

Shaw Wood Business Park

Doncaster DN2 5TB

On behalf of
Hansteen Property Investments Limited

Ref: **218863**

Date: **June 2021**



Prepared by:

Lambert Smith Hampton
9 Bond Court
Leeds
LS1 2JZ

Purpose of Inspection	Vendor Survey
Tenure	Freehold
Building Type	Multi-let business space Detached
Size	1,245.55m ² (13,407ft ²)
Floor to Ceiling/Eaves	2.7m
Period of Construction	Late 1990's
EPC Rating	C & D



CONDITION SNAPSHOT

Immediate Action
 Short Term Action
 Medium/Long Term Action
 No action

ITEM	ELEMENT	PRIORITY	LIABILITY
4.1	Structure & Foundation		£0
4.2	Roofs & Rainwater Goods		£102,300
4.3	Perimeter Walls		£4,200
4.4	Doors & Windows		£3,960
4.5	Floors & Staircases		£0
4.6	Internal Areas		£0
4.7	Site Areas & Boundaries		£17,150
5.1	Mechanical Services		£0
5.2	Electrical Services		£0
7.0	Statutory Matters		£8,250
TOTAL LIABILITY			£135,860

MATTERS FOR YOUR SOLICITOR ARISING FOLLOWING OUR INSPECTION

- 8.1 Verify the title of the property and confirm that there are no restrictive covenants on the land register. In doing so your solicitor should verify the exact position of the boundary together with the access arrangements to the premises and establish any rights of way or other obligations associated with the neighbouring properties or land.
- 8.2 Provide a full report on the current occupational leases. In particular you should have regard to any limitations on the repair, decoration or reinstatement provisions where you might be liable for the cost of any short falls.
- 8.3 Confirm the terms and extent of any service charge provisions in the lease documentation and whether there are any caps or limitations. In doing so, they should also advise whether there are any service charge disputes.
- 8.4 Confirm whether there are any guarantees available for the previously applied roof coatings.
- 8.5 Ascertain who the shipping containers belong to and whether the necessary consents are in place to leave ten on site on a long term basis.

SUITABILITY FOR PURCHASE

Subject to your acceptance of the issues raised within our report, the anticipated future liability to you as freeholder and the outcome of your solicitors enquiries, we see no reason from a Chartered Building Surveyors perspective why you should not proceed with your proposed acquisition.

Inspection Date: 7 Jun 21

Report Issue Date: 14 Jun 21

Inspected By: Liam Keogh BSc (Hons) MRICS

Reviewed By: Jon Anderson BSc MRICS

Prepared by: Liam Keogh BSc (Hons) MRICS
Lambert Smith Hampton Building Consultancy Division
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Inspection Date: 7 June 2021

Report Issue Date: 18 June 2021

This document has been prepared and checked in accordance with the Lambert Smith Hampton Quality Assurance procedures and authorised for release.

Surveyor Signature:



Date: 21 June 2021

Authorising Director Signature:



Date: 21 June 2021

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1.0 Introduction

1.1 Basis of Inspection

1.1.1 Further to your instructions of 27 May 2021, to carry out a vendor building survey for investment purposes, we carried out an inspection of the subject premises on 7 June 2021. This report summarises our findings and recommendations to provide an overview of the building's physical condition and to highlight any apparent defects in its construction, together with repairs required, which may influence the proposed acquisition.

1.1.2 This report focuses upon any material issues which may impact upon the investment value. Accordingly, we do not report on general maintenance or day to day management issues. We have provided no comment on each of the tenant's current fit out.

1.1.3 At the time of our inspection the weather conditions were dry and sunny.

1.1.4 We have assumed that the elevation fronting the A18 faces due west, and all other references are given on this basis.

1.2 Limitations

1.2.1 We were unable to gain access to the following areas:

- Roof voids;
- Unit 4;
- Unit 7;
- Unit 11.

Notwithstanding, we do not consider there to be a need for further inspections.

1.2.2 Our report does not provide details on any legal issues that relate to the site.

1.2.3 Upon your instructions, we made have arrangements for Delta Simons to undertake a Phase 1 environmental assessment. Their summary report is appended at Appendix B.

1.2.4 No detailed structural survey has been commissioned, however, we have made comment on the structural elements based on our level of expertise.

1.2.5 No separate mechanical and electrical report has been provided. We have made comment on the mechanical and electrical installations based on our level of expertise.

1.2.6 The site was operational at the time of inspection and general tenant's chattels and general operations obscured some areas of the building and structure.

2.0 Property Description

- 2.1 The property is a single storey crescent terrace building of 11 business units. The property comprises a simple steel frame with a steel pitched roof with metal roof covering draining to an externally mounted powder coated metal box gutter and downpipe. Facades are formed from a buff brick with dark brick bands running centrally around the perimeter of the property. Each unit has both front and rear entrances and has a powder coated metal framed window to the front elevation with double glazed units and a personnel door of the same construction. To the rear of the premises each unit has a large steel double door with a 2.5m opening and a level concrete threshold to the rear yard area. Each unit has a small timber framed window to the rear of the premises.
- 2.2 Internally, each unit is of a relatively simple construction comprising of a base-build spec of a 600 x 600mm suspended ceiling grid and tile, emulsion decorated blockwork walls, perimeter skirting trunking and a mixture of floor finishes depending on the tenants use of the property. The additional internal finishes have then been added by the individual tenants to include a mixture of wall display boards, demountable partitioning, carpet and vinyl floor coverings, supplementary power and data. Each unit has different lighting configurations with the majority comprising of recessed LED light fittings, Unit 6 has CAT 2 light fittings and Unit 3 has surface fixed fluorescent tube lights. Each unit is heated by a gas fired boiler and perimeter radiators.
- 2.3 Externally, there are hardstanding's to the front and rear of the premises. The front of the premises has a block paved path running around the perimeter with various areas of planters. There is a perimeter tarmac access road and car parking marked out for 49 vehicles on either side of the road. Lighting is provided by a number of lamp standards situated around the car parking area. Within the courtyard / goods area to the rear there is perimeter parking for 25 vehicles along with an area that currently houses three container units. Surface water drainage to the site is provided by mains connected gullies.

3.0 Occupancy

- 3.1 We have not had sight of the lease documentation but have assumed for the purpose of this report that each property is let on internal repairing only terms to the individual tenants. Any internal issues raised below will therefore form part of the individual tenants repairing liabilities under the terms of their leases and the external repairs would fall to the landlord's responsibility. The external work should be recoverable via a service charge providing that normal service charge provisions apply. Your solicitors should verify our assumptions.
- 3.2 Where items are marked as Purchaser Liability, we recommend that your solicitors confirm the exact status of the Service Charge mechanism, the forward budget and the current monies held on account. It may be possible that monies can be offset from the Service Charge against the liabilities identified below.

4.0 Condition

The items below are marked as follows:

- requiring immediate action / requiring resolving as a condition of purchase.
- Short term action requiring resolution within 1-2 years
- Medium/Long term action, management / housekeeping issue or non critical issue.
- No actions required / no issues of concern.

We have also highlighted below, where we consider the liability/action to lie, in the following categories:

P = Purchaser T = Tenant V = Vendor S = Solicitor I = Information

4.1 Structure and Foundations

4.1.1 We have not been provided with any information relating to the nature of the below ground structure. Our survey did not highlight any areas of concern relating to movement or cracking in the structure or finishes that would suggest that there are defects relating to the substructure.

I

4.2 Roofs and Rainwater Goods

4.2.1 The metal roof covering has received a coating treatment. We have seen historical photographs showing delamination of the original coating on the roof and the surface treatment has presumably been applied to deal with that issue. We do not know what this coating is but it appears patchy and could have been there for many years. However, we did not see any evidence internally of the roof covering which would be a cause of concern. You may wish to recoat the roof covering in the medium to long term.

P

4.2.2 There is evidence of delamination to the bottom cut edges of the roof sheets where they meet the gutter channels. Consideration will need to be given to treating the cut edge in the medium to long term.

P

4.2.3 There is debris noted in the gutter channels and evidence of leaking around some of the joints and downpipes. We would recommend that the gutters are cleared of all debris and gutter channels treated to prevent all future leaking.

P

4.2.4 The external coating to the gutters was fair, however, we would suggest that the powder coated gutters and downpipes would need re-coating in years 5 to 10.

P

4.2.5 There are several areas of impact damage noted to the gutters.

I

4.2.6 There are several brackets which are damaged to downpipes across the rear of the premises. We would recommend that all damaged brackets are replaced.

P

4.2.7 The grey profiled metal soffits are dirty and stained and would benefit from cleaning.	P
4.3 Perimeter Walls	
4.3.1 The facades are generally in a satisfactory condition throughout, however, there are small areas where there have been leaks from overflows located both through the external façade and from tanks in the roof void. Prolonged leaking has led to moss and salt staining. We would recommend that the facades are cleaned to remove all moss and vegetation growth.	P
4.3.2 There are some holes noted to bricks and mortar work from previous fixings across all elevations. We would recommend that all raw plugs are removed, holes are filled and made good to prevent further damage to the brickwork.	P
4.3.3 There are some previous holes that have been crudely made good to the rear elevations. You may wish to consider removing the poorly completed repairs and replacing them with a more sympathetic repair.	P
4.4 Doors and Windows	
4.4.1 The powder coated metal doors and windows to the front elevations appear to be in a fair condition. There are two doors and window sets to Units 1 and 3 which have recently been replaced.	I
4.4.2 Evidence of attempted break-in noted to the window frame to the right-hand side of Unit 4. Some scuffing was also noted to the cills.	I
4.4.3 The majority of the goods doors at the rear of the property are in a relatively poor condition with heavily UV degraded coatings and some rust around the bottom of the doors. In addition, the ironmongery appears to be defective to the majority of the doors. The doors should be re-decorated and the ironmongery replaced.	P
4.4.4 The timber windows to the rear elevations are all in a relatively poor condition. The decorations are very dated and some of the timber work is rotten. We would recommend that these window frames are overhauled, any rotten or defective areas of timber replaced and the sealants renewed. The windows should be thoroughly prepared and re-decorated.	P
4.5 Floors and Staircases	
4.5.1 The floors are solid concrete with carpet tile, vinyl or ceramic tile covering to all of the units. We did not see any evidence of unevenness, deflection, or undulation to suggest failure of the underlying screed or floor structure.	I
4.6 Internal Areas	
4.6.1 The condition of the internal demised areas varied between each unit, however, generally the current tenants are maintaining the properties well and we noted no significant areas of concern. Most tenants had completed their own bespoke fit out and refurbishment to suit their business requirements.	I

4.7 Site Boundaries and External Areas

<p>4.7.1 The access road and car parking to the front elevations was generally in a fair condition, however, the white lining was faded and would benefit from renewal.</p>	<p>P</p>
<p>4.7.2 Decorations to the lamp standards around the front elevations although recently completed was relatively poor. There was very little preparation undertaken before the coatings had been applied and this showed with the quality of finish.</p>	<p>I</p>
<p>4.7.3 The perimeter block paving is soiled and would benefit from thoroughly cleaning with moss and vegetation removing and all the joints re-sanding.</p>	<p>P</p>
<p>4.7.4 The perimeter block paving in front of several of the car parking spaces has slightly slumped and you may wish to consider minor repairs to relevel the block paved areas.</p>	<p>P</p>
<p>4.7.5 The tarmacadam surfaces to the rear courtyard area are in a fair condition, however, there is evidence of previous excavations and repairs following the route of the underground soil pipework. Joints between the two areas are allowing vegetation growth and the tarmacadam surface is lower in the repaired area. We would recommend that repairs are undertaken to level up the tarmacadam surfaces.</p>	<p>P</p>
<p>4.7.6 There are several broken concrete covers to the surface water drainage channel which runs centrally across the car park. The broken covers should be renewed.</p>	<p>P</p>
<p>4.7.7 The car park white lining is poor to the rear courtyard and should be renewed.</p>	<p>P</p>
<p>4.7.8 There is some litter debris located around the perimeter of the courtyard area. We would suggest that all the courtyard areas are thoroughly cleaned.</p>	<p>P</p>
<p>4.7.9 We noted three container units located within the car parking area and rear courtyard. We do not know who these container units belong to or whether appropriate consents are in place. To locate a container unit on a more permanent basis planning permission should be obtained.</p>	<p>I</p>

5.0 Mechanical and Electrical Services

In accordance with your instructions, we have not instructed a specialist M&E consultant to review the service installations. We have provided commentary below on the physical appearance of the service installations, but confirm our advice is limited to that of a Chartered Building Surveyors perspective.

5.1 Mechanical Services

- 5.1.1 Heating is provided by a gas fired central heating boiler located within each individual unit. The boilers are of varying ages, however, all were fully operational at the time of our inspection. We were unable to obtain current test certificates from the individual tenants, but it was evident that some boilers had been recently tested and others have not. It will be each tenant's obligation under the terms of their individual lease to ensure gas fired installation receive the requisite testing.

T

5.2 Electrical Services

- 5.2.1 Each unit contained their own electrical distribution board. Most distribution boards were not correctly labelled and had circuit charts missing. Some had labels confirming testing was in date whilst others had out of date tests. It is the tenant's responsibility to ensure fixed wiring is tested in each unit and we would suggest that the tenants are reminded of this obligation and electrical test certificates requested.

T

6.0 Building Management

- 6.1 Externally the building appears to be well managed and has undergone refurbishment when required to the common parts. We expect that the cost of the external the works highlighted can be put through the service charge.

I

7.0 Statutory Matters

- 7.1 During the course of our survey we have had regard to:-
- Regulatory Reform (Fire Safety) Order 2005
 - Workplace (Health, Safety & Welfare) Regulations 1992
 - Currently cited Building Regulations
 - Control of Asbestos Regulations 2012
 - Equality Act 2010

Commentary on the specific considerations we have had in relation to the above during the course of our survey is provided at Appendix A.

I

8.0 Matters for Your Solicitor

- 8.1 Your solicitors should verify the title of the property and confirm that there are no restrictive covenants on the land register. In doing so your solicitor should verify the exact position of the boundary together with the access arrangements to the premises and establish any rights of way or other obligations associated with the neighbouring properties or land.

- 8.2 Your solicitors should provide a full report on the current occupational leases. In particular you should have regard to any limitations on the repair, decoration or reinstatement provisions where you might be liable for the cost of any short falls.
- 8.3 Your solicitors should confirm the terms and extent of any service charge provisions in the lease documentation and whether there are any caps or limitations. In doing so, they should also advise whether there are any service charge disputes.
- 8.4 Your solicitors should confirm whether there are any guarantees available for the previously applied roof coatings.
- 8.5 Your solicitor should ascertain who the shipping containers belong to and whether the necessary consents are in place to leave ten on site on a long term basis.

9.0 Dilapidations Matters

- 9.1 We have not undertaken a dilapidations liability assessment of the premises, however we have assumed that the tenants will take responsibility for some of the internal repairs, under the terms of their occupational leases.
- 9.2 We have separated out within the budget costs at section 11.0 below, the cost of repair for which the tenant would be responsible for.
- 9.3 We have not assessed matters of reinstatement or routine redecoration which is typically expressed a requirement in most commercial leases.

10.0 Budget Cost of Repairs Identified

A breakdown of estimated budget cost liabilities, and the limitations to which they are subject, is provided in Appendix D. The costs are based on a forecast 10 year cycle. The summary budget costs are set out below:

	Purchaser	Tenant
Immediate	£4,550	£8,250
Short Term (Year 2-5)	£30,510	£0
Medium Long Term (Year 6-10)	£92,550	£0
Total	£127,610	£8,250

The figures reflect the repair/replacement of building fabric and services on a like-for-like basis only. The figures do not include for the aesthetic refurbishment of any occupied or vacant floorplates. The figures do also not consider the recovery of costs via service charge, with further consideration of the service charge arrangements required to establish any ability for full or partial recovery. Moreover, these figures do not represent a dilapidations assessment of the tenant's obligations. The costs are exclusive of VAT, consultancy and statutory fees and inflation.

11.0 Summary and Recommendations

- 11.1 It is understood that the freehold interest is to be acquired for investment purposes.
- 11.2 The majority of issues highlighted relate to general repair and maintenance of the external elevations and grounds. We recommend that you prepare a detailed planned maintenance schedule for the 5 year period from purchase to allow for accurate calculation and budgeting of the service charge. It is likely that much of the cost of the external repairs can be recovered via the service charge however your solicitor should confirm this.
- 11.3 Subject to your acceptance of the issues raised within our report, the anticipated future liability to you as freeholder and the outcome of your solicitors enquiries, we see no reason from a Chartered Building Surveyors perspective why you should not proceed with your proposed acquisition.
- 11.4 We trust that this report is satisfactory for your present requirements and if you wish to discuss this matter please contact:

Liam Keogh BSc (Hons) MRICS

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9 Bond Court
Leeds
LS1 2JZ

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Mob: 07841 684 900

LAMBERT SMITH HAMPTON

APPENDIX A

STATUTORY CONSIDERATIONS

Regulatory Reform (Fire Safety) Order 2005

Under the terms of the Regulatory Reform (Fire Safety) Order 2005 a Responsible Person is required to assess the fire risk and to take reasonable precautions. Typically this encompasses the preparation of a Fire Risk Assessment and the implementation of the recommendations contained therein.

Further guidance can be found at www.communities.gov.uk/fire/firesafety/firesafetylaw

Control of Asbestos Regulations 2012

Under the terms of these Regulations a Dutyholder is required to manage asbestos in non- domestic premises. Typically, this encompasses a positive obligation to assess the likelihood of asbestos containing materials (ACMs) being present at the premises. This can be achieved either by reference to bone fide statements confirming that ACMs were not incorporated into the construction of the building, or by commissioning an asbestos survey. The results of that survey would then be interpreted, acted upon and recorded in an Asbestos Management Plan.

Further guidance can be found at <http://www.hse.gov.uk/pubns/indg223.pdf>

Workplace (Health, Safety and Welfare) Regulations 1992

A variety of statutory instruments and supporting legislation govern the health and safety of people in the context of the built environment.

Further guidance can be found at <http://www.hse.gov.uk/pubns/indg244.pdf>

Energy Act 2011

By 1 April 2018 at the latest, it will be unlawful to let a property with an EPC rating of F or G. EPC's last for a period of 10 years before re-assessment is required. The government are continually tightening the bandings for EPC's, therefore it is entirely possible that a property with an EPC rating of B in 2010 if assessed today could have a reduced rating.

Further guidance can be found at

http://www.decc.gov.uk/en/content/cms/legislation/energy_act2011/energy_act2011.aspx

Equality Act 2010

Under the terms of the Equality Act 2010, employers or service providers are required to take reasonable steps to avoid discrimination. Typically this encompasses the preparation of an Access Audit specific to the requirements and nature of the service provider and/or employer, and the implementation of the recommendations.

Further guidance can be found on the Equality and Human Rights Commission website at <http://www.equalityhumanrights.com/advice-and-guidance/new-equality-act-guidance/equality-act-guidance-downloads/>

Construction (Design and Management) Regulations 2015 (CDM)

Under the terms of the CDM Regulations” certain construction operations attract the requirement for the preparation of a Health and Safety File. Amongst other things this document records details of the works completed in order to assist safe and appropriate repair in the future. The Client (as defined by the CDM Regulations) is required to retain the Health and Safety File and to allow appropriate access to it.

Further details can be found at www.hse.gov.uk/construction/cdm/responsibilities.html

APPENDIX B

PHASE 1 ENVIRONMENTAL REPORT



Phase I Environmental Assessment

Shaw Wood Business Park, Doncaster, DN2 5TB

Presented to **Mileway**

Issued: June 2021

Delta-Simons Project No. 21-1298.01



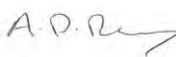


Delta-Simons Environmental Consultants Limited
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Report Details

Client	Mileway
Report Title	Phase I Environmental Assessment
Site Address	Shaw Wood Business Park, Doncaster, DN2 5TB
Project No.	21-1298.01
Delta-Simons Contact	Alan Crossfield (alan.crossfield@deltasimons.com)

Quality Assurance

Issue No.	Status	Issue Date	Comments	Author	Technical Review	Authorised
01	Final	18/06/2021	-			
				Aaron Drury Consultant	Alan Crossfield Divisional Director	Alan Crossfield Divisional Director

About us

Delta-Simons is a trusted, multidisciplinary environmental consultancy, focused on delivering the best possible project outcomes for customers.

Specialising in Environment, Health & Safety and Sustainability, Delta-Simons provide support and advice within the property development, asset management, corporate and industrial markets. Operating from across the UK we employ over 120 environmental professionals, bringing experience from across the private consultancy and public sector markets.

Delta-Simons is proud to be a founder member of the Inogen Environmental Alliance, enabling us to efficiently deliver customer projects worldwide by calling upon over 5000 resources in our global network of consultants, each committed to providing superior EH&S and sustainability consulting expertise to our customers. Inogen Environmental Alliance offers its clients more consultants, with more services in more countries than the traditional multinational consultancy.



Delta-Simons is a **'Beyond Net-Zero'** company. We have set a Science-Based Target to reduce our Scope 1 and Scope 2 carbon emissions in line with the Paris Agreement and are committed to reducing Scope 3 emissions from our supply chain. Every year we offset our residual emissions by 150% through verified carbon removal projects linked to the UN Sustainable Development Goals.

Therefore, our consultancy services to you are carbon positive.

If you would like support in calculating your carbon footprint and playing your part in tackling the global climate crisis, please get in touch with your Delta-Simons contact above who will be happy to help.

Executive Summary

<p>Site Use & Surrounding Area</p>	<p>The Site is presented as well-established modern single storey office accommodation, comprising a number of units set in landscaped grounds with on-site parking. The units currently support a number of businesses (commercial and light industrial).</p> <p>External areas of the Site have been laid to hardstanding for access, parking and storage, with limited areas of soft landscaping cover.</p> <p>The Site is accessible from Shaw Wood Way and is located within a mixed commercial / light industrial / residential area of Doncaster, approximately 3 km to the north-east of Doncaster town centre.</p>
<p>Environmental Setting</p>	<p>The environmental sensitivity of the Site setting is considered to be <i>moderate</i> given the majority of the Site is directly underlain by a Principal Aquifer (the location of the Site is also within Zone 3 of a designated groundwater Source Protection Zone), the absence of any sensitive water abstractions or ecological receptors within the immediate vicinity, and the mixed use of the surrounding area, which includes residential properties.</p>
<p>Contamination Potential</p>	<p>No significant environmental issues were observed during a recent building survey that was carried out by Building Surveyors.</p> <p>Historically, the Site comprised undeveloped land since at least 1854. The Site was utilised as a playing field in the 1960's; no further significant changes are evident on-Site until the construction of the current office accommodation sometime during the 1990s.</p> <p>Potential sources of contamination have been identified in the surrounding area including: a former quarry which was utilised as a historical landfill site; some light industrial / industrial buildings; and a former brick and tile works.</p> <p>Whilst a historical landfill site has been identified 30 m to the north-west of the Site which is considered to represent a potential source of ground gas, the area has since been developed with residential properties (during the 1980s) and it considered likely that any ground gas issues would have been addressed as part of the development, or subsequently realised in the c. 35 years following original development. In view of the absence of any other significant sources of ground gas, the overall risk is considered to be low.</p>
<p>Contaminant Linkage Assessment & Land Contamination Conclusions</p>	<p>Delta-Simons has completed a land contamination risk assessment based upon available information. Significant potential sources of contamination relating to the current land use were not reported during a recent building survey which was commissioned by the Client, however, soil and groundwater contamination may be present associated with the historical use of the Site and the surrounding area (most notably a historical landfill site).</p> <p>The buildings and hardstanding across the operational areas of the Site should reduce the potential for the infiltration of rainfall and migration of contamination, as well as reducing the potential for Site user exposure to any subsurface contamination. Whilst the presence of localised contamination cannot be completely ruled out, it is considered that the risk of significant possible contaminant linkages to exist in the context of the Site remaining in its current use is low.</p> <p>Delta-Simons considers that intrusive investigation of the Site in its current state is not required prior to acquisition.</p>
<p>Key Land Contamination Recommendations</p>	<p>No further works are considered to be required for land contamination purposes in the context of an ongoing use.</p>

Overall Land Contamination Statement of Risk	On the basis of available information, Delta-Simons considers that with regard to potential land contamination issues and associated environmental liabilities, in its current use, the Site represents an overall investment opportunity with a Low risk.
Flood Risk Advisory	The Site is located within Flood Zone 1 (Low Probability) and based on the information reviewed, the Site is not considered to be of an elevated risk of flooding.
Asbestos Advisory	Given the current development was constructed prior to the Asbestos (Prohibitions) (Amendment) Regulations 1999, the potential for asbestos containing materials (ACMs) to exist within the fabric of the building cannot be discounted
This is intended as a summary only. Further detail and limitations of the assessment is provided within the main body of the Report.	

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1.0 Introduction

1.1 Appointment

Delta-Simons Environmental Consultants Limited (“Delta-Simons”) was instructed by Mileway (the “Client”) to carry out a Phase I Environmental Assessment of Units 1A-K within Shaw Wood Business Park, Doncaster, DN2 5TB (the “Site”).

1.2 Context & Purpose

The aim of this assessment is to consider the potential for land contamination related liabilities to be present prior to the potential divestment of the Site and in the context of the Site remaining in its current use. The benefit at the time of the Report to the Client will be passed on to the purchaser, as confirmed by the Client, at the appropriate time and subject to agreement of the terms with Delta-Simons.

1.3 Scope of Works

The scope of works undertaken for this assessment was:

- ▲ Review of the environmental setting of the Site, including the current use/ status of the Site and surrounding area, and review of the geology, hydrogeology and hydrology;
- ▲ Review of the historical activities of the Site and surrounding area;
- ▲ Review of regulatory database information relating to the Site;
- ▲ Review of the online planning records for the Site;
- ▲ Consult and review information from the Local Authority in relation to Part 2A of the Environmental Protection Act;
- ▲ Review of relevant third party reports relating to the Site or surrounding area;
- ▲ Develop an outline Conceptual Site Model and a qualitative assessment of the potential for land contamination related liabilities to be present; and
- ▲ Complete a review of the flood risk associated with the Site to provide a flood risk commentary.

The scope of works did not include a Site reconnaissance, however, it should be noted that liaison with the Client’s building surveyor has been undertaken which includes being provided with a full deck of site photographs.

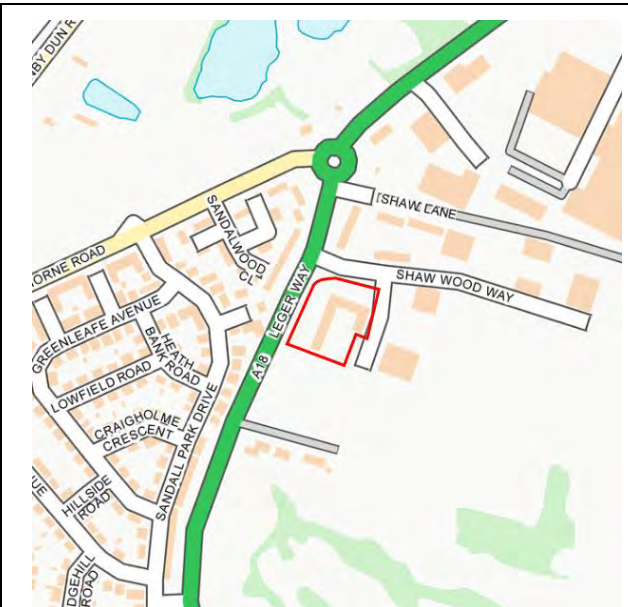

A list of the data sources consulted is provided in Appendix A.

1.4 Limitations

The standard limitations associated with this assessment are presented in Appendix B.

2.0 Site Context & Data Review

2.1 Site Information

 <p>Contains OS data ©, Crown Copyright and Database Right (2021) Contains Data from, © 2021 Landmark Information Group Ltd</p>		 <p>Contains Data from, © 2021 Getmapping Plc Contains Data from, © 2021 Landmark Information Group Ltd</p>	
Site Location		Site Layout	
Co-ordinates	Centred approximately at National Grid Reference 460570, 405430.	Elevation	Approximately 15 to 17 m ASL
		Area	0.63 Ha
Site Location	The Site is accessible from Shaw Wood Way and is located within a mixed commercial / light industrial / residential area of Doncaster, approximately 3 km to the north-east of Doncaster town centre.		
Current Site Use	<p>The Site is presented as well-established modern single storey office accommodation, comprising a number of units set in landscaped grounds with on-site parking. The units currently support a number of businesses (commercial and light industrial including: a church; a dance shop; office space; a wellness centre; a vaporiser shop; and a sweet shop. It is also understood that light industrial manufacturing activities is also completed on-Site – manufacturing of testing, inspection and calibration equipment.</p> <p>External areas of the Site area largely laid to hardstanding for access, vehicle parking and storage, with limited areas of soft landscaping / vegetation cover (including around peripheral areas).</p> <p>No significant environmental issues were reported during a recent third party building survey which was commissioned by the Client.</p>		
Current Surrounding Area	North	Shaw Wood Way is located adjacent to the Site, with additional commercial units beyond.	
	East	Shaw Wood Way is located adjacent to the Site, with two light industrial units and a large parcel of undeveloped land beyond. The southern light industrial unit appears to be utilised as a conference centre and church, and the northernmost unit is occupied by a fibre optics company. Additional light	

		industrial units are also located in the north-eastern surrounding area, of which the closest is located at a distance of 85 m.
	South	Undeveloped land and areas of hardstanding (associated with a former school which has since been demolished) are located adjacent to the property, with residential properties and a golf course beyond.
	West	Leger Way is located adjacent to the Site with residential properties beyond.
<i>The surrounding light industrial properties are considered to represent current off-Site potential sources of contamination.</i>		

2.2 Environmental Setting

Geology	<p>From Geology Mapping within the Envirocheck® Report, the southernmost on-Site section is indicated to be underlain by superficial Glaciofluvial Deposits, which are comprised of sand and gravel. No superficial deposits are recorded beneath the remaining areas of the Site.</p> <p>The bedrock beneath the Site is comprised of the Chester Formation (pebbly / gravelly sandstone).</p>
Specific Geology	<p>Four confidential British Geological Survey (BGS) borehole records are indicated to be located on-Site, however, the associated records are not available for viewing.</p> <p>A number of off-Site BGS borehole records are located to the west, of which the closest records (SE60NW12 2, 3 & 4, dated 1978) are located approximately 50 m away from the Site. The closest of these western off-Site boreholes encountered the following generalised geology:</p> <ul style="list-style-type: none"> ▲ Topsoil and / or made ground to a maximum depth of 3.4 m below ground level (bgl). The made ground was noted to comprise concrete / cement, clay, sand, cobbles, timber, bricks and pipe fragments; over ▲ Sandstone to a maximum proven depth of 3.6 m bgl. <p><i>It should be noted that this off-Site area of land was historically subject to landfilling activities (as detailed in Section 2.4), however there is no evidence (from historical mapping) that this fill material extended as far as the subject Site.</i></p>
Hydrogeology	<p>The Environment Agency classify the superficial Glaciofluvial Deposits as a Secondary A Aquifer and the bedrock of the Chester Formation as a Principal Aquifer.</p> <p>The EA data also indicates that the Site is located within Total Catchment (Zone 3) of a designated groundwater Source Protection Zone. According to the Envirocheck® Report, there are no licensed public (potable) groundwater abstractions located within 1 km of the Site. The closest licensed groundwater abstraction is located 335 m to the east of the Site which is for spray irrigation and make-up / top up water at a golf course.</p> <p>No information relating to the depth of groundwater beneath the Site has been provided (and the above summarised off-Site BGS borehole information did not encounter any groundwater (although these were only advanced to relatively shallow depths)).</p> <p>It is considered likely that the general groundwater flow direction will be towards the north-west, towards the River Don located 1.1 km to the north-west.</p>
Hydrology	<p>The nearest surface water feature is a small lake (Boating Lake) which is located 220 m to the north-west of the Site. Multiple additional small surface water features are located in the surrounding area of the Site, including small ponds and drainage features.</p>

	<p>Further afield, the River Don is located 1.1 km to the north-west of the Site which flows towards the north-east.</p> <p>According to the Envirocheck® Report, there are no licensed abstraction records from surface water located within 1 km of the Site.</p>
Coal Mining	<p>The Site is located within an area that is potentially affected by coal mining activity. A CON29M Coal Mining Report from the Coal Authority (ref. 51002539331001) dated June 2021 has been reviewed and the following pertinent information has been identified:</p> <ul style="list-style-type: none"> ▲ The property is located in a surface area that could be affected by underground mining in two seams of coal at 650 m to 670 m depth, which were last worked in 1963. The Coal Authority state that any associated movement in the ground due to coal mining activity should have stopped by now. ▲ The property is not within a surface area that could be affected by present underground mining. ▲ Reserves of coal exist in the local area which could be worked at some time in the future, however, the property is not in an area where a licence has been granted to remove or otherwise work coal using underground methods. ▲ No notices have been given, under section 46 of the Coal Mining Subsidence Act 1991, stating that the land is at risk of subsidence. ▲ There are no recorded coal mine entries on-Site or within 20 m of the boundary of the Site. ▲ The property is not within the boundary of an opencast site from which coal has been previously removed by opencast methods. In addition, the property does not lie within 200 m of the boundary of a current opencast coal mining site. ▲ The Coal Authority has no record of a mine gas emission requiring action. <p>A copy of the Coal Mining Report has been provided as Appendix C.</p>
Radon Gas	<p>The Site is located within a Lower Probability Radon Area, defined as an area where less than 1% of homes are above the Public Health England recommended “action level” for radon. The Envirocheck® Report indicates that no radon protective measures are necessary in the construction of new buildings or extensions at the Site.</p>
Ecological Receptors	<p>According to the Envirocheck® Report, the closest ecological receptor is located 425 m to the east of the Site which relates to an area of Ancient Woodland (named Shaw Wood).</p>
Heritage Interest	<p>According to historicengland.org.uk, there are no areas of heritage interest located within 1 km of the Site.</p>
Environmental Sensitivity	<p><i>The environmental sensitivity of the Site setting is considered to be moderate given the majority of the Site is directly underlain by a Principal Aquifer (and the location of the Site within Zone 3 of a designated groundwater Source Protection Zone), the absence of any sensitive water abstractions or ecological receptors within the immediate vicinity, and the mixed use of the surrounding area, which includes residential properties.</i></p>

2.3 Historical Use of the Site & Surrounding Area

Approach	<p>The historical development of the Site and surrounding area has been assessed through a review of available historical OS maps and Google Earth historical satellite imagery. A summary of the key historical Site uses and developments in the surrounding area is presented below. Copies of pertinent historical maps are included as Appendix D.</p>
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Historical Features On-Site	<p>From the earliest available mapping dated 1854, the Site comprised undeveloped land which was likely utilised for agricultural purposes. The property is later denoted as a playing field following 1960 mapping.</p> <p>No significant changes are evident on-Site until the construction of the current buildings during the 1990s (first evident on mapping dated 1996).</p>
Potentially Contaminative Historical Features Off-Site	<p>Potential sources of contamination within 100 m of the Site include:</p> <ul style="list-style-type: none"> ▲ A quarry is shown 30 m to the west / north-west of the Site following 1854 mapping and is later denoted as disused following 1960 mapping. The feature remained mapped until at least 1981, although shortly after this time the area was developed into residential properties and it is considered likely that the former quarry was subject to infilling activities. ▲ Two light industrial units were constructed 20 m and 40 m to the east of the Site by 1996 mapping and are still evident on current mapping. ▲ Within the wider area, a notable historical feature is a former brick and tile works which was located 150 m to the north-west of the Site. The works comprised multiple pits and buildings and was operational during the late 1800s. The works is later indicated to be disused but remained mapped until 1948. The area has since been utilised as public (undeveloped) open space and the former pits now form part of a Boating Lake. Multiple factories / works were also constructed in the north-eastern wider surrounds during the 1970s (amongst other smaller industrial units) – these buildings are still evident on current mapping.
Unexploded Ordnance (UXO)	<p>According to the Zetica risk map, the UXO risk at the Site is low.</p>
Implications for Land Contamination Risk	<p><i>Given the form and use of the current on-Site buildings, which have been present for at least twenty years, the potential for former activities to have resulted in ground contamination is very limited. Potential sources of contamination have been identified in the surrounding area included an infilled quarry, some light industrial / industrial buildings and a former brick and tile works.</i></p> <p><i>The infilled quarry is considered to represent a potential source of ground gas. However, this area has been developed as residential properties since the 1980s.</i></p>

2.4 Environmental Database Review

Approach	<p>The Landmark Envirocheck® Report provides a database of environmental information held by various bodies including the EA, Local Authority (LA), Health & Safety Executive (HSE) and the British Geological Survey (BGS) amongst others. A full copy of the Envirocheck® Report is provided in Appendix E and the most relevant information is summarised below.</p>
Features On-Site	<p>The following relevant entries are included within the Landmark Envirocheck® Report which relate to the Site:</p> <ul style="list-style-type: none"> ▲ An active Contemporary Trade Directory Entry relating to a testing, inspection and calibration equipment manufacturer (named Kewtech). ▲ An inactive Contemporary Trade Directory Entry for a former sports equipment manufacturer and distributor (named Team Sports).
Potentially Contaminative Features Off-Site	<p>Pertinent entries located within 100 m of the Site include:</p> <ul style="list-style-type: none"> ▲ A historical landfill site is located 30 m to the west / north-west of the Site which was authorised to accept inert and commercial waste. Whilst the last input date for the landfill has not been supplied, the area of landfill correlates with that of a former

	<p>quarry identified on historical mapping (as detailed in Section 2.3) which was considered likely to have been infilled during the early 1980s. The former quarry is further recorded as a former BGS Mineral Site (named Thorne Road Sand Pit), which indicates that the quarry was utilised for the opencast extraction of sand.</p> <p>▲ Multiple inactive and active Contemporary Trade Directory Entries are located in the surrounding area for activities including: printers; a disability equipment manufacturer and supplier; electrical engineers; an optical goods manufacturer; fibre optics; a sports equipment manufacturer and distributor; and cutting tools and machinery. The closest active entry relates to a fibre optics company which is located 40 m to the east of the Site (named Flexion Optical Fibre).</p>
<p>Implications for Land Contamination Risk</p>	<p><i>The potential for the on-Site manufacturing activities to have resulted in contamination cannot be completely discounted but it is considered to be very limited given the likely nature of the activities (assembly of parts rather than direct manufacture from raw materials etc).</i></p> <p><i>Potential sources of contamination have been identified in the surrounding area of the Site including a historical landfill site and some light industrial activities.</i></p>

2.5 Planning Review

<p>On-line Planning Portal</p>	<p>Doncaster Metropolitan Borough Council (“the Council”)</p>	<p>Date Accessed</p>	<p>15/06/2021</p>
<p>Findings</p>	<p>The following pertinent planning applications have been identified which relate to the Site:</p> <p>▲ 90/0657/P – “Outline application to develop land for b1 (general business) b2 (general industrial) and a3 (food and drink) uses on approx. 4.25 ha of land”. The application was granted consent in October 1990. <i>Whilst no associated location plan has been provided, in view of the age and location of this planning application (along Shaw Wood Way), it is considered likely that this would have included the subject Site.</i></p> <p>No associated documents (including an associated decision notice) have been provided for review. Delta-Simons have contacted the planning department at Doncaster Metropolitan Borough Council for a copy of an associated decision notice, and for any relevant planning applications relating to the development of the Site – a response is awaited.</p> <p>Multiple additional minor planning applications have been identified which relate to the Site (including change of uses, installation of fire escape and display of signs), although no pertinent information has been identified.</p> <p><i>It should be noted that an off-Site planning application has been identified for the development of residential properties (19/01170/FULM – approved in January 2020) in the southern and eastern nearby surrounds; whilst conditions relating to unexpected contamination and the chemical testing of imported material were attached to the associated consent, no conditions relating to site investigations / remediation were set.</i></p>		

2.6 Regulatory Authority Consultation

<p>Local Authority</p>	<p>Delta-Simons have contacted Doncaster Metropolitan Borough Council to ascertain the Site’s status with respect to Part 2A of the Environmental Protection Act 1990 and for further details relating to a nearby historical landfill. A response is awaited.</p> <p><i>It should be noted that the Site is not listed on the Council’s public register of contaminated land, which is available for viewing on the Council’s website.</i></p>
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2.7 Previous Reports

No relevant third party reports relating to the Site have been provided for review.

2.8 Flood Risk Advisory

<p>Initial Flood Risk Review</p>	<p>The Environment Agency’s Flood Risk Map for Planning indicates that the Site is within Flood Zone 1 (Low Probability). The Environment Agency’s Long-Term Flood Risk Map indicates the Site to be at very low risk (less than 1 in 1,000 annual probability of flooding) from rivers or the sea.</p> <p>The Environment Agency’s Long-Term Flood Risk Map indicates the Site to be at very low risk from surface water flooding (less than 1 in 1,000 annual probability of flooding). The EA’s Long-Term Flood Risk Map also indicates that the Site is not at flood risk from reservoirs.</p> <p>According to the Envirocheck® Report, the Site is located within an area with limited potential for groundwater flooding to occur. It should be noted that generally built up areas are considered to be of a lower risk as the buildings and hardstanding will prevent the emergence of groundwater.</p> <p><i>It should be noted that all the flood maps are <u>indicative</u> and do not accurately take into account the potential impacts of climate change. Surface water flooding is typically difficult to predict as it depends on localised heavy rainfall, localised topography and the adequacy of the local drainage network. Also, Envirocheck and BGS mapping provides only whether the Site is potentially susceptible to groundwater flooding, not the level of risk.</i></p>
<p>Implications for Flood Risk</p>	<p><i>The Site is located within Flood Zone 1 (Low Probability) and based on the information reviewed, the Site is not considered to be of an elevated risk of flooding.</i></p>

3.0 Land Contamination Risk

3.1 Introduction

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

Where PCL are identified, a preliminary risk assessment is undertaken to assess the likelihood that each possible linkage exists and to determine whether these pose potentially unacceptable risks to identified receptors and require further assessment. Where this linkage is of a form that subsequently leads to the potential for land being identified as 'contaminated land' under the terms of Part 2A of the Environmental Protection Act 1990, the linkage is termed a significant contaminant linkage.

At the preliminary risk assessment stage, which is typically based upon desk study information and Site reconnaissance, the decision on whether a PCL poses a potentially unacceptable risk is based upon professional judgement. The significance of the PCL will also be determined dependant on the context of the land use and the purpose of the assessment.

Assessing risks from land contamination underpins the suitable for use approach adopted under Part 2A of the Environmental Protection Act 1990 and its associated regulatory regime.

3.2 Conceptual Site Model

The comprises a number of units set in landscaped grounds with on-site parking. The units currently support a number of businesses (commercial and light industrial).

External areas of the Site have been laid to hardstanding for access, parking and storage, with limited areas of soft landscaping cover

The Site comprised undeveloped land which was likely utilised for agricultural purposes and a playing field until it was developed into its current land use in the 1990's.

Given the form and use of the current on-Site buildings, which have been present for at least twenty years, the potential for former activities to have resulted in ground contamination is very limited.

Potential sources of contamination have been identified in the surrounding area included an infilled quarry, some light industrial / industrial buildings and a former brick and tile works. The infilled quarry is considered to represent a potential source of ground gas. However, this area has been developed as residential properties since the 1980s.

The environmental sensitivity of the Site setting is considered to be moderate given the majority of the Site is directly underlain by a Principal Aquifer (and the location of the Site within Zone 3 of a designated groundwater Source Protection Zone), the absence of any sensitive water abstractions or ecological receptors within the immediate vicinity, and the mixed use of the surrounding area, which includes residential properties.

3.3 Contaminant Linkage Assessment

Based on the information reviewed within this Report, the following preliminary risk assessment table has been formulated, which identifies all PCL in the context of the Site remaining in its current commercial use.

Risk definitions used for the following assessment are provided as follows:

- ▲ Low risk – Low likelihood and either no or mild severity. Negligible/ unlikely contaminated land situation. Either no action recommended, or possible action during changes in conditions;
- ▲ Moderate risk – Likely probability and medium severity. Plausible contaminated land situation. Possible action recommended following further risk assessment; and
- ▲ High risk – High likelihood and severe severity. Likely or demonstrable contaminated land situation. Action (possibly urgent) recommended.

Contaminant Linkage Assessment

Source(s)	Pathway(s)	Receptor(s)	Risk Rating	Justification & Mitigation (if required)
Potentially contaminated soils and/or groundwater located beneath the Site.	Direct contact/ ingestion and inhalation of dust and vapours.	Site users.	Low Risk	Given the current on-Site buildings and much of the Site is covered by buildings and hardstanding (including the operational areas), the potential for Site user exposure to any subsurface contamination is considered to be limited. The overall risk is considered to be low.
	Direct contact, ingestion and inhalation of dust and vapours.	Maintenance workers during any future sub-surface works at the Site.	Low Risk	Site workers may become exposed to localised contaminated soils and shallow groundwater during intrusive groundworks undertaken at the Site. Safe working practices should be undertaken and appropriate Personal Protective Equipment (PPE) should be used that will reduce the risk to low.
	Leaching of contaminants and vertical migration.	Groundwater beneath the Site.	Low Risk	The potential for groundwater to have been contaminated during the lifetime of the current development (c.20 years) cannot be completely discounted, however, the buildings and hardstanding present across the operational areas of the Site will reduce the potential for the infiltration of rainfall and migration of any contamination. Overall, the risk to groundwater is considered to be low.
	Permeation of hydrocarbons through plastic pipe work.	Water supply pipes.	Low Risk	Hydrocarbons, especially aromatics and chlorinated solvents are known to permeate plastic pipes, particularly when encountered at high concentrations. No significant historical potential sources of hydrocarbons have been identified prior to the development of the current buildings (pre-1990s) and water supply network. Whilst the potential for any former on-Site activities to have resulted in hydrocarbon contamination beneath the Site (during the lifetime of the current development) cannot be completely discounted, the buildings and hardstanding cover across the operational areas of the Site should reduce the potential for the migration of any contamination. The overall risk to water supply pipes is considered to be low.
	Lateral migration through any groundwater beneath the Site.	Off-Site receptors (neighbouring properties/ users and nearby surface water).	Low Risk	The potential for any contamination beneath the Site (associated with historical uses of the Site since the 1990s) to migrate off-Site via permeable subsurface geology cannot be completely discounted. However, the buildings and hardstanding across the operational areas of the Site should reduce the potential for the infiltration of rainfall and migration of any contamination. In addition, more significant potential sources of contamination have been identified off-Site (including a historical landfill site) and so it is considered unlikely

				that the Site would ever be assessed as a point source of contamination in the future. Overall, the risk is considered to be low.
Ground gas.	Vertical and lateral migration of ground gases.	Site users & the buildings on-Site.	Low Risk	Whilst a historical landfill site has been identified 30 m to the north-west of the Site which is considered to represent a potential source of ground gas, the area has since been developed with residential properties (during the 1980s) and it considered likely that any ground gas issues would have been addressed as part of the development, or subsequently realised in the c. 35 years following original development. In view of the absence of any other significant sources of ground gas, the overall risk is considered to be low.
Potentially contaminated soil and groundwater from off-Site sources.	Lateral migration and subsequent inhalation.	Groundwater beneath the Site and future Site users.	Low Risk	Potential off-Site sources of contamination have been identified (most notably a historical landfill site, some light industrial / industrial buildings and a former brick and tile works), and the potential for the migration of contamination from these off-Site locations cannot be discounted. However, the buildings and hardstand cover across the operational areas of the Site (and surrounding light industrial / industrial buildings) should result in the restricted infiltration of rainwater and limited leaching of contaminants. With regards to a former off-Site historical landfill to the north-west, as this area has since been developed with residential properties it is considered likely that any significant contamination issues would have been addressed as part of the development. The overall risk is considered to be low.

4.0 Conclusions & Recommendations

4.1 Land Contamination

<p>Risk Assessment Summary/ Conclusions</p>	<p>Delta-Simons has completed a land contamination risk assessment based upon available information. Significant potential sources of contamination relating to the current land use were not reported during a recent building survey which was commissioned by the Client, however, soil and groundwater contamination may be present associated with the historical use of the Site and the surrounding area (most notably a historical landfill site).</p> <p>The buildings and hardstanding across the operational areas of the Site should reduce the potential for the infiltration of rainfall and migration of contamination, as well as reducing the potential for Site user exposure to any subsurface contamination. Whilst the presence of localised contamination cannot be completely ruled out, it is considered that the risk of significant possible contaminant linkages to exist in the context of the Site remaining in its current use is low.</p> <p>Delta-Simons considers that intrusive investigation of the Site in its current state is not required prior to acquisition.</p>
<p>Recommendations – Ongoing Use</p>	<p>No further works are considered to be required for land contamination purposes in the context of an ongoing use.</p>
<p>Recommendations – Redevelopment</p>	<p>Should any future major redevelopment of the Site be proposed, the regulatory bodies are likely to require additional environmental assessment of the Site, in the form of an intrusive investigation, under the planning process.</p> <p>Any ground workers who are required to perform sub-surface work at the Site should be made aware of the possibility of encountering localised contamination. Therefore, good standards of personal hygiene should be observed with appropriate levels of PPE provided and utilised and toolbox talks given to contractors prior to the commencement of works.</p>

4.2 Statement of Risk/Land Contamination Liability Assessment

This Assessment considers both perceived and actual risks using the contaminant linkage concept, with the principal measure of risk being whether significant harm (to people, animals, property (including buildings, cattle etc.), or statutory ecological receptors) or pollution of controlled waters (surface water bodies, aquifers, coastal waters, or territorial waters) is being caused, or whether there is a significant possibility of such harm being caused.

The overall risk classification, based on the source-pathway-receptor principle, adopted for this preliminary assessment, is defined as follows:

- ▲ Low risk – issue unlikely to present a liability or cost;
- ▲ Moderate risk – issue may present a liability or cost, but these may be limited; and
- ▲ High risk – likely that significant liabilities and/or costs exist.

<p>Regulatory Action under Part 2A, EPR or EDR</p>	<p>There is considered to be a Low risk of enforcement action by the regulatory authorities under Part 2A of the Environmental Protection Act 1990, the Environmental Permitting Regulations 2016 or the Environmental Damage Regulations 2015, whilst the Site remains in its current commercial use.</p>
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Third Party Liability	The potential for legal action by surrounding landowners based on the potential for contamination to migrate off-Site and result in private or statutory nuisance is considered to be Low .
Investment/Asset Impact	Delta-Simons considers there to be a Low risk of impact on the value of the Site from significant contamination issues, in the context of the Site remaining in its current commercial use.
Overall Statement of Risk	On the basis of available information, Delta-Simons considers that with regard to potential soil and groundwater contamination issues and associated environmental liabilities, the Site represents an investment opportunity with a Low overall risk status in the context of its ongoing use.

4.3 Flood Risk Advisory

Conclusions & Recommendations	The Site is located within Flood Zone 1 (Low Probability) and based on the information reviewed, the Site is not considered to be of an elevated risk of flooding.
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4.4 Asbestos Advisory

Conclusions & Recommendations	Given the current development was constructed prior to the Asbestos (Prohibitions) (Amendment) Regulations 1999, the potential for asbestos containing materials (ACMs) to exist within the fabric of the building cannot be discounted.
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Appendix A – Data Sources

Data Sources

Delta-Simons has utilised the following information:

- ▲ British Geological Survey (BGS) data;
- ▲ Environment Agency (EA) data;
- ▲ EA Long Term Flood Map <https://flood-warning-information.service.gov.uk/long-term-flood-risk/map?map=RiversOrSea>;
- ▲ EA Flood Map for Planning <https://flood-map-for-planning.service.gov.uk/>;
- ▲ Historicengland.org.uk data;
- ▲ Current and historical Ordnance Survey (OS) maps;
- ▲ Landmark Envirocheck® Report for the Site, dated June 2021;
- ▲ Information provided by Doncaster Metropolitan Borough Council;
- ▲ Zetica UXO Risk Maps; and
- ▲ CON29M Coal Mining Report from the Coal Authority (ref. 51002539331001) dated June 2021.

Appendix B – Limitations

Limitations

The recommendations contained in this Report represent Delta-Simons professional opinions, based upon the information listed in the Report, exercising the duty of care required of an experienced Environmental Consultant. Delta-Simons does not warrant or guarantee that the Site is free of hazardous or potentially hazardous materials or conditions.

Delta-Simons obtained, reviewed and evaluated information in preparing this Report from the Client and others. Delta-Simons conclusions, opinions and recommendations has been determined using this information. Delta-Simons does not warrant the accuracy of the information provided to it and will not be responsible for any opinions which Delta-Simons has expressed, or conclusions which it has reached in reliance upon information which is subsequently proven to be inaccurate.

This Report was prepared by Delta-Simons for the sole and exclusive use of the Client and for the specific purpose for which Delta-Simons was instructed. Nothing contained in this Report shall be construed to give any rights or benefits to anyone other than the Client and Delta-Simons, and all duties and responsibilities undertaken are for the sole and exclusive benefit of the Client and not for the benefit of any other party. In particular, Delta-Simons does not intend, without its written consent, for this Report to be disseminated to anyone other than the Client or to be used or relied upon by anyone other than the Client. Use of the Report by any other person is unauthorised and such use is at the sole risk of the user. Anyone using or relying upon this Report, other than the Client, agrees by virtue of its use to indemnify and hold harmless Delta-Simons from and against all claims, losses and damages (of whatsoever nature and howsoever or whensoever arising), arising out of or resulting from the performance of the work by the Consultant.

Appendix C – Coal Mining Report



The Coal
Authority

CON29M

coal mining report

SHAW WOOD BUSINESS PARK, DONCASTER, DN2 5TB, SOUTH YORKSHIRE



Known or potential coal mining risks

Past underground coal mining	Page 3
Future underground coal mining	Page 3
Withdrawal of support	Page 5



Further action

No further reports from the Coal Authority are required. Further information on any next steps can be found in our Professional opinion.

For more information on our reports please visit
www.groundstability.com



Professional opinion

According to the official mining information records held by the Coal Authority at the time of this search, evidence of, or the potential for, coal mining related features have been identified. It is unlikely that these features will impact on the stability of the enquiry boundary.

Your reference: **280455924_2**
Our reference: **51002539331001**
Date: **15 June 2021**

Client name:
NLIS Hub

If you require any further assistance please
contact our experts on:
0345 762 6848
groundstability@coal.gov.uk

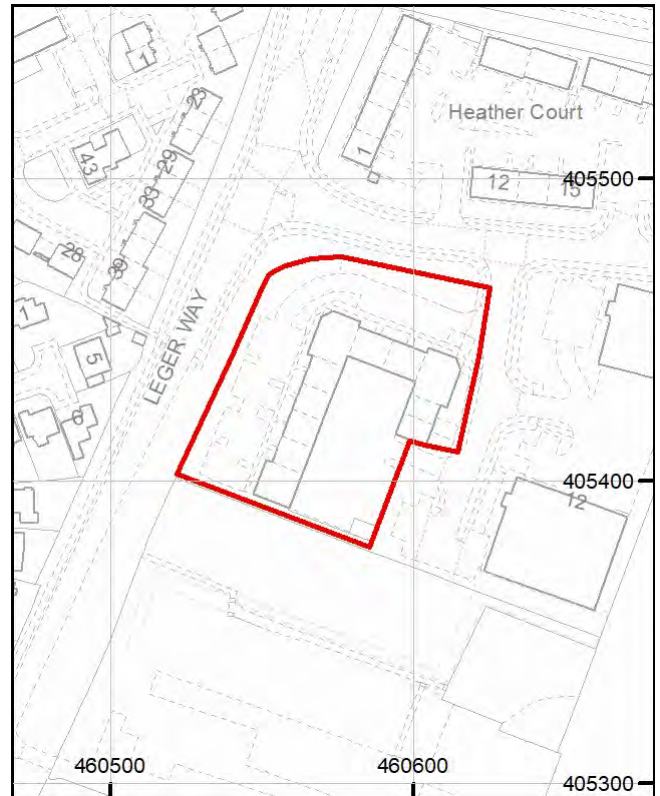


The Law
Society

Enquiry boundary

Key

Approximate position of enquiry boundary shown



We can confirm that the location is **on the coalfield**



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This report is prepared in accordance with the latest Law Society's Guidance Notes 2018, the User Guide 2018 and the Coal Authority's Terms and Conditions applicable at the time the report was produced.



Accessibility

If you would like this information in an alternative format, please contact our communications team on 0345 762 6848 or email communications@coal.gov.uk.

Detailed findings

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1 Past underground coal mining

The property is in a surface area that could be affected by underground mining in 2 seams of coal at 650m to 670m depth, and last worked in 1963.

Any movement in the ground due to coal mining activity associated with these workings should have stopped by now.

2 Present underground coal mining

The property is not within a surface area that could be affected by present underground mining.

3 Future underground coal mining

The property is not in an area where the Coal Authority has received an application for, and is currently considering whether to grant a licence to remove or work coal by underground methods.

The property is not in an area where a licence has been granted to remove or otherwise work coal using underground methods.

The property is not in an area likely to be affected from any planned future underground coal mining.

However, reserves of coal exist in the local area which could be worked at some time in the future.

No notices have been given, under section 46 of the Coal Mining Subsidence Act 1991, stating that the land is at risk of subsidence.

4 Mine entries

There are no recorded coal mine entries known to the Coal Authority within, or within 20 metres, of the boundary of the property.

5 Coal mining geology

The Coal Authority is not aware of any damage due to geological faults or other lines of weakness that have been affected by coal mining.

6 Past opencast coal mining

The property is not within the boundary of an opencast site from which coal has been removed by opencast methods.

7 Present opencast coal mining

The property does not lie within 200 metres of the boundary of an opencast site from which coal is being removed by opencast methods.

8 Future opencast coal mining

There are no licence requests outstanding to remove coal by opencast methods within 800 metres of the boundary.

The property is not within 800 metres of the boundary of an opencast site for which a licence to remove coal by opencast methods has been granted.

9 Coal mining subsidence

The Coal Authority has not received a damage notice or claim for the subject property, or any property within 50 metres of the enquiry boundary, since 31 October 1994.

There is no current Stop Notice delaying the start of remedial works or repairs to the property.

The Coal Authority is not aware of any request having been made to carry out preventive works before coal is worked under section 33 of the Coal Mining Subsidence Act 1991.

10 Mine gas

The Coal Authority has no record of a mine gas emission requiring action.

11 Hazards related to coal mining

The property has not been subject to remedial works, by or on behalf of the Coal Authority, under its Emergency Surface Hazard Call Out procedures.

12 Withdrawal of support

The property is in an area where a notice to withdraw support was given in 1954.

The property is not in an area where a notice has been given under section 41 of the Coal Industry Act 1994, cancelling the entitlement to withdraw support.

13 Working facilities order

The property is not in an area where an order has been made, under the provisions of the Mines (Working Facilities and Support) Acts 1923 and 1966 or any statutory modification or amendment thereof.

14 Payments to owners of former copyhold land

The property is not in an area where a relevant notice has been published under the Coal Industry Act 1975/Coal Industry Act 1994.

Statutory cover



Coal mining subsidence

In the unlikely event of any coal mining related subsidence damage, the Coal Authority or the mine operator has a duty to take remedial action in respect of subsidence caused by the withdrawal of support from land or property in connection with lawful coal mining operations.

When the works are the responsibility of the Coal Authority, our dedicated public safety and subsidence team will manage the claim. The house or land owner ("the owner") is covered for these works under the terms of the Coal Mining Subsidence Act 1991 (as amended by the Coal Industry Act 1994). Please note, this Act does not apply where coal was worked or gotten by virtue of the grant of a gale in the Forest of Dean, or any other part of the Hundred of St. Briavels in the county of Gloucester.

If you believe your land or property is suffering from coal mining subsidence damage and you need more information on what to do next, please use the following link to our website which sets out what your rights are and what you need to consider before making a claim.

www.gov.uk/government/publications/coal-mining-subsidence-damage-notice-form



Coal mining hazards

Our public safety and subsidence team provide a 24 hour a day, 7 days a week hazard reporting service, to help protect the public from hazards caused by past coal workings, such as a mine shaft or shallow working collapse. To report any hazards please call **01623 646 333**. Further information can be found on our website: www.gov.uk/coalauthority.

Glossary



Key terms

adit - horizontal or sloped entrance to a mine

coal mining subsidence - ground movement caused by the removal of coal by underground mining

Coal Mining Subsidence Act 1991 - the Act setting out the duties of the Coal Authority to repair damage caused by coal mining subsidence

coal mining subsidence damage - damage to land, buildings or structures caused by the removal of coal by underground mining

coal seams - bed of coal of varying thickness

future opencast coal mining - a licence granted, or licence application received, by the Coal Authority to excavate coal from the surface

future underground coal mining - a licence granted, or licence application received, by the Coal Authority to excavate coal underground. Although it is unlikely, remaining coal reserves could create a possibility for future mining, which would be licensed by the Coal Authority

mine entries - collective name for shafts and adits

payments to owners of former copyhold land - historically, copyhold land gave rights to coal to the copyholder. Legislation was set up to allow others to work this coal, but they had to issue a notice and pay compensation if a copyholder came forward

shaft - vertical entry into a mine

site investigation - investigations of coal mining risks carried out with the Coal Authority's permission

stop notice - a delay to repairs because further coal mining subsidence damage may occur and it would be unwise to carry out permanent repairs

subsidence claim - a formal notice of subsidence damage to the Coal Authority since it was established on 31 October 1994

withdrawal of support - a historic notice informing landowners that the coal beneath their property was going to be worked

working facilities orders - a court order which gave permission, restricted or prevented coal mine workings

Appendix D – Historical Mapping

Historical Mapping Legends

Ordnance Survey County Series 1:10,560

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

Ordnance Survey Plan 1:10,000

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

1:10,000 Raster Mapping

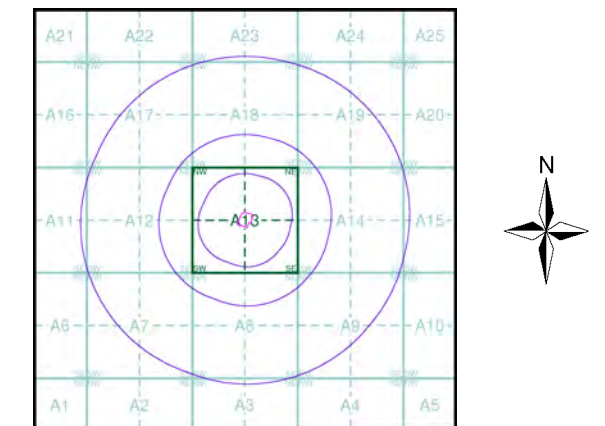
- Gravel Pit
- Rock
- Boulders
- Shingle
- Sand
- Slopes
- General detail
- Overhead detail
- Multi-track railway
- County boundary (England only)
- District, Unitary, Metropolitan, London Borough boundary
- Area of wooded vegetation
- Non-coniferous trees (scattered)
- Coniferous trees (scattered)
-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



Historical Mapping & Photography included:

Mapping Type	Scale	Date	Pg
Yorkshire	1:10,560	1854	3
Yorkshire	1:10,560	1893	4
Yorkshire	1:10,560	1893	5
Yorkshire	1:10,560	1907	6
Yorkshire	1:10,560	1931	7
Yorkshire	1:10,560	1931	8
Yorkshire	1:10,560	1938 - 1949	9
Yorkshire	1:10,560	1948	10
Ordnance Survey Plan	1:10,000	1955 - 1956	11
Ordnance Survey Plan	1:10,000	1966 - 1968	12
Ordnance Survey Plan	1:10,000	1972	13
Doncaster	1:10,000	1976	14
Ordnance Survey Plan	1:10,000	1980 - 1984	15
Ordnance Survey Plan	1:10,000	1982	16
Ordnance Survey Plan	1:10,000	1992 - 1993	17
10K Raster Mapping	1:10,000	2000	18
10K Raster Mapping	1:10,000	2006	19
VectorMap Local	1:10,000	2021	20

Historical Map - Slice A



Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



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

Russian Military Mapping Legends

1:5,000 and 1:10,000 mapping

a. Not drawn to scale b. Drawn to scale

	Government and Administrative Buildings		Military and Industrial Buildings
	Military and Communication Areas		Subway Entrance
	Fireproof Building		Prominent Fireproof Building
	Non-fireproof Building		Non-fireproof Building (non-dwelling)
	Factory, mill, and flour mill, with chimneys		Factory, mill, and flour mill, without chimneys
	Power Station, drawn to scale		Hydroelectric Power Station
	Radio Station, drawn to scale		Telephone Station, drawn to scale
	Abandoned Open-pit Mine or Quarry		Open-pit Salt Mine
	Pit		Oil Deposit or Well
	Oil Seepage		Natural Gas Tank
	Tailings Pile		Fuel Storage Tanks
	Bench Mark		Drill Hole
	Burial Mound		Triangulation Point on Burial Mound
	Single-track Railroad		Double-track Railroad
	Small Bridge		Tunnel
	Pipe (Culvert)		Railroad and Station Building
	Coniferous Forest		Deciduous Forest
	Mixed Forest		Lawns
	Citrus Orchard		Wet Ground
	Scattered Vegetation		

243,8 Values for prominent elevations
186.0 Numbers for spot elevations, depth soundings, contour lines, etc.
0,2 Velocity of the current, width of river bed, depth of river
180 / 12 Fractional terms: length and capacity of bridges; depth of fords and condition of the river bottom; height of forest and the diameter of trees

Russian Alphabet (For reference and phonetic interpretation of map text)

А а (A)	З з (Z)	П п (P)	Ч ч (CH)
Б б (B)	И и (I)	Р р (R)	Ш ш (SH)
В в (V)	Й й (Y)	С с (S)	Щ щ (SHCH)
Г г (G)	К к (K)	Т т (T)	Ъ (-)
Д д (D)	Л л (L)	У у (U)	Ы (Y)
Е е (E)	М м (M)	Ф ф (F)	Ь (')
Ё ё (YO)	Н н (N)	Х х (KH)	Э э (E)
Ж ж (ZH)	О о (O)	Ц ц (TS)	Ю ю (YU or IU)
			Я я (YA or IA)

1:25,000 mapping

a. Not drawn to scale b. Drawn to scale

	Government and Administrative Buildings		Military and Industrial Buildings
	Military and Communication Areas		Subway Entrance
	Partly Demolished Buildings		Demolished Buildings
	Built-Up Area with Fireproof Buildings Predominant		Built-Up Area with Non-Fireproof Buildings Predominant
	Individual Fireproof Building		Prominent Industrial Building
	Individual Dwelling, Fireproof		Ruins of an Individual Dwelling
	Factory or Mill Chimney		Factory or Mill with Chimney
	Factory or Mill without Chimney		Mine or Open Pit Mine
	Operating Shaft or Mine		Non-Operating Shaft or Mine
	Salt Mine		Tailings Pile
	Pit		Stone Quarry
	Gas Pump or Service Station		Fuel Storage or Natural Gas Tank
	Oil or Natural Gas Derrick		Small Hydroelectric Power Station
	Power Station		Transformer Station
	Cemetery		Burial Mound (height in metres)
	Triangulation Point on Burial Mound		Triangulation Point
	Bench Mark		Telegraph Office
	Telephone Station		Radio Station
	Radio Tower		Airfield or Seaplane Base
	Landing Strip		Cut
	Fill		Km Post
	Plantings		Width of Road
	Steep Grade		Highway under Construction
	Improved Dirt Road (former truck road)		Small Bridge
	Pipe (Culvert)		Tunnel
	Dismantled Railroad		Double-track Railroad with First Class Station
	Railroad Under Construction		Shore Embankment
	River or Ditch with Embankment		Water Gauge
	Direction and velocity of current		Water Level Mark
	Well		Water Reservoir or Rain Water Pit
	Spring		Isobath with value
	Heavy (Index) Contour Line		Contour Line and Value
	Half Contour Line		Spot Elevation Value
	Coniferous		Deciduous
	Mixed		Scrub

Key to Numbers on Mapping

SE50NE_Doncaster

No.	Description
27	Post Office
60	Factory (Paper)

SE60NW_Doncaster

No.	Description
26	Post Office
56	Sewage Works

SE60SW_Doncaster

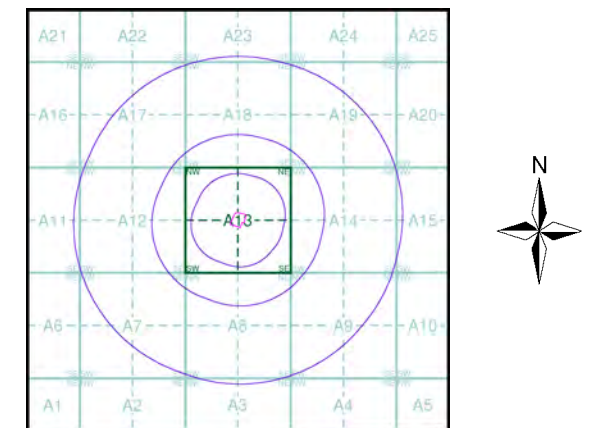
No.	Description
48	Water Works



Historical Mapping & Photography included:

Mapping Type	Scale	Date	Pg
Yorkshire	1:10,560	1854	3
Yorkshire	1:10,560	1893	4
Yorkshire	1:10,560	1893	5
Yorkshire	1:10,560	1907	6
Yorkshire	1:10,560	1931	7
Yorkshire	1:10,560	1931	8
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Doncaster	1:10,000	1976	14
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Ordnance Survey Plan	1:10,000	1992 - 1993	17
10K Raster Mapping	1:10,000	2000	18
10K Raster Mapping	1:10,000	2006	19
VectorMap Local	1:10,000	2021	20

Russian Map - Slice A



Order Details

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Site Details

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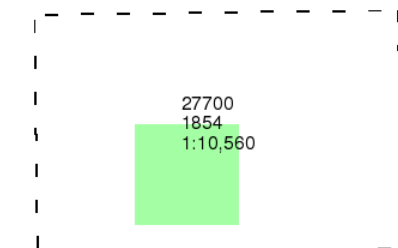
Yorkshire

Published 1854

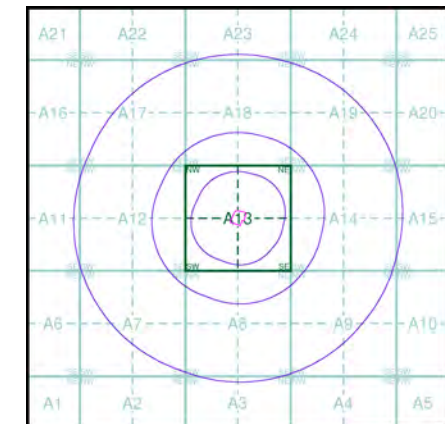
Source map scale - 1:10,560

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

Map Name(s) and Date(s)



Historical Map - Slice A

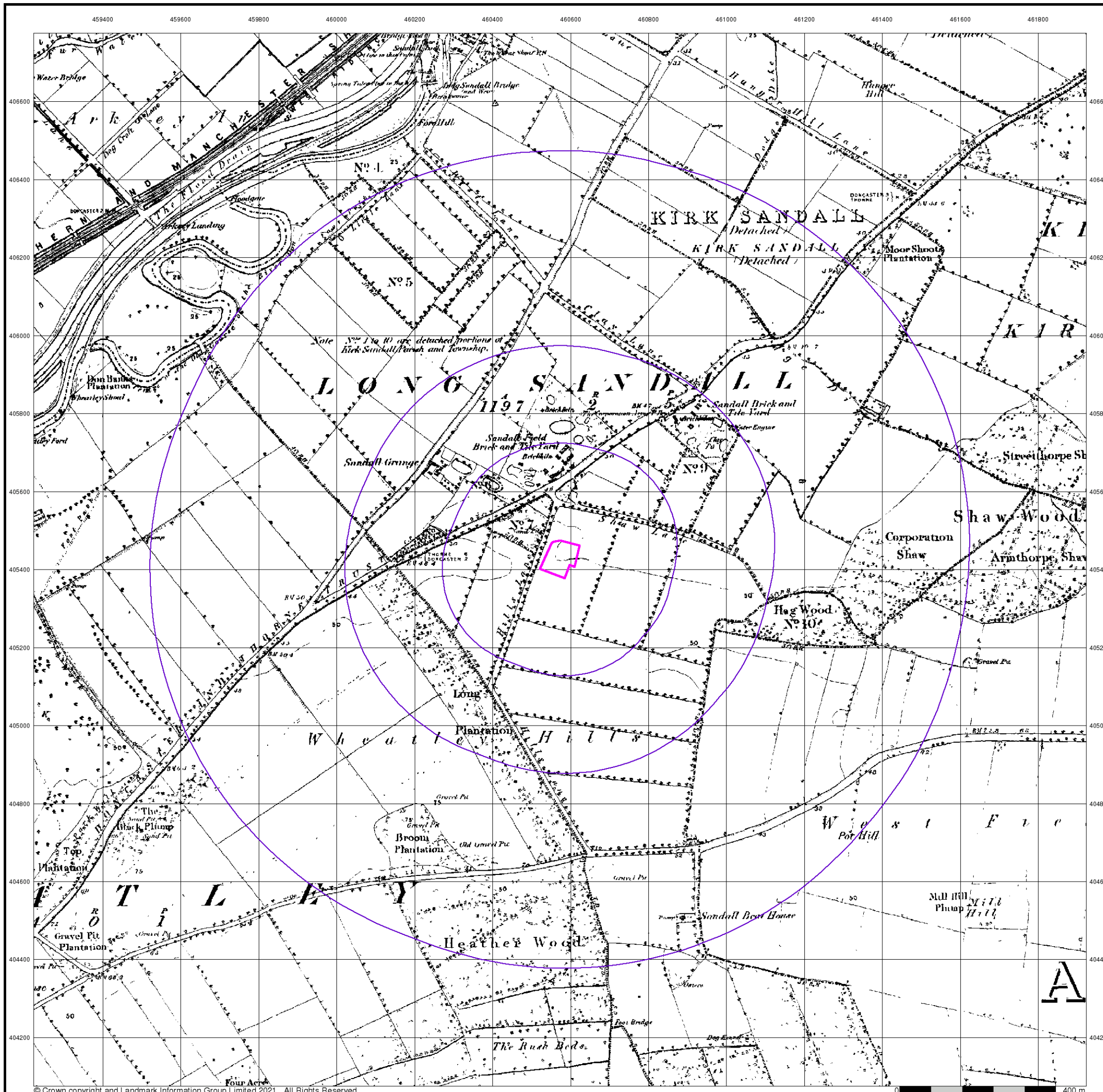


Order Details

Order Number: 280455924_1_1
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Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



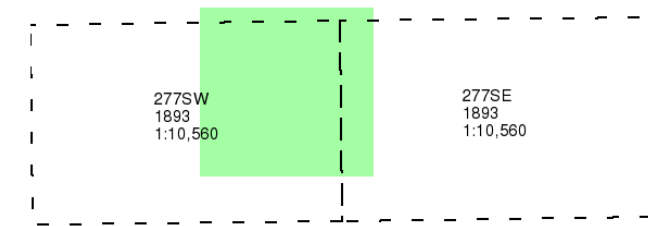
Yorkshire

Published 1893

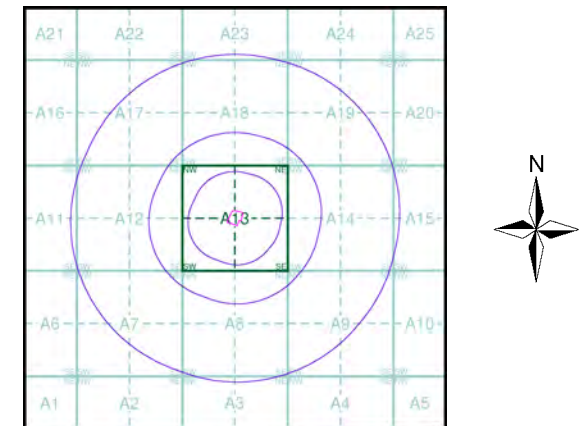
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Map Name(s) and Date(s)



Historical Map - Slice A

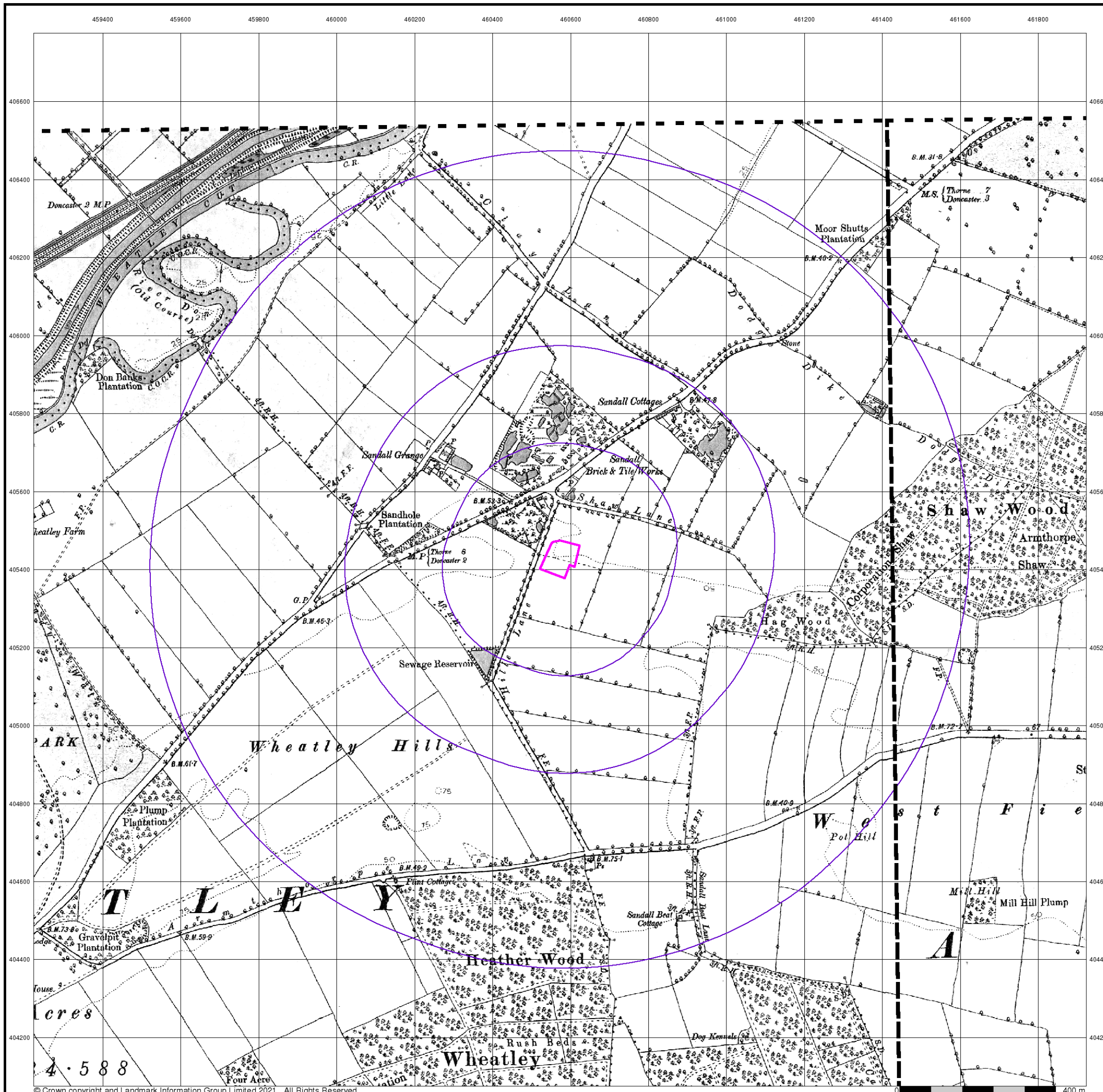


Order Details

Order Number: 280455924_1_1
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 Slice: A
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Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



Yorkshire

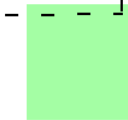
Published 1893

Source map scale - 1:10,560

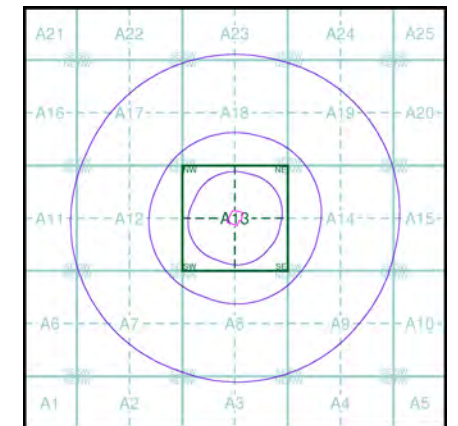
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Map Name(s) and Date(s)

277NW 1893 1:10,560	277NE 1893 1:10,560
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Historical Map - Slice A

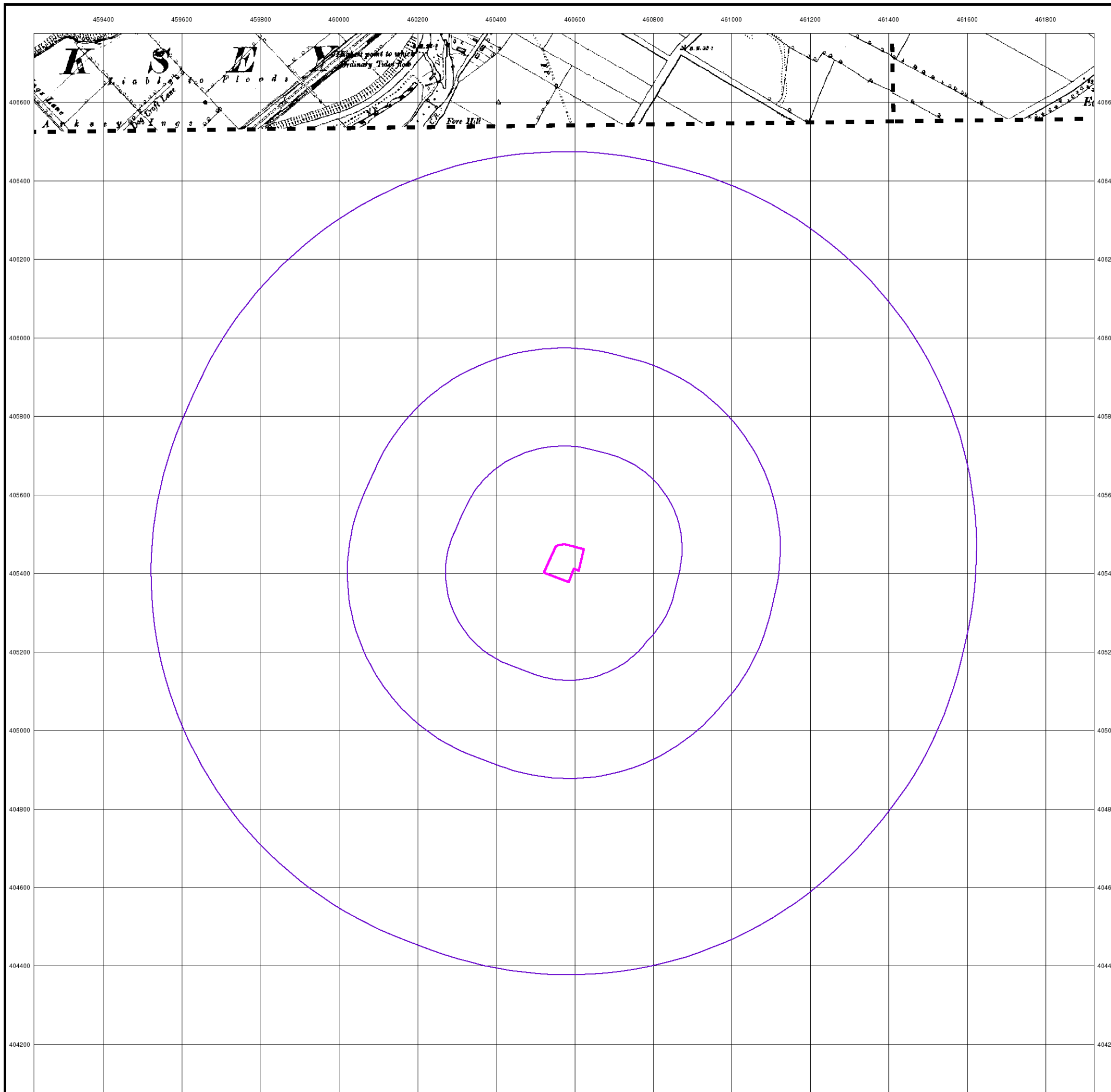


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



Yorkshire

Published 1907

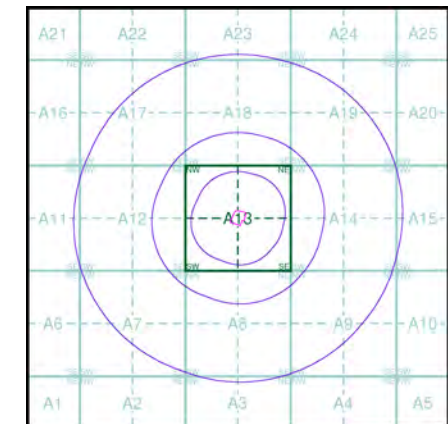
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Map Name(s) and Date(s)

277NW 1907 1:10,560	277NE 1907 1:10,560
277SW 1907 1:10,560	277SE 1907 1:10,560

Historical Map - Slice A

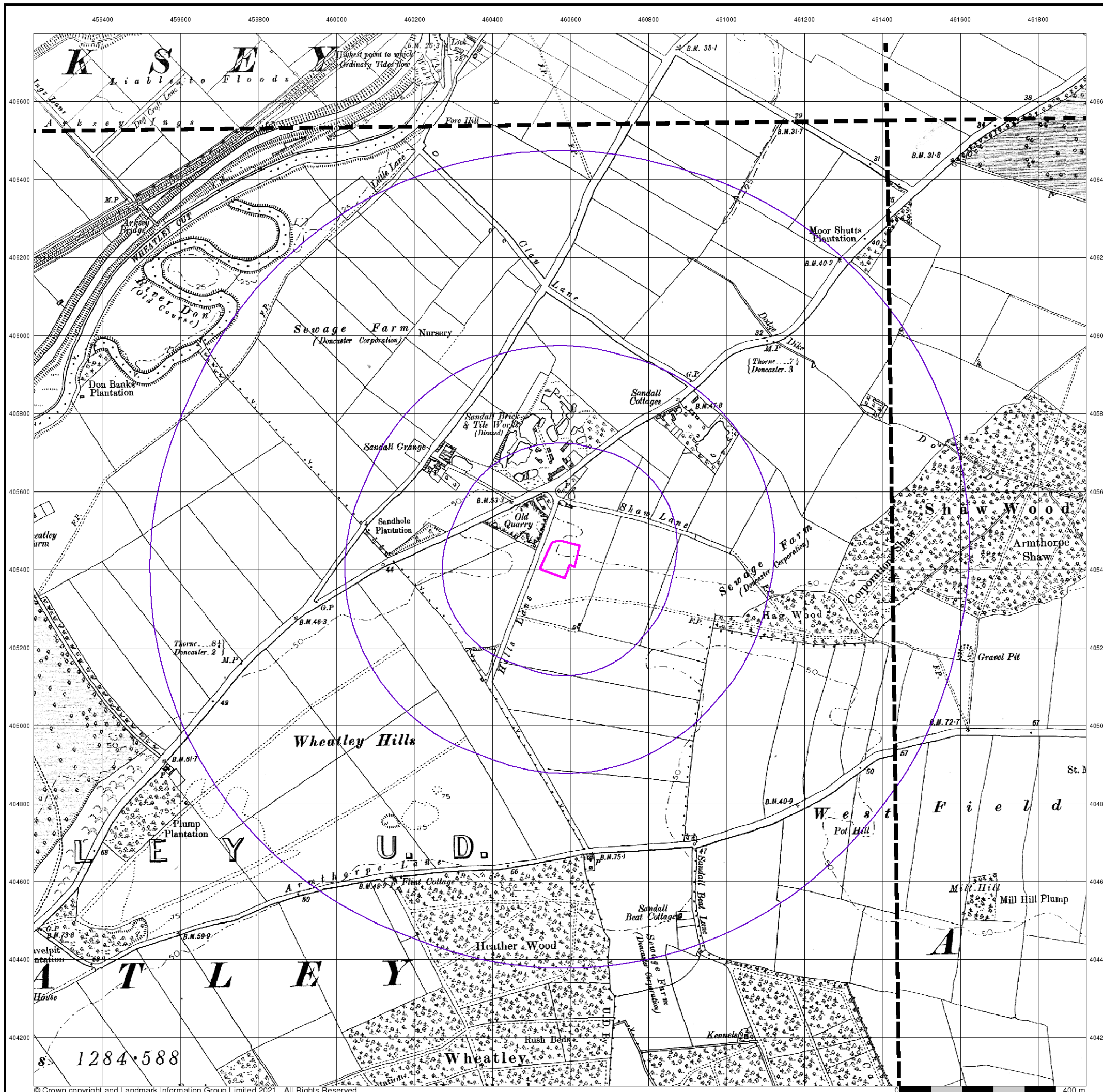


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



Yorkshire

Published 1931

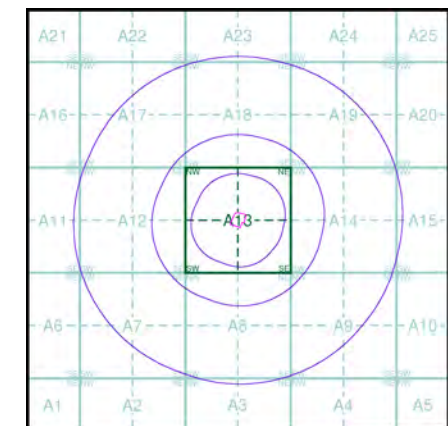
Source map scale - 1:10,560

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

Map Name(s) and Date(s)

277NW 1931 1:10,560	277NE 1931 1:10,560
277SW 1931 1:10,560	277SE 1931 1:10,560

Historical Map - Slice A

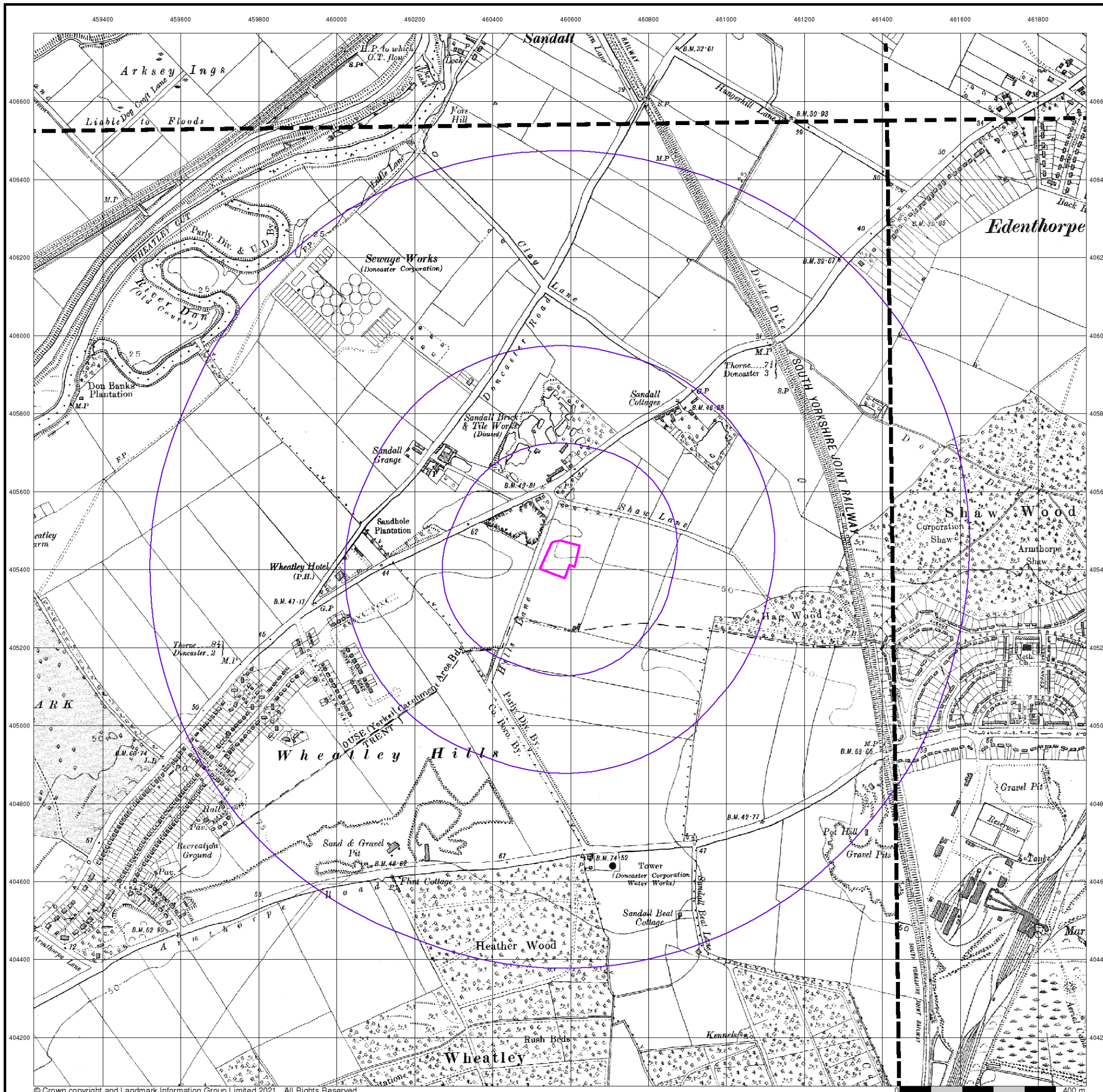


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



Yorkshire

Published 1931

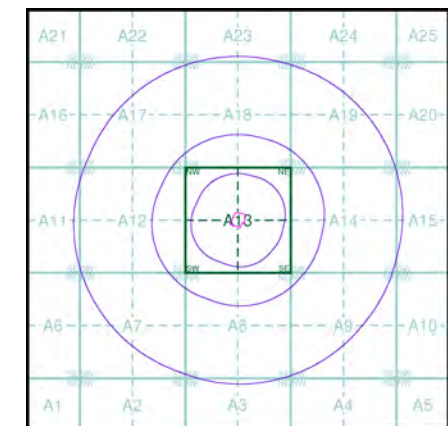
Source map scale - 1:10,560

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Map Name(s) and Date(s)

277NE 1931 1:10,560	277SE 1931 1:10,560
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Historical Map - Slice A

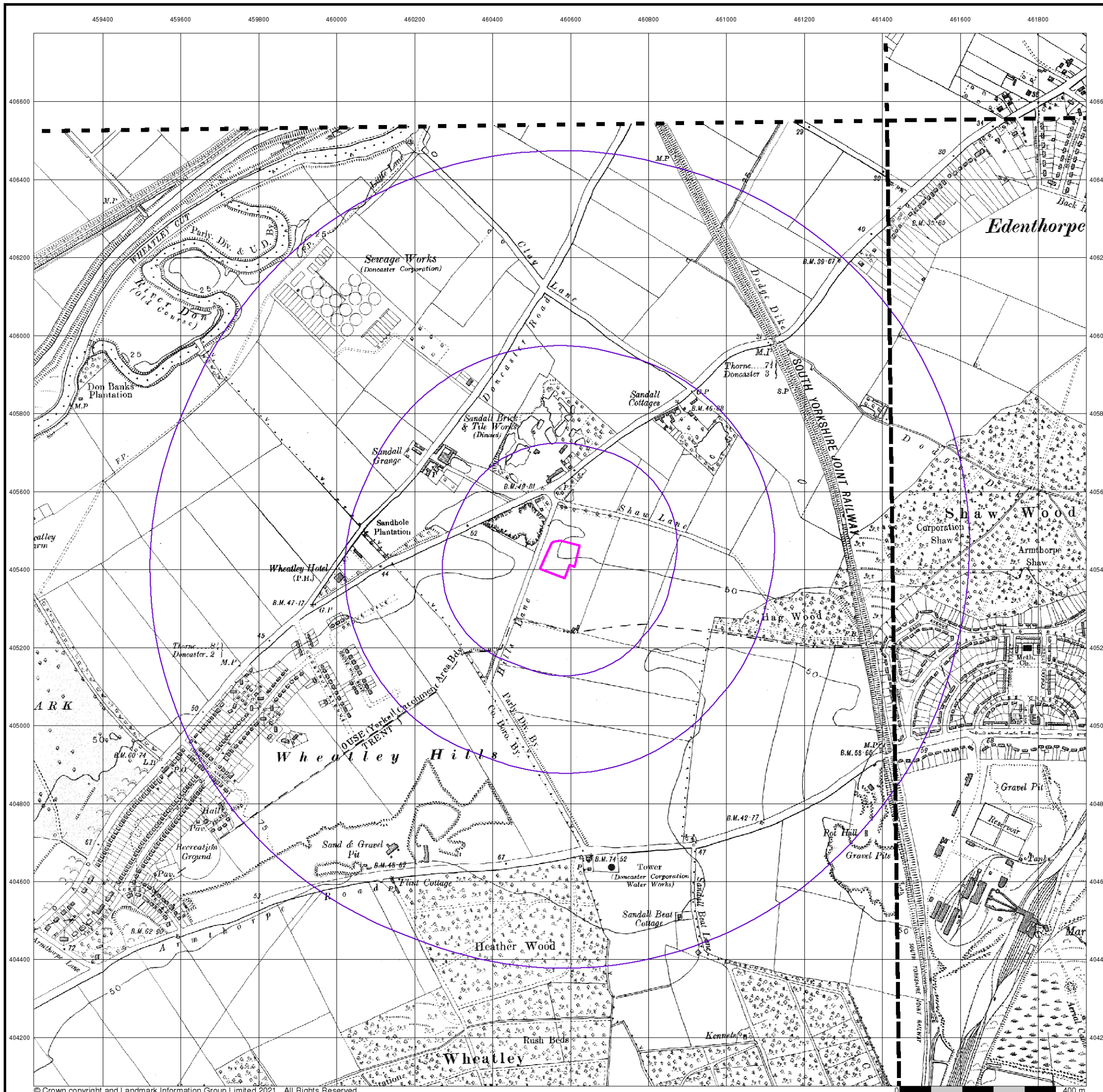


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



Yorkshire

Published 1938 - 1949

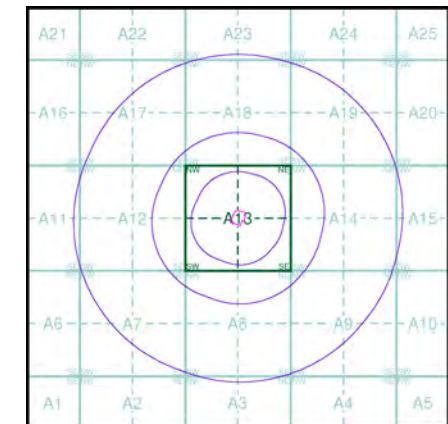
Source map scale - 1:10,560

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

Map Name(s) and Date(s)

277NW 1948 1:10,560	277NE 1949 1:10,560
277SW 1938 1:10,560	277SE 1948 1:10,560

Historical Map - Slice A

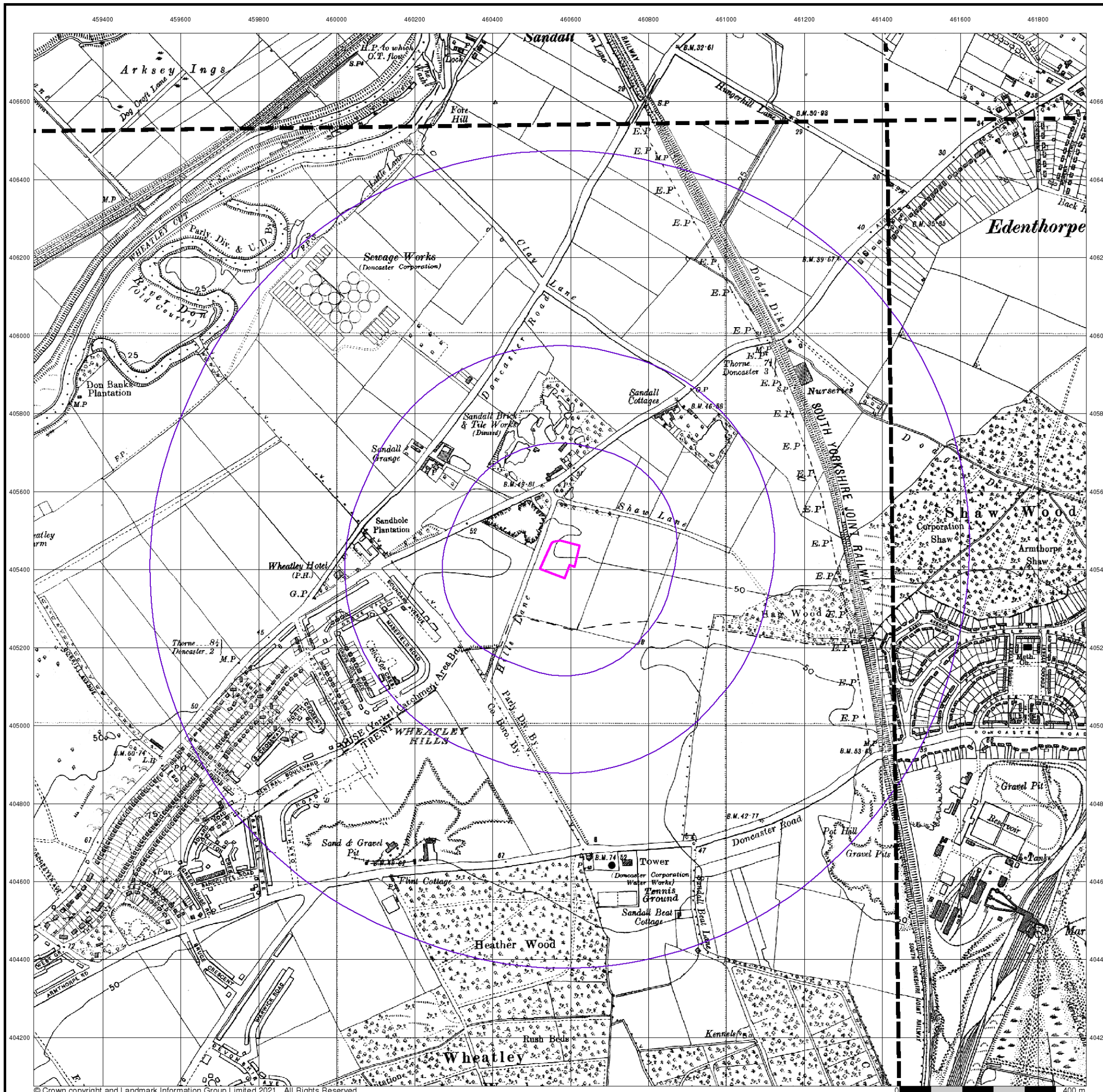


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



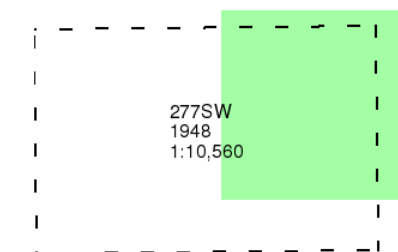
Yorkshire

Published 1948

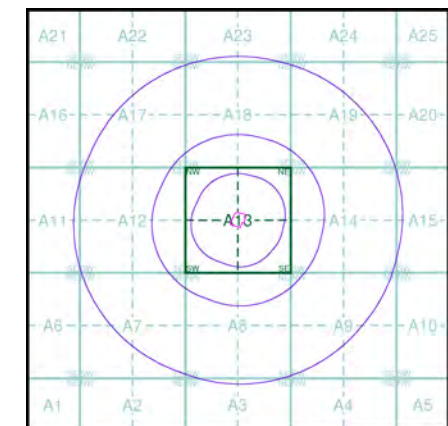
Source map scale - 1:10,560

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

Map Name(s) and Date(s)



Historical Map - Slice A

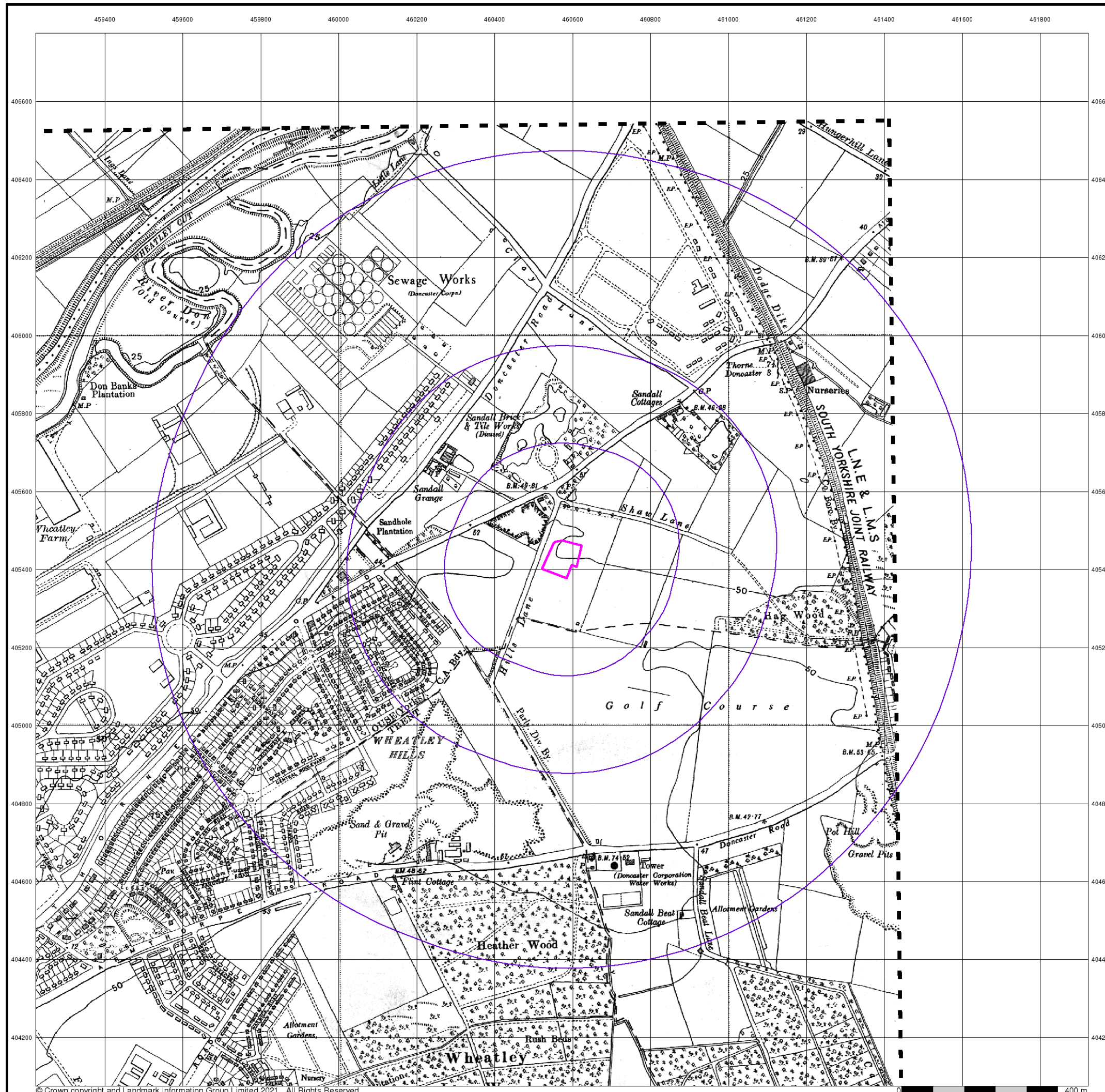


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



Ordnance Survey Plan

Published 1955 - 1956

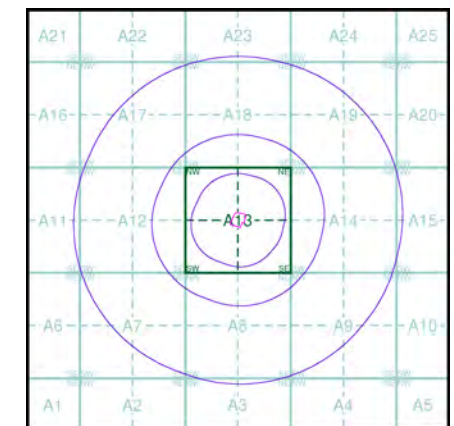
Source map scale - 1:10,000

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

Map Name(s) and Date(s)

SE50NE	SE60NW
1955	1956
1:10,560	1:10,560
SE50SE	SE60SW
1956	1955
1:10,560	1:10,560

Historical Map - Slice A

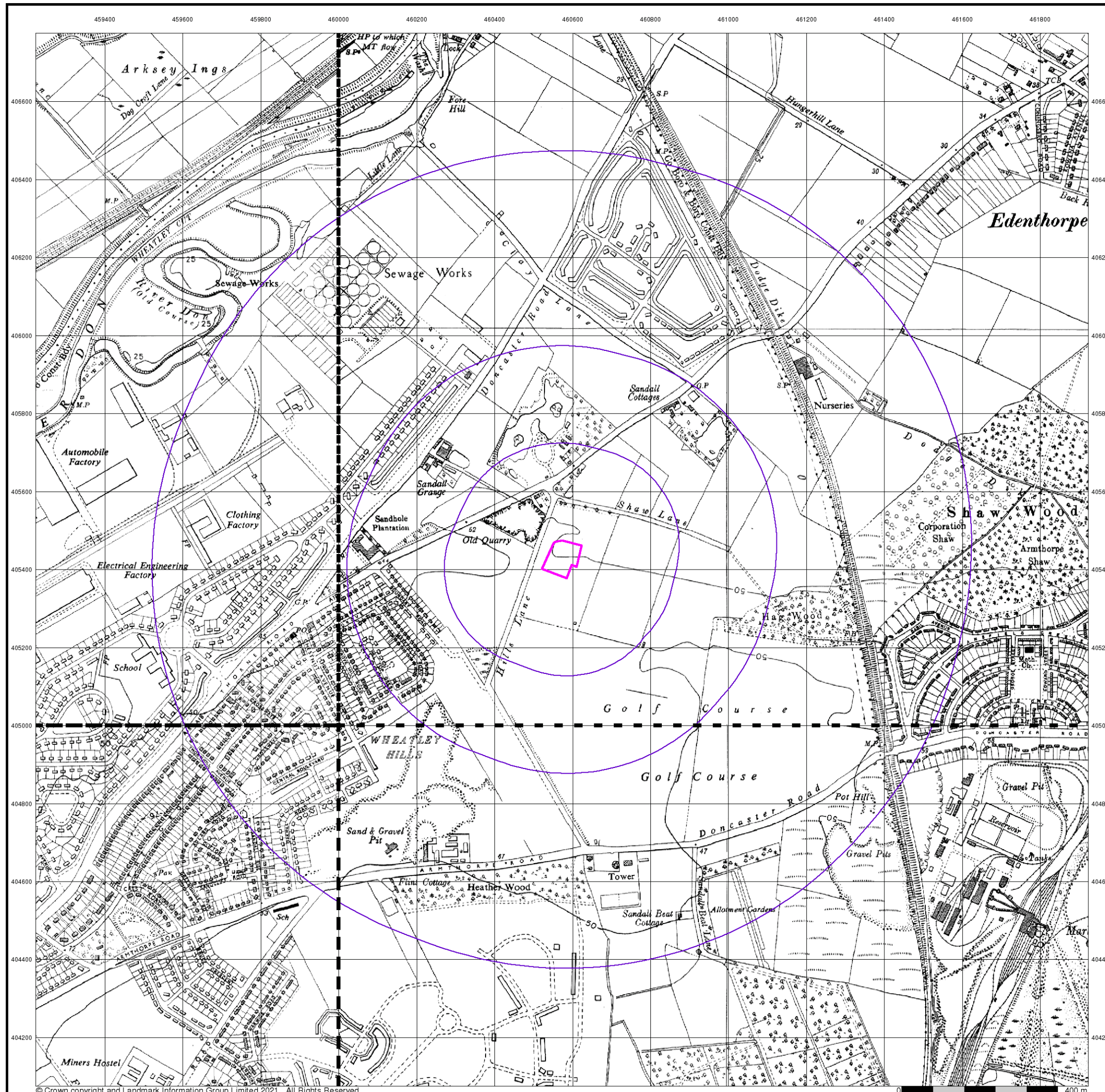


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



Ordnance Survey Plan

Published 1966 - 1968

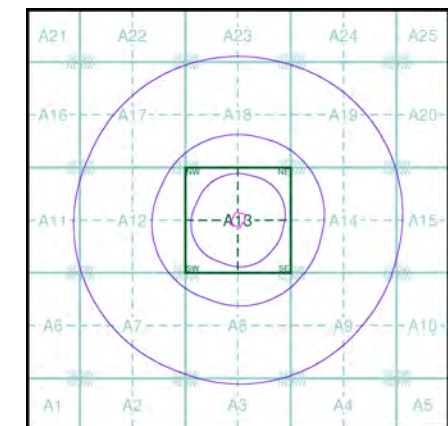
Source map scale - 1:10,000

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

Map Name(s) and Date(s)

SE50NE	SE60NW
1966	1967
1:10,560	1:10,560
SE50SE	SE60SW
1966	1968
1:10,560	1:10,560

Historical Map - Slice A

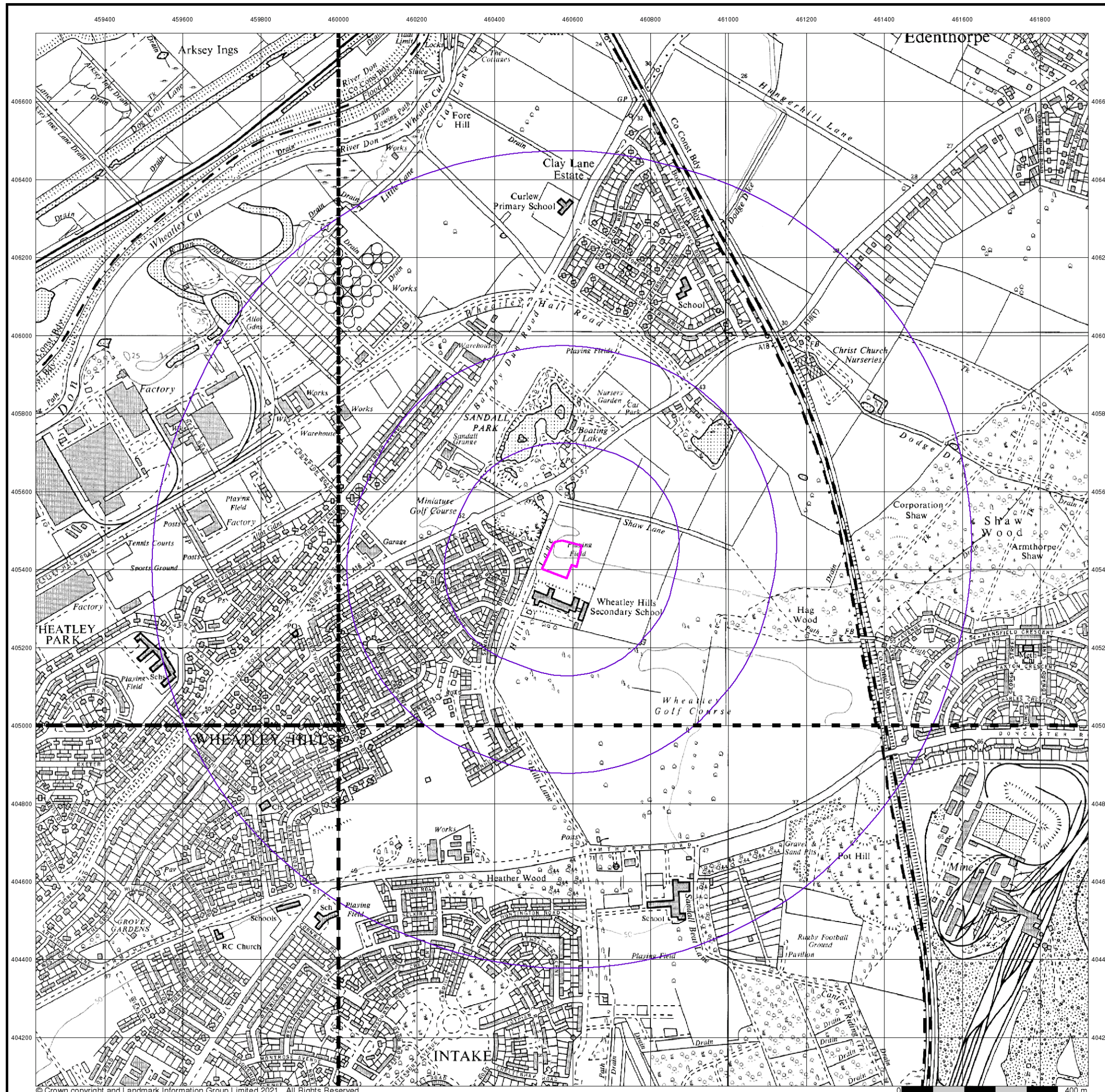


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB





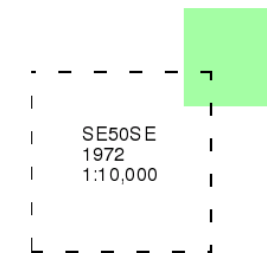
Ordnance Survey Plan

Published 1972

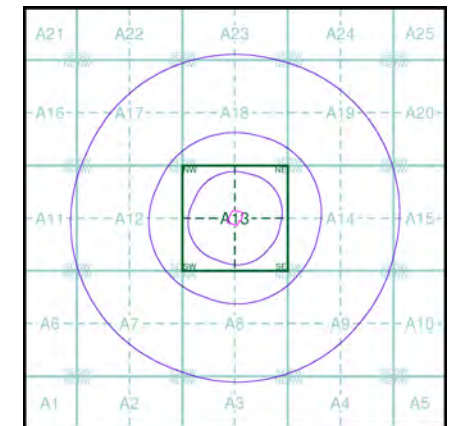
Source map scale - 1:10,000

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

Map Name(s) and Date(s)



Historical Map - Slice A



Order Details

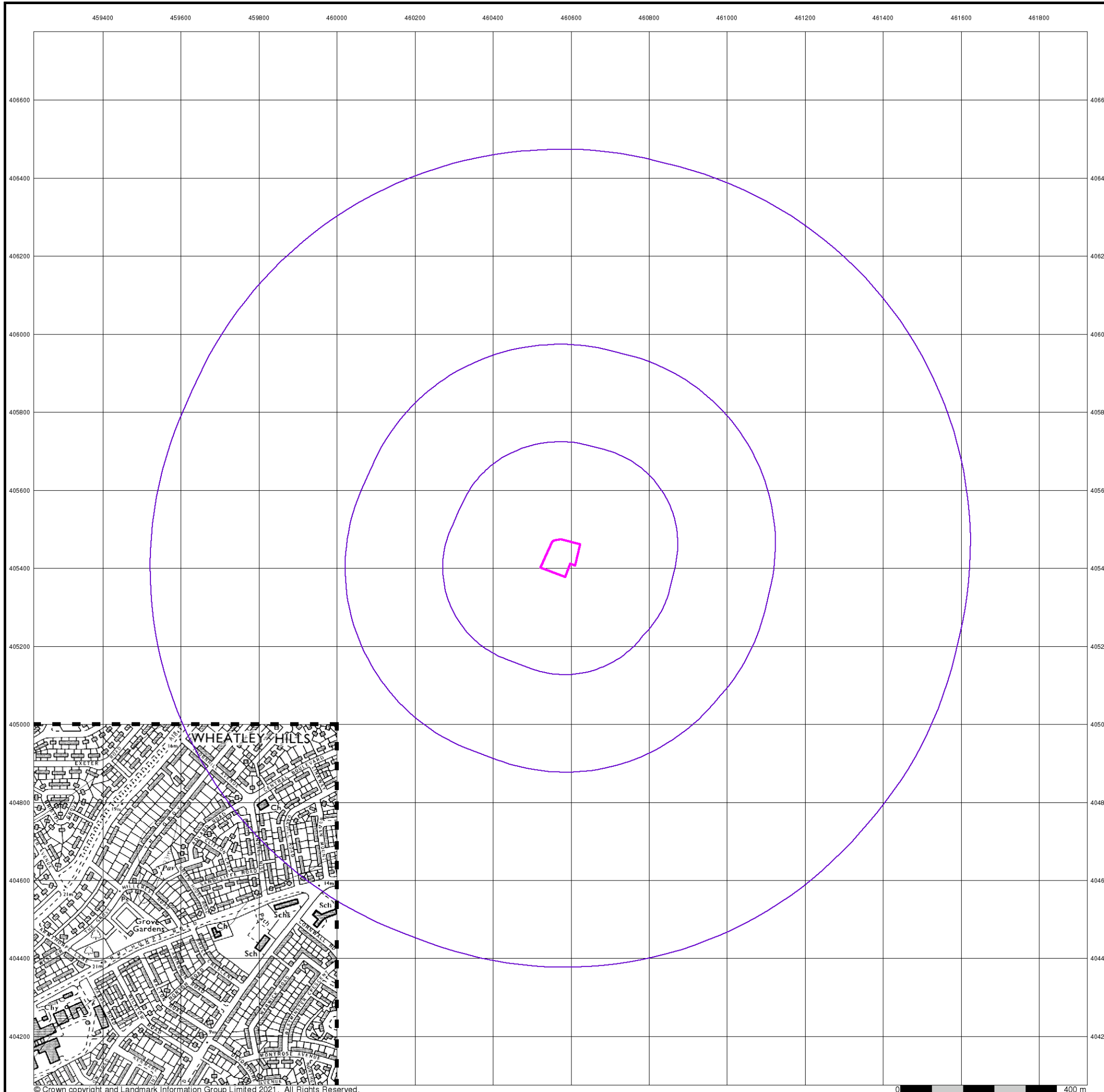
Order Number: 280455924_1_1
Customer Ref: 21-1298.01
National Grid Reference: 460570, 405430
Slice: A
Site Area (Ha): 0.63
Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



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Web: www.envirocheck.co.uk



Doncaster

Published 1976

Source map scale - 1:10,000

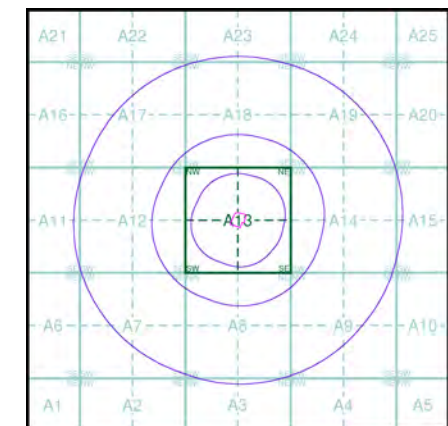
These maps were produced by the Russian military during the Cold War between 1950 and 1997, and cover 103 towns and cities throughout the U.K. The maps are produced at 1:25,000, 1:10,000 and 1:5,000 scale, and show detailed land use, with colour-coded areas for development, green areas, and non-developed areas. Buildings are coloured black and important building uses (such as hospitals, post offices, factories etc.) are numbered, with a numbered key describing their use.

They were produced by the Russians for the benefit of navigation, as well as strategic military sites and transport hubs, for use if they were to have invaded the U.K. The detailed information provided indicates that the areas were surveyed using land-based personnel, on the ground, in the cities that are mapped.

Map Name(s) and Date(s)

SE50NE 1976 1:10,000	SE60NW 1976 1:10,000
SE50SE 1976 1:10,000	SE60SW 1976 1:10,000

Russian Map - Slice A



Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



Ordnance Survey Plan

Published 1980 - 1984

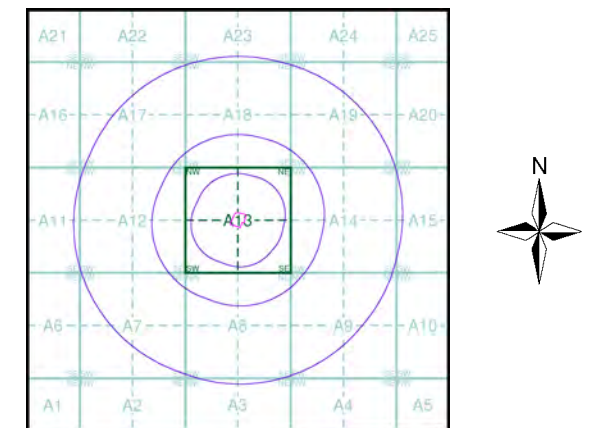
Source map scale - 1:10,000

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

Map Name(s) and Date(s)

SE50NE	SE60NW
1980	1981
1:10,000	1:10,560
SE50SE	SE60SW
1984	1982
1:10,000	1:10,000

Historical Map - Slice A

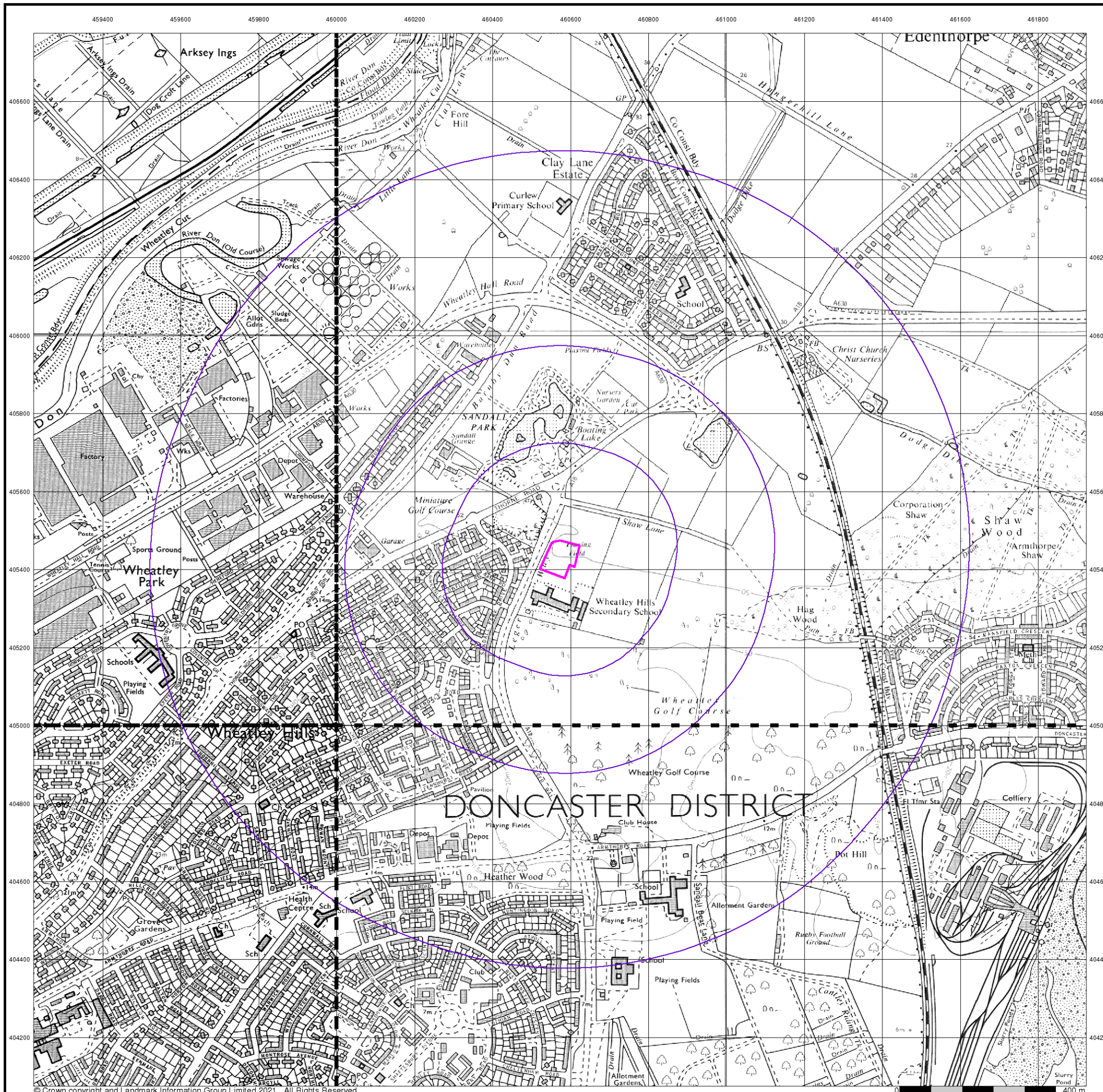


Order Details

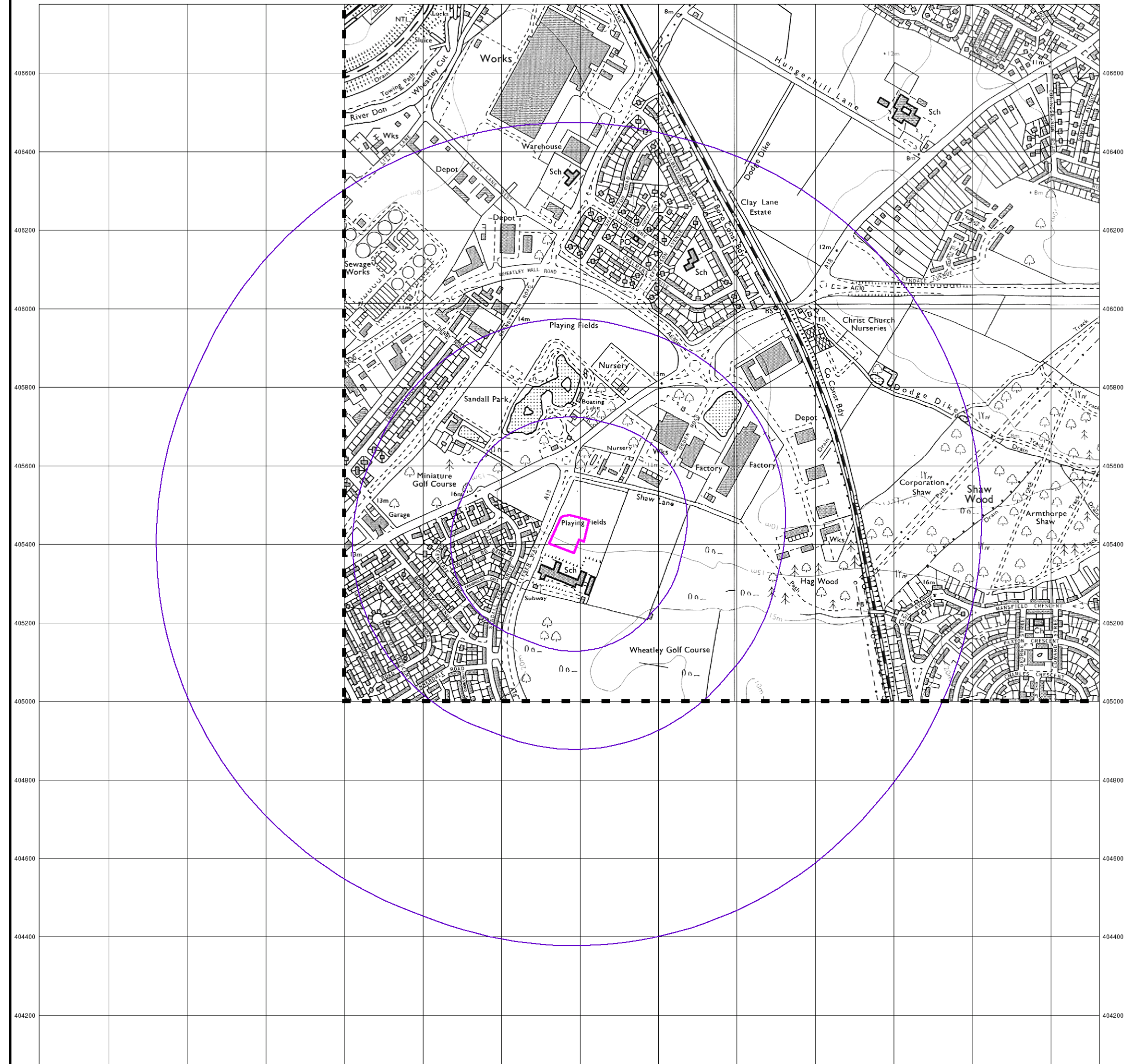
Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



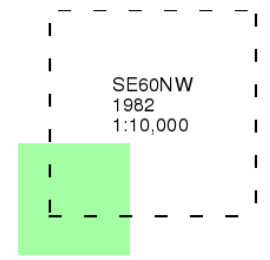
459400 459600 459800 460000 460200 460400 460600 460800 461000 461200 461400 461600 461800



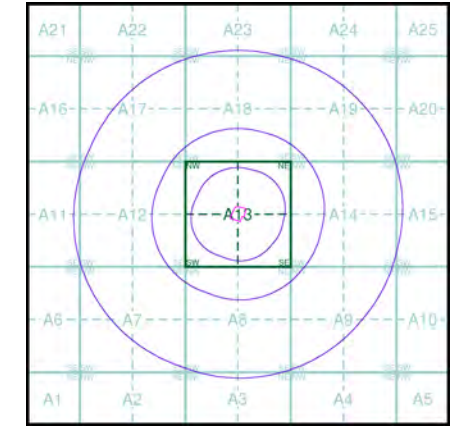
Ordnance Survey Plan
Published 1982
Source map scale - 1:10,000

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

Map Name(s) and Date(s)



Historical Map - Slice A



Order Details
 Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details
 Shaw Wood Business Park, Doncaster, DN2 5TB

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

Ordnance Survey Plan

Published 1992 - 1993

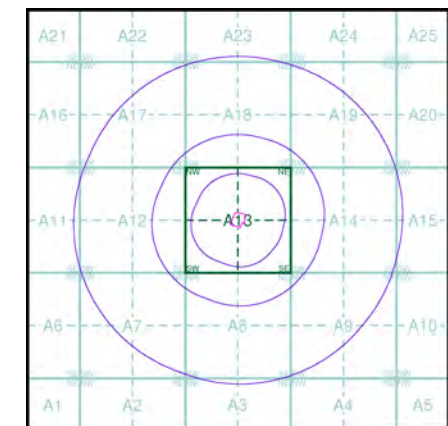
Source map scale - 1:10,000

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

Map Name(s) and Date(s)

SE60NW	1992	1:10,000
SE50SE	1992	1:10,000
SE60SW	1993	1:10,000

Historical Map - Slice A

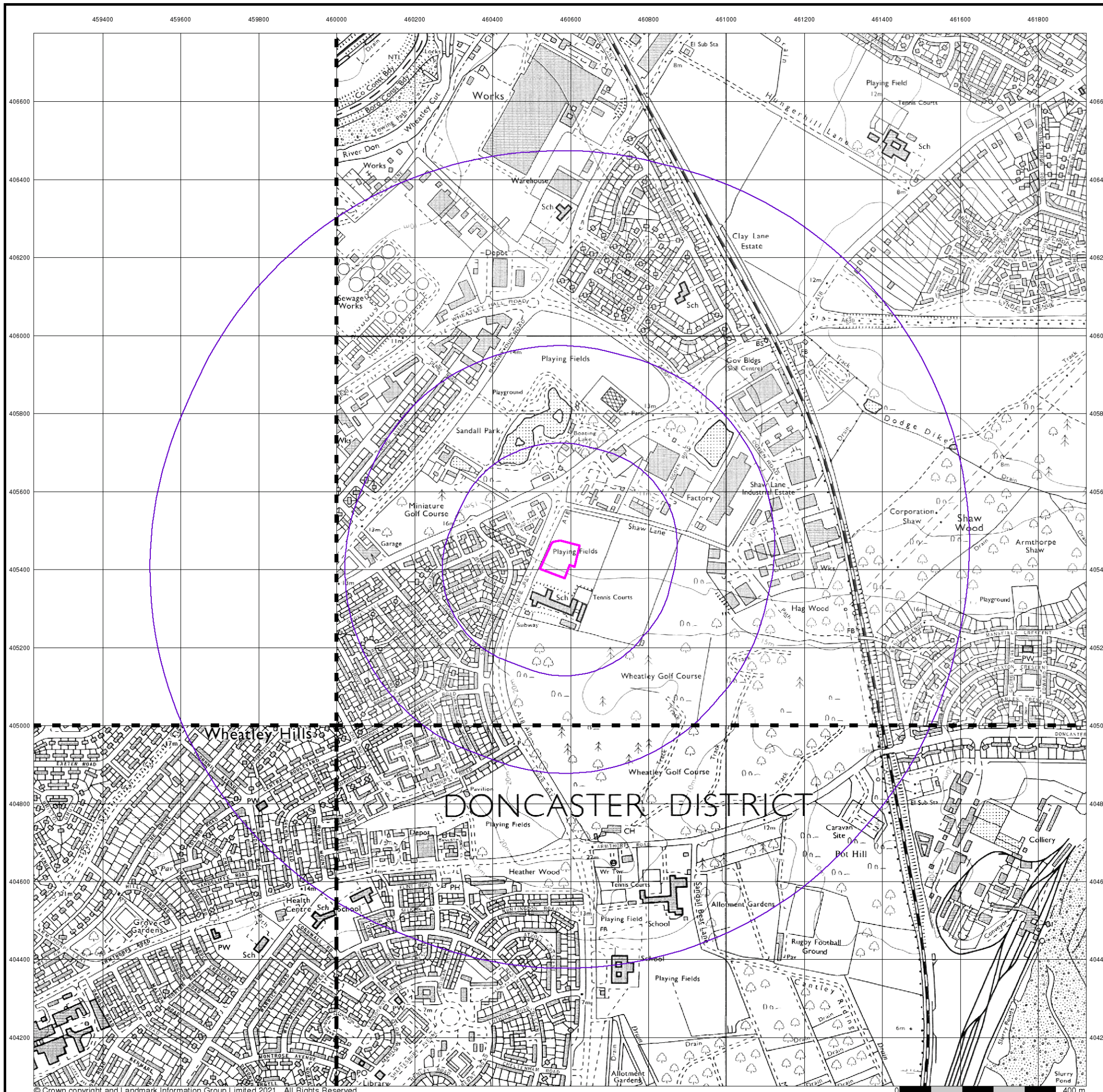


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB





10k Raster Mapping

Published 2000

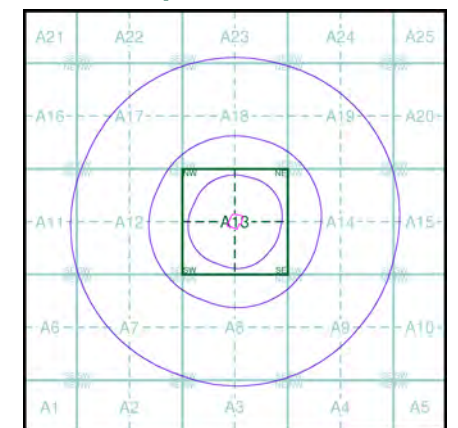
Source map scale - 1:10,000

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

Map Name(s) and Date(s)

SE50NE	SE60NW
2000	2000
1:10,000	1:10,000
SE50SE	SE60SW
2000	2000
1:10,000	1:10,000

Historical Map - Slice A



Order Details

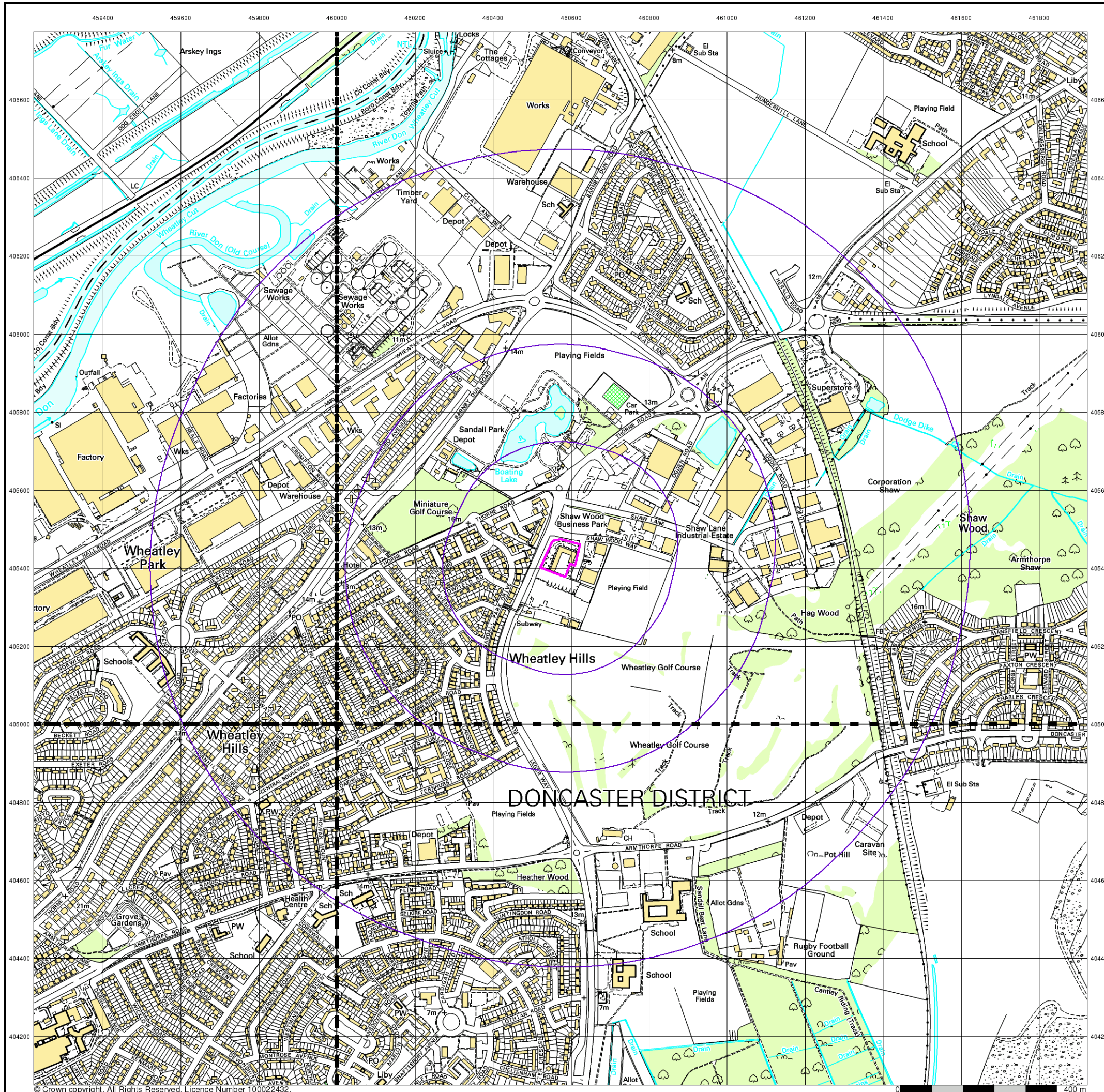
Order Number: 280455924_1_1
Customer Ref: 21-1298.01
National Grid Reference: 460570, 405430
Slice: A
Site Area (Ha): 0.63
Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



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





10k Raster Mapping

Published 2006

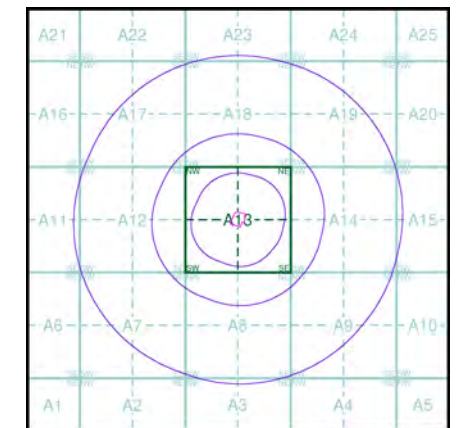
Source map scale - 1:10,000

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

Map Name(s) and Date(s)

SE50NE	SE60NW
2006	2006
1:10,000	1:10,000
SE50SE	SE60SW
2006	2006
1:10,000	1:10,000

Historical Map - Slice A



Order Details

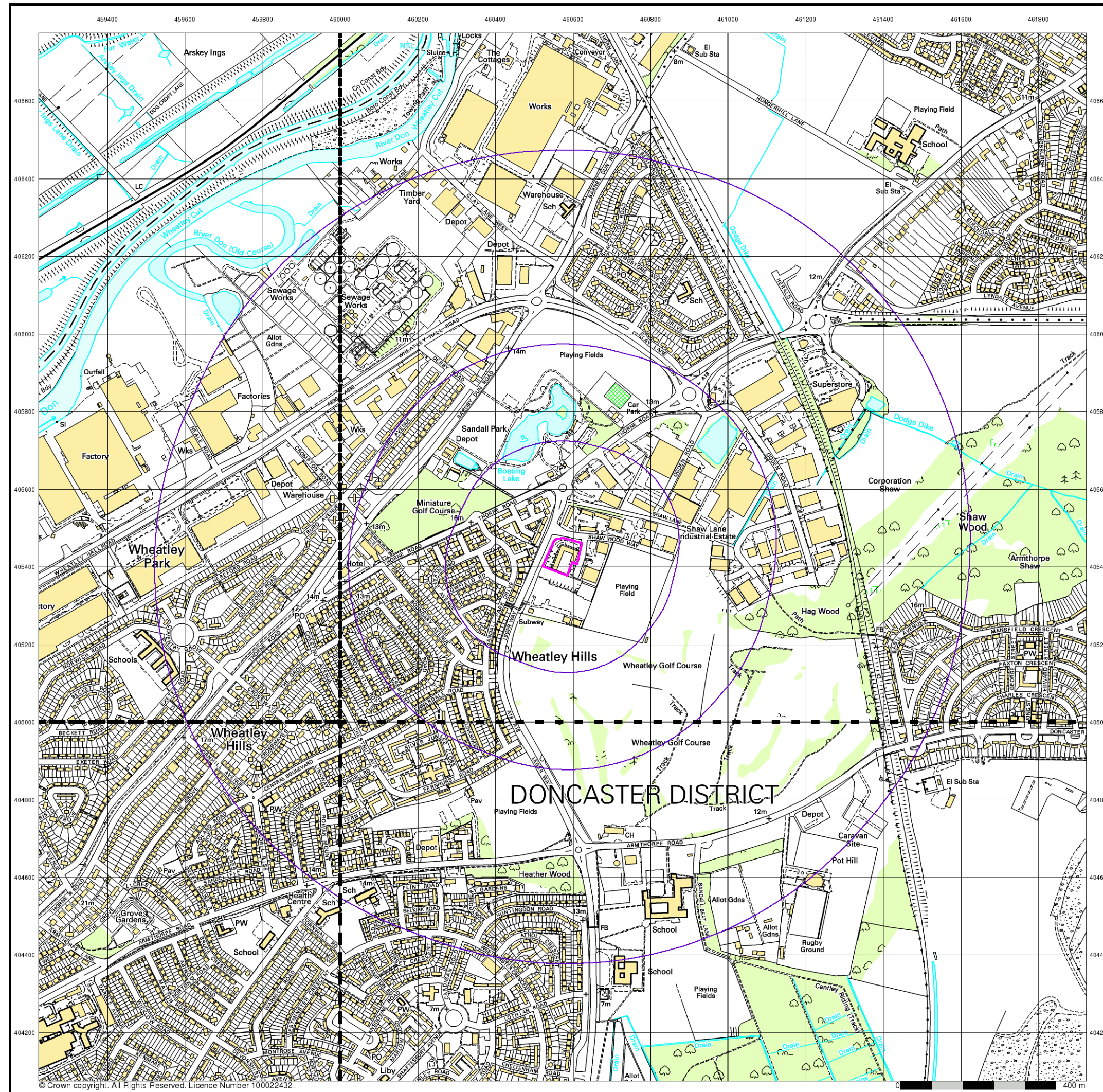
Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



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



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VectorMap Local

Published 2021

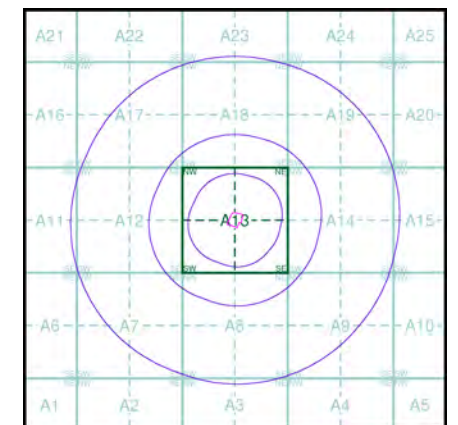
Source map scale - 1:10,000

VectorMap Local (Raster) is Ordnance Survey's highest detailed 'backdrop' mapping product. These maps are produced from OS's VectorMap Local, a simple vector dataset at a nominal scale of 1:10,000, covering the whole of Great Britain, that has been designed for creating graphical mapping. OS VectorMap Local is derived from large-scale information surveyed at 1:1250 scale (covering major towns and cities), 1:2500 scale (smaller towns, villages and developed rural areas), and 1:10 000 scale (mountain, moorland and river estuary areas).

Map Name(s) and Date(s)

SE50NE 2021 Variable	SE60NW 2021 Variable
SE50SE 2021 Variable	SE60SW 2021 Variable

Historical Map - Slice A

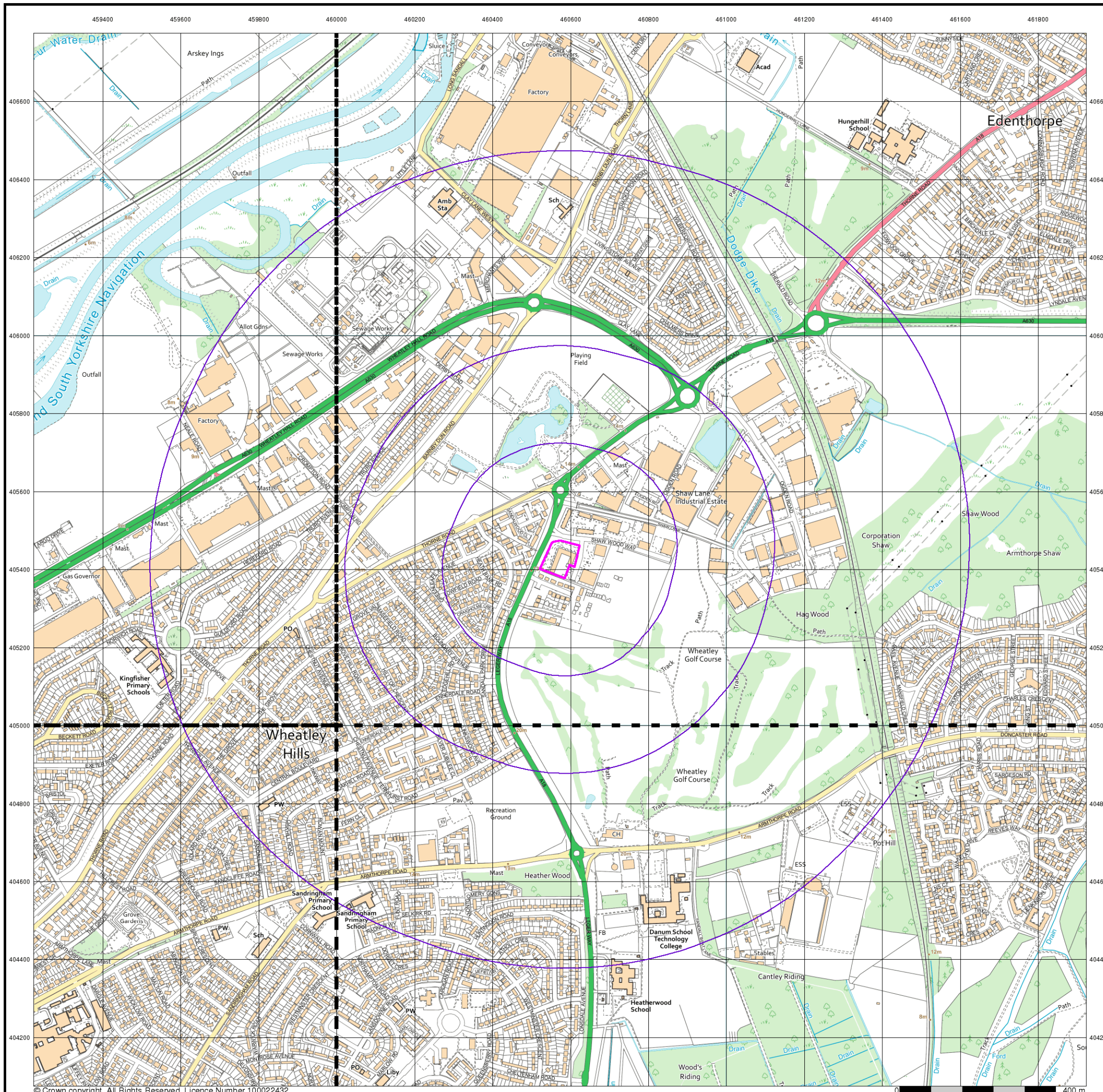


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



Historical Mapping Legends

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

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

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

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

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

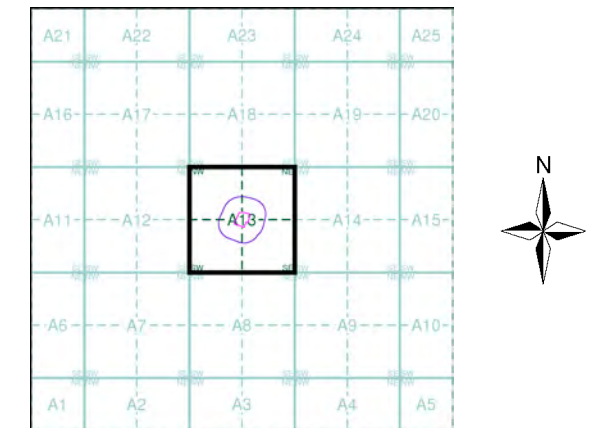
Cliff **Slopes** **Top**
Rock **Rock (scattered)**
Boulders **Boulders (scattered)**
Positioned Boulder **Scree**
Non-Coniferous Tree (surveyed) **Coniferous Tree (surveyed)**
Non-Coniferous Trees (not surveyed) **Coniferous Trees (not surveyed)**
Orchard Tree **Scrub** **Bracken**
Coppice, Osier **Reeds**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



Historical Mapping & Photography included:

Mapping Type	Scale	Date	Pg
Yorkshire	1:2,500	1892	2
Yorkshire	1:2,500	1906	3
Yorkshire	1:2,500	1930	4
Yorkshire	1:2,500	1937	5
Ordnance Survey Plan	1:1,250	1960	6
Ordnance Survey Plan	1:2,500	1961	7
Ordnance Survey Plan	1:1,250	1970 - 1973	8
Additional SIMs	1:1,250	1978 - 1984	9
Ordnance Survey Plan	1:1,250	1985	10
Large-Scale National Grid Data	1:1,250	1993	11
Large-Scale National Grid Data	1:1,250	1996	12
Historical Aerial Photography	1:2,500	1999	13

Historical Map - Segment A13



Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 100

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



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

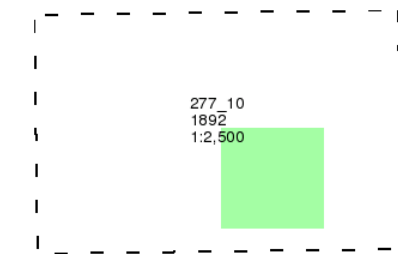
Yorkshire

Published 1892

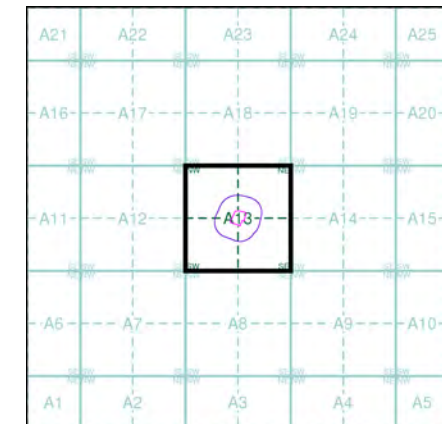
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13

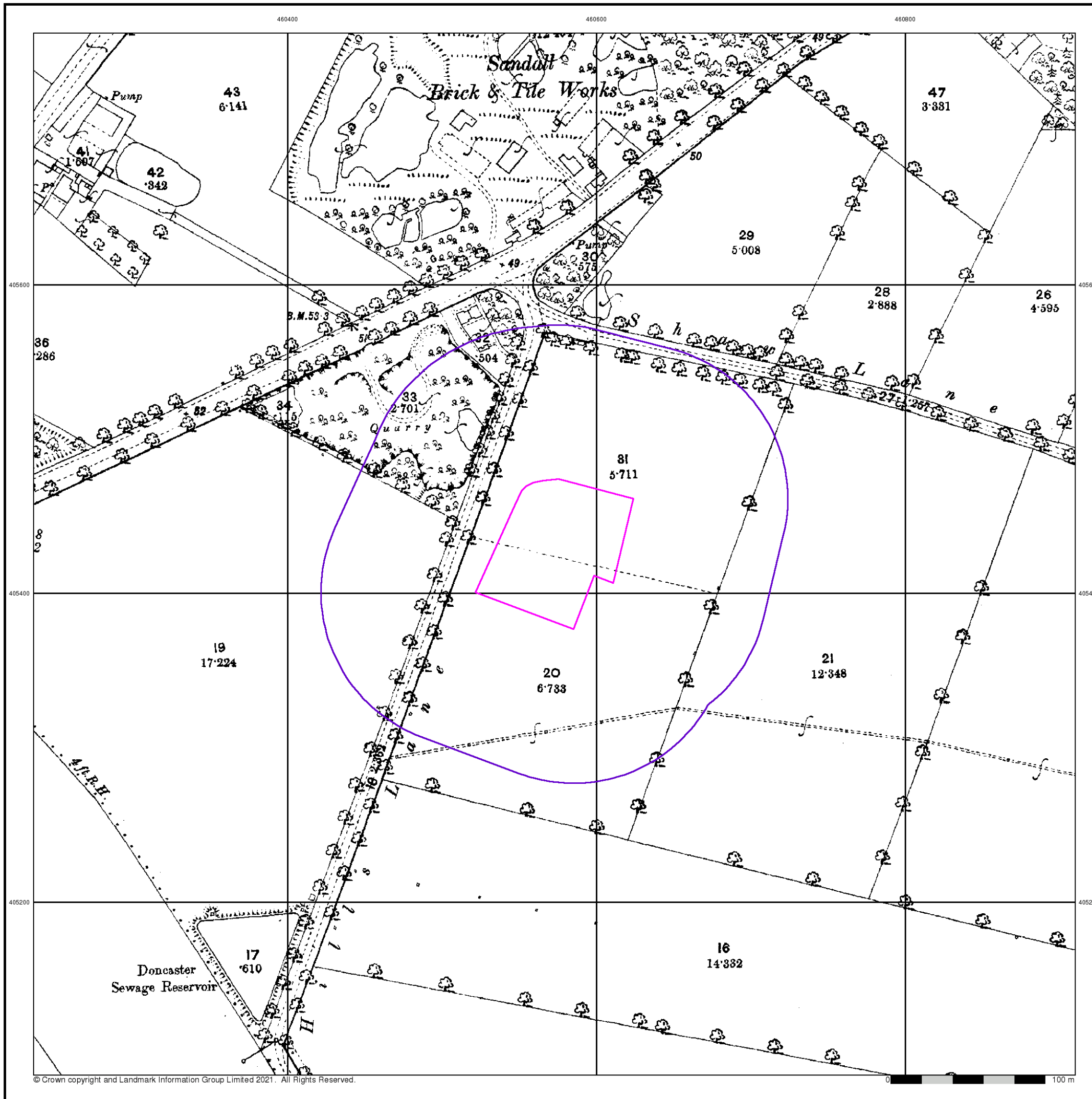


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 100

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



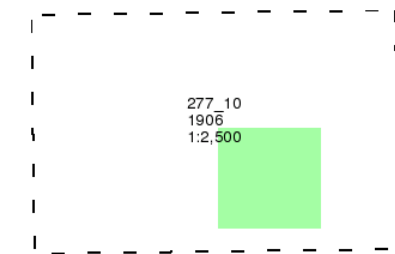
Yorkshire

Published 1906

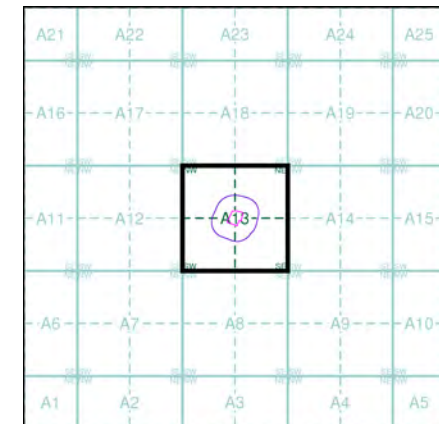
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13

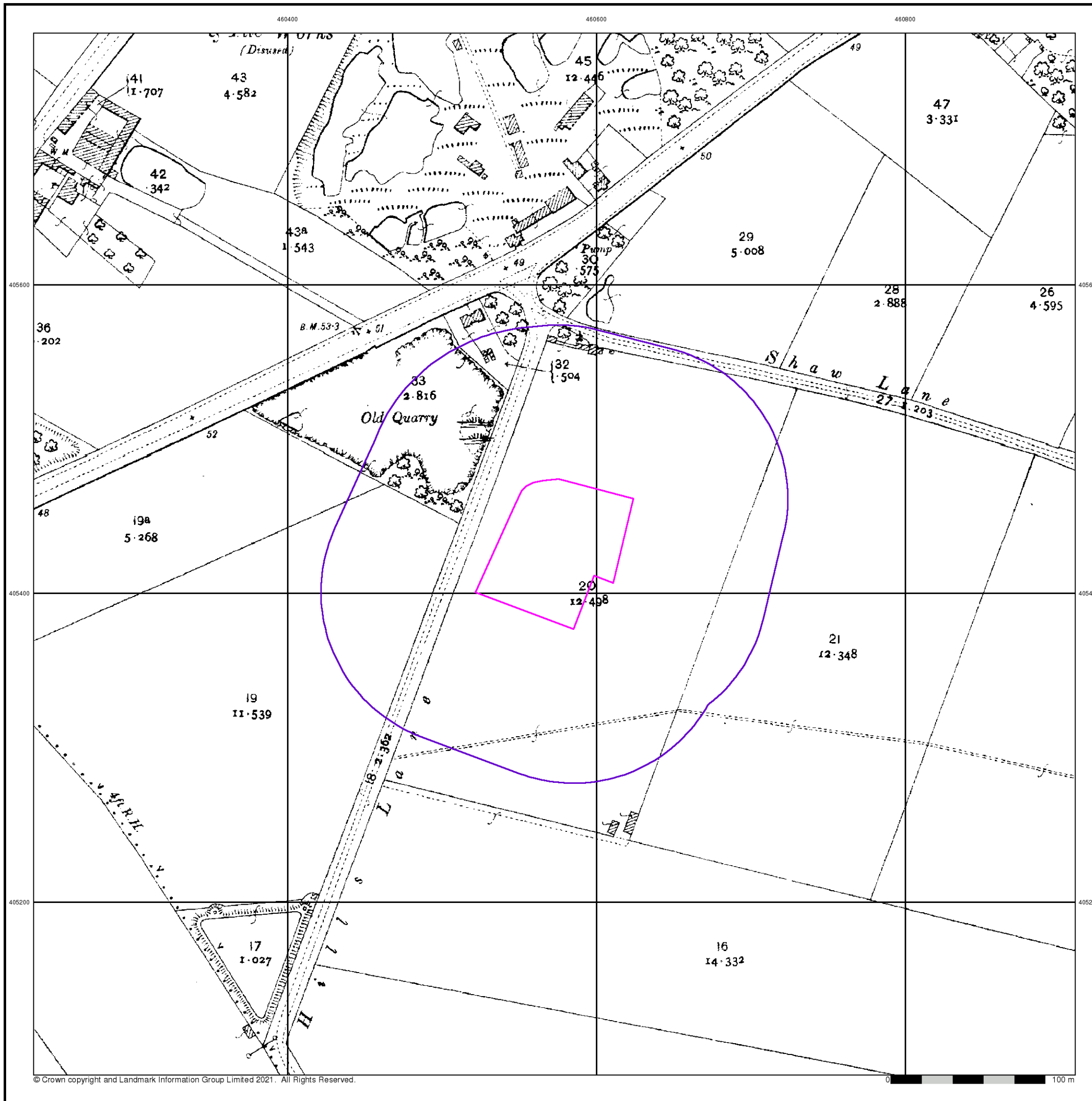


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 100

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



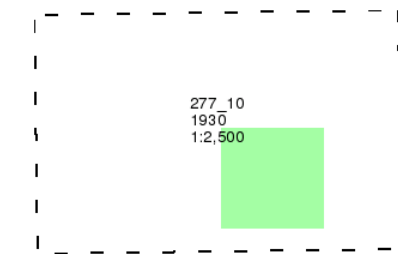
Yorkshire

Published 1930

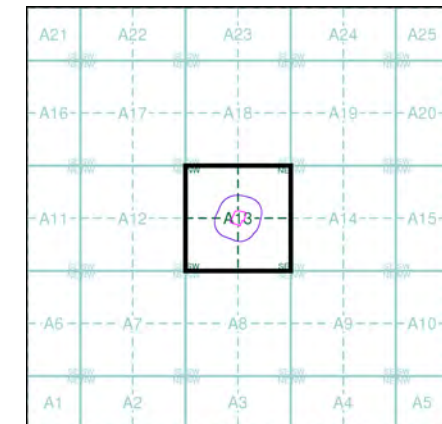
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13

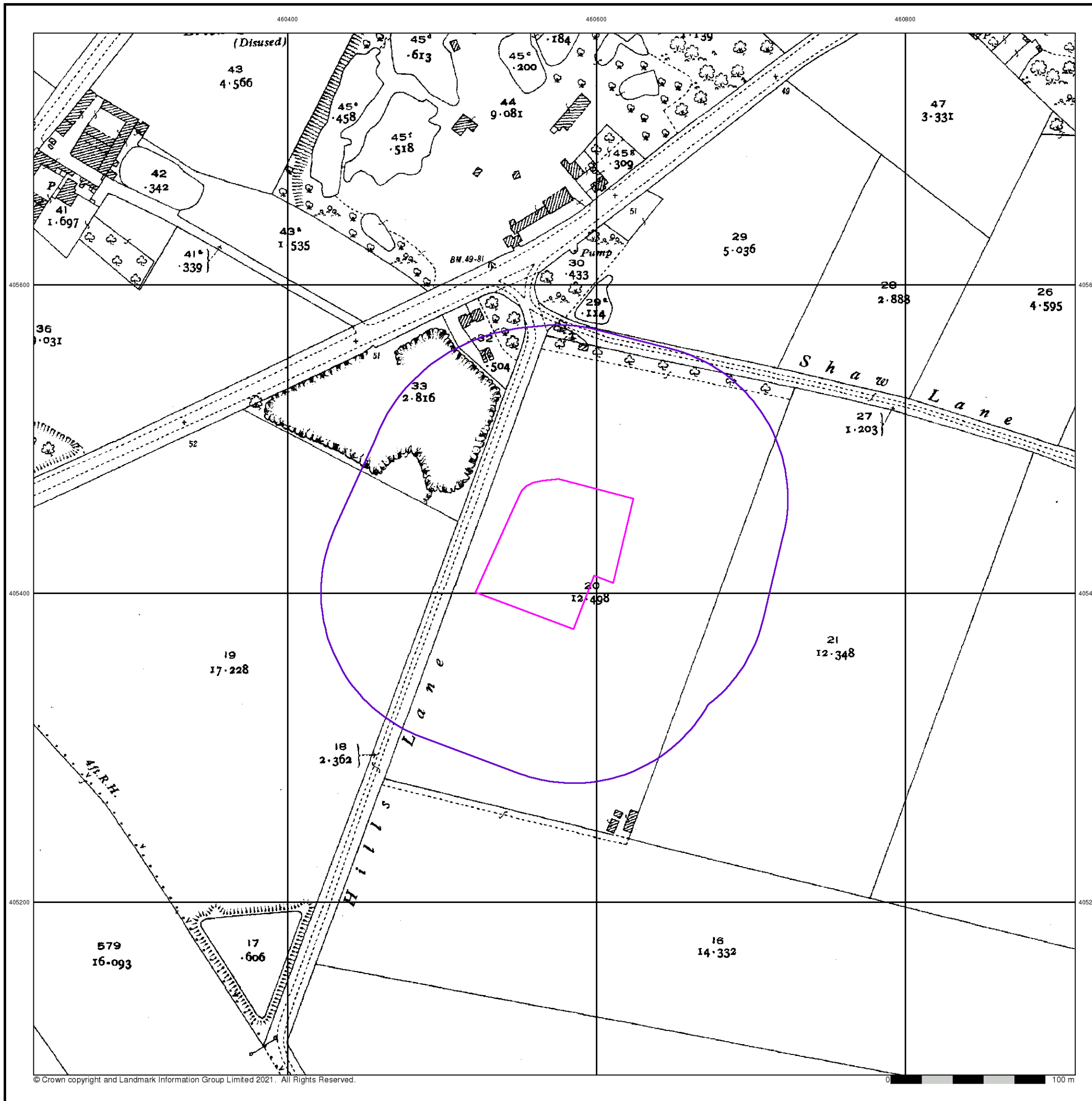


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 100

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



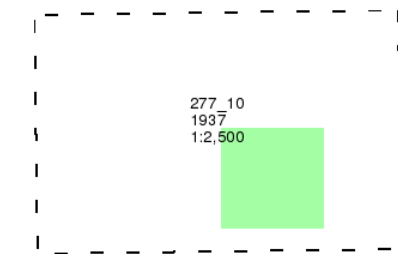
Yorkshire

Published 1937

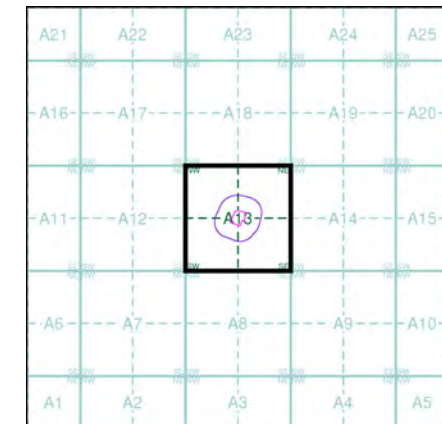
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13

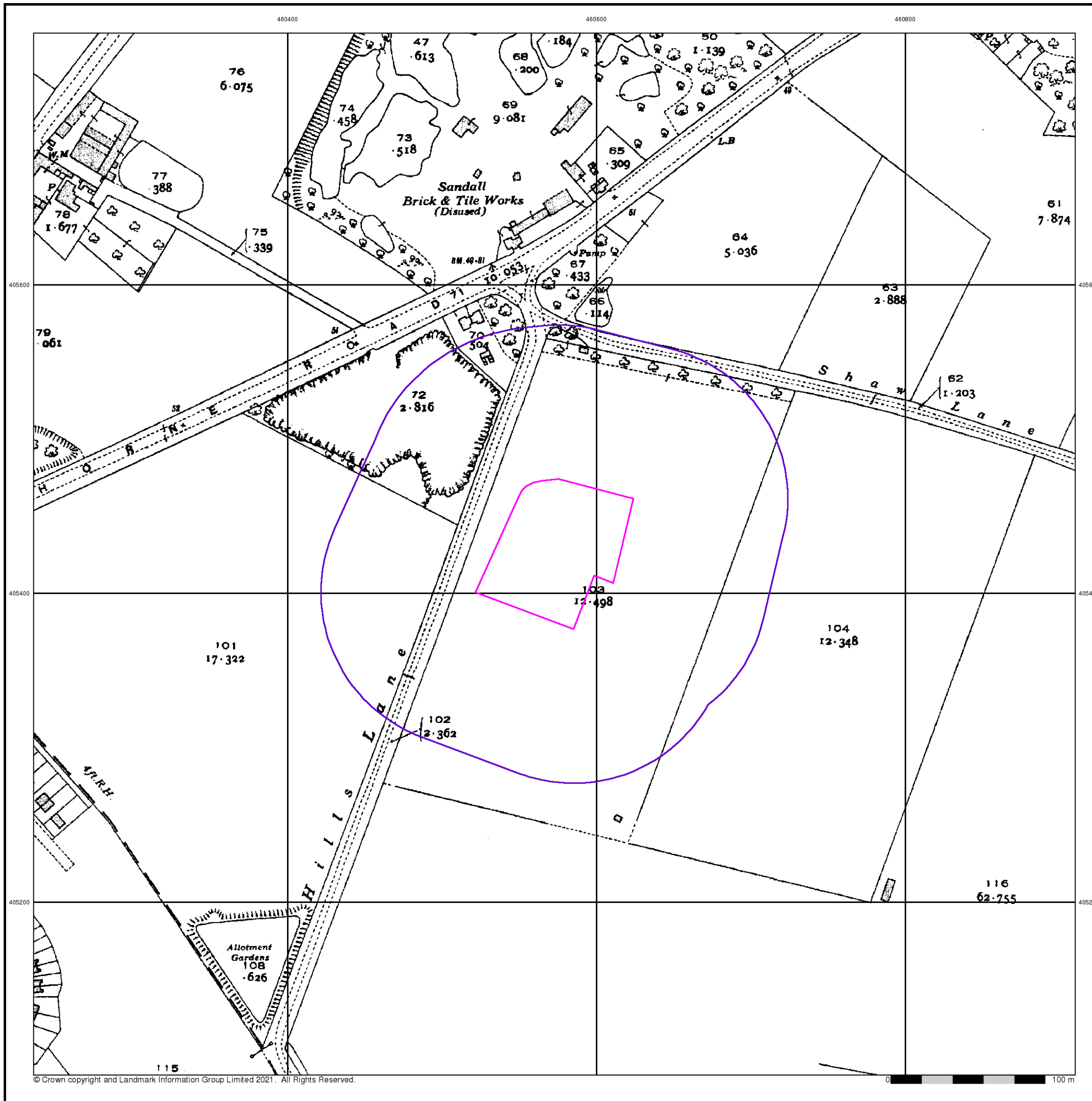


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 100

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB





Ordnance Survey Plan

Published 1960

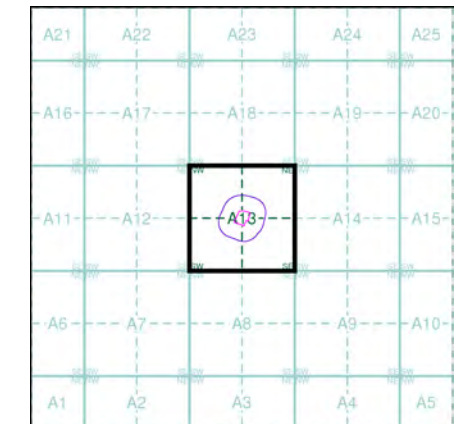
Source map scale - 1:1,250

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

Map Name(s) and Date(s)

SE6005NW 1960 1:1,250	SE6005NE 1960 1:1,250
SE6005SW 1960 1:1,250	SE6005SE 1960 1:1,250

Historical Map - Segment A13



Order Details

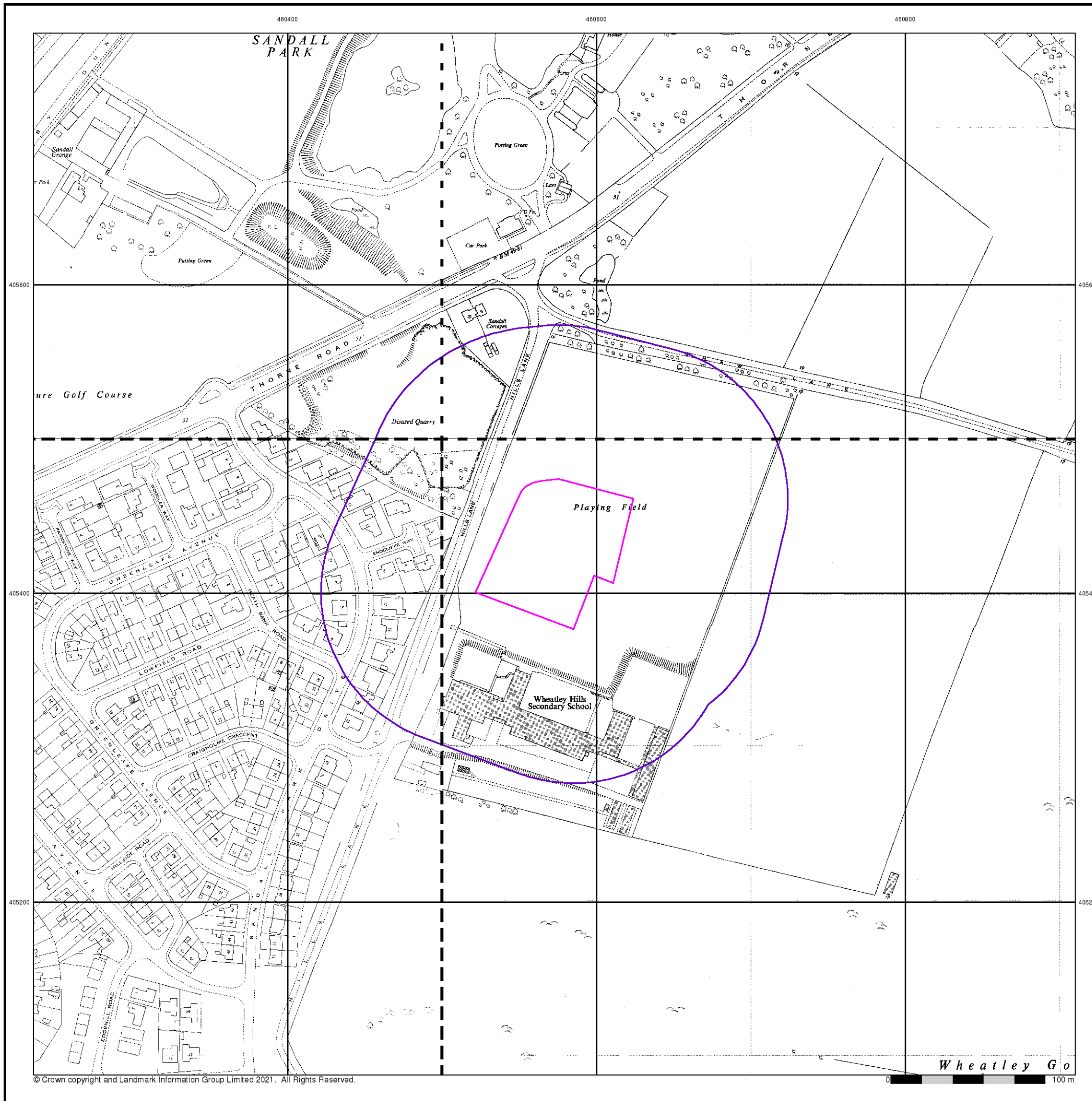
Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 100

Site Details

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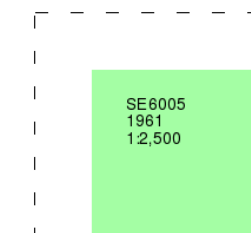
Ordnance Survey Plan

Published 1961

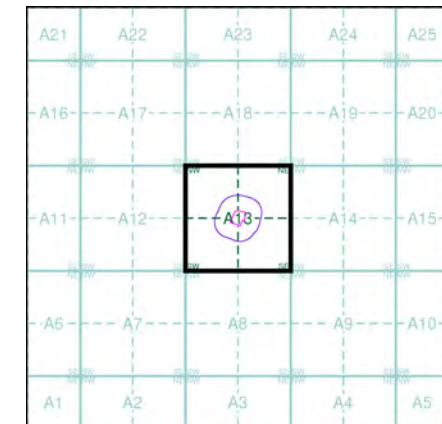
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

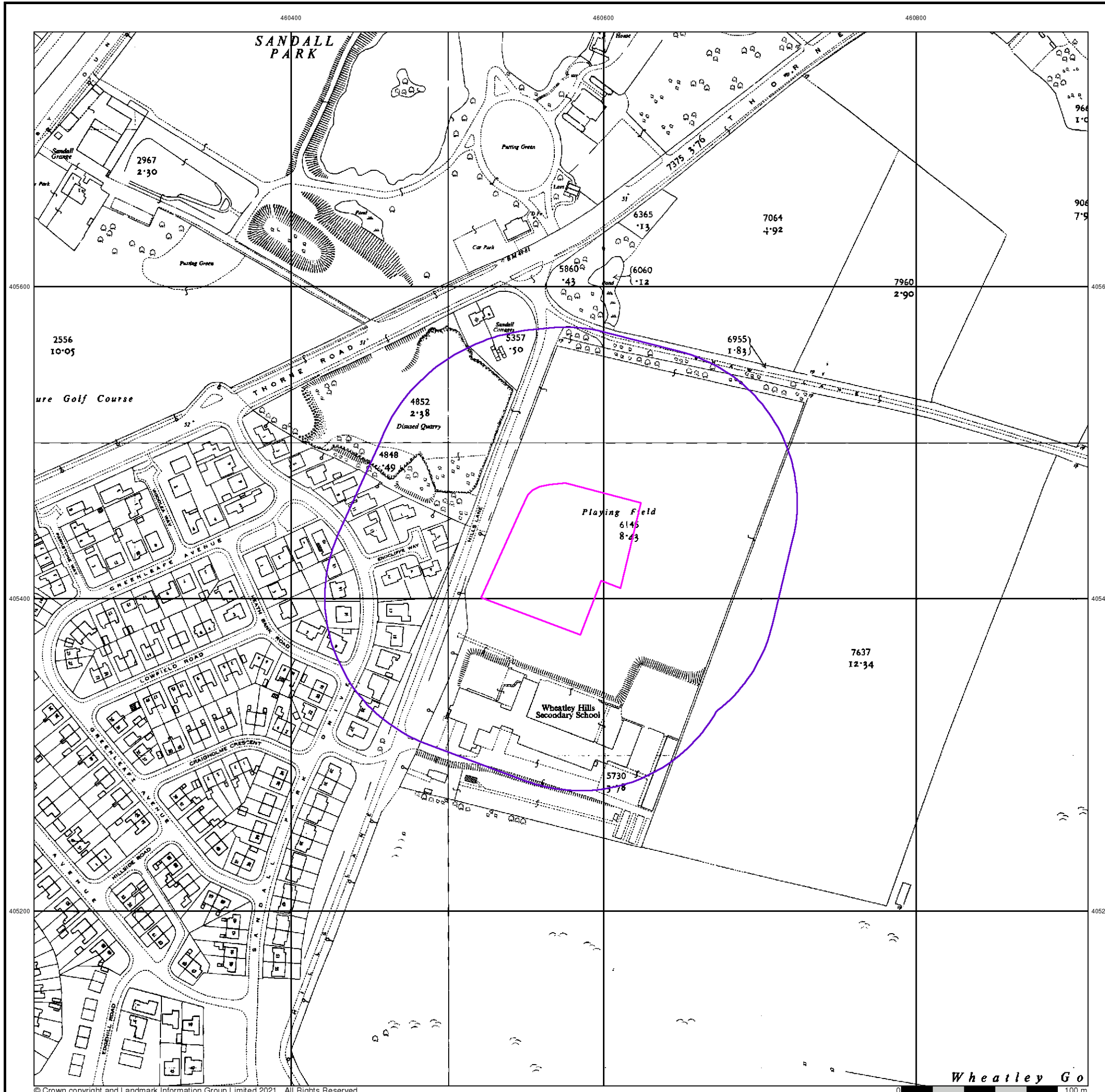
Order Number: 280455924_1_1
Customer Ref: 21-1298.01
National Grid Reference: 460570, 405430
Slice: A
Site Area (Ha): 0.63
Search Buffer (m): 100

Site Details

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Ordnance Survey Plan

Published 1970 - 1973

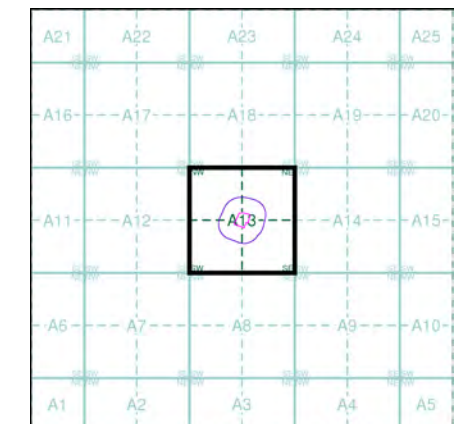
Source map scale - 1:1,250

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

Map Name(s) and Date(s)

SE6005NW 1970 1:1,250	SE6005NE 1973 1:1,250
SE6005SW 1970 1:1,250	

Historical Map - Segment A13



Order Details

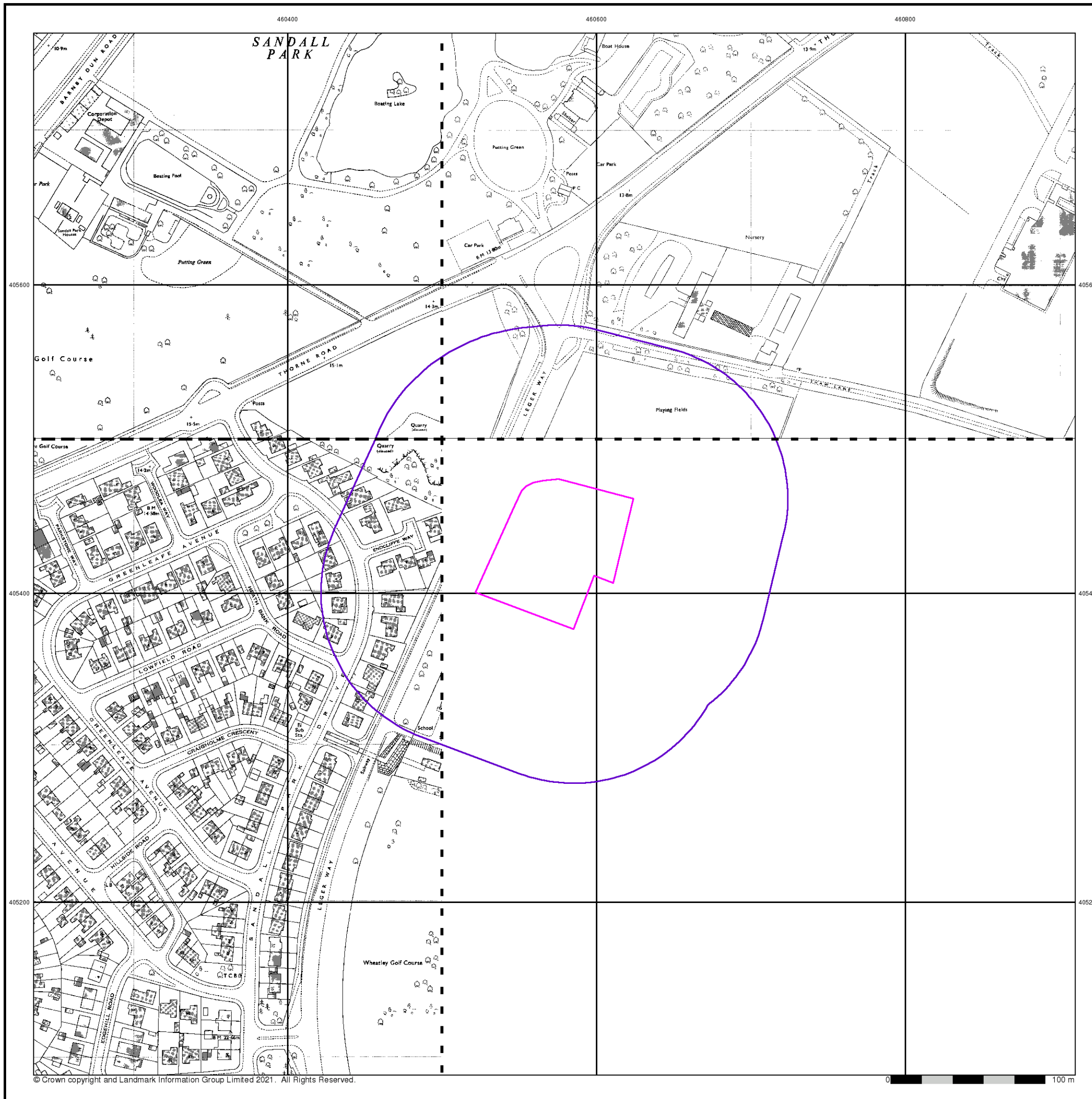
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 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 100

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



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Additional SIMs

Published 1978 - 1984

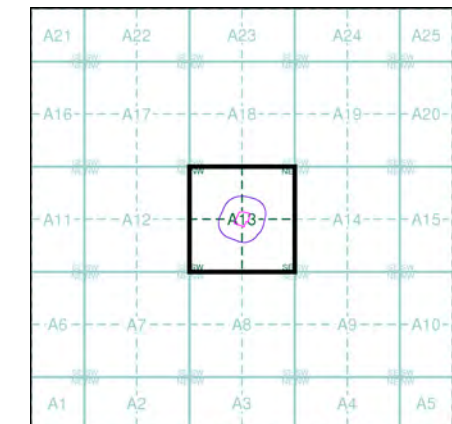
Source map scale - 1:1,250

The SIM cards (Ordnance Survey's 'Survey of Information on Microfilm') are further, minor editions of mapping which were produced and published in between the main editions as an area was updated. They date from 1947 to 1994, and contain detailed information on buildings, roads and land-use. These maps were produced at both 1:2,500 and 1:1,250 scales.

Map Name(s) and Date(s)

SE6005NW 1984 1:1,250	SE6005NE 1978 1:1,250
-----------------------------	-----------------------------

Historical Map - Segment A13



Order Details

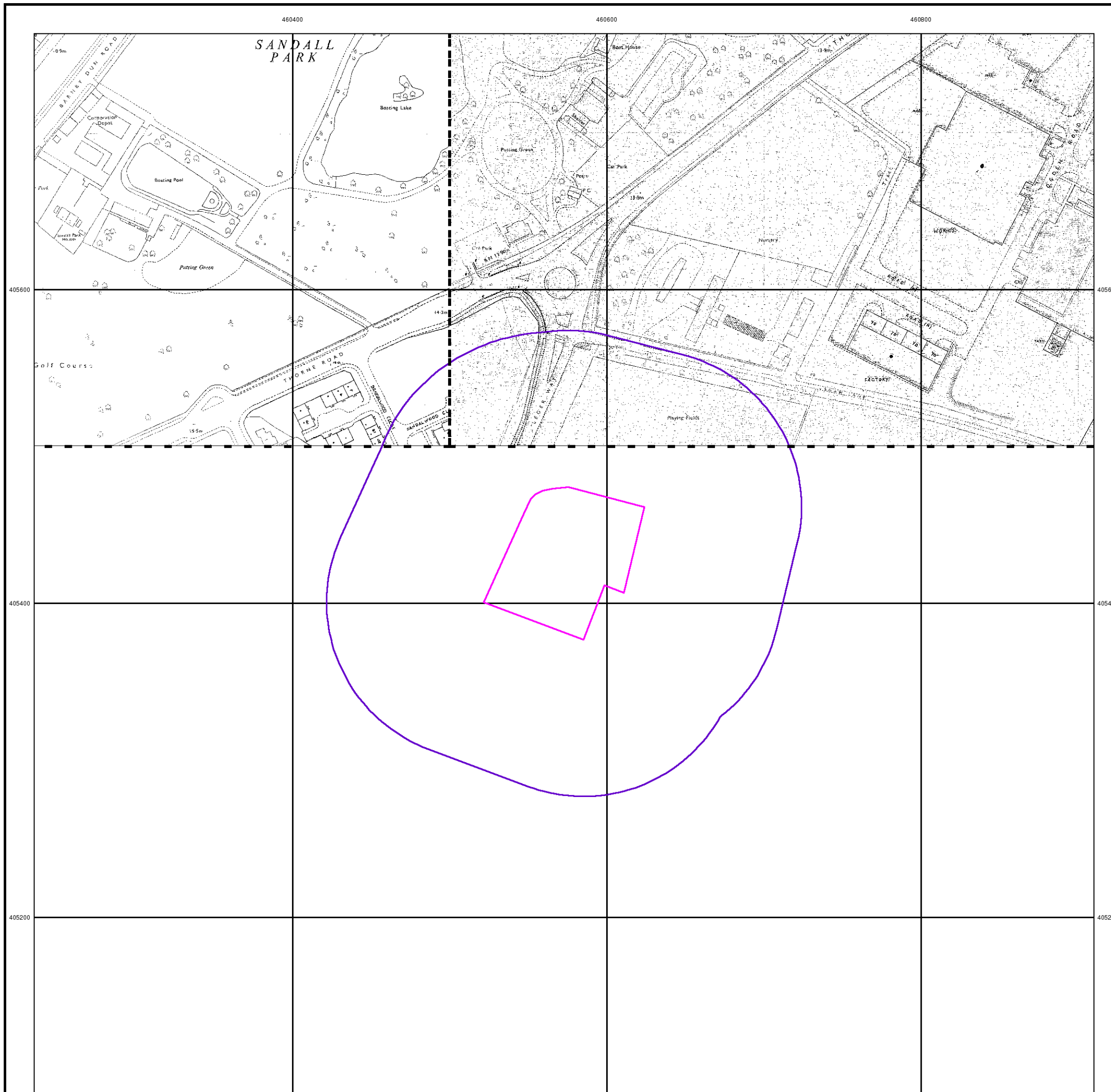
Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
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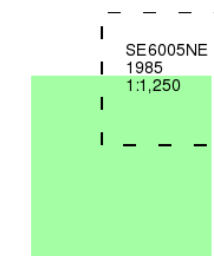
Ordnance Survey Plan

Published 1985

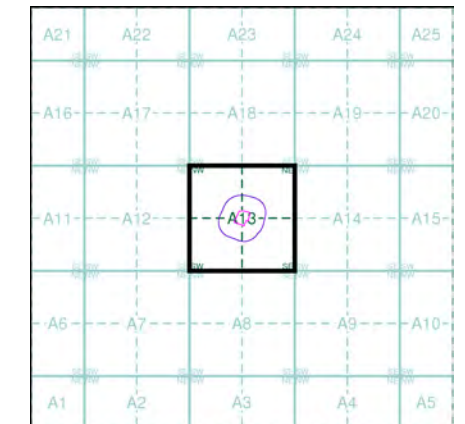
Source map scale - 1:1,250

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

Map Name(s) and Date(s)



Historical Map - Segment A13

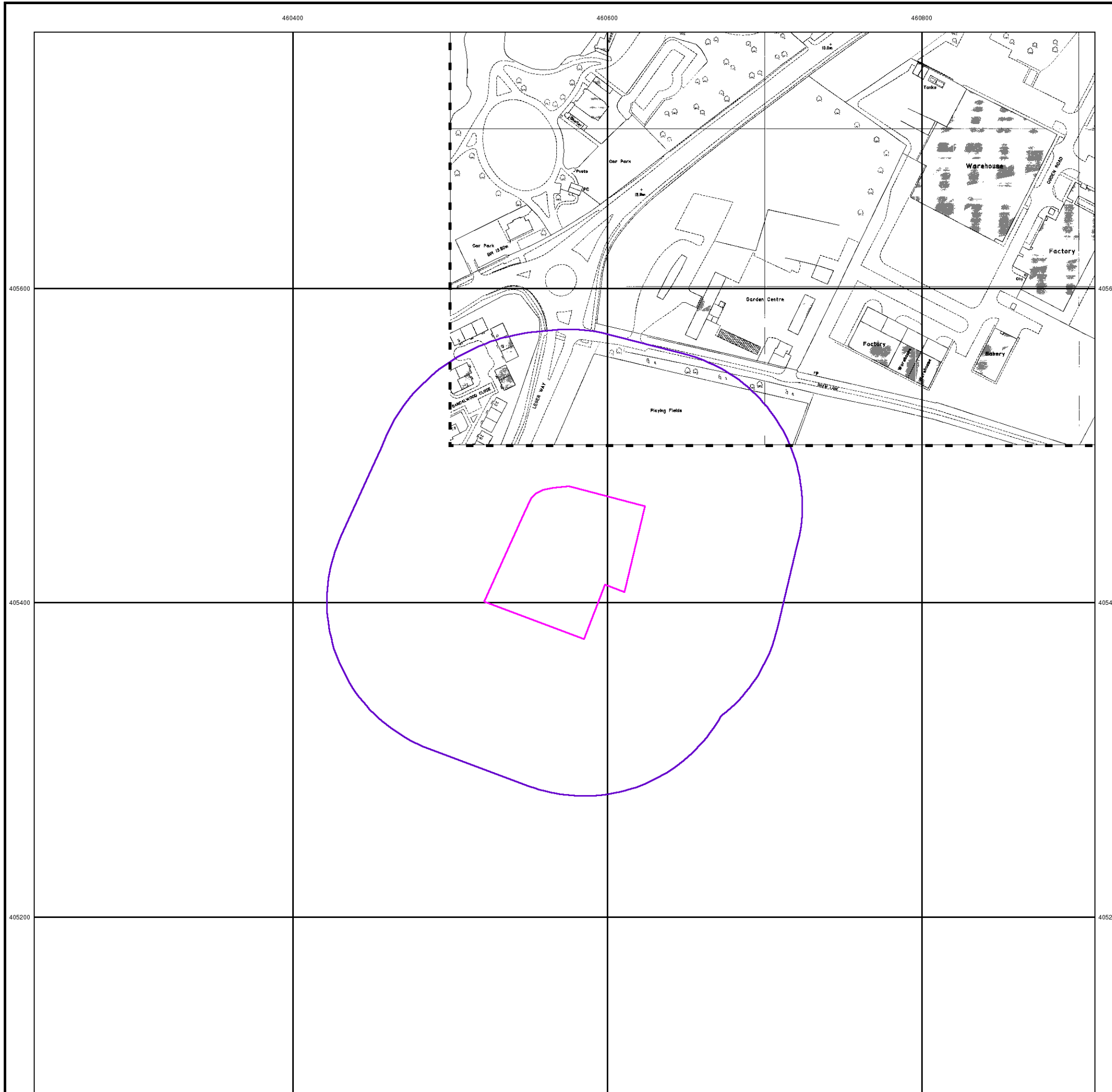


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 100

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB





Large-Scale National Grid Data

Published 1993

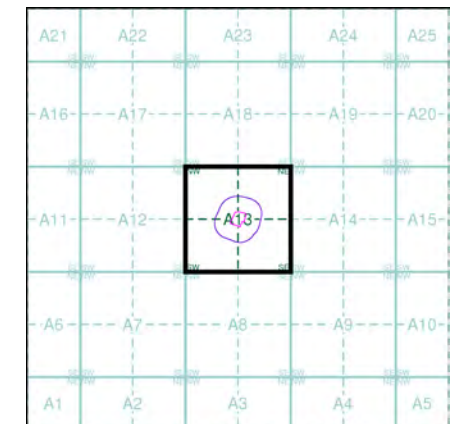
Source map scale - 1:1,250

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

Map Name(s) and Date(s)

SE6005NW 1993 1:1,250	SE6005NE 1993 1:1,250
SE6005SW 1993 1:1,250	SE6005SE 1993 1:1,250

Historical Map - Segment A13



Order Details

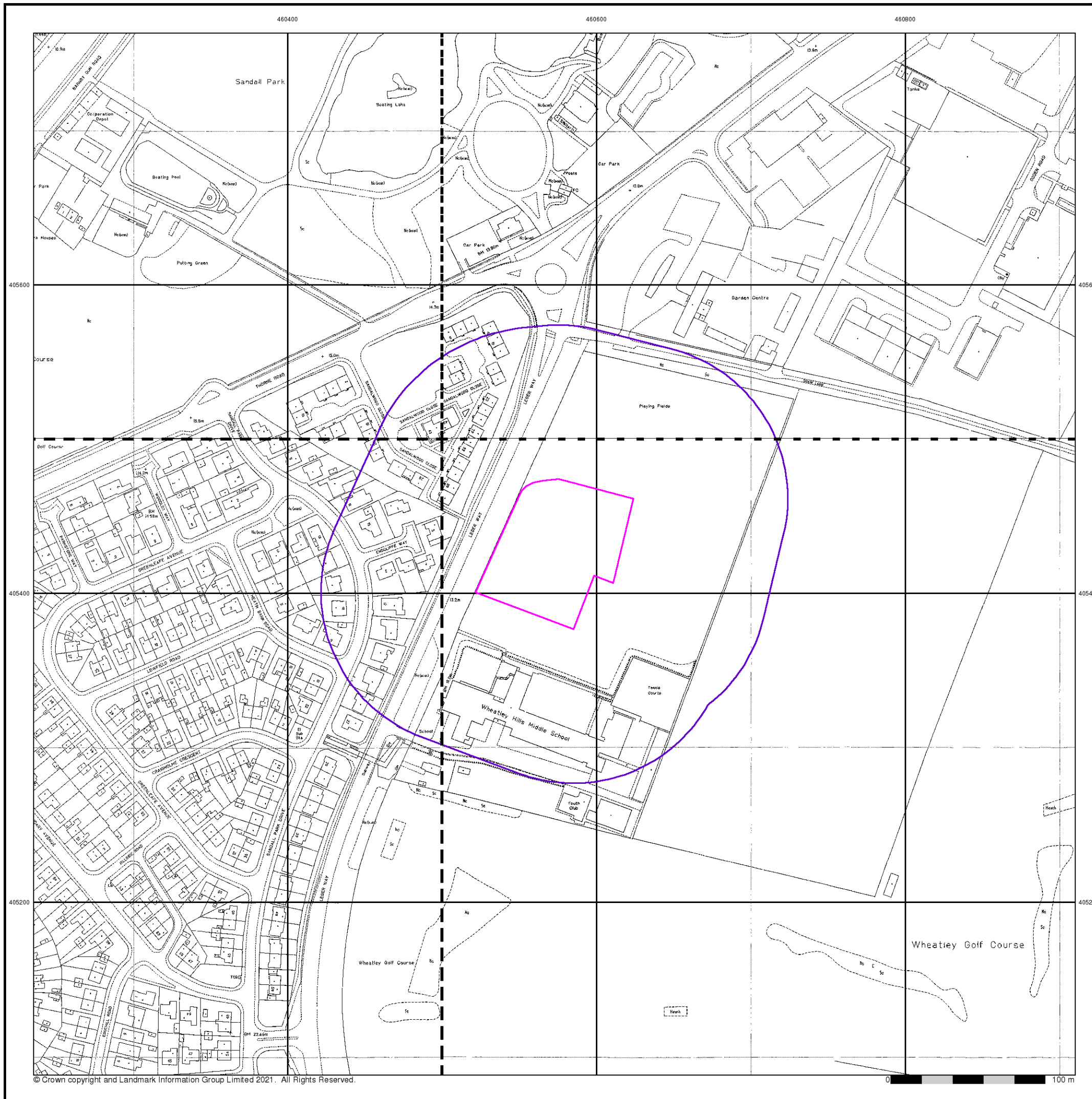
Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
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Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



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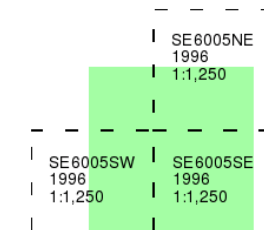
Large-Scale National Grid Data

Published 1996

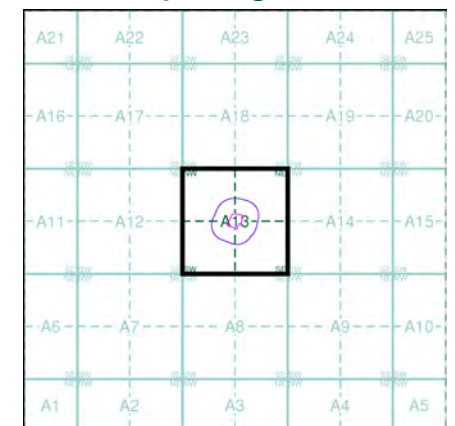
Source map scale - 1:1,250

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

Map Name(s) and Date(s)



Historical Map - Segment A13

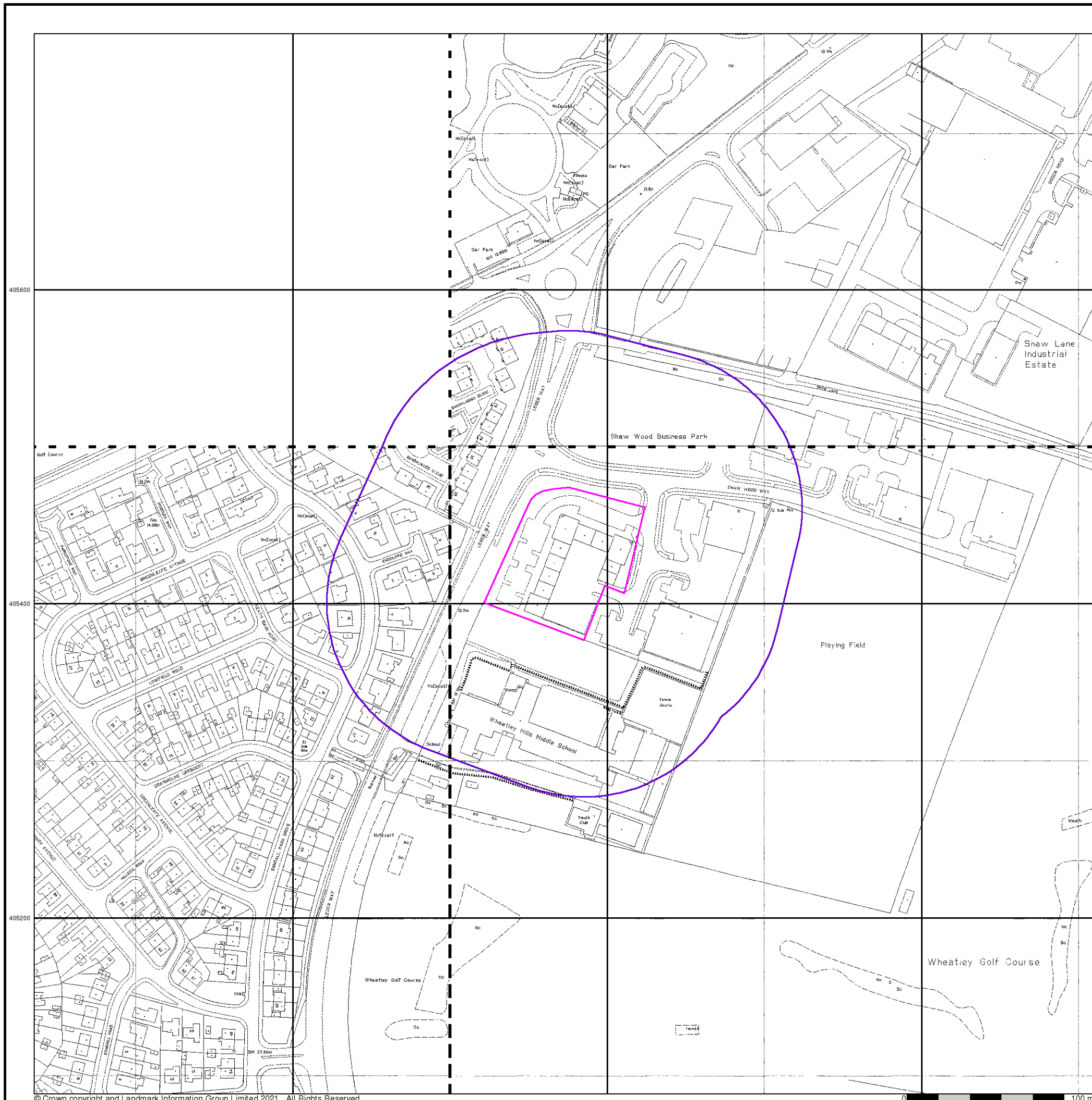


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 100

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



460400

460600

460800



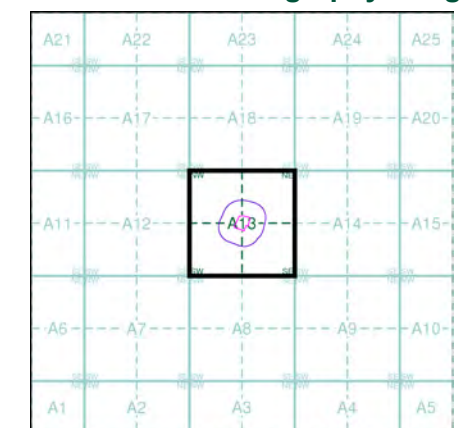
Historical Aerial Photography

Published 1999

This aerial photography was produced by Getmapping, these vertical aerial photographs provide a seamless, full colour survey of the whole of Great Britain



Historical Aerial Photography - Segment A13



Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 100

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



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

Appendix E – Landmark Envirocheck® Report

Envirocheck[®] Report:

Datasheet

Order Details:

Order Number:

280455924_1_1

Customer Reference:

21-1298.01

National Grid Reference:

460570, 405430

Slice:

A

Site Area (Ha):

0.63

Search Buffer (m):

1000

Site Details:

Shaw Wood Business Park

Doncaster

DN2 5TB

Client Details:

Ms J Trevelyan

Delta Simons

3 Henley Office Park

Doddington Road

Lincoln

LN6 3QR

Report Section	Page Number
Summary	-
Agency & Hydrological	1
Waste	19
Hazardous Substances	-
Geological	24
Industrial Land Use	32
Sensitive Land Use	55
Data Currency	56
Data Suppliers	62
Useful Contacts	63

Introduction

The Environment Act 1995 has made site sensitivity a key issue, as the legislation pays as much attention to the pathways by which contamination could spread, and to the vulnerable targets of contamination, as it does the potential sources of contamination.

For this reason, Landmark's Site Sensitivity maps and Datasheet(s) place great emphasis on statutory data provided by the Environment Agency/Natural Resources Wales and the Scottish Environment Protection Agency; it also incorporates data from Natural England (and the Scottish and Welsh equivalents) and Local Authorities; and highlights hydrogeological features required by environmental and geotechnical consultants. It does not include any information concerning past uses of land. The datasheet is produced by querying the Landmark database to a distance defined by the client from a site boundary provided by the client.

In this datasheet the National Grid References (NGRs) are rounded to the nearest 10m in accordance with Landmark's agreements with a number of Data Suppliers.

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Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Agency & Hydrological					
BGS Groundwater Flooding Susceptibility	pg 1	Yes	Yes	Yes	n/a
Contaminated Land Register Entries and Notices					
Discharge Consents	pg 1				2
Prosecutions Relating to Controlled Waters			n/a	n/a	n/a
Enforcement and Prohibition Notices	pg 2				1
Integrated Pollution Controls	pg 2			2	2
Integrated Pollution Prevention And Control	pg 2				1
Local Authority Integrated Pollution Prevention And Control	pg 2			1	
Local Authority Pollution Prevention and Controls	pg 3			2	11
Local Authority Pollution Prevention and Control Enforcements					
Nearest Surface Water Feature	pg 4		Yes		
Pollution Incidents to Controlled Waters	pg 4			2	2
Prosecutions Relating to Authorised Processes					
Registered Radioactive Substances					
River Quality					
River Quality Biology Sampling Points					
River Quality Chemistry Sampling Points					
Substantiated Pollution Incident Register	pg 5			1	2
Water Abstractions	pg 6			5	6 (*27)
Water Industry Act Referrals	pg 15				1
Groundwater Vulnerability Map	pg 15	Yes	n/a	n/a	n/a
Groundwater Vulnerability - Soluble Rock Risk			n/a	n/a	n/a
Groundwater Vulnerability - Local Information			n/a	n/a	n/a
Bedrock Aquifer Designations	pg 16	Yes	n/a	n/a	n/a
Superficial Aquifer Designations	pg 16	Yes	n/a	n/a	n/a
Source Protection Zones	pg 16	1			
Extreme Flooding from Rivers or Sea without Defences				n/a	n/a
Flooding from Rivers or Sea without Defences				n/a	n/a
Areas Benefiting from Flood Defences				n/a	n/a
Flood Water Storage Areas				n/a	n/a
Flood Defences				n/a	n/a
OS Water Network Lines	pg 16			1	22

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Waste					
BGS Recorded Landfill Sites	pg 19				1
Historical Landfill Sites	pg 19		1	1	1
Integrated Pollution Control Registered Waste Sites					
Licensed Waste Management Facilities (Landfill Boundaries)					
Licensed Waste Management Facilities (Locations)	pg 19				3
Local Authority Landfill Coverage	pg 20	1	n/a	n/a	n/a
Local Authority Recorded Landfill Sites	pg 20		1	1	1
Potentially Infilled Land (Non-Water)	pg 20		2	2	2
Potentially Infilled Land (Water)	pg 21		3	1	9
Registered Landfill Sites	pg 22				1
Registered Waste Transfer Sites	pg 22				4
Registered Waste Treatment or Disposal Sites	pg 23				1
Hazardous Substances					
Control of Major Accident Hazards Sites (COMAH)					
Explosive Sites					
Notification of Installations Handling Hazardous Substances (NIHHS)					
Planning Hazardous Substance Consents					
Planning Hazardous Substance Enforcements					

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Geological					
BGS 1:625,000 Solid Geology	pg 24	Yes	n/a	n/a	n/a
BGS Estimated Soil Chemistry	pg 24	Yes			Yes
BGS Recorded Mineral Sites	pg 25		1	3	11
BGS Urban Soil Chemistry	pg 28		Yes	Yes	Yes
BGS Urban Soil Chemistry Averages	pg 30	Yes			
CBSCB Compensation District			n/a	n/a	n/a
Coal Mining Affected Areas	pg 30	Yes	n/a	n/a	n/a
Mining Instability	pg 30	Yes	n/a	n/a	n/a
Man-Made Mining Cavities					
Natural Cavities					
Non Coal Mining Areas of Great Britain				n/a	n/a
Potential for Collapsible Ground Stability Hazards	pg 30	Yes		n/a	n/a
Potential for Compressible Ground Stability Hazards				n/a	n/a
Potential for Ground Dissolution Stability Hazards				n/a	n/a
Potential for Landslide Ground Stability Hazards	pg 31	Yes		n/a	n/a
Potential for Running Sand Ground Stability Hazards	pg 31	Yes	Yes	n/a	n/a
Potential for Shrinking or Swelling Clay Ground Stability Hazards	pg 31		Yes	n/a	n/a
Radon Potential - Radon Affected Areas			n/a	n/a	n/a
Radon Potential - Radon Protection Measures			n/a	n/a	n/a
Industrial Land Use					
Contemporary Trade Directory Entries	pg 32	2	15	35	103
Fuel Station Entries	pg 46			1	5
Points of Interest - Commercial Services	pg 46		1	7	30
Points of Interest - Education and Health					
Points of Interest - Manufacturing and Production	pg 49		1	7	22
Points of Interest - Public Infrastructure	pg 52				18
Points of Interest - Recreational and Environmental	pg 53			3	4
Gas Pipelines					
Underground Electrical Cables					

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Sensitive Land Use					
Ancient Woodland	pg 55			1	
Areas of Adopted Green Belt					
Areas of Unadopted Green Belt					
Areas of Outstanding Natural Beauty					
Environmentally Sensitive Areas					
Forest Parks					
Local Nature Reserves					
Marine Nature Reserves					
National Nature Reserves					
National Parks					
Nitrate Sensitive Areas					
Nitrate Vulnerable Zones	pg 55	2	1		
Ramsar Sites					
Sites of Special Scientific Interest					
Special Areas of Conservation					
Special Protection Areas					
World Heritage Sites					

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A13NE (S)	0	1	460575 405427
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A13SE (S)	0	1	460575 405400
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A13NE (N)	32	1	460600 405500
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A13NE (N)	127	1	460575 405600
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A13NW (N)	188	1	460500 405650
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A13NW (NW)	238	1	460400 405650
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A13SE (S)	285	1	460650 405100
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A8NE (S)	378	1	460575 405000
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A14NW (NE)	405	1	460950 405700
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A18SW (N)	427	1	460550 405900
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A8NE (SE)	492	1	460900 405000
1	Discharge Consents Operator: Yorkshire Water Services Ltd Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: Thorne Road Cso Thorne Road, Wheatley Mills, Doncaster, South Yorkshire Authority: Environment Agency, North East Region Catchment Area: Don Tributaries Reference: Wadc1424 Permit Version: 2 Effective Date: 14th April 2009 Issued Date: 14th April 2009 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Stw Storm Overflow/Storm Tank - Water Company Discharge: Freshwater Stream/River Environment: Receiving Water: River Don Status: Transferred from Water Act 1989 Positional Accuracy: Located by supplier to within 10m	A12SW (W)	819	2	459760 405100
1	Discharge Consents Operator: Yorkshire Water Services Ltd Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: Thorne Road Cso Thorne Road, Wheatley Mills, Doncaster, South Yorkshire Authority: Environment Agency, North East Region Catchment Area: Don Tributaries Reference: Wadc1424 Permit Version: 1 Effective Date: 18th September 1989 Issued Date: 18th September 1989 Revocation Date: 13th April 2009 Discharge Type: Sewage Discharges - Stw Storm Overflow/Storm Tank - Water Company Discharge: Freshwater Stream/River Environment: Receiving Water: River Don Status: Transferred from Water Act 1989 Positional Accuracy: Located by supplier to within 100m	A12SW (W)	819	2	459760 405100

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
2	<p>Enforcement and Prohibition Notices</p> <p>Location: Ogden Road, Wheatley Hills, Doncaster, South Yorkshire, DN2 4SG Permit Reference: NOT GIVEN Enforcement Date: 20th April 1998 Details: EA Data 11/05/1998, Fine Dusty aluminium residue which gives off a bad smell if it becomes damp had not been properly contained and spillages of other finely divided scrap material had been observed Positional Accuracy: Manually positioned within the geographical locality</p>	A14NW (NE)	505	2	461094 405644
3	<p>Integrated Pollution Controls</p> <p>Name: Kaye Aluminium Ltd Location: Ogden Road, DONCASTER, South Yorkshire, DN2 4SG Authority: Environment Agency, North East Region Permit Reference: AS7230 Dated: 19th December 1995 Process Type: IPC application for process that was regulated by HMIP for air releases under previous legislation Description: 2.2 A (D) Non-ferrous Metal processes within the Metal Industry Status: Authorisation superseded by a substantial or non substantial variation Positional Accuracy: Unknown</p>	A18SE (NE)	437	2	460900 405800
3	<p>Integrated Pollution Controls</p> <p>Name: Kaye Aluminium Ltd Location: Ogden Road, Wheatley Hills, DONCASTER, South Yorkshire, DN2 4SG Authority: Environment Agency, North East Region Permit Reference: BD2446 Dated: 24th November 1998 Process Type: IPC minor (non-substantial) variation to previous variation Description: 2.2 A (D) Non-ferrous Metal processes within the Metal Industry Status: Authorisation superseded by a substantial or non substantial variation Positional Accuracy: Unknown</p>	A18SE (NE)	441	2	460905 405800
4	<p>Integrated Pollution Controls</p> <p>Name: Kaye Aluminium Ltd Location: Ogden Road, Wheatley Hills, DONCASTER, South Yorkshire, DN2 4SG Authority: Environment Agency, North East Region Permit Reference: BH4599 Dated: 11th February 2000 Process Type: IPC minor (non-substantial) variation to previous variation Description: 2.2 A (D) Non-ferrous Metal processes within the Metal Industry Status: Authorisation revoked Positional Accuracy: Manually positioned to the road within the address or location</p>	A14NW (NE)	538	2	461122 405664
5	<p>Integrated Pollution Controls</p> <p>Name: Eurotec Optical Fibres Ltd Location: Shaw Lane Industrial Estate, Ogden Road, DONCASTER, South Yorkshire, DN2 4SQ Authority: Environment Agency, North East Region Permit Reference: AG8764 Dated: 3rd November 1992 Process Type: Application since found to be exempt from IPC Description: 3.3 A Mineral Fibres (non-Asbestos) within the Mineral Industry Status: Application since found to be exempt from IPC Positional Accuracy: Automatically positioned in the proximity of the address</p>	A14NW (NE)	604	2	461149 405759
6	<p>Integrated Pollution Prevention And Control</p> <p>Name: Trackwork Ltd Location: Kirk Sandall Thermal Treatment Plant, Po Box 139, Kirk Sandall Industrial Estate, DONCASTER, South Yorkshire, DN3 1WZ Authority: Environment Agency, North East Region Permit Reference: SP3037GJ Original Permit Ref: Mp3030by Effective Date: 30th November 2010 Status: Effective Application Type: Variation App. Sub Type: Substantial Positional Accuracy: Manually positioned within the geographical locality Activity Code: 5.1 A(1) (C) Activity Description: Incineration Of Non Hazardous Waste Greater Than 1 T/Hr Primary Activity: Y</p>	A12NW (W)	953	2	459634 405748
7	<p>Local Authority Integrated Pollution Prevention And Control</p> <p>Name: Kaye Aluminium Ltd Location: Ogden Road, Wheatley Hills, Doncaster, Dn2 4sg Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: LA-IPPC 2 Dated: 25th July 2006 Process Type: Production and Processing of Metals Description: Surface treatment of metals Status: Permit Issued Positional Accuracy: Manually positioned to the address or location</p>	A14NW (NE)	434	3	461022 405632

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
8	<p>Local Authority Pollution Prevention and Controls</p> <p>Name: Kaye Aluminium Ltd Location: Ogden Road, Wheatley Hills, Doncaster, Dn2 4sg Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: EPR 33 Dated: 1st April 2005 Process Type: Local Authority Pollution Prevention and Control Description: PG4/1 Processes for the surface treatment of metals Status: Transferred to LAIPPC Positional Accuracy: Manually positioned to the address or location</p>	A14NW (NE)	434	3	461022 405632
9	<p>Local Authority Pollution Prevention and Controls</p> <p>Name: Brocks Service Station Location: Thorne Road, DONCASTER, South Yorkshire, DN7 5BJ Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: Not Given Dated: Not Supplied Process Type: Local Authority Air Pollution Control Description: PG1/1Waste oil burners, less than 0.4MW net rated thermal input Status: Authorisation revoked Positional Accuracy: Manually positioned to the address or location</p>	A12NE (W)	451	3	460073 405448
10	<p>Local Authority Pollution Prevention and Controls</p> <p>Name: Stoneacre Ltd Location: Barnby Dun Road, Wheatley, DONCASTER, DN2 4QP Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: LAPPC 91 Dated: 26th July 1993 Process Type: Local Authority Pollution Prevention and Control Description: PG6/34 Respraying of road vehicles Status: Permitted Positional Accuracy: Manually positioned to the address or location</p>	A18SW (N)	539	3	460404 405988
10	<p>Local Authority Pollution Prevention and Controls</p> <p>Name: E&G Charlesworth Location: Barnby Dun Road, WHEATLEY, DONCASTER, South Yorkshire, DN2 4QP Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: Not Given Dated: 26th July 1993 Process Type: Local Authority Air Pollution Control Description: PG6/34 Respraying of road vehicles Status: Authorised Positional Accuracy: Automatically positioned to the address</p>	A18SW (N)	540	3	460404 405988
11	<p>Local Authority Pollution Prevention and Controls</p> <p>Name: Anchorfast Products Ltd Location: Unit 5 Ogden Road, Shaw Lane, Doncaster, DN12 1ES Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: EPR 15 Dated: 19th September 2003 Process Type: Local Authority Pollution Prevention and Control Description: PG6/2 Manufacture of timber and wood-based products Status: Permitted Positional Accuracy: Located by supplier to within 10m</p>	A14NW (E)	582	3	461197 405561
12	<p>Local Authority Pollution Prevention and Controls</p> <p>Name: Wheatley Hills Garage Location: Thorne Road, Doncaster, Dn2 5al Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: EPA 5 Dated: 23rd March 2004 Process Type: Local Authority Air Pollution Control Description: PG1/1Waste oil burners, less than 0.4MW net rated thermal input Status: Authorisation revoked Positional Accuracy: Manually positioned to the road within the address or location</p>	A12SE (W)	601	3	459929 405304
13	<p>Local Authority Pollution Prevention and Controls</p> <p>Name: Bingham & Sons Ltd Location: Wheatley Hall Road, Wheatley, Doncaster, South Yorkshire, Dn2 4pf Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: Epa 46 Dated: 6th July 1992 Process Type: Local Authority Air Pollution Control Description: PG2/4 Iron, steel and non-ferrous metal foundry processes Status: Authorisation revoked Positional Accuracy: Manually positioned to the road within the address or location</p>	A17SE (NW)	627	3	460137 405937

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
14	<p>Local Authority Pollution Prevention and Controls</p> <p>Name: Harvest Service Station Location: Wheatley Hall Road, DONCASTER, South Yorkshire, DN2 4NF Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: EPR P178 Dated: 22nd January 1999 Process Type: Local Authority Pollution Prevention and Control Description: PG1/14 Petrol filling station Status: Permitted Positional Accuracy: Automatically positioned to the address</p>	A18SW (NW)	652	3	460290 406065
15	<p>Local Authority Pollution Prevention and Controls</p> <p>Name: Mckormick Tractors Location: Wheatley Hall Road, Wheatley, DONCASTER, DN2 4PG Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: Lappc94 Dated: 14th June 1993 Process Type: Local Authority Pollution Prevention and Control Description: PG6/23 Coating of metal and plastic Status: Permitted Positional Accuracy: Manually positioned to the road within the address or location</p>	A17SE (NW)	704	3	459930 405797
16	<p>Local Authority Pollution Prevention and Controls</p> <p>Name: Sainsbury'S Supermarkets Ltd Location: Edenthorpe, DONCASTER, DN2 5PS Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: EPR P 8 Dated: 31st December 1998 Process Type: Local Authority Pollution Prevention and Control Description: PG1/14 Petrol filling station Status: Permitted Positional Accuracy: Manually positioned to the address or location</p>	A19SW (NE)	779	3	461206 405978
17	<p>Local Authority Pollution Prevention and Controls</p> <p>Name: Just Car Clinic Location: Clay Lane West, Doncaster, DN2 4HQ Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: LAPPC 85 Dated: 11th June 1998 Process Type: Local Authority Pollution Prevention and Control Description: PG6/34 Respraying of road vehicles Status: Permitted Positional Accuracy: Located by supplier to within 10m</p>	A18NW (N)	824	3	460362 406271
18	<p>Local Authority Pollution Prevention and Controls</p> <p>Name: J I Case (Europe) Ltd Location: Wheatley Hall Road, Doncaster, South Yorkshire, Dn2 4pg Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: EPA 48 Dated: 1st May 1998 Process Type: Local Authority Air Pollution Control Description: PG2/5 Hot and cold blast cupolas Status: Authorisation revoked Positional Accuracy: Manually positioned to the road within the address or location</p>	A12NW (W)	875	3	459682 405647
19	<p>Local Authority Pollution Prevention and Controls</p> <p>Name: Doncaster Quickmix Location: Clay Lane West, Doncaster, Dn2 4qr Authority: Doncaster Metropolitan Borough Council, Environmental Services Permit Reference: EPR 38 Dated: Not Supplied Process Type: Local Authority Pollution Prevention and Control Description: PG3/1 Blending, packing, loading and use of bulk cement Status: Permitted Positional Accuracy: Manually positioned to the road within the address or location</p>	A18NW (N)	907	3	460339 406351
	Nearest Surface Water Feature	A13NW (N)	215	-	460483 405672
20	<p>Pollution Incidents to Controlled Waters</p> <p>Property Type: Metal industry Location: Dodge Dyke/Long Sandall Sws Authority: Environment Agency, North East Region Pollutant: Oils - Other Fuel Oil Note: No Fish Killed Incident Date: 4th March 1996 Incident Reference: SH960095 Catchment Area: Don Receiving Water: Freshwater Stream/River Cause of Incident: Not Given Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m</p>	A14NW (E)	495	2	461100 405595

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
20	<p>Pollution Incidents to Controlled Waters</p> <p>Property Type: Metal industry Location: Dodge Dyke/Long Sandall Sws Authority: Environment Agency, North East Region Pollutant: Oils - Other Fuel Oil Note: Pollution Found; No Fish Killed Incident Date: 4th March 1996 Incident Reference: SH960095 Catchment Area: Don Receiving Water: Freshwater Stream/River Cause of Incident: Unknown Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m</p>	A14NW (E)	496	2	461100 405600
21	<p>Pollution Incidents to Controlled Waters</p> <p>Property Type: Water Company Sewage: Sewage Treatment Works Location: Sandall Stw, DONCASTER Authority: Environment Agency, North East Region Pollutant: Sewage Debris/Litter Note: No Fish Killed Incident Date: 30th May 1996 Incident Reference: SH960221 Catchment Area: Don Receiving Water: Freshwater Stream/River Cause of Incident: Not Given Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m</p>	A17SE (NW)	836	2	460001 406096
21	<p>Pollution Incidents to Controlled Waters</p> <p>Property Type: Water Company Sewage: Sewage Treatment Works Location: Sandall Stw, DONCASTER Authority: Environment Agency, North East Region Pollutant: Sewage Debris/Litter Note: Pollution Found; No Fish Killed Incident Date: 30th May 1996 Incident Reference: SH960221 Catchment Area: Don Receiving Water: Freshwater Stream/River Cause of Incident: Unknown Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m</p>	A17NE (NW)	840	2	460001 406101
22	<p>Substantiated Pollution Incident Register</p> <p>Authority: Environment Agency - North East Region, Yorkshire Area Incident Date: 6th August 2018 Incident Reference: 1641317 Water Impact: Category 2 - Significant Incident Air Impact: Category 4 - No Impact Land Impact: Category 4 - No Impact Positional Accuracy: Located by supplier to within 10m Pollutant: General Biodegradable Materials and Wastes/Algae</p>	A18SW (N)	306	2	460498 405771
23	<p>Substantiated Pollution Incident Register</p> <p>Authority: Environment Agency - North East Region, Yorkshire Area Incident Date: 18th February 2004 Incident Reference: 217691 Water Impact: Category 4 - No Impact Air Impact: Category 4 - No Impact Land Impact: Category 2 - Significant Incident Positional Accuracy: Located by supplier to within 10m Pollutant: General Biodegradable Materials And Wastes: Vegetable Cuttings And Deposits Pollutant: Inert : Construction / Demolition Material Pollutant: Asbestos Waste Pollutant: Specific Waste Materials: Tyres</p>	A17NE (NW)	983	2	460138 406359
23	<p>Substantiated Pollution Incident Register</p> <p>Authority: Environment Agency - North East Region, Yorkshire Area Incident Date: 5th February 2004 Incident Reference: 215212 Water Impact: Category 4 - No Impact Air Impact: Category 4 - No Impact Land Impact: Category 2 - Significant Incident Positional Accuracy: Located by supplier to within 10m Pollutant: General Biodegradable : Natural Organic Material Pollutant: Inert : Construction / Demolition Material Pollutant: Asbestos Waste Pollutant: Specific Waste Materials: Household Waste</p>	A17NE (NW)	1000	2	460153 406385

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
24	Water Abstractions Operator: Mr G Willocks Licence Number: 2/27/09/192/R01 Permit Version: 1 Location: Borehole - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Golf Courses: Make-Up Or Top Up Water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Not Supplied Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 1st April 2015 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A14SW (E)	336	2	460940 405340
24	Water Abstractions Operator: Mr G Willocks Licence Number: 2/27/09/192/R01 Permit Version: 1 Location: Borehole - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Golf Courses: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Not Supplied Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 1st April 2015 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A14SW (E)	336	2	460940 405340
24	Water Abstractions Operator: Wheatley Golf Club Licence Number: 2/27/09/192 Permit Version: 1 Location: Borehole - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Golf Courses: Make-Up Or Top Up Water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Wheatley Golf Club, Armthorpe Rd, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 15th May 2004 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A14SW (E)	336	2	460940 405340
24	Water Abstractions Operator: Wheatley Golf Club Licence Number: 2/27/09/192 Permit Version: 1 Location: Borehole - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Golf Courses: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Wheatley Golf Club, Armthorpe Road, Doncaster, South Yorkshire Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 15th May 2004 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A14SW (E)	336	2	460940 405340

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
24	<p>Water Abstractions</p> <p>Operator: Mr A E Jones, Club Secretary, Wheatley Golf Club Licence Number: 2/27/09/144 Permit Version: 100 Location: Borehole - Sherwood Sandstone Authority: Environment Agency, North East Region Abstraction: Golf Courses: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): 82 Yearly Rate (m3): 9090 Details: Wheatley Golf Club, Armthorpe Road, Doncaster, South Yorkshire Authorised Start: 01 April Authorised End: 31 October Permit Start Date: 3rd December 1996 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m</p>	A14SW (E)	336	2	460940 405340
25	<p>Water Abstractions</p> <p>Operator: Eagle Star Assurance Co Ltd Licence Number: 2/27/09/033 Permit Version: 101 Location: Borehole No2 - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Textiles & Leather: Boiler Feed Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Wheatley Hall Rd & Exeter Rd, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 30th June 1999 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A12SW (W)	970	2	459600 405100
25	<p>Water Abstractions</p> <p>Operator: Eagle Star Assurance Co Ltd Licence Number: 2/27/09/033 Permit Version: 101 Location: Borehole No2 - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Textiles & Leather: General Cooling (Existing Licences Only) (Low Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Wheatley Hall Rd & Exeter Rd, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 30th June 1999 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A12SW (W)	970	2	459600 405100
25	<p>Water Abstractions</p> <p>Operator: Eagle Star Assurance Co Ltd Licence Number: 2/27/09/033 Permit Version: 101 Location: Borehole No2 - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Textiles & Leather: General Use (High Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: I.C.I. Fibres Ltd., Wheatley Lane, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 30th June 1999 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A12SW (W)	970	2	459600 405100

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
25	Water Abstractions Operator: Du Pont (Uk) Ltd Licence Number: 2/27/09/033 Permit Version: 100 Location: Borehole No2 - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Textiles & Leather: Boiler Feed Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: I.C.I. Fibres Ltd., Wheatley Lane, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 1st July 1993 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A12SW (W)	970	2	459600 405100
25	Water Abstractions Operator: Du Pont (Uk) Ltd Licence Number: 2/27/09/033 Permit Version: 100 Location: Borehole No2 - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Textiles & Leather: General Cooling (Existing Licences Only) (Low Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: I.C.I. Fibres Ltd., Wheatley Lane, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 1st July 1993 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A12SW (W)	970	2	459600 405100
25	Water Abstractions Operator: Du Pont (Uk) Ltd Licence Number: 2/27/09/033 Permit Version: 100 Location: Borehole No2 - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Textiles & Leather: General Use (High Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: I.C.I. Fibres Ltd., Wheatley Lane, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 1st July 1993 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A12SW (W)	970	2	459600 405100
	Water Abstractions Operator: Trackwork Ltd Licence Number: 2/27/09/048 Permit Version: 101 Location: Borehole - Sherwood Sandstone - Kirk Sandall Authority: Environment Agency, North East Region Abstraction: Mineral Products: General Use (Medium Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Doncaster Works, Kirk Sandall, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 19th January 2010 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	A23SE (N)	1133	2	460700 406600

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	<p>Water Abstractions</p> <p>Operator: Pilkington Brothers Ltd Licence Number: 2/27/09/048 Permit Version: 100 Location: Borehole Authority: Environment Agency, North East Region Abstraction: Other Industrial/Commercial/Public Services: General Use (Medium Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): 1818 Yearly Rate (m3): 545520 Details: Doncaster Works, Kirk Sandall, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 25th June 1969 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m</p>	A23SE (N)	1133	2	460700 406600
	<p>Water Abstractions</p> <p>Operator: Pilkington Brothers Ltd Licence Number: 2/27/09/048 Permit Version: 100 Location: Borehole - Sherwood Sandstone - Kirk Sandall Authority: Environment Agency, North East Region Abstraction: Mineral Products: General Use (Medium Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Doncaster Works, Kirk Sandall, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 25th June 1969 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A23SE (N)	1133	2	460700 406600
	<p>Water Abstractions</p> <p>Operator: Eagle Star Assurance Co Ltd Licence Number: 2/27/09/033 Permit Version: 101 Location: Borehole No1 - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Textiles & Leather: Boiler Feed Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Wheatley Hall Rd & Exeter Rd, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 30th June 1999 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A6NE (SW)	1138	2	459500 404900
	<p>Water Abstractions</p> <p>Operator: Eagle Star Assurance Co Ltd Licence Number: 2/27/09/033 Permit Version: 101 Location: Borehole No1 - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Textiles & Leather: General Cooling (Existing Licences Only) (Low Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Wheatley Hall Rd & Exeter Rd, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 30th June 1999 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A6NE (SW)	1138	2	459500 404900

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	<p>Water Abstractions</p> <p>Operator: Eagle Star Assurance Co Ltd Licence Number: 2/27/09/033 Permit Version: 101 Location: Borehole No1 - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Textiles & Leather: General Use (High Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: I.C.I. Fibres Ltd., Wheatley Lane, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 30th June 1999 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A6NE (SW)	1138	2	459500 404900
	<p>Water Abstractions</p> <p>Operator: Du Pont (Uk) Ltd Licence Number: 2/27/09/033 Permit Version: 100 Location: Borehole No1 - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Textiles & Leather: Boiler Feed Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: I.C.I. Fibres Ltd., Wheatley Lane, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 1st July 1993 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A6NE (SW)	1138	2	459500 404900
	<p>Water Abstractions</p> <p>Operator: Du Pont (Uk) Ltd Licence Number: 2/27/09/033 Permit Version: 100 Location: Borehole No1 - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Textiles & Leather: General Cooling (Existing Licences Only) (Low Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: I.C.I. Fibres Ltd., Wheatley Lane, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 1st July 1993 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A6NE (SW)	1138	2	459500 404900
	<p>Water Abstractions</p> <p>Operator: Du Pont (Uk) Ltd Licence Number: 2/27/09/033 Permit Version: 100 Location: Borehole No1 - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Textiles & Leather: General Use (High Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: I.C.I. Fibres Ltd., Wheatley Lane, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 1st July 1993 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A6NE (SW)	1138	2	459500 404900

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	<p>Water Abstractions</p> <p>Operator: Canal And River Trust Licence Number: 2/27/09/100 Permit Version: 101 Location: Sheffield And South Yorks Navigation Authority: Environment Agency, North East Region Abstraction: Mineral Products: General Cooling (Existing Licences Only) (Low Loss) Abstraction Type: Water may be abstracted from a single point Source: Surface Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Ardagh Glass Ltd, Barnaby Dun Road, Wheatley, Doncaster Dn2 4rh Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 28th January 2008 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m</p>	A23SW (N)	1158	2	460300 406600
	<p>Water Abstractions</p> <p>Operator: British Waterways Board Licence Number: 2/27/09/100 Permit Version: 100 Location: Sheffield And South Yorks Navigation Authority: Environment Agency, North East Region Abstraction: Other Industrial/Commercial/Public Services: General Use (Very Low Loss) Abstraction Type: Water may be abstracted from a single point Source: Surface Daily Rate (m3): 500 Yearly Rate (m3): 100000 Details: Rockware Glass Factory, Wheatley, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 28th July 1994 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m</p>	A23SW (N)	1158	2	460300 406600
	<p>Water Abstractions</p> <p>Operator: British Waterways Licence Number: 2/27/09/100 Permit Version: 100 Location: Sheffield And South Yorks Navigation Authority: Environment Agency, North East Region Abstraction: Mineral Products: General Cooling (Existing Licences Only) (Low Loss) Abstraction Type: Water may be abstracted from a single point Source: Surface Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Rockware Glass Factory, Wheatley, Doncaster Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 28th July 1994 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A23SW (N)	1158	2	460300 406600
	<p>Water Abstractions</p> <p>Operator: The Coal Authority Licence Number: 03/28/83/0015 Permit Version: 100 Location: Markham Main Colliery - Borehole (A) Authority: Environment Agency, Midlands Region Abstraction: Extractive: Process water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Markham Main Colliery - 2 Boreholes Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 28th June 1996 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A10SW (SE)	1263	2	461650 404690

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	<p>Water Abstractions</p> <p>Operator: The Coal Authority Licence Number: 03/28/83/0015 Permit Version: 100 Location: Markham Main Colliery - Borehole (B) Authority: Environment Agency, Midlands Region Abstraction: Extractive: Process water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Markham Main Colliery - 2 Boreholes Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 28th June 1996 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A10SW (SE)	1383	2	461780 404670
	<p>Water Abstractions</p> <p>Operator: Doncaster Royal Infirmary & Montague Licence Number: 03/28/83/0238 /1 Permit Version: Not Supplied Location: Doncaster Royal Infirmary, DONCASTER Authority: Environment Agency, Midlands Region Abstraction: Industrial Processing (Miscellaneous) Abstraction Type: Not Supplied Source: Groundwater Daily Rate (m3): 650 Yearly Rate (m3): 100000 Details:]Text]; Status: Revoked; Lapsed Or Cancelled Authorised Start: Not Supplied Authorised End: Not Supplied Permit Start Date: Not Supplied Permit End Date: Not Supplied Positional Accuracy: Unknown</p>	A1NE (SW)	1595	2	459345 404325
	<p>Water Abstractions</p> <p>Operator: Doncaster Royal Infirmary & Montague Licence Number: 03/28/83/0231 /1 Permit Version: Not Supplied Location: Doncaster Royal Infirmary Authority: Environment Agency, Midlands Region Abstraction: Industrial Processing (Miscellaneous) Abstraction Type: Not Supplied Source: Groundwater Daily Rate (m3): 650 Yearly Rate (m3): 100000 Details:]Text]; Status: Revoked; Lapsed Or Cancelled Authorised Start: Not Supplied Authorised End: Not Supplied Permit Start Date: Not Supplied Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m</p>	A1NE (SW)	1598	2	459345 404320
	<p>Water Abstractions</p> <p>Operator: Doncaster Royal Infirmary & Montague Licence Number: 03/28/83/0222 Permit Version: Not Supplied Location: Doncaster Royal Infirmary Authority: Environment Agency, Midlands Region Abstraction: Industrial Processing (Miscellaneous) Abstraction Type: Not Supplied Source: Borehole Daily Rate (m3): 650 Yearly Rate (m3): 50000 Details: Not Supplied Authorised Start: Not Supplied Authorised End: Not Supplied Permit Start Date: Not Supplied Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m</p>	A1NE (SW)	1602	2	459340 404320

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	<p>Water Abstractions</p> <p>Operator: Doncaster Royal Infirmary & Montague Licence Number: 03/28/83/0225 /1 Permit Version: Not Supplied Location: Doncaster Royal Infirmary Authority: Environment Agency, Midlands Region Abstraction: Industrial Processing (Miscellaneous) Abstraction Type: Not Supplied Source: Groundwater Daily Rate (m3): 650 Yearly Rate (m3): 150000 Details:]Text]; Status: Revoked; Lapsed Or Cancelled Authorised Start: Not Supplied Authorised End: Not Supplied Permit Start Date: Not Supplied Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m</p>	A1NE (SW)	1602	2	459345 404315
	<p>Water Abstractions</p> <p>Operator: Doncaster Royal Infirmary & Montague Licence Number: 03/28/83/0223 Permit Version: Not Supplied Location: Doncaster Royal Infirmary Authority: Environment Agency, Midlands Region Abstraction: Industrial Processing (Miscellaneous) Abstraction Type: Not Supplied Source: Borehole Daily Rate (m3): 650 Yearly Rate (m3): 200000 Details: Not Supplied Authorised Start: Not Supplied Authorised End: Not Supplied Permit Start Date: Not Supplied Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m</p>	A1NE (SW)	1605	2	459340 404315
	<p>Water Abstractions</p> <p>Operator: Doncaster & Bassetlaw Hospitals Nhs Foundation Trust Licence Number: 03/28/83/0271/R01 Permit Version: 1 Location: Doncaster Royal Infirmary - Sherwood Sandtone Borehole Authority: Environment Agency, Midlands Region Abstraction: Hospitals: Drinking; Cooking; Sanitary; Washing; (Small Garden) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Doncaster Royal Infirmary Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 1st April 2014 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A1NE (SW)	1610	2	459335 404314
	<p>Water Abstractions</p> <p>Operator: Doncaster & Bassetlaw Hospitals Nhs Foundation Trust Licence Number: 03/28/83/0271 Permit Version: 1 Location: Doncaster Royal Infirmary - Sherwood Sandtone Borehole Authority: Environment Agency, Midlands Region Abstraction: Hospitals: Drinking; Cooking; Sanitary; Washing; (Small Garden) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Doncaster Royal Infirmary Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 22nd July 2004 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	A1NE (SW)	1610	2	459335 404314

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Water Abstractions Operator: Doncaster & Bassetlaw Hospitals Nhs Trust Licence Number: 03/28/83/0248/1 Permit Version: 2 Location: Doncaster Royal Infirmary - Borehole Authority: Environment Agency, Midlands Region Abstraction: Hospitals: General Use (Medium Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Doncaster Royal Infirmary Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 1st April 2008 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A1NE (SW)	1671	2	459320 404240
	Water Abstractions Operator: Doncaster Royal Infirmary & Montague Hospital Nhs Trust Licence Number: 03/28/83/0248/1 Permit Version: 1 Location: Doncaster Royal Infirmary - Borehole Authority: Environment Agency, Midlands Region Abstraction: Hospitals: General Use (Medium Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Doncaster Royal Infirmary Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 1st April 2003 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A1NE (SW)	1671	2	459320 404240
	Water Abstractions Operator: Doncaster Royal Infirmary & Montague Hospital Nhs Trust Licence Number: 03/28/83/0248 Permit Version: 1 Location: Doncaster Royal Infirmary - Borehole Authority: Environment Agency, Midlands Region Abstraction: Hospitals: General Use (Medium Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Doncaster Royal Infirmary Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 1st November 1999 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A1NE (SW)	1671	2	459320 404240
	Water Abstractions Operator: Parklands Sports & Social Club (Doncaster) Ltd Licence Number: 2/27/09/183 Permit Version: 1 Location: Borehole - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Sports Grounds/Facilities: Make-Up Or Top Up Water Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Rear Of Bowls Club Sports & Social Club (Doncaster) Limited, Wheatley Hall Road, Doncaster Authorised Start: 01 May Authorised End: 30 September Permit Start Date: 26th September 2001 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	(W)	1691	2	458840 405230

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	<p>Water Abstractions</p> <p>Operator: Parklands Sports & Social Club (Doncaster) Ltd Licence Number: 2/27/09/183 Permit Version: 1 Location: Borehole - Sherwood Sandstone - Doncaster Authority: Environment Agency, North East Region Abstraction: Sports Grounds/Facilities: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Rear Of Bowls Club Sports & Social Club (Doncaster) Limited, Wheatley Hall Road, Doncaster Authorised Start: 01 May Authorised End: 30 September Permit Start Date: 26th September 2001 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	(W)	1691	2	458840 405230
	<p>Water Abstractions</p> <p>Operator: Doncaster Racecourse Ltd Licence Number: 03/28/83/0033 Permit Version: 100 Location: Doncaster Racecourse - Borehole (2) Authority: Environment Agency, Midlands Region Abstraction: Racecourses: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Doncaster Racecourse - 2 Boreholes Authorised Start: 01 April Authorised End: 31 March Permit Start Date: 3rd December 2018 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m</p>	(S)	1986	2	460400 403400
26	<p>Water Industry Act Referrals</p> <p>Name: Houseman Ltd Location: THE CITREON GARAGE, WHEATLEY HALL ROAD, DONCASTER, SOUTH YORKSHIRE, DN2 4PE Authority: Environment Agency, North East Region Permit Reference: AF4089 Dated: 15th May 1992 Process Type: Permissions or amendments to discharge under the Water Industry Act 1991 Description: Processes which result in the discharge of Special Category effluents under The Trade Effluents (Prescribed Processes and Substances) Regulations Status: Application cancelled Positional Accuracy: Manually positioned to the road within the address or location</p>	A12NW (NW)	755	2	459853 405753
	<p>Groundwater Vulnerability Map</p> <p>Combined Classification: Secondary Superficial Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, Productive Superficial Aquifer Pollutant Speed: High Bedrock Flow: Mixed Dilution: <300 mm/year Baseflow Index: >70% Superficial Patchiness: <90% Superficial Thickness: 3-10m Superficial Recharge: High</p>	A13SE (S)	0	4	460575 405400
	<p>Groundwater Vulnerability Map</p> <p>Combined Classification: Principle Bedrock Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, No Superficial Aquifer Pollutant Speed: High Bedrock Flow: Mixed Dilution: <300 mm/year Baseflow Index: >70% Superficial Patchiness: <90% Superficial Thickness: 3-10m Superficial Recharge: High</p>	A13NE (S)	0	4	460575 405427

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Groundwater Vulnerability - Soluble Rock Risk None				
	Bedrock Aquifer Designations Aquifer Designation: Principal Aquifer	A13NE (S)	0	4	460575 405427
	Superficial Aquifer Designations Aquifer Designation: Secondary Aquifer - A	A13SE (S)	0	4	460575 405400
27	Source Protection Zones Name: Not Supplied Source: Environment Agency, Head Office Reference: Not Supplied Type: Zone III (Total Catchment): The total area needed to support the discharge from the protected groundwater source.	A13NE (S)	0	2	460575 405427
	Extreme Flooding from Rivers or Sea without Defences None				
	Flooding from Rivers or Sea without Defences None				
	Areas Benefiting from Flood Defences None				
	Flood Water Storage Areas None				
	Flood Defences None				
28	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 218.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 2	A14NW (E)	391	5	461015 405454
29	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 30.0 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 2	A14NW (E)	623	5	461228 405610
30	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 24.6 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 2	A14NW (E)	644	5	461244 405636
31	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 26.8 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 2	A14NE (E)	663	5	461257 405656
32	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 7.7 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 2	A14NE (E)	684	5	461271 405679

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
33	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 40.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Dodge Dike Catchment Name: Trent Primacy: 2	A14NE (E)	688	5	461272 405690
34	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 166.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 2	A14NE (E)	690	5	461276 405685
35	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 161.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Dodge Dike Catchment Name: Trent Primacy: 2	A14NE (E)	690	5	461276 405686
36	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 312.6 Watercourse Level: On ground surface Permanent: True Watercourse Name: Dodge Dike Catchment Name: Trent Primacy: 1	A19SW (NE)	752	5	461141 406006
37	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 1.0 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 2	A19SE (NE)	817	5	461369 405796
38	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 2.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 2	A19SE (NE)	818	5	461369 405798
39	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 3.1 Watercourse Level: On ground surface Permanent: True Watercourse Name: Dodge Dike Catchment Name: Trent Primacy: 2	A19SE (NE)	820	5	461370 405800
40	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 3.6 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 2	A19SE (NE)	822	5	461373 405798
41	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 205.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Dodge Dike Catchment Name: Trent Primacy: 2	A19SE (NE)	822	5	461373 405798

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
42	OS Water Network Lines Watercourse Form: Lake Watercourse Length: 16.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 2	A19SE (NE)	824	5	461374 405801
43	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 393.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 2	A14SE (E)	884	5	461500 405344
44	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 5.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 1	A19NW (NE)	893	5	460987 406277
45	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 320.6 Watercourse Level: On ground surface Permanent: True Watercourse Name: Dodge Dike Catchment Name: Trent Primacy: 1	A19NW (NE)	898	5	460991 406280
46	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 4.8 Watercourse Level: Underground Permanent: True Watercourse Name: Dodge Dike Catchment Name: Trent Primacy: 2	A14NE (E)	972	5	461561 405718
47	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 9.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Dodge Dike Catchment Name: Trent Primacy: 2	A14NE (E)	976	5	461565 405716
48	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 239.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Dodge Dike Catchment Name: Trent Primacy: 2	A14NE (E)	985	5	461575 405716
49	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 1.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 2	A14NE (E)	985	5	461575 405716
50	OS Water Network Lines Watercourse Form: Lake Watercourse Length: 8.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Trent Primacy: 2	A14NE (E)	986	5	461576 405716

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
51	BGS Recorded Landfill Sites Site Name: Pothill Location: Armthorpe Road, DONCASTER, South Yorks Authority: British Geological Survey, National Geoscience Information Service Ground Water: Information not available Surface Water: Information not available Geology: N/A Positional Accuracy: Positioned by the supplier Boundary Accuracy: Good	A9NW (SE)	835	-	461149 404761
52	Historical Landfill Sites Licence Holder: Mr Jack Braithwaite Location: Thorne Road, Doncaster Name: Leger Way / Thorne Road Operator Location: Not Supplied Boundary Accuracy: As Supplied Provider Reference: EAHLD04492 First Input Date: Not Supplied Last Input Date: Not Supplied Specified Waste Type: Deposited Waste included Inert and Commercial Waste EA Waste Ref: 0 Regis Ref: Not Supplied WRC Ref: 4400/0394 BGS Ref: Not Supplied Other Ref: 4400/(100)	A13NW (W)	31	2	460509 405448
53	Historical Landfill Sites Licence Holder: Doncaster Rural District Council Location: Wheatley Hills, Doncaster Name: Leger Way Operator Location: Not Supplied Boundary Accuracy: As Supplied Provider Reference: EAHLD04880 First Input Date: Not Supplied Last Input Date: Not Supplied Specified Waste Type: Not Supplied EA Waste Ref: 0 Regis Ref: Not Supplied WRC Ref: 4400/0395 BGS Ref: Not Supplied Other Ref: 4400/D19, 101, 20D.437(49)	A8NW (S)	466	2	460480 404924
54	Historical Landfill Sites Licence Holder: National Coal Board Location: Armthorpe Road, Doncaster, South Yorkshire Name: Pothill Operator Location: Not Supplied Boundary Accuracy: As Supplied Provider Reference: EAHLD04493 First Input Date: 31st December 1945 Last Input Date: 26th May 1972 Specified Waste Type: Deposited Waste included Commercial Waste EA Waste Ref: 0 Regis Ref: Not Supplied WRC Ref: 4400/0301 BGS Ref: 1921 Other Ref: WD5 D3, 4400/(110)	A9NW (SE)	835	2	461147 404760
55	Licensed Waste Management Facilities (Locations) Licence Number: 60860 Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4PD Operator Name: Yorkshire Electricity Operator Location: Not Supplied Authority: Environment Agency - North East Region, Yorkshire Area Site Category: Transfer stations Licence Status: Surrendered Issued: 21st December 1992 Last Modified: Not Supplied Expires: Not Supplied Suspended: Not Supplied Revoked: Not Supplied Surrendered: 13th May 1999 IPPC Reference: Not Supplied Positional Accuracy: Located by supplier to within 10m	A18NW (N)	699	2	460440 406160

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
56	Licensed Waste Management Facilities (Locations) Licence Number: 65469 Location: Sandall W W T W, Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4NU Operator Name: Yorkshire Water Services Ltd Operator Location: Not Supplied Authority: Environment Agency - North East Region, Yorkshire Area Site Category: Treatment - Biological Licence Status: Modified Issued: 17th May 2006 Last Modified: 21st October 2013 Expires: Not Supplied Suspended: Not Supplied Revoked: Not Supplied Surrendered: Not Supplied IPPC Reference: Not Supplied Positional Accuracy: Approximate location provided by supplier	A17SE (NW)	768	2	460000 406000
57	Licensed Waste Management Facilities (Locations) Licence Number: 43140 Location: Armthorpe H W R C, Armthorpe Road, Pot Hill Armthorpe, Doncaster, South Yorkshire, DN2 5QB Operator Name: F C C Recycling (U K) Limited Operator Location: Not Supplied Authority: Environment Agency - Midlands Region, East Area Site Category: Special Waste Transfer Stations Licence Status: Modified Issued: 26th February 1993 Last Modified: 28th February 2019 Expires: Not Supplied Suspended: Not Supplied Revoked: Not Supplied Surrendered: Not Supplied IPPC Reference: Not Supplied Positional Accuracy: Located by supplier to within 10m	A9NW (SE)	882	2	461216 404761
	Local Authority Landfill Coverage Name: Doncaster Metropolitan Borough Council - Has supplied landfill data		0	3	460575 405427
58	Local Authority Recorded Landfill Sites Location: Leger Way/ Thorne Road Reference: 100 Authority: Doncaster Metropolitan Borough Council, Environmental Services Last Reported Status: Unknown Types of Waste: Not Supplied Date of Closure: Not Supplied Positional Accuracy: Positioned by the supplier Boundary Quality: Good	A13NW (W)	33	3	460509 405453
59	Local Authority Recorded Landfill Sites Location: Leger Way Reference: 101 Authority: Doncaster Metropolitan Borough Council, Environmental Services Last Reported Status: Unknown Types of Waste: Not Supplied Date of Closure: Not Supplied Positional Accuracy: Positioned by the supplier Boundary Quality: Good	A8NW (S)	467	3	460477 404923
60	Local Authority Recorded Landfill Sites Location: Pot Hill, Armthorpe Road Reference: 110 Authority: Doncaster Metropolitan Borough Council, Environmental Services Last Reported Status: Unknown Types of Waste: Not Supplied Date of Closure: Not Supplied Positional Accuracy: Positioned by the supplier Boundary Quality: Good	A9NW (SE)	834	3	461148 404762
61	Potentially Infilled Land (Non-Water) Bearing Ref: NW Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1992	A13NW (NW)	30	-	460521 405472
62	Potentially Infilled Land (Non-Water) Bearing Ref: NW Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1992	A13NW (NW)	146	-	460499 405604

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
63	Potentially Infilled Land (Non-Water) Bearing Ref: NE Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1992	A13NE (NE)	372	-	460862 405747
64	Potentially Infilled Land (Non-Water) Bearing Ref: SW Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1992	A8NW (SW)	435	-	460261 405053
65	Potentially Infilled Land (Non-Water) Bearing Ref: S Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1993	A8SE (S)	776	-	460698 404610
66	Potentially Infilled Land (Non-Water) Bearing Ref: SE Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1993	A9NE (SE)	913	-	461335 404851
67	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1956	A13NE (N)	112	-	460591 405584
68	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1854	A13NW (NW)	191	-	460419 405604
69	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1938	A13SW (SW)	227	-	460413 405202
70	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1854	A12SE (W)	330	-	460199 405335
71	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1956	A14NW (E)	587	-	461188 405624
72	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1938	A19SW (NE)	736	-	461137 405987
73	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1907	A19SW (NE)	760	-	461227 405923
74	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1956	A18NW (N)	779	-	460415 406237
75	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1956	A18NW (N)	813	-	460380 406265
76	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1956	A18NW (N)	832	-	460409 406289
77	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1956	A19SE (NE)	845	-	461396 405804
78	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1955	A8SE (S)	925	-	460692 404459
79	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1955	A7SE (SW)	945	-	460133 404540

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
80	<p>Registered Landfill Sites</p> <p>Licence Holder: J I Case Europe Ltd Licence Reference: WD20 D 419 Site Location: Wheatley Hall Road, DONCASTER, South Yorkshire, DN2 4LT Licence Easting: 459650 Licence Northing: 405650 Operator Location: As Site Address Authority: Environment Agency - North East Region, Ridings Area Site Category: Landfill Max Input Rate: Medium (Equal to or greater than 25,000 and less than 75,000 tonnes per year) Waste Source: No known restriction on source of waste Restrictions: Status: Licence lapsed/cancelled/defunct/not applicable/surrenderedCancelled Dated: 1st May 1984 Preceded By: Not Given Licence: Superseded By: Not Given Licence: Positional Accuracy: Manually positioned to the address or location Boundary Accuracy: Not Applicable Authorised Waste: Foundry Sand</p>	A12NW (W)	907	2	459650 405650
81	<p>Registered Waste Transfer Sites</p> <p>Licence Holder: Yorkshire Electricity Licence Reference: WD20 D 880 MOD 1 Site Location: Yorkshire Electricity, Wheatley Hall Road, DONCASTER, South Yorkshire, DN2 4PB Operator Location: As Site Address Authority: Environment Agency - North East Region, Ridings Area Site Category: Transfer Max Input Rate: Small (Equal to or greater than 10,000 and less than 25,000 tonnes per year) Waste Source: No known restriction on source of waste Restrictions: Licence Status: Licence has completion certificateSurrendered Dated: 21st December 1992 Preceded By: Not Given Licence: Superseded By: Not Given Licence: Positional Accuracy: Located by supplier to within 100m Boundary Quality: Not Supplied Authorised Waste: Com. & Ind. Non-Haz. Waste Empty Tins Of Mdi Max.Waste Permitted By Licence Non-Haz. Excav'N/Build.Waste M.Stor Scrap Metal M.Stor Prohibited Waste: Asbestos - Any Type Putrescible Waste</p>	A18NW (N)	699	2	460440 406160
82	<p>Registered Waste Transfer Sites</p> <p>Licence Holder: B.D.R. Waste Disposal Ltd Licence Reference: WD20 D 923 MOD 4 Site Location: Armthorpe C.A.Site, Pot Hill, Armthorpe, Doncaster, South Yorkshire Operator Location: Thorncliffe Hall, Thorncliffe Park Estate, Chapelton, SHEFFIELD, South Yorkshire, S35 2PQ Authority: Environment Agency - Midlands Region, Lower Trent Area Site Category: Civic Amenity Max Input Rate: Small (Equal to or greater than 10,000 and less than 25,000 tonnes per year) Waste Source: No known restriction on source of waste Restrictions: Licence Status: Operational as far as is knownOperational Dated: 1st March 1997 Preceded By: WD20 D 923 MOD 2 Licence: Superseded By: Not Given Licence: Positional Accuracy: Manually positioned to the address or location Boundary Quality: Not Supplied Authorised Waste: Asbestos Domestic/Commercial Waste Ferrous/Non-Ferrous Scrap Metal Max.Waste Permitted By Licence Mineral Oils Pharmaceuticals In Retail Cont'Rs Scrap Rubber (Including Tyres)</p>	A9NW (SE)	886	2	461220 404760

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
82	<p>Registered Waste Transfer Sites</p> <p>Licence Holder: B.D.R. Waste Disposal Ltd Licence Reference: WD20 D 923 MOD 2 Site Location: Armthorpe Dumpit Site, Pot Hill, Armthorpe, Doncaster, South Yorkshire Operator Location: Templeborough House, Mill Close, ROTHERHAM, South Yorkshire, S60 1BZ Authority: Environment Agency - Midlands Region, Lower Trent Area Site Category: Civic Amenity Max Input Rate: Medium (Equal to or greater than 25,000 and less than 75,000 tonnes per year) Waste Source: No known restriction on source of waste Restrictions: Licence Status: Record supersededSuperseded Dated: 1st February 1993 Preceded By: WD 5 D 3 Licence: Superseded By: WD20 D 923 MOD 4 Licence: Positional Accuracy: Manually positioned to the address or location Boundary Quality: Not Supplied Authorised Waste: Domestic/Commercial Waste Ferrous/Non-Ferrous Scrap Metal Max.Waste Permitted By Licence Mineral Oils Pharmaceuticals In Retail Cont'Rs Scrap Rubber (Including Tyres) Prohibited Waste: Spec.Waste (Epa'90:S62/1996 Regs)</p>	A9NW (SE)	886	2	461220 404760
82	<p>Registered Waste Transfer Sites</p> <p>Licence Holder: Doncaster M.B.C. Licence Reference: WD 5 D 3 Site Location: Armthorpe Road, Dumpit Site, Doncaster, South Yorkshire Operator Location: Old Guildhall Yard, DONCASTER, South Yorkshire, DN1 1RH Authority: Environment Agency - North East Region, Ridings Area Site Category: Civic Amenity Max Input Rate: Undefined Waste Source: No known restriction on source of waste Restrictions: Licence Status: Record supersededSuperseded Dated: 1st April 1988 Preceded By: Not Given Licence: Superseded By: WD20 D 923 MOD 2 Licence: Positional Accuracy: Manually positioned to the address or location Boundary Quality: Not Supplied Authorised Waste: Civic Amenity Waste Old Licence - Wastes Not To Hand</p>	A9NW (SE)	886	2	461220 404760
83	<p>Registered Waste Treatment or Disposal Sites</p> <p>Licence Holder: D Shaw Licence Reference: WD20 D 853 Site Location: Riverside Metals, Little Lane, Clay Lane, Doncaster, South Yorkshire Operator Location: 173 Lonsdale Avenue, Intake, DONCASTER, South Yorkshire, DN2 6HF Authority: Environment Agency - North East Region, Ridings Area Site Category: Scrapyard - with Transfer Station Max Input Rate: Very Small (Less than 10,000 tonnes per year) Waste Source: No known restriction on source of waste Restrictions: Licence Status: Licence lapsed/cancelled/defunct/not applicable/surrenderedCancelled Dated: 1st October 1992 Preceded By: Not Given Licence: Superseded By: Not Given Licence: Positional Accuracy: Manually positioned to the road within the address or location Boundary Quality: Not Supplied Authorised Waste: Dom.Goods/Wash.Mc/Fridge/Etc Mstor Dry Cell Batteries Mstor Empty Used Containers Mstor Ferrous Metal Scrap Mstor Non-Ferrous Metal Scrap Mstor Non-Haz, Com./Ind. Waste Mstor Scrap Motor Vehicles Mstor Wet Cell Batteries Mstor Prohibited Waste: Liquid Wastes</p>	A17NE (NW)	977	2	460040 406300

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS 1:625,000 Solid Geology Description: Triassic Rocks (Undifferentiated)	A13NE (S)	0	1	460575 405427
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic Concentration: <15 mg/kg Cadmium Concentration: <1.8 mg/kg Chromium Concentration: 20 - 40 mg/kg Lead Concentration: <100 mg/kg Nickel Concentration: <15 mg/kg	A13NE (S)	0	1	460575 405427
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic Concentration: <15 mg/kg Cadmium Concentration: <1.8 mg/kg Chromium Concentration: 40 - 60 mg/kg Lead Concentration: <100 mg/kg Nickel Concentration: <15 mg/kg	A13SE (S)	0	1	460575 405400
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic Concentration: <15 mg/kg Cadmium Concentration: <1.8 mg/kg Chromium Concentration: 40 - 60 mg/kg Lead Concentration: <100 mg/kg Nickel Concentration: <15 mg/kg	A9NE (SE)	748	1	461256 405030
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic Concentration: <15 mg/kg Cadmium Concentration: <1.8 mg/kg Chromium Concentration: 20 - 40 mg/kg Lead Concentration: <100 mg/kg Nickel Concentration: <15 mg/kg	A19SW (NE)	799	1	461196 406018
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic Concentration: <15 mg/kg Cadmium Concentration: <1.8 mg/kg Chromium Concentration: 60 - 90 mg/kg Lead Concentration: <100 mg/kg Nickel Concentration: 30 - 45 mg/kg	A17SW (NW)	945	1	459792 406029
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic Concentration: <15 mg/kg Cadmium Concentration: <1.8 mg/kg Chromium Concentration: 40 - 60 mg/kg Lead Concentration: <100 mg/kg Nickel Concentration: <15 mg/kg	A19NE (NE)	948	1	461319 406105

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic <15 mg/kg Concentration: Cadmium <1.8 mg/kg Concentration: Chromium 90 - 120 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel 30 - 45 mg/kg Concentration:	A17NE (NW)	965	1	460000 406259
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic <15 mg/kg Concentration: Cadmium <1.8 mg/kg Concentration: Chromium 60 - 90 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel 15 - 30 mg/kg Concentration:	A8SE (S)	994	1	460897 404434
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic <15 mg/kg Concentration: Cadmium <1.8 mg/kg Concentration: Chromium 40 - 60 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel <15 mg/kg Concentration:	A9SW (SE)	997	1	461000 404471
84	BGS Recorded Mineral Sites Site Name: Thorne Road Sand Pit Location: Wheatley Hills, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 106735 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Triassic Geology: Chester Formation (Nottingham Castle Sandstone Formation) Commodity: Sand Positional Accuracy: Located by supplier to within 10m	A13NW (NW)	96	1	460472 405520
85	BGS Recorded Mineral Sites Site Name: Sandall Park Brick & Tile Works Location: Wheatley Hills, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 106749 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Cromerian - Ipswichian Geology: Till, Mid Pleistocene Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A13NW (N)	258	1	460545 405730
86	BGS Recorded Mineral Sites Site Name: Thorne Road Sandhole Location: Wheatley Hills, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 207326 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Triassic Geology: Chester Formation (Nottingham Castle Sandstone Formation) Commodity: Sand Positional Accuracy: Located by supplier to within 10m	A12NE (W)	325	1	460209 405487

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
87	BGS Recorded Mineral Sites Site Name: Sandall Brick And Tile Yard Location: Wheatley Hills, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 106734 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Cromerian - Ipswichian Geology: Till, Mid Pleistocene Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A14NW (NE)	417	1	460920 405755
88	BGS Recorded Mineral Sites Site Name: Armthorpe Lane Sand And Gravel Pit Location: Wheatley Hills, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 207332 Type: Opencast Status: Ceased Operator: Don Quarries Ltd. Operator Location: Not Supplied Periodic Type: Cromerian - Ipswichian Geology: Glaciofluvial Deposits, Mid Pleistocene Commodity: Sand and Gravel Positional Accuracy: Located by supplier to within 10m	A8NW (S)	623	1	460385 404788
89	BGS Recorded Mineral Sites Site Name: Wheatley Hills Gravel Pit Location: Wheatley Hills, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 106739 Type: Opencast Status: Ceased Operator: Doncaster Sand & Gravel Company Operator Location: Not Supplied Periodic Type: Quaternary Geology: Glaciofluvial Deposits, Mid Pleistocene Commodity: Sand and Gravel Positional Accuracy: Located by supplier to within 10m	A7NE (SW)	664	1	460220 404810
90	BGS Recorded Mineral Sites Site Name: Wheatley Hills Gravel Pit Location: Wheatley Hills, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 106738 Type: Opencast Status: Ceased Operator: Doncaster Sand & Gravel Company Operator Location: Not Supplied Periodic Type: Quaternary Geology: Glaciofluvial Deposits, Mid Pleistocene Commodity: Sand and Gravel Positional Accuracy: Located by supplier to within 10m	A8SW (S)	714	1	460320 404715
91	BGS Recorded Mineral Sites Site Name: Armthorpe Sand Pit Location: Wheatley Hills, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 106748 Type: Opencast Status: Ceased Operator: Doncaster Sand & Gravel Company Operator Location: Not Supplied Periodic Type: Triassic Geology: Chester Formation (Nottingham Castle Sandstone Formation) Commodity: Silica Sand Positional Accuracy: Located by supplier to within 10m	A7NE (SW)	752	1	460140 404753
91	BGS Recorded Mineral Sites Site Name: Armthorpe Sand Pit Location: Wheatley Hills, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 106748 Type: Opencast Status: Ceased Operator: Doncaster Sand & Gravel Company Operator Location: Not Supplied Periodic Type: Quaternary Geology: Glaciofluvial Deposits, Mid Pleistocene Commodity: Sand and Gravel Positional Accuracy: Located by supplier to within 10m	A7NE (SW)	752	1	460140 404753

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
92	BGS Recorded Mineral Sites Site Name: Heather Wood Gravel Pit Location: Wheatley Hills, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 106740 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Quaternary Geology: Glaciofluvial Deposits, Mid Pleistocene Commodity: Sand and Gravel Positional Accuracy: Located by supplier to within 10m	A8SE (S)	777	1	460667 404605
93	BGS Recorded Mineral Sites Site Name: Armthorpe Lane Sand And Gravel Pit Location: Wheatley Hills, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 207330 Type: Opencast Status: Ceased Operator: Don Quarries Ltd. Operator Location: Not Supplied Periodic Type: Cromerian - Ipswichian Geology: Glaciofluvial Deposits, Mid Pleistocene Commodity: Sand and Gravel Positional Accuracy: Located by supplier to within 10m	A7SE (SW)	851	1	460042 404699
94	BGS Recorded Mineral Sites Site Name: Armthorpe Road Sand Pits Location: Armthorpe, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 207329 Type: Opencast Status: Ceased Operator: Individual'S Name Withheld Operator Location: Not Supplied Periodic Type: Quaternary Geology: Head Commodity: Sand and Gravel Positional Accuracy: Located by supplier to within 10m	A9SW (SE)	909	1	461160 404674
94	BGS Recorded Mineral Sites Site Name: Armthorpe Road Sand Pits Location: Armthorpe, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 207329 Type: Opencast Status: Ceased Operator: Individual'S Name Withheld Operator Location: Not Supplied Periodic Type: Triassic Geology: Chester Formation (Nottingham Castle Sandstone Formation) Commodity: Sand Positional Accuracy: Located by supplier to within 10m	A9SW (SE)	909	1	461160 404674
95	BGS Recorded Mineral Sites Site Name: Armthorpe Road Sand Pits Location: Armthorpe, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 207328 Type: Opencast Status: Ceased Operator: Individual'S Name Withheld Operator Location: Not Supplied Periodic Type: Cromerian - Ipswichian Geology: Glaciofluvial Deposits, Mid Pleistocene Commodity: Sand and Gravel Positional Accuracy: Located by supplier to within 10m	A9NE (SE)	946	1	461367 404840
95	BGS Recorded Mineral Sites Site Name: Armthorpe Road Sand Pits Location: Armthorpe, Doncaster, South Yorkshire Source: British Geological Survey, National Geoscience Information Service Reference: 207328 Type: Opencast Status: Ceased Operator: Individual'S Name Withheld Operator Location: Not Supplied Periodic Type: Triassic Geology: Chester Formation (Nottingham Castle Sandstone Formation) Commodity: Sand Positional Accuracy: Located by supplier to within 10m	A9NE (SE)	946	1	461367 404840

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS Measured Urban Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Grid: 460750, 405250 Soil Sample Type: Topsoil Sample Area: Doncaster Arsenic Measured 8.00 mg/kg Concentration: Cadmium Measured 0.10 mg/kg Concentration: Chromium Measured 35.70 mg/kg Concentration: Lead Measured 101.70 mg/kg Concentration: Nickel Measured 7.60 mg/kg Concentration:	A13SE (SE)	209	1	460750 405250
	BGS Measured Urban Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Grid: 460250, 405250 Soil Sample Type: Topsoil Sample Area: Doncaster Arsenic Measured 18.10 mg/kg Concentration: Cadmium Measured 0.40 mg/kg Concentration: Chromium Measured 55.80 mg/kg Concentration: Lead Measured 152.40 mg/kg Concentration: Nickel Measured 14.40 mg/kg Concentration:	A13SW (SW)	311	1	460250 405250
	BGS Measured Urban Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Grid: 460750, 405750 Soil Sample Type: Topsoil Sample Area: Doncaster Arsenic Measured 13.10 mg/kg Concentration: Cadmium Measured 0.80 mg/kg Concentration: Chromium Measured 45.30 mg/kg Concentration: Lead Measured 112.70 mg/kg Concentration: Nickel Measured 12.70 mg/kg Concentration:	A13NE (NE)	315	1	460750 405750
	BGS Measured Urban Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Grid: 460250, 405750 Soil Sample Type: Topsoil Sample Area: Doncaster Arsenic Measured 11.60 mg/kg Concentration: Cadmium Measured 0.60 mg/kg Concentration: Chromium Measured 49.90 mg/kg Concentration: Lead Measured 113.20 mg/kg Concentration: Nickel Measured 20.60 mg/kg Concentration:	A13NW (NW)	414	1	460250 405750
	BGS Measured Urban Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Grid: 461250, 405270 Soil Sample Type: Topsoil Sample Area: Doncaster Arsenic Measured 16.80 mg/kg Concentration: Cadmium Measured 0.20 mg/kg Concentration: Chromium Measured 50.40 mg/kg Concentration: Lead Measured 122.70 mg/kg Concentration: Nickel Measured 15.50 mg/kg Concentration:	A14SE (E)	654	1	461250 405270

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS Measured Urban Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Grid: 460740, 404740 Soil Sample Type: Topsoil Sample Area: Doncaster Arsenic Measured 16.90 mg/kg Concentration: Cadmium Measured 0.30 mg/kg Concentration: Chromium Measured 53.40 mg/kg Concentration: Lead Measured 257.10 mg/kg Concentration: Nickel Measured 13.90 mg/kg Concentration:	A8SE (S)	656	1	460740 404740
	BGS Measured Urban Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Grid: 461210, 405760 Soil Sample Type: Topsoil Sample Area: Doncaster Arsenic Measured 7.10 mg/kg Concentration: Cadmium Measured 0.10 mg/kg Concentration: Chromium Measured 40.50 mg/kg Concentration: Lead Measured 34.10 mg/kg Concentration: Nickel Measured 18.60 mg/kg Concentration:	A14NW (NE)	658	1	461210 405760
	BGS Measured Urban Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Grid: 460260, 406090 Soil Sample Type: Topsoil Sample Area: Doncaster Arsenic Measured 13.10 mg/kg Concentration: Cadmium Measured 0.20 mg/kg Concentration: Chromium Measured 64.40 mg/kg Concentration: Lead Measured 56.90 mg/kg Concentration: Nickel Measured 24.40 mg/kg Concentration:	A18SW (NW)	687	1	460260 406090
	BGS Measured Urban Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Grid: 460250, 404750 Soil Sample Type: Topsoil Sample Area: Doncaster Arsenic Measured 14.70 mg/kg Concentration: Cadmium Measured 0.50 mg/kg Concentration: Chromium Measured 60.30 mg/kg Concentration: Lead Measured 68.00 mg/kg Concentration: Nickel Measured 28.30 mg/kg Concentration:	A8SW (SW)	706	1	460250 404750
	BGS Measured Urban Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Grid: 460770, 406290 Soil Sample Type: Topsoil Sample Area: Doncaster Arsenic Measured 23.20 mg/kg Concentration: Cadmium Measured 0.50 mg/kg Concentration: Chromium Measured 64.10 mg/kg Concentration: Lead Measured 156.10 mg/kg Concentration: Nickel Measured 24.10 mg/kg Concentration:	A18NE (N)	839	1	460770 406290

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS Measured Urban Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Grid: 461250, 404750 Soil Sample Type: Topsoil Sample Area: Doncaster Arsenic Measured 5.60 mg/kg Concentration: Cadmium Measured 0.60 mg/kg Concentration: Chromium Measured 38.40 mg/kg Concentration: Lead Measured 41.80 mg/kg Concentration: Nickel Measured 13.60 mg/kg Concentration:	A9SE (SE)	914	1	461250 404750
	BGS Measured Urban Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Grid: 461270, 406220 Soil Sample Type: Topsoil Sample Area: Doncaster Arsenic Measured 8.50 mg/kg Concentration: Cadmium Measured 0.50 mg/kg Concentration: Chromium Measured 29.10 mg/kg Concentration: Lead Measured 43.60 mg/kg Concentration: Nickel Measured 9.30 mg/kg Concentration:	A19NE (NE)	997	1	461270 406220
	BGS Urban Soil Chemistry Averages Source: British Geological Survey, National Geoscience Information Service Sample Area: Doncaster Count Id: 279 Arsenic Minimum 2.00 mg/kg Concentration: Arsenic Average 15.00 mg/kg Concentration: Arsenic Maximum 73.00 mg/kg Concentration: Cadmium Minimum 0.10 mg/kg Concentration: Cadmium Average 0.60 mg/kg Concentration: Cadmium Maximum 6.70 mg/kg Concentration: Chromium Minimum 16.00 mg/kg Concentration: Chromium Average 64.00 mg/kg Concentration: Chromium Maximum 354.00 mg/kg Concentration: Lead Minimum 19.00 mg/kg Concentration: Lead Average 127.00 mg/kg Concentration: Lead Maximum 1115.00 mg/kg Concentration: Nickel Minimum 6.00 mg/kg Concentration: Nickel Average 26.00 mg/kg Concentration: Nickel Maximum 181.00 mg/kg Concentration:	A13NE (S)	0	1	460575 405427
	Coal Mining Affected Areas Description: In an area which may be affected by coal mining activity. It is recommended that a coal mining report is obtained from the Coal Authority. Contact details are included in the Useful Contacts section of this report.	A13NE (S)	0	6	460575 405427
	Mining Instability Mining Evidence: Inconclusive Coal Mining Source: Ove Arup & Partners Boundary Quality: As Supplied	A13NE (S)	0	-	460575 405427
	Non Coal Mining Areas of Great Britain No Hazard				
	Potential for Collapsible Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13NE (S)	0	1	460575 405427

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Potential for Compressible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13NE (S)	0	1	460575 405427
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13NE (S)	0	1	460575 405427
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13NE (S)	0	1	460575 405427
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A13NE (S)	0	1	460575 405427
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13SE (S)	0	1	460575 405400
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13NE (N)	84	1	460598 405555
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A13NE (S)	0	1	460575 405427
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A13NE (N)	84	1	460598 405555
	Radon Potential - Radon Affected Areas Affected Area: The property is in a Lower probability radon area (less than 1% of homes are estimated to be at or above the Action Level). Source: British Geological Survey, National Geoscience Information Service	A13NE (S)	0	1	460575 405427
	Radon Potential - Radon Protection Measures Protection Measure: No radon protective measures are necessary in the construction of new dwellings or extensions Source: British Geological Survey, National Geoscience Information Service	A13NE (S)	0	1	460575 405427

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
96	<p>Contemporary Trade Directory Entries</p> <p>Name: Kewtech Location: Unit 2, Shaw Wood Way, Doncaster, DN2 5TB Classification: Testing, Inspection & Calibration Equipment Manufacturers Status: Active Positional Accuracy: Automatically positioned to the address</p>	A13SW (SW)	0	-	460559 405409
96	<p>Contemporary Trade Directory Entries</p> <p>Name: Team Sports Location: Unit 11, Shaw Wood Way, Doncaster, South Yorkshire, DN2 5TB Classification: Sports Equipment Manufacturers & Distributors Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A13SE (E)	0	-	460600 405417
97	<p>Contemporary Trade Directory Entries</p> <p>Name: Trafford Press Group Ltd Location: Trafford House, Unit 12, Shaw Wood Way, DONCASTER, South Yorkshire, DN2 5TB Classification: Printers Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A13SE (SE)	45	-	460648 405381
97	<p>Contemporary Trade Directory Entries</p> <p>Name: Gorillaprintuk Location: Trafford House, Shaw Wood Way, Doncaster, South Yorkshire, DN2 5TB Classification: Printers Status: Inactive Positional Accuracy: Manually positioned to the address or location</p>	A13SE (SE)	46	-	460648 405381
98	<p>Contemporary Trade Directory Entries</p> <p>Name: Cooper & Cooper Advertising Location: 11 Shaw Wood Way, Doncaster, South Yorkshire, DN2 5TB Classification: Disability Equipment - Manufacturers & Suppliers Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location</p>	A13NE (NE)	46	-	460668 405474
98	<p>Contemporary Trade Directory Entries</p> <p>Name: Comag Solutions Location: Unit 15, Heather Court, Shaw Wood Way, Doncaster, South Yorkshire, DN2 5YL Classification: Electrical Engineers Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A13NE (NE)	49	-	460656 405498
98	<p>Contemporary Trade Directory Entries</p> <p>Name: Flexion Optical Fibre Plc Location: Flexion House, Shaw Wood Way, Doncaster, DN2 5TB Classification: Optical Goods - Manufacturers Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A13NE (E)	55	-	460677 405448
98	<p>Contemporary Trade Directory Entries</p> <p>Name: Flexion Optical Fibre Location: Flexion House, Shaw Wood Way, Doncaster, South Yorkshire, DN2 5TB Classification: Fibre Optics Status: Active Positional Accuracy: Automatically positioned to the address</p>	A13NE (E)	58	-	460679 405448
99	<p>Contemporary Trade Directory Entries</p> <p>Name: Schelde Sports Location: Unit 4, Heather Court, Shaw Wood Way, Doncaster, South Yorkshire, DN2 5YL Classification: Sports Equipment Manufacturers & Distributors Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A13NE (N)	68	-	460593 405539
99	<p>Contemporary Trade Directory Entries</p> <p>Name: Plasmatech Location: Unit 5, Heather Ct, Shaw Wood Way, Doncaster, South Yorkshire, DN2 5YL Classification: Cutting Tools & Machinery Status: Inactive Positional Accuracy: Manually positioned to the address or location</p>	A13NE (N)	77	-	460596 405548
99	<p>Contemporary Trade Directory Entries</p> <p>Name: Plasmatech Location: Unit 5, Heather Court, Shaw Wood Way, Doncaster, South Yorkshire, DN2 5YL Classification: Cutting Tools & Machinery Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A13NE (N)	78	-	460597 405549

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
100	<p>Contemporary Trade Directory Entries</p> <p>Name: Don Xtra Ltd Location: Unit 14, Shaw Wood Way, Doncaster, DN2 5TB Classification: Electronic Component Manufacturers & Distributors Status: Active Positional Accuracy: Automatically positioned to the address</p>	A13NE (NE)	104	-	460715 405511
101	<p>Contemporary Trade Directory Entries</p> <p>Name: Printing Zone Location: Unit 16, Shaw Wood Way, DONCASTER, South Yorkshire, DN2 5TB Classification: Printers Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A13NE (E)	166	-	460790 405461
101	<p>Contemporary Trade Directory Entries</p> <p>Name: Brothers Pyrotechnics Location: Unit 16, Shaw Wood Way, Doncaster, DN2 5TB Classification: Firework Technicians, Manufacturers & Distribution Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A13NE (E)	167	-	460790 405463
102	<p>Contemporary Trade Directory Entries</p> <p>Name: Midas M O T & Service Repair Centre Ltd Location: Unit 2d, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Mot Testing Centres Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A13NE (NE)	198	-	460803 405546
103	<p>Contemporary Trade Directory Entries</p> <p>Name: Dixon Motors Location: Thorne Rd, Doncaster, South Yorkshire, DN2 5DX Classification: Car Dealers - Used Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location</p>	A13NE (N)	210	-	460638 405674
104	<p>Contemporary Trade Directory Entries</p> <p>Name: Zip Pack Packing Technology Ltd Location: Unit 17, Shaw Wood Way, Doncaster, DN2 5TB Classification: Paper & Cardboard Products & Packaging - Manufacturers Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A13NE (E)	228	-	460851 405456
105	<p>Contemporary Trade Directory Entries</p> <p>Name: Doncaster Honda Location: Thorne Rd, Doncaster, South Yorkshire, DN2 5DX Classification: Car Dealers Status: Inactive Positional Accuracy: Manually positioned within the geographical locality</p>	A13NE (NE)	256	-	460720 405698
105	<p>Contemporary Trade Directory Entries</p> <p>Name: Vertu Honda Location: Thorne Road, Doncaster, DN2 5DX Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address</p>	A13NE (NE)	256	-	460720 405698
105	<p>Contemporary Trade Directory Entries</p> <p>Name: Dixons Used Car Centre Ltd Location: Thorne Road, Doncaster, South Yorkshire, DN2 5DX Classification: Car Dealers - Used Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A13NE (NE)	256	-	460720 405698
106	<p>Contemporary Trade Directory Entries</p> <p>Name: Sargents Bakeries Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SE Classification: Food Products - Manufacturers Status: Active Positional Accuracy: Automatically positioned to the address</p>	A13NE (E)	278	-	460888 405547
107	<p>Contemporary Trade Directory Entries</p> <p>Name: Schmitz Cargobull Uk Ltd Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Classification: Trailers & Towing Equipment Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A13NE (NE)	299	-	460886 405604

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
107	<p>Contemporary Trade Directory Entries</p> <p>Name: Hird Ltd Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Lifting Equipment Status: Active Positional Accuracy: Manually positioned within the geographical locality</p>	A13NE (NE)	307	-	460842 405677
107	<p>Contemporary Trade Directory Entries</p> <p>Name: Screenprint Doncaster Location: Shaw La Ind Est,Ogden Rd, Doncaster, South Yorkshire, DN2 4SE Classification: Screen Process Printers Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location</p>	A13NE (NE)	308	-	460870 405646
107	<p>Contemporary Trade Directory Entries</p> <p>Name: Bjs Storage & Distribution Location: Bjs Doncaster, Ogden Road, Doncaster, DN2 4SQ Classification: Distribution Services Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A13NE (NE)	308	-	460840 405680
108	<p>Contemporary Trade Directory Entries</p> <p>Name: Brite Sparxs Ltd Location: 9, Boundary Avenue, Doncaster, South Yorkshire, DN2 5QY Classification: Door & Gate Operating Equipment Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A12SE (W)	360	-	460165 405362
109	<p>Contemporary Trade Directory Entries</p> <p>Name: Faun-Zoeller Municipal Vehicles Ltd Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SE Classification: Commercial Vehicle Servicing, Repairs, Parts & Accessories Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14SW (E)	382	-	461001 405404
109	<p>Contemporary Trade Directory Entries</p> <p>Name: Anglo Dutch Paint & Chemical Co Ltd Location: Unit 24, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Car Paint & Lacquer Manufacturers & Suppliers Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14SW (E)	382	-	461001 405404
110	<p>Contemporary Trade Directory Entries</p> <p>Name: Murray & Co Location: 50, Masefield Road, Doncaster, South Yorkshire, DN2 5SY Classification: Cookers - Sales & Service Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A12SE (SW)	407	-	460205 405146
111	<p>Contemporary Trade Directory Entries</p> <p>Name: Andy Candler Motor Engineers Ltd Location: 425, Thorne Road, Doncaster, South Yorkshire, DN2 5DR Classification: Garage Services Status: Active Positional Accuracy: Automatically positioned to the address</p>	A12NE (W)	423	-	460101 405445
112	<p>Contemporary Trade Directory Entries</p> <p>Name: Kaye Aluminium Ltd Location: Ogden Road, Doncaster, South Yorkshire, DN2 4SG Classification: Aluminium Fabricators Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14NW (NE)	433	-	461022 405632
112	<p>Contemporary Trade Directory Entries</p> <p>Name: O C S Structural Plastics Location: Unit 5 Shaw Lane Indust Est,Ogden Rd, Doncaster, South Yorkshire, DN2 4SQ Classification: Plastic Products - Manufacturers Status: Inactive Positional Accuracy: Manually positioned to the address or location</p>	A14NW (NE)	434	-	461022 405633
112	<p>Contemporary Trade Directory Entries</p> <p>Name: Exlabesa Location: Ogden Road, Doncaster, South Yorkshire, DN2 4SG Classification: Aluminium Fabricators Status: Active Positional Accuracy: Manually positioned to the address or location</p>	A14NW (NE)	459	-	461036 405663

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
113	<p>Contemporary Trade Directory Entries</p> <p>Name: Inspirational Heating Ltd Location: Shaw La Ind Est,Ogden Rd, Doncaster, South Yorkshire, DN2 4SQ Classification: Central Heating Supplies & Equipment Status: Inactive Positional Accuracy: Manually positioned within the geographical locality</p>	A14NW (E)	435	-	461058 405460
114	<p>Contemporary Trade Directory Entries</p> <p>Name: S & D Transmissions Location: Unit 18a, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Garage Services Status: Active Positional Accuracy: Automatically positioned to the address</p>	A14NW (E)	449	-	461068 405524
114	<p>Contemporary Trade Directory Entries</p> <p>Name: S & D Transmissions Location: Unit 18A, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Brake & Clutch Service Centres Status: Inactive Positional Accuracy: Manually positioned to the address or location</p>	A14NW (E)	449	-	461068 405524
114	<p>Contemporary Trade Directory Entries</p> <p>Name: S & D Transmissions Location: Unit 18a, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14NW (E)	449	-	461068 405524
114	<p>Contemporary Trade Directory Entries</p> <p>Name: K N R Technology Ltd Location: Unit 18B, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Pneumatic Systems & Equipment Status: Active Positional Accuracy: Automatically positioned to the address</p>	A14NW (E)	458	-	461076 405536
114	<p>Contemporary Trade Directory Entries</p> <p>Name: Airtec Pneumatics Uk Ltd Location: Unit 18B, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Pneumatic Engineers Status: Active Positional Accuracy: Manually positioned to the address or location</p>	A14NW (E)	458	-	461076 405536
114	<p>Contemporary Trade Directory Entries</p> <p>Name: Plas Blow Ltd Location: Unit 17,Shaw La Ind Est,Ogden Rd, Doncaster, South Yorkshire, DN2 4SQ Classification: Plastic Products - Manufacturers Status: Inactive Positional Accuracy: Manually positioned within the geographical locality</p>	A14NW (E)	461	-	461084 405478
114	<p>Contemporary Trade Directory Entries</p> <p>Name: Giga Gb Location: Unit 18c,Shaw La Ind Est,Ogden Rd, Doncaster, South Yorkshire, DN2 4SQ Classification: Catering Equipment Status: Inactive Positional Accuracy: Manually positioned to the address or location</p>	A14NW (E)	467	-	461082 405548
114	<p>Contemporary Trade Directory Entries</p> <p>Name: L A Automotive Services Location: Unit 18D, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14NW (E)	475	-	461088 405558
114	<p>Contemporary Trade Directory Entries</p> <p>Name: Utopia Catering Equipment Ltd Location: Unit 19b, Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Classification: Catering Equipment Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14NW (E)	495	-	461113 405534
114	<p>Contemporary Trade Directory Entries</p> <p>Name: Utopia Catering Equipment Ltd Location: Unit 19b, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Catering Equipment Status: Active Positional Accuracy: Automatically positioned to the address</p>	A14NW (E)	495	-	461113 405534

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
114	<p>Contemporary Trade Directory Entries</p> <p>Name: Dogs Choice Uk Location: Unit 19a Shaw Lane Industrial Estate,Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Pet Foods & Animal Feeds Status: Active Positional Accuracy: Manually positioned to the address or location</p>	A14NW (E)	497	-	461116 405526
115	<p>Contemporary Trade Directory Entries</p> <p>Name: Mastercar Location: Walon Ho,Sandall Bridge, Long Sandall, Doncaster, South Yorkshire, DN2 4SF Classification: Car Dealers Status: Inactive Positional Accuracy: Manually positioned within the geographical locality</p>	A18SE (NE)	450	-	460823 405864
116	<p>Contemporary Trade Directory Entries</p> <p>Name: Cromwell Industrial Tools Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Engineering Materials Status: Active Positional Accuracy: Automatically positioned to the address</p>	A14SW (E)	481	-	461100 405394
116	<p>Contemporary Trade Directory Entries</p> <p>Name: Schott Fibre Optics (Uk) Ltd Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Fibre Optics Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14SW (E)	481	-	461100 405394
116	<p>Contemporary Trade Directory Entries</p> <p>Name: Miller Bros Retail Ltd Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Electrical Goods Sales, Manufacturers & Wholesalers Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14SW (E)	481	-	461100 405394
117	<p>Contemporary Trade Directory Entries</p> <p>Name: Sema Ltd Location: Unit 18f, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Hygiene & Cleansing Services Status: Active Positional Accuracy: Automatically positioned to the address</p>	A14NW (E)	486	-	461097 405573
117	<p>Contemporary Trade Directory Entries</p> <p>Name: S C S Location: S C S Distribution Centre,Shaw Lane Industrial Estate, Doncaster, South Yorkshire, DN2 4SQ Classification: Distribution Services Status: Active Positional Accuracy: Manually positioned within the geographical locality</p>	A14NW (E)	487	-	461097 405573
118	<p>Contemporary Trade Directory Entries</p> <p>Name: Converse Pharma Group Location: 4 Crompton Road, Doncaster, South Yorkshire, DN2 4PW Classification: Chemists' & Pharmacists' Suppliers & Wholesalers Status: Active Positional Accuracy: Automatically positioned to the address</p>	A12NE (W)	494	-	460054 405558
119	<p>Contemporary Trade Directory Entries</p> <p>Name: Cars Ltd Location: Unit 10a & 10b,Shaw Lane Ind Est,Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Garage Services Status: Inactive Positional Accuracy: Manually positioned within the geographical locality</p>	A14NW (E)	502	-	461125 405451
119	<p>Contemporary Trade Directory Entries</p> <p>Name: Interfix Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SE Classification: Nuts, Bolts & Fixings Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14NW (E)	502	-	461125 405451

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
120	Contemporary Trade Directory Entries Name: Hi-Q Tyre Services Location: Derby Rd, Doncaster, South Yorkshire, DN2 4PH Classification: Tyre Dealers Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A18SW (NW)	509	-	460286 405902
121	Contemporary Trade Directory Entries Name: Perkins Chilled Food Location: Unit 13, Shaw La Ind Est, Ogden Rd, Doncaster, South Yorkshire, DN2 4SQ Classification: Food Products - Manufacturers Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A14NW (NE)	527	-	461082 405720
121	Contemporary Trade Directory Entries Name: Boxes & Packaging Location: UNIT 8, SHAW LANE INDUSTRIAL ESTATE, OGDEN ROAD, WHEATLEY, DONCASTER, DN2 4SQ Classification: Packaging Materials Manufacturers & Suppliers Status: Active Positional Accuracy: Automatically positioned to the address	A14NW (NE)	560	-	461097 405761
121	Contemporary Trade Directory Entries Name: Foundation Packaging Location: Unit 8, Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Classification: Packaging Materials Manufacturers & Suppliers Status: Inactive Positional Accuracy: Automatically positioned to the address	A14NW (NE)	560	-	461097 405761
122	Contemporary Trade Directory Entries Name: Turners Garage Ltd Location: Unit 21 Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SE Classification: Garage Services Status: Active Positional Accuracy: Manually positioned to the road within the address or location	A14NW (NE)	536	-	461117 405670
122	Contemporary Trade Directory Entries Name: American Science & Engineering Global Inc Location: Shaw La Ind Est, Ogden Rd, Doncaster, South Yorkshire, DN2 4SE Classification: X-Ray Services Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A14NW (NE)	538	-	461124 405659
122	Contemporary Trade Directory Entries Name: Donbox Location: Unit 45 Ogden Rd, Doncaster, South Yorkshire, DN2 4SE Classification: Paper & Cardboard Products & Packaging - Manufacturers Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A14NW (E)	543	-	461137 405637
122	Contemporary Trade Directory Entries Name: C & M Fast Foods Ltd Location: Unit 1, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Frozen Food Processors & Distributors Status: Inactive Positional Accuracy: Automatically positioned to the address	A14NW (NE)	558	-	461124 405708
123	Contemporary Trade Directory Entries Name: Stoneacres Location: Barnby Dun Road, Doncaster, South Yorkshire, DN2 4QP Classification: Car Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A18SW (N)	539	-	460404 405988
123	Contemporary Trade Directory Entries Name: Stoneacre Location: Barnby Dun Road, Doncaster, South Yorkshire, DN2 4QP Classification: Car Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A18SW (N)	540	-	460404 405988
123	Contemporary Trade Directory Entries Name: Stoneacre Location: Barnby Dun Road, Doncaster, South Yorkshire, DN2 4QP Classification: Car Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A18SW (N)	540	-	460404 405988

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
124	Contemporary Trade Directory Entries Name: Cole Bros Location: Wheatley Hall Retail Centre, Wheatley Hall Road, Doncaster, DN2 4PE Classification: Car Body Repairs Status: Active Positional Accuracy: Automatically positioned to the address	A17SE (NW)	556	-	460185 405884
124	Contemporary Trade Directory Entries Name: Motortek Location: Wheatley Hall Retail Centre, Wheatley Hall Road, DONCASTER, South Yorkshire, DN2 4PE Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SE (NW)	557	-	460189 405889
124	Contemporary Trade Directory Entries Name: Thorite Ltd Location: Whittingtons Court, Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4PE Classification: Air Compressors Status: Active Positional Accuracy: Automatically positioned to the address	A17SE (NW)	588	-	460190 405930
124	Contemporary Trade Directory Entries Name: Car Scraping Scrap Yards In Doncaster Location: Whittingtons Court, Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4PE Classification: Car Breakers & Dismantlers Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SE (NW)	592	-	460161 405911
124	Contemporary Trade Directory Entries Name: Easton Joinery Location: 7, Whittington Court, Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4PE Classification: Joinery Manufacturers Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SE (NW)	592	-	460161 405911
125	Contemporary Trade Directory Entries Name: A S & E Global Inc Location: Unit 18, Shaw La Ind Est, Ogden Rd, Doncaster, South Yorkshire, DN2 4SE Classification: X-Ray Services Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A14NW (E)	563	-	461186 405488
126	Contemporary Trade Directory Entries Name: Stratstone Honda Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4PE Classification: Car Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SE (NW)	565	-	460159 405873
126	Contemporary Trade Directory Entries Name: Evans Halshaw Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4PE Classification: Car Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SE (NW)	565	-	460159 405873
126	Contemporary Trade Directory Entries Name: Metal Products Doncaster Ltd Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4PE Classification: Railway Equipment Manufacturers Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SE (NW)	565	-	460159 405873
126	Contemporary Trade Directory Entries Name: Perrys Motors Sales Ltd Location: Wheatley Hall Road, Doncaster, DN2 4PE Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A17SE (NW)	569	-	460136 405855
126	Contemporary Trade Directory Entries Name: Perrys Motor Sales Location: Wheatley Hall Road, Doncaster, DN2 4PE Classification: Car Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SE (NW)	569	-	460136 405855

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
126	Contemporary Trade Directory Entries Name: Perrys Motor Sales Location: Wheatley Hall Road, Doncaster, DN2 4PE Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A17SE (NW)	569	-	460136 405855
126	Contemporary Trade Directory Entries Name: Perrys Of Doncaster Location: Wheatley Hall Road, Doncaster, DN2 4PE Classification: Car Body Repairs Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SE (NW)	569	-	460136 405855
127	Contemporary Trade Directory Entries Name: My Doncaster Screenprint Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SE Classification: Screen Process Printers Status: Inactive Positional Accuracy: Automatically positioned to the address	A14SW (E)	572	-	461191 405387
127	Contemporary Trade Directory Entries Name: Screenprint Doncaster Location: Shaw La Ind Est, Ogden Rd, Doncaster, South Yorkshire, DN2 4SE Classification: Screen Process Printers Status: Inactive Positional Accuracy: Manually positioned to the address or location	A14SW (E)	572	-	461190 405386
128	Contemporary Trade Directory Entries Name: L White Location: 19, Truro Avenue, Doncaster, South Yorkshire, DN2 4PS Classification: Garage Services Status: Active Positional Accuracy: Automatically positioned to the address	A12NE (W)	575	-	459969 405558
129	Contemporary Trade Directory Entries Name: Hatfields Location: Crompton Road, Doncaster, South Yorkshire, DN2 4PJ Classification: Car Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A12NE (W)	586	-	459993 405654
130	Contemporary Trade Directory Entries Name: M M G G B Ltd Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SE Classification: Lamination & Encapsulation Services Status: Inactive Positional Accuracy: Automatically positioned in the proximity of the address	A14NW (E)	586	-	461182 405638
130	Contemporary Trade Directory Entries Name: Play By Play Toys & Novelties (Uk) Ltd Location: Unit 23, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SE Classification: Toys, Games & Sporting Goods - Manufacturers Status: Inactive Positional Accuracy: Automatically positioned in the proximity of the address	A14NW (E)	586	-	461182 405638
130	Contemporary Trade Directory Entries Name: Scrap Cars Vans Caravans Buyer Location: Shaw Lane Industrial Estate, Doncaster, South Yorkshire, dn2 4se Classification: Car Breakers & Dismantlers Status: Inactive Positional Accuracy: Manually positioned within the geographical locality	A14NW (E)	601	-	461193 405654
130	Contemporary Trade Directory Entries Name: Donbox Ltd Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SE Classification: Pallets, Crates & Packing Cases Status: Inactive Positional Accuracy: Automatically positioned to the address	A14NW (E)	601	-	461193 405654
130	Contemporary Trade Directory Entries Name: Kelkay Ltd Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Garden & Patio Furniture Manufacturers & Distributors Status: Active Positional Accuracy: Automatically positioned to the address	A14NW (E)	601	-	461193 405654

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
131	<p>Contemporary Trade Directory Entries</p> <p>Name: Hss Lift & Shift Location: Unit B, Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4PE Classification: Lifting Equipment Status: Inactive Positional Accuracy: Automatically positioned in the proximity of the address</p>	A17SE (NW)	591	-	460076 405817
132	<p>Contemporary Trade Directory Entries</p> <p>Name: Hi Q Location: Doncaster, South Yorkshire, Dn2 4rn Classification: Tyre Dealers Status: Inactive Positional Accuracy: Manually positioned within the geographical locality</p>	A19SW (NE)	593	-	460954 405954
133	<p>Contemporary Trade Directory Entries</p> <p>Name: Wilco Motosave Location: 304, Thorne Road, Doncaster, South Yorkshire, DN2 5AL Classification: Tyre Dealers Status: Active Positional Accuracy: Automatically positioned to the address</p>	A12SE (W)	602	-	459935 405266
134	<p>Contemporary Trade Directory Entries</p> <p>Name: Connect Comms Ltd Location: 42, Clay Lane, Doncaster, South Yorkshire, DN2 4RJ Classification: Telecommunications Equipment & Systems Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A18SE (N)	613	-	460675 406078
135	<p>Contemporary Trade Directory Entries</p> <p>Name: Metal Products Doncaster Ltd Location: Wheatley Hall Road, Doncaster, DN2 4PE Classification: Engineers - General Status: Active Positional Accuracy: Automatically positioned to the address</p>	A17SE (NW)	621	-	460024 405793
135	<p>Contemporary Trade Directory Entries</p> <p>Name: St Leger Harley Davidson Location: Wheatley Hall Road, DONCASTER, South Yorkshire, DN2 4PE Classification: Marine Equipment & Supplies Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A17SE (NW)	648	-	459988 405786
136	<p>Contemporary Trade Directory Entries</p> <p>Name: Deutsche Mark Location: Unit 10, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14NW (NE)	625	-	461184 405738
137	<p>Contemporary Trade Directory Entries</p> <p>Name: Sanderson Motor House Location: Wheatley Hall Rd, Doncaster, South Yorkshire, DN2 4PE Classification: Car Dealers Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location</p>	A17SE (NW)	629	-	460124 405928
137	<p>Contemporary Trade Directory Entries</p> <p>Name: Northern Coachworks Location: Wheatley Hall Rd, Doncaster, South Yorkshire, DN2 4PE Classification: Commercial Vehicle Bodybuilders & Repairers Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location</p>	A17SE (NW)	632	-	460111 405920
138	<p>Contemporary Trade Directory Entries</p> <p>Name: Pem Uk Ltd Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Fasteners & Fixing Devices Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14NE (E)	630	-	461253 405484
138	<p>Contemporary Trade Directory Entries</p> <p>Name: Pem (Uk) Ltd Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Nuts, Bolts & Fixings Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14NE (E)	630	-	461253 405484

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
139	Contemporary Trade Directory Entries Name: House Of Play Europe Ltd Location: Unit 11, Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Classification: Toys, Games & Sporting Goods - Manufacturers Status: Inactive Positional Accuracy: Automatically positioned to the address	A19SW (NE)	639	-	461163 405803
139	Contemporary Trade Directory Entries Name: Alton Cars Location: Unit 14 Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SE Classification: Garage Services Status: Active Positional Accuracy: Manually positioned to the address or location	A19SW (NE)	639	-	461160 405808
139	Contemporary Trade Directory Entries Name: Sure Start Diesel Injection Services Location: Unit 12, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Diesel Fuel Injection Services Status: Active Positional Accuracy: Automatically positioned to the address	A19SW (NE)	650	-	461167 405817
139	Contemporary Trade Directory Entries Name: Ride A Bike Cycles Centre Location: Unit 11, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Cycle Accessories, Manufacturers & Wholesalers Status: Inactive Positional Accuracy: Automatically positioned to the address	A19SW (NE)	650	-	461167 405817
139	Contemporary Trade Directory Entries Name: A B C Design & Print Location: Unit 13, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Printers Status: Active Positional Accuracy: Automatically positioned to the address	A19SW (NE)	650	-	461167 405817
139	Contemporary Trade Directory Entries Name: A & C Automotives Location: Unit 11, Shaw Lane Industrial Estate, Ogden Road, Doncaster, South Yorkshire, DN2 4SQ Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A19SW (NE)	650	-	461167 405817
140	Contemporary Trade Directory Entries Name: Riverside Motors Location: Wheatley Hall Road, Doncaster, DN2 4NL Classification: Garage Services Status: Active Positional Accuracy: Automatically positioned to the address	A12NE (NW)	640	-	459977 405749
141	Contemporary Trade Directory Entries Name: Shockers Location: Wheatley Hall Rd, Doncaster, South Yorkshire, DN2 4PE Classification: Exhaust & Shock Absorber Centres Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A17SE (NW)	642	-	460051 405868
142	Contemporary Trade Directory Entries Name: Install Air Conditioning Ltd Location: 10, Chestnut Avenue, DONCASTER, South Yorkshire, DN2 5SW Classification: Air Conditioning & Refrigeration Contractors Status: Inactive Positional Accuracy: Automatically positioned to the address	A12SE (W)	645	-	459910 405197
143	Contemporary Trade Directory Entries Name: Harvest Service Station Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4NF Classification: Petrol Filling Stations Status: Inactive Positional Accuracy: Automatically positioned to the address	A18SW (NW)	652	-	460290 406065
143	Contemporary Trade Directory Entries Name: Jet Fuel Station Location: Wheatley Hall Road, Doncaster, DN2 4NF Classification: Petrol Filling Stations Status: Active Positional Accuracy: Automatically positioned to the address	A18SW (NW)	652	-	460290 406065

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
143	Contemporary Trade Directory Entries Name: Mercedes Benz Doncaster Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4NF Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A18SW (NW)	652	-	460290 406065
144	Contemporary Trade Directory Entries Name: Advanced Windows & Doors Ltd Location: Unit 7, Merchant Way, Doncaster, South Yorkshire, DN2 4BH Classification: Door Manufacturers - Domestic Status: Inactive Positional Accuracy: Automatically positioned to the address	A18NW (N)	668	-	460456 406131
145	Contemporary Trade Directory Entries Name: Pentagon Group Location: Unit 11, Merchant Way, Doncaster, DN2 4BH Classification: Car Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A18NW (N)	681	-	460429 406140
145	Contemporary Trade Directory Entries Name: Discount Roofing & Building Supplies Ltd Location: Merchant Way, Clay Lane West, Doncaster, South Yorkshire, DN2 4QR Classification: Builders' Merchants Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A18NW (N)	729	-	460414 406186
145	Contemporary Trade Directory Entries Name: Autmart Direct Cars Location: Merchant Way, Doncaster, South Yorkshire, DN2 4BH Classification: Car Dealers - Used Status: Inactive Positional Accuracy: Automatically positioned to the address	A18NW (N)	742	-	460392 406194
146	Contemporary Trade Directory Entries Name: J C T 600 Ltd Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4LR Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A12NE (NW)	684	-	459917 405723
146	Contemporary Trade Directory Entries Name: Merlin Landrover Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4LR Classification: Car Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A12NE (NW)	684	-	459917 405723
147	Contemporary Trade Directory Entries Name: Sainsbury'S Petrol Station Location: Thorne Road, Doncaster, South Yorkshire, DN2 5PS Classification: Petrol Filling Stations Status: Active Positional Accuracy: Automatically positioned to the address	A19SE (NE)	723	-	461251 405821
148	Contemporary Trade Directory Entries Name: Jewson Location: Unit 8, Greywood Close, Wheatley Hall Trade Park, Doncaster, DN2 4NH Classification: Builders' Merchants Status: Inactive Positional Accuracy: Automatically positioned to the address	A12NW (W)	725	-	459813 405553
149	Contemporary Trade Directory Entries Name: Quay Plastics Location: Unit 12a, Merchant Way, Doncaster, DN2 4BH Classification: PVC-U Products - Manufacturers & Suppliers Status: Active Positional Accuracy: Automatically positioned to the address	A18NW (N)	741	-	460358 406185
150	Contemporary Trade Directory Entries Name: Evans Halshaw Location: Citroen Garage Wheatley Hall Road, Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4PE Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A17SE (NW)	741	-	459923 405859

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
150	Contemporary Trade Directory Entries Name: Evans Halshaw Citroen Doncaster Location: Wheatley Hall Road, Doncaster, DN2 4PE Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A17SE (NW)	741	-	459923 405859
151	Contemporary Trade Directory Entries Name: Stratstone Collection Location: Quicks, Wheatley Hall Road, Doncaster, DN2 4PA Classification: Car Dealers - Used Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SW (NW)	746	-	459894 405818
151	Contemporary Trade Directory Entries Name: R O Arnold Ltd Location: Wheatley Hall Road, Doncaster, DN2 4NY Classification: Fireplaces & Mantelpieces Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SW (NW)	765	-	459867 405807
151	Contemporary Trade Directory Entries Name: Fireplace Studio Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4NY Classification: Fireplaces & Mantelpieces Status: Active Positional Accuracy: Manually positioned within the geographical locality	A17SW (NW)	781	-	459842 405793
151	Contemporary Trade Directory Entries Name: Fireplace Studio Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4NY Classification: Fireplaces & Mantelpieces Status: Inactive Positional Accuracy: Manually positioned within the geographical locality	A17SW (NW)	781	-	459842 405793
152	Contemporary Trade Directory Entries Name: Burrells Motor Group Location: Barnby Dun Road, DONCASTER, South Yorkshire, DN2 4LS Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A18NW (N)	756	-	460549 406229
153	Contemporary Trade Directory Entries Name: Quicks Motorist Centre Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4PE Classification: Garage Services Status: Inactive Positional Accuracy: Manually positioned within the geographical locality	A12NW (W)	771	-	459764 405540
154	Contemporary Trade Directory Entries Name: D C Cook (Doncaster) Ltd Location: Wheatley Hall Rd, Doncaster, South Yorkshire, DN2 4NU Classification: Car Dealers Status: Inactive Positional Accuracy: Manually positioned to the address or location	A17SE (NW)	776	-	460024 406036
154	Contemporary Trade Directory Entries Name: Minster Jaguar Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4NU Classification: Car Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A17SE (NW)	777	-	460024 406037
154	Contemporary Trade Directory Entries Name: J C T 600 Jaguar Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4NU Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A17SE (NW)	777	-	460024 406037
155	Contemporary Trade Directory Entries Name: Formula One Autocentres Location: Unit 3, Greywood Close, Wheatley Hall Trade Park, Doncaster, DN2 4NH Classification: Tyre Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A12NW (W)	792	-	459763 405627
156	Contemporary Trade Directory Entries Name: R O Arnold Ltd Location: Wheatley Hall Road, DONCASTER, South Yorkshire, DN2 4NY Classification: Fireplaces & Mantelpieces Status: Active Positional Accuracy: Automatically positioned to the address	A17SW (NW)	804	-	459848 405856

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
157	Contemporary Trade Directory Entries Name: B M W Group Ltd Location: Wheatley Hall Road, Doncaster, DN2 4SR Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A12NW (W)	817	-	459778 405739
157	Contemporary Trade Directory Entries Name: Pendragon Plc Location: Wheatley Hall Road, Doncaster, DN2 4SR Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A12NW (W)	817	-	459778 405739
157	Contemporary Trade Directory Entries Name: Wheatley Hall B M W Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4SR Classification: Car Customisation & Conversion Specialists Status: Inactive Positional Accuracy: Automatically positioned to the address	A12NW (W)	820	-	459778 405746
157	Contemporary Trade Directory Entries Name: B M W Group Ltd Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4SR Classification: Car Dealers Status: Inactive Positional Accuracy: Manually positioned within the geographical locality	A12NW (W)	820	-	459778 405746
158	Contemporary Trade Directory Entries Name: Nationwide Car Clinic Location: Clay Lane West, Doncaster, DN2 4QR Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A18NW (N)	824	-	460362 406271
158	Contemporary Trade Directory Entries Name: Just Car Clinics Location: Clay Lane West, Doncaster, South Yorkshire, DN2 4QR Classification: Car Body Repairs Status: Active Positional Accuracy: Automatically positioned to the address	A18NW (N)	824	-	460371 406274
159	Contemporary Trade Directory Entries Name: Office Online Location: 117, The Grove, Doncaster, South Yorkshire, DN2 5SF Classification: Office Furniture & Equipment Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NW (SW)	839	-	459772 405026
160	Contemporary Trade Directory Entries Name: Direct Trade Location: Barnby Dun Road, Doncaster, South Yorkshire, DN2 4RG Classification: PVC-U Products - Manufacturers & Suppliers Status: Inactive Positional Accuracy: Manually positioned within the geographical locality	A18NE (N)	849	-	460587 406322
161	Contemporary Trade Directory Entries Name: Right Car Motor Group Ltd Location: ARMTHORPE SERVICE STATION, ARMTHORPE ROAD, INTAKE, DONCASTER, DN2 5PU Classification: Car Dealers - Used Status: Active Positional Accuracy: Automatically positioned to the address	A7SE (SW)	859	-	460117 404644
162	Contemporary Trade Directory Entries Name: Discount Roofing & Building Supplies Location: Clay La West, Doncaster, South Yorkshire, DN2 4QR Classification: Builders' Merchants Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A18NW (N)	902	-	460341 406347
163	Contemporary Trade Directory Entries Name: P Marshall & Son Location: 162, Mansfield Crescent, Armthorpe, Doncaster, South Yorkshire, DN3 2AS Classification: Sand, Gravel & Other Aggregates Status: Active Positional Accuracy: Automatically positioned to the address	A9NE (SE)	916	-	461443 405024

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
164	<p>Contemporary Trade Directory Entries</p> <p>Name: Doncaster Motor Co Location: Armthorpe Rd, Doncaster, South Yorkshire, DN2 5PU Classification: Car Dealers Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location</p>	A7SE (SW)	928	-	460041 404608
165	<p>Contemporary Trade Directory Entries</p> <p>Name: Denmans Location: Unit 11, Wheatley Hall Retail Centre, Wheatley Hall Rd, Doncaster, South Yorkshire, DN2 4PE Classification: Electrical Goods Sales, Manufacturers & Wholesalers Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A12NW (W)	930	-	459598 405504
165	<p>Contemporary Trade Directory Entries</p> <p>Name: Evans Halshaw Location: Wheatley Hall Retail Centre, Wheatley Hall Rd, Doncaster, South Yorkshire, DN2 4PE Classification: Car Dealers - Used Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A12NW (W)	930	-	459598 405504
166	<p>Contemporary Trade Directory Entries</p> <p>Name: Jollyes - The Pet Superstore Doncaster Location: Wheatley Hall Road, Doncaster, South Yorkshire, DN2 4PE Classification: Pet Foods & Animal Feeds Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A12SW (W)	956	-	459566 405412
167	<p>Contemporary Trade Directory Entries</p> <p>Name: Alrian Industries Ltd Location: 2, Eleanor Court, Edenthorpe, Doncaster, South Yorkshire, DN3 2QU Classification: Electronic Equipment - Manufacturers & Assemblers Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A19SE (NE)	959	-	461354 406083
168	<p>Contemporary Trade Directory Entries</p> <p>Name: Daily Poppins Of Doncaster Location: 6, Basil Avenue, Armthorpe, Doncaster, South Yorkshire, DN3 2AT Classification: Cleaning Services - Domestic Status: Inactive Positional Accuracy: Automatically positioned to the address</p>	A14SE (E)	973	-	461576 405261
169	<p>Contemporary Trade Directory Entries</p> <p>Name: Car Breakdown 24 Hour Recovery Location: Coopers Mill Business Park, Clay Lane West, Doncaster, South Yorkshire, DN2 4QR Classification: Car Breakdown & Recovery Services Status: Active Positional Accuracy: Automatically positioned to the address</p>	A18NW (N)	973	-	460242 406391
169	<p>Contemporary Trade Directory Entries</p> <p>Name: Doncaster Quick Mix Ltd Location: Doncaster, South Yorkshire, Dn2 4qr Classification: Concrete & Mortar Ready Mixed Status: Active Positional Accuracy: Manually positioned within the geographical locality</p>	A17NE (N)	994	-	460230 406409
169	<p>Contemporary Trade Directory Entries</p> <p>Name: Discount Roofing & Building Supplies Ltd Location: Clay Lane West, Doncaster, South Yorkshire, DN2 4QR Classification: Builders' Merchants Status: Inactive Positional Accuracy: Manually positioned within the geographical locality</p>	A17NE (N)	994	-	460230 406409
169	<p>Contemporary Trade Directory Entries</p> <p>Name: Transco Motor Engineering Services Location: Unit 3, Coopers Mill Business Park, Clay Lane West, Doncaster, DN2 4QR Classification: Commercial Vehicle Servicing, Repairs, Parts & Accessories Status: Active Positional Accuracy: Automatically positioned to the address</p>	A17NE (N)	994	-	460230 406409
169	<p>Contemporary Trade Directory Entries</p> <p>Name: Auto Magic Refinishing Ltd Location: Unit 1, Coopers Mill Business Park, Clay Lane West, Doncaster, DN2 4QR Classification: Car Body Repairs Status: Active Positional Accuracy: Automatically positioned to the address</p>	A17NE (N)	995	-	460230 406410

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
170	Contemporary Trade Directory Entries Name: J B Pharmaceuticals Location: Westminster Cr, Doncaster, South Yorkshire, DN2 6QA Classification: Chemists' & Pharmacists' Suppliers & Wholesalers Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A7SE (S)	991	-	460220 404456
171	Fuel Station Entries Name: Wheatley Hills Service Station Location: 423, Thorne Road , , Doncaster, South Yorkshire, DN2 5DR Brand: Obsolete Premises Type: Not Applicable Status: Obsolete Positional Accuracy: Located by supplier to within 100m	A12SE (W)	470	-	460053 405371
171	Fuel Station Entries Name: Wheatley Mills Service Station Location: Thorne Road Chestnut Avenue, , Doncaster, South Yorkshire, DN2 5DR Brand: Obsolete Premises Type: Not Applicable Status: Obsolete Positional Accuracy: Automatically positioned to the address	A12SE (W)	509	-	460013 405393
172	Fuel Station Entries Name: Mfg Harvest Location: Wheatley Hall Road , , Doncaster, South Yorkshire, DN2 4NF Brand: Jet Premises Type: Petrol Station Status: Open Positional Accuracy: Manually positioned to the address or location	A18SW (NW)	652	-	460290 406065
173	Fuel Station Entries Name: This Car Supermarkets Location: Wheatley Hall Road , , Doncaster, South Yorkshire, DN2 4NF Brand: Obsolete Premises Type: Not Applicable Status: Obsolete Positional Accuracy: Automatically positioned to the address	A12NW (W)	748	-	459800 405595
174	Fuel Station Entries Name: Danum Service Centre Location: Armthorpe Road , , Doncaster, South Yorkshire, DN2 5PU Brand: Obsolete Premises Type: Not Applicable Status: Obsolete Positional Accuracy: Approximate location provided by supplier	A7SE (SW)	763	-	460198 404710
175	Fuel Station Entries Name: Sainsburys Edenthorpe Location: Thorne Road , , Doncaster, South Yorkshire, DN2 5PS Brand: Sainsburys Premises Type: Hypermarket Status: Open Positional Accuracy: Manually positioned to the address or location	A19SW (NE)	781	-	461207 405980
176	Points of Interest - Commercial Services Name: Midas M O T & Service Repair Centre Ltd Location: Unit 2d Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A13NE (NE)	198	7	460802 405546
177	Points of Interest - Commercial Services Name: Faun-zoeller Municipal Vehicles Ltd Location: Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SE Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A14SW (E)	382	7	461001 405404
177	Points of Interest - Commercial Services Name: Turners Garage Ltd Location: Unit 21 Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SE Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A14SW (E)	443	7	461051 405346
178	Points of Interest - Commercial Services Name: Andy Candler Motor Engineers Ltd Location: Thorne Road, Doncaster, DN2 5BB Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12NE (W)	423	7	460101 405444

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
178	Points of Interest - Commercial Services Name: Andy Candler Motor Engineers Ltd Location: 425 Thorne Road, Doncaster, DN2 5DR Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12NE (W)	423	7	460101 405445
178	Points of Interest - Commercial Services Name: Andy Candler Motor Engineers Ltd Location: Thorne Road, Doncaster, DN2 5BB Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12NE (W)	423	7	460101 405445
179	Points of Interest - Commercial Services Name: S & D Transmissions Location: Unit 18A Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A14NW (E)	449	7	461068 405524
179	Points of Interest - Commercial Services Name: S & D Transmissions Location: Unit 18a Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A14NW (E)	449	7	461068 405524
179	Points of Interest - Commercial Services Name: Surestart Diesel Injection Services Location: Unit 14 Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A14NW (E)	521	7	461133 405567
180	Points of Interest - Commercial Services Name: Doncaster Towing Centre Location: Unit 10c Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A14NW (E)	545	7	461167 405426
180	Points of Interest - Commercial Services Name: Doncaster Towbar Centre Location: Unit 10c Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A14NW (E)	548	7	461171 405430
181	Points of Interest - Commercial Services Name: Auto Windscreens Location: Unit 8-9 Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A14NW (NE)	560	7	461097 405761
181	Points of Interest - Commercial Services Name: RAC Auto Windscreens Location: Unit 8/9 Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A14NW (NE)	560	7	461097 405761
181	Points of Interest - Commercial Services Name: Alton Cars Location: Unit 14 Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SE Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A19SW (NE)	639	7	461160 405808
181	Points of Interest - Commercial Services Name: Sure Start Diesel Injection Services Location: Unit 12 Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A19SW (NE)	647	7	461167 405812
182	Points of Interest - Commercial Services Name: Perrys Motor Sales Ltd Location: Wheatley Hall Road, Doncaster, DN2 4PE Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A17SE (NW)	565	7	460159 405873

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
183	Points of Interest - Commercial Services Name: L White Location: 19 Truro Avenue, Doncaster, DN2 4PS Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12NE (W)	575	7	459969 405558
183	Points of Interest - Commercial Services Name: L White Location: 19 Truro Avenue, Doncaster, DN2 4PS Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12NE (W)	575	7	459969 405558
184	Points of Interest - Commercial Services Name: Motosave Location: 304 Thorne Road, Doncaster, DN2 5AL Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12SE (W)	602	7	459935 405266
184	Points of Interest - Commercial Services Name: Wilco Motosave Location: 304 Thorne Road, Doncaster, DN2 5AL Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12SE (W)	603	7	459934 405266
185	Points of Interest - Commercial Services Name: Deutsche Mark Location: Unit 10 Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A14NW (NE)	625	7	461184 405738
185	Points of Interest - Commercial Services Name: Deutsche Mark Location: Unit 10 Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A14NW (NE)	625	7	461184 405738
185	Points of Interest - Commercial Services Name: A & C Automotive Location: Unit 11 Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A19SW (NE)	650	7	461167 405817
186	Points of Interest - Commercial Services Name: Riverside Motors Location: Wheatley Hall Road, Doncaster, DN2 4NL Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12NE (NW)	640	7	459977 405749
187	Points of Interest - Commercial Services Name: Mfg Harvest Location: Wheatley Hall Road, Doncaster, DN2 4NF Category: Personal, Consumer and other Services Class Code: Vehicle Cleaning Services Positional Accuracy: Positioned to address or location	A18SW (NW)	652	7	460290 406065
187	Points of Interest - Commercial Services Name: Car Wash Location: Wheatley Hall Road, Doncaster, DN2 4NF Category: Personal, Consumer and other Services Class Code: Vehicle Cleaning Services Positional Accuracy: Positioned to address or location	A18SW (NW)	652	7	460290 406065
188	Points of Interest - Commercial Services Name: Car Wash Location: Thorne Road, Doncaster, South Yorkshire, DN2 5PS Category: Personal, Consumer and other Services Class Code: Vehicle Cleaning Services Positional Accuracy: Positioned to address or location	A19SE (NE)	724	7	461268 405791
189	Points of Interest - Commercial Services Name: Autoglass Location: Wheatley Hall Retail Centre, Wheatley Hall Road, Doncaster, DN2 4PE Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A18NW (N)	747	7	460464 406213

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
190	Points of Interest - Commercial Services Name: Sainsburys Thorne Road Location: Thorne Road, Doncaster, DN2 5PS Category: Personal, Consumer and other Services Class Code: Vehicle Cleaning Services Positional Accuracy: Positioned to address or location	A19SW (NE)	768	7	461191 405979
191	Points of Interest - Commercial Services Name: Formula One Autocentres Location: Unit 3 Greywood Close, Wheatley Hall Trade Park, Doncaster, DN2 4NH Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12NW (W)	792	7	459763 405627
192	Points of Interest - Commercial Services Name: Nationwide Car Clinic Location: Clay Lane West, Doncaster, DN2 4QR Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A18NW (N)	824	7	460362 406271
192	Points of Interest - Commercial Services Name: Just Car Clinics Location: Clay Lane West, Doncaster, DN2 4QR Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A18NW (N)	827	7	460365 406275
193	Points of Interest - Commercial Services Name: Mobile Towbars Location: 60 Wilberforce Road, Doncaster, DN2 4RP Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A19NW (NE)	849	7	460919 406257
194	Points of Interest - Commercial Services Name: Cole Bros Location: Whittingtons Court, Wheatley Hall Road, Doncaster, DN2 4PE Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12NW (W)	859	7	459669 405500
195	Points of Interest - Commercial Services Name: Motorcraft Location: Unit 15 Riverdale Business Park, Wheatley Hall Road, Doncaster, DN2 4PF Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A12NW (W)	943	7	459600 405600
196	Points of Interest - Commercial Services Name: Transco Motor Engineering Services Location: Clay Lane West, Doncaster, DN2 4QR Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A17NE (N)	994	7	460230 406409
196	Points of Interest - Commercial Services Name: Transco Motor Engineering Services Location: Coopers Mill Business Park, Clay Lane West, Doncaster, DN2 4QR Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A17NE (N)	994	7	460230 406409
196	Points of Interest - Commercial Services Name: Auto Magic Refinishing Ltd Location: Unit 1 Coopers Mill Business Park, Clay Lane West, Doncaster, DN2 4QR Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location	A17NE (N)	995	7	460230 406410
197	Points of Interest - Manufacturing and Production Name: Industrial Estate Location: DN2 Category: Industrial Features Class Code: Business Parks and Industrial Estates Positional Accuracy: Positioned to an adjacent address or location	A13NE (NE)	248	7	460820 405612
198	Points of Interest - Manufacturing and Production Name: Shaw Lane Industrial Estate Location: DN2 Category: Industrial Features Class Code: Business Parks and Industrial Estates Positional Accuracy: Positioned to an adjacent address or location	A14NW (E)	333	7	460955 405491

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
199	Points of Interest - Manufacturing and Production Name: Tank Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to address or location	A14NW (NE)	393	7	460982 405621
199	Points of Interest - Manufacturing and Production Name: Tanks Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to an adjacent address or location	A14NW (NE)	399	7	460983 405634
199	Points of Interest - Manufacturing and Production Name: Tank Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to address or location	A14NW (NE)	400	7	460986 405629
199	Points of Interest - Manufacturing and Production Name: Tank Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to address or location	A14NW (NE)	409	7	460992 405638
199	Points of Interest - Manufacturing and Production Name: Tank Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to an adjacent address or location	A14NW (NE)	421	7	460998 405654
200	Points of Interest - Manufacturing and Production Name: Tank Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to an adjacent address or location	A14SW (E)	480	7	461096 405375
201	Points of Interest - Manufacturing and Production Name: Tank Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to an adjacent address or location	A14NW (NE)	593	7	461147 405739
201	Points of Interest - Manufacturing and Production Name: Tank Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to an adjacent address or location	A14NW (NE)	618	7	461191 405705
202	Points of Interest - Manufacturing and Production Name: Tank Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to an adjacent address or location	A14SW (E)	595	7	461213 405383
203	Points of Interest - Manufacturing and Production Name: Works Location: DN2 Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location	A17SE (NW)	623	7	460020 405791
203	Points of Interest - Manufacturing and Production Name: Works Location: DN2 Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location	A17SE (NW)	651	7	459996 405805
203	Points of Interest - Manufacturing and Production Name: Works Location: Not Supplied Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location	A17SE (NW)	654	7	459991 405804

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
204	Points of Interest - Manufacturing and Production Name: Tank Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to an adjacent address or location	A14NE (E)	632	7	461249 405552
205	Points of Interest - Manufacturing and Production Name: Tank Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to address or location	A14NE (E)	647	7	461270 405462
205	Points of Interest - Manufacturing and Production Name: Tanks Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to an adjacent address or location	A14NE (E)	648	7	461271 405465
205	Points of Interest - Manufacturing and Production Name: Tank Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to address or location	A14NE (E)	652	7	461275 405463
205	Points of Interest - Manufacturing and Production Name: Tank Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to an adjacent address or location	A14NE (E)	653	7	461276 405454
206	Points of Interest - Manufacturing and Production Name: Crompton Business Park Location: DN2 Category: Industrial Features Class Code: Business Parks and Industrial Estates Positional Accuracy: Positioned to an adjacent address or location	A12NW (W)	676	7	459887 405634
207	Points of Interest - Manufacturing and Production Name: Works Location: DN2 Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location	A17SE (NW)	676	7	460049 405918
208	Points of Interest - Manufacturing and Production Name: Tank Location: DN2 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to an adjacent address or location	A18NW (N)	761	7	460409 406217
209	Points of Interest - Manufacturing and Production Name: Electricity Generating Station Location: DN2 Category: Industrial Features Class Code: Energy Production Positional Accuracy: Positioned to an adjacent address or location	A12NW (W)	768	7	459802 405669
210	Points of Interest - Manufacturing and Production Name: Factory Location: Not Supplied Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location	A17SW (NW)	773	7	459860 405812
210	Points of Interest - Manufacturing and Production Name: Factory Location: DN2 Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location	A17SW (NW)	773	7	459860 405812
211	Points of Interest - Manufacturing and Production Name: Works Location: DN2 Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location	A17NE (NW)	898	7	459929 406114

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
212	Points of Interest - Manufacturing and Production Name: Factory Location: DN2 Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to address or location	A17SW (W)	931	7	459670 405775
212	Points of Interest - Manufacturing and Production Name: Factory Location: Not Supplied Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location	A17SW (W)	933	7	459677 405796
213	Points of Interest - Manufacturing and Production Name: Works Location: Not Supplied Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location	A12NW (W)	963	7	459611 405712
213	Points of Interest - Manufacturing and Production Name: Works Location: DN2 Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location	A12NW (W)	967	7	459606 405711
214	Points of Interest - Public Infrastructure Name: Harvest Service Station Location: Wheatley Hall Road, Doncaster, DN2 4NF Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A18SW (NW)	651	7	460289 406064
214	Points of Interest - Public Infrastructure Name: Jet Fuel Station Location: Wheatley Hall Road, Doncaster, DN2 4NF Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A18SW (NW)	652	7	460290 406065
214	Points of Interest - Public Infrastructure Name: Harvest Location: Wheatley Hall Road, Doncaster, DN2 4NF Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A18SW (NW)	652	7	460290 406065
214	Points of Interest - Public Infrastructure Name: Harvest Service Station Location: Wheatley Hall Road, Doncaster, DN2 4NF Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A18SW (NW)	652	7	460290 406065
215	Points of Interest - Public Infrastructure Name: Sludge Beds Location: DN2 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to an adjacent address or location	A17SE (NW)	696	7	460013 405907
215	Points of Interest - Public Infrastructure Name: Sludge Beds Location: DN2 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to an adjacent address or location	A17SE (NW)	743	7	459968 405926
215	Points of Interest - Public Infrastructure Name: Settling Tanks Location: DN2 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to an adjacent address or location	A17SE (NW)	745	7	460009 405977
215	Points of Interest - Public Infrastructure Name: Sewage Works Location: DN2 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to address or location	A17SE (NW)	780	7	460023 406040

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
215	Points of Interest - Public Infrastructure Name: Sludge Beds Location: DN2 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to an adjacent address or location	A17SE (NW)	805	7	459929 405977
216	Points of Interest - Public Infrastructure Name: Settling Tanks Location: DN2 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to an adjacent address or location	A17SE (NW)	705	7	460111 406017
216	Points of Interest - Public Infrastructure Name: Sewage Works Location: DN2 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to an adjacent address or location	A17SE (NW)	777	7	460061 406069
217	Points of Interest - Public Infrastructure Name: Sainsbury's Petrol Station Location: Thorne Road, Doncaster, DN2 5PS Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A19SW (NE)	778	7	461209 405974
217	Points of Interest - Public Infrastructure Name: Sainsbury's Thorne Road Location: Thorne Road, Doncaster, DN2 5PS Category: Road And Rail Class Code: Petrol and Fuel Stations Positional Accuracy: Positioned to address or location	A19SW (NE)	781	7	461207 405980
218	Points of Interest - Public Infrastructure Name: Sewage Works Location: DN2 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to address or location	A17NE (NW)	805	7	460062 406106
218	Points of Interest - Public Infrastructure Name: Sewage Works Location: DN2 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to address or location	A17NE (NW)	817	7	460121 406162
218	Points of Interest - Public Infrastructure Name: Sewage Works Location: DN2 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to address or location	A17NE (NW)	888	7	460051 406201
219	Points of Interest - Public Infrastructure Name: Sludge Beds Location: DN2 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to an adjacent address or location	A17SE (NW)	873	7	459916 406064
219	Points of Interest - Public Infrastructure Name: Sludge Beds Location: DN2 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to an adjacent address or location	A17SW (NW)	935	7	459834 406066
220	Points of Interest - Recreational and Environmental Name: Play Area Location: DN2 Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to an adjacent address or location	A13NE (N)	275	7	460638 405741
221	Points of Interest - Recreational and Environmental Name: Playground Location: Not Supplied Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to an adjacent address or location	A18SW (N)	372	7	460440 405824

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
221	Points of Interest - Recreational and Environmental Name: Playground Location: Barnby Dun Road, DN2 Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to an adjacent address or location	A18SW (N)	372	7	460440 405824
222	Points of Interest - Recreational and Environmental Name: Go Bounce Location: Unit 13 Shaw Lane Industrial Estate, Ogden Road, Doncaster, DN2 4SQ Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to address or location	A19SW (NE)	647	7	461162 405819
223	Points of Interest - Recreational and Environmental Name: Playground Location: Danesthorpe Close, DN2 Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to address or location	A8NW (SW)	695	7	460266 404755
223	Points of Interest - Recreational and Environmental Name: Playground Location: Not Supplied Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to an adjacent address or location	A8NW (SW)	702	7	460249 404754
224	Points of Interest - Recreational and Environmental Name: Play Area Location: DN2 Category: Recreational Class Code: Playgrounds Positional Accuracy: Positioned to an adjacent address or location	A18NE (N)	870	7	460784 406318

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
225	Ancient Woodland Name: Shaw Wood Reference: 1103758 Area(m ²): 324529.84 Type: Plantation on Ancient Woodland	A14SW (E)	426	8	461016 405274
226	Nitrate Vulnerable Zones Name: Lower Don Nvz Description: Surface Water Source: Environment Agency, Head Office	A13NE (S)	0	4	460575 405427
227	Nitrate Vulnerable Zones Name: Nottinghamshire Description: Groundwater Source: Environment Agency, Head Office	A13SE (E)	0	4	460594 405420
228	Nitrate Vulnerable Zones Name: R Torne / Three Rivers From Mother Dr To R Trent Nvz Description: Surface Water Source: Environment Agency, Head Office	A13SE (S)	178	4	460600 405200

Agency & Hydrological	Version	Update Cycle
Contaminated Land Register Entries and Notices Doncaster Metropolitan Borough Council - Environmental Services Environment Agency - Head Office	April 2014 June 2020	Annual Rolling Update Annually
Discharge Consents Environment Agency - Midlands Region Environment Agency - North East Region	April 2021 April 2021	Quarterly Quarterly
Enforcement and Prohibition Notices Environment Agency - North East Region	March 2013	
Integrated Pollution Controls Environment Agency - North East Region	October 2008	
Integrated Pollution Prevention And Control Environment Agency - North East Region	April 2021	Quarterly
Local Authority Integrated Pollution Prevention And Control Doncaster Metropolitan Borough Council - Environmental Services	June 2014	Variable
Local Authority Pollution Prevention and Controls Doncaster Metropolitan Borough Council - Environmental Services	June 2014	Annual Rolling Update
Local Authority Pollution Prevention and Control Enforcements Doncaster Metropolitan Borough Council - Environmental Services	June 2014	Variable
Nearest Surface Water Feature Ordnance Survey	January 2021	
Pollution Incidents to Controlled Waters Environment Agency - North East Region Environment Agency - Midlands Region	December 1998 December 1999	
Prosecutions Relating to Authorised Processes Environment Agency - North East Region	March 2013	
Prosecutions Relating to Controlled Waters Environment Agency - North East Region	March 2013	
Registered Radioactive Substances Environment Agency - North East Region	June 2016	Annually
River Quality Environment Agency - Head Office	November 2001	Not Applicable
River Quality Biology Sampling Points Environment Agency - Head Office	July 2012	Annually
River Quality Chemistry Sampling Points Environment Agency - Head Office	July 2012	Annually
Substantiated Pollution Incident Register Environment Agency - North East Region - Ridings Area Environment Agency - North East Region - Yorkshire Area	April 2021 April 2021	Quarterly Quarterly
Water Abstractions Environment Agency - Midlands Region Environment Agency - North East Region	April 2021 April 2021	Quarterly Quarterly
Water Industry Act Referrals Environment Agency - North East Region	October 2017	Quarterly
Groundwater Vulnerability Map Environment Agency - Head Office	June 2018	As notified
Bedrock Aquifer Designations Environment Agency - Head Office	January 2018	Annually
Superficial Aquifer Designations Environment Agency - Head Office	January 2018	Annually
Source Protection Zones Environment Agency - Head Office	May 2021	Bi-Annually

Agency & Hydrological	Version	Update Cycle
Extreme Flooding from Rivers or Sea without Defences Environment Agency - Head Office	March 2021	Quarterly
Flooding from Rivers or Sea without Defences Environment Agency - Head Office	March 2021	Quarterly
Areas Benefiting from Flood Defences Environment Agency - Head Office	March 2021	Quarterly
Flood Water Storage Areas Environment Agency - Head Office	March 2021	Quarterly
Flood Defences Environment Agency - Head Office	March 2021	Quarterly
OS Water Network Lines Ordnance Survey	September 2020	Quarterly
Surface Water 1 in 30 year Flood Extent Environment Agency - Head Office	October 2013	Annually
Surface Water 1 in 100 year Flood Extent Environment Agency - Head Office	October 2013	Annually
Surface Water 1 in 1000 year Flood Extent Environment Agency - Head Office	October 2013	Annually
Surface Water Suitability Environment Agency - Head Office	October 2013	Annually
BGS Groundwater Flooding Susceptibility British Geological Survey - National Geoscience Information Service	May 2013	Annually











Waste	Version	Update Cycle
BGS Recorded Landfill Sites British Geological Survey - National Geoscience Information Service	June 1996	Not Applicable
Historical Landfill Sites Environment Agency - Head Office	May 2021	Quarterly
Integrated Pollution Control Registered Waste Sites Environment Agency - North East Region	October 2008	Not Applicable
Licensed Waste Management Facilities (Landfill Boundaries) Environment Agency - North East Region - Ridings Area Environment Agency - North East Region - Yorkshire Area	April 2021 April 2021	Quarterly Quarterly
Licensed Waste Management Facilities (Locations) Environment Agency - Midlands Region - East Area Environment Agency - North East Region - Ridings Area Environment Agency - North East Region - Yorkshire Area	April 2021 April 2021 April 2021	Quarterly Quarterly Quarterly
Local Authority Landfill Coverage Doncaster Metropolitan Borough Council - Environmental Services	May 2000	Not Applicable
Local Authority Recorded Landfill Sites Doncaster Metropolitan Borough Council - Environmental Services	May 2000	
Potentially Infilled Land (Non-Water) Landmark Information Group Limited	December 1999	Not Applicable
Potentially Infilled Land (Water) Landmark Information Group Limited	December 1999	Not Applicable
Registered Landfill Sites Environment Agency - North East Region - Ridings Area Environment Agency - North East Region - Yorkshire Area	March 2003 March 2003	Not Applicable Not Applicable
Registered Waste Transfer Sites Environment Agency - Midlands Region - Lower Trent Area Environment Agency - North East Region - Ridings Area Environment Agency - North East Region - Yorkshire Area	March 2003 March 2003 March 2003	
Registered Waste Treatment or Disposal Sites Environment Agency - North East Region - Ridings Area Environment Agency - North East Region - Yorkshire Area	March 2003 March 2003	
Hazardous Substances	Version	Update Cycle
Control of Major Accident Hazards Sites (COMAH) Health and Safety Executive	April 2018	Bi-Annually
Explosive Sites Health and Safety Executive	March 2017	Annually
Notification of Installations Handling Hazardous Substances (NIHHS) Health and Safety Executive	November 2000	
Planning Hazardous Substance Enforcements Doncaster Metropolitan Borough Council	October 2015	Variable
Planning Hazardous Substance Consents Doncaster Metropolitan Borough Council	October 2015	Variable

Geological	Version	Update Cycle
BGS 1:625,000 Solid Geology British Geological Survey - National Geoscience Information Service	January 2009	Not Applicable
BGS Estimated Soil Chemistry British Geological Survey - National Geoscience Information Service	October 2015	Annually
BGS Recorded Mineral Sites British Geological Survey - National Geoscience Information Service	May 2021	Bi-Annually
BGS Urban Soil Chemistry British Geological Survey - National Geoscience Information Service	October 2015	Annually
BGS Urban Soil Chemistry Averages British Geological Survey - National Geoscience Information Service	October 2015	Annually
CBSCB Compensation District Cheshire Brine Subsidence Compensation Board (CBSCB)	August 2011	As notified
Coal Mining Affected Areas The Coal Authority - Property Searches	March 2014	Annual Rolling Update
Mining Instability Ove Arup & Partners	October 2000	Not Applicable
Non Coal Mining Areas of Great Britain British Geological Survey - National Geoscience Information Service	May 2015	Not Applicable
Potential for Collapsible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	April 2020	Annually
Potential for Compressible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	Annually
Potential for Ground Dissolution Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	Annually
Potential for Landslide Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	Annually
Potential for Running Sand Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	Annually
Potential for Shrinking or Swelling Clay Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	Annually
Radon Potential - Radon Affected Areas British Geological Survey - National Geoscience Information Service	July 2011	Annually
Radon Potential - Radon Protection Measures British Geological Survey - National Geoscience Information Service	July 2011	Annually

Industrial Land Use	Version	Update Cycle
Contemporary Trade Directory Entries Thomson Directories	April 2021	Quarterly
Fuel Station Entries Catalist Ltd - Experian	June 2021	Quarterly
Gas Pipelines National Grid	May 2021	
Points of Interest - Commercial Services PointX	June 2021	Quarterly
Points of Interest - Education and Health PointX	June 2021	Quarterly
Points of Interest - Manufacturing and Production PointX	June 2021	Quarterly
Points of Interest - Public Infrastructure PointX	June 2021	Quarterly
Points of Interest - Recreational and Environmental PointX	June 2021	Quarterly
Underground Electrical Cables National Grid	May 2021	

Sensitive Land Use	Version	Update Cycle
Ancient Woodland Natural England	February 2021	Bi-Annually
Areas of Adopted Green Belt Doncaster Metropolitan Borough Council	June 2020	As notified
Areas of Unadopted Green Belt Doncaster Metropolitan Borough Council	June 2020	As notified
Areas of Outstanding Natural Beauty Natural England	January 2021	Bi-Annually
Environmentally Sensitive Areas Natural England	January 2017	
Forest Parks Forestry Commission	April 1997	Not Applicable
Local Nature Reserves Natural England	February 2021	Bi-Annually
Marine Nature Reserves Natural England	July 2019	Bi-Annually
National Nature Reserves Natural England	January 2021	Bi-Annually
National Parks Natural England	April 2017	Bi-Annually
Nitrate Sensitive Areas Natural England	April 2016	Not Applicable
Nitrate Vulnerable Zones Environment Agency - Head Office Department for Environment, Food and Rural Affairs (DEFRA - formerly FRCA)	December 2017 October 2015	Bi-Annually
Ramsar Sites Natural England	August 2020	Bi-Annually
Sites of Special Scientific Interest Natural England	February 2021	Bi-Annually
Special Areas of Conservation Natural England	July 2020	Bi-Annually
Special Protection Areas Natural England	February 2021	Bi-Annually

A selection of organisations who provide data within this report









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

Contact	Name and Address	Contact Details
1	British Geological Survey - Enquiry Service British Geological Survey, Environmental Science Centre, Keyworth, Nottingham, Nottinghamshire, NG12 5GG	Telephone: 0115 936 3143 Fax: 0115 936 3276 Email: enquiries@bgs.ac.uk Website: www.bgs.ac.uk
2	Environment Agency - National Customer Contact Centre (NCCC) PO Box 544, Templeborough, Rotherham, S60 1BY	Telephone: 03708 506 506 Email: enquiries@environment-agency.gov.uk
3	Doncaster Metropolitan Borough Council - Environmental Services Floor 3, Council House, College Road, Doncaster, South Yorkshire, DN1 1RN	Telephone: 01302 734444 Fax: 01302 734949 Website: www.doncaster.gov.uk
4	Environment Agency - Head Office Rio House, Waterside Drive, Aztec West, Almondsbury, Bristol, Avon, BS32 4UD	Telephone: 01454 624400 Fax: 01454 624409
5	Ordnance Survey Adanac Drive, Southampton, Hampshire, SO16 0AS	Telephone: 03456 05 05 05 Email: customerservices@ordnancesurvey.co.uk Website: www.ordnancesurvey.gov.uk
6	The Coal Authority - Property Searches 200 Lichfield Lane, Mansfield, Nottinghamshire, NG18 4RG	Telephone: 0345 762 6848 Fax: 01623 637 338 Email: groundstability@coal.gov.uk Website: www2.groundstability.com
7	PointX 7 Abbey Court, Eagle Way, Sowton, Exeter, Devon, EX2 7HY	Website: www.pointx.co.uk
8	Natural England County Hall, Spetchley Road, Worcester, WR5 2NP	Telephone: 0300 060 3900 Email: enquiries@naturalengland.org.uk Website: www.naturalengland.org.uk
-	Public Health England - Radon Survey, Centre for Radiation, Chemical and Environmental Hazards Chilton, Didcot, Oxfordshire, OX11 0RQ	Telephone: 01235 822622 Fax: 01235 833891 Email: radon@phe.gov.uk Website: www.ukradon.org
-	Landmark Information Group Limited Imperium, Imperial Way, Reading, Berkshire, RG2 0TD	Telephone: 0844 844 9952 Fax: 0844 844 9951 Email: customerservices@landmarkinfo.co.uk Website: www.landmarkinfo.co.uk



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

Geology 1:50,000 Maps Legends

Superficial Geology

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	ALV	Alluvium	Clay, Silt, Sand and Gravel	Not Supplied - Holocene
	HEM	Hemingbrough Glaciolacustrine Formation	Clay, Silty	Not Supplied - Devensian
	BREI	Brighton Sand Formation	Sand, Silty	Not Supplied - Devensian
	GFDMP	Glaciofluvial Deposits, Mid Pleistocene	Sand and Gravel	Not Supplied - Cromerian
	TILMP	Till, Mid Pleistocene	Diamicton	Not Supplied - Cromerian
	RTDU	River Terrace Deposits (Undifferentiated)	Sand and Gravel	Not Supplied - Quaternary
	HEAD	Head	Clay, Silt, Sand and Gravel	Not Supplied - Quaternary
	PEAT	Peat	Peat	Not Supplied - Quaternary

Bedrock and Faults

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	CHES	Chester Formation	Sandstone, Pebbly (Gravelly)	Not Supplied - Olenekian
		Faults		



Geology 1:50,000 Maps

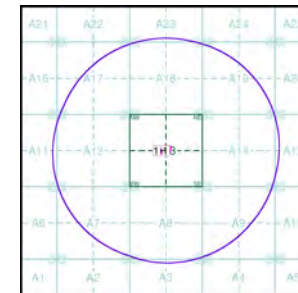
This report contains geological map extracts taken from the BGS Digital Geological map of Great Britain at 1:50,000 scale and is designed for users carrying out preliminary site assessments who require geological maps for the area around the site. This mapping may be more up to date than previously published paper maps.

The various geological layers - artificial and landslip deposits, superficial geology and solid (bedrock) geology are displayed in separate maps, but superimposed on the final 'Combined Surface Geology' map. All map legends feature on this page. Not all layers have complete nationwide coverage, so availability of data for relevant map sheets is indicated below.

Geology 1:50,000 Maps Coverage

Map ID:	1
Map Sheet No:	088
Map Name:	Doncaster
Map Date:	1969
Bedrock Geology:	Available
Superficial Geology:	Available
Artificial Geology:	Not Available
Faults:	Not Supplied
Landslip:	Not Available
Rock Segments:	Not Supplied

Geology 1:50,000 Maps - Slice A

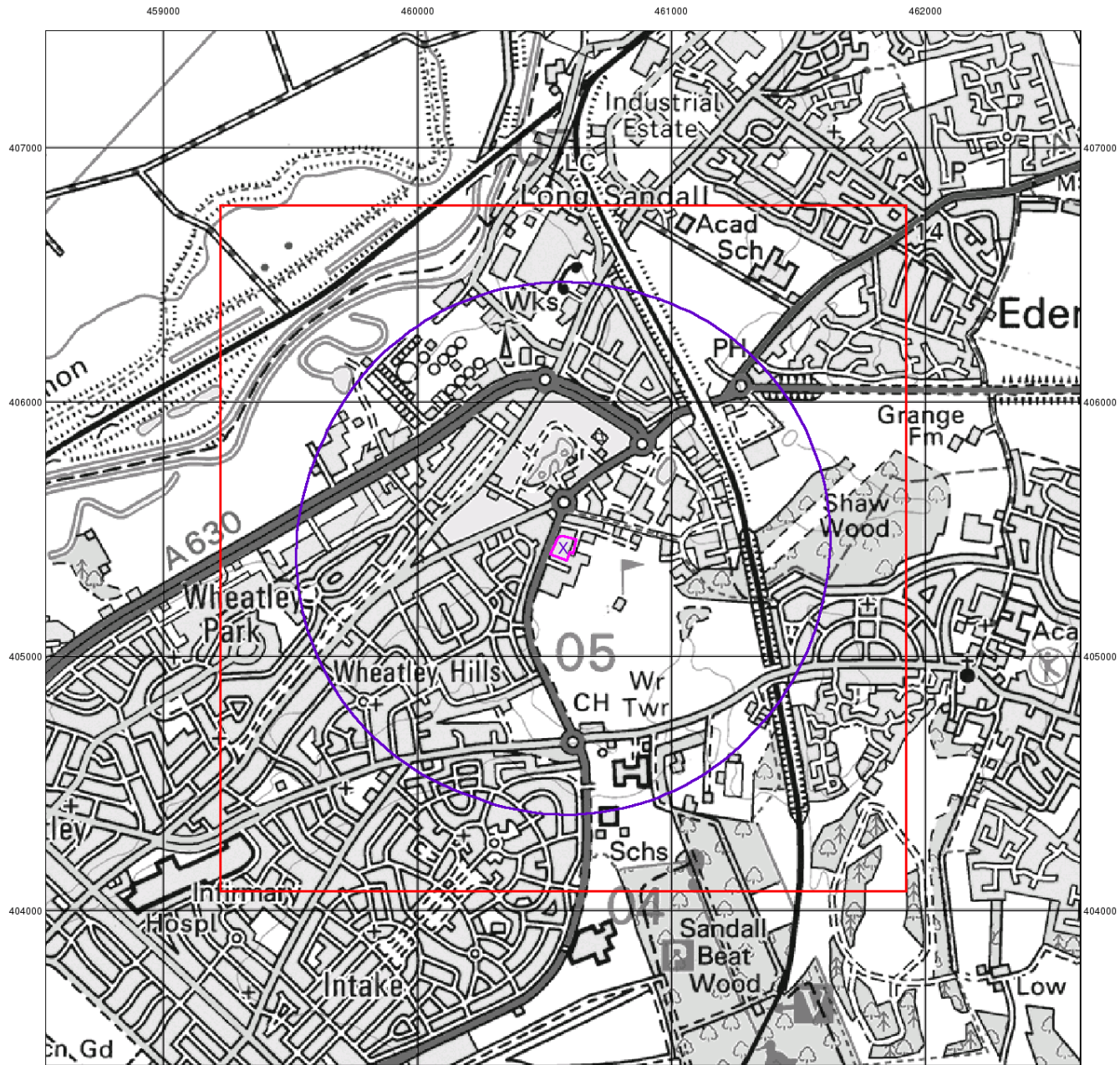


Order Details:

Order Number:	280455924_1_1
Customer Reference:	21-1298.01
National Grid Reference:	460570, 405430
Slice:	A
Site Area (Ha):	0.63
Search Buffer (m):	1000

Site Details:

Shaw Wood Business Park, Doncaster, DN2 5TB



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Artificial Ground and Landslip

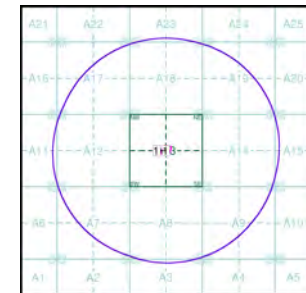
Artificial ground is a term used by BGS for those areas where the ground surface has been significantly modified by human activity. Information about previously developed ground is especially important, as it is often associated with potentially contaminated material, unpredictable engineering conditions and unstable ground.

Artificial ground includes:

- Made ground - man-made deposits such as embankments and spoil heaps on the natural ground surface.
- Worked ground - areas where the ground has been cut away such as quarries and road cuttings.
- Infilled ground - areas where the ground has been cut away then wholly or partially backfilled.
- Landscaped ground - areas where the surface has been reshaped.
- Disturbed ground - areas of ill-defined shallow or near surface mineral workings where it is impracticable to map made and worked ground separately.

Mass movement (landslip) deposits on BGS geological maps are primarily superficial deposits that have moved down slope under gravity to form landslips. These affect bedrock, other superficial deposits and artificial ground. The dataset also includes foundered strata, where the ground has collapsed due to subsidence.

Artificial Ground and Landslip Map - Slice A



Order Details:

Order Number: 280455924_1_1
 Customer Reference: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

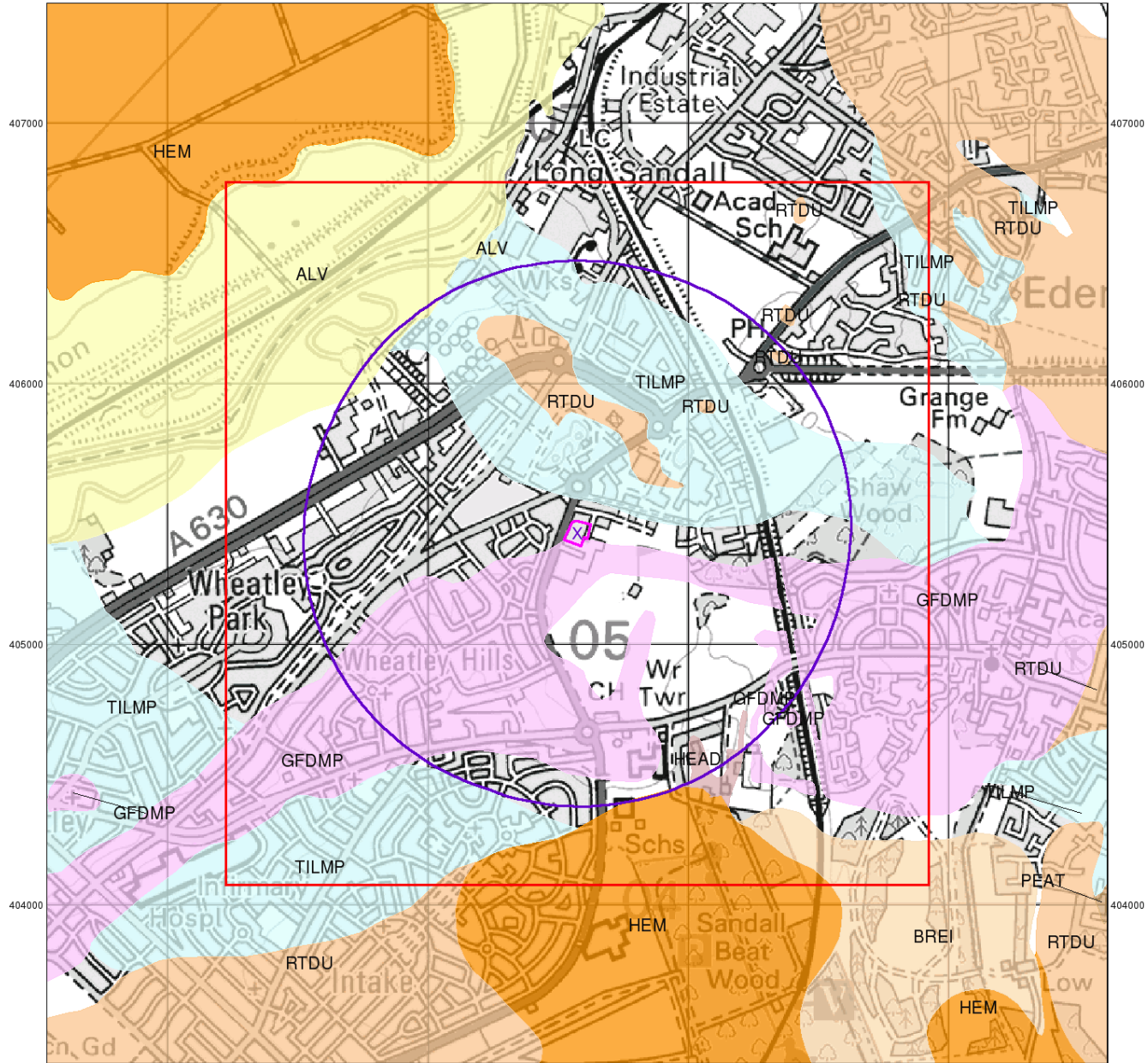
Site Details:

Shaw Wood Business Park, Doncaster, DN2 5TB



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

459000 460000 461000 462000



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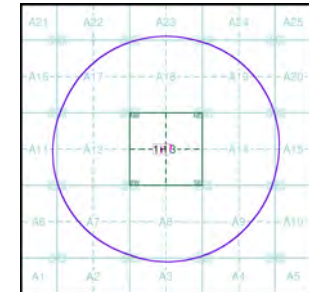
Superficial Geology

Superficial Deposits are the youngest geological deposits formed during the most recent period of geological time, the Quaternary, which extends back about 1.8 million years from the present.

They rest on older deposits or rocks referred to as Bedrock. This dataset contains Superficial deposits that are of natural origin and 'in place'. Other superficial strata may be held in the Mass Movement dataset where they have been moved, or in the Artificial Ground dataset where they are of man-made origin.

Most of these Superficial deposits are unconsolidated sediments such as gravel, sand, silt and clay, and onshore they form relatively thin, often discontinuous patches or larger spreads.

Superficial Geology Map - Slice A



Order Details:

Order Number:	280455924_1_1
Customer Reference:	21-1298.01
National Grid Reference:	460570, 405430
Slice:	A
Site Area (Ha):	0.63
Search Buffer (m):	1000

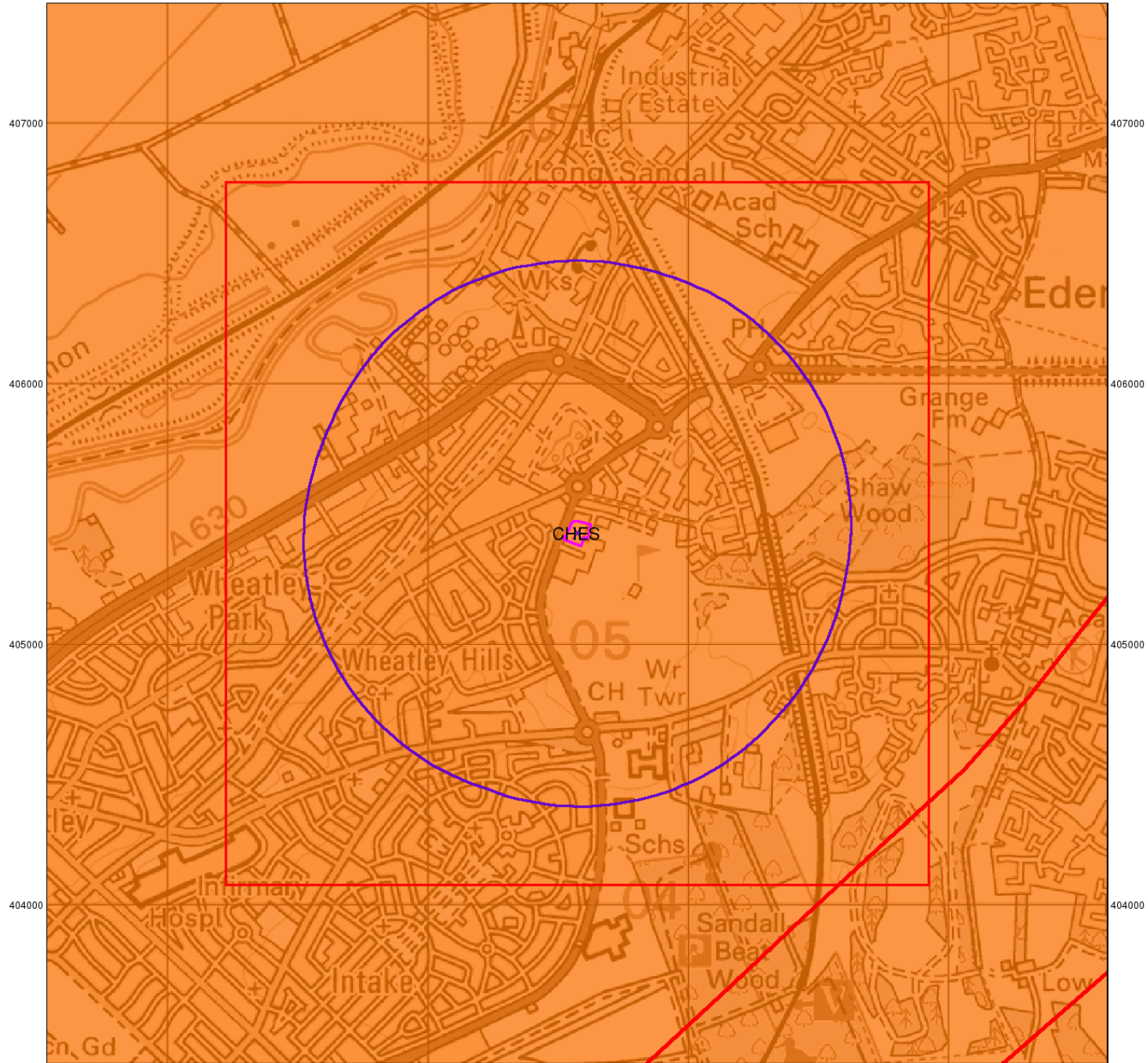
Site Details:

Shaw Wood Business Park, Doncaster, DN2 5TB



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

459000 460000 461000 462000



407000

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0 500m



Bedrock and Faults

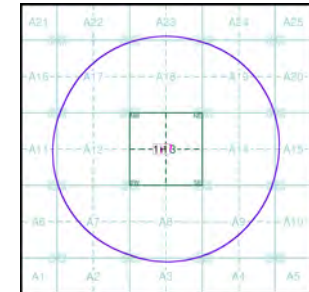
Bedrock geology is a term used for the main mass of rocks forming the Earth and are present everywhere, whether exposed at the surface in outcrops or concealed beneath superficial deposits or water.

The bedrock has formed over vast lengths of geological time ranging from ancient and highly altered rocks of the Proterozoic, some 2500 million years ago, or older, up to the relatively young Pliocene, 1.8 million years ago.

The bedrock geology includes many lithologies, often classified into three types based on origin: igneous, metamorphic and sedimentary.

The BGS Faults and Rock Segments dataset includes geological faults (e.g. normal, thrust), and thin beds mapped as lines (e.g. coal seam, gypsum bed). Some of these are linked to other particular 1:50,000 Geology datasets, for example, coal seams are part of the bedrock sequence, most faults and mineral veins primarily affect the bedrock but cut across the strata and post date its deposition.

Bedrock and Faults Map - Slice A



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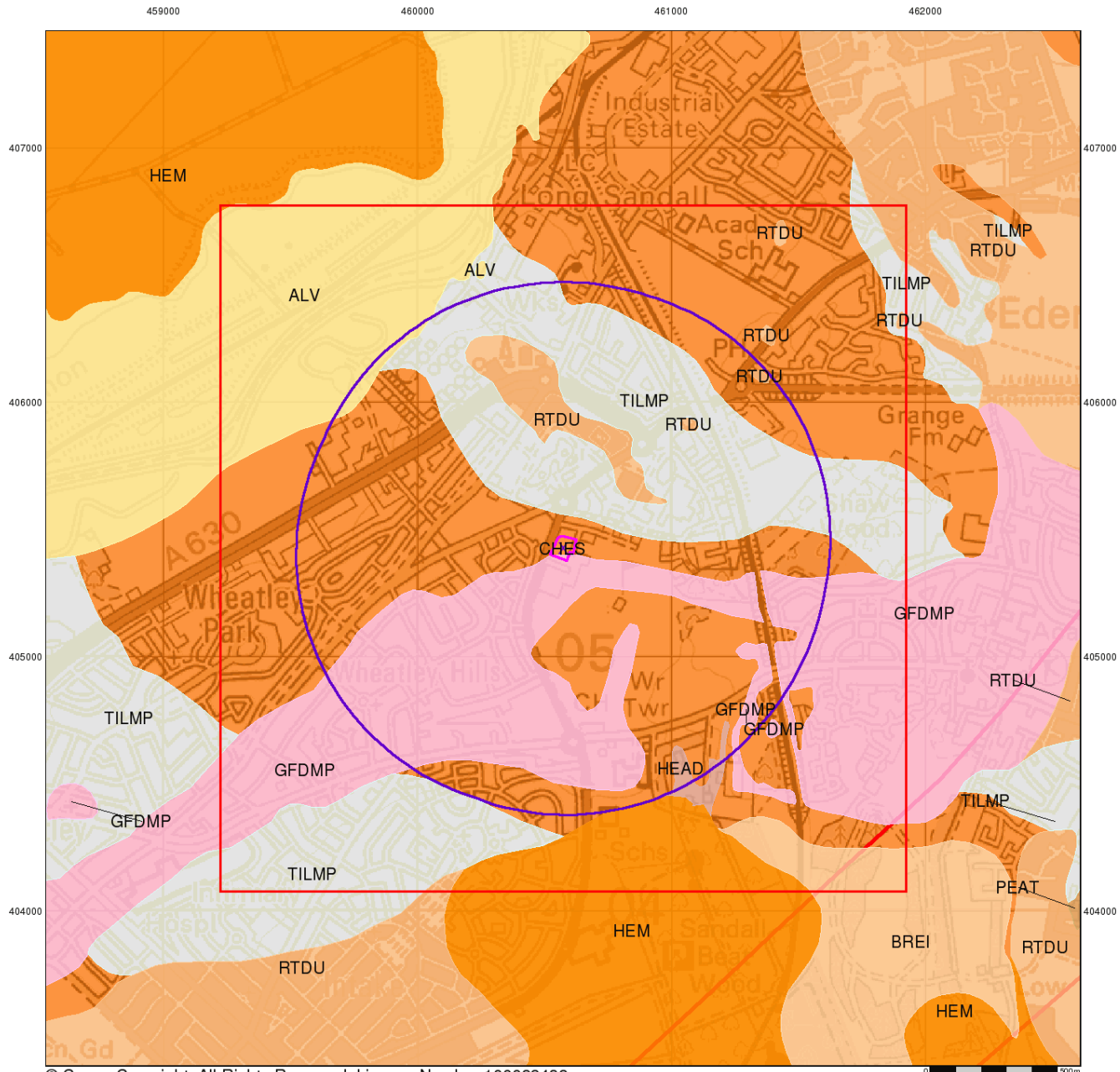
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Customer Reference:	21-1298.01
National Grid Reference:	460570, 405430
Slice:	A
Site Area (Ha):	0.63
Search Buffer (m):	1000

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Combined Surface Geology

The Combined Surface Geology map combines all the previous maps into one combined geological overview of your site.

Please consult the legends to the previous maps to interpret the Combined "Surface Geology" map.

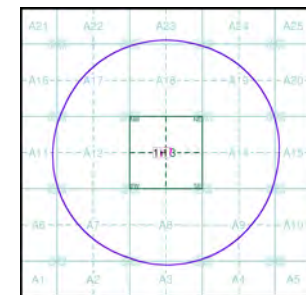
Additional Information

More information on 1:50,000 Geological mapping and explanations of rock classifications can be found on the BGS website. Using the LEX Codes in this report, further descriptions of rock types can be obtained by interrogating the 'BGS Lexicon of Named Rock Units'. This database can be accessed by following the 'Information and Data' link on the BGS website.

Contact

British Geological Survey
 Kingsley Dunham Centre
 Keyworth
 Nottingham
 NG12 5GG
 Telephone: 0115 936 3143
 Fax: 0115 936 3276
 email: enquiries@bgs.ac.uk
 website: www.bgs.ac.uk

Combined Geology Map - Slice A



Order Details:

Order Number: 280455924_1_1
 Customer Reference: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details:

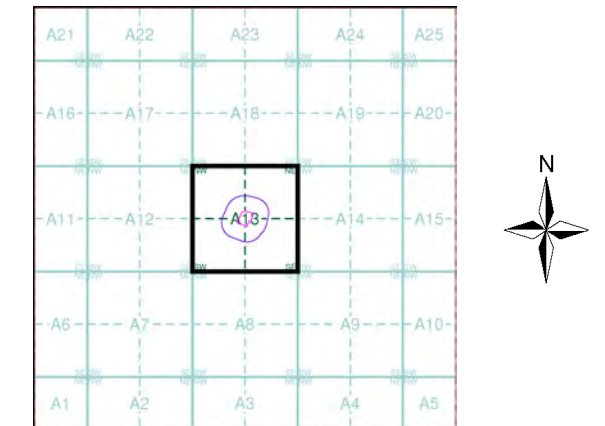
Shaw Wood Business Park, Doncaster, DN2 5TB



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

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

Site Sensitivity Map - Segment A13

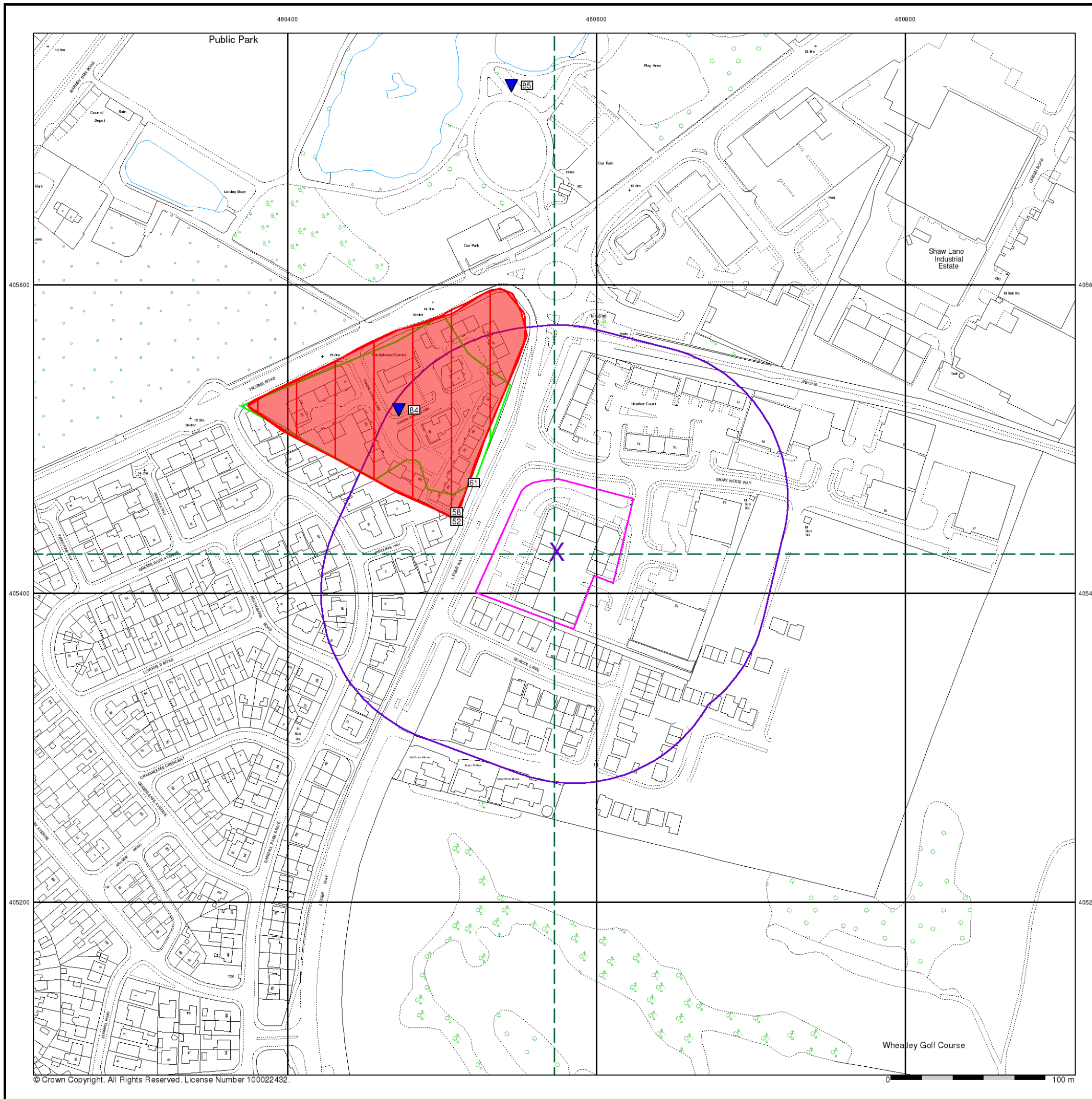


Order Details

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 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Plot Buffer (m): 100

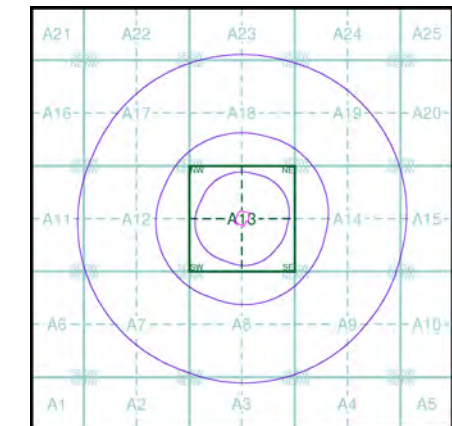
Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



- General**
- Specified Site
 - Specified Buffer(s)
 - Bearing Reference Point
 - Map ID
- Agency and Hydrological**
- Contaminated Land Register Entry or Notice (Location)
 - Contaminated Land Register Entry or Notice
 - Discharge Consent
 - Enforcement or Prohibition Notice
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 - Integrated Pollution Prevention and Control
 - Local Authority Integrated Pollution Prevention and Control
 - Local Authority Pollution Prevention and Control Enforcement
 - Pollution Incident to Controlled Waters
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 - Local Authority Recorded Landfill Site
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 - Potentially Infilled Land (Non-water)
 - Potentially Infilled Land (Non-water)
 - Potentially Infilled Land (Water)
 - Potentially Infilled Land (Water)
 - Potentially Infilled Land (Water)
 - Potentially Infilled Land (Water)
 - Registered Landfill Site (Location)
 - Registered Landfill Site (Point Buffered to 100m)
 - Registered Landfill Site (Point Buffered to 250m)
 - Registered Waste Transfer Site (Location)
 - Registered Waste Transfer Site
 - Registered Waste Treatment or Disposal Site (Location)
 - Registered Waste Treatment or Disposal Site
- Hazardous Substances**
- COMAH Site
 - Explosive Site
 - NIHS Site
 - Planning Hazardous Substance Consent
 - Planning Hazardous Substance Enforcement
 - BGS Recorded Mineral Site
- Geological**
- BGS Recorded Mineral Site

Site Sensitivity Map - Slice A

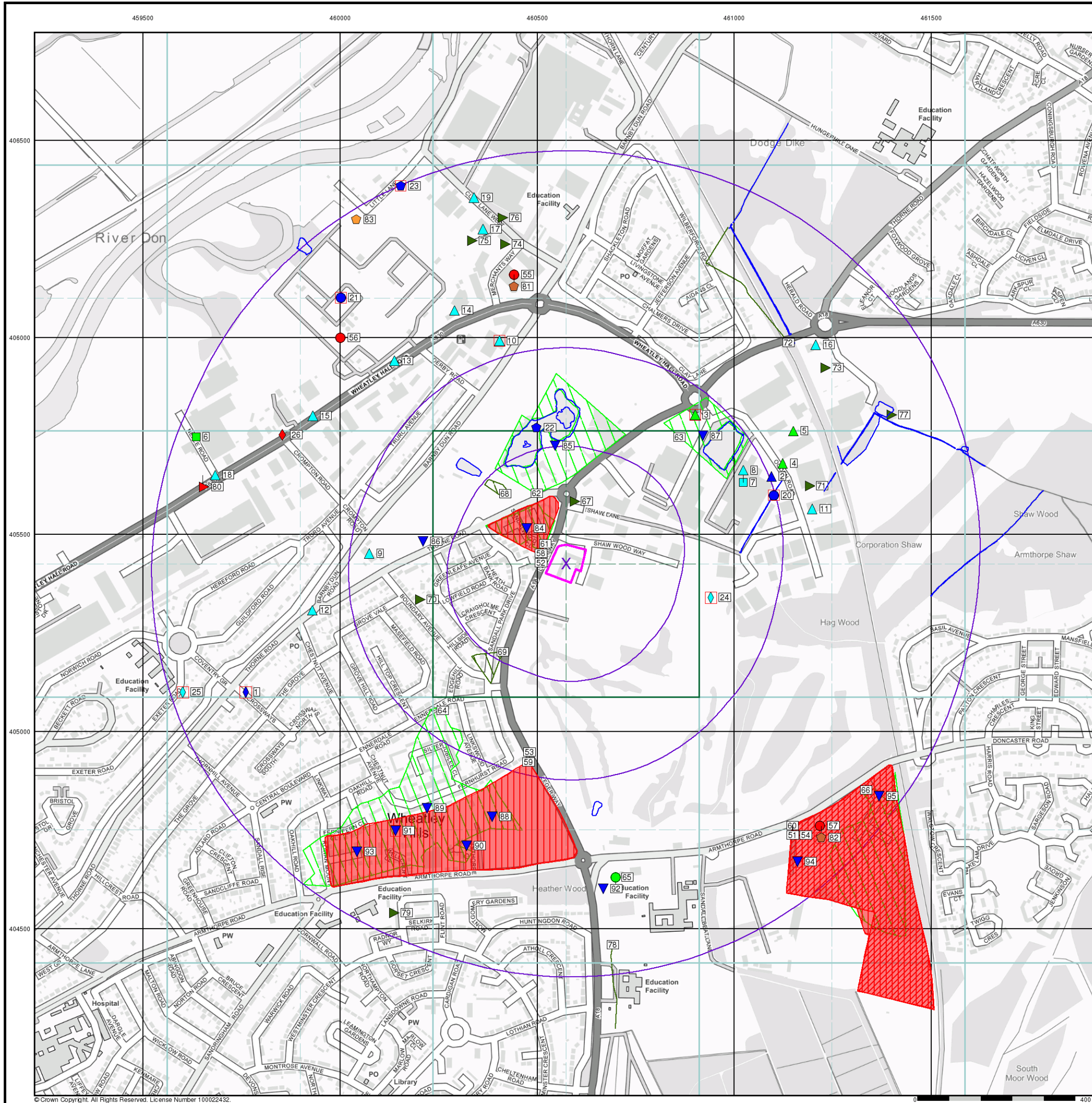


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



Industrial Land Use Map

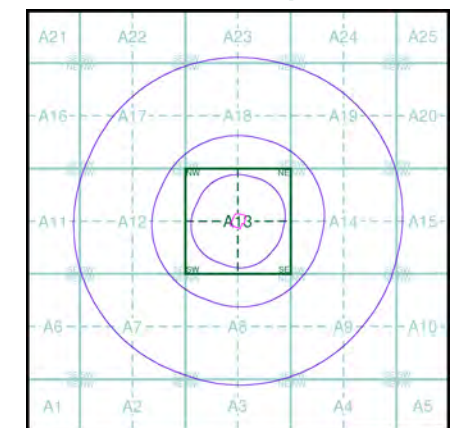
General

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

Industrial Land Use

- Contemporary Trade Directory Entry
- Fuel Station Entry
- Gas Pipeline
- Points of Interest - Commercial Services
- Points of Interest - Education and Health
- Points of Interest - Manufacturing and Production
- Points of Interest - Public Infrastructure
- Points of Interest - Recreational and Environmental
- Underground Electrical Cables

Industrial Land Use Map - Slice A

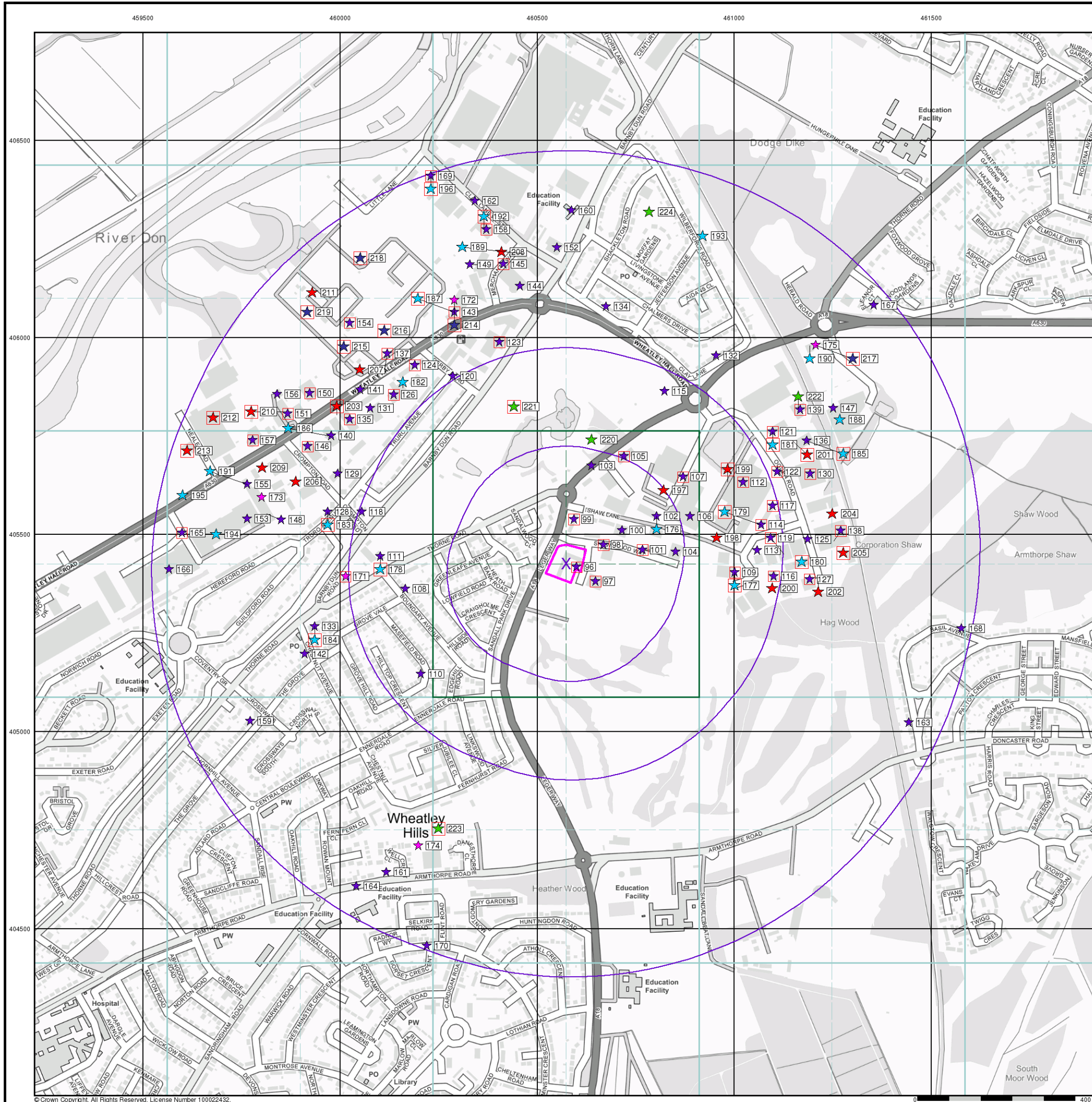


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



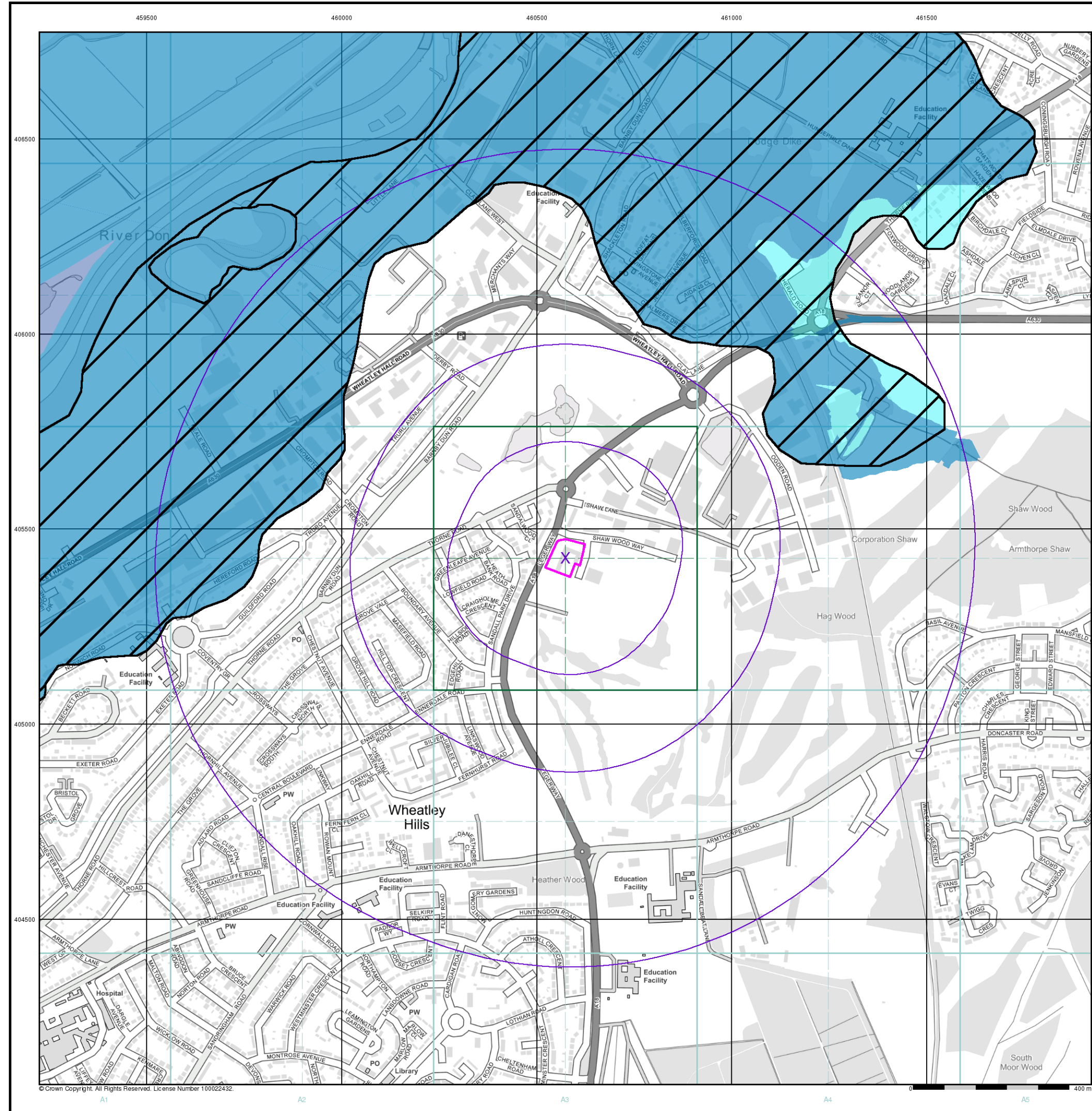
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General

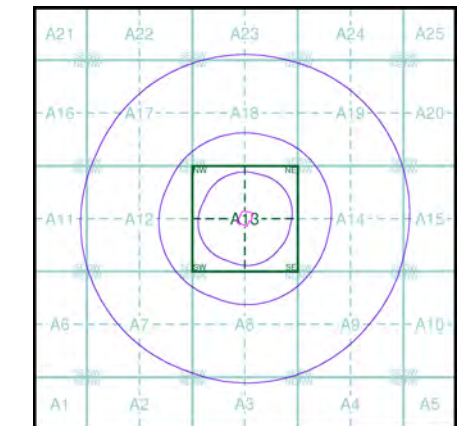
- Specified Site
- Specified Buffer(s)
- Bearing Reference Point

Agency and Hydrological (Flood)

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



Flood Map - Slice A

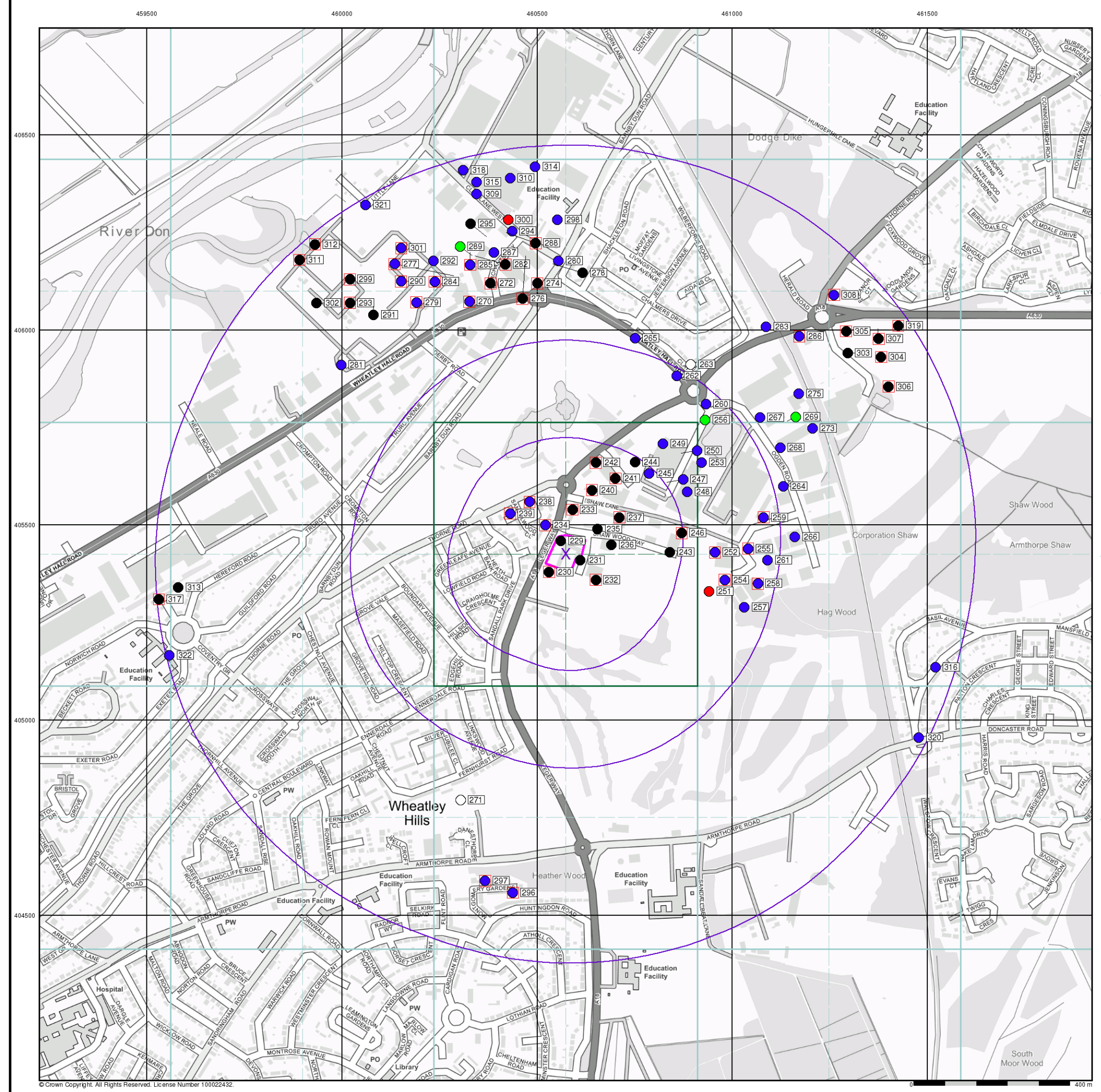


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



General

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

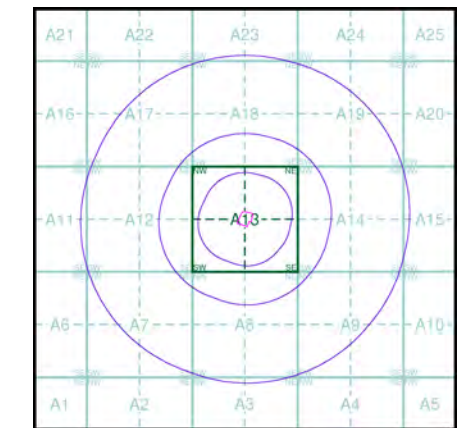
Agency and Hydrological (Boreholes)

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

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

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

Borehole Map - Slice A






Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB

General

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

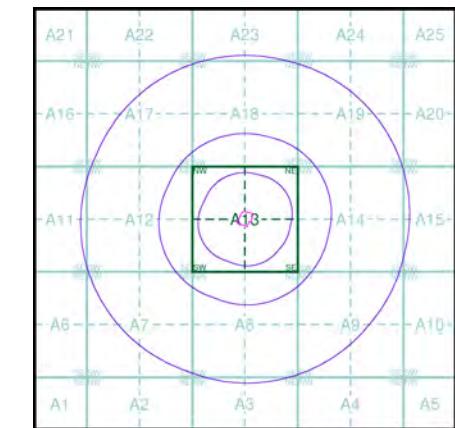
OS Water Network Data

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

Contours (height in meters)

- Standard Contour   Mean Low Water
- Master Contour   Mean High Water
- Spot Height  167.3

OS Water Network Map - Slice A

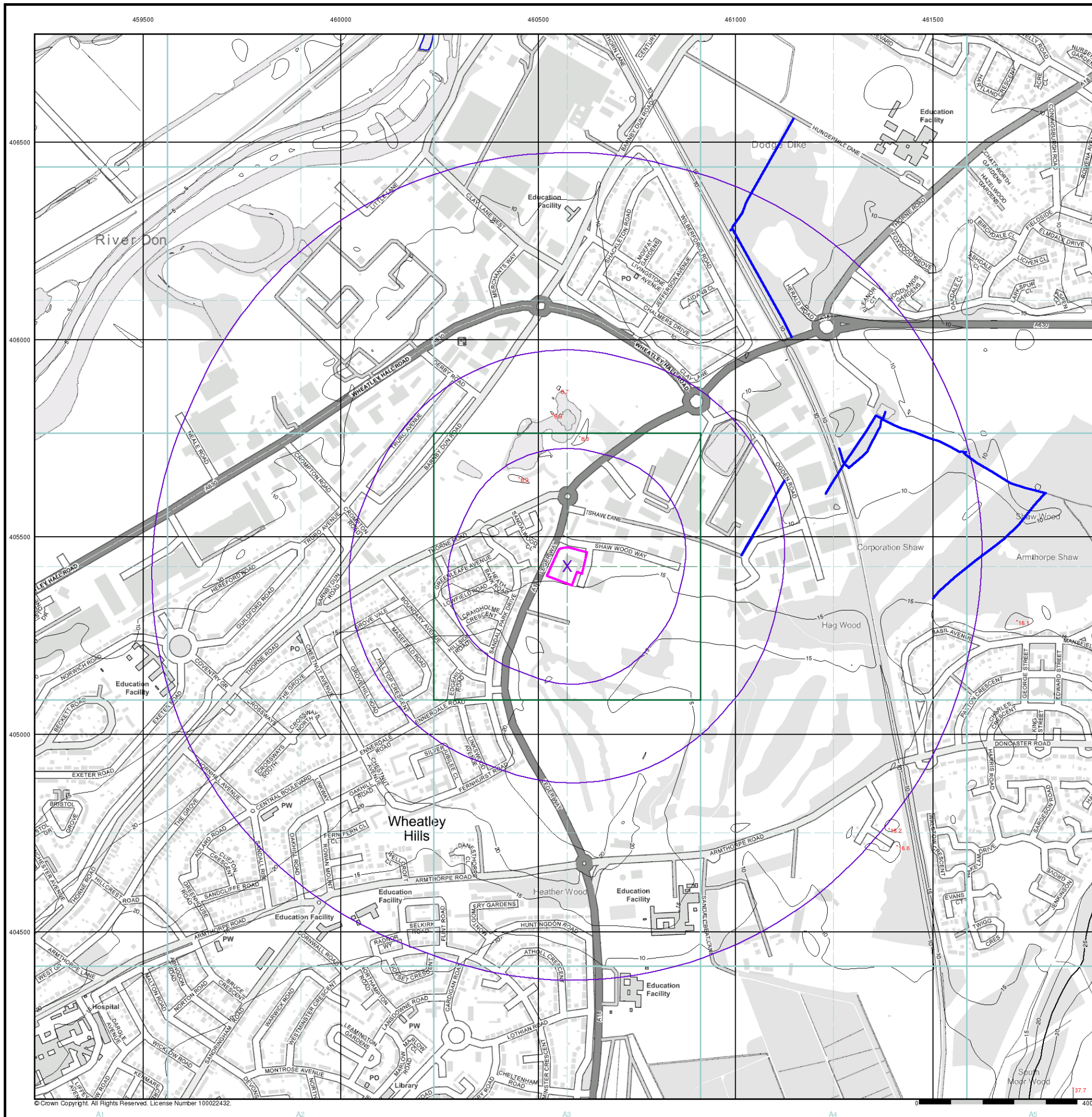


Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
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 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

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General

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

Risk of Flooding from Surface Water

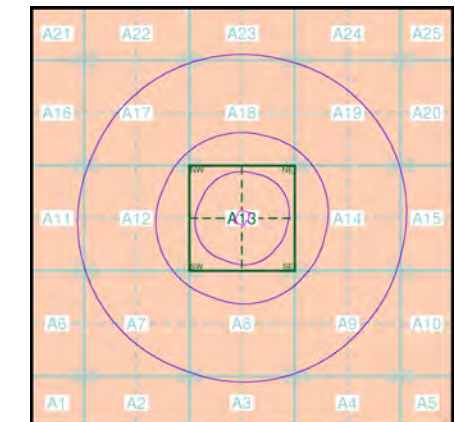
- High - 30 Year Return
- Medium - 100 Year Return
- Low - 1000 Year Return

Suitability

See the suitability map below

- National to county
- County to town
- Town to street
- Street to parcels of land
- Property

EANRW Suitability Map - Slice A

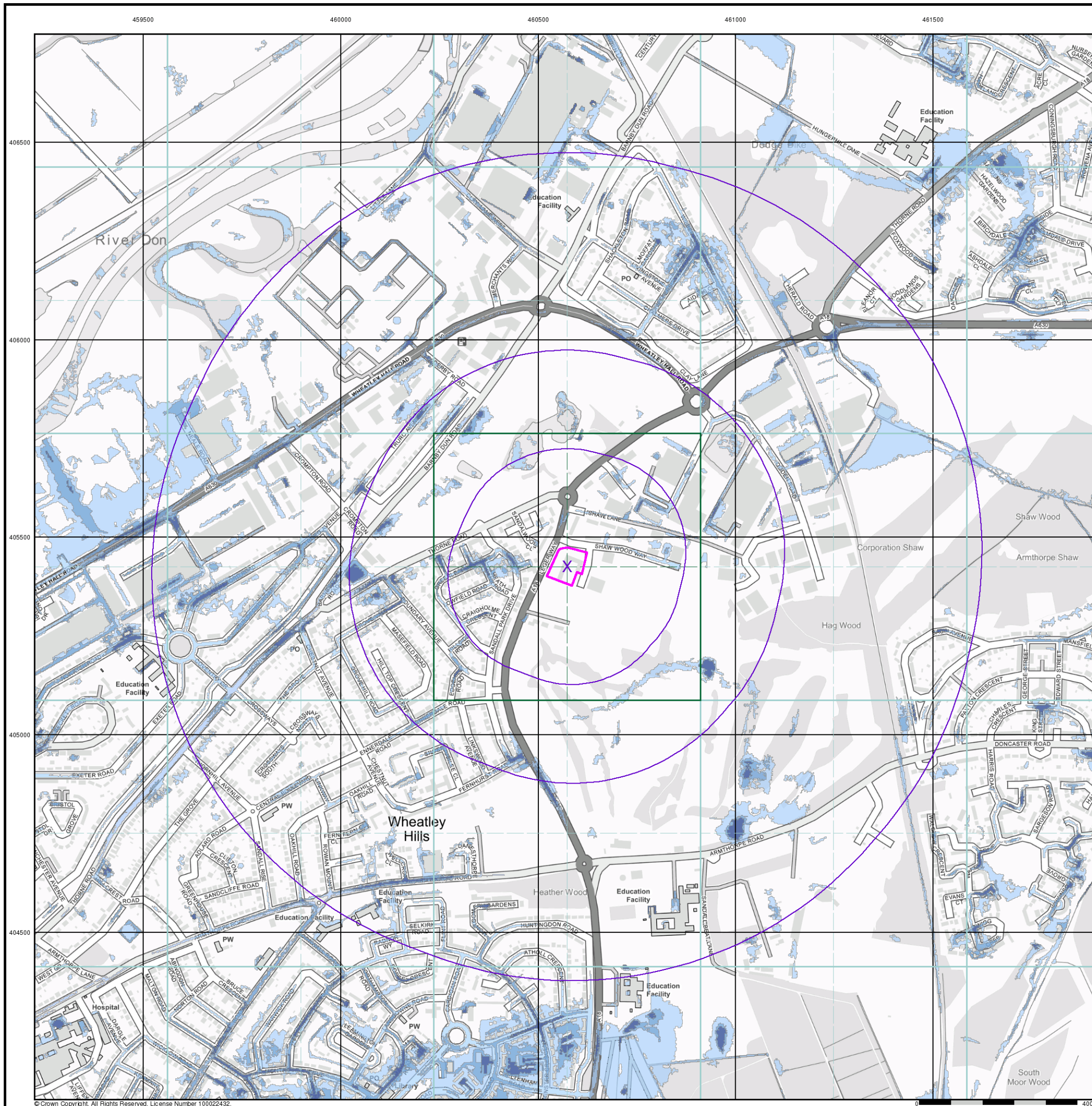


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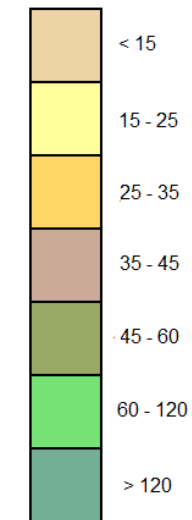
General

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

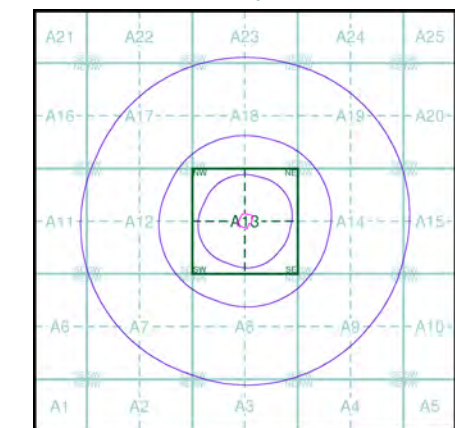
Urban Soil Chemistry Arsenic

● BGS Urban Soil Chemistry Measured Concentration Values (mg/kg)

Arsenic Concentrations mg/kg



Urban Soil Chemistry Arsenic - Slice A

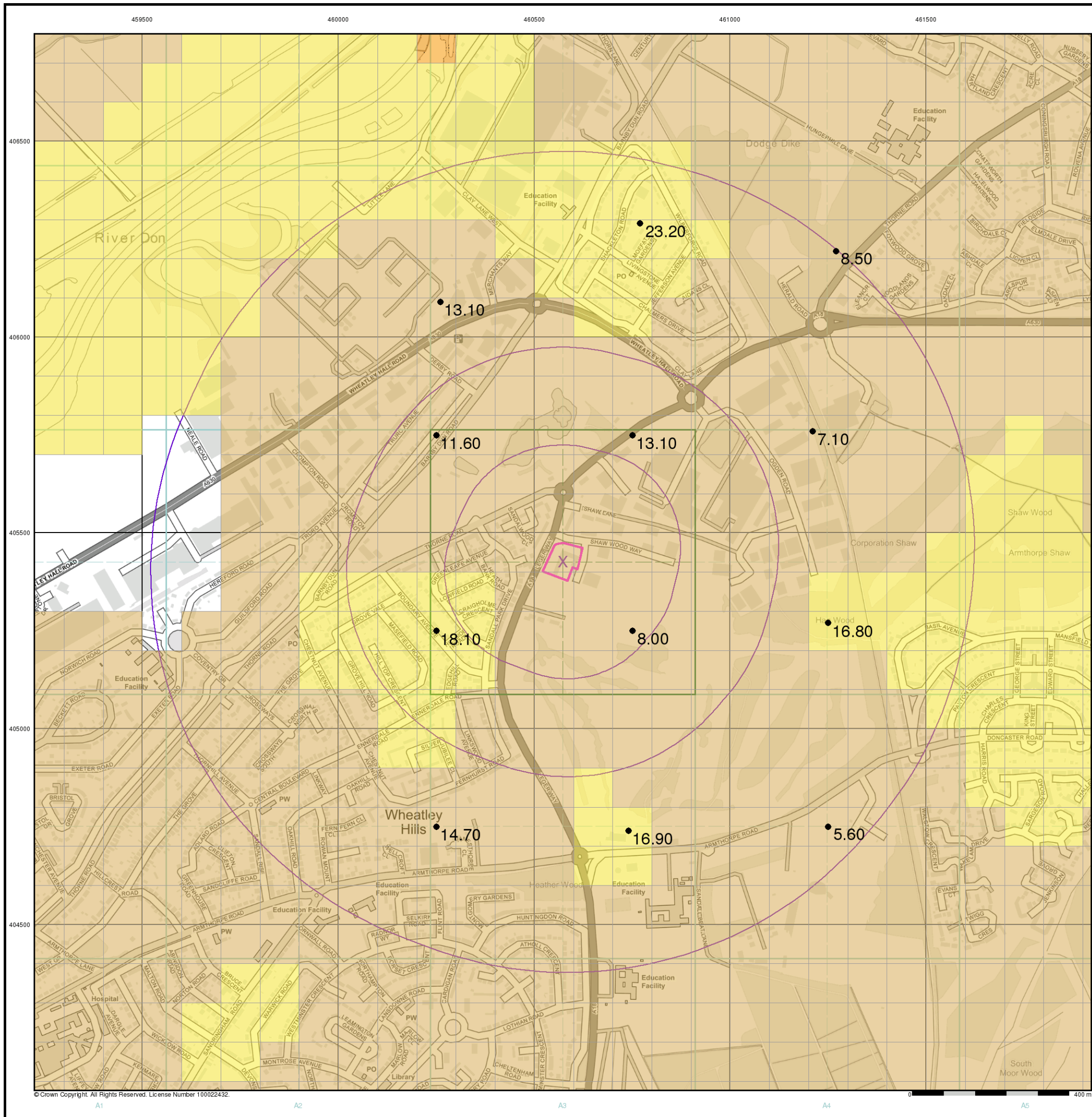


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 Slice: A
 Site Area (Ha): 0.63
 Search buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



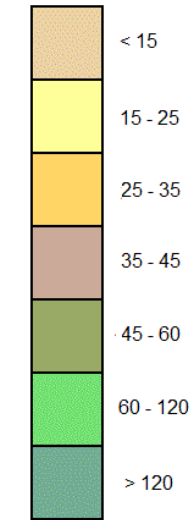
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General

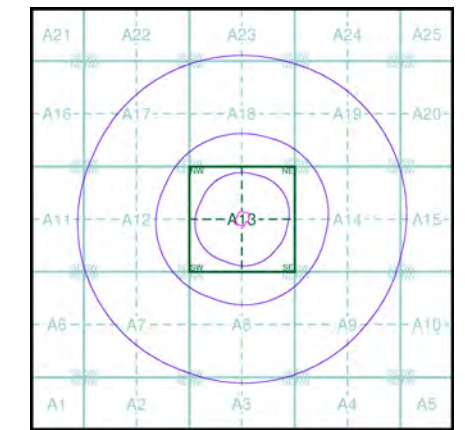
- Specified Site
- Specified Buffer(s)
- ✕ Bearing Reference Point

Estimated Soil Chemistry Arsenic

Arsenic Concentrations mg/kg



Estimated Soil Chemistry Arsenic - Slice A

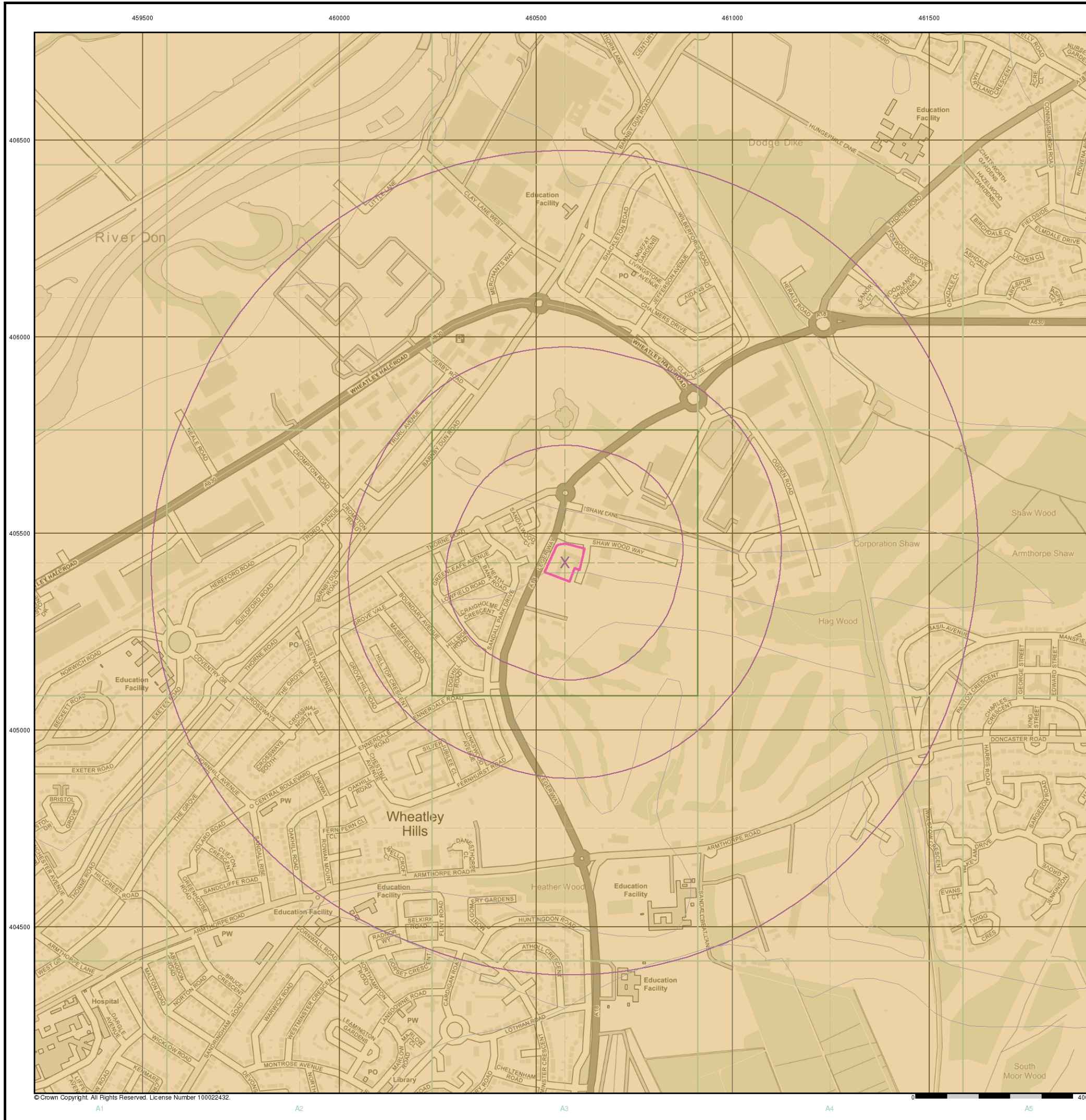


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Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



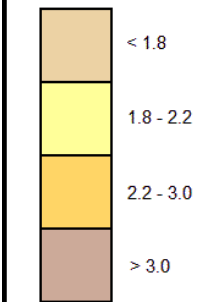
General

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

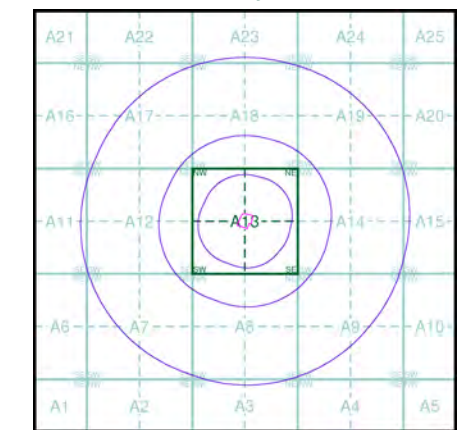
Urban Soil Chemistry Cadmium

● BGS Urban Soil Chemistry Measured Concentration Values (mg/kg)

Cadmium Concentrations mg/kg



Urban Soil Chemistry Cadmium - Slice A

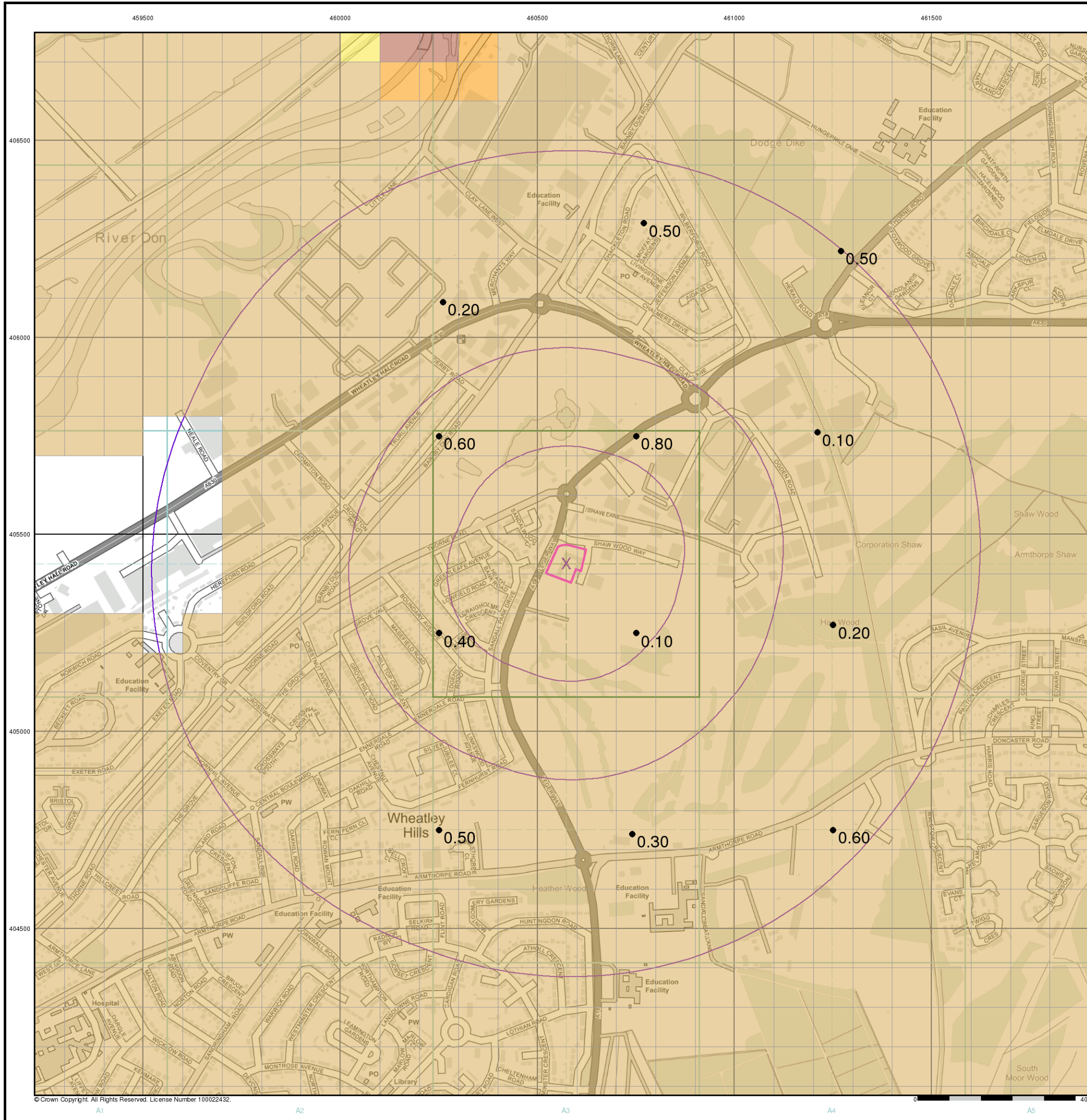


Order Details

Order Details: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



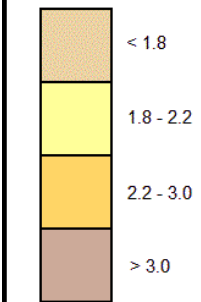
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General

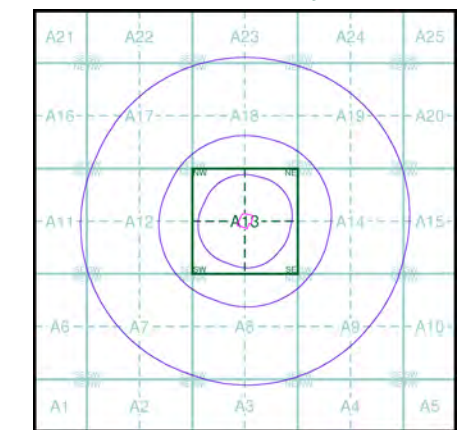
- ✱ Specified Site
- Specified Buffer(s)
- ✕ Bearing Reference Point

Estimated Soil Chemistry Cadmium

Cadmium Concentrations mg/kg



Estimated Soil Chemistry Cadmium - Slice A

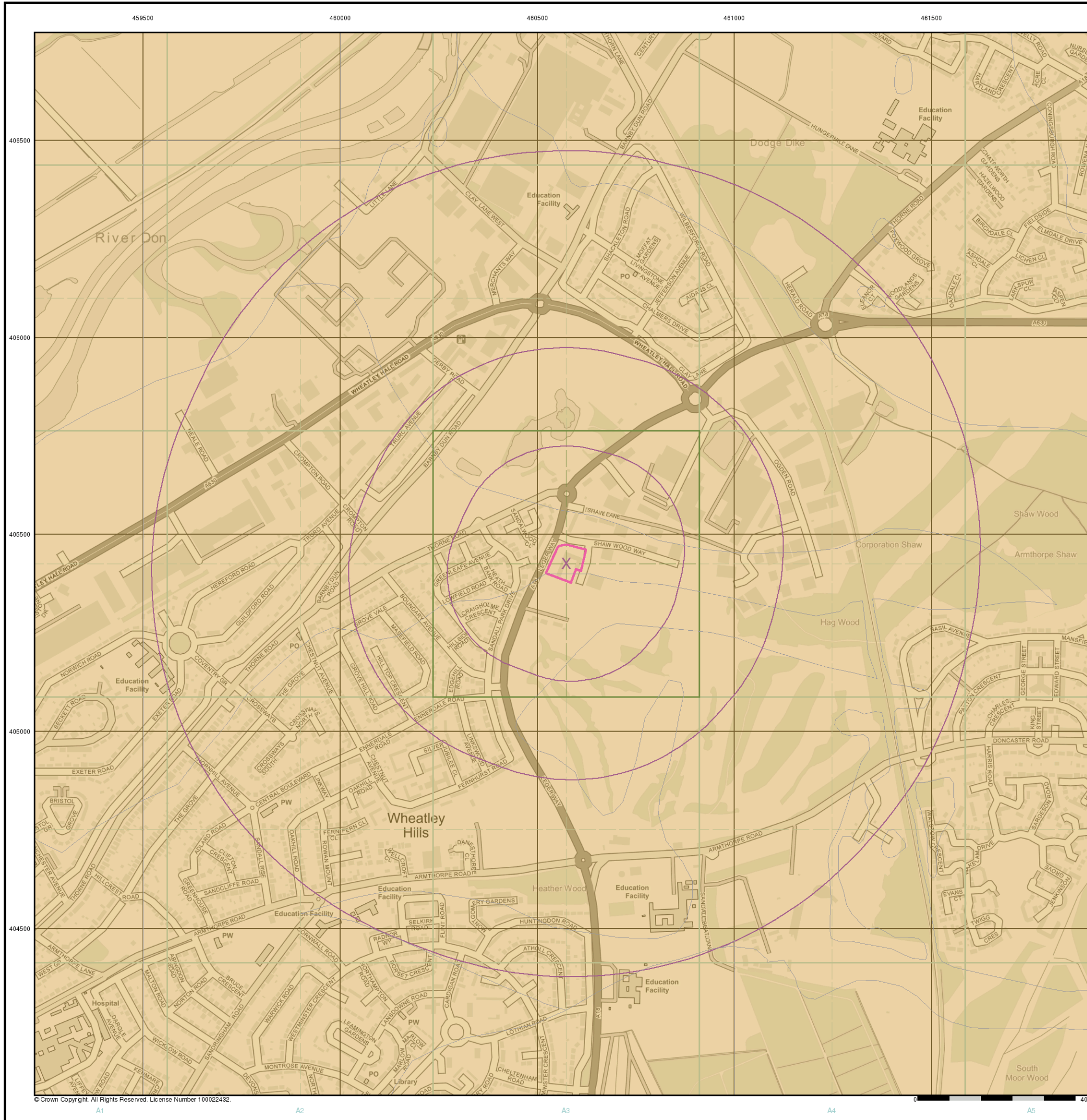


Order Details

Order Details: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



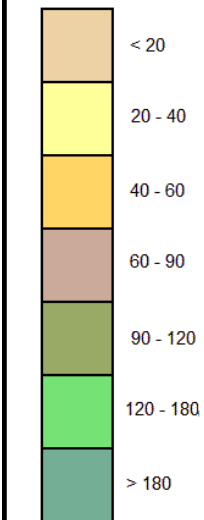
General

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

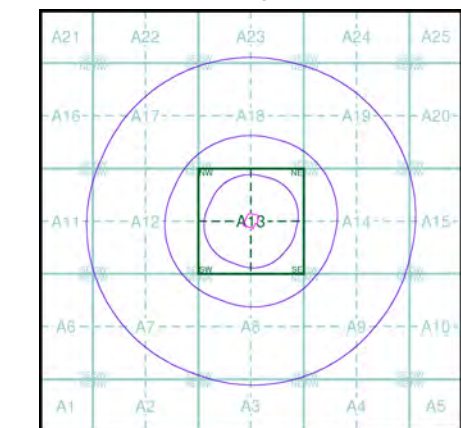
Urban Soil Chemistry Chromium

● BGS Urban Soil Chemistry Measured Concentration Values (mg/kg)

Chromium Concentrations mg/kg



Urban Soil Chemistry Chromium - Slice A

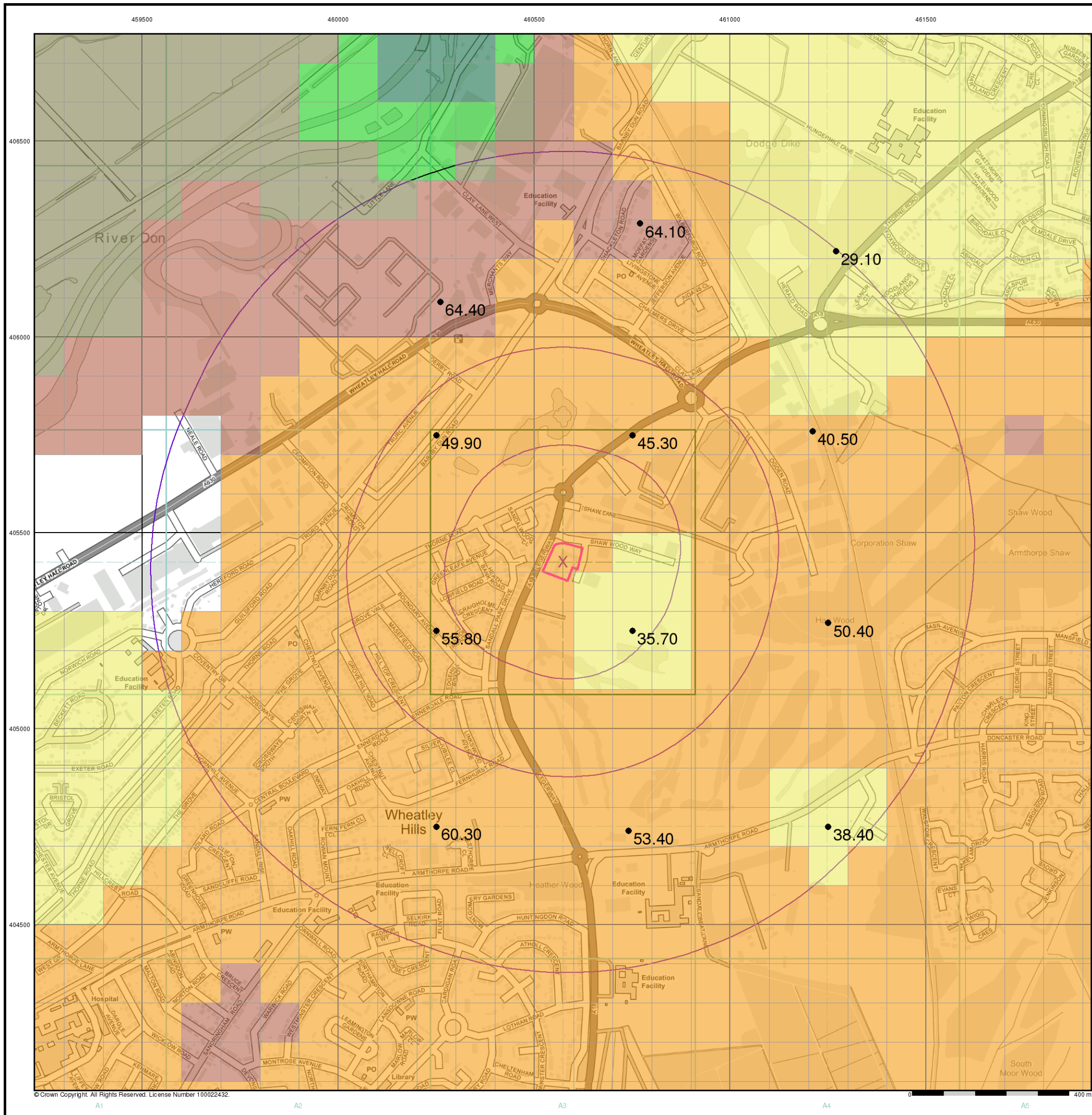


Order Details

Order Details: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



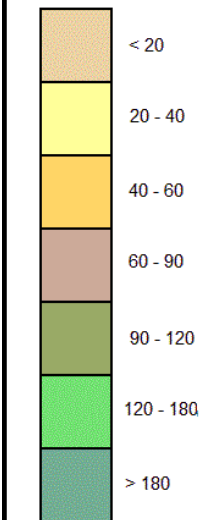
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General

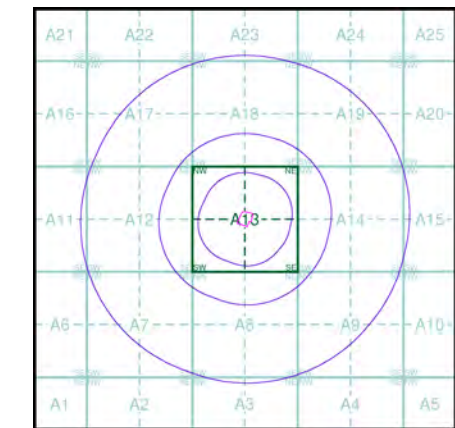
- Specified Site
- Specified Buffer(s)
- Bearing Reference Point

Estimated Soil Chemistry Chromium

Chromium Concentrations mg/kg



Estimated Soil Chemistry Chromium - Slice A

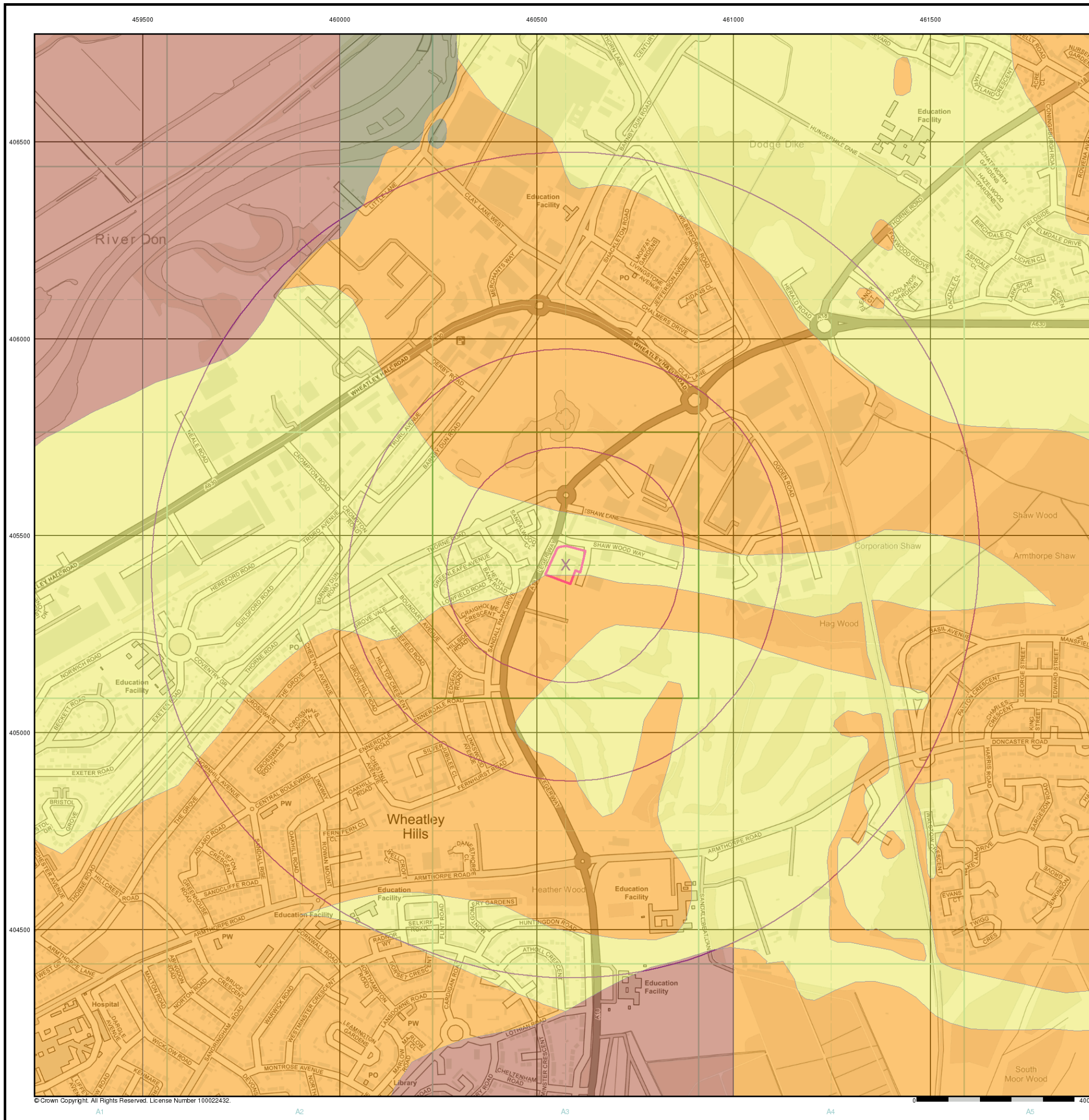


Order Details

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 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



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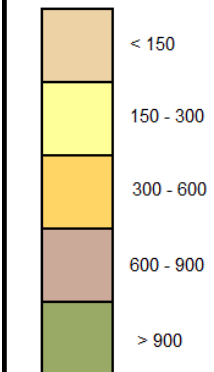
General

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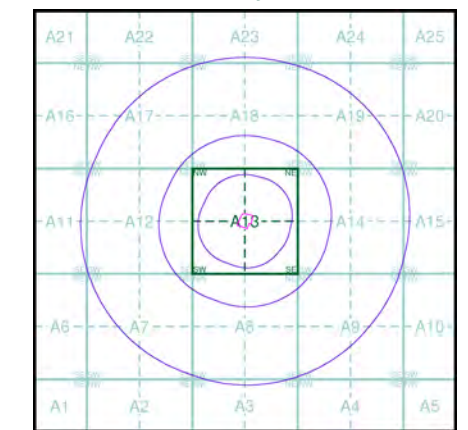
Urban Soil Chemistry Lead

● BGS Urban Soil Chemistry Measured Concentration Values (mg/kg)

Lead Concentrations mg/kg



Urban Soil Chemistry Lead - Slice A

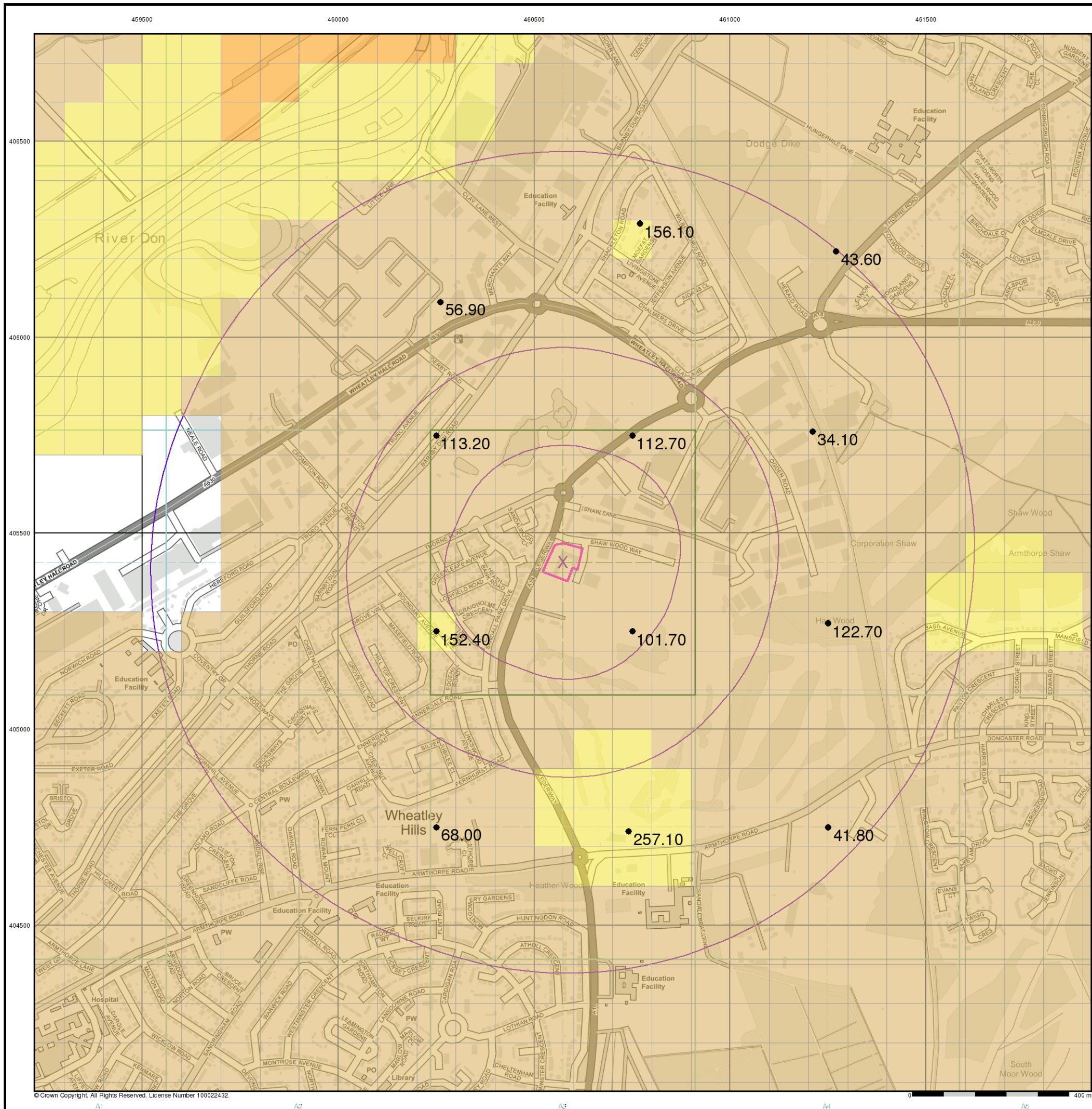


Order Details

Order Details: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



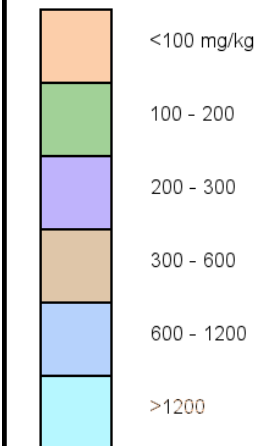
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General

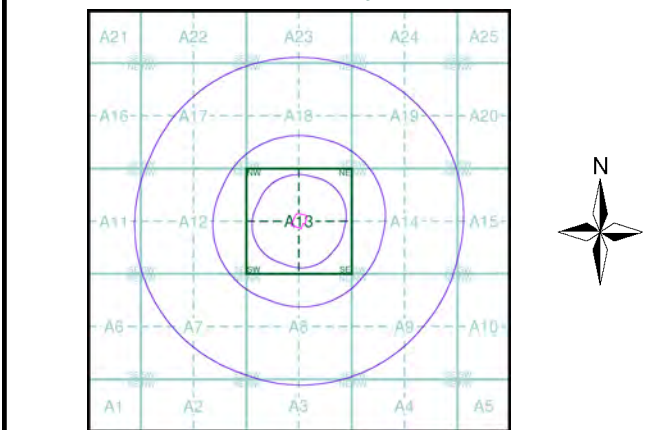
- Specified Site
- Specified Buffer(s)
- x Bearing Reference Point

Estimated Soil Chemistry Lead

Lead Concentrations mg/kg



Estimated Soil Chemistry Lead - Slice A

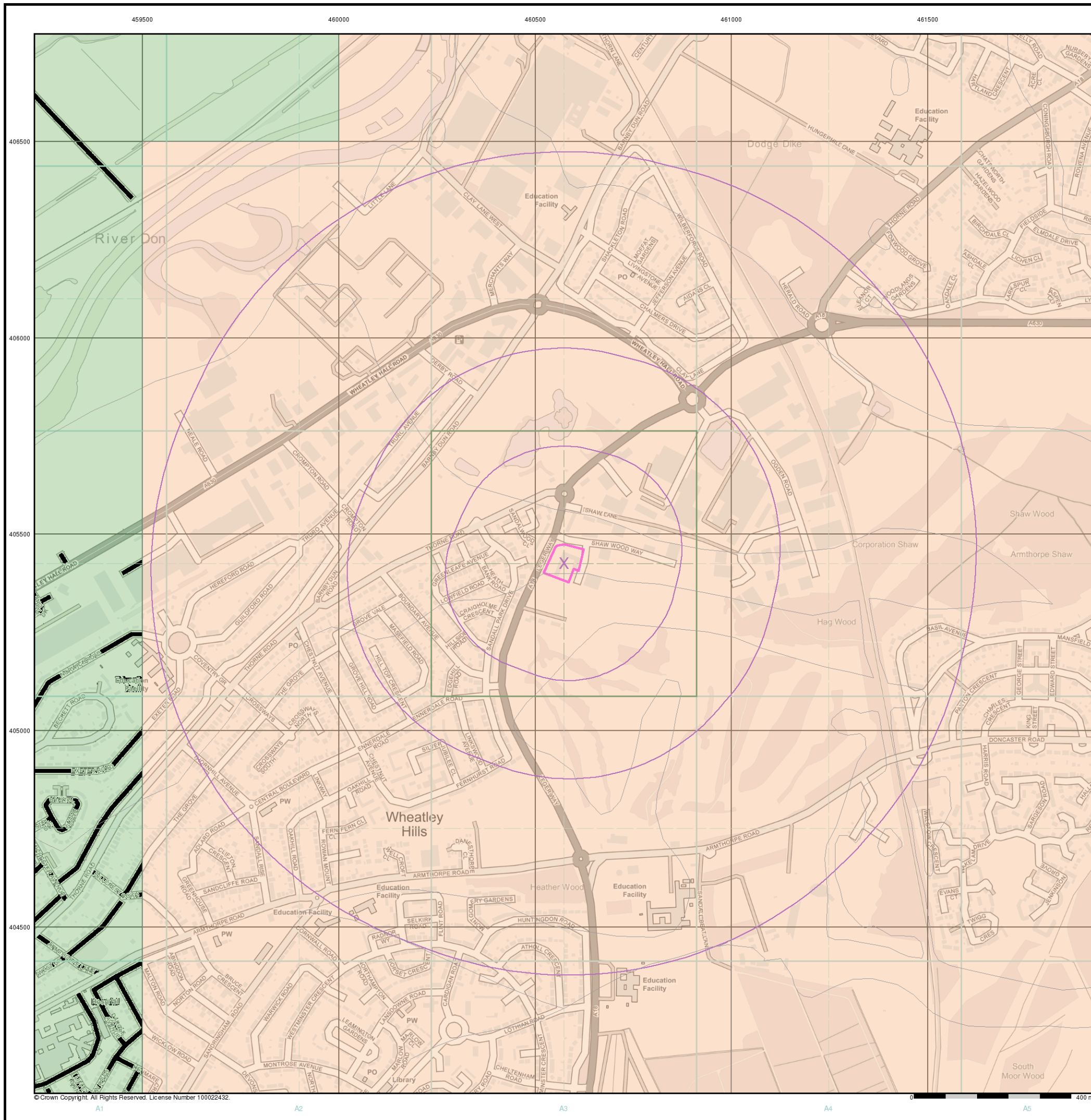


Order Details

Order Details: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



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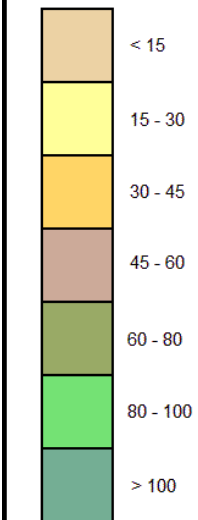
General

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

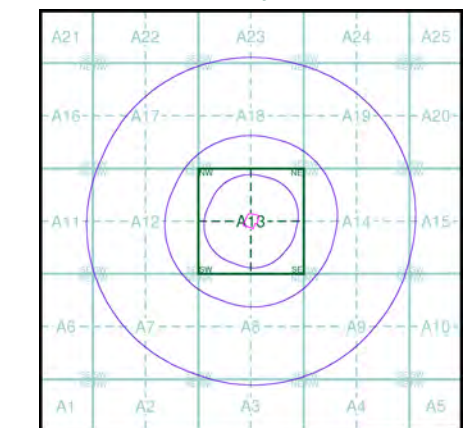
Urban Soil Chemistry Nickel

● BGS Urban Soil Chemistry Measured Concentration Values (mg/kg)

Nickel Concentrations mg/kg



Urban Soil Chemistry Nickel - Slice A

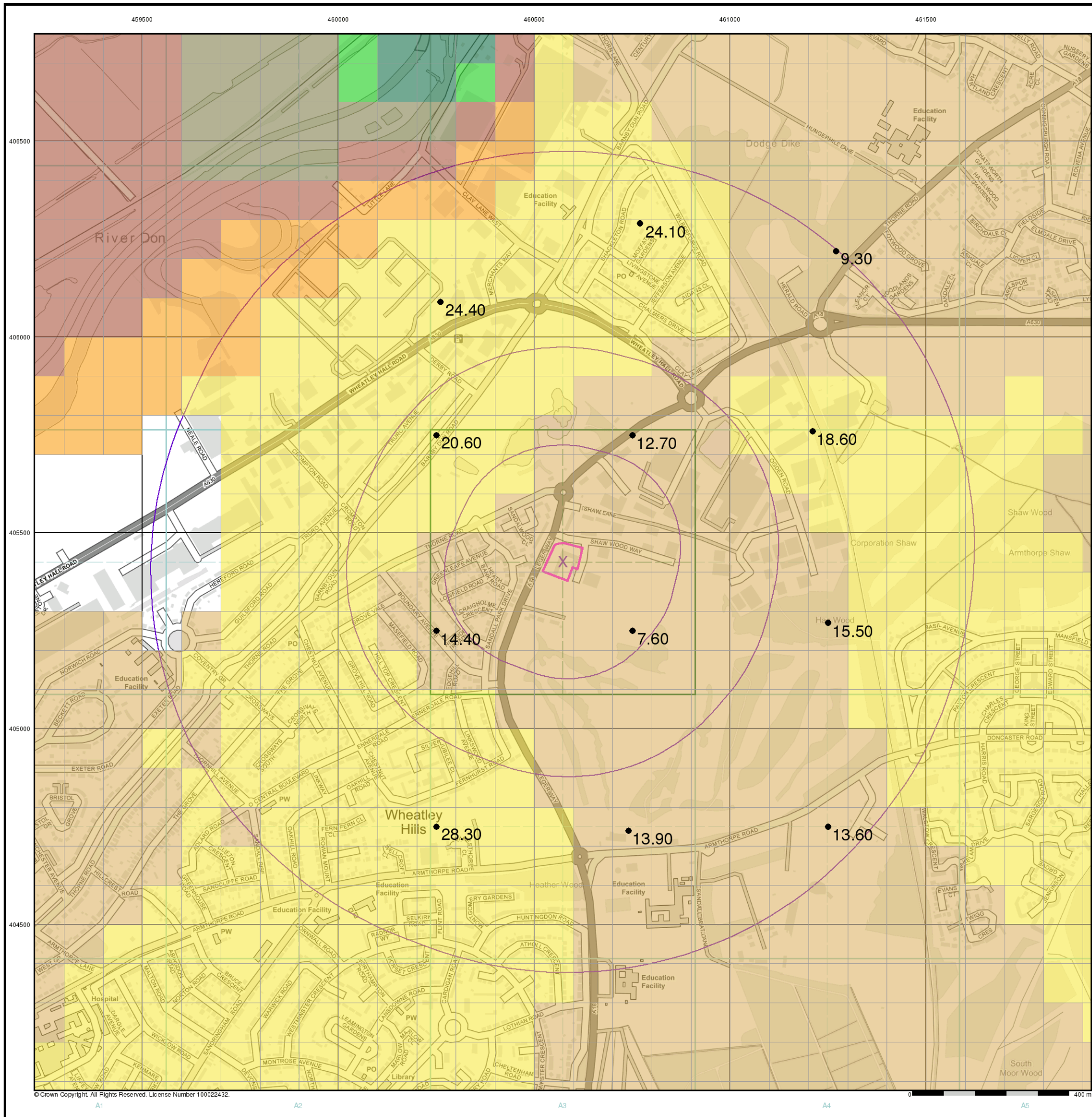


Order Details

Order Details: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



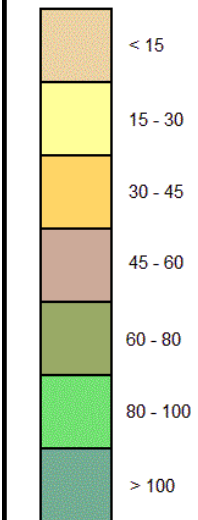
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General

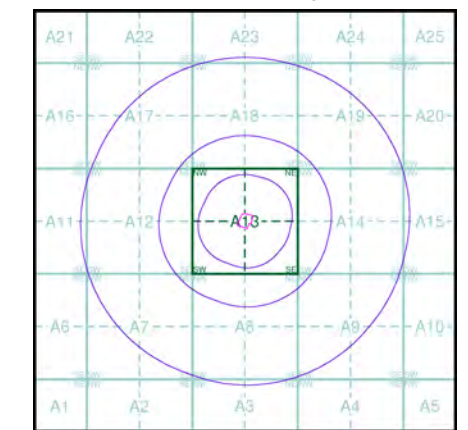
- ✱ Specified Site
- Specified Buffer(s)
- ✕ Bearing Reference Point

Estimated Soil Chemistry Nickel

Nickel Concentrations mg/kg



Estimated Soil Chemistry Nickel - Slice A

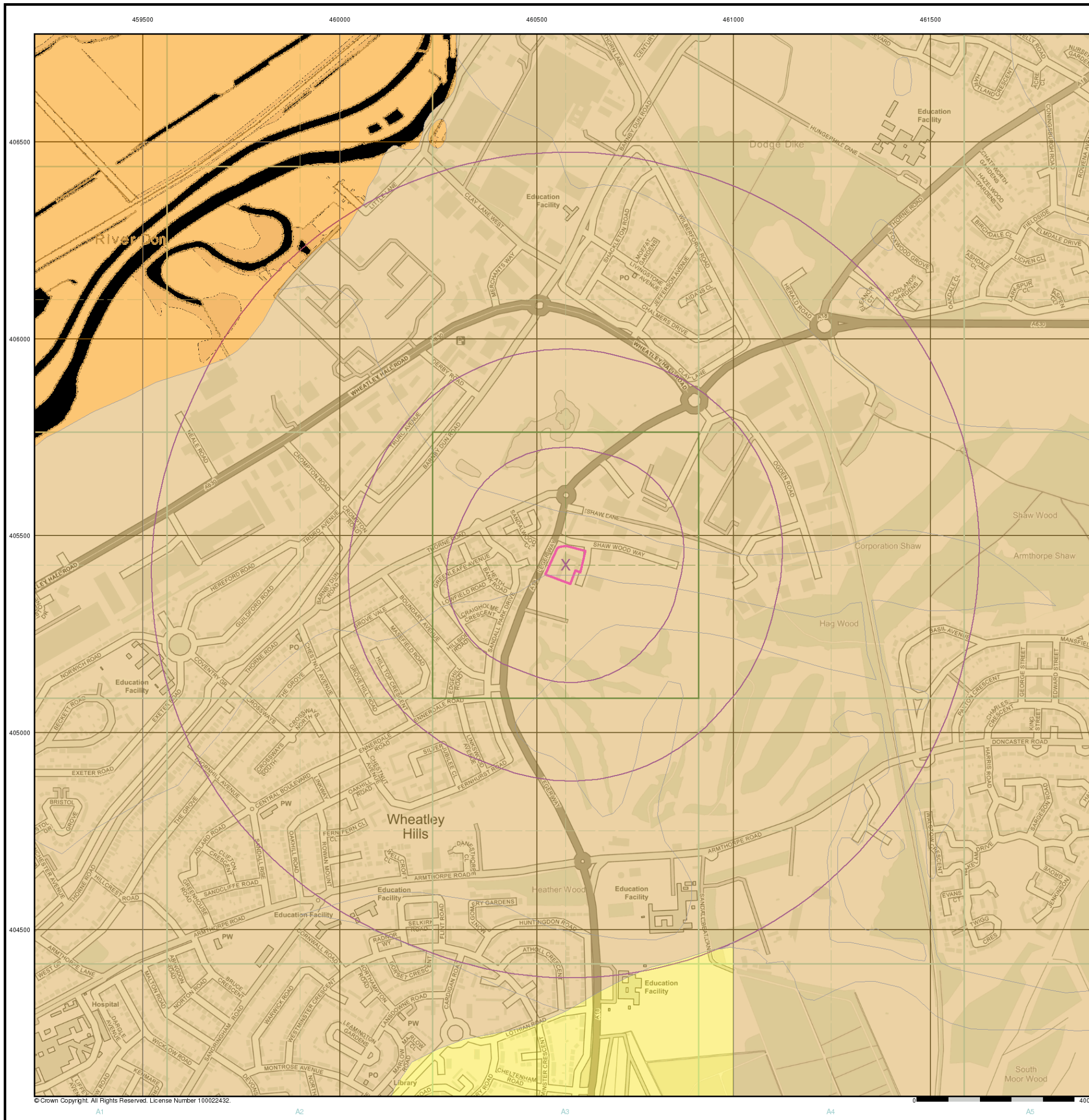


Order Details

Order Details: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search buffer (m): 1000

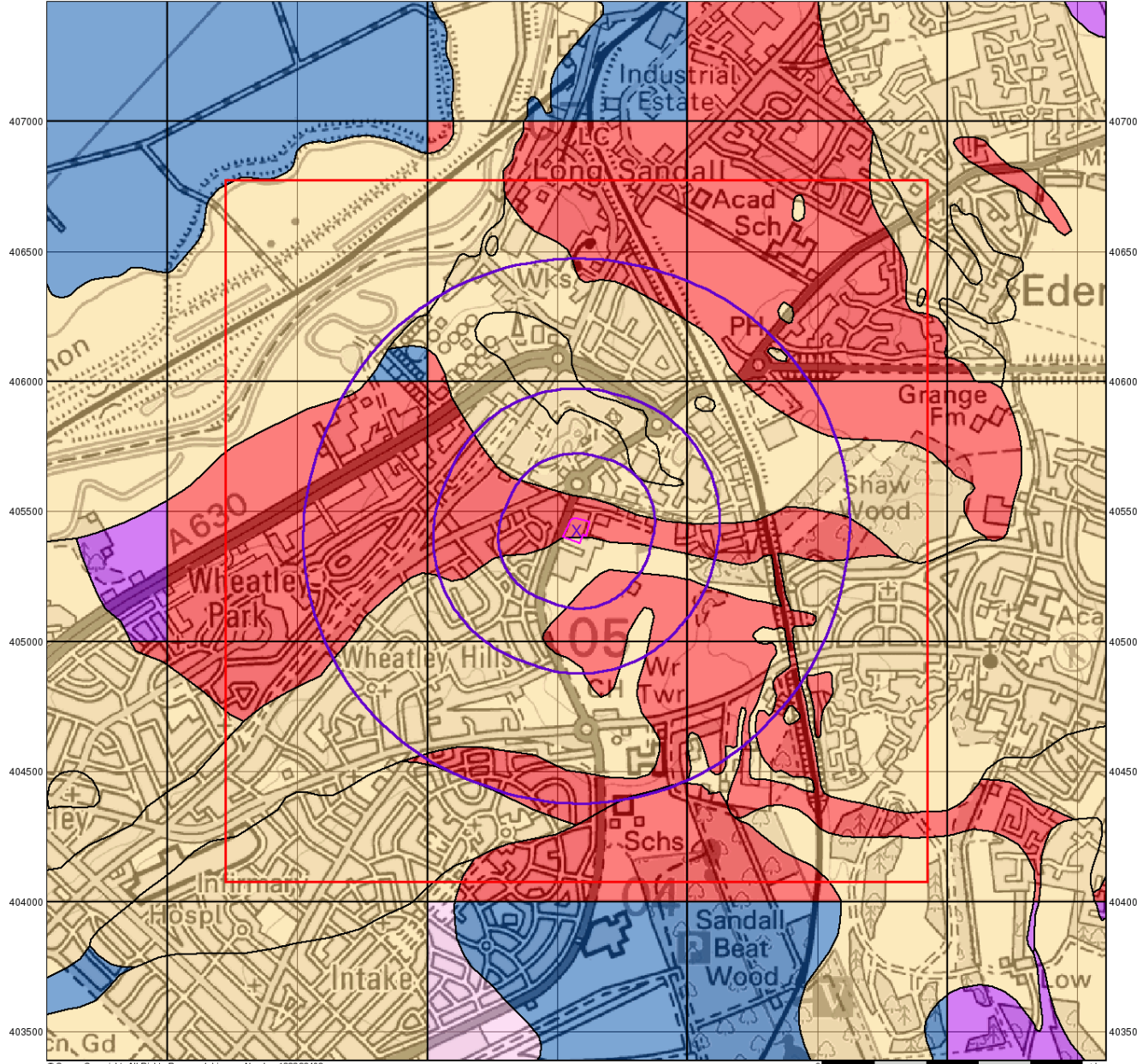
Site Details

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Groundwater Vulnerability

General

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

Agency and Hydrological

Bedrock Aquifers

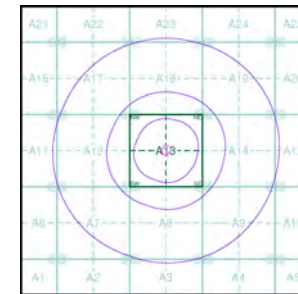
- High Vulnerability, Principal Aquifer
- High Vulnerability, Secondary Aquifer
- Medium Vulnerability, Principal Aquifer
- Medium Vulnerability, Secondary Aquifer
- Low Vulnerability, Principal Aquifer
- Low Vulnerability, Secondary Aquifer

Superficial Aquifers

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

- Unproductive Aquifer
- Soluble Rock

Site Sensitivity Context Map - Slice A



Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

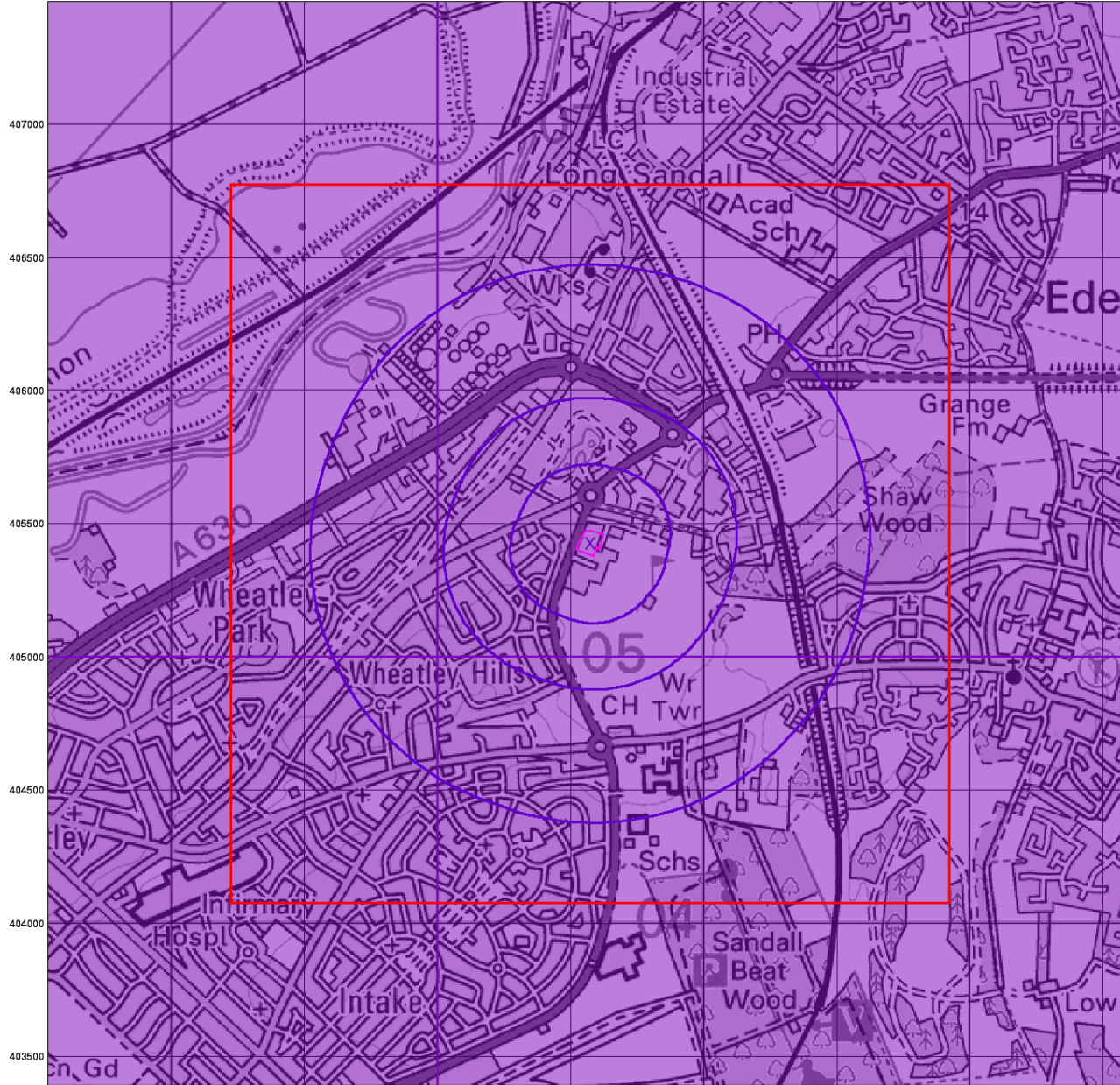
Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



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

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0 1 km



Bedrock Aquifer Designation

General

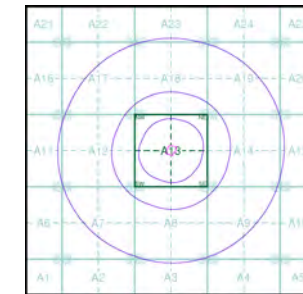
- ◆ Specified Site
- Specified Buffer(s)
- X Bearing Reference Point
- Slice
- B Map ID

Agency and Hydrological

Geological Classes

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

Site Sensitivity Context Map - Slice A



Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

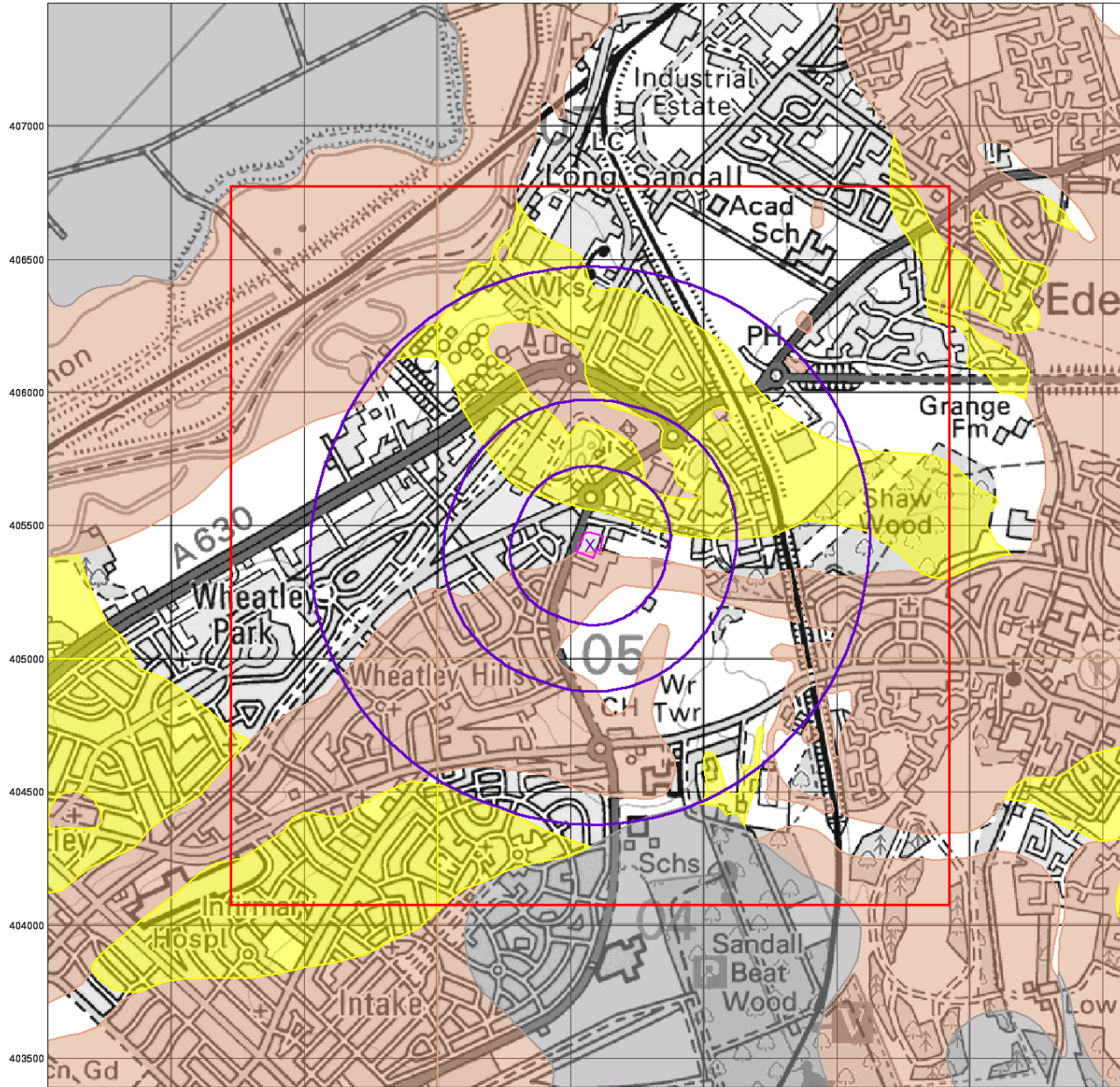
Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



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Superficial Aquifer Designation

General

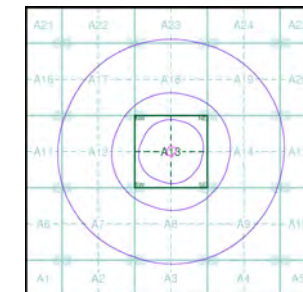
- ◆ Specified Site
- Specified Buffer(s)
- ✕ Bearing Reference Point
- Slice
- B Map ID

Agency and Hydrological

Geological Classes

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

Site Sensitivity Context Map - Slice A



Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

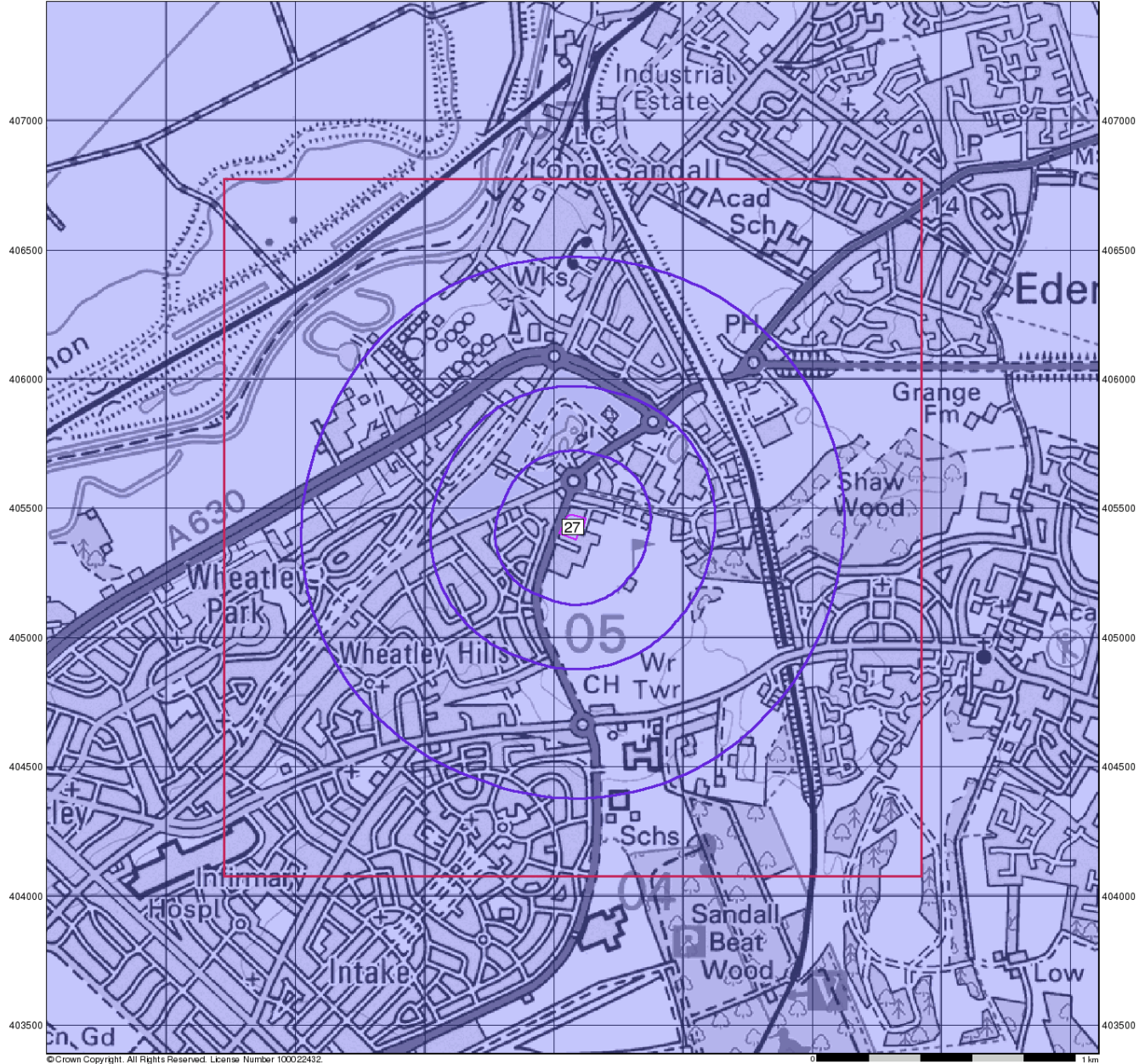
Site Details

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Source Protection Zones

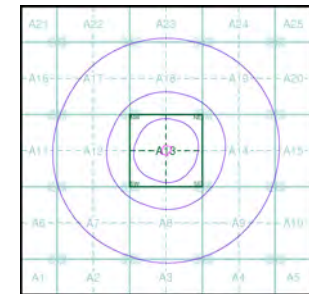
General

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

Agency and Hydrological

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

Site Sensitivity Context Map - Slice A



Order Details

Order Number: 280455924_1_1
Customer Ref: 21-1298.01
National Grid Reference: 460570, 405430
Slice: A
Site Area (Ha): 0.63
Search Buffer (m): 1000

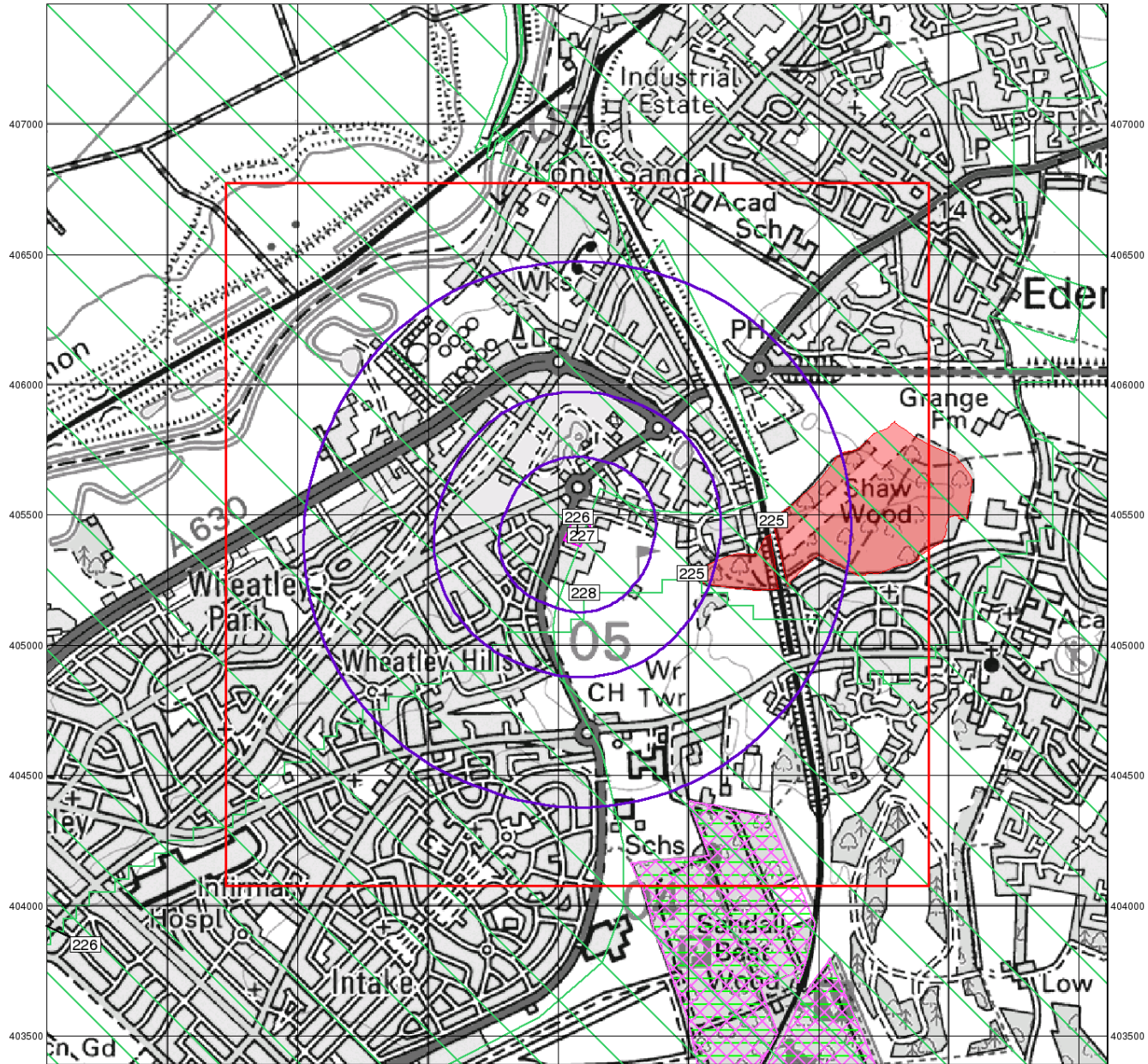
Site Details

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Web: www.envirocheck.co.uk

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Sensitive Land Uses

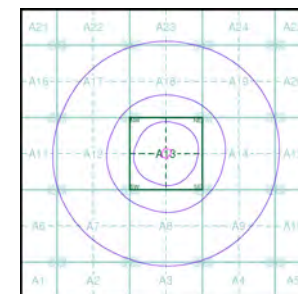
General

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

Sensitive Land Uses

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

Site Sensitivity Context Map - Slice A



Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

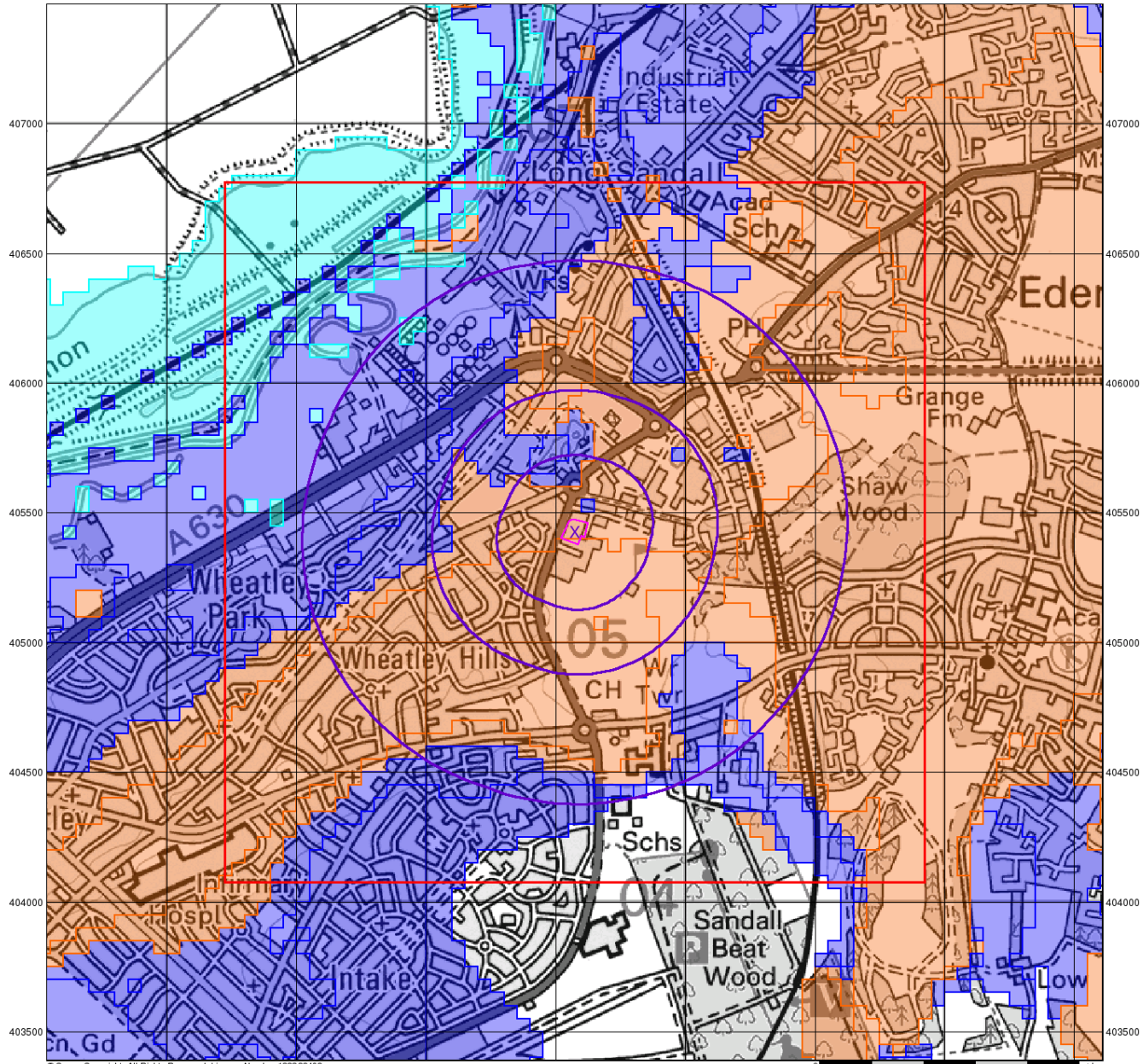
Site Details

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 Web: www.envirocheck.co.uk

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BGS Flood GFS Data

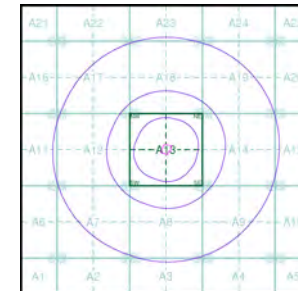
General

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

Agency and Hydrological (Flood)

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

Site Sensitivity Context Map - Slice A



Order Details

Order Number: 280455924_1_1
 Customer Ref: 21-1298.01
 National Grid Reference: 460570, 405430
 Slice: A
 Site Area (Ha): 0.63
 Search Buffer (m): 1000

Site Details

Shaw Wood Business Park, Doncaster, DN2 5TB



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

APPENDIX C

ILLUSTRATIVE PHOTOGRAPHS



Photograph 1



Photograph 2



Photograph 3



Photograph 4



Photograph 5



Photograph 6



Photograph 7



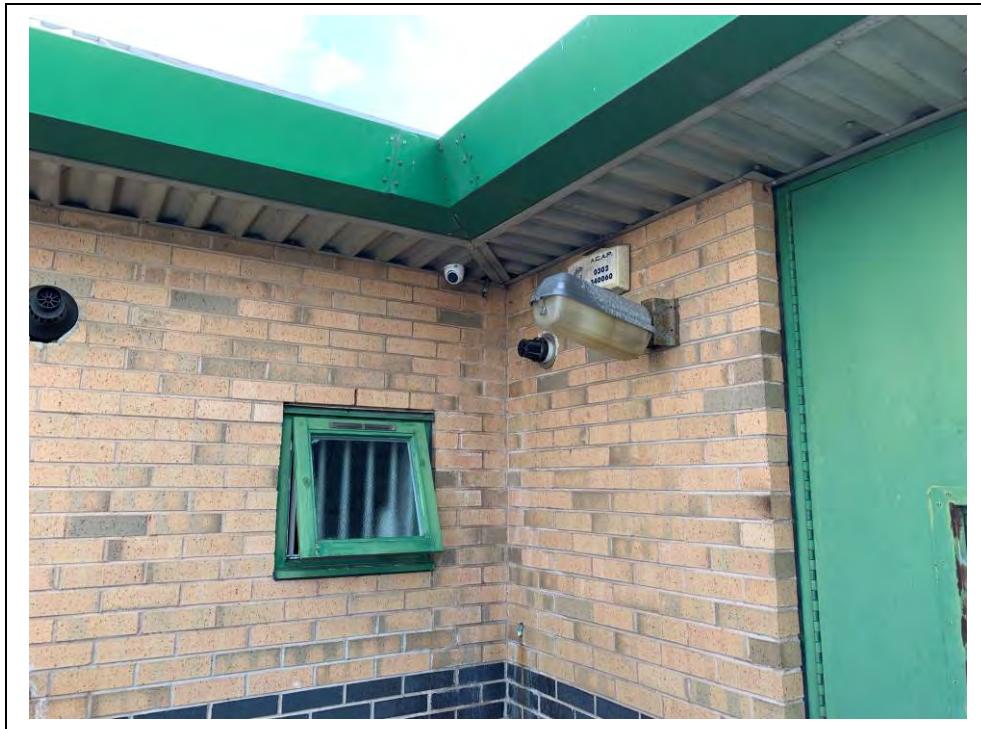
Photograph 8



Photograph 9



Photograph 10



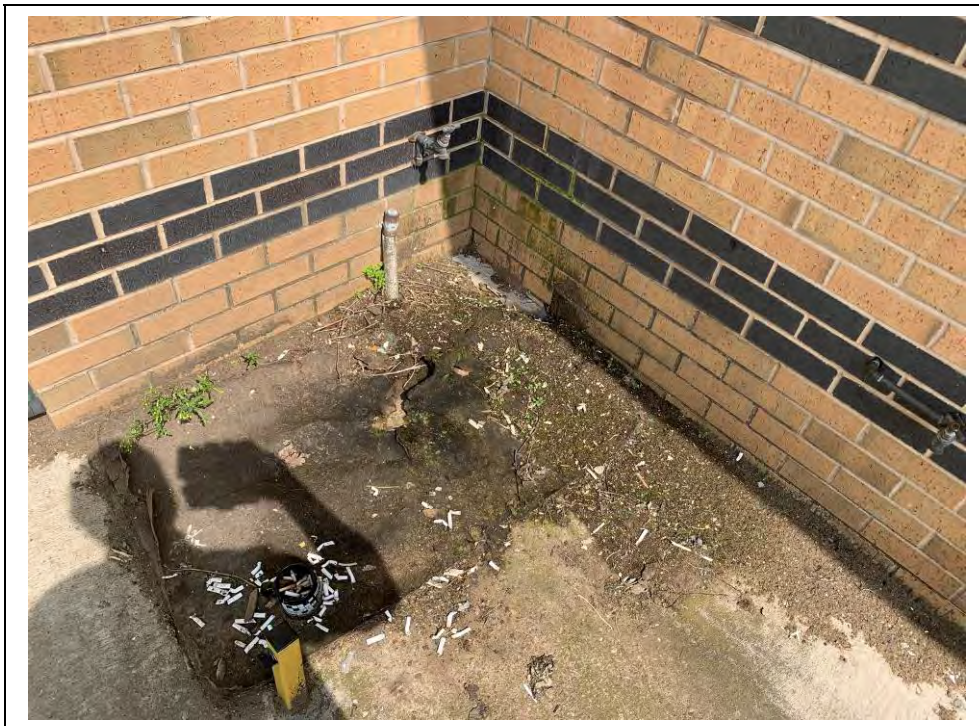
Photograph 11



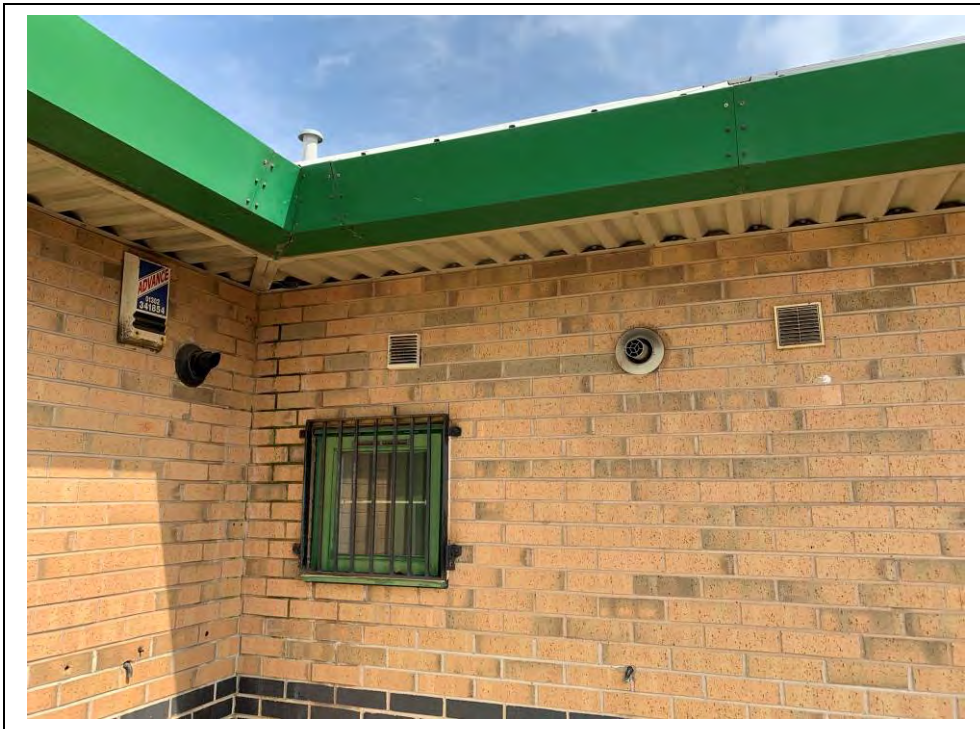
Photograph 12



Photograph 13



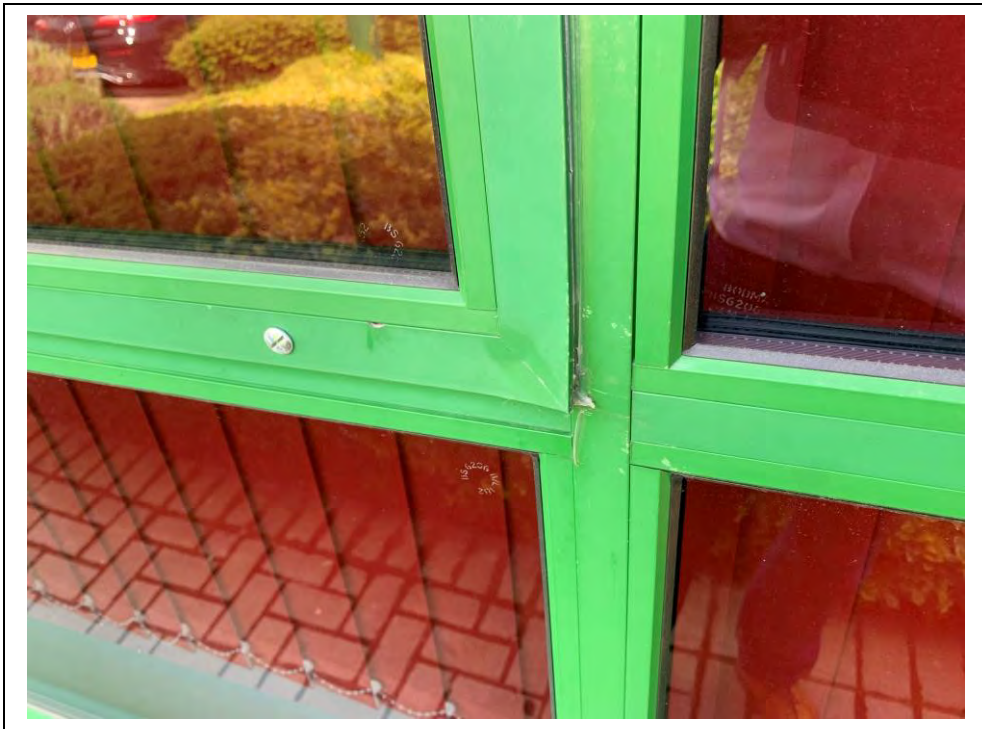
Photograph 14



Photograph 15



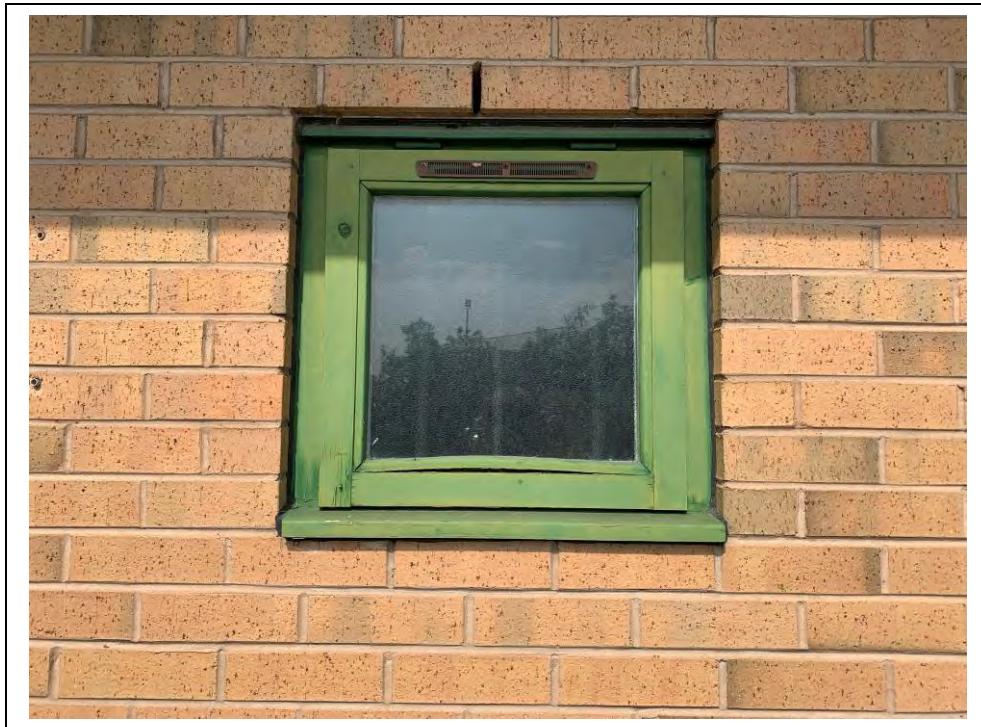
Photograph 16



Photograph 17



Photograph 18



Photograph 19



Photograph 20



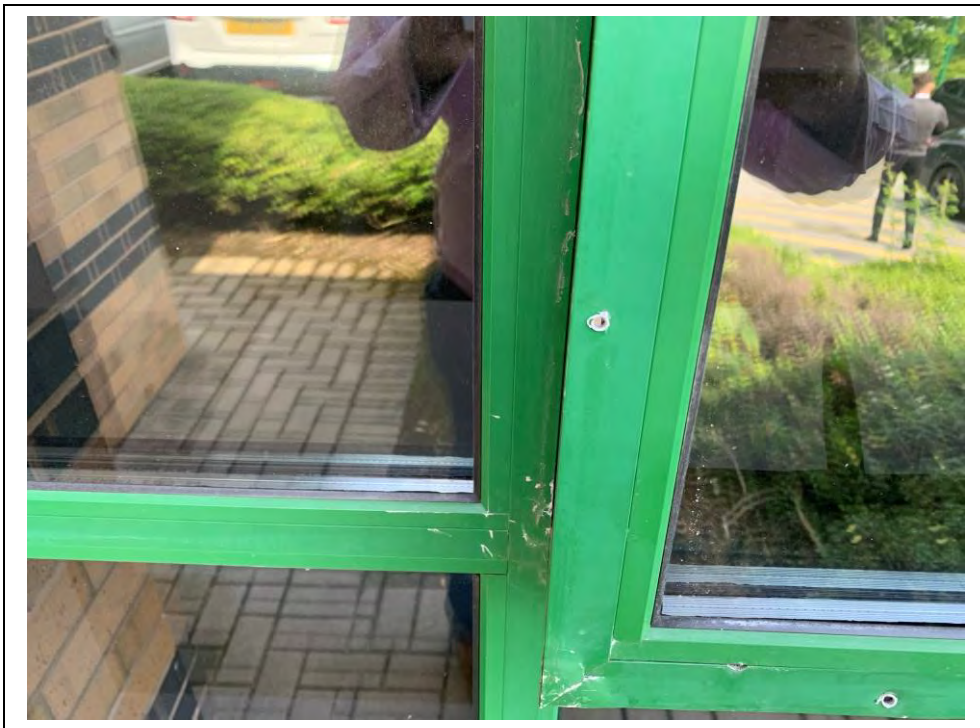
Photograph 21



Photograph 22



Photograph 23



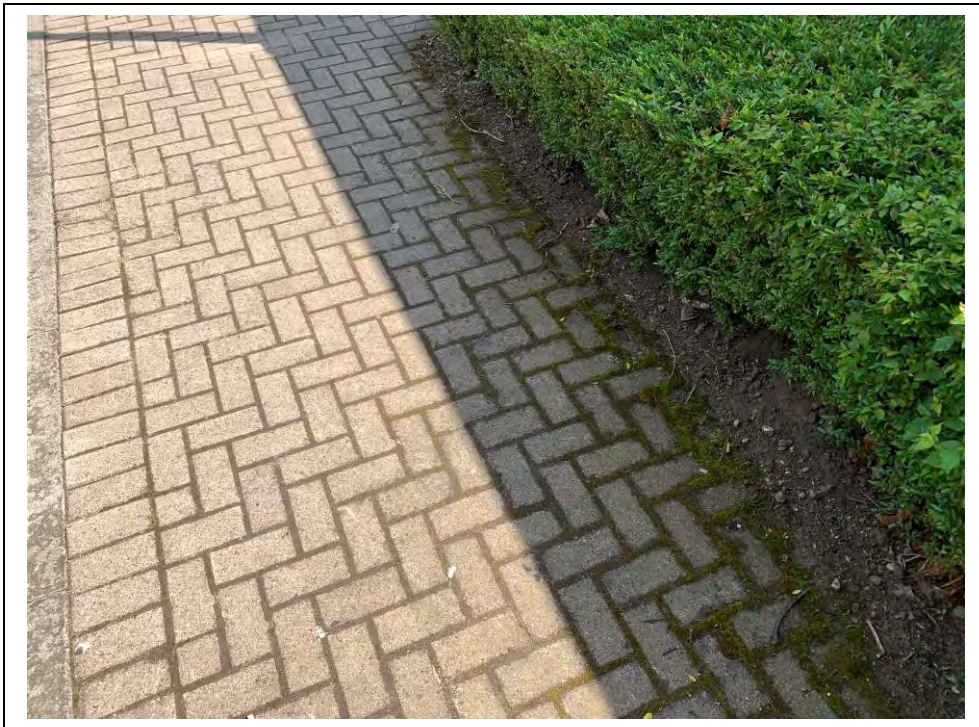
Photograph 24



Photograph 25



Photograph 26



Photograph 27



Photograph 28



Photograph 29



Photograph 30



Photograph 31



Photograph 32



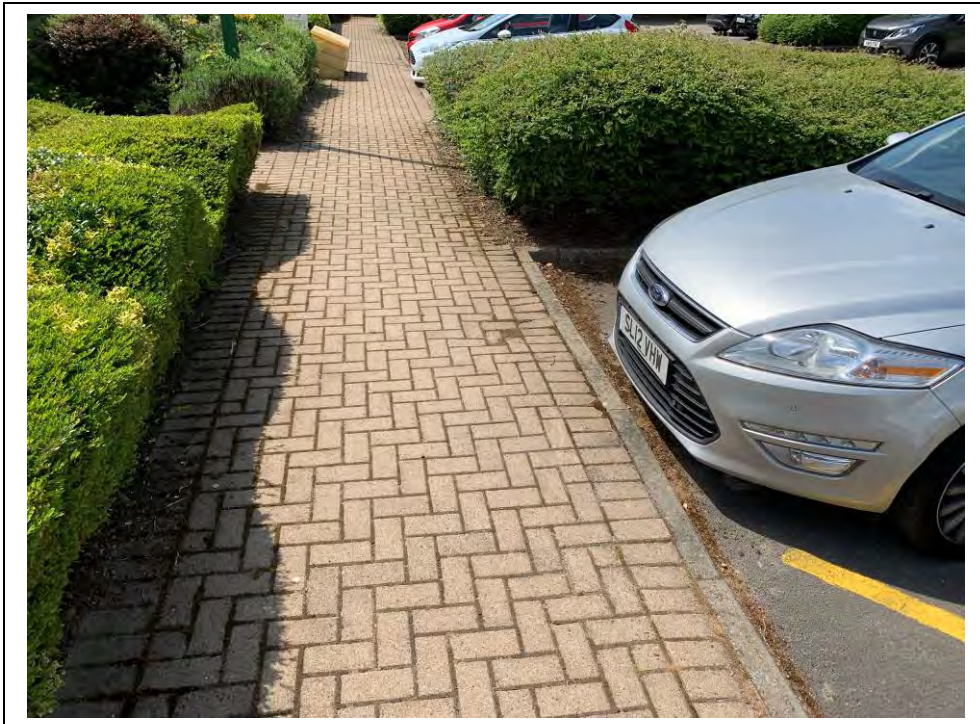
Photograph 33



Photograph 34



Photograph 35



Photograph 36



Photograph 37



Photograph 38



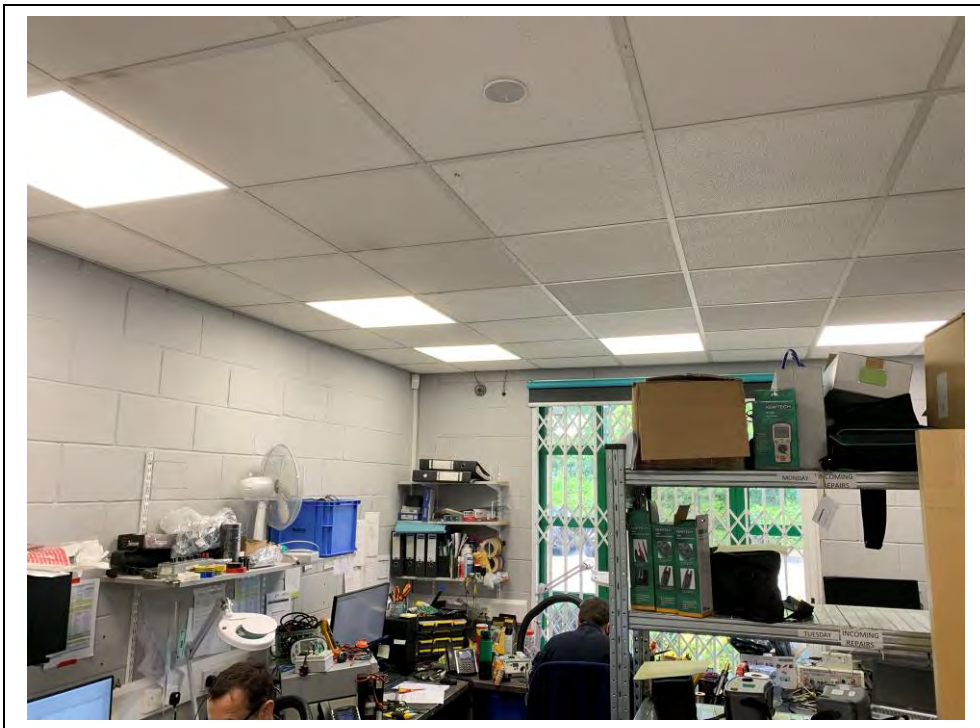
Photograph 39



Photograph 40



Photograph 41



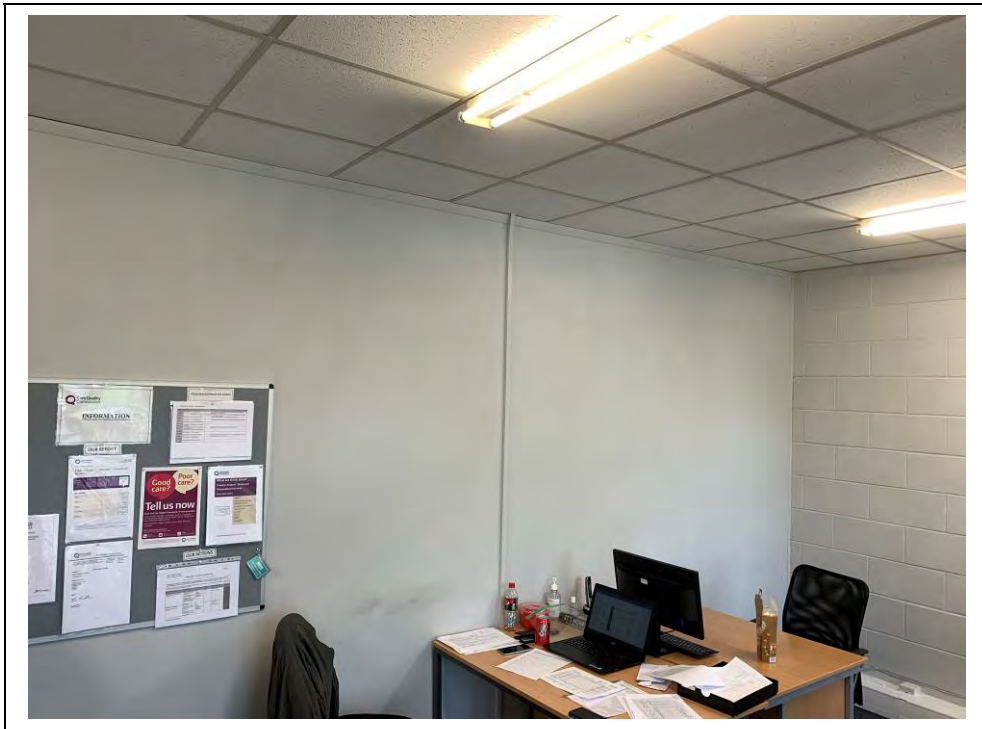
Photograph 42



Photograph 43



Photograph 44



Photograph 45



Photograph 46



Photograph 47



Photograph 48



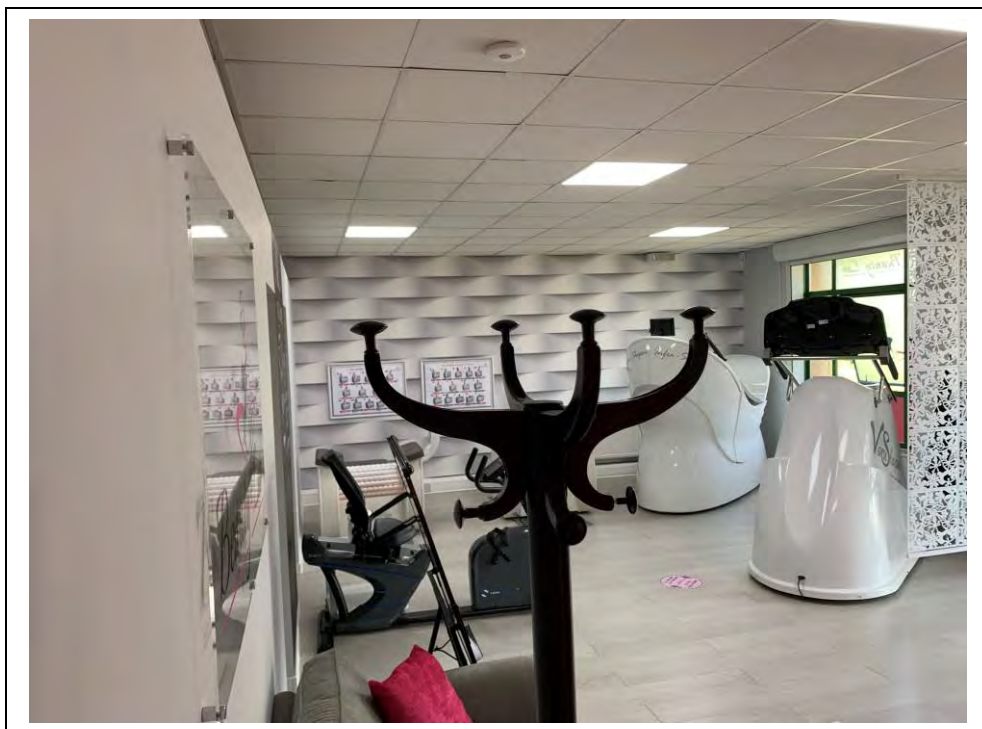
Photograph 49



Photograph 50



Photograph 51



Photograph 52



Photograph 53



Photograph 54



Photograph 55



Photograph 56



Photograph 57

APPENDIX D

BUDGET COSTS

APPENDIX D - BUDGET COSTINGS FOR REPAIR

PROPERTY: Shaw Wood Business Park

Item Number	Work Description	Immediate Works	Short Term Within Years 2-5	Medium/Long Term Within Years 6-10	Purchaser's Cost	Tenant's Cost	Total Cost
Report Reference		(£)	(£)	(£)	(£)	(£)	(£)
4.2	Roofs and Rainwater Goods						
4.2.1	Recoat roof			£ 75,000.00	£ 75,000.00		£ 75,000.00
4.2.2	Cut edge corrosion treatment			£ 6,750.00	£ 6,750.00		£ 6,750.00
4.2.3	Clear and reline gutters		£ 6,750.00		£ 6,750.00		£ 6,750.00
4.2.4	Renew powder coating finishes to the gutters and downpipes			£ 10,800.00	£ 10,800.00		£ 10,800.00
4.2.6	Replaced damaged downpipe brackets		£ 300.00		£ 300.00		£ 300.00
4.2.7	Clean soffits		£ 2,700.00		£ 2,700.00		£ 2,700.00
4.3	Perimeter Walls						
4.3.1	Stop leaks and clean down stained brickwork	£ 1,500.00			£ 1,500.00		£ 1,500.00
4.3.2	Remove redundant fixings and fill holes	£ 2,500.00			£ 2,500.00		£ 2,500.00
4.3.3	Make good previously repaired areas	£ 200.00			£ 200.00		£ 200.00
4.4	Doors and Windows						
4.4.3	Overhaul and redecorate rear goods doors and replace ironmongery		£ 3,300.00		£ 3,300.00		£ 3,300.00
4.4.4	Prepare and redecorate timber widow frames to the rear elevations		£ 660.00		£ 660.00		£ 660.00
4.7	Site Boundaries and External Areas						
4.7.1	Renew white lining to the front of the premises		£ 4,900.00		£ 4,900.00		£ 4,900.00
4.7.3	Clean down block paving		£ 1,700.00		£ 1,700.00		£ 1,700.00
4.7.4	Relevel areas of block paving		£ 1,200.00		£ 1,200.00		£ 1,200.00
4.7.5	Repair to rear tarmacadam surfaces		£ 5,000.00		£ 5,000.00		£ 5,000.00
4.7.6	Replace and relevel concrete drainage covers		£ 1,500.00		£ 1,500.00		£ 1,500.00
4.7.7	Renew white lining to the rear courtyard		£ 2,500.00		£ 2,500.00		£ 2,500.00
4.7.8	Clear debris from site	£ 350.00			£ 350.00		£ 350.00
5.0	Mechanical and Electrical Services						
7.0	Statutory Matters						
7.2	Tenants to provide statutory testing records	£ 8,250.00				£ 8,250.00	£ 8,250.00
	Total Sum (Ex.VAT), say	£ 12,800.00	£ 30,510.00	£ 92,550.00	£ 127,610.00	£ 8,250.00	£ 135,860.00

Note: The budget costs stated are subject to the limitations set out over leaf.

The budget figures are based on estimated prices prevailing as at the date of this report.

- It is taken that the works will be undertaken as a single contract. If undertaken on a piecemeal basis, the costs are likely to be higher.
- No allowance has been made for the following:
 - i. Future inflation of building materials and labour prices.
 - ii. Statutory fees including Planning and Building Regulations applications that may be necessary.
 - iii. Building insurance.
 - iv. Interest on expenditure.
 - v. Any professional fees (eg. Legal, project management etc. except where and to the extent stated).
 - vi. Contingencies.
 - vii. Preliminary Costs
 - viii. It is assumed that the works will be undertaken during normal working hours.
- Guide prices have been derived from a visual inspection and are of an indicative nature only. They are not based on any detailed measurement or specification.
- Where costs relate to an item requiring further investigation, the costs provided relate to the cost of the investigation only and not, unless specifically stated and allowed for otherwise, for works that may be recommended following investigation.

APPENDIX E
TERMS AND CONDITIONS

Terms of Engagement for Building Consultancy Services

1 INTERPRETATION

i) In these Terms:

"Agreement" means the agreement between the Client and LSH for carrying out the Service incorporating the Terms and the Engagement Letter.

"Client" means the person to whom LSH is to provide services in accordance with the Terms and includes the person to whom the Engagement Letter is addressed.

"Director" means any person whose title includes the word 'director' whether or not a statutory director.

"Engagement Letter" means the letter or proposal document sent out by LSH to the Client setting out the basis on which it will carry out the Service.

"Expert Witness Terms" means the terms and conditions which, in addition to the Terms of Engagement letter, govern the provision of the Expert Witness Services (as defined within the Expert Witness Terms of Engagement).

"Force Majeure" means any circumstances beyond the reasonable control of LSH including without limitation, war or threat of war, actual or threatened terrorist activity, any form of industrial action, disaster, adverse weather, act of God or act of governmental or other regulatory bodies.

"LSH" means Lambert Smith Hampton Group Limited whose registered office is at United Kingdom House, 180 Oxford Street, London W1D 1NN and any company which is the same group of companies as that company.

"Property" means the property identified in the Engagement Letter and any agreed variation to the Engagement Letter, (and includes any property being or to be constructed altered, repaired or modified as part of the Service).

"RICS" means the Royal Institution of Chartered Surveyors.

"Scope of Service" means the schedule setting out the scope of service appended to or otherwise referred to in the Engagement Letter.

"Service" means the service to be performed or procured by LSH under the Agreement including, where applicable, any Expert Witness Services (as defined in the Expert Witness Terms).

"Terms" means the terms and conditions set out in this document and includes the Expert Witness Terms and any other terms and conditions set out in the Engagement Letter or any other letter or document from LSH accompanying, supplementing or varying the Terms.

ii) In these Terms:

- (a) A reference to "writing" includes electronic mail
- (b) A reference to any provision of a statute or regulation shall be construed as a reference to that provision as it is in force at the relevant time taking account of any amendment, re-enactment, extension or repeal.
- (c) Except where the context otherwise requires, words denoting the singular include the plural and vice versa, words denoting any gender include all genders and any reference to a "person" includes an individual, firm, corporation and/or other legal entity.
- (d) References to a numbered Condition are to that condition in these Terms.
- (e) The headings are for convenience only and shall not affect the interpretation of these Terms.

2 GENERAL

- i) The Agreement shall be made when the Client receives a copy of the Terms or gives instructions to LSH, whichever shall be the later, and shall be subject to the Terms, which shall also apply to all or any part of the Service carried out prior to such date.
- ii) LSH shall perform all Services on the basis of the Terms only, which shall apply to the exclusion of any other terms and conditions which the Client may seek to impose.
- iii) No variation of the Terms or the Engagement Letter shall be binding unless previously agreed in writing by a Director of LSH and in entering into the Agreement the Client acknowledges that it has not relied on any statement, promise or representation which has not been confirmed in writing by a 'Director' of LSH.
- iv) In the event of any ambiguity or conflict between any of the documents comprising the Agreement, the Engagement Letter shall take precedence over any of the other Terms.

- v) Nothing in the Agreement shall confer or purport to confer on any third party any benefit or right to enforce any terms of the Agreement. No term of the Agreement shall be enforceable under the Contracts (Rights of Third Parties) Act 1999 by a person who is not a party to the Agreement, although this shall not affect any right or remedy of any third party which exists or is available other than under such Act.
- vi) LSH's duties under the Agreement shall be limited to those set out in the Terms.
- vii) LSH shall be entitled to accept and act on any instruction given to LSH by any person who is an employee of, or agent, advisor or subcontractor to, the Client.
- viii) If any provision of the Terms shall become or be declared illegal, invalid or unenforceable for any reason such provision shall be divisible and shall be deemed to be deleted, from the Terms.
- ix) Nothing in this Condition 2 shall exclude or limit LSH's liability for fraud or fraudulent misrepresentation.
- x) The Client shall provide its authority, instructions or information required to LSH promptly.
- xi) It is a Condition of the Client's agreement with LSH that (save where LSH instructs independent experts, consultants or other third parties on the Client's behalf) the duties and responsibilities owed to the Client are solely and exclusively those of LSH and that no employee of LSH shall owe the Client any personal duty of care or be liable to the Client for any loss or damage howsoever arising as a consequence of the acts or omissions of such employee (including negligent acts or omissions) save and to the extent that such loss or damage is caused by the fraud, dishonesty, wilful misconduct or unauthorised conduct on the part of such employee.

3 SERVICE

LSH shall seek to provide a service such as would be expected of a national firm of consultant surveyors in a proper professional manner and shall perform the Service with all reasonable care and skill.

The Service shall, however, be provided on the basis that:

- i) LSH reserves the right to carry out instructions in accordance with such procedures, principles or methodologies as LSH deems to be appropriate. Where appropriate, LSH shall comply with the relevant Practice Statements and Guidance Notes published by the RICS.
- ii) LSH should carry out a visual inspection of all accessible internal and external parts of the Property available at the time of the inspection only and LSH shall not be obliged and shall unless otherwise agreed not carry out any inspection of parts of the Property that require opening up or invasive investigations or of concealed or inaccessible areas and LSH shall not be under any duty to identify or deal with any concealed defects or generally any closed up areas or spaces and LSH shall not be obliged and will not unless otherwise agreed carry out any inspection of external parts of the Property above 2 metres high and, in any event, will only carry out external inspections to the extent that a fixed and safe form of appropriate access is available or if the Client instructs LSH and LSH agrees to hire specialist access equipment at the Client's expense.
- iii) The Client shall indemnify LSH in the event that LSH are required or if it is reasonably necessary to carry out any form of opening up or invasive investigation to the Property or in the event that LSH agree to hire or procure specialist access equipment and such indemnity is in respect of all actions, claims, demands, expenses and proceedings arising out of or in connection with or incidental to the carrying out of such inspections with or without specialist access equipment in respect of the Client's Property or any third party or third party's property other than those arising by virtue of the negligent or wilful default of LSH or its employees or agents and the Client shall specifically indemnify LSH against the cost of any remedial or reinstatement works required following the carrying out of such investigations.
- iv) No building materials including the fabric of the Property or any constituent parts or services shall be tested or analysed unless specifically requested and agreed by LSH.
- v) LSH shall not be under any obligation to inspect any service media, conduits, drains or shafts including lift shafts, service ducts, suspended ceilings or floors and any advice or comments made by LSH about any such areas must not be relied on by the Client without specialist survey.
- vi) The Services shall be limited to matters upon which it is suitable and usual for a chartered building surveyor to advise and unless the Client specifically instructs and LSH accepts such instruction in writing, LSH will not undertake any detailed engineering, service installations, plant and machinery or structural inspections or reports regarding the Property.
- vii) LSH shall not be obliged and will not unless otherwise agreed carry out any assessment or advice in respect of environmental or contamination issues relating to the Property and in all cases a specialist shall be instructed to this purpose.

- viii) LSH shall not be obliged to provide estimates for any likely cost of works or quantities or other such specialist advice unless the Client instructs LSH and LSH agree in writing to perform such services and LSH shall not be obliged and will not unless otherwise agreed carry out any service including the certification or approval of works or stages of works or payments to contractors or due under any form of contract or otherwise unless the Client instructs LSH to do so and LSH agrees in writing to perform such services.
- ix) LSH will not provide advice regarding IT management infrastructure or services including computers, data chip information sensitivity, compliance issues, software or hardware in connection with climate control or other facility management systems.
- x) Estimates of times for performance of all or any part of the Service have been made upon the basis of information available to LSH at the time and are approximate only so that LSH shall not be bound by any such estimate.
- xi) LSH may, if it considers it appropriate, secure performance of any or all Services by instructing one or more other persons (whether as sub-contractor or in any other capacity) upon such terms as LSH considers appropriate. In circumstances where LSH secures the performance of another person, no additional fee shall be payable by the Client in the absence of prior agreement to such additional fee but the Client shall be liable to pay all fees and other sums payable to LSH as if all Services had been performed by LSH.
- xii) The Client shall provide LSH (or ensure that LSH is provided) with details of any other consultants or contractors appointed or to be appointed by the client relevant to the Service and shall provide LSH with details and shall facilitate access to the Property and the Clients shall be liable to pay LSH for any abortive time incurred in travelling, waiting or otherwise in connection with access and inspection arrangements.

4 THE PROPERTY

i) Information

The Client warrants, represents and undertakes to LSH that (save as specifically notified to LSH by the Client in writing):

- (a) LSH shall be entitled to rely upon information and documents provided by or on behalf of the Client including those relating to matters such as Health & Safety, the Asbestos Register, Energy Performance and details of tenure, tenancies, use, contamination, building costs, costs of development, town planning consents and building regulation consents and the like as being, to the best of the Client's knowledge, information and belief, accurate and not misleading (either on their face or by inference or omission) and the Client shall advise LSH and shall instruct any advisor to inform LSH in the event that the Client and/or any advisor receives notice or becomes in any other way aware that any information given to LSH is or may be misleading or inaccurate.
- (b) It shall provide legible true copies of any relevant documents reasonably required by LSH including all/any court orders and directions where LSH are appointed as expert witness.
- (c) It shall make arrangements for the inspection of or attendance at the Property by LSH on reasonable notice in order to carry out the Service.
- (d) there are no facts known to the Client which ought to be brought to the attention of LSH to enable it to ensure that access to or inspection of the Property by any person is safe and without risks to health.

ii) Assumptions

Except where disclosed to LSH in writing, LSH shall be entitled to assume the following as appropriate:

- (a) LSH shall not take account of any item in the nature of the tenant's fixtures and fittings, improvements, plant equipment, and machinery and LSH may (without any obligation to do so) make any reasonable assumptions to identify if any fixtures and fittings are part of the Property and which would pass, with the Property, on reversion, back to the landlord and that all such tenant's improvements or fixtures and fittings have all necessary consents and are not subject to any onerous conditions.
- (b) The Property has the benefit of full planning consent or established use rights and building regulations and other statutory, regulatory or contractual approvals.
- (c) The Property complies with all relevant statutory requirements including all relevant fire safety legislation and that a fire certificate if required will be issued if it has not already been issued.
- (d) The Property is not contaminated or potentially contaminated. Unless specifically instructed, LSH shall not undertake any investigation into the past or present uses of either the Property or any adjoining or nearby land, to establish whether there is any potential for contamination from

these uses and shall assume that none exists.

iii) Other matters

Unless otherwise agreed by LSH in writing:

- (a) LSH shall not be responsible for making any local search or other enquiries of local or any other authorities, including town planning enquiries or investigation of title regarding the Property, which shall be the Client's sole responsibility, and LSH may rely on any such information provided by the Client or the Client's advisors without further enquiry. If LSH shall make oral or other enquiries regarding the Property to third parties, the results of such enquiries shall not be relied on by the Client.
- (b) Subject to agreement of the terms of any subsequent instruction, LSH shall not be responsible for making any structural or site survey or audit of the Property such as may be required under the Equality Act 2010 or the Control of Asbestos Regulations 2012 or with respect to any other statutory regulations or recommendations or for testing any services to or on the Property, including the availability of broadband or other communications or information technology infrastructures.
- (c) Any advice, approval or representation made by LSH or any person on behalf of LSH regarding the legal meaning or effect of any lease or contract shall not be relied on by the Client and such advice shall be limited to matters upon which it is suitable for a Chartered Surveyor to advise and shall not constitute advice regarding legal interpretation or drafting issues. Unless otherwise agreed in writing between the Client and LSH, LSH shall not be obliged to advise upon the interpretation or drafting of any draft agreements, leases or other legal or technical documents.
- (d) Unless the Client shall specifically commission a formal management arrangement with relevant obligations and LSH accept such instruction on terms to be agreed, the Client shall remain responsible for the insurance of the Property and for notifying its insurers should the Property become vacant. LSH shall not be responsible for the management, security or deterioration of the Property or, except in respect of death or personal injury caused by the negligence of LSH or its employees or agents, for any other like matter or loss however caused. If the keys for the Property are held by LSH then the Client shall be deemed to have given authority to LSH to supply keys to any persons who wish to inspect the Property or carry out works or inspections at the Property and LSH shall accept no responsibility for the action of such persons. The Client shall effect and maintain full insurance cover against any claim that may be made by LSH or any representative or employee of LSH or by any third party in respect of any loss, damage or injury however caused arising directly or indirectly under or in respect of the Agreement.
- (e) LSH shall not be responsible for advising in respect of, or effecting the service of, any notice or schedule required to be given under statute or under the provisions of any contract or lease or otherwise and shall not be liable for advice, interpretation or compliance with any time periods or other provisions under statute, regulation (including the Civil Procedure Rules for the time being) or provided for in any contract or lease including any notice of appeal or for making payments or carrying out any other actions in accordance with such time periods or provisions including, unless agreed in writing by LSH otherwise, any form of certification or approval of works.
- (f) Whilst LSH shall endeavour to treat all information which is relevant to the Client's instruction as confidential, LSH may at its sole discretion provide any information to other professionals or third parties associated with this instruction and, in any event, LSH may be required to provide such information to a court, tribunal or the other party in any proceedings.
- (g) LSH shall not be under any duty to carry out conflict checks in relation to any third party (such as related companies) other than the Client or any other relevant party notified in writing by the Client to LSH.

5 TERMS OF PAYMENT

- i) Unless otherwise stated in the Engagement Letter the Client shall be liable to pay LSH its remuneration or a due proportion of its remuneration at intervals to be determined by LSH or in the absence of such determination on completion of the Service at LSH's discretion. Payments are due on issue of the invoice and the final dates for payment by the Client shall be the date of issue of the invoice.
- ii) LSH shall provide such information as is reasonably required in support of each invoice.
- iii) No later than 5 days after the amount stated in the invoice becomes due, the Client shall notify LSH of the sum that the Client considered was due on the payment due date and the basis on which that sum is calculated.
- iv) The Client shall pay LSH the sum referred to in clause 5iii) (or if the Client has not given a notice under clause 5iii) the sum referred to in LSH's invoice) (the "Notified Sum") on or before the final date for

payment of each invoice unless the Client has given notice of intention to pay less in accordance with clause 5iii).

- v) Not less than 5 days before the final date for payment the Client may give LSH notice that the Client intends to pay less than the Notified Sum (a "pay-less notice"). Any pay-less notice shall specify:
 - (a) the sum that the Client considers to be due on the date the notice is served; and
 - (b) the basis on which the sum is calculated.
- vi) LSH shall be entitled to submit accounts for expenses at the time when incurred or ordered by LSH and such accounts shall be payable by the Client whether or not the Client withdraws its instructions. Accounts for expenses are due for settlement on presentation. Alternatively LSH may arrange for the suppliers to invoice the Client directly for services supplied.
- vii) VAT will be payable where applicable at the prevailing rate on all fees and expenses.
- viii) LSH reserves the right to charge the Client interest (both before and after any judgment) on any unpaid invoice at the rate of 3% per annum above the base lending rate of the Bank of Scotland calculated on a daily basis from the date of issue of its invoice up to and including the date of settlement in full.
- ix) If any sum due to LSH from the Client remains unpaid for more than 30 days after the date of issue of the invoice and no pay-less notice has been issued in respect of such sum LSH shall be entitled to suspend all further work for the Client until the outstanding sum is paid to LSH in full. In these circumstances LSH shall not be liable for any delays, losses or expenses resulting from such suspension.
- x) Where there are two or more clients in the case of a joint or multiple instruction by multiple parties invoices for an appropriate share of any fees or expenses as determined in LSH's sole discretion shall be issued to all or any client simultaneously or otherwise and each client shall be jointly and severally liable for the full amount of LSH's fees or expenses in the event that payment is not received from one or more clients.
- xi) Notwithstanding the provisions of this clause, unless otherwise stated in the Engagement Letter, all amounts due under this Agreement by the Client shall be made without set-off, deduction, withholding or counterclaim (other than any deduction or withholding of tax as required by law).

6 FEES AND EXPENSES

- i) Fees shall be charged at the rate set out in the Engagement Letter or as otherwise agreed in writing between LSH and the Client. In the event of a change in the Scope of Service or LSH being required to carry out additional Services, LSH reserves the right to charge an additional fee.
- ii) In addition to the fees referred to in Clause 6i) the Client shall be responsible for all fees and expenses incurred or ordered in respect of the Property which may include without limitation photography, mailing, administration, Anti-Money Laundering checks, travel, mileage, messenger delivery and copying of documents and plans. Expenses shall be passed on to the Client at gross cost unless otherwise stated in the Engagement Letter. LSH shall be entitled to retain any discounts or commissions which are available or paid to LSH in order to offset administrative expenses. A copy of LSH's rates where applicable shall be made available upon request, such rates being subject to amendment from time to time by LSH on written notice.
- iii) If it is agreed with the Client, in connection with the service, that the resolution of a dispute with a third party is referred to or if such dispute is otherwise referred to an adjudicator, arbitrator, expert, mediator, court or tribunal, all costs in connection with such referral shall be the sole liability of the Client and will either be paid for direct by the Client or be recharged to the Client as an expense and the Client will indemnify LSH in respect of any liability or costs in such matters.
- iv) Unless specifically provided for in the Terms or Engagement Letter or as otherwise agreed in writing between LSH and the Client the fees do not include remuneration for acting as expert witness for which service a separate fee shall be required.

7 INTELLECTUAL PROPERTY

- i) Ownership in any information, documents or other material provided by the Client to LSH in relation to the Property or Services shall remain the property of the Client ('Client Material') and LSH is granted a perpetual royalty free licence to use, copy, adapt and modify such Client Material for the purposes of performing the Services and for the purposes of advertising or promoting LSH and its business.
- ii) Ownership of all materials, know-how, developments, reports, forecasts, drawings, accounts and other documents originated by LSH in relation to or arising out of the Service shall belong to LSH.
- iii) LSH shall grant the Client a perpetual royalty free licence to use the LSH Report. The Client may not use the whole, or any part of the LSH Report, or any reference to it in any published document, circular or

statement, without LSH's written approval of the form and context in which it shall appear. Such approval is required whether or not LSH is referred to by name and whether or not the reports are combined with others.

- iv) The parties to the Agreement shall have an irrevocable, royalty-free, non-exclusive licence to copy and use the materials referred to in clauses 7i) and 7ii) but only for the purposes related to the Property. Such purposes shall include the operation, maintenance, repair, alteration, extension, promotion, reinstatement, leasing and/or sale of the Property provided that:
 - (a) The designs in any such materials shall not be used for any extension of the Property or for any other project; and
 - (b) LSH shall not be liable for the use of any such materials for a purpose other than that for which they were prepared.
 - (c) If at any time the Client is in default of payment of fees or other amounts properly due, LSH may suspend further use of the licence and any sub-licences. Use of the licence may be resumed on receipt of such outstanding amounts.

8 INDEMNITY

- i) The Client shall indemnify and keep indemnified LSH from and against all and any liability, losses, damages, penalties, fines, costs and expenses (including legal costs and expenses) suffered or incurred by LSH arising out of or by virtue of:
 - (a) The breach by the Client of any of its obligations under the Terms;
 - (b) The Client's instructions to LSH other than any losses, damages, costs and expenses arising by virtue of the negligence or wilful default of LSH or its employees or agents; or
 - (c) Any allegation that the Property (including without limitation the means of access to or egress from the same or any plant or substances in such premises provided for the use of any person) were not safe or posed a risk to health except where LSH had been notified in writing of all facts necessary to bring to the attention of LSH the fact that the Property (including without limitation the means of access to or egress from the same or any plant or substances in such premises) was not safe or posed a risk to health.

9 LIMITATION AND LIABILITY

- i) Nothing in this Agreement shall limit LSH's liability for death and/or personal injury caused by LSH.
- ii) Subject to clause 9i) above, in respect of this Agreement, the aggregate liability of LSH to the Client whether arising from negligence, tort, breach of contract or other obligation or duty or otherwise shall be limited to one million pounds sterling (£1,000,000.00).
- iii) Subject to clause 9i) above, LSH shall not be liable for any claim to the extent that such claim is or can be characterised as a claim for (or arising from):
 - (a) Loss of revenue or profits;
 - (b) Loss of business opportunity or loss of contracts;
 - (c) Loss of goodwill or injury to reputation;
 - (d) Indirect, consequential or special loss or damage; or
 - (e) Anticipated savings.
- iv) In the event of the Client engaging LSH together with other advisers, service providers and/or suppliers engaged by the Client or any other third party in relation to the Property, LSH's liability shall, in addition to the limitations contained in clauses 9ii) and 9iii) above, be limited to that proportion of any loss or damage suffered by the Client as it would be just and equitable for LSH to bear having regard to LSH's responsibility for it and on the basis that all other advisers, service providers and/or suppliers shall be deemed to have paid such proportion of the relevant loss or damage suffered by the Client which is just and equitable for them to have paid having regard to the extent of their respective responsibilities.
- v) Except where LSH has entered into a specific agreement with a third party, LSH's advice is provided solely for the purpose of the Service and to the Client. Should the Client disclose any part of LSH's advice, including any part of any document to any third party, the Client shall notify such third party in advance of the disclosure and in writing that LSH does not owe a duty of care to such third party. The Client shall indemnify LSH and hold LSH harmless against all liabilities, costs, expenses, damages and losses suffered or incurred by LSH arising out of or in connection with such disclosure by the Client.
- vi) All risks and/or liabilities in relation to toxic mould, deleterious materials, contamination, radon gas, HAC or calcium chloride shall remain with the Client and the Client shall take such steps as it deems necessary to insure against or otherwise address such risks and liabilities.
- vii) LSH is not qualified to and will not provide any advice or services in

connection with asbestos. The Client acknowledges that all risks relating to asbestos howsoever arising remain with the Client who shall take such steps as it deems necessary to address such risks. If appropriate the Client will arrange for the appointment by the Client of specialist asbestos consultants.

- viii) LSH will not advise on capital allowances in performance of the Services and will not be liable for any liability, losses, damages, penalties, fines, costs and expenses suffered or incurred by the Client or any other Third Party in respect of capital allowances. Insofar as LSH are liable for any capital allowances incurred as a result of the performance of the Services the indemnity set out in clause 8 shall apply.

10 TERMINATION OF INSTRUCTIONS

- i) The instruction from the Client to LSH may be terminated by the Client by giving not less than 30 days' notice in writing to LSH whereupon LSH shall be entitled to charge (at LSH's option):
 - (a) A fair and reasonable proportion of the full fee which would have been payable if the work had been carried through to a conclusion and as if LSH had become entitled to payment in accordance with conditions 5 and 6; or
 - (b) A reasonable sum for all the work undertaken up to and including the date of termination based on quantum meruit; or
 - (c) The fee as LSH are entitled to under conditions 5 and 6 together in each case with expenses already incurred or ordered.
- ii) The instruction from the Client to LSH may be terminated by LSH on the following terms by giving not less than 30 days' notice in writing:
 - (a) If, as a result of circumstances outside the control of both parties, it becomes impossible to perform the Services within a reasonable period. In these circumstances the Client shall pay to LSH a fee for all work which has been done up to and including the date of termination on a quantum meruit basis; or
 - (b) If the Client has made it impossible to complete the instruction within a reasonable period or has not made payment by the due date of any sum payable by the Client to LSH. In these circumstances the Client shall pay to LSH the full fee which would have been charged if the work had been carried through to a conclusion; or
 - (c) The fee as LSH are entitled to under conditions 5 and 6 together in each case with expenses already incurred or ordered.
- iii) Any outstanding fees, or expenses due to LSH shall be paid in full by the Client on or before the expiry of the notice period for termination of instructions. For the avoidance of doubt in the event of termination of instructions, whether by LSH or by the Client, LSH shall not be liable to repay the Client any fees and expenses previously paid by the Client to LSH.
- iv) Where any fees are to be charged on a quantum meruit basis such fees shall be calculated by reference to LSH's hourly charges from time to time, details of which are available from LSH on request.
- v) Notwithstanding the provisions of clauses i) and ii) above, LSH shall be entitled to terminate an instruction from a client, without notice if required to do so for statutory or regulatory reasons.

11 REGULATION AND COMPLAINTS

- i) LSH is regulated by RICS for the provision of surveying services. This means we agree to uphold the RICS Rules of Conduct for Firms and all other applicable mandatory professional practice requirements of RICS, which can be found at www.rics.org. As an RICS regulated firm we have committed to cooperating with RICS in ensuring compliance with its standards. The firm's nominated RICS Responsible Principal is Ezra Nahome, Chief Executive Officer, United Kingdom House, 180 Oxford Street, London, W1D 1NN or email CEO@lsh.co.uk
- ii) LSH aims to carry out any instructions received from the Client in an efficient and professional manner. LSH, therefore, hopes that the Client will not find cause for complaint but recognises that in an isolated circumstance there may be complaints. These should be addressed initially to the Head of the LSH office dealing with the instruction.
- iii) LSH adopts the complaints handling procedures that are required by the RICS, a copy of our Complaints Handling Procedure may be obtained from our National Head of Standards and Practice, United Kingdom House, 180 Oxford Street, London, W1D 1NN or email NHSP@lsh.co.uk.

12 ASSIGNMENT

- i) LSH may assign the Agreement without the consent of the Client.
- ii) The Agreement is not assignable by the Client without the prior written consent of LSH.

13 DATA PROTECTION

- i) We collect and process your personal information. All information will be processed in accordance with the applicable data protection laws in the United Kingdom including the laws and regulations of the European Union such as the General Data Protection Regulation (GDPR), the European Economic Area and their member states, applicable to the processing of Personal Data and the interception of communications in place from time to time (**Data Protection Laws**).
- ii) Full details of how we process your information can be found on our website <http://www.lsh.co.uk/privacy-policy>. Printed copies of our privacy notice are available on request.
- iii) You may change your communication preferences or withdraw from any further communications from us by contacting us at privacy@lsh.co.uk
- iv) Where we receive personal data from any prospective purchaser or tenant of the Property, we shall only use that data for the purposes of your instructions and shall comply with Data Protection Laws.

14 MONEY LAUNDERING REGULATIONS

i) Client Identification

As with other professional service firms, LSH is under stringent requirements to identify its clients for the purposes of the anti-money laundering legislation. LSH is likely to request from you, and retain, some information and documentation for these purposes and/or to make searches of appropriate databases. If satisfactory evidence of your identity is not provided within a reasonable time, there may be circumstances in which LSH is not able to proceed with the required services.

iii) Money laundering reporting

- (a) Much of LSH's work falls into the regulated sector under the Proceeds of Crime Act and Sanctions and Anti-Money Laundering Act 2018 and, as such, we are required to report all knowledge or suspicion (or reasonable grounds for knowledge or suspicion) that a criminal offence giving rise to any direct or indirect benefit from criminal conduct has been committed. Failure to report such knowledge or suspicion would be a criminal offence. This duty to report exists regardless of whether the suspected offence has been, or is about to be, committed by a client or by a third party.
- (b) If as part of our normal work LSH obtain knowledge or suspicion (or reasonable grounds for knowledge or suspicion) that such offences have been committed we are required to make a report to the National Crime Agency or OFSI. It is not our practice to discuss the existence or otherwise of any reports with you or with anyone else, because of the restrictions imposed on us by the tipping off provisions of the anti-money laundering legislation.
- (c) LSH shall not be liable for any liabilities of the Client or third parties arising out of its regulatory obligations to report.

15 BRIBERY ACT 2010

We undertake that we will not engage in any activity, practice or conduct which would constitute an offence under the Bribery Act 2010, and that we have, and will maintain in place, adequate procedures designed to prevent any Associated Person (as defined in the Bribery Act 2010) from undertaking any conduct that would give rise to an offence under the Bribery Act 2010.

16 GOVERNING LAW AND JURISDICTION

The Terms, and the Agreement of which they form part, shall be governed by and construed in all respects in accordance with English Law and the parties irrevocably and unconditionally submit to the exclusive jurisdiction of the English Courts in relation to any dispute or proceedings arising out of, or in connection with, the Terms or any such Agreement but without prejudice to LSH's right to take proceedings in any other jurisdiction in order to enforce payment of any sums owed to LSH.

15 September 2020

**Lambert
Smith
Hampton**

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Leeds

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Our national network
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Details of Lambert Smith Hampton can be viewed on our website www.lsh.co.uk

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