

PHASE 1 ENVIRONMENTAL REPORT
of a site at
HEXTON MANOR HITCHIN
for
IAN HODGE



**Contaminated
Land
Solutions**

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A	28/08/26	Ground gas risk reviewed
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Revision	Issue date	Reason for Revision
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Prepared by		
Reviewed by		
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	Report Layout Explained
Executive Summary	The executive summary provides the main findings of the work undertaken in brief mainly non-technical language. This section provides an overview of the key outcomes for the benefit of non-specialists and concludes with the main recommendations. This section should only be relied upon in the context of the whole report and the Technical Report should be referred to with respect to any further actions required and design decisions.
Site Description	This section is intended to identify items of relevance to potential sources, receptors and pathways and will therefore be selective in the features noted.
Proposed Development	This section is intended to identify items of relevance to potential sources, receptors and pathways addressing items such as levels, hard and soft landscaping rather than internal building arrangements.
Technical Report	The main report section is intended to provide the technical detail of the investigation and is intended to provide the level of information required by current guidance documents and practice. The Technical Report is written in a language that, in part, assumes knowledge of subject matter so that it can convey the required information in as concise a form as possible. Its intended audience is peers, regulators and other professionals in related disciplines.
Appendices	Provide information and details to support matters discussed within the report.

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1 EXECUTIVE SUMMARY

Details	Summary	
Proposed Site Use	Residential with private gardens	
Current Site Use	Residential	
Site History	Historical mapping shows that the site has remained relatively unchanged since 1882 with multiple residential dwellings on site, Hexton Mill, a spring head and various areas of greenery. The engine house was first seen on site in 1924.	
Surrounding Area	The surrounding area is mainly agricultural with some commercial activity to the west.	
Environmental Setting	Geology	Superficial: Head Bedrock: West Melbury Marly Chalk Formation
	Hydrogeology	Superficial: Secondary Undifferentiated Aquifer
		Bedrock: Principal Aquifer Source Protection Zone: NA
Potential Contamination Sources	The site walkover, historical mapping and environmental searches have identified the following potential sources of contamination. • Former Engine House and Agricultural Land (On Site) • Potentially asbestos containing material in hardcore beneath ground slabs • Former Chalk Pit/Landfill (Ground Gas) (Off-Site) • Naturally occurring contaminants, Sulphates, pH	
Risk Assessment Findings	Risk ratings of moderate/low or greater indicate potentially complete source-pathway-receptor linkages that may require either mitigation or further investigation. The following have been identified: • Direct contact of soil with building materials • Site users, and workers inhaling hazardous gases • Migration, build up in buildings and explosion of hazardous gases	
Recommendations	No source-pathway-receptor linkages have been identified requiring further investigation. While no further investigation is recommended some mitigation measures are recommended herein.	
	Should any new water supply pipes be required the water supplier should be consulted on an appropriate supply pipe. It is considered that provided the recommendations of this report are implemented there is no increased risk to human health from redevelopment of the site for the proposed use.	

Risk Summary

Very Low	Low	Moderate / Low	Moderate	High
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		Receptors						
		Site Users	Ground Workers	Neighbours	Proposed Building	Aquifer	Watercourse	Ecological Receptor
Sources	Former Engine House and Agricultural Land (On-Site)							
	Potentially asbestos containing material in hardcore beneath ground slabs							
	Former Chalk Pit/Landfill (Ground Gas) (Off-Site)							
	Naturally occurring contaminants							

2 BRIEF

GO Contaminated Land Solutions Ltd. has been commissioned to prepare a phase 1 environmental desk top study for a project to install an underground fuel tank at a site at Hexton Manor, Hexton Road, Hitchin, SG5 3JH, on behalf of Ian Hodge of Valient Solutions Ltd.

The purpose of this report is to assess the risks to sensitive receptors both on and off-site due to soil and groundwater contamination as a result of the proposed development. It is based upon information provided by the client, a site visit and walk over, preliminary discussions with the local authority and a Landmark Envirocheck, historical aerial photographs and maps.

This report is based upon available factual data for the site obtained only from the sources described in the text and related to the site on the basis of the location information provided by the Client. The desk study information is not necessarily exhaustive and further information relevant to the site may be available from other sources.

3 SITE VISIT

The site was visited on 29 June 2026. The weather was hot and sunny. Access was available to all areas of the site and a visual inspection was undertaken. A photographic record was made during the visit and this is contained in appendix D.

The client's confidentiality was maintained at all times during discussion with third parties.

4 SITE LOCATION

The site is situated in Hexton and lies northeast of the junction of Barton Road and Hexton Road. Refer to Figure 1.

The National Grid Reference for the approximate site centre is 511050, 230430.

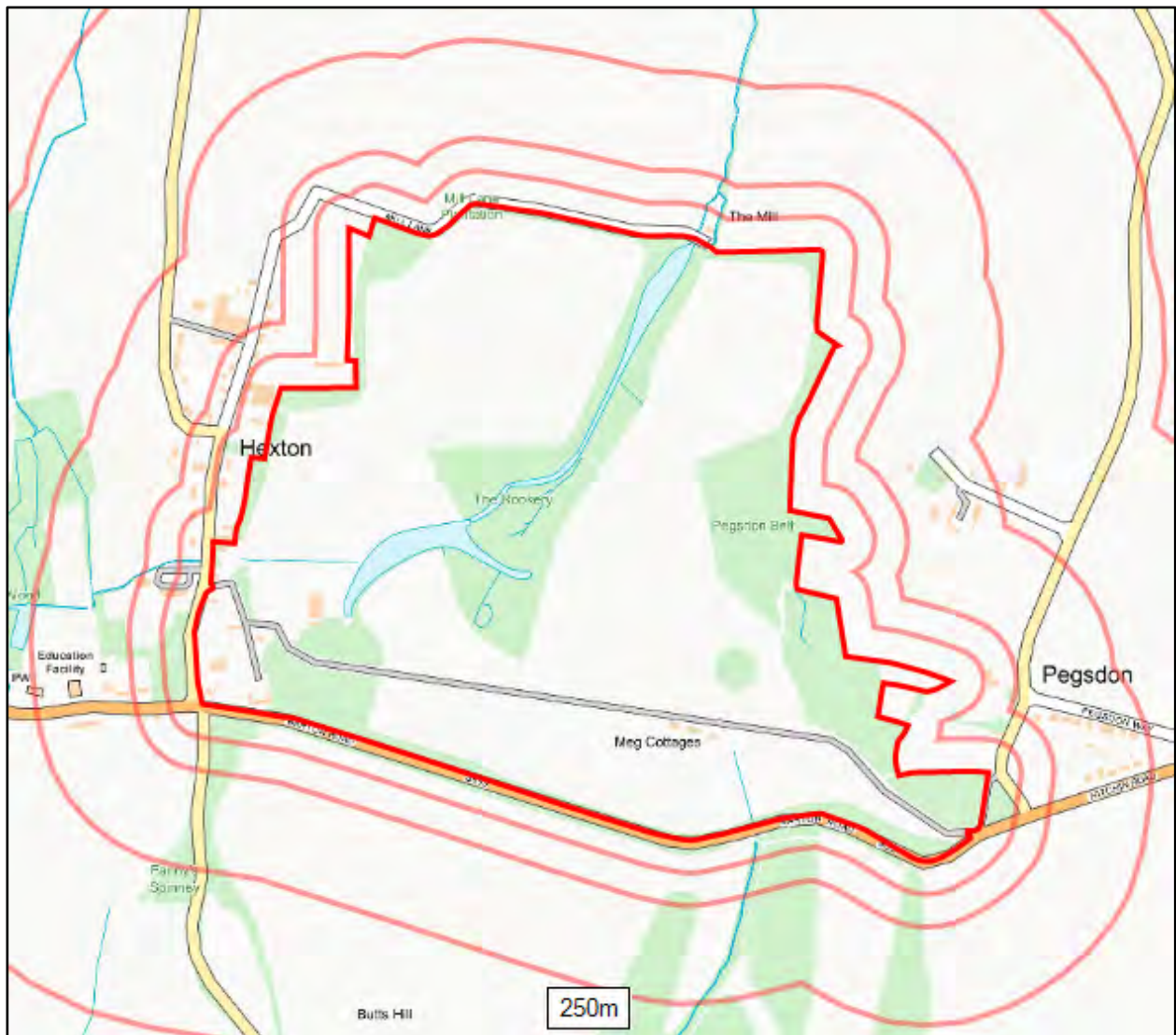


Figure 1: Site Location Plan

5 SITE DESCRIPTION

The site is irregular shaped in plan and occupies approximately 75.85 ha.

The site is currently used as a residential manor house with associated gardens and trout lake. Residential and office units are currently let.

The site is predominantly soft landscaped with hardstanding associated with the buildings and access road. The levels generally fall to the northeast.

The site is comprised of an access road, Hexton Manor House, Hexton Lodge, Pegsdon Lodge, Crossways, four office units, a walled garden containing a swimming pool and tennis court, a spring fed lake, two Meg Cottages, pastures and wooded areas.

Access to the site is via a vehicle entrance from Hexton Village or a vehicle entrance from Pegsdon Way. An access road across the site joins these two entrance points.

Hexton Manor House is located to the southwest of Head Spring. Hexton Manor House is a four-storey building including a basement level.

Hexton lodge is located along the western boundary north of the entrance gate. Hexton lodge is a two-storey detached house and gardens.

Pegsdon lodge is located in the southeastern corner of the site south of the entrance gate. Pegsdon lodge is a two-storey detached house.

Crossway is a two-storey detached house with a separate garage; crossway is located adjacent to the stables. The stables converted into four office units comprise a two-storey U-shaped building with a walled courtyard, the stables are located in the southwest part of the site along the southern boundary.

The walled garden is located in the southwest corner of the site and contains a swimming pool and tennis court.

The spring head originates southeast of Hexton Manor House and flows to the northeast. The watercourse forks into a lake to the east and a narrow river to the north, the river travels over a weir and two cascades exiting the site at the northern boundary to the west of the mill.

The northern site boundary is defined by a timber fence beyond which is Mill Lane and the Mill.

The eastern boundary is defined by an entrance gate and fencing beyond which is Apsley End Road.

The southern boundary is defined by timber fencing and masonry walls, beyond which is Barton Road, B655

The western boundary is defined by fencing, a metal entrance gate, thick hedgerows and masonry walls beyond which is Hexton Road, Mill lane and residential properties.



Photograph 1: View of the site from the north



Photograph 2: View of the site from the south

The nearby surrounding area is mainly agricultural with some commercial activity to the west.

No significant visual or olfactory evidence of contamination was noted during the visit.

6 PROPOSED DEVELOPMENT

Plan details for the proposed redevelopment of the site show refurbishment of Hexton Manor House and the installation of a single underground fuel tank with associated fill point and supply lines.

Site levels will remain generally as existing.

Access to the property is gained via a dedicated entrance from either Hexton Village or Pegsdon Way.

6.1 Fuel Tank Installation

The proposed location for the fuel tank is approximately 30 metres south of Hexton Manor House and approximately 50 metres southwest of Spring Head.

The likelihood of fuel leaks from the proposed tank are unlikely based on the specifications. The proposed tank is double skinned with interstitial monitoring, which continuously monitors the pressure, if a change in pressure is detected a 100mBar vacuum is created in the interstitial space and an alarm in the main house will be triggered. The tank also has mechanical Overfill Prevention Valve and high-level alarm. The proposed tank foundations include a 200mm concrete base, gravel pack, terram and drainage system.

The elevation of the fuel tank location as outlined by Rigour Survey is approximately 81.54m AOD, Hexton Manor House is 76.60m AOD and Spring head lake is 72.93m AOD. Based on the topography any potential fluid leaks from the proposed fuel tank would follow the contours north northwest towards Hexton Manor House and is considered unlikely to travel in the direction of Spring Head therefore risks to the water environment are considered to be low.

The specifications of the proposed fuel tank, and topographical survey are contained in appendix B.

7 GROUND CONDITIONS

7.1 Geology

Reference to the geological survey of Great Britain indicates that beneath any made ground, the area generally is underlain by bedrock comprising of chalk described as West Melbury Marly Chalk Formation.

While the majority of the site does not lie over superficial deposits, a small area of the south of site is underlain by superficial deposits comprising of clay, silt, sand and gravel which is described as Head.

With reference to BGS borehole Tl13sw15 approximately 109 metres east from site, the ground is shown to be comprised of chalk.

This borehole log is contained in appendix I.

7.2 Hydrogeology

The Environment Agency maps show the site to be located over Secondary Undifferentiated Aquifer in the superficial or drift deposits, in the bedrock they show the site to be over a Principal Aquifer.

Principal Aquifers comprise layers of rock or drift deposits that have either high intergranular or fracture permeability, meaning they usually provide a high level of water storage. They may support either water supply or river base flow on a strategic scale. In most cases, principal aquifers are aquifers previously designated as major aquifer.

Secondary Undifferentiated Aquifer has been assigned in cases where it has not been possible to attribute either category A or B to a rock type. In most cases, this means that the layer in question has previously been designated as both minor and non-aquifer in different locations due to the variable characteristics of the rock type.

The soils overlying the aquifers are assumed to have a high leaching potential (U) and a worst-case vulnerability classification (H) is assumed due to a lack of data available for restored workings and urban areas.

The Environment Agency maps show the site is not located within a source protection zone of a borehole abstraction point.

The Environment Agency define a zone according to how the groundwater behaves in that area. From this a model of the groundwater environment is developed on which to define the zones.

Groundwater source catchments are divided into three zones:

SPZ1 – Inner protection zone

Defined as the 50 day travel time from any point below the water table to the source. This zone has a minimum radius of 50 metres.

SPZ2 – Outer protection zone

Defined by a 400 day travel time from a point below the water table. This zone has a minimum radius of 250 or 500 metres around the source, depending on the size of the abstraction.

SPZ3 – Source catchment protection zone

Defined as the area around a source within which all groundwater recharge is presumed to be discharged at the source. In confined aquifers, the source catchment may be displaced some distance from the source. For heavily exploited aquifers, the final Source Catchment Protection Zone can be defined as the whole aquifer recharge area where the ratio of groundwater abstraction to aquifer recharge (average recharge multiplied by outcrop area) is >0.75 .

7.3 Hydrology

The nearest surface water feature appears to be a spring head and Hexton Footpath Lake on site. It is considered there is the possibility for these to be impacted by the site.

The main water course of significance to the site would appear to be the stream originating from the spring head which is located on site. It is considered there is the possibility for this to be impacted by the site.

The British Geological Society data shows the site lies in an area with potential for groundwater flooding to occur at surface.

Copy of extracts from the Landmark report are contained in appendix E.

7.4 Ground Stability Hazards

No unusual or exceptional areas of artificial ground, including made ground, worked ground, in-filled ground, landscaped ground or disturbed ground have been identified either on site or in the vicinity.

The British Geological Survey data identifies the ground beneath the site as having the following potential risks associated with ground stability:

Source	Hazard Potential
Collapsible Ground	Very low
Compressible Ground	No hazard
Ground Dissolution	Very low
Landslide Ground	Low

Source	Hazard Potential
Running Sand Ground	Very low
Shrinking or Swelling Clay Ground	Very low

These risks would be expected to manifest themselves as excessive settlement in the buildings on the site. However, the risks identified are considered unlikely to be of concern to any new buildings, as the foundation design will be based upon geotechnical information obtained from a site-specific intrusive investigation.

7.5 Mining Activities

Reference to the Coal Authority data indicates that the site is not within an area of known coal mining. There is no other known mining in the area.

7.6 Radon Gas

The Landmark Envirocheck Data also advises that the site lies within an area where less than 1% of properties are above the action level and that no protection measures are required in the construction of new properties.

7.7 Sensitive Land Use

Environmentally Sensitive Areas include Nitrate Sensitive Areas, Sites of Special Scientific Interest (SSSI's), Areas of Outstanding Natural Beauty (AONB), National Parks, National Nature Reserves, Special Areas of Conservation, Special Protection Areas and RAMSAR sites.

The Landmark Envirocheck Data lists the site as located within an AONB. This will be considered in the risk assessment as an ecological receptor.

8 SITE HISTORY

Copies of the Historical Ordnance Survey maps that have been obtained from The Landmark information group are contained in appendix F.

The maps have been reviewed and items of interest and potential sources of contamination, both on the site and within the surrounding area up to 250 metres from the site boundary are noted hereunder.

Site Usage

First seen	Last seen	Description
1882	Present	Several buildings are shown on site; three are assumed residential, one bath house, Hexton Mill (flour), and one boat house. There is a pump and assumed agricultural use in the southwest of site. A spring head is located in the southwest of site and adjacent is The Rookery. Park Farm is located at the western boundary of site, Pegsdon Belt at the eastern end of site, The Gallows in the southeast and Mill Lane Plantation at the northern boundary. There is excavation around the south of the spring head and east of the pump, and for a moat along the eastern boundary. A track is shown to run east to west through the southern portion of site.
1898	1960	Hexton Mill (flour) has been relabelled as Hexton Mill (corn).
1924	Present	Engine house shown in the southwest of site.
1980	1993	Tanks shown along the western boundary.
1999	Present	Model Cottages shown along the western boundary of site.

Surrounding Area

First seen	Last seen	Name	Direction	Distance (m)
1882	1965	Chalk Pit	SE	119
1882	Present	Old Chalk Pits	SW	298
1882	1960	Manor Farm	NW	Adjacent
1882	1901	Grange Farm	W	72
1882	1960	Allotment Gardens	N	69
1882	1901	Bank Farm	E	5
1901	Present	Bury Farm	E	192
1924	1960	Grange Farm	W	Adjacent
1924	1924	Allotment Gardens	E	142
1924	2009	Pegsdon Barns	E	2
1925	Present	Reservoir	SW	113
1979	Present	Sewage Works	NW	Adjacent
1980	Present	Electrical Substation	SW	22
1980	2016	Grange Farm	W	66
1980	1993	Electrical Substation	NW	123

9 POTENTIAL CONTAMINATION

9.1 General

From observations made during the site visit, initial discussion with the local authority, review of the historical maps and the Landmark information, potential sources of on-site contamination and off-site contamination have been identified.

No significant potential sources of contamination have been identified beyond a 250 metre boundary which are considered likely to have any impact on the site. Where there are similar industries and activities in the same direction, only the nearest has been listed.

Copies of the relevant extracts are contained in appendix E.

The local Environmental Health Officer advised that *“there is no record of any former potentially contaminating activities on site. There is a record of a former chalk pit approximately 400m to the south dated 1890.”*

The legislative framework for the regulation of contaminated land is embodied in Part IIA of the Environmental Protection Act 1990, implemented in the Contaminated Land (England) Regulations 2000. This legislation allows for the identification and remediation of land where contamination is causing unacceptable risks to human health or the wider environment. The approach adopted by UK contaminated land policy is that of “suitability for use” which implies that the land should be suitable for its current use and made suitable for any proposed future use.

In this preliminary contamination assessment, the site has been modelled using the Source-Pathway-Receptor approach to produce a site-specific conceptual model.

- Source - substances or potential contaminants which may cause harm
- Pathway - a linkage or route between a source and receptor
- Receptor - humans, plant life, groundwater etc., which could be harmed by a contaminant

Geological records indicate that the south of site is underlain by an aquifer in the superficial stratum and therefore there is a potential for contaminants to be transported both to and from site in the groundwater.

9.2 Off Site Contamination

Description	Direction	Distance (m)
Discharge Consents:		
Operator: Y P A, F A A & P Y A Cooper Property Type: Arable Farming Location: Manor Farm Hexton, Hitchin, Herts, Sg5 3hx Authority: Environment Agency, Anglian Region Catchment Area: Campton Brook (Barton) Reference: Gwclf30620 Permit Version: 1 Effective Date: 1st April 1999 Issued Date: 31st July 2000 Revocation Date: Not Supplied Discharge Type: Trade Discharge – Agricultural and Surface Discharge Environment: Onto Land Receiving Water: Groundwater Status: Deemed Groundwater Regulations Authorisation Positional Accuracy: Located by supplier to within 10m	NW	44
Operator: James Ashley Cooper Property Type: WWTW (NOT WATER CO) (NOT STP AT A PRIVATE PREMISES) Location: Bury Farm, Hexton, Herts. Authority: Environment Agency, Anglian Region Catchment Area: Not Supplied Reference: Pr1nfg297 Permit Version: 1 Effective Date: 30th May 198 Issued Date: 30th May 198 Revocation Date: 18th February 1992 Discharge Type: Discharge Of Other Matter-Surface Water Discharge Environment: Freshwater Stream/River Receiving Water: Trib Hexton Brook Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m	E	84
Operator: James Ashley Cooper	NW	97

Description	Direction	Distance (m)
Property Type: FARMS (NOT HOUSE)/CROP + ANIMAL REARING/PLANT NURSERY Location: Manor Farm, Hexton Hexton, Hitchin, Herts, Sg5 3ht Authority: Environment Agency, Anglian Region Catchment Area: Campton Brook (Barton) Reference: Pr1nfg296 Permit Version: 1 Effective Date: 30th May 1986 Issued Date: 30th May 1986 Revocation Date: 18th February 1992 Discharge Type: Discharge Of Other Matter-Surface Water Discharge Environment: Freshwater Stream/River Receiving Water: Trib Hexton Brook Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 10m	NE	129
Operator: James Ashley Cooper Property Type: FARMS (NOT HOUSE)/CROP + ANIMAL REARING/PLANT NURSERY Location: Green End Farm, Pegsden Authority: Environment Agency, Anglian Region Catchment Area: Not Supplied Reference: Pr1nfg0298 Permit Version: 1 Effective Date: 27th May 1963 Issued Date: 27th May 1963 Revocation Date: 20th February 1991 Discharge Type: Agricultural effluents Discharge Environment: Not Supplied Receiving Water: Not Supplied Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m		
Operator: Mr D Pearson Property Type: Domestic Property (Multiple) Location: Longrow Cottages Pegsden Way, Pegsden, Hertford., Sg5 3jx	E	133

Description	Direction	Distance (m)
Authority: Environment Agency, Anglian Region Catchment Area: Not Supplied Reference: Pr1lfu246 Permit Version: 1 Effective Date: 8th February 1984 Issued Date: 8th February 1984 Revocation Date: 1st October 1996 Discharge Type: Unknown Discharge Environment: Land/Soakaway Receiving Water: Land Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 10m		
Operator: Peter Vincent Kay Property Type: Domestic Property (Single) Location: 1 Hitchin Road Pegsdon, Pirton, Hitchin, N Herts, Sg5 3jt Authority: Environment Agency, Anglian Region Catchment Area: Campton Brook (Barton) Reference: Prclf17331 Permit Version: 1 Effective Date: 19th May 2005 Issued Date: 19th May 2005 Revocation Date: 19th May 2017 Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge Environment: Land/Soakaway Receiving Water: Soakaway Status: New Consent (Water Resources Act 1991, Section 88 & Schedule 10 as amended by Environment Act 1995) Positional Accuracy: Located by supplier to within 10m	E	147
Operator: James Ashley Cooper Property Type: FARMS (NOT HOUSE)/CROP + ANIMAL REARING/PLANT NURSERY Location: Bury Farm, Hexton Authority: Environment Agency, Anglian Region Catchment Area: Not Supplied	NW	144

Description	Direction	Distance (m)
Reference: Pr1nfg0297 Permit Version: 1 Effective Date: 27th May 1963 Issued Date: 27th May 1963 Revocation Date: 18th February 1992 Discharge Type: Agricultural effluents Discharge Environment: Not Supplied Receiving Water: Not Supplied Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m		
Local Authority Pollution Prevention & Controls:		
None identified.		
Category 1 and 2 Pollution Incidents to Controlled Waters:		
None identified.		
Prosecutions Relating to Authorised Processes:		
None identified.		
Substantiated Category 1 and 2 Pollution Incidents:		
None identified.		
Control of Major Accident Hazards Sites (COMAH) & Planning Hazardous Substance Consents		
None identified.		
Landfill and Other Waste Sites:		
Licence Holder: Not Supplied Location: Pegsdon, Bedfordshire Name: Clarks Hill Operator Location: Not Supplied Boundary Accuracy: As Supplied Provider Reference: EAHLD00814 First Input Date: 1st January 1960 Last Input Date: 31st December 1969 Specified Waste Type: Deposited Waste included Inert and Industrial Waste	SE	127

Description	Direction	Distance (m)
EA Waste Ref: 0 Regis Ref: Not Supplied WRC Ref: 0200/0171 BGS Ref: Not Supplied Other Ref: PIT 140		
Artificial Ground and Made Ground:		
None identified.	-	-

Name	Location	Classification	Status	Direction	Distance (m)
Historical and Current Land Uses:					
Fortune Products Technical Solutions Ltd	The Grange Barn, Hexton, HITCHIN, Hertfordshire, SG5 3HX	Engineering Machine Services	Inactive	NW	18
Mill Barn Antiques	4, Long Row, Pegsdon, HITCHIN, Hertfordshire, SG5 3JX	Antiques - Repairing & Restoring	Inactive	E	170

A search was made of the local authority planning portal and no significant potentially contaminating sources were found in the vicinity other than those already identified above.

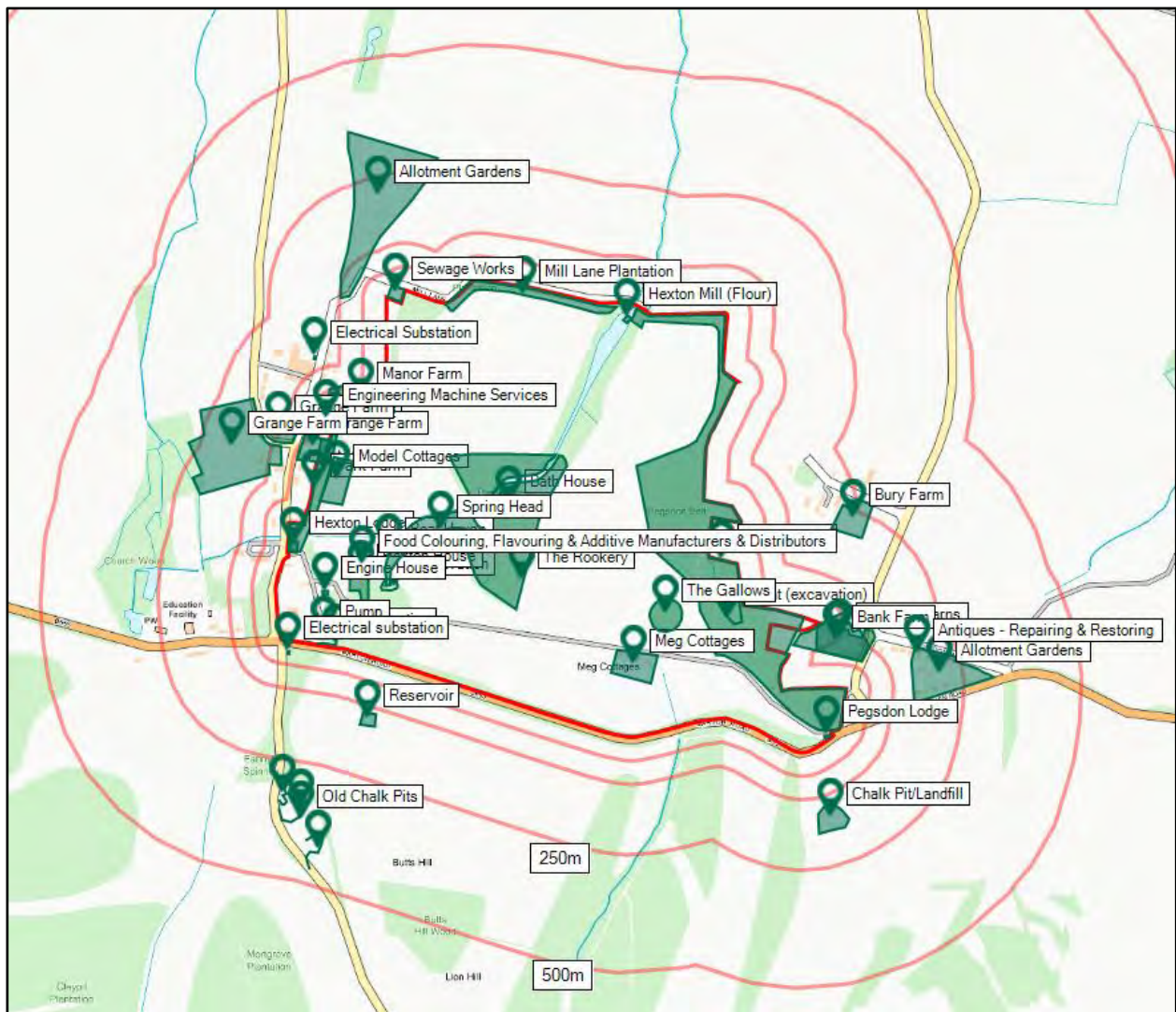


Figure 2: Potential sources of contamination within 500m of the site



Figure 3: Potential sources of contamination within 100m of the site

Potentially contaminating commercial activities have been identified in the vicinity. The general topography falls to the north. This is assumed to be the general direction of the hydraulic gradient, therefore sources to the south and within the near vicinity are considered to have the most potential to impact the site. These include former chalk pit/landfill 119 m southeast.

All sources within 250 metres of site have been considered. However, where numbers of similar potential sources are present, as is the case at this location, those nearer the site are considered the ones relevant to take forward to the risk assessment.

Review of Potentially Significant Sources		
Potential Source	Comment	Taken to RA
Former Chalk Pit/Landfill	Potential source of ground gas	Yes

9.3 On Site Contamination

Description	Direction	Distance (m)
Discharge Consents:		
Operator: Anglian Water Services Limited Property Type: WWTW/SEWAGE TREATMENT WORKS (WATER COMPANY) Location: Hexton Stw, Hexton, Hitchin, Sg5 3hx Authority: Environment Agency, Anglian Region Catchment Area: Campton Brook (Barton) Reference: Aw1nf25a Permit Version: 1 Effective Date: 30th July 1985 Issued Date: 30th July 1985 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Water Company Discharge Environment: Freshwater Stream/River Receiving Water: Trib To Barton Brook River Ive Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m	N	0
Local Authority Pollution Prevention & Controls:		
None identified.	-	-
Category 1 and 2 Pollution Incidents to Controlled Waters:		
None identified.	-	-
Prosecutions Relating to Authorised Processes:		
None identified.	-	-
Substantiated Category 1 and 2 Pollution Incidents:		

Description	Direction	Distance (m)
None identified.	-	-
Control of Major Accident Hazards Sites (COMAH) & Planning Hazardous Substance Consents		
None identified.	-	-
Landfill and Other Waste Sites:		
None identified.	-	-
Historical and Current Land Uses:		
None identified.	-	-
Artificial Ground and Made Ground:		
None identified.	--	--

A search of the local authority planning portal identified a planning application for the installation of an underground oil tank dated 05 June 2026.

No significant olfactory or visual evidence of contamination was noted during the site walkover.

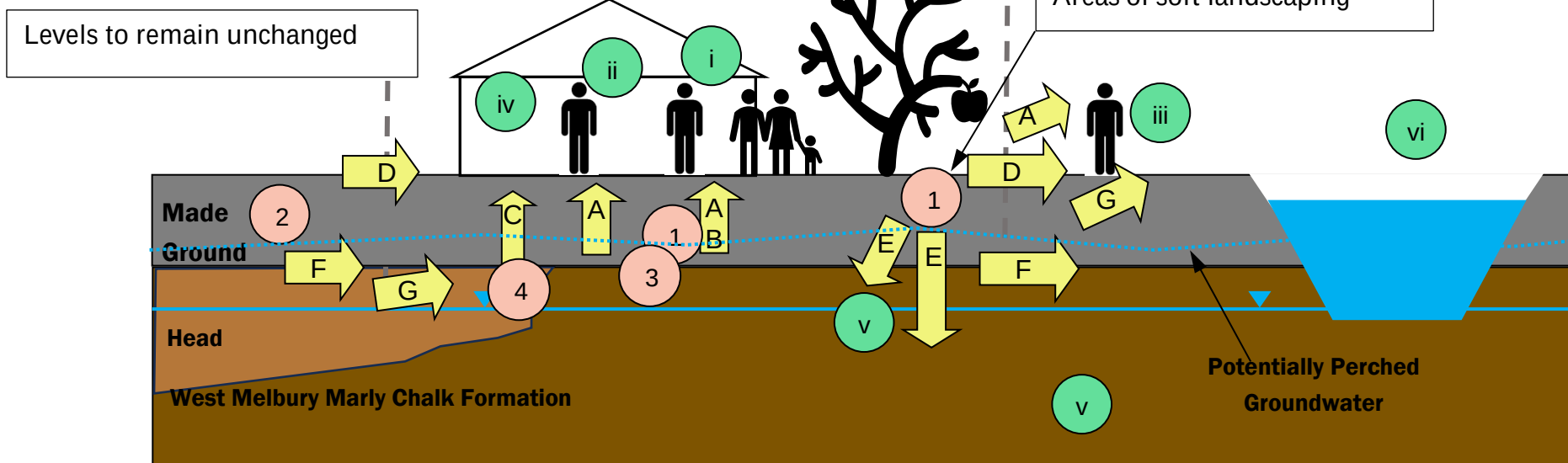
Review of Potentially Significant Sources		
Potential Source	Comment	Taken to RA
There is potential contamination of the site from the on-site engine house and agricultural land.	Metals, Hydrocarbons, PAHs	Yes
Asbestos	Potential for asbestos containing material in hardcore beneath ground slabs.	Yes
Ground Gas	Due to the lack of any major development historically it is considered unlikely that there is a significant depth of fill material beneath the site, and therefore there is not considered to be an on-site source of ground gas.	NO

Hexton was subjected to bombing runs during World War II therefore in accordance with CIRIA C681 a non-specialist UXO assessment of the site has been undertaken. With reference to the Zetica UXO risk map in appendix J, the site is located in an area with low UXO risk. Given the findings, the risk from UXO is not considered to be significantly higher than the 'background risk' of finding UXO within this area. Caution should be exercised during ground works and a watch maintained for any unexpected items.

9.4 Preliminary Conceptual Model

		Potential pathways												Comments on discounted pathways
		Inhalation of contaminated vapour	Inhalation of contaminated dust	Direct Soil Ingestion	Direct dermal contact	Inhalation of asbestos	Drinking contaminated water supply	Direct contact of soil with building materials	Surface water run-off	Surface water percolation to groundwater	Migration via groundwater	Radon	Build-up of ground gas	
Receptors	Site Users	Y	Y	Y	Y	Y	Y					N	Y	The site lies within an area where less than 1% of properties are above the action level.
	Ground Workers	Y	Y	Y	Y	Y							Y	
	Neighbours	Y	Y			Y			Y		Y		Y	
	Proposed Building							Y					Y	
	Watercourse								Y		Y			
	Aquifer									Y				

Schematic Conceptual Model



Sources	Pathways	Receptors
1 Former Engine House and Agricultural land (On Site)	A Inhalation, ingestion, dermal contact, vapours	i Site Users
2 Former Chalk Pit/Landfill (Ground Gas) (Off-Site)	B Drinking contaminated water supply	ii Ground Workers
3 Potentially asbestos containing material in hardcore underneath ground slabs	C Direct contact of soil with building materials	iii Neighbours
4 Naturally occurring contaminants	D Surface water run-off	iv Proposed Building
	E Surface water percolation to groundwater	v Groundwater (Superficial: Secondary Undifferentiated; Bedrock: Principal Aquifer)
	F Migration via groundwater	vi Surface water (Spring Head)
	G Vertical and lateral migration of soil gases	

10 RISK ASSESSMENT

The level of information provided by the Landmark report and historic Ordnance Survey maps, together with the other information within the report is considered suitable to provide the data for a satisfactory risk assessment for the site. While there will always be uncertainties due to known or unknown gaps in information it is considered that sufficient information is available to reduce those uncertainties to within acceptable limits for the nature of the site under review.

An asbestos survey of existing structures and infrastructure (as defined under Section 5(a) of the Control of Asbestos Regulations 2012) was beyond the brief of this report. The client has advised that asbestos was present in Hexton Manor House but it has since been cleared of asbestos containing materials. See appendix K for Asbestos Inspection Report. The risk assessment has been undertaken on the basis that should asbestos be identified within buildings or infrastructure, these materials will be removed appropriately by licensed contractors and asbestos materials disposed of in accordance with legal requirements prior to demolition or other works in order to avoid contaminating soils at the site.

Sources	Potential pollutant	Receptor	Pathway	Hazard severity	Likelihood of occurrence	Risk / Significance	Comment & control measures
Former Engine House and Agricultural land (On Site)	Metals Hydrocarbons PAHs	Site Users	Dermal contact	Medium	Low likelihood	Low risk	No action required.
			Inhalation of vapours, indoors and outdoors	Medium	Low likelihood	Low risk	
			Soil Ingestion and Home Produce Consumption	Medium	Low likelihood	Low risk	
			Inhalation of contaminated dust	Medium	Low likelihood	Low risk	
			Drinking of water from supply impacted by contaminated soil	Medium	Low likelihood	Low risk	It's not considered that a barrier water supply pipe is required however confirmation should be sought from the water supply company.

Sources	Potential pollutant	Receptor	Pathway	Hazard severity	Likelihood of occurrence	Risk / Significance	Comment & control measures
Former Engine House and Agricultural land (On Site)	Metals Hydrocarbons PAHs Pesticides Herbicides	Spring Head	Run-off & lateral percolation to surface water	Medium	Unlikely	Low risk	All works within 20m of any surface water feature will proceed in line with Pollution Prevention Guidelines Note 5 – Works in, near or over watercourses: prevent pollution.
Former Engine House and Agricultural land (On Site)	Metals Hydrocarbons PAHs Pesticides Herbicides	Ground Workers	Dermal contact	Medium	Unlikely	Low risk	Information to be contained in site Health & Safety Plan and File. Use of appropriate PPE and normal good hygiene measures.
			Inhalation of vapours, indoors and outdoors	Medium	Unlikely	Low risk	
			Soil Ingestion	Medium	Unlikely	Low risk	
			Inhalation of contaminated dust	Medium	Unlikely	Low risk	Appropriate dust control measures during construction.

Sources	Potential pollutant	Receptor	Pathway	Hazard severity	Likelihood of occurrence	Risk / Significance	Comment & control measures
Former Engine House and Agricultural land (On Site)	Metals Hydrocarbons PAHs Pesticides Herbicides	Neighbours	Inhalation of vapours, indoors and outdoors	Medium	Unlikely	Low risk	No action required.
			Inhalation of contaminated dust (during construction)	Medium	Unlikely	Low risk	Appropriate dust control measures during construction.
			Inhalation of contaminated dust (after construction)	Medium	Unlikely	Low risk	
			Surface water run-off	Medium	Unlikely	Low risk	No action required.
			Lateral migration of groundwater transporting contaminants	Medium	Unlikely	Low risk	No action required.

Sources	Potential pollutant	Receptor	Pathway	Hazard severity	Likelihood of occurrence	Risk / Significance	Comment & control measures
Potentially asbestos containing material in hardcore underneath ground slabs (On site)	Asbestos	Site Users	Inhalation	Severe	Low likelihood	Moderate Risk	Recommendations of Asbestos Inspection Reports to be followed and information contained in the health and safety plan.
		Ground Workers		Severe	Low Likelihood	Moderate Risk	
		Neighbours		Severe	Unlikely	Moderate/ Low Risk	

Sources	Potential pollutant	Receptor	Pathway	Hazard severity	Likelihood of occurrence	Risk / Significance	Comment & control measures
Former Engine House and Agricultural land (On Site)	Metals Hydrocarbons PAHs Pesticides Herbicides	Aquifer	Vertical percolation to groundwater via Foundations	Medium	Unlikely	Low risk	Foundations should be designed in such a way that they do not create a pathway for surface water percolation.
			Vertical percolation to groundwater via soft landscaped and permeable areas	Medium	Unlikely	Low risk	No action required.
			Percolation to groundwater via SuDS	Medium	Unlikely	Low risk	SuDS should be designed in such a way that water is either discharged to the public sewer or into a stratum below any potentially contaminated ground.

Sources	Potential pollutant	Receptor	Pathway	Hazard severity	Likelihood of occurrence	Risk / Significance	Comment & control measures
Former Engine House and Agricultural land (On Site)	Metals Hydrocarbons PAHs Pesticides Herbicides	Ecological Receptor	Inhalation of contaminated dust (during construction)	Medium	Unlikely	Low risk	Appropriate dust control measures during construction.
			Inhalation of contaminated dust (after construction)	Medium	Unlikely	Low risk	
			Surface water run-off	Medium	Unlikely	Low risk	No action required.
			Lateral migration of groundwater transporting contaminants	Medium	Unlikely	Low risk	No action required.

Sources	Potential pollutant	Receptor	Pathway	Hazard severity	Likelihood of occurrence	Risk / Significance	Comment & control measures
Former Chalk Pit/Landfill (Ground Gas) (Off Site)	Methane & carbon dioxide	Ground Workers	Migration via permeable strata & build up in buildings & other confined spaces	Severe	negligible	Low risk	Information to be contained in site Health & Safety Plan
		Structures & other confined spaces		Severe	negligible	Low risk	Given the nature of the development the likelihood is considered negligible
		Site Users		Severe	negligible	Low risk	Information to be contained in site Health & Safety File.
Naturally occurring contaminants	Sulphates pH	Proposed Building	Direct contact of soil with building materials	Medium	Unlikely	Moderate Risk	It is recommended that a building surveyor, civil or structural engineer is asked for advice.

Any visual or olfactory evidence of contamination noted during works should be investigated by a suitably qualified person and their recommendations implemented.

11 SITE WORK

11.1 Investigations

11.1.1 Due to the former chalk pit/landfill monitoring for landfill gas should be undertaken, in accordance with BS 8576, in order to determine if gas has migrated to the property. Furthermore, if the site has been filled in the past monitoring will determine if landfill gas is being generated by the fill material. If monitoring is not undertaken then gas protection measures should be installed.

Information to be contained in site Health & Safety Plan.

11.2 Site Preparation

During the works a watching brief should be maintained by an experienced person. Should any visual or olfactory evidence of contamination be noted during the works GO Contaminated Solution Ltd and the local authority Environmental Health Officer (EHO) should be contacted. GO Contaminated Solution Ltd shall assess if further intrusive investigation and remediation is required. Proposals will be issued to the EHO for comment prior to undertaking the additional investigation or implementing the remediation strategy.

The form of investigation proposed in 11.1.1 will indicate if there is any contamination present and if it is necessary will enable remedial works to be formulated.

If any potentially contaminated spoil is to be removed from site, the Waste Acceptance Criteria (WAC) testing should be agreed with the facility to which the spoil is being transported. It is recommended that consideration is given to this testing as part of the phase 2 investigation. Guidance can be obtained from Environment Agency document *Waste Sampling and Testing for Disposal to Landfill*.

11.3 External Works

In regard to water supply reference should be made to the UK Water Industry Research (UKWIR) publication "*Guidance for the Selection of Water Supply Pipes to be used in Brownfield Sites*" (Ref 10/WM/03/21; the '*UKWIR Guidance*'). This document provides guidance to ensure that water quality is safeguarded by identifying suitable pipe materials and components to be used below ground in potentially contaminated sites. A barrier water supply pipe may be required by the water supply company. It is recommended that this report is provided to the water supplier with a request for the testing, if any, that they require.

12 SITE DEVELOPMENT CONSIDERATIONS

During the course of the site visit and preparation of this report the following items, whilst not within the scope of this report, have come to our attention and should be considered. This is not necessarily an exhaustive list.

12.1 An intrusive geotechnical investigation may be required to provide detailed information about the engineering nature of the ground, in order to allow the most suitable foundations in terms of economy and performance to be designed. This should follow the recommendations of BS 5930, the Code of Practice for site investigations with tests carried out to satisfy the requirements of BS 1377, the Code of Practice for methods of tests for soils for civil engineering purposes. It is recommended that this includes testing for sulphates.

12.2 As redevelopment of the property is proposed it is recommended that a full topographical survey is undertaken, if one is not available. This should identify all relevant features, boundaries and levels relating to the site and should also include ground levels on the adjacent properties and roads.

12.3 If it is proposed to make use of the existing drainage system, or any existing connections to the mains sewers. A CCTV survey should be considered in order to determine both the general condition and suitability for the proposed use.

12.4 If any excavation works are proposed, it is recommended that all the relevant utility companies are contacted to ascertain what pipes, cables, wires, lines and other apparatus exist close to where the work is to take place.

12.5 An asbestos survey of existing structures and infrastructure (as defined under Section 5(a) of the Control of Asbestos Regulations 2012) was beyond the brief of this report. Ensure the recommendations outlined in the asbestos inspection report are followed and information contained in the health and safety.

12.6 If there are above ground tanks and possibly underground tanks present on the site, it is recommended that the local petroleum officer/London Fire and Emergency Planning Authority are contacted to determine the current status of the tanks. The tanks may need to be emptied and purged by specialist contractors.

13 CONCLUSIONS

Based upon the information currently available, there would appear to be a moderate risk of potentially significant contamination on site. It is considered that if remedial solutions are required they would be of the type and scale typical of such projects. It is assumed that planning conditions will be applied to the consent for the development to cover the recommendations below. It is considered that provided the recommendations of this report are implemented there is no increased risk to human health from redevelopment of the site for the proposed use. The following should be considered at this stage.

13.1 There is potential generation of ground gas from the former chalk pit/landfill located 119 m southeast of site. Given the nature of the development the likelihood is considered negligible. This would need to be reviewed for any other type of development on the site.

13.2 Study of the historical maps indicate that the site has remained relatively unchanged since 1882 with multiple residential dwellings on site, Hexton Mill, a spring head and various areas of greenery. The engine house was first seen on site in 1924.

13.3 The site walkover identified the following to be present on site Hexton Manor House, Hexton Lodge, Pegsdon Lodge, Crossways, four office units, a walled garden containing a swimming pool and tennis court, a spring fed lake, two Meg Cottages, pastures and wooded areas.

13.4 Should any new water supply pipes be required the water supplier should be consulted on an appropriate supply pipe.

13.5 It is recommended that appropriate dust control measures are implemented during construction. To assist in establishing what would be appropriate reference should be made to the Institute of Air Quality Management report entitled: *Guidance on the assessment of dust from demolition and construction*, version 1.1.

13.6 Should any visual or olfactory evidence of contamination be noted during the works this should be investigated by a suitably qualified person and their recommendations implemented.

13.7 If any potentially contaminated spoil is to be removed from site, the Waste Acceptance Criteria (WAC) testing should be agreed with the facility to which the spoil is being transported.

13.8 This report is to be referenced and relevant information is to be contained in the site Health & Safety Plan.

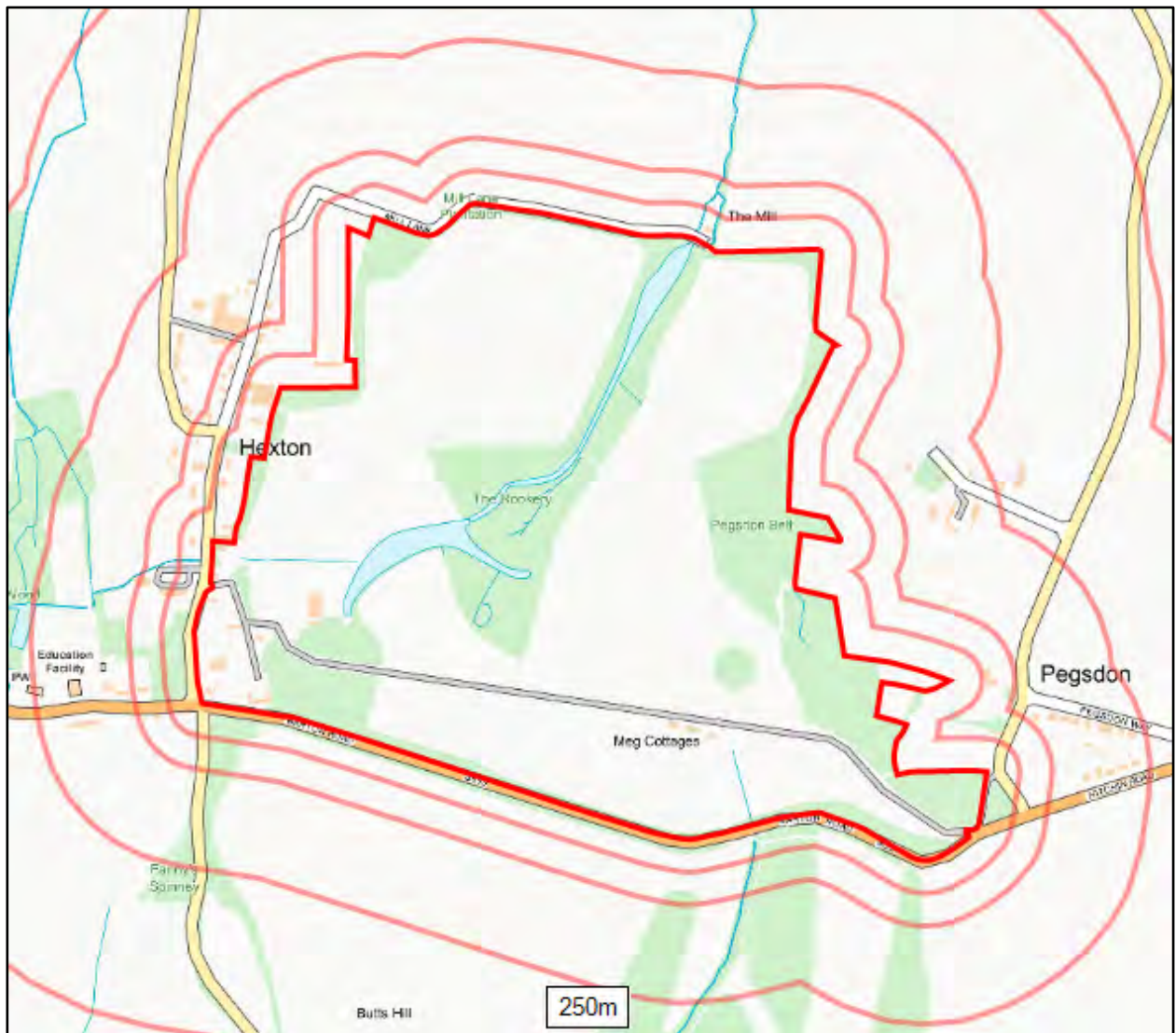
14 REFERENCES

- Card, G. B., Wilson, S., & Mortimer, S. (2012). *A Pragmatic Approach to Ground Gas Risk Assessment*. London, UK: Contaminated Land: Applications in Real Environments.
- Environment Agency. Land Contamination Risk Management (LCRM).
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- UK Water Industry Research Ltd. (2010). *Guidance for the Selection of Water Supply Pipes to be used in Brownfield Sites*. UKWIR.
- Wilson, S., Oliver, S., Mallet, H., Hutchings, H., & Card, G. (2007). *CIRIA Report C665. Assessing risks posed by hazardous gases to buildings*. London, UK: Construction Industry Research and Information Association.

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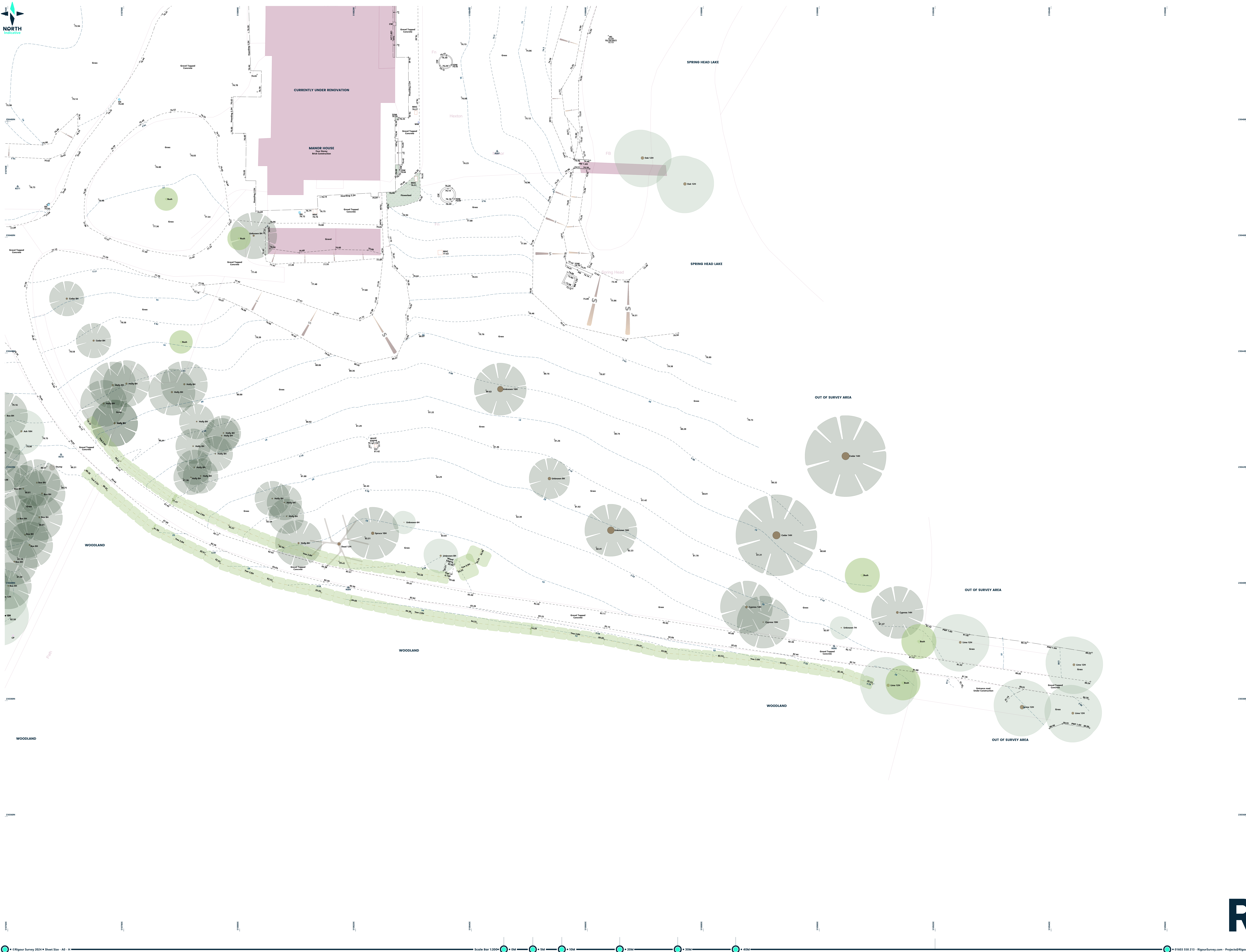
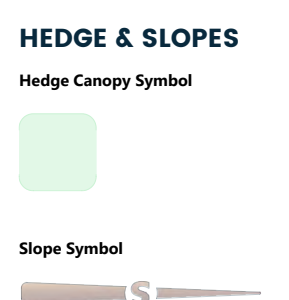
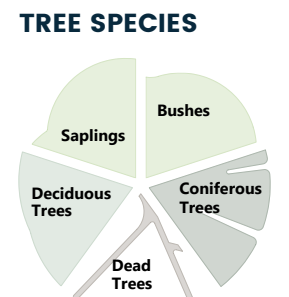


Appendix A – Site Location Plan

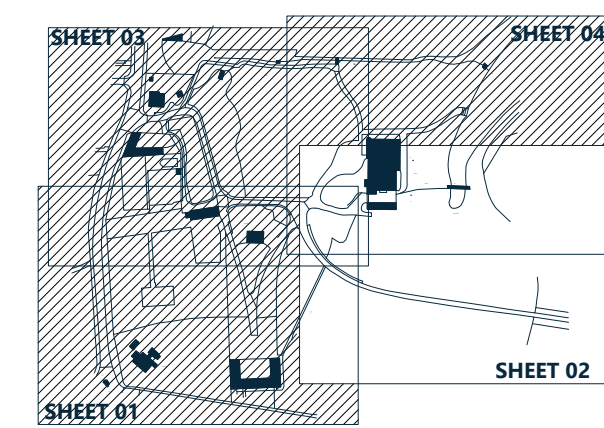




Appendix B – Fuel Tank Installation and Topographical Survey

[illegible]

SURVEY NOTES



SURVEY NOTES

The client must check and verify all completed data for entry to counselling work.

Any errors or discrepancies must be notified to the client immediately and corrected.

The survey control unit is used to be able to check the data measured against the stated scale.

The survey control must be checked and verified prior to use.

Dimensions are in metres. Is the plotting scale in metres?

Are survey canopy supports & trunk dimensions measured in metres? Are the canopy and trunk heights measured. Please use one as a reference.

All Indian legend information including change symbols is visible from here. Canopy and trunk dimensions are measured in metres and heights are approximately 1.7m.

Sections and features may not have been identified in the survey control unit at the time of data capture. These have been identified in the survey control unit.

The results are not available and it is recommended that the client be notified of this. The client must be notified of this and the client must be notified of this.

Any errors or discrepancies must be notified to the client immediately and corrected.

The survey control unit is used to be able to check the data measured against the stated scale.

The survey control must be checked and verified prior to use.

Dimensions are in metres. Is the plotting scale in metres?

Are survey canopy supports & trunk dimensions measured in metres? Are the canopy and trunk heights measured. Please use one as a reference.

All Indian legend information including change symbols is visible from here. Canopy and trunk dimensions are measured in metres and heights are approximately 1.7m.

Sections and features may not have been identified in the survey control unit at the time of data capture. These have been identified in the survey control unit.

• GRID & LEVEL

The survey grid orientation is to grid north with a scale factor of 1.000.

· SURVEY CONTROL-

[illegible]

REVISION NOTES

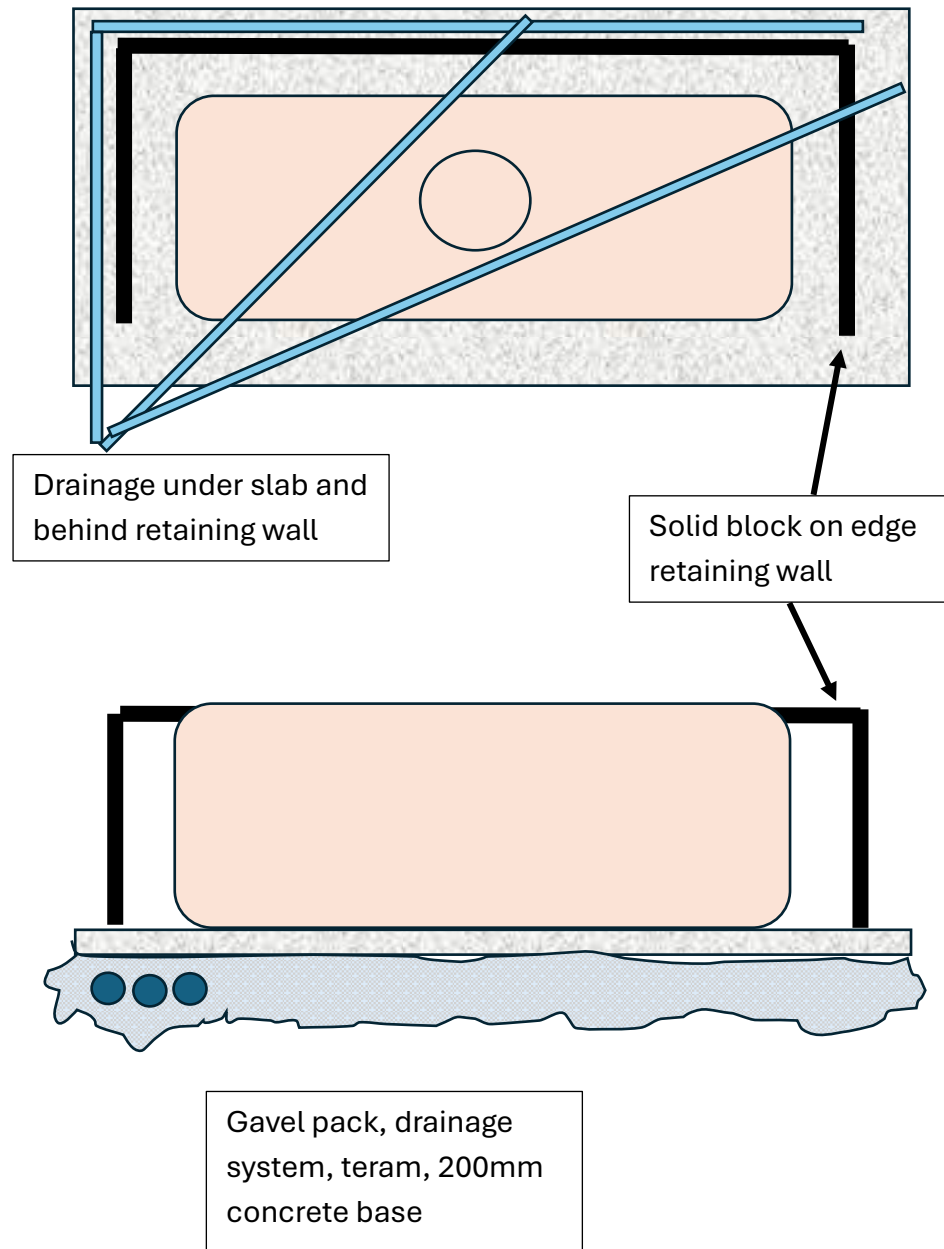
ID Number	Consent	Initials	Date
0	First Issue	WDS	17/10/25

PROJECT DETAILS

ADDRESS
 Hexton Manor
 Hitchin
 Hertfordshire
 SG5 3JH
DELIVERABLE TYPE
 Measured Survey
 Geomatics
CLIENT
 Model Ltd
ISSUE DATE
 17/10/25
DATA CAPTURE
 OJE
DETAILED
 OJE
APPROVED
 WDS
SCALE
 1:200
PROJECT NUMBER
 RS-2964
PHASE NUMBER
 1
REVISION
 0
STATUS
 Final



Crown Oil Environmental – Hexton Manor – Tank Install Design

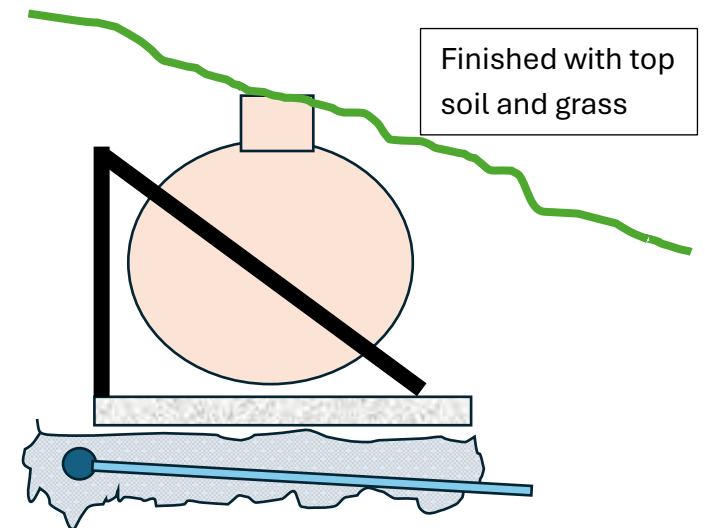


Installation:

50,000 litre WEFCO tank, double skin with interstitial monitoring

Tank also has mechanical Overfill Prevention Valve and high-level alarm

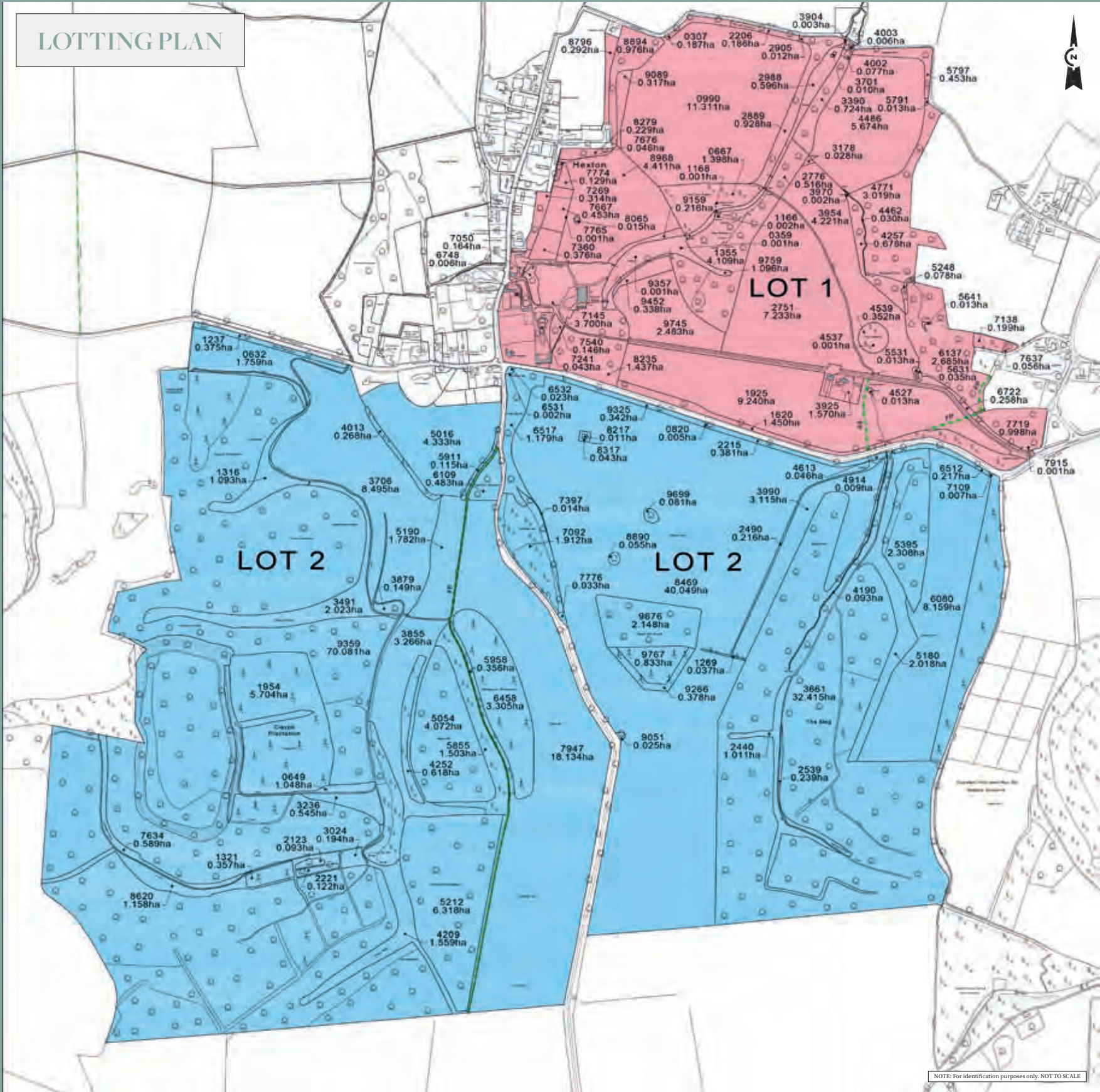
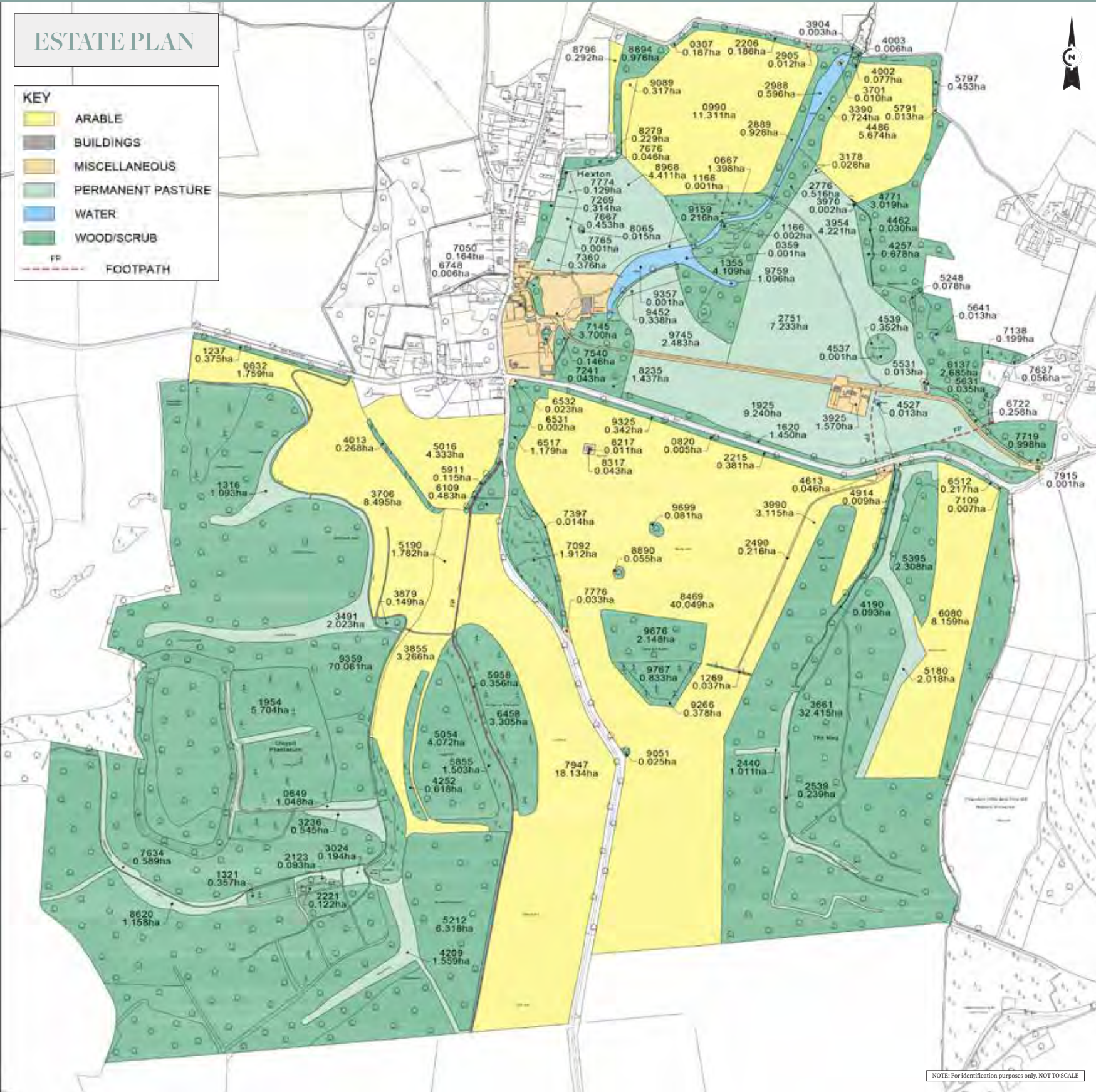
Fill point and supply lines – all double skin complete with interstitial monitoring



Concrete pad – 200mm thick with re-bar
Single size gravel pack under slab with perforated drainage pipe
Single size gravel behind retaining wall
Retaining wall in 440x220x110 solid block on edge
Perforated pipe to feed into lake to divert any natural spring water



Appendix C – Existing Site Plans





Appendix D – Photographs



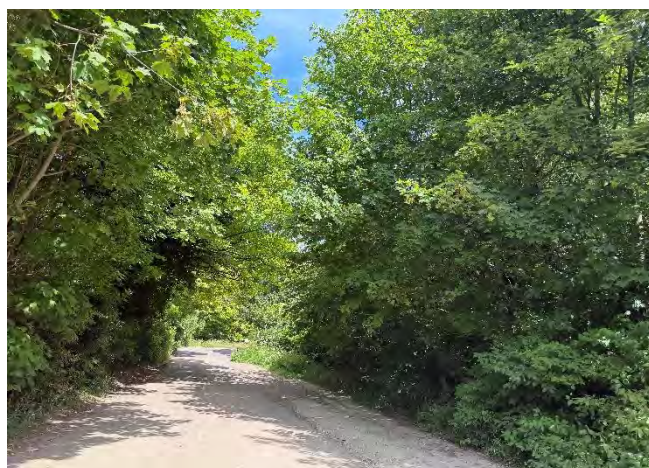
View east of entrance from Hexton village



View south of western boundary



View north of east boundary



View north of Pegsdon Way



View east of Pegsdon way and Barton Road



View south of Pegsdon Lodge



View south taken from access road



View north from access road



View south of stable frontage



View southwest of walled garden



View west of tennis court



View east of swimming pool



View west of western entrance



View northwest of Hexton Lodge



View west of Hexton Manor house and Spring Head



View south of Spring Head taken from bridge



View east of bridge and cascade



View northeast of watercourse



Appendix E – Landmark Report Extracts

Datasheet

Geology Datasheet

EC_A_Context – Aquifers, SPZ, Sensitive land uses & Groundwater flooding

EC_A_SiteSenSlice10000 – Hydrological & Industrial land use

Envirocheck[®] Report:

Datasheet

Order Details:

Order Number:

406032073_1_1

Customer Reference:

3289

National Grid Reference:

511050, 230430

Slice:

A

Site Area (Ha):

75.85

Search Buffer (m):

1000

Site Details:

Hexton Manor, Hexton

Hitchin

SG5 3JH

Client Details:

Mr P George

GO Contaminated Land Solutions Ltd

4 De Frene Road

Sydenham

London

SE26 4AB

Report Section	Page Number
Summary	-
Agency & Hydrological	1
Waste	22
Hazardous Substances	-
Geological	24
Industrial Land Use	33
Sensitive Land Use	35
Data Currency	36
Data Suppliers	43
Useful Contacts	44

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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Information supplied from a joint dataset compiled by The British Geological Survey and Public Health England. The probability result is only valid for properties above ground. All basement and cellar areas are considered to be at additional risk from high radon levels. If an underground room such as a cellar or basement makes up part of the living or working accommodation, the property should be tested regardless of Radon Affected Area status.

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Report Version v53.0

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Agency & Hydrological					
BGS Groundwater Flooding Susceptibility	pg 1	Yes	Yes	Yes	n/a
Contaminated Land Register Entries and Notices					
Discharge Consents	pg 3	1	7		
Prosecutions					
Enforcement and Prohibition Notices					
Integrated Pollution Controls					
Integrated Pollution Prevention And Control					
Local Authority Integrated Pollution Prevention And Control					
Local Authority Pollution Prevention and Controls					
Local Authority Pollution Prevention and Control Enforcements					
Nearest Surface Water Feature	pg 4	Yes			
Pollution Incidents to Controlled Waters					
Historical Prosecutions					
Registered Radioactive Substances					
Substantiated Pollution Incident Register					
Water Abstractions	pg 5	5	4	4	
Water Industry Act Referrals					
Groundwater Vulnerability Map	pg 8	Yes	n/a	n/a	n/a
Groundwater Vulnerability - Soluble Rock Risk	pg 9	4	n/a	n/a	n/a
Groundwater Vulnerability - Local Information			n/a	n/a	n/a
Bedrock Aquifer Designations	pg 10	Yes	n/a	n/a	n/a
Superficial Aquifer Designations	pg 10	Yes	n/a	n/a	n/a
Source Protection Zones	pg 10			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 NGD Water Network Links	pg 10	44	14	27	8
Water Framework Directive - Catchment	pg 20	Yes	Yes		
Water Framework Directive - Groundwater	pg 21	Yes			
Water Framework Directive - Surface Waters	pg 21	Yes	Yes		

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Waste					
BGS Recorded Landfill Sites					
Historical Landfill Sites	pg 22		1		
Integrated Pollution Control Registered Waste Sites					
Licensed Waste Management Facilities (Landfill Boundaries)					
Licensed Waste Management Facilities (Locations)					
Local Authority Landfill Coverage	pg 22	4	n/a	n/a	n/a
Local Authority Recorded Landfill Sites	pg 22			1	1
Potentially Infilled Land (Non-Water)	pg 22		1	1	3
Potentially Infilled Land (Water)					
Registered Landfill Sites					
Registered Waste Transfer Sites					
Registered Waste Treatment or Disposal Sites					
Waste Exemption Permits					
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	Yes	Yes
BGS Recorded Mineral Sites	pg 28		1	3	2
BGS Urban Soil Chemistry					
BGS Urban Soil Chemistry Averages					
CBSCB Compensation District			n/a	n/a	n/a
Coal Mining Affected Areas			n/a	n/a	n/a
Mining Instability			n/a	n/a	n/a
Man-Made Mining Cavities					
Natural Cavities					
Non Coal Mining Areas of Great Britain	pg 29	Yes	Yes	n/a	n/a
Potential for Collapsible Ground Stability Hazards	pg 30	Yes	Yes	n/a	n/a
Potential for Compressible Ground Stability Hazards				n/a	n/a
Potential for Ground Dissolution Stability Hazards	pg 30	Yes	Yes	n/a	n/a
Potential for Landslide Ground Stability Hazards	pg 30	Yes	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	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 33	1	2		
Fuel Station Entries					
Points of Interest - Commercial Services					
Points of Interest - Education and Health					
Points of Interest - Manufacturing and Production	pg 33	1		1	
Points of Interest - Public Infrastructure	pg 33	9	2		
Points of Interest - Recreational and Environmental					
Pollution Inventory					
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 35		3	1	1
Areas of Adopted Green Belt	pg 35	1		1	
Areas of Unadopted Green Belt					
Areas of Outstanding Natural Beauty	pg 35	1			
Environmentally Sensitive Areas					
Forest Parks					
Local Nature Reserves					
Marine Nature Reserves					
National Nature Reserves					
National Parks					
Nitrate Sensitive Areas					
Nitrate Vulnerable Zones	pg 35	2			2
Ramsar Sites					
Sites of Special Scientific Interest	pg 35			1	
Special Areas of Conservation					
Special Protection Areas					
World Heritage Sites					

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A11SW (N)	0	1	511000 230600
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding to Occur at Surface	A11SW (NW)	0	1	510900 230500
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A10SE (W)	0	1	510850 230450
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A7NE (SE)	0	1	511350 230200
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A11SE (E)	0	1	511550 230300
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A15SW (N)	0	1	510900 231000
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A15SW (N)	0	1	511000 231000
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A15SE (NE)	0	1	511550 231000
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A15SW (N)	0	1	511046 231000
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A11SW (NW)	0	1	511046 230427
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A11SE (E)	0	1	511550 230400
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A11SW (W)	0	1	511000 230427
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A11SW (SE)	0	1	511100 230300
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A11SE (E)	0	1	511500 230300
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A7NE (SE)	0	1	511300 230250
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A11SE (SE)	0	1	511250 230300
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A10SE (W)	0	1	510850 230500
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A11SW (W)	0	1	510900 230450
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A11SW (W)	0	1	510950 230450
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A11SW (E)	0	1	511050 230427
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A7NE (E)	0	1	511500 230250
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A11SW (S)	0	1	511046 230350

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding to Occur at Surface	A11SW (N)	0	1	511050 230500
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A11SW (SW)	0	1	511000 230350
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A10NE (NW)	56	1	510650 230650
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A7NW (S)	100	1	511046 230000
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A7NE (SE)	132	1	511400 230000
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A16SW (NE)	135	1	511650 231150
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A15SW (N)	169	1	510950 231250
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A7NE (SE)	182	1	511400 229950
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A14SE (NW)	211	1	510650 231000
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A10NW (NW)	248	1	510450 230750
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A12SE (E)	268	1	512100 230350
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A8NE (E)	313	1	512100 230000
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A12SE (E)	316	1	512150 230350
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A6NW (SW)	352	1	510550 230000
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A12SE (E)	378	1	512200 230400
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	(E)	464	1	512300 230350
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	(E)	474	1	512300 230400
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	A14SW (NW)	498	1	510350 231100

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
1	Discharge Consents Operator: Anglian Water Services Limited Property Type: WWTW/SEWAGE TREATMENT WORKS (WATER COMPANY) Location: Hexton Stw, Hexton, Hitchin, Sg5 3hx Authority: Environment Agency, Anglian Region Catchment Area: Campton Brook (Barton) Reference: Aw1nf25a Permit Version: 1 Effective Date: 30th July 1985 Issued Date: 30th July 1985 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Water Company Discharge: Freshwater Stream/River Environment: Receiving Water: Trib To Barton Brook River Ive Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m	A15SW (N)	0	2	510900 231000
2	Discharge Consents Operator: Y P A, F A A & P Y A Cooper Property Type: Arable Farming Location: Manor Farm Hexton, Hitchin, Herts, Sg5 3hx Authority: Environment Agency, Anglian Region Catchment Area: Campton Brook (Barton) Reference: Gwclf30620 Permit Version: 1 Effective Date: 1st April 1999 Issued Date: 31st July 2000 Revocation Date: Not Supplied Discharge Type: Trade Discharge - Agricultural And Surface Discharge: Onto Land Environment: Receiving Water: Groundwater Status: Deemed Groundwater Regulations Authorisation Positional Accuracy: Located by supplier to within 10m	A10NE (NW)	44	2	510700 230760
3	Discharge Consents Operator: James Ashley Cooper Property Type: WWTW (NOT WATER CO) (NOT STP AT A PRIVATE PREMISES) Location: Bury Farm, Hexton, Herts. Authority: Environment Agency, Anglian Region Catchment Area: Not Supplied Reference: Pr1nfg297 Permit Version: 1 Effective Date: 30th May 1986 Issued Date: 30th May 1986 Revocation Date: 18th February 1992 Discharge Type: Discharge Of Other Matter-Surface Water Discharge: Freshwater Stream/River Environment: Receiving Water: Trib Hexton Brook Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m	A12SW (E)	84	2	511700 230600
4	Discharge Consents Operator: James Ashley Cooper Property Type: FARMS (NOT HOUSE)/CROP + ANIMAL REARING/PLANT NURSERY Location: Manor Farm, Hexton Hexton, Hitchin, Herts, Sg5 3ht Authority: Environment Agency, Anglian Region Catchment Area: Campton Brook (Barton) Reference: Pr1nfg296 Permit Version: 1 Effective Date: 30th May 1986 Issued Date: 30th May 1986 Revocation Date: 18th February 1992 Discharge Type: Discharge Of Other Matter-Surface Water Discharge: Freshwater Stream/River Environment: Receiving Water: Trib Hexton Brook Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 10m	A10NE (NW)	97	2	510691 230887

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
5	Discharge Consents Operator: James Ashley Cooper Property Type: FARMS (NOT HOUSE)/CROP + ANIMAL REARING/PLANT NURSERY Location: Green End Farm, Pegsden Authority: Environment Agency, Anglian Region Catchment Area: Not Supplied Reference: Pr1nfg0298 Permit Version: 1 Effective Date: 27th May 1963 Issued Date: 27th May 1963 Revocation Date: 20th February 1991 Discharge Type: Agricultural effluents Discharge: Not Supplied Environment: Receiving Water: Not Supplied Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m	A12NW (NE)	129	2	511700 230700
6	Discharge Consents Operator: Mr D Pearson Property Type: Domestic Property (Multiple) Location: Longrow Cottages Pegsden Way, Pegsden, Hertford., Sg5 3jx Authority: Environment Agency, Anglian Region Catchment Area: Not Supplied Reference: Pr1lfu246 Permit Version: 1 Effective Date: 8th February 1984 Issued Date: 8th February 1984 Revocation Date: 1st October 1996 Discharge Type: Unknown Discharge: Land/Soakaway Environment: Receiving Water: Land Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 10m	A8NE (E)	133	2	511970 230200
6	Discharge Consents Operator: Peter Vincent Kay Property Type: Domestic Property (Single) Location: 1 Hitchin Road Pegsden, Pirton, Hitchin, N Herts, Sg5 3jt Authority: Environment Agency, Anglian Region Catchment Area: Campton Brook (Barton) Reference: Prclf17331 Permit Version: 1 Effective Date: 19th May 2005 Issued Date: 19th May 2005 Revocation Date: 19th May 2017 Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Land/Soakaway Environment: Receiving Water: Soakaway Status: New Consent (Water Resources Act 1991, Section 88 & Schedule 10 as amended by Environment Act 1995) Positional Accuracy: Located by supplier to within 10m	A8NE (E)	147	2	511987 230236
7	Discharge Consents Operator: James Ashley Cooper Property Type: FARMS (NOT HOUSE)/CROP + ANIMAL REARING/PLANT NURSERY Location: Bury Farm, Hexton Authority: Environment Agency, Anglian Region Catchment Area: Not Supplied Reference: Pr1nfg0297 Permit Version: 1 Effective Date: 27th May 1963 Issued Date: 27th May 1963 Revocation Date: 18th February 1992 Discharge Type: Agricultural effluents Discharge: Not Supplied Environment: Receiving Water: Not Supplied Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m	A10NE (NW)	144	2	510600 230800
	Nearest Surface Water Feature	A10SE (NW)	0	-	510886 230550

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
8	Water Abstractions Operator: J A Cooper Licence Number: 6/33/17/*S/0018 Permit Version: 100 Location: Spring Fed Lake At Hexton Authority: Environment Agency, Anglian Region Abstraction: General Agriculture: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a single point Source: Surface Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Status: Perpetuity Authorised Start: 01 May Authorised End: 30 September Permit Start Date: 1st March 1982 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A10SE (NW)	0	2	510850 230600
9	Water Abstractions Operator: J A Cooper Licence Number: 6/33/17/*S/0018 Permit Version: 100 Location: Lake At Hexton Authority: Environment Agency, Anglian Region Abstraction: General Agriculture: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a river or stream reach, or a row of wellpoints Source: Surface Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Status: Perpetuity Authorised Start: 01 May Authorised End: 30 September Permit Start Date: 1st March 1982 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A11SW (N)	0	2	511100 230600
9	Water Abstractions Operator: Mr James A Cooper Licence Number: 6/33/17/*s/018 Permit Version: Not Supplied Location: Watercourse At, HEXTON Authority: Environment Agency, Anglian Region Abstraction: Spray Irrigation Abstraction Type: Not Supplied Source: Surface Daily Rate (m3): 10 Yearly Rate (m3): 420450 Details: Status: Perpetuity 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	A11SW (N)	0	2	511100 230595
10	Water Abstractions Operator: T J Chisholm Licence Number: 6/33/16/*S/0041 Permit Version: 100 Location: River Flit At Beadlow Authority: Environment Agency, Anglian Region Abstraction: General Agriculture: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a river or stream reach, or a row of wellpoints Source: Surface Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Not Supplied Authorised Start: 01 April Authorised End: 30 September Permit Start Date: 1st March 1979 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	A10SE (W)	0	2	510800 230400

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
11	Water Abstractions Operator: Mr James A Cooper Licence Number: 6/33/17/*s/018 Permit Version: Not Supplied Location: Watercourse At, HEXTON Authority: Environment Agency, Anglian Region Abstraction: Spray Irrigation Abstraction Type: Not Supplied Source: Stream Daily Rate (m3): 10 Yearly Rate (m3): 420450 Details: Status: Perpetuity 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	A15SE (NE)	0	2	511400 231045
11	Water Abstractions Operator: J A Cooper Licence Number: 6/33/17/*S/0018 Permit Version: 100 Location: Watercourse At Hexton Authority: Environment Agency, Anglian Region Abstraction: General Agriculture: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a river or stream reach, or a row of wellpoints Source: Surface Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Status: Perpetuity Authorised Start: 01 May Authorised End: 30 September Permit Start Date: 1st March 1982 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	A15SE (NE)	4	2	511400 231050
12	Water Abstractions Operator: J A Cooper Licence Number: 6/33/17/*S/0018 Permit Version: 100 Location: Pond At Hexton Authority: Environment Agency, Anglian Region Abstraction: General Agriculture: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a single point Source: Surface Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Status: Perpetuity Authorised Start: 01 May Authorised End: 30 September Permit Start Date: 1st March 1982 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A6NE (SW)	155	2	510800 230150
13	Water Abstractions Operator: Mr James A Cooper Licence Number: 6/33/17/*s/018 Permit Version: Not Supplied Location: Watercourse At, HEXTON Authority: Environment Agency, Anglian Region Abstraction: Spray Irrigation Abstraction Type: Not Supplied Source: Surface Daily Rate (m3): 10 Yearly Rate (m3): 420450 Details: Status: Perpetuity 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	A10SW (W)	235	2	510400 230495

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
13	Water Abstractions Operator: J A Cooper Licence Number: 6/33/17/*S/0018 Permit Version: 100 Location: Watercourse At Hexton Authority: Environment Agency, Anglian Region Abstraction: General Agriculture: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a river or stream reach, or a row of wellpoints Source: Surface Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Status: Perpetuity Authorised Start: 01 May Authorised End: 30 September Permit Start Date: 1st March 1982 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	A10SW (W)	236	2	510400 230500
14	Water Abstractions Operator: J A Cooper Licence Number: 6/33/17/*S/0018 Permit Version: 100 Location: Ponds By Church Authority: Environment Agency, Anglian Region Abstraction: General Agriculture: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a single point Source: Surface Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Status: Perpetuity Authorised Start: 01 May Authorised End: 30 September Permit Start Date: 1st March 1982 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A10SW (W)	283	2	510350 230400
15	Water Abstractions Operator: Mr James A Cooper Licence Number: 6/33/17/*s/018 Permit Version: Not Supplied Location: Spring Fed Lake At, HEXTON Authority: Environment Agency, Anglian Region Abstraction: Spray Irrigation Abstraction Type: Not Supplied Source: Stream Daily Rate (m3): 10 Yearly Rate (m3): 420450 Details: Status: Perpetuity 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	A10NW (NW)	328	2	510400 230800
16	Water Abstractions Operator: J A Cooper Licence Number: 6/33/17/*S/0018 Permit Version: 100 Location: Watercourse At Hexton Authority: Environment Agency, Anglian Region Abstraction: General Agriculture: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a river or stream reach, or a row of wellpoints Source: Surface Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Status: Perpetuity Authorised Start: 01 May Authorised End: 30 September Permit Start Date: 1st March 1982 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	A10SW (W)	334	2	510300 230500

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
17	Water Abstractions Operator: J A Cooper Licence Number: 6/33/17/*S/0018 Permit Version: 100 Location: Ponds By Church Authority: Environment Agency, Anglian Region Abstraction: General Agriculture: Spray Irrigation - Direct Abstraction Type: Water may be abstracted from a single point Source: Surface Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Status: Perpetuity Authorised Start: 01 May Authorised End: 30 September Permit Start Date: 1st March 1982 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	A10SW (W)	336	2	510300 230350
	Groundwater Vulnerability Map Combined Classification: Secondary Superficial Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, Productive Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial: <90% Patchiness: <3m Superficial Thickness: No Data Superficial Recharge:	A11SW (SE)	0	2	511101 230361
	Groundwater Vulnerability Map Combined Classification: Secondary Superficial Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, Productive Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial: <90% Patchiness: <3m Superficial Thickness: No Data Superficial Recharge:	A8NW (E)	0	2	511807 230188
	Groundwater Vulnerability Map Combined Classification: Secondary Superficial Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, Productive Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial: <90% Patchiness: <3m Superficial Thickness: No Data Superficial Recharge:	A11SE (E)	0	2	511353 230309

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Groundwater Vulnerability Map Combined Classification: Principle Bedrock Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, No Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial: <90% Patchiness: <3m Superficial Thickness: No Data Superficial Recharge:	A11SW (W)	0	2	511000 230427
	Groundwater Vulnerability Map Combined Classification: Principle Bedrock Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, No Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial: <90% Patchiness: <3m Superficial Thickness: No Data Superficial Recharge:	A11SW (NW)	0	2	511046 230427
	Groundwater Vulnerability Map Combined Classification: Principle Bedrock Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, No Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial: <90% Patchiness: <3m Superficial Thickness: No Data Superficial Recharge:	A15SW (N)	0	2	511000 231000
	Groundwater Vulnerability Map Combined Classification: Principle Bedrock Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, No Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial: <90% Patchiness: <3m Superficial Thickness: No Data Superficial Recharge:	A15SW (N)	0	2	511046 231000
	Groundwater Vulnerability - Soluble Rock Risk Classification: Significant Risk - Problems Unlikely	A15SW (N)	0	2	511000 231000
	Groundwater Vulnerability - Soluble Rock Risk Classification: Significant Risk - Problems Unlikely	A15SW (N)	0	2	511046 231000
	Groundwater Vulnerability - Soluble Rock Risk Classification: Significant Risk - Problems Unlikely	A11SW (W)	0	2	511000 230427
	Groundwater Vulnerability - Soluble Rock Risk Classification: Significant Risk - Problems Unlikely	A11SW (NW)	0	2	511046 230427

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Bedrock Aquifer Designations Aquifer Designation: Principal Aquifer	A11SW (NW)	0	2	511046 230427
	Superficial Aquifer Designations Aquifer Designation: Secondary Aquifer - Undifferentiated	A11SE (E)	0	2	511353 230309
	Superficial Aquifer Designations Aquifer Designation: Secondary Aquifer - Undifferentiated	A11SW (SE)	0	2	511101 230361
	Superficial Aquifer Designations Aquifer Designation: Secondary Aquifer - Undifferentiated	A8NW (E)	0	2	511807 230188
18	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.	A4NW (SE)	460	2	511782 229518
	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				
19	OS NGD Water Network Links Description: Still water Length: 98.761 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SW (NE)	0	3	511097 230541
20	OS NGD Water Network Links Description: Still water Length: 22.674 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NW (N)	0	3	511031 230607
21	OS NGD Water Network Links Description: Watercourse Length: 209.947 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NW (N)	0	3	511051 230617
22	OS NGD Water Network Links Description: Watercourse Length: 41.218 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SW (NE)	0	3	511063 230456
23	OS NGD Water Network Links Description: Watercourse Length: 60.746 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SW (NE)	0	3	511066 230455

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
24	OS NGD Water Network Links Description: Watercourse Length: 50.26 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SW (N)	0	3	511068 230491
25	OS NGD Water Network Links Description: Watercourse Length: 7.843 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SW (NE)	0	3	511094 230534
26	OS NGD Water Network Links Description: Watercourse Length: 26.066 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SW (N)	0	3	511112 230594
27	OS NGD Water Network Links Description: Watercourse Length: 12.349 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SW (NE)	0	3	511129 230594
28	OS NGD Water Network Links Description: Watercourse Length: 10.061 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NW (NE)	0	3	511134 230612
29	OS NGD Water Network Links Description: Watercourse Length: 13.267 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NW (NE)	0	3	511136 230604
30	OS NGD Water Network Links Description: Watercourse Length: 62.087 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NW (NE)	0	3	511144 230615
31	OS NGD Water Network Links Description: Watercourse Length: 41.189 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NW (NE)	0	3	511144 230647
32	OS NGD Water Network Links Description: Watercourse Length: 66.079 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NW (NE)	0	3	511179 230666

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
33	OS NGD Water Network Links Description: Watercourse Length: 9.967 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NW (NE)	0	3	511222 230714
34	OS NGD Water Network Links Description: Watercourse Length: 123.435 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NW (NE)	0	3	511220 230724
35	OS NGD Water Network Links Description: Watercourse Length: 250.486 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NE (NE)	0	3	511275 230834
36	OS NGD Water Network Links Description: Watercourse Length: 107.06 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NE (NE)	0	3	511363 230748
37	OS NGD Water Network Links Description: Watercourse Length: 14.015 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NE (NE)	0	3	511391 230720
38	OS NGD Water Network Links Description: Still water Length: 5.29 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NE (NE)	0	3	511398 230706
39	OS NGD Water Network Links Description: Drain Length: 10.803 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15SE (NE)	0	3	511399 231036
40	OS NGD Water Network Links Description: Watercourse Length: 198.904 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SE (E)	0	3	511440 230529
41	OS NGD Water Network Links Description: Still water Length: 8.616 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15SE (NE)	0	3	511409 231028

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
42	OS NGD Water Network Links Description: Watercourse Length: 9.925 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15SE (NE)	0	3	511410 231018
43	OS NGD Water Network Links Description: Watercourse Length: 2.777 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15SE (NE)	0	3	511413 231036
44	OS NGD Water Network Links Description: Watercourse Length: 246.865 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SE (E)	0	3	511444 230443
45	OS NGD Water Network Links Description: Watercourse Length: 107.533 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SE (E)	0	3	511440 230529
46	OS NGD Water Network Links Description: Still water Length: 16.085 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SE (E)	0	3	511450 230282
47	OS NGD Water Network Links Description: Watercourse Length: 115.001 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SE (E)	0	3	511453 230267
48	OS NGD Water Network Links Description: Watercourse Length: 9.162 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NE (NE)	0	3	511281 230828
49	OS NGD Water Network Links Description: Watercourse Length: 47.17 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11NE (NE)	0	3	511315 230795
50	OS NGD Water Network Links Description: Watercourse Length: 60.057 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10SE (W)	0	3	510702 230559

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
51	OS NGD Water Network Links Description: Watercourse Length: 187.127 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10SE (NW)	0	3	510886 230550
52	OS NGD Water Network Links Description: Still water Length: 26.307 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SW (N)	0	3	511006 230598
53	OS NGD Water Network Links Description: Drain Length: 13.132 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SW (N)	0	3	511013 230565
54	OS NGD Water Network Links Description: Still water Length: 3.761 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A7NE (SE)	0	3	511483 230158
55	OS NGD Water Network Links Description: Watercourse Length: 13.375 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A7NE (SE)	0	3	511484 230154
56	OS NGD Water Network Links Description: Still water Length: 136.8 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SW (N)	0	3	510982 230589
57	OS NGD Water Network Links Description: Still water Length: 21.271 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SW (N)	0	3	511010 230577
58	OS NGD Water Network Links Description: Drain Length: 1.746 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15SE (NE)	0	3	511410 231038
59	OS NGD Water Network Links Description: Drain Length: 2.931 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15SE (NE)	0	3	511412 231038

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
60	OS NGD Water Network Links Description: Watercourse Length: 6.91 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15SE (NE)	0	3	511414 231038
61	OS NGD Water Network Links Description: Still water Length: 17.26 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SE (E)	0	3	511567 230427
62	OS NGD Water Network Links Description: Watercourse Length: 98.672 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A11SE (E)	0	3	511547 230509
63	OS NGD Water Network Links Description: Watercourse Length: 5.698 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15SE (NE)	1	3	511396 231050
64	OS NGD Water Network Links Description: Watercourse Length: 88.949 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15SE (NE)	5	3	511421 231039
65	OS NGD Water Network Links Description: Watercourse Length: 73.722 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15SE (NE)	7	3	511397 231055
66	OS NGD Water Network Links Description: Drain Length: 173.604 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15SW (N)	9	3	510995 231065
67	OS NGD Water Network Links Description: Watercourse Length: 540.148 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A7NE (SE)	14	3	511486 230141
68	OS NGD Water Network Links Description: Watercourse Length: 176.118 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10SE (W)	15	3	510642 230556

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
69	OS NGD Water Network Links Description: Watercourse Length: 405.725 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15SE (NE)	79	3	511430 231119
70	OS NGD Water Network Links Description: Watercourse Length: 457.025 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10SW (W)	152	3	510481 230395
71	OS NGD Water Network Links Description: Watercourse Length: 85.438 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10SW (W)	158	3	510476 230485
72	OS NGD Water Network Links Description: Watercourse Length: 22.122 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10SW (W)	158	3	510477 230489
73	OS NGD Water Network Links Description: Watercourse Length: 20.035 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 2	A10SW (W)	161	3	510478 230507
74	OS NGD Water Network Links Description: Watercourse Length: 3.381 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 2	A10SW (W)	170	3	510473 230525
75	OS NGD Water Network Links Description: Watercourse Length: 262.221 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 2	A10SW (W)	171	3	510473 230528
76	OS NGD Water Network Links Description: Still water Length: 13.135 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10SW (W)	242	3	510391 230488
77	OS NGD Water Network Links Description: Still water Length: 15.305 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10SW (W)	255	3	510378 230486

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
78	OS NGD Water Network Links Description: Still water Length: 5.465 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 2	A10SW (W)	255	3	510378 230486
79	OS NGD Water Network Links Description: Watercourse Length: 3.606 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 2	A10SW (W)	256	3	510378 230492
80	OS NGD Water Network Links Description: Watercourse Length: 136.166 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 2	A10SW (W)	257	3	510378 230496
81	OS NGD Water Network Links Description: Drain Length: 29.885 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10SW (W)	266	3	510389 230577
82	OS NGD Water Network Links Description: Watercourse Length: 110.096 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10SW (W)	270	3	510363 230485
83	OS NGD Water Network Links Description: Watercourse Length: 143.188 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10NW (W)	270	3	510389 230611
84	OS NGD Water Network Links Description: Watercourse Length: 295.169 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10NW (W)	299	3	510366 230650
85	OS NGD Water Network Links Description: Still water Length: 24.414 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10SW (W)	305	3	510330 230377
86	OS NGD Water Network Links Description: Watercourse Length: 5.671 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 2	A10NW (NW)	311	3	510396 230755

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
87	OS NGD Water Network Links Description: Watercourse Length: 55.958 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10NW (NW)	315	3	510391 230753
88	OS NGD Water Network Links Description: Watercourse Length: 9.758 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10NW (NW)	315	3	510391 230753
89	OS NGD Water Network Links Description: Watercourse Length: 3.822 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10NW (NW)	317	3	510384 230746
90	OS NGD Water Network Links Description: Watercourse Length: 24.838 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10NW (NW)	319	3	510381 230744
91	OS NGD Water Network Links Description: Watercourse Length: 0.784 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 2	A10NW (NW)	337	3	510357 230738
92	OS NGD Water Network Links Description: Watercourse Length: 263.069 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A6NW (SW)	341	3	510502 230029
93	OS NGD Water Network Links Description: Watercourse Length: 6.106 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10NW (NW)	367	3	510359 230799
94	OS NGD Water Network Links Description: Watercourse Length: 457.849 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A10NW (NW)	371	3	510357 230805
95	OS NGD Water Network Links Description: Watercourse Length: 4.371 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A14SW (NW)	432	3	510463 231223

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
96	OS NGD Water Network Links Description: Watercourse Length: 441.402 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A14SW (NW)	433	3	510464 231228
97	OS NGD Water Network Links Description: Drain Length: 48.185 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A14NE (N)	450	3	510808 231520
98	OS NGD Water Network Links Description: Watercourse Length: 8.371 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15NE (N)	469	3	511481 231511
99	OS NGD Water Network Links Description: Watercourse Length: 45.941 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A16SE (NE)	472	3	512058 231063
100	OS NGD Water Network Links Description: Watercourse Length: 479.453 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A15NE (N)	478	3	511482 231519
101	OS NGD Water Network Links Description: Watercourse Length: 4.177 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A16SE (NE)	483	3	512064 231109
102	OS NGD Water Network Links Description: Watercourse Length: 142.703 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A16SE (NE)	485	3	512065 231113
103	OS NGD Water Network Links Description: Still water Length: 40.32 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A14NE (N)	493	3	510819 231567
104	OS NGD Water Network Links Description: Watercourse Length: 25.92 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A16SE (NE)	561	3	512104 231250

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
105	OS NGD Water Network Links Description: Watercourse Length: 357.789 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A16SE (NE)	586	3	512123 231266
106	OS NGD Water Network Links Description: Watercourse Length: 4.689 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A6SW (SW)	597	3	510430 229782
107	OS NGD Water Network Links Description: Watercourse Length: 245.543 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A6SW (SW)	602	3	510428 229778
108	OS NGD Water Network Links Description: Watercourse Length: 99.693 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A9SE (W)	673	3	509957 230425
109	OS NGD Water Network Links Description: Watercourse Length: 4.387 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A2NW (SW)	843	3	510348 229550
110	OS NGD Water Network Links Description: Watercourse Length: 310.769 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A2NW (SW)	847	3	510348 229546
111	OS NGD Water Network Links Description: Drain Length: 474.176 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	A13NE (NW)	869	3	510039 231333
	Water Framework Directive - Catchment Class Code: River Catchment WaterBody Name: Hexton Brook WaterBody ID: GB105033037510 Operational level Catchment: Management Ouse Upper and Bedford Catchment: Catchment Name: Upper & Bedford Ouse	A11SW (NW)	0	2	511046 230427
	Water Framework Directive - Catchment Class Code: River Catchment WaterBody Name: Barton Brook WaterBody ID: GB105033037500 Operational level Catchment: Management Ouse Upper and Bedford Catchment: Catchment Name: Upper & Bedford Ouse	A10NE (NW)	52	2	510660 230690

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Water Framework Directive - Groundwater Waterbody Name: Upper Bedford Ouse Chalk Waterbody ID: GB40601G603000 URL Address: https://environment.data.gov.uk/catchment-planning/WaterBody/GB40601G603000 Overall Rating: Poor Chemical Rating: Poor Quantitative Measure: Poor Year: 2019	A11SW (NW)	0	2	511046 230427
	Water Framework Directive - Surface Waters Class Code: River Waterbody Name: Hexton Brook Waterbody ID: GB105033037510 URL Address: Not Supplied Overall Rating: Not Assessed Chemical Rating: Not Assessed Classification Year: 2022	A15SE (NE)	0	2	511414 231038
	Water Framework Directive - Surface Waters Class Code: River Waterbody Name: Barton Brook Waterbody ID: GB105033037500 URL Address: Not Supplied Overall Rating: Not Assessed Chemical Rating: Not Assessed Classification Year: 2022	A10SW (W)	152	2	510481 230395

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
112	Historical Landfill Sites Licence Holder: Not Supplied Location: Pegsdon, Bedfordshire Name: Clarks Hill Operator Location: Not Supplied Boundary Accuracy: As Supplied Provider Reference: EAHLD00814 First Input Date: 1st January 1960 Last Input Date: 31st December 1969 Specified Waste: Deposited Waste included Inert and Industrial Waste Type: EA Waste Ref: 0 Regis Ref: Not Supplied WRC Ref: 0200/0171 BGS Ref: Not Supplied Other Ref: PIT 140	A8NW (SE)	127	2	511762 229964
	Local Authority Landfill Coverage Name: Mid Bedfordshire District Council - Has supplied landfill data		0	4	511433 230465
	Local Authority Landfill Coverage Name: Hertfordshire County Council - Has supplied landfill data		0	6	511046 230427
	Local Authority Landfill Coverage Name: North Hertfordshire District Council - Has supplied landfill data		0	5	511046 230427
	Local Authority Landfill Coverage Name: Bedfordshire County Council - Has no landfill data to supply		0	7	511433 230465
	Local Authority Landfill Coverage Name: South Bedfordshire District Council - Has supplied landfill data		602	8	510101 230815
113	Local Authority Recorded Landfill Sites Location: Hexton Reference: 205 Authority: Hertfordshire County Council, Spatial Planning and Economy Unit Last Reported Status: Unknown Types of Waste: Not Supplied Date of Closure: Not Supplied Positional Accuracy: Positioned by the supplier Boundary Quality: Moderate	A6NE (SW)	284	6	510696 230021
114	Local Authority Recorded Landfill Sites Location: Barton Hills, Off Hexton Road, Barton Reference: Not Supplied Authority: South Bedfordshire District Council (now part of Central Bedfordshire Council), Environmental Health Department Last Reported Status: Unknown Types of Waste: Not Supplied Date of Closure: Not Supplied Positional Accuracy: Positioned by the supplier Boundary Quality: Moderate	A5NW (W)	829	8	509856 230076
115	Potentially Infilled Land (Non-Water) Bearing Ref: SE Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1982	A8NW (SE)	118	-	511791 229981
116	Potentially Infilled Land (Non-Water) Bearing Ref: SE Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1982	A8SE (SE)	484	-	512075 229728
117	Potentially Infilled Land (Non-Water) Bearing Ref: W Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1982	A5NW (W)	812	-	509880 230060
118	Potentially Infilled Land (Non-Water) Bearing Ref: SE Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1982	A4SW (SE)	898	-	511857 229209

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
119	Potentially Infilled Land (Non-Water) Bearing Ref: W Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1982	A5NW (W)	972	-	509759 229933

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS 1:625,000 Solid Geology Description: Grey Chalk Subgroup	A11SW (NW)	0	1	511046 230427
	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 - 30 mg/kg	A11SW (NW)	0	1	511046 230427
	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 - 30 mg/kg	A11SW (W)	0	1	511000 230427
	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 - 30 mg/kg	A12SE (E)	160	1	512000 230427
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic Concentration: 15 - 25 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	A7NW (S)	203	1	510903 230067
	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 - 30 mg/kg	A8NE (E)	244	1	512085 230249
	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	A8NE (SE)	281	1	512063 230000

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 20 - 40 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel 15 - 30 mg/kg Concentration:	A8NE (E)	300	1	512139 230209
	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 20 - 40 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel 15 - 30 mg/kg Concentration:	A8NE (E)	318	1	512117 230022
	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 - 30 mg/kg Concentration:	A8NE (E)	322	1	512110 230000
	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 - 30 mg/kg Concentration:	A6NW (SW)	362	1	510517 230000
	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 30 - 45 mg/kg Concentration:	A8NE (E)	428	1	512227 230000
	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 30 - 45 mg/kg Concentration:	A8SE (SE)	451	1	512000 229603

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 40 - 60 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel 15 - 30 mg/kg Concentration:	A8SE (SE)	457	1	512060 229745
	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 - 30 mg/kg Concentration:	A8SE (SE)	468	1	512157 229818
	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 20 - 40 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel 15 - 30 mg/kg Concentration:	A6SW (SW)	515	1	510494 229846
	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 30 - 45 mg/kg Concentration:	A14NE (N)	526	1	510827 231601
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic 15 - 25 mg/kg Concentration: Cadmium <1.8 mg/kg Concentration: Chromium 60 - 90 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel 30 - 45 mg/kg Concentration:	A8SE (SE)	534	1	512234 229806
	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 - 30 mg/kg Concentration:	A8SE (SE)	556	1	512188 229725

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 - 25 mg/kg Concentration: Cadmium: <1.8 mg/kg Concentration: Chromium: 60 - 90 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel: 30 - 45 mg/kg Concentration:	A8SE (SE)	562	1	512220 229748
	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 - 30 mg/kg Concentration:	A6NW (SW)	564	1	510223 229963
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic: 15 - 25 mg/kg Concentration: Cadmium: <1.8 mg/kg Concentration: Chromium: 60 - 90 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel: 30 - 45 mg/kg Concentration:	A7SW (S)	578	1	511038 229627
	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:	A6SE (SW)	632	1	510627 229702
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic: 15 - 25 mg/kg Concentration: Cadmium: <1.8 mg/kg Concentration: Chromium: 60 - 90 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel: 30 - 45 mg/kg Concentration:	A4NW (SE)	693	1	511868 229413
	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 - 30 mg/kg Concentration:	A5NE (SW)	700	1	510031 230000

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 - 25 mg/kg Concentration: Cadmium: <1.8 mg/kg Concentration: Chromium: 60 - 90 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel: 30 - 45 mg/kg Concentration:	A3NW (S)	747	1	511002 229463
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic: 15 - 25 mg/kg Concentration: Cadmium: <1.8 mg/kg Concentration: Chromium: 60 - 90 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel: 30 - 45 mg/kg Concentration:	A5NE (W)	781	1	509890 230131
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic: 15 - 25 mg/kg Concentration: Cadmium: <1.8 mg/kg Concentration: Chromium: 90 - 120 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel: 60 - 80 mg/kg Concentration:	A4SW (SE)	877	1	511825 229138
	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:	A5NW (W)	925	1	509731 230178
	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:	A5SW (SW)	972	1	509839 229793
120	BGS Recorded Mineral Sites Site Name: Clark'S Hill Chalk Pit Location: Pegsdon, Shillington, Bedfordshire Source: British Geological Survey, National Geoscience Information Service Reference: 35467 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Cretaceous Geology: Zig Zag Chalk Formation Commodity: Chalk Positional Accuracy: Located by supplier to within 10m	A8NW (SE)	149	1	511805 229960

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
121	BGS Recorded Mineral Sites Site Name: Hexton Chalk Pit Location: Hexton, Hitchin, Hertfordshire Source: British Geological Survey, National Geoscience Information Service Reference: 35465 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Cretaceous Geology: Zig Zag Chalk Formation Commodity: Chalk Positional Accuracy: Located by supplier to within 10m	A6NE (SW)	354	1	510650 229980
122	BGS Recorded Mineral Sites Site Name: Hexton Chalk Pit Location: Hexton, Hitchin, Hertfordshire Source: British Geological Survey, National Geoscience Information Service Reference: 35466 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Cretaceous Geology: Zig Zag Chalk Formation Commodity: Chalk Positional Accuracy: Located by supplier to within 10m	A6SE (SW)	414	1	510700 229910
123	BGS Recorded Mineral Sites Site Name: Deacon Hill Chalk Pit Location: Pegsdon, Shillington, Bedfordshire Source: British Geological Survey, National Geoscience Information Service Reference: 35446 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Cretaceous Geology: Totternhoe Stone Member Commodity: Chalk Positional Accuracy: Located by supplier to within 10m	A8SE (SE)	490	1	512075 229720
124	BGS Recorded Mineral Sites Site Name: Noon Hill Chalk Pit Location: Pegsdon, Shillington, Bedfordshire Source: British Geological Survey, National Geoscience Information Service Reference: 35456 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Cretaceous Geology: White Chalk Subgroup Commodity: Chalk Positional Accuracy: Located by supplier to within 10m	A4SW (SE)	886	1	511855 229220
125	BGS Recorded Mineral Sites Site Name: Barton Hills Gravel Pit Location: Barton-Le-Clay, Bedfordshire Source: British Geological Survey, National Geoscience Information Service Reference: 35464 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	A5NW (W)	887	1	509815 230020
	BGS Measured Urban Soil Chemistry No data available				
	BGS Urban Soil Chemistry Averages No data available				
	Coal Mining Affected Areas In an area that might not be affected by coal mining				
	Non Coal Mining Areas of Great Britain Risk: Rare Zone of Influence: N/A Source: British Geological Survey, National Geoscience Information Service	A11SW (NW)	0	1	511046 230427

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Non Coal Mining Areas of Great Britain Risk: Rare Zone of Influence: N/A Source: British Geological Survey, National Geoscience Information Service	A7NW (S)	100	1	511046 230000
	Potential for Collapsible Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A11SW (NW)	0	1	511046 230427
	Potential for Collapsible Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A7NW (S)	100	1	511046 230000
	Potential for Compressible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A11SW (NW)	0	1	511046 230427
	Potential for Compressible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A7NW (S)	100	1	511046 230000
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A11SW (NW)	0	1	511046 230427
	Potential for Ground Dissolution Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A8NW (E)	0	1	511807 230188
	Potential for Ground Dissolution Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A11SE (E)	0	1	511353 230309
	Potential for Ground Dissolution Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A11SW (SE)	0	1	511101 230361
	Potential for Ground Dissolution Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A10SE (W)	62	1	510569 230440
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A7NW (S)	100	1	511046 230000
	Potential for Ground Dissolution Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A15SE (NE)	111	1	511410 231163
	Potential for Ground Dissolution Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A7NE (SE)	133	1	511403 230000
	Potential for Ground Dissolution Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A7NW (S)	203	1	510903 230067
	Potential for Ground Dissolution Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A8NE (E)	244	1	512085 230249
	Potential for Landslide Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A11SW (S)	0	1	511095 230290
	Potential for Landslide Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A11SW (NW)	0	1	511046 230427
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A8NW (E)	0	1	511807 230188
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A11SE (E)	0	1	511353 230309
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A11SW (SE)	0	1	511101 230361

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A10SE (W)	62	1	510569 230440
	Potential for Landslide Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A7NE (SE)	69	1	511412 230062
	Potential for Landslide Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A7NW (S)	100	1	511046 230000
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A15SE (NE)	111	1	511410 231163
	Potential for Landslide Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A7NE (SE)	133	1	511403 230000
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A7NW (S)	203	1	510903 230067
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A8NE (E)	244	1	512085 230249
	Potential for Running Sand Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A11SW (NW)	0	1	511046 230427
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A11SE (E)	0	1	511353 230309
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A11SW (SE)	0	1	511101 230361
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A8NW (E)	0	1	511807 230188
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A10SE (W)	62	1	510569 230440
	Potential for Running Sand Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A7NW (S)	100	1	511046 230000
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A15SE (NE)	111	1	511410 231163
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A7NE (SE)	133	1	511403 230000
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A7NW (S)	203	1	510903 230067
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A8NE (E)	244	1	512085 230249
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A8NW (E)	0	1	511807 230188
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A11SW (SE)	0	1	511101 230361
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A11SE (E)	0	1	511353 230309
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A11SW (NW)	0	1	511046 230427

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A10SE (W)	62	1	510569 230440
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A7NW (S)	100	1	511046 230000
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A15SE (NE)	111	1	511410 231163
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A7NE (SE)	133	1	511403 230000
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A8NE (E)	244	1	512085 230249
	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	A11SW (NW)	0	1	511046 230427
	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	A11SW (NW)	0	1	511046 230427

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
126	Contemporary Trade Directory Entries Name: Aromatic U K Ltd Location: Hexton Manor, Hexton, Hitchin, Hertfordshire, SG5 3JH Classification: Food Colouring, Flavouring & Additive Manufacturers & Distributors Status: Inactive Positional Accuracy: Automatically positioned to the address	A10SE (W)	0	-	510815 230496
127	Contemporary Trade Directory Entries Name: Fortune Products Technical Solutions Ltd Location: The Grange Barn, Hexton, HITCHIN, Hertfordshire, SG5 3HX Classification: Engineering Machine Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A10NE (NW)	18	-	510738 230807
128	Contemporary Trade Directory Entries Name: Mill Barn Antiques Location: 4, Long Row, Pegsdon, HITCHIN, Hertfordshire, SG5 3JX Classification: Antiques - Repairing & Restoring Status: Inactive Positional Accuracy: Automatically positioned to the address	A12SE (E)	170	-	511994 230307
129	Points of Interest - Manufacturing and Production Name: Tank Location: SG5 Category: Industrial Features Class Code: Tanks (Generic) Positional Accuracy: Positioned to address or location	A10NE (NW)	0	9	510757 230776
130	Points of Interest - Manufacturing and Production Name: Workings (Dis) Location: SG5 Category: Extractive Industries Class Code: Unspecified Quarries Or Mines Positional Accuracy: Positioned to an adjacent address or location	A6NE (SW)	361	9	510676 229969
131	Points of Interest - Public Infrastructure Name: Sluice Location: SG5 Category: Water Class Code: Weirs, Sluices and Dams Positional Accuracy: Positioned to an adjacent address or location	A15SE (NE)	0	9	511389 231031
131	Points of Interest - Public Infrastructure Name: Sluice Location: SG5 Category: Water Class Code: Weirs, Sluices and Dams Positional Accuracy: Positioned to an adjacent address or location	A15SE (NE)	0	9	511381 231030
132	Points of Interest - Public Infrastructure Name: Sluice Location: SG5 Category: Water Class Code: Weirs, Sluices and Dams Positional Accuracy: Positioned to an adjacent address or location	A11NW (N)	0	9	511108 230654
132	Points of Interest - Public Infrastructure Name: Weir Location: SG5 Category: Water Class Code: Weirs, Sluices and Dams Positional Accuracy: Positioned to an adjacent address or location	A11NW (N)	0	9	511112 230667
132	Points of Interest - Public Infrastructure Name: Weir Location: SG5 Category: Water Class Code: Weirs, Sluices and Dams Positional Accuracy: Positioned to an adjacent address or location	A11NW (N)	0	9	511059 230610
132	Points of Interest - Public Infrastructure Name: Weir Location: SG5 Category: Water Class Code: Weirs, Sluices and Dams Positional Accuracy: Positioned to an adjacent address or location	A11NW (N)	0	9	511119 230665
132	Points of Interest - Public Infrastructure Name: Sluice Location: SG5 Category: Water Class Code: Weirs, Sluices and Dams Positional Accuracy: Positioned to an adjacent address or location	A11NW (N)	0	9	511125 230650

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
133	Points of Interest - Public Infrastructure Name: Weir Location: SG5 Category: Water Class Code: Weirs, Sluices and Dams Positional Accuracy: Positioned to an adjacent address or location	A11NW (NE)	0	9	511225 230722
133	Points of Interest - Public Infrastructure Name: Weir Location: SG5 Category: Water Class Code: Weirs, Sluices and Dams Positional Accuracy: Positioned to an adjacent address or location	A11NW (NE)	0	9	511231 230722
134	Points of Interest - Public Infrastructure Name: Sewage Works Location: SG5 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to an adjacent address or location	A14SE (N)	4	9	510864 231069
134	Points of Interest - Public Infrastructure Name: Sewage Works Location: SG5 Category: Infrastructure and Facilities Class Code: Waste Storage, Processing and Disposal Positional Accuracy: Positioned to address or location	A14SE (N)	19	9	510885 231079

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
135	Ancient Woodland Name: Not Supplied Reference: 1497322 Area(m ²): 10430.27 Type: Ancient and Semi-Natural Woodland	A10SE (SW)	9	10	510775 230308
136	Ancient Woodland Name: Not Supplied Reference: 1497320 Area(m ²): 32338.6 Type: Ancient and Semi-Natural Woodland	A8NW (SE)	14	10	511717 230085
137	Ancient Woodland Name: Not Supplied Reference: 1497776 Area(m ²): 41784.51 Type: Ancient and Semi-Natural Woodland	A10NW (W)	204	10	510466 230654
138	Ancient Woodland Name: Not Supplied Reference: 1497766 Area(m ²): 129160.3 Type: Plantation on Ancient Woodland	A7SE (SE)	295	10	511349 229839
139	Ancient Woodland Name: Not Supplied Reference: 1497319 Area(m ²): 26065.39 Type: Ancient and Semi-Natural Woodland	A2NW (SW)	846	10	510353 229544
140	Areas of Adopted Green Belt Authority: North Hertfordshire District Council Plan Name: North Hertfordshire Local Plan Status: Adopted Plan Date: 8th November 2022	A11SW (NW)	0	11	511046 230427
141	Areas of Adopted Green Belt Authority: Central Bedfordshire Council, Planning Department Plan Name: Proposal Map Status: Adopted Plan Date: 22nd July 2021	A14SW (NW)	436	12	510375 231094
142	Areas of Outstanding Natural Beauty Name: Chilterns Multiple Areas: Y Total Area (m ²): 838304032.5301754 Designation Date: 30th March 1990 Source: Natural England	A11SW (NW)	0	10	511046 230427
143	Nitrate Vulnerable Zones Name: Anglian Chalk Description: Groundwater Source: Environment Agency, Head Office	A11SW (NW)	0	2	511046 230427
144	Nitrate Vulnerable Zones Name: Great Ouse Nvz Description: Surface Water Source: Environment Agency, Head Office	A11SW (NW)	0	2	511046 230427
145	Nitrate Vulnerable Zones Name: Luton Chalk Description: Groundwater Source: Environment Agency, Head Office	A3SW (S)	968	2	511173 229102
146	Nitrate Vulnerable Zones Name: Lee Nvz Description: Surface Water Source: Environment Agency, Head Office	A3SW (S)	968	2	511173 229102
147	Sites of Special Scientific Interest Name: Deacon Hill Multiple Areas: N Total Area (m ²): 353628.42 Source: Natural England Reference: 1000490 Designation Details: Site Of Special Scientific Interest Designation Date: 1st September 1984 Date Type: Notified	A8SW (SE)	378	10	511905 229715

Agency & Hydrological	Version	Update Cycle
Contaminated Land Register Entries and Notices South Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department Environment Agency - Head Office Luton Borough Council - Environmental Health Department North Hertfordshire District Council - Environmental Health Department	July 2008 July 2008 July 2025 November 2023 October 2025 October 2025	Not Applicable Annually Annually Annual Rolling Update Annual Rolling Update
Discharge Consents Environment Agency - Anglian Region Environment Agency - Thames Region	April 2026 April 2026	Quarterly Quarterly
Enforcement and Prohibition Notices Environment Agency - Anglian Region Environment Agency - Thames Region	March 2013 March 2013	
Integrated Pollution Controls Environment Agency - Anglian Region Environment Agency - Thames Region	January 2009 January 2009	
Integrated Pollution Prevention And Control Environment Agency - Anglian Region Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region	April 2026 April 2026 April 2026	Bi-Annually Bi-Annually Bi-Annually
Local Authority Integrated Pollution Prevention And Control Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department South Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department Luton Borough Council - Environmental Health Department North Hertfordshire District Council - Environmental Health Department	December 2008 June 2008 November 2014 September 2014 September 2014	Not Applicable Not Applicable Variable Variable Variable
Local Authority Pollution Prevention and Controls Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Luton Borough Council - Environmental Health Department North Hertfordshire District Council - Environmental Health Department South Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department	December 2008 December 2020 December 2020 June 2008 November 2014	Not Applicable Annual Rolling Update Annual Rolling Update Not Applicable Annually
Local Authority Pollution Prevention and Control Enforcements Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department South Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department Luton Borough Council - Environmental Health Department North Hertfordshire District Council - Environmental Health Department	December 2008 June 2008 November 2014 September 2014 September 2014	Not Applicable Not Applicable Variable Variable Variable
Nearest Surface Water Feature Ordnance Survey	April 2026	
Pollution Incidents to Controlled Waters Environment Agency - Anglian Region Environment Agency - Thames Region	September 1999 September 1999	
Historical Prosecutions Environment Agency, Anglian Region Environment Agency, Thames Region	March 2013 March 2013	Not Applicable Not Applicable

Agency & Hydrological	Version	Update Cycle
Registered Radioactive Substances Environment Agency - Anglian Region Environment Agency - Thames Region Environment Agency - Head Office	June 2026 June 2026 May 2023	Quarterly Quarterly
Substantiated Pollution Incident Register Environment Agency - Anglian Region - Central Area Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region - North East Area	April 2026 April 2026 April 2026	Quarterly Quarterly Quarterly
Water Abstractions Environment Agency - Anglian Region Environment Agency - Thames Region	April 2026 April 2026	Quarterly Quarterly
Water Industry Act Referrals Environment Agency - Anglian Region Environment Agency - Thames Region	October 2017 October 2017	
Groundwater Vulnerability Map Environment Agency - Head Office	June 2018	As notified
Groundwater Vulnerability - Soluble Rock Risk Environment Agency - Head Office	June 2018	As notified
Bedrock Aquifer Designations Environment Agency - Head Office	January 2018	As notified
Superficial Aquifer Designations Environment Agency - Head Office	January 2018	As notified
Source Protection Zones Environment Agency - Head Office	August 2025	Quarterly
Extreme Flooding from Rivers or Sea without Defences Environment Agency - Head Office	December 2023	As notified
Flooding from Rivers or Sea without Defences Environment Agency - Head Office	December 2023	As notified
Areas Benefiting from Flood Defences Environment Agency - Head Office	February 2023	
Flood Water Storage Areas Environment Agency - Head Office	April 2026	Quarterly
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OS NGD Water Network Links Ordnance Survey	April 2026	Quarterly
Surface Water 1 in 30 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water 1 in 100 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water 1 in 1000 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water Suitability Environment Agency - Head Office	February 2016	Annually
BGS Groundwater Flooding Susceptibility British Geological Survey - National Geoscience Information Service	May 2013	As notified
Water Framework Directive - Catchment Environment Agency - Head Office	July 2025	Annually
Water Framework Directive - Groundwater Environment Agency - Head Office	July 2025	Annually

Agency & Hydrological	Version	Update Cycle
Water Framework Directive - Surface Waters Environment Agency - Head Office	July 2025	Annually
Waste	Version	Update Cycle
BGS Recorded Landfill Sites British Geological Survey - National Geoscience Information Service	November 2002	As notified
Historical Landfill Sites Environment Agency - Head Office	November 2025	Bi-Annually
Integrated Pollution Control Registered Waste Sites Environment Agency - Anglian Region Environment Agency - Thames Region	January 2009 January 2009	Not Applicable Not Applicable
Licensed Waste Management Facilities (Landfill Boundaries) Environment Agency - Anglian Region - Central Area Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region - North East Area	November 2025 November 2025 November 2025	Quarterly Quarterly Quarterly
Licensed Waste Management Facilities (Locations) Environment Agency - Anglian Region - Central Area Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region - North East Area	April 2026 April 2026 April 2026	Bi-Annually Bi-Annually Bi-Annually
Local Authority Landfill Coverage Bedfordshire County Council (now part of Central Bedfordshire Council) Hertfordshire County Council - Spatial Planning and Economy Unit Luton Borough Council - Department of Environment and Regeneration Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council - Environmental Health Department South Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department	February 2003 February 2003 February 2003 February 2003 February 2003 February 2003	Not Applicable Not Applicable Not Applicable Not Applicable Not Applicable Not Applicable
Local Authority Recorded Landfill Sites Bedfordshire County Council (now part of Central Bedfordshire Council) Hertfordshire County Council - Spatial Planning and Economy Unit Luton Borough Council - Department of Environment and Regeneration Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council - Environmental Health Department South Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department	October 2018 October 2018 October 2018 October 2018 October 2018 October 2018	
Potentially Infilled Land (Non-Water) Landmark Information Group Limited	December 1999	
Potentially Infilled Land (Water) Landmark Information Group Limited	December 1999	
Registered Landfill Sites Environment Agency - Anglian Region - Central Area Environment Agency - Thames Region - North East Area	March 2006 March 2006	Not Applicable Not Applicable
Registered Waste Transfer Sites Environment Agency - Anglian Region - Central Area Environment Agency - Thames Region - North East Area	April 2018 April 2018	
Registered Waste Treatment or Disposal Sites Environment Agency - Anglian Region - Central Area Environment Agency - Thames Region - North East Area	June 2015 June 2015	
Waste Exemption Permits Natural Resources Wales Environment Agency - Head Office	June 2026 May 2025	Quarterly Quarterly

Hazardous Substances	Version	Update Cycle
Control of Major Accident Hazards Sites (COMAH) Health and Safety Executive	March 2026	Bi-Annually
Explosive Sites Health and Safety Executive	March 2017	
Notification of Installations Handling Hazardous Substances (NIHHS) Health and Safety Executive	August 2001	
Planning Hazardous Substance Enforcements Central Bedfordshire Council - Planning Department Hertfordshire County Council - Spatial Planning and Economy Unit Luton Borough Council - Department of Environment and Regeneration North Hertfordshire District Council Bedfordshire County Council (now part of Central Bedfordshire Council) Mid Bedfordshire District Council (now part of Central Bedfordshire Council) South Bedfordshire District Council (now part of Central Bedfordshire Council)	February 2016 February 2016 February 2016 February 2016 July 2008 May 2008 November 2008	Variable Variable Variable Variable Annual Rolling Update Not Applicable Not Applicable
Planning Hazardous Substance Consents Hertfordshire County Council - Spatial Planning and Economy Unit North Hertfordshire District Council Bedfordshire County Council (now part of Central Bedfordshire Council) Central Bedfordshire Council - Planning Department Mid Bedfordshire District Council (now part of Central Bedfordshire Council) South Bedfordshire District Council (now part of Central Bedfordshire Council) Luton Borough Council - Department of Environment and Regeneration	August 2022 August 2022 July 2008 July 2022 May 2008 November 2008 November 2022	Variable Variable Annual Rolling Update Variable Not Applicable Not Applicable Variable

Geological	Version	Update Cycle
BGS 1:625,000 Solid Geology British Geological Survey - National Geoscience Information Service	January 2009	As notified
BGS Estimated Soil Chemistry British Geological Survey - National Geoscience Information Service	December 2015	As notified
BGS Recorded Mineral Sites British Geological Survey - National Geoscience Information Service	February 2026	Bi-Annually
CBSCB Compensation District Cheshire Brine Subsidence Compensation Board (CBSCB) Cheshire Brine Subsidence Compensation Board (CBSCB)	August 2011 November 2020	As notified
Coal Mining Affected Areas The Coal Authority - Property Searches	February 2023	
Mining Instability Ove Arup & Partners	June 1998	Not Applicable
Non Coal Mining Areas of Great Britain British Geological Survey - National Geoscience Information Service	June 2021	Not Applicable
Potential for Collapsible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	April 2020	As notified
Potential for Compressible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Ground Dissolution Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Landslide Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Running Sand Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Shrinking or Swelling Clay Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Radon Potential - Radon Affected Areas British Geological Survey - National Geoscience Information Service	November 2025	Annually
Radon Potential - Radon Protection Measures British Geological Survey - National Geoscience Information Service	November 2025	Annually

Industrial Land Use	Version	Update Cycle
Contemporary Trade Directory Entries Thomson Directories	April 2026	Quarterly
Fuel Station Entries Green Street Advisor (UK) Ltd	May 2026	Quarterly
Points of Interest - Commercial Services PointX	June 2026	Quarterly
Points of Interest - Education and Health PointX	June 2026	Quarterly
Points of Interest - Manufacturing and Production PointX	June 2026	Quarterly
Points of Interest - Public Infrastructure PointX	June 2026	Quarterly
Points of Interest - Recreational and Environmental PointX	June 2026	Quarterly
Pollution Inventory Environment Agency - Head Office	February 2026	Annually
Underground Electrical Cables National Grid	January 2024	

Sensitive Land Use	Version	Update Cycle
Ancient Woodland Natural England	March 2026	Bi-Annually
Areas of Adopted Green Belt Luton Borough Council Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council South Bedfordshire District Council (now part of Central Bedfordshire Council) Central Bedfordshire Council - Planning Department	March 2026 March 2026 March 2026 March 2026 May 2011	Quarterly Quarterly Quarterly Quarterly As notified
Areas of Unadopted Green Belt Luton Borough Council Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council South Bedfordshire District Council (now part of Central Bedfordshire Council) Central Bedfordshire Council - Planning Department	March 2026 March 2026 March 2026 March 2026 May 2011	Quarterly Quarterly Quarterly Quarterly As notified
Areas of Outstanding Natural Beauty Natural England	April 2026	Bi-Annually
Environmentally Sensitive Areas Natural England	August 2023	
Forest Parks Forestry Commission	May 2023	Not Applicable
Local Nature Reserves Natural England	January 2026	Bi-Annually
Marine Nature Reserves Natural England	February 2026	Bi-Annually
National Nature Reserves Natural England	June 2026	Bi-Annually
National Parks Natural England	September 2025	Annually
Nitrate Sensitive Areas Natural England	April 2023	Not Applicable
Nitrate Vulnerable Zones Department for Environment, Food and Rural Affairs (DEFRA - formerly FRCA) Environment Agency - Head Office	April 2016 February 2026	Annually
Ramsar Sites Natural England	February 2026	Bi-Annually
Sites of Special Scientific Interest Natural England	April 2026	Bi-Annually
Special Areas of Conservation Natural England	June 2026	Bi-Annually
Special Protection Areas Natural England	May 2026	Bi-Annually

A selection of organisations who provide data within this report

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

Contact	Name and Address	Contact Details
1	British Geological Survey - Enquiry Service British Geological Survey, Environmental Science Centre, Keyworth, Nottingham, Nottinghamshire, NG12 5GG	Telephone: 0115 936 3143 Fax: 0115 936 3276 Email: enquiries@bgs.ac.uk Website: www.bgs.ac.uk
2	Environment Agency - National Customer Contact Centre (NCCC) PO Box 544, Templeborough, Rotherham, S60 1BY	Telephone: 03708 506 506 Email: enquiries@environment-agency.gov.uk
3	Ordnance Survey Adanac Drive, Southampton, Hampshire, SO16 0AS	Telephone: 03456 05 05 05 Email: customerservices@ordnancesurvey.co.uk Website: www.ordnancesurvey.co.uk
4	Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Priory House, Monks Walk, Chicksands, Shefford, Bedfordshire, SG17 5TQ	Telephone: 0300 300 8301 Email: customers@centralbedfordshire.gov.uk Website: www.centralbedfordshire.gov.uk
5	North Hertfordshire District Council - Environmental Health Department Council Offices, Gernon Road, Letchworth, Hertfordshire, SG6 3JF	Telephone: 01462 474000 Fax: 01462 474559 Website: www.north-herts.gov.uk
6	Hertfordshire County Council - Spatial Planning and Economy Unit County Hall, Hertford, Hertfordshire, SG13 8DN	Telephone: 01992 556266 Fax: 01992 556015 Email: spatialplanning@hertfordshire.gov.uk Website: www.hertsdirect.org
7	Bedfordshire County Council (now part of Central Bedfordshire Council) Priory House, Monks Walk, Chicksands, Shefford, Bedfordshire, SG17 5TQ	Telephone: 0300 300 8301 Email: www.centralbedfordshire.gov.uk Website: www.centralbedfordshire.gov.uk
8	South Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Priory House, Monks Walk, Chicksands, Shefford, Bedfordshire, SG17 5TQ	Telephone: 0300 300 8301 Email: customers@centralbedfordshire.gov.uk Website: www.centralbedfordshire.gov.uk
9	PointX 5-6 Abbey Court, Eagle Way, Sowton, Exeter, Devon, EX2 7HY	Website: www.pointx.co.uk
10	Natural England County Hall, Spetchley Road, Worcester, WR5 2NP	Telephone: 0300 060 3900 Email: enquiries@naturalengland.org.uk Website: www.naturalengland.org.uk
11	North Hertfordshire District Council Council Offices, Gernon Road, Letchworth, Hertfordshire, SG6 3JF	Telephone: 01462 474000 Fax: 01462 474558 Website: www.north-herts.gov.uk
12	Central Bedfordshire Council - Planning Department Priory House, Monks Walk, Chicksands, Shefford, Bedfordshire, SG17 5TQ	Telephone: 0300 300 8000 Email: info@centralbedfordshire.gov.uk Website: www.centralbedfordshire.gov.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 Landmark Information Group, Imperium, Imperial Way, Reading, Berkshire, RG2 0TD	Telephone: 0330 036 6618 Fax: 0844 844 9951 Email: helpdesk@landmark.co.uk Website: www.landmark.co.uk

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

Envirocheck[®] Report:

Datasheet

Order Details:

Order Number:

406032073_1_1

Customer Reference:

3289

National Grid Reference:

512480, 230380

Slice:

B

Site Area (Ha):

75.85

Search Buffer (m):

1000

Site Details:

Hexton Manor, Hexton

Hitchin

SG5 3JH

Client Details:

Mr P George

GO Contaminated Land Solutions Ltd

4 De Frene Road

Sydenham

London

SE26 4AB

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Introduction

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

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Report Version v53.0

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Enforcement and Prohibition Notices					
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Integrated Pollution Prevention And Control					
Local Authority Integrated Pollution Prevention And Control					
Local Authority Pollution Prevention and Controls					
Local Authority Pollution Prevention and Control Enforcements					
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Groundwater Vulnerability - Local Information			n/a	n/a	n/a
Bedrock Aquifer Designations	pg 4	Yes	n/a	n/a	n/a
Superficial Aquifer Designations	pg 4	Yes	n/a	n/a	n/a
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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
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Planning Hazardous Substance Enforcements					

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Geological					
BGS 1:625,000 Solid Geology	pg 8	Yes	n/a	n/a	n/a
BGS Estimated Soil Chemistry	pg 8	Yes	Yes	Yes	Yes
BGS Recorded Mineral Sites	pg 10				3
BGS Urban Soil Chemistry					
BGS Urban Soil Chemistry Averages					
CBSCB Compensation District			n/a	n/a	n/a
Coal Mining Affected Areas			n/a	n/a	n/a
Mining Instability			n/a	n/a	n/a
Man-Made Mining Cavities					
Natural Cavities					
Non Coal Mining Areas of Great Britain	pg 11	Yes	Yes	n/a	n/a
Potential for Collapsible Ground Stability Hazards	pg 11	Yes	Yes	n/a	n/a
Potential for Compressible Ground Stability Hazards				n/a	n/a
Potential for Ground Dissolution Stability Hazards	pg 11		Yes	n/a	n/a
Potential for Landslide Ground Stability Hazards	pg 11		Yes	n/a	n/a
Potential for Running Sand Ground Stability Hazards	pg 11		Yes	n/a	n/a
Potential for Shrinking or Swelling Clay Ground Stability Hazards	pg 12		Yes	n/a	n/a
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Radon Potential - Radon Protection Measures			n/a	n/a	n/a
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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	(W)	0	1	512150 230300
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	(NW)	0	1	511850 231100
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	B13SW (N)	0	1	512350 231000
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	(W)	0	1	512100 230380
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	B9SW (W)	0	1	512300 230400
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding to Occur at Surface	B9SW (N)	0	1	512480 230400
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	B9SW (SE)	0	1	512550 230350
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	B5NW (S)	100	1	512480 230000
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	(NW)	135	1	511800 231150
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	(W)	268	1	512150 230350
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	(SW)	313	1	512150 230000
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	B9SW (W)	316	1	512250 230350
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	B9SW (W)	378	1	512300 230380
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	B9SW (W)	464	1	512400 230350
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	B9SW (E)	474	1	512480 230380
	Nearest Surface Water Feature	B9SW (NW)	467	-	512354 230479
1	Water Abstractions Operator: Messrs T And L T Franklin Licence Number: 6/33/17/**/011 Permit Version: Not Supplied Location: Watercourse At, PEGSDON Authority: Environment Agency, Anglian Region Abstraction: Domestic & Agriculture Abstraction Type: Not Supplied Source: Stream Daily Rate (m3): 1 Yearly Rate (m3): 419550 Details: Status: Revoked 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	B9NE (N)	921	2	512600 230800

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
1	Water Abstractions Operator: Messrs T And L T Franklin Licence Number: 6/33/17/**/011 Permit Version: Not Supplied Location: Watercourse At, PEGSDON Authority: Environment Agency, Anglian Region Abstraction: Spray Irrigation Abstraction Type: Not Supplied Source: Stream Daily Rate (m3): 8 Yearly Rate (m3): 419550 Details: Status: Revoked 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	B9NE (N)	924	2	512605 230795
2	Water Abstractions Operator: Messrs T And L T Franklin Licence Number: 6/33/17/**/011 Permit Version: Not Supplied Location: Watercourse At, PEGSDON Authority: Environment Agency, Anglian Region Abstraction: Domestic & Agriculture Abstraction Type: Not Supplied Source: Stream Daily Rate (m3): 1 Yearly Rate (m3): 419550 Details: Status: Revoked 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	B13SE (N)	995	2	512600 230995
2	Water Abstractions Operator: Messrs T And L T Franklin Licence Number: 6/33/17/**/011 Permit Version: Not Supplied Location: Pond At, PEGSDON Authority: Environment Agency, Anglian Region Abstraction: Spray Irrigation Abstraction Type: Not Supplied Source: Stream Daily Rate (m3): 8 Yearly Rate (m3): 419550 Details: Status: Revoked 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	B13SE (N)	996	2	512600 231000
	Water Abstractions Operator: Messrs T And L T Franklin Licence Number: 6/33/17/**/011 Permit Version: Not Supplied Location: Watercourse At, PEGSDON Authority: Environment Agency, Anglian Region Abstraction: Spray Irrigation Abstraction Type: Not Supplied Source: Stream Daily Rate (m3): 8 Yearly Rate (m3): 419550 Details: Status: Revoked 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	B13NE (N)	1173	2	512700 231400

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Water Abstractions Operator: Messrs T And L T Franklin Licence Number: 6/33/17/**/011 Permit Version: Not Supplied Location: Pond At, PEGSDON Authority: Environment Agency, Anglian Region Abstraction: Domestic & Agriculture Abstraction Type: Not Supplied Source: Stream Daily Rate (m3): 1 Yearly Rate (m3): 419550 Details: Status: Revoked 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	B13NE (N)	1176	2	512705 231395
	Water Abstractions Operator: A Beechener Licence Number: 6/33/17/*G/0023 Permit Version: 100 Location: Catchpit At Kettledean Farm Authority: Environment Agency, Anglian Region Abstraction: General Farming And Domestic Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: C Chalk 2; Status: Perpetuity Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 1st November 1967 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	B13NE (N)	1341	2	512800 231600
	Groundwater Vulnerability Map Combined Classification: Secondary Superficial Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, Productive Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial Patchiness: <90% Superficial Thickness: <3m Superficial Recharge: No Data	(W)	0	2	511860 230160
	Groundwater Vulnerability Map Combined Classification: Principle Bedrock Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, No Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial Patchiness: <90% Superficial Thickness: <3m Superficial Recharge: No Data	(W)	0	2	512000 230380

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Groundwater Vulnerability Map Combined Principle Bedrock Aquifer - High Vulnerability Classification: High Combined Vulnerability: Productive Bedrock Aquifer, No Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial: <90% Patchiness: <3m Superficial Thickness: No Data Superficial Recharge:	(NW)	0	2	512000 231000
	Groundwater Vulnerability - Soluble Rock Risk Classification: Significant Risk - Problems Unlikely	(NW)	0	2	512000 231000
	Groundwater Vulnerability - Soluble Rock Risk Classification: Significant Risk - Problems Unlikely	(W)	0	2	512000 230380
	Bedrock Aquifer Designations Aquifer Designation: Principal Aquifer	B9SW (E)	0	2	512480 230380
	Superficial Aquifer Designations Aquifer Designation: Secondary Aquifer - Undifferentiated	(W)	0	2	511860 230160
3	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.	B5NE (SE)	460	2	512626 230119
	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				
4	OS NGD Water Network Links Description: Watercourse Length: 103.741 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B9SW (NW)	467	3	512354 230479
5	OS NGD Water Network Links Description: Watercourse Length: 5.57 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B9SW (NW)	570	3	512355 230481
6	OS NGD Water Network Links Description: Watercourse Length: 405.827 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B9SW (NW)	575	3	512357 230486

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
7	OS NGD Water Network Links Description: Watercourse Length: 357.789 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B13SW (N)	586	3	512409 231260
8	OS NGD Water Network Links Description: Watercourse Length: 3.981 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B13NW (N)	890	3	512427 231324
9	OS NGD Water Network Links Description: Watercourse Length: 368.098 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B13NW (N)	892	3	512428 231328
10	OS NGD Water Network Links Description: Watercourse Length: 242.847 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B9NW (N)	902	3	512570 230824
11	OS NGD Water Network Links Description: Watercourse Length: 1.297 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B9NE (N)	910	3	512593 230789
12	OS NGD Water Network Links Description: Watercourse Length: 15.618 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B9NE (N)	910	3	512593 230789
13	OS NGD Water Network Links Description: Watercourse Length: 17.845 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B9NE (N)	911	3	512604 230774
14	OS NGD Water Network Links Description: Drain Length: 72.071 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B9NE (N)	919	3	512633 230763
15	OS NGD Water Network Links Description: Watercourse Length: 40.081 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B9NE (N)	919	3	512595 230804

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
16	OS NGD Water Network Links Description: Watercourse Length: 5.608 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B13SW (N)	943	3	512545 231014
17	OS NGD Water Network Links Description: Watercourse Length: 52.552 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B13SW (N)	944	3	512545 231020
18	OS NGD Water Network Links Description: Watercourse Length: 2.373 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B9NE (N)	947	3	512606 230843
19	OS NGD Water Network Links Description: Watercourse Length: 148.898 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B9NE (N)	949	3	512607 230845
20	OS NGD Water Network Links Description: Still water Length: 60.627 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B13SW (N)	970	3	512564 231067
21	OS NGD Water Network Links Description: Watercourse Length: 5.985 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	B13SE (N)	1000	3	512590 231090
	Water Framework Directive - Catchment Class Code: River Catchment WaterBody Name: Hexton Brook WaterBody ID: GB105033037510 Operational level Catchment: Ouse Upper and Bedford Management Catchment: Upper & Bedford Ouse Catchment Name:	B9SW (E)	0	2	512480 230380
	Water Framework Directive - Catchment Class Code: River Catchment WaterBody Name: Hiz (through Hitchin) WaterBody ID: GB105033037680 Operational level Catchment: Ouse Upper and Bedford Management Catchment: Upper & Bedford Ouse Catchment Name:	B5SE (S)	848	2	512600 229720
	Water Framework Directive - Groundwater Waterbody Name: Upper Bedford Ouse Chalk Waterbody ID: GB40601G603000 URL Address: https://environment.data.gov.uk/catchment-planning/WaterBody/GB40601G603000 Overall Rating: Poor Chemical Rating: Poor Quantitative Measure: Poor Year: 2019	B9SW (E)	0	2	512480 230380

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Local Authority Landfill Coverage Name: Mid Bedfordshire District Council - Has supplied landfill data		0	4	512480 230380
	Local Authority Landfill Coverage Name: Hertfordshire County Council - Has supplied landfill data		0	6	512922 229803
	Local Authority Landfill Coverage Name: North Hertfordshire District Council - Has supplied landfill data		0	5	512922 229803
	Local Authority Landfill Coverage Name: Bedfordshire County Council - Has no landfill data to supply		0	7	512480 230380
22	Potentially Infilled Land (Non-Water) Bearing Ref: S Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1982	B5NW (S)	696	-	512535 230193
23	Potentially Infilled Land (Non-Water) Bearing Ref: S Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1982	B5SW (S)	780	-	512485 229733
24	Potentially Infilled Land (Non-Water) Bearing Ref: NE Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1982	B9SE (NE)	839	-	512646 230469

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS 1:625,000 Solid Geology Description: Grey Chalk Subgroup	B9SW (E)	0	1	512480 230380
	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 - 30 mg/kg	(W)	0	1	512000 230380
	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 - 30 mg/kg	B9SE (E)	160	1	512590 230414
	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 - 30 mg/kg	B9SW (E)	244	1	512480 230380
	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	(SW)	281	1	512110 230000
	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 - 30 mg/kg	B9SW (SW)	300	1	512461 230367
	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 - 30 mg/kg	B5NW (SW)	322	1	512291 230000

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 60 - 90 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel 30 - 45 mg/kg Concentration:	B5NW (SW)	428	1	512277 230000
	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 30 - 45 mg/kg Concentration:	B5NW (S)	451	1	512532 230138
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic 15 - 25 mg/kg Concentration: Cadmium <1.8 mg/kg Concentration: Chromium 60 - 90 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel 30 - 45 mg/kg Concentration:	B5SW (S)	534	1	512256 229822
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic 15 - 25 mg/kg Concentration: Cadmium <1.8 mg/kg Concentration: Chromium 60 - 90 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel 30 - 45 mg/kg Concentration:	(S)	562	1	512220 229748
	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 20 - 40 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel 15 - 30 mg/kg Concentration:	B9SW (E)	683	1	512506 230391
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic 15 - 25 mg/kg Concentration: Cadmium <1.8 mg/kg Concentration: Chromium 60 - 90 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel 30 - 45 mg/kg Concentration:	B5NE (SE)	797	1	512633 230152

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 - 25 mg/kg Concentration: Cadmium: <1.8 mg/kg Concentration: Chromium: 90 - 120 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel: 60 - 80 mg/kg Concentration:	B1NW (S)	877	1	512385 229466
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic: 15 - 25 mg/kg Concentration: Cadmium: <1.8 mg/kg Concentration: Chromium: 60 - 90 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel: 30 - 45 mg/kg Concentration:	B6SW (SE)	965	1	513089 229882
	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 - 30 mg/kg Concentration:	B9SE (NE)	972	1	512801 230544
	BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil Arsenic: 15 - 25 mg/kg Concentration: Cadmium: <1.8 mg/kg Concentration: Chromium: 60 - 90 mg/kg Concentration: Lead Concentration: <100 mg/kg Nickel: 30 - 45 mg/kg Concentration:	B5NE (E)	973	1	512813 230246
25	BGS Recorded Mineral Sites Site Name: Hitchin Road Chalk Pit Location: Hitchin Road, Pegsdon, Shillington, Bedfordshire Source: British Geological Survey, National Geoscience Information Service Reference: 35445 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Cretaceous Geology: Zig Zag Chalk Formation Commodity: Chalk Positional Accuracy: Located by supplier to within 10m	B5NW (S)	686	1	512525 230200
26	BGS Recorded Mineral Sites Site Name: Deacon Hill Gravel Pit Location: Pegsdon, Shillington, Bedfordshire Source: British Geological Survey, National Geoscience Information Service Reference: 35447 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Cretaceous Geology: White Chalk Subgroup Commodity: Sand and Gravel Positional Accuracy: Located by supplier to within 10m	B5SW (S)	785	1	512485 229725

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
27	BGS Recorded Mineral Sites Site Name: Pegsdon Common Farm Chalk Pit Location: Pegsdon Common Farm, Pegsdon, Shillington, Bedfordshire Source: British Geological Survey, National Geoscience Information Service Reference: 35444 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Cretaceous Geology: Totternhoe Stone Member Commodity: Chalk Positional Accuracy: Located by supplier to within 10m	B9SE (NE)	841	1	512645 230480
	BGS Measured Urban Soil Chemistry No data available				
	BGS Urban Soil Chemistry Averages No data available				
	Coal Mining Affected Areas In an area that might not be affected by coal mining				
	Non Coal Mining Areas of Great Britain Risk: Rare Zone of Influence: N/A Source: British Geological Survey, National Geoscience Information Service	B9SW (E)	0	1	512480 230380
	Non Coal Mining Areas of Great Britain Risk: Rare Zone of Influence: N/A Source: British Geological Survey, National Geoscience Information Service	B5NW (S)	100	1	512480 230000
	Potential for Collapsible Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	B9SW (E)	0	1	512480 230380
	Potential for Collapsible Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	B5NW (S)	100	1	512480 230000
	Potential for Compressible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	B9SW (E)	0	1	512480 230380
	Potential for Compressible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	B5NW (S)	100	1	512480 230000
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	B9SW (SW)	0	1	512461 230367
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	B5NW (S)	100	1	512480 230000
	Potential for Ground Dissolution Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	B9SW (E)	244	1	512480 230380
	Potential for Landslide Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	B9SW (SW)	0	1	512461 230367
	Potential for Landslide Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	B5NW (S)	100	1	512480 230000
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	B9SW (E)	244	1	512480 230380
	Potential for Running Sand Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	B9SW (SW)	0	1	512461 230367
	Potential for Running Sand Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	B5NW (S)	100	1	512480 230000

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	B9SW (E)	244	1	512480 230380
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	B9SW (SW)	0	1	512461 230367
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	B5NW (S)	100	1	512480 230000
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	B9SW (E)	244	1	512480 230380
	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	B9SW (E)	0	1	512480 230380
	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	B9SW (E)	0	1	512480 230380

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
28	Ancient Woodland Name: Not Supplied Reference: 1497320 Area(m ²): 32338.6 Type: Ancient and Semi-Natural Woodland	(W)	14	9	511736 230084
29	Ancient Woodland Name: Not Supplied Reference: 1497766 Area(m ²): 129160.3 Type: Plantation on Ancient Woodland	(SW)	295	9	511385 229785
30	Areas of Adopted Green Belt Authority: North Hertfordshire District Council Plan Name: North Hertfordshire Local Plan Status: Adopted Plan Date: 8th November 2022	(W)	0	10	511448 230366
31	Areas of Outstanding Natural Beauty Name: Chilterns Multiple Areas: Y Total Area (m2): 838304032.5301754 Designation Date: 30th March 1990 Source: Natural England	B9SW (E)	0	9	512480 230380
32	Nitrate Vulnerable Zones Name: Anglian Chalk Description: Groundwater Source: Environment Agency, Head Office	B9SW (W)	0	2	512446 230376
33	Nitrate Vulnerable Zones Name: Great Ouse Nvz Description: Surface Water Source: Environment Agency, Head Office	B9SW (E)	0	2	512480 230380
34	Nitrate Vulnerable Zones Name: Luton Chalk Description: Groundwater Source: Environment Agency, Head Office	B1NW (S)	968	2	512531 229466
35	Nitrate Vulnerable Zones Name: Lee Nvz Description: Surface Water Source: Environment Agency, Head Office	B1NW (S)	968	2	512531 229466
36	Sites of Special Scientific Interest Name: Deacon Hill Multiple Areas: N Total Area (m2): 353628.42 Source: Natural England Reference: 1000490 Designation Details: Site Of Special Scientific Interest Designation Date: 1st September 1984 Date Type: Notified	B5NW (S)	378	9	512397 229982

Agency & Hydrological	Version	Update Cycle
Contaminated Land Register Entries and Notices Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department Environment Agency - Head Office North Hertfordshire District Council - Environmental Health Department	July 2008 July 2025 November 2023 October 2025	Annually Annually Annual Rolling Update
Discharge Consents Environment Agency - Anglian Region Environment Agency - Thames Region	April 2026 April 2026	Quarterly Quarterly
Enforcement and Prohibition Notices Environment Agency - Anglian Region Environment Agency - Thames Region	March 2013 March 2013	
Integrated Pollution Controls Environment Agency - Anglian Region Environment Agency - Thames Region	January 2009 January 2009	
Integrated Pollution Prevention And Control Environment Agency - Anglian Region Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region	April 2026 April 2026 April 2026	Bi-Annually Bi-Annually Bi-Annually
Local Authority Integrated Pollution Prevention And Control Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department North Hertfordshire District Council - Environmental Health Department	December 2008 November 2014 September 2014	Not Applicable Variable Variable
Local Authority Pollution Prevention and Controls Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council - Environmental Health Department Central Bedfordshire Council - Environmental Health Department	December 2008 December 2020 November 2014	Not Applicable Annual Rolling Update Annually
Local Authority Pollution Prevention and Control Enforcements Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department North Hertfordshire District Council - Environmental Health Department	December 2008 November 2014 September 2014	Not Applicable Variable Variable
Nearest Surface Water Feature Ordnance Survey	April 2026	
Pollution Incidents to Controlled Waters Environment Agency - Anglian Region Environment Agency - Thames Region	September 1999 September 1999	
Historical Prosecutions Environment Agency, Anglian Region Environment Agency, Thames Region	March 2013 March 2013	Not Applicable Not Applicable
Registered Radioactive Substances Environment Agency - Anglian Region Environment Agency - Thames Region Environment Agency - Head Office	June 2026 June 2026 May 2023	Quarterly Quarterly
Substantiated Pollution Incident Register Environment Agency - Anglian Region - Central Area Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region - North East Area	April 2026 April 2026 April 2026	Quarterly Quarterly Quarterly
Water Abstractions Environment Agency - Anglian Region Environment Agency - Thames Region	April 2026 April 2026	Quarterly Quarterly

Agency & Hydrological	Version	Update Cycle
Water Industry Act Referrals Environment Agency - Anglian Region Environment Agency - Thames Region	October 2017 October 2017	
Groundwater Vulnerability Map Environment Agency - Head Office	June 2018	As notified
Groundwater Vulnerability - Soluble Rock Risk Environment Agency - Head Office	June 2018	As notified
Bedrock Aquifer Designations Environment Agency - Head Office	January 2018	As notified
Superficial Aquifer Designations Environment Agency - Head Office	January 2018	As notified
Source Protection Zones Environment Agency - Head Office	August 2025	Quarterly
Extreme Flooding from Rivers or Sea without Defences Environment Agency - Head Office	December 2023	As notified
Flooding from Rivers or Sea without Defences Environment Agency - Head Office	December 2023	As notified
Areas Benefiting from Flood Defences Environment Agency - Head Office	February 2023	
Flood Water Storage Areas Environment Agency - Head Office	April 2026	Quarterly
Flood Defences Environment Agency - Head Office	August 2022	
OS NGD Water Network Links Ordnance Survey	April 2026	Quarterly
Surface Water 1 in 30 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water 1 in 100 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water 1 in 1000 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water Suitability Environment Agency - Head Office	February 2016	Annually
BGS Groundwater Flooding Susceptibility British Geological Survey - National Geoscience Information Service	May 2013	As notified
Water Framework Directive - Catchment Environment Agency - Head Office	July 2025	Annually
Water Framework Directive - Groundwater Environment Agency - Head Office	July 2025	Annually

Waste	Version	Update Cycle
BGS Recorded Landfill Sites British Geological Survey - National Geoscience Information Service	November 2002	As notified
Historical Landfill Sites Environment Agency - Head Office	November 2025	Bi-Annually
Integrated Pollution Control Registered Waste Sites Environment Agency - Anglian Region Environment Agency - Thames Region	January 2009 January 2009	Not Applicable Not Applicable
Licensed Waste Management Facilities (Landfill Boundaries) Environment Agency - Anglian Region - Central Area Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region - North East Area	November 2025 November 2025 November 2025	Quarterly Quarterly Quarterly
Licensed Waste Management Facilities (Locations) Environment Agency - Anglian Region - Central Area Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region - North East Area	April 2026 April 2026 April 2026	Bi-Annually Bi-Annually Bi-Annually
Local Authority Landfill Coverage Bedfordshire County Council (now part of Central Bedfordshire Council) Hertfordshire County Council - Spatial Planning and Economy Unit Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council - Environmental Health Department	February 2003 February 2003 February 2003 February 2003	Not Applicable Not Applicable Not Applicable Not Applicable
Local Authority Recorded Landfill Sites Bedfordshire County Council (now part of Central Bedfordshire Council) Hertfordshire County Council - Spatial Planning and Economy Unit Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council - Environmental Health Department	October 2018 October 2018 October 2018 October 2018	
Potentially Infilled Land (Non-Water) Landmark Information Group Limited	December 1999	
Potentially Infilled Land (Water) Landmark Information Group Limited	December 1999	
Registered Landfill Sites Environment Agency - Anglian Region - Central Area Environment Agency - Thames Region - North East Area	March 2006 March 2006	Not Applicable Not Applicable
Registered Waste Transfer Sites Environment Agency - Anglian Region - Central Area Environment Agency - Thames Region - North East Area	April 2018 April 2018	
Registered Waste Treatment or Disposal Sites Environment Agency - Anglian Region - Central Area Environment Agency - Thames Region - North East Area	June 2015 June 2015	
Waste Exemption Permits Natural Resources Wales Environment Agency - Head Office	June 2026 May 2025	Quarterly Quarterly

Hazardous Substances	Version	Update Cycle
Control of Major Accident Hazards Sites (COMAH) Health and Safety Executive	March 2026	Bi-Annually
Explosive Sites Health and Safety Executive	March 2017	
Notification of Installations Handling Hazardous Substances (NIHHS) Health and Safety Executive	August 2001	
Planning Hazardous Substance Enforcements Central Bedfordshire Council - Planning Department Hertfordshire County Council - Spatial Planning and Economy Unit North Hertfordshire District Council Bedfordshire County Council (now part of Central Bedfordshire Council) Mid Bedfordshire District Council (now part of Central Bedfordshire Council)	February 2016 February 2016 February 2016 July 2008 May 2008	Variable Variable Variable Annual Rolling Update Not Applicable
Planning Hazardous Substance Consents Hertfordshire County Council - Spatial Planning and Economy Unit North Hertfordshire District Council Bedfordshire County Council (now part of Central Bedfordshire Council) Central Bedfordshire Council - Planning Department Mid Bedfordshire District Council (now part of Central Bedfordshire Council)	August 2022 August 2022 July 2008 July 2022 May 2008	Variable Variable Annual Rolling Update Variable Not Applicable
Geological	Version	Update Cycle
BGS 1:625,000 Solid Geology British Geological Survey - National Geoscience Information Service	January 2009	As notified
BGS Estimated Soil Chemistry British Geological Survey - National Geoscience Information Service	December 2015	As notified
BGS Recorded Mineral Sites British Geological Survey - National Geoscience Information Service	February 2026	Bi-Annually
CBSCB Compensation District Cheshire Brine Subsidence Compensation Board (CBSCB) Cheshire Brine Subsidence Compensation Board (CBSCB)	August 2011 November 2020	As notified
Coal Mining Affected Areas The Coal Authority - Property Searches	February 2023	
Mining Instability Ove Arup & Partners	June 1998	Not Applicable
Non Coal Mining Areas of Great Britain British Geological Survey - National Geoscience Information Service	June 2021	Not Applicable
Potential for Collapsible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	April 2020	As notified
Potential for Compressible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Ground Dissolution Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Landslide Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Running Sand Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Shrinking or Swelling Clay Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Radon Potential - Radon Affected Areas British Geological Survey - National Geoscience Information Service	November 2025	Annually
Radon Potential - Radon Protection Measures British Geological Survey - National Geoscience Information Service	November 2025	Annually

Industrial Land Use	Version	Update Cycle
Contemporary Trade Directory Entries Thomson Directories	April 2026	Quarterly
Fuel Station Entries Green Street Advisor (UK) Ltd	May 2026	Quarterly
Points of Interest - Commercial Services PointX	June 2026	Quarterly
Points of Interest - Education and Health PointX	June 2026	Quarterly
Points of Interest - Manufacturing and Production PointX	June 2026	Quarterly
Points of Interest - Public Infrastructure PointX	June 2026	Quarterly
Points of Interest - Recreational and Environmental PointX	June 2026	Quarterly
Pollution Inventory Environment Agency - Head Office	February 2026	Annually
Underground Electrical Cables National Grid	January 2024	

Sensitive Land Use	Version	Update Cycle
Ancient Woodland Natural England	March 2026	Bi-Annually
Areas of Adopted Green Belt Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council Central Bedfordshire Council - Planning Department	March 2026 March 2026 May 2011	Quarterly Quarterly As notified
Areas of Unadopted Green Belt Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council Central Bedfordshire Council - Planning Department	March 2026 March 2026 May 2011	Quarterly Quarterly As notified
Areas of Outstanding Natural Beauty Natural England	April 2026	Bi-Annually
Environmentally Sensitive Areas Natural England	August 2023	
Forest Parks Forestry Commission	May 2023	Not Applicable
Local Nature Reserves Natural England	January 2026	Bi-Annually
Marine Nature Reserves Natural England	February 2026	Bi-Annually
National Nature Reserves Natural England	June 2026	Bi-Annually
National Parks Natural England	September 2025	Annually
Nitrate Sensitive Areas Natural England	April 2023	Not Applicable
Nitrate Vulnerable Zones Department for Environment, Food and Rural Affairs (DEFRA - formerly FRCA) Environment Agency - Head Office	April 2016 February 2026	Annually
Ramsar Sites Natural England	February 2026	Bi-Annually
Sites of Special Scientific Interest Natural England	April 2026	Bi-Annually
Special Areas of Conservation Natural England	June 2026	Bi-Annually
Special Protection Areas Natural England	May 2026	Bi-Annually

A selection of organisations who provide data within this report

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

Contact	Name and Address	Contact Details
1	British Geological Survey - Enquiry Service British Geological Survey, Environmental Science Centre, Keyworth, Nottingham, Nottinghamshire, NG12 5GG	Telephone: 0115 936 3143 Fax: 0115 936 3276 Email: enquiries@bgs.ac.uk Website: www.bgs.ac.uk
2	Environment Agency - National Customer Contact Centre (NCCC) PO Box 544, Templeborough, Rotherham, S60 1BY	Telephone: 03708 506 506 Email: enquiries@environment-agency.gov.uk
3	Ordnance Survey Adanac Drive, Southampton, Hampshire, SO16 0AS	Telephone: 03456 05 05 05 Email: customerservices@ordnancesurvey.co.uk Website: www.ordnancesurvey.co.uk
4	Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Priory House, Monks Walk, Chicksands, Shefford, Bedfordshire, SG17 5TQ	Telephone: 0300 300 8301 Email: customers@centralbedfordshire.gov.uk Website: www.centralbedfordshire.gov.uk
5	North Hertfordshire District Council - Environmental Health Department Council Offices, Gernon Road, Letchworth, Hertfordshire, SG6 3JF	Telephone: 01462 474000 Fax: 01462 474559 Website: www.north-herts.gov.uk
6	Hertfordshire County Council - Spatial Planning and Economy Unit County Hall, Hertford, Hertfordshire, SG13 8DN	Telephone: 01992 556266 Fax: 01992 556015 Email: spatialplanning@hertfordshire.gov.uk Website: www.hertsdirect.org
7	Bedfordshire County Council (now part of Central Bedfordshire Council) Priory House, Monks Walk, Chicksands, Shefford, Bedfordshire, SG17 5TQ	Telephone: 0300 300 8301 Email: www.centralbedfordshire.gov.uk Website: www.centralbedfordshire.gov.uk
8	PointX 5-6 Abbey Court, Eagle Way, Sowton, Exeter, Devon, EX2 7HY	Website: www.pointx.co.uk
9	Natural England County Hall, Spetchley Road, Worcester, WR5 2NP	Telephone: 0300 060 3900 Email: enquiries@naturalengland.org.uk Website: www.naturalengland.org.uk
10	North Hertfordshire District Council Council Offices, Gernon Road, Letchworth, Hertfordshire, SG6 3JF	Telephone: 01462 474000 Fax: 01462 474558 Website: www.north-herts.gov.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 Landmark Information Group, Imperium, Imperial Way, Reading, Berkshire, RG2 0TD	Telephone: 0330 036 6618 Fax: 0844 844 9951 Email: helpdesk@landmark.co.uk Website: www.landmark.co.uk

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

Envirocheck[®] Report:

Datasheet

Order Details:

Order Number:

406032073_1_1

Customer Reference:

3289

National Grid Reference:

511180, 231820

Slice:

C

Site Area (Ha):

75.85

Search Buffer (m):

1000

Site Details:

Hexton Manor, Hexton

Hitchin

SG5 3JH

Client Details:

Mr P George

GO Contaminated Land Solutions Ltd

4 De Frene Road

Sydenham

London

SE26 4AB

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Introduction

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

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Report Version v53.0

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Agency & Hydrological					
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Prosecutions					
Enforcement and Prohibition Notices					
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Integrated Pollution Prevention And Control					
Local Authority Integrated Pollution Prevention And Control					
Local Authority Pollution Prevention and Controls					
Local Authority Pollution Prevention and Control Enforcements					
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Groundwater Vulnerability Map	pg 3	Yes	n/a	n/a	n/a
Groundwater Vulnerability - Soluble Rock Risk	pg 4	4	n/a	n/a	n/a
Groundwater Vulnerability - Local Information			n/a	n/a	n/a
Bedrock Aquifer Designations	pg 4	Yes	n/a	n/a	n/a
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Source Protection Zones					
Extreme Flooding from Rivers or Sea without Defences				n/a	n/a
Flooding from Rivers or Sea without Defences				n/a	n/a
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Licensed Waste Management Facilities (Locations)					
Local Authority Landfill Coverage	pg 7	4	n/a	n/a	n/a
Local Authority Recorded Landfill Sites					
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Registered Waste Transfer Sites					
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Explosive Sites					
Notification of Installations Handling Hazardous Substances (NIHHS)					
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Planning Hazardous Substance Enforcements					

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
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BGS 1:625,000 Solid Geology	pg 8	Yes	n/a	n/a	n/a
BGS Estimated Soil Chemistry	pg 8	Yes			Yes
BGS Recorded Mineral Sites					
BGS Urban Soil Chemistry					
BGS Urban Soil Chemistry Averages					
CBSCB Compensation District			n/a	n/a	n/a
Coal Mining Affected Areas			n/a	n/a	n/a
Mining Instability			n/a	n/a	n/a
Man-Made Mining Cavities					
Natural Cavities					
Non Coal Mining Areas of Great Britain	pg 8	Yes		n/a	n/a
Potential for Collapsible Ground Stability Hazards	pg 8	Yes		n/a	n/a
Potential for Compressible Ground Stability Hazards				n/a	n/a
Potential for Ground Dissolution Stability Hazards	pg 8		Yes	n/a	n/a
Potential for Landslide Ground Stability Hazards	pg 9		Yes	n/a	n/a
Potential for Running Sand Ground Stability Hazards	pg 9		Yes	n/a	n/a
Potential for Shrinking or Swelling Clay Ground Stability Hazards	pg 9		Yes	n/a	n/a
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Points of Interest - Recreational and Environmental					
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Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	(S)	0	1	510900 231000
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	(SW)	0	1	510150 231000
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	(SW)	0	1	510900 231250
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	(S)	0	1	511100 231450
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	(SE)	0	1	511700 231500
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	C3SW (S)	0	1	511150 231650
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	(SW)	0	1	510750 231000
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding to Occur at Surface	C3SW (E)	0	1	511177 231817
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	(SE)	135	1	511650 231350
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	(SW)	169	1	510950 231300
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	(SW)	211	1	510650 231050
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	(SW)	248	1	510550 231000
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	(SW)	498	1	510350 231150
	Nearest Surface Water Feature	C2SW (W)	432	-	510492 231651
	Water Abstractions Operator: Mr J Saunders Licence Number: 6/33/17/*s/009 Permit Version: Not Supplied Location: Hexton Mill Stream, HEXTON Authority: Environment Agency, Anglian Region Abstraction: Spray Irrigation Abstraction Type: Not Supplied Source: Stream Daily Rate (m3): 4 Yearly Rate (m3): 390900 Details: Status: Revoked 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	C3NE (NE)	1039	2	511400 232100

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Water Abstractions Operator: J H Latimer Licence Number: 6/33/17/*G/0022 Permit Version: 100 Location: Spring At Higham Gobion Authority: Environment Agency, Anglian Region Abstraction: General Farming And Domestic Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Status: Perpetuity Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 1st November 1967 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	C2NW (NW)	1106	2	510540 232125
	Water Abstractions Operator: Mr J Saunders Licence Number: 6/33/17/*s/009 Permit Version: Not Supplied Location: Hexton Mill Stream, HEXTON Authority: Environment Agency, Anglian Region Abstraction: Spray Irrigation Abstraction Type: Not Supplied Source: Stream Daily Rate (m3): 4 Yearly Rate (m3): 390900 Details: Status: Revoked 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	C7SE (N)	1318	2	511300 232400
	Water Abstractions Operator: Mr James A Cooper Licence Number: 6/33/17/*s/018 Permit Version: Not Supplied Location: Watercourse At, HEXTON Authority: Environment Agency, Anglian Region Abstraction: Spray Irrigation Abstraction Type: Not Supplied Source: Stream Daily Rate (m3): 10 Yearly Rate (m3): 420450 Details: Status: Perpetuity 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	C7SW (NW)	1357	2	510900 232450
	Water Abstractions Operator: Mr James A Cooper Licence Number: 6/33/17/*s/018 Permit Version: Not Supplied Location: Ponds By Church, HEXTON Authority: Environment Agency, Anglian Region Abstraction: Spray Irrigation Abstraction Type: Not Supplied Source: Stream Daily Rate (m3): 10 Yearly Rate (m3): 420450 Details: Status: Perpetuity 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	C7SE (N)	1368	2	511300 232450

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Water Abstractions Operator: Mr J Saunders Licence Number: 6/33/17/*s/009 Permit Version: Not Supplied Location: Hexton Mill Stream, HEXTON Authority: Environment Agency, Anglian Region Abstraction: Spray Irrigation Abstraction Type: Not Supplied Source: Stream Daily Rate (m3): 4 Yearly Rate (m3): 390900 Details: Status: Revoked 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	C7SE (N)	1531	2	511400 232600
	Groundwater Vulnerability Map Combined Classification: Principle Bedrock Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, No Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial Patchiness: <90% Superficial Thickness: <3m Superficial Recharge: No Data	(S)	0	2	511000 231000
	Groundwater Vulnerability Map Combined Classification: Principle Bedrock Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, No Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial Patchiness: <90% Superficial Thickness: <3m Superficial Recharge: No Data	(S)	0	2	511177 231000
	Groundwater Vulnerability Map Combined Classification: Principle Bedrock Aquifer - High Vulnerability Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, No Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial Patchiness: <90% Superficial Thickness: <3m Superficial Recharge: No Data	C3SW (SW)	0	2	511000 231684

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Groundwater Vulnerability Map Combined Principle Bedrock Aquifer - High Vulnerability Classification: High Combined Vulnerability: Productive Bedrock Aquifer, No Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial: <90% Patchiness: <3m Superficial Thickness: No Data Superficial Recharge:	C3SW (E)	0	2	511177 231817
	Groundwater Vulnerability - Soluble Rock Risk Classification: Significant Risk - Problems Unlikely	C3SW (W)	0	2	511000 231817
	Groundwater Vulnerability - Soluble Rock Risk Classification: Significant Risk - Problems Unlikely	C3SW (E)	0	2	511177 231817
	Groundwater Vulnerability - Soluble Rock Risk Classification: Significant Risk - Problems Unlikely	(S)	0	2	511000 231000
	Groundwater Vulnerability - Soluble Rock Risk Classification: Significant Risk - Problems Unlikely	(S)	0	2	511177 231000
	Bedrock Aquifer Designations Aquifer Designation: Principal Aquifer	C3SW (E)	0	2	511177 231817
	Superficial Aquifer Designations No Data Available				
	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				
1	OS NGD Water Network Links Description: Watercourse Length: 441.402 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	C2SW (W)	433	3	510492 231652
2	OS NGD Water Network Links Description: Watercourse Length: 479.453 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	C3SE (E)	478	3	511449 231825
3	OS NGD Water Network Links Description: Watercourse Length: 7.143 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	C2SW (W)	696	3	510494 231658

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
4	OS NGD Water Network Links Description: Watercourse Length: 361.648 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	C2SE (W)	700	3	510582 231874
5	OS NGD Water Network Links Description: Drain Length: 474.176 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	C1SE (W)	869	3	510034 231664
6	OS NGD Water Network Links Description: Watercourse Length: 210.506 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	C3NW (NW)	871	3	511015 231972
7	OS NGD Water Network Links Description: Watercourse Length: 9.15 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	C3NE (NE)	929	3	511442 231979
8	OS NGD Water Network Links Description: Watercourse Length: 364.883 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	C3NE (NE)	937	3	511445 231988
9	OS NGD Water Network Links Description: Watercourse Length: 11.53 Physical Level: Underground Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	C2NE (W)	962	3	510601 231999
10	OS NGD Water Network Links Description: Watercourse Length: 609.655 Physical Level: Surface level Permanence: Permanent Feature Name: Not Supplied Catchment Name: Cam Ely Ouse and South Level Primacy: 1	C2NE (W)	967	3	510602 232002
	Water Framework Directive - Catchment Class Code: River Catchment WaterBody Name: Hexton Brook WaterBody ID: GB105033037510 Operational level Catchment: Management Ouse Upper and Bedford Catchment: Catchment Name: Upper & Bedford Ouse	C3SW (E)	0	2	511177 231817
	Water Framework Directive - Catchment Class Code: River Catchment WaterBody Name: Barton Brook WaterBody ID: GB105033037500 Operational level Catchment: Management Ouse Upper and Bedford Catchment: Catchment Name: Upper & Bedford Ouse	C2NE (NW)	52	2	510740 232000

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Water Framework Directive - Groundwater Waterbody Name: Upper Bedford Ouse Chalk Waterbody ID: GB40601G603000 URL Address: https://environment.data.gov.uk/catchment-planning/WaterBody/GB40601G603000 Overall Rating: Poor Chemical Rating: Poor Quantitative Measure: Poor Year: 2019	C3SW (E)	0	2	511177 231817
	Water Framework Directive - Surface Waters Class Code: River Waterbody Name: Hexton Brook Waterbody ID: GB105033037510 URL Address: Not Supplied Overall Rating: Not Assessed Chemical Rating: Not Assessed Classification Year: 2022	C3SE (E)	79	2	511448 231826
	Water Framework Directive - Surface Waters Class Code: River Waterbody Name: Barton Brook Waterbody ID: GB105033037500 URL Address: Not Supplied Overall Rating: Not Assessed Chemical Rating: Not Assessed Classification Year: 2022	C2SE (W)	316	2	510582 231870

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Local Authority Landfill Coverage Name: Mid Bedfordshire District Council - Has supplied landfill data		0	4	511448 231829
	Local Authority Landfill Coverage Name: Hertfordshire County Council - Has supplied landfill data		0	6	511177 231817
	Local Authority Landfill Coverage Name: North Hertfordshire District Council - Has supplied landfill data		0	5	511177 231817
	Local Authority Landfill Coverage Name: Bedfordshire County Council - Has no landfill data to supply		0	7	511448 231829

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS 1:625,000 Solid Geology Description: Grey Chalk Subgroup	C3SW (E)	0	1	511177 231817
	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 - 30 mg/kg	C3SW (E)	0	1	511177 231817
	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: 30 - 45 mg/kg	C3SW (W)	526	1	511000 231817
	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: 30 - 45 mg/kg	C2SE (W)	739	1	510619 231851
	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: 30 - 45 mg/kg	C3NE (NE)	926	1	511321 232000
	BGS Measured Urban Soil Chemistry No data available				
	BGS Urban Soil Chemistry Averages No data available				
	Coal Mining Affected Areas In an area that might not be affected by coal mining				
	Non Coal Mining Areas of Great Britain Risk: Rare Zone of Influence: N/A Source: British Geological Survey, National Geoscience Information Service	C3SW (E)	0	1	511177 231817
	Potential for Collapsible Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	C3SW (E)	0	1	511177 231817
	Potential for Compressible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	C3SW (E)	0	1	511177 231817
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	C3SW (E)	0	1	511177 231817

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Potential for Ground Dissolution Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	C3SE (E)	111	1	511330 231849
	Potential for Landslide Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	C3SW (E)	0	1	511177 231817
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	C3SE (E)	111	1	511330 231849
	Potential for Running Sand Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	C3SW (E)	0	1	511177 231817
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	C3SE (E)	111	1	511330 231849
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	C3SW (E)	0	1	511177 231817
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	C3SE (E)	111	1	511330 231849
	Radon Potential - Radon Affected Areas No Data Available				
	Radon Potential - Radon Protection Measures No Data Available				

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
11	Areas of Adopted Green Belt Authority: North Hertfordshire District Council Plan Name: North Hertfordshire Local Plan Status: Adopted Plan Date: 8th November 2022	C3SW (E)	0	10	511177 231817
12	Areas of Adopted Green Belt Authority: Central Bedfordshire Council, Planning Department Plan Name: Proposal Map Status: Adopted Plan Date: 22nd July 2021	C2SE (W)	436	11	510578 231858
13	Areas of Outstanding Natural Beauty Name: Chilterns Multiple Areas: Y Total Area (m2): 838304032.5301754 Designation Date: 30th March 1990 Source: Natural England	(S)	0	9	511069 231106
14	Nitrate Vulnerable Zones Name: Anglian Chalk Description: Groundwater Source: Environment Agency, Head Office	C3SW (E)	0	2	511177 231817
15	Nitrate Vulnerable Zones Name: Great Ouse Nvz Description: Surface Water Source: Environment Agency, Head Office	C3SW (E)	0	2	511177 231817

Agency & Hydrological	Version	Update Cycle
Contaminated Land Register Entries and Notices South Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department Environment Agency - Head Office North Hertfordshire District Council - Environmental Health Department	July 2008 July 2008 July 2025 November 2023 October 2025	Not Applicable Annually Annually Annual Rolling Update
Discharge Consents Environment Agency - Anglian Region	April 2026	Quarterly
Enforcement and Prohibition Notices Environment Agency - Anglian Region Environment Agency - Thames Region	March 2013 March 2013	
Integrated Pollution Controls Environment Agency - Anglian Region Environment Agency - Thames Region	January 2009 January 2009	
Integrated Pollution Prevention And Control Environment Agency - Anglian Region Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region	April 2026 April 2026 April 2026	Bi-Annually Bi-Annually Bi-Annually
Local Authority Integrated Pollution Prevention And Control Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department South Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department North Hertfordshire District Council - Environmental Health Department	December 2008 June 2008 November 2014 September 2014	Not Applicable Not Applicable Variable Variable
Local Authority Pollution Prevention and Controls Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council - Environmental Health Department South Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department	December 2008 December 2020 June 2008 November 2014	Not Applicable Annual Rolling Update Not Applicable Annually
Local Authority Pollution Prevention and Control Enforcements Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department South Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department North Hertfordshire District Council - Environmental Health Department	December 2008 June 2008 November 2014 September 2014	Not Applicable Not Applicable Variable Variable
Nearest Surface Water Feature Ordnance Survey	April 2026	
Pollution Incidents to Controlled Waters Environment Agency - Anglian Region	September 1999	
Historical Prosecutions Environment Agency, Anglian Region Environment Agency, Thames Region	March 2013 March 2013	Not Applicable Not Applicable
Registered Radioactive Substances Environment Agency - Anglian Region Environment Agency - Thames Region Environment Agency - Head Office	June 2026 June 2026 May 2023	Quarterly Quarterly

Agency & Hydrological	Version	Update Cycle
Substantiated Pollution Incident Register Environment Agency - Anglian Region - Central Area Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region - North East Area	April 2026 April 2026 April 2026	Quarterly Quarterly Quarterly
Water Abstractions Environment Agency - Anglian Region	April 2026	Quarterly
Water Industry Act Referrals Environment Agency - Anglian Region Environment Agency - Thames Region	October 2017 October 2017	
Groundwater Vulnerability Map Environment Agency - Head Office	June 2018	As notified
Groundwater Vulnerability - Soluble Rock Risk Environment Agency - Head Office	June 2018	As notified
Bedrock Aquifer Designations Environment Agency - Head Office	January 2018	As notified
Superficial Aquifer Designations Environment Agency - Head Office	January 2018	As notified
Source Protection Zones Environment Agency - Head Office	August 2025	Quarterly
Extreme Flooding from Rivers or Sea without Defences Environment Agency - Head Office	December 2023	As notified
Flooding from Rivers or Sea without Defences Environment Agency - Head Office	December 2023	As notified
Areas Benefiting from Flood Defences Environment Agency - Head Office	February 2023	
Flood Water Storage Areas Environment Agency - Head Office	April 2026	Quarterly
Flood Defences Environment Agency - Head Office	August 2022	
OS NGD Water Network Links Ordnance Survey	April 2026	Quarterly
Surface Water 1 in 30 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water 1 in 100 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water 1 in 1000 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water Suitability Environment Agency - Head Office	February 2016	Annually
BGS Groundwater Flooding Susceptibility British Geological Survey - National Geoscience Information Service	May 2013	As notified
Water Framework Directive - Catchment Environment Agency - Head Office	July 2025	Annually
Water Framework Directive - Groundwater Environment Agency - Head Office	July 2025	Annually
Water Framework Directive - Surface Waters Environment Agency - Head Office	July 2025	Annually

Waste	Version	Update Cycle
BGS Recorded Landfill Sites British Geological Survey - National Geoscience Information Service	November 2002	As notified
Historical Landfill Sites Environment Agency - Head Office	November 2025	Bi-Annually
Integrated Pollution Control Registered Waste Sites Environment Agency - Anglian Region Environment Agency - Thames Region	January 2009 January 2009	Not Applicable Not Applicable
Licensed Waste Management Facilities (Landfill Boundaries) Environment Agency - Anglian Region - Central Area Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region - North East Area	November 2025 November 2025 November 2025	Quarterly Quarterly Quarterly
Licensed Waste Management Facilities (Locations) Environment Agency - Anglian Region - Central Area Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region - North East Area	April 2026 April 2026 April 2026	Bi-Annually Bi-Annually Bi-Annually
Local Authority Landfill Coverage Bedfordshire County Council (now part of Central Bedfordshire Council) Hertfordshire County Council - Spatial Planning and Economy Unit Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council - Environmental Health Department South Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department	February 2003 February 2003 February 2003 February 2003 February 2003	Not Applicable Not Applicable Not Applicable Not Applicable Not Applicable
Local Authority Recorded Landfill Sites Bedfordshire County Council (now part of Central Bedfordshire Council) Hertfordshire County Council - Spatial Planning and Economy Unit Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council - Environmental Health Department South Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department	October 2018 October 2018 October 2018 October 2018 October 2018	
Potentially Infilled Land (Non-Water) Landmark Information Group Limited	December 1999	
Potentially Infilled Land (Water) Landmark Information Group Limited	December 1999	
Registered Landfill Sites Environment Agency - Anglian Region - Central Area Environment Agency - Thames Region - North East Area	March 2006 March 2006	Not Applicable Not Applicable
Registered Waste Transfer Sites Environment Agency - Anglian Region - Central Area Environment Agency - Thames Region - North East Area	April 2018 April 2018	
Registered Waste Treatment or Disposal Sites Environment Agency - Anglian Region - Central Area Environment Agency - Thames Region - North East Area	June 2015 June 2015	
Waste Exemption Permits Natural Resources Wales Environment Agency - Head Office	June 2026 May 2025	Quarterly Quarterly

Hazardous Substances	Version	Update Cycle
Control of Major Accident Hazards Sites (COMAH) Health and Safety Executive	March 2026	Bi-Annually
Explosive Sites Health and Safety Executive	March 2017	
Notification of Installations Handling Hazardous Substances (NIHHS) Health and Safety Executive	August 2001	
Planning Hazardous Substance Enforcements Central Bedfordshire Council - Planning Department Hertfordshire County Council - Spatial Planning and Economy Unit North Hertfordshire District Council Bedfordshire County Council (now part of Central Bedfordshire Council) Mid Bedfordshire District Council (now part of Central Bedfordshire Council) South Bedfordshire District Council (now part of Central Bedfordshire Council)	February 2016 February 2016 February 2016 July 2008 May 2008 November 2008	Variable Variable Variable Annual Rolling Update Not Applicable Not Applicable
Planning Hazardous Substance Consents Hertfordshire County Council - Spatial Planning and Economy Unit North Hertfordshire District Council Bedfordshire County Council (now part of Central Bedfordshire Council) Central Bedfordshire Council - Planning Department Mid Bedfordshire District Council (now part of Central Bedfordshire Council) South Bedfordshire District Council (now part of Central Bedfordshire Council)	August 2022 August 2022 July 2008 July 2022 May 2008 November 2008	Variable Variable Annual Rolling Update Variable Not Applicable Not Applicable

Geological	Version	Update Cycle
BGS 1:625,000 Solid Geology British Geological Survey - National Geoscience Information Service	January 2009	As notified
BGS Estimated Soil Chemistry British Geological Survey - National Geoscience Information Service	December 2015	As notified
BGS Recorded Mineral Sites British Geological Survey - National Geoscience Information Service	February 2026	Bi-Annually
CBSCB Compensation District Cheshire Brine Subsidence Compensation Board (CBSCB) Cheshire Brine Subsidence Compensation Board (CBSCB)	August 2011 November 2020	As notified
Coal Mining Affected Areas The Coal Authority - Property Searches	February 2023	
Mining Instability Ove Arup & Partners	June 1998	Not Applicable
Non Coal Mining Areas of Great Britain British Geological Survey - National Geoscience Information Service	June 2021	Not Applicable
Potential for Collapsible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	April 2020	As notified
Potential for Compressible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Ground Dissolution Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Landslide Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Running Sand Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Shrinking or Swelling Clay Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Radon Potential - Radon Affected Areas British Geological Survey - National Geoscience Information Service	November 2025	Annually
Radon Potential - Radon Protection Measures British Geological Survey - National Geoscience Information Service	November 2025	Annually

Industrial Land Use	Version	Update Cycle
Contemporary Trade Directory Entries Thomson Directories	April 2026	Quarterly
Fuel Station Entries Green Street Advisor (UK) Ltd	May 2026	Quarterly
Points of Interest - Commercial Services PointX	June 2026	Quarterly
Points of Interest - Education and Health PointX	June 2026	Quarterly
Points of Interest - Manufacturing and Production PointX	June 2026	Quarterly
Points of Interest - Public Infrastructure PointX	June 2026	Quarterly
Points of Interest - Recreational and Environmental PointX	June 2026	Quarterly
Pollution Inventory Environment Agency - Head Office	February 2026	Annually
Underground Electrical Cables National Grid	January 2024	

Sensitive Land Use	Version	Update Cycle
Ancient Woodland Natural England	March 2026	Bi-Annually
Areas of Adopted Green Belt Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council South Bedfordshire District Council (now part of Central Bedfordshire Council) Central Bedfordshire Council - Planning Department	March 2026 March 2026 March 2026 May 2011	Quarterly Quarterly Quarterly As notified
Areas of Unadopted Green Belt Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council South Bedfordshire District Council (now part of Central Bedfordshire Council) Central Bedfordshire Council - Planning Department	March 2026 March 2026 March 2026 May 2011	Quarterly Quarterly Quarterly As notified
Areas of Outstanding Natural Beauty Natural England	April 2026	Bi-Annually
Environmentally Sensitive Areas Natural England	August 2023	
Forest Parks Forestry Commission	May 2023	Not Applicable
Local Nature Reserves Natural England	January 2026	Bi-Annually
Marine Nature Reserves Natural England	February 2026	Bi-Annually
National Nature Reserves Natural England	June 2026	Bi-Annually
National Parks Natural England	September 2025	Annually
Nitrate Sensitive Areas Natural England	April 2023	Not Applicable
Nitrate Vulnerable Zones Department for Environment, Food and Rural Affairs (DEFRA - formerly FRCA) Environment Agency - Head Office	April 2016 February 2026	Annually
Ramsar Sites Natural England	February 2026	Bi-Annually
Sites of Special Scientific Interest Natural England	April 2026	Bi-Annually
Special Areas of Conservation Natural England	June 2026	Bi-Annually
Special Protection Areas Natural England	May 2026	Bi-Annually

A selection of organisations who provide data within this report

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

Contact	Name and Address	Contact Details
1	British Geological Survey - Enquiry Service British Geological Survey, Environmental Science Centre, Keyworth, Nottingham, Nottinghamshire, NG12 5GG	Telephone: 0115 936 3143 Fax: 0115 936 3276 Email: enquiries@bgs.ac.uk Website: www.bgs.ac.uk
2	Environment Agency - National Customer Contact Centre (NCCC) PO Box 544, Templeborough, Rotherham, S60 1BY	Telephone: 03708 506 506 Email: enquiries@environment-agency.gov.uk
3	Ordnance Survey Adanac Drive, Southampton, Hampshire, SO16 0AS	Telephone: 03456 05 05 05 Email: customerservices@ordnancesurvey.co.uk Website: www.ordnancesurvey.co.uk
4	Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Priory House, Monks Walk, Chicksands, Shefford, Bedfordshire, SG17 5TQ	Telephone: 0300 300 8301 Email: customers@centralbedfordshire.gov.uk Website: www.centralbedfordshire.gov.uk
5	North Hertfordshire District Council - Environmental Health Department Council Offices, Gernon Road, Letchworth, Hertfordshire, SG6 3JF	Telephone: 01462 474000 Fax: 01462 474559 Website: www.north-herts.gov.uk
6	Hertfordshire County Council - Spatial Planning and Economy Unit County Hall, Hertford, Hertfordshire, SG13 8DN	Telephone: 01992 556266 Fax: 01992 556015 Email: spatialplanning@hertfordshire.gov.uk Website: www.hertsdirect.org
7	Bedfordshire County Council (now part of Central Bedfordshire Council) Priory House, Monks Walk, Chicksands, Shefford, Bedfordshire, SG17 5TQ	Telephone: 0300 300 8301 Email: www.centralbedfordshire.gov.uk Website: www.centralbedfordshire.gov.uk
8	PointX 5-6 Abbey Court, Eagle Way, Sowton, Exeter, Devon, EX2 7HY	Website: www.pointx.co.uk
9	Natural England County Hall, Spetchley Road, Worcester, WR5 2NP	Telephone: 0300 060 3900 Email: enquiries@naturalengland.org.uk Website: www.naturalengland.org.uk
10	North Hertfordshire District Council Council Offices, Gernon Road, Letchworth, Hertfordshire, SG6 3JF	Telephone: 01462 474000 Fax: 01462 474558 Website: www.north-herts.gov.uk
11	Central Bedfordshire Council - Planning Department Priory House, Monks Walk, Chicksands, Shefford, Bedfordshire, SG17 5TQ	Telephone: 0300 300 8000 Email: info@centralbedfordshire.gov.uk Website: www.centralbedfordshire.gov.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 Landmark Information Group, Imperium, Imperial Way, Reading, Berkshire, RG2 0TD	Telephone: 0330 036 6618 Fax: 0844 844 9951 Email: helpdesk@landmark.co.uk Website: www.landmark.co.uk

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Envirocheck[®] Report:

Datasheet

Order Details:

Order Number:

406032073_1_1

Customer Reference:

3289

National Grid Reference:

512300, 231670

Slice:

D

Site Area (Ha):

75.85

Search Buffer (m):

1000

Site Details:

Hexton Manor, Hexton

Hitchin

SG5 3JH

Client Details:

Mr P George

GO Contaminated Land Solutions Ltd

4 De Frene Road

Sydenham

London

SE26 4AB

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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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Information supplied from a joint dataset compiled by The British Geological Survey and Public Health England. The probability result is only valid for properties above ground. All basement and cellar areas are considered to be at additional risk from high radon levels. If an underground room such as a cellar or basement makes up part of the living or working accommodation, the property should be tested regardless of Radon Affected Area status.

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Report Version v53.0

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Prosecutions					
Enforcement and Prohibition Notices					
Integrated Pollution Controls					
Integrated Pollution Prevention And Control					
Local Authority Integrated Pollution Prevention And Control					
Local Authority Pollution Prevention and Controls					
Local Authority Pollution Prevention and Control Enforcements					
Nearest Surface Water Feature					
Pollution Incidents to Controlled Waters					
Historical Prosecutions					
Registered Radioactive Substances					
Substantiated Pollution Incident Register					
Water Abstractions					
Water Industry Act Referrals					
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Groundwater Vulnerability - Soluble Rock Risk	pg 1	2	n/a	n/a	n/a
Groundwater Vulnerability - Local Information			n/a	n/a	n/a
Bedrock Aquifer Designations	pg 1	Yes	n/a	n/a	n/a
Superficial Aquifer Designations			n/a	n/a	n/a
Source Protection Zones	pg 1			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
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Water Framework Directive - Groundwater	pg 2	Yes			
Water Framework Directive - Surface Waters					

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
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Licensed Waste Management Facilities (Locations)					
Local Authority Landfill Coverage	pg 3	2	n/a	n/a	n/a
Local Authority Recorded Landfill Sites					
Potentially Infilled Land (Non-Water)					
Potentially Infilled Land (Water)					
Registered Landfill Sites					
Registered Waste Transfer Sites					
Registered Waste Treatment or Disposal Sites					
Waste Exemption Permits					
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 4	Yes	n/a	n/a	n/a
BGS Estimated Soil Chemistry	pg 4	Yes			
BGS Recorded Mineral Sites					
BGS Urban Soil Chemistry					
BGS Urban Soil Chemistry Averages					
CBSCB Compensation District			n/a	n/a	n/a
Coal Mining Affected Areas			n/a	n/a	n/a
Mining Instability			n/a	n/a	n/a
Man-Made Mining Cavities					
Natural Cavities					
Non Coal Mining Areas of Great Britain	pg 4	Yes		n/a	n/a
Potential for Collapsible Ground Stability Hazards	pg 4	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				n/a	n/a
Potential for Running Sand Ground Stability Hazards				n/a	n/a
Potential for Shrinking or Swelling Clay Ground Stability Hazards				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					
Fuel Station Entries					
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					
Pollution Inventory					
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					
Areas of Adopted Green Belt					
Areas of Unadopted Green Belt					
Areas of Outstanding Natural Beauty	pg 5	1			
Environmentally Sensitive Areas					
Forest Parks					
Local Nature Reserves					
Marine Nature Reserves					
National Nature Reserves					
National Parks					
Nitrate Sensitive Areas					
Nitrate Vulnerable Zones	pg 5	2			
Ramsar Sites					
Sites of Special Scientific Interest					
Special Areas of Conservation					
Special Protection Areas					
World Heritage Sites					

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	(SW)	0	1	512000 231450
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding of Property Situated Below Ground Level	D1SW (SW)	0	1	512250 231650
	BGS Groundwater Flooding Susceptibility Flooding Type: Potential for Groundwater Flooding to Occur at Surface	D1SW (S)	0	1	512300 231672
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	(E)	0	1	513150 231450
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	(SW)	135	1	511850 231350
	Nearest Surface Water Feature None				
	Groundwater Vulnerability Map Combined Principle Bedrock Aquifer - High Vulnerability Classification: High Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, No Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial <90% Pachiness: <3m Superficial Thickness: No Data Superficial Recharge:	(SW)	0	2	512000 231000
	Groundwater Vulnerability Map Combined Principle Bedrock Aquifer - High Vulnerability Classification: High Combined Vulnerability: High Combined Aquifer: Productive Bedrock Aquifer, No Superficial Aquifer Pollutant Speed: High Bedrock Flow: Well Connected Fractures Dilution: <300 mm/year Baseflow Index: >70% Superficial <90% Pachiness: <3m Superficial Thickness: No Data Superficial Recharge:	(W)	0	2	512000 231672
	Groundwater Vulnerability - Soluble Rock Risk Classification: Significant Risk - Problems Unlikely	(W)	0	2	512000 231672
	Groundwater Vulnerability - Soluble Rock Risk Classification: Significant Risk - Problems Unlikely	(SW)	0	2	512000 231000
	Bedrock Aquifer Designations Aquifer Designation: Principal Aquifer	D1SW (S)	0	2	512300 231672
	Superficial Aquifer Designations No Data Available				
1	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.	(SE)	460	2	513165 230522
	Extreme Flooding from Rivers or Sea without Defences None				
	Flooding from Rivers or Sea without Defences None				

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Areas Benefiting from Flood Defences None				
	Flood Water Storage Areas None				
	Flood Defences None				
	OS NGD Water Network Links None				
	Water Framework Directive - Catchment Class Code: River Catchment WaterBody Name: Hexton Brook WaterBody ID: GB105033037510 Operational Ivel Catchment: Management Ouse Upper and Bedford Catchment: Catchment Name: Upper & Bedford Ouse	D1SW (S)	0	2	512300 231672
	Water Framework Directive - Groundwater Waterbody Name: Upper Bedford Ouse Chalk Waterbody ID: GB40601G603000 URL Address: https://environment.data.gov.uk/catchment-planning/WaterBody/GB40601G603000 Overall Rating: Poor Chemical Rating: Poor Quantitative Measure: Poor Year: 2019	D1SW (S)	0	2	512300 231672

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Local Authority Landfill Coverage Name: Mid Bedfordshire District Council - Has supplied landfill data		0	3	512300 231672
	Local Authority Landfill Coverage Name: Bedfordshire County Council - Has no landfill data to supply		0	4	512300 231672

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS 1:625,000 Solid Geology Description: Grey Chalk Subgroup	D1SW (S)	0	1	512300 231672
	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 - 30 mg/kg	D1SW (S)	0	1	512300 231672
	BGS Measured Urban Soil Chemistry No data available				
	BGS Urban Soil Chemistry Averages No data available				
	Coal Mining Affected Areas In an area that might not be affected by coal mining				
	Non Coal Mining Areas of Great Britain Risk: Rare Zone of Influence: N/A Source: British Geological Survey, National Geoscience Information Service	D1SW (S)	0	1	512300 231672
	Potential for Collapsible Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	D1SW (S)	0	1	512300 231672
	Potential for Compressible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	D1SW (S)	0	1	512300 231672
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	D1SW (S)	0	1	512300 231672
	Potential for Landslide Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	D1SW (S)	0	1	512300 231672
	Potential for Running Sand Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	D1SW (S)	0	1	512300 231672
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	D1SW (S)	0	1	512300 231672
	Radon Potential - Radon Affected Areas No Data Available				
	Radon Potential - Radon Protection Measures No Data Available				

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
2	Areas of Outstanding Natural Beauty Name: Chilterns Multiple Areas: Y Total Area (m2): 838304032.5301754 Designation Date: 30th March 1990 Source: Natural England	(S)	0	5	512437 231312
3	Nitrate Vulnerable Zones Name: Anglian Chalk Description: Groundwater Source: Environment Agency, Head Office	D1SW (S)	0	2	512300 231672
4	Nitrate Vulnerable Zones Name: Great Ouse Nvz Description: Surface Water Source: Environment Agency, Head Office	D1SW (S)	0	2	512300 231672

Agency & Hydrological	Version	Update Cycle
Contaminated Land Register Entries and Notices Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department Environment Agency - Head Office North Hertfordshire District Council - Environmental Health Department	July 2008 July 2025 November 2023 October 2025	Annually Annually Annual Rolling Update
Discharge Consents Environment Agency - Anglian Region	April 2026	Quarterly
Enforcement and Prohibition Notices Environment Agency - Anglian Region Environment Agency - Thames Region	March 2013 March 2013	
Integrated Pollution Controls Environment Agency - Anglian Region Environment Agency - Thames Region	January 2009 January 2009	
Integrated Pollution Prevention And Control Environment Agency - Anglian Region Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region	April 2026 April 2026 April 2026	Bi-Annually Bi-Annually Bi-Annually
Local Authority Integrated Pollution Prevention And Control Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department North Hertfordshire District Council - Environmental Health Department	December 2008 November 2014 September 2014	Not Applicable Variable Variable
Local Authority Pollution Prevention and Controls Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council - Environmental Health Department Central Bedfordshire Council - Environmental Health Department	December 2008 December 2020 November 2014	Not Applicable Annual Rolling Update Annually
Local Authority Pollution Prevention and Control Enforcements Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Central Bedfordshire Council - Environmental Health Department North Hertfordshire District Council - Environmental Health Department	December 2008 November 2014 September 2014	Not Applicable Variable Variable
Nearest Surface Water Feature Ordnance Survey	April 2026	
Pollution Incidents to Controlled Waters Environment Agency - Anglian Region	September 1999	
Historical Prosecutions Environment Agency, Anglian Region	March 2013	Not Applicable
Registered Radioactive Substances Environment Agency - Anglian Region Environment Agency - Thames Region Environment Agency - Head Office	June 2026 June 2026 May 2023	Quarterly Quarterly
Substantiated Pollution Incident Register Environment Agency - Anglian Region - Central Area Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region - North East Area	April 2026 April 2026 April 2026	Quarterly Quarterly Quarterly
Water Abstractions Environment Agency - Anglian Region	April 2026	Quarterly
Water Industry Act Referrals Environment Agency - Anglian Region Environment Agency - Thames Region	October 2017 October 2017	
Groundwater Vulnerability Map Environment Agency - Head Office	June 2018	As notified

Agency & Hydrological	Version	Update Cycle
Groundwater Vulnerability - Soluble Rock Risk Environment Agency - Head Office	June 2018	As notified
Bedrock Aquifer Designations Environment Agency - Head Office	January 2018	As notified
Superficial Aquifer Designations Environment Agency - Head Office	January 2018	As notified
Source Protection Zones Environment Agency - Head Office	August 2025	Quarterly
Extreme Flooding from Rivers or Sea without Defences Environment Agency - Head Office	December 2023	As notified
Flooding from Rivers or Sea without Defences Environment Agency - Head Office	December 2023	As notified
Areas Benefiting from Flood Defences Environment Agency - Head Office	February 2023	
Flood Water Storage Areas Environment Agency - Head Office	April 2026	Quarterly
Flood Defences Environment Agency - Head Office	August 2022	
OS NGD Water Network Links Ordnance Survey	April 2026	Quarterly
Surface Water 1 in 30 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water 1 in 100 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water 1 in 1000 year Flood Extent Environment Agency - Head Office	May 2018	Annually
Surface Water Suitability Environment Agency - Head Office	February 2016	Annually
BGS Groundwater Flooding Susceptibility British Geological Survey - National Geoscience Information Service	May 2013	As notified
Water Framework Directive - Catchment Environment Agency - Head Office	July 2025	Annually
Water Framework Directive - Groundwater Environment Agency - Head Office	July 2025	Annually

Waste	Version	Update Cycle
BGS Recorded Landfill Sites British Geological Survey - National Geoscience Information Service	November 2002	As notified
Historical Landfill Sites Environment Agency - Head Office	November 2025	Bi-Annually
Integrated Pollution Control Registered Waste Sites Environment Agency - Anglian Region Environment Agency - Thames Region	January 2009 January 2009	Not Applicable Not Applicable
Licensed Waste Management Facilities (Landfill Boundaries) Environment Agency - Anglian Region - Central Area Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region - North East Area	November 2025 November 2025 November 2025	Quarterly Quarterly Quarterly
Licensed Waste Management Facilities (Locations) Environment Agency - Anglian Region - Central Area Environment Agency - South East Region - North East Thames Area Environment Agency - Thames Region - North East Area	April 2026 April 2026 April 2026	Bi-Annually Bi-Annually Bi-Annually
Local Authority Landfill Coverage Bedfordshire County Council (now part of Central Bedfordshire Council) Hertfordshire County Council - Spatial Planning and Economy Unit Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council - Environmental Health Department	February 2003 February 2003 February 2003 February 2003	Not Applicable Not Applicable Not Applicable Not Applicable
Local Authority Recorded Landfill Sites Bedfordshire County Council (now part of Central Bedfordshire Council) Hertfordshire County Council - Spatial Planning and Economy Unit Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council - Environmental Health Department	October 2018 October 2018 October 2018 October 2018	
Potentially Infilled Land (Non-Water) Landmark Information Group Limited	December 1999	
Potentially Infilled Land (Water) Landmark Information Group Limited	December 1999	
Registered Landfill Sites Environment Agency - Anglian Region - Central Area Environment Agency - Thames Region - North East Area	March 2006 March 2006	Not Applicable Not Applicable
Registered Waste Transfer Sites Environment Agency - Anglian Region - Central Area Environment Agency - Thames Region - North East Area	April 2018 April 2018	
Registered Waste Treatment or Disposal Sites Environment Agency - Anglian Region - Central Area Environment Agency - Thames Region - North East Area	June 2015 June 2015	
Waste Exemption Permits Natural Resources Wales Environment Agency - Head Office	June 2026 May 2025	Quarterly Quarterly

Hazardous Substances	Version	Update Cycle
Control of Major Accident Hazards Sites (COMAH) Health and Safety Executive	March 2026	Bi-Annually
Explosive Sites Health and Safety Executive	March 2017	
Notification of Installations Handling Hazardous Substances (NIHHS) Health and Safety Executive	August 2001	
Planning Hazardous Substance Enforcements Central Bedfordshire Council - Planning Department Hertfordshire County Council - Spatial Planning and Economy Unit North Hertfordshire District Council Bedfordshire County Council (now part of Central Bedfordshire Council) Mid Bedfordshire District Council (now part of Central Bedfordshire Council)	February 2016 February 2016 February 2016 July 2008 May 2008	Variable Variable Variable Annual Rolling Update Not Applicable
Planning Hazardous Substance Consents Hertfordshire County Council - Spatial Planning and Economy Unit North Hertfordshire District Council Bedfordshire County Council (now part of Central Bedfordshire Council) Central Bedfordshire Council - Planning Department Mid Bedfordshire District Council (now part of Central Bedfordshire Council)	August 2022 August 2022 July 2008 July 2022 May 2008	Variable Variable Annual Rolling Update Variable Not Applicable
Geological	Version	Update Cycle
BGS 1:625,000 Solid Geology British Geological Survey - National Geoscience Information Service	January 2009	As notified
BGS Estimated Soil Chemistry British Geological Survey - National Geoscience Information Service	December 2015	As notified
BGS Recorded Mineral Sites British Geological Survey - National Geoscience Information Service	February 2026	Bi-Annually
CBSCB Compensation District Cheshire Brine Subsidence Compensation Board (CBSCB) Cheshire Brine Subsidence Compensation Board (CBSCB)	August 2011 November 2020	As notified
Coal Mining Affected Areas The Coal Authority - Property Searches	February 2023	
Mining Instability Ove Arup & Partners	June 1998	Not Applicable
Non Coal Mining Areas of Great Britain British Geological Survey - National Geoscience Information Service	June 2021	Not Applicable
Potential for Collapsible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	April 2020	As notified
Potential for Compressible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Ground Dissolution Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Landslide Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Running Sand Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Shrinking or Swelling Clay Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Radon Potential - Radon Affected Areas British Geological Survey - National Geoscience Information Service	November 2025	Annually
Radon Potential - Radon Protection Measures British Geological Survey - National Geoscience Information Service	November 2025	Annually

Industrial Land Use	Version	Update Cycle
Contemporary Trade Directory Entries Thomson Directories	April 2026	Quarterly
Fuel Station Entries Green Street Advisor (UK) Ltd	May 2026	Quarterly
Points of Interest - Commercial Services PointX	June 2026	Quarterly
Points of Interest - Education and Health PointX	June 2026	Quarterly
Points of Interest - Manufacturing and Production PointX	June 2026	Quarterly
Points of Interest - Public Infrastructure PointX	June 2026	Quarterly
Points of Interest - Recreational and Environmental PointX	June 2026	Quarterly
Pollution Inventory Environment Agency - Head Office	February 2026	Annually
Underground Electrical Cables National Grid	January 2024	

Sensitive Land Use	Version	Update Cycle
Ancient Woodland Natural England	March 2026	Bi-Annually
Areas of Adopted Green Belt Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council Central Bedfordshire Council - Planning Department	March 2026 March 2026 May 2011	Quarterly Quarterly As notified
Areas of Unadopted Green Belt Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department North Hertfordshire District Council Central Bedfordshire Council - Planning Department	March 2026 March 2026 May 2011	Quarterly Quarterly As notified
Areas of Outstanding Natural Beauty Natural England	April 2026	Bi-Annually
Environmentally Sensitive Areas Natural England	August 2023	
Forest Parks Forestry Commission	May 2023	Not Applicable
Local Nature Reserves Natural England	January 2026	Bi-Annually
Marine Nature Reserves Natural England	February 2026	Bi-Annually
National Nature Reserves Natural England	June 2026	Bi-Annually
National Parks Natural England	September 2025	Annually
Nitrate Sensitive Areas Natural England	April 2023	Not Applicable
Nitrate Vulnerable Zones Department for Environment, Food and Rural Affairs (DEFRA - formerly FRCA) Environment Agency - Head Office	April 2016 February 2026	Annually
Ramsar Sites Natural England	February 2026	Bi-Annually
Sites of Special Scientific Interest Natural England	April 2026	Bi-Annually
Special Areas of Conservation Natural England	June 2026	Bi-Annually
Special Protection Areas Natural England	May 2026	Bi-Annually

A selection of organisations who provide data within this report

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

Contact	Name and Address	Contact Details
1	British Geological Survey - Enquiry Service British Geological Survey, Environmental Science Centre, Keyworth, Nottingham, Nottinghamshire, NG12 5GG	Telephone: 0115 936 3143 Fax: 0115 936 3276 Email: enquiries@bgs.ac.uk Website: www.bgs.ac.uk
2	Environment Agency - National Customer Contact Centre (NCCC) PO Box 544, Templeborough, Rotherham, S60 1BY	Telephone: 03708 506 506 Email: enquiries@environment-agency.gov.uk
3	Mid Bedfordshire District Council (now part of Central Bedfordshire Council) - Environmental Health Department Priory House, Monks Walk, Chicksands, Shefford, Bedfordshire, SG17 5TQ	Telephone: 0300 300 8301 Email: customers@centralbedfordshire.gov.uk Website: www.centralbedfordshire.gov.uk
4	Bedfordshire County Council (now part of Central Bedfordshire Council) Priory House, Monks Walk, Chicksands, Shefford, Bedfordshire, SG17 5TQ	Telephone: 0300 300 8301 Email: www.centralbedfordshire.gov.uk Website: www.centralbedfordshire.gov.uk
5	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 Landmark Information Group, Imperium, Imperial Way, Reading, Berkshire, RG2 0TD	Telephone: 0330 036 6618 Fax: 0844 844 9951 Email: helpdesk@landmark.co.uk Website: www.landmark.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

Artificial Ground and Landslip

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	MGR	Made Ground (Undivided)	Artificial Deposit	Not Supplied - Holocene

Superficial Geology

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	LOFT	Lowestoft Formation	Diamicton	Not Supplied - Anglian
	GFDMP	Glaciofluvial Deposits, Mid Pleistocene	Sand and Gravel	Not Supplied - Cromerian
	HEAD	Head	Clay, Silt, Sand and Gravel	Not Supplied - Quaternary
	HEAD	Head	Gravel, Sand, Silt and Clay	Not Supplied - Quaternary
	CWF	Clay-with-flints Formation	Clay, Silt, Sand and Gravel	Not Supplied - MIOCENE

Bedrock and Faults

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	CKR	Chalk Rock Member	Chalk	Not Supplied - Turonian
	LESE	Lewes Nodular Chalk Formation and Seaford Chalk Formation (Undifferentiated)	Chalk	Not Supplied - Turonian
	WMCH	West Melbury Marly Chalk Formation	Chalk	Not Supplied - Cenomanian
	TTST	Totterhoe Stone Member	Chalk	Not Supplied - Cenomanian
	ZZCH	Zig Zag Chalk Formation	Chalk	Not Supplied - Cenomanian
	MR	Melbourn Rock Member	Chalk	Not Supplied - Cenomanian
	HNCK	Holywell Nodular Chalk Formation and New Pit Chalk Formation (Undifferentiated)	Chalk	Not Supplied - Cenomanian
	GLT	Gault Formation	Mudstone	Not Supplied - Albian



Geology 1:50,000 Maps

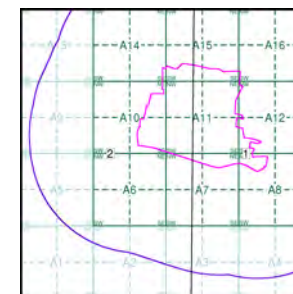
This report contains geological map extracts taken from the BGS Digital Geological map of Great Britain at 1:50,000 scale and is designed for users carrying out preliminary site assessments who require geological maps for the area around the site. This mapping may be more up to date than previously published 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 ID:	2
Map Sheet No:	221	Map Sheet No:	220
Map Name:	Hitchin	Map Name:	Leighton Buzzar
Map Date:	1995	Map Date:	1992
Bedrock Geology:	Available	Bedrock Geology:	Available
Superficial Geology:	Available	Superficial Geology:	Available
Artificial Geology:	Available	Artificial Geology:	Available
Faults:	Not Supplied	Faults:	Not Supplied
Landslip:	Available	Landslip:	Available
Rock Segments:	Not Supplied	Rock Segments:	Not Supplied

Geology 1:50,000 Maps - Slice A

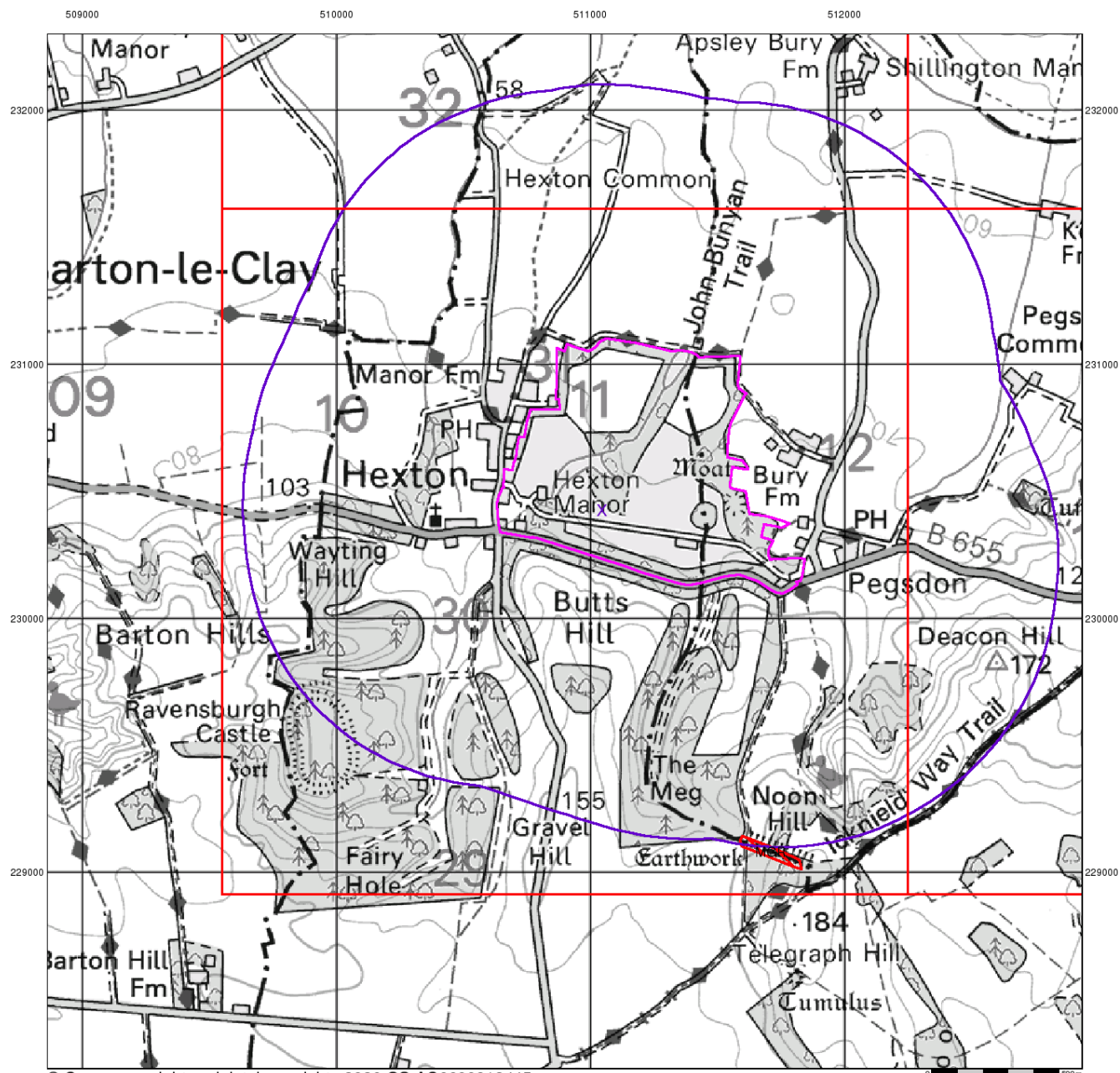


Order Details:

Order Number:	406032073_1_1
Customer Reference:	3289
National Grid Reference:	511050, 230430
Slice:	A
Site Area (Ha):	75.85
Search Buffer (m):	1000

Site Details:

Hexton Manor, Hexton, Hitchin, SG5 3JH



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**Contaminated
Land
Solutions**

Artificial Ground and Landslip

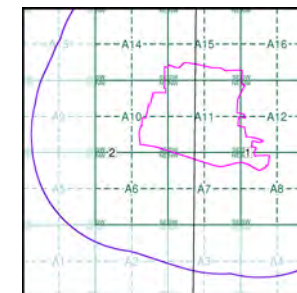
Artificial ground is a term used by BGS for those areas where the ground surface has been significantly modified by human activity. Information about previously developed ground is especially important, as it is often associated with potentially contaminated material, unpredictable engineering conditions 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: 406032073_1_1
 Customer Reference: 3289
 National Grid Reference: 511050, 230430
 Slice: A
 Site Area (Ha): 75.85
 Search Buffer (m): 1000

Site Details:

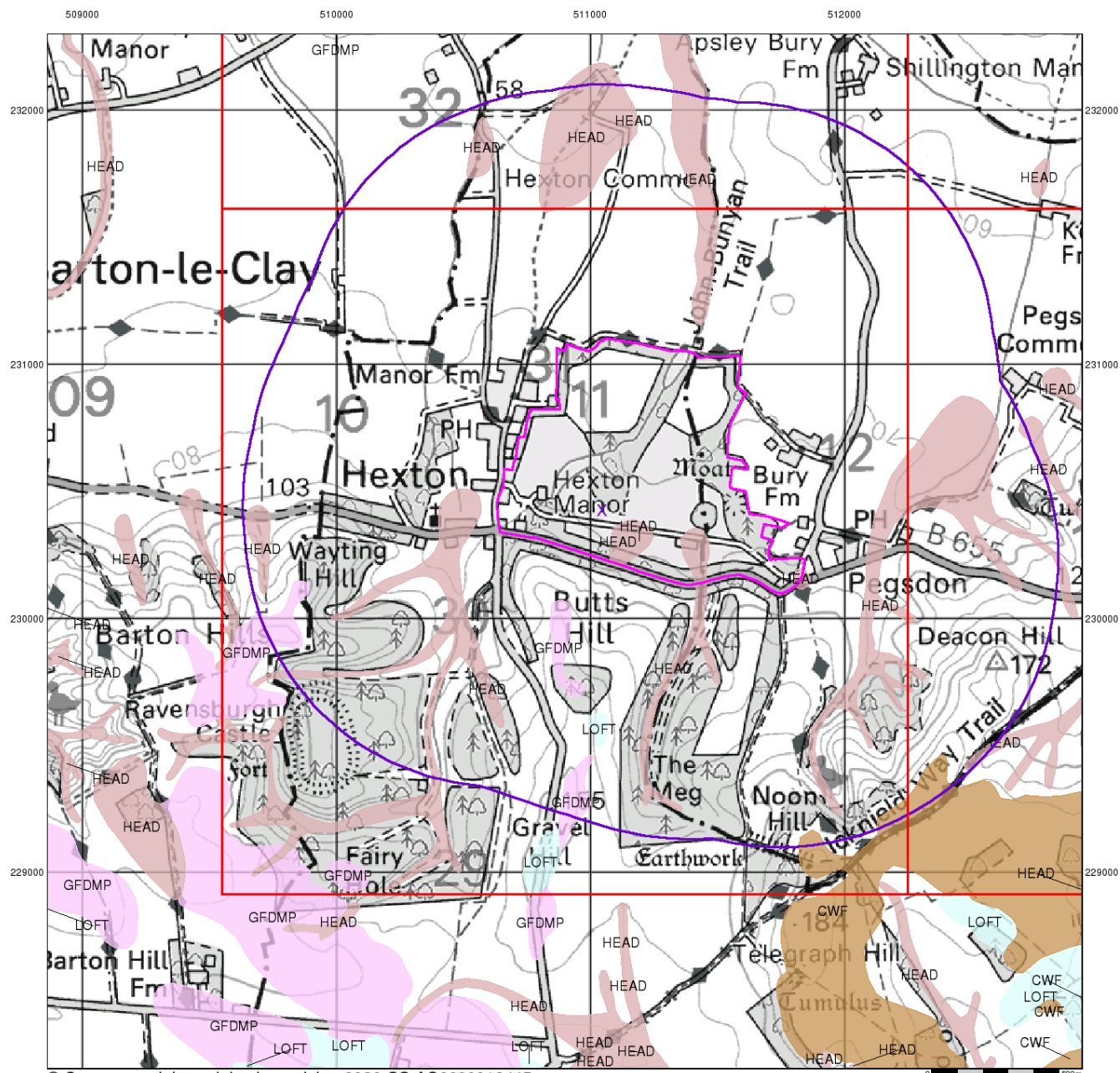
Hexton Manor, Hexton, Hitchin, SG5 3JH

Landmark
 INFORMATION GROUP

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

v15.0 02-Jul-2026

Page 2 of 5



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**Contaminated
Land
Solutions**

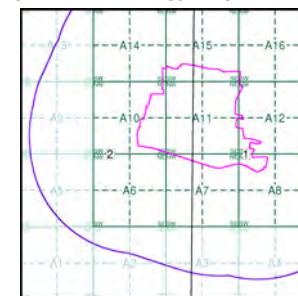
Superficial Geology

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: 406032073_1_1
Customer Reference: 3289
National Grid Reference: 511050, 230430
Slice: A
Site Area (Ha): 75.85
Search Buffer (m): 1000

Site Details:

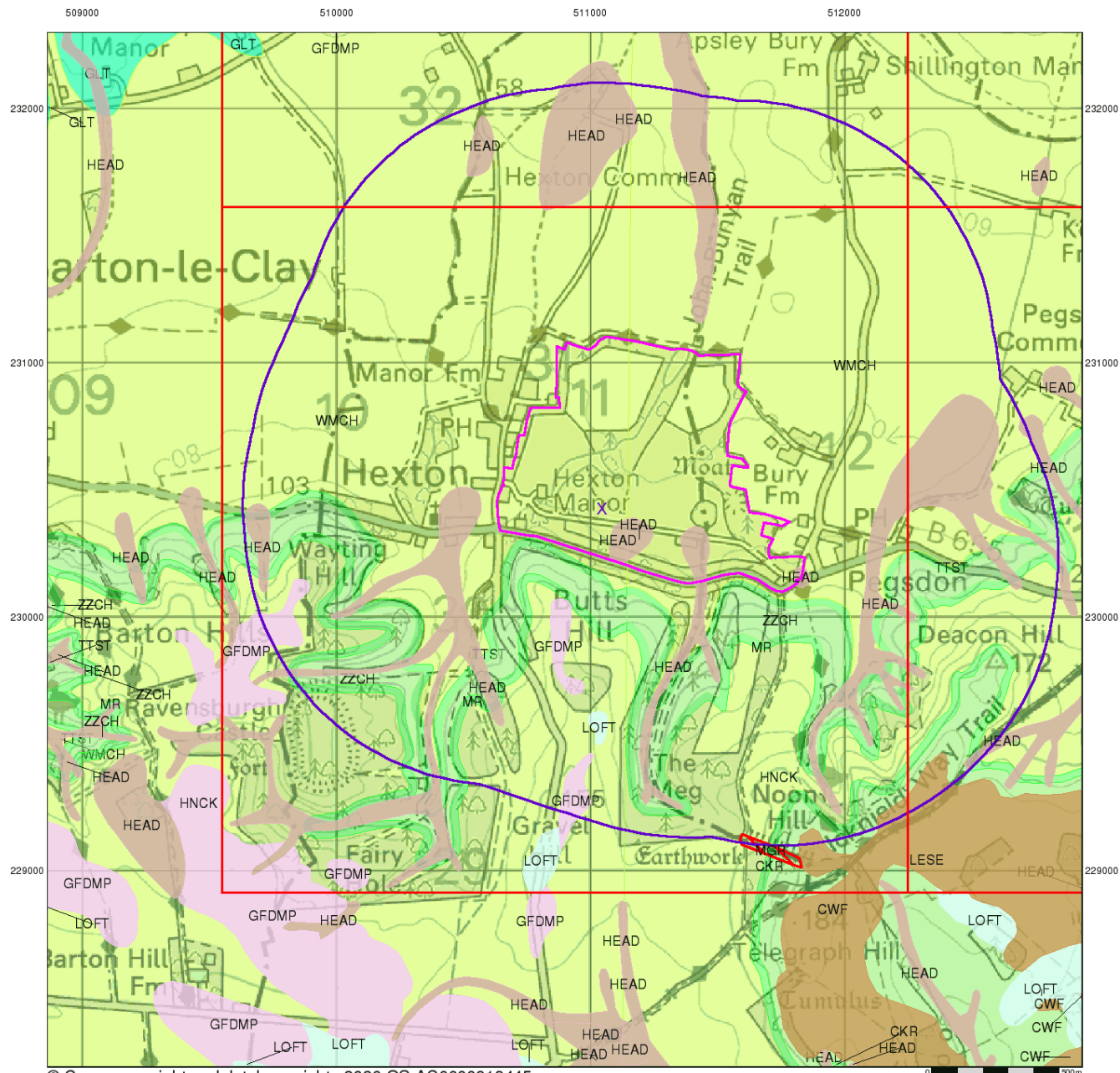
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Combined Surface Geology

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.

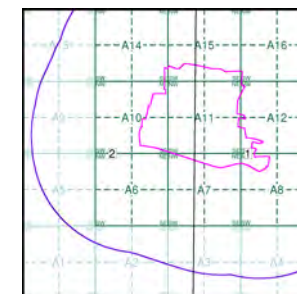
Additional Information

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

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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: 406032073_1_1
Customer Reference: 3289
National Grid Reference: 511050, 230430
Slice: A
Site Area (Ha): 75.85
Search Buffer (m): 1000

Site Details:

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Page 5 of 5

Geology 1:50,000 Maps Legends

Artificial Ground and Landslip

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	MGR	Made Ground (Undivided)	Artificial Deposit	Not Supplied - Holocene

Superficial Geology

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	LOFT	Lowestoft Formation	Diamicton	Not Supplied - Anglian
	GFDMP	Glaciofluvial Deposits, Mid Pleistocene	Sand and Gravel	Not Supplied - Cromerian
	GLLMP	Glaciolacustrine Deposits, Mid Pleistocene	Clay and Silt	Not Supplied - Cromerian
	HEAD	Head	Clay, Silt, Sand and Gravel	Not Supplied - Quaternary
	CWF	Clay-with-flints Formation	Clay, Silt, Sand and Gravel	Not Supplied - MIOCENE

Bedrock and Faults

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	CKR	Chalk Rock Member	Chalk	Not Supplied - Turonian
	LESE	Lewes Nodular Chalk Formation and Seaford Chalk Formation (Undifferentiated)	Chalk	Not Supplied - Turonian
	WMCH	West Melbury Marly Chalk Formation	Chalk	Not Supplied - Cenomanian
	TTST	Totternhoe Stone Member	Chalk	Not Supplied - Cenomanian
	ZZCH	Zig Zag Chalk Formation	Chalk	Not Supplied - Cenomanian
	MR	Melbourn Rock Member	Chalk	Not Supplied - Cenomanian
	HNCK	Holywell Nodular Chalk Formation and New Pit Chalk Formation (Undifferentiated)	Chalk	Not Supplied - Cenomanian
		Faults		



Geology 1:50,000 Maps

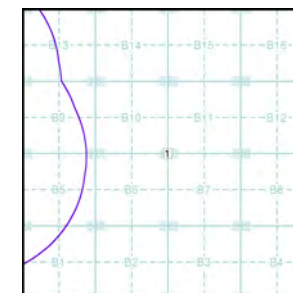
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The various geological layers - artificial and landslip deposits, superficial geology and solid (bedrock) geology are displayed in separate maps, but superimposed on the final 'Combined Surface Geology' map. All map legends feature on this page. Not 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:	221
Map Name:	Hitchin
Map Date:	1995
Bedrock Geology:	Available
Superficial Geology:	Available
Artificial Geology:	Available
Faults:	Not Supplied
Landslip:	Available
Rock Segments:	Not Supplied

Geology 1:50,000 Maps - Slice B

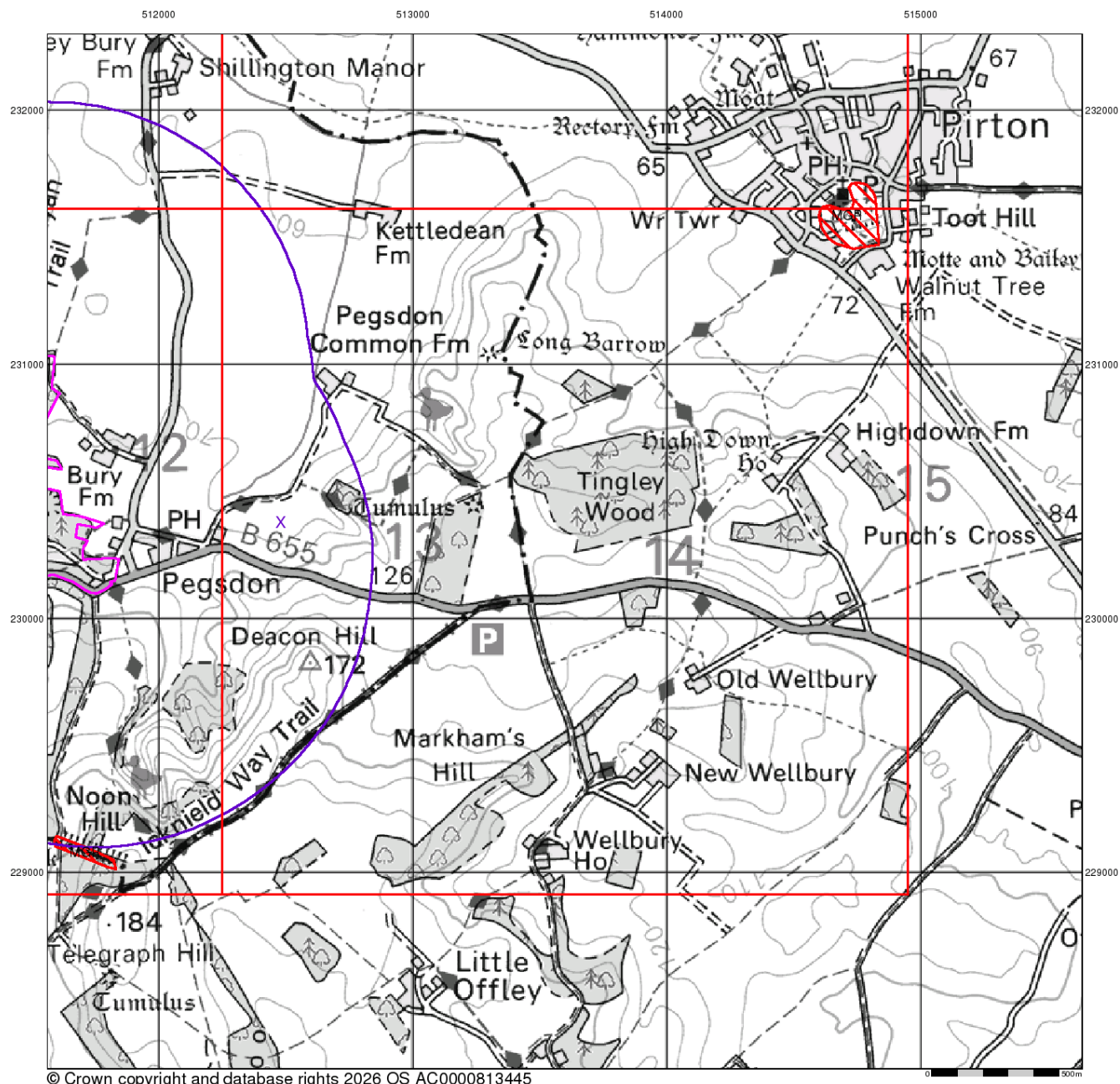


Order Details:

Order Number:	406032073_1_1
Customer Reference:	3289
National Grid Reference:	512480, 230380
Slice:	B
Site Area (Ha):	75.85
Search Buffer (m):	1000

Site Details:

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Artificial Ground and Landslip

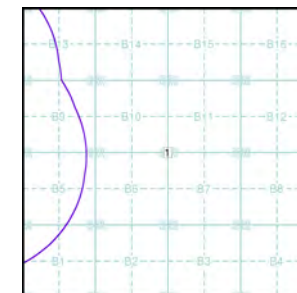
Artificial ground is a term used by BGS for those areas where the ground surface has been significantly modified by human activity. Information about previously developed ground is especially important, as it is often associated with potentially contaminated material, unpredictable engineering conditions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

Artificial ground includes:

- Made ground - man-made deposits such as embankments and spoil heaps on the natural ground surface.
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- 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 B



Order Details:

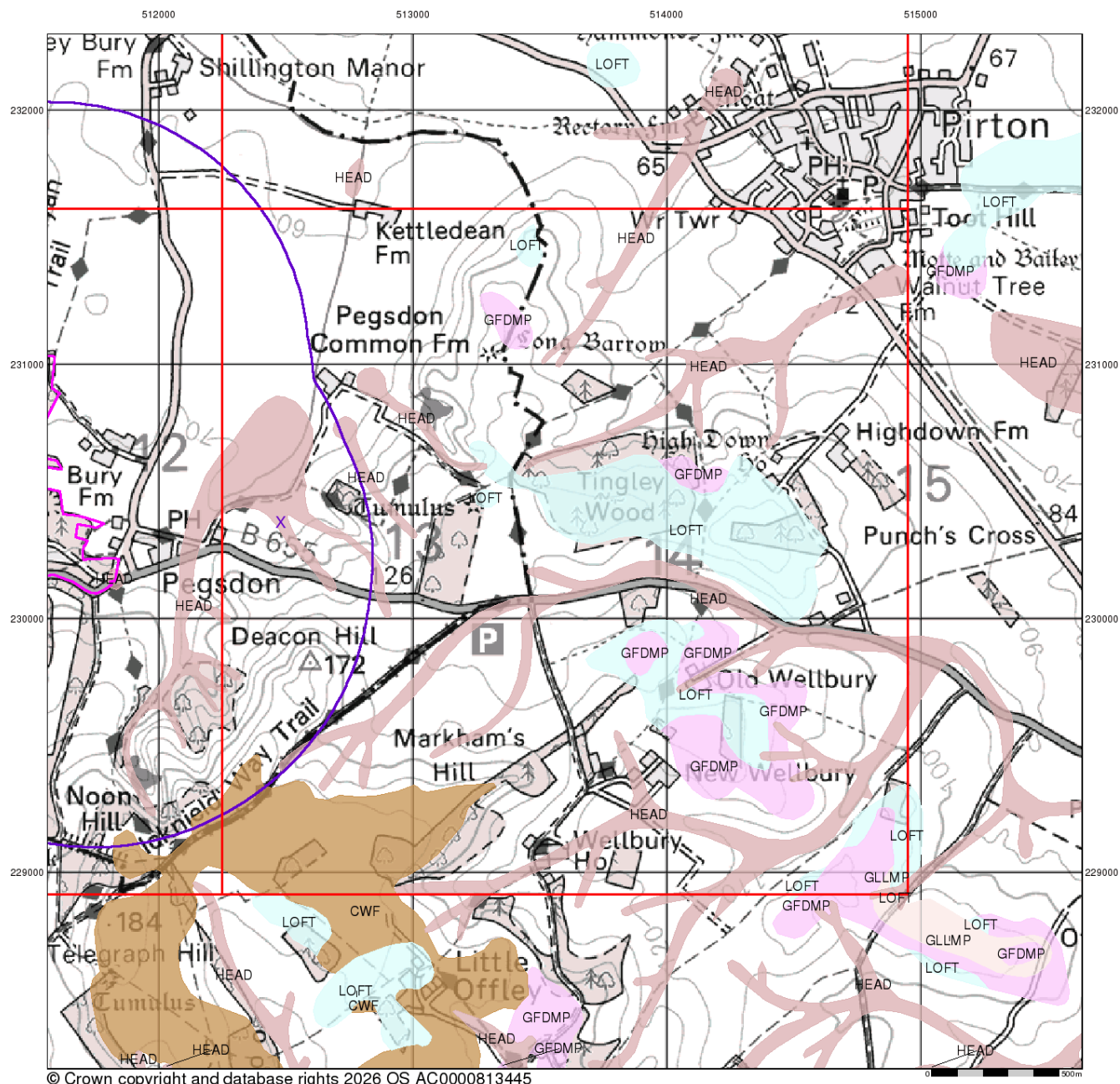
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Customer Reference: 3289
National Grid Reference: 512480, 230380
Slice: B
Site Area (Ha): 75.85
Search Buffer (m): 1000

Site Details:

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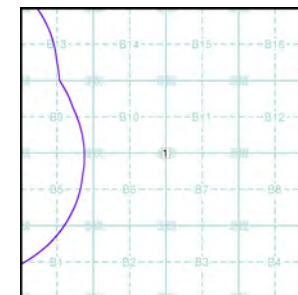
Superficial Geology

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 B



Order Details:

Order Number: 406032073_1_1
Customer Reference: 3289
National Grid Reference: 512480, 230380
Slice: B
Site Area (Ha): 75.85
Search Buffer (m): 1000

Site Details:

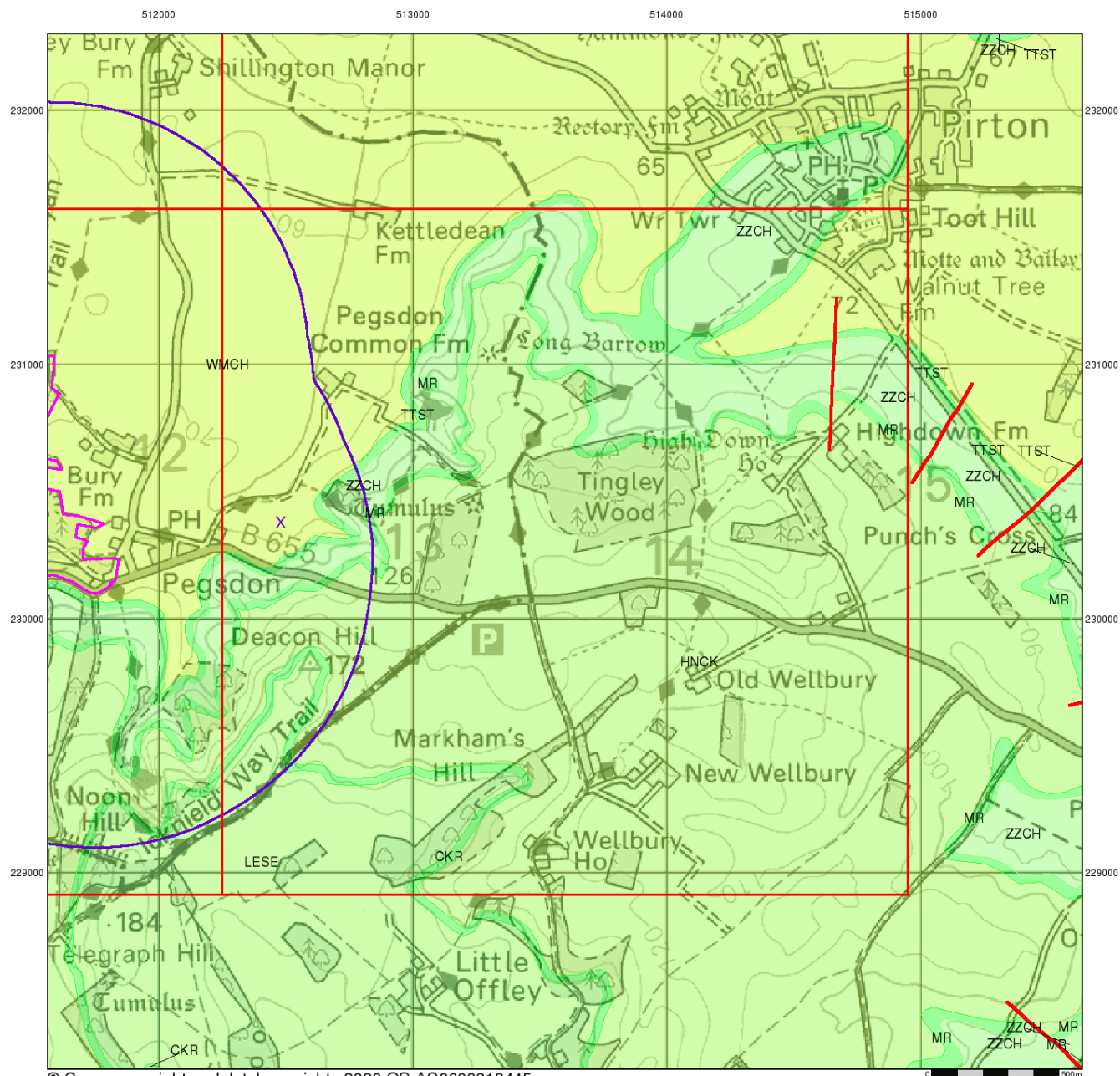
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Bedrock and Faults

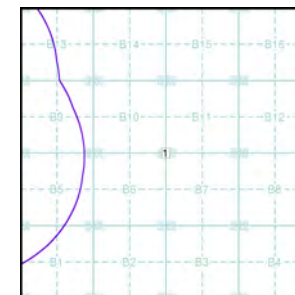
Bedrock geology is a term used for the main mass of rocks forming the Earth and are present everywhere, whether exposed at the surface in outcrops or concealed beneath superficial deposits or water.

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 B



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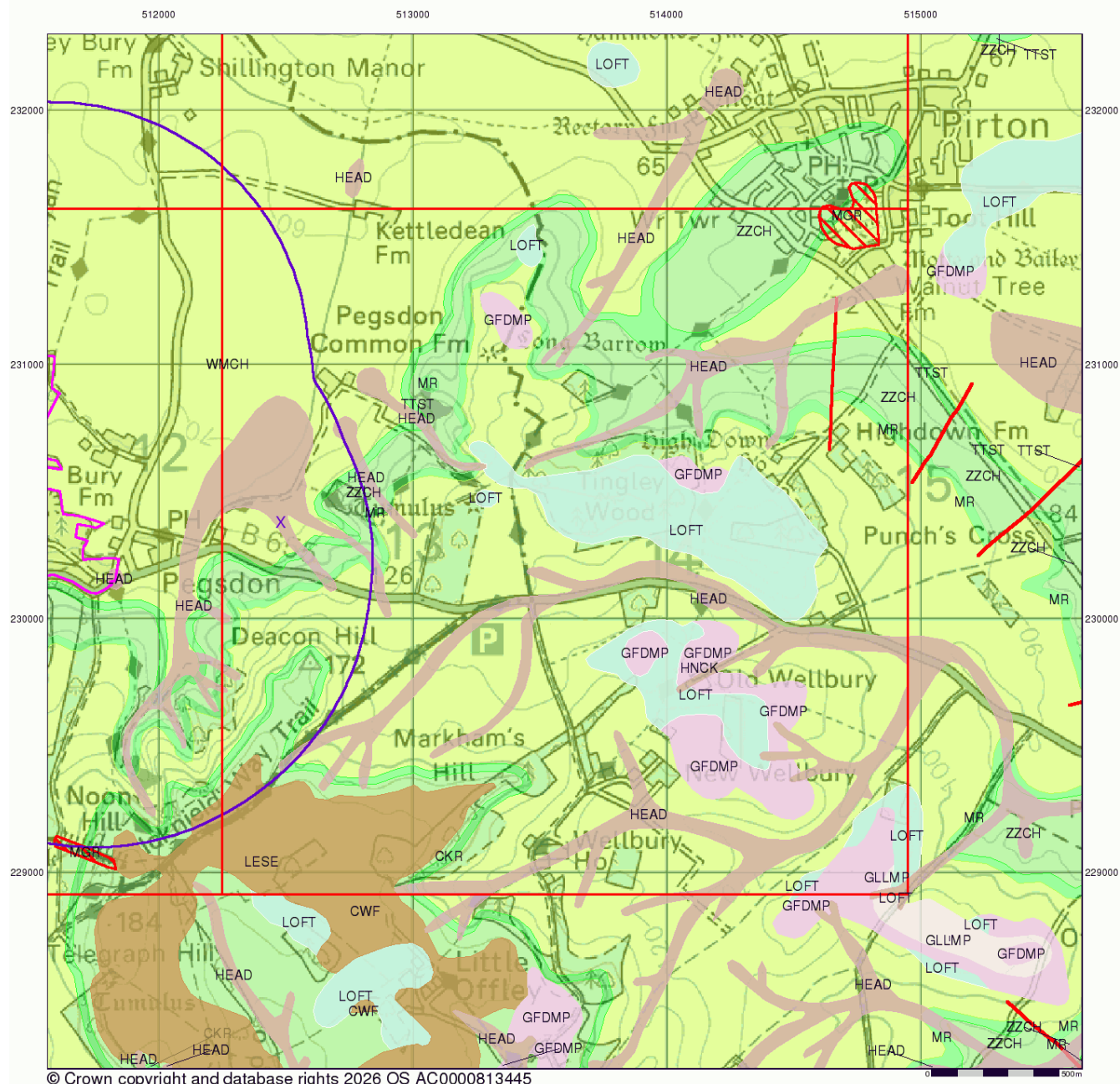
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Customer Reference: 3289
National Grid Reference: 512480, 230380
Slice: B
Site Area (Ha): 75.85
Search Buffer (m): 1000

Site Details:

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Combined Surface Geology

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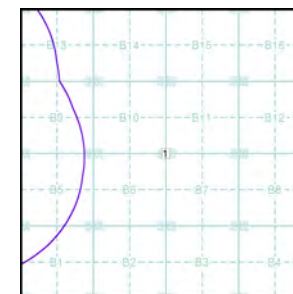
Additional Information

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Combined Geology Map - Slice B



Order Details:

Order Number: 406032073_1_1
Customer Reference: 3289
National Grid Reference: 512480, 230380
Slice: B
Site Area (Ha): 75.85
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Site Details:

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Geology 1:50,000 Maps Legends

Artificial Ground and Landslip

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	MGR	Made Ground (Undivided)	Artificial Deposit	Not Supplied - Holocene
	WGR	Worked Ground (Undivided)	Void	Not Supplied - Holocene

Superficial Geology

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	ALV	Alluvium	Clay, Silt, Sand and Gravel	Not Supplied - Holocene
	ODT	Oadby Member	Diamicton	Not Supplied - Anglian
	LOFT	Lowestoft Formation	Diamicton	Not Supplied - Anglian
	GFDMP	Glaciofluvial Deposits, Mid Pleistocene	Sand and Gravel	Not Supplied - Cromerian
	HEAD	Head	Clay, Silt, Sand and Gravel	Not Supplied - Quaternary

Bedrock and Faults

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
	WMCH	West Melbury Marly Chalk Formation	Chalk	Not Supplied - Cenomanian
	GLT	Gault Formation	Mudstone	Not Supplied - Albian
		Faults		



Geology 1:50,000 Maps

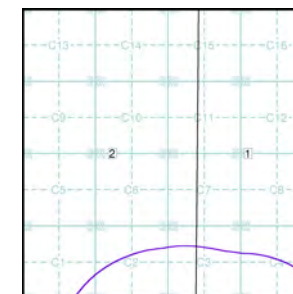
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Geology 1:50,000 Maps Coverage

Map ID: 1	Map ID: 2
Map Sheet No: 221	Map Sheet No: 220
Map Name: Hitchin	Map Name: Leighton Buzzard
Map Date: 1995	Map Date: 1992
Bedrock Geology: Available	Bedrock Geology: Available
Superficial Geology: Available	Superficial Geology: Available
Artificial Geology: Available	Artificial Geology: Available
Faults: Not Supplied	Faults: Not Supplied
Landslip: Available	Landslip: Available
Rock Segments: Not Supplied	Rock Segments: Not Supplied

Geology 1:50,000 Maps - Slice C

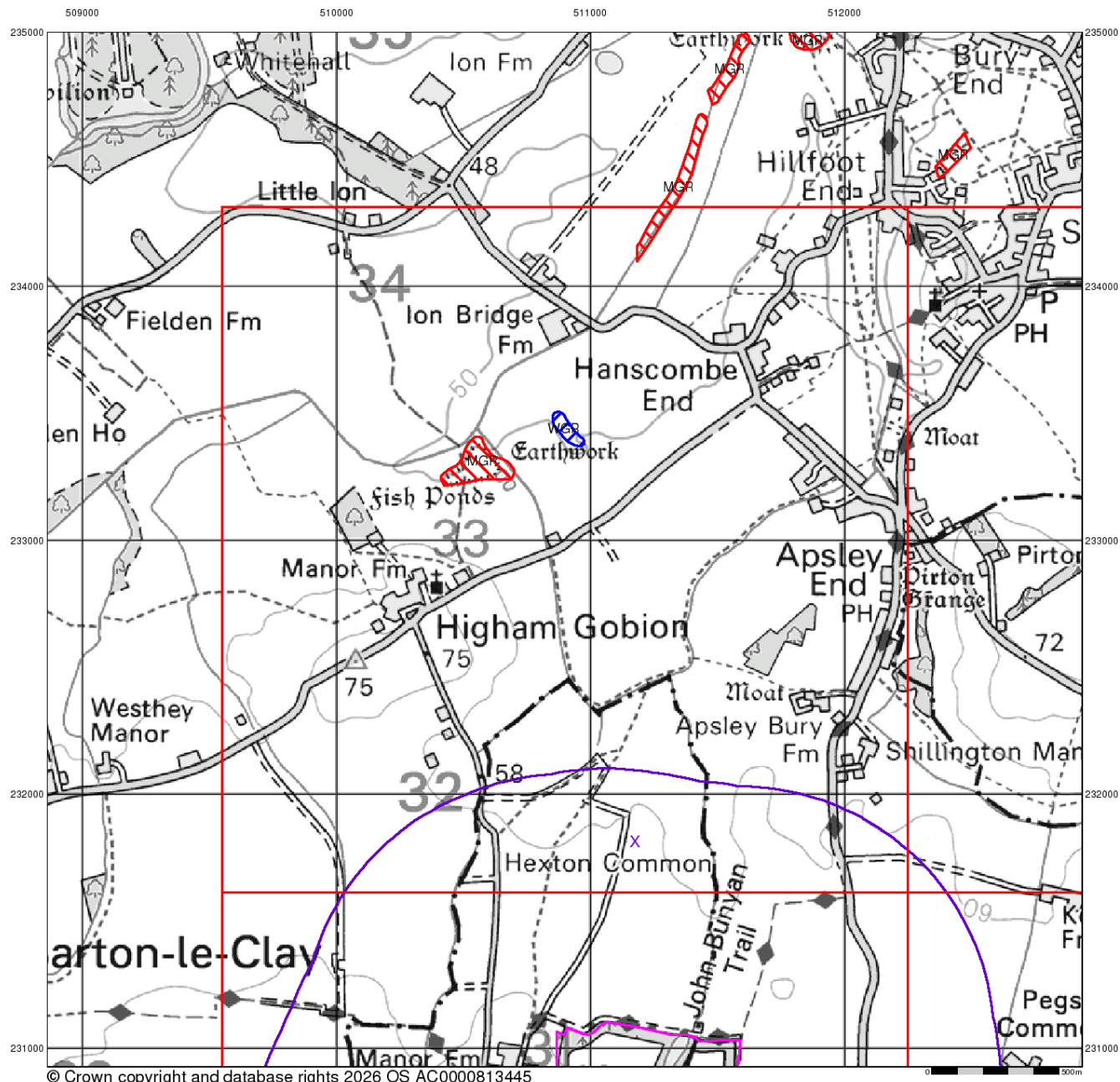


Order Details:

Order Number:	406032073_1_1
Customer Reference:	3289
National Grid Reference:	511180, 231820
Slice:	C
Site Area (Ha):	75.85
Search Buffer (m):	1000

Site Details:

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Artificial Ground and Landslip

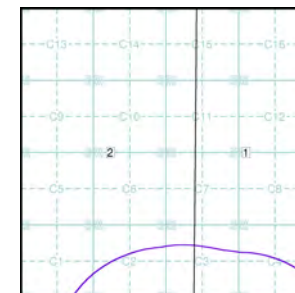
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Artificial Ground and Landslip Map - Slice C



Order Details:

Order Number: 406032073_1_1
Customer Reference: 3289
National Grid Reference: 511180, 231820
Slice: C
Site Area (Ha): 75.85
Search Buffer (m): 1000

Site Details:

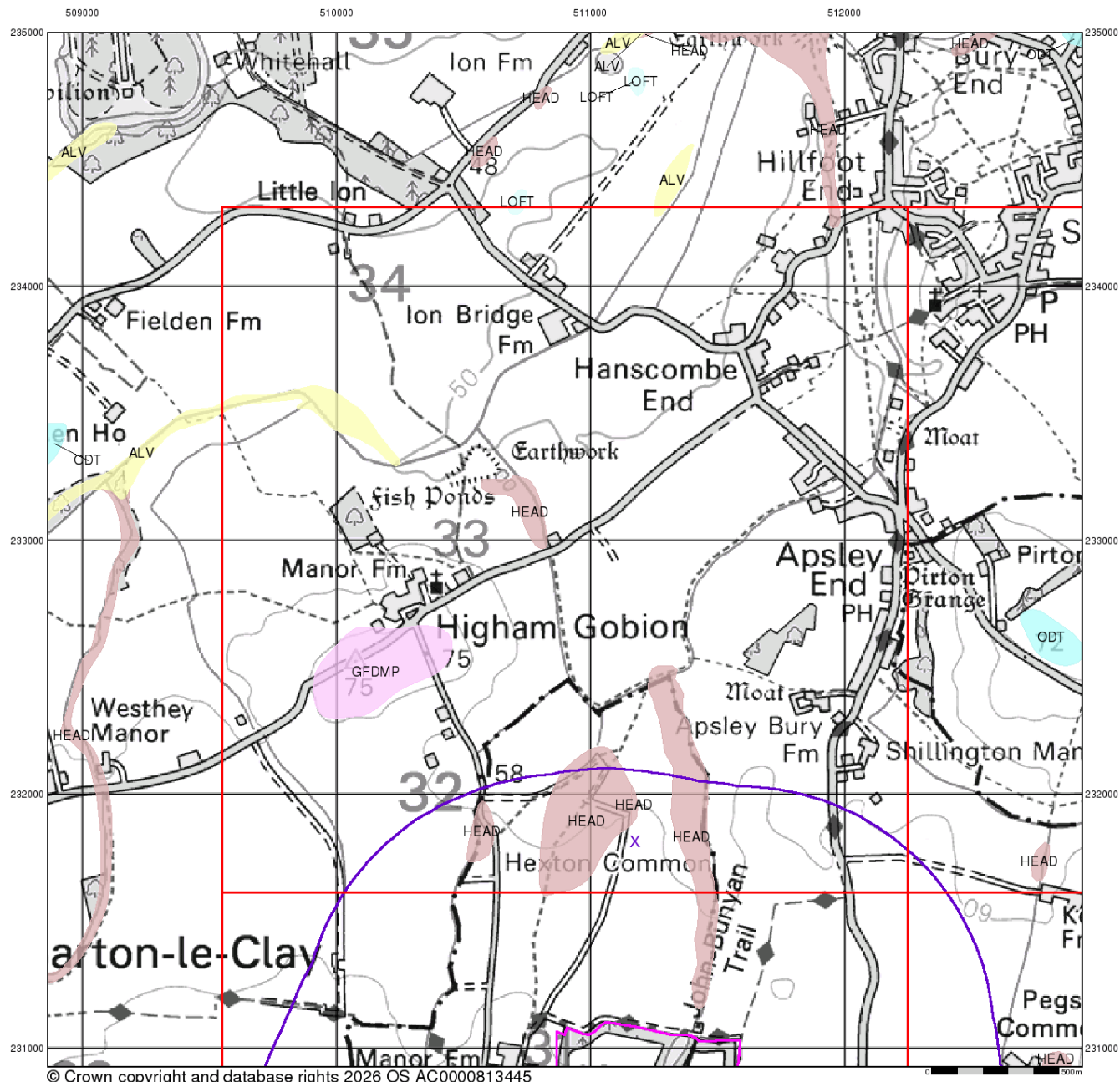
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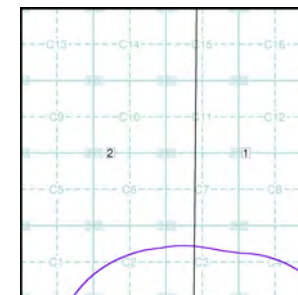
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Superficial Geology Map - Slice C



Order Details:

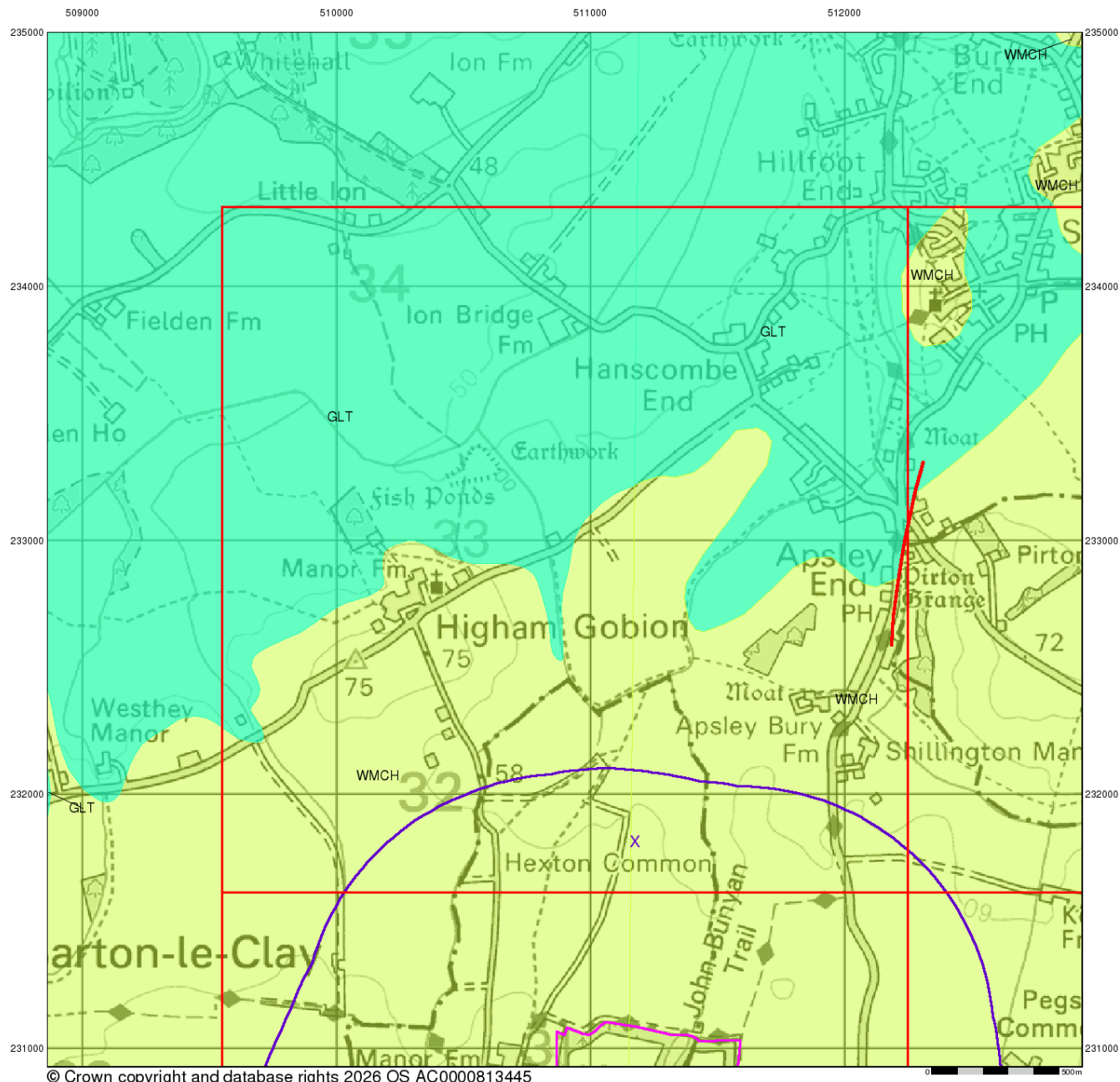
Order Number: 406032073_1_1
Customer Reference: 3289
National Grid Reference: 511180, 231820
Slice: C
Site Area (Ha): 75.85
Search Buffer (m): 1000

Site Details:

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Bedrock and Faults

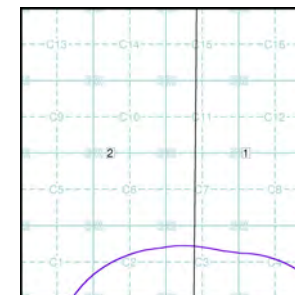
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Bedrock and Faults Map - Slice C



Order Details:

Order Number: 406032073_1_1
Customer Reference: 3289
National Grid Reference: 511180, 231820
Slice: C
Site Area (Ha): 75.85
Search Buffer (m): 1000

Site Details:

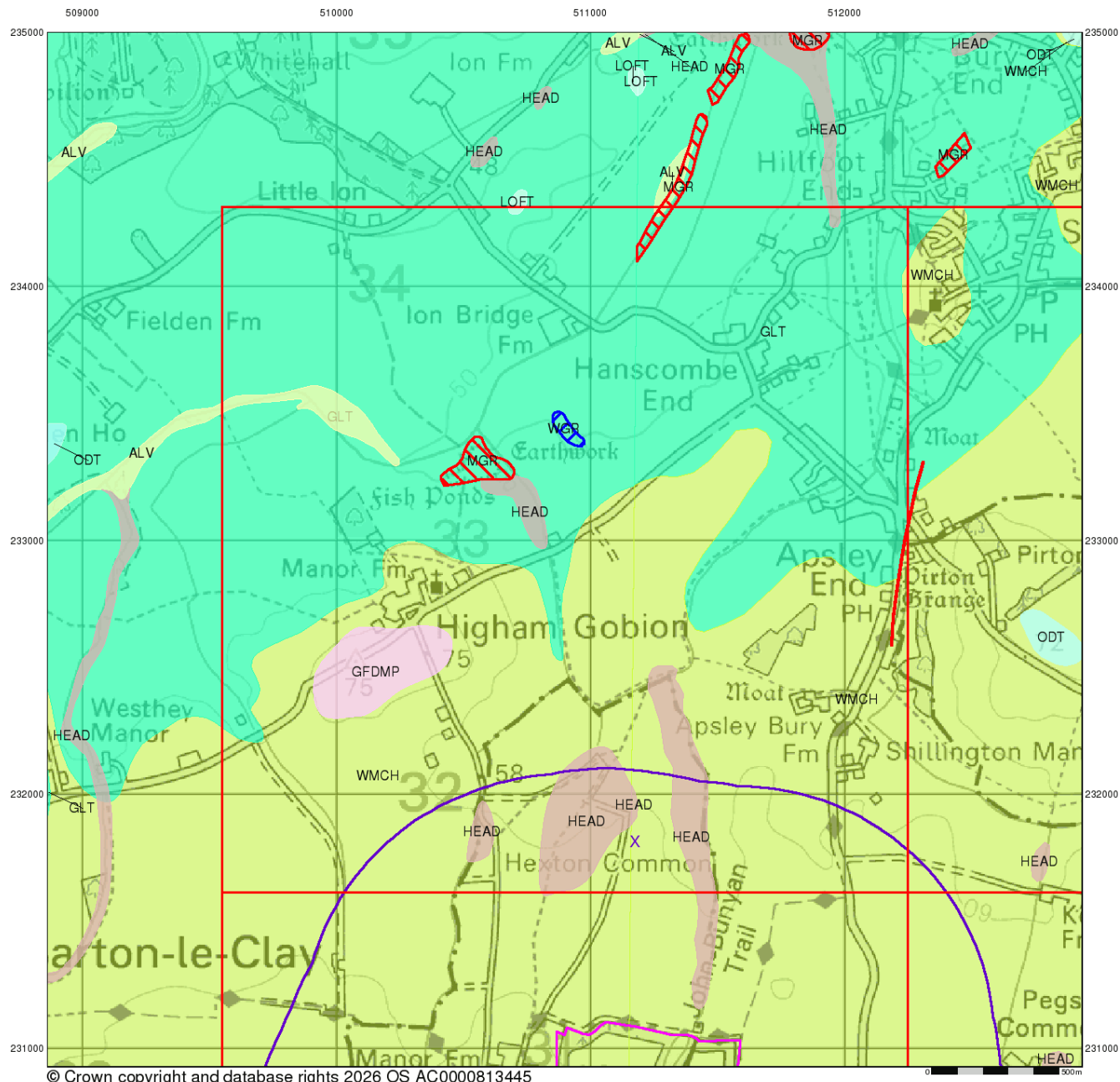
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Combined Surface Geology

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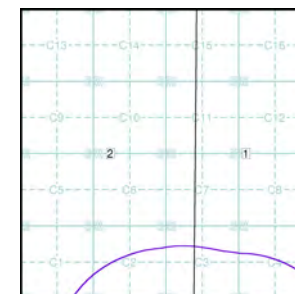
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Combined Geology Map - Slice C



Order Details:

Order Number: 406032073_1_1
Customer Reference: 3289
National Grid Reference: 511180, 231820
Slice: C
Site Area (Ha): 75.85
Search Buffer (m): 1000

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Geology 1:50,000 Maps Legends

Artificial Ground and Landslip

Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
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Map Colour	Lex Code	Rock Name	Rock Type	Min and Max Age
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Geology 1:50,000 Maps

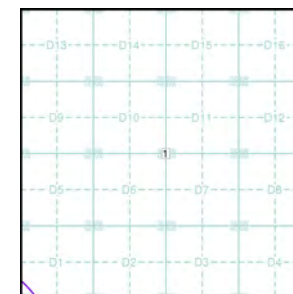
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Geology 1:50,000 Maps Coverage

Map ID:	1
Map Sheet No:	221
Map Name:	Hitchin
Map Date:	1995
Bedrock Geology:	Available
Superficial Geology:	Available
Artificial Geology:	Available
Faults:	Not Supplied
Landslip:	Available
Rock Segments:	Not Supplied

Geology 1:50,000 Maps - Slice D

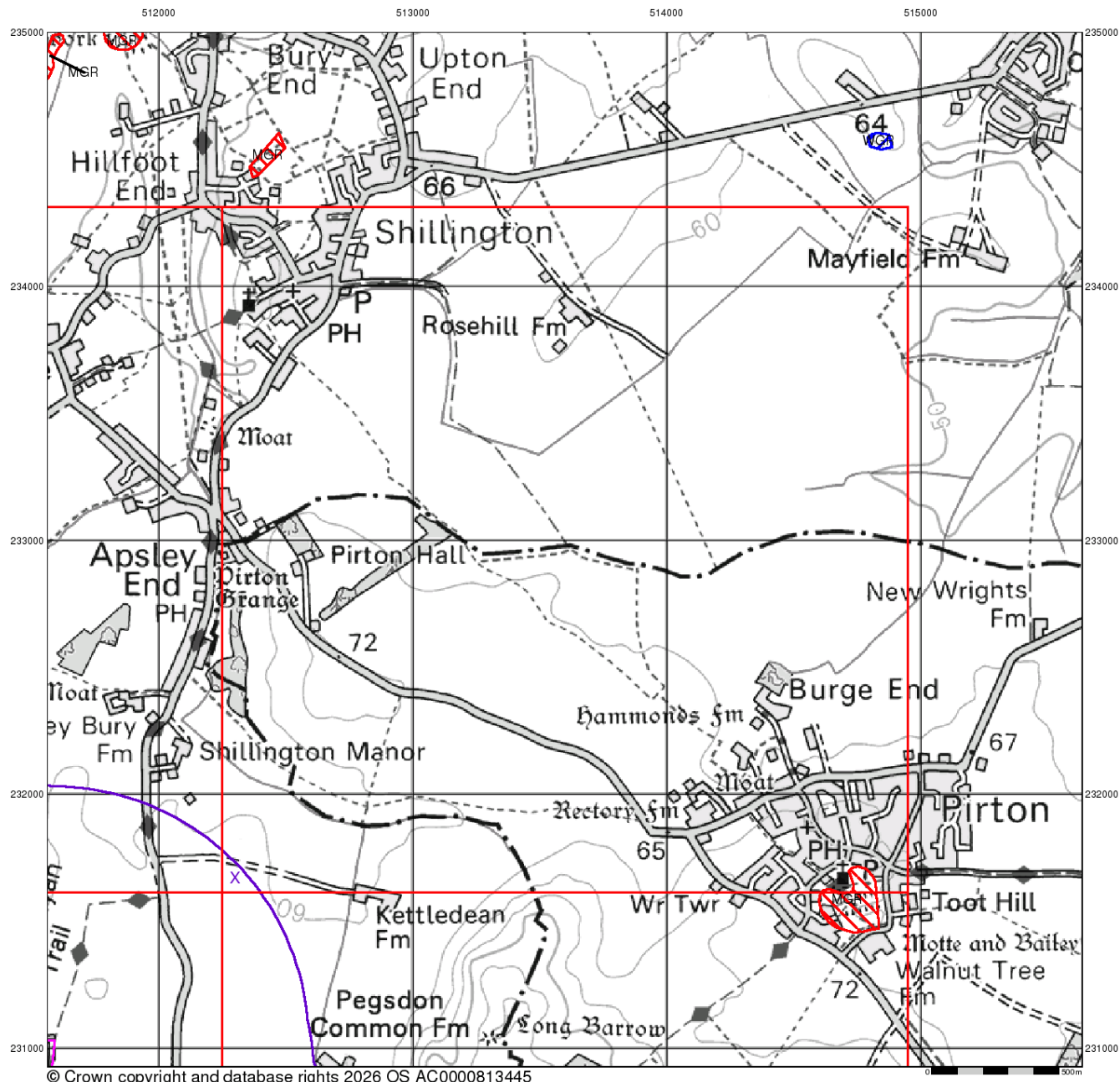


Order Details:

Order Number:	406032073_1_1
Customer Reference:	3289
National Grid Reference:	512300, 231670
Slice:	D
Site Area (Ha):	75.85
Search Buffer (m):	1000

Site Details:

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Artificial Ground and Landslip

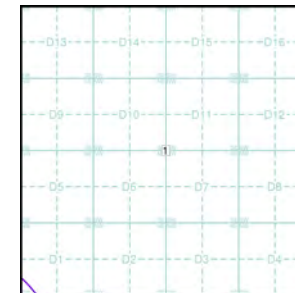
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Artificial Ground and Landslip Map - Slice D



Order Details:

Order Number: 406032073_1_1
Customer Reference: 3289
National Grid Reference: 512300, 231670
Slice: D
Site Area (Ha): 75.85
Search Buffer (m): 1000

Site Details:

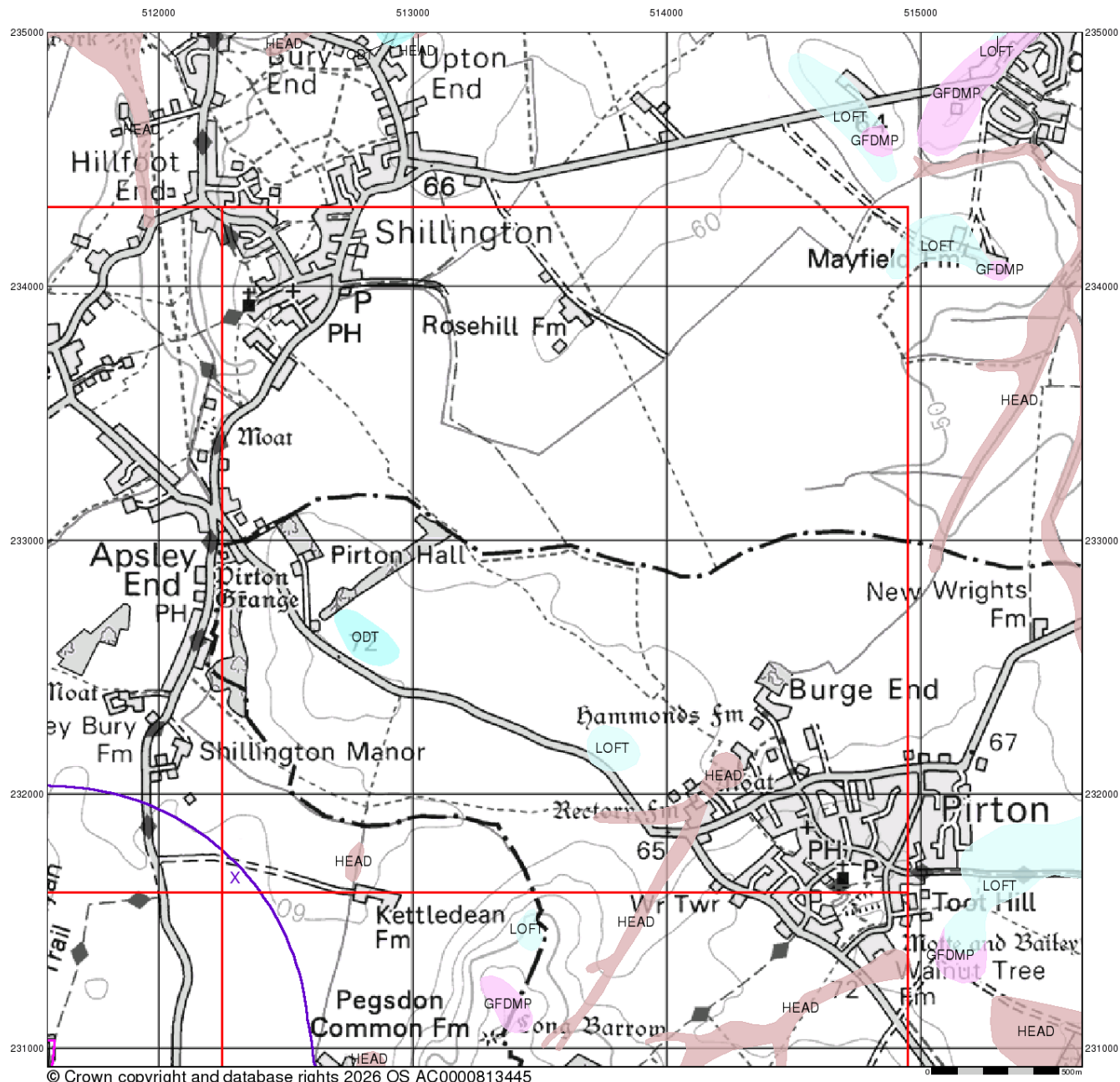
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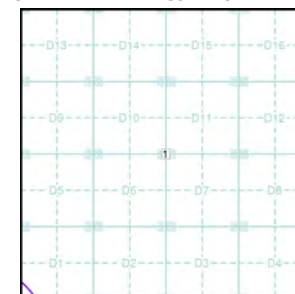
Superficial Geology

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 D



Order Details:

Order Number: 406032073_1_1
Customer Reference: 3289
National Grid Reference: 512300, 231670
Slice: D
Site Area (Ha): 75.85
Search Buffer (m): 1000

Site Details:

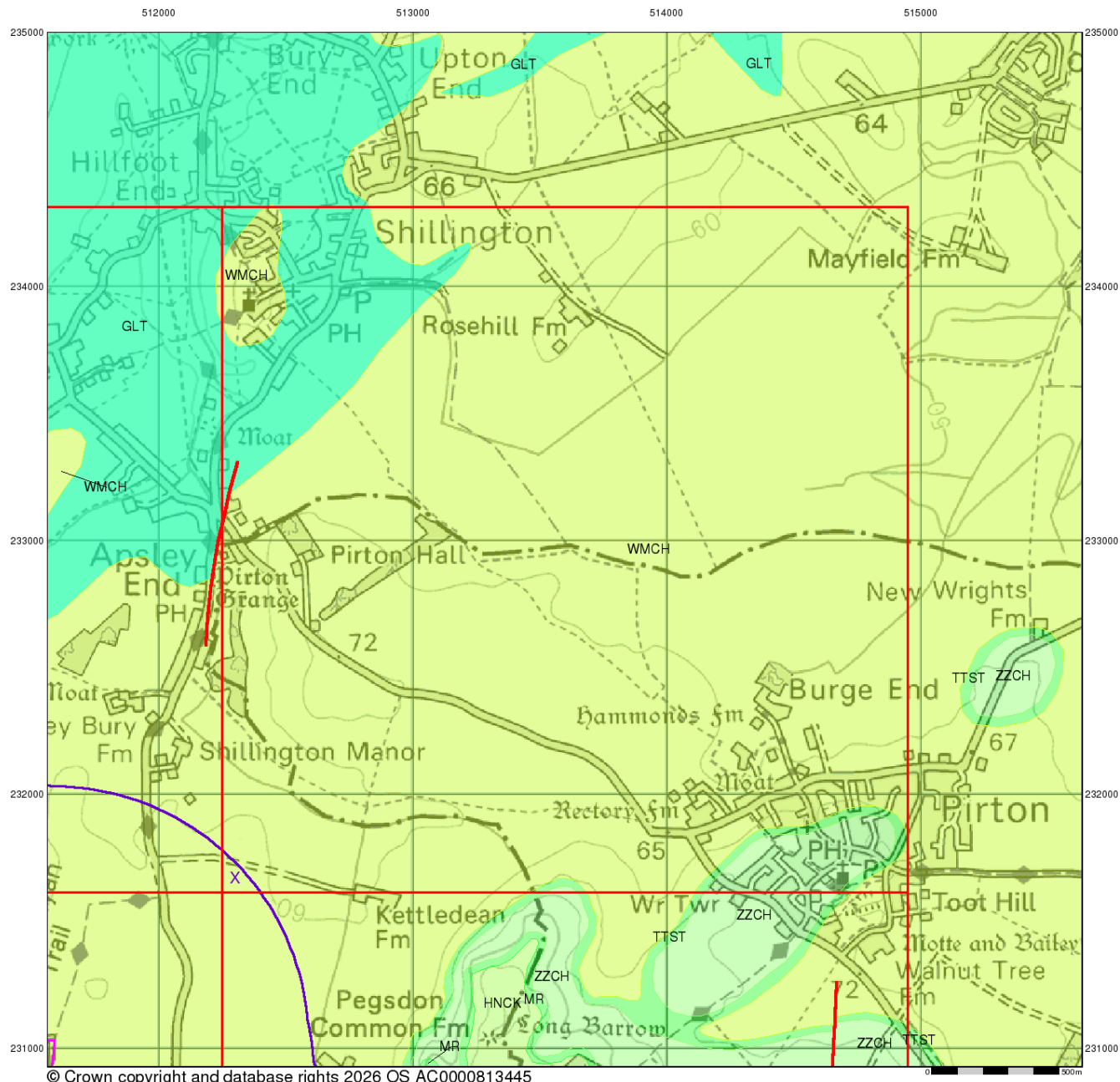
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Bedrock and Faults

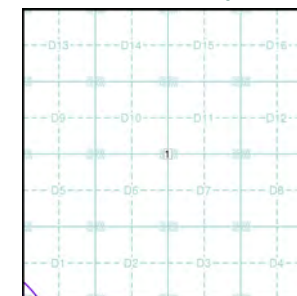
Bedrock geology is a term used for the main mass of rocks forming the Earth and are present everywhere, whether exposed at the surface in outcrops or concealed beneath superficial deposits or water.

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 D



Order Details:

Order Number: 406032073_1_1
Customer Reference: 3289
National Grid Reference: 512300, 231670
Slice: D
Site Area (Ha): 75.85
Search Buffer (m): 1000

Site Details:

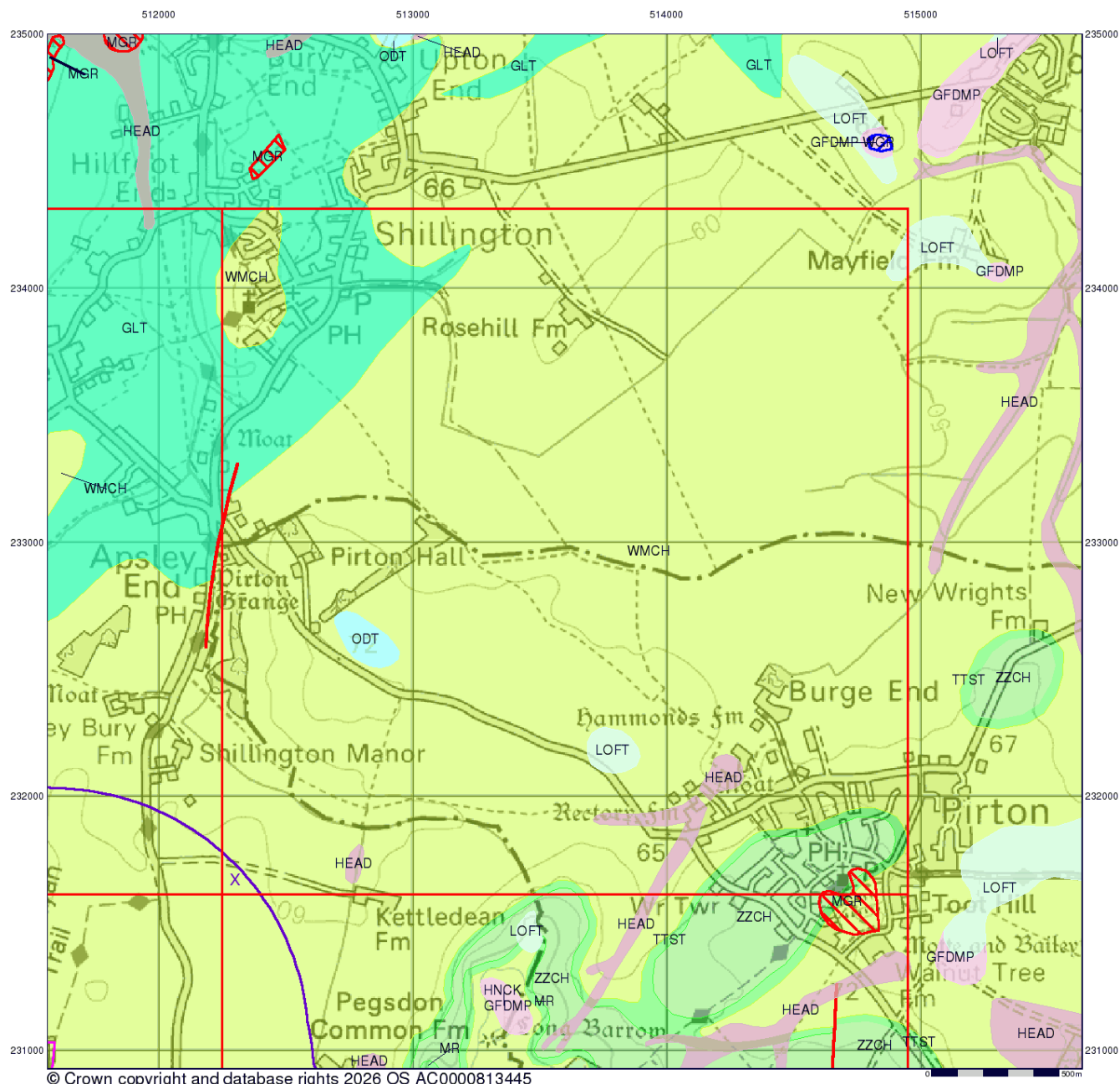
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Combined Surface Geology

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.

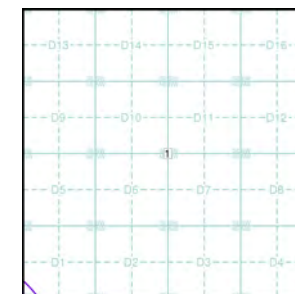
Additional Information

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 D



Order Details:

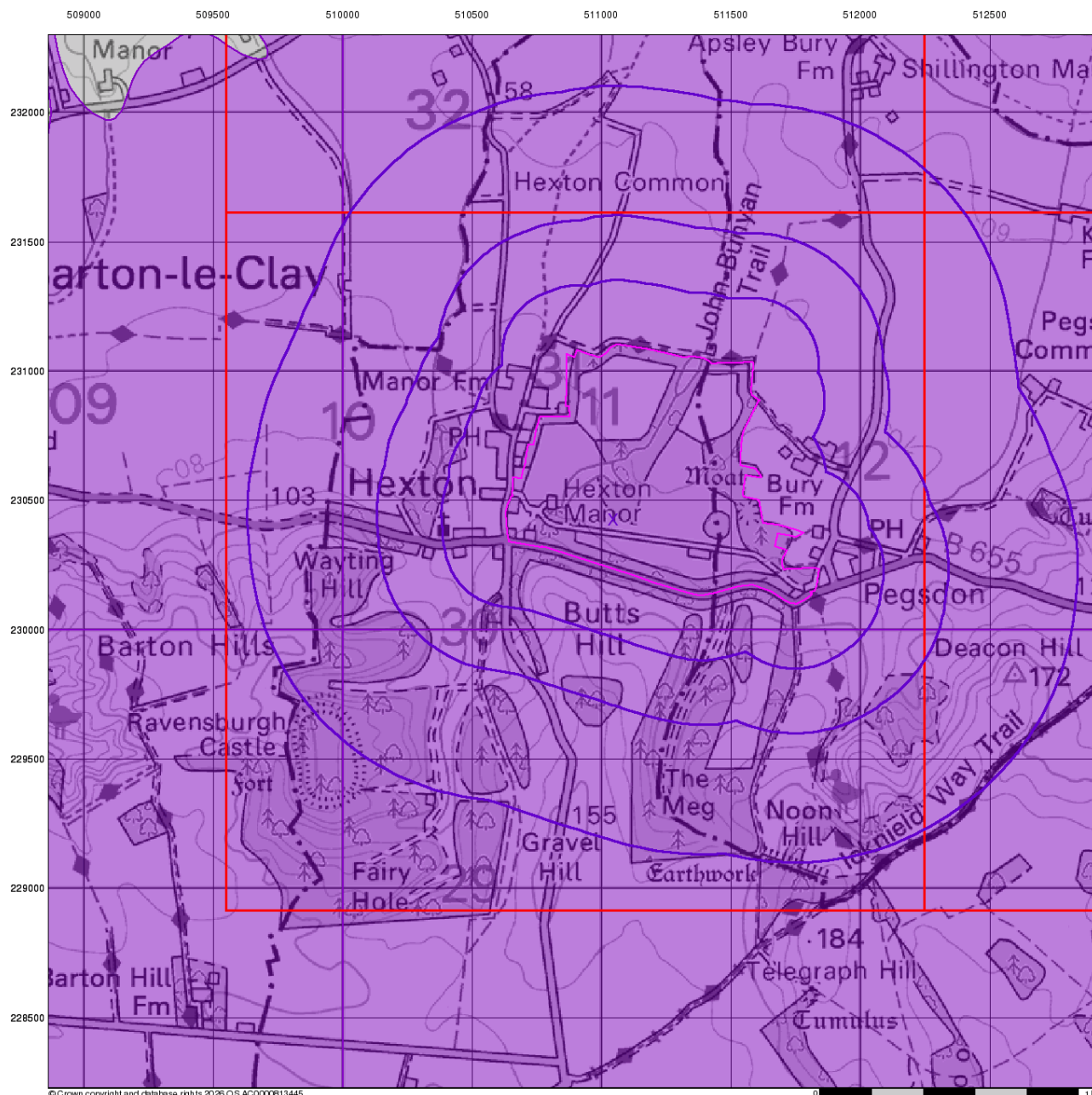
Order Number: 406032073_1_1
Customer Reference: 3289
National Grid Reference: 512300, 231670
Slice: D
Site Area (Ha): 75.85
Search Buffer (m): 1000

Site Details:

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Bedrock Aquifer Designation

General

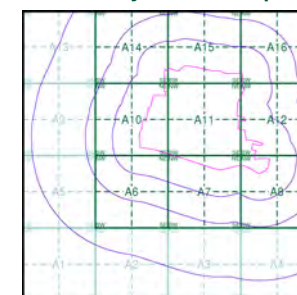
- ◊ Specified Site ○ Specified Buffer(s) X Bearing Reference Point
- Slice 8 Map ID

Agency and Hydrological

Geological Classes

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

Site Sensitivity Context Map - Slice A



Order Details

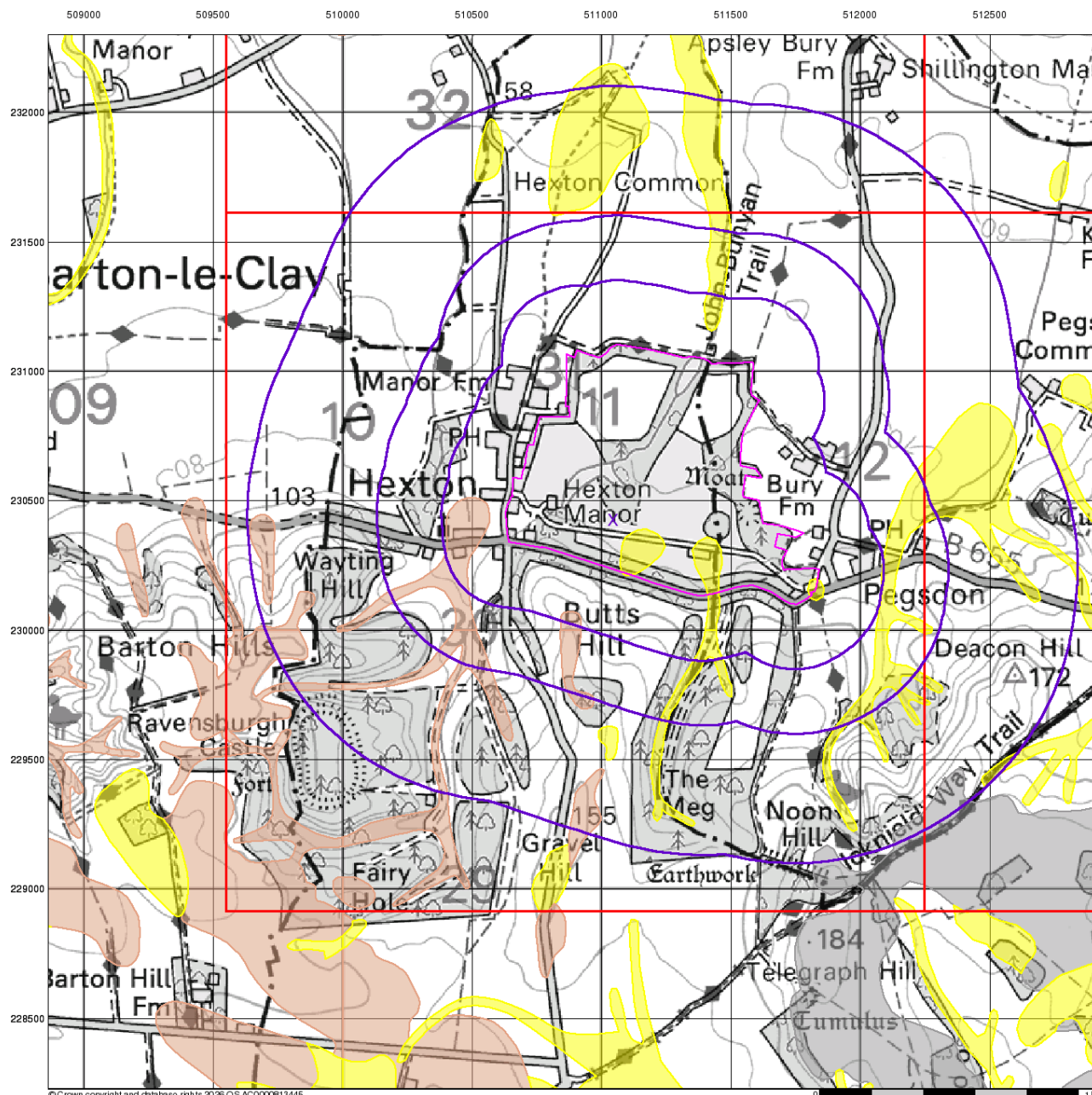
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 Customer Ref: 3289
 National Grid Reference: 511050, 230430
 Slice: A
 Site Area (Ha): 75.85
 Search Buffer (m): 1000

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Superficial Aquifer Designation

General

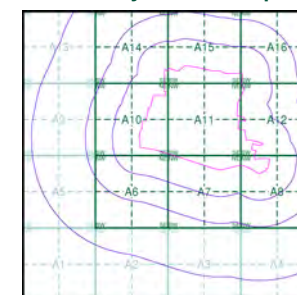
- Specified Site
- Specified Buffer(s)
- X Bearing Reference Point
- Slice
- 8 Map ID

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

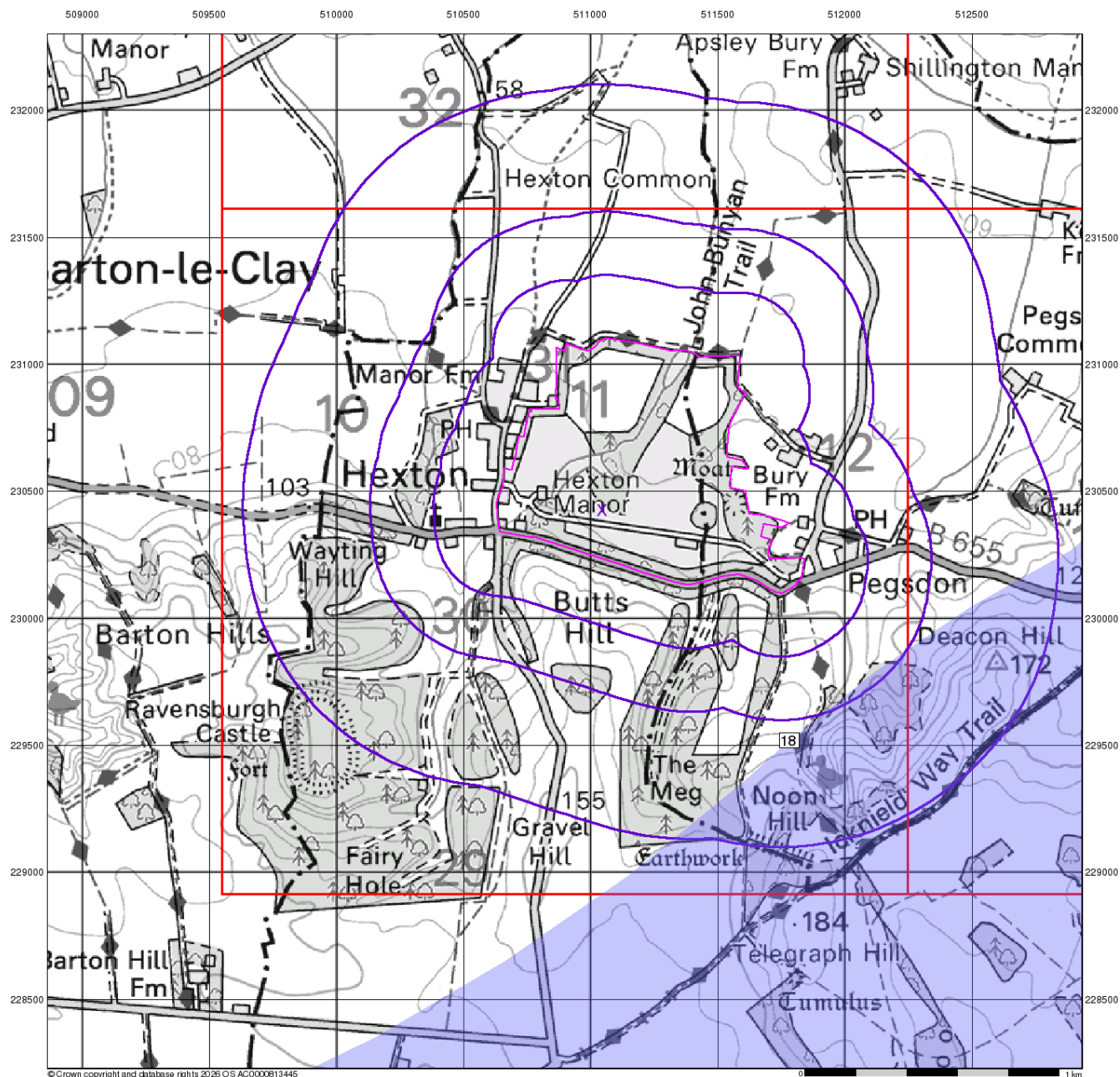
Order Number: 406032073_1_1
 Customer Ref: 3289
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 Site Area (Ha): 75.85
 Search Buffer (m): 1000

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Source Protection Zones

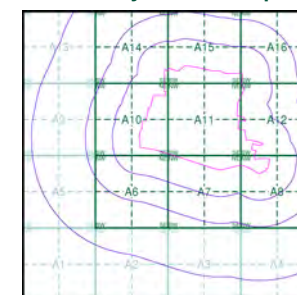
General

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

Agency and Hydrological

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

Site Sensitivity Context Map - Slice A



Order Details

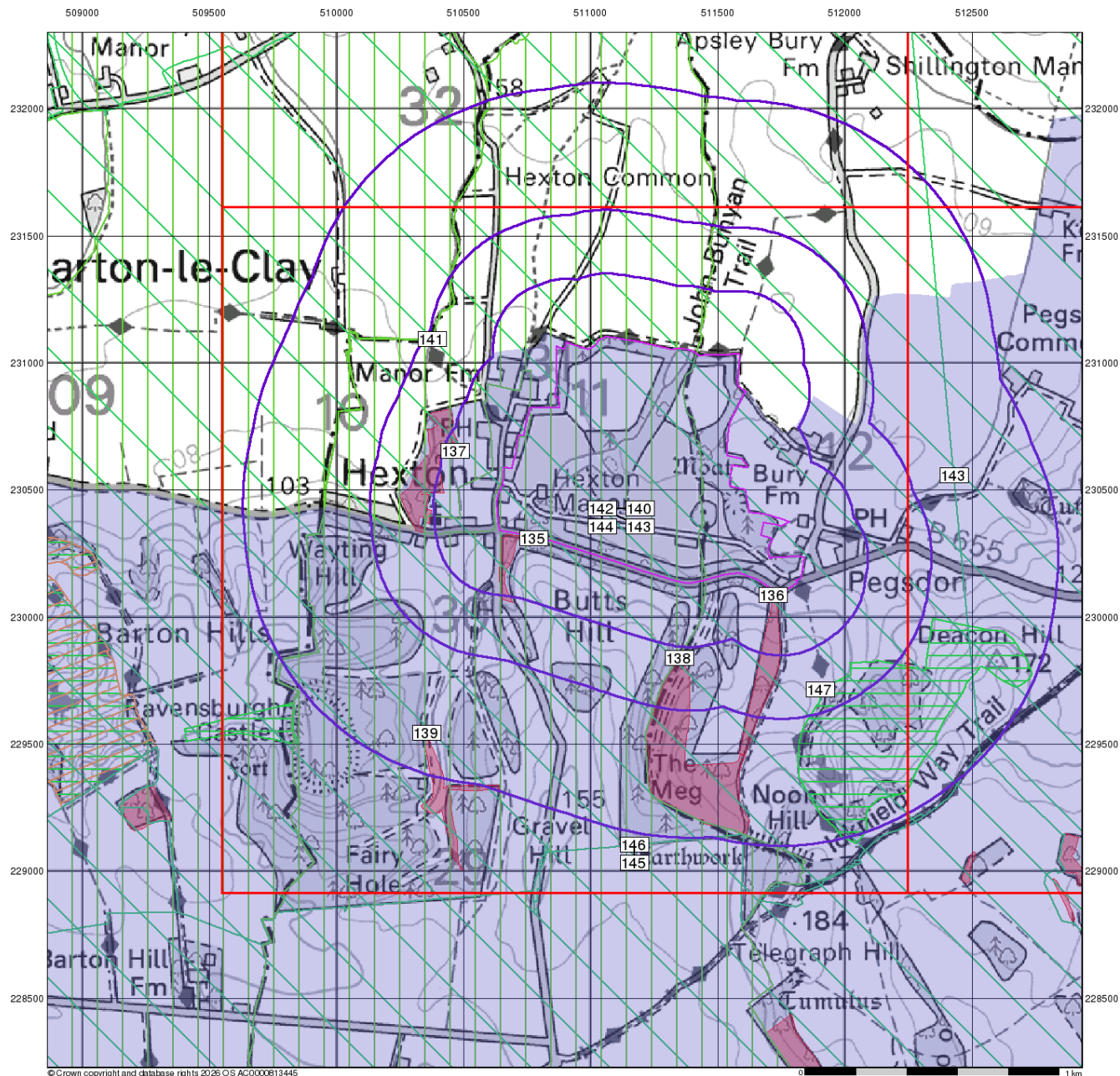
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 Customer Ref: 3289
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 Slice: A
 Site Area (Ha): 75.85
 Search Buffer (m): 1000

Site Details

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Sensitive Land Uses

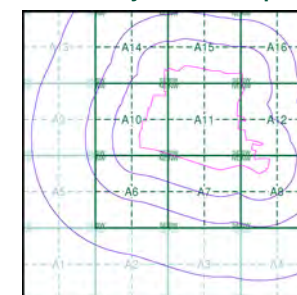
General

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

Sensitive Land Uses

- Ancient Woodland
- 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

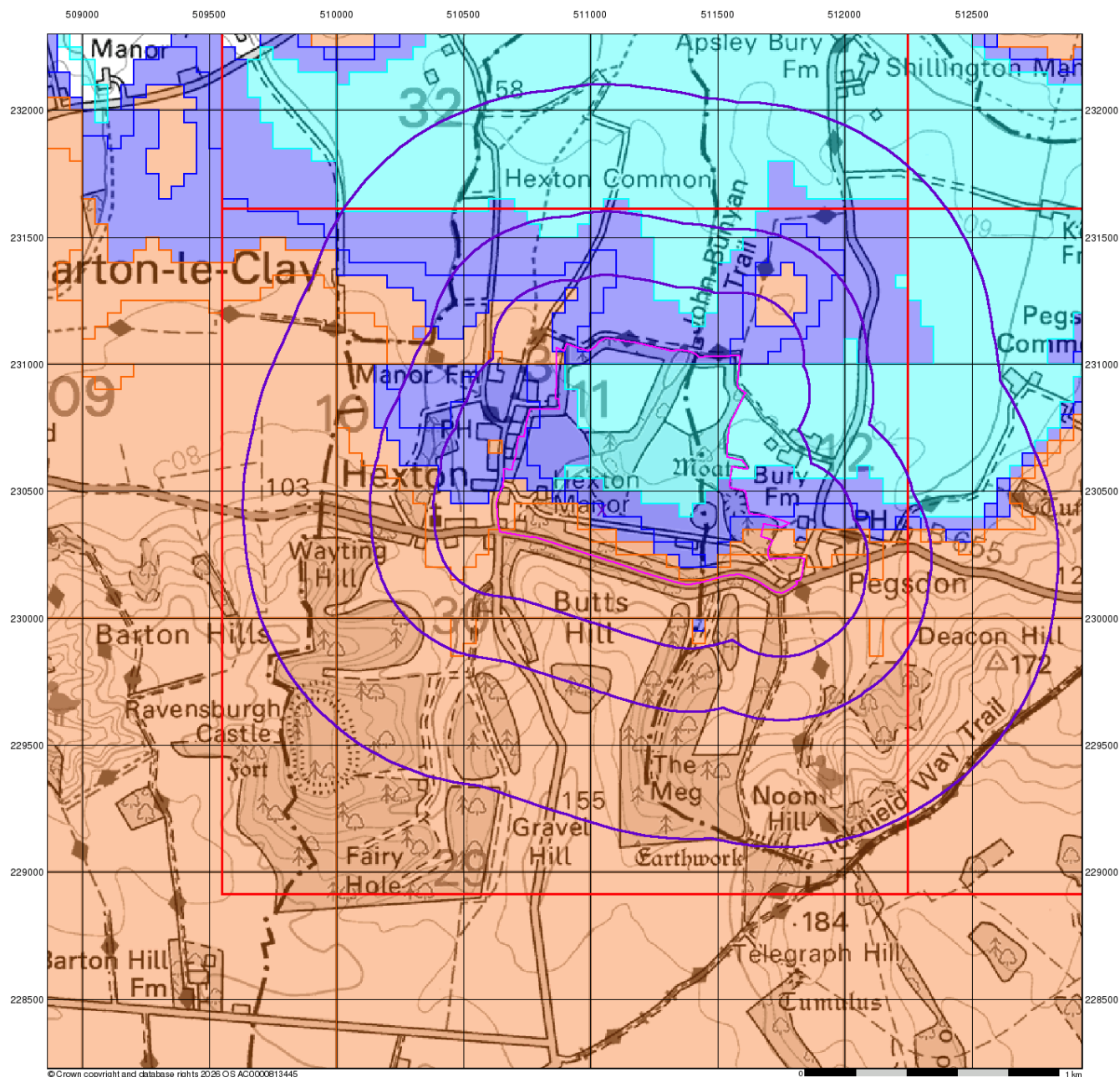
Order Number: 406032073_1_1
 Customer Ref: 3289
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 Slice: A
 Site Area (Ha): 75.85
 Search Buffer (m): 1000

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0 1 km



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BGS Flood GFS Data

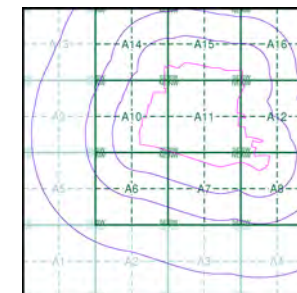
General

- 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

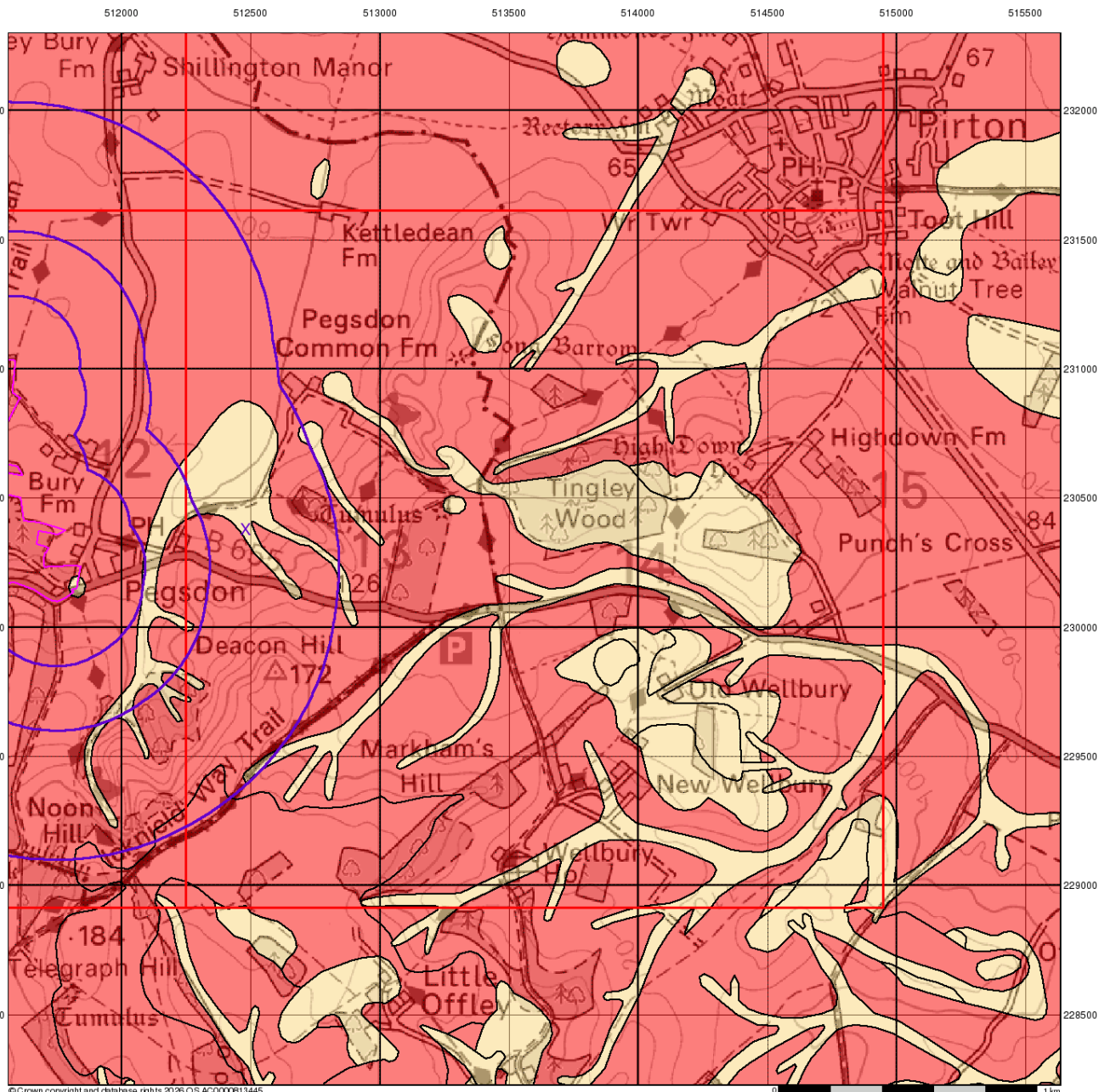
Order Number: 406032073_1_1
 Customer Ref: 3289
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 Site Area (Ha): 75.85
 Search Buffer (m): 1000

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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

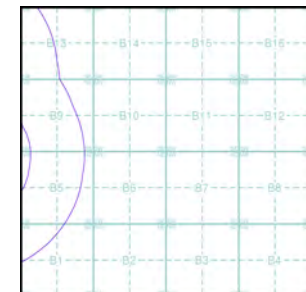
Superficial Aquifers

- 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 B



Order Details

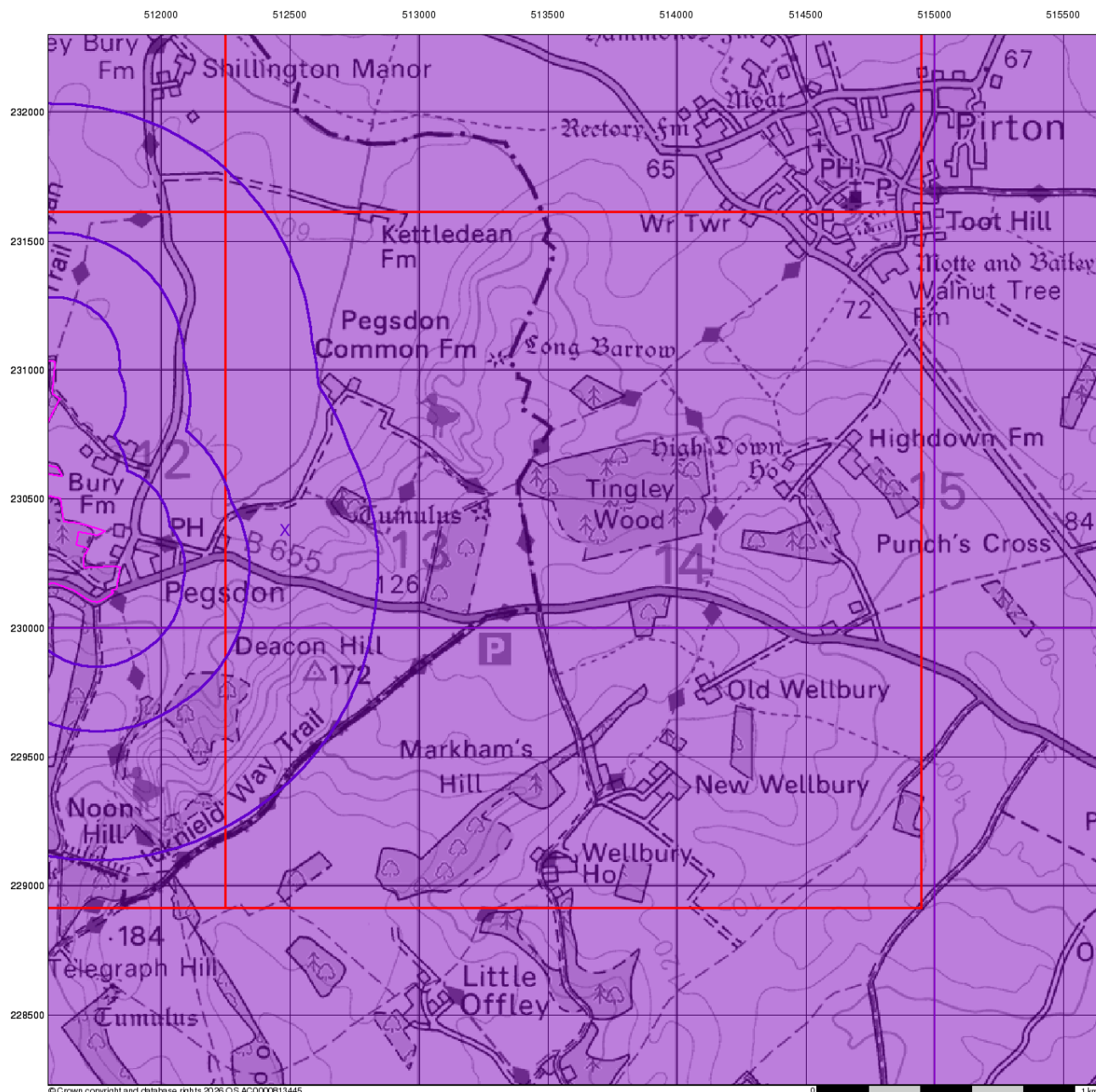
Order Number: 406032073_1_1
Customer Ref: 3289
National Grid Reference: 512480, 230380
Slice: B
Site Area (Ha): 75.85
Search Buffer (m): 1000

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Bedrock Aquifer Designation

General

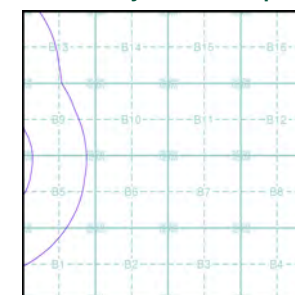
- Specified Site ○ Specified Buffer(s) X Bearing Reference Point
- Slice B Map ID

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 B



Order Details

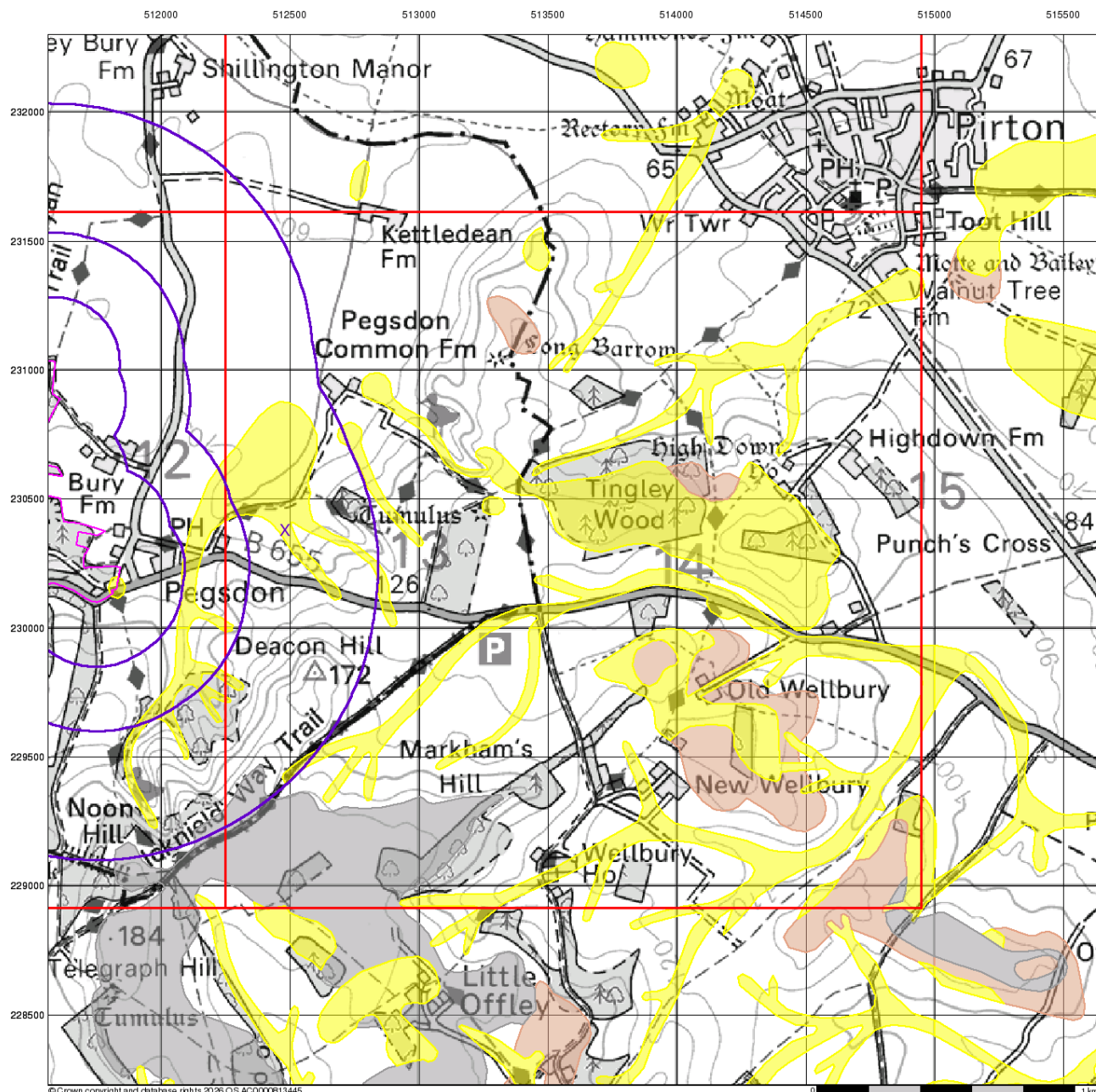
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 Customer Ref: 3289
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 Site Area (Ha): 75.85
 Search Buffer (m): 1000

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Superficial Aquifer Designation

General

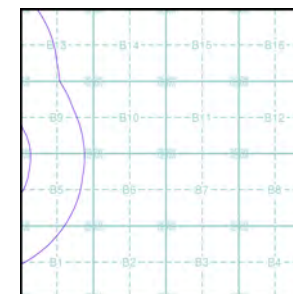
- Specified Site
- Specified Buffer(s)
- Bearing Reference Point
- Slice
- Map ID

Agency and Hydrological

Geological Classes

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

Site Sensitivity Context Map - Slice B



Order Details

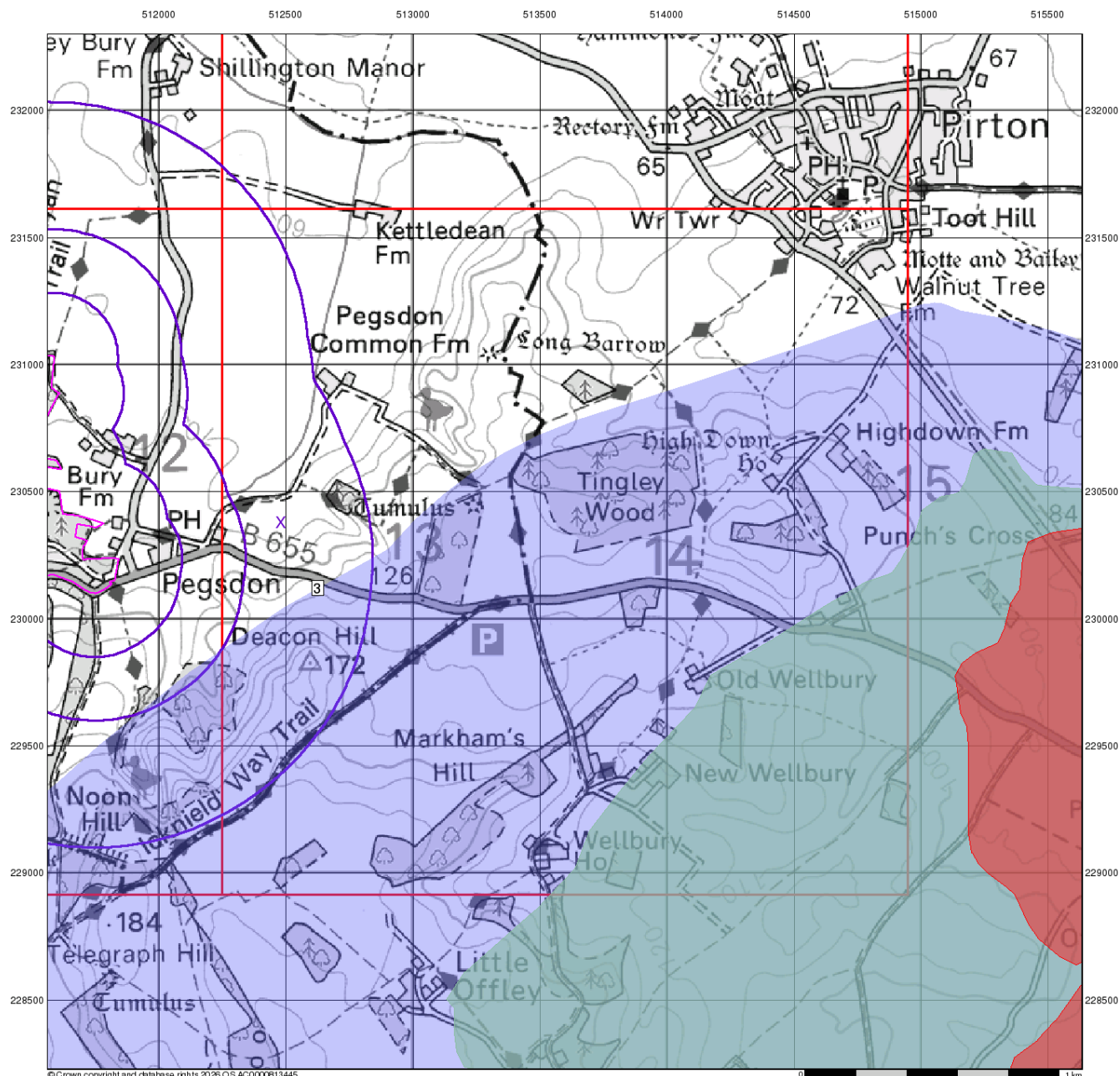
Order Number: 406032073_1_1
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Source Protection Zones

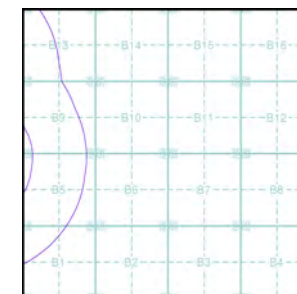
General

- 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 B



Order Details

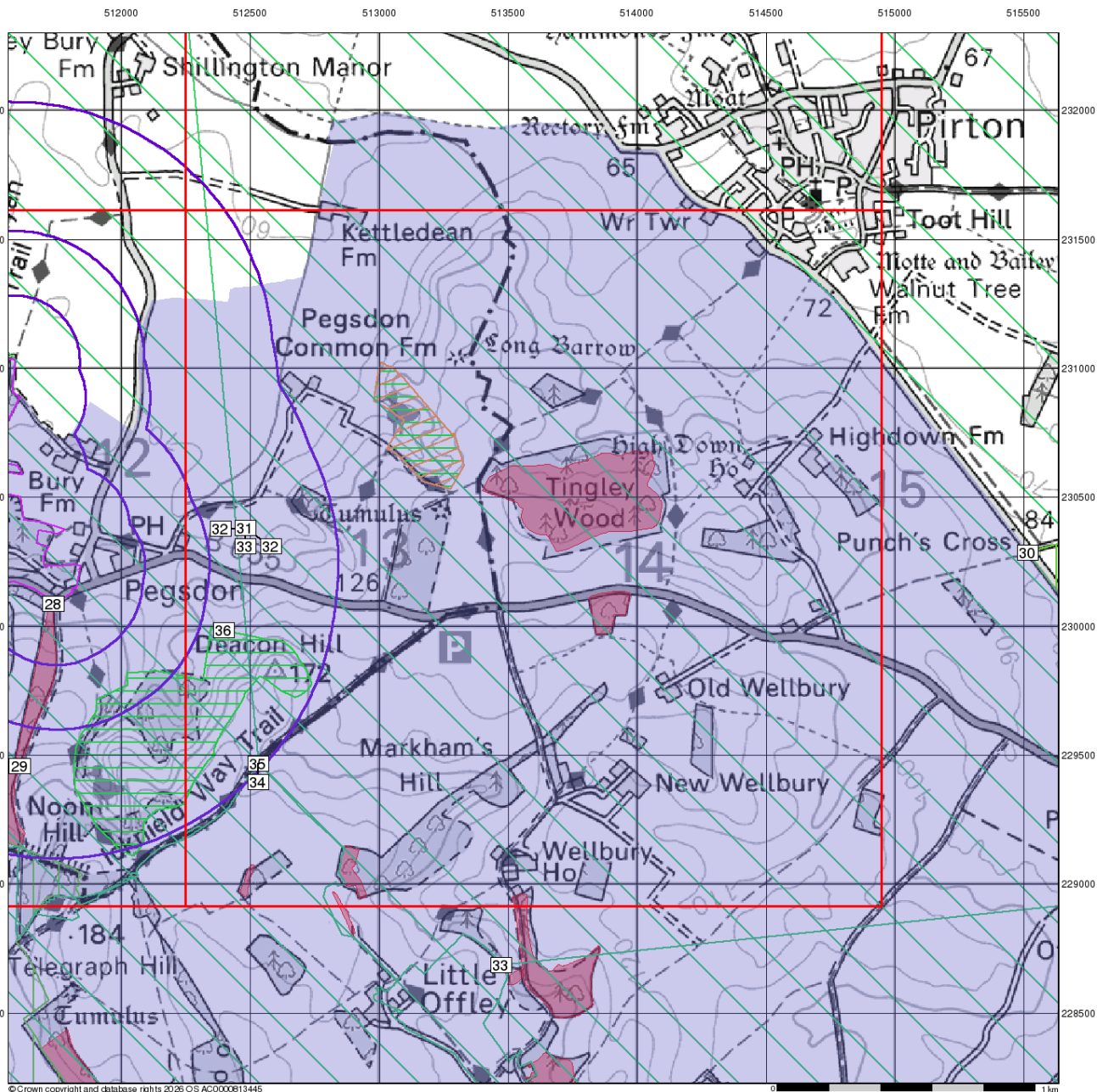
Order Number: 406032073_1_1
 Customer Ref: 3289
 National Grid Reference: 512480, 230380
 Slice: B
 Site Area (Ha): 75.85
 Search Buffer (m): 1000

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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 B



Order Details

Order Number: 406032073_1_1
 Customer Ref: 3289
 National Grid Reference: 512480, 230380
 Slice: B
 Site Area (Ha): 75.85
 Search Buffer (m): 1000

Site Details

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