Using this report

The following report is designed by Environmental Consultants for Environmental Professionals bringing together the most up-to-date market leading environmental data. This report is provided under and subject to the Terms & Conditions agreed between GroundSure and the Client. The document contains the following sections:

1. Environmental Permits, Incidents and Registers

Provides information on Regulated Industrial Activities and Pollution Incidents as recorded by Regulatory Authorities, and sites determined as Contaminated Land. This search is conducted using radii up to 500m.

2. Landfills and Other Waste Sites

Provides information on landfills and other waste sites that may pose a risk to the study site. This search is conducted using radii up to 1500m.

3. Current Land Uses

Provides information on current land uses that may pose a risk to the study site in terms of potential contamination from activities or processes. These searches are conducted using radii of up to 500m. This includes information on potentially contaminative industrial sites, petrol stations and fuel sites as well as high pressure underground oil and gas pipelines.

4. Geology

Provides information on artificial and superficial deposits and bedrock beneath the study site.

5. Hydrogeology and Hydrology

Provides information on productive strata within the bedrock and superficial geological layers, abstraction licenses, Source Protection Zones (SPZs) and river quality. These searches are conducted using radii of up to 2000m.

6. Flooding

Provides information on surface water flooding, flood defences, flood storage areas and groundwater flood areas. This search is conducted using radii of up to 250m.

7. Designated Environmentally Sensitive Sites

Provides information on the Sites of Special Scientific Interest (SSSI), National Nature Reserves (NNR), Special Areas of Conservation (SAC), Special Protection Areas (SPA), Ramsar sites, Local Nature Reserves (LNR), Areas of Outstanding Natural Beauty (AONB), National Parks (NP), Environmentally Sensitive Areas, Nitrate Sensitive Areas, Nitrate Vulnerable Zones and World Heritage Sites and Scheduled Ancient Woodland. These searches are conducted using radii of up to 2000m.

Natural Hazards

Provides information on a range of natural hazards that may pose a risk to the study site. These factors include natural ground subsidence.

9. Mining

Provides information on areas of coal and shallow mining.

Contacts

This section of the report provides contact points for statutory bodies and data providers that may be able to provide further information on issues raised within this report. Alternatively, GroundSure provide a free Technical Helpline (08444 159000) for further information and guidance.

Note: Maps

Only certain features are placed on the maps within the report. All features represented on maps found within this search are given an identification number. This number identifies the feature on the mapping and correlates it to the additional information provided below. This identification number precedes all other information and takes the following format -Id: 1, Id: 2, etc. Where numerous features on the same map are in such close proximity that the numbers would obscure each other a letter identifier is used instead to represent the features. (e.g. Three features which overlap may be given the identifier "A" on the map and would be identified separately as features 1A, 3A, 10A on the data tables provided).

Where a feature is reported in the data tables to a distance greater than the map area, it is noted in the data table as "Not Shown".

All distances given in this report are in Metres (m). Directions are given as compass headings such as N: North, E: East, NE: North East from the nearest point of the study site boundary.

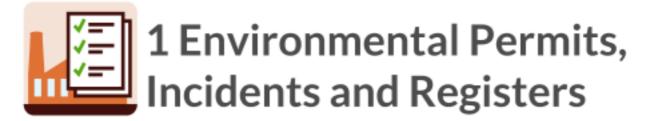


1 Environmental Permits, Incidents and Registers Map



Report Reference: CMAPS-CM-282101-16146-131213EDR Client Reference: 16146





1.1 Industrial Sites Holding Licences and/or Authorisations

Searches of information provided by the Environment Agency and Local Authorities reveal the following information:

1.1.1 Records of historic IPC Authorisations within 500m of the study site:

Database searched and no data found.

1.1.2 Records of Part A(1) and IPPC Authorised Activities within 500m of the study site:

Database searched and no data found.

1.1.3 Records of Water Industry Referrals (potentially harmful discharges to the public sewer) within 500m of the study site:

0

0

0

Database searched and no data found.

1.1.4 Records of Red List Discharge Consents (potentially harmful discharges to controlled waters) within 500m of the study site:

Database searched and no data found.

1.1.5 Records of List 1 Dangerous Substances Inventory Sites within 500m of the study site:

0

0

1.1.6 Records of List 2 Dangerous Substance Inventory Sites within 500m of the study site:

0

4

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Database searched and no data found.

1.1.7 Records of Part A(2) and Part B Activities and Enforcements within 500m of the study site:

The following Part A(2) and Part B Activities are represented as points on the Authorisations, Incidents and Registers map:

ID 3A	Distance 347.0	Direction	NGR 529541 184592	Details	
				Address: Tesco Express Filling Station, 196 Camden Road, London, NW1 9HG Process: Petrol Station Status: Historical Permit Permit Type: Part B	Enforcement: No Enforcement Notified Date of Enforcement: No Enforcement Notified Comment: No Enforcement Notified
4A	353.0	NW	529536 184594	Address: Tesco Stores Ltd, 196 Camden Road, NW1 9HG Process: Petrol Station Status: Current Permit Permit Type: Part B	Enforcement: No Enforcement Notified Date of Enforcement: No Enforcement Notified Comment: No Enforcement Notified
5	455.0	NW	529546 184757	Address: Fairways Camden, 139-143 Camden Road, London, NW1 4NR Process: Petrol Station Status: Historical Permit Permit Type: Part B	Enforcement: No Enforcement Notified Date of Enforcement: No Enforcement Notified Comment: No Enforcement Notified
6	463.0	E	530310 184411	Address: Upstage Theatrical Dry Cleaners, Unit 7-8, London, N7 9BN Process: To Operate A Dry Cleaning Installation Status: Current Permit Permit Type: Part B	Enforcement: No Enforcement Notified Date of Enforcement: No Enforcement Notified Comment: No Enforcement Notified

1.1.8 Records of Category 3 or 4 Radioactive Substances Authorisations:

Database searched and no data found.

1.1.9 Records of Licensed Discharge Consents within 500m of the study site:

0

0

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1.1.10 Records of Planning Hazardous Substance Consents and Enforcements within 500m of the study site:

0

0

Database searched and no data found.

1.2 Dangerous or Hazardous Sites

Records of COMAH & NIHHS sites within 500m of the study site:

Database searched and no data found.

1.3 Environment Agency Recorded Pollution Incidents

1.3.1 Records of National Incidents Recording System, List 2 within 500m of the study site:

2

The following NIRS List 2 records are represented as points on the Authorisations, Incidents and Registers Map:

1D	Distance	Direction	NGR 529500 184500	Details	
	347.0			Incident Date: 20/07/2001 Incident Identification: 17909 Pollutant: Atmospheric Pollutants and Effects Pollutant Description: Smoke	Water Impact: Category 4 (No Impact) Land Impact: Category 4 (No Impact) Air Impact: Category 3 (Minor)
2	381.0	s	529755 184001	Incident Date: 27/01/2003 Incident Identification: 133461 Pollutant: Inert Materials and Wastes Pollutant Description: Construction and Demolition Materials and Wastes	Water Impact: Category 4 (No Impact) Land Impact: Category 4 (No Impact) Air Impact: Category 4 (No Impact)

1.3.2 Records of National Incidents Recording System, List 1 within 500m of the study site:

0





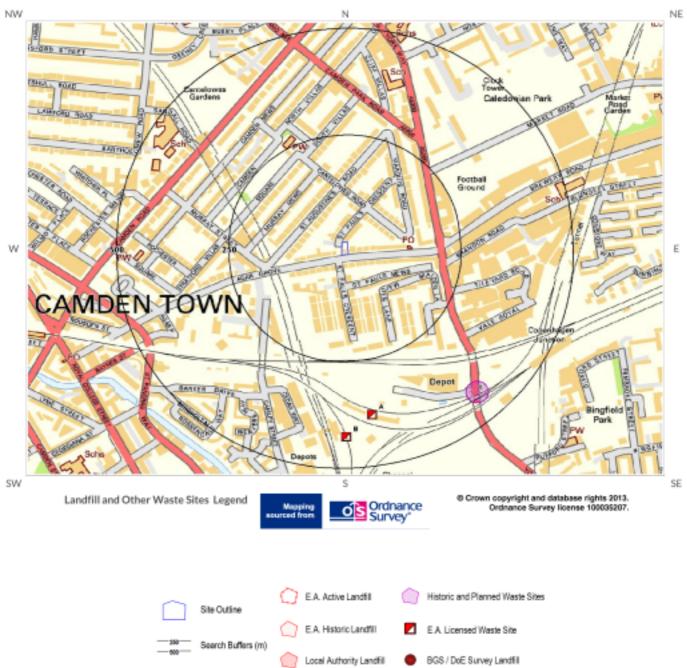
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1.4 Sites Determined as Contaminated Land under Part 2A EPA 1990

How many records of sites determined as contaminated land under Section 78R of the Environmental Protection Act 1990 are there within 500m of the study site?



2 Landfill and Other Waste Sites Map





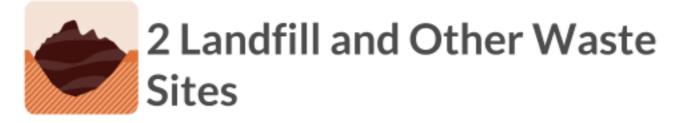


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2.1 Landfill Sites

2.1.1 Records from Environment Agency landfill data within 1000m of the study site:

Database searched and no data found.

2.1.2 Records of Environment Agency historic landfill sites within 1500m of the study site:

Database searched and no data found.

2.1.3 Records of BGS/DoE non-operational landfill sites within 1500m of the study site:

Database searched and no data found.

2.1.4 Records of Local Authority landfill sites within 1500m of the study site: