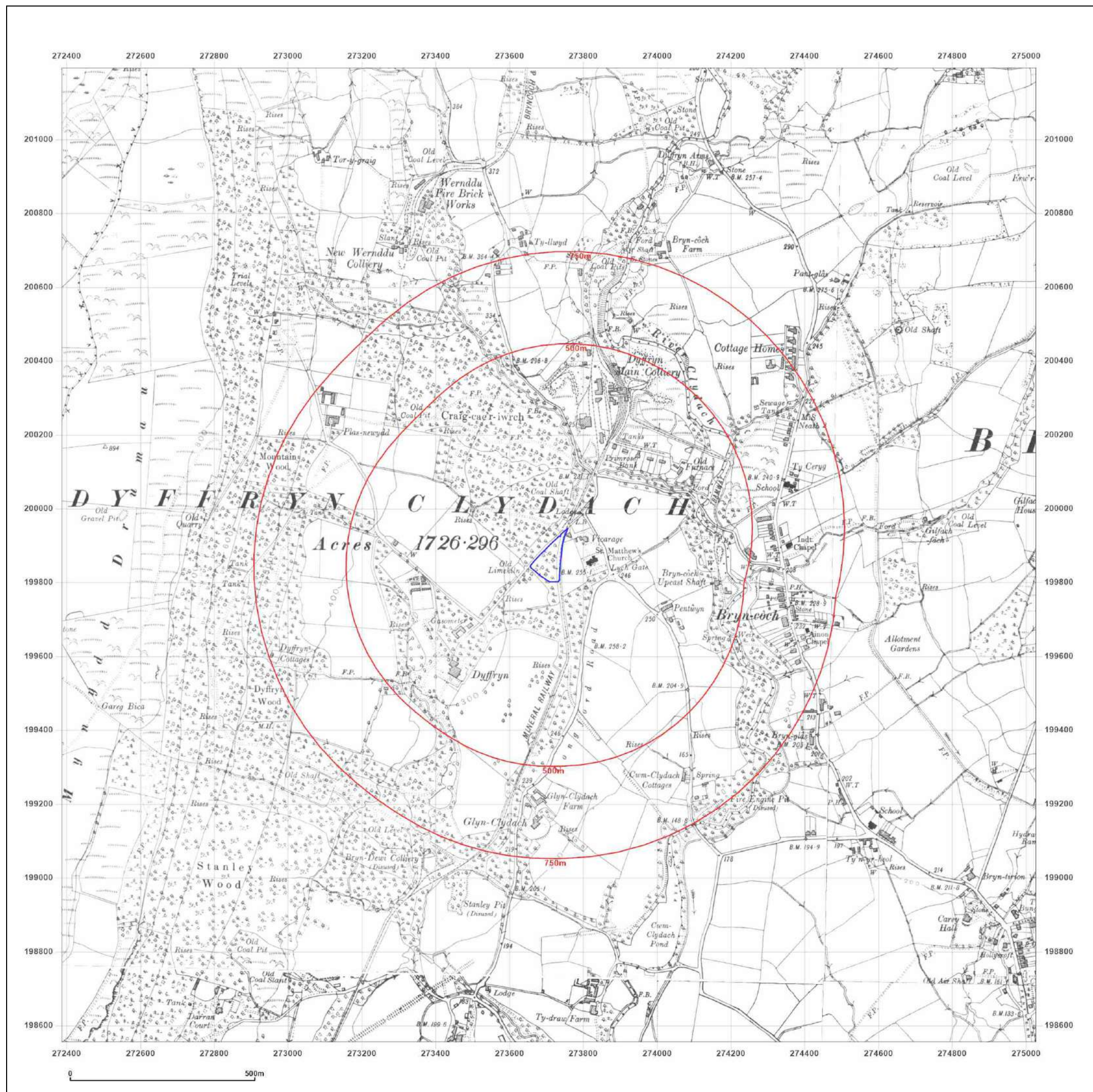


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Site Details:

Q1813 The Paddocks, Neath

Client Ref: Q1813/LD/170725  
Report Ref: HMD-213-8MA-T49-YEY-2Y3  
Grid Ref: 273706, 199874

Map Name: County Series

Map date: 1914

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1877  
Revised 1914  
Edition N/A  
Copyright N/A  
Levelled N/A

Surveyed 1876  
Revised 1914  
Edition 1914  
Copyright N/A  
Levelled N/A

Surveyed 1875  
Revised 1914  
Edition N/A  
Copyright N/A  
Levelled N/A

Surveyed 1876  
Revised 1914  
Edition N/A  
Copyright N/A  
Levelled N/A

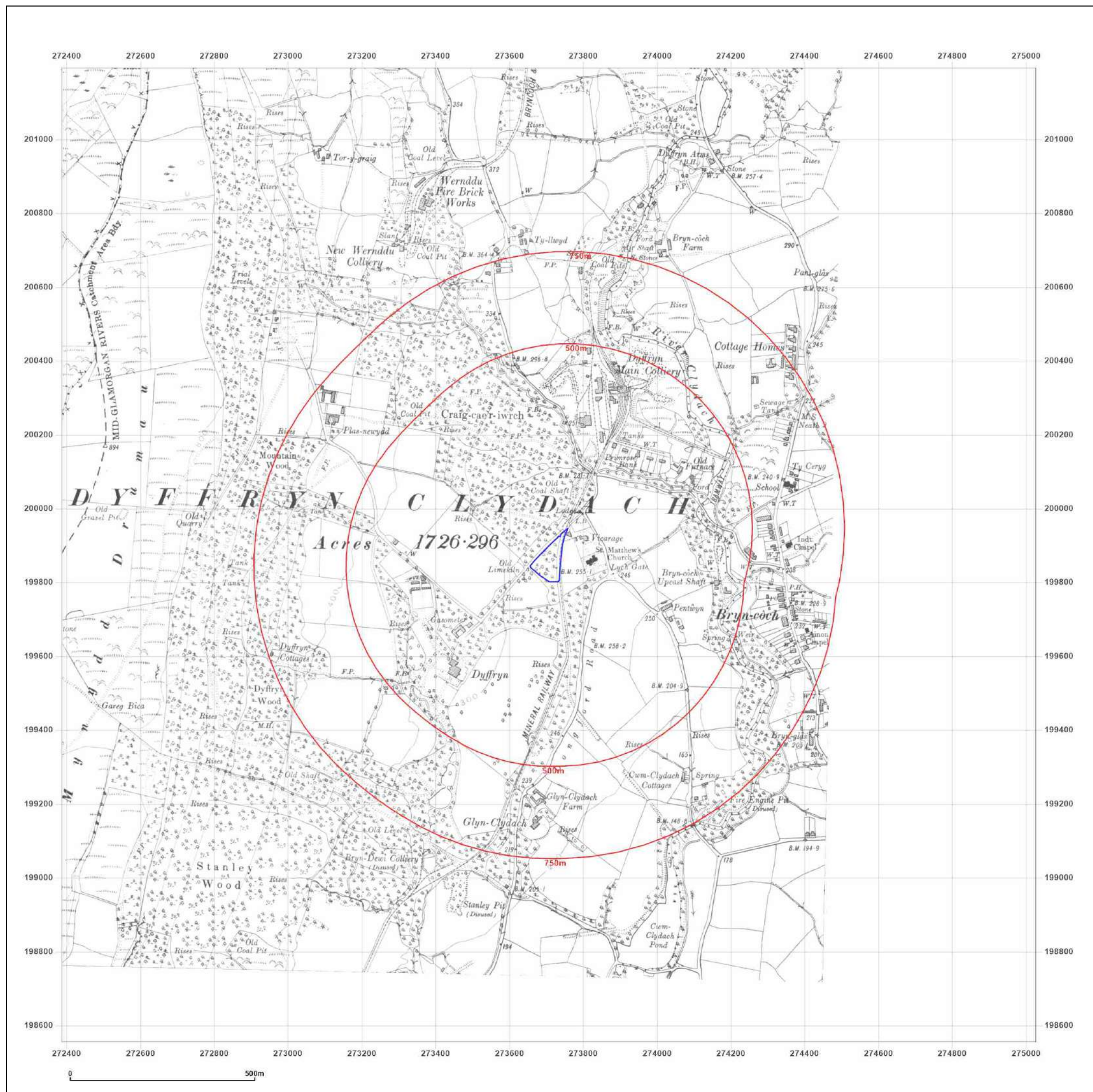


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#### Site Details:

Q1813 The Paddocks, Neath

Client Ref: Q1813/LD/170725  
Report Ref: HMD-213-8MA-T49-YEY-2Y3  
Grid Ref: 273706, 199874

Map Name: County Series

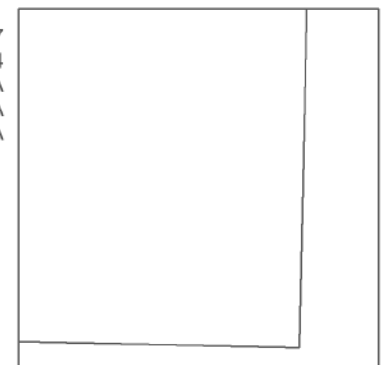
Map date: 1914

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1877  
Revised 1914  
Edition N/A  
Copyright N/A  
Levelled N/A

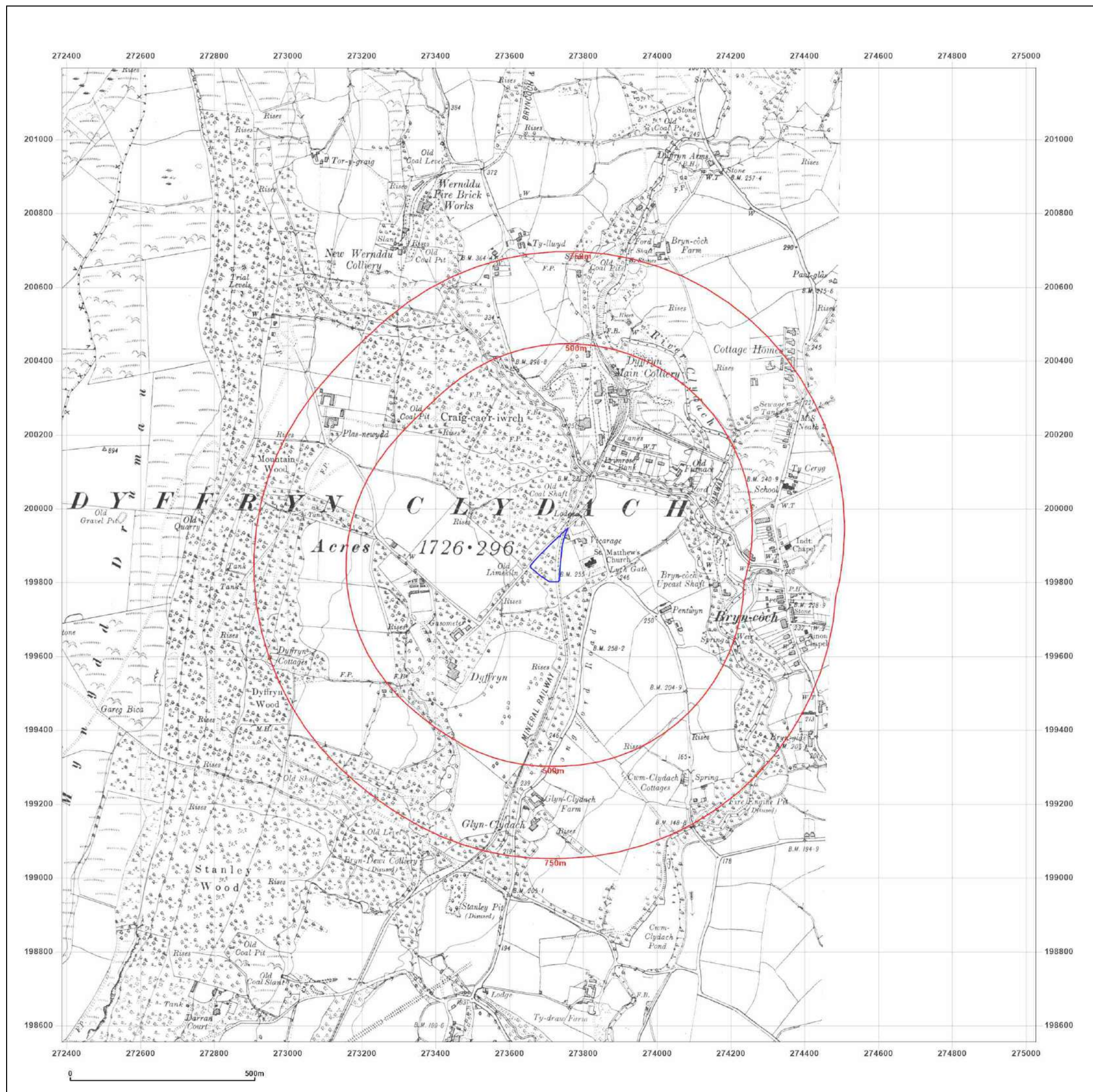


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#### Site Details:

Q1813 The Paddocks, Neath

Client Ref: Q1813/LD/170725  
Report Ref: HMD-213-8MA-T49-YEY-2Y3  
Grid Ref: 273706, 199874

Map Name: County Series

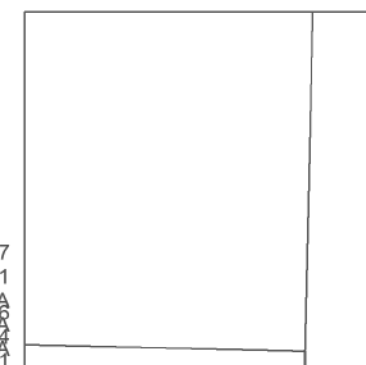
Map date: 1921

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1877  
Revised 1921  
Edition N/A  
Surveyed 1876  
Copyright N/A  
Revised N/A  
Edition 1921  
Copyright N/A  
Levelled 1914

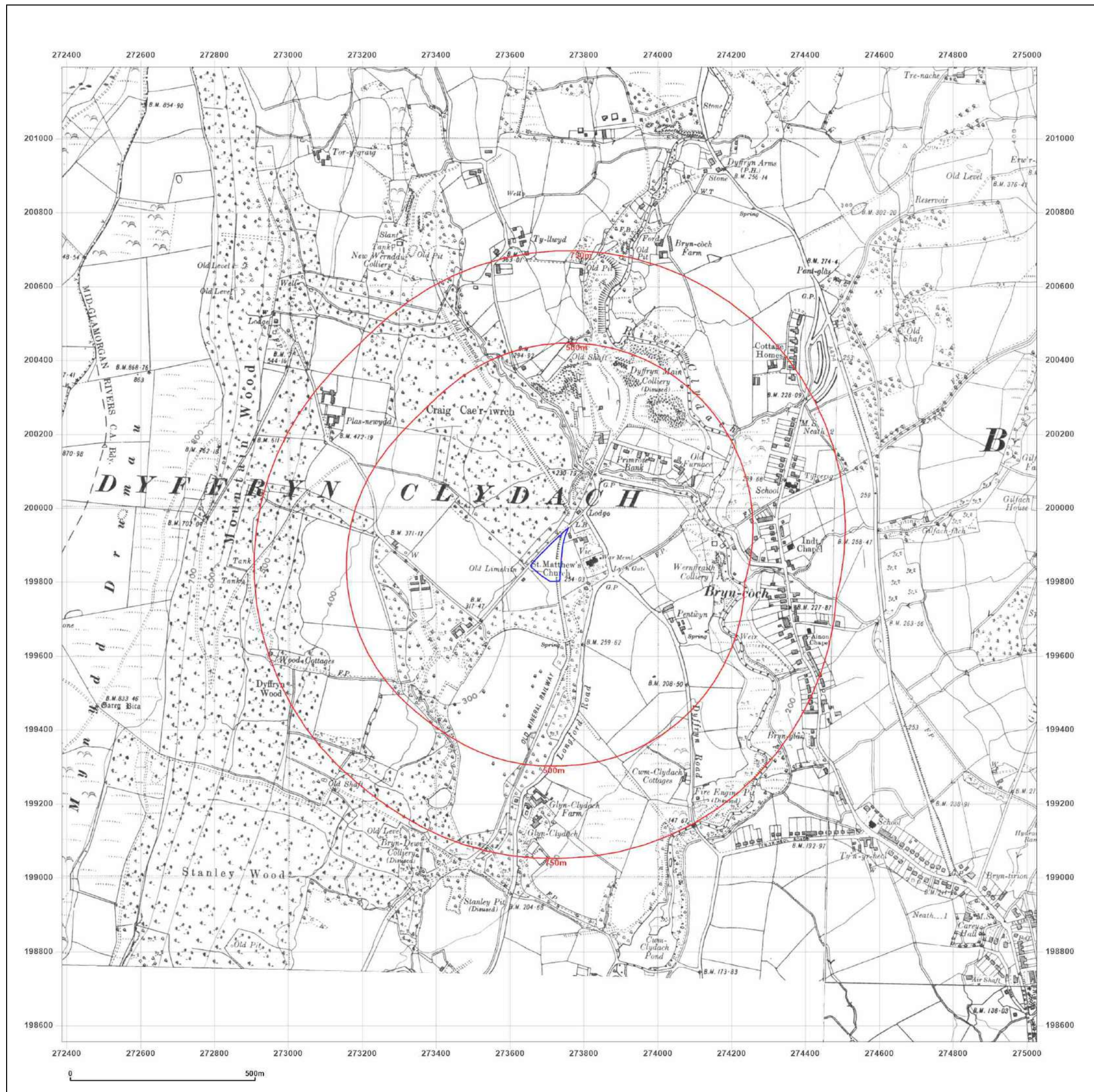


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#### Site Details:

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** County Series

**Map date:** 1935-1938

**Scale:** 1:10,560

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



Surveyed 1877  
Revised 1938  
Edition 1938  
Copyright N/A  
Levelled N/A

Surveyed 1875  
Revised 1935  
Edition N/A  
Copyright N/A  
Levelled N/A

Surveyed 1876  
Revised 1936  
Edition N/A  
Copyright N/A  
Levelled N/A

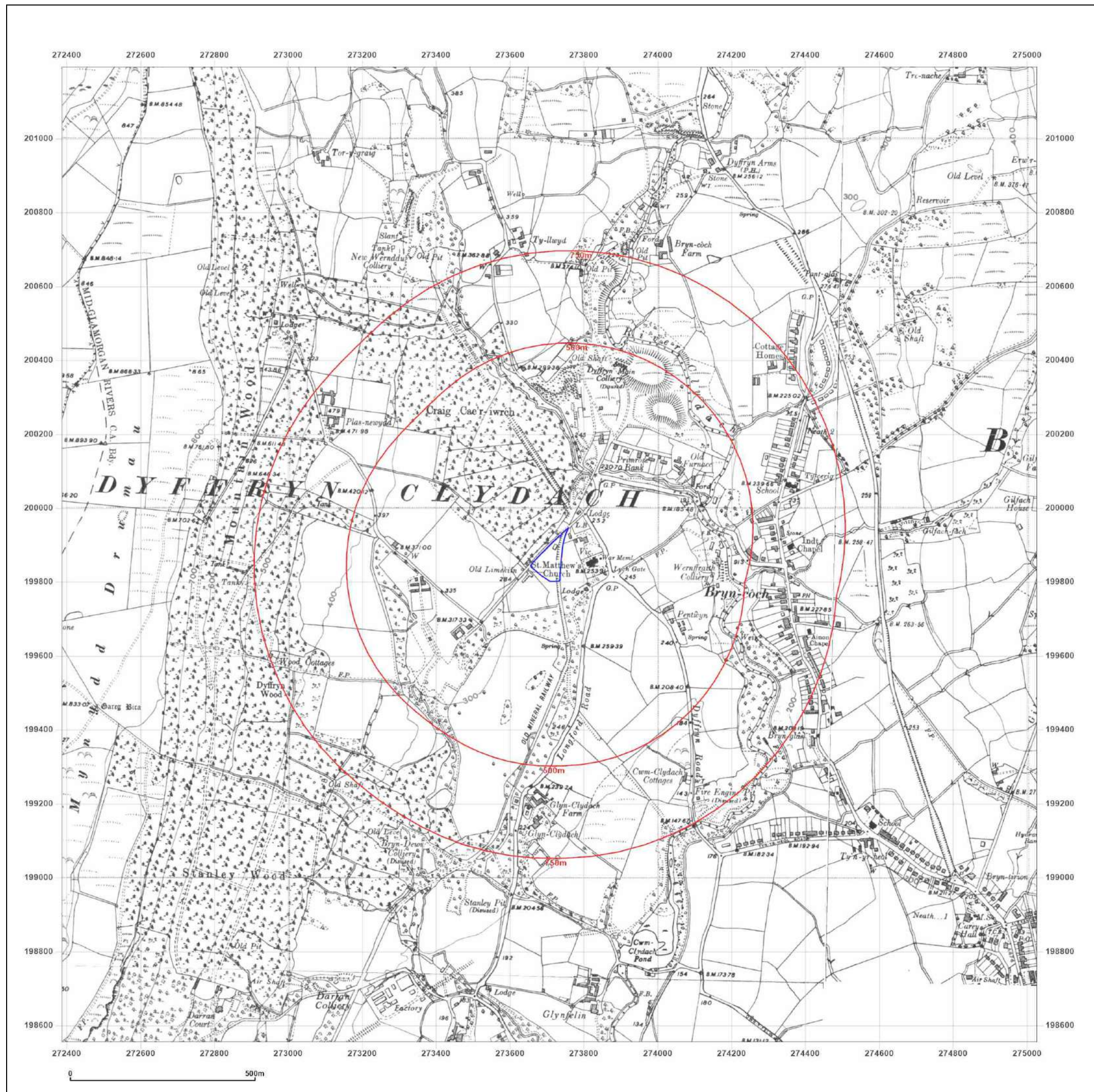


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**Site Details:**

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**Client Ref:** Q1813/LD/170725  
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**Grid Ref:** 273706, 199874

**Map Name:** County Series

**Map date:** 1948

**Scale:** 1:10,560

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



Surveyed 1877  
Revised 1948  
Edition N/A  
Copyright N/A  
Levelled N/A

Surveyed 1875  
Revised 1948  
Edition N/A  
Copyright N/A  
Levelled N/A

Surveyed 1876  
Revised 1948  
Edition N/A  
Copyright N/A  
Levelled N/A

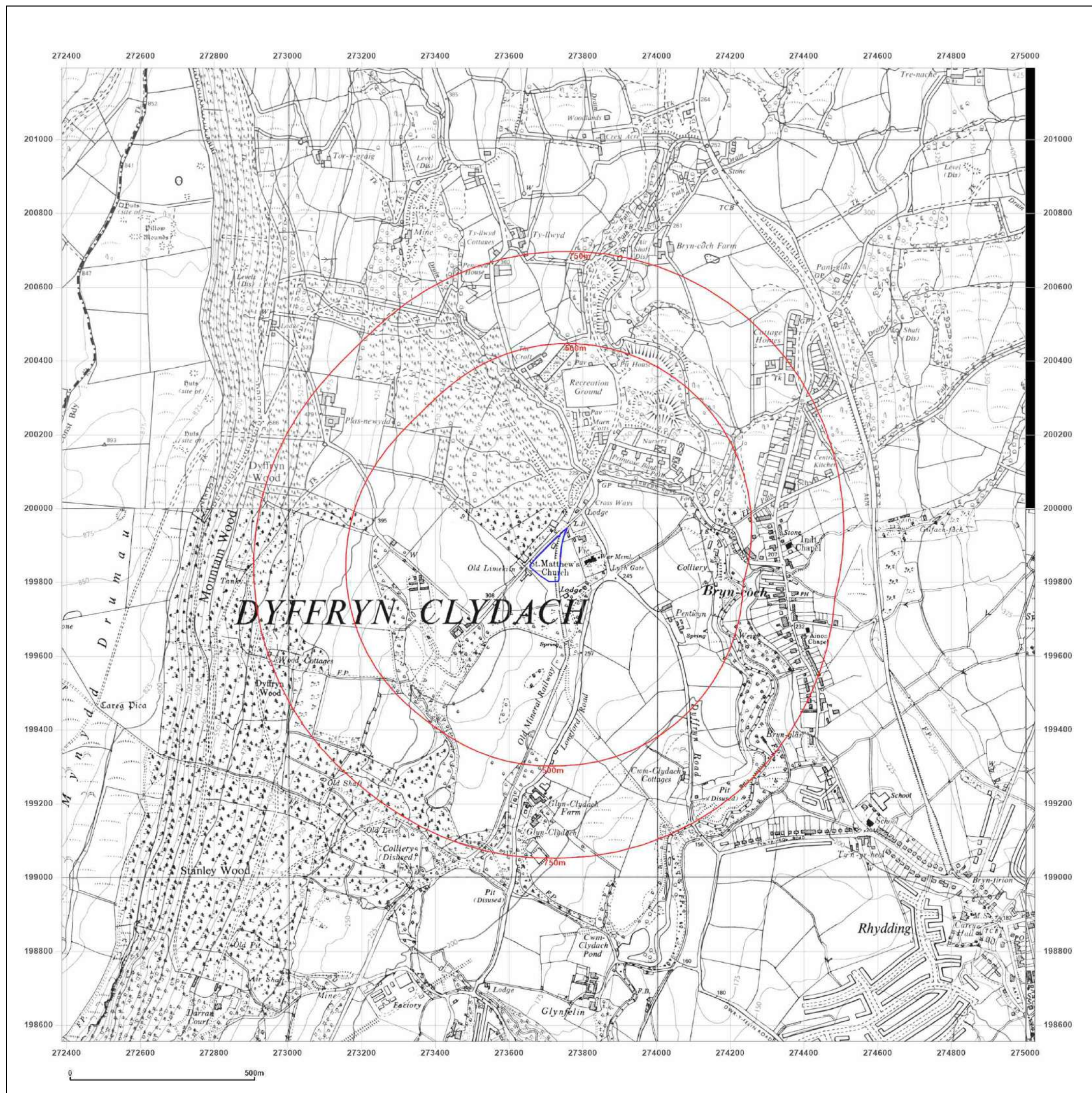


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#### Site Details:

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** Provisional

**Map date:** 1962-1966

**Scale:** 1:10,560

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



Surveyed 1966  
Revised 1966  
Edition N/A  
Copyright N/A  
Levelled N/A

Surveyed 1964  
Revised 1964  
Edition N/A  
Copyright N/A  
Levelled N/A

Surveyed 1877  
Revised 1964  
Edition N/A  
Copyright N/A  
Levelled N/A

Surveyed 1962  
Revised 1962  
Edition N/A  
Copyright N/A  
Levelled N/A

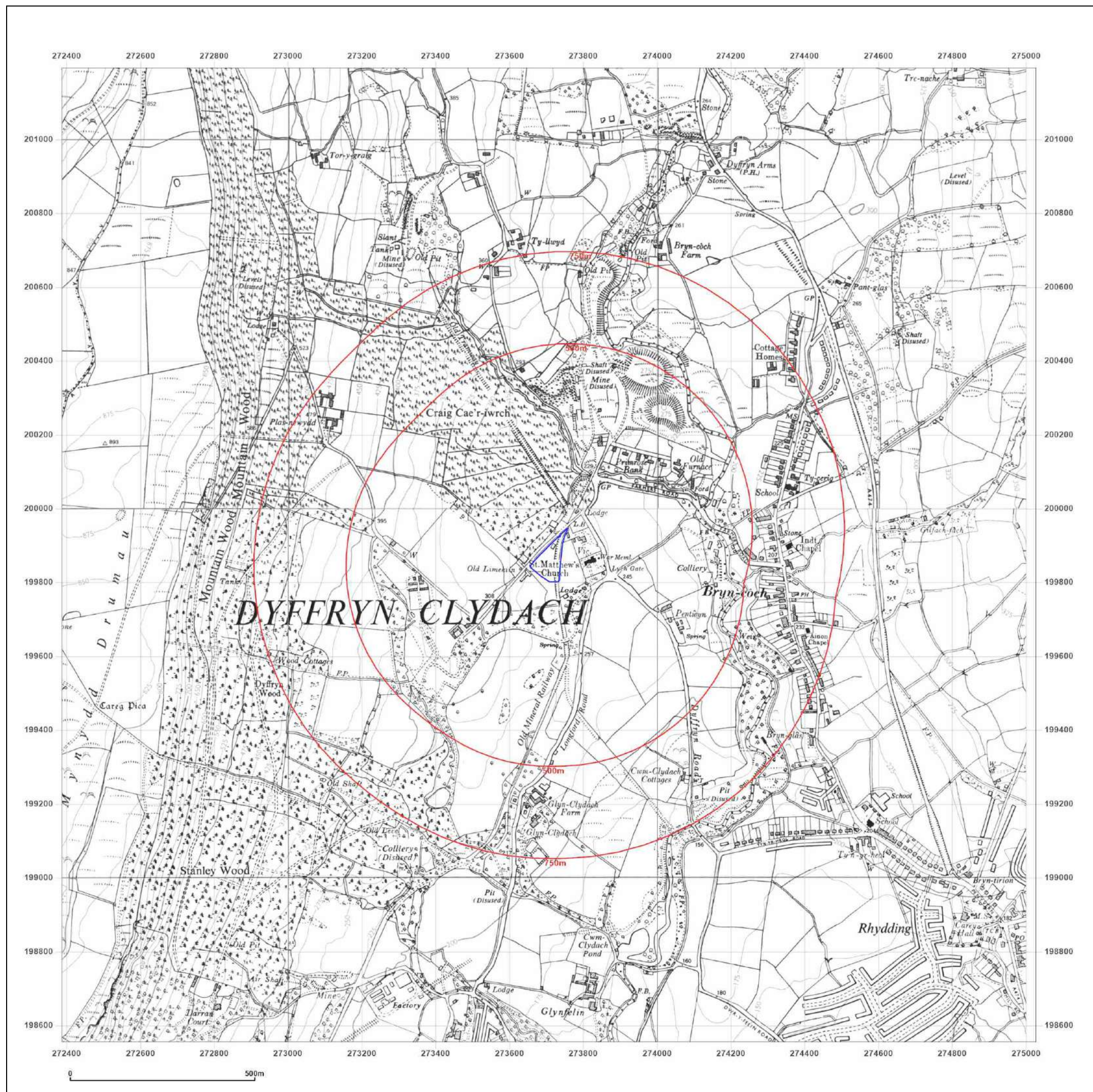


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**Site Details:**

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** Provisional

**Map date:** 1964-1967

**Scale:** 1:10,560

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



Surveyed 1964  
Revised 1964  
Edition N/A  
Copyright N/A  
Levelled N/A

Surveyed 1962  
Revised 1967  
Edition N/A  
Copyright 1965  
Levelled N/A

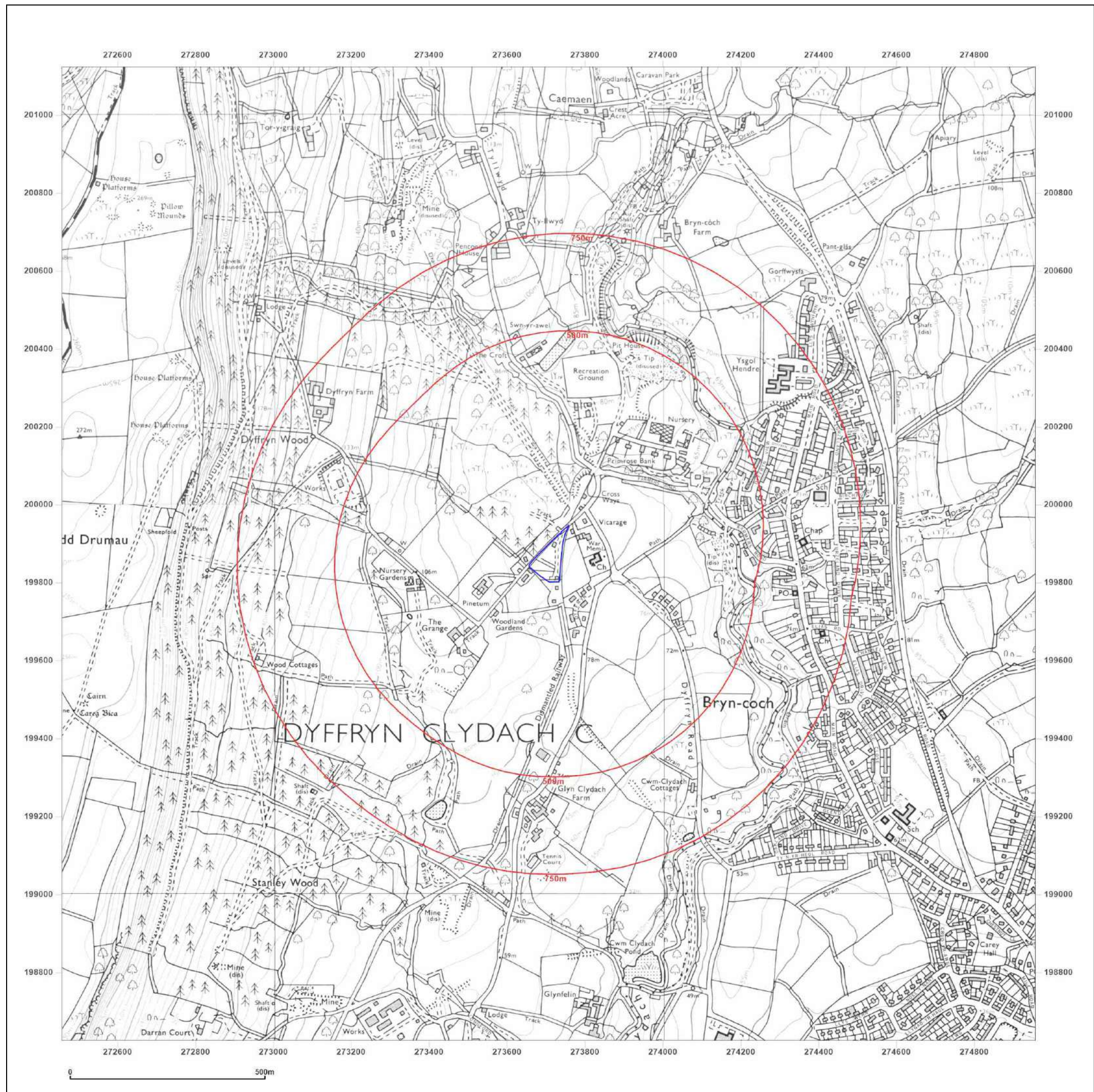


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**Site Details:**

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
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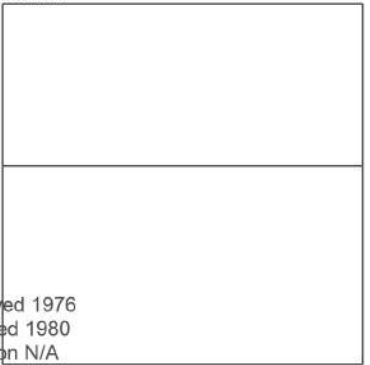
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Revised 1980  
Edition N/A  
Copyright N/A  
Levelled N/A



Surveyed 1976  
Revised 1980  
Edition N/A  
Copyright 1980  
Levelled 1978

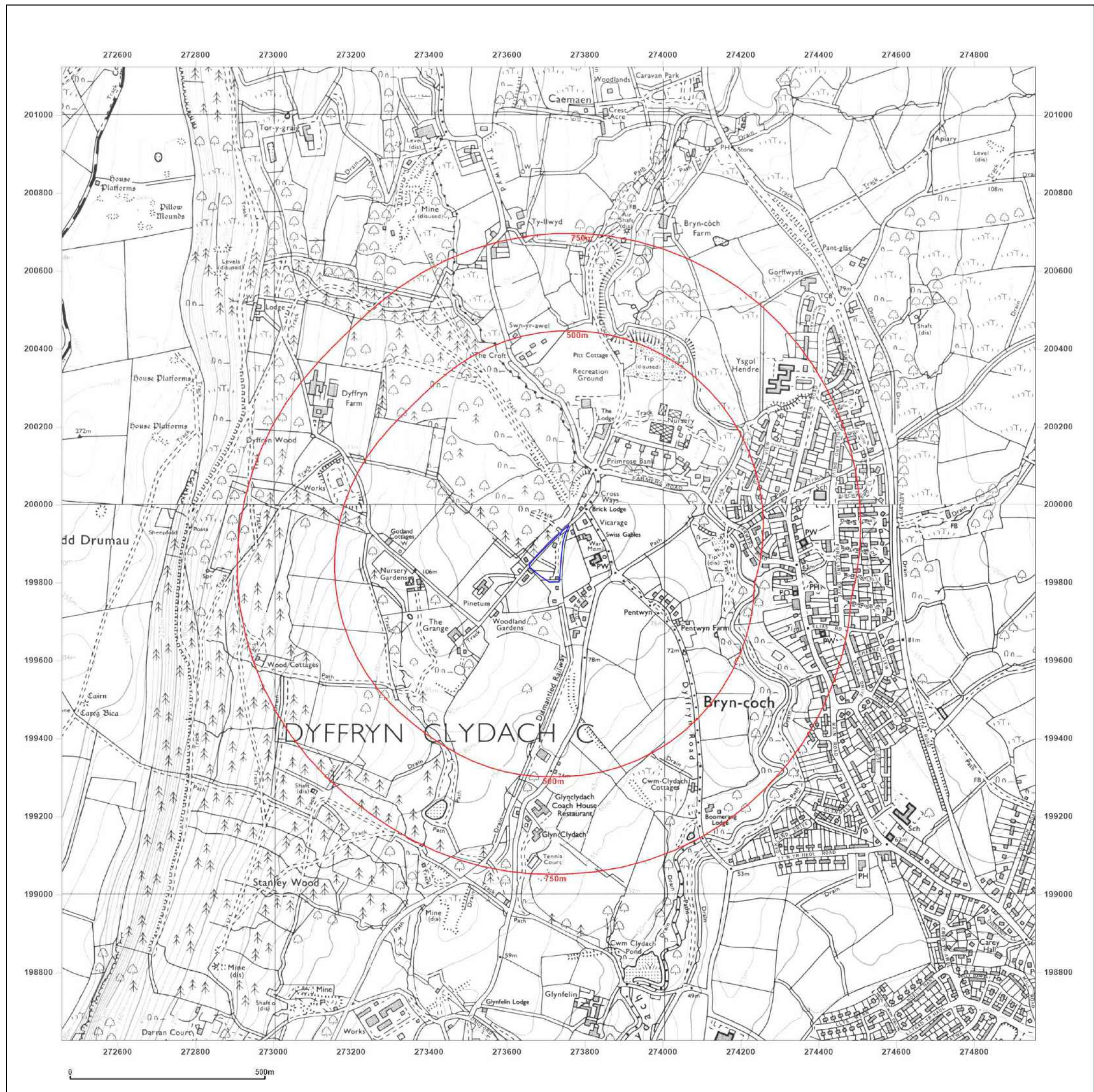


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**Site Details:**

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** National Grid

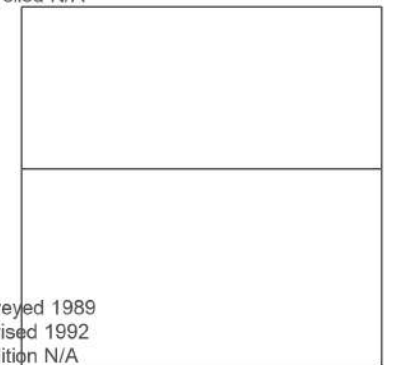
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**Scale:** 1:10,000

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



Surveyed 1990  
Revised 1992  
Edition N/A  
Copyright N/A  
Levelled N/A



Surveyed 1989  
Revised 1992  
Edition N/A  
Copyright N/A  
Levelled N/A

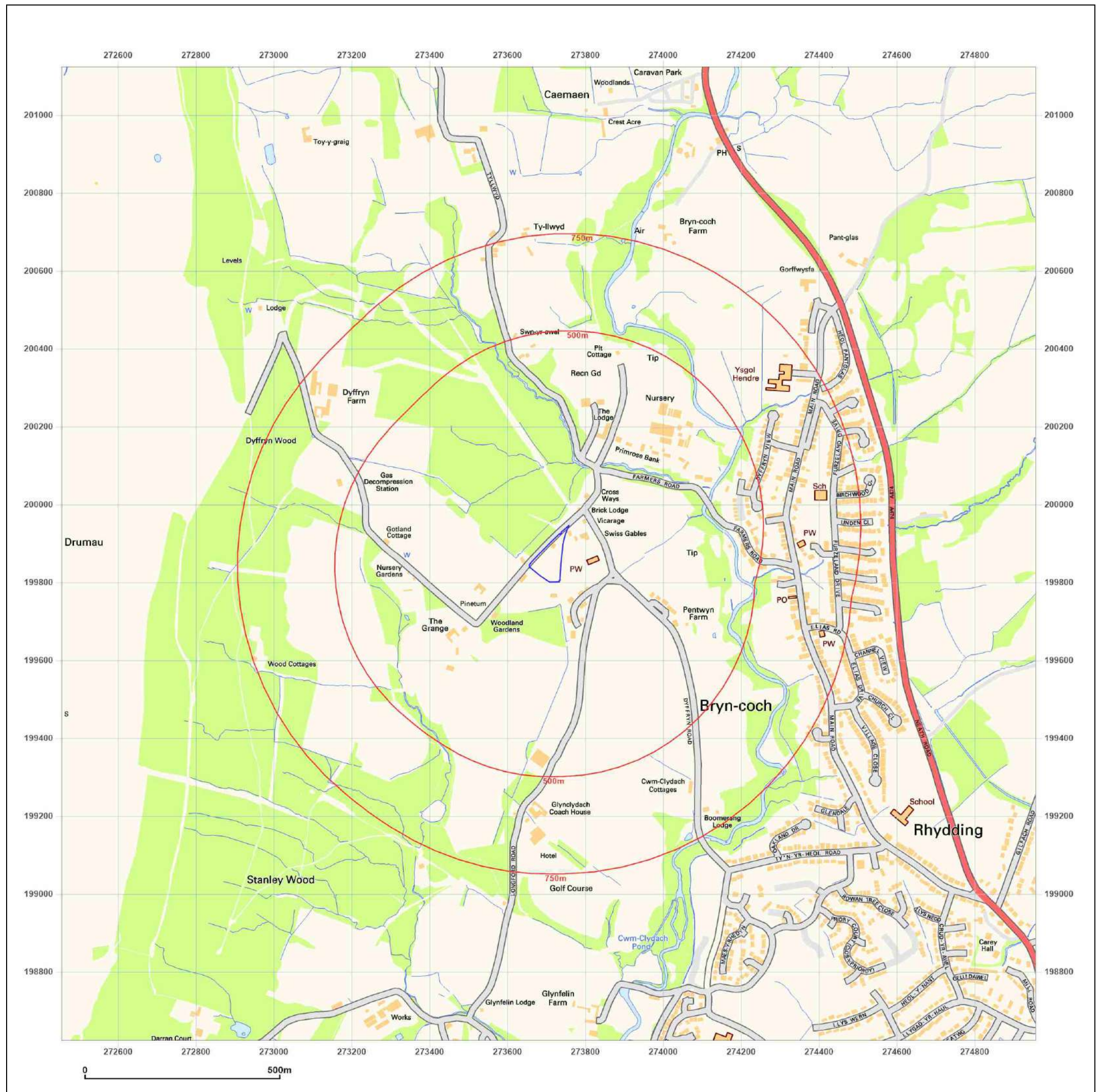


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**Site Details:**

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** National Grid

**Map date:** 2001

**Scale:** 1:10,000

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

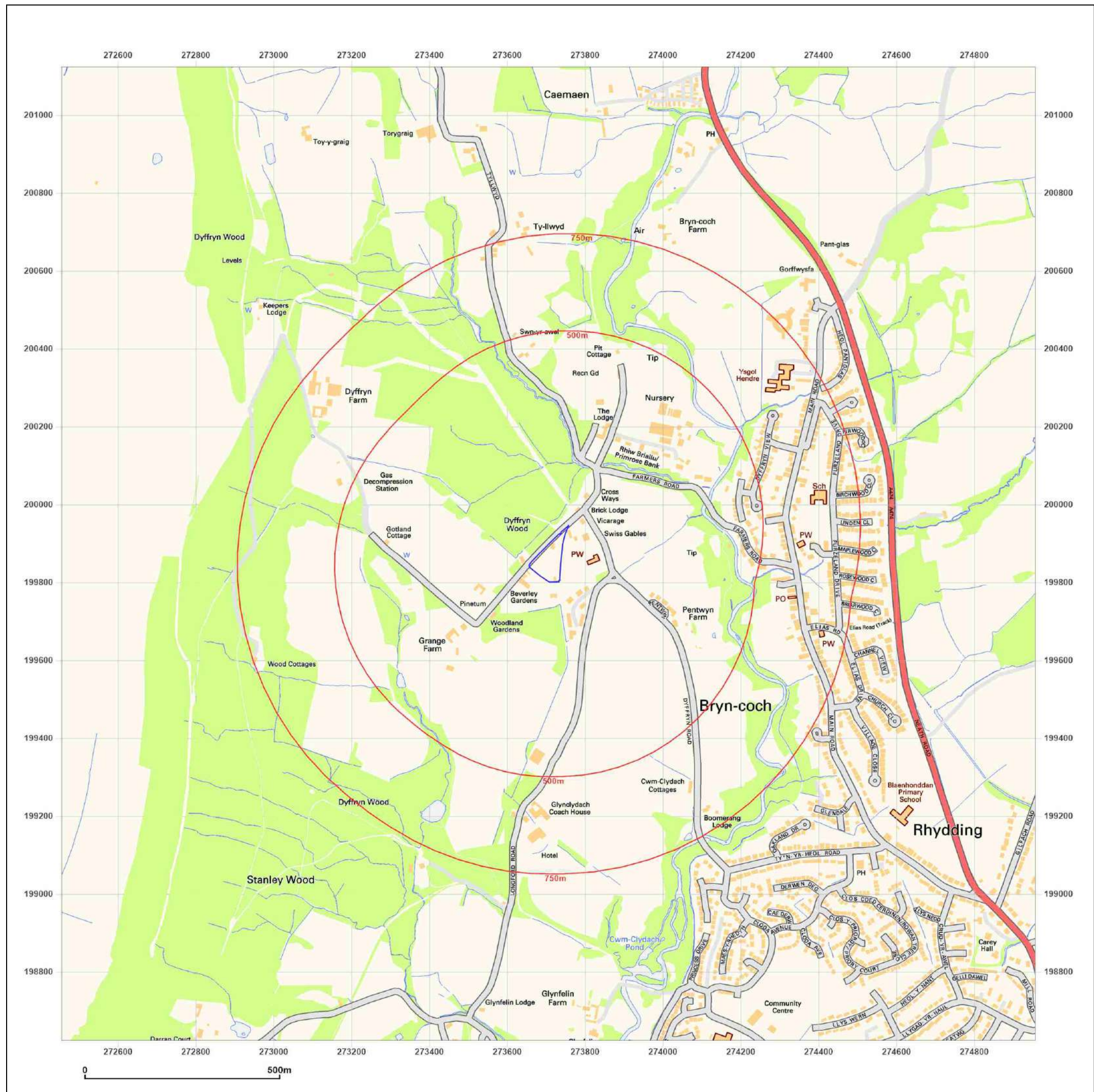


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Site Details:

Q1813 The Paddocks, Neath

Client Ref: Q1813/LD/170725  
Report Ref: HMD-213-8MA-T49-YEY-2Y3  
Grid Ref: 273706, 199874

Map Name: National Grid

Map date: 2010

Scale: 1:10,000

Printed at: 1:10,000



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#### Site Details:

Q1813 The Paddocks, Neath

**Client Ref:** Q1813/LD/170725  
**Report Ref:** HMD-213-8MA-T49-YEY-2Y3  
**Grid Ref:** 273706, 199874

**Map Name:** National Grid

**Map date:** 2025

**Scale:** 1:10,000

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



2025

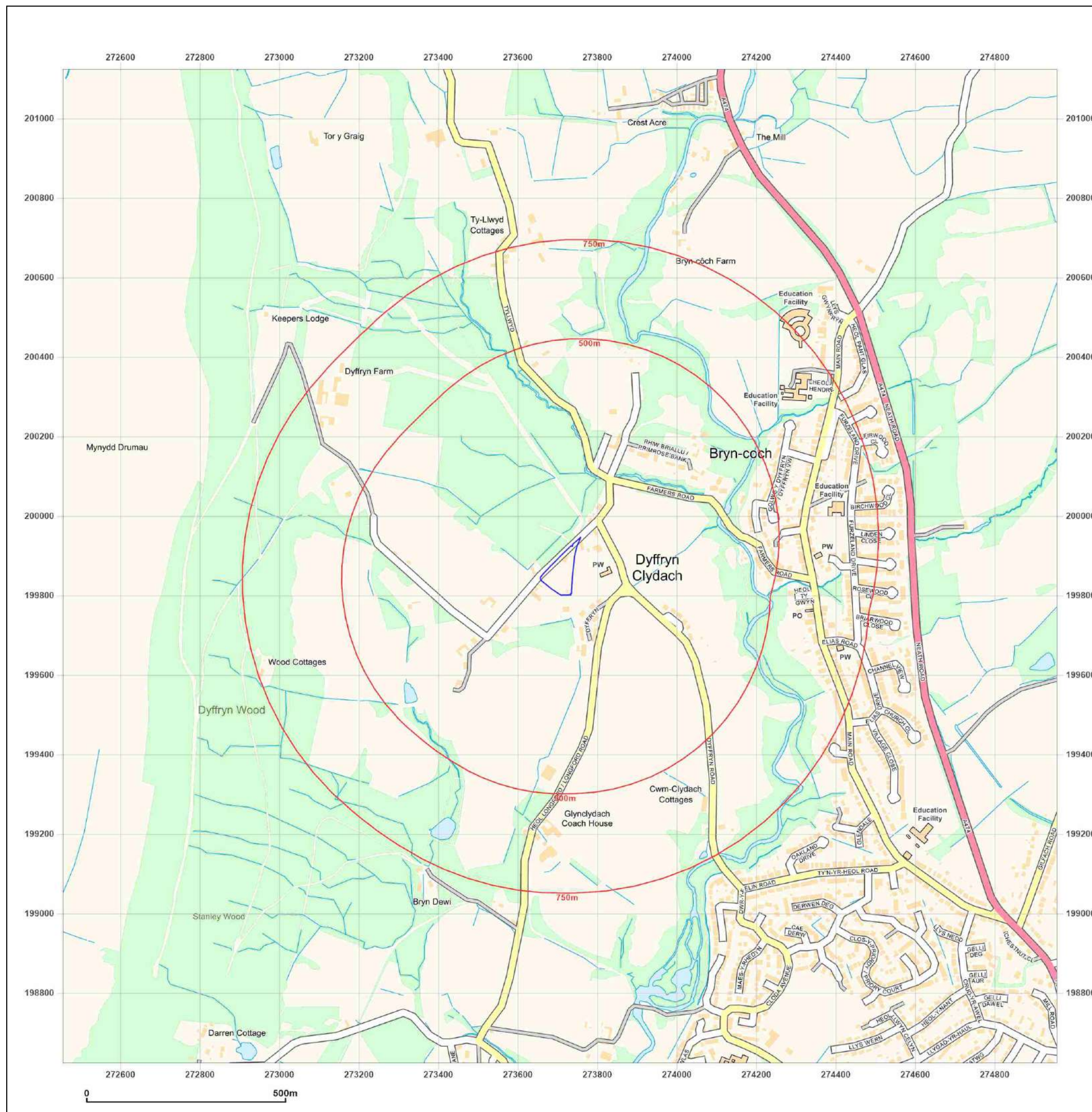


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## APPENDIX III – GROUNDSURE ENVIRO+GEO INSIGHT REPORT

---

## Q1813 The Paddocks, Neath

**Order Details**

**Date:** 17/07/2025  
**Your ref:** Q1813/LD/170725  
**Our Ref:** HMD-213-CY8-LRA-3V4-7AT

**Site Details**

**Location:** 273709 199859  
**Area:** 0.66 ha  
**Authority:** [Castell-nedd Port Talbot - Neath Port Talbot County Borough](#) ↗

[Summary of findings](#)[p. 2 >](#) [Aerial image](#)[p. 9 >](#)[OS MasterMap site plan](#)[p.14 >](#) [Insight User Guide](#) ↗

## Summary of findings

| Page                    | Section                  | <a href="#">Past land use &gt;</a>                           | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
|-------------------------|--------------------------|--------------------------------------------------------------|---------|-------|---------|----------|-----------|
| <a href="#">15 &gt;</a> | <a href="#">1.1 &gt;</a> | <a href="#">Historical industrial land uses &gt;</a>         | 2       | 7     | 46      | 79       | -         |
| <a href="#">20 &gt;</a> | <a href="#">1.2 &gt;</a> | <a href="#">Historical tanks &gt;</a>                        | 0       | 0     | 2       | 2        | -         |
| <a href="#">21 &gt;</a> | <a href="#">1.3 &gt;</a> | <a href="#">Historical energy features &gt;</a>              | 0       | 0     | 1       | 2        | -         |
| 21                      | 1.4                      | Historical petrol stations                                   | 0       | 0     | 0       | 0        | -         |
| 22                      | 1.5                      | Historical garages                                           | 0       | 0     | 0       | 0        | -         |
| 22                      | 1.6                      | Historical military land                                     | 0       | 0     | 0       | 0        | -         |
| Page                    | Section                  | <a href="#">Past land use - un-grouped &gt;</a>              | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
| <a href="#">23 &gt;</a> | <a href="#">2.1 &gt;</a> | <a href="#">Historical industrial land uses &gt;</a>         | 2       | 9     | 63      | 107      | -         |
| <a href="#">30 &gt;</a> | <a href="#">2.2 &gt;</a> | <a href="#">Historical tanks &gt;</a>                        | 0       | 0     | 3       | 2        | -         |
| <a href="#">31 &gt;</a> | <a href="#">2.3 &gt;</a> | <a href="#">Historical energy features &gt;</a>              | 0       | 0     | 2       | 2        | -         |
| 31                      | 2.4                      | Historical petrol stations                                   | 0       | 0     | 0       | 0        | -         |
| 31                      | 2.5                      | Historical garages                                           | 0       | 0     | 0       | 0        | -         |
| Page                    | Section                  | <a href="#">Waste and landfill &gt;</a>                      | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
| 32                      | 3.1                      | Active or recent landfill                                    | 0       | 0     | 0       | 0        | -         |
| 32                      | 3.2                      | Historical landfill (BGS records)                            | 0       | 0     | 0       | 0        | -         |
| 33                      | 3.3                      | Historical landfill (LA/mapping records)                     | 0       | 0     | 0       | 0        | -         |
| 33                      | 3.4                      | Historical landfill (EA/NRW records)                         | 0       | 0     | 0       | 0        | -         |
| 33                      | 3.5                      | Historical waste sites                                       | 0       | 0     | 0       | 0        | -         |
| 33                      | 3.6                      | Licensed waste sites                                         | 0       | 0     | 0       | 0        | -         |
| <a href="#">33 &gt;</a> | <a href="#">3.7 &gt;</a> | <a href="#">Waste exemptions &gt;</a>                        | 0       | 0     | 0       | 2        | -         |
| Page                    | Section                  | <a href="#">Current industrial land use &gt;</a>             | On site | 0-50m | 50-250m | 250-500m | 500-2000m |
| 35                      | 4.1                      | Recent industrial land uses                                  | 0       | 0     | 0       | -        | -         |
| 35                      | 4.2                      | National Geographic Database (NGD) - Current or recent tanks | 0       | 0     | 0       | -        | -         |
| 36                      | 4.3                      | Current or recent petrol stations                            | 0       | 0     | 0       | 0        | -         |
| 36                      | 4.4                      | Electricity cables                                           | 0       | 0     | 0       | 0        | -         |
| <a href="#">36 &gt;</a> | <a href="#">4.5 &gt;</a> | <a href="#">Gas pipelines &gt;</a>                           | 0       | 0     | 0       | 1        | -         |



| 36             | 4.6              | Sites determined as Contaminated Land                       | 0                        | 0     | 0       | 0        | -         |
|----------------|------------------|-------------------------------------------------------------|--------------------------|-------|---------|----------|-----------|
| 36             | 4.7              | Control of Major Accident Hazards (COMAH)                   | 0                        | 0     | 0       | 0        | -         |
| 37             | 4.8              | Regulated explosive sites                                   | 0                        | 0     | 0       | 0        | -         |
| 37             | 4.9              | Hazardous substance storage/usage                           | 0                        | 0     | 0       | 0        | -         |
| 37             | 4.10             | Historical licensed industrial activities (IPC)             | 0                        | 0     | 0       | 0        | -         |
| 37             | 4.11             | Licensed industrial activities (Part A(1))                  | 0                        | 0     | 0       | 0        | -         |
| 37             | 4.12             | Licensed pollutant release (Part A(2)/B)                    | 0                        | 0     | 0       | 0        | -         |
| 38             | 4.13             | Radioactive Substance Authorisations                        | 0                        | 0     | 0       | 0        | -         |
| <b>38 &gt;</b> | <b>4.14 &gt;</b> | <b><u>Licensed Discharges to controlled waters</u> &gt;</b> | 0                        | 0     | 1       | 5        | -         |
| 39             | 4.15             | Pollutant release to surface waters (Red List)              | 0                        | 0     | 0       | 0        | -         |
| 39             | 4.16             | Pollutant release to public sewer                           | 0                        | 0     | 0       | 0        | -         |
| 39             | 4.17             | List 1 Dangerous Substances                                 | 0                        | 0     | 0       | 0        | -         |
| 39             | 4.18             | List 2 Dangerous Substances                                 | 0                        | 0     | 0       | 0        | -         |
| <b>40 &gt;</b> | <b>4.19 &gt;</b> | <b><u>Pollution Incidents (EA/NRW)</u> &gt;</b>             | 0                        | 1     | 0       | 6        | -         |
| 41             | 4.20             | Pollution inventory substances                              | 0                        | 0     | 0       | 0        | -         |
| 41             | 4.21             | Pollution inventory waste transfers                         | 0                        | 0     | 0       | 0        | -         |
| 41             | 4.22             | Pollution inventory radioactive waste                       | 0                        | 0     | 0       | 0        | -         |
| Page           | Section          | <b><u>Hydrogeology</u> &gt;</b>                             | On site                  | 0-50m | 50-250m | 250-500m | 500-2000m |
| <b>42 &gt;</b> | <b>5.1 &gt;</b>  | <b><u>Superficial aquifer</u> &gt;</b>                      | Identified (within 500m) |       |         |          |           |
| <b>44 &gt;</b> | <b>5.2 &gt;</b>  | <b><u>Bedrock aquifer</u> &gt;</b>                          | Identified (within 500m) |       |         |          |           |
| <b>46 &gt;</b> | <b>5.3 &gt;</b>  | <b><u>Groundwater vulnerability</u> &gt;</b>                | Identified (within 50m)  |       |         |          |           |
| 47             | 5.4              | Groundwater vulnerability- soluble rock risk                | None (within 0m)         |       |         |          |           |
| 47             | 5.5              | Groundwater vulnerability- local information                | None (within 0m)         |       |         |          |           |
| 48             | 5.6              | Groundwater abstractions                                    | 0                        | 0     | 0       | 0        | 0         |
| <b>49 &gt;</b> | <b>5.7 &gt;</b>  | <b><u>Surface water abstractions</u> &gt;</b>               | 0                        | 0     | 0       | 0        | 3         |
| 49             | 5.8              | Potable abstractions                                        | 0                        | 0     | 0       | 0        | 0         |
| 50             | 5.9              | Source Protection Zones                                     | 0                        | 0     | 0       | 0        | -         |
| 50             | 5.10             | Source Protection Zones (confined aquifer)                  | 0                        | 0     | 0       | 0        | -         |
| Page           | Section          | <b><u>Hydrology</u> &gt;</b>                                | On site                  | 0-50m | 50-250m | 250-500m | 500-2000m |



| <a href="#">51</a> > | <a href="#">6.1</a> >  | <a href="#">Water Network (OS MasterMap)</a> >                | 0                                            | 5     | 18      | -        | -         |
|----------------------|------------------------|---------------------------------------------------------------|----------------------------------------------|-------|---------|----------|-----------|
| <a href="#">53</a> > | <a href="#">6.2</a> >  | <a href="#">Surface water features</a> >                      | 0                                            | 3     | 13      | -        | -         |
| <a href="#">54</a> > | <a href="#">6.3</a> >  | <a href="#">WFD Surface water body catchments</a> >           | 1                                            | -     | -       | -        | -         |
| <a href="#">54</a> > | <a href="#">6.4</a> >  | <a href="#">WFD Surface water bodies</a> >                    | 0                                            | 0     | 0       | -        | -         |
| <a href="#">54</a> > | <a href="#">6.5</a> >  | <a href="#">WFD Groundwater bodies</a> >                      | 1                                            | -     | -       | -        | -         |
| Page                 | Section                | River and coastal flooding                                    | On site                                      | 0-50m | 50-250m | 250-500m | 500-2000m |
| 56                   | 7.1                    | Risk of flooding from rivers and the sea                      | None (within 50m)                            |       |         |          |           |
| 56                   | 7.2                    | Historical Flood Events                                       | 0                                            | 0     | 0       | -        | -         |
| 56                   | 7.3                    | Flood Defences                                                | 0                                            | 0     | 0       | -        | -         |
| 57                   | 7.4                    | Areas Benefiting from Flood Defences                          | 0                                            | 0     | 0       | -        | -         |
| 57                   | 7.5                    | Flood Storage Areas                                           | 0                                            | 0     | 0       | -        | -         |
| 58                   | 7.6                    | Flood Zone 2                                                  | None (within 50m)                            |       |         |          |           |
| 58                   | 7.7                    | Flood Zone 3                                                  | None (within 50m)                            |       |         |          |           |
| Page                 | Section                | <a href="#">Surface water flooding</a> >                      |                                              |       |         |          |           |
| <a href="#">59</a> > | <a href="#">8.1</a> >  | <a href="#">Surface water flooding</a> >                      | 1 in 30 year, Greater than 1.0m (within 50m) |       |         |          |           |
| Page                 | Section                | <a href="#">Groundwater flooding</a> >                        |                                              |       |         |          |           |
| <a href="#">61</a> > | <a href="#">9.1</a> >  | <a href="#">Groundwater flooding</a> >                        | Low (within 50m)                             |       |         |          |           |
| Page                 | Section                | <a href="#">Environmental designations</a> >                  | On site                                      | 0-50m | 50-250m | 250-500m | 500-2000m |
| <a href="#">62</a> > | <a href="#">10.1</a> > | <a href="#">Sites of Special Scientific Interest (SSSI)</a> > | 0                                            | 0     | 0       | 0        | 1         |
| 63                   | 10.2                   | Conserved wetland sites (Ramsar sites)                        | 0                                            | 0     | 0       | 0        | 0         |
| 63                   | 10.3                   | Special Areas of Conservation (SAC)                           | 0                                            | 0     | 0       | 0        | 0         |
| 63                   | 10.4                   | Special Protection Areas (SPA)                                | 0                                            | 0     | 0       | 0        | 0         |
| 63                   | 10.5                   | National Nature Reserves (NNR)                                | 0                                            | 0     | 0       | 0        | 0         |
| 64                   | 10.6                   | Local Nature Reserves (LNR)                                   | 0                                            | 0     | 0       | 0        | 0         |
| <a href="#">64</a> > | <a href="#">10.7</a> > | <a href="#">Designated Ancient Woodland</a> >                 | 0                                            | 3     | 3       | 20       | 70        |
| 68                   | 10.8                   | Biosphere Reserves                                            | 0                                            | 0     | 0       | 0        | 0         |
| 68                   | 10.9                   | Forest Parks                                                  | 0                                            | 0     | 0       | 0        | 0         |
| 68                   | 10.10                  | Marine Conservation Zones                                     | 0                                            | 0     | 0       | 0        | 0         |
| 68                   | 10.11                  | Green Belt                                                    | 0                                            | 0     | 0       | 0        | 0         |



| 68                      | 10.12                     | Proposed Ramsar sites                                 | 0                        | 0     | 0       | 0        | 0         |
|-------------------------|---------------------------|-------------------------------------------------------|--------------------------|-------|---------|----------|-----------|
| 69                      | 10.13                     | Possible Special Areas of Conservation (pSAC)         | 0                        | 0     | 0       | 0        | 0         |
| 69                      | 10.14                     | Potential Special Protection Areas (pSPA)             | 0                        | 0     | 0       | 0        | 0         |
| 69                      | 10.15                     | Nitrate Sensitive Areas                               | 0                        | 0     | 0       | 0        | 0         |
| 69                      | 10.16                     | Nitrate Vulnerable Zones                              | 0                        | 0     | 0       | 0        | 0         |
| 70                      | 10.17                     | SSSI Impact Risk Zones                                | 0                        | -     | -       | -        | -         |
| 70                      | 10.18                     | SSSI Units                                            | 0                        | 0     | 0       | 0        | 0         |
| Page                    | Section                   | <a href="#">Visual and cultural designations &gt;</a> | On site                  | 0-50m | 50-250m | 250-500m | 500-2000m |
| 71                      | 11.1                      | World Heritage Sites                                  | 0                        | 0     | 0       | -        | -         |
| 72                      | 11.2                      | Area of Outstanding Natural Beauty                    | 0                        | 0     | 0       | -        | -         |
| 72                      | 11.3                      | National Parks                                        | 0                        | 0     | 0       | -        | -         |
| <a href="#">72 &gt;</a> | <a href="#">11.4 &gt;</a> | <a href="#">Listed Buildings &gt;</a>                 | 0                        | 0     | 4       | -        | -         |
| 73                      | 11.5                      | Conservation Areas                                    | 0                        | 0     | 0       | -        | -         |
| 73                      | 11.6                      | Scheduled Ancient Monuments                           | 0                        | 0     | 0       | -        | -         |
| 73                      | 11.7                      | Registered Parks and Gardens                          | 0                        | 0     | 0       | -        | -         |
| Page                    | Section                   | <a href="#">Agricultural designations &gt;</a>        | On site                  | 0-50m | 50-250m | 250-500m | 500-2000m |
| <a href="#">74 &gt;</a> | <a href="#">12.1 &gt;</a> | <a href="#">Agricultural Land Classification &gt;</a> | Grade 5 (within 250m)    |       |         |          |           |
| 75                      | 12.2                      | Open Access Land                                      | 0                        | 0     | 0       | -        | -         |
| 75                      | 12.3                      | Tree Felling Licences                                 | 0                        | 0     | 0       | -        | -         |
| 75                      | 12.4                      | Environmental Stewardship Schemes                     | 0                        | 0     | 0       | -        | -         |
| 75                      | 12.5                      | Countryside Stewardship Schemes                       | 0                        | 0     | 0       | -        | -         |
| Page                    | Section                   | <a href="#">Habitat designations</a>                  | On site                  | 0-50m | 50-250m | 250-500m | 500-2000m |
| 76                      | 13.1                      | Priority Habitat Inventory                            | 0                        | 0     | 0       | -        | -         |
| 76                      | 13.2                      | Habitat Networks                                      | 0                        | 0     | 0       | -        | -         |
| 76                      | 13.3                      | Open Mosaic Habitat                                   | 0                        | 0     | 0       | -        | -         |
| 76                      | 13.4                      | Limestone Pavement Orders                             | 0                        | 0     | 0       | -        | -         |
| Page                    | Section                   | <a href="#">Geology 1:10,000 scale &gt;</a>           | On site                  | 0-50m | 50-250m | 250-500m | 500-2000m |
| <a href="#">77 &gt;</a> | <a href="#">14.1 &gt;</a> | <a href="#">10k Availability &gt;</a>                 | Identified (within 500m) |       |         |          |           |
| <a href="#">78 &gt;</a> | <a href="#">14.2 &gt;</a> | <a href="#">Artificial and made ground (10k) &gt;</a> | 1                        | 0     | 4       | 7        | -         |



| 80 >  | 14.3 >  | <a href="#">Superficial geology (10k) &gt;</a>                      | 1                        | 0     | 1       | 3        | -         |
|-------|---------|---------------------------------------------------------------------|--------------------------|-------|---------|----------|-----------|
| 81    | 14.4    | Landslip (10k)                                                      | 0                        | 0     | 0       | 0        | -         |
| 82 >  | 14.5 >  | <a href="#">Bedrock geology (10k) &gt;</a>                          | 1                        | 0     | 1       | 3        | -         |
| 83 >  | 14.6 >  | <a href="#">Bedrock faults and other linear features (10k) &gt;</a> | 0                        | 0     | 1       | 5        | -         |
| Page  | Section | <a href="#">Geology 1:50,000 scale &gt;</a>                         | On site                  | 0-50m | 50-250m | 250-500m | 500-2000m |
| 84 >  | 15.1 >  | <a href="#">50k Availability &gt;</a>                               | Identified (within 500m) |       |         |          |           |
| 85 >  | 15.2 >  | <a href="#">Artificial and made ground (50k) &gt;</a>               | 0                        | 0     | 1       | 1        | -         |
| 86    | 15.3    | Artificial ground permeability (50k)                                | 0                        | 0     | -       | -        | -         |
| 87 >  | 15.4 >  | <a href="#">Superficial geology (50k) &gt;</a>                      | 1                        | 0     | 0       | 1        | -         |
| 88 >  | 15.5 >  | <a href="#">Superficial permeability (50k) &gt;</a>                 | Identified (within 50m)  |       |         |          |           |
| 88    | 15.6    | Landslip (50k)                                                      | 0                        | 0     | 0       | 0        | -         |
| 88    | 15.7    | Landslip permeability (50k)                                         | None (within 50m)        |       |         |          |           |
| 89 >  | 15.8 >  | <a href="#">Bedrock geology (50k) &gt;</a>                          | 1                        | 0     | 0       | 2        | -         |
| 90 >  | 15.9 >  | <a href="#">Bedrock permeability (50k) &gt;</a>                     | Identified (within 50m)  |       |         |          |           |
| 90 >  | 15.10 > | <a href="#">Bedrock faults and other linear features (50k) &gt;</a> | 0                        | 0     | 1       | 4        | -         |
| Page  | Section | Boreholes                                                           | On site                  | 0-50m | 50-250m | 250-500m | 500-2000m |
| 91    | 16.1    | BGS Boreholes                                                       | 0                        | 0     | 0       | -        | -         |
| Page  | Section | <a href="#">Natural ground subsidence &gt;</a>                      |                          |       |         |          |           |
| 92 >  | 17.1 >  | <a href="#">Shrink swell clays &gt;</a>                             | Very low (within 50m)    |       |         |          |           |
| 93 >  | 17.2 >  | <a href="#">Running sands &gt;</a>                                  | Very low (within 50m)    |       |         |          |           |
| 94 >  | 17.3 >  | <a href="#">Compressible deposits &gt;</a>                          | Negligible (within 50m)  |       |         |          |           |
| 95 >  | 17.4 >  | <a href="#">Collapsible deposits &gt;</a>                           | Very low (within 50m)    |       |         |          |           |
| 96 >  | 17.5 >  | <a href="#">Landslides &gt;</a>                                     | Very low (within 50m)    |       |         |          |           |
| 97 >  | 17.6 >  | <a href="#">Ground dissolution of soluble rocks &gt;</a>            | Negligible (within 50m)  |       |         |          |           |
| Page  | Section | <a href="#">Mining and ground workings &gt;</a>                     | On site                  | 0-50m | 50-250m | 250-500m | 500-2000m |
| 99 >  | 18.1 >  | <a href="#">BritPits &gt;</a>                                       | 0                        | 0     | 1       | 2        | -         |
| 101 > | 18.2 >  | <a href="#">Surface ground workings &gt;</a>                        | 0                        | 0     | 46      | -        | -         |
| 103 > | 18.3 >  | <a href="#">Underground workings &gt;</a>                           | 0                        | 0     | 6       | 6        | 43        |
| 105   | 18.4    | Underground mining extents                                          | 0                        | 0     | 0       | 0        | -         |



| 105                      | 18.5                       | Historical Mineral Planning Areas                            | 0                        | 0     | 0       | 0        | -         |
|--------------------------|----------------------------|--------------------------------------------------------------|--------------------------|-------|---------|----------|-----------|
| 105                      | 18.6                       | Non-coal mining                                              | 0                        | 0     | 0       | 0        | 0         |
| 106                      | 18.7                       | JPB mining areas                                             | None (within 0m)         |       |         |          |           |
| 106                      | 18.8                       | The Coal Authority non-coal mining                           | 0                        | 0     | 0       | 0        | -         |
| 106                      | 18.9                       | Researched mining                                            | 0                        | 0     | 0       | 0        | -         |
| 106                      | 18.10                      | Mining record office plans                                   | 0                        | 0     | 0       | 0        | -         |
| 107                      | 18.11                      | BGS mine plans                                               | 0                        | 0     | 0       | 0        | -         |
| <a href="#">107 &gt;</a> | <a href="#">18.12 &gt;</a> | <a href="#">Coal mining &gt;</a>                             | Identified (within 0m)   |       |         |          |           |
| 107                      | 18.13                      | Brine areas                                                  | None (within 0m)         |       |         |          |           |
| 107                      | 18.14                      | Gypsum areas                                                 | None (within 0m)         |       |         |          |           |
| 107                      | 18.15                      | Tin mining                                                   | None (within 0m)         |       |         |          |           |
| 108                      | 18.16                      | Clay mining                                                  | None (within 0m)         |       |         |          |           |
| Page                     | Section                    | Ground cavities and sinkholes                                | On site                  | 0-50m | 50-250m | 250-500m | 500-2000m |
| 109                      | 19.1                       | Natural cavities                                             | 0                        | 0     | 0       | 0        | -         |
| 109                      | 19.2                       | Mining cavities                                              | 0                        | 0     | 0       | 0        | 0         |
| 109                      | 19.3                       | Reported recent incidents                                    | 0                        | 0     | 0       | 0        | -         |
| 109                      | 19.4                       | Historical incidents                                         | 0                        | 0     | 0       | 0        | -         |
| Page                     | Section                    | <a href="#">Radon &gt;</a>                                   |                          |       |         |          |           |
| <a href="#">111 &gt;</a> | <a href="#">20.1 &gt;</a>  | <a href="#">Radon &gt;</a>                                   | Less than 1% (within 0m) |       |         |          |           |
| Page                     | Section                    | <a href="#">Soil chemistry &gt;</a>                          | On site                  | 0-50m | 50-250m | 250-500m | 500-2000m |
| <a href="#">113 &gt;</a> | <a href="#">21.1 &gt;</a>  | <a href="#">BGS Estimated Background Soil Chemistry &gt;</a> | 1                        | 0     | -       | -        | -         |
| 113                      | 21.2                       | BGS Estimated Urban Soil Chemistry                           | 0                        | 0     | -       | -        | -         |
| 113                      | 21.3                       | BGS Measured Urban Soil Chemistry                            | 0                        | 0     | -       | -        | -         |
| Page                     | Section                    | <a href="#">Railway infrastructure and projects &gt;</a>     | On site                  | 0-50m | 50-250m | 250-500m | 500-2000m |
| 114                      | 22.1                       | Underground railways (London)                                | 0                        | 0     | 0       | -        | -         |
| 114                      | 22.2                       | Underground railways (Non-London)                            | 0                        | 0     | 0       | -        | -         |
| 115                      | 22.3                       | Railway tunnels                                              | 0                        | 0     | 0       | -        | -         |
| <a href="#">115 &gt;</a> | <a href="#">22.4 &gt;</a>  | <a href="#">Historical railway and tunnel features &gt;</a>  | 1                        | 4     | 6       | -        | -         |
| 116                      | 22.5                       | Royal Mail tunnels                                           | 0                        | 0     | 0       | -        | -         |



|     |      |                     |   |   |   |   |   |
|-----|------|---------------------|---|---|---|---|---|
| 116 | 22.6 | Historical railways | 0 | 0 | 0 | - | - |
| 116 | 22.7 | Railways            | 0 | 0 | 0 | - | - |
| 116 | 22.8 | Crossrail 2         | 0 | 0 | 0 | 0 | - |
| 116 | 22.9 | HS2                 | 0 | 0 | 0 | 0 | - |

## Recent aerial photograph



Capture Date: 08/04/2023

Site Area: 0.66ha



Contact us with any questions at:

[info@groundsure.com](mailto:info@groundsure.com)

01273 257 755

Date: 17 July 2025

## Recent site history - 2020 aerial photograph



Capture Date: 14/04/2020

Site Area: 0.66ha



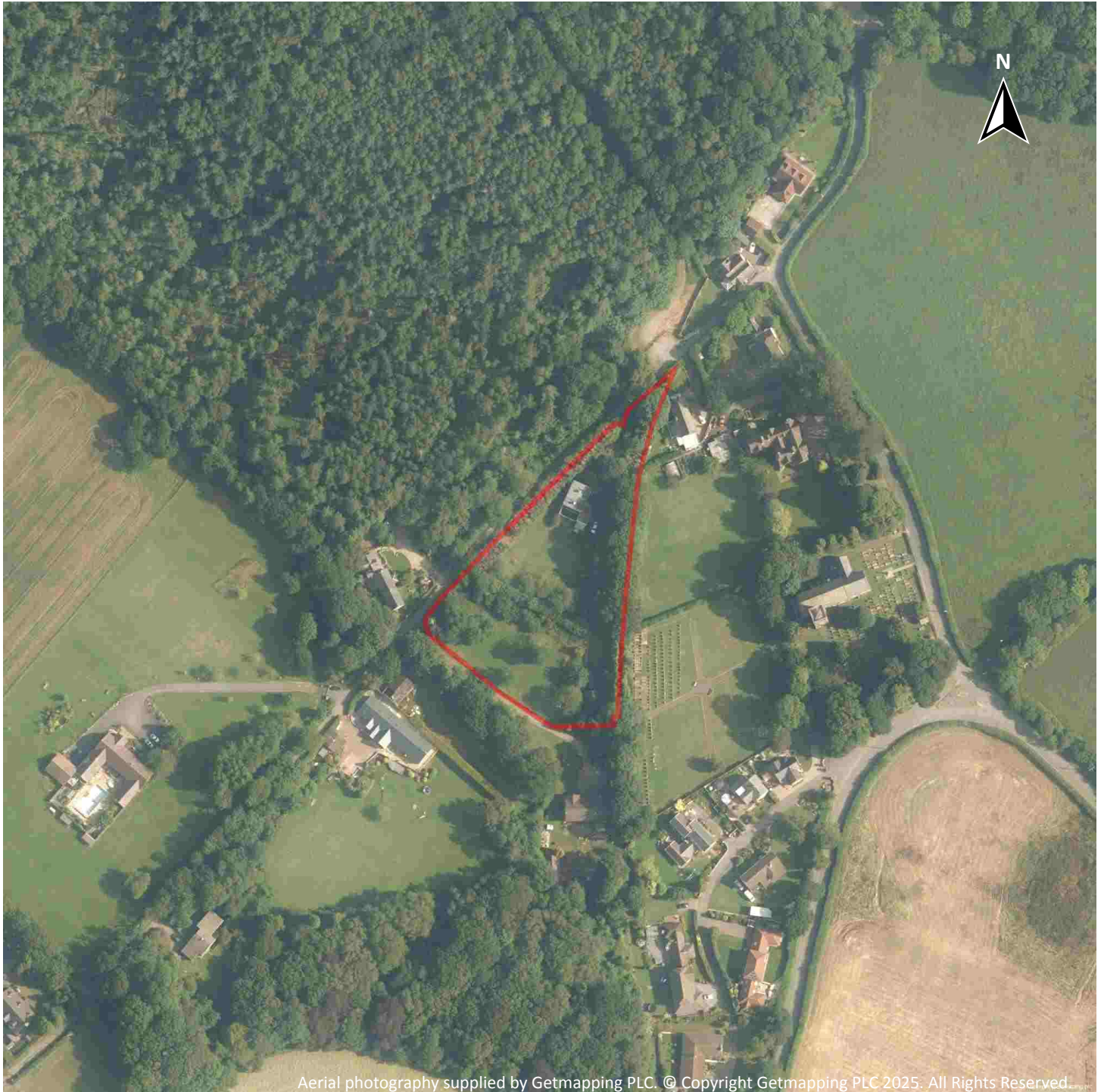
Contact us with any questions at:

[info@groundsure.com](mailto:info@groundsure.com)

01273 257 755

Date: 17 July 2025

## Recent site history - 2014 aerial photograph



Capture Date: 23/07/2014

Site Area: 0.66ha



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Date: 17 July 2025

## Recent site history - 2009 aerial photograph



Capture Date: 12/10/2009

Site Area: 0.66ha



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Date: 17 July 2025

## Recent site history - 2000 aerial photograph



Capture Date: 24/08/2000

Site Area: 0.66ha



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Date: 17 July 2025

## OS MasterMap site plan



Site Area: 0.66ha



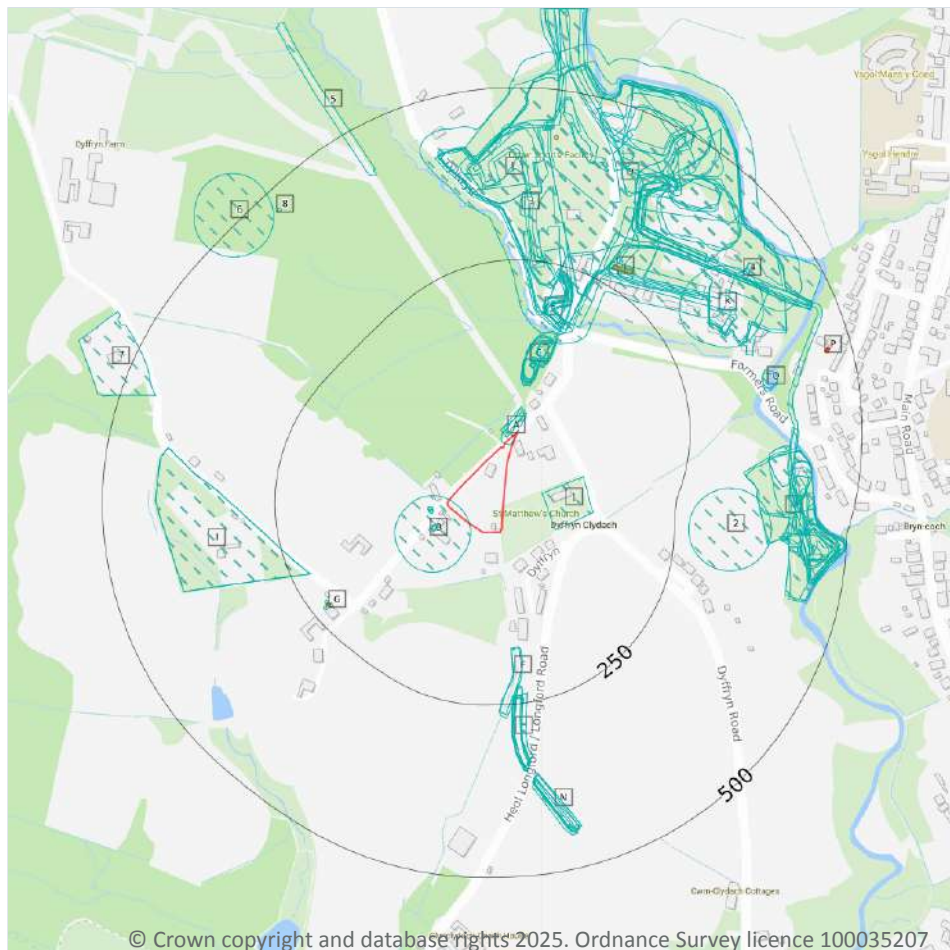
Contact us with any questions at:

[info@groundsure.com](mailto:info@groundsure.com)

01273 257 755

Date: 17 July 2025

## 1 Past land use



- Site Outline
- Search buffers in metres (m)
- Historical industrial land uses
- Historical tanks
- Historical energy features

### 1.1 Historical industrial land uses

Records within 500m

134

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

Features are displayed on the Past land use map on [page 15 >](#)

| ID | Location | Land use                | Dates present | Group ID |
|----|----------|-------------------------|---------------|----------|
| A  | On site  | Mineral Railway Sidings | 1921          | 383210   |



| ID       | Location       | Land use                    | Dates present | Group ID      |
|----------|----------------|-----------------------------|---------------|---------------|
| <b>B</b> | <b>On site</b> | <b>Old Lime Kiln</b>        | <b>1921</b>   | <b>383212</b> |
| A        | 4m NW          | Railway Sidings             | 1914          | 334465        |
| A        | 8m NW          | Mineral Railway Sidings     | 1914          | 353608        |
| B        | 22m W          | Old Lime Kiln               | 1938          | 374962        |
| B        | 23m W          | Old Lime Kiln               | 1948          | 360782        |
| B        | 24m W          | Old Lime Kiln               | 1964          | 381975        |
| B        | 32m SW         | Old Lime Kiln               | 1914          | 351801        |
| B        | 34m SW         | Old Limekiln                | 1914          | 373446        |
| 1        | 54m E          | Grave Yard                  | 1877          | 334927        |
| C        | 68m N          | Unspecified Heap            | 1966 - 1992   | 326111        |
| C        | 69m N          | Unspecified Heap            | 1921          | 322034        |
| C        | 70m N          | Unspecified Ground Workings | 1964          | 311451        |
| C        | 74m N          | Unspecified Heap            | 1938          | 316548        |
| C        | 74m N          | Unspecified Ground Workings | 1948          | 314048        |
| C        | 75m N          | Unspecified Ground Workings | 1914          | 312426        |
| C        | 79m N          | Unspecified Ground Workings | 1914          | 301617        |
| C        | 97m N          | Old Coal Shaft              | 1921          | 277005        |
| C        | 104m N         | Old Coal Shaft              | 1914          | 290581        |
| D        | 141m N         | Colliery                    | 1914          | 295977        |
| D        | 154m NE        | Colliery                    | 1921          | 302198        |
| D        | 159m NE        | Mineral Railway Sidings     | 1914          | 295927        |
| D        | 159m NE        | Disused Colliery            | 1948          | 295129        |
| E        | 160m N         | Unspecified Ground Workings | 1921          | 324514        |
| E        | 164m N         | Unspecified Ground Workings | 1938          | 282099        |
| E        | 164m N         | Unspecified Ground Workings | 1948          | 322422        |
| D        | 164m NE        | Colliery                    | 1914          | 315778        |
| E        | 166m N         | Unspecified Ground Workings | 1914          | 307150        |
| E        | 167m N         | Unspecified Ground Workings | 1914          | 325339        |



| ID | Location | Land use                    | Dates present | Group ID |
|----|----------|-----------------------------|---------------|----------|
| F  | 169m S   | Cuttings                    | 1964          | 383758   |
| F  | 169m S   | Cuttings                    | 1938 - 1948   | 359787   |
| E  | 170m N   | Unspecified Ground Workings | 1966 - 1980   | 313126   |
| D  | 172m N   | Unspecified Disused Mine    | 1964          | 264482   |
| D  | 174m NE  | Railway Sidings             | 1914          | 287963   |
| D  | 176m NE  | Mineral Railway Sidings     | 1921          | 318862   |
| D  | 177m N   | Disused Colliery            | 1938          | 301021   |
| E  | 180m N   | Unspecified Ground Workings | 1964          | 282480   |
| E  | 215m N   | Unspecified Heap            | 1948          | 319477   |
| E  | 217m N   | Unspecified Ground Workings | 1966 - 1980   | 305150   |
| E  | 218m N   | Unspecified Heap            | 1938          | 288599   |
| D  | 220m NE  | Railway Sidings             | 1877 - 1897   | 293697   |
| D  | 220m NE  | Colliery                    | 1897          | 328919   |
| G  | 220m SW  | Gasometer                   | 1877          | 384011   |
| G  | 221m SW  | Gasometer                   | 1914          | 382703   |
| H  | 222m S   | Unspecified Pit             | 1938          | 379124   |
| G  | 223m SW  | Gasometer                   | 1914          | 367295   |
| I  | 223m SW  | Nursery                     | 1980          | 353540   |
| I  | 223m SW  | Nursery                     | 1992          | 391456   |
| H  | 227m S   | Unspecified Pit             | 1914          | 389284   |
| G  | 229m SW  | Gasometer                   | 1921          | 349215   |
| H  | 236m S   | Unspecified Pit             | 1992          | 368926   |
| H  | 236m S   | Unspecified Pit             | 1980          | 378503   |
| H  | 238m S   | Unspecified Pit             | 1964          | 361648   |
| H  | 242m S   | Unspecified Pit             | 1921          | 363728   |
| H  | 242m S   | Unspecified Pit             | 1948          | 382879   |
| J  | 267m NE  | Unspecified Tanks           | 1921          | 324312   |
| 2  | 271m E   | Unspecified Shaft           | 1914          | 333491   |



| ID | Location | Land use                    | Dates present | Group ID |
|----|----------|-----------------------------|---------------|----------|
| D  | 271m NE  | Nursery                     | 1992          | 308486   |
| J  | 274m NE  | Unspecified Tanks           | 1914          | 293547   |
| J  | 274m NE  | Unspecified Tanks           | 1914          | 300593   |
| K  | 286m NE  | Old Furnace                 | 1948          | 313172   |
| K  | 286m NE  | Nursery                     | 1966 - 1980   | 288698   |
| 3  | 312m N   | Unspecified Heap            | 1938 - 1948   | 295372   |
| K  | 318m NE  | Old Furnace                 | 1964          | 317148   |
| K  | 320m NE  | Old Furnace                 | 1877          | 310470   |
| D  | 321m NE  | Tramway Sidings             | 1921          | 284193   |
| K  | 321m NE  | Old Furnace                 | 1938          | 323417   |
| K  | 323m NE  | Old Furnace                 | 1897          | 302662   |
| K  | 330m NE  | Old Furnace                 | 1914          | 292623   |
| L  | 333m N   | Refuse Heap                 | 1948          | 288113   |
| L  | 333m N   | Refuse Heap                 | 1938          | 294993   |
| M  | 334m E   | Colliery                    | 1964          | 388553   |
| M  | 337m E   | Colliery                    | 1938          | 361157   |
| D  | 337m NE  | Refuse Heaps                | 1938          | 319340   |
| K  | 338m NE  | Tramway Sidings             | 1914          | 2404338  |
| D  | 340m NE  | Unspecified Ground Workings | 1966          | 291138   |
| D  | 341m NE  | Unspecified Ground Workings | 1948          | 305703   |
| D  | 341m NE  | Unspecified Ground Workings | 1980          | 324109   |
| D  | 342m NE  | Colliery                    | 1877          | 307853   |
| K  | 350m E   | Old Furnace                 | 1921          | 311392   |
| N  | 353m S   | Unspecified Heap            | 1992          | 351199   |
| N  | 353m S   | Unspecified Heap            | 1980          | 353986   |
| K  | 355m NE  | Old Furnace                 | 1914          | 288237   |
| L  | 356m N   | Refuse Heap                 | 1921          | 320961   |
| N  | 357m S   | Unspecified Heap            | 1914          | 352313   |



| ID | Location | Land use                          | Dates present | Group ID |
|----|----------|-----------------------------------|---------------|----------|
| L  | 358m N   | Refuse Heap                       | 1914          | 328362   |
| N  | 359m S   | Unspecified Heap                  | 1921          | 372464   |
| D  | 359m NE  | Unspecified Heap                  | 1966          | 273886   |
| N  | 361m S   | Unspecified Ground Workings       | 1938          | 375242   |
| O  | 362m E   | Unspecified Heap                  | 1964 - 1966   | 296858   |
| O  | 362m E   | Unspecified Heap                  | 1948          | 293138   |
| D  | 364m NE  | Unspecified Heaps                 | 1948          | 272680   |
| N  | 364m S   | Unspecified Ground Workings       | 1948          | 351381   |
| M  | 366m E   | Colliery                          | 1948          | 354187   |
| M  | 367m E   | Unspecified Disused Tip           | 1992          | 351324   |
| M  | 367m E   | Unspecified Disused Tip           | 1980          | 362257   |
| M  | 368m E   | Unspecified Commercial/Industrial | 1914          | 387212   |
| D  | 384m NE  | Unspecified Ground Workings       | 1897          | 297750   |
| M  | 394m E   | Tramway Sidings                   | 1897          | 377727   |
| 4  | 395m NE  | Unspecified Pit                   | 1877          | 277481   |
| M  | 399m E   | Refuse Heap                       | 1921          | 365868   |
| D  | 400m N   | Refuse Heap                       | 1914 - 1921   | 282243   |
| M  | 401m E   | Refuse Heap                       | 1938          | 362267   |
| M  | 401m E   | Railway Sidings                   | 1938 - 1948   | 377569   |
| M  | 401m E   | Refuse Heap                       | 1914          | 389011   |
| D  | 402m NE  | Refuse Heap                       | 1921          | 326880   |
| M  | 402m E   | Refuse Heap                       | 1948          | 355289   |
| M  | 403m E   | Refuse Heap                       | 1914          | 357157   |
| D  | 404m N   | Unspecified Heap                  | 1938          | 324114   |
| D  | 405m N   | Unspecified Disused Tip           | 1980 - 1992   | 299619   |
| D  | 405m NE  | Refuse Heap                       | 1914          | 328037   |
| M  | 406m E   | Railway Building                  | 1921          | 348862   |
| M  | 406m E   | Tramway Sidings                   | 1921          | 390615   |



| ID | Location | Land use                    | Dates present | Group ID |
|----|----------|-----------------------------|---------------|----------|
| D  | 407m NE  | Refuse Heap                 | 1914          | 299507   |
| M  | 408m E   | Unspecified Shaft           | 1914          | 375943   |
| M  | 411m E   | Tramway Sidings             | 1914          | 384058   |
| D  | 417m NE  | Refuse Heap                 | 1921          | 322941   |
| M  | 419m E   | Unspecified Shaft           | 1921          | 333490   |
| M  | 419m E   | Unspecified Ground Workings | 1897          | 374536   |
| M  | 422m E   | Unspecified Ground Workings | 1948          | 386369   |
| 5  | 425m NW  | Cuttings                    | 1938 - 1948   | 305453   |
| M  | 433m E   | Unspecified Ground Workings | 1921          | 379421   |
| M  | 434m E   | Unspecified Ground Workings | 1914          | 356177   |
| M  | 439m E   | Unspecified Ground Workings | 1914          | 356392   |
| D  | 440m N   | Unspecified Disused Shaft   | 1964          | 269853   |
| D  | 440m N   | Unspecified Old Shaft       | 1948          | 284470   |
| D  | 443m N   | Unspecified Old Shaft       | 1938          | 311146   |
| D  | 444m N   | Unspecified Ground Workings | 1948 - 1964   | 311631   |
| M  | 445m E   | Pumping Pit                 | 1877          | 335862   |
| M  | 446m E   | Railway Building            | 1921          | 348861   |
| M  | 451m E   | Unspecified Ground Workings | 1948          | 366494   |
| 6  | 451m NW  | Old Coal Pit                | 1914 - 1921   | 293940   |
| 7  | 451m W   | Unspecified Works           | 1980 - 1992   | 307933   |
| 8  | 467m NW  | Old Coal Pit                | 1914          | 321662   |

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

## 1.2 Historical tanks

### Records within 500m

4

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



Features are displayed on the Past land use map on [page 15 >](#)

| ID | Location | Land use         | Dates present | Group ID |
|----|----------|------------------|---------------|----------|
| G  | 222m SW  | Unspecified Tank | 1936          | 39928    |
| G  | 222m SW  | Gasometer        | 1899 - 1918   | 43253    |
| J  | 274m NE  | Tanks            | 1918          | 35987    |
| D  | 428m N   | Unspecified Tank | 1877          | 34768    |

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

### 1.3 Historical energy features

**Records within 500m**

**3**

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

Features are displayed on the Past land use map on [page 15 >](#)

| ID | Location | Land use               | Dates present | Group ID |
|----|----------|------------------------|---------------|----------|
| G  | 222m SW  | Gasometer              | 1899 - 1918   | 23591    |
| P  | 461m E   | Electricity Substation | 1989          | 19961    |
| P  | 462m E   | Electricity Substation | 1972          | 19566    |

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

### 1.4 Historical petrol stations

**Records within 500m**

**0**

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

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



## 1.5 Historical garages

Records within 500m

0

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

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

## 1.6 Historical military land

Records within 500m

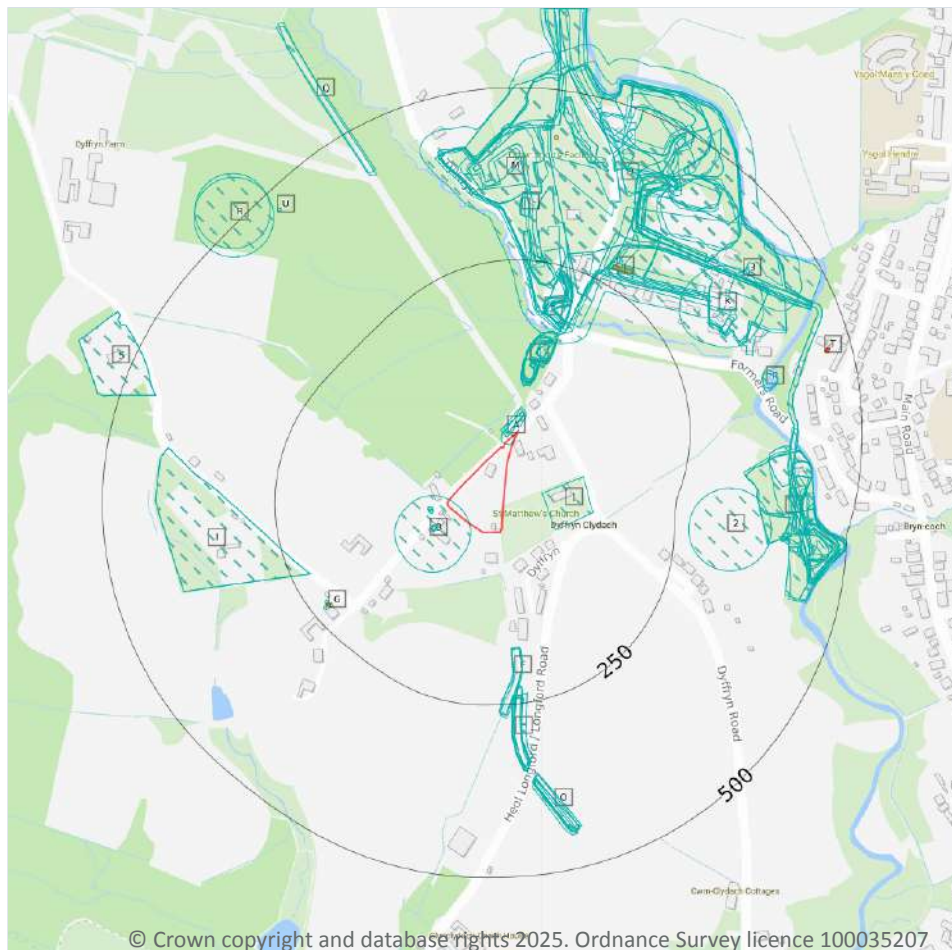
0

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

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



## 2 Past land use - un-grouped



- Site Outline
- Search buffers in metres (m)
- Historical industrial land uses
- Historical tanks
- Historical energy features

### 2.1 Historical industrial land uses

Records within 500m

181

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

Features are displayed on the Past land use - un-grouped map on [page 23](#) >

| ID | Location | Land Use                | Date | Group ID |
|----|----------|-------------------------|------|----------|
| A  | On site  | Mineral Railway Sidings | 1921 | 383210   |
| B  | On site  | Old Lime Kiln           | 1921 | 383212   |
| A  | 4m NW    | Railway Sidings         | 1914 | 334465   |



| ID | Location | Land Use                    | Date | Group ID |
|----|----------|-----------------------------|------|----------|
| A  | 8m NW    | Mineral Railway Sidings     | 1914 | 353608   |
| A  | 8m NW    | Mineral Railway Sidings     | 1914 | 353608   |
| B  | 22m W    | Old Lime Kiln               | 1938 | 374962   |
| B  | 23m W    | Old Lime Kiln               | 1948 | 360782   |
| B  | 24m W    | Old Lime Kiln               | 1964 | 381975   |
| B  | 32m SW   | Old Lime Kiln               | 1914 | 351801   |
| B  | 34m SW   | Old Limekiln                | 1914 | 373446   |
| B  | 34m SW   | Old Limekiln                | 1914 | 373446   |
| 1  | 54m E    | Grave Yard                  | 1877 | 334927   |
| C  | 68m N    | Unspecified Heap            | 1980 | 326111   |
| C  | 68m N    | Unspecified Heap            | 1992 | 326111   |
| C  | 68m N    | Unspecified Heap            | 1966 | 326111   |
| C  | 69m N    | Unspecified Heap            | 1921 | 322034   |
| C  | 70m N    | Unspecified Ground Workings | 1964 | 311451   |
| C  | 74m N    | Unspecified Heap            | 1938 | 316548   |
| C  | 74m N    | Unspecified Heap            | 1938 | 316548   |
| C  | 74m N    | Unspecified Ground Workings | 1948 | 314048   |
| C  | 75m N    | Unspecified Ground Workings | 1914 | 312426   |
| C  | 75m N    | Unspecified Ground Workings | 1914 | 312426   |
| C  | 79m N    | Unspecified Ground Workings | 1914 | 301617   |
| C  | 97m N    | Old Coal Shaft              | 1921 | 277005   |
| C  | 104m N   | Old Coal Shaft              | 1914 | 290581   |
| C  | 104m N   | Old Coal Shaft              | 1914 | 290581   |
| C  | 105m N   | Old Coal Shaft              | 1914 | 290581   |
| D  | 141m N   | Colliery                    | 1914 | 295977   |
| D  | 154m NE  | Colliery                    | 1921 | 302198   |
| D  | 159m NE  | Mineral Railway Sidings     | 1914 | 295927   |
| D  | 159m NE  | Mineral Railway Sidings     | 1914 | 295927   |



| ID | Location | Land Use                    | Date | Group ID |
|----|----------|-----------------------------|------|----------|
| D  | 159m NE  | Disused Colliery            | 1948 | 295129   |
| E  | 160m N   | Unspecified Ground Workings | 1921 | 324514   |
| E  | 164m N   | Unspecified Ground Workings | 1938 | 282099   |
| E  | 164m N   | Unspecified Ground Workings | 1938 | 282099   |
| E  | 164m N   | Unspecified Ground Workings | 1948 | 322422   |
| D  | 164m NE  | Colliery                    | 1914 | 315778   |
| D  | 164m NE  | Colliery                    | 1914 | 315778   |
| E  | 166m N   | Unspecified Ground Workings | 1914 | 307150   |
| E  | 167m N   | Unspecified Ground Workings | 1914 | 325339   |
| E  | 167m N   | Unspecified Ground Workings | 1914 | 325339   |
| F  | 169m S   | Cuttings                    | 1964 | 383758   |
| F  | 169m S   | Cuttings                    | 1948 | 359787   |
| E  | 170m N   | Unspecified Ground Workings | 1980 | 313126   |
| E  | 170m N   | Unspecified Ground Workings | 1966 | 313126   |
| F  | 171m S   | Cuttings                    | 1938 | 359787   |
| D  | 172m N   | Unspecified Disused Mine    | 1964 | 264482   |
| D  | 174m NE  | Railway Sidings             | 1914 | 287963   |
| D  | 176m NE  | Mineral Railway Sidings     | 1921 | 318862   |
| D  | 177m N   | Disused Colliery            | 1938 | 301021   |
| D  | 177m N   | Disused Colliery            | 1938 | 301021   |
| E  | 180m N   | Unspecified Ground Workings | 1964 | 282480   |
| E  | 215m N   | Unspecified Heap            | 1948 | 319477   |
| E  | 217m N   | Unspecified Ground Workings | 1980 | 305150   |
| E  | 217m N   | Unspecified Ground Workings | 1966 | 305150   |
| E  | 218m N   | Unspecified Heap            | 1938 | 288599   |
| E  | 218m N   | Unspecified Heap            | 1938 | 288599   |
| D  | 220m NE  | Colliery                    | 1897 | 328919   |
| D  | 220m NE  | Railway Sidings             | 1897 | 293697   |



| ID | Location | Land Use          | Date | Group ID |
|----|----------|-------------------|------|----------|
| G  | 220m SW  | Gasometer         | 1877 | 384011   |
| G  | 221m SW  | Gasometer         | 1914 | 382703   |
| H  | 222m S   | Unspecified Pit   | 1938 | 379124   |
| H  | 222m S   | Unspecified Pit   | 1938 | 379124   |
| G  | 223m SW  | Gasometer         | 1914 | 367295   |
| G  | 223m SW  | Gasometer         | 1914 | 367295   |
| I  | 223m SW  | Nursery           | 1992 | 391456   |
| I  | 223m SW  | Nursery           | 1980 | 353540   |
| H  | 227m S   | Unspecified Pit   | 1914 | 389284   |
| G  | 229m SW  | Gasometer         | 1921 | 349215   |
| H  | 236m S   | Unspecified Pit   | 1992 | 368926   |
| H  | 236m S   | Unspecified Pit   | 1980 | 378503   |
| H  | 238m S   | Unspecified Pit   | 1964 | 361648   |
| H  | 242m S   | Unspecified Pit   | 1921 | 363728   |
| H  | 242m S   | Unspecified Pit   | 1948 | 382879   |
| J  | 267m NE  | Unspecified Tanks | 1921 | 324312   |
| 2  | 271m E   | Unspecified Shaft | 1914 | 333491   |
| D  | 271m NE  | Nursery           | 1992 | 308486   |
| J  | 274m NE  | Unspecified Tanks | 1914 | 293547   |
| J  | 274m NE  | Unspecified Tanks | 1914 | 300593   |
| J  | 274m NE  | Unspecified Tanks | 1914 | 300593   |
| K  | 286m NE  | Old Furnace       | 1948 | 313172   |
| K  | 286m NE  | Nursery           | 1980 | 288698   |
| K  | 286m NE  | Nursery           | 1966 | 288698   |
| L  | 312m N   | Unspecified Heap  | 1948 | 295372   |
| L  | 314m N   | Unspecified Heap  | 1938 | 295372   |
| L  | 314m N   | Unspecified Heap  | 1938 | 295372   |
| K  | 318m NE  | Old Furnace       | 1964 | 317148   |



| ID | Location | Land Use                    | Date | Group ID |
|----|----------|-----------------------------|------|----------|
| K  | 320m NE  | Old Furnace                 | 1877 | 310470   |
| D  | 321m NE  | Tramway Sidings             | 1921 | 284193   |
| K  | 321m NE  | Old Furnace                 | 1938 | 323417   |
| K  | 323m NE  | Old Furnace                 | 1897 | 302662   |
| K  | 330m NE  | Old Furnace                 | 1914 | 292623   |
| K  | 330m NE  | Old Furnace                 | 1914 | 292623   |
| M  | 333m N   | Refuse Heap                 | 1948 | 288113   |
| M  | 333m N   | Refuse Heap                 | 1938 | 294993   |
| M  | 333m N   | Refuse Heap                 | 1938 | 294993   |
| N  | 334m E   | Colliery                    | 1964 | 388553   |
| N  | 337m E   | Colliery                    | 1938 | 361157   |
| N  | 337m E   | Colliery                    | 1938 | 361157   |
| D  | 337m NE  | Refuse Heaps                | 1938 | 319340   |
| D  | 337m NE  | Refuse Heaps                | 1938 | 319340   |
| K  | 338m NE  | Tramway Sidings             | 1914 | 2404338  |
| K  | 338m NE  | Tramway Sidings             | 1914 | 2404338  |
| D  | 340m NE  | Unspecified Ground Workings | 1966 | 291138   |
| D  | 341m NE  | Unspecified Ground Workings | 1948 | 305703   |
| D  | 341m NE  | Unspecified Ground Workings | 1980 | 324109   |
| D  | 342m NE  | Colliery                    | 1877 | 307853   |
| K  | 350m E   | Old Furnace                 | 1921 | 311392   |
| O  | 353m S   | Unspecified Heap            | 1992 | 351199   |
| O  | 353m S   | Unspecified Heap            | 1980 | 353986   |
| K  | 355m NE  | Old Furnace                 | 1914 | 288237   |
| M  | 356m N   | Refuse Heap                 | 1921 | 320961   |
| O  | 357m S   | Unspecified Heap            | 1914 | 352313   |
| M  | 358m N   | Refuse Heap                 | 1914 | 328362   |
| O  | 359m S   | Unspecified Heap            | 1921 | 372464   |



| ID | Location | Land Use                          | Date | Group ID |
|----|----------|-----------------------------------|------|----------|
| D  | 359m NE  | Unspecified Heap                  | 1966 | 273886   |
| D  | 361m N   | Railway Sidings                   | 1877 | 293697   |
| O  | 361m S   | Unspecified Ground Workings       | 1938 | 375242   |
| O  | 361m S   | Unspecified Ground Workings       | 1938 | 375242   |
| P  | 362m E   | Unspecified Heap                  | 1966 | 296858   |
| P  | 362m E   | Unspecified Heap                  | 1964 | 296858   |
| P  | 362m E   | Unspecified Heap                  | 1948 | 293138   |
| D  | 364m NE  | Unspecified Heaps                 | 1948 | 272680   |
| O  | 364m S   | Unspecified Ground Workings       | 1948 | 351381   |
| N  | 366m E   | Colliery                          | 1948 | 354187   |
| N  | 367m E   | Unspecified Disused Tip           | 1992 | 351324   |
| N  | 367m E   | Unspecified Disused Tip           | 1980 | 362257   |
| N  | 368m E   | Unspecified Commercial/Industrial | 1914 | 387212   |
| N  | 368m E   | Unspecified Commercial/Industrial | 1914 | 387212   |
| D  | 384m NE  | Unspecified Ground Workings       | 1897 | 297750   |
| N  | 394m E   | Tramway Sidings                   | 1897 | 377727   |
| 3  | 395m NE  | Unspecified Pit                   | 1877 | 277481   |
| N  | 399m E   | Refuse Heap                       | 1921 | 365868   |
| D  | 400m N   | Refuse Heap                       | 1921 | 282243   |
| N  | 401m E   | Refuse Heap                       | 1938 | 362267   |
| N  | 401m E   | Railway Sidings                   | 1938 | 377569   |
| N  | 401m E   | Refuse Heap                       | 1938 | 362267   |
| N  | 401m E   | Refuse Heap                       | 1914 | 389011   |
| D  | 402m NE  | Refuse Heap                       | 1921 | 326880   |
| N  | 402m E   | Railway Sidings                   | 1948 | 377569   |
| N  | 402m E   | Refuse Heap                       | 1948 | 355289   |
| N  | 403m E   | Refuse Heap                       | 1914 | 357157   |
| N  | 403m E   | Refuse Heap                       | 1914 | 357157   |



| ID | Location | Land Use                    | Date | Group ID |
|----|----------|-----------------------------|------|----------|
| D  | 404m N   | Unspecified Heap            | 1938 | 324114   |
| D  | 404m N   | Unspecified Heap            | 1938 | 324114   |
| D  | 405m N   | Refuse Heap                 | 1914 | 282243   |
| D  | 405m N   | Unspecified Disused Tip     | 1980 | 299619   |
| D  | 405m N   | Unspecified Disused Tip     | 1992 | 299619   |
| D  | 405m NE  | Refuse Heap                 | 1914 | 328037   |
| D  | 405m NE  | Refuse Heap                 | 1914 | 328037   |
| N  | 406m E   | Tramway Sidings             | 1921 | 390615   |
| N  | 406m E   | Railway Building            | 1921 | 348862   |
| D  | 407m NE  | Refuse Heap                 | 1914 | 299507   |
| N  | 408m E   | Unspecified Shaft           | 1914 | 375943   |
| N  | 408m E   | Unspecified Shaft           | 1914 | 375943   |
| N  | 411m E   | Tramway Sidings             | 1914 | 384058   |
| D  | 417m NE  | Refuse Heap                 | 1921 | 322941   |
| N  | 419m E   | Unspecified Shaft           | 1921 | 333490   |
| N  | 419m E   | Unspecified Ground Workings | 1897 | 374536   |
| N  | 422m E   | Unspecified Ground Workings | 1948 | 386369   |
| Q  | 425m NW  | Cuttings                    | 1948 | 305453   |
| N  | 433m E   | Unspecified Ground Workings | 1921 | 379421   |
| Q  | 433m NW  | Cuttings                    | 1938 | 305453   |
| N  | 434m E   | Unspecified Ground Workings | 1914 | 356177   |
| N  | 439m E   | Unspecified Ground Workings | 1914 | 356392   |
| N  | 439m E   | Unspecified Ground Workings | 1914 | 356392   |
| D  | 440m N   | Unspecified Disused Shaft   | 1964 | 269853   |
| D  | 440m N   | Unspecified Old Shaft       | 1948 | 284470   |
| D  | 443m N   | Unspecified Old Shaft       | 1938 | 311146   |
| D  | 443m N   | Unspecified Old Shaft       | 1938 | 311146   |
| D  | 444m N   | Unspecified Ground Workings | 1948 | 311631   |



| ID | Location | Land Use                    | Date | Group ID |
|----|----------|-----------------------------|------|----------|
| N  | 445m E   | Pumping Pit                 | 1877 | 335862   |
| N  | 446m E   | Railway Building            | 1921 | 348861   |
| N  | 451m E   | Unspecified Ground Workings | 1948 | 366494   |
| R  | 451m NW  | Old Coal Pit                | 1921 | 293940   |
| S  | 451m W   | Unspecified Works           | 1980 | 307933   |
| S  | 451m W   | Unspecified Works           | 1992 | 307933   |
| R  | 462m NW  | Old Coal Pit                | 1914 | 293940   |
| D  | 466m N   | Unspecified Ground Workings | 1964 | 311631   |
| U  | 467m NW  | Old Coal Pit                | 1914 | 321662   |
| U  | 467m NW  | Old Coal Pit                | 1914 | 321662   |

This data is sourced from Ordnance Survey / Groundsure.

## 2.2 Historical tanks

### Records within 500m

5

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

Features are displayed on the Past land use - un-grouped map on [page 23 >](#)

| ID | Location | Land Use         | Date | Group ID |
|----|----------|------------------|------|----------|
| G  | 222m SW  | Gasometer        | 1899 | 43253    |
| G  | 222m SW  | Gasometer        | 1918 | 43253    |
| G  | 222m SW  | Unspecified Tank | 1936 | 39928    |
| J  | 274m NE  | Tanks            | 1918 | 35987    |
| D  | 428m N   | Unspecified Tank | 1877 | 34768    |

This data is sourced from Ordnance Survey / Groundsure.



## 2.3 Historical energy features

### Records within 500m

4

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

Features are displayed on the Past land use - un-grouped map on [page 23 >](#)

| ID | Location | Land Use               | Date | Group ID |
|----|----------|------------------------|------|----------|
| G  | 222m SW  | Gasometer              | 1899 | 23591    |
| G  | 222m SW  | Gasometer              | 1918 | 23591    |
| T  | 461m E   | Electricity Substation | 1989 | 19961    |
| T  | 462m E   | Electricity Substation | 1972 | 19566    |

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

## 2.4 Historical petrol stations

### Records within 500m

0

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

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

## 2.5 Historical garages

### Records within 500m

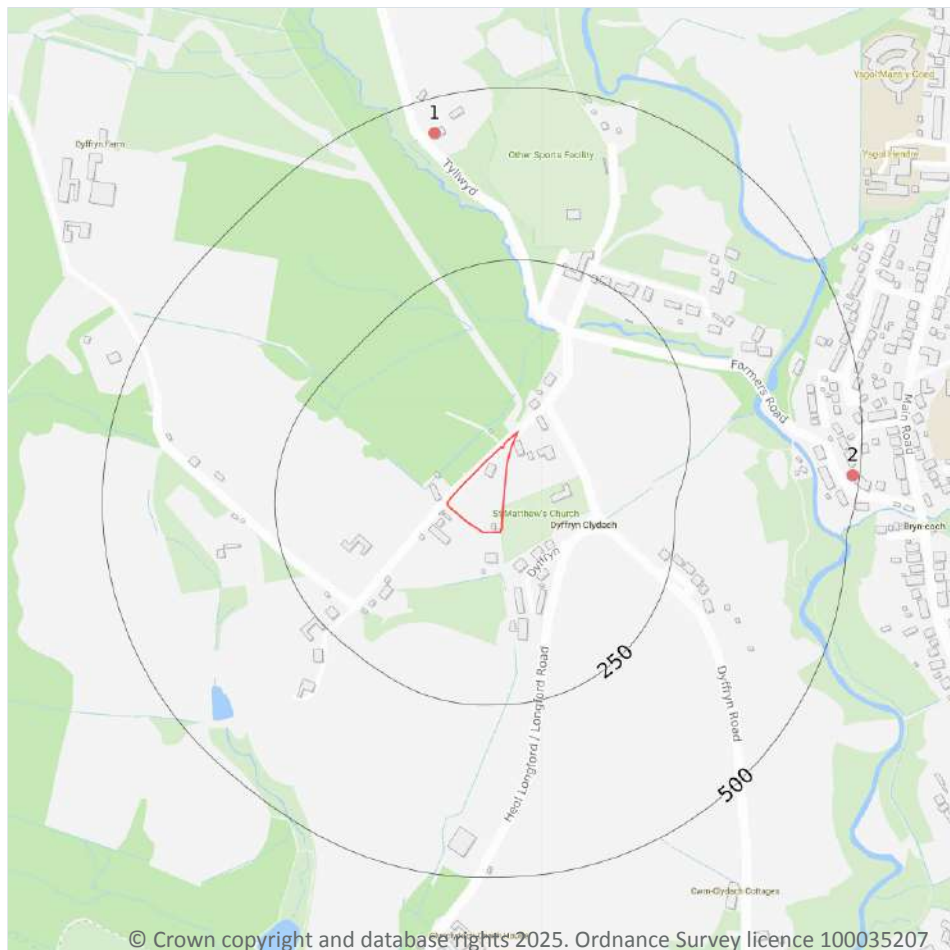
0

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

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



## 3 Waste and landfill



— Site Outline  
Search buffers in metres (m)  
● Waste exemptions

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### 3.1 Active or recent landfill

Records within 500m

0

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

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

### 3.2 Historical landfill (BGS records)

Records within 500m

0

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

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



### 3.3 Historical landfill (LA/mapping records)

Records within 500m

0

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

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

### 3.4 Historical landfill (EA/NRW records)

Records within 500m

0

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

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

### 3.5 Historical waste sites

Records within 500m

0

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

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

### 3.6 Licensed waste sites

Records within 500m

0

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

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

### 3.7 Waste exemptions

Records within 500m

2

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

Features are displayed on the Waste and landfill map on [page 32 >](#)

| ID | Location | Site                                                                    | Reference     | Category                | Sub-Category                       | Description                        |
|----|----------|-------------------------------------------------------------------------|---------------|-------------------------|------------------------------------|------------------------------------|
| 1  | 450m N   | Bryncoch R F C, Tyllwyd Road, Neath, Castell-Nedd Port Talbot, Sa10 7dq | NRW-WME000195 | Storing waste exemption | Waste exemption - non-agricultural | Storage of waste in a secure place |

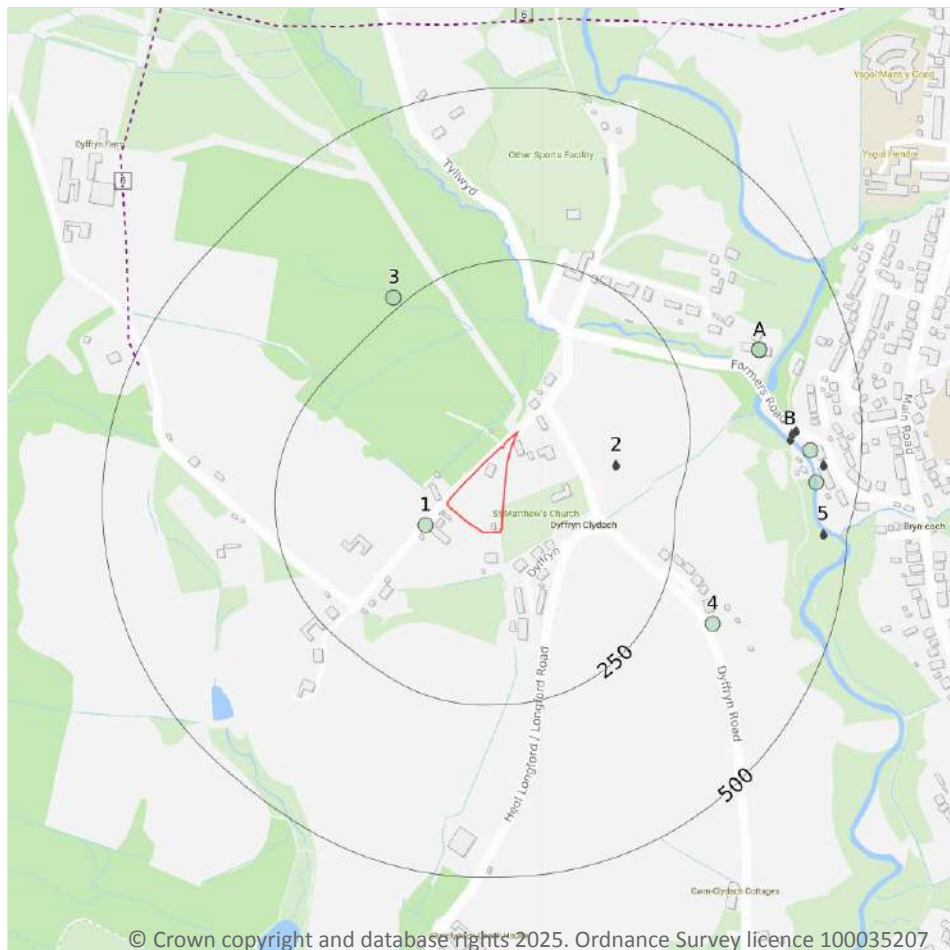


| ID | Location | Site                                                       | Reference         | Category                           | Sub-Category                          | Description                                        |
|----|----------|------------------------------------------------------------|-------------------|------------------------------------|---------------------------------------|----------------------------------------------------|
| 2  | 490m E   | Woodview Terrace, Neath,<br>Neath Port Talbot, Sa10<br>7eq | NRW-<br>WME003740 | Disposing of<br>waste<br>exemption | Waste exemption -<br>non-agricultural | Deposit of waste from<br>dredging of inland waters |

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



## 4 Current industrial land use



- Site Outline
- Search buffers in metres (m)
- Gas pipelines
- Licensed Discharges to controlled waters
- Pollution Incidents (EA/NRW)

### 4.1 Recent industrial land uses

Records within 250m

0

Current potentially contaminative industrial sites.

*This data is sourced from Ordnance Survey.*

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

Records within 250m

0

Current or recent tanks identified from the Ordnance Survey NGD.

*This data is sourced from Ordnance Survey.*



### 4.3 Current or recent petrol stations

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

Open, closed, under development and obsolete petrol stations.

*This data is sourced from Experian.*

### 4.4 Electricity cables

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

High voltage underground electricity transmission cables.

*This data is sourced from National Grid.*

### 4.5 Gas pipelines

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

High pressure underground gas transmission pipelines.

Features are displayed on the Current industrial land use map on [page 35 >](#)

| ID | Location | Pipe Name                        | Details                                                                                                                    |                                                                                                                                 |
|----|----------|----------------------------------|----------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------|
| 6  | 487m NW  | DOWLAIS TO<br>DYFFRYN<br>CLYDACH | Pipe Number: -<br>Pipeline Safety Regulations Number: -<br>Ownership: National Grid<br>Maximum Operating Pressure (Bar): - | Pipeline Diameter (mm): 600<br>Wall Thickness (mm): -<br>Year of commission: Not specified<br>Abandonment Status: Not abandoned |

*This data is sourced from National Grid.*

### 4.6 Sites determined as Contaminated Land

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

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

*This data is sourced from Local Authority records.*

### 4.7 Control of Major Accident Hazards (COMAH)

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

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

*This data is sourced from the Health and Safety Executive.*



## 4.8 Regulated explosive sites

Records within 500m

0

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

*This data is sourced from the Health and Safety Executive.*

## 4.9 Hazardous substance storage/usage

Records within 500m

0

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

*This data is sourced from Local Authority records.*

## 4.10 Historical licensed industrial activities (IPC)

Records within 500m

0

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

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

## 4.11 Licensed industrial activities (Part A(1))

Records within 500m

0

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

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

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

Records within 500m

0

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

*This data is sourced from Local Authority records.*

## 4.13 Radioactive Substance Authorisations

Records within 500m

0

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

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

## 4.14 Licensed Discharges to controlled waters

Records within 500m

6

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

Features are displayed on the Current industrial land use map on [page 35 >](#)

| ID | Location | Address                                                                       | Details                                                                                                                                                          |                                                                                                                             |
|----|----------|-------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------|
| 2  | 151m E   | 2DARRANCLOSE,NEATHABBEY,NEATH,NEATHPORTTALBOT,SA106PR                         | Effluent Type: SEWAGE<br>DISCHARGES - FINAL/TREATED<br>EFFLUENT - NOT WATER COMPANY<br>Permit Number: BP0016701<br>Permit Version: 2<br>Receiving Water: TO LAND | Status: CONSENT EXPIRED - TIME LIMIT<br>Issue date: 28/04/1986<br>Effective Date: 06/07/2004<br>Revocation Date: -          |
| B  | 395m E   | CSO27FARMERSROADPUMPINGSTATION,CSO27,FARMERSROADPUMPINGSTATION,BRYNCOCH,NEATH | Effluent Type: SEWAGE<br>DISCHARGES - PUMPING STATION - WATER COMPANY<br>Permit Number: BO5092301<br>Permit Version: 2<br>Receiving Water: RIVER CLYDACH         | Status: Effective<br>Issue date: 31/03/2004<br>Effective Date: 01/04/2004<br>Revocation Date: -                             |
| B  | 398m E   | CSO27FarmersRoadPumpingStation,WoodviewTerrace,Bryncoch,Neath,SA107EQ         | Effluent Type: SEWAGE<br>DISCHARGES - PUMPING STATION - WATER COMPANY<br>Permit Number: BO5092301<br>Permit Version: 0<br>Receiving Water: RIVER CLYDACH         | Status: Effective<br>Issue date: 11/10/2019<br>Effective Date: 11/10/2019<br>Revocation Date: -                             |
| B  | 403m E   | FARMERSROADPSBRYNCOCH,FARMERSROADPSBRYNCOCH,BRYNCOCH,BRYNCOCH,BRYNCOCH        | Effluent Type: SEWAGE<br>DISCHARGES - SEWER STORM OVERFLOW - WATER COMPANY<br>Permit Number: BP0215401<br>Permit Version: 0<br>Receiving Water: RIVER CLYDACH    | Status: Effective<br>Issue date: 14/10/1991<br>Effective Date: 14/10/1991<br>Revocation Date: -                             |
| B  | 445m E   | NEATHFARMERSROADBRYNCOCH,FARMERSROADBRYNCOCH,BRYNCOCH                         | Effluent Type: UNSPECIFIED<br>Permit Number: BP0043201<br>Permit Version: 1<br>Receiving Water: TO LAND                                                          | Status: CONSENT EXPIRED - TIME LIMIT<br>Issue date: 11/09/1987<br>Effective Date: 11/09/1987<br>Revocation Date: 18/11/1992 |



| ID | Location | Address                                                                                                                       | Details                                                                                                 |                                                                                                                                |
|----|----------|-------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------|
| 5  | 465m E   | WOODVIEWHOUSEWOODVIEWTE<br>RRACEBRY,WOODVIEWHOUSEWO<br>ODVIEWTERRACE,WOODVIEWTER<br>RACEBRYNCOCHNEATH,BRYNCOCH<br>NEATH,NEATH | Effluent Type: UNSPECIFIED<br>Permit Number: BP0079601<br>Permit Version: 1<br>Receiving Water: TO LAND | Status: CONSENT EXPIRED - TIME<br>LIMIT<br>Issue date: 17/02/1988<br>Effective Date: 17/02/1988<br>Revocation Date: 10/10/1994 |

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

#### 4.15 Pollutant release to surface waters (Red List)

|                            |          |
|----------------------------|----------|
| <b>Records within 500m</b> | <b>0</b> |
|----------------------------|----------|

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

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

#### 4.16 Pollutant release to public sewer

|                            |          |
|----------------------------|----------|
| <b>Records within 500m</b> | <b>0</b> |
|----------------------------|----------|

Discharges of Special Category Effluents to the public sewer.

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

#### 4.17 List 1 Dangerous Substances

|                            |          |
|----------------------------|----------|
| <b>Records within 500m</b> | <b>0</b> |
|----------------------------|----------|

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

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

#### 4.18 List 2 Dangerous Substances

|                            |          |
|----------------------------|----------|
| <b>Records within 500m</b> | <b>0</b> |
|----------------------------|----------|

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

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



## 4.19 Pollution Incidents (EA/NRW)

### Records within 500m

7

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

Features are displayed on the Current industrial land use map on [page 35](#) >

| ID | Location | Details                                                                                                                                                |                                                                                                                     |
|----|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------|
| 1  | 43m SW   | Incident Date: 25/12/2013<br>Incident Identification: 1187186<br>Pollutant: Oils and Fuel<br>Pollutant Description: Insulating and Cable Oils          | Water Impact: -<br>Land Impact: Category 3 (Minor)<br>Air Impact: Category 3 (Minor)                                |
| 3  | 265m NW  | Incident Date: 23/09/2008<br>Incident Identification: 623715<br>Pollutant: Agricultural Materials and Wastes<br>Pollutant Description: Silage Liquors  | Water Impact: Category 2 (Significant)<br>Land Impact: Category 4 (No Impact)<br>Air Impact: Category 4 (No Impact) |
| 4  | 335m SE  | Incident Date: 30/04/2003<br>Incident Identification: 155137<br>Pollutant: Atmospheric Pollutants and Effects<br>Pollutant Description: Sulphide Odour | Water Impact: Category 4 (No Impact)<br>Land Impact: Category 4 (No Impact)<br>Air Impact: Category 3 (Minor)       |
| A  | 371m E   | Incident Date: 10/04/2003<br>Incident Identification: 150088<br>Pollutant: Contaminated Water<br>Pollutant Description: Other Contaminated Water       | Water Impact: Category 3 (Minor)<br>Land Impact: Category 4 (No Impact)<br>Air Impact: Category 4 (No Impact)       |
| A  | 371m E   | Incident Date: 29/08/2003<br>Incident Identification: 186015<br>Pollutant: Sewage Materials<br>Pollutant Description: Crude Sewage                     | Water Impact: Category 3 (Minor)<br>Land Impact: Category 3 (Minor)<br>Air Impact: Category 4 (No Impact)           |
| B  | 426m E   | Incident Date: 07/09/2003<br>Incident Identification: 188122<br>Pollutant: Sewage Materials<br>Pollutant Description: Grey Water                       | Water Impact: Category 3 (Minor)<br>Land Impact: Category 4 (No Impact)<br>Air Impact: Category 4 (No Impact)       |
| B  | 439m E   | Incident Date: 23/03/2017<br>Incident Identification: 1701479<br>Pollutant: -<br>Pollutant Description: -                                              | Water Impact: Other<br>Land Impact: Other<br>Air Impact: Other                                                      |

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



## 4.20 Pollution inventory substances

**Records within 500m****0**

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

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

## 4.21 Pollution inventory waste transfers

**Records within 500m****0**

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

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

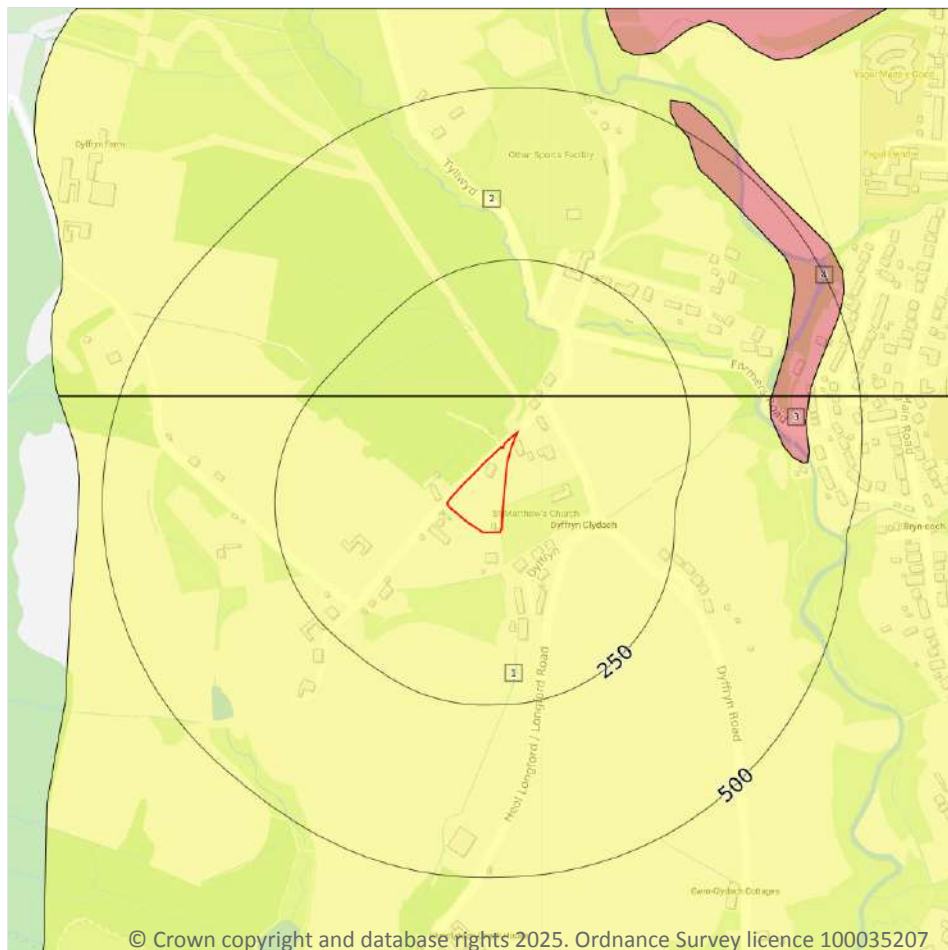
## 4.22 Pollution inventory radioactive waste

**Records within 500m****0**

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

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

## 5 Hydrogeology - Superficial aquifer



- Site Outline**
- Search buffers in metres (m)**
- Principal
  - Secondary A
  - Secondary B
  - Secondary Undifferentiated
  - Unproductive
  - Unknown

### 5.1 Superficial aquifer

Records within 500m

4

Aquifer status of groundwater held within superficial geology.

Features are displayed on the Hydrogeology map on [page 42 >](#)

| ID | Location | Designation                | Description                                                                                                                                                                                                                                             |
|----|----------|----------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1  | On site  | Secondary Undifferentiated | Assigned where it is not possible to attribute either category A or B to a rock type. In general these layers have previously been designated as both minor and non-aquifer in different locations due to the variable characteristics of the rock type |
| 2  | 53m N    | Secondary Undifferentiated | Assigned where it is not possible to attribute either category A or B to a rock type. In general these layers have previously been designated as both minor and non-aquifer in different locations due to the variable characteristics of the rock type |

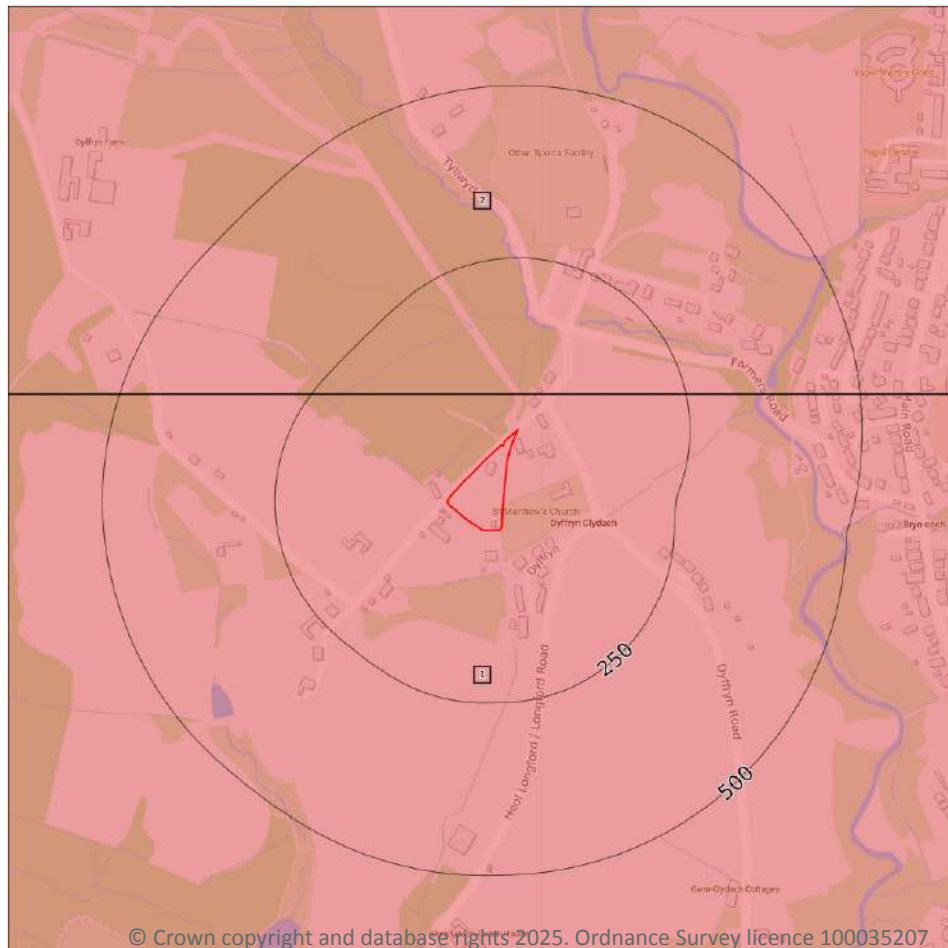


| ID | Location | Designation | Description                                                                                                                                                                                                                            |
|----|----------|-------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 3  | 368m E   | Secondary A | Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers |
| 4  | 372m E   | Secondary A | Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers |

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



## Bedrock aquifer



- Site Outline**
- Search buffers in metres (m)**
- Principal
  - Secondary A
  - Secondary B
  - Secondary Undifferentiated
  - Unproductive

### 5.2 Bedrock aquifer

Records within 500m

2

Aquifer status of groundwater held within bedrock geology.

Features are displayed on the Bedrock aquifer map on [page 44](#) >

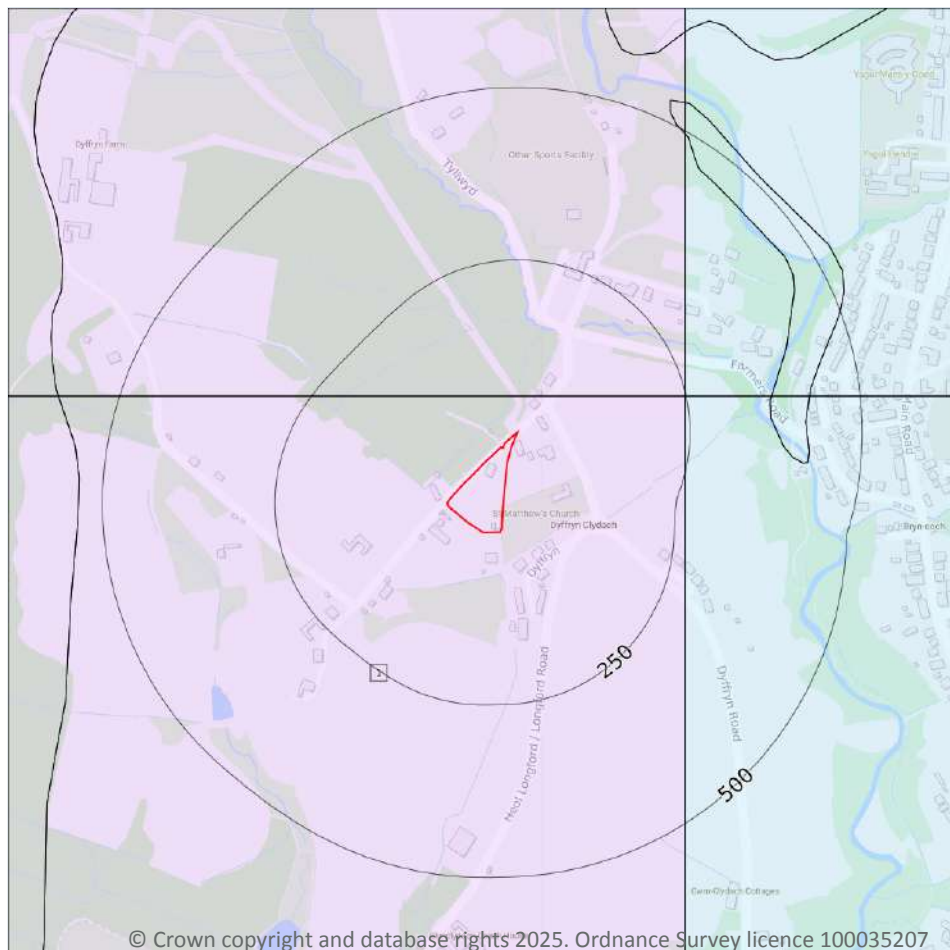
| ID | Location | Designation | Description                                                                                                                                                                                                                            |
|----|----------|-------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1  | On site  | Secondary A | Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers |
| 2  | 53m N    | Secondary A | Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers |



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



## Groundwater vulnerability



— Site Outline

Search buffers in metres (m)

Superficial vulnerability

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

Bedrock vulnerability

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

Other information

- Unproductive aquifer
- Soluble rock risk
- Local information

### 5.3 Groundwater vulnerability

Records within 50m

1

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

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

Features are displayed on the Groundwater vulnerability map on [page 46](#) >



| ID | Location | Summary                                                                                                                                                                             | Soil / surface                                                                                      | Superficial geology                                                                                                                                        | Bedrock geology                                                                                                   |
|----|----------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------|
| 1  | On site  | <b>Summary Classification:</b><br>Secondary bedrock aquifer - Medium Vulnerability<br><b>Combined classification:</b><br>Productive Bedrock Aquifer, Productive Superficial Aquifer | <b>Leaching class:</b> Low<br><b>Infiltration value:</b> <40%<br><b>Dilution value:</b> >550mm/year | <b>Vulnerability:</b> Low<br><b>Aquifer type:</b> Secondary<br><b>Thickness:</b> <3m<br><b>Patchiness value:</b> <90%<br><b>Recharge potential:</b> Medium | <b>Vulnerability:</b> Medium<br><b>Aquifer type:</b> Secondary<br><b>Flow mechanism:</b> Well connected fractures |

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

## 5.4 Groundwater vulnerability- soluble rock risk

|                        |          |
|------------------------|----------|
| <b>Records on site</b> | <b>0</b> |
|------------------------|----------|

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

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

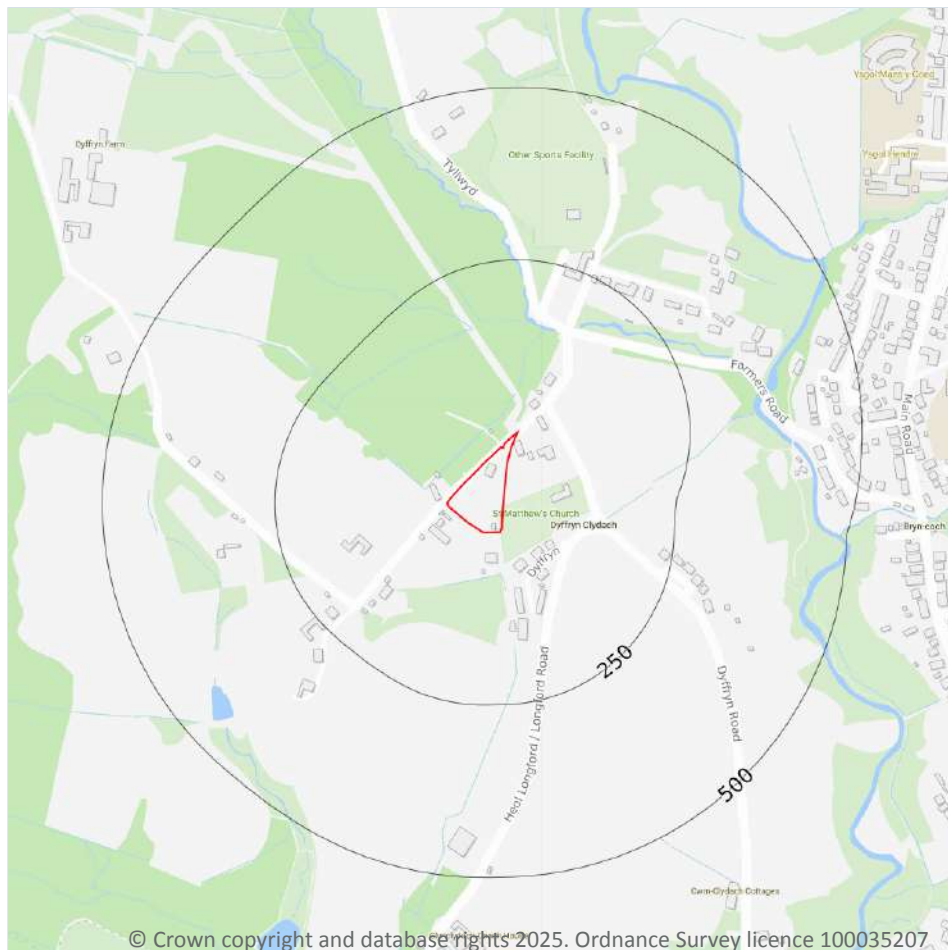
## 5.5 Groundwater vulnerability- local information

|                        |          |
|------------------------|----------|
| <b>Records on site</b> | <b>0</b> |
|------------------------|----------|

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

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

## Abstractions and Source Protection Zones



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

### 5.6 Groundwater abstractions

Records within 2000m

0

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

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

## 5.7 Surface water abstractions

### Records within 2000m

**3**

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

Features are displayed on the Abstractions and Source Protection Zones map on [page 48 >](#)

| ID | Location | Details                                                                                                                                                                                                                                                   |                                                                                                                                                                                                                                                  |
|----|----------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| -  | 1230m E  | Status: Active<br>Licence No: 21/58/74/0017<br>Details: Mineral Washing - Low<br>Direct Source: unnamed stream<br>Point: -<br>Data Type: Point<br>Name: -<br>Easting: 274950<br>Northing: 199620                                                          | Annual Volume (m <sup>3</sup> ): 36368<br>Max Daily Volume (m <sup>3</sup> ): 204.6<br>Original Application No: -<br>Original Start Date: 23/11/2023<br>Expiry Date: -<br>Issue No: -<br>Version Start Date: -<br>Version End Date: -            |
| -  | 1230m E  | Status: Historical<br>Licence No: 21/58/74/0017<br>Details: Mineral Washing - Low<br>Direct Source: -<br>Point: -<br>Data Type: Point<br>Name: -<br>Easting: 274950<br>Northing: 199620                                                                   | Annual Volume (m <sup>3</sup> ): 36368<br>Max Daily Volume (m <sup>3</sup> ): -<br>Original Application No: -<br>Original Start Date: 13/06/2008<br>Expiry Date: -<br>Issue No: -<br>Version Start Date: -<br>Version End Date: -                |
| -  | 1230m E  | Status: Historical<br>Licence No: 21/58/74/0017<br>Details: Mineral Washing<br>Direct Source: EAW Surface Water<br>Point: STREAM WEST OF GILFACH QUARRY, NEATH<br>Data Type: Point<br>Name: CEMEX UK Materials Ltd<br>Easting: 274950<br>Northing: 199620 | Annual Volume (m <sup>3</sup> ): 36368<br>Max Daily Volume (m <sup>3</sup> ): 204.6<br>Original Application No: -<br>Original Start Date: 01/02/1975<br>Expiry Date: -<br>Issue No: 101<br>Version Start Date: 13/06/2008<br>Version End Date: - |

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

## 5.8 Potable abstractions

### Records within 2000m

**0**

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



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

## 5.9 Source Protection Zones

Records within 500m

0

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

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

## 5.10 Source Protection Zones (confined aquifer)

Records within 500m

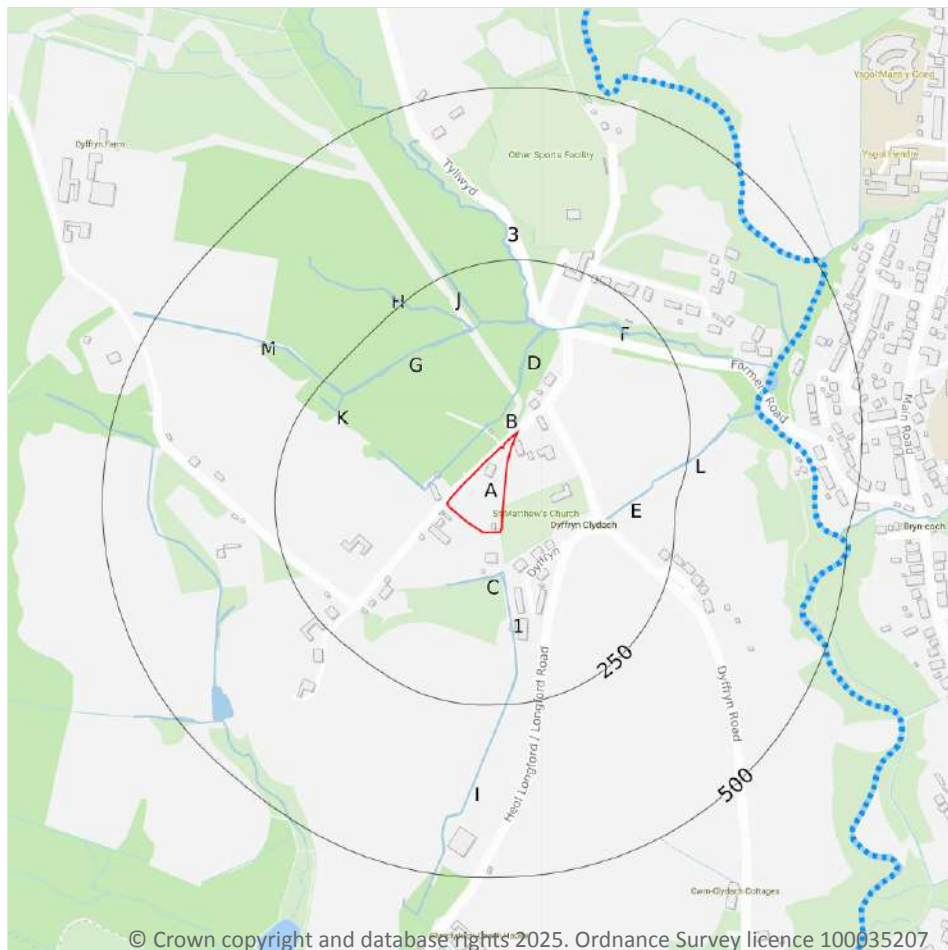
0

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

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



## 6 Hydrology



- Site Outline
- Search buffers in metres (m)
- Water Network (OS MasterMap)
- Surface water features (wider than 5m)
- Surface water features (narrower than 5m)
- ⋯ WFD River, canal and surface water transfer water bodies
- WFD Lake water bodies
- WFD Transitional and coastal water bodies
- WFD Surface water body catchments boundaries
- WFD Groundwater body boundaries

### 6.1 Water Network (OS MasterMap)

Records within 250m

23

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

Features are displayed on the Hydrology map on [page 51](#) >

| ID | Location | Type of water feature                               | Ground level      | Permanence                                                      | Name |
|----|----------|-----------------------------------------------------|-------------------|-----------------------------------------------------------------|------|
| B  | 32m NW   | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |



| ID | Location | Type of water feature                               | Ground level      | Permanence                                                      | Name |
|----|----------|-----------------------------------------------------|-------------------|-----------------------------------------------------------------|------|
| B  | 34m NW   | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| B  | 35m NW   | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| B  | 35m NW   | Inland river not influenced by normal tidal action. | Underground       | Watercourse contains water year round (in normal circumstances) | -    |
| B  | 36m NW   | Inland river not influenced by normal tidal action. | Underground       | Watercourse contains water year round (in normal circumstances) | -    |
| B  | 55m N    | Inland river not influenced by normal tidal action. | Underground       | Watercourse contains water year round (in normal circumstances) | -    |
| C  | 58m S    | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| D  | 65m N    | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| 1  | 84m S    | Inland river not influenced by normal tidal action. | Underground       | Watercourse contains water year round (in normal circumstances) | -    |
| E  | 150m E   | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| D  | 156m N   | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| F  | 156m N   | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| D  | 158m N   | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| G  | 161m NW  | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |



| ID | Location | Type of water feature                               | Ground level      | Permanence                                                      | Name |
|----|----------|-----------------------------------------------------|-------------------|-----------------------------------------------------------------|------|
| H  | 163m NW  | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| D  | 164m NW  | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| 3  | 165m N   | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| I  | 167m S   | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| J  | 168m N   | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| K  | 207m NW  | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| E  | 209m E   | Inland river not influenced by normal tidal action. | Underground       | Watercourse contains water year round (in normal circumstances) | -    |
| L  | 209m E   | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |
| M  | 215m NW  | Inland river not influenced by normal tidal action. | On ground surface | Watercourse contains water year round (in normal circumstances) | -    |

*This data is sourced from the Ordnance Survey.*

## 6.2 Surface water features

### Records within 250m

**16**

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

Features are displayed on the Hydrology map on [page 51 >](#)

*This data is sourced from the Ordnance Survey.*



### 6.3 WFD Surface water body catchments

|                        |          |
|------------------------|----------|
| <b>Records on site</b> | <b>1</b> |
|------------------------|----------|

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

Features are displayed on the Hydrology map on [page 51](#) >

| ID | Location | Type               | Water body catchment                          | Water body ID  | Operational catchment | Management catchment |
|----|----------|--------------------|-----------------------------------------------|----------------|-----------------------|----------------------|
| A  | On site  | River WB catchment | Clydach - headwaters to conf with River Neath | GB110058026390 | Neath                 | Tawe to Cadoxton     |

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

### 6.4 WFD Surface water bodies

|                           |          |
|---------------------------|----------|
| <b>Records identified</b> | <b>1</b> |
|---------------------------|----------|

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

Features are displayed on the Hydrology map on [page 51](#) >

| ID | Location | Type  | Name                                          | Water body ID  | Overall rating | Chemical rating | Ecological rating | Year |
|----|----------|-------|-----------------------------------------------|----------------|----------------|-----------------|-------------------|------|
| 7  | 350m E   | River | Clydach - headwaters to conf with River Neath | GB110058026390 | Moderate       | Good            | Moderate          | 2016 |

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

### 6.5 WFD Groundwater bodies

|                        |          |
|------------------------|----------|
| <b>Records on site</b> | <b>1</b> |
|------------------------|----------|

Groundwater bodies are also covered by the Directive and the same regime of objectives and reporting detailed in the previous section is in place.

Features are displayed on the Hydrology map on [page 51](#) >



| ID | Location | Name                                      | Water body ID  | Overall rating | Chemical rating | Quantitative | Year |
|----|----------|-------------------------------------------|----------------|----------------|-----------------|--------------|------|
| A  | On site  | Swansea<br>Carboniferous Coal<br>Measures | GB41002G201000 | Poor           | Poor            | Good         | 2017 |

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



## 7 River and coastal flooding

### 7.1 Risk of flooding from rivers and the sea

#### Records within 50m

**0**

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

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

### 7.2 Historical Flood Events

#### Records within 250m

**0**

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

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

### 7.3 Flood Defences

#### Records within 250m

**0**

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

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



## 7.4 Areas Benefiting from Flood Defences

Records within 250m

0

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

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

## 7.5 Flood Storage Areas

Records within 250m

0

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

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

## River and coastal flooding - Flood Zones

### 7.6 Flood Zone 2

Records within 50m

0

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

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

### 7.7 Flood Zone 3

Records within 50m

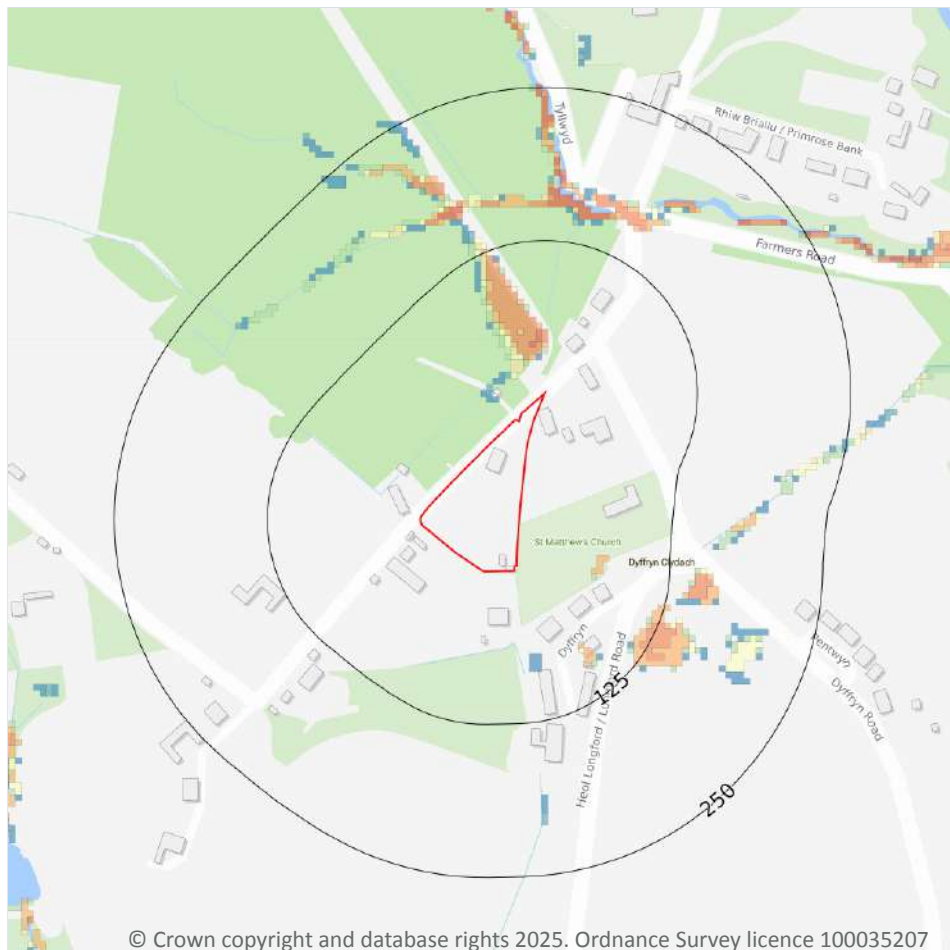
0

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

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



## 8 Surface water flooding



— Site Outline

Search buffers in metres (m)

1 in 1000 return period

- Depth between 0.1m - 0.3m
- Depth between 0.3m - 1.0m
- Depth greater than 1.0m

1 in 250 return period

- Depth between 0.1m - 0.3m
- Depth between 0.3m - 1.0m
- Depth greater than 1.0m

1 in 100 return period

- Depth between 0.1m - 0.3m
- Depth between 0.3m - 1.0m
- Depth greater than 1.0m

1 in 30 return period

- Depth between 0.1m - 0.3m
- Depth between 0.3m - 1.0m
- Depth greater than 1.0m

### 8.1 Surface water flooding

Highest risk on site

Negligible

Highest risk within 50m

1 in 30 year, Greater than 1.0m

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

Features are displayed on the Surface water flooding map on [page 59 >](#)

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

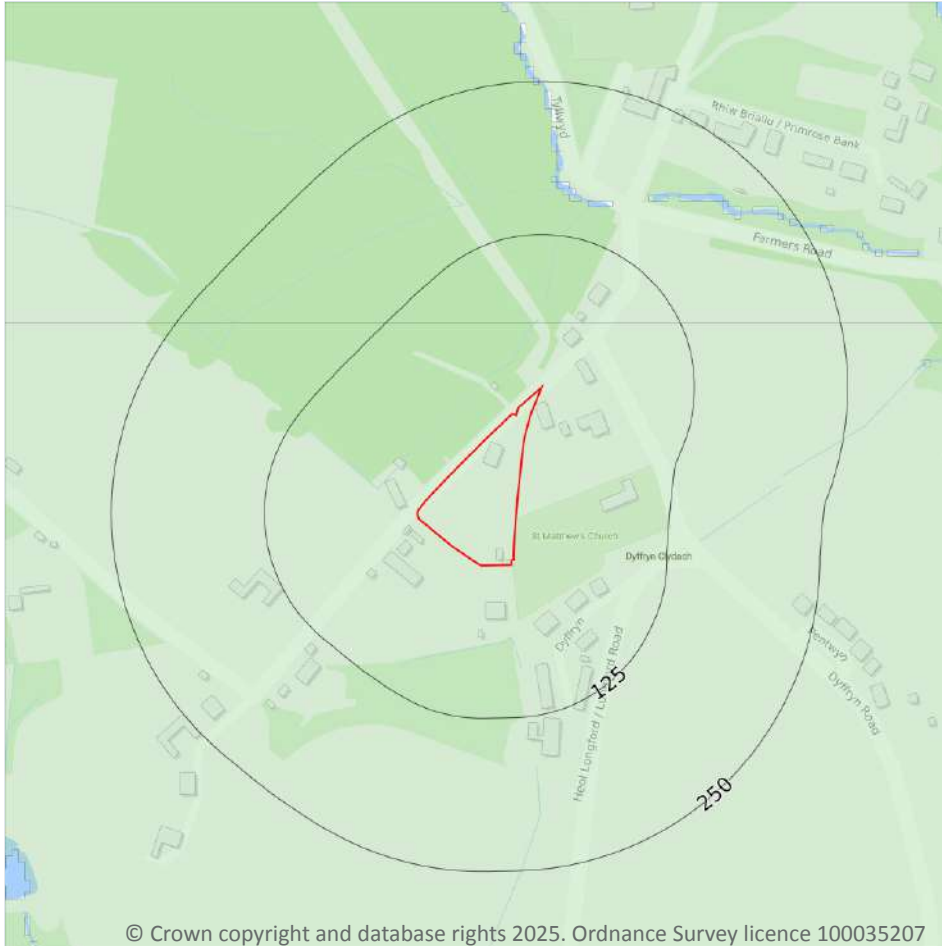
The table below shows the maximum flood depths for a range of return periods for the site.

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

*This data is sourced from Ambiental Risk Analytics.*



## 9 Groundwater flooding



— Site Outline  
Search buffers in metres (m)

- High
- Moderate - High
- Moderate
- Low
- Negligible

### 9.1 Groundwater flooding

Highest risk on site

Low

Highest risk within 50m

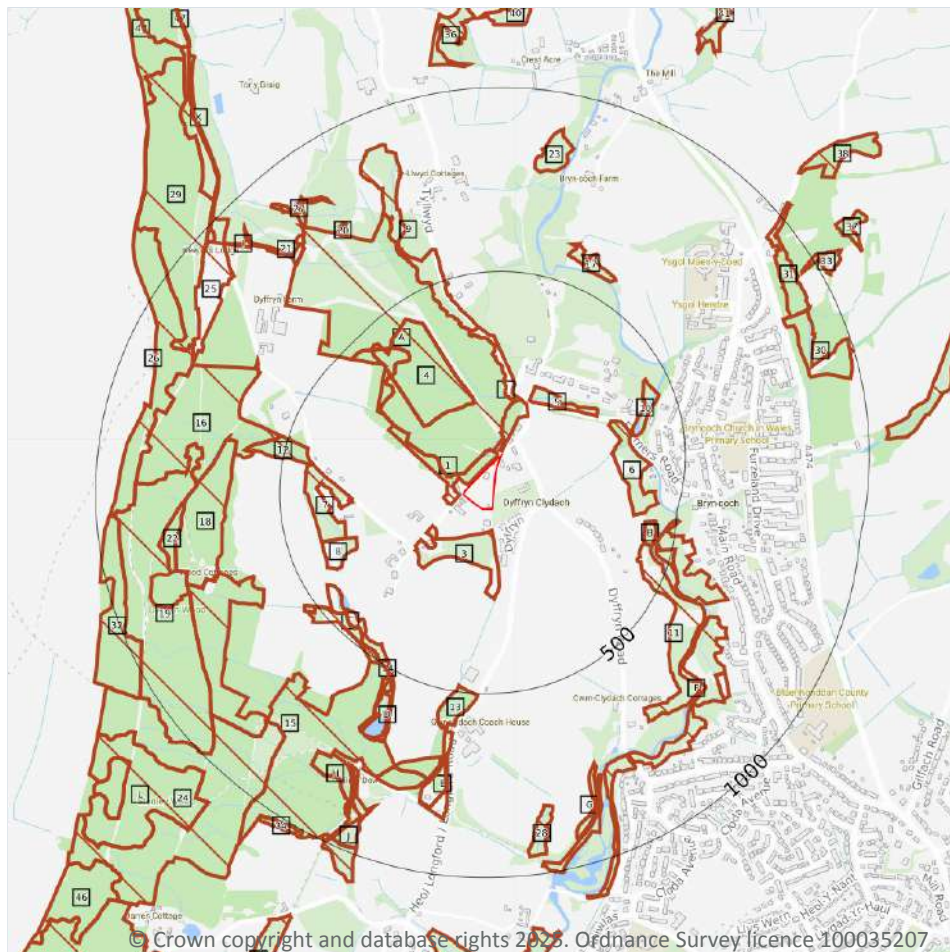
Low

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

Features are displayed on the Groundwater flooding map on [page 61](#) >

*This data is sourced from Ambient Risk Analytics.*

## 10 Environmental designations



- Site Outline
- Search buffers in metres (m)
- Sites of Special Scientific Interest (SSSI)
- Designated Ancient Woodland

### 10.1 Sites of Special Scientific Interest (SSSI)

#### Records within 2000m

1

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

Features are displayed on the Environmental designations map on [page 62 >](#)

| ID | Location | Name             | Data source             |
|----|----------|------------------|-------------------------|
| -  | 1935m N  | Fforest Goch Bog | Natural Resources Wales |



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

## 10.2 Conserved wetland sites (Ramsar sites)

Records within 2000m

0

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

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

## 10.3 Special Areas of Conservation (SAC)

Records within 2000m

0

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

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

## 10.4 Special Protection Areas (SPA)

Records within 2000m

0

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

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

## 10.5 National Nature Reserves (NNR)

Records within 2000m

0

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

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



## 10.6 Local Nature Reserves (LNR)

Records within 2000m

0

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

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

## 10.7 Designated Ancient Woodland

Records within 2000m

96

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

Features are displayed on the Environmental designations map on [page 62 >](#)

| ID | Location | Name    | Woodland Type                       |
|----|----------|---------|-------------------------------------|
| 1  | 6m NW    | Unknown | Restored Ancient Woodland Site      |
| 2  | 15m N    | Unknown | Restored Ancient Woodland Site      |
| A  | 24m NW   | Unknown | Plantation on Ancient Woodland Site |
| 3  | 58m S    | Unknown | Restored Ancient Woodland Site      |
| 4  | 161m NW  | Unknown | Plantation on Ancient Woodland Site |
| 5  | 169m NE  | Unknown | Ancient Semi Natural Woodland       |
| A  | 278m NW  | Unknown | Restored Ancient Woodland Site      |
| 6  | 302m E   | Unknown | Restored Ancient Woodland Site      |
| 7  | 304m W   | Unknown | Restored Ancient Woodland Site      |
| 8  | 315m W   | Unknown | Plantation on Ancient Woodland Site |
| A  | 323m NW  | Unknown | Restored Ancient Woodland Site      |
| 9  | 346m N   | Unknown | Ancient Semi Natural Woodland       |
| A  | 361m NW  | Unknown | Restored Ancient Woodland Site      |
| 10 | 361m E   | Unknown | Ancient Semi Natural Woodland       |
| A  | 399m NW  | Unknown | Restored Ancient Woodland Site      |
| A  | 411m NW  | Unknown | Restored Ancient Woodland Site      |



| ID | Location | Name    | Woodland Type                       |
|----|----------|---------|-------------------------------------|
| 11 | 415m E   | Unknown | Restored Ancient Woodland Site      |
| B  | 416m E   | Unknown | Restored Ancient Woodland Site      |
| 12 | 420m W   | Unknown | Plantation on Ancient Woodland Site |
| C  | 427m SW  | Unknown | Restored Ancient Woodland Site      |
| A  | 430m NW  | Unknown | Plantation on Ancient Woodland Site |
| C  | 452m SW  | Unknown | Restored Ancient Woodland Site      |
| B  | 454m E   | Unknown | Restored Ancient Woodland Site      |
| B  | 458m E   | Unknown | Restored Ancient Woodland Site      |
| 13 | 483m S   | Unknown | Restored Ancient Woodland Site      |
| 14 | 485m SW  | Unknown | Plantation on Ancient Woodland Site |
| 15 | 500m SW  | Unknown | Plantation on Ancient Woodland Site |
| D  | 521m SW  | Unknown | Restored Ancient Woodland Site      |
| 16 | 521m W   | Unknown | Plantation on Ancient Woodland Site |
| D  | 526m SW  | Unknown | Restored Ancient Woodland Site      |
| 17 | 555m NE  | Unknown | Ancient Semi Natural Woodland       |
| E  | 611m S   | Unknown | Restored Ancient Woodland Site      |
| 18 | 632m W   | Unknown | Plantation on Ancient Woodland Site |
| F  | 655m SE  | Unknown | Restored Ancient Woodland Site      |
| E  | 678m S   | Unknown | Restored Ancient Woodland Site      |
| E  | 681m S   | Unknown | Ancient Semi Natural Woodland       |
| D  | 683m SW  | Unknown | Restored Ancient Woodland Site      |
| D  | 692m SW  | Unknown | Restored Ancient Woodland Site      |
| D  | 693m SW  | Unknown | Plantation on Ancient Woodland Site |
| 19 | 716m W   | Unknown | Restored Ancient Woodland Site      |
| 20 | 730m NW  | Unknown | Restored Ancient Woodland Site      |
| E  | 737m S   | Unknown | Restored Ancient Woodland Site      |
| G  | 744m S   | Unknown | Ancient Semi Natural Woodland       |
| F  | 757m SE  | Unknown | Restored Ancient Woodland Site      |



| ID | Location | Name    | Woodland Type                             |
|----|----------|---------|-------------------------------------------|
| G  | 758m SE  | Unknown | Ancient Semi Natural Woodland             |
| 21 | 758m NW  | Unknown | Plantation on Ancient Woodland Site       |
| 22 | 760m W   | Unknown | Plantation on Ancient Woodland Site       |
| 23 | 777m N   | Unknown | Ancient Semi Natural Woodland             |
| G  | 778m S   | Unknown | Restored Ancient Woodland Site            |
| H  | 779m SW  | Unknown | Restored Ancient Woodland Site            |
| H  | 783m SW  | Unknown | Restored Ancient Woodland Site            |
| 24 | 805m SW  | Unknown | Plantation on Ancient Woodland Site       |
| 25 | 809m NW  | Unknown | Ancient Woodland Site of Unknown Category |
| 26 | 816m NW  | Unknown | Ancient Woodland Site of Unknown Category |
| 27 | 817m NW  | Unknown | Restored Ancient Woodland Site            |
| 28 | 818m S   | Unknown | Ancient Semi Natural Woodland             |
| 29 | 833m NW  | Unknown | Plantation on Ancient Woodland Site       |
| 30 | 849m NE  | Unknown | Ancient Semi Natural Woodland             |
| 31 | 871m NE  | Unknown | Ancient Semi Natural Woodland             |
| I  | 880m NW  | Unknown | Ancient Semi Natural Woodland             |
| J  | 903m S   | Unknown | Plantation on Ancient Woodland Site       |
| I  | 937m NW  | Unknown | Plantation on Ancient Woodland Site       |
| 32 | 939m W   | Unknown | Plantation on Ancient Woodland Site       |
| 33 | 957m NE  | Unknown | Ancient Semi Natural Woodland             |
| I  | 959m NW  | Unknown | Plantation on Ancient Woodland Site       |
| J  | 979m SW  | Unknown | Plantation on Ancient Woodland Site       |
| 34 | 1003m SW | Unknown | Plantation on Ancient Woodland Site       |
| K  | 1008m NW | Unknown | Restored Ancient Woodland Site            |
| L  | 1032m SW | Unknown | Ancient Semi Natural Woodland             |
| K  | 1039m NW | Unknown | Restored Ancient Woodland Site            |
| 35 | 1049m E  | Unknown | Restored Ancient Woodland Site            |
| 36 | 1061m N  | Unknown | Ancient Semi Natural Woodland             |



| ID | Location | Name    | Woodland Type                             |
|----|----------|---------|-------------------------------------------|
| 37 | 1101m NE | Unknown | Ancient Semi Natural Woodland             |
| 38 | 1115m NE | Unknown | Ancient Semi Natural Woodland             |
| 39 | 1142m S  | Unknown | Ancient Semi Natural Woodland             |
| L  | 1161m SW | Unknown | Plantation on Ancient Woodland Site       |
| 40 | 1171m N  | Unknown | Ancient Semi Natural Woodland             |
| 41 | 1219m NE | Unknown | Ancient Semi Natural Woodland             |
| 42 | 1220m SW | Unknown | Ancient Semi Natural Woodland             |
| 43 | 1221m NW | Unknown | Ancient Woodland Site of Unknown Category |
| -  | 1310m N  | Unknown | Ancient Semi Natural Woodland             |
| -  | 1356m E  | Unknown | Plantation on Ancient Woodland Site       |
| 46 | 1390m SW | Unknown | Ancient Woodland Site of Unknown Category |
| 47 | 1397m NW | Unknown | Plantation on Ancient Woodland Site       |
| 48 | 1398m NW | Unknown | Plantation on Ancient Woodland Site       |
| -  | 1417m E  | Unknown | Plantation on Ancient Woodland Site       |
| 50 | 1433m SW | Unknown | Restored Ancient Woodland Site            |
| 51 | 1490m SW | Unknown | Restored Ancient Woodland Site            |
| -  | 1503m N  | Unknown | Ancient Semi Natural Woodland             |
| -  | 1505m N  | Unknown | Ancient Semi Natural Woodland             |
| -  | 1527m N  | Unknown | Ancient Semi Natural Woodland             |
| -  | 1636m NE | Unknown | Ancient Semi Natural Woodland             |
| -  | 1773m SW | Unknown | Restored Ancient Woodland Site            |
| -  | 1824m SW | Unknown | Restored Ancient Woodland Site            |
| -  | 1837m SW | Unknown | Ancient Semi Natural Woodland             |
| -  | 1865m E  | Unknown | Ancient Semi Natural Woodland             |

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



## 10.8 Biosphere Reserves

Records within 2000m

0

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

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

## 10.9 Forest Parks

Records within 2000m

0

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

*This data is sourced from the Forestry Commission.*

## 10.10 Marine Conservation Zones

Records within 2000m

0

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

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

## 10.11 Green Belt

Records within 2000m

0

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

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

## 10.12 Proposed Ramsar sites

Records within 2000m

0

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

*This data is sourced from Natural England.*



### 10.13 Possible Special Areas of Conservation (pSAC)

**Records within 2000m****0**

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

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

### 10.14 Potential Special Protection Areas (pSPA)

**Records within 2000m****0**

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

*This data is sourced from Natural England.*

### 10.15 Nitrate Sensitive Areas

**Records within 2000m****0**

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

*This data is sourced from Natural England.*

### 10.16 Nitrate Vulnerable Zones

**Records within 2000m****0**

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

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



## SSSI Impact Zones and Units

### 10.17 SSSI Impact Risk Zones

Records on site

0

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

*This data is sourced from Natural England.*

### 10.18 SSSI Units

Records within 2000m

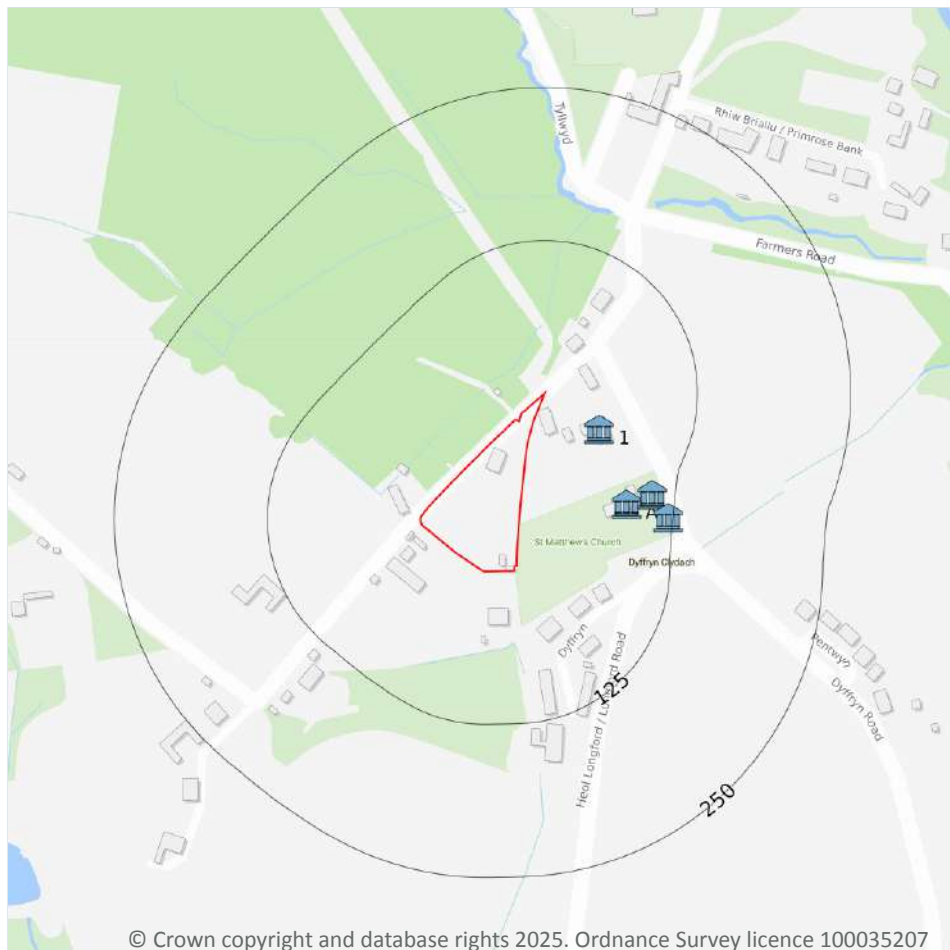
0

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

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



## 11 Visual and cultural designations



- Site Outline
- Search buffers in metres (m)
- Listed buildings
- Conservation areas
- Conservation areas - no data
- National Parks
- Areas of Outstanding Natural Beauty
- Registered parks and gardens
- Scheduled Monuments
- World Heritage Sites

### 11.1 World Heritage Sites

Records within 250m

0

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

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

## 11.2 Area of Outstanding Natural Beauty

Records within 250m

0

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

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

## 11.3 National Parks

Records within 250m

0

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

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

## 11.4 Listed Buildings

Records within 250m

4

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

Features are displayed on the Visual and cultural designations map on [page 71 >](#)

| ID | Location | Name                                                                                                                                                                            | Grade | Reference Number | Listed date |
|----|----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------|------------------|-------------|
| 1  | 53m E    | Swiss Gables, Just N Of The Church Of St Matthew On The W Side Of The Minor Road Through Dyffryn.                                                                               | II    | 82324            | 22/12/2003  |
| A  | 86m E    | Church Of Saint Matthew, In A Prominent Position On The W Side Of The Minor Road Through Dyffryn.                                                                               | II    | 82319            | 22/12/2003  |
| A  | 106m E   | Howel Gwyn Memorial In Churchyard Of Church Of St Matthew, In A Prominent Position In The Churchyard Of The Church Of Saint Matthew, Just S Of The Porch And W Of The Lychgate. | II    | 82320            | 22/12/2003  |



| ID | Location | Name                                                                                                         | Grade | Reference Number | Listed date |
|----|----------|--------------------------------------------------------------------------------------------------------------|-------|------------------|-------------|
| A  | 121m E   | Lychgate To Churchyard Of Church Of St Matthew, On The E Side Of The Churchyard Of The Church Of St Matthew. | II    | 82321            | 22/12/2003  |

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

## 11.5 Conservation Areas

Records within 250m

0

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

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

## 11.6 Scheduled Ancient Monuments

Records within 250m

0

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

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

## 11.7 Registered Parks and Gardens

Records within 250m

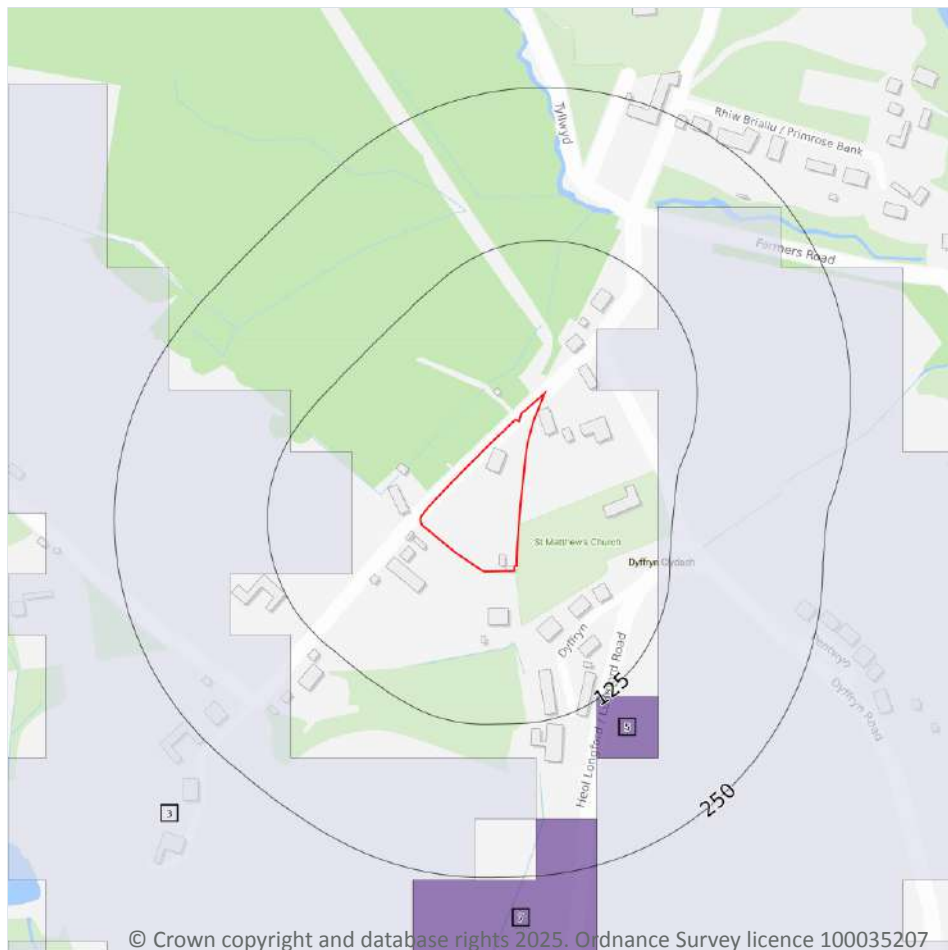
0

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

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



## 12 Agricultural designations



- Site Outline
- Search buffers in metres (m)
- Grade 1 - excellent quality
- Grade 2 - very good quality
- Grade 3a - good quality
- Grade 3b - moderate quality
- Grade 4 - poor quality
- Grade 5 - very poor quality
- Timber felling licences
- Open Access land

### 12.1 Agricultural Land Classification

Records within 250m

3

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

Features are displayed on the Agricultural designations map on [page 74](#) >

| ID | Location | Classification | Description                         |
|----|----------|----------------|-------------------------------------|
| 3  | 43m E    | Grade 3b       | Moderate quality agricultural land  |
| 5  | 123m SE  | Grade 5        | Very poor quality agricultural land |
| 7  | 204m S   | Grade 5        | Very poor quality agricultural land |



*This data is sourced from Natural Resources Wales.*

## 12.2 Open Access Land

**Records within 250m**

**0**

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

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

## 12.3 Tree Felling Licences

**Records within 250m**

**0**

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

*This data is sourced from the Forestry Commission.*

## 12.4 Environmental Stewardship Schemes

**Records within 250m**

**0**

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

*This data is sourced from Natural England.*

## 12.5 Countryside Stewardship Schemes

**Records within 250m**

**0**

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

*This data is sourced from Natural England.*



## 13 Habitat designations

### 13.1 Priority Habitat Inventory

Records within 250m

0

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

*This data is sourced from Natural England.*

### 13.2 Habitat Networks

Records within 250m

0

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

*This data is sourced from Natural England.*

### 13.3 Open Mosaic Habitat

Records within 250m

0

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

*This data is sourced from Natural England.*

### 13.4 Limestone Pavement Orders

Records within 250m

0

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

*This data is sourced from Natural England.*



[illegible]

Full coverage  
 Partial coverage  
 No coverage

## 77

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



- Site Outline**
- Search buffers in metres (m)**
- Reclaimed ground
  - Made ground
  - Worked ground
  - Infilled ground
  - Disturbed ground
  - Landscaped ground

### 14.2 Artificial and made ground (10k)

Records within 500m

12

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

Features are displayed on the Geology 1:10,000 scale - Artificial and made ground map on [page 78 >](#)

| ID       | Location       | LEX Code         | Description                    | Rock description          |
|----------|----------------|------------------|--------------------------------|---------------------------|
| <b>1</b> | <b>On site</b> | <b>MGR-ARTDP</b> | <b>Made Ground (Undivided)</b> | <b>Artificial Deposit</b> |
| A        | 53m N          | MGR-ARTDP        | Made Ground (Undivided)        | Artificial Deposit        |
| A        | 60m N          | MGR-ARTDP        | Made Ground (Undivided)        | Artificial Deposit        |
| 2        | 175m NE        | MGR-ARTDP        | Made Ground (Undivided)        | Artificial Deposit        |

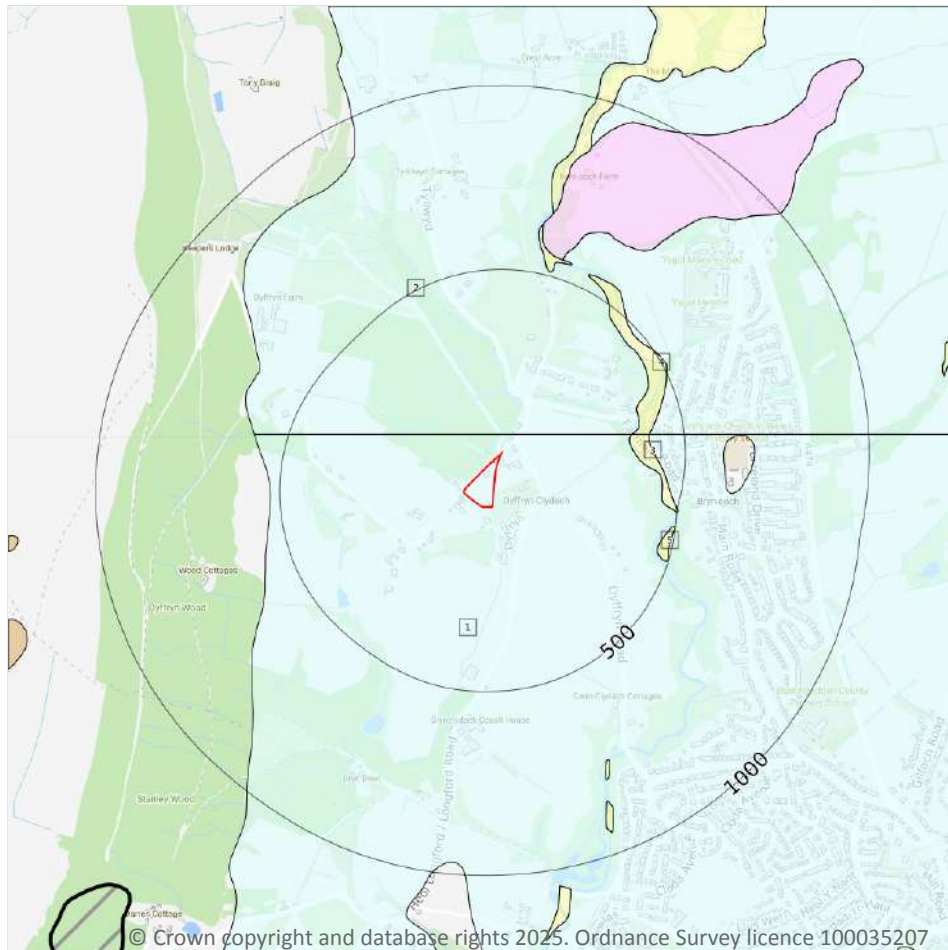


| ID | Location | LEX Code  | Description               | Rock description   |
|----|----------|-----------|---------------------------|--------------------|
| 3  | 177m NW  | MGR-ARTDP | Made Ground (Undivided)   | Artificial Deposit |
| 4  | 352m S   | MGR-ARTDP | Made Ground (Undivided)   | Artificial Deposit |
| 5  | 400m E   | MGR-ARTDP | Made Ground (Undivided)   | Artificial Deposit |
| 6  | 429m E   | MGR-ARTDP | Made Ground (Undivided)   | Artificial Deposit |
| 7  | 446m NW  | WGR-VOID  | Worked Ground (Undivided) | Void               |
| B  | 448m W   | MGR-ARTDP | Made Ground (Undivided)   | Artificial Deposit |
| B  | 453m W   | MGR-ARTDP | Made Ground (Undivided)   | Artificial Deposit |
| B  | 476m NW  | WGR-VOID  | Worked Ground (Undivided) | Void               |

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



## Geology 1:10,000 scale - Superficial



**Site Outline**

Search buffers in metres (m)

**Landslip (10k)**

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

### 14.3 Superficial geology (10k)

#### Records within 500m

5

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

Features are displayed on the Geology 1:10,000 scale - Superficial map on [page 80](#) >

| ID | Location | LEX Code   | Description                            | Rock description            |
|----|----------|------------|----------------------------------------|-----------------------------|
| 1  | On site  | TILLD-DMTN | Till, Devensian - Diamicton            | Diamicton                   |
| 2  | 53m N    | TILLD-DMTN | Till, Devensian - Diamicton            | Diamicton                   |
| 3  | 351m E   | ALV-XCZSV  | Alluvium - Clay, Silt, Sand And Gravel | Clay, Silt, Sand And Gravel |



| ID | Location | LEX Code  | Description                            | Rock description            |
|----|----------|-----------|----------------------------------------|-----------------------------|
| 4  | 360m E   | ALV-XCZSV | Alluvium - Clay, Silt, Sand And Gravel | Clay, Silt, Sand And Gravel |
| 5  | 462m E   | ALV-XCZSV | Alluvium - Clay, Silt, Sand And Gravel | Clay, Silt, Sand And Gravel |

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

## 14.4 Landslip (10k)

Records within 500m

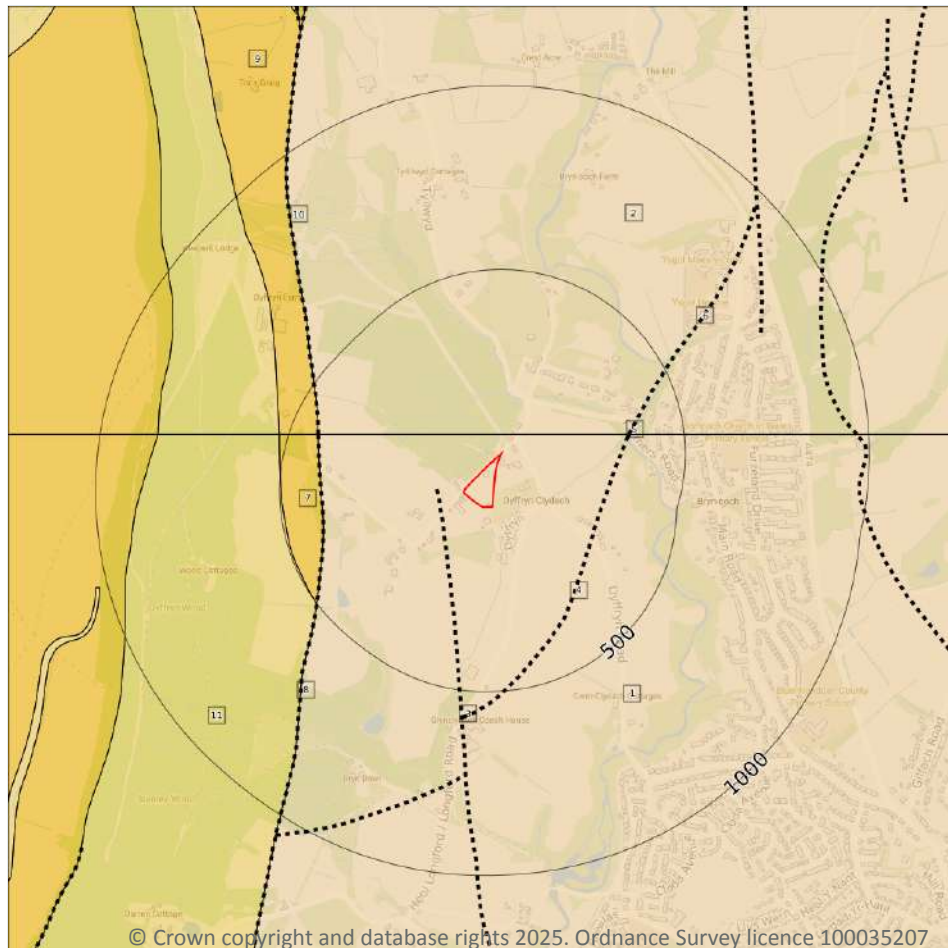
0

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

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



## Geology 1:10,000 scale - Bedrock



**Site Outline**

Search buffers in metres (m)

..... Bedrock faults and other linear features (10k)

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

### 14.5 Bedrock geology (10k)

#### Records within 500m

5

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

Features are displayed on the Geology 1:10,000 scale - Bedrock map on [page 82 >](#)

| ID | Location | LEX Code | Description                                             | Rock age              |
|----|----------|----------|---------------------------------------------------------|-----------------------|
| 1  | On site  | GDB-MDSS | Grovesend Formation - Mudstone, Siltstone And Sandstone | Westphalian D Sub-age |
| 2  | 53m N    | GDB-MDSS | Grovesend Formation - Mudstone, Siltstone And Sandstone | Westphalian D Sub-age |
| 7  | 386m W   | SW-SDST  | Swansea Member - Sandstone                              | Westphalian D Sub-age |



| ID | Location | LEX Code | Description                                        | Rock age              |
|----|----------|----------|----------------------------------------------------|-----------------------|
| 9  | 425m W   | SW-SDST  | Swansea Member - Sandstone                         | Westphalian D Sub-age |
| 11 | 492m W   | SW-MDSS  | Swansea Member - Mudstone, Siltstone And Sandstone | Westphalian D Sub-age |

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

## 14.6 Bedrock faults and other linear features (10k)

### Records within 500m

**6**

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

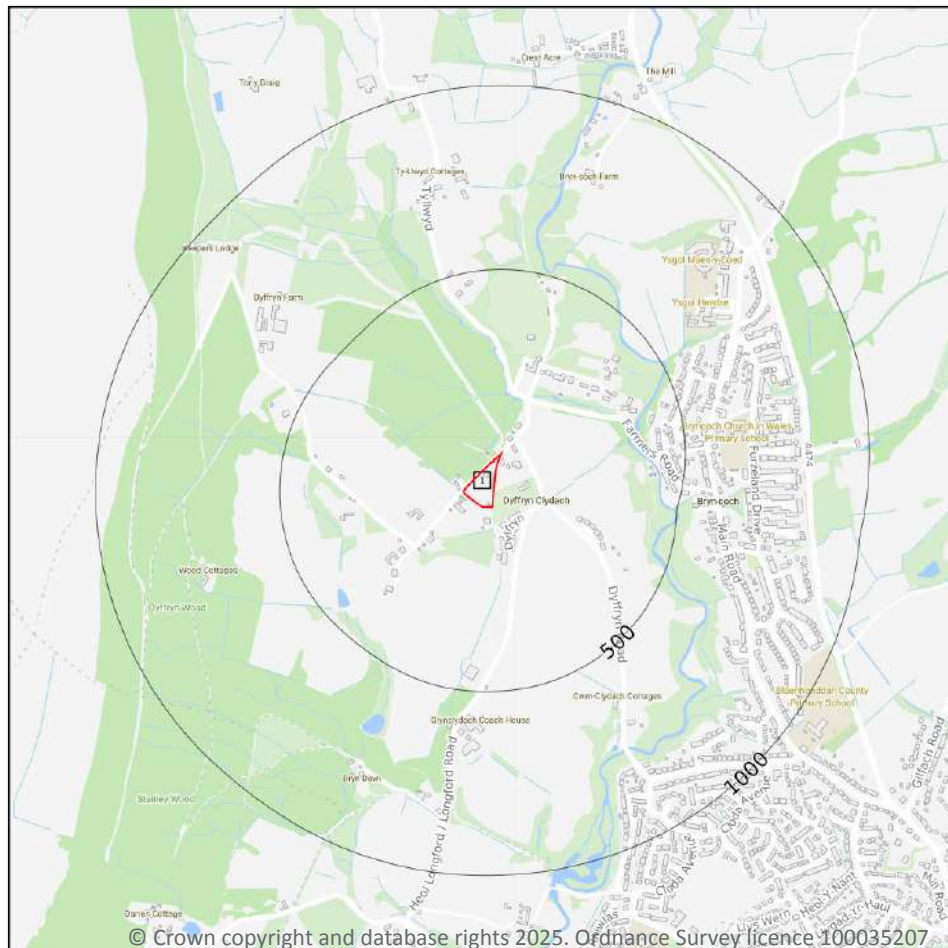
Features are displayed on the Geology 1:10,000 scale - Bedrock map on [page 82 >](#)

| ID | Location | Category | Description                           |
|----|----------|----------|---------------------------------------|
| 3  | 69m W    | FAULT    | Normal fault, inferred                |
| 4  | 283m E   | ROCK     | Coal seam, inferred (LITTLE BRYNCOCH) |
| 5  | 348m E   | ROCK     | Coal seam, inferred (LITTLE BRYNCOCH) |
| 6  | 352m E   | ROCK     | Coal seam, inferred (LITTLE BRYNCOCH) |
| 8  | 386m W   | FAULT    | Normal fault, inferred                |
| 10 | 425m W   | FAULT    | Normal fault, inferred                |

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



## 15 Geology 1:50,000 scale - Availability



— Site Outline  
Search buffers in metres (m)

☐ Geological map tile

### 15.1 50k Availability

#### Records within 500m

1

An indication on the coverage of 1:50,000 scale geology data for the site. Either 'Full' or 'No coverage' for each geological theme. Where 50k data is not available, this area has been filled in with 625k scale data.

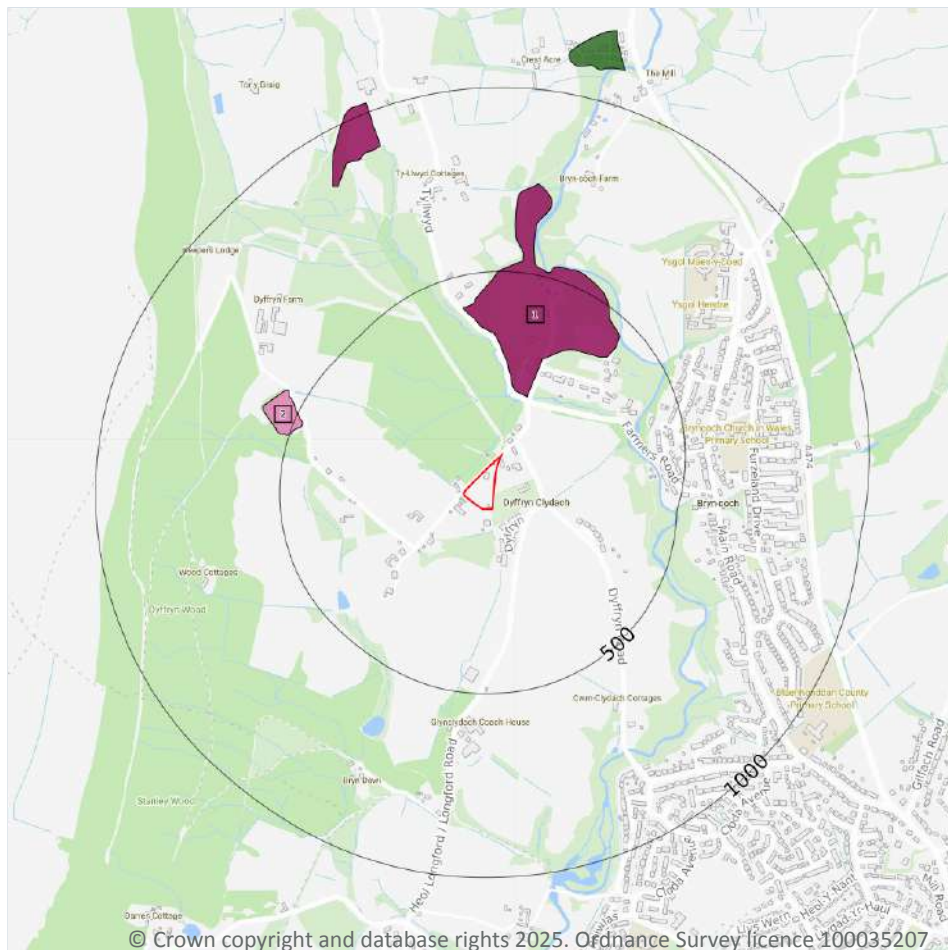
Features are displayed on the Geology 1:50,000 scale - Availability map on [page 84](#) >

| ID | Location | Artificial | Superficial | Bedrock | Mass movement | Sheet No.        |
|----|----------|------------|-------------|---------|---------------|------------------|
| 1  | On site  | Full       | Full        | Full    | Full          | EW247_swansea_v4 |

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



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



— Site Outline  
Search buffers in metres (m)

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

### 15.2 Artificial and made ground (50k)

#### Records within 500m

2

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

Features are displayed on the Geology 1:50,000 scale - Artificial and made ground map on [page 85](#) >

| ID | Location | LEX Code  | Description               | Rock description   |
|----|----------|-----------|---------------------------|--------------------|
| 1  | 175m NE  | MGR-ARTDP | MADE GROUND (UNDIVIDED)   | ARTIFICIAL DEPOSIT |
| 2  | 476m NW  | WGR-VOID  | WORKED GROUND (UNDIVIDED) | VOID               |

This data is sourced from the British Geological Survey.



### 15.3 Artificial ground permeability (50k)

Records within 50m

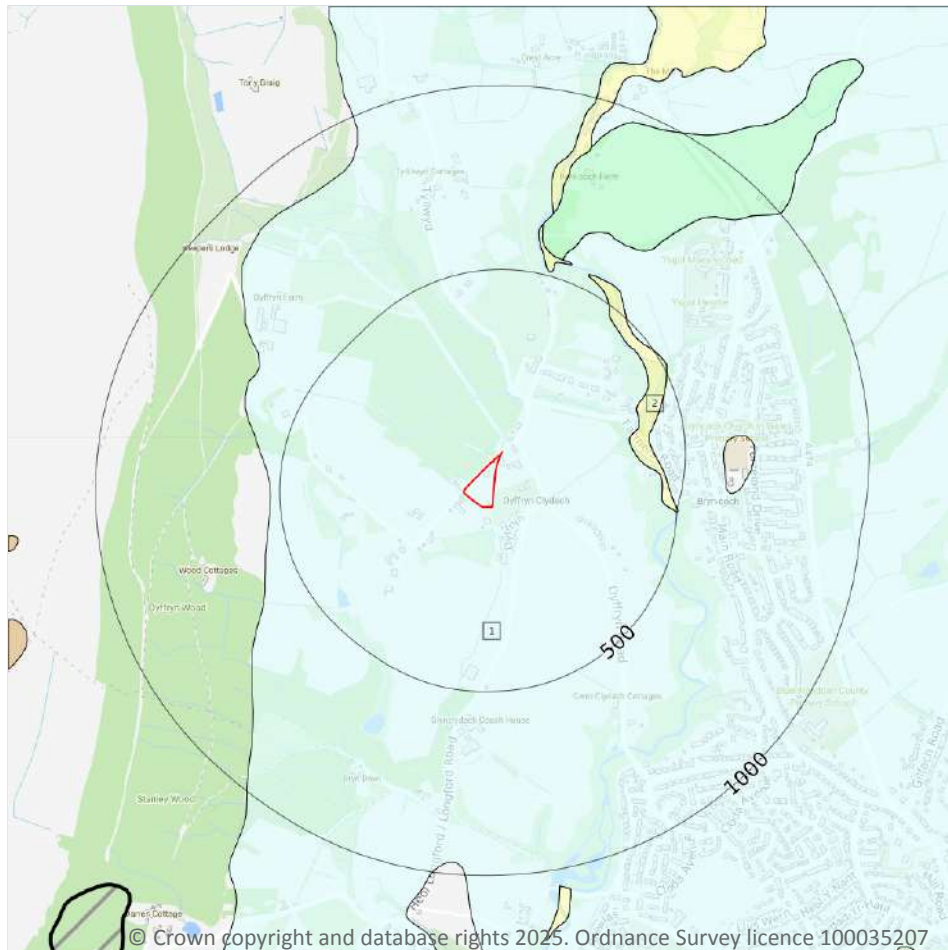
0

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

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



## Geology 1:50,000 scale - Superficial



**Site Outline**

Search buffers in metres (m)

**Landslip (50k)**

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

### 15.4 Superficial geology (50k)

#### Records within 500m

2

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

Features are displayed on the Geology 1:50,000 scale - Superficial map on [page 87](#) >

| ID | Location | LEX Code   | Description     | Rock description            |
|----|----------|------------|-----------------|-----------------------------|
| 1  | On site  | TILLD-DMTN | TILL, DEVANSIAN | DIAMICTON                   |
| 2  | 351m E   | ALV-XCZSV  | ALLUVIUM        | CLAY, SILT, SAND AND GRAVEL |

This data is sourced from the British Geological Survey.



## 15.5 Superficial permeability (50k)

Records within 50m

1

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

| Location | Flow type | Maximum permeability | Minimum permeability |
|----------|-----------|----------------------|----------------------|
| On site  | Mixed     | High                 | Low                  |

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

## 15.6 Landslip (50k)

Records within 500m

0

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

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

## 15.7 Landslip permeability (50k)

Records within 50m

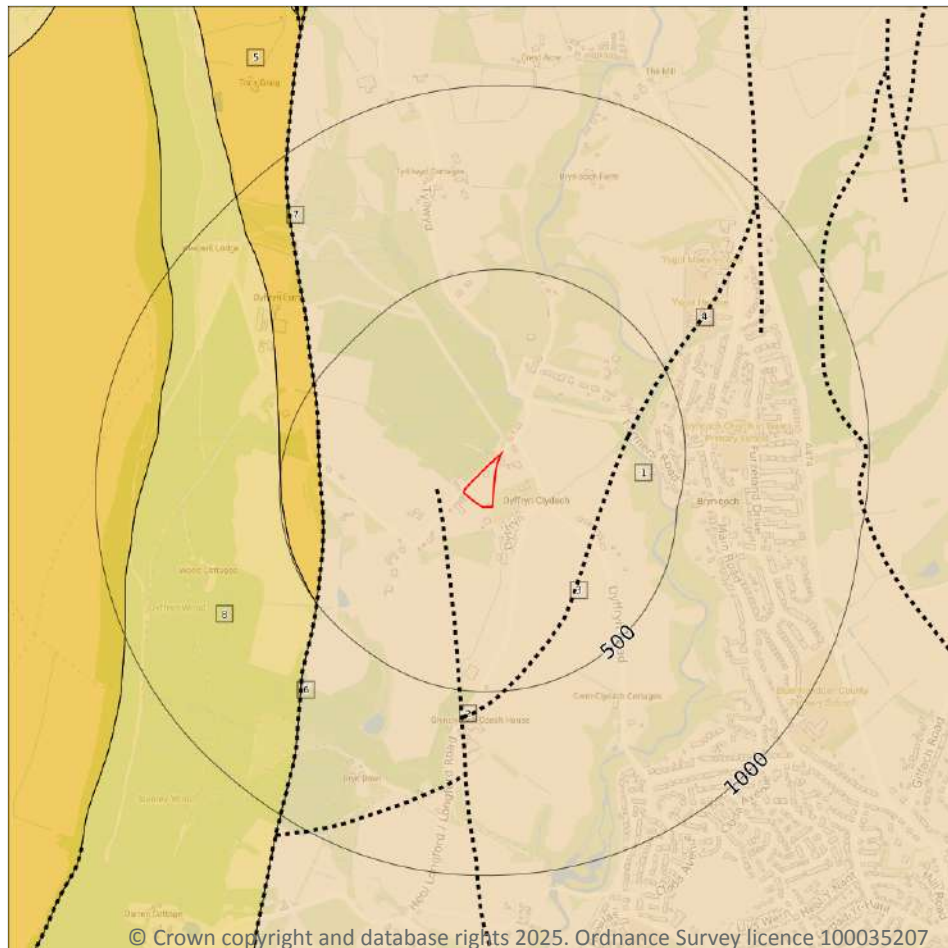
0

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

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



## Geology 1:50,000 scale - Bedrock



**Site Outline**

Search buffers in metres (m)

..... Bedrock faults and other linear features (50k)

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

### 15.8 Bedrock geology (50k)

#### Records within 500m

3

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

Features are displayed on the Geology 1:50,000 scale - Bedrock map on [page 89](#) >

| ID | Location | LEX Code | Description                                             | Rock age    |
|----|----------|----------|---------------------------------------------------------|-------------|
| 1  | On site  | GDB-MDSS | GROVESEND FORMATION - MUDSTONE, SILTSTONE AND SANDSTONE | WESTPHALIAN |
| 5  | 386m W   | SW-SDST  | SWANSEA MEMBER - SANDSTONE                              | WESTPHALIAN |
| 8  | 492m W   | SW-MDSS  | SWANSEA MEMBER - MUDSTONE, SILTSTONE AND SANDSTONE      | WESTPHALIAN |



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

## 15.9 Bedrock permeability (50k)

### Records within 50m

**1**

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

| Location | Flow type | Maximum permeability | Minimum permeability |
|----------|-----------|----------------------|----------------------|
| On site  | Fracture  | Moderate             | Low                  |

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

## 15.10 Bedrock faults and other linear features (50k)

### Records within 500m

**5**

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

Features are displayed on the Geology 1:50,000 scale - Bedrock map on [page 89](#) >

| ID | Location | Category | Description                           |
|----|----------|----------|---------------------------------------|
| 2  | 69m W    | FAULT    | Fault, inferred, displacement unknown |
| 3  | 283m E   | ROCK     | Coal seam, inferred                   |
| 4  | 348m E   | ROCK     | Coal seam, inferred                   |
| 6  | 386m W   | FAULT    | Fault, inferred, displacement unknown |
| 7  | 425m W   | FAULT    | Fault, inferred, displacement unknown |

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



## 16 Boreholes

### 16.1 BGS Boreholes

Records within 250m

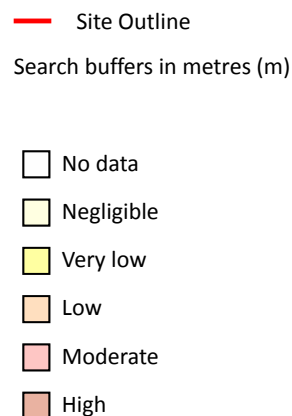
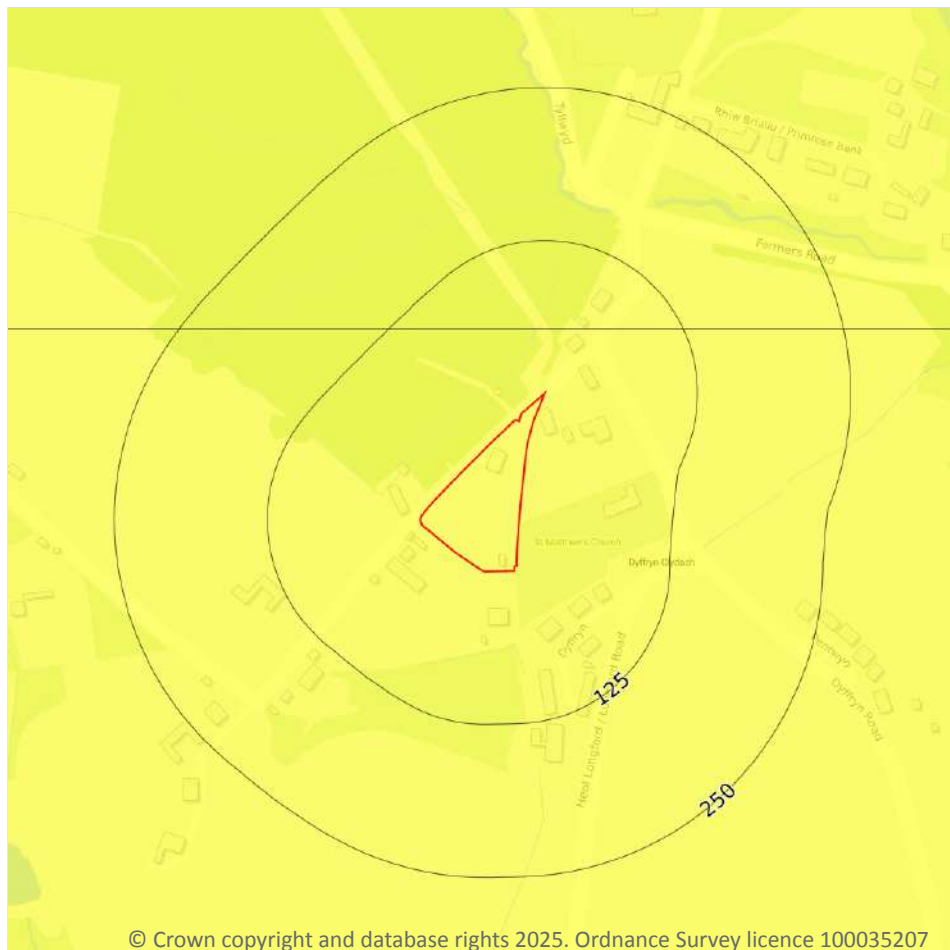
0

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

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



## 17 Natural ground subsidence - Shrink swell clays



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### 17.1 Shrink swell clays

#### Records within 50m

1

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

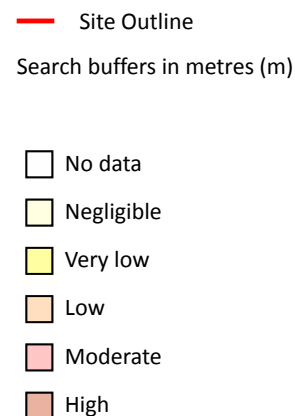
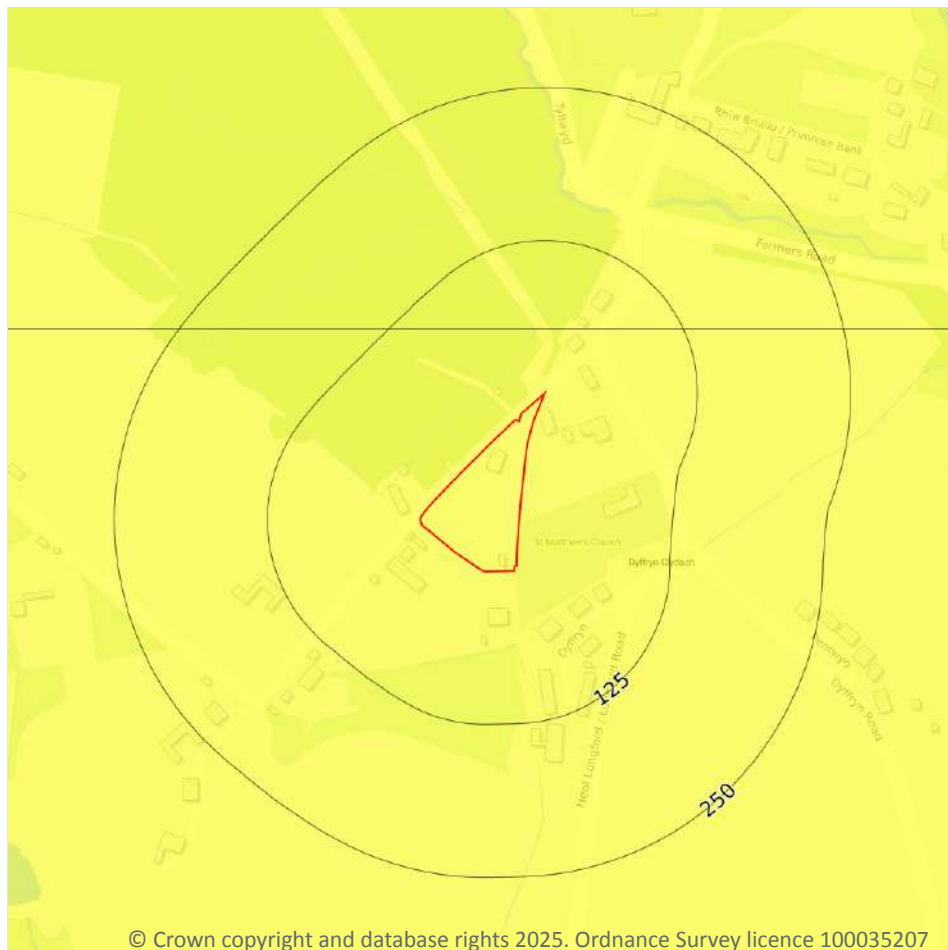
Features are displayed on the Natural ground subsidence - Shrink swell clays map on [page 92 >](#)

| Location | Hazard rating | Details                                         |
|----------|---------------|-------------------------------------------------|
| On site  | Very low      | Ground conditions predominantly low plasticity. |

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



## Natural ground subsidence - Running sands



### 17.2 Running sands

#### Records within 50m

1

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

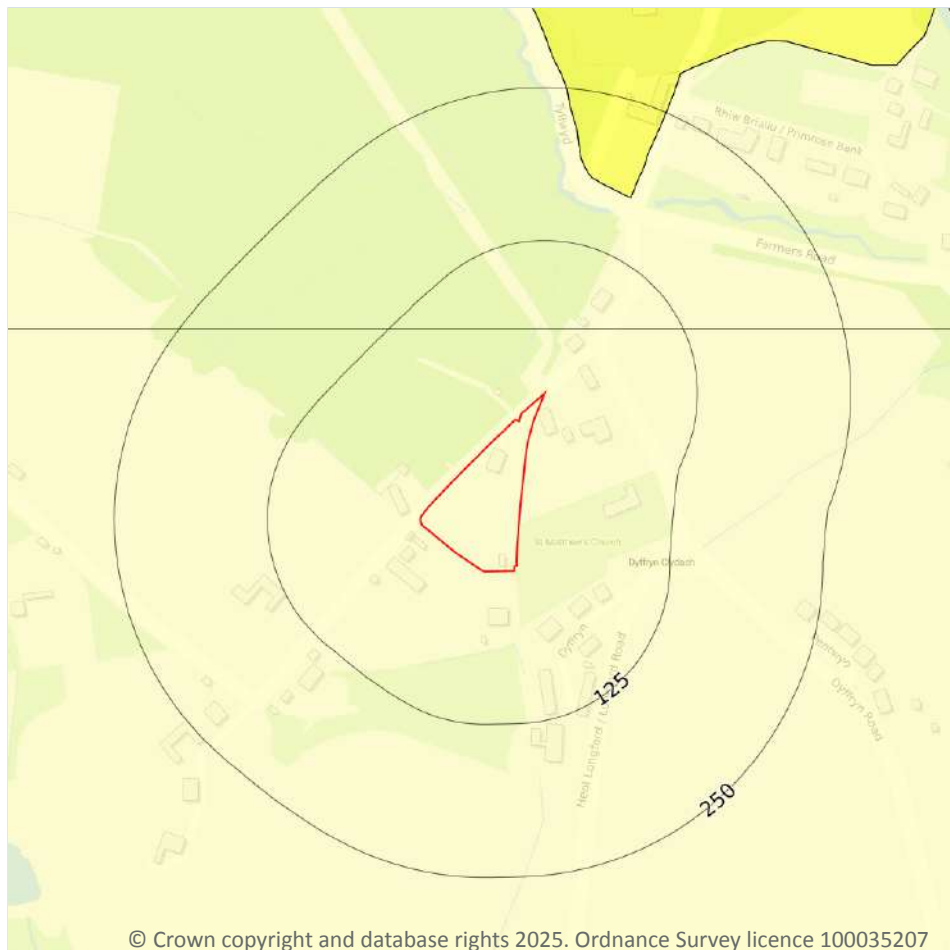
Features are displayed on the Natural ground subsidence - Running sands map on [page 93](#) >

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

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



## Natural ground subsidence - Compressible deposits



- Site Outline**
- Search buffers in metres (m)**
- ☐ No data
  - ☐ Negligible
  - ☐ Very low
  - ☐ Low
  - ☐ Moderate
  - ☐ High

### 17.3 Compressible deposits

#### Records within 50m

1

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

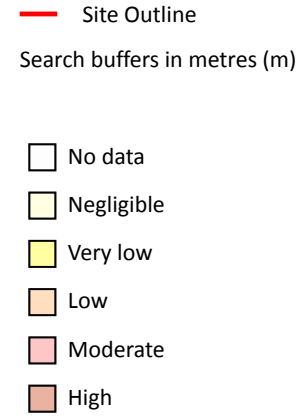
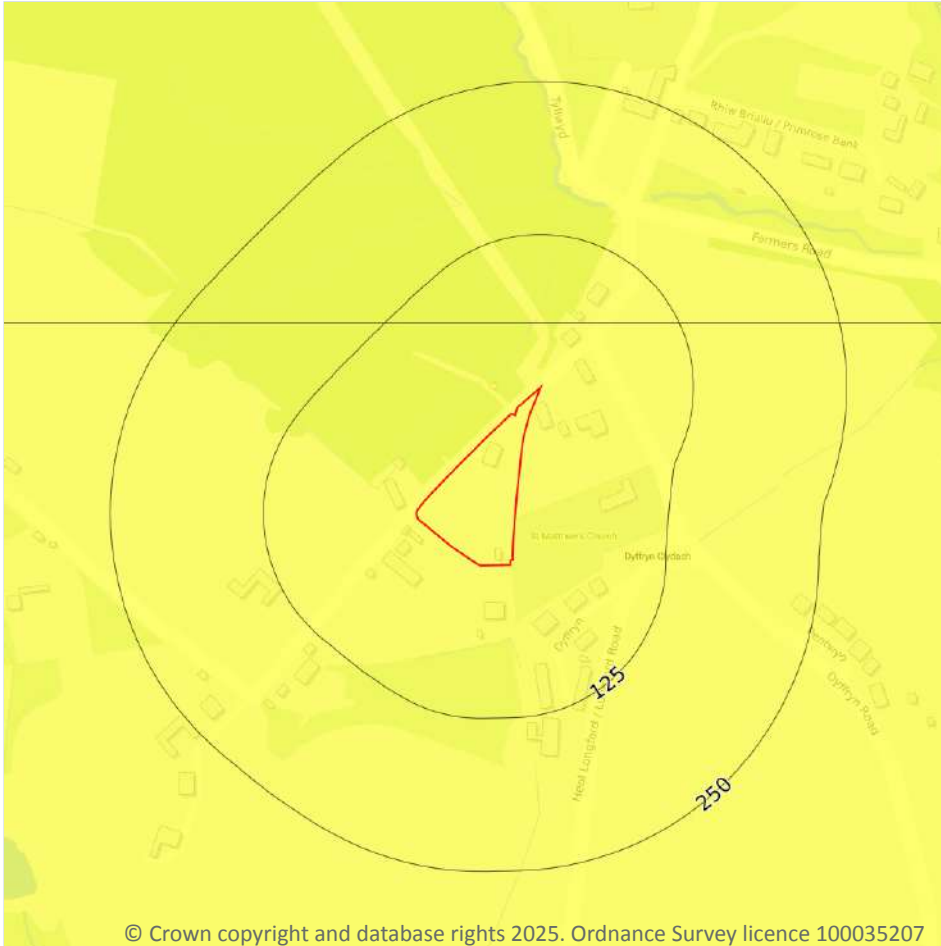
Features are displayed on the Natural ground subsidence - Compressible deposits map on [page 94 >](#)

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

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



## Natural ground subsidence - Collapsible deposits



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### 17.4 Collapsible deposits

#### Records within 50m

1

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

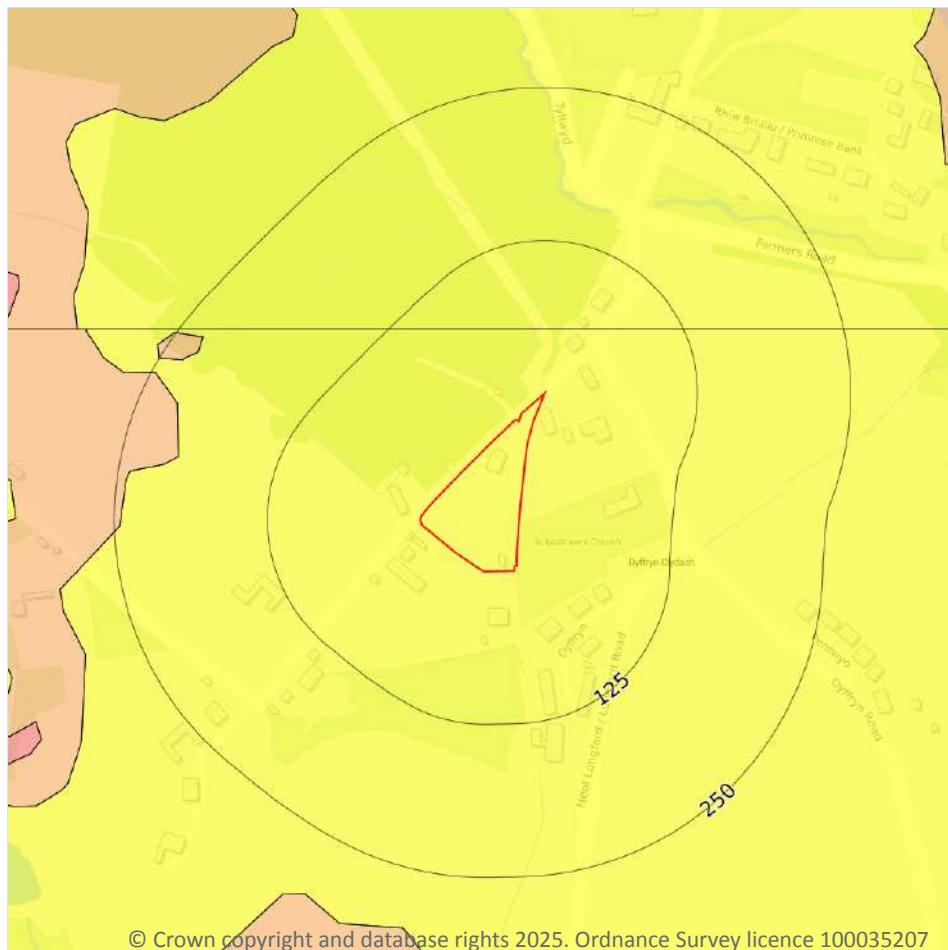
Features are displayed on the Natural ground subsidence - Collapsible deposits map on [page 95 >](#)

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

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



## Natural ground subsidence - Landslides



- Site Outline
- Search buffers in metres (m)
- ☐ No data
  - ☐ Negligible
  - ☒ Very low
  - ☐ Low
  - ☐ Moderate
  - ☐ High

### 17.5 Landslides

#### Records within 50m

1

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

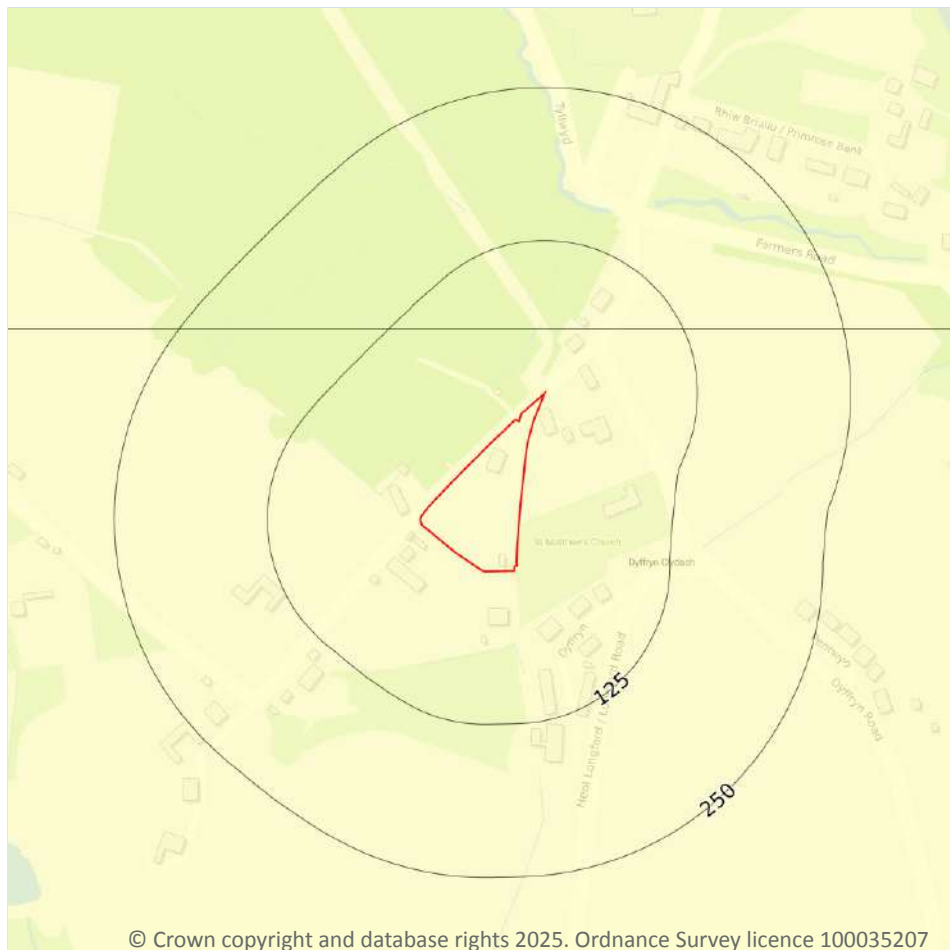
Features are displayed on the Natural ground subsidence - Landslides map on [page 96](#) >

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

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



## Natural ground subsidence - Ground dissolution of soluble rocks



- Site Outline
- Search buffers in metres (m)
- ☐ No data
  - ☐ Negligible
  - ☐ Very low
  - ☐ Low
  - ☐ Moderate
  - ☐ High

### 17.6 Ground dissolution of soluble rocks

#### Records within 50m

1

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

Features are displayed on the Natural ground subsidence - Ground dissolution of soluble rocks map on [page 97](#)

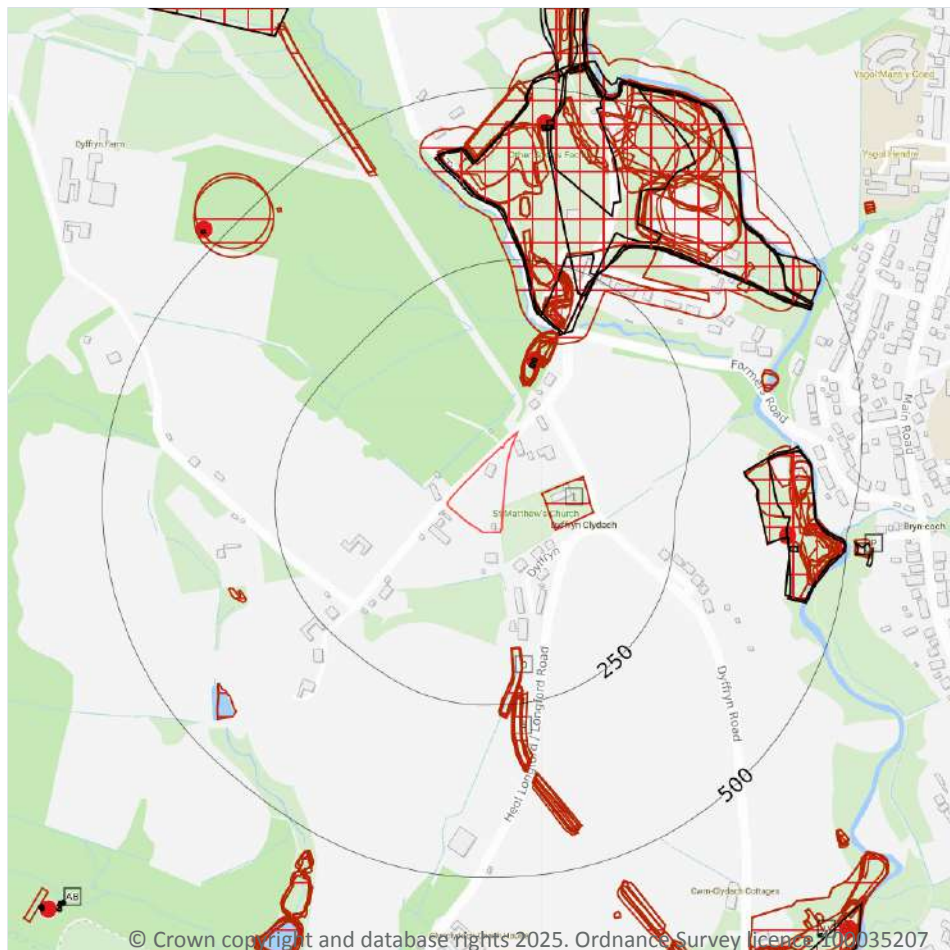
| Location | Hazard rating | Details                                                                                                                                             |
|----------|---------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|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



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



## 18 Mining and ground workings



- Site Outline
- Search buffers in metres (m)
- BritPits
- Surface ground workings
- Underground workings
- Underground mining extents
- Historical mineral planning areas
- TCA non-coal mining
- Non Coal Mining
  - Sporadic underground mining of restricted extent possible
  - Localised small scale underground mining possible
  - Small scale mining possible
  - Underground mining known or likely within or in close proximity
  - Underground mining known within or in very close proximity

### 18.1 BritPits

Records within 500m

3

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

Features are displayed on the Mining and ground workings map on [page 99](#) >

| ID | Location | Details                                                                                                            | Description                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
|----|----------|--------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| A  | 107m N   | Name: Dyffryn Main Colliery<br>Address: Clydach, NEATH, West Glamorgan<br>Commodity: Coal, Deep<br>Status: Ceased  | Type: Working is wholly underground, access by shaft, adit, drift or incline. Working may be termed Colliery, Mine, Drift Mine, Slant, Level, Adit or Ingoing Eye (Ingaun' Ee' - Scots). May also be locally termed 'Quarry' or 'Underground Quarry' when referring to sites extracting building stone (e.g. in Dorset and Wiltshire). The location given is that of the mine entrance and may be approximate for older sites shown on contemporaneous mapping by the Geological Survey used as the source document. Status description: Site which has ceased to extract minerals. May be considered as 'Closed' by operator. May be considered to have 'Active', 'Dormant' or 'Expired' planning permissions by the Mineral Planning Authority. |
| H  | 415m E   | Name: Bryn-coch Upcast Shaft<br>Address: Clydach, NEATH, West Glamorgan<br>Commodity: Coal, Deep<br>Status: Ceased | Type: Working is wholly underground, access by shaft, adit, drift or incline. Working may be termed Colliery, Mine, Drift Mine, Slant, Level, Adit or Ingoing Eye (Ingaun' Ee' - Scots). May also be locally termed 'Quarry' or 'Underground Quarry' when referring to sites extracting building stone (e.g. in Dorset and Wiltshire). The location given is that of the mine entrance and may be approximate for older sites shown on contemporaneous mapping by the Geological Survey used as the source document. Status description: Site which has ceased to extract minerals. May be considered as 'Closed' by operator. May be considered to have 'Active', 'Dormant' or 'Expired' planning permissions by the Mineral Planning Authority. |
| B  | 450m N   | Name: Dyffryn Main Colliery<br>Address: Clydach, NEATH, West Glamorgan<br>Commodity: Coal, Deep<br>Status: Ceased  | Type: Working is wholly underground, access by shaft, adit, drift or incline. Working may be termed Colliery, Mine, Drift Mine, Slant, Level, Adit or Ingoing Eye (Ingaun' Ee' - Scots). May also be locally termed 'Quarry' or 'Underground Quarry' when referring to sites extracting building stone (e.g. in Dorset and Wiltshire). The location given is that of the mine entrance and may be approximate for older sites shown on contemporaneous mapping by the Geological Survey used as the source document. Status description: Site which has ceased to extract minerals. May be considered as 'Closed' by operator. May be considered to have 'Active', 'Dormant' or 'Expired' planning permissions by the Mineral Planning Authority. |

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



## 18.2 Surface ground workings

### Records within 250m

46

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

Features are displayed on the Mining and ground workings map on [page 99](#) >

| ID | Location | Land Use                    | Year of mapping | Mapping scale |
|----|----------|-----------------------------|-----------------|---------------|
| 1  | 54m E    | Grave Yard                  | 1877            | 1:10560       |
| A  | 68m N    | Unspecified Heap            | 1980            | 1:10000       |
| A  | 68m N    | Unspecified Heap            | 1992            | 1:10000       |
| A  | 68m N    | Unspecified Heap            | 1966            | 1:10560       |
| A  | 69m N    | Unspecified Heap            | 1921            | 1:10560       |
| A  | 70m N    | Unspecified Ground Workings | 1964            | 1:10560       |
| A  | 74m N    | Unspecified Heap            | 1938            | 1:10560       |
| A  | 74m N    | Unspecified Heap            | 1938            | 1:10560       |
| A  | 74m N    | Unspecified Ground Workings | 1948            | 1:10560       |
| A  | 75m N    | Unspecified Ground Workings | 1914            | 1:10560       |
| A  | 75m N    | Unspecified Ground Workings | 1914            | 1:10560       |
| A  | 79m N    | Unspecified Ground Workings | 1914            | 1:10560       |
| B  | 141m N   | Colliery                    | 1914            | 1:10560       |
| B  | 154m NE  | Colliery                    | 1921            | 1:10560       |
| B  | 159m NE  | Disused Colliery            | 1948            | 1:10560       |
| C  | 160m N   | Unspecified Ground Workings | 1921            | 1:10560       |
| C  | 164m N   | Unspecified Ground Workings | 1938            | 1:10560       |
| C  | 164m N   | Unspecified Ground Workings | 1938            | 1:10560       |
| C  | 164m N   | Unspecified Ground Workings | 1948            | 1:10560       |
| B  | 164m NE  | Colliery                    | 1914            | 1:10560       |
| B  | 164m NE  | Colliery                    | 1914            | 1:10560       |
| C  | 166m N   | Unspecified Ground Workings | 1914            | 1:10560       |
| C  | 167m N   | Unspecified Ground Workings | 1914            | 1:10560       |



| ID | Location | Land Use                    | Year of mapping | Mapping scale |
|----|----------|-----------------------------|-----------------|---------------|
| C  | 167m N   | Unspecified Ground Workings | 1914            | 1:10560       |
| D  | 169m S   | Cuttings                    | 1964            | 1:10560       |
| D  | 169m S   | Cuttings                    | 1948            | 1:10560       |
| C  | 170m N   | Unspecified Ground Workings | 1980            | 1:10000       |
| C  | 170m N   | Unspecified Ground Workings | 1966            | 1:10560       |
| D  | 171m S   | Cuttings                    | 1938            | 1:10560       |
| B  | 177m N   | Disused Colliery            | 1938            | 1:10560       |
| B  | 177m N   | Disused Colliery            | 1938            | 1:10560       |
| C  | 180m N   | Unspecified Ground Workings | 1964            | 1:10560       |
| C  | 215m N   | Unspecified Heap            | 1948            | 1:10560       |
| C  | 217m N   | Unspecified Ground Workings | 1980            | 1:10000       |
| C  | 217m N   | Unspecified Ground Workings | 1966            | 1:10560       |
| C  | 218m N   | Unspecified Heap            | 1938            | 1:10560       |
| C  | 218m N   | Unspecified Heap            | 1938            | 1:10560       |
| B  | 220m NE  | Colliery                    | 1897            | 1:10560       |
| E  | 222m S   | Unspecified Pit             | 1938            | 1:10560       |
| E  | 222m S   | Unspecified Pit             | 1938            | 1:10560       |
| E  | 227m S   | Unspecified Pit             | 1914            | 1:10560       |
| E  | 236m S   | Unspecified Pit             | 1992            | 1:10000       |
| E  | 236m S   | Unspecified Pit             | 1980            | 1:10000       |
| E  | 238m S   | Unspecified Pit             | 1964            | 1:10560       |
| E  | 242m S   | Unspecified Pit             | 1921            | 1:10560       |
| E  | 242m S   | Unspecified Pit             | 1948            | 1:10560       |

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



## 18.3 Underground workings

### Records within 1000m

55

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

Features are displayed on the Mining and ground workings map on [page 99 >](#)

| ID | Location | Land Use                  | Year of mapping | Mapping scale |
|----|----------|---------------------------|-----------------|---------------|
| A  | 97m N    | Old Coal Shaft            | 1921            | 1:10560       |
| A  | 105m N   | Old Coal Shaft            | 1914            | 1:10560       |
| B  | 154m NE  | Colliery                  | 1921            | 1:10560       |
| B  | 159m NE  | Disused Colliery          | 1948            | 1:10560       |
| B  | 172m N   | Unspecified Disused Mine  | 1964            | 1:10560       |
| B  | 220m NE  | Colliery                  | 1897            | 1:10560       |
| H  | 334m E   | Colliery                  | 1964            | 1:10560       |
| B  | 342m NE  | Colliery                  | 1877            | 1:10560       |
| H  | 366m E   | Colliery                  | 1948            | 1:10560       |
| H  | 419m E   | Unspecified Shaft         | 1921            | 1:10560       |
| B  | 440m N   | Unspecified Disused Shaft | 1964            | 1:10560       |
| B  | 440m N   | Unspecified Old Shaft     | 1948            | 1:10560       |
| P  | 513m E   | Coal Pit                  | 1877            | 1:10560       |
| N  | 522m NW  | Coal Pit                  | 1877            | 1:10560       |
| Q  | 525m N   | Old Coal Pit              | 1921            | 1:10560       |
| Q  | 535m N   | Coal Pit                  | 1877            | 1:10560       |
| W  | 673m NW  | Colliery                  | 1921            | 1:10560       |
| -  | 692m N   | Coal Pit                  | 1897            | 1:10560       |
| -  | 694m N   | Old Coal Pits             | 1914            | 1:10560       |
| V  | 743m SE  | Unspecified Shaft         | 1877            | 1:10560       |
| -  | 749m N   | Old Coal Pits             | 1914            | 1:10560       |
| -  | 750m N   | Old Coal Pits             | 1921            | 1:10560       |
| V  | 750m SE  | Coal Pit                  | 1877            | 1:10560       |



| ID | Location | Land Use                  | Year of mapping | Mapping scale |
|----|----------|---------------------------|-----------------|---------------|
| -  | 750m SW  | Disused Colliery          | 1897            | 1:10560       |
| -  | 760m NW  | Unspecified Mine          | 1980            | 1:10000       |
| -  | 760m NW  | Unspecified Disused Mine  | 1992            | 1:10000       |
| -  | 760m NW  | Unspecified Mine          | 1966            | 1:10560       |
| -  | 763m S   | Colliery                  | 1877            | 1:10560       |
| -  | 763m N   | Air Shaft                 | 1921            | 1:10560       |
| -  | 764m NW  | Unspecified Disused Mine  | 1964            | 1:10560       |
| -  | 766m N   | Disused Air Shaft         | 1980            | 1:10000       |
| -  | 766m N   | Disused Air Shaft         | 1992            | 1:10000       |
| -  | 766m N   | Disused Air Shaft         | 1966            | 1:10560       |
| -  | 768m N   | Air Shaft                 | 1877            | 1:10560       |
| -  | 772m SW  | Unspecified Old Level     | 1914            | 1:10560       |
| -  | 772m SW  | Unspecified Level         | 1877            | 1:10560       |
| -  | 773m N   | Air Shaft                 | 1914            | 1:10560       |
| -  | 777m SW  | Disused Colliery          | 1921            | 1:10560       |
| -  | 778m SW  | Disused Colliery          | 1948            | 1:10560       |
| -  | 781m SW  | Unspecified Old Level     | 1921            | 1:10560       |
| -  | 788m SW  | Unspecified Old Level     | 1964            | 1:10560       |
| -  | 792m SW  | Disused Colliery          | 1964            | 1:10560       |
| AB | 799m SW  | Unspecified Disused Shaft | 1992            | 1:10000       |
| AB | 799m SW  | Unspecified Disused Shaft | 1980            | 1:10000       |
| AB | 801m SW  | Unspecified Old Shaft     | 1914            | 1:10560       |
| AB | 802m SW  | Coal Pit                  | 1877            | 1:10560       |
| -  | 802m S   | Unspecified Disused Mine  | 1980            | 1:10000       |
| -  | 803m NW  | Colliery                  | 1948            | 1:10560       |
| AB | 809m SW  | Unspecified Old Shaft     | 1921            | 1:10560       |
| AB | 825m SW  | Unspecified Old Shaft     | 1964            | 1:10560       |
| AB | 826m SW  | Unspecified Old Shaft     | 1948            | 1:10560       |



| ID | Location | Land Use         | Year of mapping | Mapping scale |
|----|----------|------------------|-----------------|---------------|
| -  | 833m S   | Disused Coal Pit | 1877            | 1:10560       |
| -  | 846m NW  | Old Coal Pit     | 1914            | 1:10560       |
| -  | 852m NW  | Old Coal Pit     | 1897            | 1:10560       |
| -  | 935m E   | Old Coal Level   | 1897            | 1:10560       |

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

## 18.4 Underground mining extents

**Records within 500m**

**0**

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

*This data is sourced from Groundsure.*

## 18.5 Historical Mineral Planning Areas

**Records within 500m**

**0**

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

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

## 18.6 Non-coal mining

**Records within 1000m**

**0**

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

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



## 18.7 JPB mining areas

### Records on site

**0**

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

*This data is sourced from Johnson Poole and Bloomer.*

## 18.8 The Coal Authority non-coal mining

### Records within 500m

**0**

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

*This data is sourced from The Coal Authority.*

## 18.9 Researched mining

### Records within 500m

**0**

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

*This data is sourced from Groundsure.*

## 18.10 Mining record office plans

### Records within 500m

**0**

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

*This data is sourced from Groundsure.*



### 18.11 BGS mine plans

Records within 500m

0

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

*This data is sourced from Groundsure.*

### 18.12 Coal mining

Records on site

1

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

| Location | Details                                                                                                                                                                                                                                                              |
|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| On site  | The site is located within a coal mining area as defined by the Coal Authority. A Consultants Coal Mining Report is recommended to further assess coal mining issues at the site. This can be ordered directly through Groundsure or your preferred search provider. |

*This data is sourced from the Coal Authority.*

### 18.13 Brine areas

Records on site

0

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

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

### 18.14 Gypsum areas

Records on site

0

Generalised areas that may be affected by gypsum extraction.

*This data is sourced from British Gypsum.*

### 18.15 Tin mining

Records on site

0

Generalised areas that may be affected by historical tin mining.

*This data is sourced from Groundsure.*



## 18.16 Clay mining

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

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

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



## 19 Ground cavities and sinkholes

### 19.1 Natural cavities

Records within 500m

0

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

*This data is sourced from Stantec UK Ltd.*

### 19.2 Mining cavities

Records within 1000m

0

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

*This data is sourced from Stantec UK Ltd.*

### 19.3 Reported recent incidents

Records within 500m

0

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

*This data is sourced from Groundsure.*

### 19.4 Historical incidents

Records within 500m

0

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

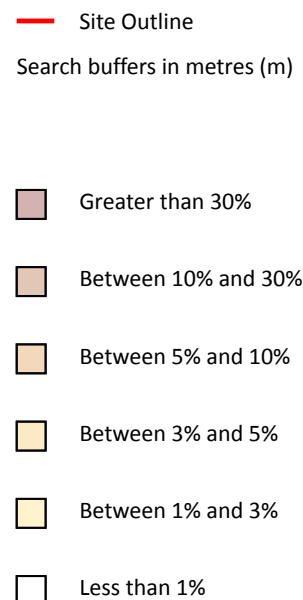
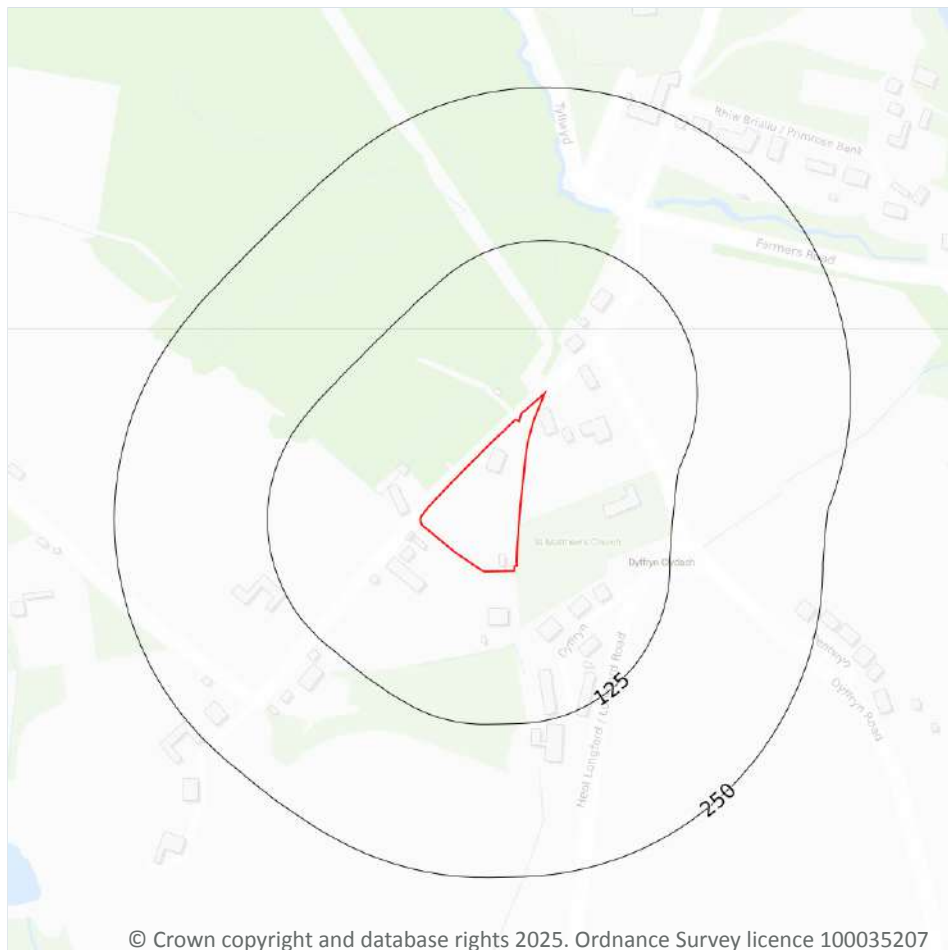
Not all 'holes' noted on Ordnance Survey mapping will necessarily be present within this dataset.



*This data is sourced from Groundsure.*



## 20 Radon



### 20.1 Radon

#### Records on site

1

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

Features are displayed on the Radon map on [page 111](#) >

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



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



## 21 Soil chemistry

### 21.1 BGS Estimated Background Soil Chemistry

Records within 50m

1

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

| Location | Arsenic       | Bioaccessible Arsenic | Lead      | Bioaccessible Lead | Cadmium         | Chromium      | Nickel        |
|----------|---------------|-----------------------|-----------|--------------------|-----------------|---------------|---------------|
| On site  | 35 - 45 mg/kg | No data               | 100 mg/kg | 60 mg/kg           | 3.0 - 6.0 mg/kg | 60 - 90 mg/kg | 30 - 45 mg/kg |

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

### 21.2 BGS Estimated Urban Soil Chemistry

Records within 50m

0

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

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

### 21.3 BGS Measured Urban Soil Chemistry

Records within 50m

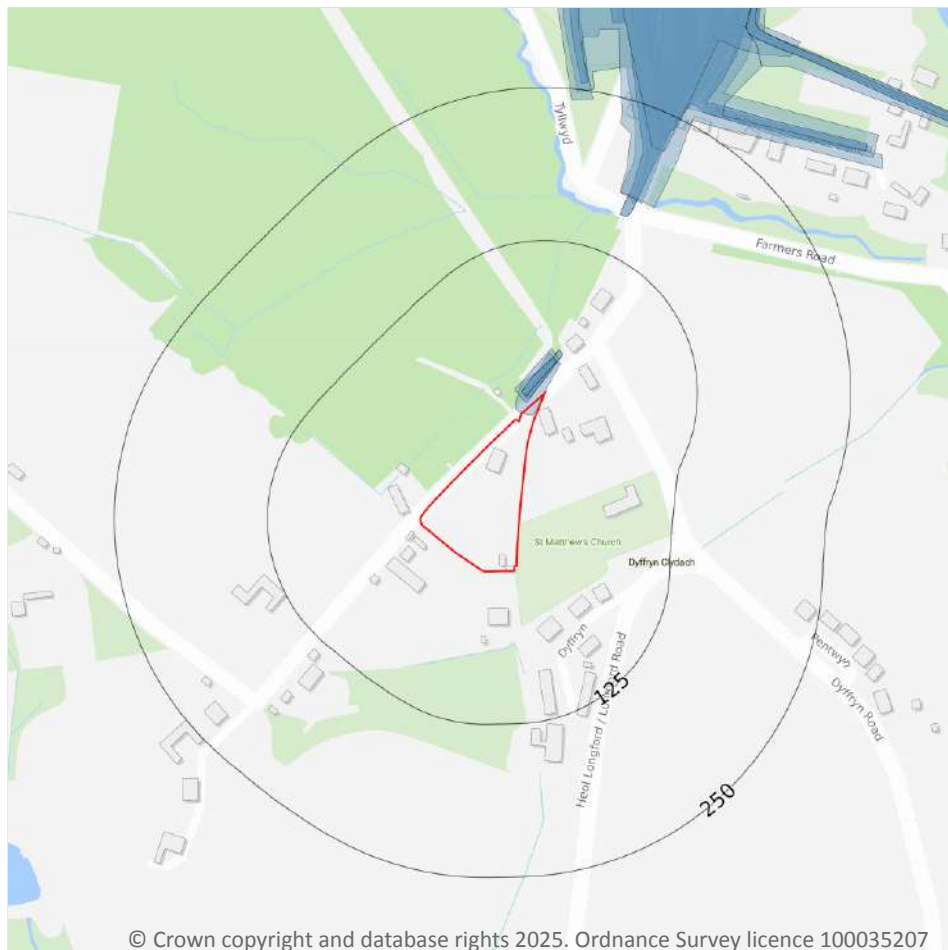
0

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

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



## 22 Railway infrastructure and projects



- Site Outline
- Search buffers in metres (m)
- C2 Crossrail 2 Stations
- Crossrail 2 Route
- Crossrail 2 Worksites
- Crossrail 2 Safeguarding
- Crossrail 2 Headhouses
- Railway stations
- Active railways
- Active tunnels
- Abandoned railways
- Historic railways
- Historic tunnels
- Underground stations
- Underground Lines
- Royal Mail tunnels
- HS2 optimised route
- HS2 Stations
- HS2 Depots
- HS2 Surface Safeguarding
- HS2 Subsurface Safeguarding

### 22.1 Underground railways (London)

Records within 250m

0

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

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

### 22.2 Underground railways (Non-London)

Records within 250m

0

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



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

## 22.3 Railway tunnels

Records within 250m

0

Railway tunnels taken from contemporary Ordnance Survey mapping.

*This data is sourced from the Ordnance Survey.*

## 22.4 Historical railway and tunnel features

Records within 250m

11

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

Features are displayed on the Railway infrastructure and projects map on [page 114 >](#)

| Location       | Land Use                       | Year of mapping | Mapping scale |
|----------------|--------------------------------|-----------------|---------------|
| <b>On site</b> | <b>Mineral Railway Sidings</b> | <b>1921</b>     | <b>10560</b>  |
| 4m NW          | Railway Sidings                | 1914            | 10560         |
| 5m NW          | Tramway Sidings                | 1899            | 2500          |
| 5m NW          | Tramway Sidings                | 1918            | 2500          |
| 8m NW          | Mineral Railway Sidings        | 1914            | 10560         |
| 159m NE        | Mineral Railway Sidings        | 1914            | 10560         |
| 171m NE        | Tramway Sidings                | 1918            | 2500          |
| 174m NE        | Railway Sidings                | 1914            | 10560         |
| 176m NE        | Mineral Railway Sidings        | 1921            | 10560         |
| 220m NE        | Railway Sidings                | 1897            | 10560         |
| 226m NE        | Tramway Sidings                | 1899            | 2500          |

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



## 22.5 Royal Mail tunnels

**Records within 250m****0**

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

*This data is sourced from Groundsure/the Postal Museum.*

## 22.6 Historical railways

**Records within 250m****0**

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

*This data is sourced from OpenStreetMap.*

## 22.7 Railways

**Records within 250m****0**

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

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

## 22.8 Crossrail 2

**Records within 500m****0**

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

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

## 22.9 HS2

**Records within 500m****0**

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

*This data is sourced from HS2 Ltd.*



## Data providers

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

## Terms and conditions

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