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SUB SURFACE
Site Investigation Specialists,
Geotechnical & Environmental Consultants

DESK STUDY WITH WALKOVER SURVEY

AT
FMR ROYAL MAIL SORTING OFFICE,
THE CRESCENT,
SPALDING,
PE11 1SL

PREPARED FOR
SG PROPERTIES (LEICS) LTD

REPORT NO. M3654
OCTOBER 2022



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EXECUTIVE SUMMARY

This executive summary is a brief summary only and should be read in conjunction with the full report.

Section	Subject	Summary
Site Details	Site Address	Former Royal Mail Sorting Office, The Crescent, Spalding, PE11 1SL.
	Grid Reference	524626 322572.
	Current Land Use	A former two storey Royal Mail sorting office, with warehouse space, a flat roof, and limited outside parking and service yard.
	Proposed Development	Refurbish the sorting office, with some minor extensions, into retail space on the ground floor and apartments on the upper floors.
Site History	On Site	Earliest survey (1887) shows a building located on the site, labelled as a Methodist Chapel in 1888. The Chapel is demolished and a Sorting Office is constructed by 1968.
	Beyond Site Boundary	Earliest survey (1887) shows roads adjacent to the northeast and southeast of the site, named The Crescent and Spring Gardens respectively by 1888. Buildings are present adjacent to the northwest and southwest of the site boundary, with the building to the southwest being demolished by 1986. A river, named River Welland by 1986, is present around 179m southeast of the site. A sheep market is present 53m northwest, becoming a car park before 1968, and a hospital is present 87m south. A police station is located 27m east from 1888 and a disused prison is located 60m northwest, being demolished and replaced by residential and non-residential buildings by 1903.
Geological and Mining Appraisal	Made Ground	None recorded, as the site and adjacent land has been developed some may be present.
	Superficial Geology	Tidal Flat Deposits comprising clay and silt.
	Bedrock Geology	Mudstone of the Oxford Clay Formation.
	Subsidence Hazards	Moderate risk from running sands and compressible deposits/ strata.
	Mining	None recorded.
	Radon	No radon protective measures are required.
Environmental Appraisal	Industrial Land Uses	Repair and servicing company 5m northwest, electricity substation 56m south.
	Landfill Sites	None recorded.
	Hydrogeology	Superficial deposits and bedrock are anticipated to be an Unproductive aquifer.
	Hydrology	One watercourse within 250m, an inland river (River Welland) 205m east.
	Flood Risk	Site is within a Flood Zone 2 and Flood Zone 3, a Flood Risk Assessment will be required.
	Other Relevant Details	Part A(2) and Part B installation 182m east, discharge of List II substances 162m northwest.
Recommendations	The conceptual ground model indicates that an intrusive ground investigation is required to assess the ground conditions for contamination. The ground investigation should obtain soil samples for contamination analysis and asbestos detection and, where possible, groundwater and surface water samples for contamination analysis. As the site is within a Flood Zone 3, a flood risk assessment will be required.	
Other Considerations (for Warranty Providers, Building Control, Structural Engineers, Developers, etc.)	Listed below are various items that are likely to be required at some point during the development and it would be cost effective to have them carried out simultaneously. This is not an exhaustive list. • Boreholes and laboratory testing to assess the ground conditions for foundation design. • BRE Digest 365 Soakaway Tests. • Waste Classification and WAC testing for removal of waste to landfill. • CBR Testing for road design and construction. • Water Pipeline Risk Assessment.	

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DESK STUDY WITH WALKOVER SURVEY FOR

CLIENT: SG PROPERTIES (LEICS) LTD

ARCHITECT: DESIGN STUDIO ARCHITECTS

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1. INTRODUCTION

This report has been prepared in accordance with an email, dated 26th September 2022, from the Architect on behalf of the Client.

The brief was set out in our estimate, ref. EM6012 dated 9TH September 2022, and comprises a walkover survey and a desk study report including a historical, geological, mining and environmental appraisal together with a conceptual ground model.

1.1 Site Location and Description

The site is located at the Former Royal Mail Sorting Office, The Crescent, Spalding, PE11 1SL, as indicated on Figure 1. The approximate National Grid Reference of the centre of the site is 524626 322572.

As shown on Figure 2, the approximately rectangular shaped site is about 0.11ha. The site is bound by roads The Crescent and Spring Gardens to the northeast and southeast respectively, an overgrown flat car parking area to the southwest and a building to the northwest.

1.2 Proposed Development and Purpose of the Desk Study

We understand that it is proposed to refurbish the sorting office, with some minor extensions, into retail space on the ground floor and apartments on the upper floors, as shown on Figure 3.

The purpose of the desk study is to obtain information regarding the sites historical, geological and environmental setting in order to produce a conceptual ground model, to assess the ground conditions, to undertake a preliminary assessment of contamination sources, pathways and receptors relating to potential hazards that exist or will potentially exist on the site and to assess the need for ground investigation.

1.3 Walkover Survey

The walkover survey was undertaken on 12th October 2022. Surface features observed were recorded on a plan of the site together with the positions and directions of photographs taken. The resulting Walkover Survey Plan and site photographs are appended.

At the time of the walkover the site comprised of a two storey former Royal Mail sorting office, with warehouse space, a flat roof, and limited outside parking and service yard.

No visual or olfactory contamination was noted during the walkover survey.

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2. DESK STUDY

2.1 Historical Appraisal

The past history of the site has been interpreted from the study of old Ordnance Survey plans supplied by GroundSure, as follows:

TABLE 1 SMALL SCALE SURVEYS TABLE 2 LARGE SCALE SURVEYS

Date	Scale
1887	1:10,560
1903	1:10,560
1929*	1:10,560
1929-1932	1:10,560
1938	1:10,560
1950*	1:10,560
1958-1959	1:10,560
1971*	1:10,000
1968-1971	1:10,560
1982-1987	1:10,000
1987-1992	1:10,000
2001	1:10,000
2010	1:10,000
2022	1:10,000

Date	Scale
1888	1:500
1889	1:2,500
1904	1:2,500
1931-1932	1:2,500
1968	1:2,500
1978	1:2,500
1982	1:2,500
1986	1:2,500
1992	1:2,500
1995	1:2,500
2003	1:1,250

*Site not covered by survey

Extracts of the above surveys are appended.

TABLE 3 HISTORICAL APPRAISAL

Date	On site	Beyond site boundary
1887	At the time of the earliest survey, there is an unidentified building located on the site.	Roads are depicted adjacent to the northeast and southeast of the site, with the junction of the roads located adjacent to the east of the site. Buildings are present adjacent to the northwest and southwest of the site boundary. A sheep market is shown 53m to the northwest, a hospital is around 87m south, and a railway 245m northwest of the site boundary. A river is present around 179m southeast of the site.
1888	The building located on the site is labelled as a Methodist Chapel.	The road to the northeast of the site is named The Crescent and the road to the southeast is named Spring Gardens. There is a pump located 17m southwest and a well 24m southeast of the site boundary. A police station is located 27m east and a disused prison is located 60m northwest of the site. A smithy is depicted approximately 92m north of the site.

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1889	No significant changes are reported during this time.	No significant changes are reported during this time.
1903	No significant changes are reported during this time.	The prison 60m northwest of the site has been replaced with residential and non-residential buildings surrounded by a street.
1904-1932	No significant changes are reported during this time.	No significant changes are reported during this time.
1938	No significant changes are reported during this time.	A cattle market is shown 230m northwest of the site.
1958-1959	No significant changes are reported during this time.	No significant changes are reported during this time.
1968-1971	The Chapel has been demolished and a Sorting Office constructed.	The sheep market 53m northwest is now a car park and a car park is also present 75m northwest of the site. A pumping station is shown 188m northwest of the site and two garages are shown around 220m north. The cattle market 230m northwest is now labelled as sheep pens.
1978-1982	No significant changes are reported during this time.	No significant changes are reported during this time.
1986	No significant changes are reported during this time.	The building adjacent to the southwest of the site has been demolished. The river around 179m southeast of the site is named as River Welland.
1887-1992	No significant changes are reported during this time.	The pumping station 188m northwest is no longer labelled.
1995	No significant changes are reported during this time.	The sheep pens 230m northwest are no longer present.
2001-2010	No significant changes are reported during this time.	No significant changes are reported during this time.
2022	No significant changes are reported during this time.	The hospital 87m south is no longer labelled.

We are not aware of any other significant changes within the site and its immediate surrounding area.

2.2 Geological Appraisal

This following appraisal is based upon the appended Groundsure Enviro+Geo Insight Report (Sections 14 to 17).

2.2.1 Artificial Ground (Made Ground)

No Made Ground is indicated to be present within the site or in its immediate vicinity. However, as the site has been developed some may be present.

2.2.2 Superficial Geology (Drift Deposits)

Drift deposits, described as Tidal Flat Deposits comprising clay and silt, are indicated to be present within the site, the depth of which is unknown. The drift deposits are described as having low to very low permeability.

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2.2.3 Bedrock Geology

The bedrock underlying the site is anticipated to be mudstone belonging to the Oxford Clay Formation of the Callovian age. The bedrock is indicated as having low to very low permeability.

2.2.4 Potential Hazards in Natural Ground

The risk from running sands and compressible deposits/ strata is moderate, shrinking/ swelling clays is low, landslides is very low, and the risk from collapsible deposits/ strata and dissolution of soluble rocks is negligible.

2.3 Mining, Radon, Soil Chemistry and Railway Infrastructure Appraisal

This following appraisal is based upon the appended Groundsure Enviro+Geo Insight Report (Sections 18 to 21).

2.3.1 Mining and Ground Workings

The British Geological Survey maintain records of mining of minerals other than coal and indicates that there is no potential for non-coal mining beneath the site or within 1,000m of the site boundary.

The Coal Authority, and others, indicate that there is no potential for coal mining beneath the site or within 1,000m of the site boundary.

According to the report the site is not in an area affected by significant natural cavities, surface ground workings, underground workings, historical mineral planning areas, mining cavities, brine extraction, gypsum extraction, tin mining or clay mining.

2.3.2 Radon

The British Geological Survey and Public Health England have estimated the percentage of dwellings exceeding the “Radon Action Level” of 200 Becquerels/ m^3 for the UK based on geological assessments and long term measurements of radon in more than 479,000 households.

The site is unlikely to be affected by radon gas as < 1% of surrounding properties are above the Radon Action Level. No radon protection measures are required.

2.3.3 Soil Chemistry

The British Geological Survey have estimated likely background concentrations of potentially harmful arsenic, cadmium, chromium, lead and nickel in the topsoil. Data for on-site topsoil is given.

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2.3.4 Railway Infrastructure

There are 20 historical railways within 250m of the site boundary, the nearest being about 170m northwest of the site boundary.

There are no active railways, underground railways or railway tunnels within 250m of the site boundary.

The site is not within 500m of Crossrail 1, Crossrail 2 or High Speed 2 (HS2) rail project.

2.4 Environmental Appraisal

This following appraisal is based upon the appended Groundsure Enviro+Geo Insight Report (Sections 1 to 13).

2.4.1 Historical Industrial Land Use

Historical potentially contaminative industrial land uses are recorded by the Ordnance Survey. Within 250m of the site boundary, there are 18 potentially contaminative industrial land uses identified, including a police station 18m northwest, and a hospital 51m southwest.

Within 250m of the site boundary, there are two historical tanks located 49m northeast and 106m north, 13 historical energy features with the nearest being an electricity substation 45m south and seven historical garages with the nearest being 187m northwest.

There are no petrol stations or military land within 250m of the site boundary.

2.4.2 Landfill

According to the report there are no active or recently closed landfill sites within 250m of the site boundary.

2.4.3 Waste

Local Authority records and detailed Ordnance Surveys indicate no historical waste sites within 250m of the site.

According to the Environment Agency and Natural Resources Wales there are no active or recently closed waste sites within 250m of the site boundary.

The Environment Agency and Natural Resources Wales have three records of activities involving the storage, treatment, use or disposal of wastes that are exempt from needing a permit (within specific limits and conditions) within 250m of the site boundary, the nearest being about 246m to the southeast relating to Welland and Deepings IDB.

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2.4.4 Current Industrial Land Use

Current potentially contaminative industrial land uses are recorded by the Ordnance Survey. Within 250m of the site boundary, there are 22 potentially contaminative industrial land uses, with the nearest being a repair and servicing company 5m northwest and an electricity sub station 56m south of the site boundary.

According to Experian, there are no current or recent petrol stations within 250m of the site boundary.

National Grid data indicates that there are currently no high voltage underground electricity transmission cables or high pressure underground gas transmission pipelines within 250m of the site boundary.

2.4.5 Sites Determined as Contaminated Land

There are no sites determined as contaminated under Section 78R of the Environmental Protection Act (1990) within 250m of the site boundary.

2.4.6 Control of Major Accident Hazards (COMAH)

Records of Control of Major Accident Hazards (COMAH), including Notification of Installations Handling Hazardous Substances (NIHHS) and other historical data, indicate that there are no dangerous or hazardous sites within 250m of the site boundary.

2.4.7 Regulated Explosives Sites

Up to April 2015 there were no sites within 250m of the site boundary registered and licensed by the Health and Safety Executive under the 2005 Manufacture and Storage of Explosives Regulations.

2.4.8 Hazardous Substance Storage and Usage

There are no Local Authority records of consents granted for sites to hold certain quantities of hazardous substances at or above defined limits in accordance with the 2015 Planning (Hazardous Substances) Regulations within 250m of the site boundary.

2.4.9 Historical Licenced Industrial Activities (IPC)

There are no historical Integrated Pollution Control (IPC) records of substances released to the air, land and water according to the Environment Agency and Natural Resources Wales within 250m of the site boundary.

2.4.10 Licenced Industrial Activities (Part 1(A))

The Environment Agency and Natural Resources Wales indicate that there are no records of Part 1(A) installations regulated under the 2016 Environmental Permitting (England and Wales) Regulations for release to the environment within 250m of the site boundary.

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2.4.11 Part A(2) and Part B Authorisations

Local Authority records indicate there is one Part A(2) and Part B installations regulated under the 2016 Environmental Permitting (England and Wales) Regulations for the release of substances to the environment within 250m of the site boundary, being about 182m to the east.

2.4.12 Radioactive Substance Authorisations

The Environment Agency and Natural Resources Wales indicate that there are no records of storage, use, accumulation and disposal of radioactive substances regulated under the 1993 Radioactive Substances Act within 250m of the site boundary.

2.4.13 Licensed Discharges to Controlled Waters

According to Environment Agency and Natural Resources Wales records there have been no discharges of treated or untreated effluent to controlled water under the 1991 Water Resources Act within 250m of the site boundary.

2.4.14 Pollutant Release to Surface Waters (Red List)

The Environment Agency and Natural Resources Wales records indicate that there have been no discharges of specified substances under the 1991 Environmental Protection (Prescribed Processes and Substances) Regulations within 250m of the site boundary.

2.4.15 Pollutant Release to Public Sewers

According to Environment Agency and Natural Resources Wales records there have been no discharges of special category effluents to public sewers within 250m of the site boundary.

2.4.16 List I and List II Dangerous Substances

The Environment Agency and Natural Resources Wales records indicate that there have been no discharges of substances on List I and three discharges of substances on List II of the European Directive E2006/11/EC, regulated under the 2015 Environmental Damage (Prevention and Remediation) Regulations, within 250m of the site boundary. The List II substance discharges relate to a Spalding launderette and a Sainsbury's petrol filling station, both 162m northwest, and a Bt Fleet 220m northeast of the site.

2.4.17 Pollution Incidents

According to the Environment Agency and Natural Resources Wales there are no records of substantiated pollution incidents within 250m of the site boundary.

2.4.18 Pollution Inventory Substances

The Environment Agency and the Scottish Environment Protection Agency indicate that there have been no reports on annual emissions of certain regulated substances to air, controlled waters and land within 250m of the site boundary.

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2.4.19 Pollution Inventory Waste Transfers

According to the Environment Agency and the Scottish Environment Protection Agency there have been no reports on annual transfers and recovery/ disposal of controlled wastes within 250m of the site boundary.

2.4.20 Pollution Inventory Radioactive Waste

The Environment Agency and the Scottish Environment Protection Agency indicate that there have been no reports on annual releases of radioactive substances within 250m of the site boundary.

2.4.21 Hydrogeology

The following designation of aquifers is in accordance with the Environment Agency's April 2010 Groundwater Protection Policy.

Superficial/ drift deposits are anticipated to be present and comprise Tidal Flat Deposits. These are indicated to be an Unproductive aquifer.

The bedrock is also anticipated to be an Unproductive aquifer.

An Unproductive aquifer comprises rock layers or drift deposits with low permeability that have negligible significance for water supply or base river flow.

British Geological Survey and Environment Agency data indicates that the site is not within a 1km grid where solution features are present that will enable rapid movement of a pollutant to groundwater.

Environment Agency data indicates that the site is not in an area where additional local information indicates that groundwater is vulnerable to pollution.

According to data provided by the Environment Agency and Natural Resources Wales there are eight surface water abstraction licences within 2000m of the site boundary, the nearest being 850m south. There are no groundwater abstraction licences or potable water abstraction licences within 2000m of the site boundary.

There are no Source Protection Zones, set up to protect a water source within 500m of the site of boundary, present according to the environmental data report.

2.4.22 Hydrology

The Ordnance Survey indicate that there is one watercourse (river, stream or canal) within 250m of the site boundary, an inland river (River Welland) not influenced by normal tidal action, located 205m to the east.

There are two surface water features (ponds or lakes) within 250m of the site boundary according to the Ordnance Survey.

The Water Framework Directive (WFD) indicates that the site is within the catchment of Vernatt's Drain, this watercourse being about 1546m to the northwest of the site boundary.

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2.4.23 Flooding

Flooding data is maintained by the Environment Agency and Natural Resources Wales. The Risk of Flooding from Rivers and Sea (RoFRaS) database indicates that on-site and within 50m of the site boundary the highest risk of flooding is “Medium”.

In the period since records began in 1946, there are no records of historical floods within 250m of the site boundary.

There are no flood defences, areas benefitting from flood defences or flood storage areas present within 250m of the site boundary.

The site is within a Flood Zone 3.

According to Ambiental Risk Analytics surface water “FloodMap” there is a negligible risk of surface water flooding on the site and a 1 in 30 year (0.3m – 1.0m) risk of surface water flooding within 50m of the site boundary.

Groundwater flooding is caused when the water table rises in areas where this is usually at shallow depth. Ambiental Risk Analytics indicate that there is a negligible risk of groundwater flooding on the site and within 50m of the site boundary.

Given the above we anticipate that a Flood Risk Assessment will be required.

2.4.24 Environmental Designations

Natural England, Natural Resources Wales and Scottish Natural Heritage indicate that there are environmental sensitive sites within 2000m of the site boundary.

The site is within a Nitrate Vulnerable zone, a further five Nitrate Vulnerable zones are present within 2000m, and a Local Nature Reserve is present 1444m north of the site.

2.4.25 Visual and Cultural Designations

Historic England, Cadw and Historic Environment Scotland indicate that the site is within a Conservation Area, and there are 42 Listed Buildings within 250m of the site boundary.

2.4.26 Agricultural Designations.

Natural England and Natural Resources Wales indicate that there is no open access land within 250m of the site boundary.

The Forestry Commission indicate that there are no tree felling licences within 250m of the site boundary.

Natural England indicate that there are no environmental stewardship schemes or countryside stewardship schemes within 250m of the site boundary.

2.4.27 Habitat Designations

Natural England indicate that there are no priority habitats, no habitat networks, no open mosaic habitats and no limestone pavement orders within 250m of the site boundary.

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2.5 Conceptual Ground Model

A conceptual ground model of a site and its environs uses available information to form a preliminary assessment of contamination sources, pathways and receptors, and the significance of hazards that exist or will potentially exist on the site. Its purpose is to identify the relationships between sources of contamination, pathways and receptors to allow exposure scenarios to be determined and thereby aid in the design of any intrusive investigation. It also forms the basis of the risk assessment.

2.5.1 Sources

Potential sources of contamination identified in the desk study are:

- General contaminants associated with Made Ground (if present) and past and present contaminative processes undertaken on and adjacent to the site including earthworks, construction, demolition and a Post Office sorting office.
- On site spillage and leakage of hydrocarbons (oil and fuels) from vehicles in the service yard area.

2.5.2 Pathways

Potential pathways from source and receptor for the proposed development are:

- Direct skin contact with and/ or ingestion of contaminated soils and/ or water.
- Inhalation of dust, vapours and/ or gases.
- Dissolved contaminants via infiltrating the surface water/ migrating groundwater.
- Volatile contaminants via permeable soils and rocks.

2.5.3 Receptors

Potential receptors for the proposed development are:

- Site operatives during demolition, earthworks and/ or construction.
- The end users of the development (young children are the most sensitive).
- Vegetation, bushes and trees planted as part of the development of the site.
- Controlled waters including surface water and groundwater, including aquifers.
- Adjacent properties.

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2.5.4 Conclusions

An appraisal of the sources, pathways and receptors has been considered and we have produced a conceptual ground model based upon the available information, as follows:

TABLE 4 CONCEPTUAL GROUND MODEL

Potential Source	**Nature of Hazard**	**Contaminants Associated with the Source**	**Pathway**	**Receptor**	**Preliminary Risk Rating**
Made Ground (if present) Industrial use as a Post Office sorting office	Contaminants in Made Ground	Gen. Contaminants Arsenic Cadmium Chromium Lead Mercury Molybdenum Nickel Selenium Boron Copper Zinc Cyanide Sulphide Sulphate pH Phenols Polynuclear Aromatic Hydrocarbons (PAH) Total Petroleum Hydrocarbons (TPH)	Ingestion of soil Ingestion of dust Dermal contact Inhalation of dust Inhalation of vapours	Site Operatives End Users	Low to moderate
			Uptake via contaminated groundwater	Vegetation	Low to moderate
			Vertical and lateral movement of mobile contaminants to surface water and groundwater	Controlled Waters	Low to moderate
			Direct contact	Structures and Services	Low to moderate
Asbestos on/ in ground	Asbestos fibres	Asbestos fibres	Inhalation of fibres	Site Operatives End Users	Low to moderate
Tanks/ Machinery/ Vehicles Machinery (Post Office sorting office)	Fuel/ oil spillage and/or leakage from machinery, fuel/oil tanks and/or vehicles Grease spillage and/or leakage from machinery	Total Petroleum Hydrocarbons (TPH) and/ or Benzene/ Toluene/ Ethylbenzene/ Xylene (BTEX) Chlorinated Solvents	Ingestion of soil Ingestion of dust Ingestion of contaminated vegetable produce Dermal contact Inhalation of dust Inhalation of vapours	Site Operatives End Users	Low to moderate
			Uptake via contaminated groundwater	Vegetation	Low to moderate
			Vertical and lateral movement of mobile contaminants to surface water and groundwater	Controlled Waters	Low to moderate
			Direct contact	Structures and Services	Low to moderate

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The conceptual ground model indicates that an intrusive ground investigation is required to assess the ground conditions for contamination. The ground investigation should obtain soil samples for contamination analysis and asbestos detection and, where possible, groundwater and surface water samples for contamination analysis.

In addition, the environmental appraisal has indicated that the site is within a Flood Zone 3 and therefore a flood risk assessment will be required.

2.6 General

No consideration has been given to flora and fauna as this was outside our brief.

We recommend that consultation should be undertaken with and written approval obtained from the Local Authority Environmental Health Officer and the Local Authority Building Control Officer prior to commencing development.

We trust that this report fulfils your present requirements but if you have any queries or we can be of further assistance please contact the undersigned or Mr Gurbinder Singh Mann at our Tipton office.

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REPORT No. M3654
OCTOBER 2022

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PRELIMINARY RISK RATING GUIDANCE

PRELIMINARY RISK RATING GUIDANCE

The following table based on CIRIA C552 'Contaminated Land Risk Assessment. A Guide to Good Practice' has been used when developing the Conceptual Ground Model and the preliminary risk ratings. The method requires an assessment of the magnitude of the probability or likelihood of the risk occurring and the magnitude of the potential consequence or severity of the risk occurring to formulate a preliminary risk rating (Table A).

Table A DESCRIPTION OF RISK AND LIKELY ACTION REQUIRED

Preliminary Risk Rating	Action Required
Very High Risk	Extensive Ground Investigation Required. There is a high probability that severe harm could arise to a designated receptor from an identified hazard, or there is evidence that severe harm to a designated receptor is currently happening. This risk, if realised, is likely to result in a substantial liability. Urgent investigation (if not undertaken already) and remediation are likely to be required.
High Risk	Extensive Ground Investigation Required. Harm is likely to arise to a designated receptor from an identified hazard. Realisation of the risk is likely to present a substantial liability. Urgent investigation (if not undertaken already) is required and remedial works may be necessary in the short-term and are likely over the longer-term.
Moderate	Ground Investigation Required. It is possible that harm could arise to a designated receptor from an identified hazard. However, it is either relatively unlikely that any such harm would be severe, or if any harm were to occur it is more likely that the harm would be relatively mild. Investigation (if not already undertaken) is normally required to clarify the risk and to determine the potential liability. Some remedial works may be required in the long-term.
Low Risk	Nominal Ground Investigation Required. It is possible that harm could arise to a designated receptor from an identified hazard, but it is likely that this harm, if realised, would at worst normally be mild.
Very Low Risk	No Ground Investigation Required.* There is a low possibility that harm could arise to a receptor. In the event of such harm being realised it is not likely to be severe.
Negligible Risk	No Ground Investigation Required.* There is a very low possibility that harm could arise to a receptor. In the event of such harm being realised it is not likely to be severe.

* No further action is required unless unforeseen contaminated ground conditions are encountered.

PHOTOGRAPHS

SUB SURFACE
SITE INVESTIGATION SPECIALISTS, GEOTECHNICAL & ENVIRONMENTAL CONSULTANTS
3 Peel Street, Preston, Lancashire, PR2 2QS. Tel: (01772) 561135 Fax: (01772) 204907

Photographs

Site: FMR ROYAL MAIL SORTING OFFICE, THE CRESCENT, SPALDING, PE11 1SL

Client: SG PROPERTIES (LEICS) LTD

Engineer: DESIGN STUDIO ARCHITECTS

Job Number: M3654

Sheet: 1 / 3

Survey Date: 12/10/22

WALKOVER SURVEY PHOTOGRAPHS

1



2



3



4



5



6



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Job Number: M3654

Sheet: 2 / 3

Survey Date: 12/10/22

WALKOVER SURVEY PHOTOGRAPHS

7



8



9



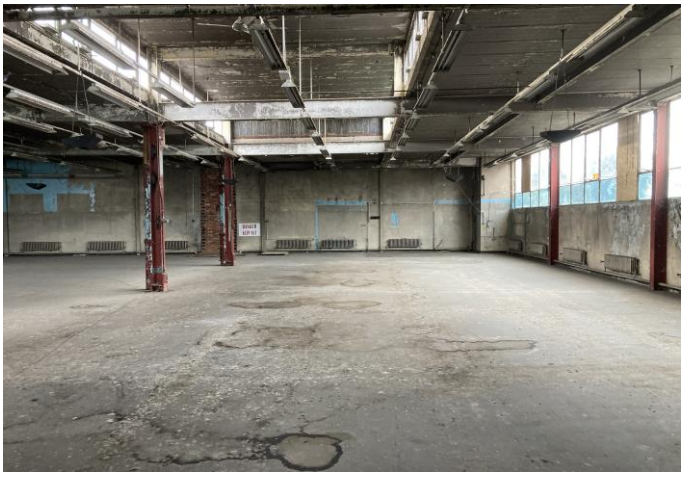
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11



12



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Sheet: 3 / 3

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WALKOVER SURVEY PHOTOGRAPHS

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14



15



16



17



18



ENVIRO+GEO INSIGHT REPORT

Groundsure
LOCATION INTELLIGENCE

Enviro+Geo Insight

Former Royal Mail Sorting Office, The Crescent, Spalding, PE11 1SL

Order Details

Date: 10/10/2022

Your ref: CMAPS-CM-1065873-4199-101022

Our Ref: CMAPS-CM-1065873-4199-101022EDRGEO

Site Details

Location: 524626 322572

Area: 0.11 ha

Authority: South Holland District Council



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Summary of findings p. 2

OS MasterMap site plan p.13

Aerial image p. 8

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

Summary of findings

Page	Section	Past land use	On site	0-50m	50-250m	250-500m	500-2000m
14	1.1	Historical industrial land uses	0	6	12	101	-
19	1.2	Historical tanks	0	1	1	5	-
20	1.3	Historical energy features	0	1	12	19	-
21	1.4	Historical petrol stations	0	0	0	0	-
21	1.5	Historical garages	0	0	7	9	-
22	1.6	Historical military land	0	0	0	0	-
Page	Section	Past land use - un-grouped	On site	0-50m	50-250m	250-500m	500-2000m
23	2.1	Historical industrial land uses	0	6	17	124	-
29	2.2	Historical tanks	0	1	2	10	-
30	2.3	Historical energy features	0	1	19	40	-
32	2.4	Historical petrol stations	0	0	0	0	-
32	2.5	Historical garages	0	0	9	17	-
Page	Section	Waste and landfill	On site	0-50m	50-250m	250-500m	500-2000m
34	3.1	Active or recent landfill	0	0	0	0	-
34	3.2	Historical landfill (BGS records)	0	0	0	0	-
35	3.3	Historical landfill (LA/mapping records)	0	0	0	0	-
35	3.4	Historical landfill (EA/NRW records)	0	0	0	0	-
35	3.5	Historical waste sites	0	0	0	0	-
35	3.6	Licensed waste sites	0	0	0	0	-
35	3.7	Waste exemptions	0	0	3	10	-
Page	Section	Current industrial land use	On site	0-50m	50-250m	250-500m	500-2000m
37	4.1	Recent industrial land uses	0	1	21	-	-
39	4.2	Current or recent petrol stations	0	0	0	2	-
39	4.3	Electricity cables	0	0	0	0	-
40	4.4	Gas pipelines	0	0	0	0	-
40	4.5	Sites determined as Contaminated Land	0	0	0	0	-

40	4.6	Control of Major Accident Hazards (COMAH)	0	0	0	0	-
40	4.7	Regulated explosive sites	0	0	0	0	-
40	4.8	Hazardous substance storage/usage	0	0	0	0	-
41	4.9	Historical licensed industrial activities (IPC)	0	0	0	0	-
41	4.10	Licensed industrial activities (Part A(1))	0	0	0	0	-
41	**4.11**	**Licensed pollutant release (Part A(2)/B)**	0	0	1	4	-
42	4.12	Radioactive Substance Authorisations	0	0	0	0	-
42	4.13	Licensed Discharges to controlled waters	0	0	0	0	-
42	4.14	Pollutant release to surface waters (Red List)	0	0	0	0	-
42	4.15	Pollutant release to public sewer	0	0	0	0	-
43	4.16	List 1 Dangerous Substances	0	0	0	0	-
43	**4.17**	**List 2 Dangerous Substances**	0	0	3	0	-
43	**4.18**	**Pollution Incidents (EA/NRW)**	0	0	0	1	-
44	4.19	Pollution inventory substances	0	0	0	0	-
44	4.20	Pollution inventory waste transfers	0	0	0	0	-
44	4.21	Pollution inventory radioactive waste	0	0	0	0	-

Page	Section	Hydrogeology	On site	0-50m	50-250m	250-500m	500-2000m
45	**5.1**	**Superficial aquifer**	Identified (within 500m)				
46	**5.2**	**Bedrock aquifer**	Identified (within 500m)				
47	**5.3**	**Groundwater vulnerability**	Identified (within 50m)				
48	5.4	Groundwater vulnerability- soluble rock risk	None (within 0m)				
48	5.5	Groundwater vulnerability- local information	None (within 0m)				
49	5.6	Groundwater abstractions	0	0	0	0	0
50	**5.7**	**Surface water abstractions**	0	0	0	0	8
51	5.8	Potable abstractions	0	0	0	0	0
52	5.9	Source Protection Zones	0	0	0	0	-
52	5.10	Source Protection Zones (confined aquifer)	0	0	0	0	-

Page	Section	Hydrology	On site	0-50m	50-250m	250-500m	500-2000m
53	**6.1**	**Water Network (OS MasterMap)**	0	0	4	-	-

54	6.2	Surface water features	0	0	2	-	-
54	6.3	WFD Surface water body catchments	1	-	-	-	-
55	6.4	WFD Surface water bodies	0	0	0	-	-
55	6.5	WFD Groundwater bodies	0	-	-	-	-
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	Medium (within 50m)				
57	7.2	Historical Flood Events	0	0	0	-	-
57	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	Identified (within 50m)				
59	7.7	Flood Zone 3	Identified (within 50m)				
Page	Section	Surface water flooding					
60	8.1	Surface water flooding	1 in 30 year, 0.3m - 1.0m (within 50m)				
Page	Section	Groundwater flooding					
62	9.1	Groundwater flooding	Negligible (within 50m)				
Page	Section	Environmental designations	On site	0-50m	50-250m	250-500m	500-2000m
63	10.1	Sites of Special Scientific Interest (SSSI)	0	0	0	0	0
64	10.2	Conserved wetland sites (Ramsar sites)	0	0	0	0	0
64	10.3	Special Areas of Conservation (SAC)	0	0	0	0	0
64	10.4	Special Protection Areas (SPA)	0	0	0	0	0
64	10.5	National Nature Reserves (NNR)	0	0	0	0	0
65	10.6	Local Nature Reserves (LNR)	0	0	0	0	1
65	10.7	Designated Ancient Woodland	0	0	0	0	0
65	10.8	Biosphere Reserves	0	0	0	0	0
65	10.9	Forest Parks	0	0	0	0	0
66	10.10	Marine Conservation Zones	0	0	0	0	0
66	10.11	Green Belt	0	0	0	0	0
66	10.12	Proposed Ramsar sites	0	0	0	0	0

66	10.13	Possible Special Areas of Conservation (pSAC)	0	0	0	0	0
66	10.14	Potential Special Protection Areas (pSPA)	0	0	0	0	0
67	10.15	Nitrate Sensitive Areas	0	0	0	0	0
67	**10.16**	**Nitrate Vulnerable Zones**	1	0	1	0	4
68	10.17	SSSI Impact Risk Zones	0	-	-	-	-
68	10.18	SSSI Units	0	0	0	0	0
Page	Section	Visual and cultural designations	On site	0-50m	50-250m	250-500m	500-2000m
69	11.1	World Heritage Sites	0	0	0	-	-
70	11.2	Area of Outstanding Natural Beauty	0	0	0	-	-
70	11.3	National Parks	0	0	0	-	-
70	**11.4**	**Listed Buildings**	0	3	39	-	-
73	**11.5**	**Conservation Areas**	1	0	0	-	-
73	11.6	Scheduled Ancient Monuments	0	0	0	-	-
74	11.7	Registered Parks and Gardens	0	0	0	-	-
Page	Section	Agricultural designations	On site	0-50m	50-250m	250-500m	500-2000m
75	**12.1**	**Agricultural Land Classification**	Urban (within 250m)				
76	12.2	Open Access Land	0	0	0	-	-
76	12.3	Tree Felling Licences	0	0	0	-	-
76	12.4	Environmental Stewardship Schemes	0	0	0	-	-
76	12.5	Countryside Stewardship Schemes	0	0	0	-	-
Page	Section	Habitat designations	On site	0-50m	50-250m	250-500m	500-2000m
77	13.1	Priority Habitat Inventory	0	0	0	-	-
77	13.2	Habitat Networks	0	0	0	-	-
77	13.3	Open Mosaic Habitat	0	0	0	-	-
77	13.4	Limestone Pavement Orders	0	0	0	-	-
Page	Section	Geology 1:10,000 scale	On site	0-50m	50-250m	250-500m	500-2000m
78	**14.1**	**10k Availability**	Identified (within 500m)				
79	14.2	Artificial and made ground (10k)	0	0	0	0	-
80	14.3	Superficial geology (10k)	0	0	0	0	-

80	14.4	Landslip (10k)	0	0	0	0	-
81	14.5	Bedrock geology (10k)	0	0	0	0	-
81	14.6	Bedrock faults and other linear features (10k)	0	0	0	0	-
Page	Section	Geology 1:50,000 scale	On site	0-50m	50-250m	250-500m	500-2000m
82	**15.1**	**50k Availability**	Identified (within 500m)				
83	15.2	Artificial and made ground (50k)	0	0	0	0	-
83	15.3	Artificial ground permeability (50k)	0	0	-	-	-
84	**15.4**	**Superficial geology (50k)**	1	0	0	0	-
85	**15.5**	**Superficial permeability (50k)**	Identified (within 50m)				
85	15.6	Landslip (50k)	0	0	0	0	-
85	15.7	Landslip permeability (50k)	None (within 50m)				
86	**15.8**	**Bedrock geology (50k)**	1	0	0	0	-
87	**15.9**	**Bedrock permeability (50k)**	Identified (within 50m)				
87	15.10	Bedrock faults and other linear features (50k)	0	0	0	0	-
Page	Section	Boreholes	On site	0-50m	50-250m	250-500m	500-2000m
88	**16.1**	**BGS Boreholes**	3	0	21	-	-
Page	Section	Natural ground subsidence					
90	**17.1**	**Shrink swell clays**	Low (within 50m)				
91	**17.2**	**Running sands**	Moderate (within 50m)				
92	**17.3**	**Compressible deposits**	Moderate (within 50m)				
93	**17.4**	**Collapsible deposits**	Negligible (within 50m)				
94	**17.5**	**Landslides**	Very low (within 50m)				
95	**17.6**	**Ground dissolution of soluble rocks**	Negligible (within 50m)				
Page	Section	Mining, ground workings and natural cavities	On site	0-50m	50-250m	250-500m	500-2000m
96	18.1	Natural cavities	0	0	0	0	-
96	18.2	BritPits	0	0	0	0	-
96	18.3	Surface ground workings	0	0	0	-	-
96	18.4	Underground workings	0	0	0	0	0
97	18.5	Historical Mineral Planning Areas	0	0	0	0	-

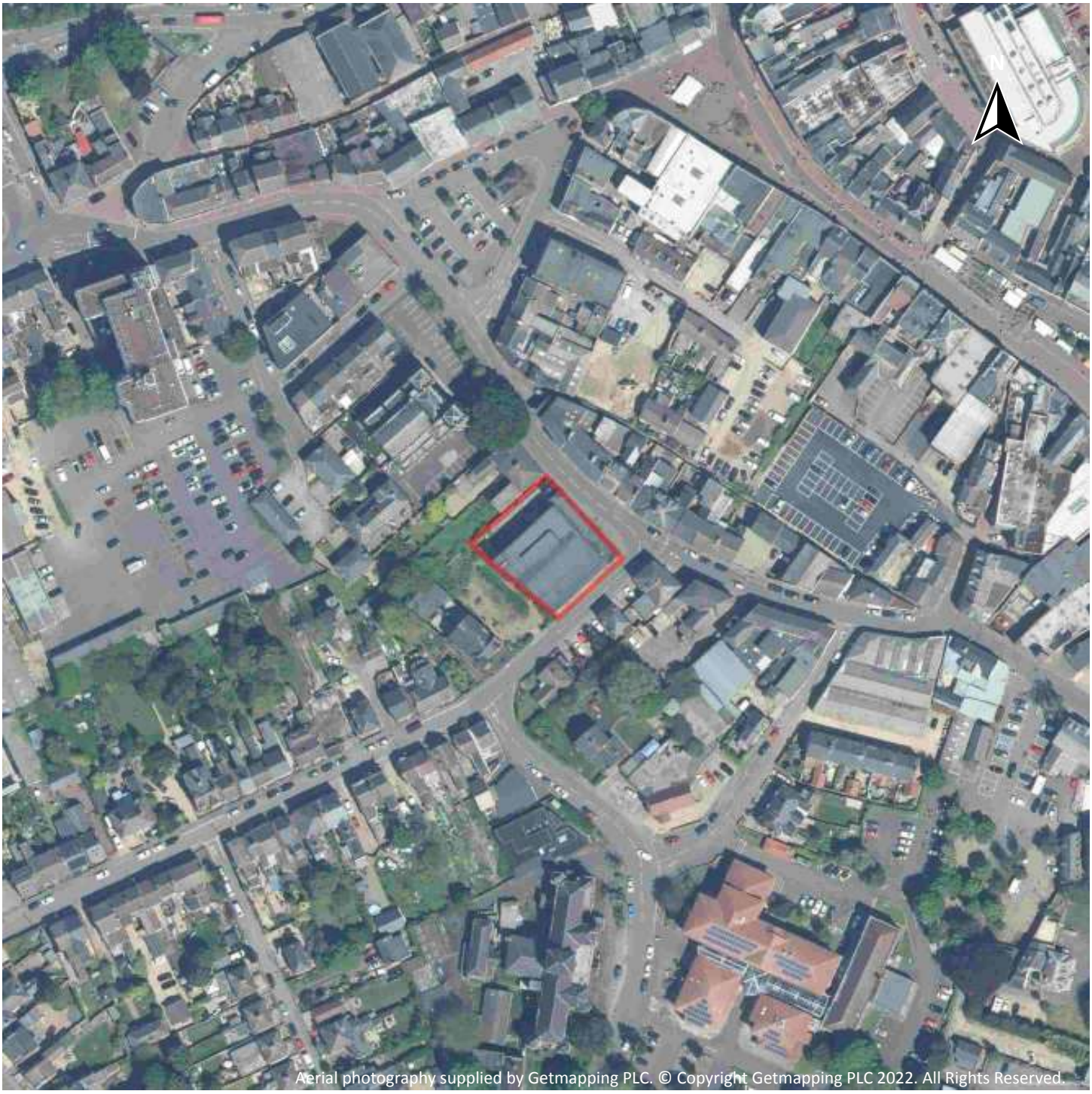
97	18.6	Non-coal mining	0	0	0	0	0
97	18.7	Mining cavities	0	0	0	0	0
97	18.8	JPB mining areas	None (within 0m)				
97	18.9	Coal mining	None (within 0m)				
98	18.10	Brine areas	None (within 0m)				
98	18.11	Gypsum areas	None (within 0m)				
98	18.12	Tin mining	None (within 0m)				
98	18.13	Clay mining	None (within 0m)				

Page	Section	Radon	
99	**19.1**	**Radon**	Less than 1% (within 0m)

Page	Section	Soil chemistry	On site	0-50m	50-250m	250-500m	500-2000m
100	**20.1**	**BGS Estimated Background Soil Chemistry**	1	0	-	-	-
100	20.2	BGS Estimated Urban Soil Chemistry	0	0	-	-	-
100	20.3	BGS Measured Urban Soil Chemistry	0	0	-	-	-

Page	Section	Railway infrastructure and projects	On site	0-50m	50-250m	250-500m	500-2000m
101	21.1	Underground railways (London)	0	0	0	-	-
101	21.2	Underground railways (Non-London)	0	0	0	-	-
102	21.3	Railway tunnels	0	0	0	-	-
102	**21.4**	**Historical railway and tunnel features**	0	0	20	-	-
103	21.5	Royal Mail tunnels	0	0	0	-	-
103	21.6	Historical railways	0	0	0	-	-
103	21.7	Railways	0	0	0	-	-
103	21.8	Crossrail 1	0	0	0	0	-
104	21.9	Crossrail 2	0	0	0	0	-
104	21.10	HS2	0	0	0	0	-

Recent aerial photograph



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Capture Date: 29/05/2021

Site Area: 0.11ha

Recent site history - 2018 aerial photograph



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Capture Date: 20/04/2018

Site Area: 0.11ha

Recent site history - 2015 aerial photograph



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Capture Date: 06/04/2015

Site Area: 0.11ha

Recent site history - 2007 aerial photograph



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Capture Date: 22/05/2007

Site Area: 0.11ha

Recent site history - 1999 aerial photograph

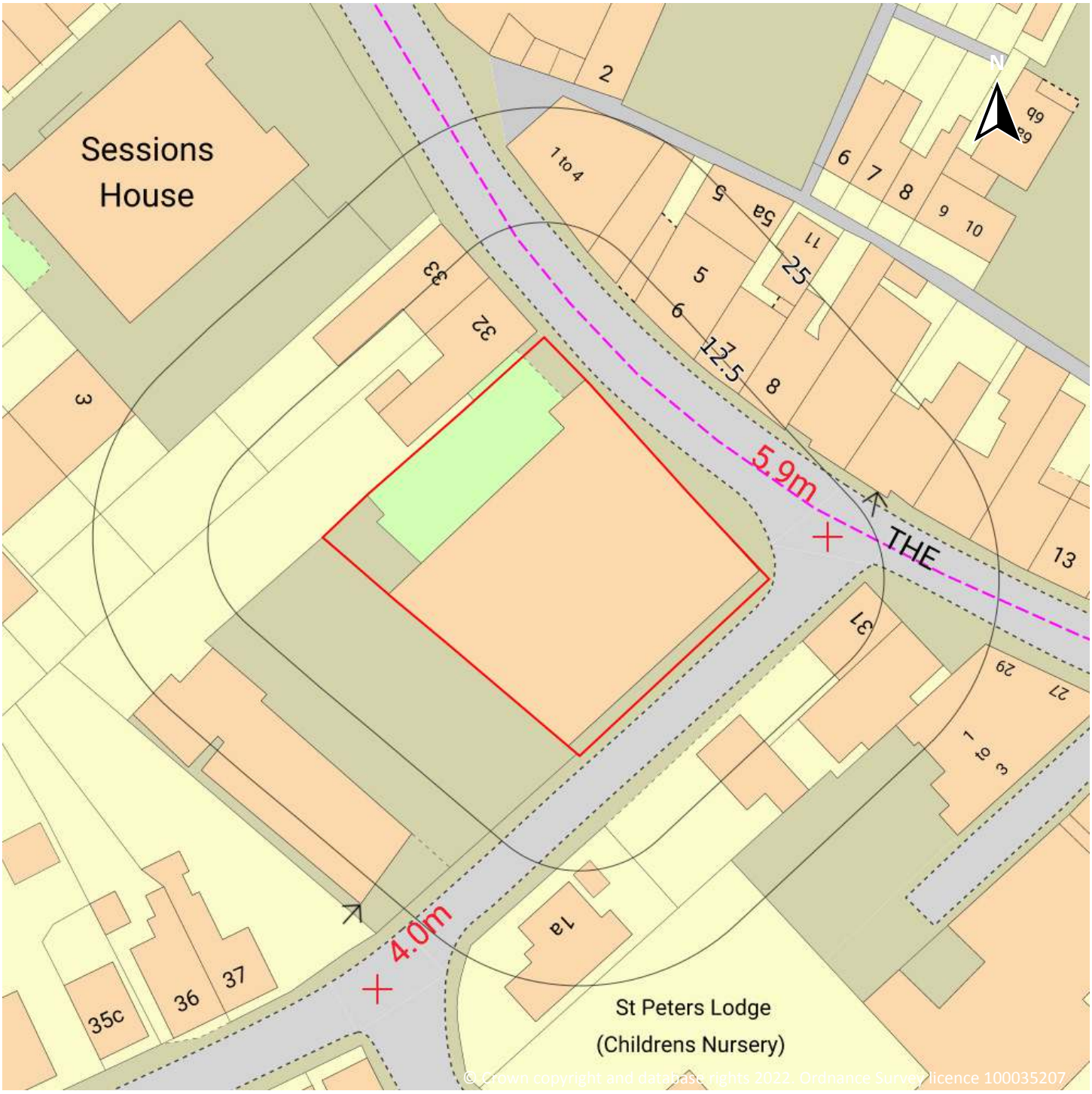


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Capture Date: 18/06/1999

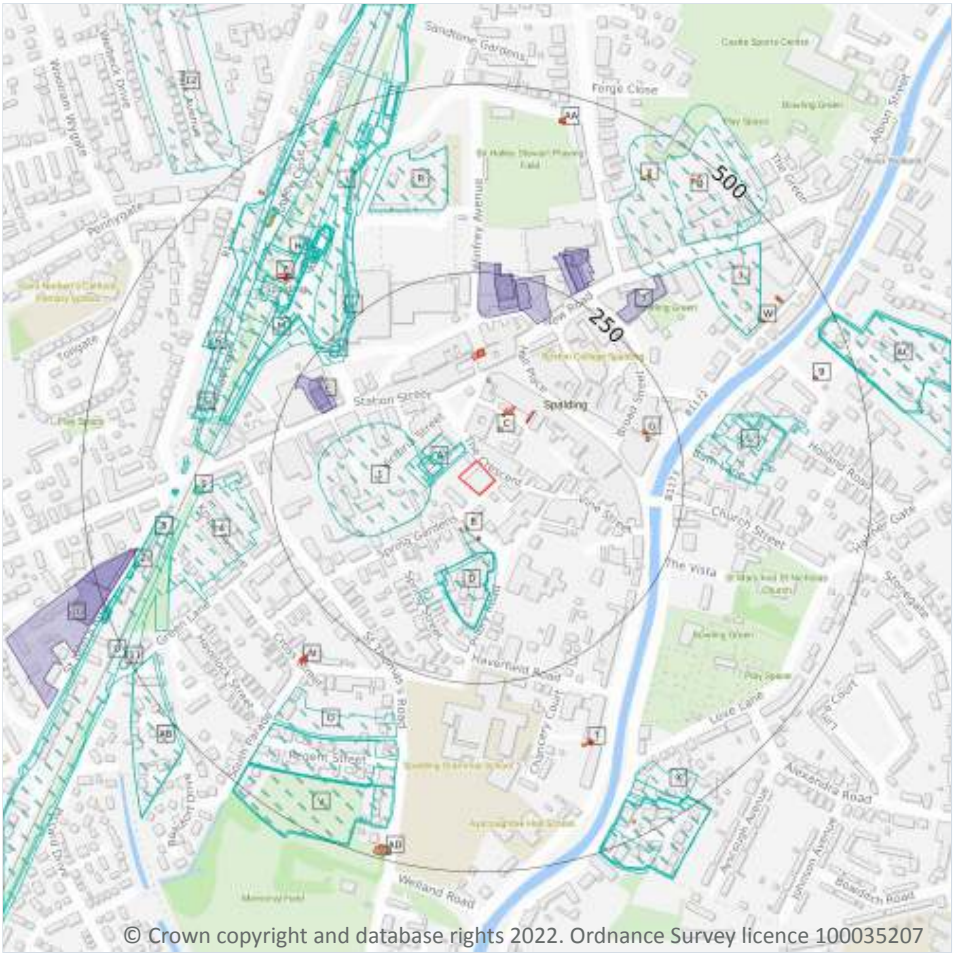
Site Area: 0.11ha

OS MasterMap site plan



Site Area: 0.11ha

1 Past land use



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Site Outline

Search buffers in metres (m)

Historical industrial land uses

Historical tanks

Historical energy features

Historical garages

1.1 Historical industrial land uses

Records within 500m	119

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

Features are displayed on the Past land use map on **page 14**

ID	Location	Land use	Dates present	Group ID
A	18m NW	Police Station	1938	2013456

ID	Location	Land use	Dates present	Group ID
A	21m NW	Police Station	1932	2020788
A	26m NW	Police Station	1980	2020153
A	26m NW	Police Station	1990	2031642
A	26m NW	Police Station	1950	2035766
1	39m W	Police Station	1887	2038195
D	51m SW	Hospital	1938	2038380
D	77m S	Hospital	1950	2029968
D	77m S	Hospital	1980 - 1990	2035997
D	77m S	Hospital	1887	2030515
D	77m S	Hospital	1932	2030731
H	216m NW	Railway Sidings	1938 - 1950	2038029
H	225m NW	Railway Sidings	1980	2031256
2	227m NW	Railway Building	1950	2012858
H	228m NW	Railway Sidings	1990	2013906
H	231m NW	Railway Sidings	1887	2029560
H	235m NW	Railway Sidings	1903	2012504
I	239m NW	Railway Sidings	1929	2032974
J	253m NW	Railway Buildings	1950	2004003
J	256m NW	Railway Building	1950	2027852
J	256m NW	Railway Building	1903	2028641
J	263m NW	Railway Building	1887	2015990
L	270m E	Sawmills	1887 - 1903	2018060
4	272m W	Nursery	1932	2008127
L	293m E	Sawmills	1903	2030180
M	301m NW	Railway Sidings	1929	2037868
M	301m NW	Railway Sidings	1929	2031503
O	312m S	Nursery	1903	2029621
P	316m NW	Railway Station	1929	2019551

ID	Location	Land use	Dates present	Group ID
P	316m NW	Railway Station	1950	2017911
P	319m NW	Railway Station	1990	2030659
P	319m NW	Railway Station	1980	2031790
P	319m NW	Railway Station	1887 - 1903	2038919
P	322m NW	Railway Station	1938	2039929
L	325m E	Unspecified Tank	1938	2004343
Q	335m NE	Unspecified Works	1980	2027359
H	335m NW	Railway Building	1990	2021352
H	335m NW	Railway Building	1980	2021983
R	336m N	Bus Station	1990	2022804
R	336m N	Bus Station	1980	2032689
L	336m E	Flour Mills	1887	2007150
H	337m W	Railway Sidings	1929	2022232
H	337m NW	Goods Shed	1929	2028285
H	338m NW	Goods Shed	1950	2027839
S	339m W	Railway Building	1990	2037029
S	339m W	Railway Building	1980	2038525
H	341m NW	Goods Shed	1887	2030535
H	342m NW	Railway Building	1903	2033651
H	342m NW	Goods Shed	1950	2037253
H	343m NW	Goods Shed	1938	2036302
O	343m S	Nursery	1903	2024170
5	352m W	Railway Building	1950	2007567
O	353m SW	Nursery	1903	2017450
S	358m W	Railway Buildings	1938 - 1950	2025945
S	359m W	Railway Building	1932	2007566
6	366m NW	Railway Building	1950	2015413
S	372m W	Railway Building	1903	2021158

ID	Location	Land use	Dates present	Group ID
S	374m W	Railway Building	1950	2021483
U	374m W	Railway Sidings	1903 - 1938	2024905
S	375m W	Unspecified Tank	1938	2004342
7	375m NE	Unspecified Commercial/Industrial	1990	2010274
S	375m W	Railway Building	1932	2024324
U	382m W	Railway Sidings	1950	2021759
U	386m W	Railway Sidings	1887	2028251
H	387m NW	Railway Building	1887 - 1903	2013519
Q	399m NE	Unspecified Works	1990	2030874
8	400m W	Railway Building	1903	2007565
L	401m E	Unspecified Tank	1887	2004344
V	404m S	Nursery	1932	2035660
V	405m S	Nursery	1938	2035966
V	408m S	Nursery	1950	2039468
H	416m NW	Railway Buildings	1950	2004004
I	417m N	Railway Building	1950	2019048
I	419m N	Railway Building	1938 - 1950	2034794
I	420m N	Railway Building	1903	2035376
X	420m SE	Unspecified Malthouse	1887	2008557
H	426m NW	Railway Building	1903	2035943
H	426m NW	Railway Building	1950	2037501
X	429m SE	Brewery	1887	2029750
Z	438m W	Railway Building	1938	2007582
I	439m N	Railway Building	1887 - 1929	2021327
Z	439m W	Railway Buildings	1950	2039652
Z	440m W	Railway Buildings	1932	2023891
I	440m N	Railway Building	1938 - 1950	2022533
X	441m SE	Brewery	1938	2030066

ID	Location	Land use	Dates present	Group ID
I	442m N	Railway Building	1950	2027287
I	444m N	Railway Building	1990	2033494
I	444m N	Railway Building	1980	2037894
X	448m SE	Brewery	1932	2031096
X	449m SE	Unspecified Commercial/Industrial	1980	2010277
X	449m SE	Brewery	1950	2025702
Z	450m W	Railway Building	1938	2007583
I	461m NW	Railway Buildings	1887	2014917
I	462m NW	Railway Buildings	1950	2023145
AB	463m SW	Nursery	1932	2019876
I	464m NW	Railway Buildings	1938 - 1950	2020335
I	466m N	Railway Building	1929	2033224
I	466m NW	Railway Buildings	1903	2025359
AC	469m NE	Nursery	1929	2013507
AC	469m NE	Nursery	1929	2024867
Z	469m W	Railway Building	1903	2031524
I	469m N	Railway Building	1938 - 1950	2013874
AC	470m NE	Nursery	1968	2024306
AB	470m SW	Nursery	1938 - 1950	2021776
AC	471m NE	Nursery	1938 - 1950	2018602
Z	471m W	Railway Sidings	1903	2033758
I	472m N	Railway Building	1950	2022932
I	472m N	Railway Building	1903	2023053
X	477m S	Brewery	1887	2018967
AD	484m S	Electric Substation	1990	2036105
AD	484m S	Electric Substation	1980	2039302
I	488m NW	Railway Building	1950	2024296
I	491m NW	Railway Building	1938	2014975

ID	Location	Land use	Dates present	Group ID
11	493m SW	Unspecified Pit	1887	2002416
Z	494m W	Railway Building	1950	2016867
Z	494m W	Railway Building	1938	2030253
I	494m NW	Railway Building	1887	2018412
Z	495m W	Railway Building	1932	2020342
12	499m NW	Nursery	1950	2038059

This data is sourced from Ordnance Survey / Groundsure.

1.2 Historical tanks

Records within 500m	**7**

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

Features are displayed on the Past land use map on **page 14**

ID	Location	Land use	Dates present	Group ID
C	49m NE	Unspecified Tank	1931	337906
C	106m N	Unspecified Tank	1904 - 1932	340081
H	415m NW	Unspecified Tank	1967	337905
Y	433m NE	Unspecified Tank	1986	337904
Y	439m NE	Unspecified Tank	1992	340859
Y	439m NE	Unspecified Tank	1967 - 1998	341826
X	477m SE	Unspecified Tank	1904	337908

This data is sourced from Ordnance Survey / Groundsure.

1.3 Historical energy features

Records within 500m	32

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

Features are displayed on the Past land use map on **page 14**

ID	Location	Land use	Dates present	Group ID
B	45m S	Electricity Substation	1982	220798
B	51m SW	Electricity Substation	1986 - 1992	222347
B	55m S	Electricity Substation	1973 - 1998	224039
B	58m S	Electricity Substation	1967	223183
C	69m NE	Electricity Substation	1986	220796
C	76m NE	Electricity Substation	1982	220797
C	82m NE	Electricity Substation	1967	223179
C	84m NE	Electricity Substation	1973	222027
C	135m N	Electricity Substation	1986	220795
C	138m N	Electricity Substation	1967 - 1982	222578
C	138m N	Electricity Substation	1973	224147
G	206m E	Electricity Substation	1967 - 1982	224042
G	207m E	Electricity Substation	1986	220789
N	310m SW	Electricity Substation	1982	224141
N	311m SW	Electricity Substation	1967 - 1973	221821
N	316m SW	Electricity Substation	1986	223226
T	356m SE	Electricity Substation	1982	222299
T	356m SE	Electricity Substation	1986	220788
T	357m SE	Electricity Substation	1992	221883
T	357m SE	Electricity Substation	1973	222688
T	359m SE	Electricity Substation	1996 - 1998	224049

ID	Location	Land use	Dates present	Group ID
W	409m NE	Electricity Substation	1967	220792
9	443m E	Electricity Substation	1965 - 1986	222925
W	444m NE	Electricity Substation	1991	223416
W	444m NE	Electricity Substation	1965 - 1986	223812
H	453m NW	Electricity Substation	1998	220799
AA	462m N	Electricity Substation	1996 - 1997	221759
AA	463m N	Electricity Substation	1965 - 1992	221583
Q	467m NE	Electricity Substation	1986	220790
Q	474m NE	Electricity Substation	1992	220791
AD	482m S	Electricity Substation	1996 - 1998	221536
AD	482m S	Electricity Substation	1967 - 1992	223911

This data is sourced from Ordnance Survey / Groundsure.

1.4 Historical petrol stations

Records within 500m	0

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

This data is sourced from Ordnance Survey / Groundsure.

1.5 Historical garages

Records within 500m	16

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

Features are displayed on the Past land use map on **page 14**

ID	Location	Land use	Dates present	Group ID
E	187m NW	Garage	1982	68564
E	191m NW	Garage	1967 - 1986	68649
F	191m N	Garage	1982	68174
E	198m NW	Garage	1973	68268
F	202m N	Garage	1967	68257
F	209m N	Garage	1967 - 1973	68802
F	214m N	Garage	1973	68136
K	254m NE	Garage	1986 - 1992	68703
K	261m NE	Garage	1967 - 1973	68922
K	262m NE	Garage	1982	68503
3	270m NE	Garage	1967	67886
K	273m NE	Garage	1996 - 1998	68763
Z	436m W	Garage	1982 - 1992	68900
Z	438m W	Garage	1973	68480
Z	443m W	Garage	1996 - 1998	69057
10	485m W	Garage	1967	68322

This data is sourced from Ordnance Survey / Groundsure.

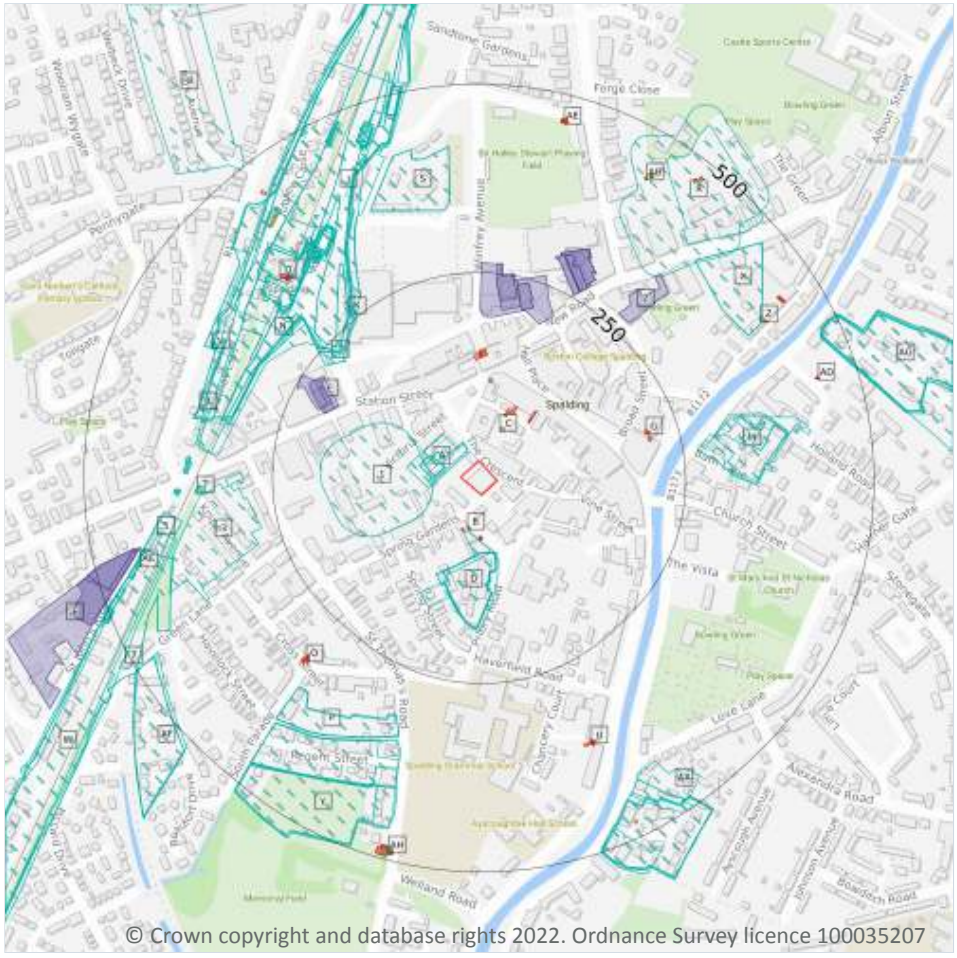
1.6 Historical military land

Records within 500m	**0**

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

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

2 Past land use - un-grouped



Site Outline

Search buffers in metres (m)

Historical industrial land uses

Historical tanks

Historical energy features

Historical garages

2.1 Historical industrial land uses

Records within 500m	147

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	18m NW	Police Station	1938	2013456
A	21m NW	Police Station	1932	2020788
A	26m NW	Police Station	1990	2031642

ID	Location	Land Use	Date	Group ID
A	26m NW	Police Station	1980	2020153
A	26m NW	Police Station	1950	2035766
1	39m W	Police Station	1887	2038195
D	51m SW	Hospital	1938	2038380
D	77m S	Hospital	1990	2035997
D	77m S	Hospital	1980	2035997
D	77m S	Hospital	1950	2029968
D	77m S	Hospital	1887	2030515
D	77m S	Hospital	1932	2030731
H	216m NW	Railway Sidings	1950	2038029
H	219m NW	Railway Sidings	1938	2038029
H	225m NW	Railway Sidings	1980	2031256
I	227m NW	Railway Building	1950	2012858
H	228m NW	Railway Sidings	1990	2013906
I	231m NW	Railway Building	1950	2012858
H	231m NW	Railway Sidings	1887	2029560
H	235m NW	Railway Sidings	1950	2038029
H	235m NW	Railway Sidings	1903	2012504
J	239m NW	Railway Sidings	1929	2032974
J	239m NW	Railway Sidings	1929	2032974
K	253m NW	Railway Buildings	1950	2004003
K	256m NW	Railway Building	1950	2027852
K	256m NW	Railway Building	1903	2028641
K	263m NW	Railway Building	1887	2015990
M	270m E	Sawmills	1903	2018060
3	272m W	Nursery	1932	2008127
M	281m E	Sawmills	1887	2018060
M	293m E	Sawmills	1903	2030180

ID	Location	Land Use	Date	Group ID
N	301m NW	Railway Sidings	1929	2037868
N	301m NW	Railway Sidings	1929	2031503
P	312m S	Nursery	1903	2029621
P	314m S	Nursery	1903	2029621
Q	316m NW	Railway Station	1929	2019551
Q	316m NW	Railway Station	1929	2019551
Q	316m NW	Railway Station	1950	2017911
Q	319m NW	Railway Station	1990	2030659
Q	319m NW	Railway Station	1980	2031790
Q	319m NW	Railway Station	1950	2017911
Q	319m NW	Railway Station	1903	2038919
Q	319m NW	Railway Station	1887	2038919
Q	322m NW	Railway Station	1938	2039929
M	325m E	Unspecified Tank	1938	2004343
R	335m NE	Unspecified Works	1980	2027359
H	335m NW	Railway Building	1990	2021352
H	335m NW	Railway Building	1980	2021983
S	336m N	Bus Station	1990	2022804
S	336m N	Bus Station	1980	2032689
M	336m E	Flour Mills	1887	2007150
H	337m W	Railway Sidings	1929	2022232
H	337m W	Railway Sidings	1929	2022232
H	337m NW	Goods Shed	1929	2028285
H	337m NW	Goods Shed	1929	2028285
H	338m NW	Goods Shed	1950	2027839
T	339m W	Railway Building	1990	2037029
T	339m W	Railway Building	1980	2038525
H	341m NW	Goods Shed	1887	2030535

ID	Location	Land Use	Date	Group ID
H	342m NW	Goods Shed	1950	2037253
H	342m NW	Railway Building	1903	2033651
H	343m NW	Goods Shed	1938	2036302
P	343m S	Nursery	1903	2024170
4	352m W	Railway Building	1950	2007567
P	353m SW	Nursery	1903	2017450
T	358m W	Railway Buildings	1938	2025945
T	358m W	Railway Buildings	1950	2025945
T	359m W	Railway Building	1932	2007566
V	366m NW	Railway Building	1950	2015413
V	371m NW	Railway Building	1950	2015413
T	372m W	Railway Building	1903	2021158
T	374m W	Railway Building	1950	2021483
W	374m W	Railway Sidings	1932	2024905
T	375m W	Unspecified Tank	1938	2004342
T	375m W	Railway Building	1932	2024324
X	375m NE	Unspecified Commercial/Industrial	1990	2010274
X	375m NE	Unspecified Works	1980	2027359
W	382m W	Railway Sidings	1950	2021759
W	386m W	Railway Sidings	1887	2028251
H	387m NW	Railway Building	1903	2013519
H	387m NW	Railway Building	1887	2013519
W	396m W	Railway Sidings	1938	2024905
W	396m W	Railway Sidings	1903	2024905
R	399m NE	Unspecified Works	1990	2030874
5	400m W	Railway Building	1903	2007565
M	401m E	Unspecified Tank	1887	2004344
Y	404m S	Nursery	1932	2035660

ID	Location	Land Use	Date	Group ID
Y	405m S	Nursery	1938	2035966
Y	408m S	Nursery	1950	2039468
H	416m NW	Railway Buildings	1950	2004004
J	417m N	Railway Building	1950	2019048
J	419m N	Railway Building	1938	2034794
J	420m N	Railway Building	1950	2034794
J	420m N	Railway Building	1903	2035376
AA	420m SE	Unspecified Malthouse	1887	2008557
H	426m NW	Railway Building	1950	2037501
H	426m NW	Railway Building	1903	2035943
AA	429m SE	Brewery	1887	2029750
AC	438m W	Railway Building	1938	2007582
J	439m N	Railway Building	1929	2021327
J	439m N	Railway Building	1929	2021327
AC	439m W	Railway Buildings	1950	2039652
AC	440m W	Railway Buildings	1932	2023891
J	440m N	Railway Building	1950	2022533
AA	441m SE	Brewery	1938	2030066
J	442m N	Railway Building	1950	2027287
J	442m N	Railway Building	1903	2021327
J	442m N	Railway Building	1887	2021327
J	443m N	Railway Building	1938	2022533
J	444m N	Railway Building	1990	2033494
J	444m N	Railway Building	1980	2037894
AA	448m SE	Brewery	1932	2031096
AA	449m SE	Unspecified Commercial/Industrial	1980	2010277
AA	449m SE	Brewery	1950	2025702
AC	450m W	Railway Building	1938	2007583

ID	Location	Land Use	Date	Group ID
J	461m NW	Railway Buildings	1887	2014917
J	462m NW	Railway Buildings	1950	2023145
AF	463m SW	Nursery	1932	2019876
J	464m NW	Railway Buildings	1938	2020335
J	466m N	Railway Building	1929	2033224
J	466m N	Railway Building	1929	2033224
J	466m NW	Railway Buildings	1950	2020335
J	466m NW	Railway Buildings	1903	2025359
AG	469m NE	Nursery	1929	2013507
AG	469m NE	Nursery	1929	2024867
AC	469m W	Railway Building	1903	2031524
J	469m N	Railway Building	1950	2013874
AG	470m NE	Nursery	1968	2024306
AF	470m SW	Nursery	1950	2021776
AG	471m NE	Nursery	1950	2018602
AG	471m NE	Nursery	1938	2018602
AC	471m W	Railway Sidings	1903	2033758
J	472m N	Railway Building	1938	2013874
J	472m N	Railway Building	1950	2022932
J	472m N	Railway Building	1903	2023053
AF	473m SW	Nursery	1938	2021776
AA	477m S	Brewery	1887	2018967
AH	484m S	Electric Substation	1990	2036105
AH	484m S	Electric Substation	1980	2039302
J	488m NW	Railway Building	1950	2024296
J	491m NW	Railway Building	1938	2014975
7	493m SW	Unspecified Pit	1887	2002416
AC	494m W	Railway Building	1938	2030253

ID	Location	Land Use	Date	Group ID
AC	494m W	Railway Building	1950	2016867
J	494m NW	Railway Building	1887	2018412
AC	495m W	Railway Building	1932	2020342
8	499m NW	Nursery	1950	2038059

This data is sourced from Ordnance Survey / Groundsure.

2.2 Historical tanks

Records within 500m	**13**

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
C	49m NE	Unspecified Tank	1931	337906
C	106m N	Unspecified Tank	1904	340081
C	106m N	Unspecified Tank	1932	340081
H	415m NW	Unspecified Tank	1967	337905
AB	433m NE	Unspecified Tank	1986	337904
AB	439m NE	Unspecified Tank	1992	340859
AB	439m NE	Unspecified Tank	1996	341826
AB	439m NE	Unspecified Tank	1996	341826
AB	439m NE	Unspecified Tank	1998	341826
AB	440m NE	Unspecified Tank	1982	341826
AB	440m NE	Unspecified Tank	1967	341826
AB	440m NE	Unspecified Tank	1973	341826
AA	477m SE	Unspecified Tank	1904	337908

This data is sourced from Ordnance Survey / Groundsure.

2.3 Historical energy features

Records within 500m	**60**

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
B	45m S	Electricity Substation	1982	220798
B	51m SW	Electricity Substation	1986	222347
B	51m SW	Electricity Substation	1992	222347
B	55m S	Electricity Substation	1996	224039
B	55m S	Electricity Substation	1996	224039
B	55m S	Electricity Substation	1998	224039
B	56m S	Electricity Substation	1973	224039
B	58m S	Electricity Substation	1967	223183
C	69m NE	Electricity Substation	1986	220796
C	76m NE	Electricity Substation	1982	220797
C	82m NE	Electricity Substation	1967	223179
C	84m NE	Electricity Substation	1973	222027
C	135m N	Electricity Substation	1986	220795
C	138m N	Electricity Substation	1967	222578
C	138m N	Electricity Substation	1973	224147
C	139m N	Electricity Substation	1982	222578
G	206m E	Electricity Substation	1967	224042
G	206m E	Electricity Substation	1973	224042
G	206m E	Electricity Substation	1982	224042
G	207m E	Electricity Substation	1986	220789
O	310m SW	Electricity Substation	1982	224141
O	311m SW	Electricity Substation	1973	221821
O	312m SW	Electricity Substation	1967	221821

ID	Location	Land Use	Date	Group ID
O	316m SW	Electricity Substation	1986	223226
U	356m SE	Electricity Substation	1982	222299
U	356m SE	Electricity Substation	1986	220788
U	357m SE	Electricity Substation	1992	221883
U	357m SE	Electricity Substation	1973	222688
U	359m SE	Electricity Substation	1996	224049
U	359m SE	Electricity Substation	1996	224049
U	359m SE	Electricity Substation	1998	224049
Z	409m NE	Electricity Substation	1967	220792
AD	443m E	Electricity Substation	1973	222925
Z	444m NE	Electricity Substation	1991	223416
AD	444m E	Electricity Substation	1965	222925
AD	444m E	Electricity Substation	1965	222925
AD	444m E	Electricity Substation	1986	222925
Z	444m NE	Electricity Substation	1965	223812
Z	444m NE	Electricity Substation	1965	223812
Z	444m NE	Electricity Substation	1986	223812
Z	445m NE	Electricity Substation	1973	223812
H	453m NW	Electricity Substation	1998	220799
AE	462m N	Electricity Substation	1997	221759
AE	462m N	Electricity Substation	1996	221759
AE	463m N	Electricity Substation	1979	221583
AE	464m N	Electricity Substation	1965	221583
AE	464m N	Electricity Substation	1986	221583
AE	464m N	Electricity Substation	1990	221583
AE	464m N	Electricity Substation	1991	221583
AE	464m N	Electricity Substation	1992	221583
R	467m NE	Electricity Substation	1986	220790

ID	Location	Land Use	Date	Group ID
R	474m NE	Electricity Substation	1992	220791
AH	482m S	Electricity Substation	1982	223911
AH	482m S	Electricity Substation	1996	221536
AH	482m S	Electricity Substation	1996	221536
AH	482m S	Electricity Substation	1998	221536
AH	483m S	Electricity Substation	1967	223911
AH	483m S	Electricity Substation	1973	223911
AH	486m S	Electricity Substation	1986	223911
AH	486m S	Electricity Substation	1992	223911

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	**26**

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

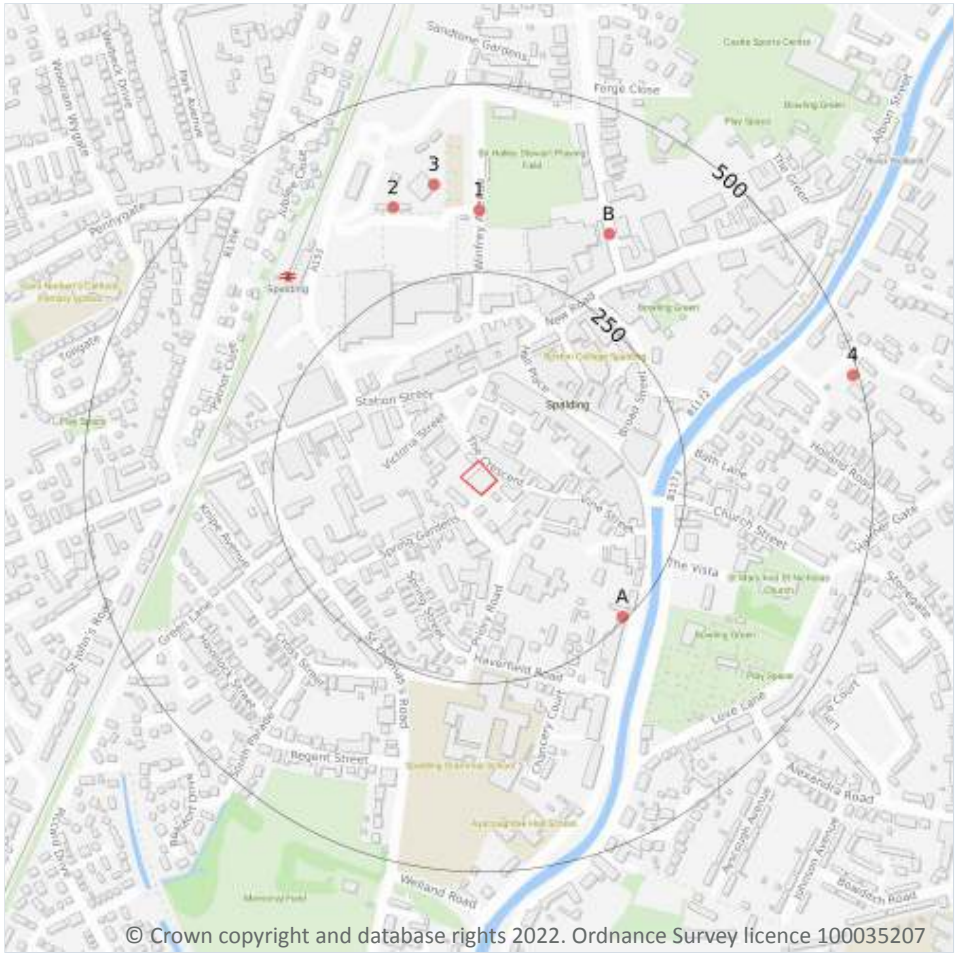
Features are displayed on the Past land use - un-grouped map on **page 23**

ID	Location	Land Use	Date	Group ID
E	187m NW	Garage	1982	68564
E	191m NW	Garage	1967	68649
F	191m N	Garage	1982	68174
E	198m NW	Garage	1973	68268

ID	Location	Land Use	Date	Group ID
E	201m NW	Garage	1986	68649
F	202m N	Garage	1967	68257
F	209m N	Garage	1967	68802
F	209m N	Garage	1973	68802
F	214m N	Garage	1973	68136
L	254m NE	Garage	1986	68703
L	254m NE	Garage	1992	68703
L	261m NE	Garage	1967	68922
L	262m NE	Garage	1973	68922
L	262m NE	Garage	1982	68503
2	270m NE	Garage	1967	67886
L	273m NE	Garage	1996	68763
L	273m NE	Garage	1996	68763
L	273m NE	Garage	1998	68763
AC	436m W	Garage	1982	68900
AC	436m W	Garage	1986	68900
AC	436m W	Garage	1992	68900
AC	438m W	Garage	1973	68480
AC	443m W	Garage	1996	69057
AC	443m W	Garage	1996	69057
AC	443m W	Garage	1998	69057
6	485m W	Garage	1967	68322

This data is sourced from Ordnance Survey / Groundsure.

3 Waste and landfill



Site Outline

Search buffers in metres (m)

Waste exemptions

3.1 Active or recent landfill

Records within 500m	0

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

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

3.2 Historical landfill (BGS records)

Records within 500m	0

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

This data is sourced from the British Geological Survey.

3.3 Historical landfill (LA/mapping records)

Records within 500m	0

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

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

3.4 Historical landfill (EA/NRW records)

Records within 500m	0

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

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

3.5 Historical waste sites

Records within 500m	0

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

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

3.6 Licensed waste sites

Records within 500m	0

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

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

3.7 Waste exemptions

Records within 500m	13

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.

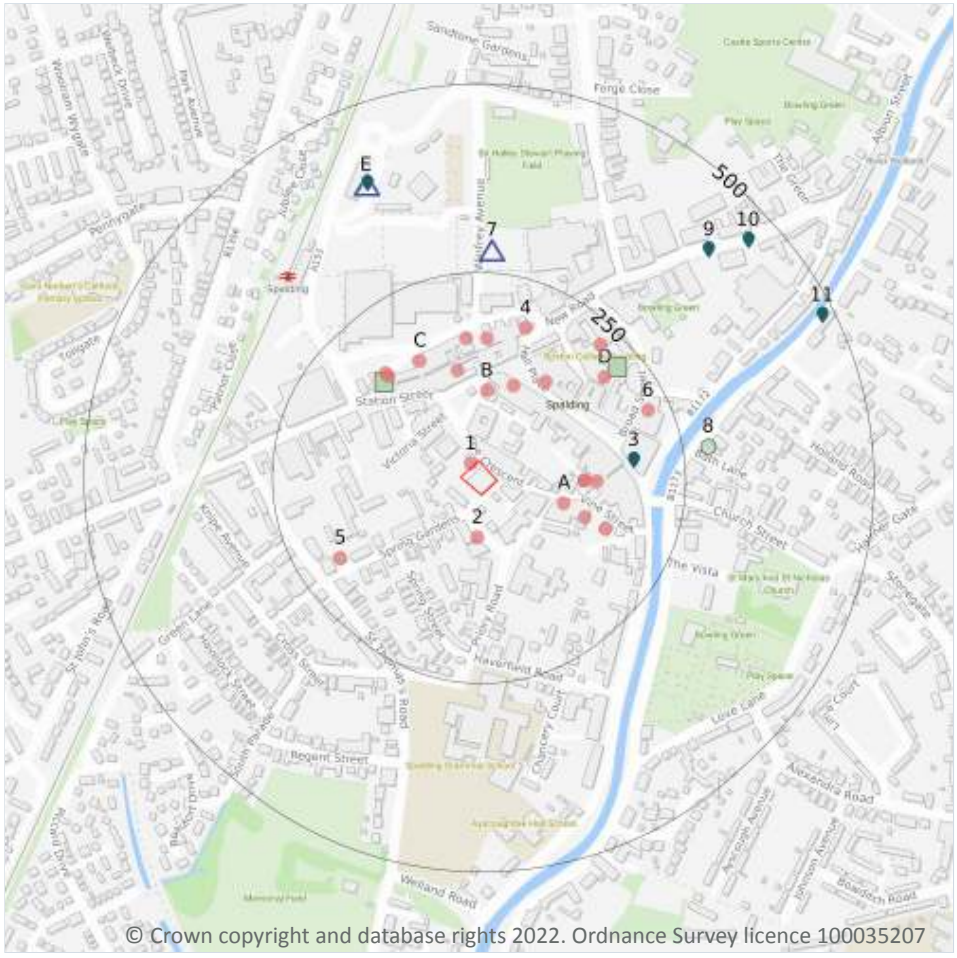
Features are displayed on the Waste and landfill map on **page 34**

ID	Location	Site	Reference	Category	Sub-Category	Description
A	246m SE	for Welland and Deepings IDB	EPR/LE5285GP/A001	Disposing of waste exemption	Non-Agricultural Waste Only	Deposit of waste from dredging of inland waters

ID	Location	Site	Reference	Category	Sub-Category	Description
A	246m SE	for Welland and Deepings IDB	EPR/LE5285GP/A001	Disposing of waste exemption	Non-Agricultural Waste Only	Burning waste in the open
A	246m SE	for Welland and Deepings IDB	EPR/LE5285GP/A001	Using waste exemption	Non-Agricultural Waste Only	Spreading waste on agricultural land to confer benefit
1	332m N	-	WEX304955	Storing waste exemption	Not on a Farm	Storage of waste in a secure place
B	346m NE	Bank Farm Surfleet Bank Spalding	EPR/SE5051YH/A001	Disposing of waste exemption	Agricultural Waste Only	Deposit of waste from dredging of inland waters
B	346m NE	Bank Farm Surfleet Bank Spalding	EPR/SE5051YH/A001	Disposing of waste exemption	Agricultural Waste Only	Deposit of agricultural waste consisting of plant tissue under a Plant Health notice
B	346m NE	Bank Farm Surfleet Bank Spalding	EPR/SE5051YH/A001	Using waste exemption	Agricultural Waste Only	Spreading waste on agricultural land to confer benefit
B	346m NE	Bank Farm Surfleet Bank Spalding	EPR/SE5051YH/A001	Disposing of waste exemption	Both agricultural and non-agricultural waste	Burning waste in the open
B	346m NE	Bank Farm Surfleet Bank Spalding	EPR/SE5051YH/A001	Storing waste exemption	Both agricultural and non-agricultural waste	Storage of waste in secure containers
B	346m NE	Bank Farm Surfleet Bank Spalding	EPR/SE5051YH/A001	Storing waste exemption	Both agricultural and non-agricultural waste	Storage of waste in a secure place
2	354m N	WINFREY AVENUE, SPALDING, PE11 1DA	WEX277913	Storing waste exemption	Not on a farm	Storage of waste in secure containers
3	371m N	Stepping Stone Walk Winfrey Avenue SPALDING Lincolnshire PE11 1DA	EPR/KE5542UT/A001	Treating waste exemption	Non-Agricultural Waste Only	Aerobic composting and associated prior treatment
4	492m E	Beechfield Medical Centre Beechfield Gardens SPALDING Lincolnshire PE11 1UN	EPR/WF0103TG/A001	Treating waste exemption	Non-Agricultural Waste Only	Sorting and de-naturing of controlled drugs for disposal

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

4 Current industrial land use



Site Outline

Search buffers in metres (m)

Recent industrial land uses

Current or recent petrol stations

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

List 2 Dangerous Substances

Pollution Incidents (EA/NRW)

4.1 Recent industrial land uses

Records within 250m	22

Current potentially contaminative industrial sites.

Features are displayed on the Current industrial land use map on **page 37**

ID	Location	Company	Address	Activity	Category
1	5m NW	Boosters Engine Remapping Ltd	32, The Crescent, Spalding, Lincolnshire, PE11 1AF	Vehicle Repair, Testing and Servicing	Repair and Servicing
2	56m S	Electricity Sub Station	Lincolnshire, PE11	Electrical Features	Infrastructure and Facilities

ID	Location	Company	Address	Activity	Category
A	93m E	Love T' Sew	17a, The Crescent, Spalding, Lincolnshire, PE11 1AF	Clothing, Components and Accessories	Consumer Products
B	94m N	Spalding Phone Shop	3, Sheep Market, Spalding, Lincolnshire, PE11 1BH	Electrical Equipment Repair and Servicing	Repair and Servicing
B	110m NE	Boots Hearing Care	12-14, Hall Place, Spalding, Lincolnshire, PE11 1SA	Disability and Mobility Equipment	Consumer Products
A	116m E	The Fenland Citizen	Lincolnshire Free Press Office 4, Francis Street, Spalding, Lincolnshire, PE11 1AT	Published Goods	Industrial Products
A	116m E	Spalding Guardian	Lincolnshire Free Press Office 4, Francis Street, Spalding, Lincolnshire, PE11 1AT	Published Goods	Industrial Products
B	124m N	The Sewing Box	1 Pied Calf Yard, Sheep Market, Spalding, Lincolnshire, PE11 1BE	Clothing, Components and Accessories	Consumer Products
A	126m E	Boston Blinds & Interiors	7, Vine Street, Spalding, Lincolnshire, PE11 1AN	Curtains and Blinds	Consumer Products
A	132m E	Electricity Sub Station	Lincolnshire, PE11	Electrical Features	Infrastructure and Facilities
B	138m NE	Specsavers Hearcare	31, Hall Place, Spalding, Lincolnshire, PE11 1SG	Disability and Mobility Equipment	Consumer Products
C	154m NW	Kwik-Fit (GB) Limited	10, Swan Street, Spalding, Lincolnshire, PE11 1BT	Vehicle Repair, Testing and Servicing	Repair and Servicing
A	156m SE	Clarkes Contracting Services	Offices 2, Vine Street, Spalding, Lincolnshire, PE11 1AN	Office and Shop Equipment	Industrial Products
B	164m N	Seacroft Mobility Ltd	60, Swan Street, Spalding, Lincolnshire, PE11 1BT	Disability and Mobility Equipment	Consumer Products
B	164m N	P P M Services Pest Control	64, Swan Street, Spalding, Lincolnshire, PE11 1BT	Pest and Vermin Control	Contract Services
C	164m NW	Pumping Station	Lincolnshire, PE11	Water Pumping Stations	Industrial Features
C	169m NW	Sewage Pumping Station	Lincolnshire, PE11	Waste Storage, Processing and Disposal	Infrastructure and Facilities
4	187m N	Mobile Centre	4, New Road, Spalding, Lincolnshire, PE11 1BS	Electrical Equipment Repair and Servicing	Repair and Servicing

ID	Location	Company	Address	Activity	Category
5	192m SW	C C 41 Motors	Spring Gardens, Spalding, Lincolnshire, PE11 2XL	Vehicle Repair, Testing and Servicing	Repair and Servicing
D	198m NE	V G Recycling Group Ltd	Red Lion Quarter, Red Lion Street, Spalding, Lincolnshire, PE11 1WD	Recycling, Reclamation and Disposal	Recycling Services
6	221m NE	Elderkin & Son Gunmakers Ltd	16-17, Broad Street, Spalding, Lincolnshire, PE11 1TG	Arms and Ammunition	Industrial Products
D	223m NE	Electricity Sub Station	Lincolnshire, PE11	Electrical Features	Infrastructure and Facilities

This data is sourced from Ordnance Survey.

4.2 Current or recent petrol stations

Records within 500m	**2**

Open, closed, under development and obsolete petrol stations.

Features are displayed on the Current industrial land use map on **page 37**

ID	Location	Company	Address	LPG	Status
7	280m N	OBSOLETE	Winfrey Avenue, Spalding, Lincolnshire, PE11 1DA	Not Applicable	Obsolete
E	396m N	SAINSBURYS	Station Road, Spalding, Lincolnshire, PE11 1RQ	No	Open

This data is sourced from Experian.

4.3 Electricity cables

Records within 500m	**0**

High voltage underground electricity transmission cables.

This data is sourced from National Grid.

4.4 Gas pipelines

Records within 500m	0

High pressure underground gas transmission pipelines.

This data is sourced from National Grid.

4.5 Sites determined as Contaminated Land

Records within 500m	0

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

This data is sourced from Local Authority records.

4.6 Control of Major Accident Hazards (COMAH)

Records within 500m	0

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

This data is sourced from the Health and Safety Executive.

4.7 Regulated explosive sites

Records within 500m	0

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

This data is sourced from the Health and Safety Executive.

4.8 Hazardous substance storage/usage

Records within 500m	0

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

This data is sourced from Local Authority records.

4.9 Historical licensed industrial activities (IPC)

Records within 500m	0

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

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

4.10 Licensed industrial activities (Part A(1))

Records within 500m	0

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

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

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

Records within 500m	5

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

Features are displayed on the Current industrial land use map on **page 37**

ID	Location	Address	Details	
3	182m E	Geoff Neal and Son Dry Cleaners, 23 Bridge Street, Spalding, Lincolnshire, PE11 1XG	Process: Dry Cleaning Status: Current Permit Permit Type: Part B	Enforcement: No Enforcements Notified Date of enforcement: No Enforcements Notified Comment: No Enforcements Notified
E	397m N	Sainsburys Stores, Holland Market, Spalding, Lincolnshire, PE11 1RQ	Process: Unloading of Petrol into Storage at Service Stations Status: Current Permit Permit Type: Part B	Enforcement: No Enforcements Notified Date of enforcement: No Enforcements Notified Comment: No Enforcements Notified
9	414m NE	H Leverton Ltd, Westlode Street, Spalding, PE11 2AZ	Process: Respraying of Road Vehicles Status: Historical Permit Permit Type: Part B	Enforcement: No Enforcements Notified Date of enforcement: No Enforcements Notified Comment: No Enforcements Notified

ID	Location	Address	Details	
10	461m NE	Swan Street Motor Co, Albion Street, Spalding, PE11 1BT	Process: Petrol Vapour Recovery Status: Historical Permit Permit Type: Part B	Enforcement: No Enforcements Notified Date of enforcement: No Enforcements Notified Comment: No Enforcements Notified
11	483m NE	W J Oldacre Ltd, South Holland Mill, High Street, Spalding, PE11 1TP	Process: Animal Feed Compound Status: Historical Permit Permit Type: Part B	Enforcement: No Enforcements Notified Date of enforcement: No Enforcements Notified Comment: No Enforcements Notified

This data is sourced from Local Authority records.

4.12 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.

4.13 Licensed Discharges to controlled waters

Records within 500m	0

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

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

4.14 Pollutant release to surface waters (Red List)

Records within 500m	0

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

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

4.15 Pollutant release to public sewer

Records within 500m	0

Discharges of Special Category Effluents to the public sewer.

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

4.16 List 1 Dangerous Substances

Records within 500m	0

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

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

4.17 List 2 Dangerous Substances

Records within 500m	3

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.

Features are displayed on the Current industrial land use map on **page 37**

ID	Location	Name	Status	Receiving Water	Authorised Substances
C	162m NW	Spalding Launderette	Not Active	Na	pH
C	162m NW	Sainsburys Petrol Filling Station	Not Active	Na	pH
D	220m NE	Bt Fleet	Not Active	Na	pH

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

4.18 Pollution Incidents (EA/NRW)

Records within 500m	1

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 37**

ID	Location	Details	
8	283m E	Incident Date: 17/08/2003 Incident Identification: 182779 Pollutant: Atmospheric Pollutants and Effects Pollutant Description: Smoke	Water Impact: Category 4 (No Impact) Land Impact: Category 4 (No Impact) Air Impact: Category 3 (Minor)

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

4.19 Pollution inventory substances

Records within 500m	0

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

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

4.20 Pollution inventory waste transfers

Records within 500m	0

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

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

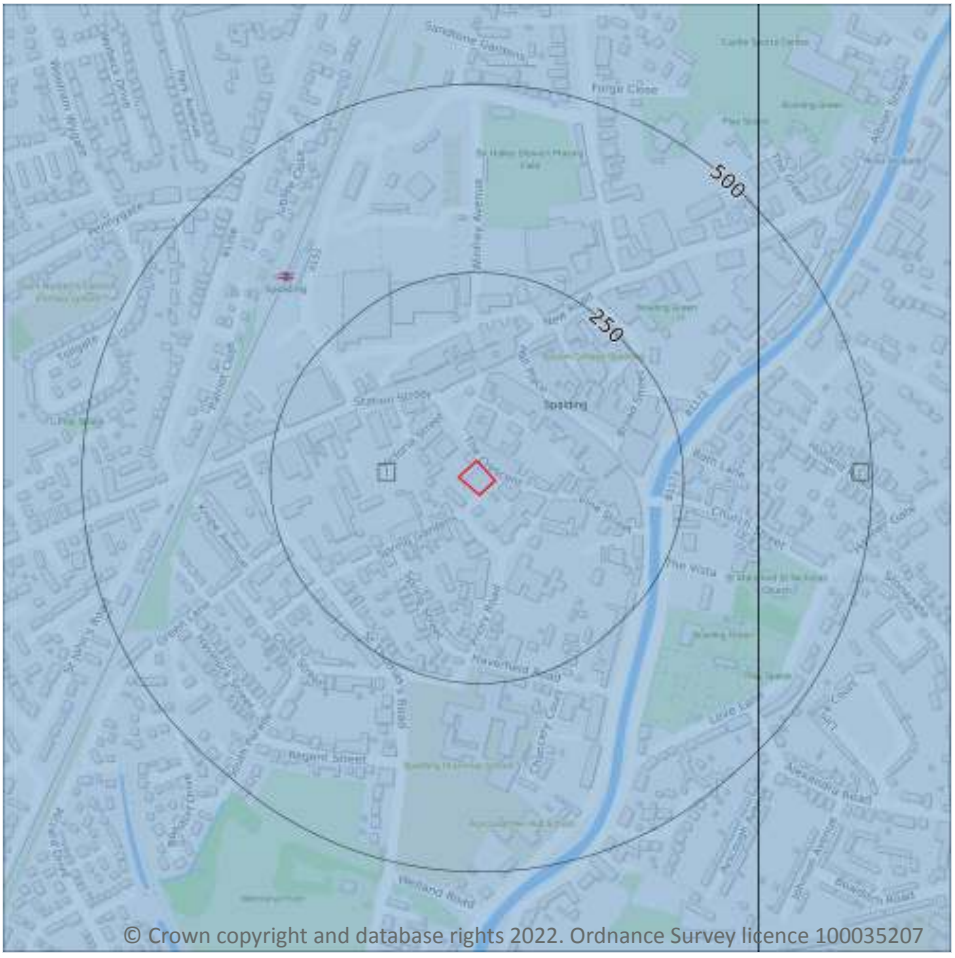
4.21 Pollution inventory radioactive waste

Records within 500m	0

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

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

5 Hydrogeology - Superficial aquifer



Site Outline

Search buffers in metres (m)

- Principal
- Secondary A
- Secondary B
- Secondary Undifferentiated
- Unproductive
- Unknown

5.1 Superficial aquifer

Records within 500m	2

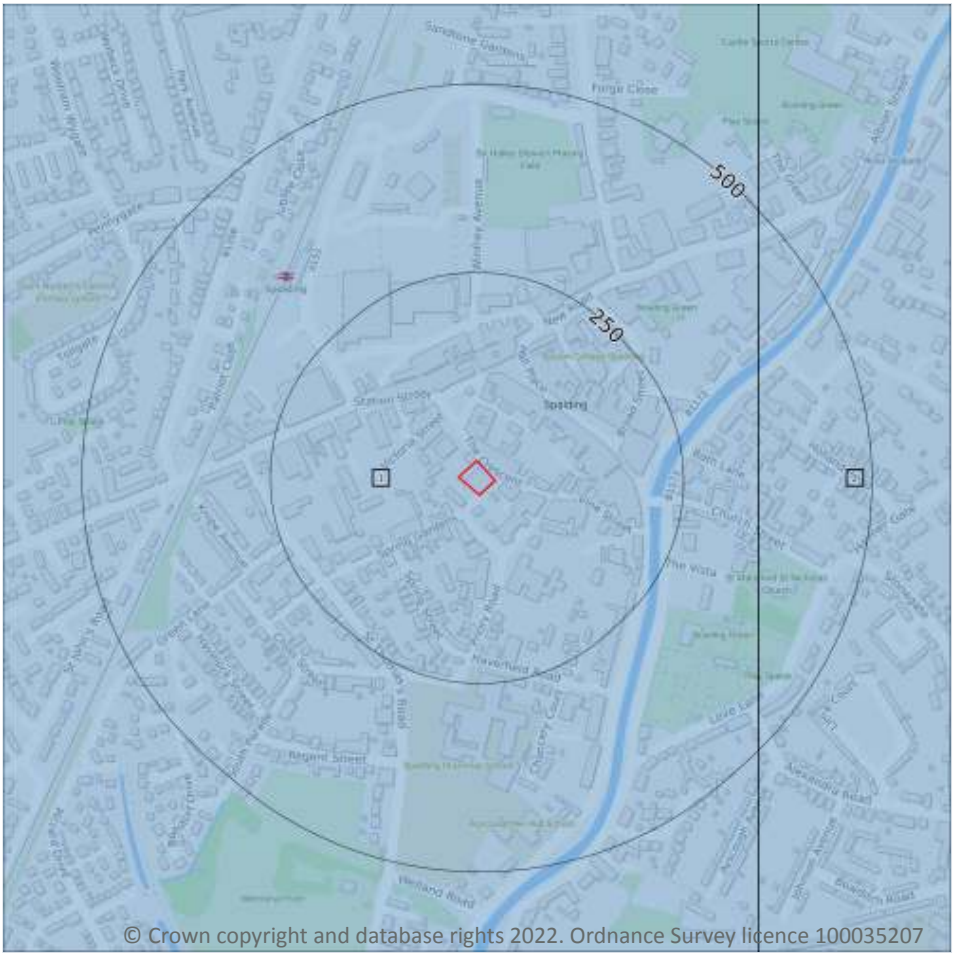
Aquifer status of groundwater held within superficial geology.

Features are displayed on the Hydrogeology map on **page 45**

ID	Location	Designation	Description
1	**On site**	**Unproductive**	**These are rock layers or drift deposits with low permeability that have negligible significance for water supply or river base flow**
2	350m E	Unproductive	These are rock layers or drift deposits with low permeability that have negligible significance for water supply or river base flow

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

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**

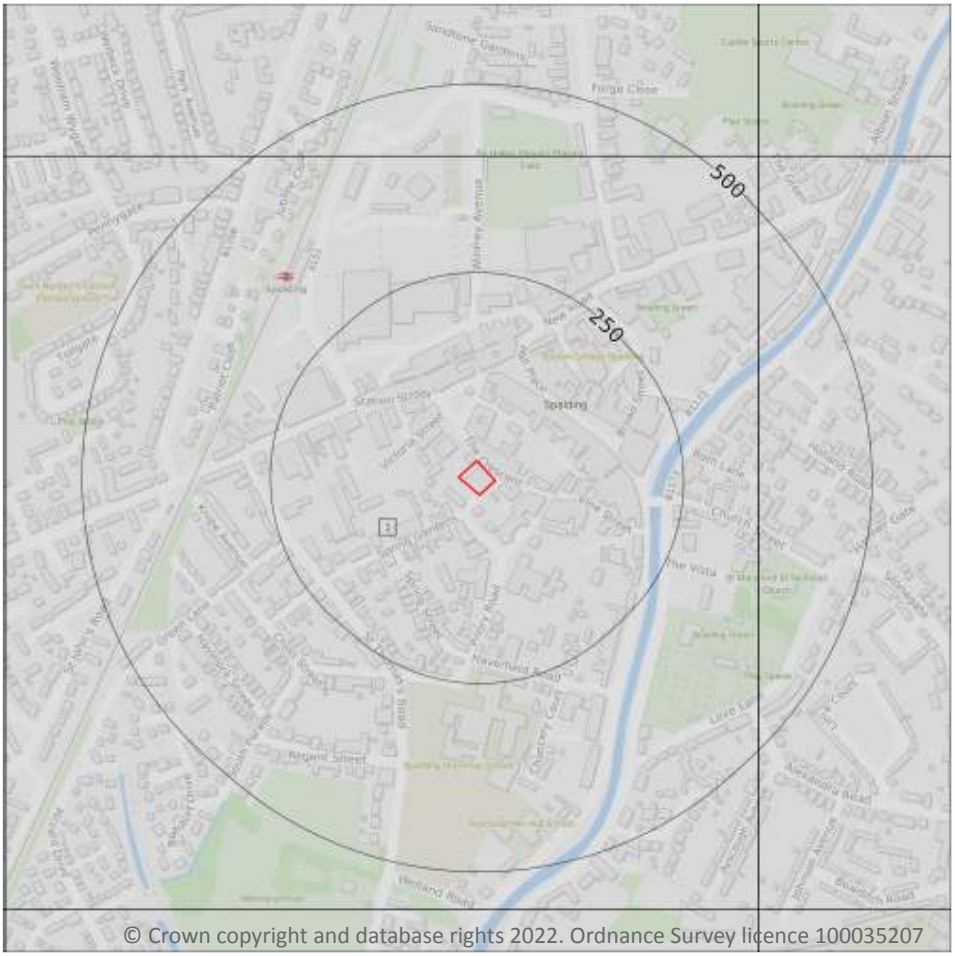
Aquifer status of groundwater held within bedrock geology.

Features are displayed on the Bedrock aquifer map on **page 46**

ID	Location	Designation	Description
1	**On site**	**Unproductive**	**These are rock layers or drift deposits with low permeability that have negligible significance for water supply or river base flow**
2	350m E	Unproductive	These are rock layers or drift deposits with low permeability that have negligible significance for water supply or river base flow

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

Groundwater vulnerability



Site Outline

Search buffers in metres (m)

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

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

Other information
- Unproductive aquifer
- Soluble rock risk
- Local information

5.3 Groundwater vulnerability

Records within 50m	1

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

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

Features are displayed on the Groundwater vulnerability map on **page 47**

ID	Location	Summary	Soil / surface	Superficial geology	Bedrock geology
1	On site	**Summary Classification: Unproductive aquifer (may have productive aquifer beneath) Combined classification: Unproductive Bedrock Aquifer, Unproductive Superficial Aquifer**	**Leaching class: High Infiltration value: >70% Dilution value: <300mm/year**	**Vulnerability: Unproductive Aquifer type: Unproductive Thickness: >10m Patchiness value: >90% Recharge potential: Low**	**Vulnerability: Unproductive Aquifer type: Unproductive Flow mechanism: 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

Records on site	0

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

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

5.5 Groundwater vulnerability- local information

Records on site	0

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.

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

Abstractions and Source Protection Zones



Site Outline

Search buffers in metres (m)

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

5.6 Groundwater abstractions

Records within 2000m	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	8

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 49**

ID	Location	Details	
-	850m S	Status: Historical Licence No: 5/31/14/*S/0113 Details: Spray Irrigation - Direct Direct Source: SURFACE WATER SOURCE OF SUPPLY Point: R WELLAND (CORONATION CHANNEL) Data Type: Point Name: C SLOOTEN LTD Easting: 524600 Northing: 321700	Annual Volume (m^3): - Max Daily Volume (m^3): - Original Application No: - Original Start Date: 01/02/1966 Expiry Date: - Issue No: 100 Version Start Date: 01/02/1966 Version End Date: -
-	1359m SE	Status: Active Licence No: 5/31/14/*S/0157 Details: Make-Up Or Top Up Water Direct Source: SURFACE WATER SOURCE OF SUPPLY Point: CORONATION CHANNEL - SPALDING Data Type: Point Name: LINCOLNSHIRE WILDLIFE TRUST Easting: 525850 Northing: 321930	Annual Volume (m^3): 2,500 Max Daily Volume (m^3): 224 Original Application No: NS968 Original Start Date: 01/01/1982 Expiry Date: - Issue No: 101 Version Start Date: 08/05/2007 Version End Date: -
-	1383m SE	Status: Historical Licence No: 5/31/14/*S/0157 Details: Make-Up or Top Up Water Direct Source: SURFACE WATER SOURCE OF SUPPLY Point: CORONATION CHANNEL Data Type: Point Name: LINCOLNSHIRE TRUST FOR NATURE CONSERVATION Easting: 525800 Northing: 321800	Annual Volume (m^3): - Max Daily Volume (m^3): - Original Application No: - Original Start Date: 01/01/1982 Expiry Date: - Issue No: 100 Version Start Date: 01/12/1992 Version End Date: -
-	1555m NW	Status: Active Licence No: 5/31/14/*S/0117 Details: Spray Irrigation - Direct Direct Source: SURFACE WATER SOURCE OF SUPPLY Point: VERNATTS DRAINS - SOUTH HOLLAND Data Type: Line Name: C W DOBBS & SON LTD Easting: 523900 Northing: 324000	Annual Volume (m^3): 5,455 Max Daily Volume (m^3): 1,027.40 Original Application No: N1226 Original Start Date: 01/03/1966 Expiry Date: - Issue No: 101 Version Start Date: 01/04/2021 Version End Date: -

ID	Location	Details	
-	1590m W	Status: Historical Licence No: 4/30/08/*S/0108 Details: Trickle Irrigation - Storage Direct Source: SURFACE WATER SOURCE OF SUPPLY Point: UN-NAMED RIPARIAN DRAIN AT THIMBLEBY Data Type: Point Name: Dyson Farming Limited Easting: 523075 Northing: 323019	Annual Volume (m^3): 90,920 Max Daily Volume (m^3): 2,020 Original Application No: - Original Start Date: 17/12/2002 Expiry Date: 31/03/2022 Issue No: 7 Version Start Date: 23/04/2021 Version End Date: -
-	1590m W	Status: Historical Licence No: 4/30/08/*S/0108 Details: Spray Irrigation - Storage Direct Source: SURFACE WATER SOURCE OF SUPPLY Point: UN-NAMED RIPARIAN DRAIN AT THIMBLEBY Data Type: Point Name: Dyson Farming Limited Easting: 523075 Northing: 323019	Annual Volume (m^3): 90,920 Max Daily Volume (m^3): 2,020 Original Application No: - Original Start Date: 17/12/2002 Expiry Date: 31/03/2022 Issue No: 7 Version Start Date: 23/04/2021 Version End Date: -
-	1707m NW	Status: Active Licence No: AN/031/0014/059 Details: Trickle Irrigation - Direct Direct Source: SURFACE WATER SOURCE OF SUPPLY Point: VERNATT'S DRAIN AT MILLGREEN Data Type: Point Name: W D Branton Easting: 523102 Northing: 323390	Annual Volume (m^3): 11,000 Max Daily Volume (m^3): 3,000 Original Application No: NPS/NA/001679 Original Start Date: 18/08/2021 Expiry Date: 31/03/2038 Issue No: 1 Version Start Date: 18/08/2021 Version End Date: -
-	1866m N	Status: Historical Licence No: 5/31/14/*S/0014 Details: Non-Evaporative Cooling Direct Source: SURFACE WATER SOURCE OF SUPPLY Point: VERNATTS DRAIN Data Type: Line Name: SPALDING ENERGY CO LTD Easting: 525340 Northing: 324320	Annual Volume (m^3): 2,727,660 Max Daily Volume (m^3): 22912 Original Application No: - Original Start Date: 01/01/1966 Expiry Date: - Issue No: 101 Version Start Date: 02/02/2002 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.

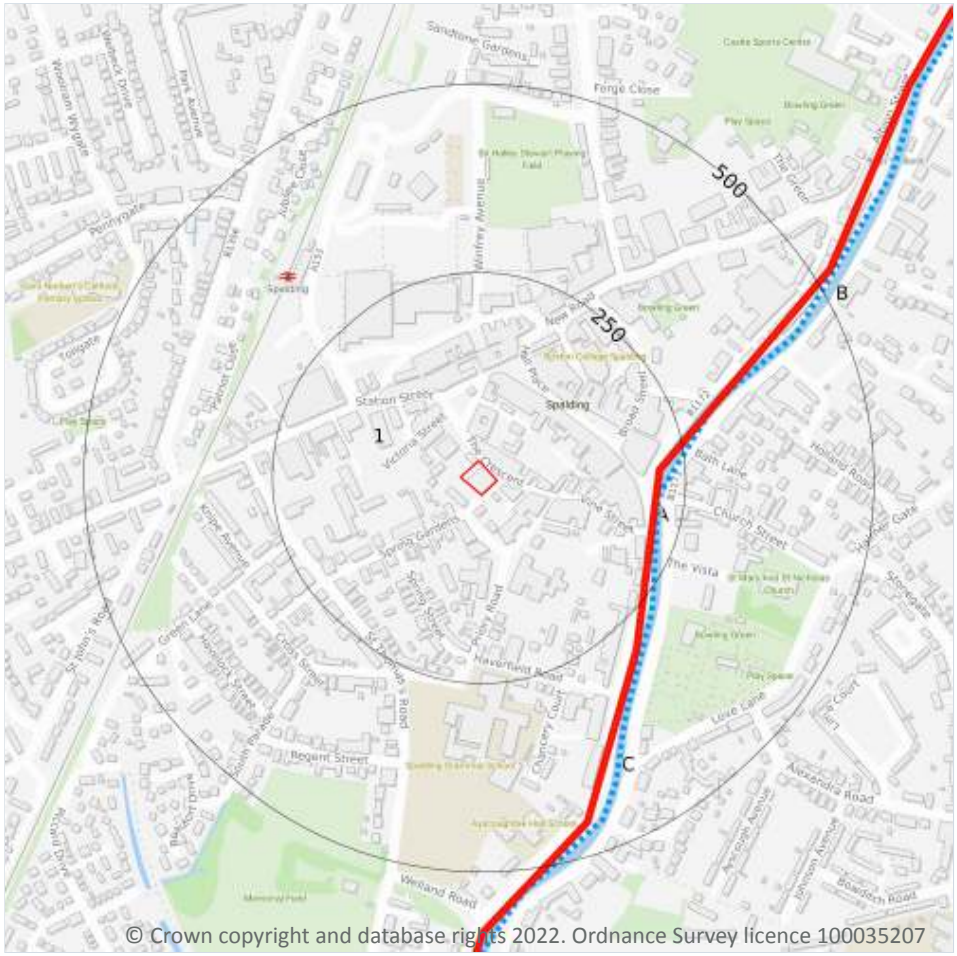
5.10 Source Protection Zones (confined aquifer)

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	4

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 53**

ID	Location	Type of water feature	Ground level	Permanence	Name
A	205m E	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	214m E	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	River Welland
A	215m E	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	River Welland
C	216m E	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	River Welland

This data is sourced from the Ordnance Survey.

6.2 Surface water features

Records within 250m	**2**

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 53**

This data is sourced from the Ordnance Survey.

6.3 WFD Surface water body catchments

Records on site	**1**

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

Features are displayed on the Hydrology map on **page 53**

ID	Location	Type	Water body catchment	Water body ID	Operational catchment	Management catchment
1	**On site**	**River**	**Vernatt's Drain**	**GB205031050705**	**Welland Lower**	**Welland**

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

6.4 WFD Surface water bodies

Records identified	1

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

Features are displayed on the Hydrology map on **page 53**

ID	Location	Type	Name	Water body ID	Overall rating	Chemical rating	Ecological rating	Year
-	1546m NW	River	Vernatt's Drain	GB205031050705	Moderate	Fail	Moderate	2019

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

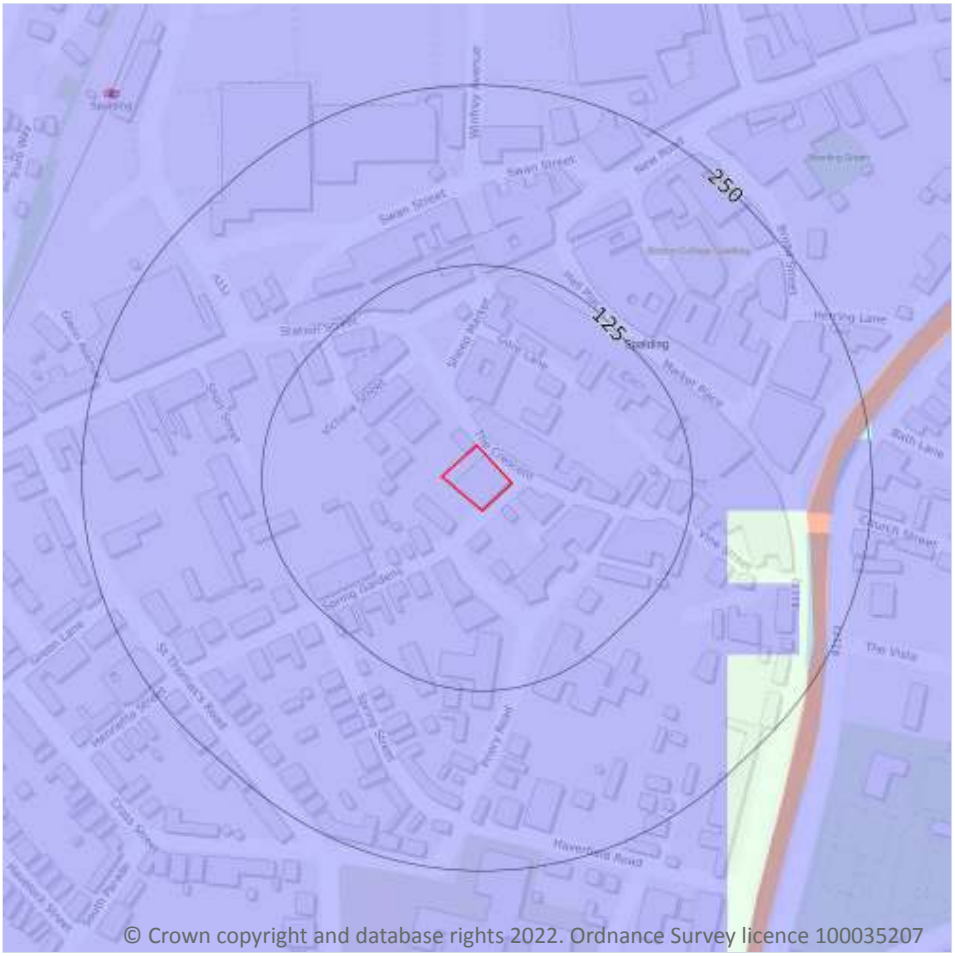
6.5 WFD Groundwater bodies

Records on site	0

Groundwater bodies are also covered by the Directive and the same regime of objectives and reporting detailed in the previous section is in place. Click on the water body ID in the table to visit the EA Catchment Explorer to find out more about each groundwater body listed.

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

7 River and coastal flooding



Site Outline

Search buffers in metres (m)

River and coastal flooding:

- High
- Medium
- Low
- Very Low
- Historical Flood Events
- Areas Used for Flood Storage
- Areas Benefiting from Flood Defences
- Flood Defences

7.1 Risk of flooding from rivers and the sea

Records within 50m	1

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).

Features are displayed on the River and coastal flooding map on **page 56**

Distance	Flood risk category
On site	**Medium**
0 - 50m	Medium

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.

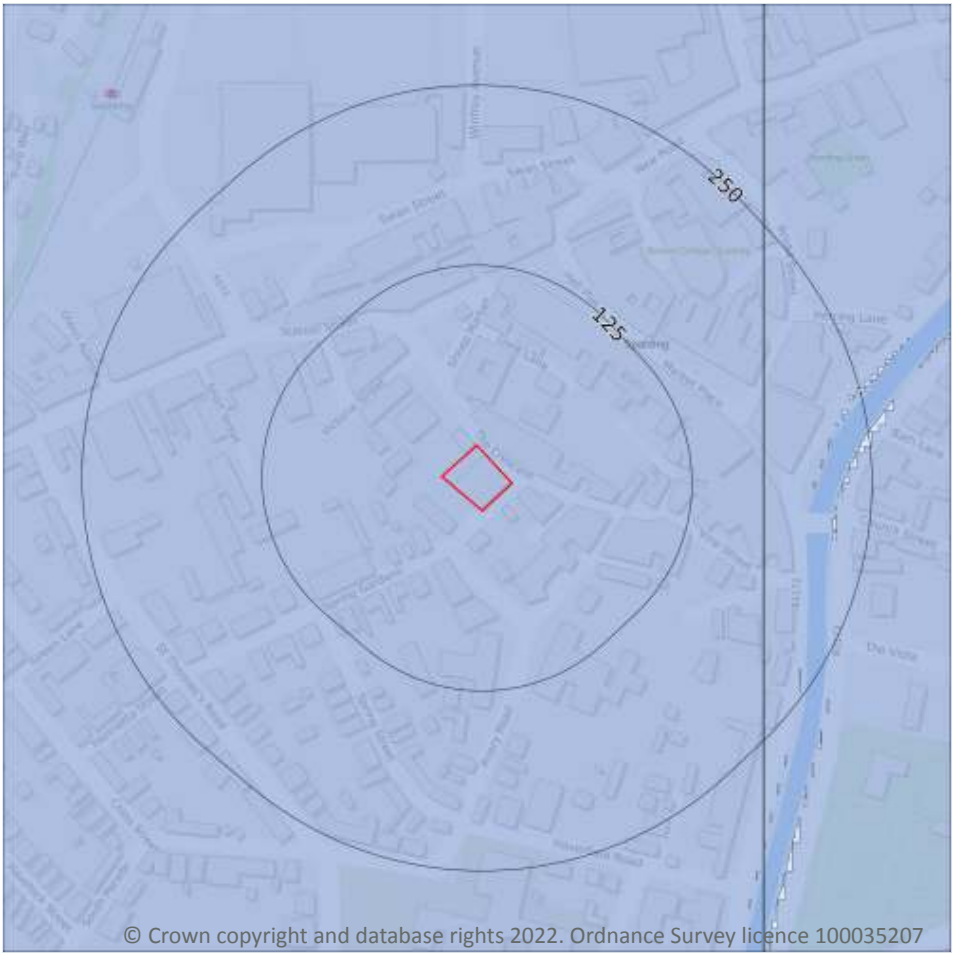
7.5 Flood Storage Areas

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



Site Outline

Search buffers in metres (m)

Flood zone 2

Flood zone 3

7.6 Flood Zone 2

Records within 50m	1

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.

Features are displayed on the River and coastal flooding map on **page 56**

Location	Type
On site	**Zone 2 - (Fluvial /Tidal Models)**

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

7.7 Flood Zone 3

Records within 50m	1

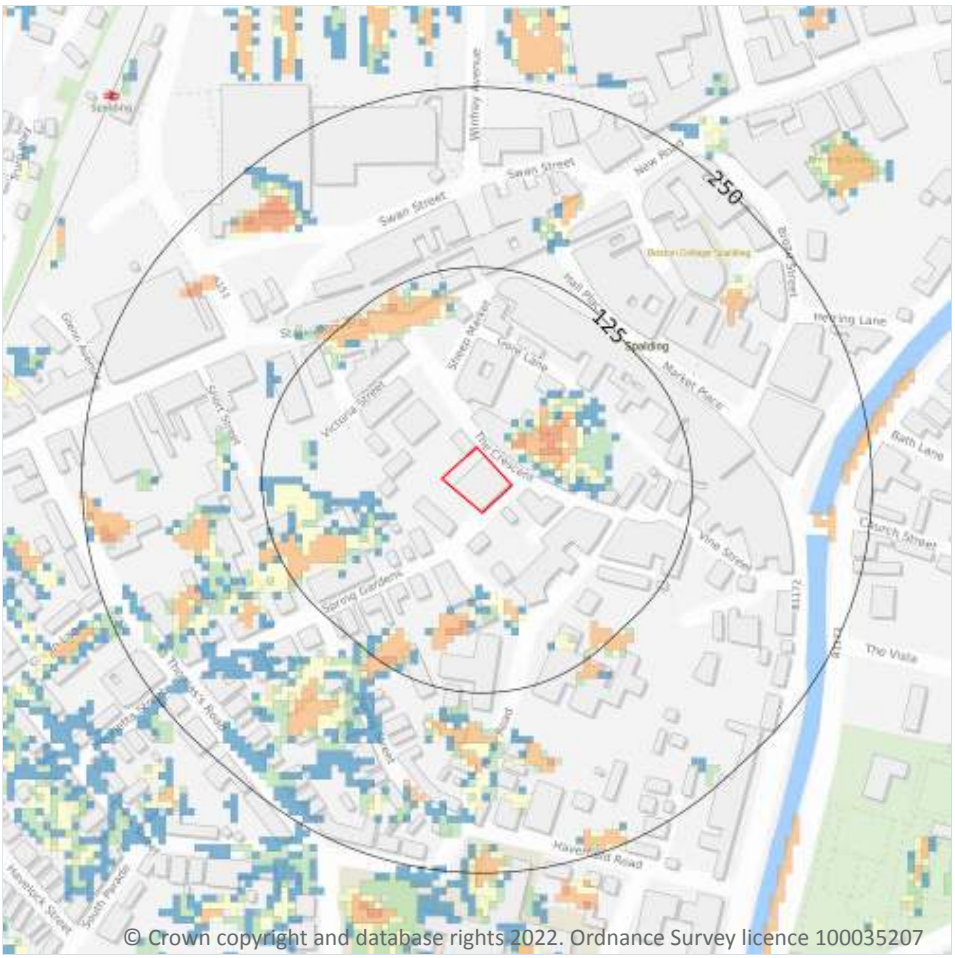
Areas of land at risk of flooding, when the presence of flood defences are ignored. Covering land with a 1 in 100 (1%) or greater chance of flooding each year from rivers or a 1 in 200 (0.5%) or greater chance of flooding each year from the sea.

Features are displayed on the River and coastal flooding map on **page 56**

Location	Type
On site	**Zone 3 - (Fluvial Models)**

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, 0.3m - 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 60**

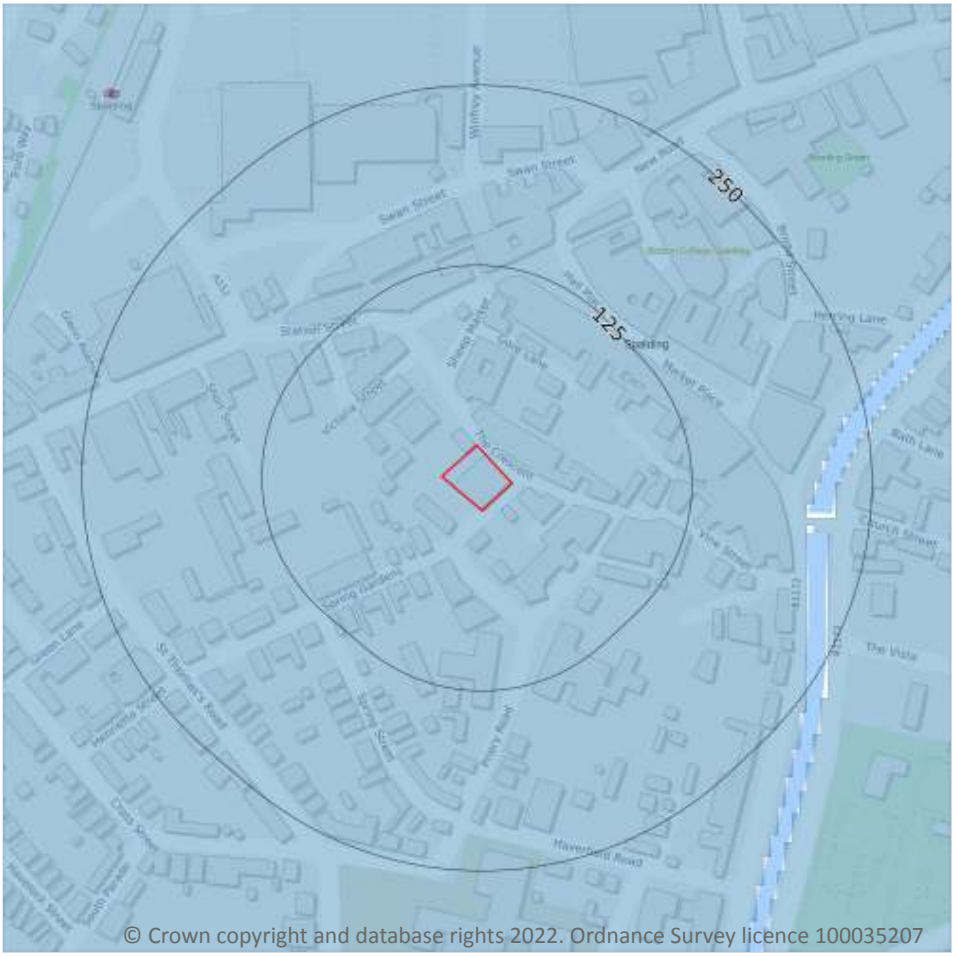
The data shown on the map and in the table above shows the highest likelihood of flood events happening at the site. Lower likelihood events may have greater flood depths and hence a greater potential impact on a site.

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

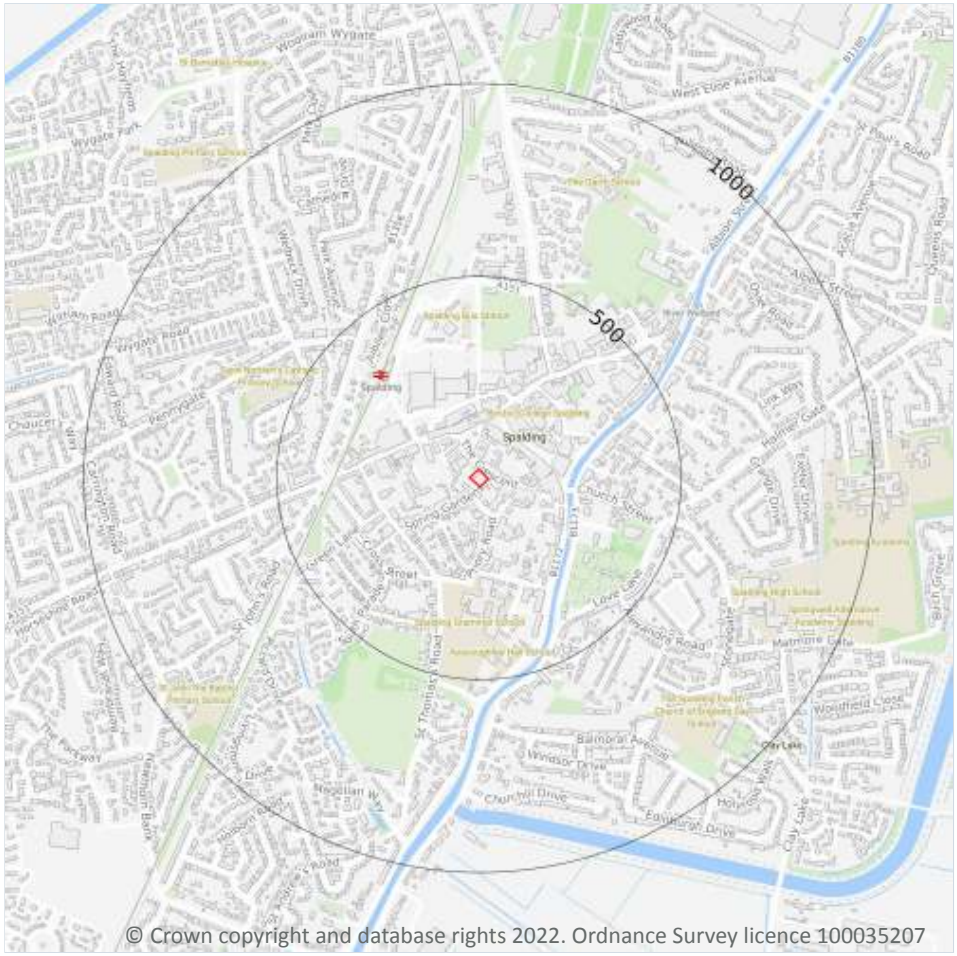
Highest risk on site	**Negligible**
Highest risk within 50m	**Negligible**

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 62**

This data is sourced from Ambiental Risk Analytics.

10 Environmental designations



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Site Outline

Search buffers in metres (m)

Local Nature Reserves (LNR)

10.1 Sites of Special Scientific Interest (SSSI)

Records within 2000m	0

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.

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	1

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

Features are displayed on the Environmental designations map on **page 63**

ID	Location	Name	Data source
-	1444m N	Vernatts	Natural England

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

10.7 Designated Ancient Woodland

Records within 2000m	0

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

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

10.8 Biosphere Reserves

Records within 2000m	0

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

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

10.9 Forest Parks

Records within 2000m	0

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

This data is sourced from the Forestry Commission.

10.10 Marine Conservation Zones

Records within 2000m	0

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

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

10.11 Green Belt

Records within 2000m	0

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

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

10.12 Proposed Ramsar sites

Records within 2000m	0

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

This data is sourced from Natural England.

10.13 Possible Special Areas of Conservation (pSAC)

Records within 2000m	0

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

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

10.14 Potential Special Protection Areas (pSPA)

Records within 2000m	0

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

This data is sourced from Natural England.

10.15 Nitrate Sensitive Areas

Records within 2000m	0

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

This data is sourced from Natural England.

10.16 Nitrate Vulnerable Zones

Records within 2000m	6

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.

Location	Name	Type	NVZ ID	Status
On site	**Vernatt's Drain NVZ**	**Surface Water**	**379**	**Existing**
202m S	River Welland NVZ	Surface Water	832	Existing
510m SW	Vernatt's Drain NVZ	Surface Water	379	Existing
1593m S	River Welland NVZ	Surface Water	832	Existing
1650m N	Glen NVZ	Surface Water	378	Existing
1929m N	Glen NVZ	Surface Water	378	Existing

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.

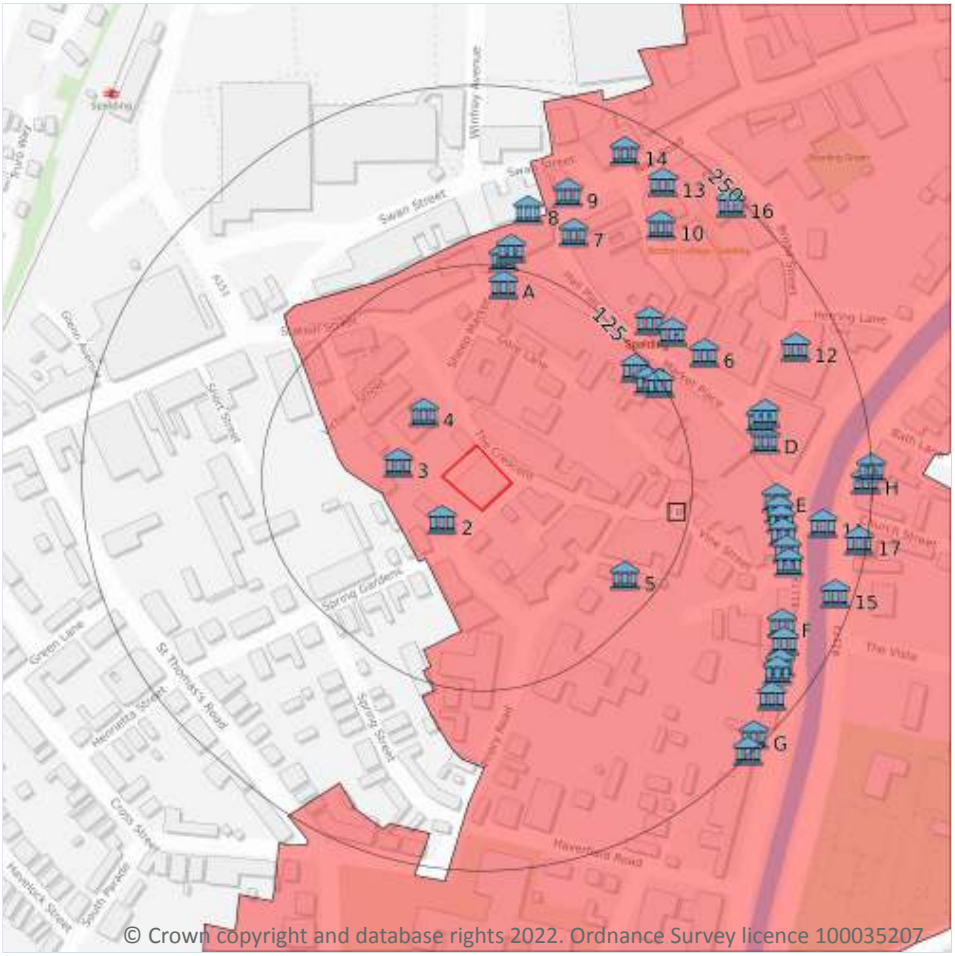
10.18 SSSI Units

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	42

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 69**

ID	Location	Name	Grade	Reference Number	Listed date
2	23m SW	Former Christian Association and Literary institute, Spalding St. John's, South Holland, Lincolnshire, PE11	II	1464585	02/07/2019
3	32m W	Police Station, Spalding St. John's, South Holland, Lincolnshire, PE11	II	1169618	20/11/1975
4	42m NW	Sessions House, Spalding St. John's, South Holland, Lincolnshire, PE11	II	1063960	20/11/1975

ID	Location	Name	Grade	Reference Number	Listed date
5	102m SE	1-7 Abbey Buildings, Spalding St. John's, South Holland, Lincolnshire, PE11	II	1306500	29/12/1950
A	113m N	1, Sheep Market, Spalding Castle, South Holland, Lincolnshire, PE11	II*	1359545	29/12/1950
B	117m NE	14, Market Place, Spalding Castle, South Holland, Lincolnshire, PE11	II	1063951	02/07/1974
B	118m NE	Barclays Bank, Spalding Castle, South Holland, Lincolnshire, PE11	II	1306616	02/07/1974
B	124m NE	11, Market Place, Spalding Castle, South Holland, Lincolnshire, PE11	II	1063950	02/07/1974
A	132m N	18, Hall Place, Spalding Castle, South Holland, Lincolnshire, PE11	II	1063976	20/11/1975
A	139m N	19, Hall Place, Spalding Castle, South Holland, Lincolnshire, PE11	II	1168929	20/11/1975
C	147m NE	Lloyd's Bank, Spalding Castle, South Holland, Lincolnshire, PE11	II	1169333	20/11/1975
C	153m NE	Red Lion Hotel, Spalding Castle, South Holland, Lincolnshire, PE11	II	1063952	02/07/1974
6	161m NE	White Hart Hotel, Spalding Castle, South Holland, Lincolnshire, PE11	II*	1063953	29/12/1950
7	162m NE	39, New Road (See Details For Further Address information), Spalding Castle, South Holland, Lincolnshire, PE11	II	1359543	20/11/1975
8	167m N	3, Chapel Lane, Spalding Castle, South Holland, Lincolnshire, PE11	II	1064001	20/11/1975
D	178m E	21, Bridge Street, Spalding Castle, South Holland, Lincolnshire, PE11	II	1147338	20/11/1975
D	178m E	25 and 26, Market Place, Spalding Castle, South Holland, Lincolnshire, PE11	II	1063954	20/11/1975
D	182m E	24, Market Place, Spalding Castle, South Holland, Lincolnshire, PE11	II	1169400	20/11/1975
E	184m E	10, Bridge Street, Spalding Castle, South Holland, Lincolnshire, PE11	II	1063996	02/07/1974
9	186m N	3-5, New Road, Spalding Castle, South Holland, Lincolnshire, PE11	II	1063955	20/11/1975
E	187m E	8 and 9, Bridge Street, Spalding Castle, South Holland, Lincolnshire, PE11	II	1147335	02/07/1974

ID	Location	Name	Grade	Reference Number	Listed date
E	189m E	7 and 7a, Bridge Street, Spalding Castle, South Holland, Lincolnshire, PE11	II	1063995	02/07/1974
E	192m E	5 and 6, Bridge Street, Spalding Castle, South Holland, Lincolnshire, PE11	II	1063994	02/07/1974
E	196m E	Lincoln Arms Public House, Spalding Castle, South Holland, Lincolnshire, PE11	II	1147333	02/07/1974
10	199m NE	24 and 25, Red Lion Street, Spalding Castle, South Holland, Lincolnshire, PE11	II	1359535	22/03/1991
E	200m E	2 and 3, Bridge Street, Spalding Castle, South Holland, Lincolnshire, PE11	II	1359531	02/07/1974
F	211m SE	2, 3 and 4, London Road, Spalding St. John's, South Holland, Lincolnshire, PE11	II	1063985	27/07/1973
11	217m E	High Bridge, Spalding St. Mary's, South Holland, Lincolnshire, PE11	II	1063997	24/07/1975
12	218m NE	17, Broad Street, Spalding Castle, South Holland, Lincolnshire, PE11	II	1064000	02/07/1974
F	218m SE	5 and 6, London Road, Spalding St. John's, South Holland, Lincolnshire, PE11	II	1359536	02/07/1974
13	224m NE	Punch Bowl Public House, Spalding Castle, South Holland, Lincolnshire, PE11	II	1063957	20/11/1975
F	225m SE	7 and 7a, London Road, Spalding St. John's, South Holland, Lincolnshire, PE11	II	1063933	02/07/1974
F	226m SE	8 and 9, London Road, Spalding St. John's, South Holland, Lincolnshire, PE11	II	1359537	02/07/1974
14	229m NE	The Black Swan Public House Premises Occupied By Rodi Property Co Ltd, Spalding Castle, South Holland, Lincolnshire, PE11	II	1063956	02/07/1974
F	234m SE	11-14, London Road, Spalding St. John's, South Holland, Lincolnshire, PE11	II	1063934	19/11/1974
15	237m E	K6 Telephone Kiosk, Spalding St. Mary's, South Holland, Lincolnshire, PE11	II	1063913	15/04/1988
G	243m SE	Upper Welland Terrace, Spalding St. John's, South Holland, Lincolnshire, PE11	II	1063943	02/07/1974
16	244m NE	Broad Street Methodist Church and Attached Sunday School, Spalding Castle, South Holland, Lincolnshire, PE11	II	1067614	11/08/1995

ID	Location	Name	Grade	Reference Number	Listed date
17	244m E	Isobel's Pantry Ye Olde White Horse Public House, Spalding St. Mary's, South Holland, Lincolnshire, PE11	II	1308555	29/12/1950
H	246m E	4, High Street, Spalding St. Mary's, South Holland, Lincolnshire, PE11	II	1168990	29/12/1950
G	248m SE	17, London Road, Spalding St. John's, South Holland, Lincolnshire, PE11	II	1359538	02/07/1974
H	250m E	The White Lion Public House, Spalding St. Mary's, South Holland, Lincolnshire, PE11	II	1359522	02/07/1974

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

11.5 Conservation Areas

Records within 250m	**1**

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

Features are displayed on the Visual and cultural designations map on **page 69**

ID	Location	Name	District	Date of designation
1	**On site**	**Spalding**	**South Holland**	**1970**

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 3 - good to moderate quality
- Grade 3a - good quality
- Grade 3b - moderate quality
- Grade 4 - poor quality
- Grade 5 - very poor quality
- Non-agricultural land
- Urban land
- Exclusion land
- Tree felling licences
- Open Access land

12.1 Agricultural Land Classification

Records within 250m	1

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

Features are displayed on the Agricultural designations map on **page 75**

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

This data is sourced from Natural England.

12.2 Open Access Land

Records within 250m	0

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

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

12.3 Tree Felling Licences

Records within 250m	0

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

This data is sourced from the Forestry Commission.

12.4 Environmental Stewardship Schemes

Records within 250m	0

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

This data is sourced from Natural England.

12.5 Countryside Stewardship Schemes

Records within 250m	0

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

This data is sourced from Natural England.

13 Habitat designations

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.

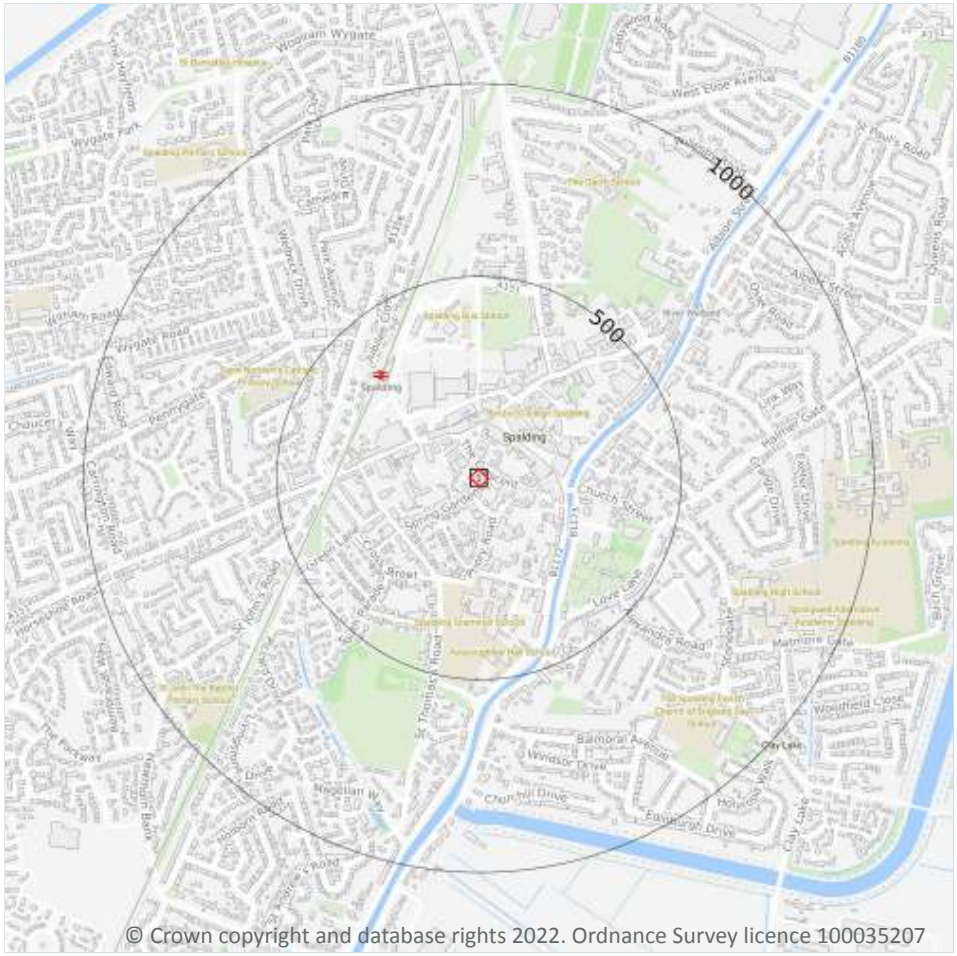
13.4 Limestone Pavement Orders

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.

14 Geology 1:10,000 scale - Availability



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Site Outline

Search buffers in metres (m)

Full coverage

Partial coverage

No coverage

14.1 10k Availability

Records within 500m	1

An indication on the coverage of 1:10,000 scale geology data for the site, the most detailed dataset provided by the British Geological Survey. Either 'Full', 'Partial' or 'No coverage' for each geological theme.

Features are displayed on the Geology 1:10,000 scale - Availability map on **page 78**

ID	Location	Artificial	Superficial	Bedrock	Mass movement	Sheet No.
1	**On site**	**No coverage**	**No coverage**	**No coverage**	**No coverage**	**NoCov**

This data is sourced from the British Geological Survey.

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

14.2 Artificial and made ground (10k)

Records within 500m	0

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.

This data is sourced from the British Geological Survey.

Geology 1:10,000 scale - Superficial

14.3 Superficial geology (10k)

Records within 500m	0

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.

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

14.5 Bedrock geology (10k)

Records within 500m	0

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.

This data is sourced from the British Geological Survey.

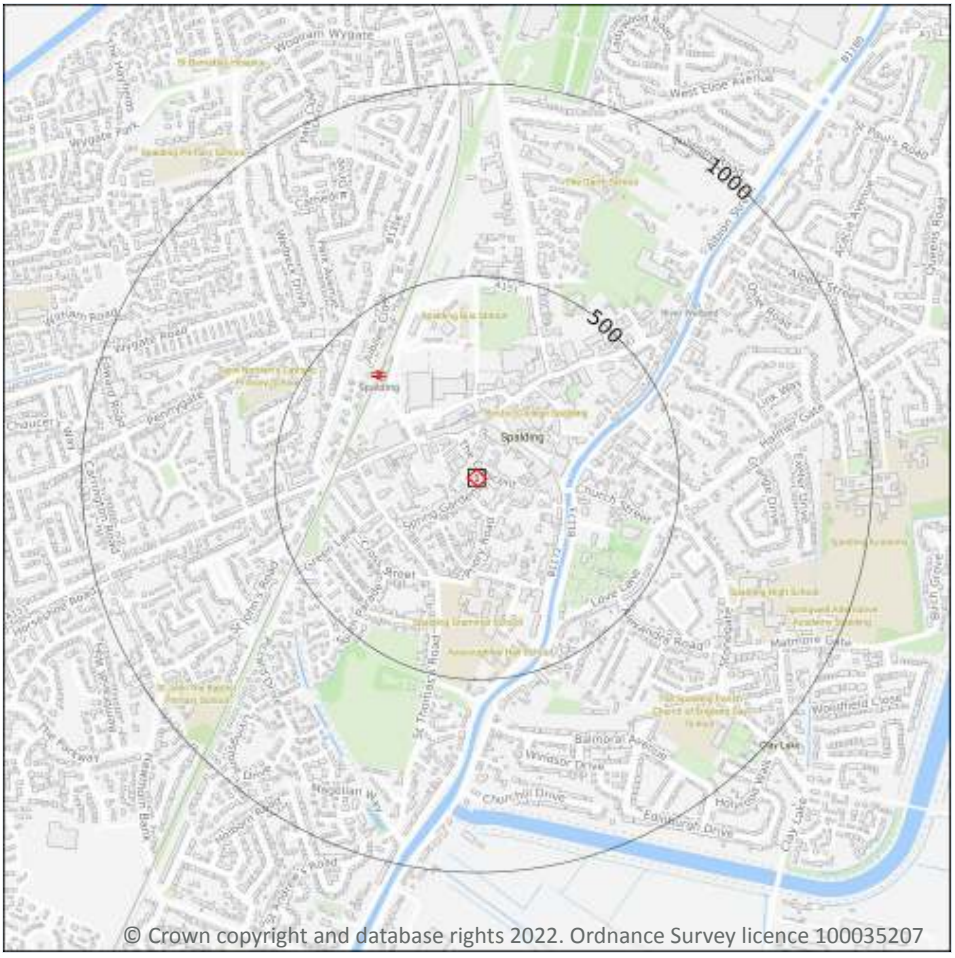
14.6 Bedrock faults and other linear features (10k)

Records within 500m	0

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

This data is sourced from the British Geological Survey.

15 Geology 1:50,000 scale - Availability



Site Outline

Search buffers in metres (m)

Geological map tile

15.1 50k Availability

Records within 500m	1

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

Features are displayed on the Geology 1:50,000 scale - Availability map on **page 82**

ID	Location	Artificial	Superficial	Bedrock	Mass movement	Sheet No.
1	**On site**	**Full**	**Full**	**Full**	**No coverage**	**EW144_spalding_v4**

This data is sourced from the British Geological Survey.

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

15.2 Artificial and made ground (50k)

Records within 500m	0

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.

This data is sourced from the British Geological Survey.

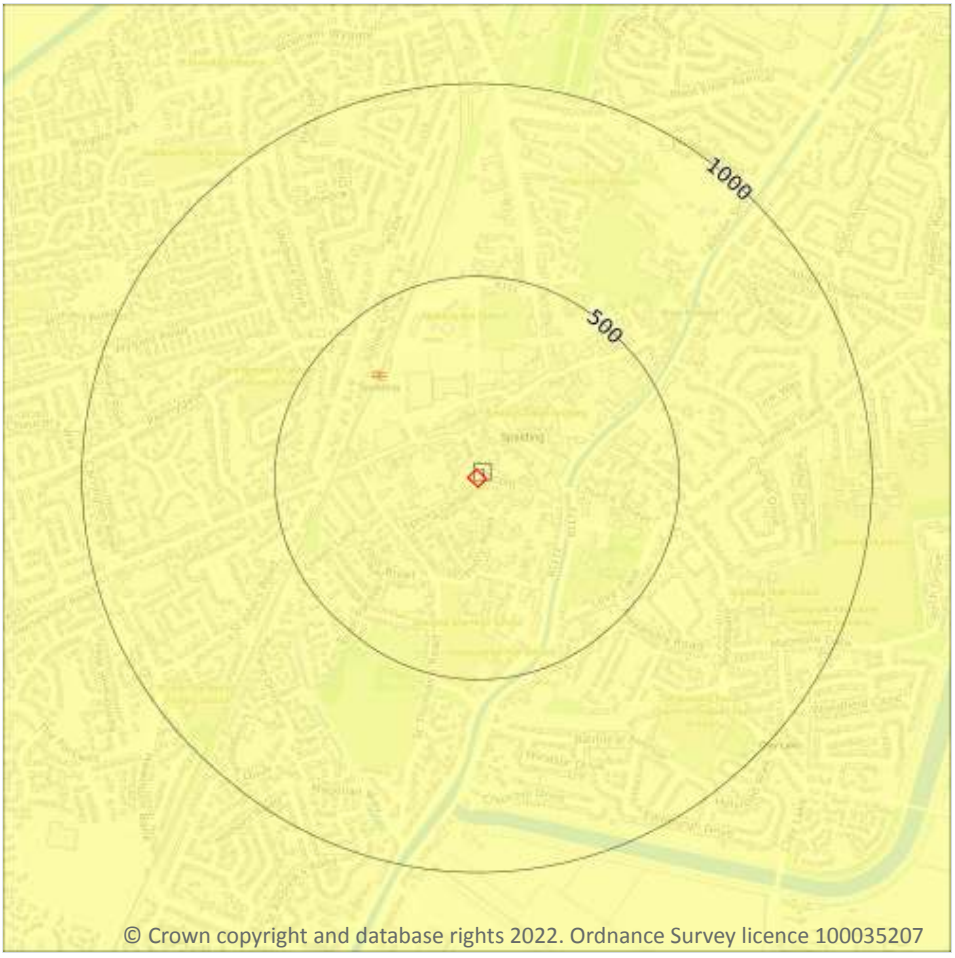
15.3 Artificial ground permeability (50k)

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



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Site Outline

Search buffers in metres (m)

Landslip (50k)

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

15.4 Superficial geology (50k)

Records within 500m	1

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

Features are displayed on the Geology 1:50,000 scale - Superficial map on **page 84**

ID	Location	LEX Code	Description	Rock description
1	**On site**	**TFD-XCZ**	**TIDAL FLAT DEPOSITS**	**CLAY AND SILT**

This data is sourced from the British Geological Survey.

15.5 Superficial permeability (50k)

Records within 50m	1

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

Location	Flow type	Maximum permeability	Minimum permeability
On site	**Intergranular**	**Low**	**Very 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.

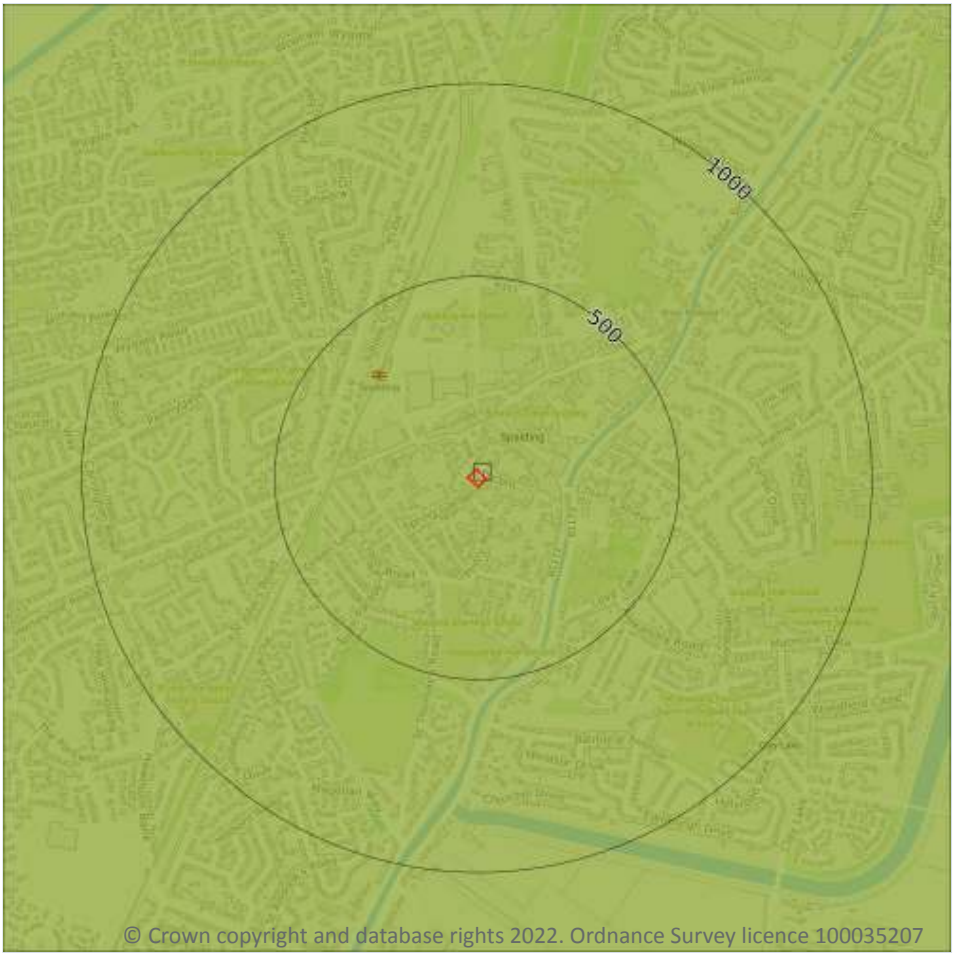
15.7 Landslip permeability (50k)

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	1

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

Features are displayed on the Geology 1:50,000 scale - Bedrock map on **page 86**

ID	Location	LEX Code	Description	Rock age
1	**On site**	**OXC-MDST**	**OXFORD CLAY FORMATION - MUDSTONE**	**CALLOVIAN**

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**	**Low**	**Very Low**

This data is sourced from the British Geological Survey.

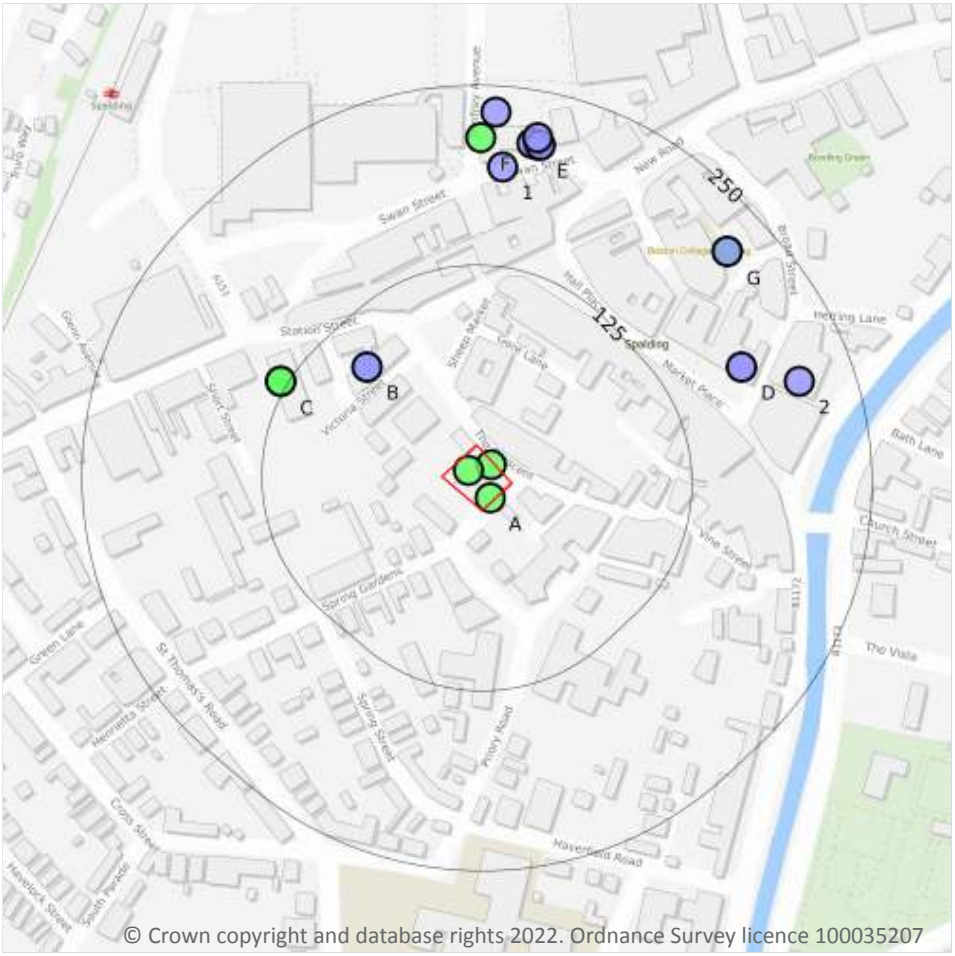
15.10 Bedrock faults and other linear features (50k)

Records within 500m	0

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

This data is sourced from the British Geological Survey.

16 Boreholes



Site Outline

Search buffers in metres (m)

- Confidential
- 0 - 10m
- 10 - 30m
- 30m+
- Unknown

16.1 BGS Boreholes

Records within 250m	24

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.

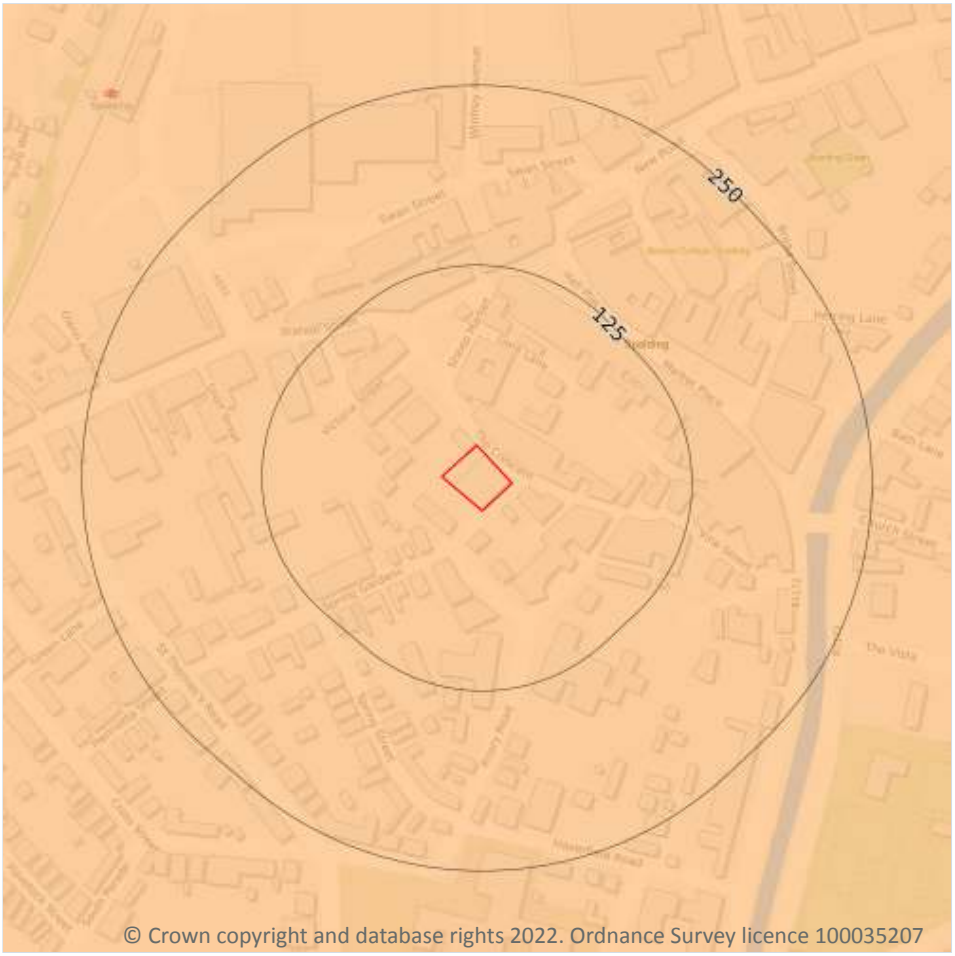
Features are displayed on the Boreholes map on **page 88**

ID	Location	Grid reference	Name	Length	Confidential	Web link
A	On site	524635 322559	SPALDING SO & GARAGE 832/3	12.8	N	502692
A	On site	524636 322582	SPALDING SO & GARAGE 832/2	15.24	N	502691
A	On site	524620 322578	SPALDING SO & GARAGE 832/1	15.85	N	502690

ID	Location	Grid reference	Name	Length	Confidential	Web link
B	91m NW	524550 322650	LIBRARY SPALDING 1	4.0	N	502771
B	91m NW	524550 322650	LIBRARY SPALDING 2	4.0	N	502772
C	130m NW	524490 322640	RELIEF TELEPHONE EXCHANGE,SPALDING 4	18.3	N	502688
C	130m NW	524490 322640	RELIEF TELEPHONE EXCHANGE,SPALDING 5	7.0	N	502689
C	130m NW	524490 322640	RELIEF TELEPHONE EXCHANGE,SPALDING 2	7.01	N	502686
C	130m NW	524490 322640	RELIEF TELEPHONE EXCHANGE,SPALDING 1	24.38	N	502685
C	130m NW	524490 322640	RELIEF TELEPHONE EXCHANGE,SPALDING 3	18.9	N	502687
D	179m NE	524810 322650	BROAD STREET 2	8.35	N	502763
D	179m NE	524810 322650	BROAD STREET 1	8.75	N	502762
1	194m N	524644 322789	WINFREY AVENUE SPALDING 1	8.0	N	20386069
2	212m E	524850 322640	BROAD ST/DOUBLE ST DEV'T,SPALDING 1	4.0	N	502712
E	213m N	524668 322804	WINFREY AVENUE SPALDING 3B	8.0	N	20386073
E	213m N	524664 322805	WINFREY AVENUE SPALDING 3	1.0	N	20386071
E	213m N	524670 322804	WINFREY AVENUE SPALDING 3A	2.6	N	20386072
F	214m N	524629 322809	WINFREY AVENUE SPALDING 2	20.0	N	20386070
E	218m N	524668 322809	WINFREY AVENUE SPALDING TP4	3.5	N	20386080
G	219m NE	524800 322730	MARKET PLACE DEVELOPMENT BH2	10.0	N	502768
G	219m NE	524800 322730	MARKET PLACE DEVELOPMENT BH3	12.0	N	502769
G	219m NE	524800 322730	MARKET PLACE DEVELOPMENT BH4	15.0	N	502770
G	219m NE	524800 322730	MARKET PLACE DEVELOPMENT BH1	10.0	N	502767
F	232m N	524639 322827	WINFREY AVENUE SPALDING 4	8.0	N	20386074

This data is sourced from the British Geological Survey.

17 Natural ground subsidence - Shrink swell clays



Site Outline

Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.1 Shrink swell clays

Records within 50m	1

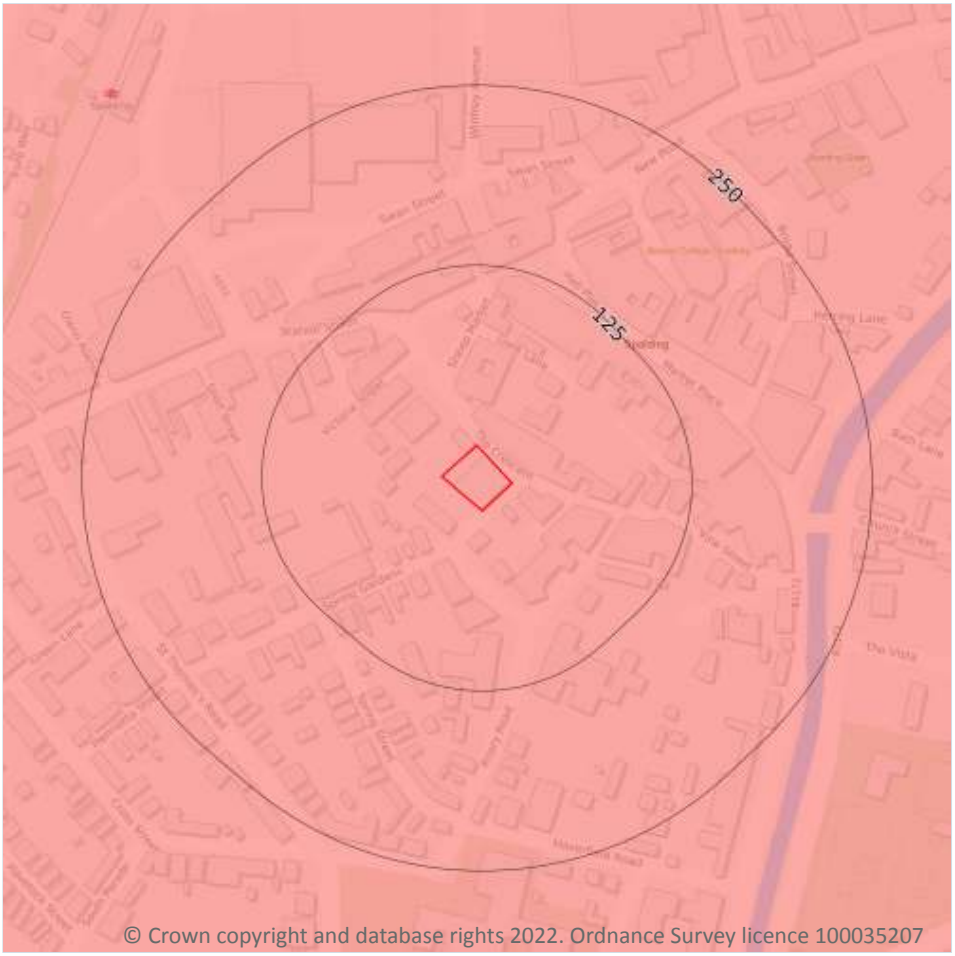
The potential hazard presented by soils that absorb water when wet (making them swell), and lose water as they dry (making them shrink). This shrink-swell behaviour is controlled by the type and amount of clay in the soil, and by seasonal changes in the soil moisture content (related to rainfall and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

Features are displayed on the Natural ground subsidence - Shrink swell clays map on **page 90**

Location	Hazard rating	Details
On site	**Low**	**Ground conditions predominantly medium plasticity.**

This data is sourced from the British Geological Survey.

Natural ground subsidence - Running sands



Site Outline

Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.2 Running sands

Records within 50m	1

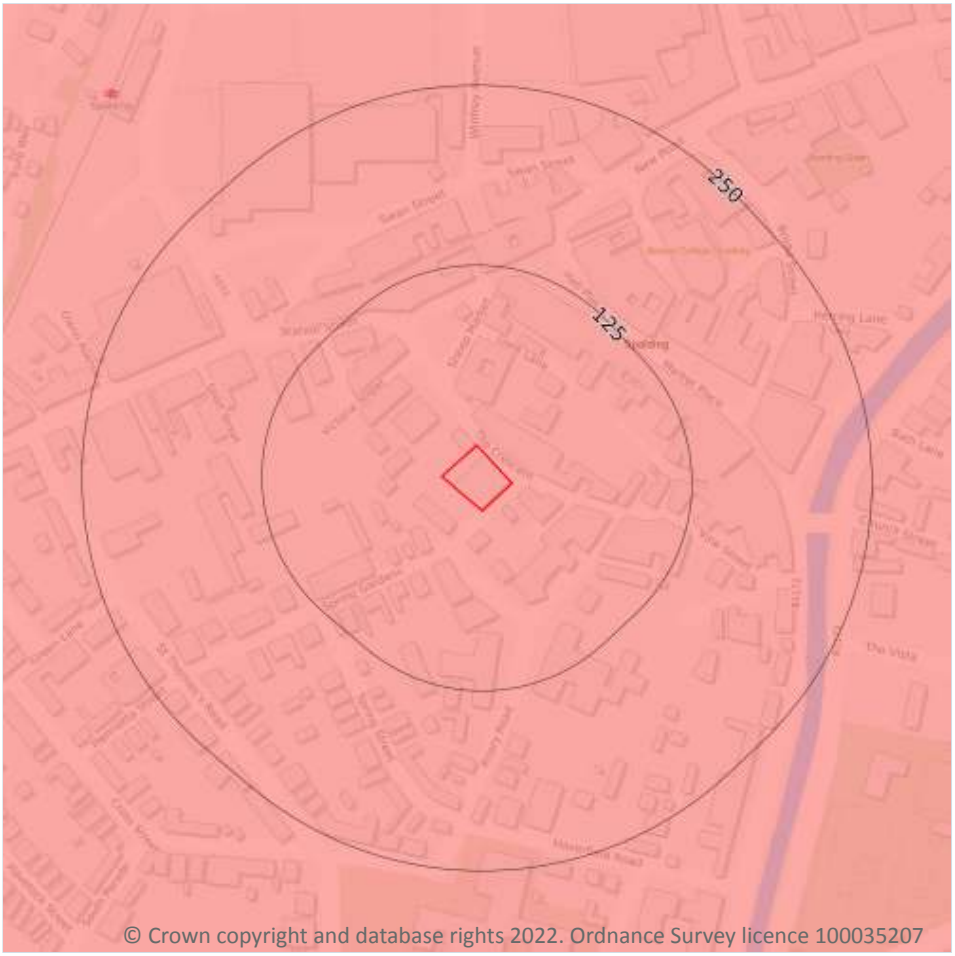
The potential hazard presented by rocks that can contain loosely-packed sandy layers that can become fluidised by water flowing through them. Such sands can 'run', removing support from overlying buildings and causing potential damage.

Features are displayed on the Natural ground subsidence - Running sands map on **page 91**

Location	Hazard rating	Details
On site	**Moderate**	**Running sand conditions are probably present. Constraints may apply to land uses involving excavation or the addition or removal of water.**

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

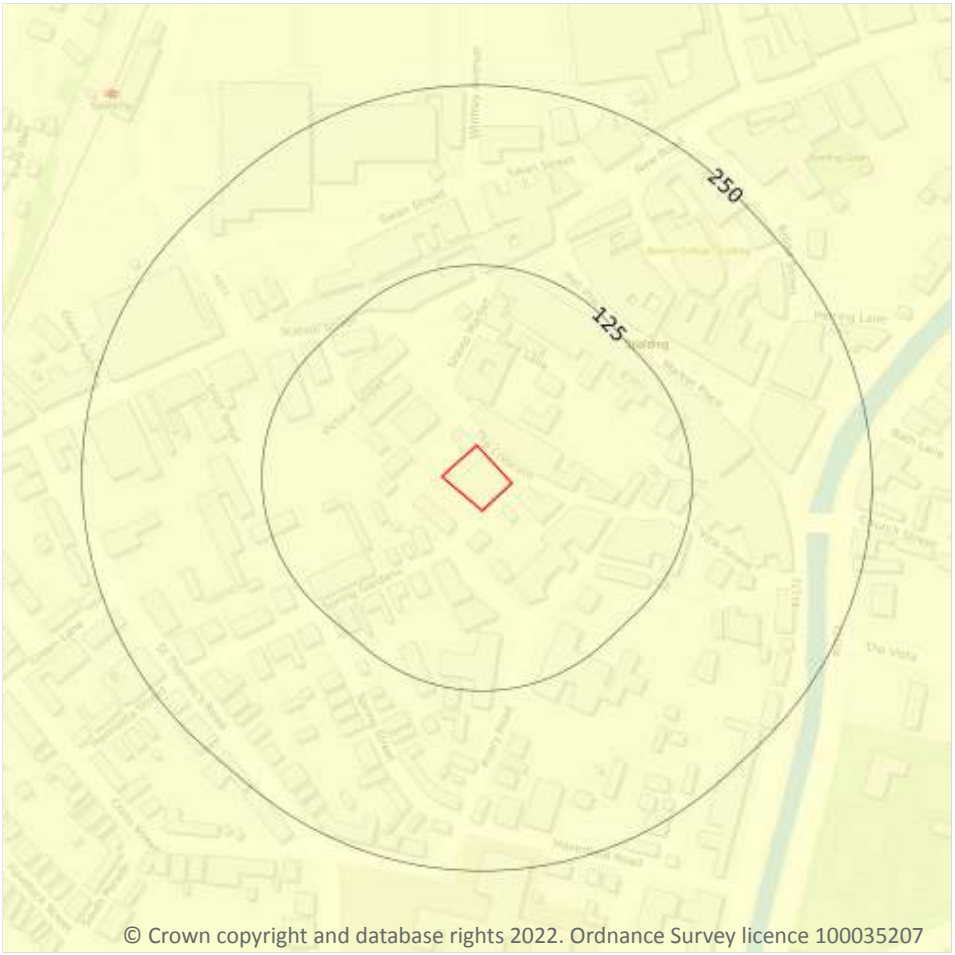
The potential hazard presented by types of ground that may contain layers of very soft materials like clay or peat and may compress if loaded by overlying structures, or if the groundwater level changes, potentially resulting in depression of the ground and disturbance of foundations.

Features are displayed on the Natural ground subsidence - Compressible deposits map on **page 92**

Location	Hazard rating	Details
On site	**Moderate**	**Compressibility and uneven settlement hazards are probably present. Land use should consider specifically the compressibility and variability of the site.**

This data is sourced from the British Geological Survey.

Natural ground subsidence - Collapsible deposits



Site Outline

Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.4 Collapsible deposits

Records within 50m	1

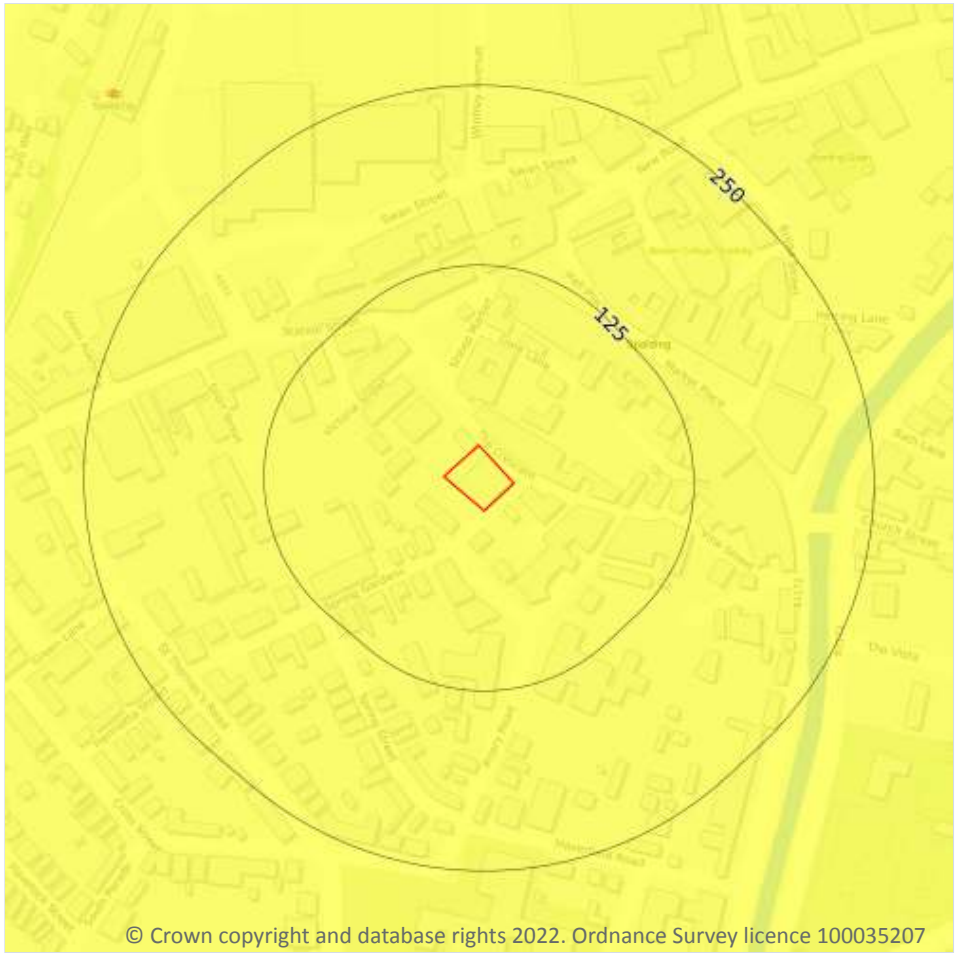
The potential hazard presented by natural deposits that could collapse when a load (such as a building) is placed on them or they become saturated with water.

Features are displayed on the Natural ground subsidence - Collapsible deposits map on **page 93**

Location	Hazard rating	Details
On site	**Negligible**	**Deposits with potential to collapse when loaded and saturated are believed not 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

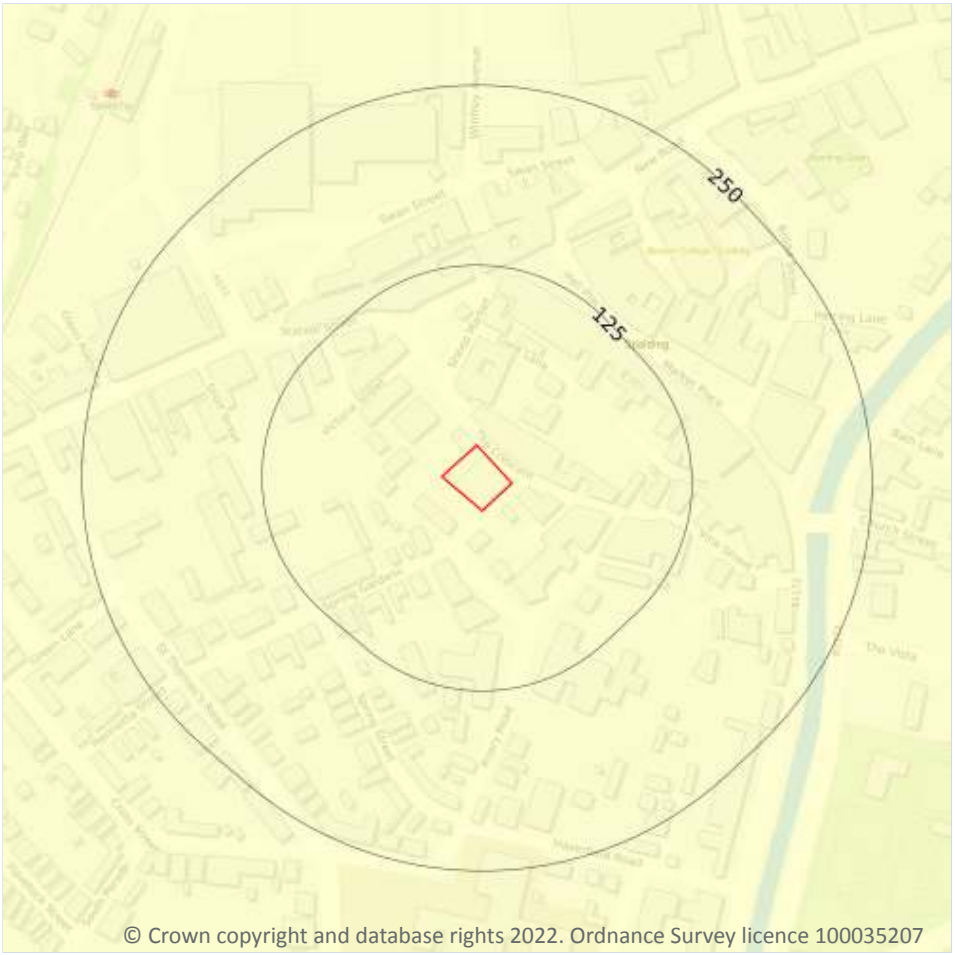
The potential for landsliding (slope instability) to be a hazard assessed using 1:50,000 scale digital maps of superficial and bedrock deposits, combined with information from the BGS National Landslide Database and scientific and engineering reports.

Features are displayed on the Natural ground subsidence - Landslides map on **page 94**

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 95**

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

This data is sourced from the British Geological Survey.

18 Mining, ground workings and natural cavities

18.1 Natural cavities

Records within 500m	0

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

This data is sourced from Stantec UK Ltd.

18.2 BritPits

Records within 500m	0

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

This data is sourced from the British Geological Survey.

18.3 Surface ground workings

Records within 250m	0

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.

This is data is sourced from Ordnance Survey/Groundsure.

18.4 Underground workings

Records within 1000m	0

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

This is data is sourced from Ordnance Survey/Groundsure.

18.5 Historical Mineral Planning Areas

Records within 500m	0

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

This data is sourced from the British Geological Survey.

18.6 Non-coal mining

Records within 1000m	0

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

This data is sourced from the British Geological Survey.

18.7 Mining cavities

Records within 1000m	0

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

This data is sourced from Stantec UK Ltd.

18.8 JPB mining areas

Records on site	0

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

This data is sourced from Johnson Poole and Bloomer.

18.9 Coal mining

Records on site	0

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

This data is sourced from the Coal Authority.

18.10 Brine areas

Records on site	0

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

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

18.11 Gypsum areas

Records on site	0

Generalised areas that may be affected by gypsum extraction.

This data is sourced from British Gypsum.

18.12 Tin mining

Records on site	0

Generalised areas that may be affected by historical tin mining.

This data is sourced from Groundsure.

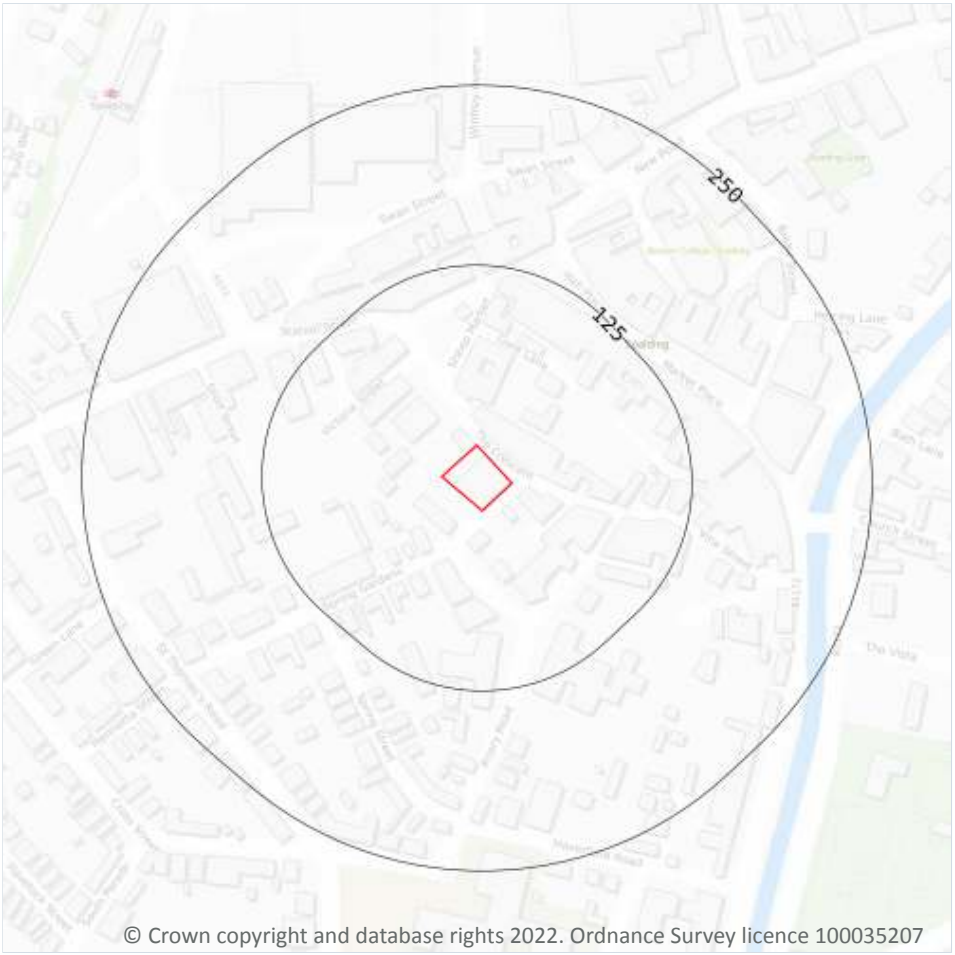
18.13 Clay mining

Records on site	0

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

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

19 Radon



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Site Outline

Search buffers in metres (m)

Greater than 30%

Between 10% and 30%

Between 5% and 10%

Between 3% and 5%

Between 1% and 3%

Less than 1%

19.1 Radon

Records on site	1

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

Features are displayed on the Radon map on **page 99**

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

This data is sourced from the British Geological Survey and Public Health England.

20 Soil chemistry

20.1 BGS Estimated Background Soil Chemistry

Records within 50m	1

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

Location	Arsenic	Bioaccessible Arsenic	Lead	Bioaccessible Lead	Cadmium	Chromium	Nickel
On site	**15 mg/kg**	**No data**	**100 mg/kg**	**60 mg/kg**	**1.8 mg/kg**	**60 - 90 mg/kg**	**15 - 30 mg/kg**

This data is sourced from the British Geological Survey.

20.2 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^2).

This data is sourced from the British Geological Survey.

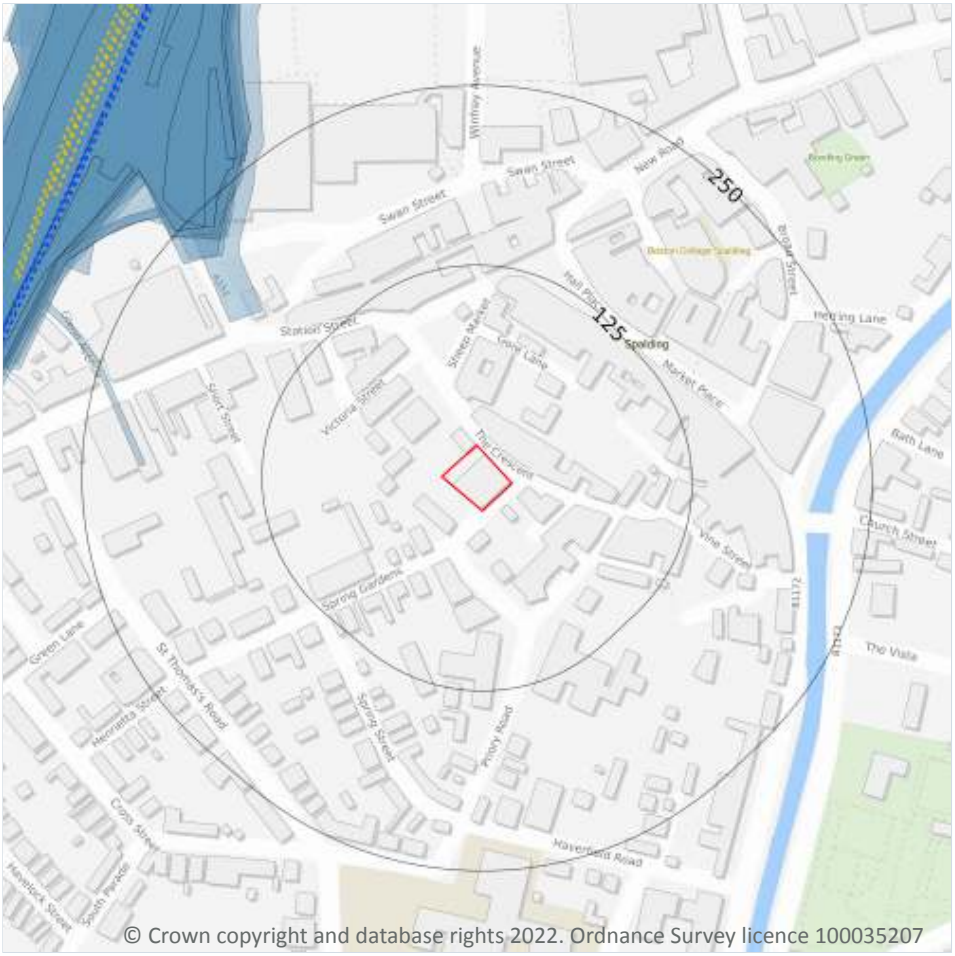
20.3 BGS Measured Urban Soil Chemistry

Records within 50m	0

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

This data is sourced from the British Geological Survey.

21 Railway infrastructure and projects



Site Outline

Search buffers in metres (m)

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

21.1 Underground railways (London)

Records within 250m	0

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

This data is sourced from publicly available information by Groundsure.

21.2 Underground railways (Non-London)

Records within 250m	0

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

This data is sourced from publicly available information by Groundsure.

21.3 Railway tunnels

Records within 250m	0

Railway tunnels taken from contemporary Ordnance Survey mapping.

This data is sourced from the Ordnance Survey.

21.4 Historical railway and tunnel features

Records within 250m	20

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 101**

Location	Land Use	Year of mapping	Mapping scale
170m NW	Railway	1932	-
206m W	Railway	1887	-
216m NW	Railway Sidings	1950	10560
219m NW	Railway Sidings	1938	10560
223m NW	Railway	1904	-
225m NW	Railway Sidings	1980	10000
228m NW	Railway Sidings	1990	10000
231m NW	Railway Sidings	1887	10560
233m NW	Railway	1929	-
234m NW	Railway Sidings	1982	2500
234m NW	Railway Sidings	1986	2500
234m NW	Railway Sidings	1992	2500
235m NW	Railway Sidings	1950	10560
235m NW	Railway Sidings	1903	10560
237m NW	Railway Sidings	1889	2500
237m NW	Railway Sidings	1904	2500
237m NW	Railway Sidings	1932	2500

Location	Land Use	Year of mapping	Mapping scale
237m NW	Railway Sidings	1973	2500
237m NW	Railway Sidings	1967	2500
239m NW	Railway Sidings	1929	10560

This data is sourced from Ordnance Survey/Groundsure.

21.5 Royal Mail tunnels

Records within 250m	0

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

This data is sourced from Groundsure/the Postal Museum.

21.6 Historical railways

Records within 250m	0

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

This data is sourced from OpenStreetMap.

21.7 Railways

Records within 250m	0

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

This data is sourced from Ordnance Survey and OpenStreetMap.

21.8 Crossrail 1

Records within 500m	0

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

This data is sourced from publicly available information by Groundsure.

21.9 Crossrail 2

Records within 500m	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.

21.10 HS2

Records within 500m	0

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

This data is sourced from HS2 ltd.

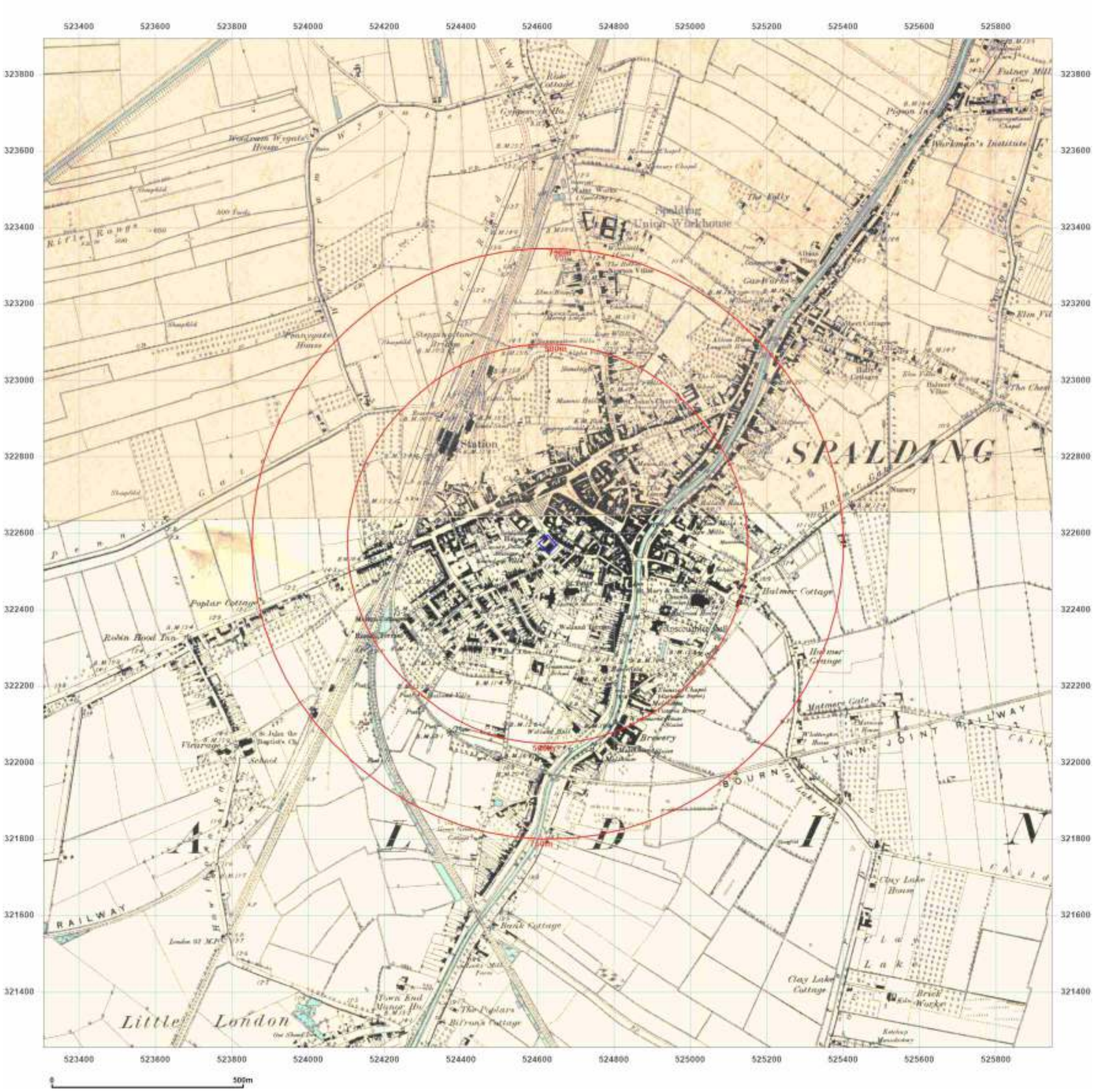
Data providers

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

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SMALL SCALE SURVEY PLANS



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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: County Series
Map date: **1887**
Scale: 1:10,560
Printed at: 1:10,560

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Surveyed 1887
Revised 1887
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1887
Revised 1887
Edition N/A
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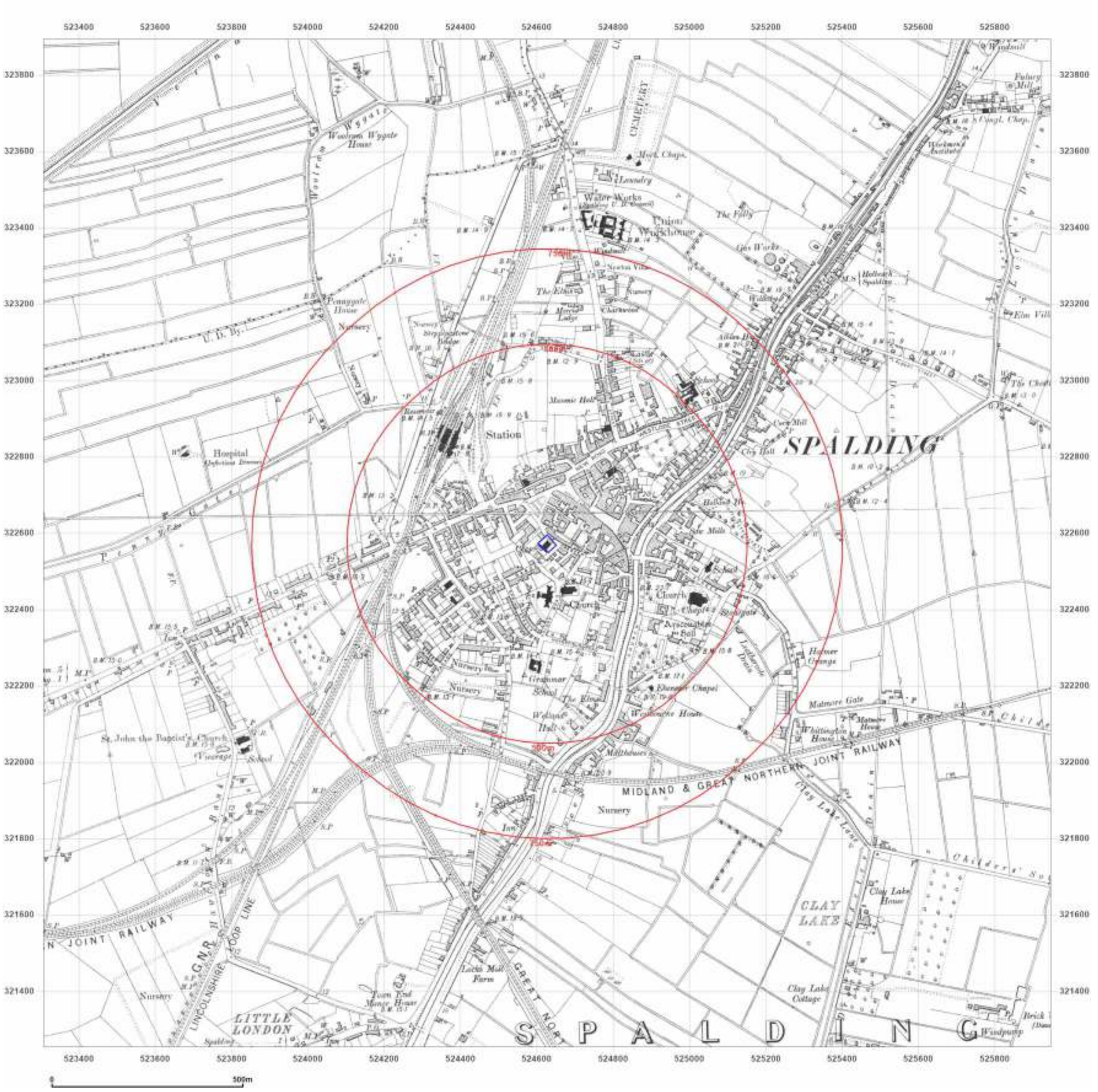
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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: County Series

Map date: **1903**

Scale: 1:10,560

Printed at: 1:10,560

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Surveyed 1887
Revised 1903
Edition N/A
Copyright N/A
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Revised 1903
Edition N/A
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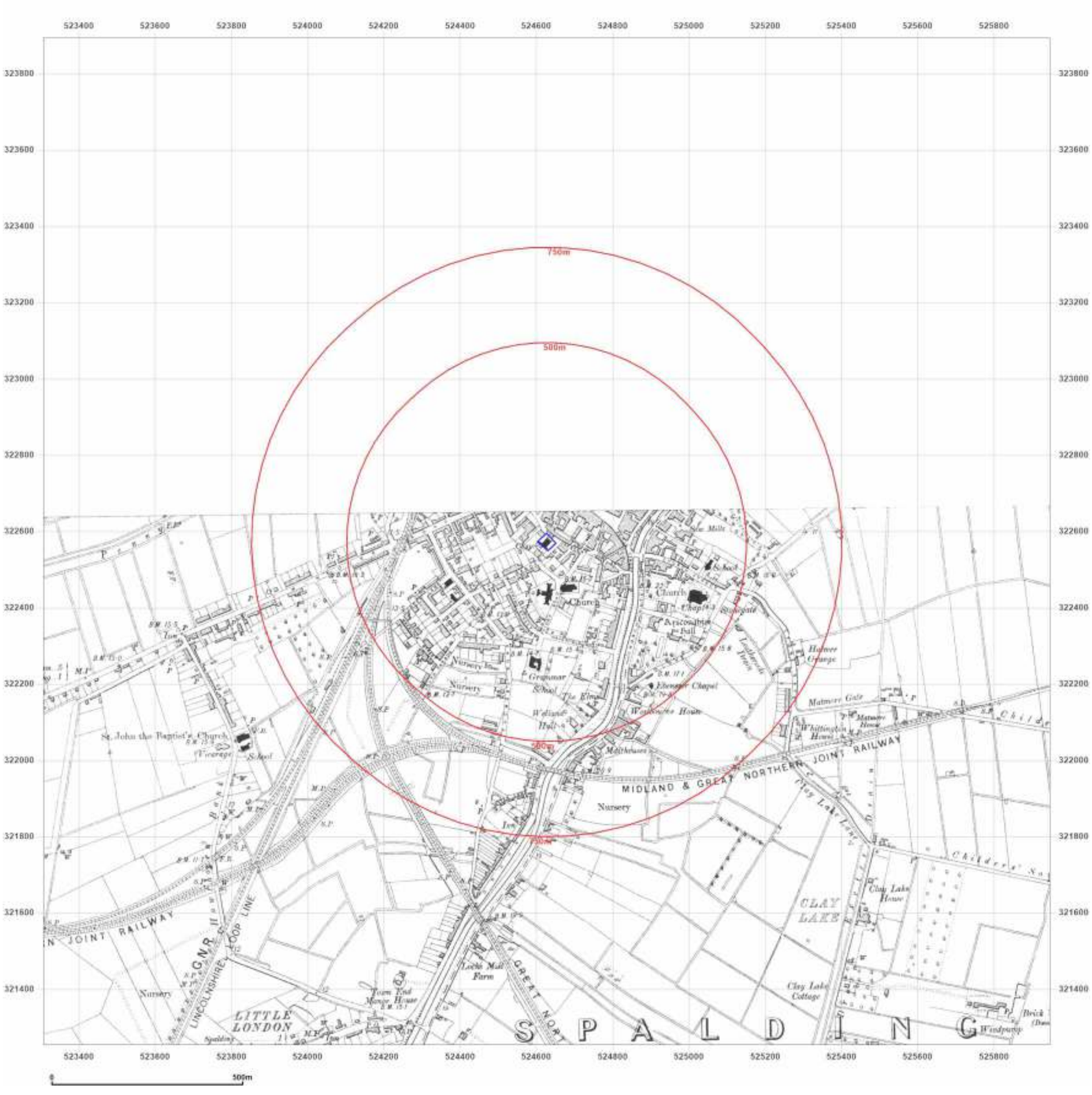
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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: County Series

Map date: **1903**

Scale: 1:10,560

Printed at: 1:10,560

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Surveyed 1886
Revised 1903
Edition N/A
Copyright N/A
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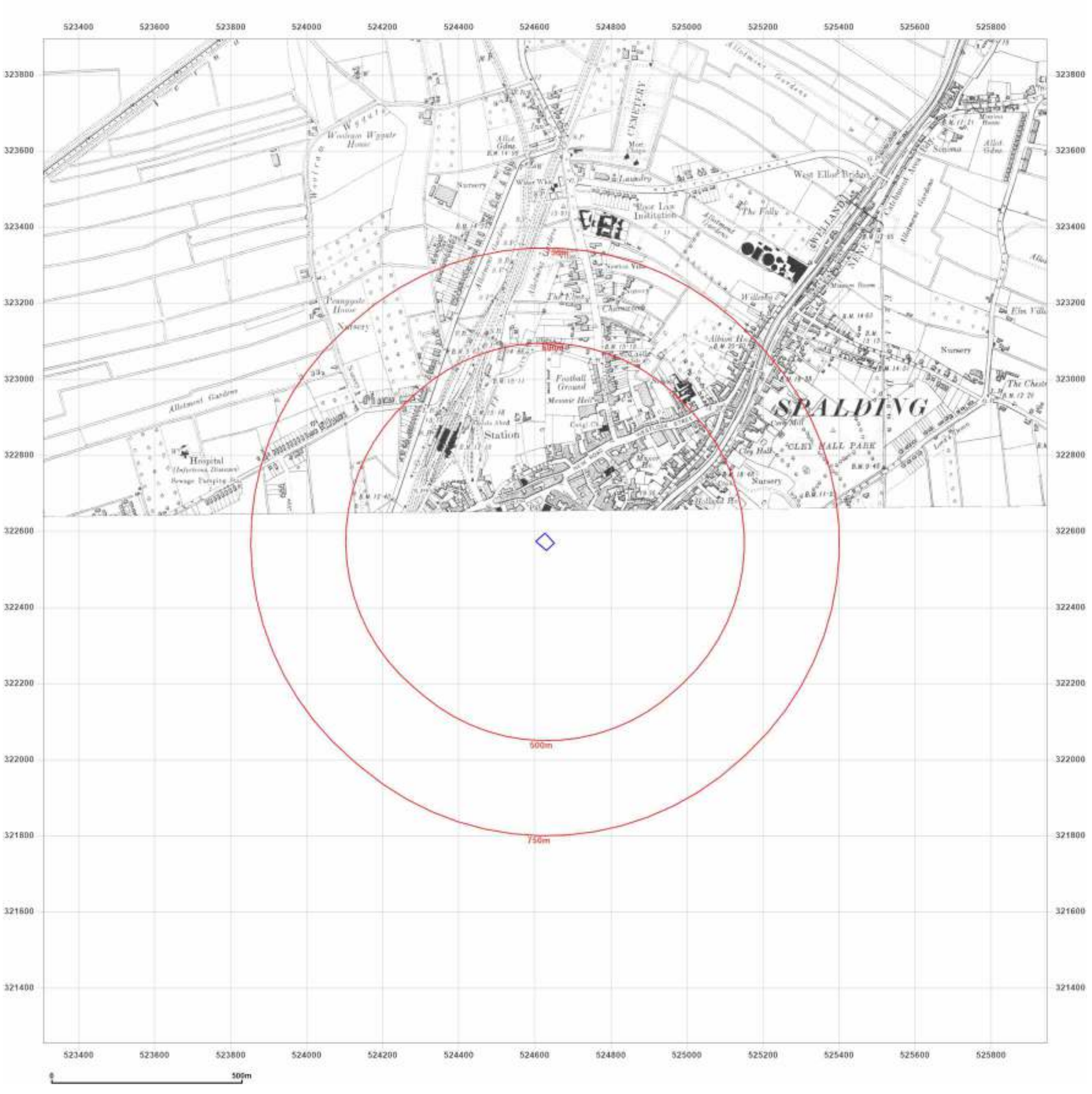
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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: County Series
Map date: **1929**
Scale: 1:10,560
Printed at: 1:10,560

N
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Surveyed 1886
Revised 1929
Edition N/A
Copyright N/A
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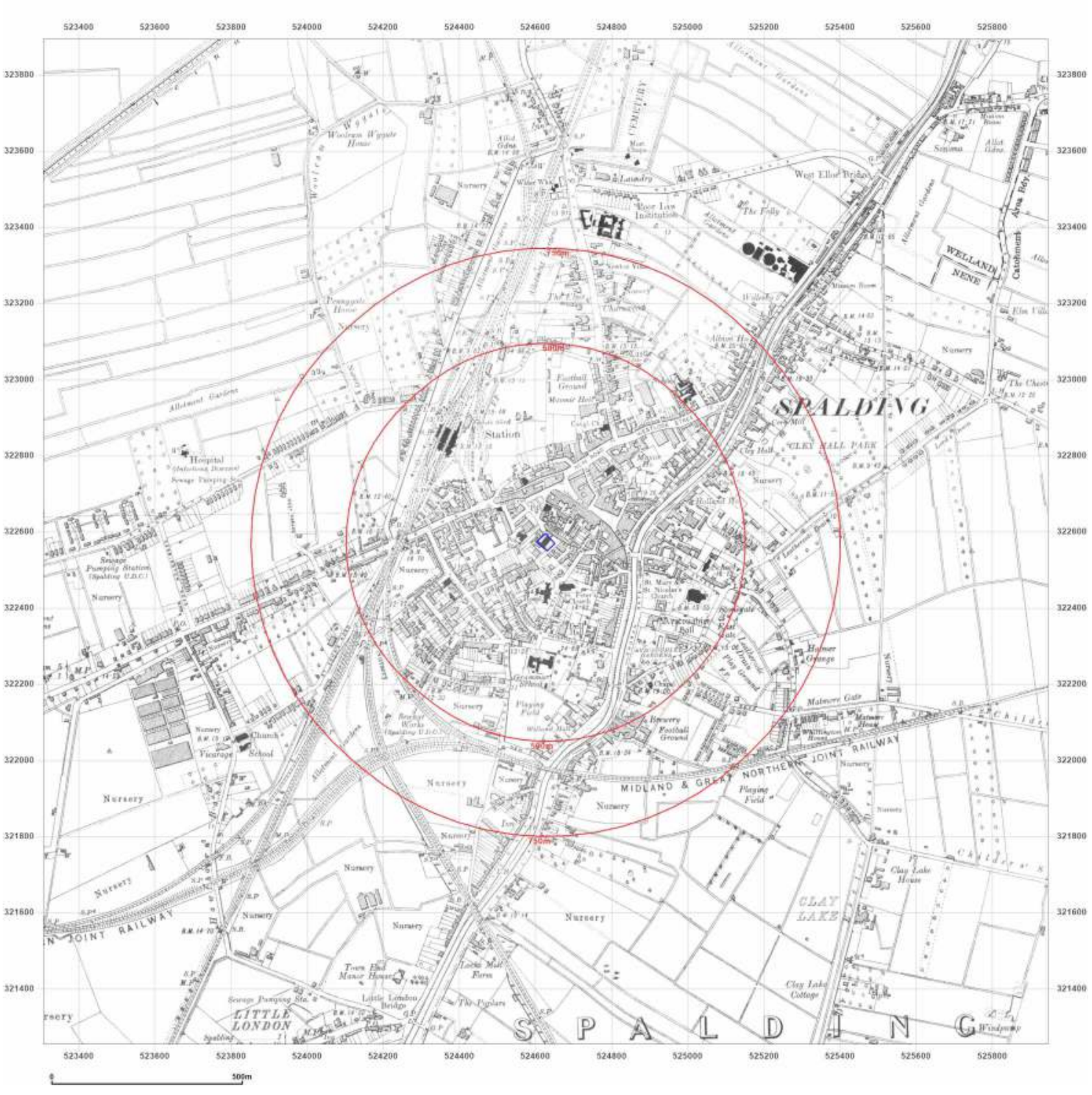
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Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: County Series

Map date: **1929-1932**

Scale: 1:10,560

Printed at: 1:10,560

N
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Surveyed 1886
Revised 1932
Edition 1932
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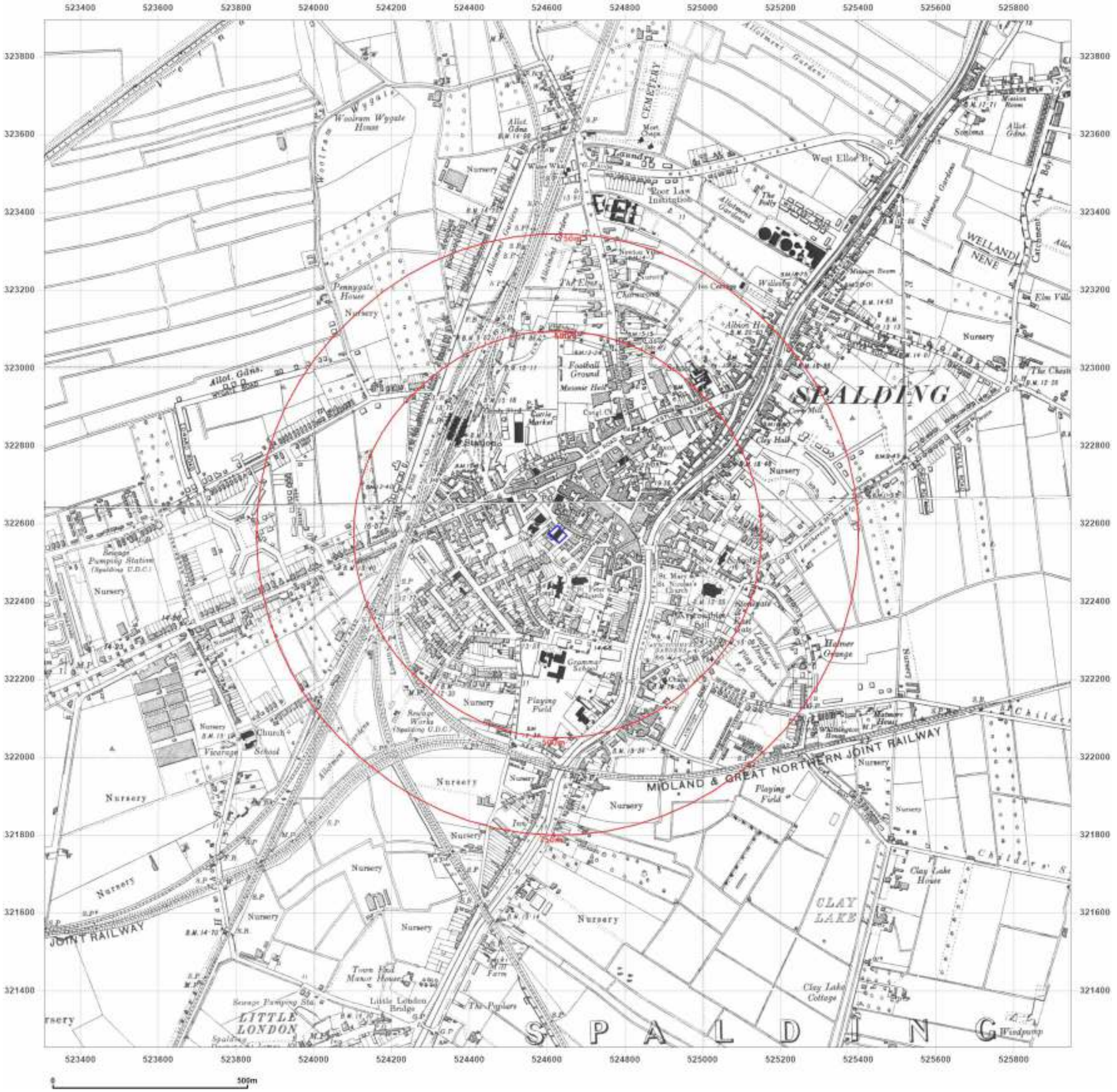
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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: County Series

Map date: **1938**

Scale: 1:10,560

Printed at: 1:10,560

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Revised 1938
Edition N/A
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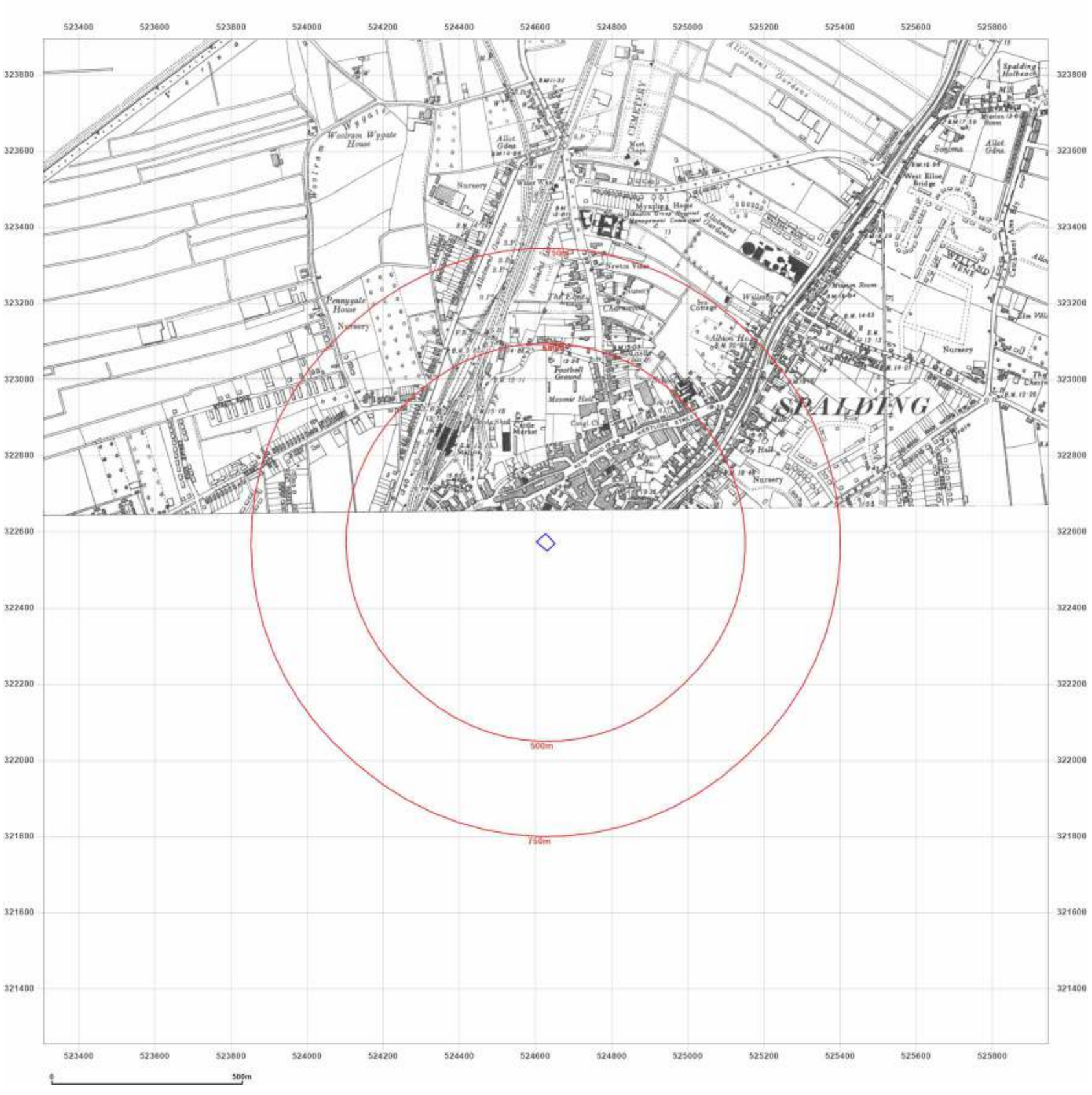
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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: County Series

Map date: **1950**

Scale: 1:10,560

Printed at: 1:10,560

N
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Surveyed 1886
Revised 1950
Edition N/A
Copyright N/A
Levelled N/A

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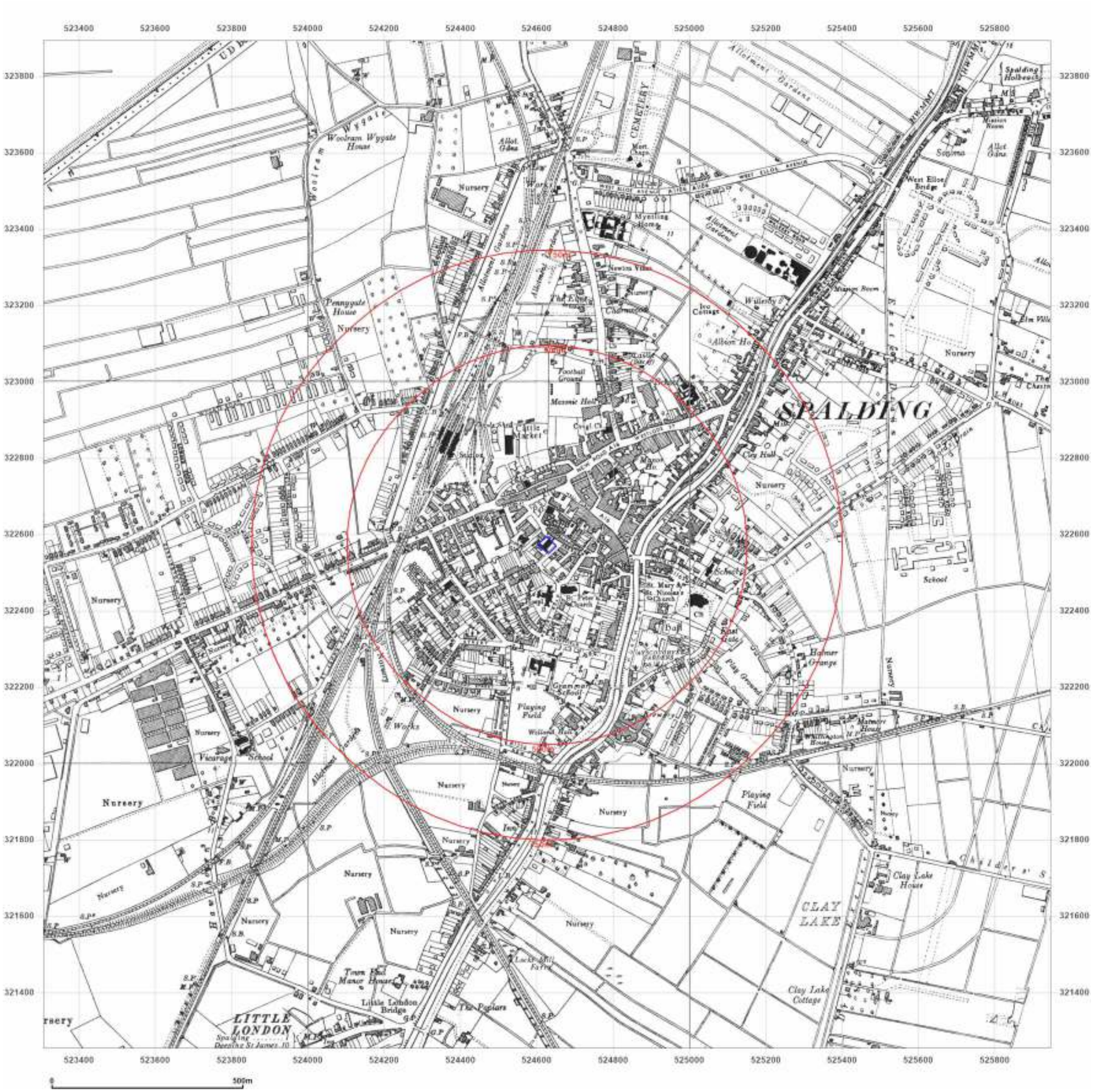
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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: Provisional
Map date: **1958-1959**
Scale: 1:10,560
Printed at: 1:10,560

N
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Surveyed N/A
Revised 1958
Edition N/A
Copyright 1959
Levelled N/A

Surveyed N/A
Revised 1958
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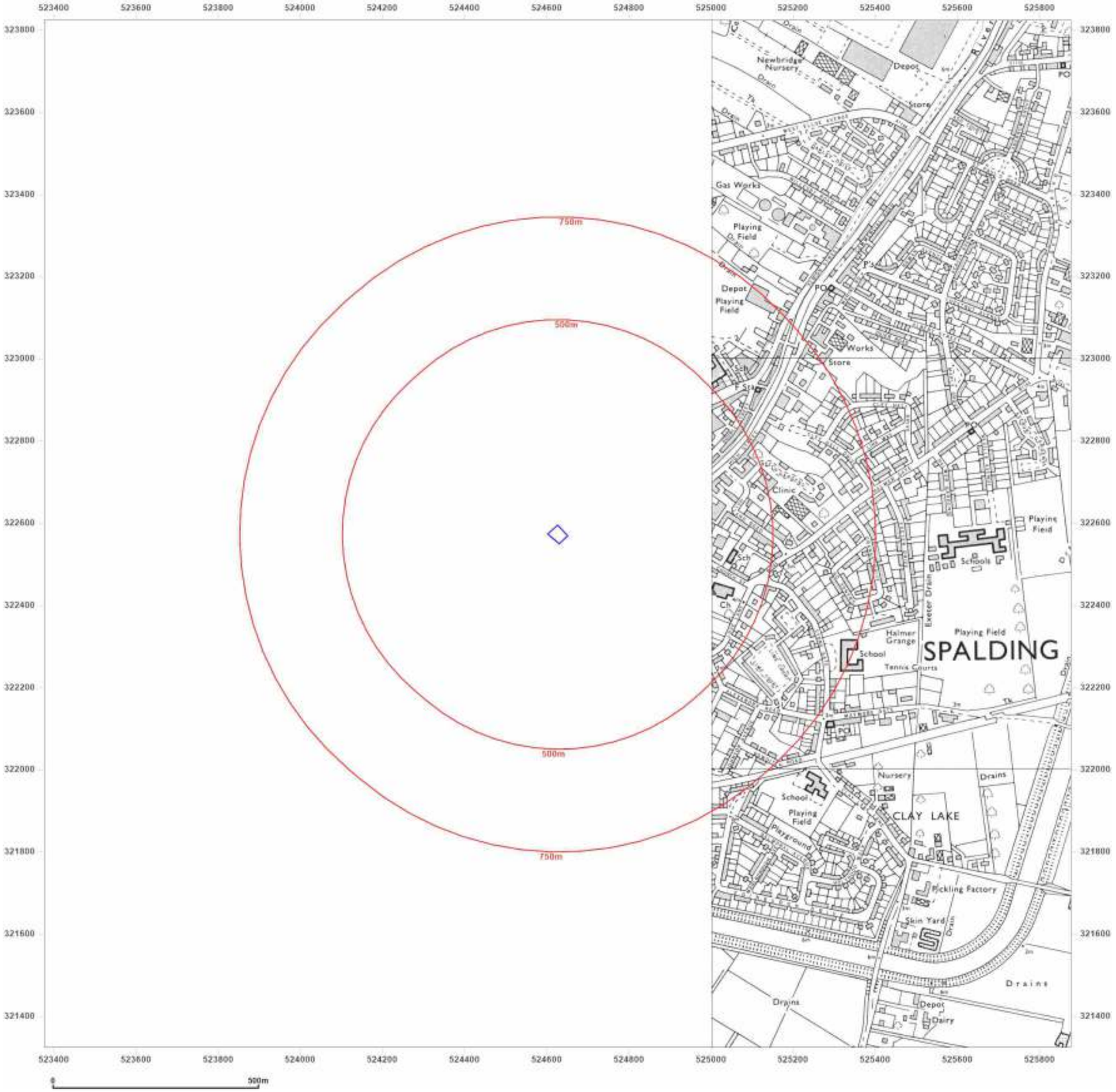
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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: National Grid

Map date: **1971**

Scale: 1:10,000

Printed at: 1:10,000

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Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: Provisional
Map date: **1968-1971**
Scale: 1:10,560
Printed at: 1:10,560

N
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Surveyed 1969
Revised 1971
Edition N/A
Copyright N/A
Levelled 1969

Surveyed N/A
Revised 1968
Edition 1968
Copyright 1958
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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: National Grid

Map date: **1982-1987**

Scale: 1:10,000

Printed at: 1:10,000

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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: National Grid

Map date: **1987-1992**

Scale: 1:10,000

Printed at: 1:10,000

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Surveyed 1989
Revised 1990
Edition N/A
Copyright 1992
Levelled N/A

Surveyed 1979
Revised 1987
Edition N/A
Copyright N/A
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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: National Grid

Map date: **2001**

Scale: 1:10,000

Printed at: 1:10,000

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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: National Grid

Map date: **2010**

Scale: 1:10,000

Printed at: 1:10,000

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2010

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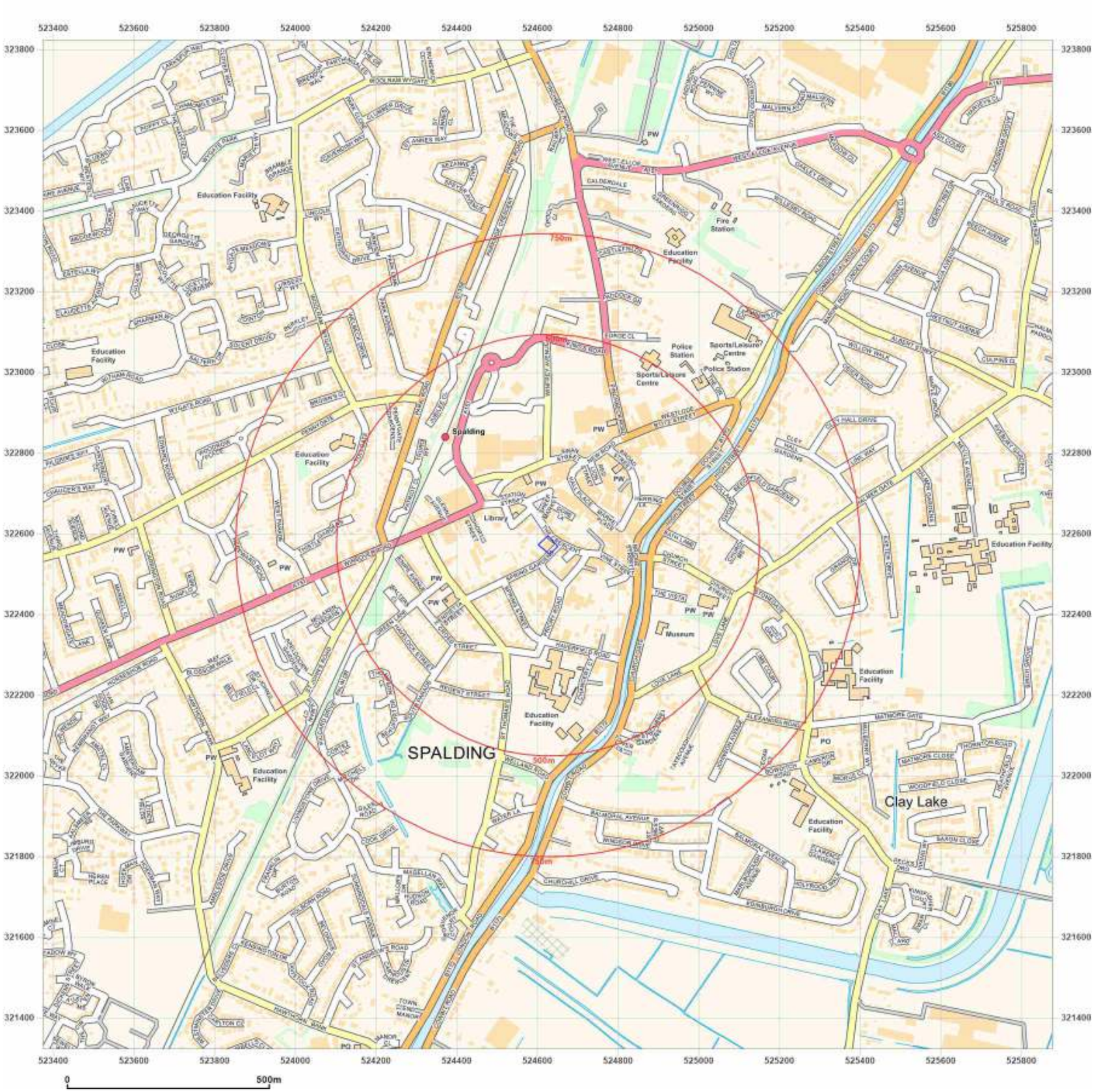
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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

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

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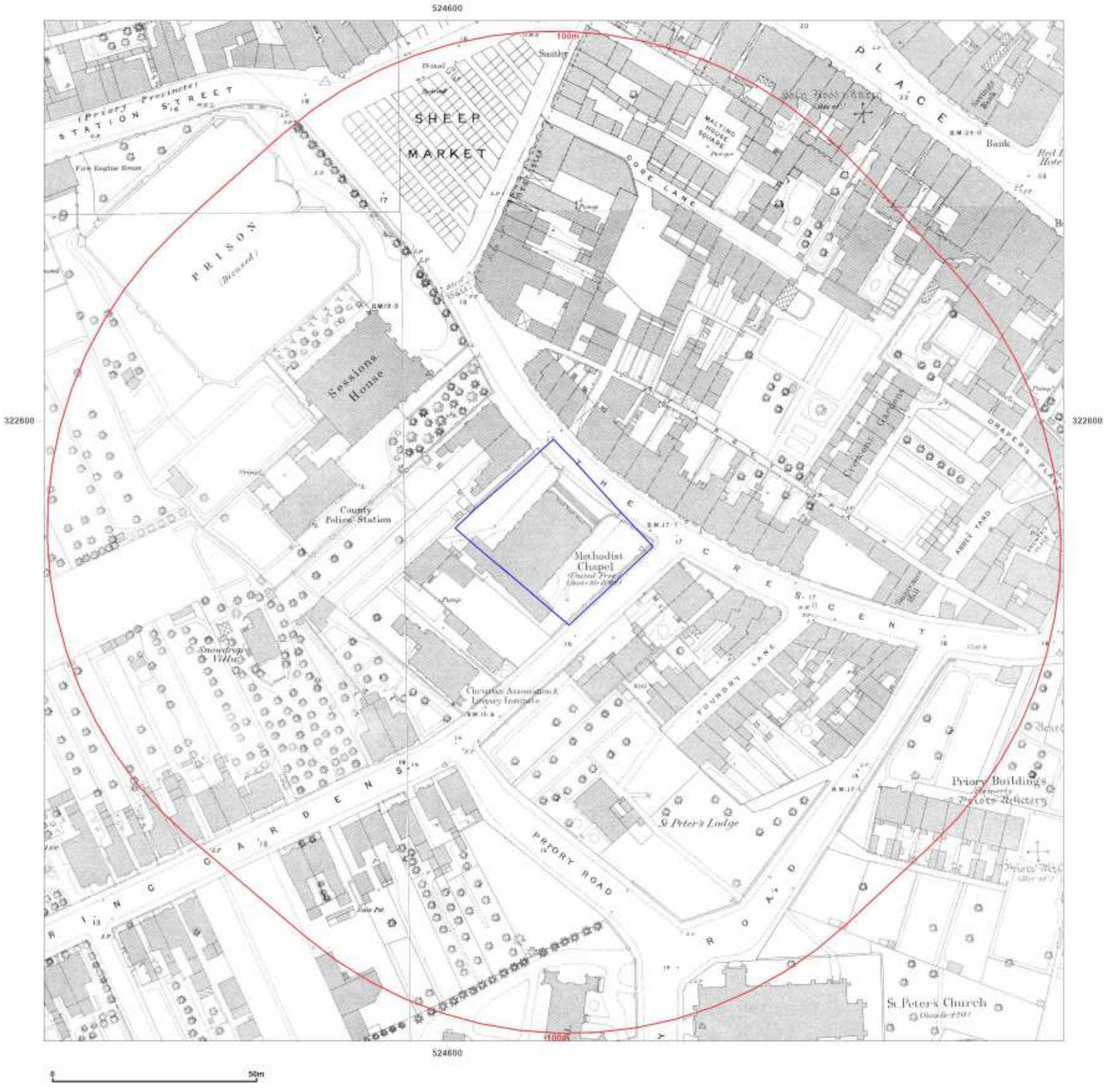
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LARGE SCALE SURVEY PLANS



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FOR A BETTER POINT OF VIEW

Site Details:

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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: County Series Town Plan

Map date: **1888**

Scale: 1:500

Printed at: 1:1,000

N
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Surveyed 1888
Revised N/A
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1888
Revised N/A
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1888
Revised N/A
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Edition N/A
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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: County Series

Map date: **1889**

Scale: 1:2,500

Printed at: 1:2,500

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Surveyed 1889
Revised 1889
Edition N/A
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Levelled N/A



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Revised N/A
Edition 1889
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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: County Series

Map date: **1904**

Scale: 1:2,500

Printed at: 1:2,500

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Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1904
Revised 1904
Edition N/A
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Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: County Series

Map date: **1931-1932**

Scale: 1:2,500

Printed at: 1:2,500

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Edition N/A
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Levelled N/A

Surveyed 1931
Revised 1931
Edition N/A
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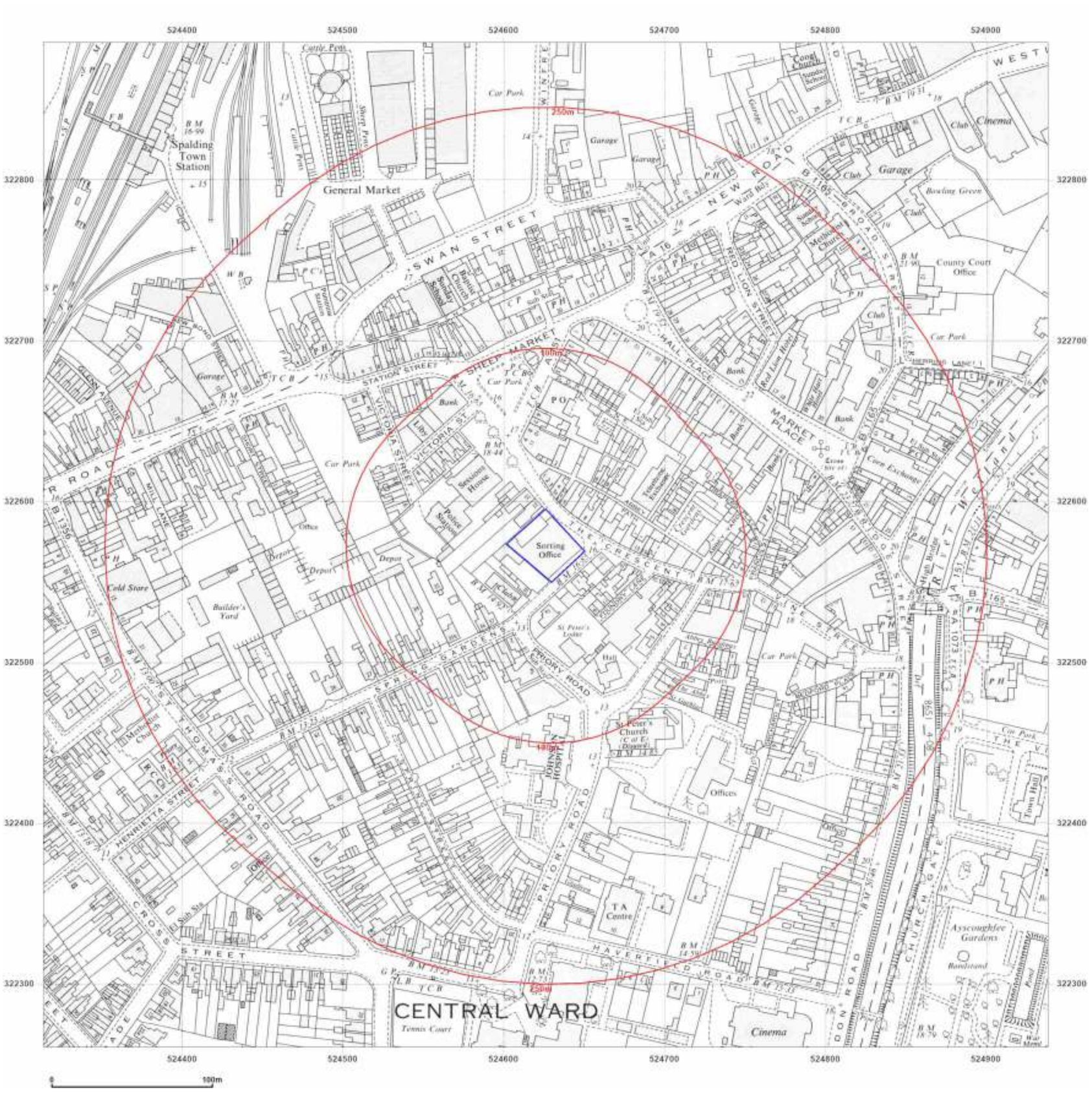
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Production date: 10 October 2022

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CENTRE MAPS LIVE.
FOR A BETTER POINT OF VIEW

Site Details:

Former Royal Mail Sorting Office, The Crescent, Spalding, PE11 1SL

Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: National Grid

Map date: **1968**

Scale: 1:2,500

Printed at: 1:2,500

N
W E
S

Surveyed 1967
Revised 1967
Edition N/A
Copyright 1968
Levelled 1965

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Site Details:

Former Royal Mail Sorting Office, The Crescent, Spalding, PE11 1SL

Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: National Grid

Map date: **1978**

Scale: 1:2,500

Printed at: 1:2,500

N
W E
S

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

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Site Details:

Former Royal Mail Sorting Office, The Crescent, Spalding, PE11 1SL

Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: National Grid

Map date: **1982**

Scale: 1:2,500

Printed at: 1:2,500

N
W E
S

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

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Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: National Grid
Map date: **1986**
Scale: 1:2,500
Printed at: 1:2,500

N
W E
S

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

Former Royal Mail Sorting Office, The Crescent, Spalding, PE11 1SL

Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: National Grid

Map date: **1992**

Scale: 1:2,500

Printed at: 1:2,500

N
W E
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Surveyed 1992
Revised 1992
Edition N/A
Copyright 1992
Levelled N/A

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Site Details:

Former Royal Mail Sorting Office, The Crescent, Spalding, PE11 1SL

Client Ref: CMAPS-CM-1065873-4199-101022
Report Ref: CMAPS-CM-1065873-4199-101022HIS
Grid Ref: 524626, 322573

Map Name: National Grid

Map date: **1995**

Scale: 1:2,500

Printed at: 1:2,500

N
W E
S

Surveyed N/A
Revised N/A
Edition N/A
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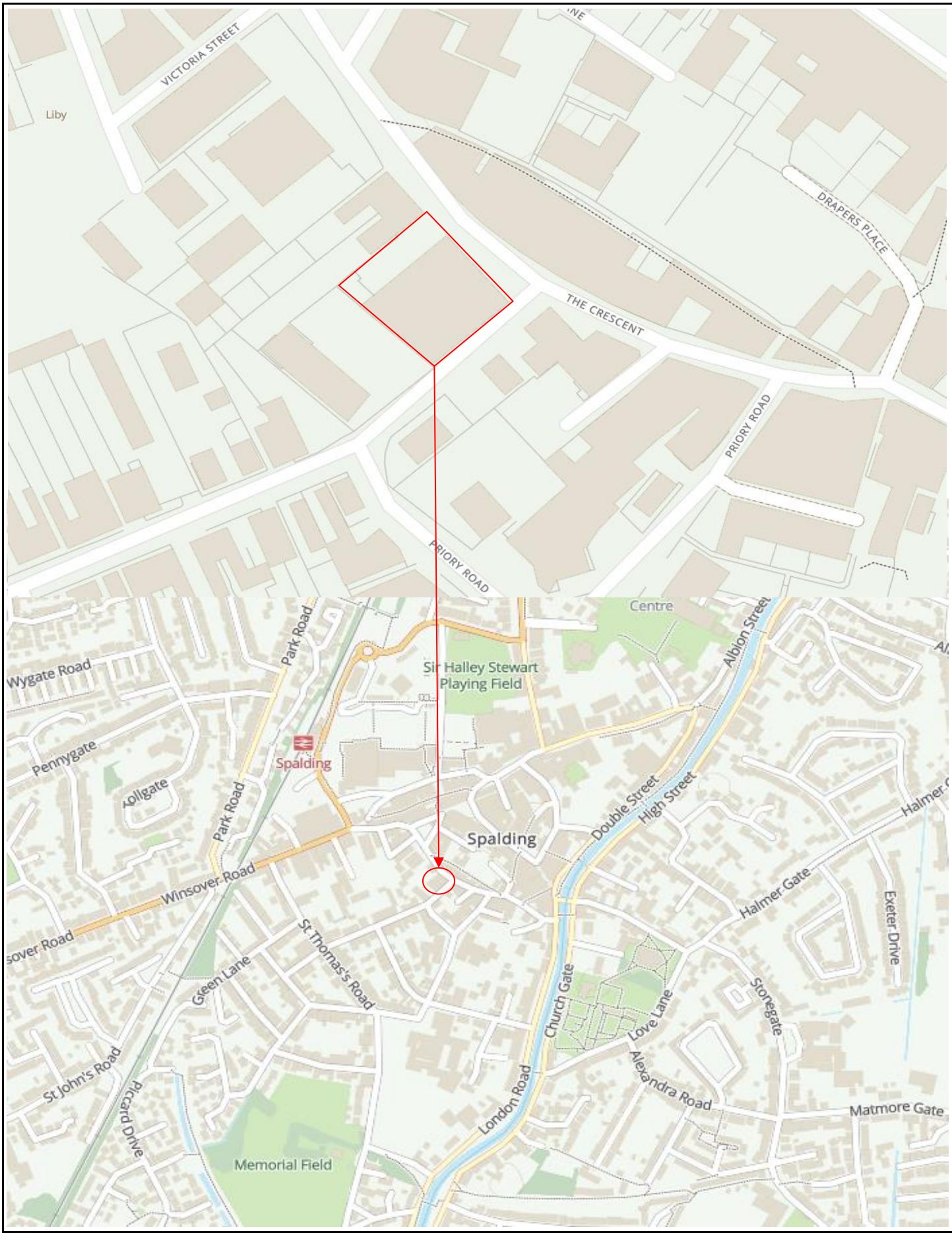
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524500
524600
524700
322700
322600
322500
Car Park
Car Park
Car Park
Victoria Mews
Victoria Street
Victoria Street
Queen Street
Kitchen Street
Market Place
Broad Street
Broad Street
Broad Street
Priory Road
Priory Gardens
Priory Road
Priory Road
Priory Road

FIGURES



SUB SURFACE

SITE INVESTIGATION SPECIALISTS, GEOTECHNICAL & ENVIRONMENTAL CONSULTANTS

3 Peel Street, Preston, Lancashire, PR2 2QS. Tel: (01772) 561135 Fax: (01772) 204907

Site Location Plan

Site:	Date Drawn:	Date Checked:	Orientation:	Job Number:
FMR ROYAL MAIL SORTING OFFICE, THE CRESCENT, SPALDING, PE11 1SL	17-Oct-22		N	M3654
Client:	**Drawn By:**	**Checked By:**	**Scale:**	**Figure Number:**
SG PROPERTIES (LEICS) LTD	JMH		_	1

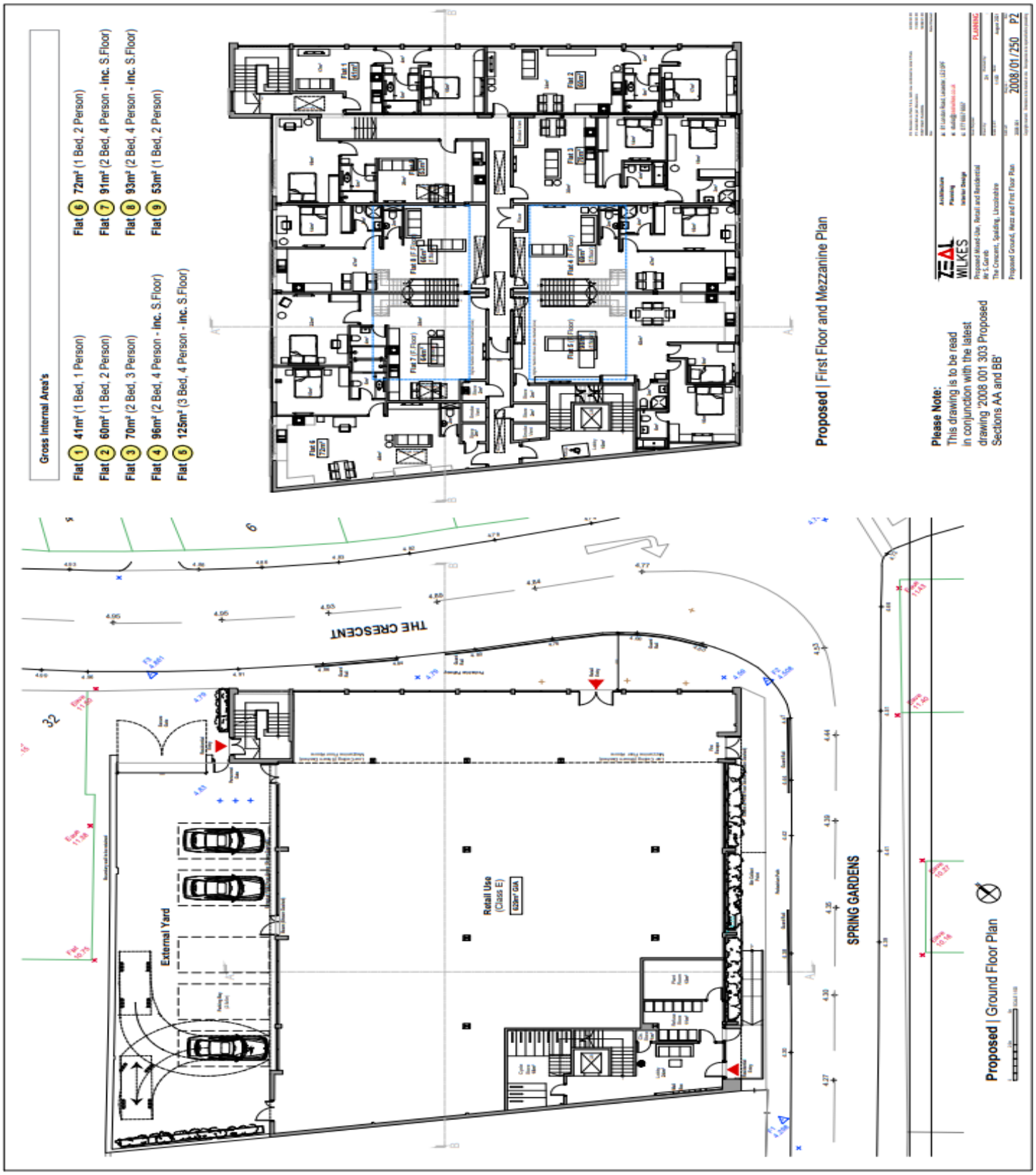


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3 Peel Street, Preston, Lancashire, PR2 2QS. Tel: (01772) 561135 Fax: (01772) 204907

Site Plan/ Walkover Photo Locations

Site:	Date Drawn:	Date Checked:	Orientation:	Job Number:
FMR ROYAL MAIL SORTING OFFICE, THE CRESCENT, SPALDING, PE11 1SL	17-Oct-22		N	M3654
Client:	**Drawn By:**	**Checked By:**	**Scale:**	**Figure Number:**
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3 Peel Street, Preston, Lancashire, PR2 2QS. Tel: (01772) 561135 Fax: (01772) 204907

Proposed Development

Site:	Date Drawn:	Date Checked:	Orientation:	Job Number:
FMR ROYAL MAIL SORTING OFFICE, THE CRESCENT, SPALDING, PE11 1SL	17-Oct-22			M3654
Client:	**Drawn By:**	**Checked By:**	**Scale:**	**Figure Number:**
SG PROPERTIES (LEICS) LTD	JMH		_	3