



Our Ref: F-367-ID
Your Ref: Fareham local Plan
Email: [REDACTED]
Date: 4 December 2017
Status: Letter and email

(see Ref: 0017)

Dear Sir/Madam

OBJECTION TO FAREHAM DRAFT LOCAL PLAN

I have been instructed by Raymond Brown Minerals & Recycling Ltd and Knights Brown to prepare an objection to the Fareham Draft Local Plan 2036. This in accordance with the timetable identified on the Fareham Council website.

The letter covers an objection to the following documents and reports: -

- Fareham Draft Local Plan 2036
- EV02 - Sustainability Appraisal and Strategic Environmental Assessment for the Fareham Borough Local Plan 2036
- EV03 Site Options Assessment FINAL
- EV11 Strategic Housing Land Availability Assessment 2017 (SHLAA)
- EV13 - Housing Site Selection

The objection is split into four parts

- Site Location
- Site Planning history
- An objection to the proposed development strategy within the Fareham Draft Local Plan 2036
- An objection to the exclusion of sites 3107, 3108 and 3117 from the Fareham Draft Local Plan 2036

List of Appendices

1. Ownership Plan
2. Copy of planning permission
3. Letter from Stephen Bowley
4. Letter from Robert Westell
5. Delivery of Welborne
6. Critique of sites within the preferred option (2F)
7. Site stability and contamination report



Site Location

- 1.1 The land is located immediately north of the M27 Motorway and west of Whiteley. Access from Botley Road approximately 100m north of the bridge over the Motorway.
- 1.2 Rookery Farm lies to the north of the land and is in separate private ownership. Residential development along Swanwick Lane lies further to the north.
- 1.3 The residential development of Whiteley is to the east. To the south are the local centre, Park Gate and the railway station at Swanwick. Both within easy walking distance of the site.
- 1.4 Rookery Avenue is opposite the access to the site. At present this is a cul de sac however there is a safeguarded road extension to continue Rookery Avenue into Whiteley, linking Botley Road to the Parkway South roundabout.
- 1.5 To the south of the site is a footbridge that provides pedestrian access to residential properties at Bridge Road.

The site

- 2.1 The site itself is accessed from a single point on Botley Road just to the north of the Motorway. The front part of the site is visible from Botley Road however the access which is between two banks drops to a lower central area where a large recycling machine is located.
- 2.2 Adjacent to the motorway is a large bund created by landfill. On the northern side of the central flat area are a number of bunds consisting of stockpiles of recycled material. Beyond that is the Orchard where the land gradually droops towards the rear of the property fronting onto Swanwick Lane.
- 2.3 At present due to the change in levels and the surrounding housing only the front part of the site adjacent to Botley Road is visible from outside the site.
- 2.4 The site at present has two principal landowners acting as one owner. A plan is attached at **appendix 1** showing the land holdings.



Site Planning History

3.1 The following points are relevant to the planning history of the site

- Rookery Farm was originally a fruit farm and some evidence of this former use is evident in an area of remnant orchard. Part of the site adjacent to the M27 has been landfilled and restored to grazing land. This forms a large embankment which screens the central part of the site from the M27 and Botley Road.
- Planning permission was first granted on appeal in 1987 for the infilling of agricultural land with c.1.3 million cubic metres of construction and demolition wastes with restoration to agricultural use. Tipping commenced in 1988 and temporary planning permission for waste recovery (recycling) was granted in 1995.
- A further temporary planning permission for the inert waste recycling operation was granted in 2006, time limited to expire in 2021. This permission introduced an expiry for infilling operations of 31st December 2026.
- In 2014, planning permission was granted for the permanent retention of the aggregate recycling facility. In terms of pre commencement conditions all have been discharged apart from relating to sustainable energy generation.
- In March 2016 permission was granted to allow more time to discharge the conditions. This extended the permission until 2nd March 2019. See **appendix 2** for copy of permission.
- Once the permission is implemented then any conditions relating to restoration fall away leaving just the continued recycling use.
- Note there have been no minerals operations at the site and any changes to the landscape are as a result of land raising, not from extraction activities.
- The main body of the site is currently safeguarded for aggregates recycling in the Hampshire Minerals & Waste Plan. HCC have indicated that there is overcapacity for inert waste recycling at present. As such if the site was to be allocated for housing the safeguarding status would be reviewed.

The SHLAA process

- 3.2 A SHLAA was submitted by Stephen Bowley Planning Consultant in December 2011 in relation to the call for sites. This letter and plan clearly identified 1 site with 5 sub areas (See **appendix 3**)
- 3.3 This submission identified 5 sub-areas within the site; A-E, comprising a total of 10 dwellings.



- A – Promoted for commercial/industrial development (site 3117 in the SHLAA)
- B – Promoted for 20 dwellings (Site 3107 in the SHLAA)
- C – Promoted for 50 dwellings (Site 3108 in the SHLAA)
- D – Retained as woodland
- E – Promoted for commercial/industrial development

3.4 Subsequent to the letter from Stephen Bowley, Robert Westell informed the author letter in March this year (**see appendix 4**) that the ownership of the site had changed. the letter was a master plan indicating that the site was capable of accommodating circa dwellings.

- A – Promoted for 167 dwellings (site 3117 in the SHLAA)
- B – Promoted for 44 dwellings (site 3107 in the SHLAA)
- C – Promoted for 39 dwellings (site 3108 in the SHLAA)
- D – Retained as woodland
- E – Promoted as public open space



Critique of development strategy within the draft local plan as influenced by the SEA

- 4.1 It is argued that the development strategy as defined within the Fareham Draft Local Plan 2036 and the Sustainability Appraisal and Strategic Environmental Assessment (SEA) particular policy DA1 – Development Allocations is unsound for the following reasons: -
- With the current strategy there is an over-reliance of the plan on its large allocations. These concerns are based on the problems with implementing Welborne and its infeasibility, length of delivery, and the risk that infrastructure would not be forthcoming to enable a start to be made within the scheduled programme. There are only 4 big sites allocated and all have multiple owners. For example, the site at Warsash has multiple different landowners. Notwithstanding the requirement for additional housing part of the reason that Fareham has a shortfall of housing is the delay in delivering Welborne. The authority even had to threaten a compulsory purchase order (See **appendix 5**)
 - There is no redundancy built into the plan for non delivery of sites. There is an over-reliance on a figure which is exactly met by the proposed sites. In light of the recent government vision paper (Housing White Paper, Fixing our Broken Housing Market (2017)) and the suggested re-assessment of the method of calculating the five year housing supply together with the speech from Phillip Hammond 18 November 2017 where it is aimed to provide 300,000 houses a year, then the plan should be identifying additional sites. This was confirmed in the budget where additional funds would be provided to increase housebuilding
 - There are too many scenarios assessed with the SEA which overlap and concern the same matters. This results in too many options. 3 or 4 scenarios would have been better and easier to understand. For example one based on a higher Welborne figure, based on a few larger brownfield/greenfield sites and one based on smaller dispersed sites.
 - Within the options within the SEA it is not clear as to why certain scenarios have been chosen there is no clear path from strategy to scenario. In particular it is difficult to understand why some of the selected sites have only appeared in a small range of options while others have appeared in all: -

Warsash, Segensworth, Downend (3030)	Appear in all
Newgate Lane	Only in 2
Pinks Hill	Only in 2
Funtley	Only in 2

- Why is development at Warsash, Segensworth and Downend considered to be the best option in the sense that no scenarios were considered without these sites? Also the reasons for the selection of option "2F" as the preferred delivery scenario are not clear



referenced with the strategy. In addition in all other scenarios Fareham Town Centre is seen to be challenging but not in option 2F. With the selected options a number of sites are flagged as having concerns in terms of access and visual impact. For example page 56 of the SEA states that: -

However, the urban fringe sites at Funtley Road, Park Gate, Titchfield Common and the Newgate Lane South sites (plus Warsash Maritime Academy and Moraunt Lane, Portsmouth) are constrained by lower development potential and will require a higher exceptional design quality.

- A critique of all the selected sites is attached at **appendix 6**.
- If the strategy is meant to be based on a spread of development why in the final strategy is there very little development proposed in the north west corner where there is accessibility to shops and a railway station. This is recognised in scenarios 3A and 2
- Most selected sites would require a travel plan. However is a travel plan feasible housing scheme?
- The site at Rookery Farm, which is considered to be Brownfield, (see below) was considered as brownfield land. If it had been correctly assessed the Rookery Farm site should have been considered before greenfield sites and therefore should have been in all the scenarios within the SEA. This is compounded by the incorrect identification of numbers of houses that could be developed on the site. As the site scores very high in all categories within the SEA, in particular access/location, the allocation of the site would take pressure off more visually sensitive and less accessible sites. The exclusion of the Rookery Farm site has therefore resulted in an incorrect analysis of the available land within the SEA.
- The strategy is based on a number of highway/transport assumptions. These are as follows :-
 - Highway:
 - Roundabout from M27 J10 onto A32
 - 4 Welborne site access on A32 (4 roundabouts)
 - New on/off slips on M27 west of J10
 - Additional lane South Bound through M27 underpass and signals on approach
 - New West Bound off slip at J10 providing access to west of development (replace existing off-slip with direct link to A32);
 - Public transport:
 - All existing A32 Bus services to divert in to Welborne,
 - Bus Rapid Transit (BRT) from Welborne to Gosport
 - BRT from Welborne to Portsmouth via A27 and
 - BRT from Welborne to Portsmouth via M27 J10 (Fast Track)



There is no information within the plan as regards to timescale/phasing and whether the options will be practical or implementable. For example if all the upgrades are in the same part of the period it would result in significant traffic problems within the Borough. In addition the assumptions do not contain identified infrastructure upgrades required for a number of the allocated sites: -

- Pinks Hill - Road improvements, pedestrian and cycle facilities.
- Segensworth Road – access onto the A27, pedestrian and cycle facilities.
- Newgate Lane – New roundabout, access into Gosport, pedestrian and cycle facilities

4.2 Paragraph 177 of the NPPF requires that in relation to deliverability that: -

..... there is a reasonable prospect that planned infrastructure is deliverable in a timely fashion. To facilitate this, it is important that local planning authorities understand development wide development costs at the time Local Plans are drawn up. For this reason, infrastructure and development policies should be planned at the same time, in the Local Plan.

4.3 There is no evidence that the planned infrastructure is deliverable.



An objection to the exclusion of sites 3107, 3108 and 3117 from the Fareham Draft Local Plan 2037

- 5.1 The first point of objection is that despite the letter from Robert Westell (**appendix 4**) the site has been split into three sites and each assessed individually when in fact the site is promoted as one site and should have been assessed as one site.
- 5.2 In addition within the SHLAA there is an inaccurate indication of the numbers of dwellings capable of being accommodated on the site
- 3107 is stated as 8 houses, the master plan indicates 44
 - 3108 is stated as 35 houses, the master plan indicates 39
 - 3117 is stated as 75 houses, the master plan indicates 167
- 5.3 In relation to each of the sites: -

Site 3117

- 5.4 Site 3117 is the central part of the Rookery Farm landfill site (see **appendix 4b**). Refer is made to the site in the following supporting documents: -

The assessment from the 2017 SHLAA document (Page 189) in relation to this site states:

SHLAA 2017 assessment Page 189: -

The site relies on an existing, wide single access from Botley Road. If Rookery Avenue is to be completed from Whiteley Way, there would need to be relocation of the site access to form a roundabout with Rookery Avenue/Botley Road. Improved crossing and pedestrian facilities would be required on Botley Road

Development would need to be restricted to the excavated quarry area of the site. Development would be permissible on adjoining infill area which should be set out as open space. The landscape has been substantially modified through minerals and waste operations. Development could potentially be accommodated without adverse effects on the landscape, as long as the existing cover of woodlands, trees and hedgerows is maintained. However uncertainties remain over the ground conditions (stability and contamination) and their suitability to accommodate development.

Document EV13 Housing Site Selection

- 5.5 Page 25

This site has a good SA outcome. The site does not provide a logical extension to the existing urban area but it is recognised that were development to take place in the excavated quarry area then this would minimise the impact. However there remain



uncertainty over the ground conditions/contamination and stability. It is also not whether with the costs of delivering development at this site would still allow a policy compliant scheme to be delivered (i.e. affordable housing provision, etc.).

SEA Appendix H High Level Assessment

5.6 Option 2B Page 4 and option 3C

- Site 3117 is listed but Site 3107 is not listed although it is part of the Rookery Farm S
- The site achieves high accessibility scores
- There is only one negative and that relates to SA8 though it is not clear as to why the suspected to be the loss of the recycling facility.

EV02 - Sustainability Appraisal and Strategic Environmental Assessment for the Fareham Borough Local Plan 2036

5.7 Ultimately as part of the SEA the site was rejected for the following reasons (appendix page 8): -

3117 Land at Rookery Farm, Botley Road, Swanwick rejected - scale of development of character with surrounding area. Uncertain ground stability and contamination raise via concerns

Comments on the rejection of site 3117

- 5.8 The site is classified as a greenfield site however once the extant permission is implemented then it will be Brownfield or Previously Developed Land.
- 5.9 A report has been prepared indicating that there is no contamination and that the land adjacent to the M27 is stable (See **appendix 7**)
- 5.10 HCC have indicated that there is overcapacity for recycling at present. As such if the site was to be allocated for housing then the safeguarding status would be reviewed.
- 5.11 In terms of the location of the site, it is close to both shops and a railway station and the site is served by a local bus service which runs past the site entrance. This is a highly sustainable location.
- 5.12 The development of the site would facilitate the development of the western end of Rookery Avenue extension as there is space within site 3107 to accommodate a roundabout.
- 5.13 The council have raised concerns about the location of the development as not being a logical urban extension. However in the context of the area, the site would sit comfortably within the Swanwick Lane, Botley Road, and M27 triangle and, due to the site being screened by the current topography, would only be evident in aerial photographs. On this basis the site would be a logical extension to an urban boundary.



Site 3107

5.14 Site 3107 is the part of the site adjacent to Botley Road. (see **appendix 4b**). Referen made to the site in the following supporting documents: -

SHLAA 2017

5.15 The document contains no real comments and gives the indication of an acceptable sit 8 dwellings. This is despite the plan submitted by Robert Westell clearly shows the s capable of accommodating 44 dwellings.

Document EV13 Housing Site Selection

5.16 The Overview of the site was as follows:

3107 Page 24

5.17 The site has a reasonable/good SA outcome. The site however does not provide a lo extension to the urban boundary with Botley Road providing a strong defendable urban e

EV02 - Sustainability Appraisal and Strategic Environmental Assessment for the Fareham Bor Local Plan 2036

5.18 Ultimately as part of the SEA the site was rejected for the following reasons (appenc page 8): -

3107 Land at Rookery Farm (East), Swanwick Rejected - scale of development o character with surrounding area - does not provide a logical extension to the urban boun

Comments on the rejection of site 3107

5.19 The site has been considered in isolation rather as part of the wider site. Notwithstan this in the overall context of the area the site would not look out of context and would re to the dwellings on the east side of Botley Road.

5.20 In addition there is significant screen adjacent to Botley Road which would offer signifi screening and would provide for a sylvan development similar to the east side of B Road.

Site 3108

5.21 This site is the former orchard to the north of site 3117. There is only limited informatio this site due to its rejection within the SHLAA.

5.22 The SHLAA 2017 assessment on page 393 states: -



No suitable highways access identified or confirmed and for this reason the site is considered unsuitable/unachievable for residential development. The scale of development would have impacts on existing local settlement pattern (albeit this would not be a reason to discount the site in its own right).

Comments on the rejection of site 3108

- 5.23 The rejection of site 3108 for lack of access is not logical because it is an extension to site 3117. This link was clearly shown in the plan submitted by Robert Westell (**appendix 4**).

Summary of objections as to why the site(s) have been rejected

- There is no explanation as to why the sites have been split into three.
- The site is classed as greenfield land outside the urban edge when in fact sub area A is Brownfield.
- The indicative plan clearly shows that the site is capable of accommodating more development than shown in the SHLAA documents
- An initial assessment of the site shows that there is no contamination and the bank can be reinforced from existing stockpiles of soil (bunds) that separate site A from site B see **appendix 7**
- In terms of the assessment against the 11 core elements identified in the SEA, site 3 only flags up one element and that is under SA8 which it is presumed relates to safeguarding. However, as indicated previously, there is an overprovision of recycling facilities in Hampshire.
- In considering the site against the key refining points in the draft local plan (paragraph 3.13 page 18)
 - Point 2 is to - **Look positively at any developable brownfield opportunities outside of the urban area.**
 - Point 5 is to - **Avoid sites that rely on significant infrastructure delivery where the timing of the work and/or funding are beyond the control of the promoter/developer.**
 - Point 10 is to - **Provide a sensible and logical urban extension with the ability to provide and maintain a defensible urban edge following development.**
 - Point 12 is to - **Facilitate a diverse housing market with sites ranging in location and size (including housing supply in both the east and west Housing Market Areas of Fareham Borough).**
 - Point 13 - **Considers the accessibility of sites (i.e. access to key services and shops) to minimise the reliance on private vehicle use.**
 - Point 14 - **Consider whether the site will deliver any wider community infrastructure or benefits in addition to the basic policy requirements.**

- 5.24 The site meets all the key refining points identified above and therefore there is no logical reason as to why the site(s) have been rejected.



Benefits of the Rookery Farm site

5.25 The following points detail the benefits of residential development on the Rookery Farm site

- Once the permanent recycling permission is implemented it will be a brownfield site and its development will reduce the need for more sensitive sites. Notwithstanding this site which is in a highly sustainable location (add ref), is deliverable and would provide additional capacity within the plan should any of the more challenging sites not come forward.
- Provision of Public Open Space on a former landfill site and access to it from existing footpath routes.
- Removal of a 'heavy industry' use from an otherwise residential setting.
- Would facilitate the Rookery Avenue extension. This would provide better access to the motorway, the industrial area of Whiteley and Whiteley District Centre.
- Opens up pedestrian links across the motorway to Addison Road
- The site would not be visually prominent and would form a logical urban extension. Development would enable the site to be returned back to the original land form (sites 3108 and 3117) and provide nature enhancements from the re-instatement of a natural stream across the site.
- The development would only see a marginal increase in traffic numbers however this would be offset with the loss of 240 HGV vehicle movements a day.



Overall Conclusion

6.1 In concluding the objection to the Fareham Draft Local Plan 2036, it is argued that the plan cannot be considered 'sound' within the definition provided by paragraph 182 of the NPPF, with particular reference made to the following documents: -

- Fareham Draft Local Plan 2036 Policy - DA1
- EV02 - Sustainability Appraisal and Strategic Environmental Assessment for the Fareham Borough Local Plan 2036
- EV03 Site Options Assessment FINAL
- EV11 Strategic Housing Land Availability Assessment 2017 (SHLAA)
- EV13 - Housing Site Selection

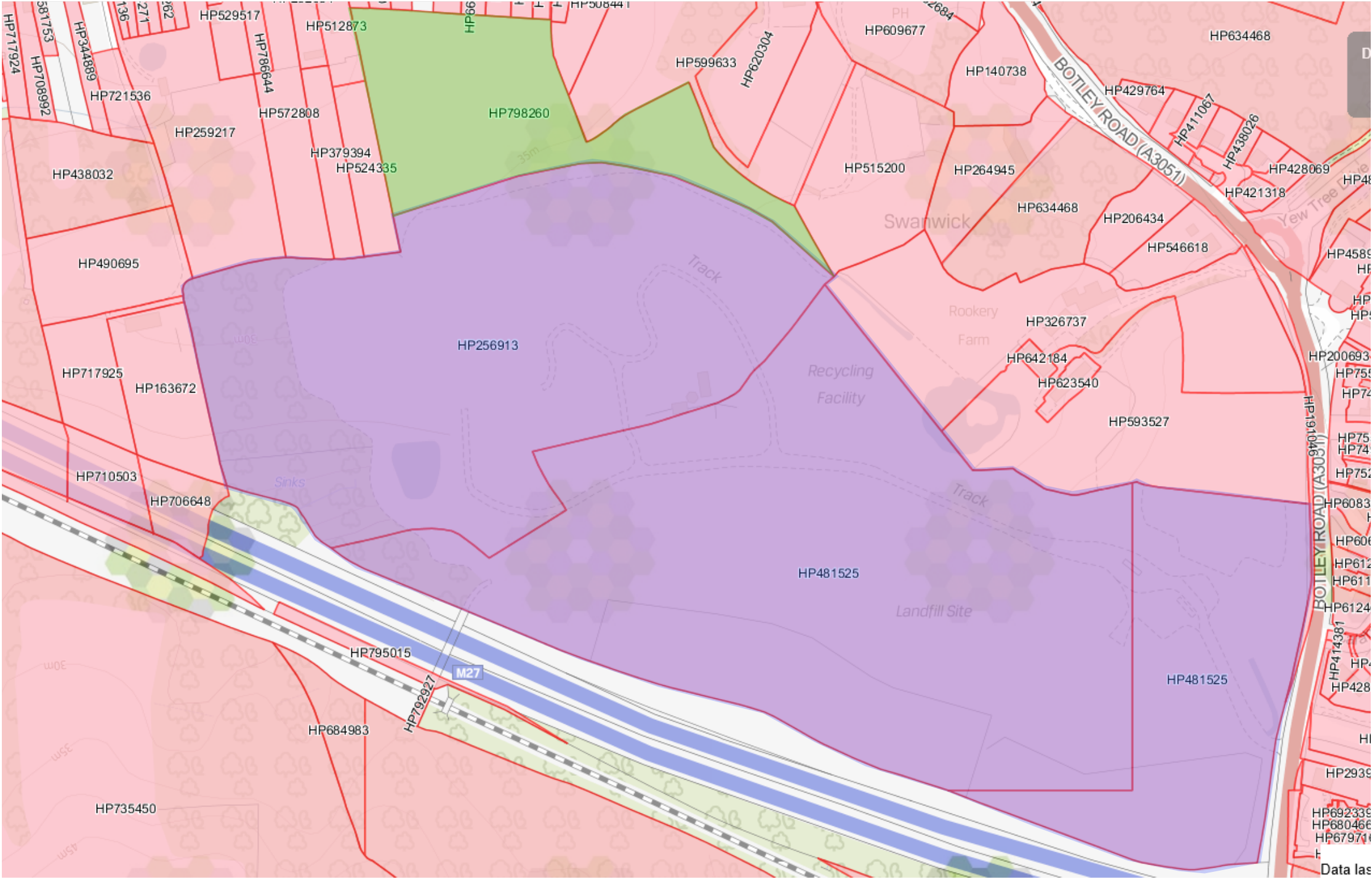
6.2 The reasons are as follows: -

- Within the SEA it is difficult to see a clear path from strategy to scenario to selected sites. It is not easy to ascertain why certain sites have been selected and others rejected
- There is an overreliance on large sites and the deliverability of these large sites within the time scale is questioned. This is due to the complexity of landownership and the requirement for significant infrastructure improvements. It is therefore argued that the plan is not deliverable over the plan period
- A number of the selected sites would have a significant visual impact in relation to the character of the area for example Funtley, Newgate Road, Down End and Pinks Hill
- Part of the site at Rookery Farm would, following implementation of the 2016 plan, be previously developed land (PDL), as such the assessment of the site within the SHLAA and the SEA is incorrect. This is compounded by the splitting of the site which there is no apparent reason. This is important because with the benefits of a recognised sustainable location and the PDL status the site is clearly a more preferable site to the selected greenfield sites. The omission from the SEA scenario of the Rookery Farm site has therefore resulted in a strategy that is flawed.
- Omission of the Rookery Farm site is a missed opportunity to redevelop an industrial site in an otherwise residential setting. The site is in a highly sustainable location with excellent links to the highway network and public transport. Redevelopment of the site could provide the catalyst for completion of the Rookery Avenue link, which would further increase highway links direct to the M27.

6.3 On the basis of the above information, it is concluded that the spatial strategy of the Plan is unsound, not deliverable and therefore does not accord with paragraph 182 of the NPPF.

MRTPi DMS

Shaded Green - Knights Brown Ltd
Shaded Blue - Raymond Brown Minerals & Recycling Ltd





STEPHEN BOWLEY
PLANNING CONSULTANCY



14 December 2015

Planning Strategy and Regeneration
Fareham Borough Council
Civic Offices
Civic way
Fareham
PO16 7AZ

Dear Sir

**Housing and Economic Land Availability Assessment: Call for Sites
Land at Rookery Farm, Botley Road, Swanwick, SO31 1BL**

I am writing on behalf of Raymond Brown Minerals & Recycling Ltd to nominate land at Rookery Farm, Swanwick for potential future development for housing and/or commercial development in response to your Call for Sites. It is a large site of approximately 20Ha comprised of a number of distinct areas which have different development potential. Part of the site is landfilled, part is occupied by a permanent waste recycling facility, whilst other land within the holding is undeveloped. Due to this complexity it is inappropriate to use the Pro-Forma Site Submission Form since this would not provide the overall picture. The Site Submission is therefore made by this letter and the accompanying Call for Sites Plan (Ref xxx) that identifies the different areas referred to below. The relevant information sought in the form has been included in this letter.

Site Location

The land is located immediately north of the M27 Motorway and west of Whiteley. Access is from Botley Road approximately 100m north of the bridge over the Motorway. The Rookery Farm buildings lie to the north of the land and are in separate private ownership. Residential development along Swanwick Lane lies further to the north.

Site Planning History

Rookery Farm was originally a fruit farm and some evidence of this former use is still evident in an area of remnant orchard. Part of the site adjacent to the M27 has been landfilled and restored to grazing land. The centre of the site is occupied by an Aggregates Recycling Facility that has the benefit of permanent planning permission granted by Hampshire County Council on 27 November 2014 (Ref P/14/0857/CC). The site previously has temporary consent for recycling use.

Future Use and Potential Development

The company's core business is the supply of aggregates, including recycled aggregates, and waste management. The Rookery Farm site is a key company facility with potential for

additional waste development and it is envisaged that this use will continue for the foreseeable future. However the future is uncertain over the next 20 years and should circumstances change, for example the viability of the existing use, the presently developed site would be suitable for alternative development. We are aware the site is located in an area of considerable urban growth (the 'PUSH' area) and once existing commitments at Whiteley and Welborne are progressed there will be a requirement for additional development land for housing and employment. Rookery Farm is well positioned in relation to the existing urban areas with good access by road and public transport including rail.

There are four additional distinct parcels of land around the waste recycling area that are undeveloped and potentially available for future development. These different areas and their development potential are now considered. The areas are referenced on the attached Plan.

(i) Area A: Permanent Waste Recycling Site (9.05Ha)

As noted above this part of the site has the benefit of permanent planning permission for aggregates recycling use. It is envisaged that this use will be continued, and the site has potential for additional waste uses within the permitted area.

Should a better alternative site become available, it is suggested that Area A would be suitable for commercial and industrial development (B1/B2/B8), or possibly for housing. The development area could be increased by further landfilling to raise the floor of the land.

We consider that this area of the Rookery Farm site should be identified as existing industrial land in the Local Plan.

(ii) Area B: The 'Triangle' fronting Botley Road (1.13ha)

Area B is a small area of undeveloped grassland fronting Botley Road. It lies directly opposite housing in Botley Road, and housing therefore appears to be the most appropriate form of development. The site could be developed independently as a small 'Close' with access from Botley Road, or possibly in conjunction with adjoining land.

The site would be suitable for Market Housing and is immediately available (2016 – 2020). The site has potential for approximately 20 houses.

(iii) Area C: The Remnant Orchard (2.05Ha)

The future use of this land appears to be determined by access considerations. If access can be provided from Swanwick Lane this area of remnant orchard would be suitable for residential development by itself or with adjacent land. In which case it could be suitable for Market Housing and could be made available in the short term (2016 – 2020). The site has potential for approximately 50 houses.

Access might be possible via the existing recycling site access. This would necessitate an amendment to the site layout, but can be achieved. However of necessity the existing access road would need to be shared and this points to commercial or industrial use of the site (B1/B2/B8). The land could potentially be made available in the short term (2016 – 2020).

(iv) Area D: The Western Woodland (1.07Ha)

This wooded area provides a buffer between the existing recycling activity and Juniper Cottage, and also provides screening. It therefore needs to be retained whilst the recycling use remains. However should the recycling use cease there would be potential to extend any future commercial use into this area.

(v) Area E: The Landfilled Area (4.87Ha)

This area was restored to grass several years ago, but monitoring is still carried out in accordance with the terms of the Environmental Permit. The company allows informal access on the land to local dog walkers, and for educational visits to the site and it is envisaged this will continue in the short – medium term.

In the longer term, once the land is free from Environmental Permitting requirements, future development can be considered. There are technical limitations and costs associated with building on filled land and low impact uses could be considered such as open storage or car parking. However built development should not be ruled out. The land would be available for amenity use as part of any comprehensive redevelopment of the Rookery Farm site.

Area E potentially has an independent access from Botley Road, or alternatively via a spur from the existing site access road. The land is potentially available for commercial development from, say, 2026.

Conclusions

There are a number of opportunities for additional and alternative development at the Rookery Farm site over the next 20 years. The site is well located in relation to existing built up area, and to the future expansion of Whiteley, and is also close to Swanwick Railway Station. The call for Site is limited to Housing and Economic Development that may be appropriate at Rookery farm in the next 20 years. However there may be other appropriate uses complimentary to residential and commercial development.

Pro Forma Questions

In response to questions on the Form:

- (i) The land is not affected by any public rights of way.
- (ii) There is a pavement on the eastern side of Botley Road.
- (iii) The site is not subject to Flood Risk (within Zone 1)
- (iv) The former landfill results in some steep slopes which cannot be developed in their present form.
- (v) The Agricultural Land Classification of the two areas of remaining agricultural land is not known, but assumed to be Grade 3.
- (vi) There is no ground contamination.

- (vii) There are a small number of Listed Buildings to the east of the site along Botley Road.
- (viii) The site is not affected by nature designations or Tree Preservation Orders.
- (ix) The site is not in an Air Quality Management Zone.
- (x) The site has the benefit of mains water and electric connections, but no mains sewerage. Existing mains are located nearby and additional or extra capacity can easily be provided. Surface water is controlled by an approved Surface Water Management Scheme
- (xi) Financial viability will be considered in the context of any detailed scheme in due course.

Site Access by Officers

To fully understand the site we would suggest a site meeting would be valuable. In any case an unaccompanied visit is not allowed for health and safety reasons at this operational site. A site meeting was held with William Nicholls of Fareham BC on 17/12/2013 in relation to the recycling development at the site and development potential of the adjoining land.

Contact Details

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
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[REDACTED]
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[REDACTED]
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[REDACTED]
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Ownership

Evidence of Land Registry Title is attached.

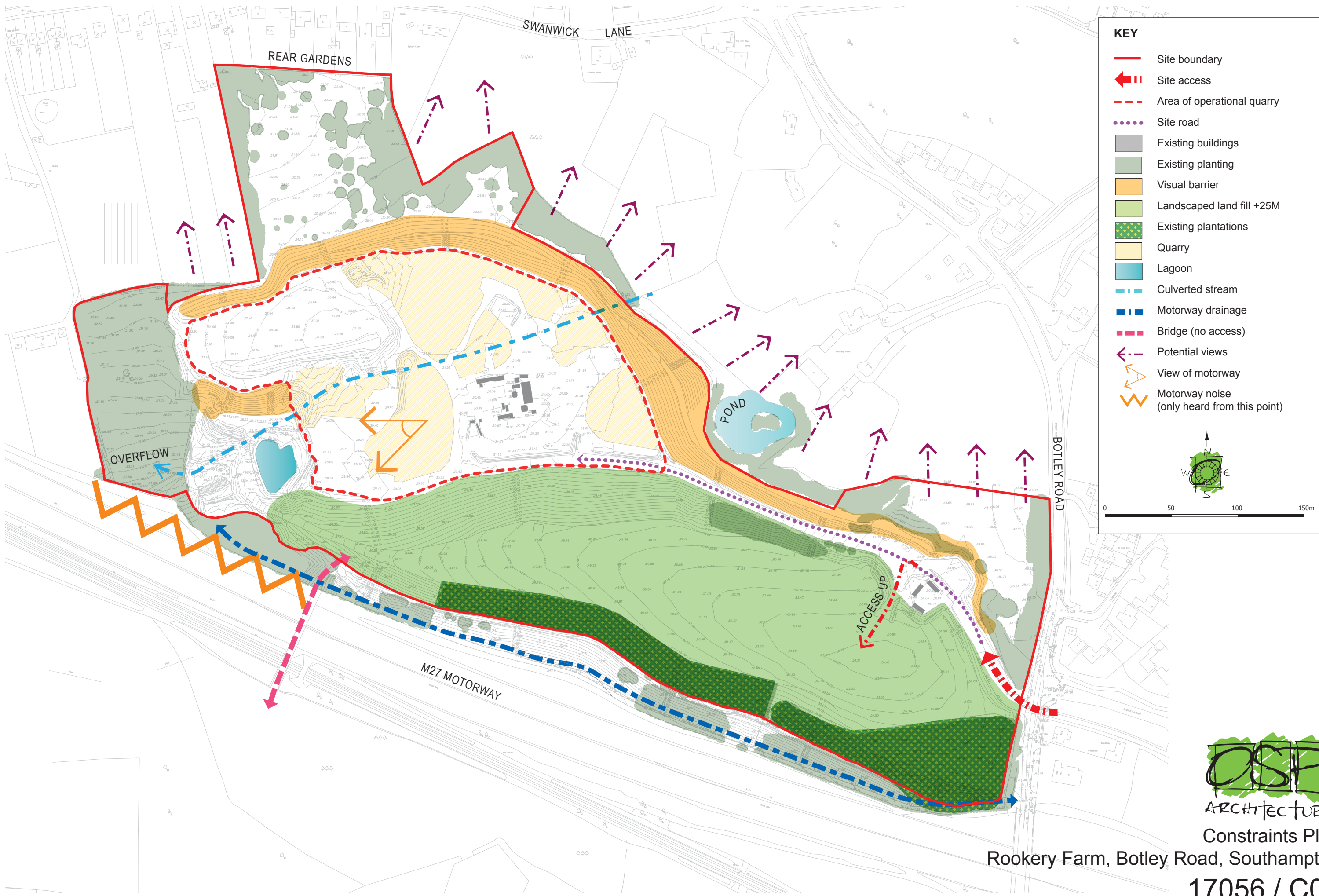
Yours sincerely

[REDACTED]



- Key:
- Potential Development Sites
 - Possible Access to Potential Development Sites
 - Extent of Operational Area
 - Proposed Contours
 - Existing Woodland/ Scrub Vegetation
 - Operation Area
 - Proposed Drainage Channel
 - Proposed Culverts
 - Existing Plantations
 - Proposed Tree and Shrub Planting
 - Site Buildings
 - Haul Roads / Access Tracks
 - Surfaced Access Road and Car Parking Areas
 - Material Stockpiles
 - Lagoon
 - Grassed Areas

rev:	date:	details:
 The Old Dairy Yanworth Chellenham Gloucestershire GL54 3LQ tel: 01285 721072		
client: Raymond Brown Aggregates		
project: Rookery Farm		
title: Site Location Plan: Call for Sites		
scale: 1:2500	date: 10/12/15	drawn by: TM
checked by: AW	size: A3	
Project ref: R6/RB/1	drawn no: R6/RB/23	rev:



ARCHITECTURE

Constraints Plan

Rookery Farm, Botley Road, Southampton

17056 / C01

Scale 1:2500 @ A3 March 2017



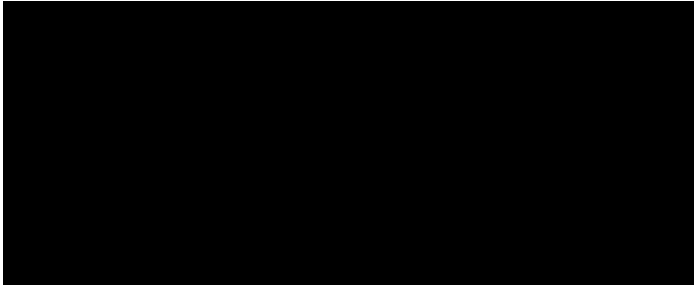
Concept Masterplan
Rookery Farm, Botley Road, Southampton

17056 / C02A

Scale 1:2500 @ A3 March 2017



29th March 2017



Your Ref:

Our Ref:

Dear 

**LAND AT ROOKERY FARM, SWANWICK
CALL FOR SITES**

Further to our meeting on site at Rookery Farm on 8th February and our previous letter to you of 14th December 2015, I write regarding the above site and the call for potential residential development opportunities.

Since we first wrote to you in 2015, our business has undergone a degree of change and the site is now split into two ownerships. Area C on the plan attached to our letter of 14th December 2015 is now owned by Raymond Brown Ltd and the remainder of the site is owned by ourselves, Raymond Brown Minerals & Recycling Ltd. Although the two companies share similar names, they are two completely separate entities. I am representing both parties in this submission.

Our activities on site have also changed to the extent that the recycling of washed aggregates has ceased, having been deemed economically unviable and the plant and machinery is shortly to be removed. This has led the company to rethink its options for the future of this site and we would now like to put forward the whole of the land outlined in red on the attached plans for comprehensive redevelopment for residential purposes.

The attached plans provide an overview of constraints which will need to be considered as a development scheme evolves and a concept masterplan showing estate roads and indicative residential plots. We estimate that this site could accommodate upwards of 250 dwellings.

We feel that this site is an excellent prospect to assist Fareham Borough Council in fulfilling their requirement for residential allocation to meet forecast demand. The main body of the proposed site is previously developed or brownfield land, being a waste recycling facility

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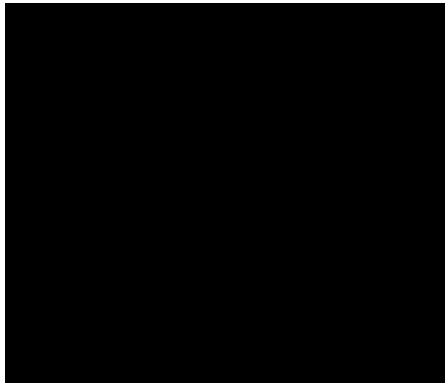


with permanent planning permission. The existing access point off Botley Road has scope to be improved and transport links are excellent, Swanwick railway station within walking distance and the potential to link in with the pedestrian footbridge over the M27. We are also able to put forward a significant area of public open space, a former landraise which also serves to act as an acoustic and visual barrier between the potential development site and the motorway.

We plan to run down the site over the coming years, removing stockpiles of processed and unprocessed materials in the plant site area to leave a clear site ready for redevelopment. We anticipate that the site will be ready and available for redevelopment in 2020.

I trust the above, together with the enclosed provides you with sufficient information to take our proposal forward. Should you require any further information, please do not hesitate to contact me.

Yours sincerely



ited, 160 Christchurch Road, Ringwood, Hampshire,

FAREHAM

BOROUGH COUNCIL

Report to the Executive for Decision 22 February 2016

Portfolio:	Planning and Development
Subject:	Delivery of Welborne
Report of:	Director of Planning and Regulation
Strategy/Policy:	Local Plan Part 3 (Welborne Plan)
Corporate Objective:	Plan for the development of Welborne, a new sustainable community to the north of Fareham which achieves high environmental and design standards and provides a wide range of transport choices.

Purpose:

This report updates the Executive as the critical milestones for delivering the development of Welborne approach in order that a corporate objective can be met.

Executive summary:

This report provides an update to the Executive on the progress to date on the delivery of Welborne. It sets out a number of delivery options, and recommends a new development strategy to secure comprehensive development of the Welborne area with a land acquisition and development partner approach. The report therefore seeks approval to commence the processes for the selection of a development partner and for compulsory purchase.

Recommendations:

That the Executive agrees:

- (a) to delegate authority to the Director of Planning and Regulation to commence a selection process for a development partner to deliver an acceptable scheme that achieves the comprehensive development of the Welborne area in accordance with the Local Plan;
- (b) to note that the Director of Planning and Regulation will seek Executive approval for the appointment of a preferred development partner and the details of the proposed financial and commercial agreements to deliver the project at the appropriate time;
- (c) to delegate authority to the Director of Planning and Regulation to commence the Compulsory Purchase Order process necessary to secure the objectives of

the Welborne Plan and bring forward comprehensive development in the Welborne area by the carrying out of land referencing, survey and other information gathering activities to establish the detailed type and scope of powers required and extent of interests likely to be affected;

- (d) to note that the Director of Planning and Regulation will seek Executive approval for the making of a Compulsory Purchase Order(s) at the appropriate time;
- (e) to resolve that the use of the Council's compulsory purchase and associated powers (including but not limited to those under the Town and Country Planning Act 1990 and the Local Government Act 1972) to facilitate comprehensive development in the Welborne area would be justified in principle, subject to the Council being satisfied that the acquisition of each interest or right to be acquired is justified in the public interest;
- (f) to approve the promotion of, and seek grant funding opportunities for, the highways improvement works required at Junction 10 of the M27 motorway and the surrounding highway network required to secure the delivery of the comprehensive development of the Welborne area;
- (g) to delegate authority to the Director of Finance and Resources to acquire the interests identified, as set out in the confidential Appendix B, in the Welborne area in advance of a development partner being selected;
- (h) to note that the Director of Planning and Regulation will develop proposals for the future governance arrangements to oversee the progression of the Welborne Development Strategy (outlined in this report) and seek Executive and/or Council approval as appropriate;
- (i) to delegate authority to the Director of Planning and Regulation to procure appropriate external advisers to assist the Council in carrying out the above steps, subject to remaining within the overall approved budget provision for the project;
- (j) that subject to budgetary provision being made by the Executive as outlined in this report, to delegate authority to the Director of Planning and Regulation following consultation with the Executive Member for Planning and Development, to undertake actions to progress the Welborne Development Strategy, including but not limited to incurring expenditure, entering into partnership working arrangements, seeking grant and other funding opportunities and working with the appropriate Highways and Planning Authorities and other relevant statutory bodies, provided that these actions remain within the overall approved budget and Local Plan framework for Welborne set by the Executive and Council respectively; and
- (k) that the Executive be provided with regular progress reports on the progression of the Welborne Development Strategy on a schedule to be agreed following consultation with the Leader and the Executive Member for Planning and

Development.

Reason:

To consider and agree a new development strategy to secure comprehensive development of the Welborne area.

Cost of proposals:

There are significant financial and resourcing implications arising from the proposals in this report, and it will be appropriate to prepare a detailed programme of work and resourcing plan to take the process forward. The initial estimate of the work suggests that the process could require revenue expenditure of between £1m-£2m, depending on the scale and extent of the work that is undertaken. Initial funding of up to £100,000 will be necessary and this will be met from the Council's working balances reserve.

In order to acquire the properties identified in the confidential Appendix B, capital expenditure of approximately £1.8million will need to be made available to be spent in the 2016/17 financial year. This will need to be funded through borrowing.

Appendices: **A:** High-Level Programme Timeline

B: Welborne Development Strategy - Acquisition of third party owner occupied residential land interests (Exempt By virtue of paragraph (3) of Part 1 of Schedule 12A of the Local Government Act 1972)

C: Welborne Policy Boundary

Background papers: File of correspondence (Exempt from publication by virtue of paragraph 3 of Part 1 of Schedule 12A of the Local Government Act 1972)

FAREHAM

BOROUGH COUNCIL

Executive Briefing Paper

Date:	22 February 2016
Subject:	Delivery of Welborne
Briefing by:	Director of Planning and Regulation
Portfolio:	Planning and Development

INTRODUCTION

1. This report recommends that the Council adopt a new development strategy for the delivery of Welborne and seeks authorisation to commence the necessary processes to select a development partner and for compulsory purchase.

POLICY BACKGROUND

2. Development potential at Welborne has been identified since the South East Plan was published in 2009. The Council adopted its Core Strategy in 2011 and established the new community as a Strategic Development Area within a broad location called the 'area of search'.
3. In 2015, the Council adopted the Welborne Plan, a development plan document setting out comprehensive development policies relating to development at Welborne.
4. The vision for Welborne is for the development of a distinctive, diverse and well integrated new community that is inspired by its landscape setting and which contains a mix of housing, employment and green space and which is connected to its surroundings by an integrated transport network.
5. There will be considerable infrastructure requirements for a new community in Welborne, the most critical of which in terms of delivery is the works required to improve Junction 10 of the M27 motorway.
6. The Council has prepared a Supplementary Planning Document providing design guidelines for development at Welborne and this was adopted by the Executive at its meeting on 11 January 2016.
7. The Local Plan sets the Council's housing targets and Part 3: Welborne Plan sets out detailed annual housing delivery targets for the period 2016-2036. However, the Council's Local Plan is under review with PUSH assessing future housing needs and progressing a revised South Hampshire Strategy which will culminate in revised figures expected to be adopted in the Local Plan Review.

LAND OWNERSHIP AND SITE PROMOTERS

8. The Welborne development plan area is principally in two ownerships with approximately 45% owned by each landowner. Each of the two principal landowners has had a separate site promoter who has worked with the council since the time of the preparation of the Welborne Plan.
9. The remainder of the Welborne area falls under various land ownerships. Importantly, land in the vicinity of the improvement works to Junction 10 of the M27 motorway, which is fundamental to the successful delivery of a comprehensive scheme, falls within numerous different land holdings.

EVALUATION OF THE COUNCIL'S POSITION VIS-A-VIS THE SITE PROMOTERS

10. Over the years, the Council has looked to support and has actively encouraged two site promoters in developing a scheme in accordance with the Welborne Plan
11. Despite discussions taking place over the past few years, the two site promoters have not submitted a policy compliant application(s) for comprehensive development of Welborne. The Development Sites and Policies Plan and the Welborne Plan together ensure that the Council has an up to date housing supply consistent with the Core Strategy and the revised PUSH South Hampshire Strategy 2012. However, the continued delay in progressing planning applications and the absence of any proposed timetable for the delivery of homes in the Welborne area, in accordance with the Welborne Plan, is likely to put the Council at risk of further hostile applications for development in inappropriate locations outside existing urban areas.
12. Accordingly, officers have reconsidered their approach in relation to development by the two site promoters in Welborne. To this end, the Council has first sought to establish what level of control the two site promoters actually have over the land and their contractual relationship with the principal landowners, and secondly sought to understand their intentions in terms of delivery arrangements going forward.
13. One site promoter has the benefit of developer options over the majority of the land of one of the principal landowners within the Welborne area. As such, it is considered that that site promoter has sufficient control to promote and deliver a scheme on that area of land (but not the entire Welborne area). However, its development experience is fairly limited to small local schemes in Hampshire. These are factors that cause some concern in relation to the company's ability to deliver a scheme of the magnitude and complexity required by the Welborne Plan.
14. As regards the other site promoter, it has recently been established that the promoter has no governing structure in place to have control over the land of the other principal landowner and the Council has not been furnished with any evidence to support its claim that it will take control in due course. It is understood that this land is subject to protracted legal proceedings and even then the resolution of those proceedings may not determine control nor place the land in the control of the site promoter. Furthermore, the site promoter is a limited company which has limited experience in residential development. These are factors that cause considerable concern in relation to the company's ability to take control of the relevant land and then to deliver a scheme of the magnitude and complexity required by the Welborne Plan.

OPTIONS AVAILABLE TO THE COUNCIL

15. Officers have considered what options are available to the Council in order to achieve the timely comprehensive development of Welborne.
16. One option is to encourage and support the submission of a planning application by the site promoter which is considered to have sufficient control over the land and has continued dialogue with the Council. However, there are considerable challenges for any such application. Firstly, any application would appear to be contrary to development plan policy which seeks the comprehensive development at Welborne. Secondly, any scheme on this land will need to be delivered in tandem with the improvement works to Junction 10 of the M27 motorway and the land required is not in the promoter's (nor the same landowner's) control, hence why the deliverability of any scheme is called into question. Thirdly, this land is essentially 'landlocked' and requires access through other land to support the necessary road network and movement through the area.
17. Another option is to wait until the land ownership issues on the other principal landowner's land have been resolved and encourage a joint application. Whilst this goes to some extent to addressing the policy position of seeking comprehensive development, it would not be able to address the anticipated problem of assembling all necessary land for the improvement works to Junction 10 of the M27 motorway, nor is there any indication or certainty when and if such a scheme would come forward, let alone be delivered by the site promoters given their development experience and financial backing.
18. The concerns relating to site assembly and deliverability of a comprehensive scheme, which includes the improvement works to Junction 10 of the M27 motorway, has led officers to consider the merits of selecting a development partner to develop the entirety of the scheme under a form of development agreement, whilst seeking to acquire the necessary land through agreement or by compulsory purchase with the costs met by the development. There are a number of benefits to this approach:
 - i. the development partner would be contractually bound to deliver homes. In contrast, even if a developer obtains planning permission, delivery is not capable of being enforced and there is limited ability through planning to compel delivery;
 - ii. it would secure comprehensive development and allow the Council to drive forward delivery to secure quality, programme and objectives that are compliant with the high level policies of the Welborne Plan;
 - iii. the selection process would test a development partner's credentials, its experience and ability both to raise the necessary finance as well as to promote a masterplan acceptable to the Council;
 - iv. with numerous smaller landholdings within the area and two site promoters who have not progressed any scheme to date, if negotiations are ultimately unsuccessful with those owners, exercising the Council's compulsory purchase powers would overcome the problems of land assembly to secure comprehensive development, and those anticipated in relation to the improvement works to Junction 10 of the M27 motorway;
 - v. the Council's costs relating to the Compulsory Purchase Order (CPO) could be met by the development partner as a condition of its appointment.

19. Disadvantages with the approach exist: there will be a significant period of time needed for the selection process of a development partner and the promotion of a Compulsory Purchase Order and elements of risk remain with both stages.
20. On balance, in the circumstances, officers consider the proposed development strategy set out in paragraph 18 to be the most appropriate with the best chances of successfully delivering homes in the Welborne area within a reasonable timescale. Members will be aware that land ownership and site promoters can change and officers will keep the strategy under review with the objective of delivery of homes in Welborne remaining key. If any circumstances change which warrant a change in or reconsideration of the development strategy, the Executive will be updated accordingly.
21. With this strategy in mind officers have begun a process of dialogue to inform the various Welborne Plan area landowners and site promoters. It is expected that dialogue with the landowners, and the one site promoter which has shown sufficient control over its developable land, will be maintained during the course of procurement activity and the formulation period of the CPO process in an effort to reach an agreement and potentially work collaboratively through to delivery; this is consistent with Government guidance on the compulsory purchase process. This twin-track approach is considered the best means of the Council taking the delivery forward.

NEXT STEPS

22. There are a number of significant steps required to be taken to achieve the delivery of a comprehensive policy compliant scheme in the timeframe anticipated in the Welborne Plan through the development strategy. These are:
 - i. there will need to be an appropriate selection process of a development partner culminating in the Council and the development partner entering into a development agreement;
 - ii. the development partner will submit and the Council (as Local Planning Authority) will determine a planning application; and
 - iii. the Council, and, when selected, the development partner will seek to acquire land by private treaty, but, failing that the Council will need to exercise its compulsory purchase powers.

SELECTION OF A DEVELOPMENT PARTNER

23. Executive approval is sought to authorise the Director of Planning and Regulation to commence the necessary work to prepare for and undertake an appropriate selection process for a development partner. This preparatory work will involve amongst other things assessing the infrastructure requirements, the property costs and the viability of a potential scheme, undertaking soft market testing, appointing specialist legal advisors, and preparing a specification and the objectives, milestones and deliverables required from the development partner.
24. The selection process is envisaged to last approximately 12 months, resulting in a development partner entering into a development partner contract and potentially other related contracts. There will be a need to determine the appropriate structure for the arrangement with the development partner following and informed by the soft market testing exercise.

25. The selection process will enable the Council to appoint a developer with a proven track record with appropriate financial backing to support the costs of development.
26. It will also enable the Council, with input from other relevant public sector organisations, to shape the nature of the development and to drive up quality during the selection process such that the Council will be able to secure the pace of delivery to ensure that the vision for Welborne is delivered and accords with the Welborne Plan.
27. In preparing the specification, objectives and deliverables, the Council will have to find a balance between being too prescriptive and thus discouraging bidders and ensuring that an acceptable and viable scheme will come forward and be delivered within an appropriate timeframe.
28. Contracting with a development partner following a suitable selection process will ensure that the Council is best positioned to oversee the delivery of Welborne.

Progression of Planning Application

29. In order to achieve comprehensive development, officers would envisage the application for planning permission (prepared and submitted by the Council's selected development partner) to seek comprehensive residential-led mixed use development including the provision of:
 - i. up to 6000 homes, 30% of which will be affordable;
 - ii. 97,250 sq. metres of new office, light industrial and warehouse floorspace;
 - iii. an 'all-moves' Junction 10 on the M27 motorway;
 - iv. one new secondary school and three new primary schools;
 - v. Bus Rapid Transit to serve the new community;
 - vi. new district and local centres containing a range of local shops and services;
 - vii. new community space and health facilities; and
 - viii. a significant quantum of open greenspace, play areas, allotments and sports facilities.

PROGRESSION OF COMPULSORY PURCHASE ORDER

Extent of Land Subject to the Compulsory Purchase Order

30. The boundary of the land which will be subject to the Compulsory Purchase order will continue to be refined as detailed plans are drawn up and land is acquired by agreement. At this stage, it should be considered as that area of land, which is required to deliver the objectives of the Welborne Plan, as set out in the attached plan at Appendix C.

Acquisition of Land by Agreement

31. Officers have identified 3 residential properties within the Welborne plan area whose owners have intimated a desire to sell their properties at the earliest opportunity. Accordingly, and in line with Compulsory Purchase Order guidance, the Council has sought to negotiate the purchase of these properties. The Executive is requested to approve and authorise the Director of Finance and Resources to purchase those properties on the terms as indicated in the exempt Appendix B. Whilst these properties will be purchased and held by the Council for planning purposes relating to and enabling development at Welborne, and thus avoiding the need for a CPO in respect of the owners' rights in respect of their property, the financial implications and how the

residential units can be utilised until they are required for development have been considered and are of relevance.

Justification for the Compulsory Purchase Order (CPO)

32. The Council is able to make a CPO to acquire land and interests in land to bring forward development in its area using, amongst other powers, the powers under s.226(1)(a) of the Town and Country Planning Act 1990 (as amended). This power is designed to facilitate development projects and is considered the most appropriate power available to the Council. To apply, it must be considered that the development is likely to contribute to the achievement of the promotion or improvement of the economic, social or environmental wellbeing of the area.
33. The Welborne Plan promotes the development of an integrated and sustainable community that incorporates high standards of sustainable design and which will have access to a range of local employment opportunities and social infrastructure. The Plan ensures that the development avoids or mitigates potential ecological and flooding impacts, respects and enhances the landscape qualities, incorporates significant areas of greenspace and provides a range of sustainable and improved transport measures.
34. The recently approved Welborne Design Guidance Supplementary Planning Document sets out key requirements expected as part of proposals coming forward in the Welborne Plan area in order to progress certainty for co-ordinated delivery of the vision for a comprehensive development.
35. Recent Government Guidance (October 2015) updates and replaces previous guidance from 2004 and sets out the stages and process for CPOs. The guidance sets out that a CPO should only be made where there is a compelling case in the public interest and the purpose for which the CPO is made justifies the interference with the human rights of those affected.
36. The guidance also advises that resource implications for the proposed scheme need to be addressed, as well as a programme for delivery of infrastructure and remedial works and obtaining consents such as planning permission. The ability to deliver such a comprehensive scheme, on the scale needed at Welborne, will be at the forefront of the process of seeking a development partner.
37. In the circumstances and for the reasons set out above, it is considered that the Council will be able to demonstrate a compelling case that the acquisition of land in the Welborne area will be in the public interest.

PROMOTION OF M27 JUNCTION 10 IMPROVEMENT

38. Securing the remodelling improvements to Junction 10 of the M27 in order to both service the Welborne development, but also to realise its considerable economic benefits to the wider region, is critical to success. As such, Junction 10 is regarded as an integral part of the whole Welborne development scheme and not regarded as a discrete 'stand-alone' project.
39. It is proposed that the Council act as the promoter of the Junction 10 scheme until a development partner is appointed. Hampshire County Council and Highways England are supportive of this approach. The Council continues to be grateful to the Solent LEP for securing a Local Growth Deal allocation of £14.9m (which is currently being retained by the DfT) to contribute to the preparation and construction of an improved Junction

10, with the remainder of funding of circa £20m to be secured through developers S106 Agreement contributions.

40. The timing of the submission of the highways planning application will be linked directly to the timing of the submission of the application/s for the development of the Welborne site as a whole, which will be dependent upon the timing of the completion of outstanding work on master-planning including the preparation of a Structuring Plan, an Infrastructure Delivery Plan and a Phasing Plan.

TIMESCALES TO DELIVERY

41. As set out above, the process for selecting a development partner is expected to take approximately 12 months. One of the aims relating to the selection process will be to ensure that a planning application is made within a reasonably short period after the development partner is selected. The determination of a planning application of this scale is envisaged to take 6 months. In the event that it is considered that the Council will have to make a Compulsory Purchase Order in respect of land, planning permission will have to be in place or a scheme sufficiently advanced to justify the Compulsory Purchase Order. The Compulsory Purchase Order process from making the Order to the Secretary of State confirming the Order could take in the region of 12 to 18 months.
42. The three main elements to the Welborne project, selection of development partner, planning and compulsory purchase (if necessary), should not be considered as separate and distinct from each other as each are interrelated and processes will overlap where appropriate and feasible. A High-Level Programme Timeline for the Welborne project from Executive decision to start on site is set out in Appendix A.

REVIEW OF GOVERNANCE ARRANGEMENTS

43. Given the strong ambition of the Council to move rapidly from Welborne conceptualisation to hard delivery; it is also timely to undertake a full Governance Review to enable this critical transition. It is important to note that successful delivery of Welborne will be reliant on many key interested parties from across the public, private, and community and voluntary sectors working collaboratively for many years and, as such, it is critical that we have the most effective governance arrangements in place to facilitate this.
44. Critically, we will be seeking to develop a governance structure and collaborative ways of working that are fluid and dynamic in nature with a clear focus on action and delivery. To ensure that we get the governance right, we will be looking at best practice governance arrangements for large scale, place-making schemes from across the country and any lessons they have learnt. In addition, we will be seeking the thoughts and input from our key partners and their experiences elsewhere in this process. Ultimately, through our governance arrangements, we want all our partners to commit to not only championing Welborne but also to delivering it. Executive and / or Council approval to the outcome of the governance review will be sought as appropriate.

LEGAL IMPLICATIONS

45. The Council has the power to do anything necessary, (subject to any restriction or condition contained in any other enactment) to promote and secure the comprehensive development of the Welborne area in accordance with Section 1 of the Localism Act 2011 (the General Power of Competence), the Town and Country Planning Act 1990, the Local Government Act 1972 and a variety of ancillary and subordinate legislation relating to the functions of the Council.

Human Rights and Equalities

46. A comprehensive procurement process will be undertaken to secure the delivery of the development together with compliance with the appropriate statutory land acquisition and planning powers and duties. The process will be subject to compliance with the Equalities Act 2010 both in terms of accessibility to the procurement processes themselves and of the implementation and delivery of the Welborne Plan. Proposals will be thoroughly impact assessed at each stage of the development and compliance built into the obligations required of any development partner selected to deliver the proposals.
47. Article 1 of the First Protocol of the European Convention on Human Rights protects the peaceful enjoyment of possessions (including land). The Convention states that no one shall be deprived of their possessions except in the public interest and otherwise as provided for by law. The Compulsory Purchase process enshrined in UK legislation has been found to be Human Rights Act - and Convention - compliant where the powers are exercised reasonably and where necessary to secure the control and use of property in the public interest. It is considered necessary to secure the comprehensive redevelopment of the Welborne area in order to secure social, environmental and economic benefits for the wider community in the Fareham area that would not otherwise be possible by piecemeal acquisition and development, and to achieve delivery of the site within the timescales necessary to secure the delivery of comprehensive levels of affordable housing in the local area. Wherever possible, the Council will seek to acquire land by agreement or through the Council's development partner, however, the ability to compulsorily purchase land to secure development of Welborne remains a lawful and appropriate/necessary option in the circumstances.

Development Partner Selection Process

48. The selection of a preferred developer will be procured in accordance with all prevailing UK and EU public procurement law and the Council's own Constitutional requirements in this regard.

Compulsory Purchase Order – Making the Order

49. The making of a Compulsory Purchase Order is a function which the Executive may exercise.
50. Initial research points to the powers under Section 226 of the Town and Country Planning Act 1990 of most relevance in this case. This legislation enables a Local Authority to exercise its compulsory purchase powers:
 - i. if it considers that acquiring the land in question will facilitate the carrying out of development, redevelopment, or improvement on, or in relation to, the land being acquired (s.226(1)(a)); and
 - ii. provided that it considers that the proposed development, redevelopment or improvement is likely to contribute to achieving the promotion or improvement of the economic, social or environmental well-being of its area (s.226(1A)); and
 - iii. in respect of any land adjoining the primary land which is required for the purpose of executing works for facilitating its development or use (s.226(3))
51. The Council must therefore be satisfied on counts (i) and (ii) above when, and if, in due course it comes to make a resolution to make an Order.

52. The Executive is asked to consider in principle the justification for the use of a Compulsory Purchase Order and associated powers for the purpose of facilitating the comprehensive development in the Welborne area necessary to deliver the vision for Welborne and to secure the objectives of the Welborne Plan which overall will make a major positive contribution to the economic, social and environmental well-being of the Fareham area.

Compulsory Purchase Order – Confirmation of Order and Acquisition of the Land

53. If, following consideration of a further detailed report, the Executive resolves to make a Compulsory Purchase Order (CPO), the Order must be submitted to the Secretary of State for confirmation, notified to those persons affected by it and advertised in the local press.
54. Any party who wishes to object to the making of a CPO at that point would have 21 days within which to do so from the date of notification. All statutory objectors have a right to be heard at a Public Inquiry although it is possible for the Secretary of State to deal with objections in writing. Although any Inquiry will be held on the earliest possible date, typically this could be 6 months after submission of the Order to the Secretary of State.
55. The Council cannot exercise its compulsory purchase powers until such time as the Compulsory Purchase Order has been confirmed by the Secretary of State or the Secretary of State permits the Council itself to confirm the Compulsory Purchase Order.
56. Following confirmation of a Compulsory Purchase Order the Council has 3 years within which to exercise the CPO powers. Qualifying interest owners will be entitled to compensation, the quantum of which will be assessed in accordance with the compensation code – established by the relevant Acts of Parliament, Statutory Instruments and decided case law.
57. Once the interests included in the CPO have been acquired, the site will benefit from the operation of Section 237 of the Town and Country Planning Act 1990, which (subject to the payment of compensation) overrides all existing third party rights that could prevent the development or use of the land from proceeding. The costs of compensation will be limited to the statutory basis as provided by section 237 of the 1990 Act (as amended).

FINANCIAL IMPLICATIONS

58. There are significant financial and resourcing implications arising from the proposals in this report, and it will be appropriate to prepare a detailed programme of work and resourcing plan to take the process forward.
59. The initial estimate of the work suggests that the process could require revenue expenditure of between £1m-£2m, depending on the scale and extent of the work that is undertaken. These costs would comprise a range of programme management and technical expertise (for example around development feasibility and land valuation, legal, strategic communications, external funding, etc.) needed to progress the overall Welborne project, as well as the developer partner procurement and compulsory purchase activity.

60. It is, however, anticipated that the work programme will comprise a series of stages where the Council can decide whether to continue with its approach, or adapt it according to the circumstances at the time. These “gateways” are important safeguards, as they will allow the Council to mitigate the financial implications, if necessary.
61. In order to progress both the initial work outlined in the High-Level Programme Timeline (set out in Appendix A) and prepare a detailed programme of work and resourcing plan, initial funding of up to £100,000 will be necessary, and this will be met from the Council’s working balances reserve. Further expenditure will be subject to the Executive agreeing a detailed programme budget later this year, and it is anticipated that this would also be met from the working balances reserve.
62. The funding available within the Working Balance Reserve is up to £1.28m, and should this be fully used, further expenditure would need to be subject to the normal budget setting process for the Council.
63. In order to acquire the properties identified in the confidential Appendix B, capital expenditure of approximately £1.8million will need to be made available to be spent in the 2016/17 financial year. This will need to be funded through borrowing.
64. Should a subsequent resolution to proceed with a draft Compulsory Purchase Order be agreed by the Council then there will be expenditure incurred in the acquisition of the land and properties affected. This has yet to be fully valued but full financial details will be made available prior to making the Order, and in addition, the Council will secure an appropriate indemnity from its development partner to fully mitigate all costs arising.
65. Whilst the costs identified within this report are fully funded through internal resources, every effort will be made to secure external funding as part of the procurement of the development partner and through other external sources. This will enable internal resources to be protected where possible.

RISK ASSESSMENT

66. The potential strategic risks arising from the Compulsory Purchase Order process to accelerate delivery of the Welborne project, such as negative publicity, have been weighed against the reputational risks to the Council of being perceived as doing nothing which in turn could be regarded as a lack of Council leadership and / or ambition to the realisation of the Welborne vision.
67. Whilst in the short term, the let’s do nothing or let’s give everyone more time option might seem attractive, but in the long term it is a false economy. As such, Officers have plans in place to mitigate the potential strategic risks whilst also seeking to further demonstrate the Council’s ambition and commitment to Welborne.

CONCLUSION

68. It is recommended that the Executive approves the new development strategy to secure the comprehensive development of the Welborne area through a land acquisition and development partner approach. Approval will also send a clear signal of the Council’s over-riding ambition and commitment to the realisation of the Welborne vision to all interested parties including landowners, site promoters, developers, investors, service providers and the local community.

Enquiries: For further information on this report please contact Richard Jolley. (Ext 4388)



Appendix 6

Critique of other comparable site against the refining points: -

HA1 Warsash	<ul style="list-style-type: none"> • Greenfield, • loss of green wedge, • 700 houses is a significant number of houses in one area especially considering the recently (last 4 years permitted 300 plus houses just to the north of the proposed allocation • Has the capacity of junctions at Park Gate been considered? • No options for bus rapid service • 8 different site owners which questions deliverability, • Ecology implications • Has not had regard to recent permissions (since 2012) for approx 300 houses.
HA2 Peel Common	<ul style="list-style-type: none"> • Greenfield • The site is within the existing/proposed strategic gap • This is an urban extension to Gosport not Fareham • Access – relies upon a new roundabout not planned as part of the new road • 4 different site owners which questions deliverability • Vehicle movements • Paragraph 6.6.2 and 6.6.3 of the SEA clearly indicate the negative visual impact of the development <ul style="list-style-type: none"> ○ 6.6.2 <i>Although the Draft Plan in general and proposed policies SP5 and SP6 in particular direct development towards the existing defined settlement boundaries and areas of lower landscape sensitivity, some of the site proposals are nevertheless predicted to lead to negative effects on landscape character.</i> ○ 6.6.3 <i>The Newgate Lane South cluster is within the Woodcot - Alver Valley Local Landscape Character Area (LLCA) 8.1a and is typified by open coastal plain arable fields with weak structure, and is within the Stubbington - Fareham Strategic Gap. The Landscape Character Assessment (LCA) concludes that the site is of high sensitivity (moderate to high value, and high susceptibility to change), mainly because of its openness, rural agricultural character, absence of prominent urban features, and position on the coastal plain. However, its value is likely to be adversely affected by the southern section of the proposed Newgate Lane to Peel Common Roundabout link road.</i>

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	<p><i>Significant development in addition to the road scheme is likely to permanently alter the area's character to urban, and lead to increasing coalescence between the settlements of Fareham and Gosport.</i></p> <ul style="list-style-type: none"> • Paragraph 5.2.4 of the SEA states <ul style="list-style-type: none"> ○ <i>Options 2E and 2F introduced a new greenfield cluster at Newgate Lane where there are significant concerns regarding settlement separation and the capacity of the landscape to accept additional development, although the planned new relief road (not a proposal of the Local Plan) in this area was already expected result in negative effects</i> <p>Smells from the sewage works</p>
HA3 Segensworth Road	<ul style="list-style-type: none"> • Visual impact • Isolated from any shops • Pedestrian and cycle access very difficult to achieve • Relies upon new access onto Southampton road if not straight onto Segensworth Road adjacent to the roundabout • This is not considered to be an urban extension • Noise • 5 different site owners which questions deliverability
HA4 Downend	<ul style="list-style-type: none"> • Greenfield • Visual impact • Access • Impact on Downend Road and 27 junction • Breaches a natural buffer between the countryside and the railway • Paragraph 6.6.4 of the SEA clearly indicates the negative visual impact of the development ○ <i>6.6.4 The Portchester Downend site is within the Portsdown LLCA 11.3c and is typified by open arable downs of fringe character, forming an area of 'captured' farmland bounded by roads (including the M27), railway and urban areas. The LCA concludes that the area is of lower sensitivity, although the middle and upper slopes are visible in the far distance from over 1km to the south. There is better scope to accommodate new development outside of the site to the south by locating it towards the lower part of the slope (maintaining a sense of green backdrop along the skyline) and through new planting to reinstate former field boundaries and landscape features (e.g. belts of</i>



	<p>trees and copses) to break up and provide screening of development in views from the south. Nevertheless significant effects are likely, both during construction and through impacts on the setting of Portchester.</p> <ul style="list-style-type: none"> • Paragraph 6.9.4 of the SEA states <ul style="list-style-type: none"> ◦ Impacts of greater significance arise where a combination of factors could affect multiple sensitive receptors. For instance, the site at Downend Farm (Portchester) partly overlaps with the Down End Quarry historic landfill and localised soil contaminants are possible.
HA8 Pinks hill	<ul style="list-style-type: none"> • Relies upon significant access improvements to Pinks Hill • Visual impact of the site • The site is remote from shops and facilities. • Area not suitable for cycling and pedestrians • Noise from the motorway and the access road. • Breaches a natural buffer and therefore not a logical urban extension
HA 10 Funtley Road south and FA18 Funtley road north	<ul style="list-style-type: none"> • The site is remote from shops and facilities • Access along Funtley Road due to parked cars • There are limited footpaths • Not a logical urban extension. The development to the west of the railway bridge was to replace a non-confirming commercial site. It was never planned as extension to the village. • Significant visual impact especially to the south • Page 19/38 of the HLA states that Funtley only meets 3/10 on sustainability however this is seen to be a minor significance
HA15 and HA26 Beacon Bottom	<ul style="list-style-type: none"> • Greenfield • Capacity of junction with Botley Road • How can this be a logical extension of the urban area
HA17 Botley Road	<ul style="list-style-type: none"> • In relation to Rookery Farm, Botley Road is seen as boundary between differentiating the settlement on that basis how can this site be a logical extension of the urban area



Phase I Environmental Site Assessment

Rookery Farm, Botley Road, Swanwick, Hampshire,
SO31 1BL

289128.0001.0000

November 2017

Prepared For:
Raymond Brown Minerals and Recycling Limited

Prepared By:
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Quality Control

Client Name:	Raymond Brown Minerals and Recycling Limited
Project Name:	Rookery Farm
Project No.:	289128.0000.0000
Document Title:	Phase I Environmental Site Assessment
Date:	November 2017

Version:	Draft	Final		
Prepared by:				
Reviewed by:				
Approved by:				

Table of Contents

Executive Summary	2
1.0 Introduction	2
1.1 Purpose.....	2
1.2 Proposed Development	2
1.3 Scope of Services	2
1.4 Significant Assumptions	2
1.5 User Reliance	3
2.0 Site Description	3
2.1 Overview.....	3
2.2 Subject and Surrounding Area.....	3
2.3 Current Use and Ownership of the Subject Site.....	3
2.4 Existing Structures and Roads on the Subject Site	3
3.0 Review of Publicly Accessible Information.....	5
3.1 Environmental Setting	5
3.2 Environmental Regulatory Database Review	6
3.3 History of the Site and the Surrounding Area.....	8
3.4 Previous Environmental Assessments, Investigations or Remediation	11
4.0 Site Reconnaissance.....	13
4.1 Methodology and Limiting Conditions	13
4.2 General Site Setting and Observations	13
4.3 Environmental Management	14
4.4 Hazardous Substances and Petroleum Products Storage.....	14
4.4 Underground Storage Tanks (UST)	14
4.5 Waste Management.....	14
4.5 Water and Wastewater	14
4.6 Evidence of Spills, Staining or Corrosion on Floors or in External Areas.....	15
4.7 Non-Natural Mounds or Depressions, Excavations and Fill	15
4.8 Asbestos Containing Materials (ACM)	15
4.9 Polychlorinated Biphenyls (PCB)	15
4.10 Ozone Depleting Substances (ODS).....	15
4.11 Radioactive Materials	15
4.12 Invasive Species	15
4.10 Summary of Site Walkover Observations	15
5.0 Preliminary Environmental Risk Assessment.....	17
5.1 Conceptual Site Model	17
5.2 Inputs.....	17
5.3 Conceptual Site Model	18
5.4 Other Property Related Environmental Issues	21
6.0 Conclusions	22
6.1 Findings.....	22
6.2 Summary of Environmental Risk	22
5.3 Recommendations	22

Table of Contents: Annexes

Annex A: Figures

Annex B: Envirocheck Report

Annex C: Photographic Records

Executive Summary

TRC Companies Limited (TRC) was commissioned by Raymond Brown Minerals and Recycling Limited (the 'Client') to undertake a Phase I Environmental Site Assessment (ESA) for their property located at Rookery Farm, Botley Road, Swanwick, Hampshire, SO31 1BL (hereafter referred to as the 'Site').

This Phase I ESA has been commissioned to highlight environmental considerations, predominantly with respect to ground conditions at the Site, which will be used to support future planning applications for the proposed development. The proposed redevelopment comprises residential end use across the area currently occupied by aggregate recycling operations, whilst the former landfill area will be designated as open public land.

The Site is approximately 20 ha in area and comprises an inert waste washing plant and former inert landfill. The Site is centred on National Grid Reference 451290, 109180. It is located approximately 300m northwest of Swanwick train station within a triangle of land formed by the M27, Botley Road (A3051) and Swanwick Lane. The Site is accessed off Botley Road.

The Site was acquired by the Client in 1999 and comprises the following land uses:

- **Aggregates Recycling** - the aggregates recycling operations are located in the northern part of the Site and comprise crushing and screening of imported inert construction derived materials. At the time of writing, the aggregates washing plant is undergoing decommissioning and removal from Site and should be fully removed by the end of 2017. The Site is permitted to handle 140,000 tonnes per annum, but is currently operating at approximately half that volume.
- **Restored Landfill** – the southern half of the Site contains a restored inert landfill. The landfill was first permitted in the early 1980's, but is now closed and fully restored. The landfill is a land raise type construction with steep sides and an upper surface that is approximately 10-14m above the operational area. The Client reports that the landfill received approximately 1 million tonnes of inert waste during its operation.

Prior to the current land use, the Site was owned by Rookery Farm and used for agricultural purposes which were primarily orchard use.

TRC consider that the environmental setting is of low to moderate sensitivity. The underlying geology comprises London Clay from near surface, which is classified by the Environment Agency (EA) as Unproductive Strata. The Site is not located within an EA designated Source Protection Zone and there are no potable groundwater abstraction consents recorded within a 500m radius. There are surface water ponds on the eastern and western boundary and a culverted drainage ditch/stream running through the Site.

TRC considers the operational area of the Site to be generally low risk with respect to contaminated land liability. The Site is situated on London Clay Formation from near surface and the operations appear to have limited potential for contaminant release. Use of hydrocarbon fuels, oils and grease is limited to plant fuelling and maintenance operations and has limited potential for site wide release.

TRC consider that potential risks to the proposed development will be mitigated through the development design features such as placement of capping in gardens and landscaping (currently required for growing medium) and the presence of hardstanding in building footprints and highways. Ground gas mitigation could also be engineered into the building design if required.

The landfill was operated as an inert landfill and is fully restored. Environmental data show no significant contamination within the leachate and no significant concentrations of ground gas. There are noted hotspots of ground gas at monitoring locations within the centre of the landfill mass.

Potential for leachate and ground gas migration is limited given that the landfill is situated on London Clay and raised above ground. Leachate is managed through drainage, which is fenced and isolated from

unauthorised persons. Any future development surrounding the landfill should appraise and consider potential ground gas risks to ensure that appropriate mitigation measures are incorporated into the development design.

The landfill slopes are steep and well vegetated. Slope failure has been observed in the past (early 2000s) and the Client has commissioned specialist engineers to undertake assessments and remedial work. There is an ongoing programme of routine inspections.

Future development should consider and mitigate risks of slope instability and potential impact to the proposed development. The development design should consider the distance of proposed properties from the slopes and potential slope hazard. The development design should incorporate detailed methodologies and design for slope engineering to stabilise and mitigate future risk of movement. Likely engineering solutions would include re-engineering of slopes to reduce slope angles and / or vegetation based stabilisation, reinforced soil structures, piling or retaining walls.

Proposed open public land use on the restored landfill presents no significant contaminant linkage. The restoration observed at the property includes capping and segregation layers. Drainage channels that may contain leachate are fenced and isolated from third parties thereby removing potential risk pathways.

This Executive Summary is part of this complete report; any findings, opinions, or conclusions in this Executive Summary are made in context with the complete report. TRC recommends that the user reads the entire report for all supporting information related to findings, opinions, and conclusions.

1.0 Introduction

1.1 Purpose

TRC Companies Limited (TRC) was commissioned by Raymond Brown Minerals and Recycling Limited (the 'Client') to undertake a Phase I Environmental Site Assessment (ESA) for their property located at Rookery Farm, Botley Road, Swanwick, Hampshire, SO31 1BL (hereafter referred to as the 'Site').

This Phase I ESA has been commissioned to assess the environmental condition of the property, predominantly with respect to ground conditions at the Site. The purpose of this assessment is to evaluate potential environmental constraints that may affect development proposals for a predominantly residential end use.

The Site location plan is presented as Figure 1 in Annex A.

1.2 Proposed Development

It is understood that the Client is promoting the Site for inclusion within the Fareham Borough Council (FBC) local plan. The redevelopment proposals comprise the redevelopment of the existing operational area of the Site for residential purposes comprising 250 dwellings with public open space on the former landfill area.

1.3 Scope of Services

This report presents the findings of an assessment based on the following information:

- Desk based assessment of historical uses of the Site and surroundings;
- Evaluation of current use and condition of the Site through site walkover and interviews with key site staff;
- Desk based assessment of environmental setting in terms of geology, hydrogeology, hydrology and surrounding land uses;
- Review of relevant publically available environmental records.

The Environmental Desk Study assessment was conducted with due regard to the following guidance:

- The National Planning Policy Framework.
- BS5930 (2015) Code of Practice for Ground Investigations; and,
- BS1075 (2013) Investigation of Potentially Contaminated Sites – Code of Practice;
- Contaminated Land Report (CLR) 11 Model Procedures for the Management of Land Contamination

1.4 Significant Assumptions

This report presents TRC's observations, findings, and conclusions as they existed on the date that this report was issued. This report is subject to modification if TRC becomes aware of additional information after the date of this report that is material to its findings and conclusions.

The reliability of information provided by others to TRC cannot be guaranteed to be accurate or complete. Performance of this Phase I ESA is intended to reduce, but not eliminate, uncertainty of environmental conditions associated with the subject site; therefore, the findings and conclusions made in this report should not be construed to warrant or guarantee the subject site, or express or imply, including without limitation, warranties as to its marketability for a particular use. TRC found no reason to question the validity of information received unless explicitly noted elsewhere in this report.

1.5 User Reliance

This report was prepared for Raymond Brown Minerals and Recycling Limited. Reliance on the Report by any other third party is subject to requesting and fully executing a reliance letter between TRC and the third party that acknowledges the TRC Standard Terms and Conditions with the Client, to the same extent as if they were the Client thereunder.

TRC has been provided with information from third parties for information purposes only and without representation or warranty, express or implied as to its accuracy or completeness and without any liability on such third parties part to revise or update the information. Where reliance has been provided by third parties to potential purchasers this is noted in our report.

2.0 Site Description

2.1 Overview

The Site is located at Rookery Farm, Botley Road, Swanwick, Hampshire, SO31 1BL.

The Site location is presented as Figure 1 in Annex A.

2.2 Subject and Surrounding Area

The Site is approximately 20 ha in area and comprises an inert waste washing plant and former inert landfill. The Site is centred on National Grid Reference 451290, 109180. It is located approximately 300m northwest of Swanwick train station within a triangle of land formed by the M27, Botley Road (A3051) and Swanwick Lane. The Site is accessed off Botley Road.

The Site is located in an area of countryside as defined in the adopted local plan. Land uses in the immediate vicinity include the following:

Table 1: Summary of Surrounding Land Use

Direction	Land Use
North	The Site is bound to the north by paddocks, rear gardens and residential properties along Swanwick Lane.
East	The Site is bound to the east by Botley Road and residential properties beyond.
South	The Site is bound to the south by the M27 motorway.
West	The Site is bound to the west by areas of undeveloped countryside land and the M27 motorway beyond.

The Site has an average elevation of approximately 40m above Ordnance Datum (aOD) within the operational area and 45-50m AOD on the raised landfill area.

2.3 Current Use and Ownership of the Subject Site

The Site currently comprises an operational aggregates recycling facility and closed inert landfill. It is owned by the Client.

The Site is accessed off Botley Road. The haul road leads to an entrance area comprising the site offices, welfare and weighbridge office, weighbridge and staff car parking. The operational aggregates recycling facility is located down the haul road within a topographic bowl formed by the restored landfill to the south and an environmental screening bund to the north.

The aggregates recycling operation comprises import, crushing and screening of waste construction derived materials and export of recycled aggregate. The aggregates washing plant is no longer operational and undergoing decommissioning and removal from Site.

2.4 Existing Structures and Roads on the Subject Site

The Site is accessed via Botley Road. The main haul road runs down to the operational area via the weighbridge. Traffic within the operational area is directed in a circular hauling route to facilitate safe tipping and collection of materials.

There is a secondary access point located on the southern boundary beyond the landfill. This facilitates access to the Site from land to the south beyond the railway and motorway via a dedicated bridge. It is understood that this may have been part of a western relief road. The Client reported that this access was sealed to prevent unauthorised access.

There are unsealed tracks leading to the upper section of the restored landfill. These routes appear informal and accessible by four wheel drive or tracked vehicles only.

The site offices and welfare are the only occupied buildings at the Site. These are portacabin / container style units. Two storage containers are located within the operational area.

The aggregates washing plant is located in the centre of the operational area of the Site and is undergoing decommissioning and removal from Site.

There are no other structures identified on the Site.

3.0 Review of Publicly Accessible Information

3.1 Environmental Setting

The environmental setting of the Site can influence the susceptibility to, and relative magnitude of, environmental impacts and liabilities associated with on and off-site sources of contamination. The following section presents a summary of environmental reviews conducted via publically available records.

3.1.1 Geology and Hydrogeology

British Geological Survey (BGS) geological mapping and Environment Agency (EA) hydrogeological mapping indicate the following geological progression beneath the Site:

Table 2: Summary of Geology and Hydrogeology

Geology	Geology Description	Aquifer Status	Aquifer Description
London Clay Formation	Clay	Unproductive Strata	These are rock layers or drift deposits with low permeability that have negligible significance for water supply or river base flow.

There are no published borehole records within the Site area. However, there are numerous record entries in close proximity, particularly along the southern boundary where borehole records are held for the M27 motorway. These records show that London Clay is present from the surface, but the clay thickness was not proven.

The database hold one deep borehole record dated for a Site located approximately 250m south of the southern Site boundary. The borehole, drilled in 1904, proved that the London Clay was approximately 112ft (circa 34m) thick, underlain by Reading Beds (defined by BGS as an interleaved red and variegated clays and sands). The Reading Beds had a proven thickness of 113ft (circa 34m) and were in turn underlain by Upper Chalk (thickness unproven).

The database indicates that there is one groundwater abstraction located within a 500m radius of the Site. The consent is for the abstraction of groundwater from a single location for horticultural uses. The permit is held for a site located 398m north of the Site.

The Environment Agency website indicates that the Site is not located within a groundwater Source Protection Zone.

3.1.2 Coal Mining

The database indicates that the Site is not within an area affected by coal mining.

3.1.3 Radon

BGS records indicate that the Site is located within a low probability radon area, as less than 1% of homes are above the action level. On this basis, the BGS states that “no radon protective measures are necessary in the construction of new dwellings or extensions”.

3.1.4 Hydrology

Historical mapping records show that the Site drains to the west to the River Hamble approximately 1.5km west of the Site. Prior to the current land use a stream previously flowed from the approximate location of Rookery Farm across the Site in an east to west orientation.

Mapping records and Client provided information confirmed that the stream has been culverted and flows beneath the operational area of the Site from a pond just off the north-eastern boundary with Rookery Farm to a settling pond located on the western boundary. The Client reported that this pond is designed to overflow to a secondary holding pond and culvert beneath the M27 motorway. The Client noted that the pond has never flooded.

TRC note that aerial images for the Site show a small pond in the centre of the Site located in close proximity to the washing plant. The Client noted that this is a holding pond and hydraulically isolated from surrounding ground and culverts.

The EA records indicate that the Site is in Flood Zone 1 and has a low probability of flooding.

No surface water abstractions are identified within a 500m radius of the Site.

3.1.5 Sensitive Land Uses

The Site is located within a mixed light industrial, commercial and agricultural land use area. Environmental database records indicate that the Site lies within the Hamble Estuary Eutrophic Nitrate Vulnerable Zone (NVZ).

3.1.6 Summary of Site Sensitivity

The Site is considered to be of low to moderate environmental sensitivity, based on the following key factors:

- The published geology indicates that the Site immediately overlies the low permeability strata of the London Clay Formation.
- The EA has classified the London Clay Formation as an Unproductive Strata. The Site is not located within an EA designated Source Protection Zone (SPZ) and there are no potable water groundwater abstraction consents recorded within a 500m radius.
- Surface water features at the Site comprise ponds on the east and western boundaries and a culverted stream, which links the two features.
- The Site lies within a NVZ.

3.2 Environmental Regulatory Database Review

The following environmental data has been obtained from a Landmark Envirocheck Report (Annex B), which includes a search of databases held by regulatory bodies including the EA, BGS, the Department for the Environment, Food and Rural Affairs (DEFRA), City, District and Borough Councils and County Councils. The table below summarises key features identified on-site and within the 500m search radius.

Table 3: Summary of Environmental Regulatory Database Review

Database	On-site	0-500m	Description
Contaminated land register entries	0	0	Not applicable (N/A)
Current registered landfills	1	1	Database records are held for the closed landfill present at the Site. It is noted that the landfill extends to the north of Site beyond the staff car park area near to the weighbridge. The Client confirmed that this former landfill area was outside of their area of ownership. Further details of the landfill are presented below this table.
Closed landfills	0	0	N/A

Database	On-site	0-500m	Description
Current registered waste transfer/ treatment facilities	1	1	<p>The database shows the following landfill and physical treatment facilities licences held by the Client for the Site.</p> <p>The database shows a dry cleaning facility located 348m southeast of the Site. The permit (ref: PG6/46) is held by Pressing Needs Limited.</p>
Closed waste transfer/ treatment facilities	0	0	N/A
Authorised industrial processes	1	0	The database entries note a permit held by the Client for co-incineration of hazardous waste (ref: MP3239BR, dated 9 th November 2015). The database shows that this was superseded by variation.
Licensed radioactive substances	0	0	N/A
Enforcements, prohibitions or prosecutions	0	0	N/A
Active Discharge consents	0	8	There are eight entries for discharge consents. The nearest consent is for a domestic site located 108m east. The consent is for a soakaway.
Pollution incidents	0	7	<p>The database records the following pollution incidents in the locality of the Site:</p> <ul style="list-style-type: none"> • Location 155m southeast – minor incident involving general biodegradable pollutant. Incident date 23rd April 1999; • Location 157m southwest – significant incident involving crude sewage including stream discolouration. Note relates to landfill/waste disposal site, but no further details provided. Incident date 11th October 1994; • Location 194m northeast – significant incident at Rookery Farm involving gas oil on pond and dead fish. Incident dates 16th September 1993; • Location 325m northeast – minor incident involving petrol on surface of water. Incident dated 1st October 1993; • Location 370m west – minor incident involving crude sewage. Incident date 26th September 1994; • Location 372m west – minor incident involving a foul sewer failure and release of crude sewage and sewerage material. Incident dated 16th September 1999; • Location 448m west – significant incident involving crude sewage from a blocked sewer. Incident dated 1st November 1995.

3.2.1 Landfill Permitting

As noted in Table 3 above, there is a closed inert landfill at the Site. The landfill covers the southern half of the property and extends to the north of the Site on land adjacent to the Site entrance, staff car parking and weighbridge.

The Client provided anecdotal information that noted that the owner of Rookery Farm was granted approval to establish the landfill around the time that the M27 was constructed. The records of landfill permits are summarised below:

The database records that the first landfill licence was held by J&W Landfill Limited (Ref: 10/30A) and was dated 16th November 1984. The licence details show that authorised wastes included construction and demolition wastes, excavated natural materials, foundry sand, road making materials, sands and silica. Prohibited wastes included biodegradable/putrescible waste, contaminated rubble, food waste, liquid/slurry/sludge, paper and cardboard, phenols, analogues/derivatives, poisonous, noxious, polluting wastes, special wastes and vegetable/processing waste.

The database shows that the above permit was superseded by permit reference 10/32, which was held by Leigh Environmental (Southern) Limited, dated 7th April 1988. This permit authorised disposal of inert wastes comprising construction and demolition wastes, highways maintenance wastes, sand, chalk, gravel and naturally occurring earth spoils. The schedule of prohibited wastes is similar to the above excluding degradable and contaminated materials and all fibrous forms of asbestos.

The database shows that the current operating permit reference FA 032A superseded the above on 11th May 1995 and is held by Raymond Brown Eco Bio Limited. In addition to the aforementioned approved wastes, this licence authorises the disposal of adhesive wastes, cork, cull, clays, pottery, china, enamels, ceramics, ebonite, kapok, kieselguhr, electrical fittings and fixtures, ferrous and non-ferrous metals, Hampshire Category A inert waste for recycling, natural manmade fibres, products of completed polymerisation, shot blast, boiler scale, iron oxide, hydrox and solid rubber. The prohibited wastes are generally as per previous licences and include degradable and contaminated materials.

3.3 History of the Site and the Surrounding Area

The history of development on the Site and immediate surrounding area was investigated with reference to historical Ordnance Survey (OS) mapping and aerial photographs. The findings are presented in subsequent sections below.

3.3.1 Historical Mapping

A summary of the development history of the Site and immediate surrounding area obtained from historic OS mapping and aerial photographs (Annex B) is detailed in the table below.

Table 4: Summary of Historical Mapping

Edition and Scale	On-site Activities	Off-site Activities (within ~ 250m)
1868 - 1871 (1:2,500 and 1:10,560)	The earliest available mapping shows the Site as undeveloped land.	<p>The Site is located within a predominantly rural / agricultural setting. Rookery Farm is present to the northeast of the Site as per its current location. Pond appears on mapping.</p> <p>An un-named road (now known as Botley Road) is present on the eastern boundary running in a north-south orientation.</p> <p>Well noted on an unnamed property to the east of road.</p>
1897 - 1898 (1:2,500 and 1:10,560)	The Site is covered in orchard type land use. Drainage streams shown running east to west.	<p>The orchard extends beyond the Site boundary surrounding Rookery Farm to the east and west.</p> <p>Yew Tree Farm now present to northeast of the Site.</p> <p>Netley and Fareham railway is present to the south of the Site boundary in its current location running in an east-west orientation. Track and bridge crossing present linking the Site to land south of the railway. Swanwick railway station is present on the map.</p> <p>Allotments and orchard located to the south of the railway.</p> <p>A clay pit is located to the south of Swanwick station near Beacon Bottom.</p>
1909 - 1910 (1:2,500 and 1:10,560)	No significant change, although part of an old clay pit is present extending into the southeast corner of the Site.	<p>An old clay pit is located to the southeast of the Site extending to the railway. An old brick kiln is recorded to the east of the Site beyond the clay pit and the road now known as Botley Road.</p> <p>Orchards are present to the south, beyond the railway.</p>
1931 - 1932 (1:2,500 and 1:10,560)	No significant change.	A sewage works is present to the south of the Site beyond the railway. Suspected residential properties are present to the east of the Site along the road now known as Botley Road.
1938-1942 (1:10,560)	No significant change.	No significant change.

Edition and Scale	On-site Activities	Off-site Activities (within ~ 250m)
1962 – 1963 (1:10,000)	Orchards now cover the entire Site area.	Orchards present around the Site and to the south of the railway.
1963-1968 (1:2,500 and 1:10,000)	Stream now named as a drain.	Yew Tree Farm no longer named. Unnamed works present to the southeast of the Site to the north of the railway. Sewage works to south are no longer present. Residential properties currently present along Swanwick Road are now present on mapping.
1971 – 1983 (1:2,500 and 1:10,000)	No significant change.	The M27 motorway is present on the maps, located south of the Site between the Site and railway. The motorway runs in an east-west orientation. The former track and bridge has been extended to allow access from the Site to land south of the motorway and railway.
1990 – 1993 (1:10,000)	No significant change.	No significant changes. Works to southeast of the Site no longer present.
2000 (1:10,000)	Landfill now present on mapping	Significant residential development to east and northeast of the Site now shown on maps.
2017 (1: 10,000)	No significant change	No significant change.

3.3.2 Planning Records

The Client provided the following information relating to planning permissions for the Site.

- June 2006 – the Client obtained planning permission to retain the aggregate recycling facility for 15 years until 30th June 2021 (Ref: P/06/0443). The application involved the upgrading of the recycling plan and the agreement to complete landfilling by 31st December 2026;
- November 2014 – permanent planning permission granted for the inert recycling operations (Ref: P/14/0857/CC). The Client noted that this permission has not yet been implemented and current operations are still in accordance with the above permission dated June 2006.

In 2015 a variation to condition 24 of P/14/0857/CC was submitted to allow for an extension of time for the submission of details. Permission expires 02/03/2019.

3.3 Anecdotal Information

The Client provided the following anecdotal information relating to Site history:

- The Site was previously an orchard owned and managed by Rookery Farm;
- At the time of the M27 construction project, the owner of Rookery Farm agreed a change in land use to landfill operation. The Client understood that this was due to observed frost impacts to the orchard as a consequence of the adjacent motorway construction. It was understood that the motorway had created a 'frost hollow', which was impacting orchard productivity;
- Raymond Brown purchased the Site in 1999. At that time it was principally operated as an inert landfill with an aggregated recycling plant. The landfill had no time limit for completion and the aggregates recycling facility had a temporary permission with limited life;

- In June 2006 Raymond Brown obtained planning permission to retain the aggregate recycling facility for 15 years until 30th June 2021 (Ref: P/06/0443). The application involved the upgrading of the recycling plant and agreement to complete landfilling by 31st December 2026;
- On the 27th November 2014 permanent planning permission was granted for the inert recycling operations (ref: P/14/0857/CC). However, this permission has not yet been implemented and current operations continue under the permission reference P/06/0443;
- In 2015 a variation to condition 24 of P/14/0857/CC was submitted to allow for an extension of time for the submission of details. Permission expires 02/03/2019
- The washing plant has ceased operation, has been sold and is currently being decommissioned and removed from Site.
- Implementation of the 2014 permission would entail that the 2006 permission would be superseded and the landfilling would not need to be completed

3.3.4 Summary of the History of the Site and Surrounding Area

Based on the information obtained by TRC, the history of the Site and surrounding area can be summarised as follows:

- Historical mapping indicates the Site was undeveloped, suspected agricultural land from at least 1868. Rookery Farm was already established in its current location on the earliest available historical maps;
- Orchard land use is present from maps dated 1897 to 1898. The orchard land use continued on the Site until the 1980's/1990's;
- The M27 highway development is first recorded on mapping dated 1971-1983;
- According to the environmental permits database, landfilling commenced at the Site in 1984 and continued up until the Client's ownership of the property. The landfill is not shown on historical mapping until 2000;
- The Client acquired the Site in 1999 and still operates as an inert aggregates recycling facility with closed inert landfill.

3.4 Previous Environmental Assessments, Investigations or Remediation

3.4.1 Slope Stability

The Client noted that there had been reported slope failure on the southern face of the landfill along the boundary of the motorway in 2003. This triggered remediation and further assessment. TRC reviewed the following reports relating to slope stability:

- Robert Long Consultancy Limited (June 2003), Rookery Farm Landfill Site Southern Slope Remediation for Raymond Brown Eco-Bio Limited. Report ref: RBCL/RFL/SLP/01;
- Robert Long Consultancy Limited (May 2004), Rookery Farm Investigation for Raymond Brown Eco-Bio Limited. Letter reference JCC/jts/rb-1);
- WYG Environment (April 2009), Slope Stability Reassessment Report for Raymond Brown Minerals and Recycling Limited. Report reference: A055366;
- GWP Consultants (July 2014), Slope stability assessment for existing and future slopes at Rookery Farm Recycling Site for Raymond Brown Recycling. Report ref: 140108.

In summary, the reports document three areas of slope failure along the southern face of the inert landfill in 2002/2003. Investigations at the time of the failure noted that groundwater/leachate levels were causing destabilisation of the slope. Remediation works were carried out to reduce the level of groundwater/leachate, remove slipped material and regrade the slope using suitable material. French drains were constructed at this time.

The assessment carried out in 2014 inspected slopes on the former landfill and environmental bund on two occasions. The findings were as follows:

- Southern face of landfill – the site investigation concluded that there were three areas of concern which indicated possible movement and risk of future failure at the eastern end, west and western

end. The report concludes that whilst there were signs of distress and progressive failure, there was no evidence of deep seated slope failure where the volume of material involved in the failure would be significantly greater than the volume of material involved in localised shallow failures. The report noted that remedial works carried out in 2003 has stabilised the slope and there was no evidence of movement or distress in those areas.

- Northern slopes of landfill – the report observed that vegetation is improving slope stability and there is no evidence of slope failures. However, the report notes that shallow transitional slope failures would not be unexpected at the eastern end of this slope as the gradient becomes steeper than 1:2 (v:h);
- Northern screening bund – outer slopes appear in good condition and stable in the long term. Inner slopes contain unprocessed or post-processed material and limited vegetation. The report notes plans to remediate these slopes to ensure stability.

The conclusions of the report note further requirement to monitor and inspect slopes. Future slopes should be constructed to a recommended gradient of no steeper than 1:2.5 (v:h) or if above the motorway, no steeper than 1:3 (v:h). The report also notes plans for the Client to construct a gabion wall alongside the haul road at the toe of the inner side of the northern screening bund.

3.4.2 Environmental Monitoring Data

The Client provided monitoring data for quarterly groundwater and ground monitoring carried out at the Site during 2017. The monitoring is carried out on designated locations across the inert landfill and wider site area. Parameters are screened against established trigger levels.

The data indicates that groundwater monitored does not contain any contamination that exceeds the agreed trigger levels.

Ground gas monitoring data generally did not detect significant concentrations of methane or carbon dioxide at any of the monitoring locations. Methane was typically less than 0.5% across the entire monitoring networks. Isolated hotspots were noted at GAS01 and Borehole 10 (July round only). The levels of methane detected were approximately 75%. These monitoring locations are located in the south of the Site on the upper section of the restored landfill and in close proximity to each other. It is assumed that these monitoring points are representative of ground gases derived from materials within the landfill.

4.0 Site Reconnaissance

4.1 Methodology and Limiting Conditions

Adam Sokolowski (TRC) carried out a site walkover on the 17th November 2017. The walkover was carried out with Lauren Finch (Planning and Development Manager), Steve Harman (Site Manager) and Mark Renault (Environmental Permitting Manager). On this reconnaissance every effort was made to inspect all areas of the Site.

Photographs of the site reconnaissance are included in Annex C.

4.2 General Site Setting and Observations

As noted in Section 2, the Site is split into two main areas:

- The aggregates recycling facility;
- The closed and restored inert landfill.

The Site operations comprise recycling of construction derived waste materials. The Site Representative reported that the Site imports and exports approximately 70,000 tonnes per annum (tpa), which is approximately half of the volume permitted under the planning permission (140,000tpa).

The Client reported that there are five full time staff comprising one site manager, one weighbridge operator, two shovel drivers and a plant operator. Recycling operations comprise crushing and screening of materials to generate various grades of soils including materials certified to British Standards.

Previous operations had included aggregates washing via a fixed plant. However, at the time of writing, the aggregate washing plant has ceased operation. The plant has been sold and is undergoing dismantling for removal from Site by the end of the year.

There are limited areas of hardstanding within the operational area. These areas are centred on the former washing plant. Materials are stored within dedicated stockpiles, either undergoing processing or in clearly defined stockpiles. There is some active landfilling to the immediate north of the operational area. This appears to be primarily associated with silt deposition.

The operational area is located within a topographic bowl, which is formed from the landfill (land raise) area in the southern half of the Site and the environmental screening bund along the northern boundary. The Client reported that the operational area is at near natural topographic level although some localised land raising may have occurred to aid drainage and create working platforms.

The closed landfill comprises a land raised portion of the Site, which is >10-14m above the ground level of the aggregates recycling operations. The surface of the former landfill is fully restored with managed grass top. The sides are formed of steep sided embankments with vegetation comprising small trees, shrubs and grasses. The Client reported that approximately 1 million tonnes of waste were deposited within the landfill.

The environmental bund to the north provides noise and visual screening from the residential properties along Swanwick Lane. The bunding is reportedly formed from inert recycled materials and is vegetated with small trees, shrubs and grass.

The Client also reported that the woodland area to the west of the Site also forms part of the ownership boundary.

There are open below ground tanks for water storage in the centre of the Site adjacent to the former aggregates washing plant. Two of the tanks are formed from steel tanks that have been buried just below

the surface with tops removed. There is a drainage pond on the western site boundary that receives water draining from the Site.

4.3 Environmental Management

The Client Representatives reported that the following environmental monitoring is carried out at the Site:

- Routine noise and dust monitoring carried out annually;
- Monthly monitoring of ground gas and groundwater at dedicated monitoring boreholes located around the Site. Monitoring carried out by UKAS accredited laboratory and data submitted to the EA.

The Client did not identify any concerns or regulatory enforcement relating to environmental monitoring.

TRC has reviewed quarterly groundwater and ground gas data from 2017. The data shows that the ground gas and groundwater quality was generally in compliance with the trigger thresholds. With the exception of some elevated methane and carbon dioxide (see Section 3.4.2), there are no significant concentrations that are elevated above the trigger thresholds.

4.4 Hazardous Substances and Petroleum Products Storage

The Site has the following Above Ground Storage Tanks (AST) for the storage of hazardous substances:

- 1 x AST for fuel oil storage. Steel constructed tank with double skinned secondary containment. Approximate capacity of 12m³;
- 1 x towable AST for fuel oil storage. Steel construction with double skinned secondary containment. Approximate capacity of 4.5m³;
- 1 x AST for waste oil storage. Steel construction with double skinned secondary containment. Approximately capacity of 2.5m³.

4.4 Underground Storage Tanks (UST)

The Client reported that there are three USTs (capacity unknown) at the Site located at the washing plant. The tanks are used to contain surface water runoff from the wash plant operations. The water was recycled within the washing operations.

There is one interceptor located adjacent to the site offices. The capacity is 5,000litres. The Client reported that this UST received wastewater from toilets and welfare. It is emptied annually.

4.5 Waste Management

The Site generates the following wastes:

- Floatation wastes from former washing processes – low density materials such as plastics and wood that were washed out of the aggregates during previous washing processes. These wastes were stockpiled in a designated storage area in the north of the Site awaiting removal from Site;
- Office and general waste – generated from Site offices and welfares. These wastes are placed within Client provided skips and deposited off-site at other Client managed waste management sites;
- Waste oils – stored within the waste oil tank (see Section 4.4) and removed by an accredited waste disposal contractor;
- Small volumes of greases and filters – generated by fitters during plant maintenance activities. These are removed from the Site and managed by the subcontract maintenance engineers.

4.5 Water and Wastewater

The Site is supplied by mains water which is used for Site welfare, wheel washing and dust suppression.

Foul wastewater is discharged to UST and emptied annually as reported above.

Surface water drainage is generally in a westerly direction with natural topographic slopes. The surface water drainage collects in the surface water pond. The Site Manager noted that this feature is designed to overflow into a secondary pond and discharge via a culvert beneath the motorway, which is the presumed natural course of previous streams. The Site Manager noted that he has never observed the pond to overflow.

There is a culverted stream/drain beneath the Site running in an east to west direction.

The Client reported a drainage ditch feature on the southern side of the landfill, which was associated with the motorway.

4.6 Evidence of Spills, Staining or Corrosion on Floors or in External Areas

There was no evidence of spills, staining or corrosion. The Client did not report any recorded incidents.

4.7 Non-Natural Mounds or Depressions, Excavations and Fill

There is evidence of land raising associated with the restored inert landfill to the south and north of the main entrance and environmental bund and silt deposits to the north. The Client noted that some local raising of levels had occurred within the operational area. It was noted that levels may have been raised by 2-3m in the south and 1-2m in the north. The Client reported that filling was with inert material associated with recycling operations.

There are mounds of materials associated with recycling operations and materials storage.

4.8 Asbestos Containing Materials (ACM)

TRC was not commissioned to perform an asbestos survey and no asbestos reports or management plans were provided for review. The Client did not report any ACMs present at the Site.

4.9 Polychlorinated Biphenyls (PCB)

Management are not aware of any PCBs on site and TRC would not expect there to be any given the age of the facility.

4.10 Ozone Depleting Substances (ODS)

There are air conditioning units associated with site offices. The Client reported that these are serviced annually by a specialist engineer. No records of ODSs were provided for review.

4.11 Radioactive Materials

Site management reported that no radioactive materials are stored at the subject property. There are no radioactive substances registered to the property address.

4.12 Invasive Species

This Phase I ESA did not include an invasive species survey. TRC did not observe any invasive plant species growing at the Site during the walkover.

4.10 Summary of Site Walkover Observations

The aggregate recycling operations have a low potential risk to the environment. The use of fuels and oils is managed appropriately and bulk fuels are stored within double skinned storage tanks in accordance with Oil Storage Regulations. Localised potential for leaks and spills from plant cannot be discounted.

The landfill received inert waste only. The monitoring data provided did not indicate significant presence of contamination.

5.0 Preliminary Environmental Risk Assessment

5.1 Conceptual Site Model

The methodology of this risk assessment uses the source-pathway-receptor pollutant linkage to provide a qualitative appraisal of environmental risks and potential liabilities associated with soil and groundwater contamination at the Site.

The conceptual site model (CSM) is prepared on the basis of proposed redevelopment to comprise residential end use across the operational area only. The restored landfill area would be designated as public open space.

5.2 Inputs

The following parameters have been considered within the CSM:

- **Sources** - There is limited potential for contamination within the operational area. It was observed that the operations use fuels, oils and grease for plant operations. However, it is considered that the Site operates under robust environmental stewardship and manages the storage and use of these potentially hazardous products appropriately.

The site operations manage recycling of inert aggregates. No contaminated soils are handled by the Site. The works are undertaken in accordance with environmental permits and have limited potential to cause contamination to underlying soils and groundwater.

The restored landfill is a potential source of contamination. The permits indicate that the landfill was authorised to accept various types of inert waste. However, leachates may contain contamination that could present a risk to human health and controlled waters.

The landfill is a potential source of ground gas (i.e. methane and carbon dioxide). However, it is noted that only the southern section of the landfill has boreholes that have detected significant concentrations.

- **Pathways** – TRC has considered human health risk pathways comprising dermal contact, ingestion, inhalation and plant uptake, leaching of contamination to ground, contact with buried services and migration of ground gases into proposed residential properties.
- **Receptors** – TRC has considered risks to human health (construction workers, future residents and general public accessing public open space) and controlled waters (surface water only as underlying soils are classified as unproductive).

5.3 Conceptual Site Model

Table 5: Conceptual Site Model: Proposed Residential Development on the Current Operational Area

Source	Pathway	Receptor	Risk
On-Site Sources			
<p>Potential localised hotspots of hydrocarbon contamination from plant refueling and maintenance</p> <p>Potentially infilling that may have the potential to generate ground gases</p>	Dermal contact, ingestion and inhalation pathways	Future site users	<p>Low</p> <p>Given the history of operations at the Site it is considered that there are no significant site sources. The geology comprises London Clay from near surface, which would limit contaminant migration.</p> <p>Hotspots of contamination would be remediated during redevelopment and engineering capping would be placed comprising hardstanding (building footprints and roadways) and subsoil/topsoil for gardens.</p>
		Neighbouring residents	<p>Very Low</p> <p>No significant site sources. Underlying geology is London Clay, which will mitigate risk of off-site migration.</p>
		Construction workers	<p>Very Low</p> <p>No significant site sources. Risk pathway to be mitigated via Personal Protective Equipment (PPE), good hygiene practices and construction site management.</p>
	Leaching of contaminants and vertical migration into groundwater	Controlled waters	<p>Very Low</p> <p>No significant site sources. Underlying geology is London Clay, which is classified as Unproductive Strata</p>
	Contact with buried services	Buried services	<p>Low</p> <p>Proposed development to consider risk of residual contamination and incorporate</p>

Source	Pathway	Receptor	Risk
			protective measures as appropriate.
	Migration of ground gases onto Site and ingress into buildings	Future site users	Low to Moderate Any risks to be mitigated through building design if required e.g. membrane or ventilation methods.
		Construction workers	Low Pathway to be managed through good construction practices and mitigation of risks when working in confined spaces.
Off-Site Sources			
Former inert landfill – potential for ground gas and leachate migration	Dermal contact, ingestion and inhalation pathways	Future site users	Low Landfill comprises inert waste. No significant contamination observed in groundwater data. Low permeability London Clay will mitigate potential for uncontrolled leachate or ground gas migration off site.
		Construction workers	Low As previous – risk pathways to be mitigated via PPE.
	Leaching of contaminants and infiltration into groundwater	Controlled waters	Low Near surface London Clay Formation is classified as Unproductive Strata. The presence of low permeability deposits would likely prevent migration into any groundwater.

Table 6: Conceptual Site Model: Proposed Open Public Space on the Restored Landfill

Source	Pathway	Receptor	Risk
On-Site Sources			
Inert waste deposits within the landfill. Potential source of leachate and ground gas.	Dermal contact, ingestion and inhalation pathways	Future site users	Low Site is capped and restored thereby removing pathway. Leachate drains and other drainage features that may contain contamination are fenced and isolated.
		Neighbouring residents	Low Underlying geology is London Clay, which will mitigate risk of off-site migration.
		Construction workers	Not Applicable No proposed development.
	Leaching of contaminants and vertical migration into groundwater	Controlled waters	Very Low Underlying geology is London Clay, which is classified as Unproductive Strata. Leachate managed via existing drainage at the Site.
	Contact with buried services	Buried services	Not Applicable No proposed development
	Migration of ground gases onto Site and ingress into buildings	Future site users	Not applicable No proposed development.
		Neighbouring residents	Low to Moderate London Clay to limit potential migration. However, any risks to be mitigated through building design if required e.g. membrane or ventilation methods.
		Construction workers	Not applicable No proposed development

5.4 Other Property Related Environmental Issues

5.4.1 Slope Stability

Geotechnical stability of slopes should be considered within the future development at the Site. Potential for future slope failure may create a potential hazard to the development or future Site users.

It is considered that the slopes to be considered would be the north and south elevation of the restored landfill only. It is considered that materials stockpiles and the environmental bund would be re-engineered to create a suitable platform for development.

To mitigate potential risk of slope failure, the existing geotechnical and slope assessment reviews prepared by others recommend monitoring and inspection of slopes to identify potential signs of failure and potential re-engineering of the slopes to improve drainage and stability. TRC consider that the most appropriate method of ensuring future slope stability would be to undertake re-engineering of the slopes to improve the gradients and drainage.

Engineering techniques could be employed to stabilise the slope could include passive methodologies such as tree planting and other such vegetation based methods to stabilise the surface of the soils, reinforced soil structures, piled solutions, ground anchors or retaining walls.

TRC recommend further assessment of the development plan to establish final site levels and distances of development from the slopes. This would then inform required slope stabilisation requirements and will identify appropriate methodologies.

5.4.2 Other Key Considerations

Other key environmental conditions for the proposed development.

Table 7: Summary of Other Potential Environmental Issues

Issue	Detail
Asbestos Containing Materials	There is limited potential for asbestos containing materials at the Site.
Coal Mining	Coal Authority records indicate that the Site is not located in an area that is affected by coal mining.
Radon	BGS records indicate that the Site is not in a radon affected area, as below 1% of homes are above the action level. On this basis, the BGS states that “no radon protective measures are necessary in the construction of new dwellings or extensions”.
Flood Risk	The database records indicate that the Site is located within an area that has limited potential for groundwater flooding to occur. The Environment Agency indicates that the Site is not within a flood risk zone (from surface water).

6.0 Conclusions

6.1 Findings

The Site has a history of agricultural / orchard land use until the 1980's when landfill was permitted at the property. The Client acquired the property in 1999 and operates it as an aggregates recycling facility and closed landfill.

The landfill is formed of a land raise and is >10-14m above the aggregates recycling area of the Site. The landfill received 1 million tonnes of inert waste. It is fully restored and closed.

The aggregates recycling operations comprise crushing and screening of imported construction derived materials. The aggregates washing plant is undergoing decommissioning and removal from Site.

6.2 Summary of Environmental Risk

TRC considers the operational area of the Site to be generally low with respect to contaminated land liability. The Site is situated on London Clay Formation from near surface and the operations appear to have limited potential for contaminant release. Use of hydrocarbon fuels, oils and grease is limited to plant fuelling and maintenance operations and has limited potential for site wide release.

The proposed residential development in this area has a high environmental sensitivity. However, it is considered that residual risks will be mitigated through the development design features such as placement of capping in gardens and landscaping (currently required for growing medium) and presence of hardstanding in building footprints and highways. Ground gas mitigation could also be engineered into the building design if required.

The landfill was operated as an inert landfill and is fully restored. Environmental data show no significant contamination within the leachate and no significant concentrations of ground gas. There are noted hotspots of ground gas in monitoring locations within the centre of the landfill mass.

Potential for leachate and ground gas migration is limited given that the landfill is situated on London Clay and raised above ground. Leachate is managed through drainage, which is fenced and isolated from unauthorised persons. Any future development surrounding the landfill should appraise and consider potential ground gas risks to ensure that appropriate mitigation measures are incorporated into the development design.

The landfill slopes are steep and well vegetated. Slope failure has been observed in the past and the Client has commissioned specialist engineers to undertake assessments and remedial work. Routine inspections are performed currently. Future development should consider the potential for future slope failure. The development design should consider the distance of proposed properties from the slopes and potential slope hazard. The development design should incorporate slope improvement works to either re-engineer to a shallower angle or undertake engineering works to retain and stabilise the current slopes.

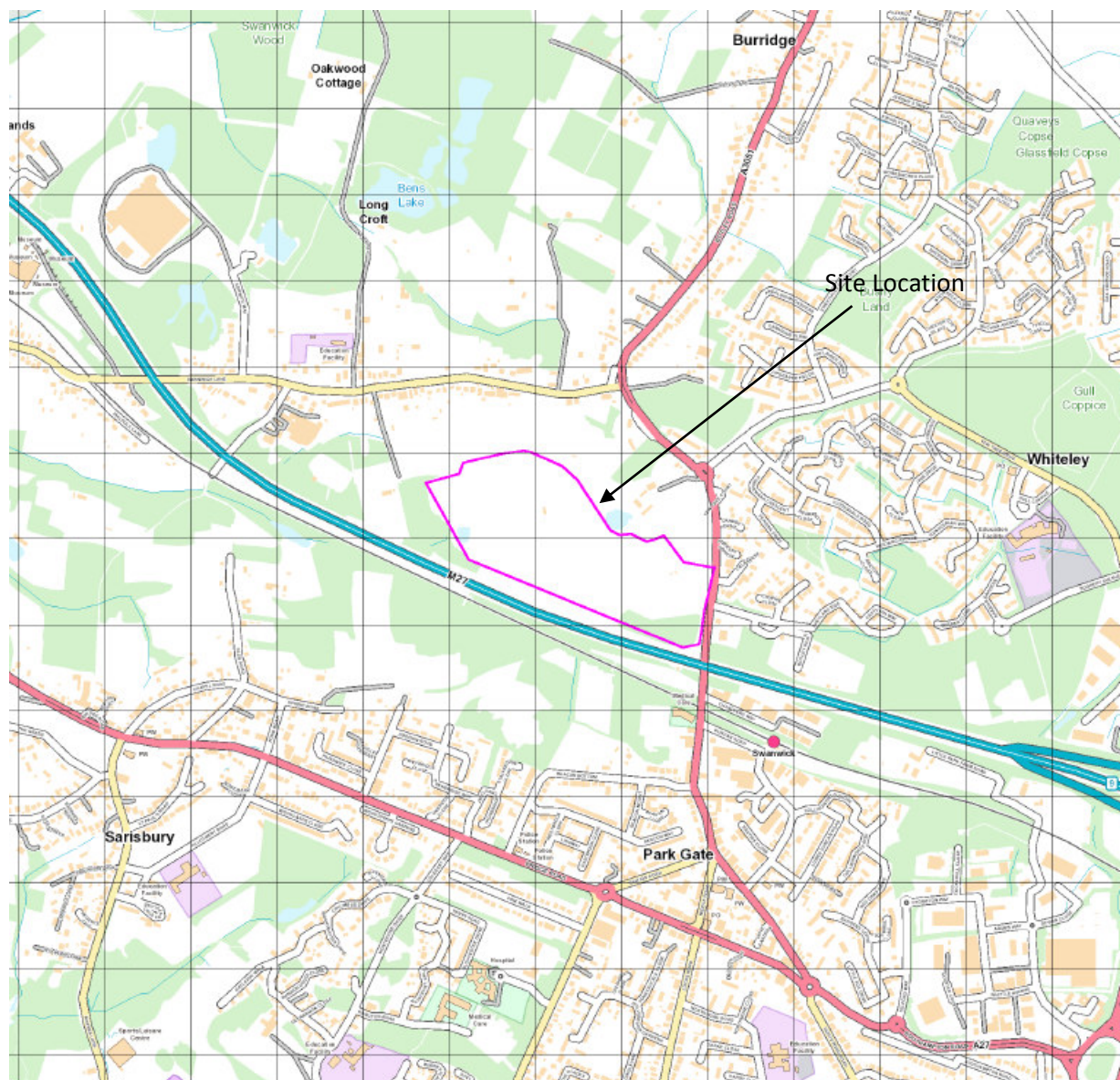
Proposed open public land use on the restored landfill presents no significant contaminant linkage. The site restoration observed at the property includes capping and segregation layers. Drainage channels that may contain leachate are fenced and isolated from third parties thereby removing potential risk pathways.

5.3 Recommendations

On the basis of this assessment, TRC consider that further investigation and assessment would be required upon completion of the proposed development design. Investigation would be required to appraise soil properties for geotechnical purposes to aid foundation design, during those works environmental assessment could be undertaken to appraise environmental condition including potential for soil and ground gases. A ground gas risk assessment will be required to appraise risks to proposed dwellings and scope of mitigation should this be required.

TRC recommend further assessment of slope stability upon completion of the development design and final formation levels to ensure that a robust restoration strategy is implemented to mitigate risks of slope failures along the northern boundary of the landfill, which will be adjacent to residential development. Specialist advice should be sought to identify the most appropriate methodology for stabilisation that meets the requirements of the development proposals.

Annex A: Figures



Plan from Envirocheck Report


CLIENT: RAYMOND BROWN MINERALS AND RECYCLING LIMITED		DRAWN BY: SN	PROJECT NO.: 291027.0000.0000	DATE: NOV 2017	ROOKERY FARM, SWANWICK	
<div><div>175 – 185 Gray’s Inn Road London, WC1X 8UE http://www.trcsolutions.com/</div></div>		<div><p><i>Data Copyright © 2012, TRC Environmental, Inc. This map does not represent a legal document. It is intended to serve as an aid in graphical representation only. Information shown on this map is not warranted for accuracy or fitness for any particular purpose.</i></p></div>				FIGURE: <div>1</div>

FIGURE:

1

Annex B: Envirocheck Report

Envirocheck[®] Report:

Datasheet

Order Details:

Order Number:

145633529_1_1

Customer Reference:

C289128

National Grid Reference:

451290, 109180

Slice:

A

Site Area (Ha):

14.84

Search Buffer (m):

1000

Site Details:

Site at
Swanwick
Hampshire

Client Details:

Mr W Nitch-Smith
TRC Companies Ltd
175-185 Grays Inn Road
London
WC1X 8UE

Report Section	Page Number
Summary	-
Agency & Hydrological	1
Waste	26
Hazardous Substances	-
Geological	31
Industrial Land Use	34
Sensitive Land Use	47
Data Currency	48
Data Suppliers	53
Useful Contacts	54

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 the attached 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

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	n/a
Contaminated Land Register Entries and Notices					
Discharge Consents	pg 1		2	6	13
Prosecutions Relating to Controlled Waters			n/a	n/a	n/a
Enforcement and Prohibition Notices					
Integrated Pollution Controls					
Integrated Pollution Prevention And Control	pg 6	1	2		
Local Authority Integrated Pollution Prevention And Control					
Local Authority Pollution Prevention and Controls	pg 7			1	4
Local Authority Pollution Prevention and Control Enforcements					
Nearest Surface Water Feature	pg 7	Yes			
Pollution Incidents to Controlled Waters	pg 8		3	4	6
Prosecutions Relating to Authorised Processes					
Registered Radioactive Substances					
River Quality	pg 10				1
River Quality Biology Sampling Points					
River Quality Chemistry Sampling Points					
Substantiated Pollution Incident Register	pg 10			1	
Water Abstractions	pg 10			1	1 (*7)
Water Industry Act Referrals					
Groundwater Vulnerability	pg 12	Yes	n/a	n/a	n/a
Drift Deposits			n/a	n/a	n/a
Bedrock Aquifer Designations	pg 12	Yes	n/a	n/a	n/a
Superficial Aquifer Designations			n/a	n/a	n/a
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
Areas Benefiting from Flood Defences				n/a	n/a
Flood Water Storage Areas				n/a	n/a
Flood Defences				n/a	n/a
OS Water Network Lines	pg 13	1	14	37	65

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 26				1
Integrated Pollution Control Registered Waste Sites					
Licensed Waste Management Facilities (Landfill Boundaries)	pg 26	3			
Licensed Waste Management Facilities (Locations)	pg 26	3			2
Local Authority Landfill Coverage		2	n/a	n/a	n/a
Local Authority Recorded Landfill Sites					
Registered Landfill Sites	pg 28	3			1
Registered Waste Transfer Sites	pg 30				1
Registered Waste Treatment or Disposal Sites					
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					
Geological					
BGS 1:625,000 Solid Geology	pg 31	Yes	n/a	n/a	n/a
BGS Recorded Mineral Sites	pg 31		2	2	3
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				n/a	n/a
Potential for Collapsible Ground Stability Hazards	pg 32	Yes		n/a	n/a
Potential for Compressible Ground Stability Hazards				n/a	n/a
Potential for Ground Dissolution Stability Hazards				n/a	n/a
Potential for Landslide Ground Stability Hazards	pg 32	Yes	Yes	n/a	n/a
Potential for Running Sand Ground Stability Hazards	pg 32		Yes	n/a	n/a
Potential for Shrinking or Swelling Clay Ground Stability Hazards	pg 33	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

Data Type	Page Number	On Site	0 to 250m	251 to 500m	501 to 1000m (*up to 2000m)
Industrial Land Use					
Contemporary Trade Directory Entries	pg 34		11	57	72
Fuel Station Entries	pg 46				2
Gas Pipelines					
Underground Electrical Cables					
Sensitive Land Use					
Ancient Woodland	pg 47			2	5
Areas of Adopted Green Belt					
Areas of Unadopted Green Belt					
Areas of Outstanding Natural Beauty					
Environmentally Sensitive Areas					
Forest Parks					
Local Nature Reserves	pg 47				1
Marine Nature Reserves					
National Nature Reserves					
National Parks					
Nitrate Sensitive Areas					
Nitrate Vulnerable Zones	pg 47	1			
Ramsar Sites					
Sites of Special Scientific Interest					
Special Areas of Conservation					
Special Protection Areas					
World Heritage Sites					

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A10SE (SW)	119	1	451100 109000
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A11NW (NE)	232	1	451500 109450
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A6NE (S)	247	1	451250 108800
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A10SE (SW)	269	1	451000 108850
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A7NW (S)	275	1	451293 108750
	BGS Groundwater Flooding Susceptibility Flooding Type: Limited Potential for Groundwater Flooding to Occur	A7NW (S)	283	1	451300 108700
1	Discharge Consents Operator: L Hughes Esq Property Type: Not Given Location: On House Adjoining, The Orchard, Botley Road, SOUTHWICK Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: UV63/2553 Permit Version: Not Supplied Effective Date: Not Supplied Issued Date: 21st June 1979 Revocation Date: Not Supplied Discharge Type: Unknown Discharge: Land/Soakaway Environment: Receiving Water: Not Supplied Status: Not Supplied Positional Accuracy: Located by supplier to within 100m	A11NE (E)	108	2	451700 109200
2	Discharge Consents Operator: P A Trussler Property Type: Undefined Or Other Location: Yew Tree Farm, Swanwick, Southampton, Hampshire Authority: Environment Agency, Southern Region Catchment Area: Not Supplied Reference: H00071 Permit Version: 1 Effective Date: 22nd January 1965 Issued Date: 22nd January 1965 Revocation Date: 1st July 1991 Discharge Type: Discharge Of Other Matter-Surface Water Discharge: Freshwater Stream/River Environment: Receiving Water: Freshwater River Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 10m	A11NE (NE)	218	2	451680 109340
3	Discharge Consents Operator: W Dugan & Sons Ltd. Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: 94 Botley Road, Park Gate, Fareham, Hampshire Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P03830 Permit Version: 1 Effective Date: 22nd October 1991 Issued Date: 22nd October 1991 Revocation Date: 31st March 1997 Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Into Land Environment: Receiving Water: Into Land Status: Lapsed (under Environment Act 1995, Schedule 23) Positional Accuracy: Located by supplier to within 100m	A7NW (SE)	302	2	451600 108650

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
4	Discharge Consents Operator: P.G.Hartmann Esq. Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: P.G.Hartmann Esq., 96 Swanwick Lane, Swanwick Hampshire Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P00322 Permit Version: 1 Effective Date: 26th March 1986 Issued Date: 26th March 1986 Revocation Date: 31st March 1997 Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Into Land Environment: Receiving Water: Into Land Status: Lapsed (under Environment Act 1995, Schedule 23) Positional Accuracy: Located by supplier to within 100m	A14SW (NW)	312	2	450750 109570
5	Discharge Consents Operator: Mr R J Skinner Property Type: Undefined Or Other Location: Colombo, Swanwick Lane, Swanwick, Southampton Hampshire Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P00133 Permit Version: 1 Effective Date: 1st October 1985 Issued Date: 1st October 1985 Revocation Date: Not Supplied Discharge Type: Non Water Company (Private) Sewage Discharge: Saline Estuary Environment: Receiving Water: Saline Estuary Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m	A14SW (NW)	427	2	450930 109790
6	Discharge Consents Operator: Mr & Mrs.C.E.Walford Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: 139 Swanwick Lane, Lower Swanwick 139 Swanwick Lane, Sarisbury, Lower Swanwick, Hampshire, So31 7hb Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P00233 Permit Version: 1 Effective Date: 14th November 1985 Issued Date: 14th November 1985 Revocation Date: 31st March 1997 Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Into Land Environment: Receiving Water: Into Land Status: Lapsed (under Environment Act 1995, Schedule 23) Positional Accuracy: Located by supplier to within 100m	A13SE (NW)	463	2	450530 109530
6	Discharge Consents Operator: P.C.Markwick Esq. Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: P.C.Markwick Esq., 133 Swanwick Lane, Swanwick, Southampton Hampshire Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P00208 Permit Version: 1 Effective Date: 26th September 1985 Issued Date: 26th September 1985 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Into Land Environment: Receiving Water: Into Land Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m	A13SE (NW)	472	2	450520 109530

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
6	Discharge Consents Operator: Southern Water Services Ltd (H) Property Type: STORM TANK/CSO ON SEWERAGE NETWORK (WATER COMPANY) Location: Swanwick Lane, Sarisbury, Fareham, Hampshire Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: A00368 Permit Version: 1 Effective Date: 1st April 1991 Issued Date: 1st April 1991 Revocation Date: 6th March 1996 Discharge Type: Public Sewage: Storm Sewage Overflow Discharge: Freshwater Stream/River Environment: Receiving Water: Freshwater River Status: Post National Rivers Authority Legislation where issue date > 31/08/1989 Positional Accuracy: Located by supplier to within 100m	A9NE (W)	479	2	450500 109500
7	Discharge Consents Operator: Hampshire County Council Property Type: REAL ESTATE ACTIVITIES/BUYING/SELLING/RENTING Location: Segensworth West Employment Area, Locks Heath, Fareham, Hampshire, Po15 5** Authority: Environment Agency, Southern Region Catchment Area: Old-R Hamble Bishop Wal Reference: N01174 Permit Version: 1 Effective Date: 24th March 1982 Issued Date: 24th March 1982 Revocation Date: 4th May 1995 Discharge Type: Discharge Of Other Matter-Surface Water Discharge: Freshwater Stream/River Environment: Receiving Water: Unnamed Trib Of River Hamble Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 10m	A8NW (SE)	712	2	452160 108540
8	Discharge Consents Operator: Norwest Holst Construction Ltd. Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: Norwest Holst Construction Ltd., Whiteley Pk Proj Ofces, Contractors Temporary Offices Wh, Fareham Hampshire Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P01751 Permit Version: 1 Effective Date: 2nd August 1988 Issued Date: 2nd August 1988 Revocation Date: 31st March 1997 Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Into Land Environment: Receiving Water: Into Land Status: Lapsed (under Environment Act 1995, Schedule 23) Positional Accuracy: Located by supplier to within 100m	A12NE (E)	761	2	452370 109230
9	Discharge Consents Operator: Hampshire County Council Property Type: REAL ESTATE ACTIVITIES/BUYING/SELLING/RENTING Location: Segensworth West Employment Area, Locks Heath, Fareham, Hampshire, Po15 5** Authority: Environment Agency, Southern Region Catchment Area: Old-R Hamble Bishop Wal Reference: N01174 Permit Version: 4 Effective Date: 29th May 1996 Issued Date: 29th May 1996 Revocation Date: 10th September 2002 Discharge Type: Discharge Of Other Matter-Surface Water Discharge: Freshwater Stream/River Environment: Receiving Water: Unnamed Trib Of River Hamble Status: Revoked (Water Resources Act 1991, Section 88 & Schedule 10 as amended by Environment Act 1995) Positional Accuracy: Located by supplier to within 10m	A8NE (SE)	781	2	452300 108650

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
9	Discharge Consents Operator: Hampshire County Council Property Type: REAL ESTATE ACTIVITIES/BUYING/SELLING/RENTING Location: Segensworth West Employment Area, Locks Heath, Fareham, Hampshire, Po15 5** Authority: Environment Agency, Southern Region Catchment Area: Old-R Hamble Bishop Wal Reference: N01174 Permit Version: 2 Effective Date: 5th May 1995 Issued Date: 5th May 1995 Revocation Date: 29th June 1995 Discharge Type: Discharge Of Other Matter-Surface Water Discharge: Freshwater Stream/River Environment: Receiving Water: Unnamed Trib Of River Hamble Status: Modified (Water Resources Act 1991, Schedule 10 as amended by Environment Act 1995) Positional Accuracy: Located by supplier to within 10m	A8NE (SE)	781	2	452300 108650
10	Discharge Consents Operator: Pelham Homes (Whiteley Park) Ltd. Property Type: Undefined Or Other Location: Whiteley Park North, Fareham, Hampshire Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P02043 Permit Version: 1 Effective Date: 2nd December 1988 Issued Date: 2nd December 1988 Revocation Date: 28th March 1996 Discharge Type: Discharge Of Other Matter-Surface Water Discharge: Freshwater Stream/River Environment: Receiving Water: Freshwater River Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m	A16SW (NE)	783	2	451990 109820
11	Discharge Consents Operator: B.Richardson Esq. Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: B.Richardson Esq., 159 Swanwick Lane, Swanwick, Fareham Hampshire Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P00263 Permit Version: 1 Effective Date: 7th February 1986 Issued Date: 7th February 1986 Revocation Date: 31st March 1997 Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Into Land Environment: Receiving Water: Into Land Status: Lapsed (under Environment Act 1995, Schedule 23) Positional Accuracy: Located by supplier to within 100m	A13SW (W)	812	2	450160 109530
12	Discharge Consents Operator: Hampshire County Council Property Type: REAL ESTATE ACTIVITIES/BUYING/SELLING/RENTING Location: Segensworth West Employment Area, Locks Heath, Fareham, Hampshire, Po15 5** Authority: Environment Agency, Southern Region Catchment Area: Old-R Hamble Bishop Wal Reference: N01174 Permit Version: 3 Effective Date: 30th June 1995 Issued Date: 30th June 1995 Revocation Date: 28th May 1996 Discharge Type: Discharge Of Other Matter-Surface Water Discharge: Freshwater Stream/River Environment: Receiving Water: Unnamed Trib Of River Hamble Status: Modified (Water Resources Act 1991, Schedule 10 as amended by Environment Act 1995) Positional Accuracy: Located by supplier to within 10m	A8NE (SE)	820	2	452300 108560

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
13	Discharge Consents Operator: Pelham Homes (Whiteley Park) Ltd. Property Type: Undefined Or Other Location: Whiteley Park North, Fareham, Hampshire Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P02043 Permit Version: 1 Effective Date: 2nd December 1988 Issued Date: 2nd December 1988 Revocation Date: 28th March 1996 Discharge Type: Discharge Of Other Matter-Surface Water Discharge: Freshwater Stream/River Environment: Receiving Water: Freshwater River Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m	A16NW (NE)	870	2	452060 109880
14	Discharge Consents Operator: N R Trickett Ltd Property Type: CONSTRUCTION OF BUILDINGS Location: Housing Estate Sewage Works, Allotment Road, Sarisbury Green Hampshire Authority: Environment Agency, Southern Region Catchment Area: Not Supplied Reference: H01015 Permit Version: 1 Effective Date: 18th October 1963 Issued Date: 18th October 1963 Revocation Date: 1st July 1991 Discharge Type: Non Water Company (Private) Sewage Discharge: Freshwater Stream/River Environment: Receiving Water: Freshwater River Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m	A5NE (SW)	917	2	450400 108500
15	Discharge Consents Operator: Pelham Homes (Whiteley Park) Ltd. Property Type: Undefined Or Other Location: Whiteley Park North, Fareham, Hampshire Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P02043 Permit Version: 1 Effective Date: 2nd December 1988 Issued Date: 2nd December 1988 Revocation Date: 28th March 1996 Discharge Type: Discharge Of Other Matter-Surface Water Discharge: Freshwater Stream/River Environment: Receiving Water: Freshwater River Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 100m	A16NW (NE)	949	2	452130 109930
16	Discharge Consents Operator: Kier Highways Limited Property Type: LAND TRANSPORT + VIA PIPELINES/FREIGHT Location: Hcc Road Depot, Near M27 Parkgate Interchange, Parkgate, Hampshire, Po15 7** Authority: Environment Agency, Southern Region Catchment Area: Not Supplied Reference: P06671r Permit Version: 1 Effective Date: 1st April 1997 Issued Date: 1st April 1997 Revocation Date: Not Supplied Discharge Type: Trade Effluent Discharge-Site Drainage Discharge: Freshwater Stream/River Environment: Receiving Water: Freshwater River 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	A12SE (E)	972	2	452560 108900

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
16	Discharge Consents Operator: Raynesway Construction Southern Property Type: LAND TRANSPORT + VIA PIPELINES/FREIGHT Location: H.C.C. Road Depot, Parkgate I/Change @ M27, Parkgate, Hampshire, Po15 7** Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: N01119I Permit Version: 1 Effective Date: 8th December 1980 Issued Date: 8th December 1980 Revocation Date: 31st March 1997 Discharge Type: Discharge Of Other Matter-Surface Water Discharge: Freshwater Stream/River Environment: Receiving Water: Freshwater River Status: Lapsed (under Environment Act 1995, Schedule 23) Positional Accuracy: Located by supplier to within 100m	A12SE (E)	972	2	452560 108900
17	Discharge Consents Operator: Mr & Mrs Rose Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: The Bungalow, Woodbarn Nurseries, New Road, Swanwick, Hants, So31 Authority: Environment Agency, Southern Region Catchment Area: Not Supplied Reference: P010520 Permit Version: 1 Effective Date: 17th December 2001 Issued Date: 17th December 2001 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Into Land Environment: Receiving Water: Into Land Status: Pre National Rivers Authority Legislation where issue date < 01/09/1989 Positional Accuracy: Located by supplier to within 10m	A18SW (NW)	982	2	450650 110280
18	Prosecutions Relating to Controlled Waters Location: Sewage Treatment Works, SARISBURY, Hampshire, . Prosecution Text: Environment Times Volume 6 Issue 1 (Autumn 1999), Discharging Sewage Into An Unnamed Tributary Of The River Hambleon The 20th August 1998. Prosecution Act: Wra91 Hearing Date: 10th August 1999 Verdict: Guilty Fine: 2500 Cost: 670 Positional Accuracy: Manually positioned within the geographical locality	A5NW (SW)	895	2	450253 108734
19	Integrated Pollution Prevention And Control Name: Raymond Brown Eco Bio Limited Location: Rookery Farm Landfill Site, Rookery Farm Landfill Site, Botley Road,,Burridge, SOUTHAMPTON, Hampshire, SO31 1BL Authority: Environment Agency - South East Region, Solent & South Downs Area Permit Reference: MP3239BR Original Permit Ref: Mp3239br Effective Date: 9th November 2005 Status: Superseded By Variation Application Type: Application App. Sub Type: New Positional Accuracy: Located by supplier to within 100m Activity Code: 5.1 A(1) (B) Activity Description: Co-Incineration Of Hazardous Waste Primary Activity: Y	A10NE (W)	0	2	451100 109200
20	Integrated Pollution Prevention And Control Name: Raymond Brown Eco Bio Limited Location: Rookery Farm Landfill Site, Rookery Farm Landfill Site, Botley Road,,Burridge, SOUTHAMPTON, Hampshire, SO31 1BL Authority: Environment Agency, Southern Region Permit Reference: AP3339UM Original Permit Ref: Mp3239br Effective Date: 31st March 2008 Status: Revoked Application Type: Variation App. Sub Type: Minor Positional Accuracy: Manually positioned to the address or location Activity Code: 5.1 A(1) (B) Activity Description: Co-Incineration Of Hazardous Waste Primary Activity: Y	A11NW (NE)	72	2	451437 109280

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
20	Integrated Pollution Prevention And Control Name: Raymond Brown Eco Bio Limited Location: Rookery Farm Landfill Site, Rookery Farm Landfill Site, Botley Road, Burridge, SOUTHAMPTON, Hampshire, SO31 1BL Authority: Environment Agency, Southern Region Permit Reference: Mp3239br Original Permit Ref: Mp3239br Effective Date: 9th November 2005 Status: Superseded By Variation Application Type: Application App. Sub Type: New Positional Accuracy: Manually positioned to the address or location Activity Code: 5.1 A(1) (B) Activity Description: Co-Incineration Of Hazardous Waste Primary Activity: Y	A11NW (NE)	115	2	451466 109316
21	Local Authority Pollution Prevention and Controls Name: Pressing Needs Ltd Location: Unit 2 Duncan Road, Park Gate, Fareham, So31 1bd Authority: Fareham Borough Council, Environmental Health Department Permit Reference: 1599 Dated: 31st August 2007 Process Type: Local Authority Pollution Prevention and Control Description: PG6/46 Dry cleaning Status: Permitted Positional Accuracy: Manually positioned to the address or location	A7NE (SE)	348	3	451769 108661
22	Local Authority Pollution Prevention and Controls Name: South Coast Cleaners Location: 9 Middle Road, Park Gate, Southampton, So31 7gh Authority: Fareham Borough Council, Environmental Health Department Permit Reference: 1551 Dated: 31st August 2007 Process Type: Local Authority Pollution Prevention and Control Description: PG6/46 Dry cleaning Status: Permitted Positional Accuracy: Manually positioned to the address or location	A7SW (S)	617	3	451571 108331
23	Local Authority Pollution Prevention and Controls Name: Locksheath Service Station Location: Bridge Road, Park Gate, FAREHAM, Hampshire, SO3 7ZE Authority: Fareham Borough Council, Environmental Health Department Permit Reference: 1515 Dated: 30th November 1998 Process Type: Local Authority Pollution Prevention and Control Description: PG1/14 Petrol filling station Status: Permitted Positional Accuracy: Manually positioned to the address or location	A7SW (S)	642	3	451369 108329
24	Local Authority Pollution Prevention and Controls Name: Park Gate Service Station Location: 2 Bridge Road, Park Gate, SOUTHAMPTON, Hampshire, SO31 7GE Authority: Fareham Borough Council, Environmental Health Department Permit Reference: 1519 Dated: 23rd December 1998 Process Type: Local Authority Pollution Prevention and Control Description: PG1/14 Petrol filling station Status: Permitted Positional Accuracy: Automatically positioned to the address	A7SE (SE)	778	3	451799 108207
25	Local Authority Pollution Prevention and Controls Name: Solent Body Builders & Repairers Ltd. Location: 11 Cockerell Close, Segensworth West, FAREHAM, Hampshire, PO15 5SR Authority: Fareham Borough Council, Environmental Health Department Permit Reference: 1506 Dated: 22nd December 1993 Process Type: Local Authority Pollution Prevention and Control Description: PG6/34 Respraying of road vehicles Status: Permitted Positional Accuracy: Located by supplier to within 10m	A8SW (SE)	836	3	452226 108423
	Nearest Surface Water Feature	A11SW (SE)	0	-	451587 109037

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
26	Pollution Incidents to Controlled Waters Property Type: Wholesale & Retail Trade Location: Chandlers Way, Park Gate, SOUTHAMPTON Authority: Environment Agency, Southern Region Pollutant: General Biodegradable : Industrial & Commercial Waste Note: Not Supplied Incident Date: 23rd April 1999 Incident Reference: 1081 Catchment Area: Hamble Receiving Water: Potential River Cause of Incident: Deliberate Action Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 10m	A7NW (SE)	155	2	451600 108800
27	Pollution Incidents to Controlled Waters Property Type: Industrial: Other Location: Glen Road, SWANWICK Authority: Environment Agency, Southern Region Pollutant: Crude Sewage Note: Stream Discoloured; Landfill/Waste Disposal Site Incident Date: 11th October 1994 Incident Reference: 1507 Catchment Area: Not Given Receiving Water: Not Given Cause of Incident: Plc Sewage Other Incident Severity: Category 2 - Significant Incident Positional Accuracy: Located by supplier to within 100m	A10SE (SW)	157	2	451000 109000
28	Pollution Incidents to Controlled Waters Property Type: Domestic/Residential Location: Rookery Farm, Park Gate Authority: Environment Agency, Southern Region Pollutant: Oils - Gas Oil Note: Diesel On Pond And Dead Fish Incident Date: 16th September 1993 Incident Reference: 858 Catchment Area: Not Given Receiving Water: Not Given Cause of Incident: Oils/Related Products Incident Severity: Category 2 - Significant Incident Positional Accuracy: Located by supplier to within 100m	A11NW (NE)	194	2	451500 109400
29	Pollution Incidents to Controlled Waters Property Type: Construction/Demolition Location: Location Description Not Available Authority: Environment Agency, Southern Region Pollutant: Oils - Petrol Note: Oil On The Surface Of Water Incident Date: 1st October 1993 Incident Reference: 876 Catchment Area: Not Given Receiving Water: Not Given Cause of Incident: Oils/Related Products Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A11NE (NE)	325	2	451800 109400
30	Pollution Incidents to Controlled Waters Property Type: Water Company Sewage: Other Location: Location Description Not Available Authority: Environment Agency, Southern Region Pollutant: Crude Sewage Note: Sewer Surcharging At Above Premises; Water Company Sewage: Foul Sewer Incident Date: 26th September 1994 Incident Reference: 1474 Catchment Area: Not Given Receiving Water: Not Given Cause of Incident: Plc Sewage Other Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A9NE (W)	370	2	450600 109200
30	Pollution Incidents to Controlled Waters Property Type: WSC Sewage, Sewerage & Supply Location: Glen Road, Sarisbury Green, SOUTHAMPTON Authority: Environment Agency, Southern Region Pollutant: General Biodegradable : Crude Sewage & Sewerage Material Note: Not Supplied Incident Date: 16th September 1999 Incident Reference: 2751 Catchment Area: Hamble Receiving Water: Potential River Cause of Incident: Drainage Failures : Foul Sewer Failure Incident Severity: Category 3 - Minor Incident Positional Accuracy: Approximate location provided by supplier	A9NE (W)	372	2	450600 109195

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
31	Pollution Incidents to Controlled Waters Property Type: Water Company Sewage: Other Location: Glen Road, Sarisbury, Locksheath Authority: Environment Agency, Southern Region Pollutant: Crude Sewage Note: Discharge From Blocked Sewer; Water Company Sewage: Foul Sewer Incident Date: 1st November 1995 Incident Reference: 2135 Catchment Area: Not Given Receiving Water: Not Given Cause of Incident: Plc Sewage Other Incident Severity: Category 2 - Significant Incident Positional Accuracy: Located by supplier to within 100m	A9NE (W)	448	2	450500 109300
32	Pollution Incidents to Controlled Waters Property Type: Not Given Location: Into Watercourse At, SWANWICK Authority: Environment Agency, Southern Region Pollutant: Miscellaneous - Urban Runoff Note: Discharge Of Oil Contaminated Storm Water Incident Date: 17th May 1993 Incident Reference: 675 Catchment Area: Not Given Receiving Water: Not Given Cause of Incident: Oils/Related Products Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A7SE (SE)	728	2	451900 108300
33	Pollution Incidents to Controlled Waters Property Type: Water Company Sewage: Foul Sewer Location: 14 Burr ridge Road, BURRRIDGE Authority: Environment Agency, Southern Region Pollutant: Sewage - Septic Tank Effluent Note: Discharge From Blocked Sewer Incident Date: 27th October 1997 Incident Reference: 797530 Catchment Area: Not Given Receiving Water: Not Given Cause of Incident: Not Given Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A15NW (N)	762	2	451600 110050
34	Pollution Incidents to Controlled Waters Property Type: Water Company Sewage: Other Location: Stream At Foot Of Motoring Embankment Authority: Environment Agency, Southern Region Pollutant: Chemicals - Unknown Note: Oil In Stream; Water Company Sewage: Surface Water Outfall Incident Date: 15th February 1994 Incident Reference: 1084 Catchment Area: Not Given Receiving Water: Not Given Cause of Incident: Oils/Related Products Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A8NE (SE)	763	2	452300 108700
35	Pollution Incidents to Controlled Waters Property Type: Not Given Location: Location Description Not Available Authority: Environment Agency, Southern Region Pollutant: Miscellaneous - Natural Note: Scummy Stream With Oil Incident Date: 9th June 1994 Incident Reference: 1297 Catchment Area: Not Given Receiving Water: Not Given Cause of Incident: Miscellaneous/Other Pollution Type Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A5NE (SW)	775	2	450500 108600
36	Pollution Incidents to Controlled Waters Property Type: Other General Premises Location: Lower Duncan Road, PARKGATE Authority: Environment Agency, Southern Region Pollutant: Oils - Unknown Note: Oil In Stream; Domestic/Residential Incident Date: 4th February 1995 Incident Reference: 1668 Catchment Area: Not Given Receiving Water: Not Given Cause of Incident: Oils/Related Products Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m	A7SE (SE)	819	2	451900 108200

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
37	Pollution Incidents to Controlled Waters Property Type: Domestic/Residential Location: Brooklands, Bridge Road, SARISBURY Authority: Environment Agency, Southern Region Pollutant: Crude Sewage Note: Fish Kill In Pond Incident Date: 7th May 1996 Incident Reference: 796216 Catchment Area: Not Given Receiving Water: Not Given Cause of Incident: Unknown Incident Severity: Category 2 - Significant Incident Positional Accuracy: Located by supplier to within 100m	A5NW (SW)	958	2	450200 108700
	River Quality Name: Curbridge Strm GQA Grade: River Quality D Reach: Tidal R. Hamble Conf - Park Gate Estimated Distance (km): 6 Flow Rate: Flow less than 0.31 cumecs Flow Type: River Year: 2000	A8NE (E)	835	2	452398 108760
38	Substantiated Pollution Incident Register Authority: Environment Agency - Southern Region, Solent and South Downs Incident Date: 22nd August 2006 Incident Reference: 429385 Water Impact: Category 2 - Significant Incident Air Impact: Category 4 - No Impact Land Impact: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 10m Pollutant: Oils And Fuel: Gas And Fuel Oils	A9NE (NW)	386	2	450599 109496
39	Water Abstractions Operator: Mr V Goodfellow Esq Licence Number: 11/42/25.9/44 Permit Version: 100 Location: Midfield Nursery Authority: Environment Agency, Southern Region Abstraction: Agriculture: Horticultural Watering Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: See Licence Map Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 23rd December 1965 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	A14SE (N)	398	2	451190 109800
40	Water Abstractions Operator: Land & Water Services Limited Licence Number: So/042/0030/001 Permit Version: 1 Location: Lower Swanwick Borehole Authority: Environment Agency, Southern Region Abstraction: Sports Grounds/Facilities: General Use (Medium Loss) Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: Andark Diving Lake, Lower Swanwick Authorised Start: 27 March Authorised End: 22 April Permit Start Date: 27th March 2013 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	A9NW (W)	970	2	449985 109203

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Water Abstractions Operator: A J Cardigan Esq Licence Number: 11/42/25.8/42 Permit Version: 100 Location: Birch Glade, Hill Coppice Authority: Environment Agency, Southern 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: See Licence Map Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 23rd December 1965 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	(E)	1314	2	452840 108580
	Water Abstractions Operator: John Willment Marine Limited Licence Number: 30/043ca Permit Version: 102 Location: Crableck Lane Nurseries Authority: Environment Agency, Southern Region Abstraction: Aquaculture: Fish Farm/Cress Pond Throughflow Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: See Licence Map Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 9th June 2017 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	(SW)	1764	2	449500 108300
	Water Abstractions Operator: J R G Purkiss Licence Number: 30/043ca Permit Version: 101 Location: Crableck Lane Nurseries Authority: Environment Agency, Southern Region Abstraction: Aquaculture: Fish Farm/Cress Pond Throughflow Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): Not Supplied Yearly Rate (m3): Not Supplied Details: See Licence Map Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 31st March 2016 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	(SW)	1764	2	449500 108300
	Water Abstractions Operator: J R G Purkiss Licence Number: 30/043ca Permit Version: 100 Location: Crableck Lane Nurseries Authority: Environment Agency, Southern Region Abstraction: Aquaculture: Fish Farm/Cress Pond Throughflow Abstraction Type: Water may be abstracted from a single point Source: Groundwater Daily Rate (m3): 172 Yearly Rate (m3): 62780 Details: See Licence Map Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 24th June 2004 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	(SW)	1764	2	449500 108300

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	Water Abstractions Operator: S B P Management Ltd Licence Number: 30/044 Permit Version: 100 Location: Whiteley, Fareham Authority: Environment Agency, Southern Region Abstraction: Private Non-Industrial Amenity: 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: See Licence Map Authorised Start: 01 April Authorised End: 31 October Permit Start Date: 1st April 2016 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	(E)	1804	2	453400 109400
	Water Abstractions Operator: S B P Management Ltd Licence Number: 30/044 Permit Version: 100 Location: Whiteley, Fareham Authority: Environment Agency, Southern Region Abstraction: Private Non-Industrial Amenity: Make-Up Or Top Up Water Abstraction Type: Water may be abstracted from a single point Source: Surface Daily Rate (m3): 218 Yearly Rate (m3): 7500 Details: See Licence Map Authorised Start: 01 April Authorised End: 31 October Permit Start Date: 1st April 2016 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 10m	(E)	1804	2	453400 109400
	Water Abstractions Operator: Messrs Game Bros Licence Number: 11/42/25.10/49 Permit Version: 100 Location: Brixedone Farm Wishing Well Authority: Environment Agency, Southern 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: See Licence Map Authorised Start: 01 January Authorised End: 31 December Permit Start Date: 23rd December 1965 Permit End Date: Not Supplied Positional Accuracy: Located by supplier to within 100m	(NW)	1982	2	449470 110650
	Groundwater Vulnerability Soil Classification: Not classified Map Sheet: Sheet 52 Southern Hampshire Scale: 1:100,000	A11NW (NE)	0	2	451293 109179
	Drift Deposits None				
	Bedrock Aquifer Designations Aquifer Designation: Unproductive Strata	A11NW (NE)	0	1	451293 109179
	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				

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
41	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 52.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11SW (E)	0	4	451578 109084
42	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 60.1 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11NW (NE)	9	4	451355 109295
43	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 46.0 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A10NE (W)	20	4	450994 109197
44	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 239.3 Watercourse Level: Not Supplied Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A10NE (W)	62	4	450957 109183
45	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 3.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11SW (S)	87	4	451302 108952
46	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 20.3 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11SW (S)	91	4	451301 108949
47	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 1.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11SW (S)	110	4	451297 108929
48	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 5.2 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11SW (S)	112	4	451297 108927
49	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 43.1 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11SW (S)	116	4	451297 108922

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
50	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 120.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A10NW (NW)	134	4	450862 109432
51	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 3.5 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11SW (S)	157	4	451292 108880
52	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 87.2 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11SW (S)	161	4	451289 108877
53	OS Water Network Lines Watercourse Form: Lake Watercourse Length: 50.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A10NW (NW)	230	4	450745 109438
54	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 5.4 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A6NE (S)	244	4	451280 108791
55	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 11.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A6NE (S)	249	4	451280 108786
56	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 75.6 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11NE (E)	257	4	451868 109182
57	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 4.4 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11NE (E)	257	4	451869 109178
58	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 37.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 2	A11SE (E)	260	4	451873 109172

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
59	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 39.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11NE (E)	261	4	451873 109176
60	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 251.1 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11SE (E)	266	4	451856 108989
61	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 50.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A10NW (W)	268	4	450718 109190
62	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 39.9 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A10NW (NW)	270	4	450697 109430
63	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 351.1 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A14SE (N)	274	4	451120 109672
64	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 89.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11SE (E)	293	4	451908 109157
65	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 25.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A10NW (W)	296	4	450662 109410
66	OS Water Network Lines Watercourse Form: Lake Watercourse Length: 92.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A10NW (W)	307	4	450669 109198
67	OS Water Network Lines Watercourse Form: Lake Watercourse Length: 12.0 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A10NW (W)	312	4	450642 109395

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
68	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 23.2 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A10NW (W)	320	4	450632 109387
69	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 19.7 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11SE (E)	336	4	451950 109100
70	OS Water Network Lines Watercourse Form: Lake Watercourse Length: 30.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A10NW (W)	336	4	450613 109373
71	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 55.6 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12SW (E)	348	4	451960 109083
72	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 111.8 Watercourse Level: Not Supplied Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A9NE (W)	359	4	450589 109355
73	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 3.4 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11NE (NE)	360	4	451829 109423
74	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 40.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11NE (NE)	360	4	451831 109421
75	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 12.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11NE (NE)	361	4	451829 109423
76	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 198.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 2	A12SW (E)	369	4	451984 109159

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
77	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 33.9 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11NE (NE)	371	4	451830 109435
78	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 99.0 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A9NE (W)	372	4	450586 109240
79	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 49.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11NE (NE)	390	4	451871 109428
80	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 188.1 Watercourse Level: Not Supplied Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A14SE (NW)	401	4	450949 109767
81	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 86.0 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12SW (E)	402	4	452011 109061
82	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 42.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11NE (NE)	405	4	451846 109464
83	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 56.2 Watercourse Level: Not Supplied Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11NE (E)	406	4	451918 109416
84	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 140.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A11NE (E)	406	4	451947 109368
85	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 10.9 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 2	A12NW (E)	423	4	452035 109183

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
86	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 37.0 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 2	A12NW (E)	433	4	452046 109185
87	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 632.0 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A9NE (W)	449	4	450500 109288
88	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 17.2 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12NW (E)	476	4	452063 109295
89	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 5.7 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12SW (E)	479	4	452080 109016
90	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 2.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12SW (E)	482	4	452085 109019
91	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 154.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12SW (E)	485	4	452087 109021
92	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 47.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12NW (E)	493	4	452080 109297
93	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 3.3 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12NW (E)	534	4	452126 109287
94	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 17.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12NW (E)	536	4	452130 109286

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
95	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 135.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 2	A12NW (E)	551	4	452146 109282
96	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 159.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12NW (E)	551	4	452146 109282
97	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 879.7 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A14NW (NW)	572	4	450825 109909
98	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 91.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A15SE (NE)	600	4	451862 109683
99	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 10.2 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12SW (E)	600	4	452215 109102
100	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 94.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12SW (E)	609	4	452224 109108
101	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 18.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 2	A12NW (E)	649	4	452251 109264
102	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 0.7 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 2	A12NW (E)	653	4	452252 109275
103	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 5.7 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 2	A12NW (E)	653	4	452253 109275

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
104	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 7.4 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 2	A12NW (E)	655	4	452257 109266
105	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 21.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A5NE (SW)	655	4	450559 108712
106	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 4.7 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 2	A12NW (E)	659	4	452258 109277
107	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 3.5 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12NW (E)	662	4	452265 109266
108	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 109.7 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12NW (E)	662	4	452262 109275
109	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 9.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12NW (E)	662	4	452262 109275
110	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 53.1 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12NW (E)	663	4	452266 109262
111	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 284.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A15SE (NE)	666	4	451788 109810
112	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 10.7 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12NW (E)	667	4	452279 109194

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
113	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 46.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 2	A12NW (E)	667	4	452279 109194
114	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 35.1 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 2	A12NW (E)	667	4	452279 109192
115	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 6.8 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12NW (E)	668	4	452280 109204
116	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 5.7 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12SW (E)	670	4	452285 109155
117	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 8.0 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12SW (E)	674	4	452289 109160
118	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 25.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12SE (E)	679	4	452294 109165
119	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 923.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A15NW (N)	681	4	451597 109960
120	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 3.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A15SE (NE)	683	4	451877 109774
121	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 5.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A15SE (NE)	684	4	451881 109773

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
122	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 12.0 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A15SE (NE)	686	4	451886 109772
123	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 129.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A15SE (NE)	688	4	451897 109766
124	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 33.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A13SE (NW)	697	4	450449 109817
125	OS Water Network Lines Watercourse Form: Lake Watercourse Length: 38.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A13SE (NW)	699	4	450425 109794
126	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 44.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12SE (E)	704	4	452318 109169
127	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 652.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A9SE (W)	732	4	450301 108968
128	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 27.9 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A5NE (SW)	738	4	450488 108667
129	OS Water Network Lines Watercourse Form: Lake Watercourse Length: 12.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12NE (E)	747	4	452361 109177
130	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 50.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A6SW (SW)	749	4	450758 108460

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
131	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 115.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 2	A12NE (E)	759	4	452373 109181
132	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 424.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12NE (E)	759	4	452373 109181
133	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 17.0 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A5NE (SW)	765	4	450465 108653
134	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 177.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A15NE (NE)	777	4	451836 109906
135	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 21.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A6SW (SW)	777	4	450771 108424
136	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 9.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A5NE (SW)	782	4	450450 108644
137	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 2.7 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A8NE (SE)	784	4	452304 108652
138	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 299.3 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A5NE (SW)	792	4	450442 108638
139	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 59.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A6SW (SW)	796	4	450755 108410

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
140	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 150.0 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A16SW (NE)	802	4	451999 109836
141	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 261.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A8NE (E)	819	4	452371 108739
142	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 253.9 Watercourse Level: Not Supplied Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A8NE (E)	819	4	452371 108739
143	OS Water Network Lines Watercourse Form: Lake Watercourse Length: 130.7 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A6SW (SW)	849	4	450710 108371
144	OS Water Network Lines Watercourse Form: Lake Watercourse Length: 13.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A8SE (SE)	879	4	452326 108489
145	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 108.2 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A8SE (SE)	883	4	452323 108476
146	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 36.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A15NE (NE)	900	4	451892 110015
147	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 7.0 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A15NE (NE)	905	4	451923 110004
148	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 73.1 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A15NE (NE)	906	4	451930 110003

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
149	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 2.0 Watercourse Level: Underground Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A16NW (NE)	919	4	451998 109977
150	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 123.5 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A16NW (NE)	920	4	452000 109977
151	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 101.0 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A16NW (NE)	940	4	452114 109929
152	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 213.2 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A5SE (SW)	951	4	450599 108312
153	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 126.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A8NE (E)	975	4	452536 108752
154	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 161.3 Watercourse Level: Not Supplied Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A8NE (E)	975	4	452531 108736
155	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 111.3 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A12SE (E)	979	4	452564 108890
156	OS Water Network Lines Watercourse Form: Inland river Watercourse Length: 17.1 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A8NE (SE)	992	4	452495 108569
157	OS Water Network Lines Watercourse Form: Lake Watercourse Length: 31.8 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: East Hampshire Primacy: 1	A8NE (SE)	994	4	452494 108563

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
158	Historical Landfill Sites Licence Holder: Civil Aviation Authority Location: Bursledon Brickworks, Swanwick, Hampshire Name: Land at Bursledon Brickworks Operator Location: Not Supplied Boundary Accuracy: As Supplied Provider Reference: EAHLD20946 First Input Date: Not Supplied Last Input Date: Not Supplied Specified Waste: Deposited Waste included Inert Waste Type: EA Waste Ref: 0 Regis Ref: Not Supplied WRC Ref: Not Supplied BGS Ref: Not Supplied Other Ref: 10/42, FFA25	A14NE (N)	536	2	450993 109923
159	Licensed Waste Management Facilities (Landfill Boundaries) Name: Rookery Farm Landfill Site Licence Number: 210063 Location: Rookery Farm Landfill Site, Botley Road, Swanwick, Fareham, Hampshire, SO31 1BL Licence Holder: Raymond Brown Minerals & Recycling Ltd Authority: Environment Agency - South East Region, Solent & South Downs Area Site Category: Inert LF Max Input Rate: Not Supplied Licence Status: Modified Issued: 9th November 2005 Positional Accuracy: Positioned by the supplier Boundary Accuracy: As Supplied	A11NW (NE)	0	2	451293 109179
160	Licensed Waste Management Facilities (Landfill Boundaries) Name: Rookery Farm Landfill Site Licence Number: 10281 Location: Rookery Farm, Botley Road, Swanwick, Hants, SO31 1BL Licence Holder: Raymond Brown Eco Bio Ltd Authority: Environment Agency - Southern Region, Hampshire and Isle of Wight Area Office Site Category: Landfills Taking Non-biodegradable Wastes (Not Construction) Max Input Rate: Not Supplied Licence Status: Inactive Issued: 9th November 2005 Positional Accuracy: Positioned by the supplier Boundary Accuracy: As Supplied	A11NW (NE)	0	2	451293 109179
161	Licensed Waste Management Facilities (Landfill Boundaries) Name: Rookery Farm Landfill Site And Recycling Licence Number: 19941 Location: Rookery Farm, Botley Road, Swanwick, Hampshire, SO31 1BL Licence Holder: Raymond Brown Eco-Bio Ltd Authority: Environment Agency - Southern Region, Hampshire and Isle of Wight Area Office Site Category: Household, Commercial And Industrial Waste Landfills Max Input Rate: Not Supplied Licence Status: Inactive Issued: Not Supplied Positional Accuracy: Positioned by the supplier Boundary Accuracy: As Supplied	A11NW (NE)	0	2	451293 109179
162	Licensed Waste Management Facilities (Locations) Licence Number: 10281 Location: Rookery Farm, Botley Road, Swanwick, Hampshire, SO31 1BL Operator Name: Raymond Brown Eco Bio Ltd Operator Location: Not Supplied Authority: Environment Agency - South East Region, Solent & South Downs Area Site Category: Landfills Taking Non-biodegradable Wastes (Not Construction) Licence Status: Issued Issued: 9th November 2005 Last Modified: Not Supplied Expires: Not Supplied Suspended: Not Supplied Revoked: Not Supplied Surrendered: Not Supplied IPPC Reference: MP3239BR Positional Accuracy: Located by supplier to within 10m	A11SW (SE)	0	2	451400 109110

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
162	Licensed Waste Management Facilities (Locations) Licence Number: 19941 Location: Rookery Farm, Botley Road, Swanwick, Fareham, Hampshire, SO31 1BL Operator Name: Raymond Brown Minerals & Recycling Ltd Operator Location: Not Supplied Authority: Environment Agency - Southern Region, Solent and South Downs Site Category: Physical Treatment Facilities Licence Status: Modified Issued: 11th May 1995 Last Modified: 24th October 2016 Expires: Not Supplied Suspended: Not Supplied Revoked: Not Supplied Surrendered: Not Supplied IPPC Reference: Not Supplied Positional Accuracy: Located by supplier to within 10m	A11SW (SE)	0	2	451400 109110
163	Licensed Waste Management Facilities (Locations) Licence Number: 210063 Location: Rookery Farm Landfill Site, Botley Road, Swanwick, Fareham, Hampshire, SO31 1BL Operator Name: Raymond Brown Minerals & Recycling Ltd Operator Location: Not Supplied Authority: Environment Agency - South East Region, Solent & South Downs Area Site Category: Inert LF Licence Status: Modified Issued: 9th November 2005 Last Modified: 24th October 2016 Expires: Not Supplied Suspended: Not Supplied Revoked: Not Supplied Surrendered: Not Supplied IPPC Reference: Not Supplied Positional Accuracy: Located by supplier to within 100m	A10NE (W)	0	2	451100 109200
164	Licensed Waste Management Facilities (Locations) Licence Number: 10211 Location: 6 Crompton Way, Segensworth West Ind Est, Fareham, Hampshire, PO15 5SP Operator Name: Rentokil Initial U K Limited Operator Location: Not Supplied Authority: Environment Agency - South East Region, Solent & South Downs Area Site Category: Special Waste Transfer Stations Licence Status: Modified Issued: 21st May 1999 Last Modified: 15th August 2014 Expires: Not Supplied Suspended: Not Supplied Revoked: Not Supplied Surrendered: Not Supplied IPPC Reference: Not Supplied Positional Accuracy: Located by supplier to within 10m	A8SW (SE)	913	2	452249 108332
165	Licensed Waste Management Facilities (Locations) Licence Number: 10255 Location: Mobile Plant Operator Name: Westminster Dredging Company Limited Operator Location: Not Supplied Authority: Environment Agency - South East Region, Solent & South Downs Area Site Category: Mobile Plant Licence Status: Modified Issued: 8th December 2004 Last Modified: 10th April 2006 Expires: Not Supplied Suspended: Not Supplied Revoked: Not Supplied Surrendered: Not Supplied IPPC Reference: Not Supplied Positional Accuracy: Located by supplier to within 10m	A8SW (SE)	983	2	452264 108247
	Local Authority Landfill Coverage Name: Fareham Borough Council - Has no landfill data to supply		0	3	451293 109179
	Local Authority Landfill Coverage Name: Hampshire County Council - Had landfill data but passed it to the relevant environment agency		0	5	451293 109179
	Local Authority Landfill Coverage Name: Winchester City Council - Has supplied landfill data		797	6	452397 109289

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
166	Registered Landfill Sites Licence Holder: Raymond Brown Eco Bio Ltd Licence Reference: FA 032A Site Location: Rookery Farm, Botley Road, Swanwick, SOUTHAMPTON, Hampshire, SO31 1BL Licence Easting: 451250 Licence Northing: 109200 Operator Location: 160 Christchurch Road, RINGWOOD, Hampshire, BH24 3AR Authority: Environment Agency - Southern Region, Hampshire Area Site Category: Landfill - with treatment Max Input Rate: Very Large (Equal to or greater than 250,000 tonnes per year) Waste Source: No known restriction on source of waste Restrictions: Status: Operational as far as is known Dated: 11th May 1995 Preceded By: 10/ 32 Licence: Superseded By: Not Given Licence: Positional Accuracy: Manually positioned to the address or location Boundary Accuracy: Not Applicable Authorised Waste Adhesive Wastes Construction And Demolition Wastes Cork Cull,Clays,Pottery,China,Enamels,Ceram Ebonite,Kapok Kieselguhr (Diatom.Earth Electrical Fitt/Fixt/Appliances Ferrous & Non-Ferrous Metals Hants Cat.A - Inert/ Waste For Recycl' Max.Waste Permitted By Licence Natural/Manmade Fibres Prods. Of Completed Polymerisation Sand,Chalk,Gravel,Nat.Occ.Earth Spoils Sands (Incl.Foundry/Moulding), Silica Shot Blast/Boiler Scale/Iron Ox/Hydrox Solid Rubber Prohibited Waste All Fibrous Forms Of Asbestos Biodegradable Waste Contam.Heavy Metal/Salts Of Heavy Met. Contaminated Rubble With Concs.>List 1 Food Waste Liquid/Slurry/Sludge Wastes Old Cars/Vehicles/Tractors Paper/Cardboard/Packaging Phenols, Analogues/Derivatives Poisonous, Noxious, Polluting Wastes Potentially Hazardous Wastes Potentially Polluting Wastes Rubble-Ex.Premis.Use Tox/Water Sol.Chem Spec.Waste (Epa'90:S62/1996 Regs) Vegetable Matter Waste N.O.S.	A10NE (NW)	0	2	451250 109200

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
167	Registered Landfill Sites Licence Holder: Leigh Environmental (Southern) Ltd Licence Reference: 10/ 32 Site Location: Rookery Farm, Botley Road, Swanwick, SOUTHAMPTON, Hampshire, SO31 1BL Licence Easting: Not Supplied Licence Northing: Not Supplied Operator Location: Dundas Spur, Dundas Lane, Copnor, PORTSMOUTH, Hampshire, PO3 5NY Authority: Environment Agency - Southern Region, Hampshire Area Site Category: Landfill Max Input Rate: Large (Equal to or greater than 75,000 and less than 250,000 tonnes per year) Waste Source: No known restriction on source of waste Restrictions: Status: Record supersededSuperseded Dated: 7th April 1988 Preceded By: 10/ 30A Licence: Superseded By: FA 032A Licence: Positional Accuracy: Positioned by the supplier Boundary Accuracy: Moderate Authorised Waste: Construction And Demolition Wastes Highways Maintenance Wastes Max.Waste Permitted By Licence(Stated) Sand,Chalk,Gravel,Nat.Occ.Earth Spoils Prohibited Waste: All Fibrous Forms Of Asbestos Biodegradable Waste Contam.Rubble Ex Prems Using Tox/Chems Food Waste Liquid/Sludge Wastes Mat'Ls Cont. Phenols Paper/Cardboard/Packaging Waste Phenols Or Mat'Ls Cont Phenol Poisonous, Noxious, Polluting Wastes Special Wastes Vegetable Matter Waste N.O.S.	A11NW (NE)	0	2	451293 109179
168	Registered Landfill Sites Licence Holder: J & W Landfill Ltd Licence Reference: 10/ 30A Site Location: Rookery Farm, Botley Road, Swanwick, SOUTHAMPTON, Hampshire, SO31 1BL Licence Easting: Not Supplied Licence Northing: Not Supplied Operator Location: Sandy Lane, Fair Oak, Eastleigh, Hampshire Authority: Environment Agency - Southern Region, Hampshire Area Site Category: Landfill Max Input Rate: Undefined Waste Source: No known restriction on source of waste Restrictions: Status: Record supersededSuperseded Dated: 16th November 1984 Preceded By: Not Given Licence: Superseded By: 10/ 32 Licence: Positional Accuracy: Positioned by the supplier Boundary Accuracy: Moderate Authorised Waste: Construction And Demolition Wastes Excavated Natural Materials \$ Foundry Sand Road Making Materials Sands,Silica Prohibited Waste: Biodegradable/Putrescible Waste Contaminated Rubble Fibrous Forms Of Asbestos Food Waste Liquid/Slurry/Sludge Wastes Paper/Cardboard Waste Phenols, Analogues/Derivatives Poisonous, Noxious, Polluting Wastes Special Wastes Toxic/Poisonous Wastes Vegetable/Processing Waste	A10NE (N)	0	2	451281 109231

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
169	Registered Landfill Sites Licence Holder: Civil Aviation Authority Licence Reference: 10/ 42A Site Location: Burlesden Brickworks, Swanwick, Southampton, Hampshire Licence Easting: 450501 Licence Northing: 110001 Operator Location: Caa House, 45-49 Kingsway, LONDON, Greater London, WC2B 6TE Authority: Environment Agency - Southern Region, Hampshire Area Site Category: Landfill Max Input Rate: Undefined Waste Source: No known restriction on source of waste Restrictions: Status: Licence lapsed/cancelled/defunct/not applicable/surrenderedCancelled Dated: 1st June 1991 Preceded By: Not Given Licence: Superseded By: Not Given Licence: Positional Accuracy: Manually positioned to the address or location Boundary Accuracy: Not Applicable Authorised Waste: Sand,Chalk,Gravel,Nat'L Occ.Earthspoil Prohibited Waste: All Clinical Wastes (As In Wmp 25) Biodegradable Waste Brick, Concrete Rubble Constr'N/Demol. Waste Food Liquid/Slurry/Sludge Wastes Metal Paper/Cardboard/Packaging Phenols Or Mat'ls Containing Them Plaster Poisonous, Noxious, Polluting Wastes Rubble -Prems Use Toxic/Water Sol.Chem Special Wastes Timber Vegetable Matter Waste N.O.S.	A13NE (NW)	807	2	450501 110001
170	Registered Waste Transfer Sites Licence Holder: Rentokil Initial Plc Licence Reference: EAWML10211 Site Location: 6 Crompton Way, Segensworth West Industrial Estate, FAREHAM, Hampshire, PO15 5SP Operator Location: Felcourt, EAST GRINSTEAD, West Sussex, RH19 2JY Authority: Environment Agency - Southern Region, Hampshire Area Site Category: Transfer Max Input Rate: Very Small (Less than 10,000 tonnes per year) Waste Source: No known restriction on source of waste Restrictions: Licence Status: Operational as far as is knownOperational Dated: 21st May 1999 Preceded By: Not Given Licence: Superseded By: Not Given Licence: Positional Accuracy: Manually positioned to the address or location Boundary Quality: Not Supplied Authorised Waste: Maximum Waste Permitted By Licence Soiled Nappies Soiled Sanitary Dressings Prohibited Waste: Liquid Wastes Material With Any Haz.Code (H1, H2, H3a,H3b,H4,H5,H6,H7,H8,H9,H10,H11,H12,H13,H14) Powders Sludge Wastes Special Waste (As In Epa 1990:S62 Of 1996 Regs) Waste Not Otherwise Specified	A8SW (SE)	902	2	452250 108350

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	BGS 1:625,000 Solid Geology Description: Thames Group	A11NW (NE)	0	1	451293 109179
171	BGS Recorded Mineral Sites Site Name: Beacon Bottom Clay Pits Location: Sarisbury, Fareham, Hampshire Source: British Geological Survey, National Geoscience Information Service Reference: 162944 Type: Opencast Status: Ceased Operator: Not Supplied Operator Location: Not Supplied Periodic Type: Palaeogene Geology: London Clay Formation Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A11SE (SE)	64	1	451641 108934
172	BGS Recorded Mineral Sites Site Name: Beacon Bottom Clay Pits Location: Sarisbury, Fareham, Hampshire Source: British Geological Survey, National Geoscience Information Service Reference: 162943 Type: Opencast Status: Ceased Operator: Not Supplied Operator Location: Not Supplied Periodic Type: Palaeogene Geology: London Clay Formation Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A11SW (SE)	73	1	451616 108890
173	BGS Recorded Mineral Sites Site Name: Beacon Bush Hill Clay Pit Location: Sarisbury, Fareham, Hampshire Source: British Geological Survey, National Geoscience Information Service Reference: 162930 Type: Opencast Status: Ceased Operator: Not Supplied Operator Location: Not Supplied Periodic Type: Ypresian - Lutetian Geology: Wittering Formation Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A7NW (S)	338	1	451501 108612
174	BGS Recorded Mineral Sites Site Name: Park Gate Brick Kilns Location: Park Gate, Fareham, Hampshire Source: British Geological Survey, National Geoscience Information Service Reference: 162964 Type: Opencast Status: Ceased Operator: Not Supplied Operator Location: Not Supplied Periodic Type: Palaeogene Geology: London Clay Formation Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A7NE (SE)	408	1	451832 108633
175	BGS Recorded Mineral Sites Site Name: Sarisbury Brick & Tile Works Location: Sarisbury, Fareham, Hampshire Source: British Geological Survey, National Geoscience Information Service Reference: 162929 Type: Opencast Status: Ceased Operator: Not Supplied Operator Location: Not Supplied Periodic Type: Palaeogene Geology: London Clay Formation Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A9NW (W)	897	1	450063 109176

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
176	BGS Recorded Mineral Sites Site Name: Swanwick Brick Works Location: Swanwick, Southampton, Hampshire Source: British Geological Survey, National Geoscience Information Service Reference: 162505 Type: Opencast Status: Ceased Operator: Not Supplied Operator Location: Not Supplied Periodic Type: Palaeogene Geology: London Clay Formation Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A13NW (NW)	923	1	450191 109858
177	BGS Recorded Mineral Sites Site Name: Sarisbury Brick & Tile Works Location: Sarisbury, Fareham, Hampshire Source: British Geological Survey, National Geoscience Information Service Reference: 162942 Type: Opencast Status: Ceased Operator: Not Supplied Operator Location: Not Supplied Periodic Type: Palaeogene Geology: London Clay Formation Commodity: Common Clay and Shale Positional Accuracy: Located by supplier to within 10m	A9NW (W)	977	1	449972 109261
	Coal Mining Affected Areas In an area that might not be affected by coal mining				
	Non Coal Mining Areas of Great Britain No Hazard				
	Potential for Collapsible Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A11NW (NE)	0	1	451293 109179
	Potential for Compressible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A11NW (NE)	0	1	451293 109179
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A11NW (NE)	0	1	451293 109179
	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A11NW (NE)	0	1	451293 109179
	Potential for Landslide Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A11NW (SE)	0	1	451297 109175
	Potential for Landslide Ground Stability Hazards Hazard Potential: Moderate Source: British Geological Survey, National Geoscience Information Service	A11SW (SE)	0	1	451528 108963
	Potential for Landslide Ground Stability Hazards Hazard Potential: Moderate Source: British Geological Survey, National Geoscience Information Service	A11SW (S)	0	1	451290 109093
	Potential for Landslide Ground Stability Hazards Hazard Potential: Moderate Source: British Geological Survey, National Geoscience Information Service	A11SW (E)	0	1	451366 109160
	Potential for Landslide Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A10SE (SW)	75	1	451077 109049
	Potential for Landslide Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A11SE (E)	160	1	451753 109014
	Potential for Landslide Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A11NW (NE)	176	1	451428 109454
	Potential for Running Sand Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A11NW (NE)	0	1	451293 109179

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	A10SE (SW)	115	1	451085 109006
	Potential for Running Sand Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A11NW (NE)	231	1	451506 109453
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A11NW (NE)	0	1	451293 109179
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Moderate Source: British Geological Survey, National Geoscience Information Service	A10SE (SW)	115	1	451085 109006
	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	A11NW (NE)	0	1	451293 109179
	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	A11NW (NE)	0	1	451293 109179

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
178	Contemporary Trade Directory Entries Name: Ecobio Ltd Location: Botley Rd, Park Gate, Southampton, Hampshire, SO31 1BB Classification: Recycling Centres Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A11SW (SE)	10	-	451602 109026
179	Contemporary Trade Directory Entries Name: P R O Cars Southampton Ltd Location: 83, Swanwick Lane, Swanwick, SOUTHAMPTON, SO31 7DX Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A10NW (W)	93	-	450858 109302
180	Contemporary Trade Directory Entries Name: BurrIDGE Body Shop Location: Unit 3 116 Botley rd, Park Gate, Southampton, Hampshire, SO31 1BA Classification: Car Body Repairs Status: Active Positional Accuracy: Manually positioned to the address or location	A7NE (SE)	143	-	451641 108824
180	Contemporary Trade Directory Entries Name: Flintstone Tyres Location: Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Tyre Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	143	-	451642 108825
181	Contemporary Trade Directory Entries Name: H H Aluminium Location: Unit 1-3, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Aluminium Fabricators Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	170	-	451690 108824
181	Contemporary Trade Directory Entries Name: Glass Processing Services Location: Unit 3, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Glass Products - Manufacturers Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	176	-	451683 108812
181	Contemporary Trade Directory Entries Name: Beacon Joinery Location: Unit 7, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Joinery Manufacturers Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	179	-	451704 108825
181	Contemporary Trade Directory Entries Name: In House Encapsulation Location: Unit 6, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, Hampshire, SO31 1FQ Classification: Lamination & Encapsulation Services Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	184	-	451699 108814
181	Contemporary Trade Directory Entries Name: Speedy Pack Location: Unit 8, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Packaging & Wrapping Equipment & Supplies Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	188	-	451717 108825
181	Contemporary Trade Directory Entries Name: Gilmark Fire Protection Services Location: Unit 8, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, Hampshire, SO31 1FQ Classification: Firefighting Equipment Status: Inactive Positional Accuracy: Manually positioned to the address or location	A7NE (SE)	188	-	451717 108825

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
181	Contemporary Trade Directory Entries Name: Comar Services Ltd Location: Unit 9, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Air Conditioning & Refrigeration Contractors Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	194	-	451723 108822
182	Contemporary Trade Directory Entries Name: N F Refrigeration Services Location: Unit 12, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Refrigeration Equipment - Commercial Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	254	-	451787 108807
182	Contemporary Trade Directory Entries Name: Greencool Refrigerants Location: Unit 12, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Refrigeration Equipment - Commercial Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	254	-	451787 108807
182	Contemporary Trade Directory Entries Name: Burrige Motorworks Location: Bridge House, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Garage Services Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	263	-	451780 108783
182	Contemporary Trade Directory Entries Name: Station Garage Location: Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Garage Services Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	263	-	451780 108783
182	Contemporary Trade Directory Entries Name: Burrige Motorworks Location: Bridge House, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	263	-	451780 108783
183	Contemporary Trade Directory Entries Name: New Park Garage Southampton Ltd Location: Unit 5, Station Industrial Park, Duncan Road, Park Gate, Southampton, SO31 1BX Classification: Garage Services Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	257	-	451635 108703
183	Contemporary Trade Directory Entries Name: Selden Masts Location: Duncan Road, Park Gate, Southampton, Hampshire, SO31 1BX Classification: Marine Equipment & Supplies Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	264	-	451658 108702
183	Contemporary Trade Directory Entries Name: New Park Garage Location: Unit 5, Station Industrial Park, Duncan Road, Park Gate, Southampton, Hampshire, SO31 1BX Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	264	-	451658 108702
183	Contemporary Trade Directory Entries Name: Botley Motor Body Repair Location: Unit 3, Station Industrial Park, Duncan Road, Park Gate, Southampton, SO31 1BX Classification: Car Body Repairs Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	272	-	451672 108698

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
184	Contemporary Trade Directory Entries Name: Swisslog Healthcare Location: Unit 14, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, Hampshire, SO31 1FQ Classification: Automation Systems & Equipment Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	270	-	451802 108800
184	Contemporary Trade Directory Entries Name: Commercial Lighting Systems Ltd Location: Unit 16/17, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Lighting Manufacturers Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	305	-	451835 108786
184	Contemporary Trade Directory Entries Name: Moorland Pneumatic Services Location: Unit 16/17, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, Hampshire, SO31 1FQ Classification: Pneumatic Systems & Equipment Status: Inactive Positional Accuracy: Manually positioned to the address or location	A7NE (SE)	305	-	451835 108786
185	Contemporary Trade Directory Entries Name: Sesotec Location: Unit 24, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Plant & Machinery Manufacturers Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	280	-	451775 108753
186	Contemporary Trade Directory Entries Name: E Evans Electrical Contractors Location: 172, Botley Road, Burridge, Southampton, SO31 1BL Classification: Electrical Engineers Status: Inactive Positional Accuracy: Automatically positioned to the address	A15SW (N)	290	-	451421 109610
187	Contemporary Trade Directory Entries Name: T S L Hygienic Ltd Location: Lathkill House, Beacon Bottom, Park Gate, Southampton, SO31 7GQ Classification: Industrial Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NW (S)	293	-	451471 108663
188	Contemporary Trade Directory Entries Name: Trans-Ec European Ltd Location: Richmond Court, 94, Botley Road, Park Gate, Southampton, Hampshire, SO31 1BA Classification: Road Haulage Services Status: Inactive Positional Accuracy: Manually positioned to the address or location	A7NW (SE)	303	-	451591 108648
189	Contemporary Trade Directory Entries Name: Hamble Sheet Metal Workers Ltd Location: Unit 23, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Sheet Metal Work Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	306	-	451801 108743
189	Contemporary Trade Directory Entries Name: B S T Engineering Location: Unit 23, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, Hampshire, SO31 1FQ Classification: Sheet Metal Work Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	306	-	451801 108743
189	Contemporary Trade Directory Entries Name: Navigair Ltd Location: Unit 22, Park Gate Business Centre, Chandlers Way, Park Gate, Southampton, SO31 1FQ Classification: Footwear Manufacturers & Wholesale Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	334	-	451828 108729

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
190	Contemporary Trade Directory Entries Name: Full Steam Ahead Location: 45, Botley Road, Park Gate, Southampton, SO31 1AZ Classification: Ironing & Home Laundry Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NW (SE)	312	-	451549 108635
190	Contemporary Trade Directory Entries Name: Cleaning Operations Uk Ltd Location: Sherendon House, 43, Botley Road, Park Gate, Southampton, SO31 1AY Classification: Commercial Cleaning Services Status: Active Positional Accuracy: Automatically positioned to the address	A7NW (SE)	346	-	451553 108601
190	Contemporary Trade Directory Entries Name: Richard Mitchell Car Sales Location: Sherendon House, 43, Botley Road, Park Gate, Southampton, SO31 1AY Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A7NW (SE)	346	-	451553 108601
190	Contemporary Trade Directory Entries Name: Cleaning Matters 2 Us Ltd Location: Sherendon House, 43, Botley Road, Park Gate, Southampton, Hampshire, SO31 1AY Classification: Commercial Cleaning Services Status: Inactive Positional Accuracy: Manually positioned to the address or location	A7NW (SE)	346	-	451553 108601
190	Contemporary Trade Directory Entries Name: A M V 3000 Location: 82-84, Botley Road, Park Gate, Southampton, SO31 1BA Classification: Classic Car Specialists Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NW (SE)	359	-	451602 108592
190	Contemporary Trade Directory Entries Name: Rosso Ferrari Location: 84, Botley Road, Park Gate, Southampton, Hampshire, SO31 1BA Classification: Car Dealers Status: Inactive Positional Accuracy: Manually positioned to the address or location	A7NW (SE)	359	-	451602 108592
191	Contemporary Trade Directory Entries Name: S K Cladding Location: 8, Suffolk Drive, Whiteley, FAREHAM, Hampshire, PO15 7DE Classification: Cladding Suppliers & Installers Status: Inactive Positional Accuracy: Automatically positioned to the address	A11NE (E)	314	-	451827 109365
192	Contemporary Trade Directory Entries Name: Carters Of Swanwick Location: Duncan Road, Park Gate, Southampton, SO31 1BD Classification: Lawnmowers & Garden Machinery - Sales & Service Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	326	-	451742 108671
192	Contemporary Trade Directory Entries Name: Pressing Needs Ltd Location: Duncan Road, Park Gate, Southampton, SO31 1BD Classification: Ironing & Home Laundry Services Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	349	-	451769 108660
193	Contemporary Trade Directory Entries Name: Progressive Product Developments Ltd Location: 24, Beacon Bottom, Park Gate, Southampton, SO31 7GQ Classification: Waste Processing Machinery Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NW (S)	327	-	451361 108669
194	Contemporary Trade Directory Entries Name: Keyline Builders Merchants Location: Duncan Road, Park Gate, Southampton, SO31 1BX Classification: Builders' Merchants Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	332	-	451687 108639

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
195	Contemporary Trade Directory Entries Name: Hampshire Maids Location: 3, Castilian Way, Whiteley, Fareham, Hampshire, PO15 7NR Classification: Cleaning Services - Domestic Status: Active Positional Accuracy: Automatically positioned to the address	A11SE (E)	344	-	451946 109031
196	Contemporary Trade Directory Entries Name: Lema Electronics Ltd Location: 1, Talisman Business Centre, Duncan Road, Park Gate, Southampton, SO31 7GA Classification: Electronic Equipment - Manufacturers & Assemblers Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	384	-	451738 108603
196	Contemporary Trade Directory Entries Name: Good Directions Ltd Location: 11-15, Talisman Business Centre, Duncan Road, Park Gate, Southampton, SO31 7GA Classification: Clocks & Watches - Manufacturers & Wholesalers Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	388	-	451693 108583
196	Contemporary Trade Directory Entries Name: B K Automation Location: 4, Talisman Business Centre, Duncan Road, Park Gate, Southampton, SO31 7GA Classification: Automation Systems & Equipment Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	407	-	451734 108577
196	Contemporary Trade Directory Entries Name: Admiral Tapes Ltd Location: Talisman Business Centre, Duncan Road, Park Gate, Southampton, SO31 7GA Classification: Packaging & Wrapping Equipment & Supplies Status: Inactive Positional Accuracy: Automatically positioned in the proximity of the address	A7NE (SE)	411	-	451709 108564
196	Contemporary Trade Directory Entries Name: P S P Location: Talisman Business Centre, Duncan Road, Fareham, SO31 7GA Classification: Marine Equipment & Supplies Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	411	-	451709 108564
196	Contemporary Trade Directory Entries Name: Giro Engineering Ltd Location: 10, Talisman Business Centre, Duncan Road, Park Gate, Southampton, SO31 7GA Classification: Marine Engineers Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	425	-	451707 108549
197	Contemporary Trade Directory Entries Name: Air Control Southern Location: 3, Barley Business Park, Duncan Road, Park Gate, Southampton, SO31 1ZT Classification: Air Conditioning & Refrigeration Contractors Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	386	-	451818 108649
197	Contemporary Trade Directory Entries Name: I D C Electrical Southern Ltd Location: 3 Barley Business Park, Duncan Road, Park Gate, Southampton, SO31 1ZT Classification: Electrical Engineers Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	388	-	451803 108636
198	Contemporary Trade Directory Entries Name: Metaltech Consulting Services Location: 2, Talisman Business Centre, Duncan Road, Park Gate, Southampton, SO31 7GA Classification: Engineering Materials Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	391	-	451743 108598
198	Contemporary Trade Directory Entries Name: Precision Plasma Profiles Ltd Location: Duncan Rd, Park Gate, Southampton, SO31 1ZT Classification: Engineers - General Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A7NE (SE)	409	-	451772 108592

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
198	Contemporary Trade Directory Entries Name: G E Energy Rentals Location: Duncan Rd, Park Gate, Southampton, SO31 1BX Classification: Generators - Sales & Service Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A7NE (SE)	418	-	451778 108586
199	Contemporary Trade Directory Entries Name: Peterkin & Son Location: 76-82, Botley Road, Park Gate, Southampton, SO31 7ZP Classification: Hardware Status: Active Positional Accuracy: Automatically positioned to the address	A7NW (SE)	407	-	451614 108546
200	Contemporary Trade Directory Entries Name: Fireside Bliss Location: Catherine Cottage, Addison Road, Sarisbury Green, Southampton, SO31 7ER Classification: Fireplaces & Mantelpieces Status: Inactive Positional Accuracy: Automatically positioned to the address	A6NW (SW)	420	-	450823 108794
201	Contemporary Trade Directory Entries Name: Lloyd Sellen Cleaning Location: 5, Theo House, Bastins Close, Park Gate, Southampton, SO31 1DY Classification: Carpet, Curtain & Upholstery Cleaners Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	444	-	451678 108521
201	Contemporary Trade Directory Entries Name: Lloyd Sellen Carpet & Upholstery Cleaning Location: 5, Theo House, Bastins Close, Park Gate, Southampton, SO31 1DY Classification: Carpet, Curtain & Upholstery Cleaners Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	444	-	451678 108521
201	Contemporary Trade Directory Entries Name: Whiteley Cleaning Ltd Location: 5, Theo House, Bastins Close, Park Gate, Southampton, Hampshire, SO31 1DY Classification: Carpet, Curtain & Upholstery Cleaners Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	444	-	451678 108521
202	Contemporary Trade Directory Entries Name: Hounsham Mechanical Services Location: 8, Talisman Business Centre, Duncan Road, Park Gate, Southampton, SO31 7GA Classification: Air Conditioning & Refrigeration Contractors Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	448	-	451747 108538
202	Contemporary Trade Directory Entries Name: M O J Engineering Ltd Location: 9, Talisman Business Centre, Duncan Road, Park Gate, Southampton, SO31 7GA Classification: Precision Engineers Status: Inactive Positional Accuracy: Automatically positioned to the address	A7NE (SE)	448	-	451747 108538
202	Contemporary Trade Directory Entries Name: M O J Engineering Location: 9, Talisman Business Centre, Duncan Road, Park Gate, Southampton, Hampshire, SO31 7GA Classification: Precision Engineers Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	448	-	451747 108538
202	Contemporary Trade Directory Entries Name: Vectron Ltd Location: Duncan Rd, Park Gate, Southampton, SO31 1BD Classification: Sheet Metal Work Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A7NE (SE)	465	-	451796 108542
202	Contemporary Trade Directory Entries Name: Bassaire Location: Duncan Road, Park Gate, Southampton, SO31 1ZS Classification: Air Purification Equipment Status: Active Positional Accuracy: Automatically positioned to the address	A7NE (SE)	470	-	451767 108522

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
202	Contemporary Trade Directory Entries Name: Cramer Uk Location: Duncan Road, Park Gate, Southampton, Hampshire, SO31 1BD Classification: Lawnmowers & Garden Machinery - Sales & Service Status: Active Positional Accuracy: Manually positioned within the geographical locality	A7SE (SE)	497	-	451751 108487
203	Contemporary Trade Directory Entries Name: Douglas Knight Sunblinds Ltd Location: 31, Station Road, Park Gate, Southampton, SO31 7GJ Classification: Blinds, Awnings & Canopies Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SW (S)	478	-	451587 108471
203	Contemporary Trade Directory Entries Name: Douglas Knight Sunblinds Ltd Location: 31b, Station Road, Park Gate, Southampton, SO31 7GJ Classification: Blinds, Awnings & Canopies Status: Active Positional Accuracy: Automatically positioned to the address	A7SW (S)	478	-	451587 108471
203	Contemporary Trade Directory Entries Name: New Park Garage (Southampton) Ltd Location: Station Road, Park Gate, Southampton, Hampshire, SO31 7GJ Classification: Car Dealers - Used Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SW (S)	509	-	451589 108440
204	Contemporary Trade Directory Entries Name: Sparkle Carpets Location: 18, Weybridge Close, Sarisbury Green, SOUTHAMPTON, SO31 7LR Classification: Carpet, Curtain & Upholstery Cleaners Status: Active Positional Accuracy: Automatically positioned to the address	A6NW (SW)	485	-	450890 108691
204	Contemporary Trade Directory Entries Name: Campbell Sports Cars Location: B, 1, Addison Road, Sarisbury Green, Southampton, SO31 7ER Classification: Car Dealers - Used Status: Inactive Positional Accuracy: Automatically positioned to the address	A6NW (SW)	518	-	450854 108670
205	Contemporary Trade Directory Entries Name: A & I Technology Ltd Location: 58d, Botley Road, Park Gate, Southampton, SO31 1BB Classification: Marine Engineering Equipment Manufacturers Status: Active Positional Accuracy: Automatically positioned to the address	A7SE (SE)	500	-	451657 108460
206	Contemporary Trade Directory Entries Name: I D M Building & Roofing Contractor Location: The Firs, Duncan Road, Park Gate, Southampton, SO31 1BD Classification: Cladding Suppliers & Installers Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SE (SE)	527	-	451712 108444
207	Contemporary Trade Directory Entries Name: Tap-Out Location: 34 Station Rd, Park Gate, Southampton, Hampshire, SO31 7HR Classification: Car Body Repairs Status: Inactive Positional Accuracy: Manually positioned to the address or location	A7SW (S)	527	-	451524 108420
208	Contemporary Trade Directory Entries Name: Whelan Location: Webb House, Bridge Road, Park Gate, Southampton, Hampshire, SO31 7GE Classification: Pest & Vermin Control Status: Inactive Positional Accuracy: Manually positioned to the address or location	A7SW (S)	549	-	451407 108415
209	Contemporary Trade Directory Entries Name: Autofinish Location: 5, Camargue Close, Whiteley, Fareham, Hampshire, PO15 7DT Classification: Car Body Repairs Status: Active Positional Accuracy: Automatically positioned to the address	A15SE (NE)	569	-	451777 109702
210	Contemporary Trade Directory Entries Name: Leech Mechanical Services Ltd Location: 17, Berber Close, Whiteley, Fareham, Hampshire, PO15 7HF Classification: Air Conditioning Equipment & Systems Status: Inactive Positional Accuracy: Automatically positioned to the address	A12SW (E)	573	-	452166 108968

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
211	Contemporary Trade Directory Entries Name: F E L Location: 42, Botley Road, Park Gate, Southampton, SO31 1AJ Classification: Electronic Component Manufacturers & Distributors Status: Active Positional Accuracy: Automatically positioned to the address	A7SE (SE)	582	-	451708 108386
212	Contemporary Trade Directory Entries Name: The Swanwick Lake Study Centre Location: Sopwith Way, Swanwick, Southampton, Hampshire, SO31 7AY Classification: Sports Equipment Manufacturers & Distributors Status: Inactive Positional Accuracy: Manually positioned within the geographical locality	A13SE (NW)	584	-	450493 109696
213	Contemporary Trade Directory Entries Name: Big Wall Media Ltd Location: 22, Middle Road, Park Gate, Southampton, SO31 7GH Classification: Digital Printing Status: Active Positional Accuracy: Automatically positioned to the address	A7SW (S)	596	-	451617 108356
213	Contemporary Trade Directory Entries Name: Curti Lifts Ltd Location: 22g, Middle Road, Park Gate, Southampton, SO31 7GH Classification: Lift Manufacturers Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SE (SE)	612	-	451648 108344
214	Contemporary Trade Directory Entries Name: Status Commercial Cleaning Location: 42, Andalusian Gardens, Whiteley, Fareham, Hampshire, PO15 7DU Classification: Commercial Cleaning Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A15SE (NE)	604	-	451718 109770
215	Contemporary Trade Directory Entries Name: Carland Location: 118, Bridge Road, Sarisbury Green, Southampton, SO31 7EP Classification: Car Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A6NW (SW)	609	-	450628 108707
215	Contemporary Trade Directory Entries Name: S G M Fiat Location: 118, Bridge Road, Sarisbury Green, Southampton, SO31 7EP Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A6NW (SW)	609	-	450628 108707
216	Contemporary Trade Directory Entries Name: County Dry Cleaners Location: 9, Middle Road, Park Gate, Southampton, SO31 7GH Classification: Dry Cleaners Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SW (S)	617	-	451570 108331
216	Contemporary Trade Directory Entries Name: Southcoast Cleaners Location: 9, Middle Road, Park Gate, Southampton, Hampshire, SO31 7GH Classification: Dry Cleaners Status: Inactive Positional Accuracy: Manually positioned to the address or location	A7SW (S)	617	-	451570 108331
216	Contemporary Trade Directory Entries Name: South Coast Cleaners Location: 9, Middle Road, Park Gate, Southampton, SO31 7GH Classification: Dry Cleaners Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SW (S)	617	-	451570 108331
217	Contemporary Trade Directory Entries Name: Carland Location: 119 Bridge Rd, Sarisbury Green, Southampton, SO31 7EP Classification: Car Dealers - Used Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A6NW (SW)	634	-	450647 108658
218	Contemporary Trade Directory Entries Name: Locks Heath Service Station Location: Bridge Rd, Park Gate, Southampton, Hampshire, SO31 7ZE Classification: Petrol Filling Stations - 24 Hour Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SW (S)	644	-	451365 108328

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
218	Contemporary Trade Directory Entries Name: Sparshatts Of Swanwick Location: 79, Bridge Road, Park Gate, Southampton, SO31 7ZE Classification: Car Dealers - Used Status: Active Positional Accuracy: Automatically positioned to the address	A7SW (S)	649	-	451393 108315
218	Contemporary Trade Directory Entries Name: Cars Of Swanwick Ltd Location: 79, Bridge Road, Park Gate, Southampton, SO31 7ZE Classification: Car Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SW (S)	649	-	451393 108315
218	Contemporary Trade Directory Entries Name: Esso Location: 79, Bridge Road, Park Gate, Southampton, SO31 7ZE Classification: Petrol Filling Stations Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SW (S)	650	-	451392 108315
218	Contemporary Trade Directory Entries Name: Banks Sails Location: 372, Brook Lane, Sarisbury Green, Southampton, SO31 7ZA Classification: Sailmakers & Repairers Status: Active Positional Accuracy: Automatically positioned to the address	A7SW (S)	678	-	451353 108296
218	Contemporary Trade Directory Entries Name: R S Tooling Ltd Location: 368, Brook Lane, Sarisbury Green, Southampton, SO31 7DP Classification: Precision Engineers Status: Active Positional Accuracy: Automatically positioned to the address	A7SW (S)	678	-	451353 108296
219	Contemporary Trade Directory Entries Name: Eurolink Catering Equipment Ltd Location: 53, Bridge Road, Park Gate, Southampton, SO31 7GG Classification: Catering Equipment - Servicing & Repairs Status: Active Positional Accuracy: Automatically positioned to the address	A7SW (S)	655	-	451509 108293
219	Contemporary Trade Directory Entries Name: J S Mauldings International Ltd Location: Bridge Rd, Swanwick, Southampton, SO31 7EB Classification: Boatbuilders & Repairers Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location	A7SW (S)	655	-	451556 108292
219	Contemporary Trade Directory Entries Name: Digital Banners Location: 51, Bridge Road, Park Gate, Southampton, Hampshire, SO31 7GG Classification: Printers Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SW (S)	665	-	451522 108282
220	Contemporary Trade Directory Entries Name: Indespension Ltd Location: 22-24, Bridge Road, Park Gate, Southampton, SO31 7GE Classification: Trailers & Towing Equipment Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SE (S)	660	-	451628 108293
220	Contemporary Trade Directory Entries Name: Whelan Pest Prevention Location: Webb House, Bridge Road, Park Gate, Southampton, Hampshire, SO31 7GE Classification: Pest & Vermin Control Status: Active Positional Accuracy: Manually positioned within the geographical locality	A7SE (S)	674	-	451647 108281
221	Contemporary Trade Directory Entries Name: Monarch Marketing Ltd Location: 1 New Local Centre, Yewtree Drive, Whiteley, Fareham, Hampshire, PO15 7LA Classification: Waste Disposal Services Status: Inactive Positional Accuracy: Manually positioned within the geographical locality	A12NW (E)	696	-	452292 109296

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
222	Contemporary Trade Directory Entries Name: Sovereign Motor Co Location: 14-16, Botley Road, Park Gate, Southampton, SO31 1AJ Classification: Car Dealers Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SE (SE)	708	-	451793 108279
223	Contemporary Trade Directory Entries Name: Walcon Marine Location: Walcon House, 3, Cockerell Close, Fareham, PO15 5SR Classification: Marine Engineering Equipment Manufacturers Status: Active Positional Accuracy: Automatically positioned to the address	A8SW (SE)	749	-	452131 108446
224	Contemporary Trade Directory Entries Name: Southern Ropes Uk Ltd Location: 1a, Southampton Road, Park Gate, SOUTHAMPTON, SO31 6BX Classification: Distribution Services Status: Active Positional Accuracy: Automatically positioned to the address	A7SE (SE)	757	-	451878 108258
225	Contemporary Trade Directory Entries Name: Driveline Car Sales Location: 4, Botley Road, Park Gate, Southampton, SO31 1AJ Classification: Car Dealers - Used Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SE (SE)	765	-	451822 108228
225	Contemporary Trade Directory Entries Name: Pace Petroleum Bp Location: Petrol Station, 2, Bridge Road, Park Gate, Southampton, SO31 7GE Classification: Petrol Filling Stations Status: Inactive Positional Accuracy: Automatically positioned to the address	A7SE (SE)	778	-	451799 108207
226	Contemporary Trade Directory Entries Name: Rivendale Hospital Location: Rivendale, Coldeast Way, Sarisbury Green, Southampton, SO31 7ZT Classification: Hospitals Status: Inactive Positional Accuracy: Automatically positioned to the address	A6SW (SW)	773	-	450812 108412
227	Contemporary Trade Directory Entries Name: Southern Waste Services Ltd Location: 1, Cockerell Close, Fareham, Hampshire, PO15 5SR Classification: Waste Disposal Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A8SW (SE)	803	-	452146 108384
227	Contemporary Trade Directory Entries Name: Highway Cleansing Ltd Location: 1, Cockerell Close, Fareham, Hampshire, PO15 5SR Classification: Hygiene & Cleansing Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A8SW (SE)	803	-	452146 108384
228	Contemporary Trade Directory Entries Name: Solent Location: 4, Cockerell Close, Fareham, Hampshire, PO15 5SR Classification: Commercial Vehicle Bodybuilders & Repairers Status: Inactive Positional Accuracy: Automatically positioned to the address	A8SW (SE)	836	-	452226 108423
228	Contemporary Trade Directory Entries Name: Scott Bader Co Ltd Location: 2, Cockerell Close, Fareham, Hampshire, PO15 5SR Classification: Glass Fibre Moulding, Materials & Manufacturers Status: Inactive Positional Accuracy: Automatically positioned to the address	A8SW (SE)	853	-	452224 108395
228	Contemporary Trade Directory Entries Name: Kayospruce Ltd Location: 2, Cockerell Close, Fareham, Hampshire, PO15 5SR Classification: Distribution Services Status: Active Positional Accuracy: Automatically positioned to the address	A8SW (SE)	853	-	452224 108395
229	Contemporary Trade Directory Entries Name: Premier Filtration Location: 220, Locks Road, Locks Heath, Southampton, SO31 6LB Classification: Air Purification Equipment Status: Inactive Positional Accuracy: Automatically positioned to the address	A3NW (S)	876	-	451548 108071

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
230	Contemporary Trade Directory Entries Name: Cleaning Solutions Made Simple Location: 34, Northmore Road, Locks Heath, Southampton, SO31 6LX Classification: Cleaning Services - Domestic Status: Inactive Positional Accuracy: Automatically positioned to the address	A3NE (S)	894	-	451655 108060
231	Contemporary Trade Directory Entries Name: Voestalpine Signaling Fareham Ltd Location: Unit 1, Fulcrum, 4, Solent Way, Whiteley, Fareham, Hampshire, PO15 7FT Classification: Railway Equipment Manufacturers Status: Inactive Positional Accuracy: Automatically positioned to the address	A8NE (E)	897	-	452471 108835
232	Contemporary Trade Directory Entries Name: Fareham Community Hospital Location: Brook Lane, Sarisbury Green, Southampton, SO31 7DQ Classification: Hospitals Status: Active Positional Accuracy: Automatically positioned to the address	A6SE (S)	900	-	451064 108170
233	Contemporary Trade Directory Entries Name: H B S Group Southern Location: Unit 9, Fulcrum 1, Solent Way, Whiteley, Fareham, PO15 7FE Classification: Mechanical Engineers Status: Active Positional Accuracy: Automatically positioned to the address	A8NE (E)	903	-	452458 108744
233	Contemporary Trade Directory Entries Name: Limo Engineering Location: Unit 9, Fulcrum, 1, Solent Way, Whiteley, Fareham, Hampshire, PO15 7FE Classification: Garage Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A8NE (E)	904	-	452458 108739
233	Contemporary Trade Directory Entries Name: C Quip Location: Unit 8, Fulcrum, 1, Solent Way, Whiteley, Fareham, Hampshire, PO15 7FE Classification: Marine Equipment & Supplies Status: Active Positional Accuracy: Automatically positioned to the address	A8NE (E)	918	-	452473 108741
233	Contemporary Trade Directory Entries Name: Onward Trading Co Location: Unit 8, Fulcrum, 1, Solent Way, Whiteley, Fareham, Hampshire, PO15 7FE Classification: Marine Equipment & Supplies Status: Active Positional Accuracy: Automatically positioned to the address	A8NE (E)	918	-	452473 108741
233	Contemporary Trade Directory Entries Name: F D C International Ltd Location: Unit 6, Fulcrum, 1, Solent Way, Whiteley, Fareham, Hampshire, PO15 7FE Classification: Pharmaceutical Manufacturers & Distributors Status: Active Positional Accuracy: Automatically positioned to the address	A8NE (E)	961	-	452516 108734
234	Contemporary Trade Directory Entries Name: Hi Spec Co-Orparation Location: Unit 4, Fulcrum 4, Solent Way, Whiteley, Fareham, Hampshire, PO15 7FT Classification: Electronic Engineers Status: Inactive Positional Accuracy: Manually positioned to the address or location	A12SE (E)	910	-	452504 108934
235	Contemporary Trade Directory Entries Name: Scania Location: 9, Whittle Avenue, Fareham, Hampshire, PO15 5SH Classification: Commercial Vehicle Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A8SW (SE)	912	-	452136 108231
236	Contemporary Trade Directory Entries Name: Soft Solutions Location: 19, Buchan Avenue, Whiteley, Fareham, Hampshire, PO15 7EU Classification: Water Softeners Status: Inactive Positional Accuracy: Automatically positioned to the address	A16SE (NE)	914	-	452315 109720
237	Contemporary Trade Directory Entries Name: Rentokil Property Care Location: 6, Crompton Way, Fareham, Hampshire, PO15 5SP Classification: Commercial Cleaning Services Status: Active Positional Accuracy: Automatically positioned to the address	A8SW (SE)	920	-	452255 108329

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
237	Contemporary Trade Directory Entries Name: Peter Cox Location: 6 Crompton Way Segensworth, Fareham, Hampshire, PO15 5SP Classification: Damp & Dry Rot Control Status: Active Positional Accuracy: Automatically positioned to the address	A8SW (SE)	920	-	452255 108329
237	Contemporary Trade Directory Entries Name: Rentokil Pest Control Location: 6 Crompton Way, Segensworth, Fareham, Hampshire, PO15 5SP Classification: Pest & Vermin Control Status: Active Positional Accuracy: Automatically positioned to the address	A8SW (SE)	920	-	452255 108329
237	Contemporary Trade Directory Entries Name: Rentokil Property Care Location: 6, Crompton Way, Fareham, Hampshire, PO15 5SP Classification: Damp & Dry Rot Control Status: Inactive Positional Accuracy: Automatically positioned to the address	A8SW (SE)	920	-	452255 108329
238	Contemporary Trade Directory Entries Name: Wall 2 Wall Autos Location: 174a, Bridge Road, Sarisbury Green, Southampton, SO31 7EH Classification: Car Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A9SW (W)	928	-	450134 108880
238	Contemporary Trade Directory Entries Name: West End Metal Crafts (1998) Ltd Location: 174-176, Bridge Road, Sarisbury Green, Southampton, SO31 7EH Classification: Sheet Metal Work Status: Inactive Positional Accuracy: Automatically positioned to the address	A9SW (W)	928	-	450134 108880
238	Contemporary Trade Directory Entries Name: West End Metalcraft Location: 174-176, Bridge Road, Sarisbury Green, Southampton, SO31 7EH Classification: Sheet Metal Work Status: Inactive Positional Accuracy: Automatically positioned to the address	A9SW (W)	928	-	450134 108880
239	Contemporary Trade Directory Entries Name: Hoof & Hound Pet Supplies Location: Unit 3, Sarisbury House, 172, Bridge Road, Sarisbury Green, Southampton, SO31 7EH Classification: Pet Foods & Animal Feeds Status: Inactive Positional Accuracy: Manually positioned within the geographical locality	A5NW (W)	934	-	450165 108813
240	Contemporary Trade Directory Entries Name: Edale Location: Unit 1, Fulcrum, 5, Solent Way, Whiteley, FAREHAM, Hampshire, PO15 7FY Classification: Printing Equipment Manufacturers Status: Active Positional Accuracy: Automatically positioned to the address	A12SE (E)	934	-	452538 108986
241	Contemporary Trade Directory Entries Name: Kingdom Location: Little Park Farm, 11, Little Park Farm Road, Fareham, PO15 5SN Classification: Commercial Cleaning Services Status: Active Positional Accuracy: Automatically positioned to the address	A8SE (SE)	939	-	452340 108402
241	Contemporary Trade Directory Entries Name: Dougland Support Services Ltd Location: Little Park Farm, 11, Little Park Farm Road, Fareham, Hampshire, PO15 5SN Classification: Commercial Cleaning Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A8SE (SE)	939	-	452340 108402
242	Contemporary Trade Directory Entries Name: Manser Precision Engineering Location: 216, Barnes Lane, Sarisbury Green, Southampton, SO31 7BG Classification: Precision Engineers Status: Inactive Positional Accuracy: Automatically positioned to the address	A5NW (SW)	943	-	450251 108642

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
242	Contemporary Trade Directory Entries Name: Parmley Graham Ltd Location: 218-220, Barnes Lane, Sarisbury Green, Southampton, SO31 7BG Classification: Automation Systems & Equipment Status: Active Positional Accuracy: Automatically positioned to the address	A5NW (SW)	944	-	450251 108642
243	Contemporary Trade Directory Entries Name: Mobile Steam Cleaning Services Location: 19, Hunts Pond Road, Park Gate, Southampton, SO31 6QB Classification: Steam Cleaning Services Status: Inactive Positional Accuracy: Automatically positioned to the address	A3NE (SE)	963	-	451905 108047
244	Contemporary Trade Directory Entries Name: Tyre Sales & Service Whiteley Ltd Location: Unit 4, Fulcrum, 1, Solent Way, Whiteley, Fareham, Hampshire, PO15 7FE Classification: Garage Services Status: Active Positional Accuracy: Automatically positioned to the address	A8NE (E)	969	-	452539 108804
244	Contemporary Trade Directory Entries Name: Tyreshops Location: Unit 4, Fulcrum 1, Solent Way, Whiteley, Fareham, PO15 7FE Classification: Tyre Dealers Status: Active Positional Accuracy: Automatically positioned to the address	A8NE (E)	971	-	452541 108808
245	Contemporary Trade Directory Entries Name: Nestle Waters Powwow Location: Unit 5e, Dewar Close, FAREHAM, Hampshire, PO15 5UB Classification: Water Coolers Status: Inactive Positional Accuracy: Automatically positioned to the address	A8SE (SE)	982	-	452418 108442
246	Contemporary Trade Directory Entries Name: Boskalis Zinkcon Ltd Location: 4, Crompton Way, Segensworth West, Fareham, Hampshire, PO15 5SS Classification: Marine Engineers Status: Inactive Positional Accuracy: Automatically positioned to the address	A8SW (SE)	983	-	452265 108248
247	Contemporary Trade Directory Entries Name: The Meadows Location: The Meadows, Coldeast Way, Sarisbury Green, Southampton, SO31 7ZS Classification: Hospitals Status: Inactive Positional Accuracy: Automatically positioned to the address	A2NE (S)	1000	-	451097 108049
248	Fuel Station Entries Name: Locksheath Service Station Location: 79, Bridge Road, Park Gate, Southampton, SO31 7ZE Brand: ESSO Premises Type: Petrol Station Status: Open Positional Accuracy: Manually positioned to the address or location	A7SW (S)	643	-	451366 108329
249	Fuel Station Entries Name: Mrh Park Gate Spar Location: Petrol Station, 2, Bridge Road, Park Gate, Southampton, SO31 7GE Brand: Bp Premises Type: Petrol Station Status: Open Positional Accuracy: Automatically positioned to the address	A7SE (SE)	778	-	451799 108207

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
250	Ancient Woodland Name: Not Supplied Reference: 1489829 Area(m ²): 15760.49 Type: Ancient and Semi-Natural Woodland	A12SW (E)	372	7	451987 109160
251	Ancient Woodland Name: Not Supplied Reference: 1487717 Area(m ²): 34400.73 Type: Ancient and Semi-Natural Woodland	A12SW (E)	383	7	451966 108904
252	Ancient Woodland Name: Not Supplied Reference: 1487565 Area(m ²): 5173.67 Type: Ancient and Semi-Natural Woodland	A15SE (NE)	667	7	451788 109810
253	Ancient Woodland Name: Not Supplied Reference: 1489388 Area(m ²): 14006.83 Type: Ancient and Semi-Natural Woodland	A12NW (E)	673	7	452285 109200
254	Ancient Woodland Name: Bushy Land Reference: 1488006 Area(m ²): 17632.03 Type: Ancient and Semi-Natural Woodland	A16SW (NE)	697	7	451986 109735
255	Ancient Woodland Name: Swanwick Wood Reference: 1496137 Area(m ²): 308991.02 Type: Ancient and Semi-Natural Woodland	A13NE (NW)	706	7	450508 109881
256	Ancient Woodland Name: Gull Coppice Reference: 1487260 Area(m ²): 55702.64 Type: Plantation on Ancient Woodland	A12NW (E)	728	7	452292 109403
257	Local Nature Reserves Name: Gull Coppice Multiple Area: Y Area (m2): 127387 Source: Natural England Designation Date: Not Supplied	A12NE (E)	730	7	452294 109402
258	Nitrate Vulnerable Zones Name: Hamble Estuary Eutrophic Nvz (Trac) Description: Eutrophic Water Source: Environment Agency, Head Office	A11NW (NE)	0	8	451293 109179

Agency & Hydrological	Version	Update Cycle
Contaminated Land Register Entries and Notices Eastleigh Borough Council - Environmental Health Department New Forest District Council - Environmental Health Department Fareham Borough Council - Environmental Health Department Southampton City Council - Environmental Health Services Pollution And Safety Winchester City Council - Environmental Health Department	May 2015 October 2014 September 2013 September 2014 September 2014	Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update
Discharge Consents Environment Agency - Southern Region	July 2017	Quarterly
Enforcement and Prohibition Notices Environment Agency - Southern Region	March 2013	As notified
Integrated Pollution Controls Environment Agency - Southern Region	October 2008	Not Applicable
Integrated Pollution Prevention And Control Environment Agency - South East Region - Solent & South Downs Area Environment Agency - Southern Region	July 2017 July 2017	Quarterly Quarterly
Local Authority Integrated Pollution Prevention And Control Southampton City Council - Environmental Health Services Pollution And Safety Winchester City Council - Environmental Health Department New Forest District Council - Environmental Health Department Fareham Borough Council - Environmental Health Department Eastleigh Borough Council - Environmental Health Department	August 2014 December 2014 February 2015 May 2016 September 2014	Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update
Local Authority Pollution Prevention and Controls Southampton City Council - Environmental Health Services Pollution And Safety Winchester City Council - Environmental Health Department New Forest District Council - Environmental Health Department Fareham Borough Council - Environmental Health Department Eastleigh Borough Council - Environmental Health Department	August 2014 December 2014 February 2015 May 2016 September 2014	Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update
Local Authority Pollution Prevention and Control Enforcements Southampton City Council - Environmental Health Services Pollution And Safety Winchester City Council - Environmental Health Department New Forest District Council - Environmental Health Department Fareham Borough Council - Environmental Health Department Eastleigh Borough Council - Environmental Health Department	August 2014 December 2014 February 2015 May 2016 September 2014	Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update
Nearest Surface Water Feature Ordnance Survey	May 2017	
Pollution Incidents to Controlled Waters Environment Agency - Southern Region	December 1999	Not Applicable
Prosecutions Relating to Authorised Processes Environment Agency - Southern Region	March 2013	As notified
Prosecutions Relating to Controlled Waters Environment Agency - Southern Region	March 2013	As notified
Registered Radioactive Substances Environment Agency - Southern Region	January 2015	
River Quality Environment Agency - Head Office	November 2001	Not Applicable
River Quality Biology Sampling Points Environment Agency - Head Office	July 2012	Annually
River Quality Chemistry Sampling Points Environment Agency - Head Office	July 2012	Annually
Substantiated Pollution Incident Register Environment Agency - South East Region - Solent & South Downs Area Environment Agency - Southern Region - Hampshire and Isle of Wight Area Office Environment Agency - Southern Region - Solent and South Downs	July 2017 July 2017 July 2017	Quarterly Quarterly Quarterly


Agency & Hydrological	Version	Update Cycle
Water Abstractions Environment Agency - Southern Region	October 2017	Quarterly
Water Industry Act Referrals Environment Agency - Southern Region	July 2017	Quarterly
Groundwater Vulnerability Environment Agency - Head Office	April 2015	Not Applicable
Drift Deposits Environment Agency - Head Office	January 1999	Not Applicable
Bedrock Aquifer Designations British Geological Survey - National Geoscience Information Service	August 2015	As notified
Superficial Aquifer Designations British Geological Survey - National Geoscience Information Service	August 2015	As notified
Source Protection Zones Environment Agency - Head Office	October 2017	Quarterly
Extreme Flooding from Rivers or Sea without Defences Environment Agency - Head Office	August 2017	Quarterly
Flooding from Rivers or Sea without Defences Environment Agency - Head Office	August 2017	Quarterly
Areas Benefiting from Flood Defences Environment Agency - Head Office	August 2017	Quarterly
Flood Water Storage Areas Environment Agency - Head Office	August 2017	Quarterly
Flood Defences Environment Agency - Head Office	August 2017	Quarterly
OS Water Network Lines Ordnance Survey	July 2017	6 Weekly
BGS Groundwater Flooding Susceptibility British Geological Survey - National Geoscience Information Service	May 2013	Annually

Waste	Version	Update Cycle
BGS Recorded Landfill Sites British Geological Survey - National Geoscience Information Service	June 1996	Not Applicable
Historical Landfill Sites Environment Agency - Head Office	July 2017	Quarterly
Integrated Pollution Control Registered Waste Sites Environment Agency - Southern Region	October 2008	Not Applicable
Licensed Waste Management Facilities (Landfill Boundaries) Environment Agency - South East Region - Solent & South Downs Area Environment Agency - Southern Region - Hampshire and Isle of Wight Area Office Environment Agency - Southern Region - Solent and South Downs	October 2017 October 2017 October 2017	Quarterly Quarterly Quarterly
Licensed Waste Management Facilities (Locations) Environment Agency - South East Region - Solent & South Downs Area Environment Agency - Southern Region - Hampshire and Isle of Wight Area Office Environment Agency - Southern Region - Solent and South Downs	July 2017 July 2017 July 2017	Quarterly Quarterly Quarterly
Local Authority Landfill Coverage Eastleigh Borough Council Fareham Borough Council - Environmental Health Department Hampshire County Council - Minerals and Waste Planning New Forest District Council - Environmental Health Department Southampton City Council - Environmental Health Services Pollution And Safety Winchester City Council - Environmental Health Department	May 2000 May 2000 May 2000 May 2000 May 2000 May 2000	Not Applicable Not Applicable Not Applicable Not Applicable Not Applicable Not Applicable
Local Authority Recorded Landfill Sites Eastleigh Borough Council Fareham Borough Council - Environmental Health Department Hampshire County Council - Minerals and Waste Planning New Forest District Council - Environmental Health Department Southampton City Council - Environmental Health Services Pollution And Safety Winchester City Council - Environmental Health Department	May 2000 May 2000 May 2000 May 2000 May 2000 May 2000	Not Applicable Not Applicable Not Applicable Not Applicable Not Applicable Not Applicable
Registered Landfill Sites Environment Agency - Southern Region - Hampshire Area Environment Agency - Southern Region - Solent and South Downs	March 2003 March 2003	Not Applicable Not Applicable
Registered Waste Transfer Sites Environment Agency - Southern Region - Hampshire Area Environment Agency - Southern Region - Solent and South Downs	March 2003 March 2003	Not Applicable Not Applicable
Registered Waste Treatment or Disposal Sites Environment Agency - Southern Region - Hampshire Area Environment Agency - Southern Region - Solent and South Downs	March 2003 March 2003	Not Applicable Not Applicable

Hazardous Substances	Version	Update Cycle
Control of Major Accident Hazards Sites (COMAH) Health and Safety Executive	September 2017	Bi-Annually
Explosive Sites Health and Safety Executive	March 2017	Bi-Annually
Notification of Installations Handling Hazardous Substances (NIHHS) Health and Safety Executive	November 2000	Not Applicable
Planning Hazardous Substance Enforcements Eastleigh Borough Council Fareham Borough Council Hampshire County Council - Minerals and Waste Planning Southampton City Council - Development Control New Forest District Council Winchester City Council - Planning Department	February 2016 February 2016 February 2016 February 2016 October 2015 October 2015	Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update
Planning Hazardous Substance Consents Eastleigh Borough Council Fareham Borough Council Hampshire County Council - Minerals and Waste Planning Southampton City Council - Development Control New Forest District Council Winchester City Council - Planning Department	February 2016 February 2016 February 2016 February 2016 October 2015 October 2015	Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update
Geological	Version	Update Cycle
BGS 1:625,000 Solid Geology British Geological Survey - National Geoscience Information Service	January 2009	Not Applicable
BGS Recorded Mineral Sites British Geological Survey - National Geoscience Information Service	November 2017	Bi-Annually
CBSCB Compensation District Cheshire Brine Subsidence Compensation Board (CBSCB)	August 2011	Not Applicable
Coal Mining Affected Areas The Coal Authority - Property Searches	March 2014	As notified
Mining Instability Ove Arup & Partners	October 2000	Not Applicable
Non Coal Mining Areas of Great Britain British Geological Survey - National Geoscience Information Service	May 2015	Not Applicable
Potential for Collapsible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	June 2015	Annually
Potential for Compressible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	June 2015	Annually
Potential for Ground Dissolution Stability Hazards British Geological Survey - National Geoscience Information Service	June 2015	Annually
Potential for Landslide Ground Stability Hazards British Geological Survey - National Geoscience Information Service	June 2015	Annually
Potential for Running Sand Ground Stability Hazards British Geological Survey - National Geoscience Information Service	June 2015	Annually
Potential for Shrinking or Swelling Clay Ground Stability Hazards British Geological Survey - National Geoscience Information Service	June 2015	Annually
Radon Potential - Radon Affected Areas British Geological Survey - National Geoscience Information Service	July 2011	As notified
Radon Potential - Radon Protection Measures British Geological Survey - National Geoscience Information Service	July 2011	As notified

Industrial Land Use	Version	Update Cycle
Contemporary Trade Directory Entries Thomson Directories	September 2017	Quarterly
Fuel Station Entries Catalist Ltd - Experian	August 2017	Quarterly
Gas Pipelines National Grid	July 2014	Quarterly
Underground Electrical Cables National Grid	December 2015	Bi-Annually
Sensitive Land Use	Version	Update Cycle
Ancient Woodland Natural England	May 2017	Bi-Annually
Areas of Adopted Green Belt New Forest District Council	May 2017	As notified
Areas of Unadopted Green Belt New Forest District Council	May 2017	As notified
Areas of Outstanding Natural Beauty Natural England	August 2017	Bi-Annually
Environmentally Sensitive Areas Natural England	January 2017	Annually
Forest Parks Forestry Commission	April 1997	Not Applicable
Local Nature Reserves Natural England	August 2017	Bi-Annually
Marine Nature Reserves Natural England	August 2017	Bi-Annually
National Nature Reserves Natural England	August 2017	Bi-Annually
National Parks Natural England	August 2017	Bi-Annually
Nitrate Vulnerable Zones Environment Agency - Head Office Department for Environment, Food and Rural Affairs (DEFRA - formerly FRCA)	June 2017 October 2015	Bi-Annually
Ramsar Sites Natural England	August 2017	Bi-Annually
Sites of Special Scientific Interest Natural England	August 2017	Bi-Annually
Special Areas of Conservation Natural England	August 2017	Bi-Annually
Special Protection Areas Natural England	August 2017	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	
Peter Brett Associates	

Contact	Name and Address	Contact Details
1	British Geological Survey - Enquiry Service British Geological Survey, Kingsley Dunham 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	Fareham Borough Council - Environmental Health Department P O Box 14, Civic Offices, Civic Way, Fareham, Hampshire, PO16 7PR	Telephone: 01329 236100 extn 2394 Fax: 01329 822732 Website: www.fareham.gov.uk
4	Ordnance Survey Adanac Drive, Southampton, Hampshire, SO16 0AS	Telephone: 023 8079 2000 Email: customerservices@ordnancesurvey.co.uk Website: www.ordnancesurvey.gov.uk
5	Hampshire County Council - Minerals and Waste Planning Room 130, Ashburton Court West, The Castle, Winchester, Hampshire, SO23 8UD	Telephone: 01962 841841 Fax: 01962 847055 Website: www.hants.gov.uk
6	Winchester City Council - Environmental Health Department City Offices, Colebrook Street, Winchester, Hampshire, SO23 9LJ	Telephone: 01962 848519 Fax: 01962 849101 Website: www.winchester.gov.uk
7	Natural England County Hall, Spetchley Road, Worcester, WR5 2NP	Telephone: 0300 060 3900 Email: enquiries@naturalengland.org.uk Website: www.naturalengland.org.uk
8	Environment Agency - Head Office Rio House, Waterside Drive, Aztec West, Almondsbury, Bristol, Avon, BS32 4UD	Telephone: 01454 624400 Fax: 01454 624409
-	Public Health England - Radon Survey, Centre for Radiation, Chemical and Environmental Hazards Chilton, Didcot, Oxfordshire, OX11 0RQ	Telephone: 01235 822622 Fax: 01235 833891 Email: radon@phe.gov.uk Website: www.ukradon.org
-	Landmark Information Group Limited Imperium, Imperial Way, Reading, Berkshire, RG2 0TD	Telephone: 0844 844 9952 Fax: 0844 844 9951 Email: customerservices@landmarkinfo.co.uk Website: www.landmarkinfo.co.uk

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

Historical Mapping Legends

Ordnance Survey County Series 1:10,560

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

Ordnance Survey Plan 1:10,000

	Chalk Pit, Clay Pit or Quarry		Gravel Pit
	Sand Pit		Disused Pit or Quarry
	Refuse or Slag Heap		Lake, Loch or Pond
	Dunes		Boulders
	Coniferous Trees		Non-Coniferous Trees
	Orchard		Scrub
	Bracken		Heath
	Marsh		Reeds
	Building		Glasshouse
	Sloping Masonry		Pylon
	Cutting		Embankment
	Road Under		Road Over
	Level Crossing		Foot Bridge
	Standard Gauge Multiple Track		Standard Gauge Single Track
	Siding, Tramway or Mineral Line		Narrow Gauge
	Geographical County		Administrative County, County Borough or County of City
	Municipal Borough, Urban or Rural District, Burgh or District Council		Borough, Burgh or County Constituency
	Civil Parish		
	BP, BS Boundary Post or Stone		Police Station
	Church		Post Office
	Club House		Public Convenience
	Fire Engine Station		Public House
	Foot Bridge		Signal Box
	Fountain		Spring
	Guide Post		Telephone Call Box
	Mile Post		Telephone Call Post
	Mile Stone		Well

1:10,000 Raster Mapping

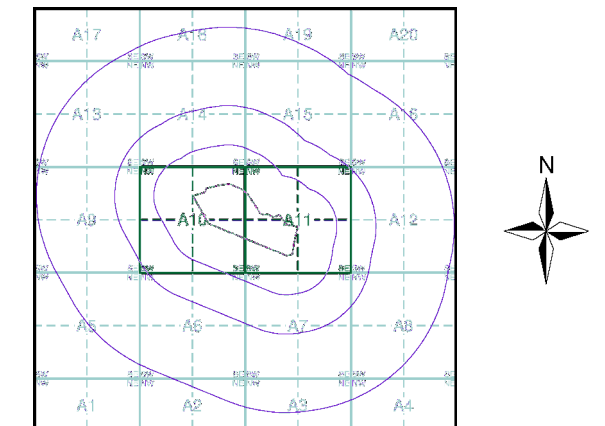
	Gravel Pit		Refuse tip or slag heap
	Rock		Rock (scattered)
	Boulders		Boulders (scattered)
	Shingle		Mud
	Sand		Sand Pit
	Slopes		Top of cliff
	General detail		Underground detail
	Overhead detail		Narrow gauge railway
	Multi-track railway		Single track railway
	County boundary (England only)		Civil,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



Historical Mapping & Photography included:

Mapping Type	Scale	Date	Pg
Hampshire & Isle Of Wight	1:10,560	1870 - 1871	2
Hampshire & Isle Of Wight	1:10,560	1897 - 1898	3
Hampshire & Isle Of Wight	1:10,560	1910	4
Hampshire & Isle Of Wight	1:10,560	1910	5
Hampshire & Isle Of Wight	1:10,560	1931	6
Hampshire & Isle Of Wight	1:10,560	1938 - 1942	7
Ordnance Survey Plan	1:10,000	1962 - 1963	8
Ordnance Survey Plan	1:10,000	1963 - 1968	9
Ordnance Survey Plan	1:10,000	1968	10
Ordnance Survey Plan	1:10,000	1972 - 1978	11
Ordnance Survey Plan	1:10,000	1972	12
Ordnance Survey Plan	1:10,000	1989	13
Ordnance Survey Plan	1:10,000	1990 - 1993	14
10K Raster Mapping	1:10,000	2000	15
Street View	Variable		16

Historical Map - Slice A



Order Details

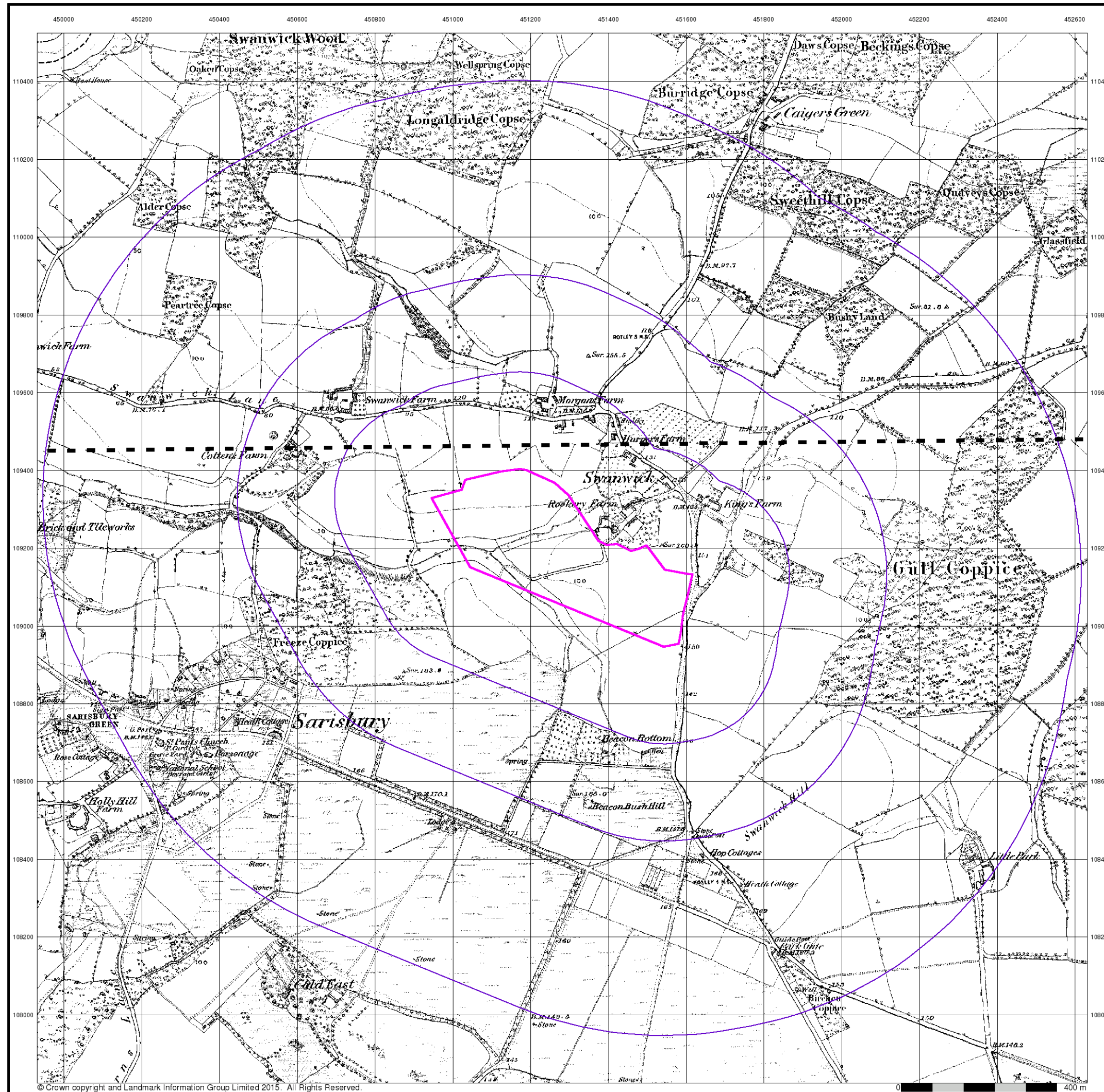
Order Number: 145633529_1_1
Customer Ref: C289128
National Grid Reference: 451290, 109180
Slice: A
Site Area (Ha): 14.84
Search Buffer (m): 1000

Site Details

Site at, Swanwick, Hampshire



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



Hampshire & Isle Of Wight

Published 1870 - 1871

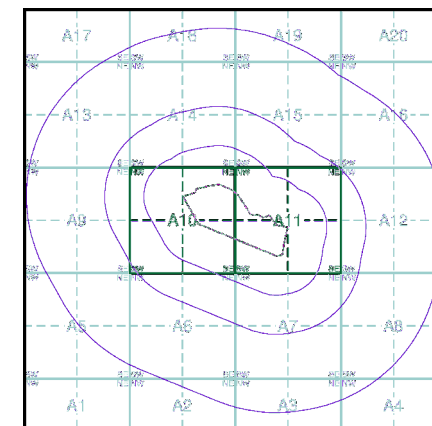
Source map scale - 1:10,560

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

Map Name(s) and Date(s)

06600
1871
1:10,560
07400
1870
1:10,560

Historical Map - Slice A



Order Details

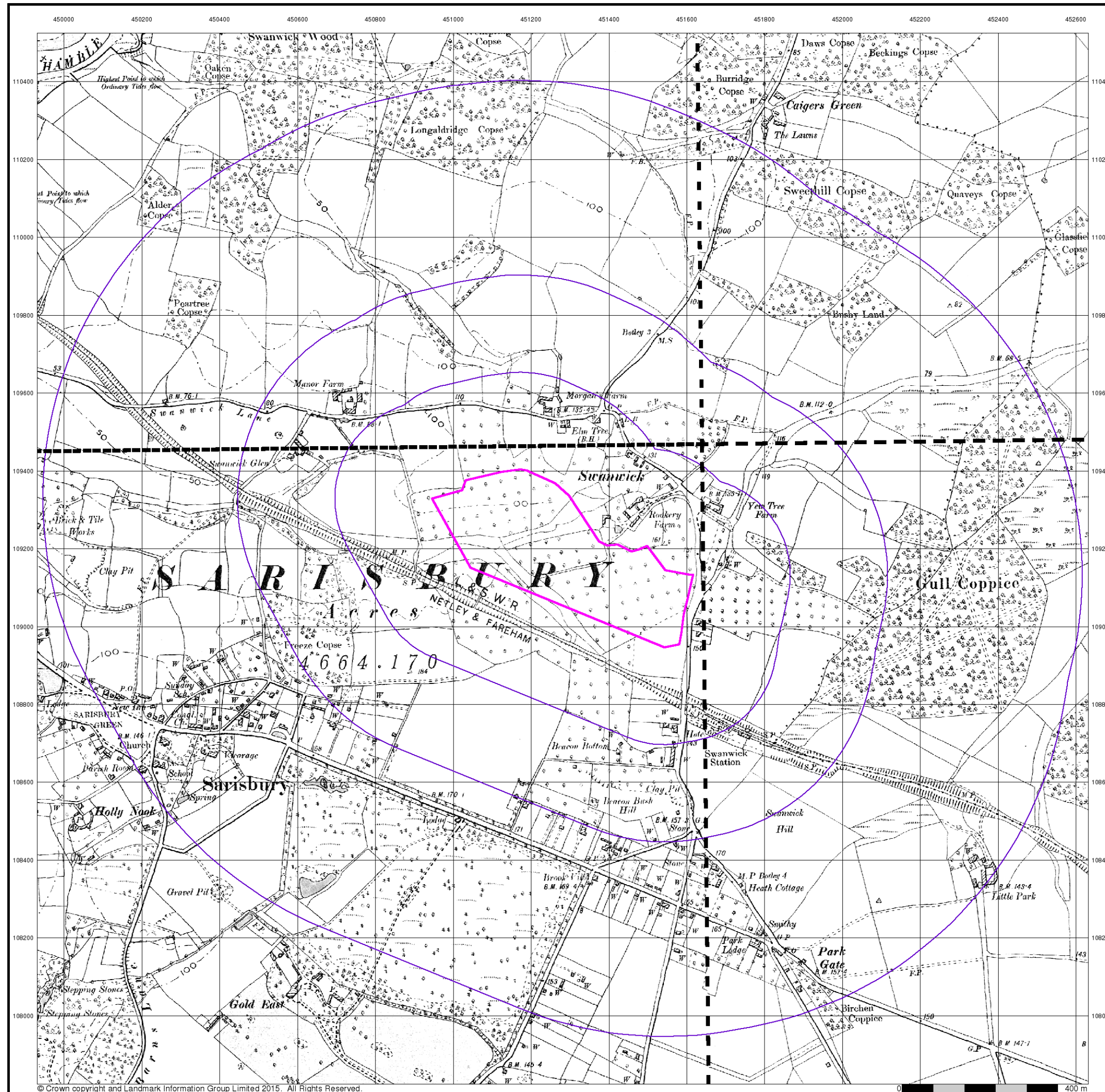
Order Number: 145633529_1_1
Customer Ref: C289128
National Grid Reference: 451290, 109180
Slice: A
Site Area (Ha): 14.84
Search Buffer (m): 1000

Site Details

Site at, Swanwick, Hampshire



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



Hampshire & Isle Of Wight

Published 1897 - 1898

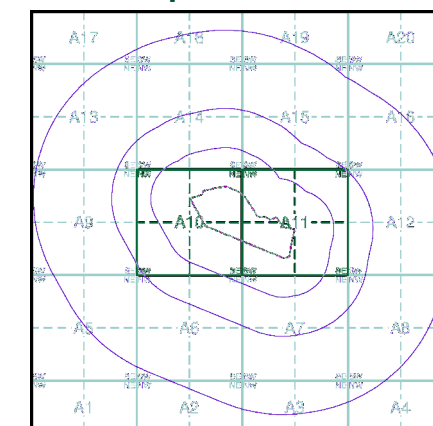
Source map scale - 1:10,560

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

Map Name(s) and Date(s)

066SW 1898 1:10,560	066SE 1897 1:10,560
074NW 1898 1:10,560	074NE 1898 1:10,560

Historical Map - Slice A



Order Details

Order Number: 145633529_1_1
Customer Ref: C289128
National Grid Reference: 451290, 109180
Slice: A
Site Area (Ha): 14.84
Search Buffer (m): 1000

Site Details

Site at, Swanwick, Hampshire



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

Hampshire & Isle Of Wight

Published 1910

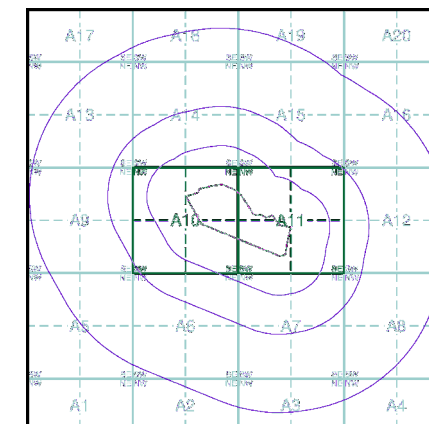
Source map scale - 1:10,560

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

Map Name(s) and Date(s)

066SW 1910 1:10,560	066SE 1910 1:10,560
074NW 1910 1:10,560	074NE 1910 1:10,560

Historical Map - Slice A

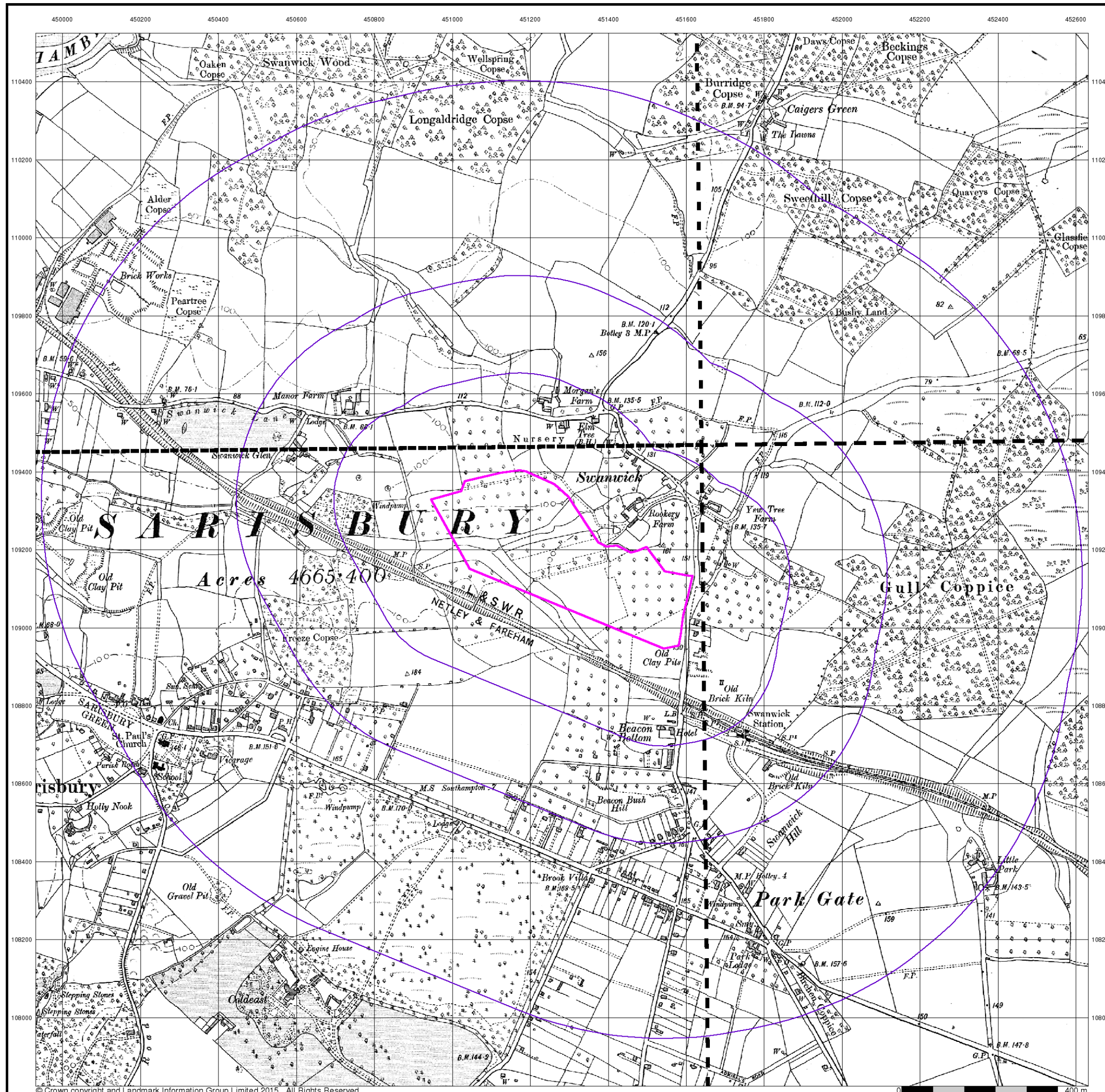


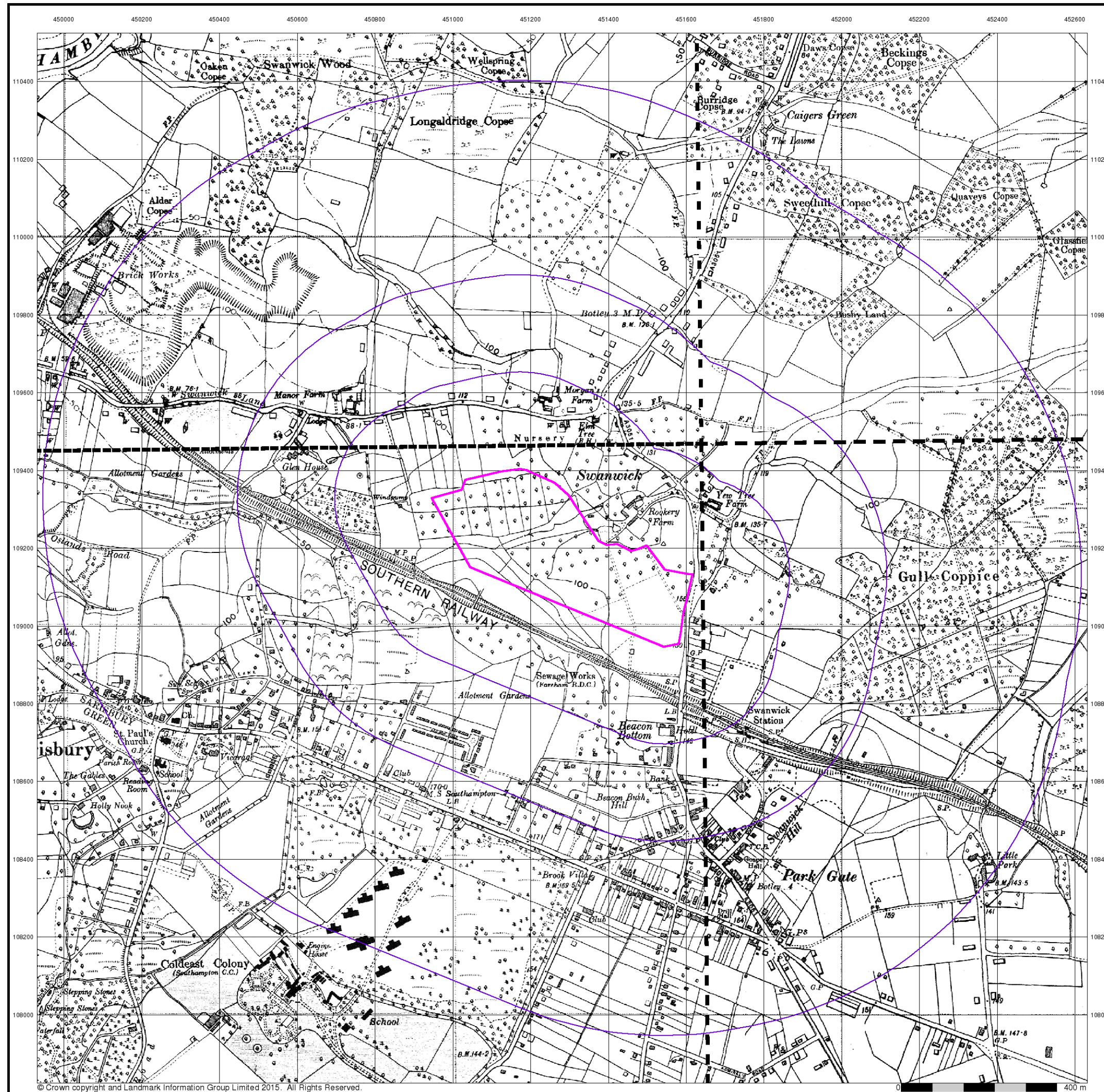
Order Details

Order Number: 145633529_1_1
 Customer Ref: C289128
 National Grid Reference: 451290, 109180
 Slice: A
 Site Area (Ha): 14.84
 Search Buffer (m): 1000

Site Details

Site at, Swanwick, Hampshire





Hampshire & Isle Of Wight

Published 1938 - 1942

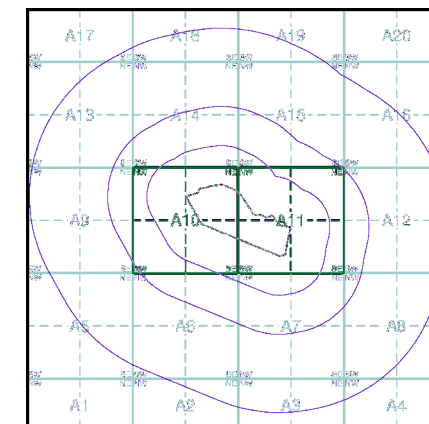
Source map scale - 1:10,560

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

Map Name(s) and Date(s)

066SW 1942 1:10,560	066SE 1938 1:10,560
074NW 1942 1:10,560	074NE 1942 1:10,560

Historical Map - Slice A



Order Details

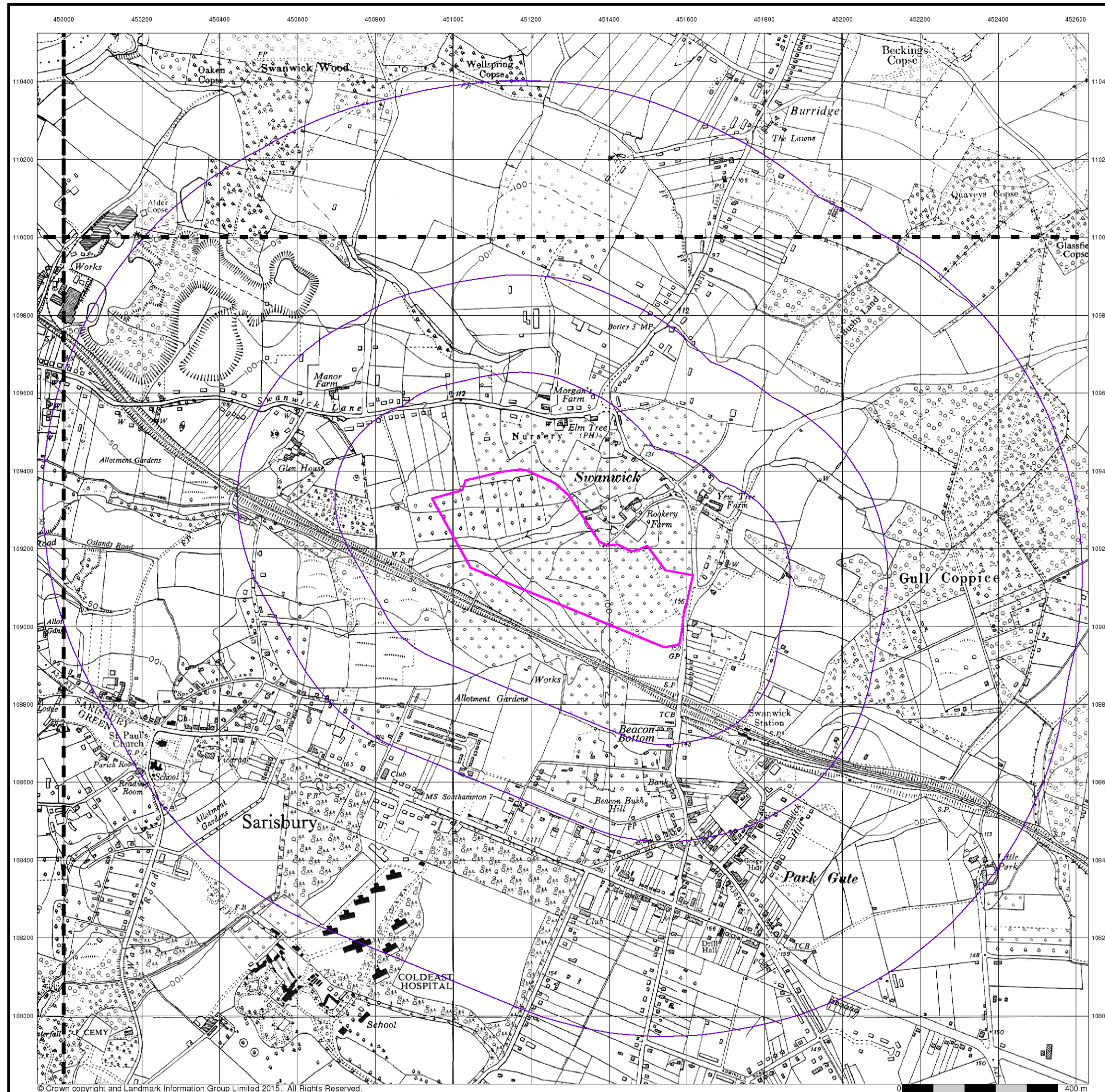
Order Number: 145633529_1_1
Customer Ref: C289128
National Grid Reference: 451290, 109180
Slice: A
Site Area (Ha): 14.84
Search Buffer (m): 1000

Site Details

Site at, Swanwick, Hampshire



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Ordnance Survey Plan

Published 1962 - 1963

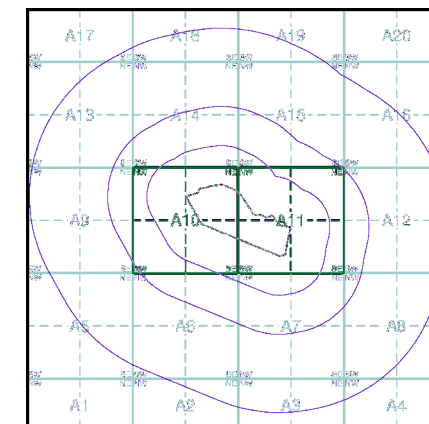
Source map scale - 1:10,000

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

Map Name(s) and Date(s)

SU41SE	SU51SW
1963	1962
1:10,560	1:10,560
SU40NE	SU50NW
1962	1963
1:10,560	1:10,560

Historical Map - Slice A



Order Details

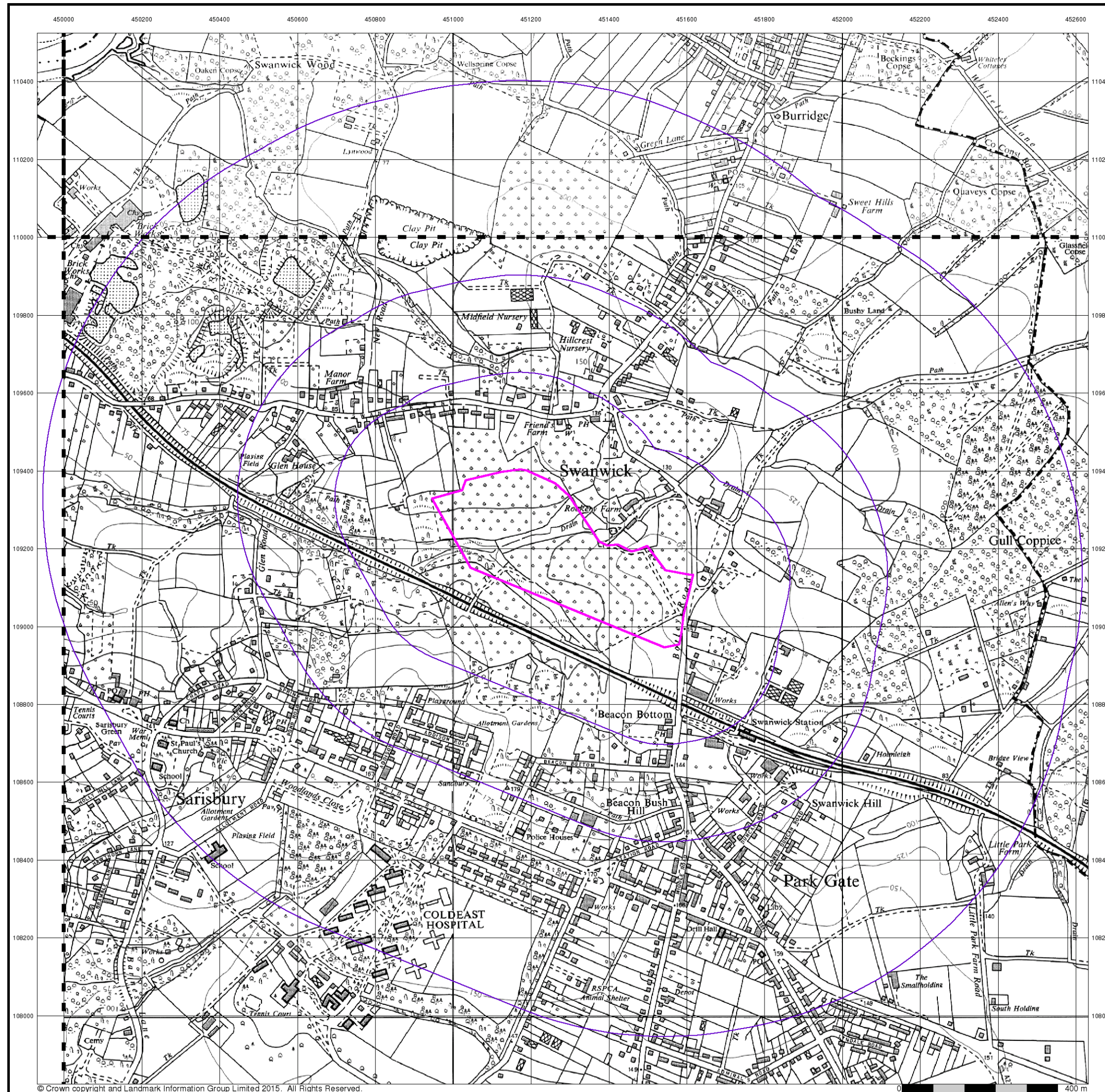
Order Number: 145633529_1_1
Customer Ref: C289128
National Grid Reference: 451290, 109180
Slice: A
Site Area (Ha): 14.84
Search Buffer (m): 1000

Site Details

Site at, Swanwick, Hampshire



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



Ordnance Survey Plan

Published 1963 - 1968

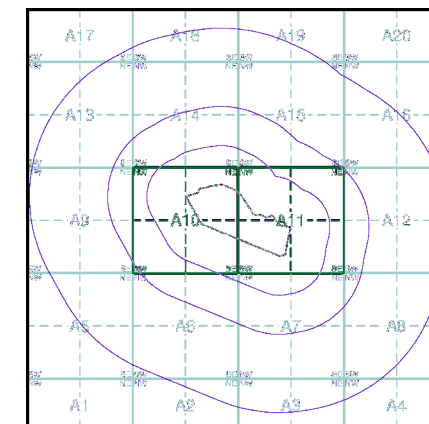
Source map scale - 1:10,000

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

Map Name(s) and Date(s)

SU41SE	SU51SW
1963	1968
1:10,560	1:10,560
	SU50NW
	1968
	1:10,560

Historical Map - Slice A



Order Details

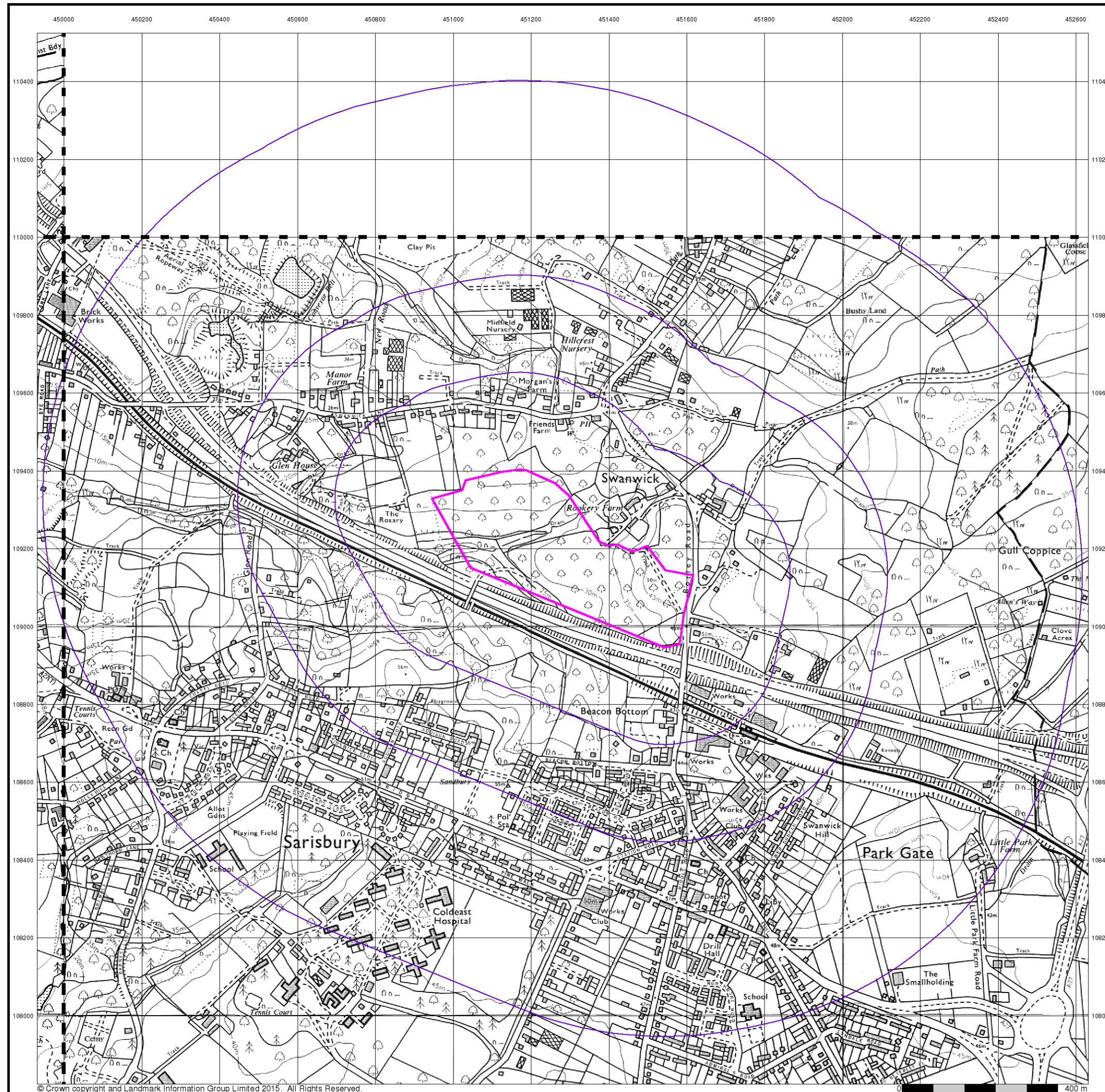
Order Number: 145633529_1_1
Customer Ref: C289128
National Grid Reference: 451290, 109180
Slice: A
Site Area (Ha): 14.84
Search Buffer (m): 1000

Site Details

Site at, Swanwick, Hampshire

Landmark
INFORMATION GROUP

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Web: www.envirocheck.co.uk



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Ordnance Survey Plan

Published 1972 - 1978

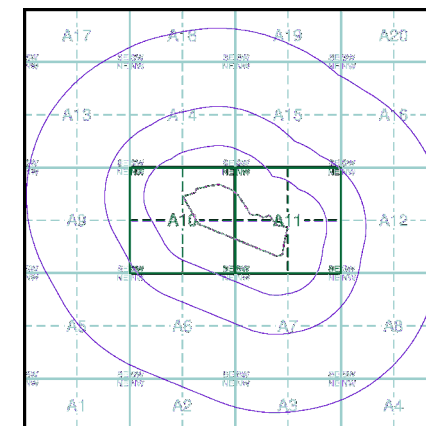
Source map scale - 1:10,000

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

Map Name(s) and Date(s)

SU41SE	1978	1:10,000
SU40NE	1972	1:10,000
SU50NW	1977	1:10,000

Historical Map - Slice A



Order Details

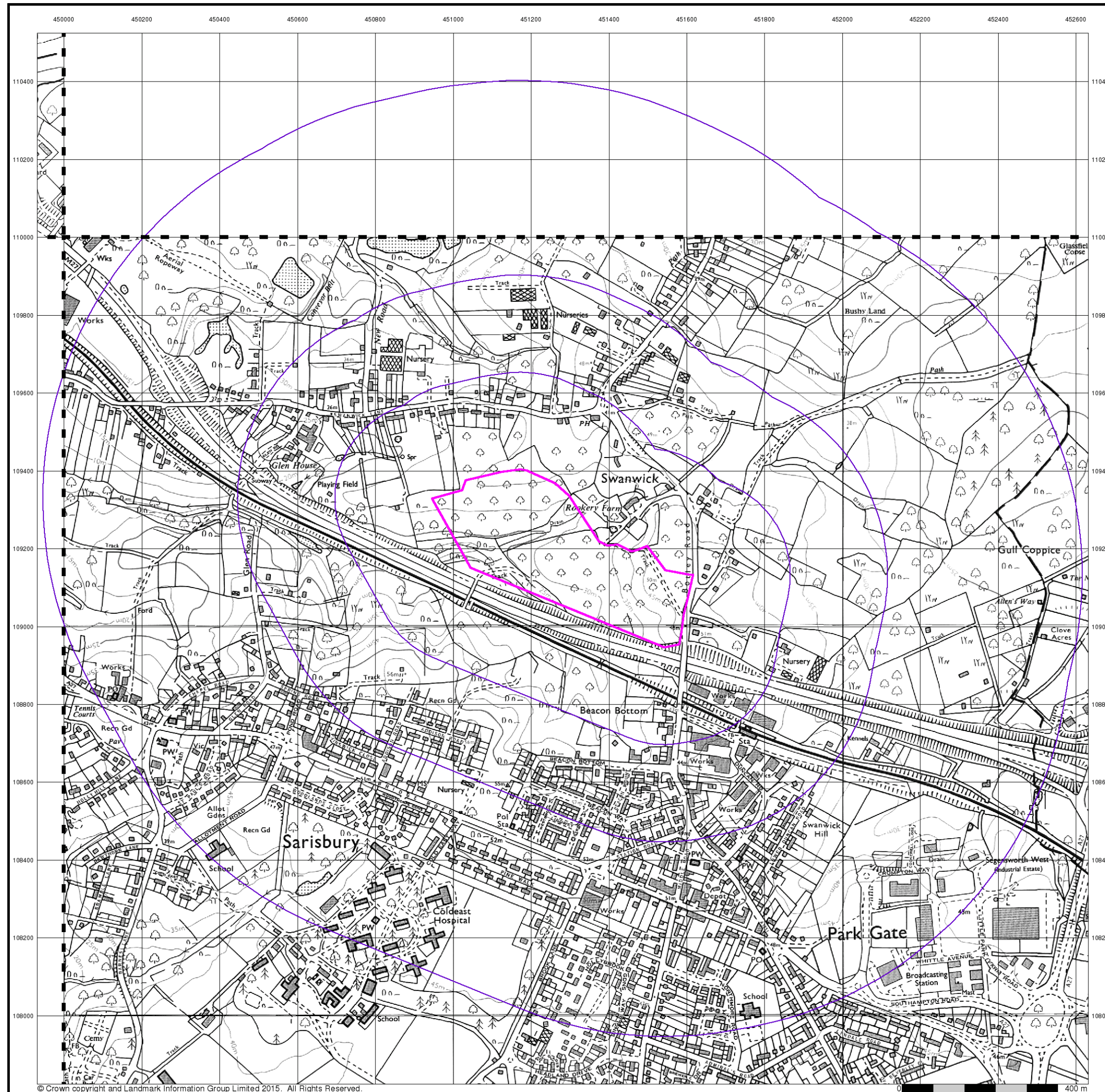
Order Number: 145633529_1_1
Customer Ref: C289128
National Grid Reference: 451290, 109180
Slice: A
Site Area (Ha): 14.84
Search Buffer (m): 1000

Site Details

Site at, Swanwick, Hampshire



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



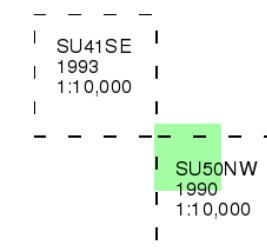
Ordnance Survey Plan

Published 1990 - 1993

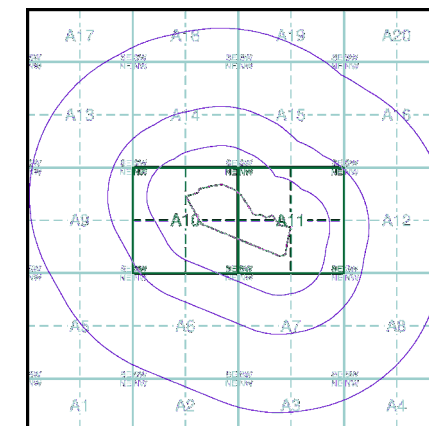
Source map scale - 1:10,000

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

Map Name(s) and Date(s)



Historical Map - Slice A



Order Details

Order Number: 145633529_1_1
Customer Ref: C289128
National Grid Reference: 451290, 109180
Slice: A
Site Area (Ha): 14.84
Search Buffer (m): 1000

Site Details

Site at, Swanwick, Hampshire

10k Raster Mapping

Published 2000

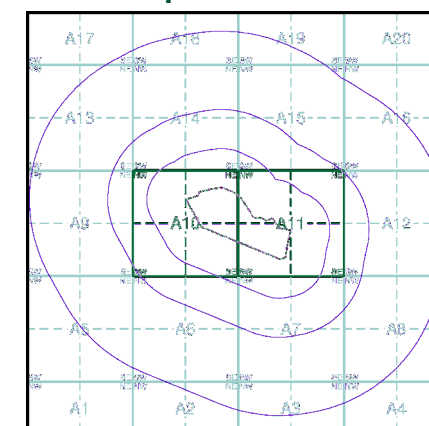
Source map scale - 1:10,000

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

Map Name(s) and Date(s)

SU41SE	SU51SW
2000	2000
1:10,000	1:10,000
SU40NE	SU50NW
2000	2000
1:10,000	1:10,000

Historical Map - Slice A



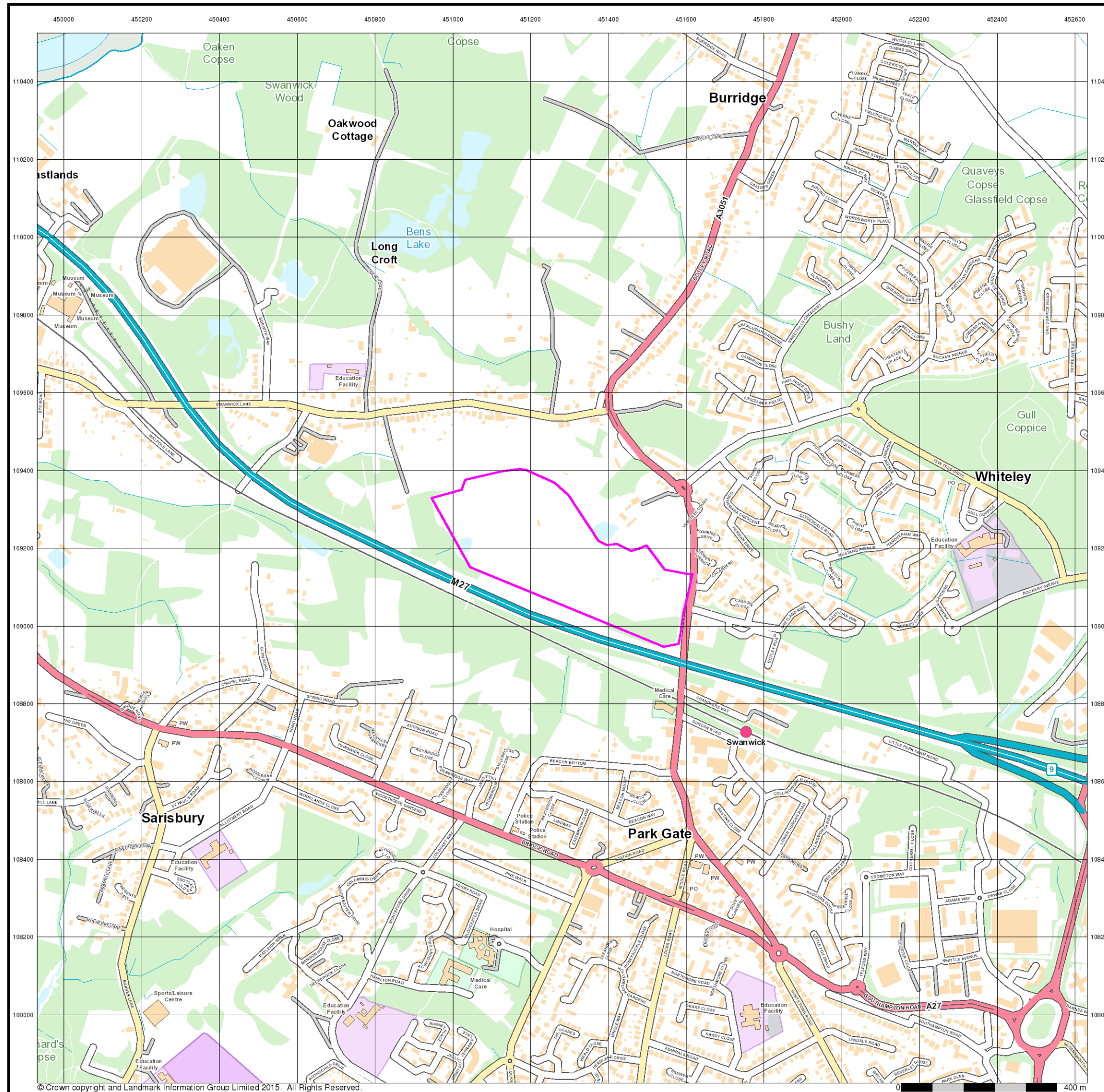
Order Details

Order Number: 145633529_1_1
 Customer Ref: C289128
 National Grid Reference: 451290, 109180
 Slice: A
 Site Area (Ha): 14.84
 Search Buffer (m): 1000

Site Details

Site at, Swanwick, Hampshire





Street View

Published 2017

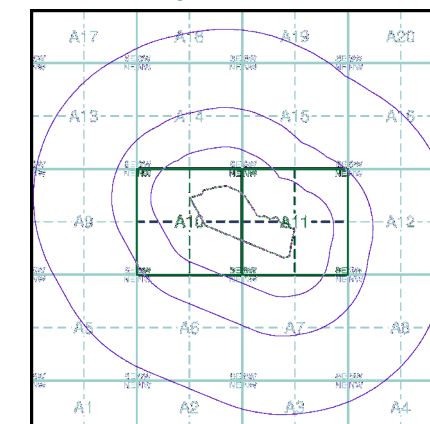
Source map scale - 1:10,000

Street View is a street-level map for the whole of Great Britain produced by the Ordnance Survey. These maps are provided at a nominal scale of 1:10,000

Map Name(s) and Date(s)



Street View Map - Slice A



Order Details

Order Number: 145633529_1_1
Customer Ref: C289128
National Grid Reference: 451290, 109180
Slice: A
Site Area (Ha): 14.84
Search Buffer (m): 1000

Site Details

Site at, Swanwick, Hampshire

Landmark
INFORMATION GROUP

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

Annex C: Photographic Records

Rookery Farm Site Walkover Photographs



Photo 1: Aggregates Recycling Area. View to north from top of restored landfill



Photo 2: Southern elevation of restored landfill. M27 in background.



Photo 3: Top of restored landfill



Photo 4: Pond on western boundary



Photo 5: Aggregates screening and crushing



Photo 6: Northern boundary environmental bund.

Rookery Farm Site Walkover Photographs



Photo 7: Below ground water tank at washing plant.



Photo 8: Waste oil storage tank at washing plant.



Photo 9: Above ground diesel tank at washing plant.



Photo 10: Washing plant and mobile fuel oil storage tank



Photo 11: Haul road and northern elevation of inert landfill



Photo 12: Former landfill area to north of weighbridge

Photo 13: Boreholes located midway down the northeast border.

Photo 14: Boreholes located on the north east border towards the eastern corner.

Project Number: 289128.0000.0000

Site Name: Rookery Farm



Town and Country Planning Act 1990

To: [REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

Application No: **P/15/1213/CC**

HCC Ref: FA032

Date of Application: 1 December 2015

Hampshire County Council, as Waste Planning Authority, **grants permission** for the following development in respect of the plans and particulars and subject to the attached schedule of 26 conditions:

Development: **Variation of Condition 24 of Planning Permission P/14/0857/CC for an extension of time for the submission of a sustainable energy generation programme**

Site address: **Rookery Farm Landfill Site, Botley Road, Swanwick, Fareham, SO31 1BW.**

Reason for Approval

It is considered that the proposal would be in accordance with Policy 2 of the Hampshire Minerals and Waste Plan 2013 and would not materially harm the character of the area or the amenity of local residents and would be acceptable in terms of highway safety and convenience.

All enquiries should be referred to the Economy, Transport & Environment Department,
The Castle, Winchester, SO23 8UD
Tel: (01962) 846746 Fax: (01962) 847055



**Director of Economy,
Transport & Environment**
2 March 2016

Town and Country Planning Act 1990

Application No: **P/15/1213/CC**

Continued

Footpath

1. The approved permissive path, associated fencing and styles (to include sections of public pavement as considered necessary and appropriate) shall be constructed in accordance with details submitted on 22 May 2015 comprising part of Appendix 1- Section 5.3 of the document : Schemes Pursuant to Conditions 1, 16, 17 and 23 of Planning Permission 14/0857/CC -Landscape Specification, Woodland and Orchard Management Plans, A 10-Year Aftercare Scheme for the Use and Management of the Restored Landfill Area, Details of the Permissive Footpath and Public Access (May 2015) along with drawings R6/RB/19A and R6/RB/21, including the amended dimensions for the kissing gate given in the email from Countryside Planning dated 20/07/2015.

Reason: In the interests of public safety of the users of the permissive path that gives access between the public highway, pedestrian footpath and the public access land on the restored landfill hereby approved and in accordance with Policies 9, 10, 12, 13 of the Hampshire Minerals and Waste Plan 2013.

Commencement

2. The development hereby permitted shall be implemented in accordance with the approved plans and particulars as identified within this notice within three years of the date of this permission

Reason: To comply with Section 91 of the Town and Country Planning Act 1990 and in accordance with Policy 1 of the Hampshire Minerals and Waste Plan 2013 .

Plans and Particulars

3. The development hereby permitted shall be implemented strictly in accordance with the approved plans, specifications and written particulars identified within this decision notice and /or as subsequently amended by conditions comprising this certificate - including:

(A) Planning Application statement, Environmental Statement and Non-technical summary relating to application including:



Town and Country Planning Act 1990

Application No: **P/15/1213/CC**

Continued

- Landscape and Visual Impact Assessment
- Ecological Assessment
- Highways and Transport Assessment
- Noise report
- Dust impact assessment
- Slope stability assessment
- Flood risk assessment, hydrology and hydrogeology
- Landfill Gas Review
- Cultural Heritage Statement

B) The following plans:

R6/RB/14, R6/RB/11, R6/RB/05RevE, R6/RB/12RevB, R6/RB/13RevA, R6/RB/15, R6/RB/16, R6/RB/17, Provisional Footpath Plan (6.11.14)

C) In accordance with a demolition and construction programme to be submitted to the Waste Planning Authority for approval in writing before site construction or demolition commences or within six months of the date of this certificate whichever is the sooner. The construction and development of the site shall be implemented as approved.

Reason: To ensure that the development is carried out in accordance with the approved details and Policy 1 of the Hampshire Minerals and Waste Plan 2013.

Hours of Operation

4. No Heavy Goods Vehicles (HGV) shall enter or leave the site and no plant or machinery shall be operated except between the following hours: 0730-1730 Monday to Friday and 0800-1230 Saturday. There shall be no working on Sunday or recognised public holidays.

Reason: In the interests of local amenity and in accordance with Policy 10 of the Hampshire Minerals and Waste Plan 2013.

Town and Country Planning Act 1990

Application No: **P/15/1213/CC**

Continued

Noise, Dust and Odour

5. Subject to a maximum of 55 dB LAeq 1 hour (free-field), the noise level at the nearest residential property shall not exceed the background level (LA90 in the absence of noise from the site during a comparable time period)) by more than 10 dB.

Reason: To prevent noise disturbance to the occupants of the nearest residential properties and in accordance with Policy 10 of the Hampshire Minerals and Waste Plan 2013.

6. The site shall be operated in accordance with the 2014 Code of Practice for Site Operators submitted with the application (originally dated March 2006) as subsequently revised and amended by way of this permission.

Reason: In the interests of local amenity and in accordance with Policy 10 of the Hampshire Minerals and Waste Plan 2013.

7. Dust shall be controlled and monitored at the site in accordance with the approved dust mitigation and management scheme comprising part of the Plans and Particulars hereby approved. The approved scheme shall be implemented for the duration of the development.

Reason: In the interests of local amenity in accordance with Policy 10 of the Hampshire Minerals and Waste Plan 2013.

Town and Country Planning Act 1990

Application No: **P/15/1213/CC**

Continued

8. Noise shall be monitored and managed in accordance with the approved scheme and mitigation within the application, the Environmental Statement and the approved Plans and Particulars including the Barnhawk Acoustics Noise Report 414/1 Rev 1 (June 2014). Prior to commencing operations, any equipment other than that listed in Appendix BA2 of the noise report no 414/1 (Rev 1 dated June 2014) shall be assessed in terms of potential noise impact at nearby residential properties and the assessment and evaluation submitted to the Waste Planning Authority for approval in writing. The approved scheme shall be implemented for the duration of the development.

Reason: In the interests of local amenities and in accordance with Policy 10 of the Hampshire Minerals and Waste Plan 2013.

9. All vehicles, plant and machinery operated within the site shall be maintained in accordance with the manufacturers' specification at all times, and shall be fitted with and use effective silencers.

Reason: To minimise noise disturbance from operations at the site and in accordance with Policy 10 of the Hampshire Minerals and Waste Plan 2013.

10. No demolition or building construction development shall commence until cross section details clearly identifying the before and after form and gradient of the noise attenuation bunds on the northern and north eastern boundaries of the application site and the bunds to be erected adjacent to the recycling plant, and along the western boundaries have been submitted to the Waste Planning Authority for approval in writing and thereafter implemented and maintained for the duration of the development in accordance with any such approval. The sections shall demonstrate the inner and outer slopes of the bund'. All bunds shall be planted in accordance with the approved details hereby approved by way of this permission and kept free of weeds for the duration of the development. Any stripping of surface soils that may be necessary during bund formation/regrading shall take place after the reptile winter hibernation period has come to an end on 31 March.

Reason: In the interests of local amenity and to guard against the possibility of any reptiles being present when earthworks take place on the bunds and in accordance with Policies 3, 5, 10, 13 of the Hampshire Minerals and Waste Plan 2013.

Town and Country Planning Act 1990

Application No: **P/15/1213/CC**

Continued

Highways

11. The total number of Heavy Commercial Vehicle (HCV) movements using the site shall not exceed 240 per day (120 in and 120 out). A record of all HCV's entering and leaving the site shall be kept at the site office and made available to the Waste Planning Authority within seven days of a written request. The definition of an HCV for the purpose of this permission is as stated in the Road Traffic Regulation Act 1984 notably: any goods vehicle which has an operating weight exceeding 7.5 tonnes.

Reason: In the interests of highway safety and the amenity of the local area and in accordance with Policies 10 and 12 of the Hampshire Minerals and Waste Plan 2013.

12. All lorries and HCV's leaving the site shall use the approved wheel cleaning facilities. No lorry or HCV shall leave the site unless its wheels have been cleaned sufficiently to prevent mud being carried onto the highway.

Reason: In the interests of highway safety and in accordance with Policies 10 and 12 of the Hampshire Mineral and Waste Plan 2013.

13. All loaded vehicles entering or leaving the site shall be sheeted and/or netted to prevent material escaping from the vehicles and being deposited on the highway.

Reason: In the interests of highway safety and public amenity and in accordance with Policies 10 and 12 of the Hampshire Minerals and Waste Plan 2013.

14. The parking of vehicles and earth moving equipment shall be restricted to the weighbridge area and recycling site as shown on the approved layout plan.

Reason: In the interests of local visual amenity and in accordance with Policies 10 and 12 of the Hampshire Minerals and Waste Plan 2013.



Town and Country Planning Act 1990

Application No: **P/15/1213/CC**

Continued

Lighting

15. Details of any additional low level lighting necessary for the safe operation of the development shall be submitted to the Waste Planning Authority for approval in writing and thereafter implemented in accordance with such approval within one month of such approval being given - or- within one month of completion of construction of the approved perimeter bund's, haul route and buildings - whichever is the sooner. The lighting hereby approved would be additional to the existing lighting on the site which comprises no more than 6 No. 500 watt halogen lights at a maximum height of six metres. All lighting must face into the site.

Reason: In the interests of local amenity and in accordance with Policy 10 of the Hampshire Minerals and Waste Plan 2013.

Orchard and Woodland Management

16. The long term plan for the environmental restoration and biodiversity enhancement of the western woodland area and the historic orchard shall be implemented in accordance with details submitted on 22 May 2015, comprising part of Appendix 1- Sections 2, 3 & 4 of the document : Schemes Pursuant to Conditions 1, 16, 17 and 23 of Planning Permission 14/0857/CC - Landscape Specification, Woodland and Orchard Management Plans, A 10-Year Aftercare Scheme for the Use and Management of the Restored Landfill Area, Details of the Permissive Footpath and Public Access (May 2015) with drawing R6/RB/20 and Tables 2 & 3, taken with the additional woodland and orchard management agreed in the email from L Finch to R Box dated 20 July 2015.

Reason: In the interests of local amenity, the visual and landscape character of the area and the enhancement of biodiversity and in accordance with Policies 3, 5, 10, 13 of the Hampshire Minerals and Waste Plan 2013.



Town and Country Planning Act 1990

Application No: **P/15/1213/CC**

Continued

Aftercare of Restored Landfill and Perimeter Bunds

17. A 10 year aftercare scheme for use of the restored landfill area for agriculture and amenity shall be implemented in accordance with details submitted on 22 May 2015, comprising part of Appendix 1- Section 5 of the document : Schemes Pursuant to Conditions 1, 16, 17 and 23 of Planning Permission 14/0857/CC -Landscape Specification, Woodland and Orchard Management Plans, A 10-Year Aftercare Scheme for the Use and Management of the Restored Landfill Area, Details of the Permissive Footpath and Public Access (May 2015) with drawings R6/RB/19A, R6/RB/20 and Table 4.

Reason: To ensure the satisfactory restoration of the landfill site as shown on the approved plans to the south of the red line recycling area to agriculture and also land that can be used for amenity purposes and in accordance with Policies 3, 5, 9, 10, 13 of the Hampshire Minerals and Waste Plan 2013.

Miscellaneous

18. No stockpiles shall exceed five metres in height. A line shall be painted on the lighting column, or other permanent structure agreed in writing with the Waste Planning Authority, to clearly indicate five metres in height above the base of the recycling stockpile area hereby permitted.

Reason: To protect the local visual amenity and in accordance with Policy 10 of the Hampshire Minerals and Waste Plan 2013.

19. Plant and machinery permitted on the site as part of the recycling operation shall be only that listed in Planning Permission P/06/0443/CC and EIA documents hereby approved.

Reason: In the interests of local amenity and in accordance with Policy 10 of the Hampshire Minerals and Waste Plan 2013.

Town and Country Planning Act 1990

Application No: **P/15/1213/CC**

Continued

20. No development shall commence until a final surface water management and drainage plan as outlined in the approved GWP Consultants Hydrological, Hydrogeological and Flood Risk Impact Assessment within the approved Environmental Statement, has been submitted to and approved in writing by the Waste Planning Authority and thereafter implemented in accordance with such approval. .

Reason: In the interests of highway safety and residential amenity and in accordance with Policies 10 and 12 of the Hampshire Minerals and Waste Plan 2013.

21. The annual throughput of the recycling site shall not exceed 140,000 tonnes. A record of the weight and throughput of material imported for recycling shall be kept at the site office and made available to the Waste Planning Authority within seven days of a written request.

Reason: In the interests of local amenity , highway safety and minimising the environmental impacts of the proposal and in accordance with Policies 10 and 12 of the Hampshire Minerals and Waste Plan 2013.

Permanent Cessation of Site Operations

22. Should ever the situation arise that the applicant/site operators become aware that site operations will have to permanently cease for economic or other reasons, then they shall notify the Waste Planning Authority in writing at least 8 weeks prior to permanent cessation and submit a scheme to the Waste Planning Authority for approval showing how the site is to be restored/securely left at closure, in a clean, uncontaminated and tidy condition such that there is no health and safety, adverse visual impacts, or environmental hazards that could occur post closure. The final scheme shall be implemented as approved by the Waste Planning Authority in writing within a further period of six months following such approval.

Reason: To protect the environment and in the health and safety interests of the wider public and in accordance with Policy 10 of the Hampshire Minerals and Waste Local Plan 2013.

Town and Country Planning Act 1990

Application No: **P/15/1213/CC**

Continued

Landscaping

23. The detailed scheme of landscaping for the perimeter of the site including the approved bunds, the orchard, western woodland, alongside the access and the haul route, and the restored landfill area, submitted on 22 May 2015, comprising part of Appendix 1- Section 2 of the document : Schemes Pursuant to Conditions 1, 16, 17 and 23 of Planning Permission 14/0857/CC -Landscape Specification, Woodland and Orchard Management Plans, A 10-Year Aftercare Scheme for the Use and Management of the Restored Landfill Area, Details of the Permissive Footpath and Public Access (May 2015) with drawings R6/RB/18A and R6/RB/20 and Table 1, should be implemented as approved. Any trees or shrubs which, within a period of five years from the date of planting, die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species. The scheme shall be implemented as approved within the first planting season following approval of the scheme by the Waste Planning authority or in the case of the bunds - the first planting season following creation of new bunds or regrading of the existing bunds as approved.

Reason: In the interests of visual amenity and the biodiversity of the area and in accordance with Policies 3, 5, 10 and 13 of the Hampshire Minerals and Waste Plan 2013.

Town and Country Planning Act 1990

Application No: **P/15/1213/CC**

Continued

Sustainability Features

24. Within two years from the date of this permission, a sustainable energy generation programme for the site shall be submitted to the Waste Planning Authority for approval including a report evaluating the optimum locations for solar panels on the south facing roofs of development buildings and the south facing perimeter banks of the northern site boundary and making recommendations for what can be undertaken with a programme of implementation outlined. The report shall be considered by the Waste Planning Authority with the aim of being approved in writing and the sustainable energy features implemented as approved within a timescale to be agreed beforehand by the Waste Planning Authority but in any event to be implemented no later than three years from the date of written approval by the Waste Planning Authority.

Reason: To incorporate sustainable energy features into the development that have the ability to deliver energy through such technology and in accordance with Policies 1 and 2 of the Hampshire Minerals and Waste Plan 2013.

Slope Monitoring

25. The inner and outer, northern, and western slopes of the site, and any slope on the site perimeter not covered by the slope stability requirements of any current Environment Agency permit, shall be monitored in accordance with details submitted on 22 May 2015, comprising Appendix 2 – the GWP report Slope Assessment for existing and future slopes at Rookery Farm Recycling Site, Swanwick, Hampshire for Raymond Brown Recycling (July 2014), taken with the additional monitoring check to be added to the lists as agreed in the email from L Finch to R Box dated 20 July 2015. The scheme shall be implemented as approved as soon as all bund formation and regrading operations are completed in accordance with this permission.

Reason: To ensure the slopes of the site remain as stable as possible, reduce the risk of any future slippage and to ensure appropriate methodology, and mitigation is approved in the event of any slippage ever occurring and in accordance with Policy 10 of the Hampshire Minerals and Waste Plan 2013 .



Town and Country Planning Act 1990

Application No: **P/15/1213/CC**

Continued

Traffic Management Plan

26. The Traffic Management Plan (details submitted on 22 May 2015, comprising Appendix 3), shall be implemented as approved for the duration of the development.

Reason: In the interests of highway safety and to minimise the environmental impacts of traffic to residents in the locality and in accordance with Policies 10 and 12 of the Hampshire Minerals and Waste Plan 2013.

Notes to Applicant

1. This permission once implemented replaces condition 24 of planning permission P/14/0857/CC.
2. Environmental Permits
The development may require an Environmental Permit for certain activities. The Environmental Permitting Regulations (England and Wales) 2010, cover water discharge activities, groundwater activities, radioactive substances, waste, mining waste and installations. Please see our website for further information on permitting please see: <https://www.gov.uk/environmental-permit-check-if-you-need-one>.

For guidance on developments requiring planning permission and an environmental permit please see <https://www.gov.uk/government/publications/developments-requiring-planning-permission-and-environmental-permits>

Pollution prevention – it is advised to incorporate pollution prevention measures to protect ground and surface water. We have produced a range of guidance notes giving advice on statutory responsibilities and good environmental practice. This includes Pollution Prevention Guidance Notes (PPG's) for the specific activities listed below. Pollution prevention guidance can be viewed at:

<https://www.gov.uk/government/collections/pollution-prevention-guidance-ppg>

3. In determining this planning application, the Waste Planning Authority has worked with the applicant in a positive and proactive manner based on seeking solutions to problems arising in relation to dealing with the planning application by liaising with consultees, respondents and the applicant/agent and discussing changes to the proposal where considered appropriate or necessary. This approach has been taken positively and proactively in accordance with the requirement in the NPPF, as set out

Town and Country Planning Act 1990

Application No: **P/15/1213/CC**

Continued

in the Town and Country Planning (Development Management Procedure) (England) (Amendment No.2) Order 2012.

4. This decision does not purport or convey any approval or consent which may be required under the Building Regulations or any other Acts, including Byelaws, orders or Regulations made under such acts.

Comment on the Draft Fareham Local Plan 2036

How to have your say

Complete this form to comment on the Draft Local Plan. Please submit it to the Council by Friday 8 December 2017. You can download the pdf and type on to it before emailing it back to consultation@fareham.gov.uk. You can leave more than one comment.

Provide us with your details

Please provide your contact details at the end of this survey. Doing this will help us to understand where people's views are coming from. Your name and address may be published but it will not be used for any other purposes.

Please provide the proposed policy, page number or paragraph number in the Draft Local Plan or Evidence Base you want to comment on

Policy DA1: Development Allocations. Page 114 of the Fareham Draft Local Plan

Please comment below.

See Attached Letter

Please provide the proposed policy, page number or paragraph number in the Draft Local Plan or Evidence Base you want to comment on

EV02 - Sustainability Appraisal and SEA for the Fareham Borough Local Plan 2036

Please comment below.

See attached letter

Please provide the proposed policy, page number or paragraph number in the Draft Local Plan or Evidence Base you want to comment on

EV03 - Site Options Assessment 2017

Please comment below.

See attached letter

Please provide the proposed policy, page number or paragraph number in the Draft Local Plan or Evidence Base you want to comment on

SHLAA 2017

Please comment below.

See attached letter

A bit about you

You will need to provide your contact details at the end of this survey. This is a legal requirement in order for your comments to be taken into account and your address may be published. It will not be used for any other purposes.

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[Redacted Name]

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