

Site Details:

ROYSTON, HERTFORDSHIRE,
SG8 9BB

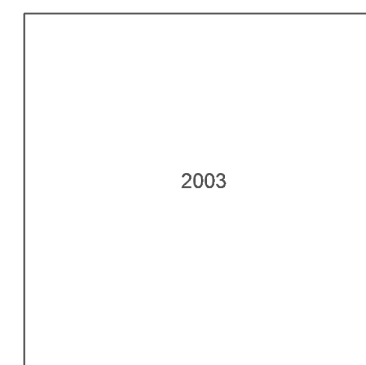
Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL_Landline_1_1
Grid Ref: 535376, 239798

Map Name: LandLine

Map date: 2003

Scale: 1:1,250

Printed at: 1:1,250

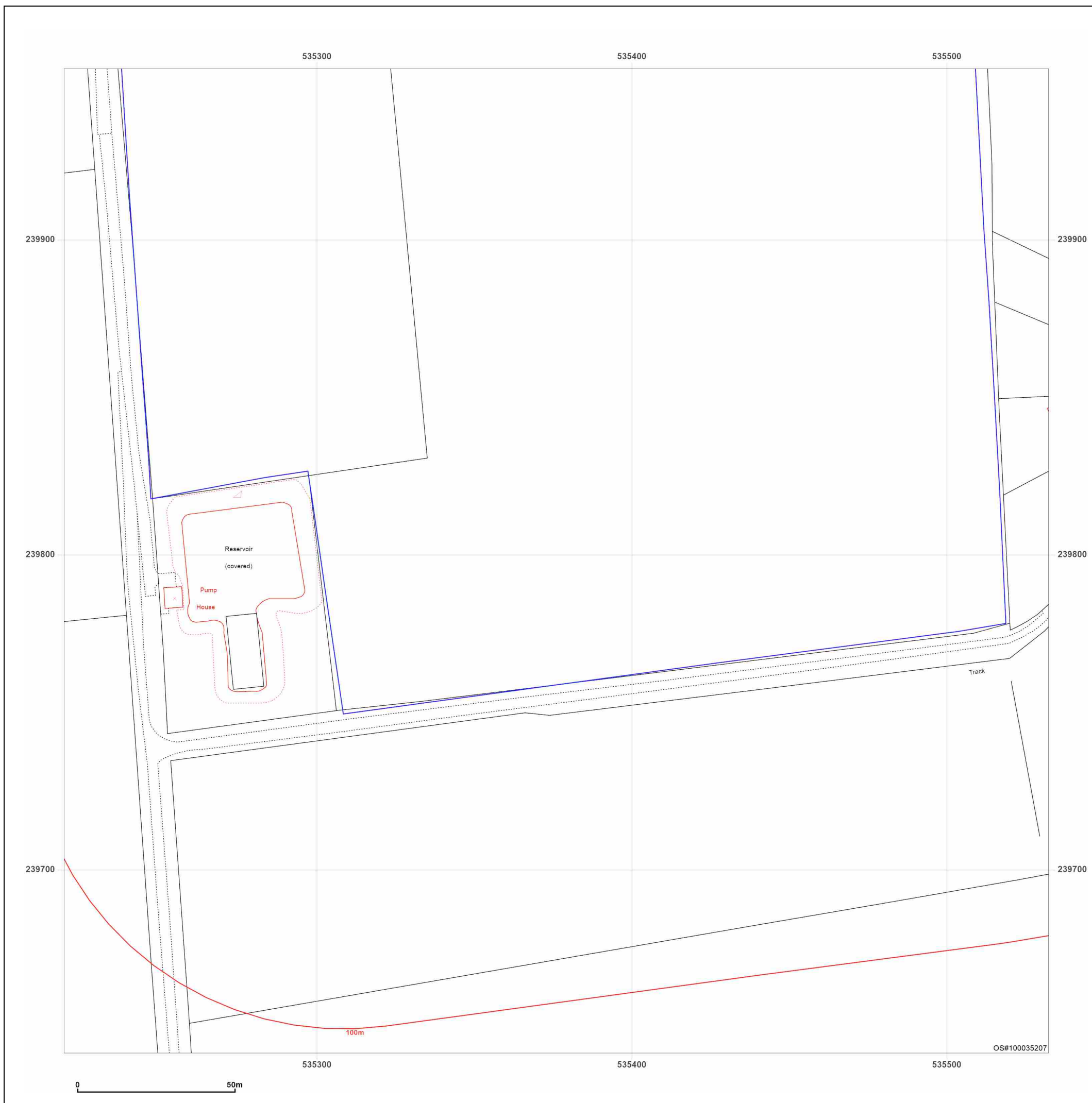


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Site Details:

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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL_Landline_1_2
Grid Ref: 535376, 240098

Map Name: LandLine

Map date: 2003

Scale: 1:1,250

Printed at: 1:1,250



2003



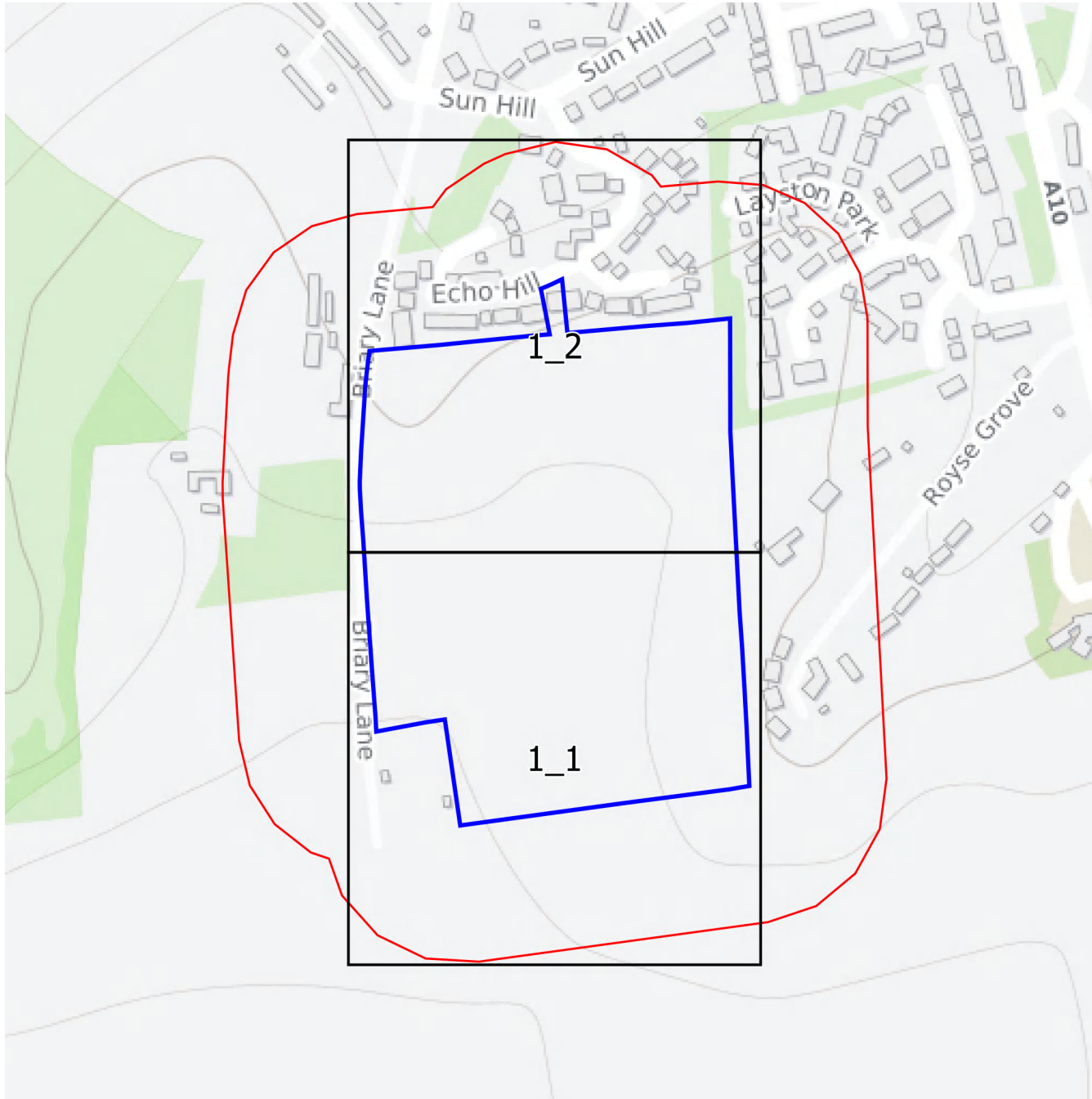
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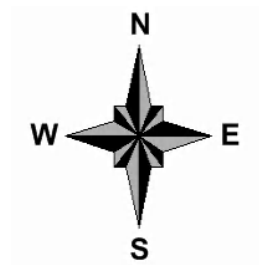
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INSIGHTS

Landline Scale Grid Index



Site Details:

ROYSTON, HERTFORDSHIRE,
SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: County Series

Map date: 1882-1883

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1877
Revised N/A
Edition 1882
Copyright N/A
Levelled N/A

Surveyed 1877
Revised N/A
Edition 1883
Copyright N/A
Levelled N/A

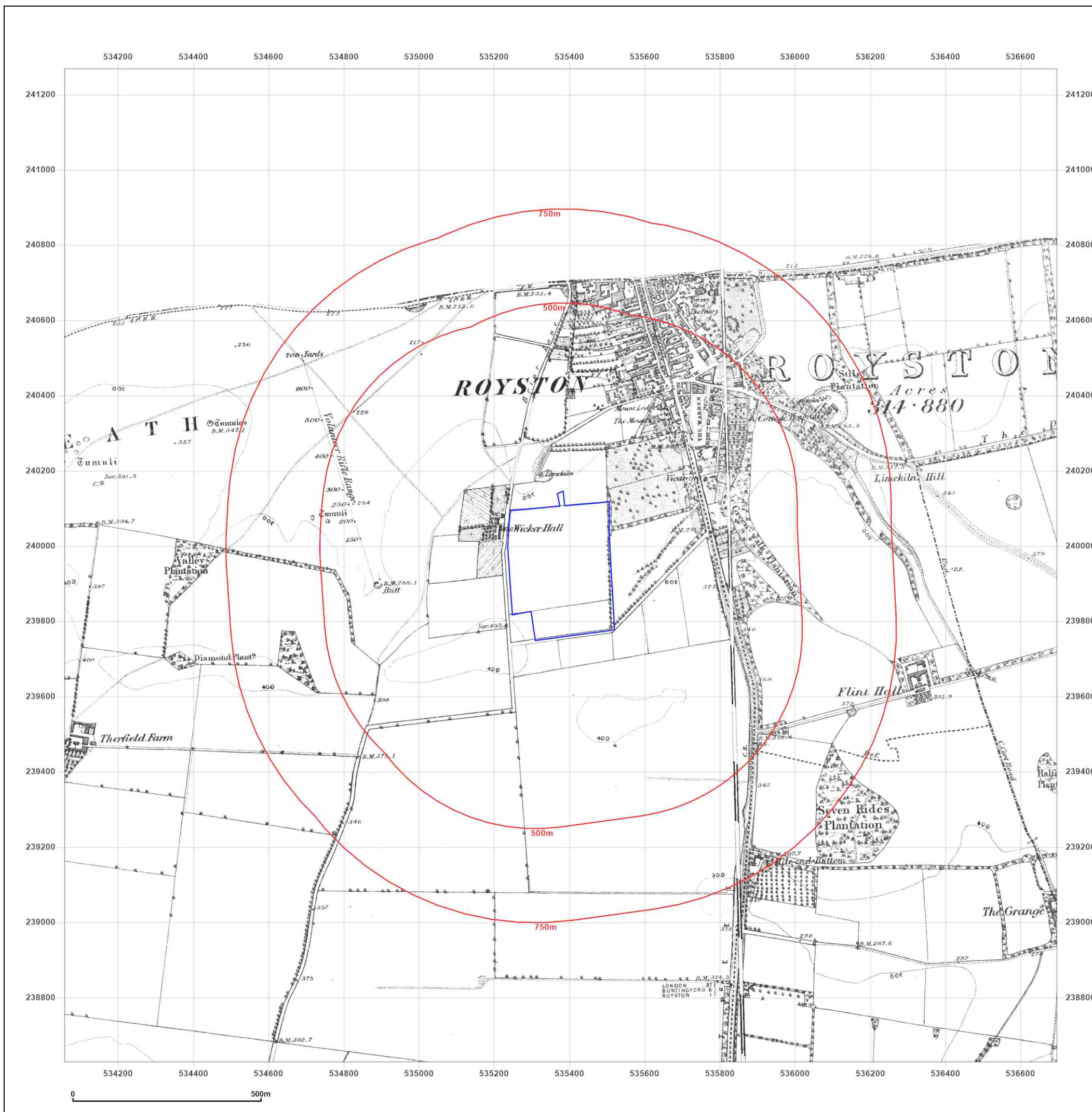


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Site Details:

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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: County Series

Map date: 1886

Scale: 1:10,560

Printed at: 1:10,560



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

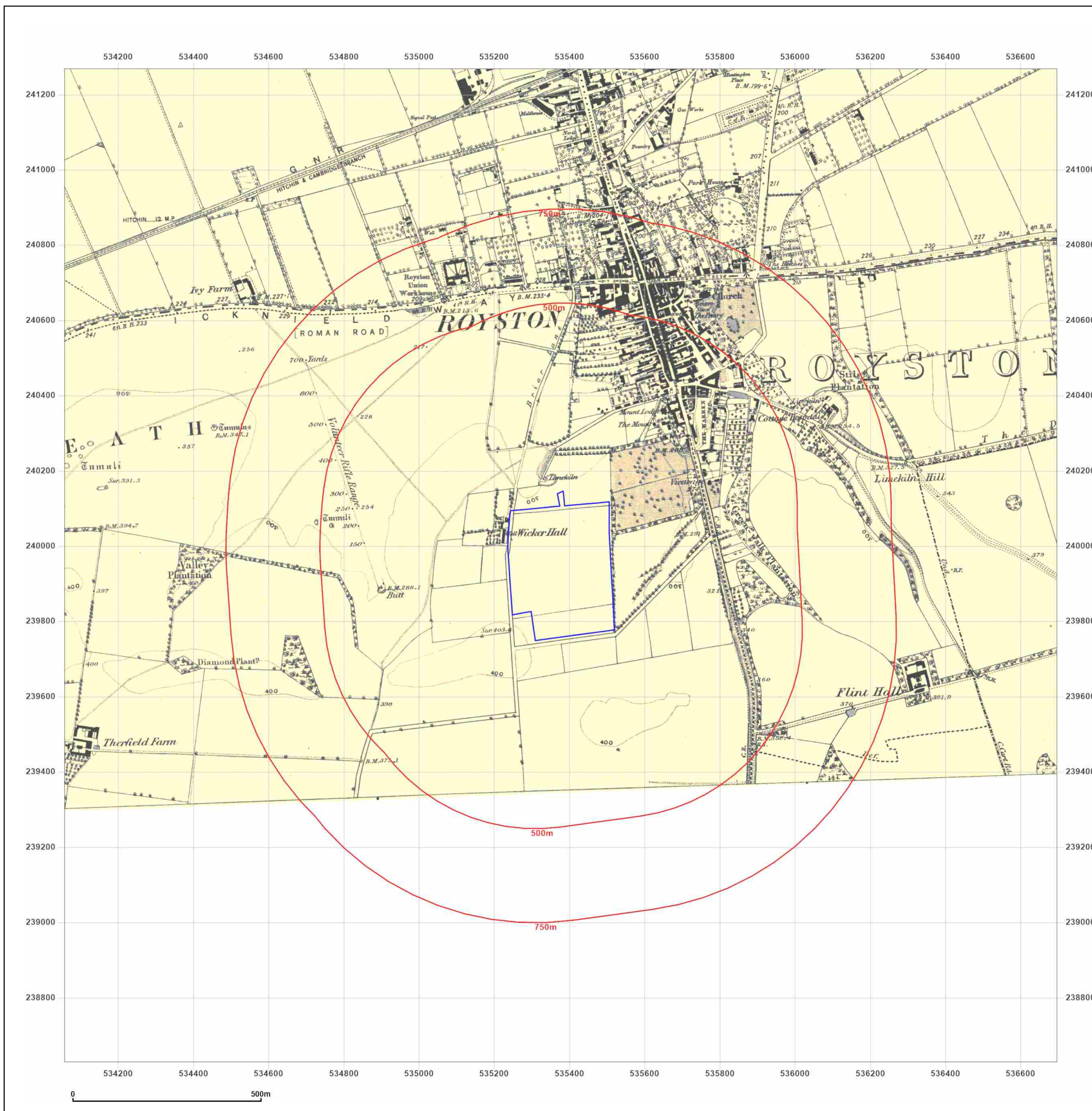


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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: County Series

Map date: 1896-1899

Scale: 1:10,560

Printed at: 1:10,560



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

Surveyed 1886
Revised 1899
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1877
Revised 1896
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1877
Revised 1899
Edition N/A
Copyright N/A
Levelled N/A

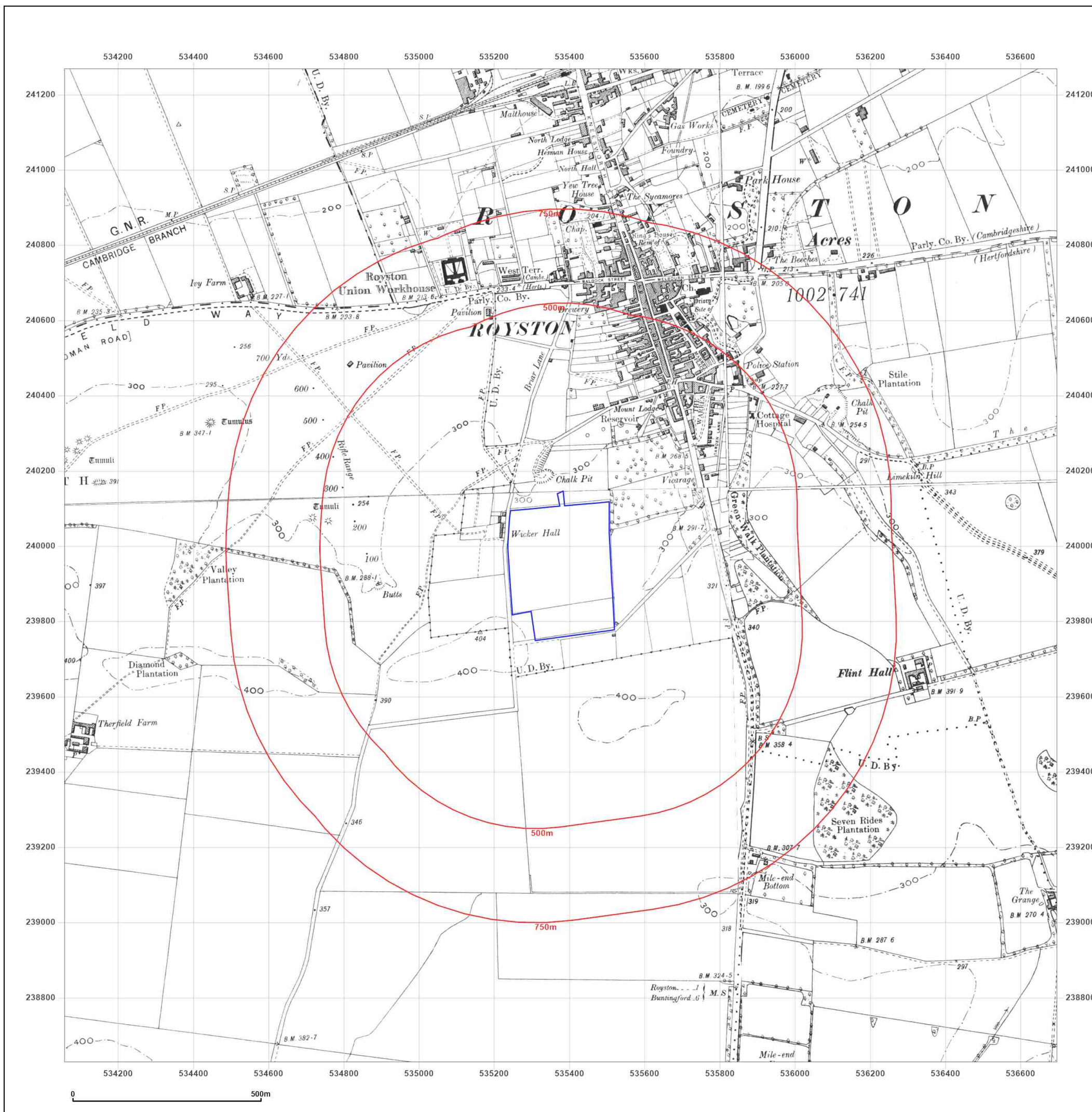


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Site Details:

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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: County Series

Map date: 1901

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1885
Revised 1901
Edition N/A
Copyright N/A
Levelled N/A

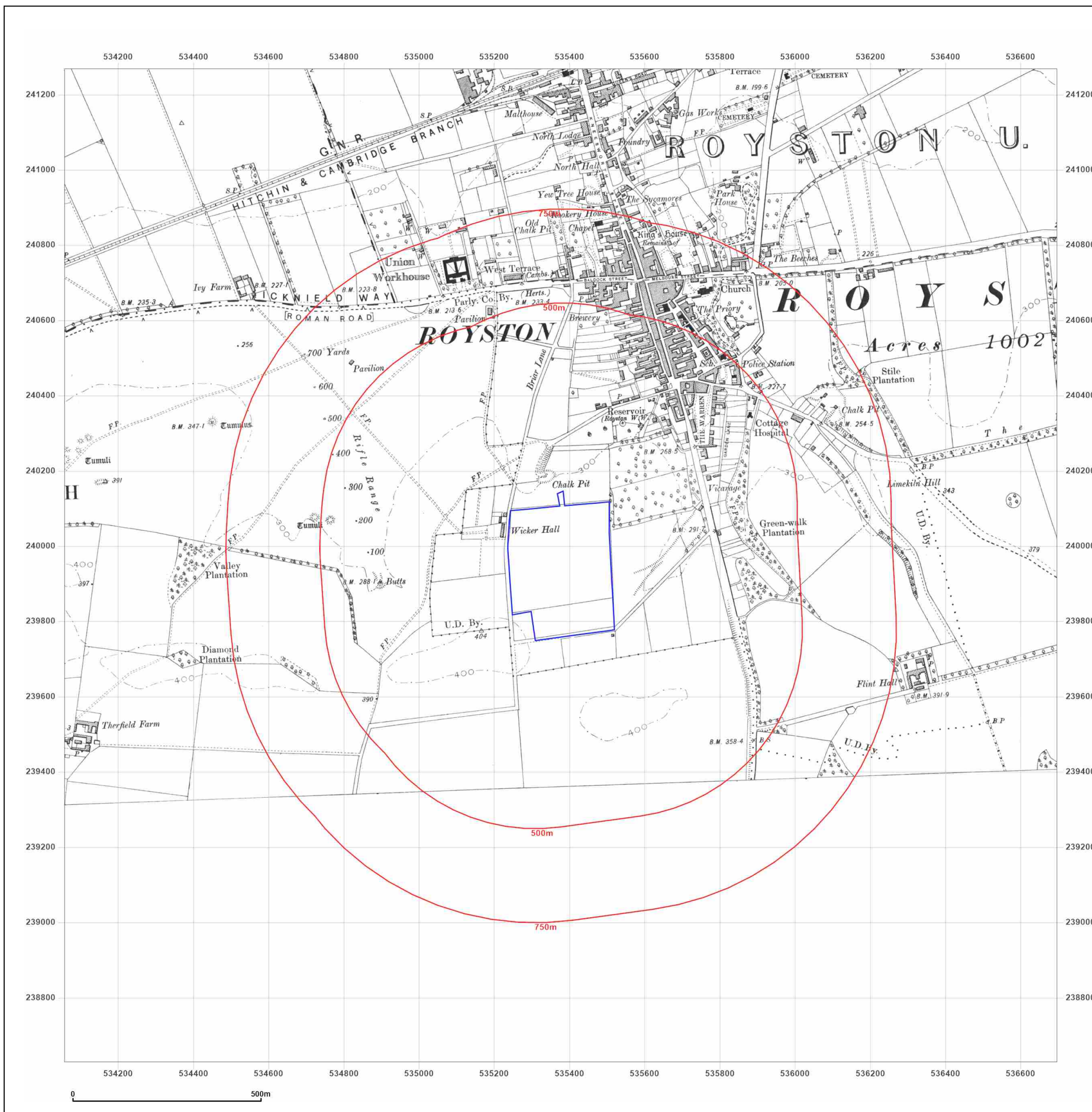


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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: County Series

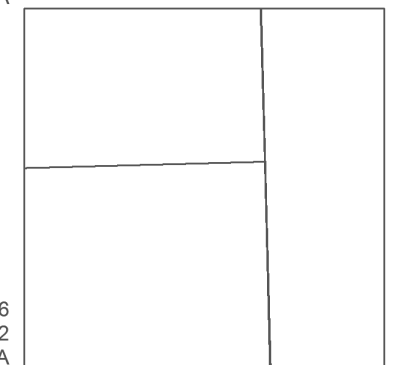
Map date: 1919-1922

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1885
Revised 1922
Edition N/A
Copyright N/A
Levelled N/A



Surveyed 1876
Revised 1919
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1876
Revised 1922
Edition N/A
Copyright N/A
Levelled N/A

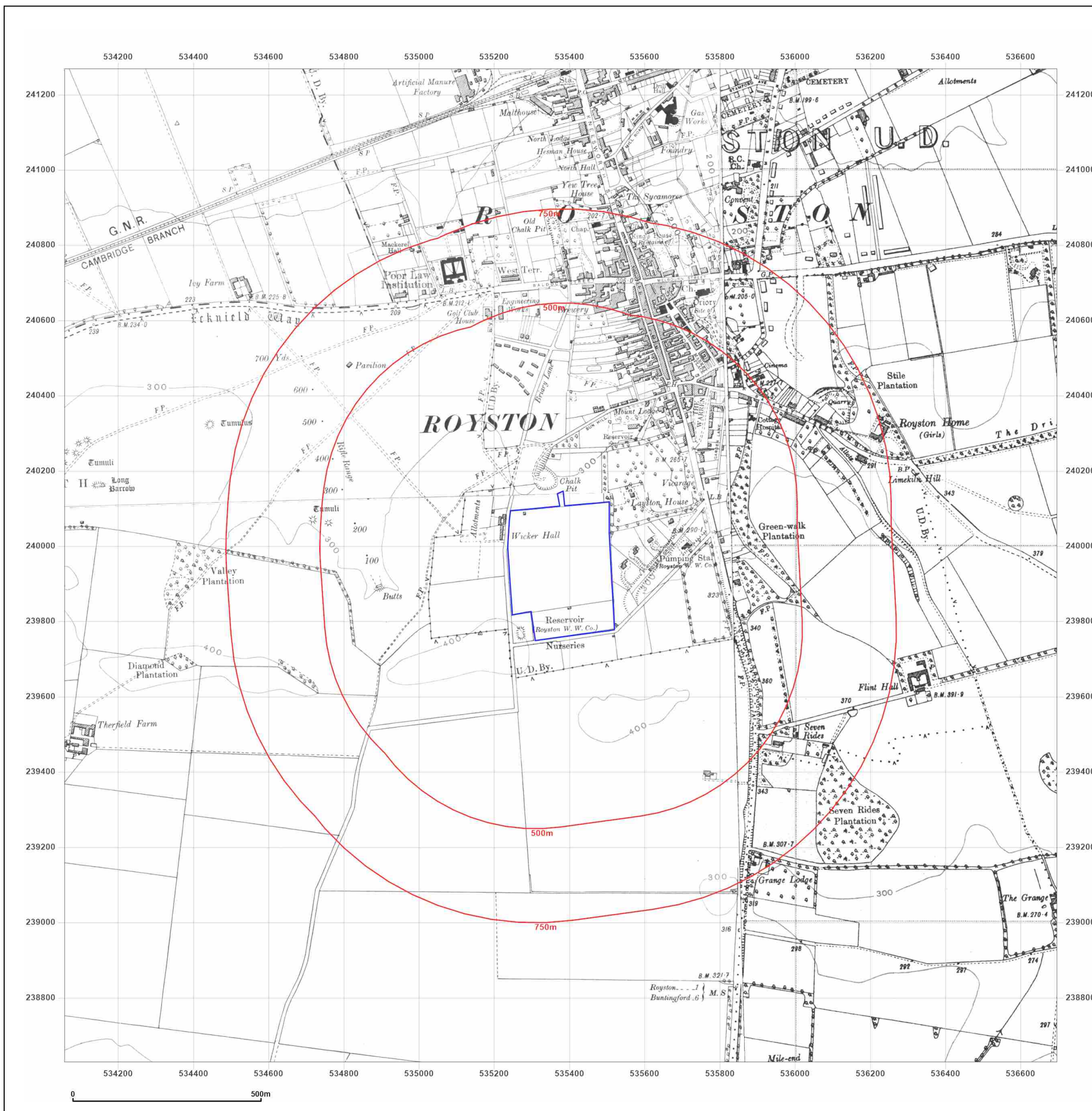


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Site Details:

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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: County Series

Map date: 1919-1922

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1876
Revised 1919
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1876
Revised 1922
Edition N/A
Copyright N/A
Levelled N/A

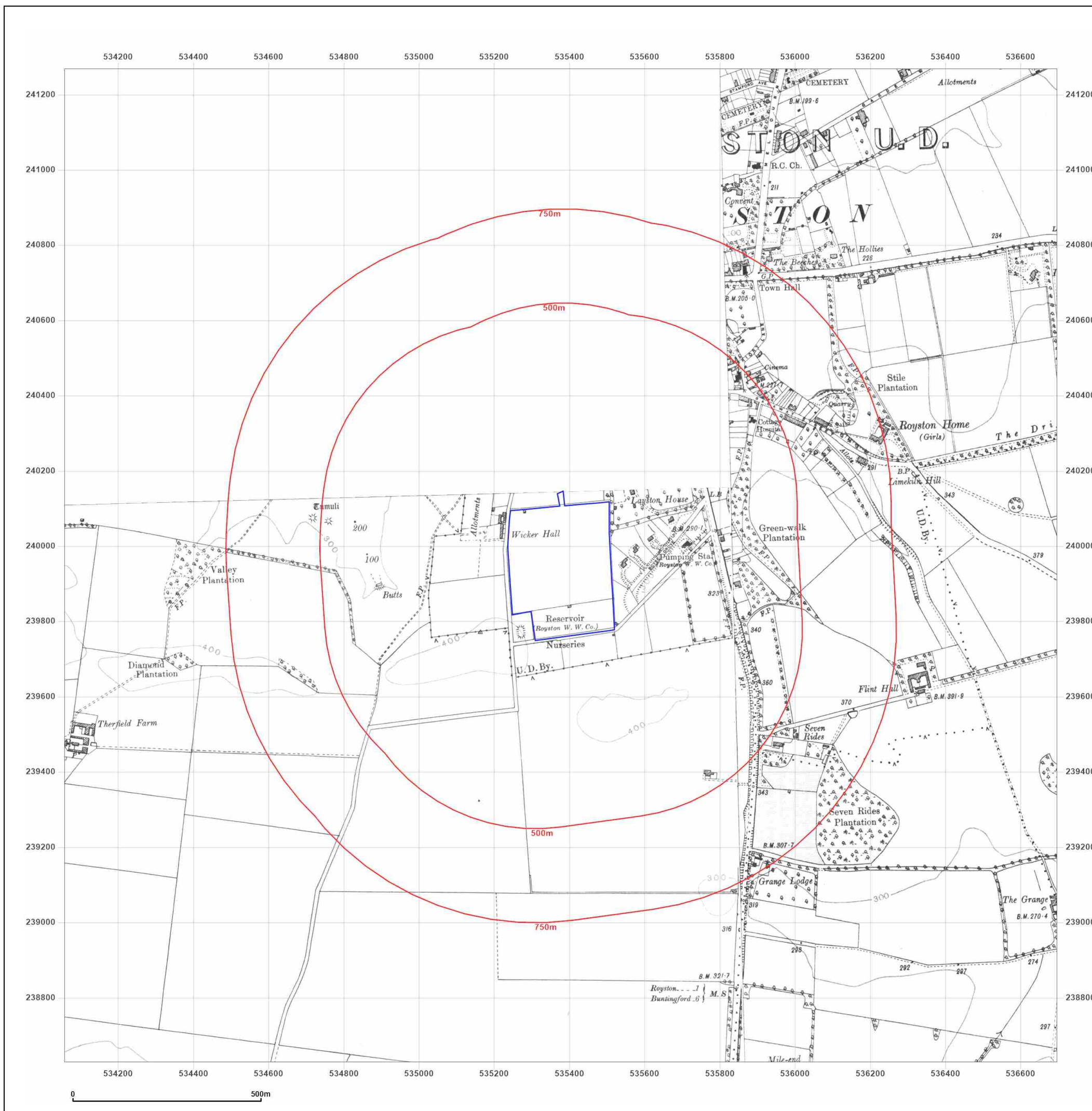


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Site Details:

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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: County Series

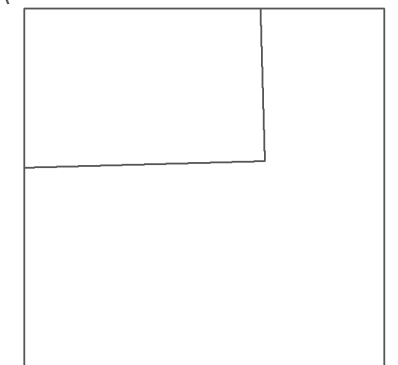
Map date: 1938

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1885
Revised 1938
Edition 1938
Copyright N/A
Levelled N/A

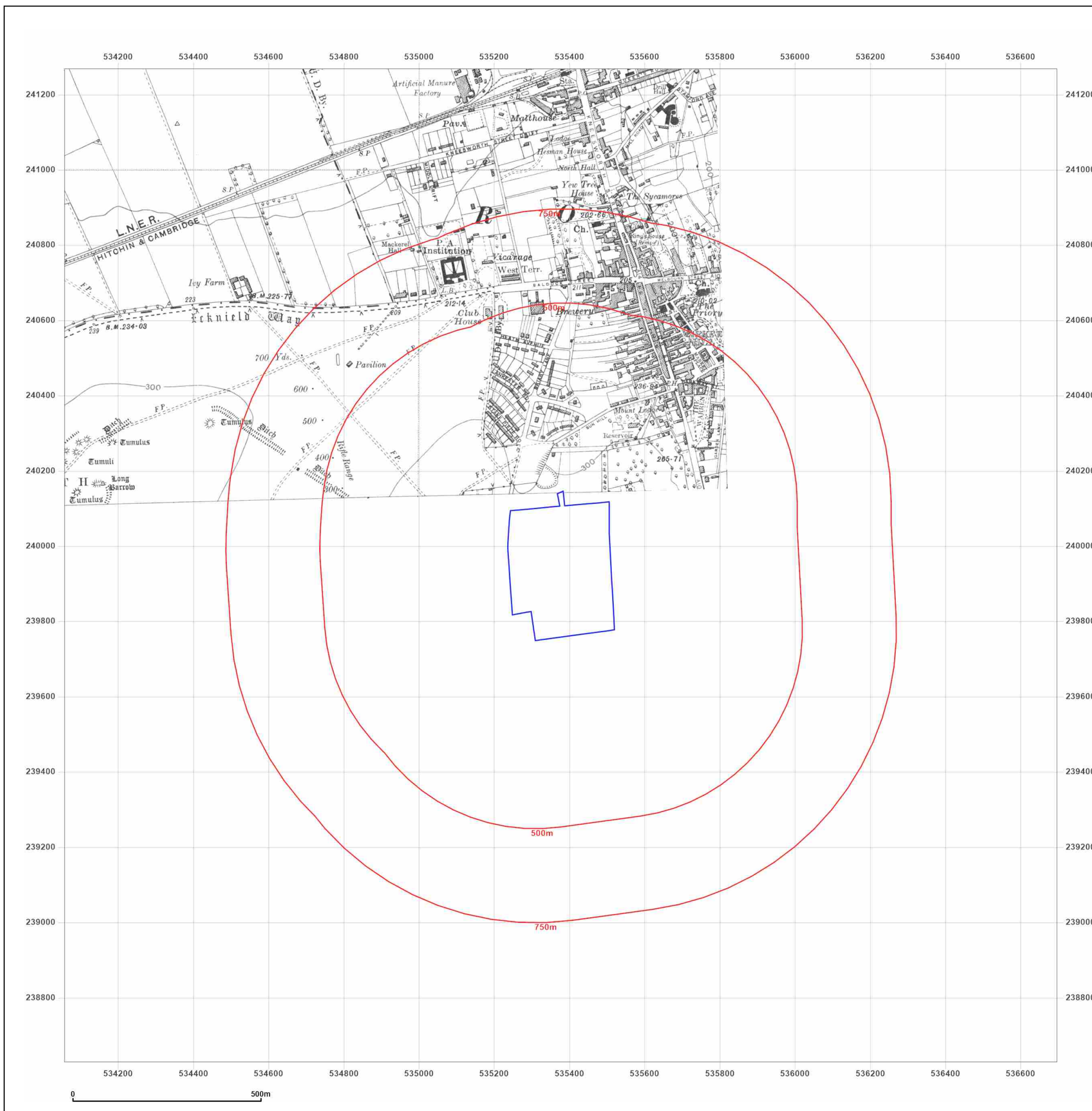


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Site Details:

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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: County Series

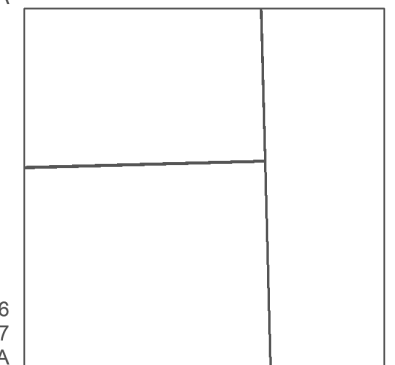
Map date: 1947-1948

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1885
Revised 1947
Edition N/A
Copyright N/A
Levelled N/A



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

Surveyed 1876
Revised 1947
Edition N/A
Copyright N/A
Levelled N/A

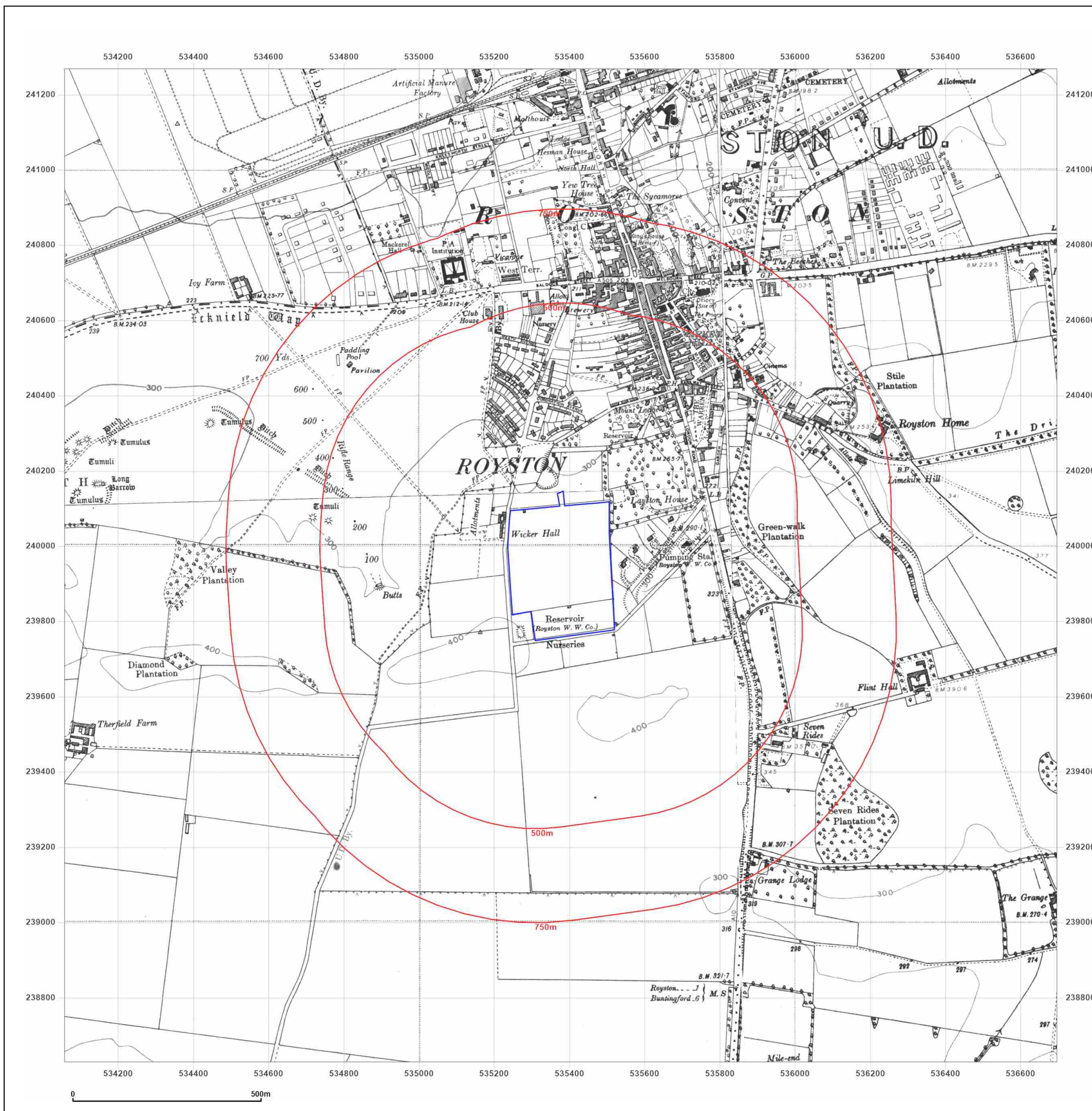


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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: Provisional

Map date: 1959-1960

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1953
Revised 1953
Edition N/A
Copyright 1960
Levelled N/A

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

Surveyed 1953
Revised 1953
Edition N/A
Copyright 1960
Levelled N/A

Surveyed 1952
Revised 1952
Edition N/A
Copyright 1960
Levelled N/A

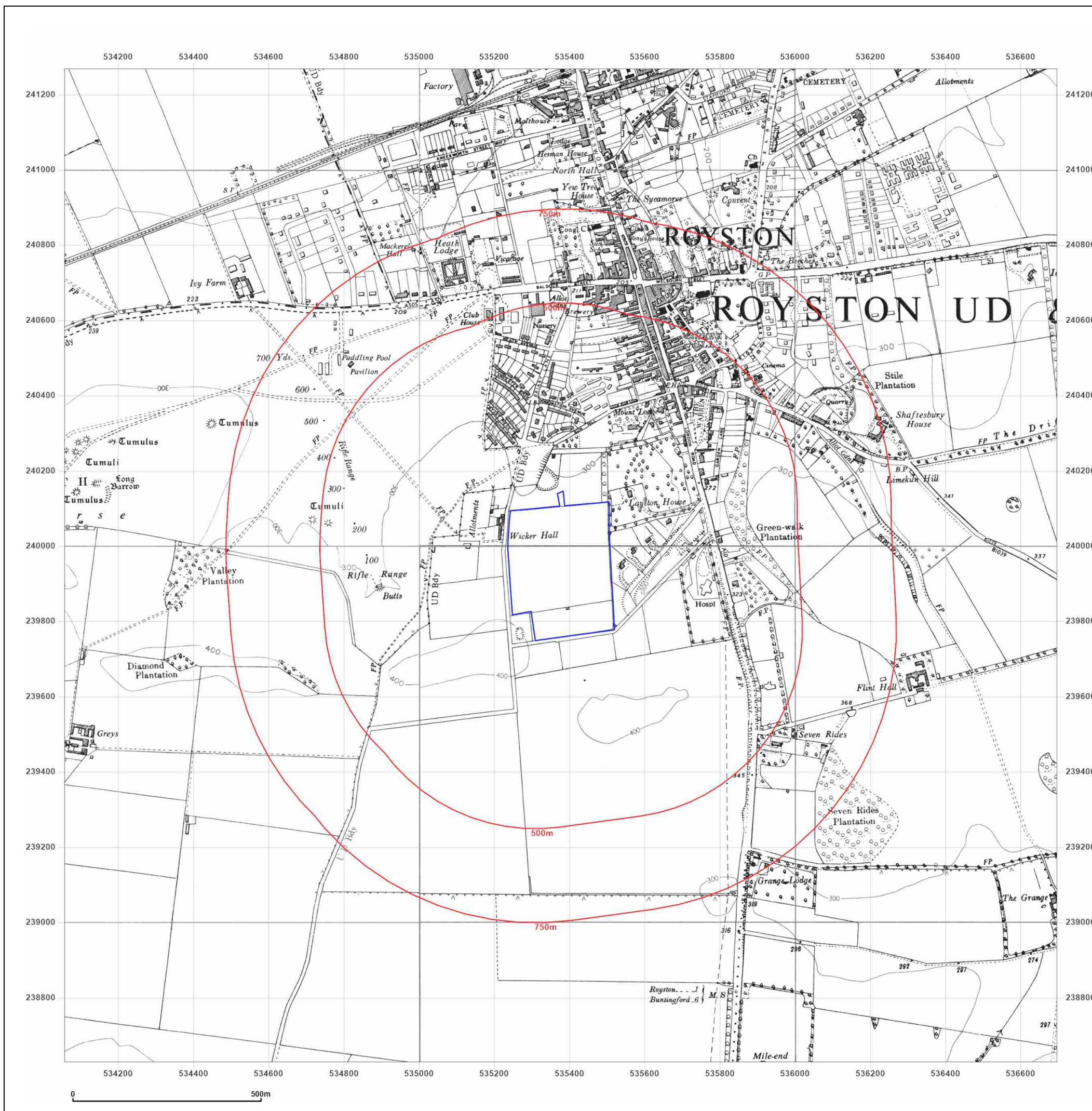


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Site Details:

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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: Provisional

Map date: 1966

Scale: 1:10,560

Printed at: 1:10,560



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

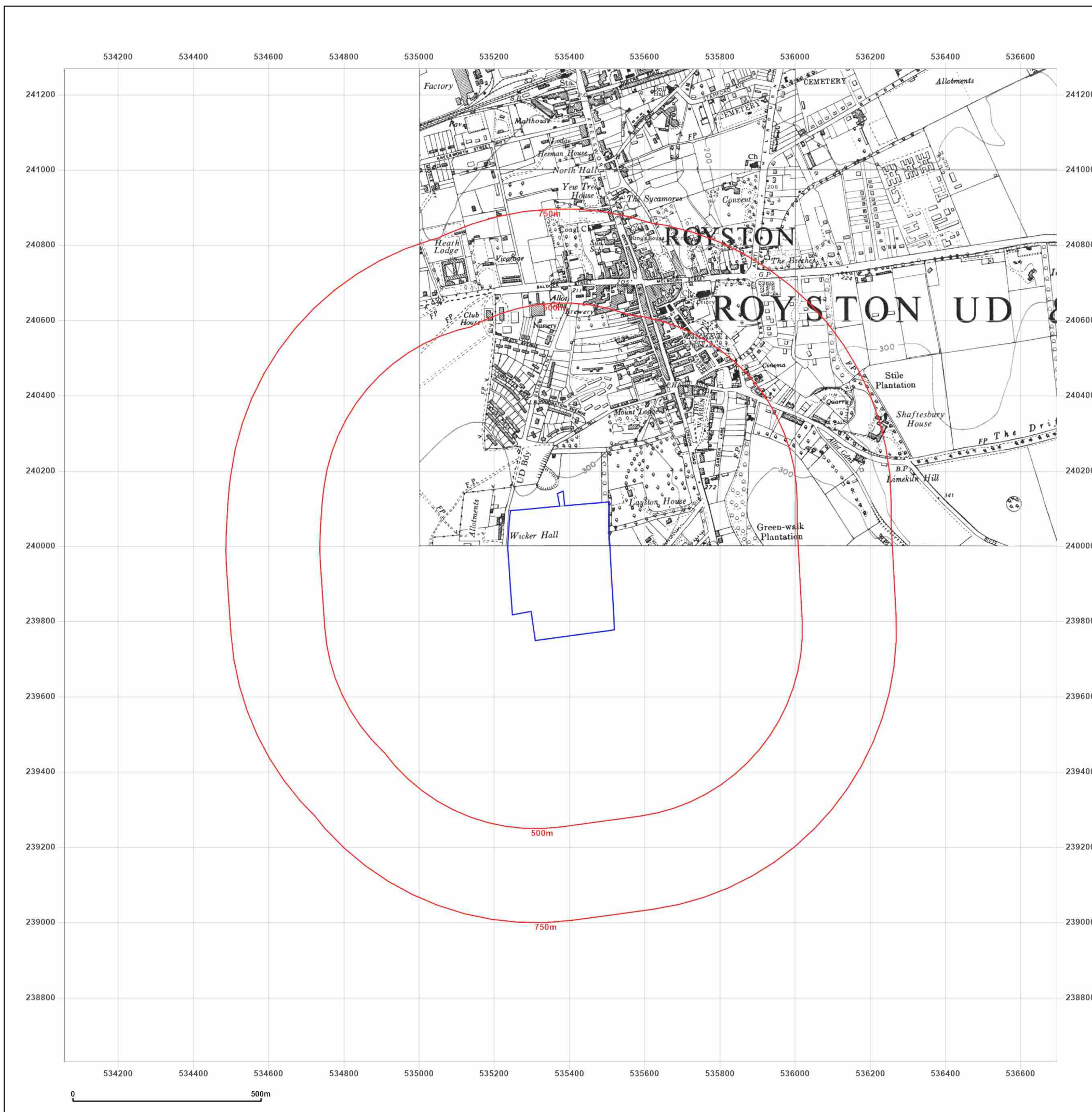


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Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: National Grid

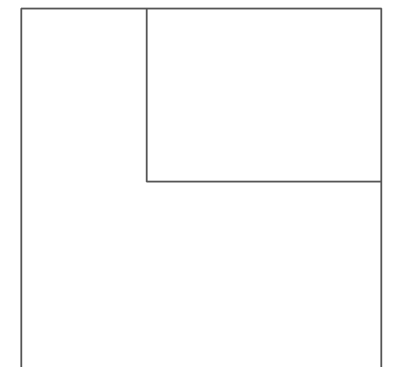
Map date: 1973

Scale: 1:10,000

Printed at: 1:10,000



Surveyed 1972
Revised 1973
Edition N/A
Copyright 1973
Levelled 1972

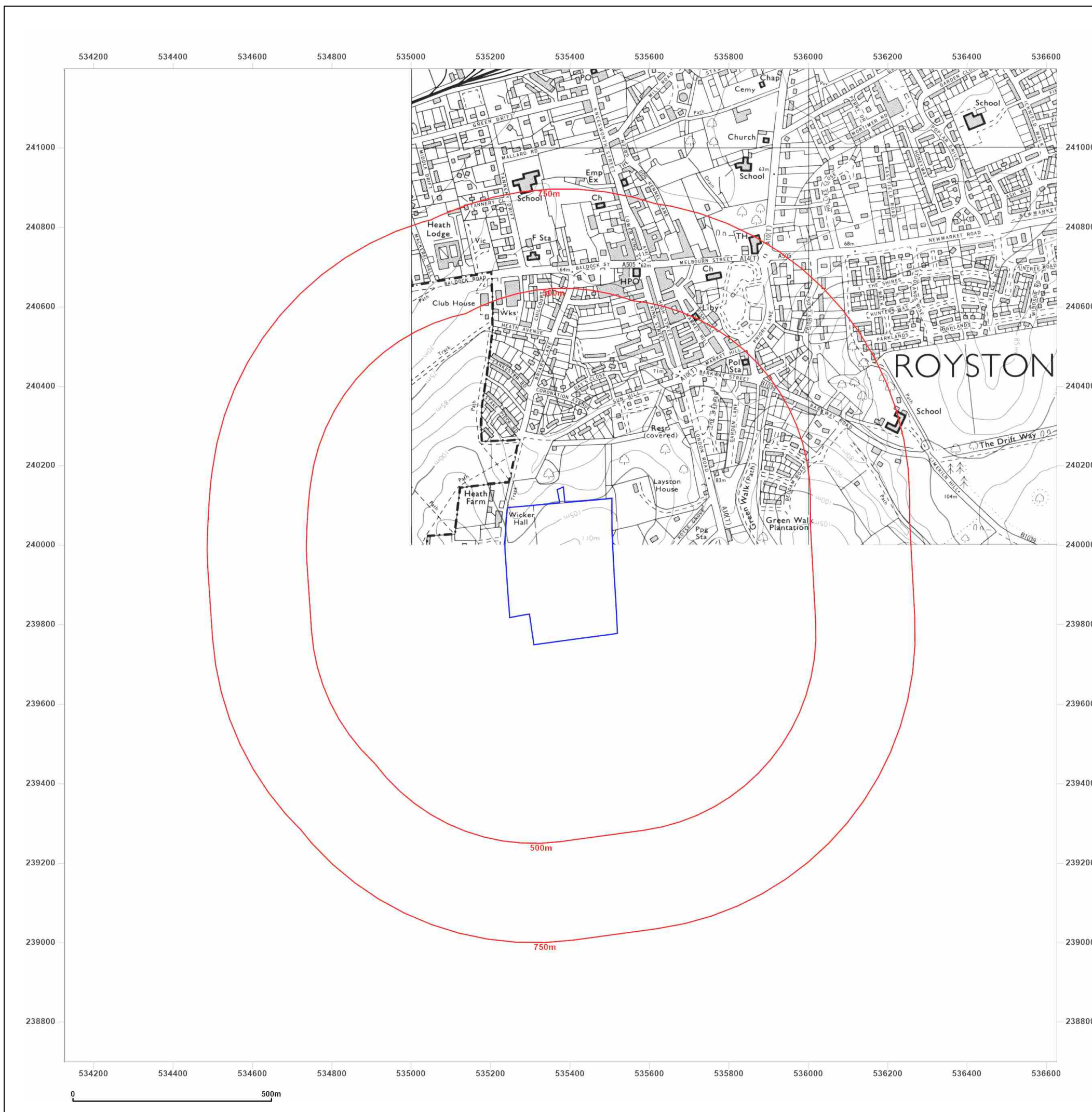


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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: National Grid

Map date: 1979-1982

Scale: 1:10,000

Printed at: 1:10,000



Surveyed 1974
Revised 1979
Edition N/A
Copyright 1979
Levelled 1972

Surveyed 1978
Revised 1979
Edition N/A
Copyright 1980
Levelled 1972

Surveyed 1974
Revised 1982
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1975
Revised 1982
Edition N/A
Copyright N/A
Levelled N/A

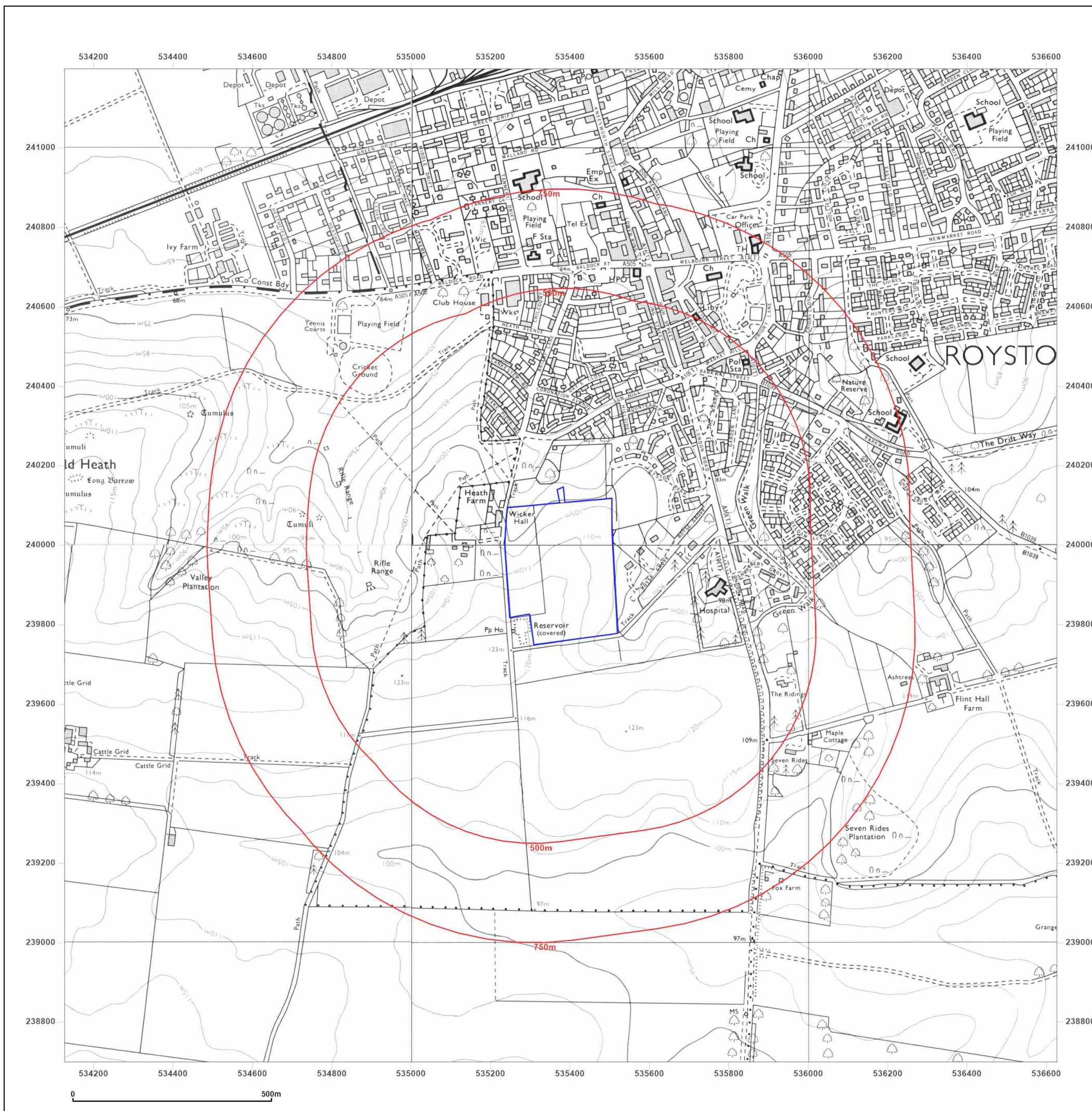


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Site Details:

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SG8 9BB

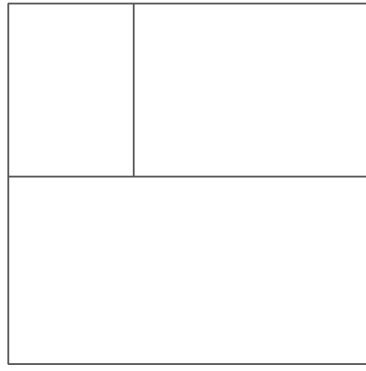
Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: National Grid
Map date: 1988-1992
Scale: 1:10,000
Printed at: 1:10,000



Surveyed 1974
Revised 1992
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1983
Revised 1988
Edition N/A
Copyright N/A
Levelled N/A





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Site Details:

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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: National Grid

Map date: 2001

Scale: 1:10,000

Printed at: 1:10,000



2001



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Site Details:

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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: National Grid

Map date: 2010

Scale: 1:10,000

Printed at: 1:10,000



2010



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Site Details:

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SG8 9BB

Client Ref: 340629 / P02158720
Report Ref: GS-8SA-SWF-BKG-XOL
Grid Ref: 535376, 239948

Map Name: National Grid

Map date: 2025

Scale: 1:10,000

Printed at: 1:10,000



2025

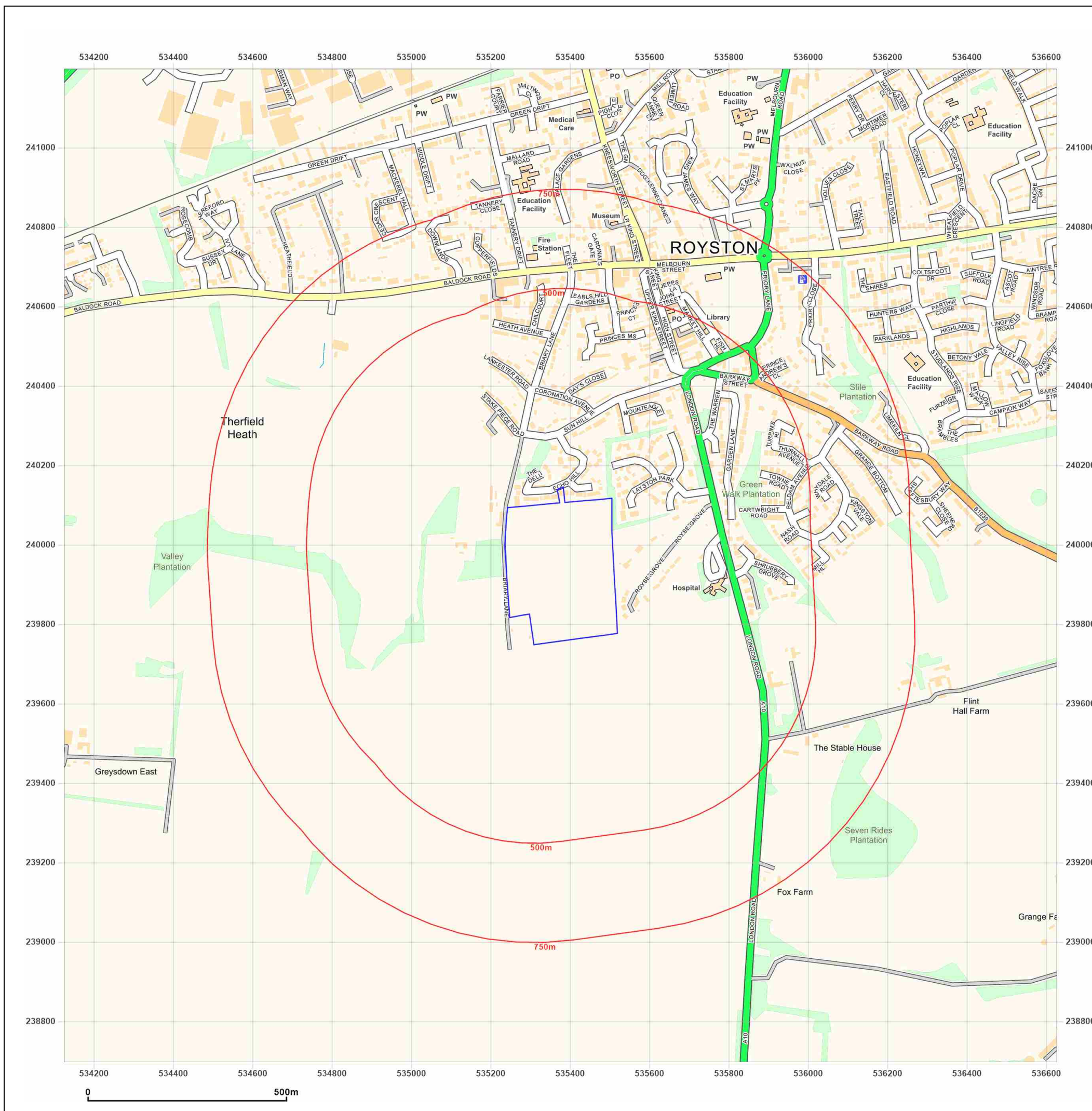


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ROYSTON, HERTFORDSHIRE, SG8 9BB

Order Details

Date: 06/02/2025
Your ref: 340629 / P02158720
Our Ref: GS-15E-VMI-MUF-H77

Site Details

Location: 535379 239940
Area: 8.97 ha
Authority: [North Hertfordshire District Council](#) ↗



[Summary of findings](#)

[p. 2 >](#)

[Aerial image](#)

[p. 9 >](#)

[OS MasterMap site plan](#)

[p.14 >](#)

[Insight User Guide](#) ↗

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info@groundsure.com ↗

01273 257 755

Summary of findings

Page	Section	Past land use >	On site	0-50m	50-250m	250-500m	500-2000m
15 >	1.1 >	Historical industrial land uses >	0	21	17	46	-
19 >	1.2 >	Historical tanks >	0	1	3	0	-
19 >	1.3 >	Historical energy features >	0	1	2	13	-
20	1.4	Historical petrol stations	0	0	0	0	-
20	1.5	Historical garages	0	0	0	0	-
21	1.6	Historical military land	0	0	0	0	-
Page	Section	Past land use - un-grouped >	On site	0-50m	50-250m	250-500m	500-2000m
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26 >	2.2 >	Historical tanks >	0	1	7	0	-
27 >	2.3 >	Historical energy features >	0	5	3	38	-
29	2.4	Historical petrol stations	0	0	0	0	-
29	2.5	Historical garages	0	0	0	0	-
Page	Section	Waste and landfill >	On site	0-50m	50-250m	250-500m	500-2000m
30	3.1	Active or recent landfill	0	0	0	0	-
30	3.2	Historical landfill (BGS records)	0	0	0	0	-
31	3.3	Historical landfill (LA/mapping records)	0	0	0	0	-
31 >	3.4 >	Historical landfill (EA/NRW records) >	0	1	0	0	-
31	3.5	Historical waste sites	0	0	0	0	-
31	3.6	Licensed waste sites	0	0	0	0	-
32 >	3.7 >	Waste exemptions >	0	0	12	0	-
Page	Section	Current industrial land use >	On site	0-50m	50-250m	250-500m	500-2000m
33 >	4.1 >	Recent industrial land uses >	0	2	3	-	-
34 >	4.2 >	Current or recent petrol stations >	0	0	0	1	-
34	4.3	Electricity cables	0	0	0	0	-
34	4.4	Gas pipelines	0	0	0	0	-
34	4.5	Sites determined as Contaminated Land	0	0	0	0	-



35	4.6	Control of Major Accident Hazards (COMAH)	0	0	0	0	-
35	4.7	Regulated explosive sites	0	0	0	0	-
35	4.8	Hazardous substance storage/usage	0	0	0	0	-
35	4.9	Historical licensed industrial activities (IPC)	0	0	0	0	-
35	4.10	Licensed industrial activities (Part A(1))	0	0	0	0	-
36 >	4.11 >	<u>Licensed pollutant release (Part A(2)/B) ></u>	0	0	0	1	-
36	4.12	Radioactive Substance Authorisations	0	0	0	0	-
36	4.13	Licensed Discharges to controlled waters	0	0	0	0	-
36	4.14	Pollutant release to surface waters (Red List)	0	0	0	0	-
37	4.15	Pollutant release to public sewer	0	0	0	0	-
37	4.16	List 1 Dangerous Substances	0	0	0	0	-
37	4.17	List 2 Dangerous Substances	0	0	0	0	-
37	4.18	Pollution Incidents (EA/NRW)	0	0	0	0	-
37	4.19	Pollution inventory substances	0	0	0	0	-
38	4.20	Pollution inventory waste transfers	0	0	0	0	-
38	4.21	Pollution inventory radioactive waste	0	0	0	0	-
Page	Section	<u>Hydrogeology ></u>	On site	0-50m	50-250m	250-500m	500-2000m
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41 >	5.2 >	<u>Bedrock aquifer ></u>	Identified (within 500m)				
43 >	5.3 >	<u>Groundwater vulnerability ></u>	Identified (within 50m)				
45 >	5.4 >	<u>Groundwater vulnerability- soluble rock risk ></u>	Identified (within 0m)				
45	5.5	Groundwater vulnerability- local information	None (within 0m)				
46 >	5.6 >	<u>Groundwater abstractions ></u>	0	0	1	1	17
51	5.7	Surface water abstractions	0	0	0	0	0
51 >	5.8 >	<u>Potable abstractions ></u>	0	0	1	1	2
52 >	5.9 >	<u>Source Protection Zones ></u>	1	1	0	0	-
53	5.10	Source Protection Zones (confined aquifer)	0	0	0	0	-
Page	Section	<u>Hydrology ></u>	On site	0-50m	50-250m	250-500m	500-2000m
54	6.1	Water Network (OS MasterMap)	0	0	0	-	-



54	6.2	Surface water features	0	0	0	-	-
55 >	6.3 >	WFD Surface water body catchments >	1	-	-	-	-
55 >	6.4 >	WFD Surface water bodies >	0	0	0	-	-
55 >	6.5 >	WFD Groundwater bodies >	1	-	-	-	-
Page	Section	River and coastal flooding	On site	0-50m	50-250m	250-500m	500-2000m
57	7.1	Risk of flooding from rivers and the sea	None (within 50m)				
57	7.2	Historical Flood Events	0	0	0	-	-
57	7.3	Flood Defences	0	0	0	-	-
58	7.4	Areas Benefiting from Flood Defences	0	0	0	-	-
58	7.5	Flood Storage Areas	0	0	0	-	-
59	7.6	Flood Zone 2	None (within 50m)				
59	7.7	Flood Zone 3	None (within 50m)				
Page	Section	Surface water flooding >					
60 >	8.1 >	Surface water flooding >	1 in 30 year, 0.1m - 0.3m (within 50m)				
Page	Section	Groundwater flooding >					
62 >	9.1 >	Groundwater flooding >	Low (within 50m)				
Page	Section	Environmental designations >	On site	0-50m	50-250m	250-500m	500-2000m
63 >	10.1 >	Sites of Special Scientific Interest (SSSI) >	0	0	1	0	1
64	10.2	Conserved wetland sites (Ramsar sites)	0	0	0	0	0
64	10.3	Special Areas of Conservation (SAC)	0	0	0	0	0
64	10.4	Special Protection Areas (SPA)	0	0	0	0	0
64	10.5	National Nature Reserves (NNR)	0	0	0	0	0
65 >	10.6 >	Local Nature Reserves (LNR) >	0	0	1	0	1
65	10.7	Designated Ancient Woodland	0	0	0	0	0
65	10.8	Biosphere Reserves	0	0	0	0	0
65	10.9	Forest Parks	0	0	0	0	0
66	10.10	Marine Conservation Zones	0	0	0	0	0
66	10.11	Green Belt	0	0	0	0	0
66	10.12	Proposed Ramsar sites	0	0	0	0	0



66	10.13	Possible Special Areas of Conservation (pSAC)	0	0	0	0	0
66	10.14	Potential Special Protection Areas (pSPA)	0	0	0	0	0
67	10.15	Nitrate Sensitive Areas	0	0	0	0	0
67 >	10.16 >	Nitrate Vulnerable Zones >	2	0	0	0	3
68 >	10.17 >	SSSI Impact Risk Zones >	2	-	-	-	-
70 >	10.18 >	SSSI Units >	0	0	1	0	6
Page	Section	Visual and cultural designations >	On site	0-50m	50-250m	250-500m	500-2000m
73	11.1	World Heritage Sites	0	0	0	-	-
74	11.2	Area of Outstanding Natural Beauty	0	0	0	-	-
74	11.3	National Parks	0	0	0	-	-
74	11.4	Listed Buildings	0	0	0	-	-
74 >	11.5 >	Conservation Areas >	0	0	1	-	-
75	11.6	Scheduled Ancient Monuments	0	0	0	-	-
75	11.7	Registered Parks and Gardens	0	0	0	-	-
Page	Section	Agricultural designations >	On site	0-50m	50-250m	250-500m	500-2000m
76 >	12.1 >	Agricultural Land Classification >	Grade 3a (within 250m)				
78 >	12.2 >	Open Access Land >	0	0	6	-	-
79 >	12.3 >	Tree Felling Licences >	0	0	3	-	-
79 >	12.4 >	Environmental Stewardship Schemes >	1	4	3	-	-
80 >	12.5 >	Countryside Stewardship Schemes >	0	1	1	-	-
Page	Section	Habitat designations >	On site	0-50m	50-250m	250-500m	500-2000m
81 >	13.1 >	Priority Habitat Inventory >	0	3	10	-	-
82 >	13.2 >	Habitat Networks >	4	0	3	-	-
83	13.3	Open Mosaic Habitat	0	0	0	-	-
83	13.4	Limestone Pavement Orders	0	0	0	-	-
Page	Section	Geology 1:10,000 scale >	On site	0-50m	50-250m	250-500m	500-2000m
84 >	14.1 >	10k Availability >	Identified (within 500m)				
85	14.2	Artificial and made ground (10k)	0	0	0	0	-
86	14.3	Superficial geology (10k)	0	0	0	0	-

86	14.4	Landslip (10k)	0	0	0	0	-
87	14.5	Bedrock geology (10k)	0	0	0	0	-
87	14.6	Bedrock faults and other linear features (10k)	0	0	0	0	-
Page	Section	Geology 1:50,000 scale >	On site	0-50m	50-250m	250-500m	500-2000m
88 >	15.1 >	50k Availability >	Identified (within 500m)				
89	15.2	Artificial and made ground (50k)	0	0	0	0	-
89	15.3	Artificial ground permeability (50k)	0	0	-	-	-
90 >	15.4 >	Superficial geology (50k) >	3	0	0	3	-
91 >	15.5 >	Superficial permeability (50k) >	Identified (within 50m)				
91	15.6	Landslip (50k)	0	0	0	0	-
92	15.7	Landslip permeability (50k)	None (within 50m)				
93 >	15.8 >	Bedrock geology (50k) >	1	0	0	1	-
94 >	15.9 >	Bedrock permeability (50k) >	Identified (within 50m)				
94	15.10	Bedrock faults and other linear features (50k)	0	0	0	0	-
Page	Section	Boreholes >	On site	0-50m	50-250m	250-500m	500-2000m
95 >	16.1 >	BGS Boreholes >	0	1	0	-	-
Page	Section	Natural ground subsidence >					
96 >	17.1 >	Shrink swell clays >	Low (within 50m)				
98 >	17.2 >	Running sands >	Very low (within 50m)				
100 >	17.3 >	Compressible deposits >	Negligible (within 50m)				
101 >	17.4 >	Collapsible deposits >	Very low (within 50m)				
102 >	17.5 >	Landslides >	Low (within 50m)				
104 >	17.6 >	Ground dissolution of soluble rocks >	Very low (within 50m)				
Page	Section	Mining and ground workings >	On site	0-50m	50-250m	250-500m	500-2000m
106 >	18.1 >	BritPits >	0	0	1	0	-
107 >	18.2 >	Surface ground workings >	0	29	15	-	-
109	18.3	Underground workings	0	0	0	0	0
109	18.4	Underground mining extents	0	0	0	0	-
109	18.5	Historical Mineral Planning Areas	0	0	0	0	-



109 >	18.6 >	Non-coal mining >	2	0	2	0	3
110	18.7	JPB mining areas	None (within 0m)				
110	18.8	The Coal Authority non-coal mining	0	0	0	0	-
111 >	18.9 >	Researched mining >	0	0	0	1	-
111	18.10	Mining record office plans	0	0	0	0	-
111	18.11	BGS mine plans	0	0	0	0	-
111	18.12	Coal mining	None (within 0m)				
112	18.13	Brine areas	None (within 0m)				
112	18.14	Gypsum areas	None (within 0m)				
112	18.15	Tin mining	None (within 0m)				
112	18.16	Clay mining	None (within 0m)				
Page	Section	Ground cavities and sinkholes >	On site	0-50m	50-250m	250-500m	500-2000m
113	19.1	Natural cavities	0	0	0	0	-
114 >	19.2 >	Mining cavities >	0	0	1	1	3
114	19.3	Reported recent incidents	0	0	0	0	-
114	19.4	Historical incidents	0	0	0	0	-
Page	Section	Radon >					
116 >	20.1 >	Radon >	Less than 1% (within 0m)				
Page	Section	Soil chemistry >	On site	0-50m	50-250m	250-500m	500-2000m
118 >	21.1 >	BGS Estimated Background Soil Chemistry >	13	2	-	-	-
119	21.2	BGS Estimated Urban Soil Chemistry	0	0	-	-	-
119	21.3	BGS Measured Urban Soil Chemistry	0	0	-	-	-
Page	Section	Railway infrastructure and projects	On site	0-50m	50-250m	250-500m	500-2000m
120	22.1	Underground railways (London)	0	0	0	-	-
120	22.2	Underground railways (Non-London)	0	0	0	-	-
120	22.3	Railway tunnels	0	0	0	-	-
120	22.4	Historical railway and tunnel features	0	0	0	-	-
120	22.5	Royal Mail tunnels	0	0	0	-	-
121	22.6	Historical railways	0	0	0	-	-



121	22.7	Railways	0	0	0	-	-
121	22.8	Crossrail 2	0	0	0	0	-
121	22.9	HS2	0	0	0	0	-