

EnviroSmart



Phase 1 Contaminated Land Assessment

Site address

Bocoda Hill Farm
Wrotham Road
South Street
Meopham
Kent
DA13 0QG

Date issued

July 2025

Report status

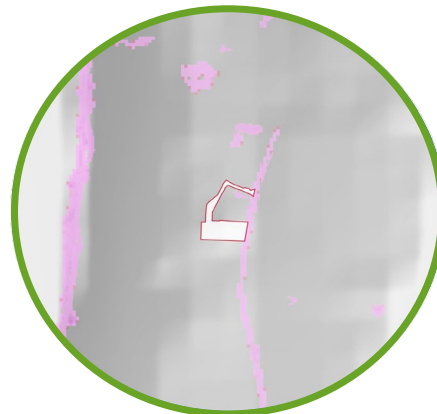
Final

Site Area

0.22 ha

Report reference

86341R1

**Grid Reference**

563680, 164270

Report prepared for

Dr C Seehra

Risk – Low to Moderate/Low

Given the previous agricultural use of the Site and therefore the potential for some localised contamination to be present, it is recommended that a proportionate programme of site investigation works be undertaken in order to establish the presence or absence of contamination and to enable a quantitative assessment of the associated environmental risks.

Report author

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The purpose of this EnviroSmart report is to provide clear and pragmatic advice regarding the nature and potential significance of contaminated land hazards which may be present at the study site. GeoSmart are providing consultancy and professional opinion based upon our collation, interpretation and assessment of information contained within an Envirocheck report, and other sources where expressly stated (i.e. site visits, photographs, and anecdotal evidence). It is acknowledged that the risk assessment findings are based on documentary sources of information alone.

Site analysis

| | | |
|--|-----------------------|--|
| 1. Probability/likelihood of a contaminant hazard at the Site | High likelihood | |
| | Likely | |
| | Low likelihood | |
| | Unlikely | |
| 2. Potential severity/consequence of any impacts | Severe | |
| | Medium | |
| | Mild | |
| | Minor | |
| 3. Overall land quality risks posed by the Site | Very high | |
| | High | |
| | Moderate | |
| | Moderate/low | |
| | Low | |
| | Very low | |

Summary of existing and proposed development

The Site is currently used as a stable block with associated yard area and access. Development proposals comprise the conversion of the stable block to residential use with associated resurfacing of the access track and introduction of hard and soft landscaped areas.

Environmental Setting

The underlying superficial geology consists of the Clay with Flints Formation which is classified as an Unproductive Strata; the bedrock geology consists of the Lewes Nodular Chalk Formation, Seaford Chalk Formation and Newhaven Chalk Formation which are classified as a Principal Aquifer.

There are no significant surface water features within 250 m of the Site.

There are no environmentally sensitive land uses within 200 m of the Site.

Site History

The Site was first developed in 1999 with the construction of the stable block that remains present today. Previous to this, the land was used as part of an agricultural field. Off-Site land uses include a modest chalk pit c. 110 m west that appears to have been infilled during the c. 1980s. A decorative pond c. 50 m north of the Site was created in the 1990s and appears to have been infilled prior to 2006. Farm buildings are mapped c. 10 m to the north-west of the Site.

Radon

The Site lies in an area where 1 to 3% of homes are at or above the UK radon action level (200 Bq/m3).

Coal Mining

The Site does not lie within an identified coal mining area and is therefore unlikely to be affected by related ground stability or mine gas issues.

Summary of Conceptual Site Model (CSM)

Source of Contamination

Potential for inorganic and low volatility organic contaminants to be present within the subsurface soils.
Limited potential for volatile organic contaminants to be present within the subsurface soils.

Receptors

Human Health, Controlled Water (groundwater within the underlying bedrock Principal Aquifer).

Human Health (pathway)

Dermal contact, ingestion & inhalation of soils & soil dust
Consumption of home grown produce
Ingress into water supply pipework and subsequent water ingestion

Controlled Waters (pathway)

Lateral and vertical groundwater movement via natural or artificial flow paths.

Preliminary Risk Assessment

Overall, the preliminary risk classification of the Site in relation to the proposed redevelopment is considered to be Low to Moderate/Low.

Recommendations / Next Steps

Phase 2 intrusive investigation

Given the nature of the historical land use and therefore the potential for some localised contamination to be present at the Site, it is recommended that a proportionate programme of site investigation works be undertaken in order to establish the presence or absence of contamination and to enable a quantitative assessment of the associated environmental risks.

1. Introduction



1.1 Background

The study site (from herein known as 'the Site') is situated at Bocoda Hill Farm in Wrotham Road, South Street. A location plan of the Site is shown in Section 1.5. A proposed development plan of the Site is shown in Section 1.6.

GeoSmart was commissioned by Dr C Seehra in June 2025 to undertake a Phase 1 Land Quality Assessment for the Site. The report has been requested in order to support a proposed planning application for the Site.

The proposed development is for the conversion of the existing stables on Site into a residential dwelling with associated landscaped areas. The access to the north of the Site is proposed to be resurfaced with tarmac, and the field to the east is proposed to be planted as a wildflower meadow.

The EnviroSmart report has been undertaken by firstly compiling information concerning the Site and the surrounding area, including current and historical land uses, geological records and registered pollution incidents. The information which is gathered is then used to construct a 'conceptual site model', including an understanding of likely contaminant sources, pathways and receptors. Finally, a preliminary assessment of risks posed to identified receptors (i.e., people, buildings or the natural environment) from the anticipated land quality at the Site is performed. The risk assessment methodology is consistent with CIRIA C552 (2001); see Section 3.4 for details.

1.2 Purpose of this report

The purpose of this EnviroSmart report is to provide clear and pragmatic advice regarding the nature and potential significance of contamination hazards which may be present at the Site.

1.3 Report contents

This report is divided into two sections, as described below:

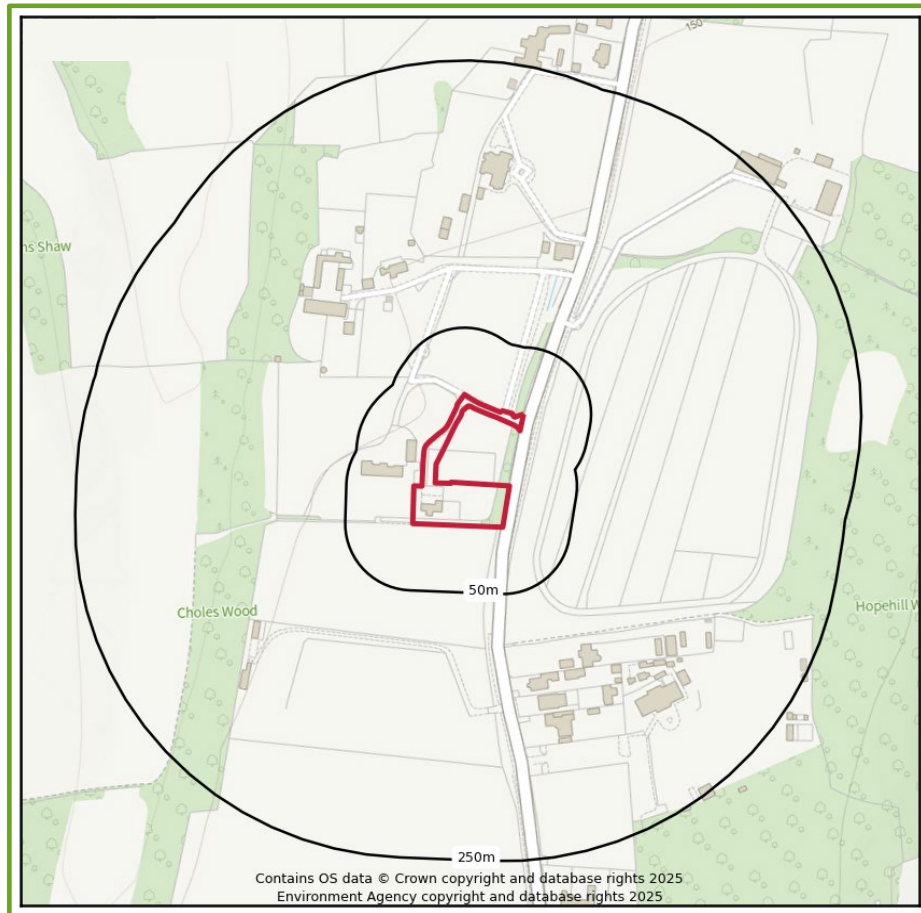
| Section | Content | Purpose |
|--|---|---|
| Section 2: LAND QUALITY ASSESSMENT | A summary of the site history and environmental setting, the findings of the preliminary risk assessment and associated recommendations | To present a clear and concise overview of the land quality issues facing the Site, including recommendations of how to manage any land contamination which may be present |
| Section 3: SUPPORTING INFORMATION | A collection of site specific information on which the land quality assessment is based | To provide detailed information in support of the risk assessment; this section also represents a source of reference data for use in any subsequent site works/assessments |

1.4 Report limitations

It is noted that the findings presented in this report are largely based on information supplied by third parties. Whilst we assume that all information is representative of past and present conditions we can offer no guarantee as to its validity.

This report excludes consideration of potential hazards arising from any activities at the Site other than normal use and occupancy for the intended land uses. Hazards associated with any other activities have not been assessed and must be subject to a specific risk assessment by the parties responsible for those activities.

1.5 Site location plan






2. Land quality assessment




2.1 Site details

| | | | |
|---------------|-------------------------|---------------------|---------------------------------------|
| Site name: | Bocoda Hill Farm | Current land cover: | c. 10% impermeable, c. 90% permeable. |
| Current use: | Stable block | | |
| Proposed use: | Residential with garden | Site area: | 0.22 ha |


2.2 Conceptual understanding (potential sources of contamination)

| <div></div> <div>Site history</div> <div>(historical land use taken within 250m radius of the Site boundary)</div> | Date | Description of land use | |
|--|-------------------------|---|---|
| | | On-Site | Off-Site |
| | 1869 | The Site is occupied by undeveloped land that is assumed to be in agricultural use. A road is located along the eastern Site boundary. | The surrounding area is largely undeveloped agricultural land and woodland. Unlabelled buildings (assumed residential) are located to the north, the closest of which is c. 175 m from the Site. A farm is labelled c. 250 m south of the Site. |
| | 1894 | No discernible changes. | A small chalk pit is labelled c. 110 m west of the Site. A small pond is positioned c. 155 m north of the Site. |
| | 1896 | A strip of woodland is now mapped along the eastern edge of the Site, as well as along the southern Site boundary. | A track is mapped directly south of the Site. Further development of the residential buildings to the north has occurred. |
| | 1897 | No discernible changes. | |
| 1908 | No discernible changes. | Further development to the north means that the nearest building (of assumed agricultural use) is now c. 130 m north west. A small pond is located c. 130 m north east of the Site. | |
| POTENTIAL SOURCES OF CONTAMINATION | | | |
| Source description | | | |
| <p>The land use history suggests that there is the potential for contamination to have occurred <u>on-Site</u> relating to the following:</p> <p>Agricultural land:</p> <ul style="list-style-type: none">- Miscellaneous small scale fuel and agrichemical spills / leaks associated with routine agricultural uses (i.e., fuels used for agricultural machinery/other vehicles, oils and lubricants, herbicides/pesticides, fertilisers, etc.).- Potential for localised/historical deposition of domestic/agricultural waste materials. Note: there is no evidence (from historical mapping or topographic information) of any such waste disposal activities on-Site. <p>Stable block:</p> <ul style="list-style-type: none">- Miscellaneous small scale fuel or chemical spills relating to routine horse livery activities.- Potential for localised disposal of general waste materials (waste animal bedding, general packaging, animal feeds, etc.).- Animal effluent / wastes associated with horse stabling activities. <p>(Continued below)</p> | | | |
| LOW LIKELIHOOD | | | |
| PROBABILITY OF CONTAMINATION | | | |



2.2 Conceptual understanding (potential sources of contamination)

| <div></div> <div>Site history</div> <div>(historical land use taken within 250m radius of the Site boundary)</div> | Description of land use | | POTENTIAL SOURCES OF CONTAMINATION | Source description | LOW LIKELIHOOD | PROBABILITY OF CONTAMINATION | |
|---|-------------------------------------|--|---|---|----------------|------------------------------|---|
| | Date | On-Site | | Off-Site | | | |
| | 1909 | No discernible changes. | | The land use history suggests that there is the potential for contamination to have occurred <u>off-Site</u> relating to the following: | | | |
| | 1936 | No discernible changes. | | Assumed residential buildings and a hall are located from c. 100 m south east of the Site. | | | Agricultural land /farm buildings: <ul style="list-style-type: none">- Bulk storage of fuels and/or miscellaneous chemicals.- Miscellaneous small scale fuel and chemical spills (i.e., fuels used for heating/agricultural machinery/other vehicles, oils and lubricants, herbicides/pesticides, fertilisers, paints/thinners, creosote, etc.).- Potential for localised/historical deposition of domestic/agricultural waste materials.- Made Ground associated with former development/demolition activities.- Animal effluent from the housing of livestock within the on-site buildings.- Potential for disposal of effluent wastes. |
| | 1947 (historical aerial imagery) | No discernible changes; building footprints and key features match previous mapping. | | | | | |
| | 1961 | No discernible changes. | | | | | |
| | 1963-64 | The Site and surrounding land area are labelled as Bocoda Hill Farm. | | A building (assumed agricultural / residential) is mapped c. 10 m north west of the Site. | | | |
| | 1967 | No discernible changes. | | | | | |
| | 1978 | No discernible changes. | | | | | |
| | 1985-89 | No discernible changes. | | The chalk pit to the west is no longer mapped (potentially infilled). | | | |
| | 1993 | No discernible changes. | | | | | |
| 1999 | No discernible changes. | A new pond is mapped c. 50 m north of the Site. | Infilled pond: <ul style="list-style-type: none">- The apparent infilling of a former pond feature c. 50 m to the north of the Site may have introduced some inorganic and organic contaminants and could give rise to the generation of bulk gases. <p><i>Note: given the modest scale and location of the former chalk pit situated over 100 m to the west of the Site, any associated infill materials are considered unlikely to pose any significant risks to the Site.</i></p> | | | | |



2.2 Conceptual understanding (potential sources of contamination)

| <div></div> <div>Site history <i>(historical land use taken within 250m radius of the Site boundary)</i></div> | Date | Description of land use | | POTENTIAL SOURCES OF CONTAMINATION | Source description | LOW LIKELIHOOD | PROBABILITY OF CONTAMINATION |
|---|---|--|--|------------------------------------|--------------------|----------------|------------------------------|
| | | On-Site | Off-Site | | | | |
| | 1999 (historical aerial imagery) | A building is shown in the west of the Site (with the same footprint as the present-day stable block), with an associated access track leading to the north. The eastern part of the Site is occupied by grass with boundary tree cover. | No discernible changes. Building footprints and features match previously mapped outlines. | | (As above) | | |
| | 2006 | No discernible changes. | The pond c. 50 m to the north is no longer mapped, and is assumed to have been infilled. | | | | |
| | 2024 | No discernible changes. | | | | | |
| | Historical aerial imagery (1940-2024) | Building footprints and features match historical mapping. Aerial imagery confirms the use of the surrounding area as agricultural land. | | | | | |
| Additional information | <p>It is noted that a domestic oil storage tank is identified on Site plans within the wider land ownership boundary, however, the tank is situated on hard standing and is a sufficient distance from the proposed dwelling (c. 15 m north of the main Site area) to suggest that any associated risks to the planned development will be very low. As such, the fuel tank will not be carried forward into the risk assessment.</p> <p>The Client has confirmed that the wider land holding was formerly operated as a farm, including some arable use c. 50 to 60 years ago. The existing on-Site stable block was granted planning permission in 1997. No fuel or chemical storage is reported to have occurred at the Site (including the absence of any buried storage tanks).</p> <p>Note: all distances referenced in the above table relate to the main residential development area and do not include the access road.</p> | | | | | | |

2.2 Conceptual understanding (potential sources of contamination)

| <div></div> <div>Current land use</div> | <p>The western half of the Site is currently used as a horse stables, with associated yard area (part hard standing and part soft standing). The eastern half of the Site is heavily vegetated.</p> <p>There are no known buried storage tanks at the Site.</p> <p>There is no known bulk fuel or chemical storage on Site.</p> | | | POTENTIAL SOURCES OF CONTAMINATION | <p>The Site's current use is unlikely to have given rise to significant land contamination.</p> | UNLIKELY | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|--|---|---|--|------------------------------------|---|---------------------------------------|---|----------|---|---|-----------|---|---|-------------|---|---|----|------------------|---|---|----|----------------------|---|---------|---|---|----|-------------------------------|---|----|---|---|----|---|---|----|------------------|---|----|---------------------------------------|---|----|---|---|----|---|---|----|---|---|----|---|---|----|--|---|----|---|---|----|---|---|----------|
| <div></div> <div>Neighbouring industrial land uses</div> <div>(see environmental data report in Section 3.3 for full listing)</div> | <p>There are one or more potentially contaminative land uses are located within 250 m of the Site:</p> <table><thead><tr><th>Distance from Site</th><th>Number of active industrial land uses</th><th>Number of inactive industrial land uses</th></tr></thead><tbody><tr><td>1 - 50 m</td><td>0</td><td>0</td></tr><tr><td>51 - 100m</td><td>0</td><td>0</td></tr><tr><td>101 - 250 m</td><td>0</td><td>2</td></tr></tbody></table> <table><thead><tr><th>Nr</th><th>Nearest distance</th><th>Land use / permitted activity / authorisation</th></tr></thead><tbody><tr><td>0</td><td>NA</td><td>Fuel station entries</td></tr><tr><td>2</td><td>240 m N</td><td>Points of interest (commercial services / manufacturing & production)</td></tr><tr><td>0</td><td>NA</td><td>Underground electrical cables</td></tr><tr><td>0</td><td>NA</td><td>Control of major accident hazards sites (COMAH)</td></tr><tr><td>0</td><td>NA</td><td>Notification of installations handling hazardous substances (NIHHS)</td></tr><tr><td>0</td><td>NA</td><td>Explosives sites</td></tr><tr><td>0</td><td>NA</td><td>Planning hazardous substance consents</td></tr><tr><td>0</td><td>NA</td><td>Planning hazardous substance enforcements</td></tr><tr><td>0</td><td>NA</td><td>Sites determined as Contaminated Land under Part IIA of the Environmental Protection Act 1990</td></tr><tr><td>0</td><td>NA</td><td>Records of Licensed Discharge Consents.</td></tr><tr><td>0</td><td>NA</td><td>Integrated pollution prevention and control sites</td></tr><tr><td>0</td><td>NA</td><td>Local Authority pollution prevention and control sites</td></tr><tr><td>0</td><td>NA</td><td>Local Authority pollution prevention and control enforcements</td></tr><tr><td>0</td><td>NA</td><td>Records of Category 3 or 4 Radioactive Substance Licences</td></tr></tbody></table> | | | | Distance from Site | Number of active industrial land uses | Number of inactive industrial land uses | 1 - 50 m | 0 | 0 | 51 - 100m | 0 | 0 | 101 - 250 m | 0 | 2 | Nr | Nearest distance | Land use / permitted activity / authorisation | 0 | NA | Fuel station entries | 2 | 240 m N | Points of interest (commercial services / manufacturing & production) | 0 | NA | Underground electrical cables | 0 | NA | Control of major accident hazards sites (COMAH) | 0 | NA | Notification of installations handling hazardous substances (NIHHS) | 0 | NA | Explosives sites | 0 | NA | Planning hazardous substance consents | 0 | NA | Planning hazardous substance enforcements | 0 | NA | Sites determined as Contaminated Land under Part IIA of the Environmental Protection Act 1990 | 0 | NA | Records of Licensed Discharge Consents. | 0 | NA | Integrated pollution prevention and control sites | 0 | NA | Local Authority pollution prevention and control sites | 0 | NA | Local Authority pollution prevention and control enforcements | 0 | NA | Records of Category 3 or 4 Radioactive Substance Licences | <p>Despite the presence of potential contaminative activities in the area surrounding the Site, since none occur within close proximity (i.e., within a 50 m radius of the Site) they are unlikely to pose a significant contamination hazard in relation to the Site itself.</p> <p>Contemporary trade directory entries include:</p> <p>- Medway Car Sales (car dealers - used) c. 120 m south east: inactive.</p> <p>- Eradicure (woodworm control) c. 240 m north: inactive.</p> <p>Points of interest (commercial/manufacturing) include:</p> <p>- Leylands Orchard Farm Meopham Green (farming) c. 240 m north of the Site.</p> | UNLIKELY |
| Distance from Site | Number of active industrial land uses | Number of inactive industrial land uses | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1 - 50 m | 0 | 0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 51 - 100m | 0 | 0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 101 - 250 m | 0 | 2 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Nr | Nearest distance | Land use / permitted activity / authorisation | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 0 | NA | Fuel station entries | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2 | 240 m N | Points of interest (commercial services / manufacturing & production) | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 0 | NA | Underground electrical cables | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 0 | NA | Control of major accident hazards sites (COMAH) | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 0 | NA | Notification of installations handling hazardous substances (NIHHS) | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 0 | NA | Explosives sites | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 0 | NA | Planning hazardous substance consents | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 0 | NA | Planning hazardous substance enforcements | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 0 | NA | Sites determined as Contaminated Land under Part IIA of the Environmental Protection Act 1990 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 0 | NA | Records of Licensed Discharge Consents. | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 0 | NA | Integrated pollution prevention and control sites | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 0 | NA | Local Authority pollution prevention and control sites | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 0 | NA | Local Authority pollution prevention and control enforcements | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 0 | NA | Records of Category 3 or 4 Radioactive Substance Licences | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |


2.2 Conceptual understanding (potential sources of contamination)

| | | | | | |
|---|--|--|---|---------------------------|--|
|  <p>EA recorded pollution incidents <i>(see environmental data report in Section 3.3 for full listing)</i></p> | <p>No Environment Agency pollution incidents have been recorded within 250 m of the Site.</p> | <p>POTENTIAL SOURCES OF CONTAMINATION</p> | <p>No potential for gross contamination has been identified in relation to any pollution incidents occurring near to the Site.</p> | <p>NEGLECTIBLE</p> | <p>PROBABILITY OF CONTAMINATION</p> |
|  <p>Landfills / waste sites <i>(taken within 500m radius of the Site boundary, see environmental data report in Section 3.3 for full listing)</i></p> | <p>There are no BGS recorded landfills located within 500 m of the Site.</p> <p>There are no Environment Agency listed historical landfills located within 500 m of the Site.</p> <p>There are no registered landfills located within 500 m of the Site.</p> <p>There are no Local Authority listed historical landfills located within 500 m of the Site.</p> <p>There are no areas of potentially infilled land recorded within 250 m of the Site.</p> <p>It should be noted that a pond was potentially present within 50 m of the Site, and LiDAR elevation data in Section 3.6 indicates that no topographic dip is present in this location. This is therefore a potentially infilled area that is not included within the Landmark data report.</p> <p>The following other waste sites are registered within 250 m of the Site:</p> <ul style="list-style-type: none"> 0 Records of registered waste transfer sites. 0 Records of registered waste treatment or disposal sites. 0 Records of licenced waste management facilities. | | <p>Given the absence of any historical or operational landfills within close proximity of the Site no associated contamination hazards have been identified.</p> <p>The potentially infilled land identified within the vicinity of the Site may pose a contamination hazard to the Site should relevant contaminant pathways exist. However, given the relatively small scale of the features and the time since potential infilling ceased, it is less likely that appreciable quantities of ground gas and leachate will continue to be produced.</p> <p>Given the absence of any waste treatment, transfer or disposal sites within close proximity of the Site no associated contamination hazards have been identified.</p> | <p>UNLIKELY</p> | |

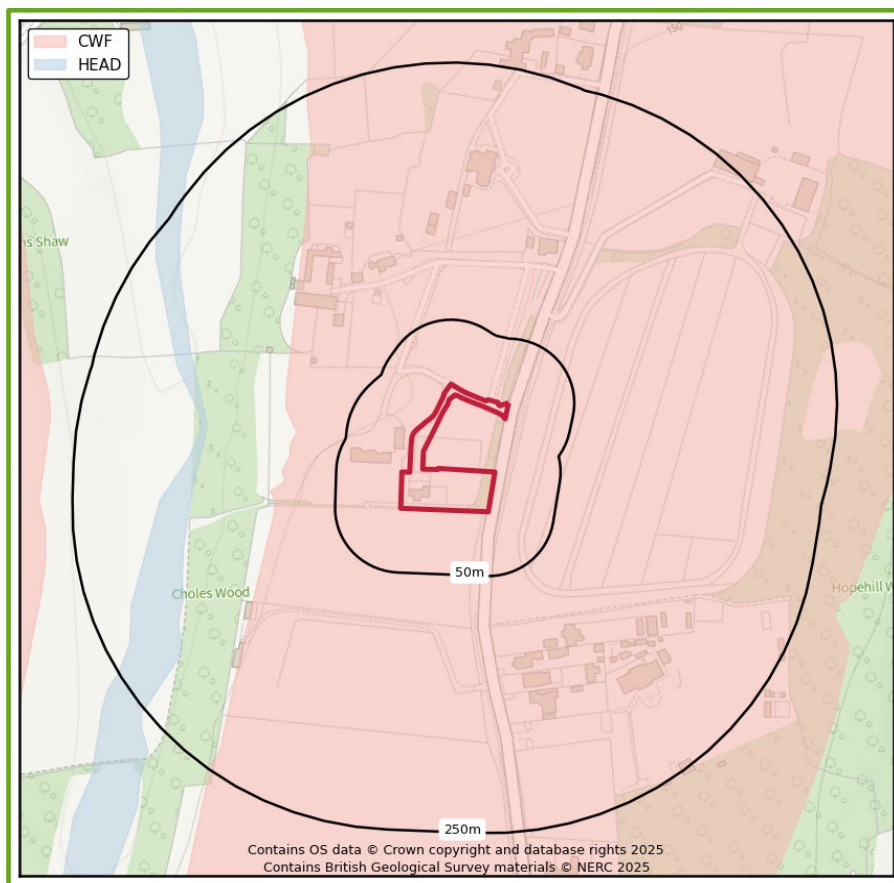
2.2 Conceptual understanding (potential sources of contamination)

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|---|---|--|--|------------------------------|-------------------------------------|
| <p>Rn</p> <p>Radon <i>(see environmental data report in Section 3.3 for full listing)</i></p> | <p>According to current UK radon mapping the Site lies in an area where 1 to 3% of homes are at or above the UK radon action level (200 Bq/m3).</p> | <p>POTENTIAL SOURCES OF CONTAMINATION</p> | <p>1 to 3% of homes are at or above the UK radon action level (200 Bq/m3).</p> | <p>LOW LIKELIHOOD</p> | <p>PROBABILITY OF CONTAMINATION</p> |
|---|---|--|--|------------------------------|-------------------------------------|

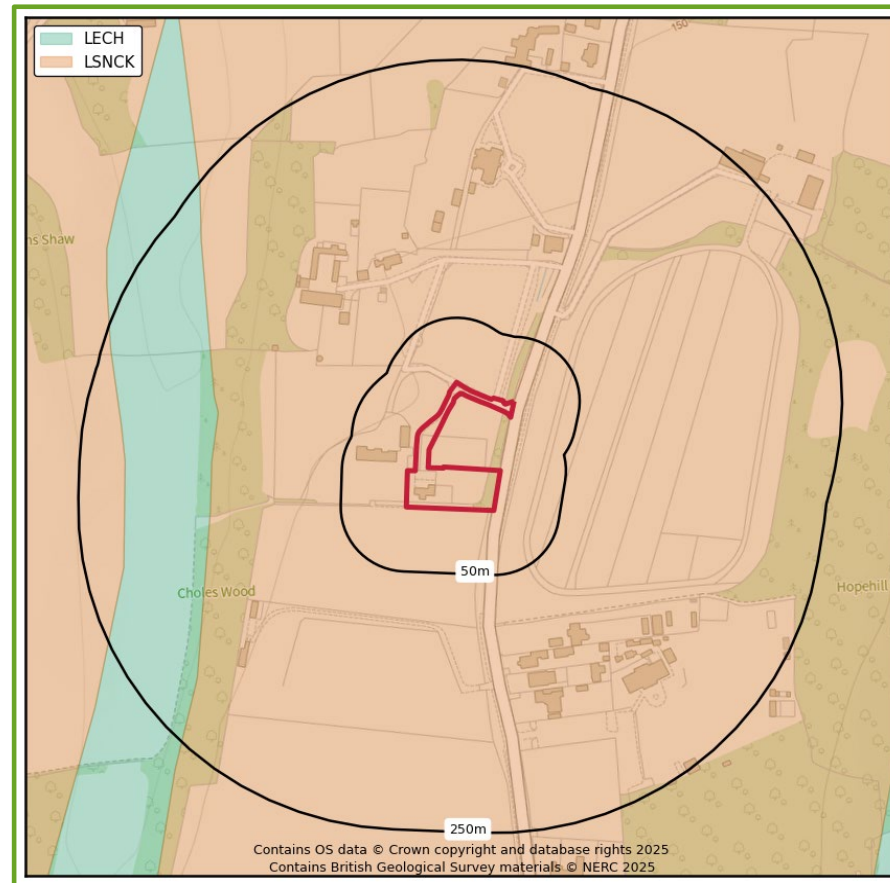
2.3 Conceptual understanding (environmental sensitivity / potential severity of impacts)

| | | | |
|--|--|---|---|
|  <p>Geology and Groundwater <i>(see the environmental data report in Section 3.3 for full details)</i></p> | <p>British Geological Survey mapping indicates that the underlying superficial geology consists of the Clay with Flints Formation (CWF) which comprises of clay, silt, sand and gravel and is classified as an Unproductive Strata.</p> <p>British Geological Survey mapping indicates that the bedrock geology consists of the Lewes Nodular Chalk Formation, Seaford Chalk Formation and Newhaven Chalk Formation (LSNCK) which comprise of chalk and are classified as a Principal Aquifer.</p> <p>According to the GeoSmart Groundwater Flood Risk (GW5) Map (GeoSmart, 2025). The risk of groundwater flooding at the Site is 'negligible'.</p> <p>The Site lies within a total catchment groundwater Source Protection Zone (SPZ III).</p> <p>There are no groundwater abstraction licences within 1 km of the Site.</p> | <p>POTENTIAL RECEPTORS</p> <p>Unproductive Strata typically have low permeability and offer negligible water supply or river base flow potential.</p> <p>A Principal Aquifer comprises rock or drift deposits that have high permeability - meaning they usually provide a high level of water storage. They may support strategic water supply and/or river base flow.</p> <p>Based on the susceptibility of the Site to groundwater flooding, a groundwater flood risk assessment is not considered necessary for the Site.</p> <p>The depth to groundwater beneath the Site is unknown.</p> <p>The absence of any groundwater abstractions does not necessarily indicate a low resource potential. Small scale abstractions, such as for private water supplies, may not be listed.</p> | <p>MEDIUM</p> <p>POTENTIAL SEVERITY OF IMPACT</p> |
|--|--|---|---|


Superficial Geology (BGS, 2025)






Bedrock Geology (BGS, 2025)



2.3 Conceptual understanding (environmental sensitivity / potential severity of impacts)

| | | | | | |
|---|--|-----------------------------------|--|--------------------|--|
|  <p>Geohazards <i>(see the environmental data report in Section 3.3 for full details)</i></p> | <p>The Site does not lie within a 'Coal Mining Reporting Area'.</p> <p>There are no brine affected areas within 75 m of the Site.</p> <p>The following BGS recorded mineral sites are located within 500 m of the Site:</p> <ul style="list-style-type: none"> - Choles Wood Chalk Pit, a former opencast mine where chalk was extracted from Lewes Nodular Chalk Formation bedrock, is located c. 400 m south west of the Site. - It is noted that a former small chalk pit has also been identified c. 110 m west of the Site on historical OS mapping, however, this is not included within the Landmark data report (likely due to the modest scale of this feature). <p>No or limited artificial ground / Made Ground is anticipated on Site.</p> <p>The following natural hazards are present at or within 50 m of the Site:</p> <p>Ground dissolution</p> | <p>POTENTIAL RECEPTORS</p> | <p>The Site does not lie within an identified coal mining area and is therefore unlikely to be affected by related ground stability or mine gas issues.</p> <p>The Site does not lie within an area of former brine working and is therefore unlikely to be affected by related ground stability issues.</p> <p>At least one mineral site is recorded within the local area; however, none of the identified sites are located within the immediate vicinity of the Site.</p> <p>BGS GeoIndex Onshore mapping does not have any artificial deposits recorded at the Site. However, former development works have occurred on-Site, which could give rise to some local Made Ground.</p> <p>The Site has ground stability hazards that should be considered further as part of the redevelopment plans.</p> | <p>MILD</p> | <p>POTENTIAL SEVERITY OF IMPACT</p> |
|---|--|-----------------------------------|--|--------------------|--|

2.3 Conceptual understanding (environmental sensitivity / potential severity of impacts)

| | | | | | |
|---|--|----------------------------|---|-------------------|-------------------------------------|
|  <p>Surface water <i>(see the environmental data report in Section 3.3 for full details)</i></p> | <p>There are no significant surface water features within 250 m of the Site.</p> <p>The Site lies within a Flood Zone 1 (low probability).</p> <p>There are no surface water abstraction licences within 1 km of the Site.</p> | POTENTIAL RECEPTORS | <p>No relevant surface water receptors have been identified.</p> | NEGLIGIBLE | POTENTIAL SEVERITY OF IMPACT |
|  <p>Environmental designations <i>(see the environmental data report in Section 3.3 for full details)</i></p> | <p>There are no environmentally sensitive land uses within 200 m of the Site.</p> | | <p>No relevant environmentally designated sites/receptors have been identified.</p> | NEGLIGIBLE | |
|  <p>Human receptors</p> | <p>Proposed residents/users of the Site plus neighbouring residences.</p> | | <p>Human receptors are proposed to be present on Site.</p> | SEVERE | |

2.4 Regulator perspective

| | | |
|----------------------|---|---------------------------|
| Consultation date | 2nd July 2025 | Gravesham Borough Council |
| GeoSmart consultant | Harriet Parker | |
| Consultation outcome | The Council did not respond to GeoSmart within the time frame of this report. | |

2.5 Preliminary Risk Assessment

| Nr | Sources | Pathways | TYPE | Receptors | Consequence | Probability | Risk classification | Comments |
|---|---|--|------|---|-------------|----------------|---------------------|--|
| On-Site sources - Agricultural land / stable block | | | | | | | | |
| 1 | Potential for inorganic and low volatility organic contaminants to be present within the subsurface soils | Dermal contact, ingestion & inhalation of soils & soil dust | HH | Future Site occupants | MEDIUM | LOW LIKELIHOOD | MODERATE/LOW RISK | Given the long standing use of the Site in an agricultural capacity there is a limited potential for some localised sources of inorganic and low volatility contaminants to be present within the subsurface which could potentially affect future Site users most notably within areas of proposed soft standing. |
| 2 | | Consumption of home grown produce | HH | | MEDIUM | LOW LIKELIHOOD | MODERATE/LOW RISK | |
| 3 | | Ingress into water supply pipework and subsequent water ingestion | HH | | MEDIUM | UNLIKELY | LOW RISK | |
| 4 | | Building materials in direct contact with aggressive ground | PROP | Future Site buildings | MILD | UNLIKELY | VERY LOW RISK | Aggressive ground conditions are not anticipated to be present on-Site, in part due to the absence of any previous development / demolition works. |
| 5 | | Dissolution into pore water/shallow groundwater and subsequent migration | CW | Clay with Flints Formation (Unproductive Strata) | MILD | UNLIKELY | VERY LOW RISK | The risk classification reflects the anticipated low permeability / resource potential of the underlying superficial geology. |
| 6 | | Dissolution into pore water/shallow groundwater and subsequent migration | CW | Lewes Nodular Chalk Formation, Seaford Chalk Formation and Newhaven Chalk Formation (a Principal Aquifer) | MEDIUM | UNLIKELY | LOW RISK | Despite the presence of a Principal Aquifer beneath the Site, the low permeability of the superficial geology is likely to offer adequate protection to the underlying groundwater from any near surface contaminants. |

2.5 Preliminary Risk Assessment

| Nr | Sources | Pathways | TYPE | Receptors | Consequence | Probability | Risk classification | Comments |
|----|---|--|------|---|---------------|-----------------|----------------------|--|
| 7 | Potential for volatile organic contaminants to be present within the subsurface soils | Dermal contact, ingestion & inhalation of soils & soil dust | HH | Future Site occupants | MEDIUM | UNLIKELY | LOW RISK | Given the known land use history (note: the Site was part of an agricultural field until the late 1990s), there is considered to be limited potential for any significant volatile organic contaminants within the subsurface. It is noted that the Client has confirmed the absence of any bulk fuel or chemical storage on-Site. |
| 8 | | Consumption of home grown produce | HH | | MEDIUM | UNLIKELY | LOW RISK | |
| 9 | | Ingress into water supply pipework and subsequent water ingestion | HH | | MEDIUM | UNLIKELY | LOW RISK | |
| 10 | | Migration of vapours to surface; inhalation indoors | HH | | MEDIUM | UNLIKELY | LOW RISK | |
| 11 | | Migration of vapours to surface; inhalation outdoors | HH | | MEDIUM | UNLIKELY | LOW RISK | |
| 12 | | Building materials in direct contact with aggressive ground | PROP | Future Site buildings | MILD | UNLIKELY | VERY LOW RISK | Aggressive ground conditions are not anticipated to be present on-Site, in part due to the absence of any previous development / demolition works. |
| 13 | | Dissolution into pore water/shallow groundwater and subsequent migration | CW | Clay with Flints Formation (Unproductive Strata) | MILD | UNLIKELY | VERY LOW RISK | The risk classification reflects the anticipated low permeability / resource potential of the underlying superficial geology. |
| 14 | | Dissolution into pore water/shallow groundwater and subsequent migration | CW | Lewes Nodular Chalk Formation, Seaford Chalk Formation and Newhaven Chalk Formation (a Principal Aquifer) | MEDIUM | UNLIKELY | LOW RISK | Despite the presence of a Principal Aquifer beneath the Site, the low permeability of the superficial geology is likely to offer adequate protection to the underlying groundwater from any localised contaminants. |


2.5 Preliminary Risk Assessment

| Nr | Sources | Pathways | TYPE | Receptors | Consequence | Probability | Risk classification | Comments |
|--|---|--|------|---|---------------|-----------------|---------------------------------|--|
| 15 | Potential for asbestos containing materials within the subsurface soils | Liberation of sub surface ACMs and inhalation of asbestos fibres | HH | Future Site occupants | MEDIUM | UNLIKELY | LOW RISK | Given the age of the existing building structures asbestos-containing material is unlikely to be present within the building fabric and surrounding subsoils. |
| 16 | Potential for dissolved phase contaminants to be present within shallow groundwater | Lateral and vertical groundwater movement via natural or artificial flow paths | CW | Clay with Flints Formation (Unproductive Strata) | MEDIUM | UNLIKELY | LOW RISK | The risk classification reflects the anticipated low permeability / resource potential of the underlying superficial geology. |
| 17 | | Lateral and vertical groundwater movement via natural or artificial flow paths | CW | Lewes Nodular Chalk Formation, Seaford Chalk Formation and Newhaven Chalk Formation (a Principal Aquifer) | MEDIUM | UNLIKELY | LOW RISK | Despite the presence of a Principal Aquifer beneath the Site, the low permeability of the superficial geology is likely to offer adequate protection to the underlying groundwater from any localised dissolved phase contaminants. |
| 18 | Potential for elevated methane to be present within the sub-surface soils | Lateral and vertical migration into on-Site buildings; potential to cause an explosion | HH | On-Site properties and their occupants | SEVERE | UNLIKELY | MODERATE/LOW RISK | Based on the prevailing conceptual understanding an appreciable gas source located on Site is considered unlikely. The risk classifications are a reflection of the severity of consequences rather than the likelihood of occurrence. |
| 19 | | Lateral migration towards off-Site buildings; potential to cause an explosion | HH | Off-Site properties and their occupants | SEVERE | UNLIKELY | MODERATE/LOW RISK | |
| 20 | Potential for elevated carbon dioxide to be present within the subsurface soils | Lateral and vertical migration into on-Site buildings; potential to cause asphyxiation | HH | Occupants of on-Site buildings | SEVERE | UNLIKELY | MODERATE/LOW RISK | |
| 21 | | Lateral migration towards off-Site buildings; potential to cause asphyxiation | HH | Occupants of off-Site buildings | SEVERE | UNLIKELY | MODERATE/LOW RISK | |
| 22 | Potential for radon within the subsurface | Lateral migration towards on-Site buildings; potential to cause long term health effects | HH | Occupants of on-Site buildings | MEDIUM | UNLIKELY | LOW RISK | The Site lies in an area where 1 to 3% of homes are at or above the UK radon action level (200 Bq/m ³). |
| OVERALL RISK RATING (<i>on-Site sources</i>) | | | | | | | LOW to MODERATE/LOW RISK | |

2.5 Preliminary Risk Assessment

| Nr | Sources | Pathways | TYPE | Receptors | Consequence | Probability | Risk classification | Comments |
|---|--|--|------|--|-------------|-------------|---------------------|--|
| Off-Site sources - Former agricultural land / buildings, potentially infilled pond c. 50 m north | | | | | | | | |
| 23 | Potential for inorganic and volatile organic contaminants to be present within the subsurface | Dermal contact, ingestion & inhalation of soils & soil dust | III | Future Site occupants | MEDIUM | UNLIKELY | LOW RISK | Given the long standing use of the wider land holding in an agricultural capacity there is the potential for some residual contamination within the surrounding area. However, any associated health risks are likely to be significantly reduced by the absence of any farm buildings directly adjoining the Site, the use of the nearby structure as a farm house and also the mapped presence of low permeability Clay with Flints deposits across the local area (which will constrain any contaminant migration onto Site). |
| 24 | | Consumption of home grown produce | III | | MEDIUM | UNLIKELY | LOW RISK | |
| 25 | | Ingress into water supply pipework and subsequent water ingestion | III | | MEDIUM | UNLIKELY | LOW RISK | |
| 26 | | Migration of vapours to surface; inhalation indoors | III | | MEDIUM | UNLIKELY | LOW RISK | |
| 27 | | Migration of vapours to surface; inhalation outdoors | III | | MEDIUM | UNLIKELY | LOW RISK | |
| 28 | Potential for elevated methane to be present within the sub-surface soils | Lateral and vertical migration into on-Site buildings; potential to cause an explosion | III | On-Site properties and their occupants | SEVERE | UNLIKELY | MODERATE/LOW RISK | A potentially infilled pond has been identified c. 50 m to the north of the Site. Whilst the former pond void could contain some Made Ground / waste materials, any associated gas risks are likely to be significantly constrained by the modest scale of the pond, the distance from the study Site and also the mapped presence of low permeability Clay with Flints deposits across the local area. As such, it is considered unlikely that there is an appreciable gas source and furthermore, no significant later gas migration is anticipated. The risk classifications are a reflection of the severity of consequences rather than the likelihood of occurrence. |
| 29 | Potential for elevated carbon dioxide to be present within the subsurface soils | Lateral and vertical migration into on-Site buildings; potential to cause asphyxiation | III | Occupants of on-Site buildings | SEVERE | UNLIKELY | MODERATE/LOW RISK | |
| OVERALL RISK RATING (<i>off-Site sources</i>) | | | | | | | LOW RISK | |

2.6 Next Steps

| | | | |
|---|--|---|---|
| ✓ | Phase 2 intrusive investigation |  | <p>Given the nature of the historical land use and therefore the potential for some localised contamination to be present at the Site, it is recommended that a proportionate programme of site investigation works be undertaken in order to establish the presence or absence of contamination and to enable a quantitative assessment of the associated environmental risks.</p> <p>Further advice:</p> <p>Please contact info@geosmartinfo.co.uk for further information regarding the need for a Phase 2 investigation.</p> <p>For information on reputable site investigation companies, enquiries can be made directly to your local authority or via www.endsdirectory.com</p> |
|---|--|---|---|

3. Supporting Information



The following supporting information is contained in this section:

| Section | Content |
|---------|--|
| 3.1 | Referenced materials used in the EnviroSmart reporting |
| 3.2 | Site photographs |
| 3.3 | <p>Published environmental data records (Landmark Envirocheck report Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG. REF: 380449609_1_1) including:</p> <ul style="list-style-type: none"> • Aerial photographs and site map • Environmental permits, incidents and registers • Landfill and other waste sites • Current land use information • Geology • Hydrogeology and hydrology • Flooding • Designated environmentally sensitive sites • Other environmental factors |
| 3.4 | Risk assessment methodology |
| 3.5 | Historical land use maps |
| 3.6 | Topography maps |

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Tel: 01743 298100

Email: info@geosmartinfo.co.uk

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The Property Ombudsman scheme

Milford House

43-55 Milford Street

Salisbury

Wiltshire SP1 2BP

Tel: 01722 333306

Fax: 01722 332296

Email: admin@tpos.co.uk

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- Normally deal with it fully and provide a final response, in writing, within 20 working days of receipt.
- Keep you informed by letter, telephone or e-mail, as you prefer, if we need more time.
- Provide a final response, in writing, at the latest within 40 working days of receipt.
- Liaise, at your request, with anyone acting formally on your behalf.

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Liz Lloyd
Finance Manager
GeoSmart Information Limited
Suite 9-11, 1st Floor
Old Bank Buildings, Bellstone
Shrewsbury
SY1 1HU

Tel: 01743 298100
support@geosmartinfo.co.uk

3.1 References

The following references were used to inform the conceptual site model and preliminary risk assessment:

British Geological Survey, 2025. GeoIndex Onshore (<http://mapapps2.bgs.ac.uk/geoindex/home.html>)

British Standards Institute, 2011. Investigation of potentially contaminated sites – code of practice. BS10175:2011+A2:2017.

CIRIA, 2001. Contaminated land risk assessment. A guide to good practice. Publication C552. CIRIA London. ISBN 0-86017-552 9

Environment Agency, 2023. Land Contamination Risk Management (LCRM)

GeoSmart Information Limited, 2025. National Groundwater Flood Risk Map (GW5)

Health Protection Agency, 2000. Spring 2000 Newsletter featuring: Radon: Guidance on Protective Measures for New Dwellings (BR 211).

Landmark, 2025. Landmark Envirocheck report Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG. REF: 380449609_1_1

3.2 Site photographs

Photograph 1: The existing stable block on Site, showing a wooden structure with felt roofing.



Photograph 2: Looking north along the existing access track to the Site. The Menage area is shown on the right of the image.



Photograph 3: View of the Site area directly to the north of the stable block indicating a mix of hardstanding and soft standing.



3.2 Site photographs

Photograph 4: View of the northern elevation of the existing stable block and associated hard standing.



Photograph 5: View of the north western part of the Site showing a mix of hardstanding and soft, standing.



Photograph 6: View of the land to the north of the Site including the access road, adjacent Menage and farm house building.



3.2 Site photographs

Photograph 7: View of the northern and western sides of the existing stable block.



Photograph 8: Central-southern edge of the Site (to the south-east of the stables) showing that this area is heavily vegetated.



Photograph 9: A relic tractor assumed to be stationed in the overgrown land in the east of the Site.



3.3 Environmental data report

Readily available environmental information relating to the Site and its surrounding area has been provided by Landmark.

Envirocheck[®] Report:

Datasheet

Order Details:

Order Number:

380449609_1_1

Customer Reference:

86341

National Grid Reference:

563680, 164270

Slice:

A

Site Area (Ha):

0.22

Search Buffer (m):

1000

Site Details:

Bocoda Hill Farm

Wrotham Road

South Street

Meopham

Kent

DA13 0QG

Client Details:

Ms H Parker

Geo Smart Information Limited

Suite 9-11, 1st Floor

Old Bank Buildings

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Shropshire

SY1 1HU

Prepared For:

Dr C Seehra

| Report Section | Page Number |
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| Summary | - |
| Agency & Hydrological | 1 |
| Waste | 5 |
| Hazardous Substances | - |
| Geological | 6 |
| Industrial Land Use | 8 |
| Sensitive Land Use | 12 |
| Data Currency | 13 |
| Data Suppliers | 19 |
| Useful Contacts | 20 |

Introduction

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

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

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Report Version v53.0

| Data Type | Page Number | On Site | 0 to 250m | 251 to 500m | 501 to 1000m (*up to 2000m) |
|---|-------------|---------|-----------|-------------|-----------------------------|
| Agency & Hydrological | | | | | |
| BGS Groundwater Flooding Susceptibility | pg 1 | Yes | | | n/a |
| Contaminated Land Register Entries and Notices | | | | | |
| Discharge Consents | pg 1 | | | 2 | 8 |
| Prosecutions | | | | | |
| Enforcement and Prohibition Notices | | | | | |
| Integrated Pollution Controls | | | | | |
| Integrated Pollution Prevention And Control | | | | | |
| Local Authority Integrated Pollution Prevention And Control | | | | | |
| Local Authority Pollution Prevention and Controls | pg 3 | | | | 1 |
| Local Authority Pollution Prevention and Control Enforcements | | | | | |
| Nearest Surface Water Feature | pg 3 | | Yes | | |
| Pollution Incidents to Controlled Waters | pg 3 | | | 1 | |
| Historical Prosecutions | | | | | |
| Registered Radioactive Substances | | | | | |
| Substantiated Pollution Incident Register | | | | | |
| Water Abstractions | | | | | |
| Water Industry Act Referrals | | | | | |
| Groundwater Vulnerability Map | pg 3 | Yes | n/a | n/a | n/a |
| Groundwater Vulnerability - Soluble Rock Risk | pg 4 | 1 | n/a | n/a | n/a |
| Groundwater Vulnerability - Local Information | | | n/a | n/a | n/a |
| Bedrock Aquifer Designations | pg 4 | Yes | n/a | n/a | n/a |
| Superficial Aquifer Designations | pg 4 | Yes | n/a | n/a | n/a |
| Source Protection Zones | pg 4 | 1 | | | |
| Extreme Flooding from Rivers or Sea without Defences | | | | n/a | n/a |
| Flooding from Rivers or Sea without Defences | | | | n/a | n/a |
| Areas Benefiting from Flood Defences | | | | n/a | n/a |
| Flood Water Storage Areas | | | | n/a | n/a |
| Flood Defences | | | | n/a | n/a |
| OS Water Network Lines | pg 4 | | 2 | | |
| Water Framework Directive - Catchment | pg 4 | Yes | | | |
| Water Framework Directive - Groundwater | pg 4 | Yes | | | |
| Water Framework Directive - Surface Waters | | | | | |

| 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 | | | | | |
| Integrated Pollution Control Registered Waste Sites | | | | | |
| Licensed Waste Management Facilities (Landfill Boundaries) | | | | | |
| Licensed Waste Management Facilities (Locations) | | | | | |
| Local Authority Landfill Coverage | | 2 | n/a | n/a | n/a |
| Local Authority Recorded Landfill Sites | | | | | |
| Potentially Infilled Land (Non-Water) | pg 5 | | | 1 | |
| Potentially Infilled Land (Water) | | | | | |
| Registered Landfill Sites | | | | | |
| Registered Waste Transfer Sites | | | | | |
| 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 | | | | | |

| Data Type | Page Number | On Site | 0 to 250m | 251 to 500m | 501 to 1000m (*up to 2000m) |
|---|-------------|---------|-----------|-------------|-----------------------------|
| Geological | | | | | |
| BGS 1:625,000 Solid Geology | pg 6 | Yes | n/a | n/a | n/a |
| BGS Estimated Soil Chemistry | pg 6 | Yes | | | |
| BGS Recorded Mineral Sites | pg 6 | | | 1 | 1 |
| BGS Urban Soil Chemistry | | | | | |
| BGS Urban Soil Chemistry Averages | | | | | |
| CBSCB Compensation District | | | n/a | n/a | n/a |
| Coal Mining Affected Areas | | | n/a | n/a | n/a |
| Mining Instability | | | n/a | n/a | n/a |
| Man-Made Mining Cavities | | | | | |
| Natural Cavities | pg 6 | | | | 1 |
| Non Coal Mining Areas of Great Britain | pg 6 | Yes | | n/a | n/a |
| Potential for Collapsible Ground Stability Hazards | pg 6 | Yes | | n/a | n/a |
| Potential for Compressible Ground Stability Hazards | | | | n/a | n/a |
| Potential for Ground Dissolution Stability Hazards | pg 6 | Yes | Yes | n/a | n/a |
| Potential for Landslide Ground Stability Hazards | pg 7 | Yes | Yes | n/a | n/a |
| Potential for Running Sand Ground Stability Hazards | pg 7 | | Yes | n/a | n/a |
| Potential for Shrinking or Swelling Clay Ground Stability Hazards | pg 7 | Yes | Yes | n/a | n/a |
| Radon Potential - Radon Affected Areas | pg 7 | Yes | n/a | n/a | n/a |
| Radon Potential - Radon Protection Measures | | | n/a | n/a | n/a |
| Industrial Land Use | | | | | |
| Contemporary Trade Directory Entries | pg 8 | | 2 | 1 | 21 |
| Fuel Station Entries | | | | | |
| Points of Interest - Commercial Services | pg 10 | | 1 | | 5 |
| Points of Interest - Education and Health | | | | | |
| Points of Interest - Manufacturing and Production | pg 10 | | 1 | 1 | 11 |
| Points of Interest - Public Infrastructure | | | | | |
| Points of Interest - Recreational and Environmental | | | | | |
| Underground Electrical Cables | | | | | |

| Data Type | Page Number | On Site | 0 to 250m | 251 to 500m | 501 to 1000m (*up to 2000m) |
|--------------------------------------|-------------|---------|-----------|-------------|--------------------------------|
| Sensitive Land Use | | | | | |
| Ancient Woodland | pg 12 | | 1 | 1 | 5 |
| Areas of Adopted Green Belt | pg 12 | 1 | | 1 | |
| Areas of Unadopted Green Belt | | | | | |
| Areas of Outstanding Natural Beauty | | | | | |
| Environmentally Sensitive Areas | | | | | |
| Forest Parks | | | | | |
| Local Nature Reserves | | | | | |
| Marine Nature Reserves | | | | | |
| National Nature Reserves | | | | | |
| National Parks | | | | | |
| Nitrate Sensitive Areas | | | | | |
| Nitrate Vulnerable Zones | | | | | |
| 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 | A13NW (S) | 0 | 1 | 563676 164270 |
| 1 | Discharge Consents Operator: J Havis Esq. Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: Samly Cottage, Meadow Lane, Culverstone, Nr Meopham, Kent, Da13 0un Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P04627 Permit Version: 1 Effective Date: 2nd April 1993 Issued Date: 2nd April 1993 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge Environment: Land/Soakaway Receiving Water: Into Land Status: Post National Rivers Authority Legislation where issue date > 31/08/1989 Positional Accuracy: Located by supplier to within 10m | A18SW (N) | 336 | 2 | 563620 164620 |
| 1 | Discharge Consents Operator: D Bollen Esq Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: Land At Hollyoak, Meadow Lane, Culverstone, Meopham, Kent, Da13 0tu Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P03594 Permit Version: 1 Effective Date: 24th April 1991 Issued Date: 24th April 1991 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge Environment: Land/Soakaway Receiving Water: Into Land Status: Post National Rivers Authority Legislation where issue date > 31/08/1989 Positional Accuracy: Located by supplier to within 100m | A18SW (N) | 336 | 2 | 563620 164620 |
| 2 | Discharge Consents Operator: J.H.Tobutt Esq. Property Type: CONSTRUCTION OF BUILDINGS Location: Plot 6787, Broomfield Farm, Meopham Kent Authority: Environment Agency, Southern Region Catchment Area: Not Supplied Reference: P02937 Permit Version: 2 Effective Date: 21st December 2012 Issued Date: 21st December 2012 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge Environment: Land/Soakaway Receiving Water: Into Land Status: Varied under EPR 2010 Positional Accuracy: Located by supplier to within 10m | A18SE (N) | 595 | 2 | 563860 164860 |
| 2 | Discharge Consents Operator: J.H.Tobutt Esq. Property Type: CONSTRUCTION OF BUILDINGS Location: Plot 6787, Broomfield Farm, MEOPHAM , Kent Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P02937 Permit Version: 1 Effective Date: 17th May 1990 Issued Date: 17th May 1990 Revocation Date: 20th December 2012 Discharge Type: Non Water Company (Private) Sewage Discharge Environment: Land/Soakaway Receiving Water: Into Land Status: Post National Rivers Authority Legislation where issue date > 31/08/1989 Positional Accuracy: Located by supplier to within 100m | A18SE (N) | 595 | 2 | 563860 164860 |

| Map ID | Details | Quadrant Reference (Compass Direction) | Estimated Distance From Site | Contact | NGR |
|--------|---|--|------------------------------|---------|------------------|
| 3 | Discharge Consents Operator: A J Sinclair Esq Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: Black Cottage Barn, New Street Road, Hodsoll Street, Sevenoaks, Kent, TN15 7JY Authority: Environment Agency, Southern Region Catchment Area: Darent (NIRS) Reference: P03937 Permit Version: 1 Effective Date: 8th January 1992 Issued Date: 8th January 1992 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Land/Soakaway Environment: Receiving Water: Into Land Status: Post National Rivers Authority Legislation where issue date > 31/08/1989 Positional Accuracy: Located by supplier to within 100m | A12SW (W) | 784 | 2 | 562900 164000 |
| 4 | Discharge Consents Operator: N.M.Caine Esq. Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: Marie Lynn, Rhododendron Avenue, Culverstone Kent Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P02481 Permit Version: 1 Effective Date: 29th August 1989 Issued Date: 29th August 1989 Revocation Date: 31st March 1997 Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Land/Soakaway Environment: Receiving Water: Into Land Status: Lapsed (under Environment Act 1995, Schedule 23) Positional Accuracy: Located by supplier to within 100m | A9SW (SE) | 796 | 2 | 564060 163540 |
| 5 | Discharge Consents Operator: Mr H D Richard Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: 8 Wilsons Way, Culverstone, Meopham, Kent Authority: Environment Agency, Southern Region Catchment Area: Not Supplied Reference: P09221 Permit Version: 1 Effective Date: 25th July 2000 Issued Date: 25th July 2000 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Land/Soakaway 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 | A8SE (S) | 852 | 2 | 563960 163440 |
| 6 | Discharge Consents Operator: Mr John Mason Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: Downhill Heron Hill Lane, Meopham, Gravesend, Kent, DA13 0DT Authority: Environment Agency, Southern Region Catchment Area: Medway Estuary Reference: Eprkp3522gz Permit Version: 1 Effective Date: 1st August 2011 Issued Date: 1st August 2011 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Land/Soakaway Environment: Receiving Water: Groundwater Via Stp & Soakaway Status: New issued under EPR 2010 Positional Accuracy: Located by supplier to within 10m | A9SW (SE) | 854 | 2 | 564231 163579 |

| Map ID | Details | Quadrant Reference (Compass Direction) | Estimated Distance From Site | Contact | NGR |
|--------|---|--|------------------------------|---------|------------------|
| 7 | Discharge Consents Operator: Mr And Mrs Samra Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: Poplars Rhododendron Avenue, Culverstone, Meopham, Kent, Da13 0tt Authority: Environment Agency, Southern Region Catchment Area: Medway Estuary Reference: Npswqd000901 Permit Version: 1 Effective Date: 15th May 2008 Issued Date: 15th May 2008 Revocation Date: Not Supplied Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Onto Land Environment: Receiving Water: Land 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 | A8SE (S) | 940 | 2 | 564000 163360 |
| 7 | Discharge Consents Operator: Tanglewood Property Type: DOMESTIC PROPERTY (SINGLE) (INCL FARM HOUSE) Location: The Poplars, Rhododendron Avenue, Culverstone, Nr Meopham, Kent Authority: Environment Agency, Southern Region Catchment Area: Not Given Reference: P04139 Permit Version: 1 Effective Date: 18th March 1992 Issued Date: 18th March 1992 Revocation Date: 31st March 1997 Discharge Type: Sewage Discharges - Final/Treated Effluent - Not Water Company Discharge: Land/Soakaway Environment: Receiving Water: Into Land Status: Lapsed (under Environment Act 1995, Schedule 23) Positional Accuracy: Located by supplier to within 100m | A9SW (S) | 985 | 2 | 564020 163320 |
| 8 | Local Authority Pollution Prevention and Controls Name: M C N Mouldings Ltd Location: Bowes Industrial Estate, Wrotham Road, Meopham, Gravesend, Kent, DA13 0QB Authority: Gravesham Borough Council, Environmental Health Department Permit Reference: PP6/93/015 Dated: 8th February 1996 Process Type: Local Authority Air Pollution Control Description: PG6/29 Di-isocyanate processes Status: Application Refused Or Cancelled Positional Accuracy: Manually positioned within the geographical locality | A18NE (N) | 775 | 3 | 563956 165019 |
| | Nearest Surface Water Feature | A13NE (NE) | 125 | - | 563740 164405 |
| 9 | Pollution Incidents to Controlled Waters Property Type: Agricultural Location: South Street Farm, MEOPHAM Authority: Environment Agency, Southern Region Pollutant: Chemicals - Pesticides Note: Chemical Spillage Incident Date: 14th December 1992 Incident Reference: 92T446 Catchment Area: Not Given Receiving Water: Not Given Cause of Incident: Agricultural Pesticide/Fertilizer Incident Severity: Category 3 - Minor Incident Positional Accuracy: Located by supplier to within 100m | A8NE (S) | 464 | 2 | 563710 163790 |
| | Groundwater Vulnerability Map Combined Principle Bedrock Aquifer - High Vulnerability Classification: High Combined Vulnerability: Combined Aquifer: Productive Bedrock Aquifer, Unproductive Superficial Aquifer Pollutant Speed: Intermediate Bedrock Flow: Well Connected Fractures Dilution: 300-550 mm/year Baseflow Index: 40-70% Superficial: <90% Patchiness: Superficial: 3-10m Thickness: Superficial: No Data Recharge: | A13NW (S) | 0 | 2 | 563676 164270 |

| Map ID | Details | Quadrant Reference (Compass Direction) | Estimated Distance From Site | Contact | NGR |
|--------|--|--|------------------------------|---------|------------------|
| | Groundwater Vulnerability - Soluble Rock Risk Classification: Very Significant Risk - Moderate Possibility | A13NW (S) | 0 | 2 | 563676 164270 |
| | Bedrock Aquifer Designations Aquifer Designation: Principal Aquifer | A13NW (S) | 0 | 4 | 563676 164270 |
| | Superficial Aquifer Designations Aquifer Designation: Unproductive Strata | A13NW (S) | 0 | 4 | 563676 164270 |
| 10 | Source Protection Zones Name: Not Supplied Source: Environment Agency, Head Office Reference: Not Supplied Type: Zone III (Total Catchment): The total area needed to support the discharge from the protected groundwater source. | A13NW (S) | 0 | 2 | 563676 164270 |
| | 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 | | | | |
| 11 | OS Water Network Lines Watercourse Form: Lake Watercourse Length: 4.4 Watercourse Level: On ground surface Permanent: True Watercourse Name: Not Supplied Catchment Name: Medway Primacy: 1 | A13NE (NE) | 132 | 5 | 563743 164412 |
| 12 | 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: Medway Primacy: 1 | A13NE (NE) | 135 | 5 | 563740 164415 |
| | Water Framework Directive - Catchment Class Code: Coastal Catchment WaterBody Name: Not Supplied WaterBody ID: 130 Operational: Lower Medway Catchment: Medway Management: Medway Catchment: Medway Catchment Name: Not Supplied | A13NW (S) | 0 | 2 | 563676 164270 |
| | Water Framework Directive - Groundwater Waterbody Name: North Kent Medway Chalk Waterbody ID: GB40601G500300 URL Address: https://environment.data.gov.uk/catchment-planning/WaterBody/GB40601G500300 Overall Rating: Poor Chemical Rating: Poor Quantitative Measure: Poor Year: 2019 | A13NW (S) | 0 | 2 | 563676 164270 |

| Map ID | Details | Quadrant Reference (Compass Direction) | Estimated Distance From Site | Contact | NGR |
|--------|---|--|------------------------------|---------|------------------|
| | Local Authority Landfill Coverage Name: Gravesham Borough Council - Has no landfill data to supply | | 0 | 6 | 563676 164270 |
| | Local Authority Landfill Coverage Name: Kent County Council - Had landfill data but passed it to the relevant environment agency | | 0 | 7 | 563676 164270 |
| | Local Authority Landfill Coverage Name: Sevenoaks District Council - Has no landfill data to supply | | 479 | 8 | 563162 164252 |
| 13 | Potentially Infilled Land (Non-Water) Bearing Ref: SW Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1978 | A8NW (SW) | 406 | 9 | 563432 163908 |

| Map ID | Details | Quadrant Reference (Compass Direction) | Estimated Distance From Site | Contact | NGR |
|--------|--|--|------------------------------|---------|---------------|
| | BGS 1:625,000 Solid Geology Description: White Chalk Subgroup | A13NW (S) | 0 | 1 | 563676 164270 |
| | BGS Estimated Soil Chemistry Source: British Geological Survey, National Geoscience Information Service Soil Sample Type: Rural Soil and Sediment Arsenic Concentration: 15 - 25 mg/kg Cadmium Concentration: <1.8 mg/kg Chromium Concentration: 60 - 90 mg/kg Lead Concentration: <100 mg/kg Nickel Concentration: 15 - 30 mg/kg | A13NW (S) | 0 | 1 | 563676 164270 |
| 14 | BGS Recorded Mineral Sites Site Name: Choles Wood Chalk Pit Location: Culverstone Green, Meopham, Gravesend, Kent Source: British Geological Survey, National Geoscience Information Service Reference: 130800 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Cretaceous Geology: Lewes Nodular Chalk Formation Commodity: Chalk Positional Accuracy: Located by supplier to within 10m | A8NW (SW) | 401 | 1 | 563433 163913 |
| 15 | BGS Recorded Mineral Sites Site Name: Ashplat Wood Chalk Pit Location: Ridley, Ash, Sevenoaks, Kent Source: British Geological Survey, National Geoscience Information Service Reference: 131090 Type: Opencast Status: Ceased Operator: Unknown Operator Operator Location: Not Supplied Periodic Type: Cretaceous Geology: White Chalk Subgroup Commodity: Chalk Positional Accuracy: Located by supplier to within 10m | A17SW (NW) | 928 | 1 | 562785 164641 |
| | BGS Measured Urban Soil Chemistry No data available | | | | |
| | BGS Urban Soil Chemistry Averages No data available | | | | |
| | Coal Mining Affected Areas In an area that might not be affected by coal mining | | | | |
| | Natural Cavities Easting: 563000 Northing: 163700 Distance: 848 Quadrant Reference: A7 Quadrant Reference: NW Bearing Ref: SW Cavity Type: Solution Pipe x 3 Solid Geology Detail: Chalk Group, Woolwich Formation Superficial Geology Detail: Clay with flints | A7NW (SW) | 848 | 9 | 563000 163700 |
| | Non Coal Mining Areas of Great Britain Risk: Rare Source: British Geological Survey, National Geoscience Information Service | A13NW (S) | 0 | 1 | 563676 164270 |
| | Potential for Collapsible Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service | A13NW (S) | 0 | 1 | 563676 164270 |
| | Potential for Compressible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service | A13NW (S) | 0 | 1 | 563676 164270 |
| | Potential for Ground Dissolution Stability Hazards Hazard Potential: Moderate Source: British Geological Survey, National Geoscience Information Service | A13NW (S) | 0 | 1 | 563676 164270 |

| Map ID | Details | Quadrant Reference (Compass Direction) | Estimated Distance From Site | Contact | NGR |
|--------|--|--|------------------------------|---------|---------------|
| | Potential for Ground Dissolution Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service | A13NW (W) | 86 | 1 | 563556 164297 |
| | Potential for Ground Dissolution Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service | A13SW (W) | 178 | 1 | 563475 164190 |
| | Potential for Ground Dissolution Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service | A13NW (NW) | 181 | 1 | 563475 164355 |
| | Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service | A13NW (S) | 0 | 1 | 563676 164270 |
| | Potential for Landslide Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service | A13NW (W) | 86 | 1 | 563556 164297 |
| | Potential for Landslide Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service | A13NW (W) | 153 | 1 | 563491 164309 |
| | Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service | A13SW (W) | 178 | 1 | 563475 164190 |
| | Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service | A13NW (NW) | 181 | 1 | 563475 164355 |
| | Potential for Running Sand Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service | A13NW (S) | 0 | 1 | 563676 164270 |
| | Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service | A13NW (W) | 153 | 1 | 563491 164309 |
| | Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service | A13NW (S) | 0 | 1 | 563676 164270 |
| | Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service | A13NW (W) | 86 | 1 | 563556 164297 |
| | Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service | A13NW (W) | 153 | 1 | 563491 164309 |
| | Radon Potential - Radon Affected Areas Affected Area: The property is in an Intermediate probability radon area (1 to 3% of homes are estimated to be at or above the Action Level). Source: British Geological Survey, National Geoscience Information Service | A13NW (S) | 0 | 1 | 563676 164270 |
| | 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 | A13NW (S) | 0 | 1 | 563676 164270 |

| Map ID | Details | Quadrant Reference (Compass Direction) | Estimated Distance From Site | Contact | NGR |
|--------|---|--|------------------------------|---------|---------------|
| 16 | Contemporary Trade Directory Entries Name: Medway Car Sales Location: Meopham Court Farm, Wrotham Road, Meopham, Gravesend, Kent, DA13 0QJ Classification: Car Dealers - Used Status: Inactive Positional Accuracy: Automatically positioned to the address | A13SE (SE) | 117 | 9 | 563771 164155 |
| 17 | Contemporary Trade Directory Entries Name: Eradicure Location: Leylands, Wrotham Road, Meopham, Gravesend, Kent, DA13 0QG Classification: Woodworm Control Status: Inactive Positional Accuracy: Automatically positioned to the address | A13NE (N) | 237 | 9 | 563707 164522 |
| 18 | Contemporary Trade Directory Entries Name: Capital Waste Ltd Location: Valley Farm, Wrotham Road, Meopham, Gravesend, DA13 0QJ Classification: Shredding Equipment & Services Status: Active Positional Accuracy: Automatically positioned to the address | A8NE (S) | 401 | 9 | 563778 163859 |
| 19 | Contemporary Trade Directory Entries Name: No-X Ltd Location: White Cottage, Chapmans Hill, Meopham, Gravesend, Kent, DA13 0QP Classification: Drain & Sewer Clearance - Equipment Status: Inactive Positional Accuracy: Automatically positioned to the address | A8SW (S) | 676 | 9 | 563541 163588 |
| 20 | Contemporary Trade Directory Entries Name: Hogarth Tyre Shredders Location: Bodys Yard, Heron Hill Lane, Meopham, Gravesend, Kent, DA13 0DL Classification: Tyre Disposal Status: Inactive Positional Accuracy: Automatically positioned to the address | A8SE (S) | 686 | 9 | 563733 163569 |
| 21 | Contemporary Trade Directory Entries Name: Astra Man Location: Bodys Yard, Heron Hill Lane, Meopham, Gravesend, Kent, DA13 0DT Classification: Scrap Metal Merchants Status: Inactive Positional Accuracy: Manually positioned to the road within the address or location | A8SE (S) | 694 | 9 | 563873 163580 |
| 21 | Contemporary Trade Directory Entries Name: Paynes Cars Location: Unit 2 Heron Hill Lane, Meopham, Gravesend, Kent, DA13 0QL Classification: Garage Services Status: Active Positional Accuracy: Manually positioned to the road within the address or location | A8SE (S) | 698 | 9 | 563889 163580 |
| 22 | Contemporary Trade Directory Entries Name: Sweptbiofuel Location: Logix House, Wrotham Road, Meopham, Gravesend, Kent, DA13 0QB Classification: Oil Companies Status: Inactive Positional Accuracy: Automatically positioned to the address | A18NE (N) | 729 | 9 | 563944 164974 |
| 22 | Contemporary Trade Directory Entries Name: S I R S Navigation Location: Units 1-2, Bowes Estate, Wrotham Road, Gravesend, DA13 0QB Classification: Electronic Equipment - Manufacturers & Assemblers Status: Inactive Positional Accuracy: Automatically positioned to the address | A18NE (N) | 760 | 9 | 563966 164999 |
| 22 | Contemporary Trade Directory Entries Name: W E Sheldon Ltd Location: Unit 6, Bowes Industrial Centre, Wrotham Road, Meopham, Gravesend, Kent, DA13 0QB Classification: Mechanical Engineers Status: Inactive Positional Accuracy: Automatically positioned to the address | A18NE (N) | 772 | 9 | 563968 165012 |
| 22 | Contemporary Trade Directory Entries Name: M C N Mouldings Location: Bowes Industrial Centre, Wrotham Road, Meopham, Gravesend, Kent, DA13 0QB Classification: Foam Products - Rubber & Plastics Status: Inactive Positional Accuracy: Automatically positioned to the address | A18NE (N) | 772 | 9 | 563968 165012 |

| Map ID | Details | Quadrant Reference (Compass Direction) | Estimated Distance From Site | Contact | NGR |
|--------|---|--|------------------------------|---------|---------------|
| 22 | Contemporary Trade Directory Entries Name: Bowform Developments Ltd Location: Bowes Industrial Centre, Wrotham Rd, Meopham, Gravesend, Kent, DA13 0QB Classification: Pattern Makers - Industrial Status: Inactive Positional Accuracy: Manually positioned to the address or location | A18NE (N) | 772 | 9 | 563968 165012 |
| 22 | Contemporary Trade Directory Entries Name: Fastrac Projects Location: Unit 7, Bowes Industrial Centre, Wrotham Road, Meopham, Gravesend, Kent, DA13 0QB Classification: Engineering Services Status: Inactive Positional Accuracy: Automatically positioned to the address | A18NE (N) | 772 | 9 | 563968 165012 |
| 22 | Contemporary Trade Directory Entries Name: Pressgen Tool & Die Location: Bowes Industrial Centre, Wrotham Road, Meopham, Gravesend, Kent, DA13 0QB Classification: Mould Manufacturers Status: Inactive Positional Accuracy: Automatically positioned in the proximity of the address | A18NE (N) | 775 | 9 | 563924 165029 |
| 22 | Contemporary Trade Directory Entries Name: Moolands Location: Unit 6, Bowes Industrial Centre, Wrotham Road, Meopham, Gravesend, DA13 0QB Classification: Electrical Engineers Status: Inactive Positional Accuracy: Automatically positioned to the address | A18NE (N) | 791 | 9 | 563974 165030 |
| 22 | Contemporary Trade Directory Entries Name: Stairlift Solutions Ltd Location: UNIT 8, BOWES INDUSTRIAL CENTRE, WROTHAM ROAD, MEOPHAM, GRAVESEND, DA13 0QB Classification: Stairlifts - Manufacturers & Installers Status: Inactive Positional Accuracy: Automatically positioned to the address | A18NE (N) | 791 | 9 | 563974 165030 |
| 22 | Contemporary Trade Directory Entries Name: Stairlift Solutions Ltd Location: UNIT 8, BOWES ESTATE, WROTHAM ROAD, MEOPHAM, GRAVESEND, DA13 0QB Classification: Stairlifts - Manufacturers & Installers Status: Active Positional Accuracy: Automatically positioned to the address | A18NE (N) | 791 | 9 | 563974 165030 |
| 23 | Contemporary Trade Directory Entries Name: A R C Office Systems Ltd Location: APPLE TOPS, WROTHAM ROAD, MEOPHAM, GRAVESEND, DA13 0QB Classification: Office Furniture & Equipment Status: Inactive Positional Accuracy: Automatically positioned to the address | A18NE (N) | 762 | 9 | 563909 165020 |
| 24 | Contemporary Trade Directory Entries Name: Peugeot Parts Location: Windmill Business Centre, Wrotham Rd, Meopham, Gravesend, Kent, DA13 0QA Classification: Car Breakers & Dismantlers Status: Inactive Positional Accuracy: Manually positioned to the address or location | A18NE (N) | 801 | 9 | 563884 165066 |
| 25 | Contemporary Trade Directory Entries Name: Meopham Coachworks Location: Windmill Business Centre, Wrotham Road, Meopham, Gravesend, Kent, DA13 0QA Classification: Car Body Repairs Status: Inactive Positional Accuracy: Automatically positioned to the address | A18NE (N) | 803 | 9 | 563830 165078 |
| 25 | Contemporary Trade Directory Entries Name: Peugeot Parts Location: Windmill Business Centre, Wrotham Rd, Meopham, Gravesend, Kent, DA13 0QA Classification: Car Breakers & Dismantlers Status: Inactive Positional Accuracy: Manually positioned to the address or location | A18NE (N) | 803 | 9 | 563830 165078 |

| Map ID | Details | Quadrant Reference (Compass Direction) | Estimated Distance From Site | Contact | NGR |
|--------|--|--|------------------------------|---------|------------------|
| 26 | Contemporary Trade Directory Entries Name: Astra Man Location: Autumn Cottage, Heron Hill Lane, Meopham, Gravesend, Kent, DA13 0DL Classification: Car Breakers & Dismantlers Status: Inactive Positional Accuracy: Automatically positioned to the address | A9SW (SE) | 852 | 9 | 564204 163561 |
| 27 | Contemporary Trade Directory Entries Name: G H Services Location: New Street Farm, New Street Road, Hodsoll Street, Sevenoaks, Kent, TN15 7JY Classification: Engineers - General Status: Inactive Positional Accuracy: Automatically positioned to the address | A12SW (W) | 871 | 9 | 562775 164154 |
| 28 | Contemporary Trade Directory Entries Name: Team Clean Location: The Robins, Heron Hill Lane, Meopham, Gravesend, Kent, DA13 0DT Classification: Commercial Cleaning Services Status: Inactive Positional Accuracy: Automatically positioned to the address | A9SW (SE) | 925 | 9 | 564271 163521 |
| 29 | Points of Interest - Commercial Services Name: Eradicure Location: Leylands, Wrotham Road, Meopham, Gravesend, DA13 0QG Category: Contract Services Class Code: Pest and Vermin Control Positional Accuracy: Positioned to address or location | A13NE (N) | 237 | 10 | 563707 164522 |
| 30 | Points of Interest - Commercial Services Name: Hogarth Tyre Shredders Location: Heron Hill Lane, Meopham, Gravesend, DA13 0QL Category: Recycling Services Class Code: Recycling, Reclamation and Disposal Positional Accuracy: Positioned to address or location | A8SE (S) | 686 | 10 | 563733 163568 |
| 30 | Points of Interest - Commercial Services Name: Paynes Cars Location: Unit 2 Heron Hill Lane, Meopham, Gravesend, DA13 0QL Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location | A8SE (S) | 688 | 10 | 563764 163568 |
| 31 | Points of Interest - Commercial Services Name: Pc Asbestos Services Location: Unit 6, Bowes Ind Centre, Wrotham Rd, Meopham, Gravesend, Kent, DA13 0QB Category: Recycling Services Class Code: Recycling, Reclamation and Disposal Positional Accuracy: Positioned to address or location | A18NE (N) | 772 | 10 | 563967 165012 |
| 32 | Points of Interest - Commercial Services Name: Meopham Coachworks Location: Windmill Business Centre, Wrotham Road, Meopham, Gravesend, DA13 0QA Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location | A18NE (N) | 803 | 10 | 563830 165078 |
| 32 | Points of Interest - Commercial Services Name: Meopham Coachworks Location: Windmill Business Centre, Wrotham Road, Meopham, Gravesend, DA13 0QA Category: Repair and Servicing Class Code: Vehicle Repair, Testing and Servicing Positional Accuracy: Positioned to address or location | A18NE (N) | 803 | 10 | 563830 165078 |
| 33 | Points of Interest - Manufacturing and Production Name: Leylands Orchard Farm Meopham Green Location: Leylands, Wrotham Road, Meopham, Gravesend, DA13 0QG Category: Farming Class Code: Arable Farming Positional Accuracy: Positioned to address or location | A13NE (N) | 237 | 10 | 563707 164522 |
| 34 | Points of Interest - Manufacturing and Production Name: Sheep Wash Location: DA13 Category: Farming Class Code: Sheep Dips and Washes Positional Accuracy: Positioned to an adjacent address or location | A18SW (N) | 456 | 10 | 563595 164738 |

| Map ID | Details | Quadrant Reference (Compass Direction) | Estimated Distance From Site | Contact | NGR |
|--------|---|--|------------------------------|---------|------------------|
| 35 | Points of Interest - Manufacturing and Production Name: Works Location: Not Supplied Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location | A18NE (N) | 720 | 10 | 563928 164970 |
| 35 | Points of Interest - Manufacturing and Production Name: Works Location: DA13 Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location | A18NE (N) | 723 | 10 | 563930 164973 |
| 35 | Points of Interest - Manufacturing and Production Name: Industrial Centre Location: DA13 Category: Industrial Features Class Code: Business Parks and Industrial Estates Positional Accuracy: Positioned to an adjacent address or location | A18NE (N) | 741 | 10 | 563955 164983 |
| 35 | Points of Interest - Manufacturing and Production Name: Works Location: Not Supplied Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location | A18NE (N) | 741 | 10 | 563957 164983 |
| 35 | Points of Interest - Manufacturing and Production Name: Works Location: DA13 Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location | A18NE (N) | 771 | 10 | 563954 165015 |
| 36 | Points of Interest - Manufacturing and Production Name: Works Location: Not Supplied Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location | A18NE (N) | 815 | 10 | 563834 165089 |
| 36 | Points of Interest - Manufacturing and Production Name: Wks Location: DA13 Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location | A18NE (N) | 817 | 10 | 563831 165092 |
| 36 | Points of Interest - Manufacturing and Production Name: Works Location: Not Supplied Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location | A18NE (N) | 833 | 10 | 563851 165105 |
| 36 | Points of Interest - Manufacturing and Production Name: Wks Location: DA13 Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location | A18NE (N) | 836 | 10 | 563848 165108 |
| 36 | Points of Interest - Manufacturing and Production Name: Works Location: Not Supplied Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location | A18NE (N) | 837 | 10 | 563832 165112 |
| 36 | Points of Interest - Manufacturing and Production Name: Wks Location: DA13 Category: Industrial Features Class Code: Unspecified Works Or Factories Positional Accuracy: Positioned to an adjacent address or location | A18NE (N) | 840 | 10 | 563829 165115 |

| Map ID | Details | Quadrant Reference (Compass Direction) | Estimated Distance From Site | Contact | NGR |
|--------|---|--|------------------------------|---------|------------------|
| 37 | Ancient Woodland Name: Steeles Wood Reference: 1498484 Area(m²): 60761.53 Type: Ancient and Semi-Natural Woodland | A13SE (E) | 237 | 11 | 563947 164264 |
| 38 | Ancient Woodland Name: Not Supplied Reference: 1501546 Area(m²): 27927.67 Type: Ancient and Semi-Natural Woodland | A13SW (SW) | 303 | 11 | 563413 164056 |
| 39 | Ancient Woodland Name: Cowcrofts/Copicar Woods Reference: 1498444 Area(m²): 84509.53 Type: Ancient and Semi-Natural Woodland | A14SW (SE) | 583 | 11 | 564243 164026 |
| 40 | Ancient Woodland Name: Elbows/Ashplat Wood Reference: 1501524 Area(m²): 176091.11 Type: Ancient and Semi-Natural Woodland | A12NW (W) | 703 | 11 | 562971 164497 |
| 41 | Ancient Woodland Name: Round Wood Reference: 1498393 Area(m²): 54886.53 Type: Plantation on Ancient Woodland | A8SE (S) | 712 | 11 | 563923 163575 |
| 42 | Ancient Woodland Name: Cowcrofts/Copicar Woods Reference: 1498275 Area(m²): 15076.89 Type: Plantation on Ancient Woodland | A14NE (E) | 776 | 11 | 564465 164465 |
| 43 | Ancient Woodland Name: Not Supplied Reference: 1499107 Area(m²): 5759.12 Type: Ancient and Semi-Natural Woodland | A7SE (SW) | 870 | 11 | 563148 163539 |
| 44 | Areas of Adopted Green Belt Authority: Gravesham Borough Council Plan Name: Gravesham Local Plan - Core Strategy Status: Adopted Plan Date: 30th September 2014 | A13NW (S) | 0 | 12 | 563676 164270 |
| 45 | Areas of Adopted Green Belt Authority: Sevenoaks District Council Plan Name: Proposal Map Status: Adopted Plan Date: 17th February 2015 | A12SE (W) | 479 | 8 | 563162 164248 |

| Agency & Hydrological | Version | Update Cycle |
|---|--|---|
| Contaminated Land Register Entries and Notices Environment Agency - Head Office Tonbridge And Malling Borough Council - Environmental Health Department Sevenoaks District Council - Environmental Health Department Dartford Borough Council - Environmental Health Department Gravesham Borough Council - Public Health Services Medway Council - Environmental Health | November 2023 November 2024 October 2017 September 2017 September 2017 September 2017 | Annually Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update Annual Rolling Update |
| Discharge Consents Environment Agency - Southern Region | April 2025 | Quarterly |
| Enforcement and Prohibition Notices Environment Agency - Southern Region | March 2013 | |
| Integrated Pollution Controls Environment Agency - Southern Region | January 2009 | |
| Integrated Pollution Prevention And Control Environment Agency - South East Region - Kent & South London Area Environment Agency - Southern Region | April 2025 April 2025 | Quarterly Quarterly |
| Local Authority Integrated Pollution Prevention And Control Tonbridge And Malling Borough Council - Environmental Health Department Medway Council - Environmental Health Gravesham Borough Council - Environmental Health Department Dartford Borough Council - Environmental Health Department Sevenoaks District Council - Environmental Health Department | December 2024 June 2014 October 2014 September 2014 September 2014 | Variable Variable Variable Variable Variable |
| Local Authority Pollution Prevention and Controls Tonbridge And Malling Borough Council - Environmental Health Department Medway Council - Environmental Health Gravesham Borough Council - Environmental Health Department Dartford Borough Council - Environmental Health Department Sevenoaks District Council - Environmental Health Department | December 2024 June 2014 October 2014 September 2014 September 2014 | Annual Rolling Update Not Applicable Annual Rolling Update Annual Rolling Update Annual Rolling Update |
| Local Authority Pollution Prevention and Control Enforcements Tonbridge And Malling Borough Council - Environmental Health Department Medway Council - Environmental Health Gravesham Borough Council - Environmental Health Department Dartford Borough Council - Environmental Health Department Sevenoaks District Council - Environmental Health Department | December 2024 June 2014 October 2014 September 2014 September 2014 | Variable Variable Variable Variable Variable |
| Nearest Surface Water Feature Ordnance Survey | April 2025 | |
| Pollution Incidents to Controlled Waters Environment Agency - Southern Region | December 1999 | |
| Historical Prosecutions Environment Agency, Southern Region | March 2013 | Not Applicable |
| Registered Radioactive Substances Environment Agency - Head Office Environment Agency - Southern Region | May 2023 May 2023 | |
| Substantiated Pollution Incident Register Environment Agency - South East Region - Kent & South London Area Environment Agency - Southern Region - Kent Area Environment Agency - Southern Region - Kent and East Sussex | April 2025 April 2025 April 2025 | Quarterly Quarterly Quarterly |
| Water Abstractions Environment Agency - Southern Region | April 2025 | Quarterly |
| Water Industry Act Referrals Environment Agency - Southern Region | October 2017 | |
| Groundwater Vulnerability Map Environment Agency - Head Office | June 2018 | As notified |

| Agency & Hydrological | Version | Update Cycle |
|---|----------------|--------------|
| Groundwater Vulnerability - Soluble Rock Risk Environment Agency - Head Office | June 2018 | As notified |
| Bedrock Aquifer Designations Environment Agency - Head Office | January 2018 | As notified |
| Superficial Aquifer Designations Environment Agency - Head Office | January 2018 | As notified |
| Source Protection Zones Environment Agency - Head Office | September 2022 | Bi-Annually |
| Extreme Flooding from Rivers or Sea without Defences Environment Agency - Head Office | December 2023 | As notified |
| Flooding from Rivers or Sea without Defences Environment Agency - Head Office | December 2023 | As notified |
| Areas Benefiting from Flood Defences Environment Agency - Head Office | February 2023 | |
| Flood Water Storage Areas Environment Agency - Head Office | June 2025 | Quarterly |
| Flood Defences Environment Agency - Head Office | August 2022 | |
| OS Water Network Lines Ordnance Survey | April 2025 | Quarterly |
| Surface Water 1 in 30 year Flood Extent Environment Agency - Head Office | May 2018 | Annually |
| Surface Water 1 in 100 year Flood Extent Environment Agency - Head Office | May 2018 | Annually |
| Surface Water 1 in 1000 year Flood Extent Environment Agency - Head Office | May 2018 | Annually |
| Surface Water Suitability Environment Agency - Head Office | February 2016 | Annually |
| BGS Groundwater Flooding Susceptibility British Geological Survey - National Geoscience Information Service | May 2013 | As notified |
| Water Framework Directive - Catchment Environment Agency - Head Office | July 2024 | Annually |
| Water Framework Directive - Groundwater Environment Agency - Head Office | July 2024 | Annually |







| Waste | Version | Update Cycle |
|--|--|--|
| BGS Recorded Landfill Sites British Geological Survey - National Geoscience Information Service | November 2002 | As notified |
| Historical Landfill Sites Environment Agency - Head Office | April 2025 | Quarterly |
| Integrated Pollution Control Registered Waste Sites Environment Agency - Southern Region | January 2009 | Not Applicable |
| Licensed Waste Management Facilities (Landfill Boundaries) Environment Agency - South East Region - Kent & South London Area Environment Agency - Southern Region - Kent Area Environment Agency - Southern Region - Kent and East Sussex | May 2025 May 2025 May 2025 | Quarterly Quarterly Quarterly |
| Licensed Waste Management Facilities (Locations) Environment Agency - South East Region - Kent & South London Area Environment Agency - Southern Region - Kent Area Environment Agency - Southern Region - Kent and East Sussex | April 2025 April 2025 April 2025 | Quarterly Quarterly Quarterly |
| Local Authority Landfill Coverage Dartford Borough Council - Environmental Health Department Gravesham Borough Council Kent County Council - Waste Management Group Medway Council - Environmental Protection Department Sevenoaks District Council Tonbridge And Malling Borough Council - Environmental Health Department | February 2003 February 2003 February 2003 February 2003 February 2003 February 2003 | Not Applicable Not Applicable Not Applicable Not Applicable Not Applicable Not Applicable |
| Local Authority Recorded Landfill Sites Dartford Borough Council - Environmental Health Department Gravesham Borough Council Kent County Council - Waste Management Group Medway Council - Environmental Protection Department Sevenoaks District Council Tonbridge And Malling Borough Council - Environmental Health Department | October 2018 October 2018 October 2018 October 2018 October 2018 October 2018 | |
| Potentially Infilled Land (Non-Water) Landmark Information Group Limited | December 1999 | |
| Potentially Infilled Land (Water) Landmark Information Group Limited | December 1999 | |
| Registered Landfill Sites Environment Agency - Southern Region - Kent Area Environment Agency - Southern Region - Kent and East Sussex | March 2006 March 2006 | Not Applicable Not Applicable |
| Registered Waste Transfer Sites Environment Agency - Southern Region - Kent Area Environment Agency - Southern Region - Kent and East Sussex | April 2018 April 2018 | |
| Registered Waste Treatment or Disposal Sites Environment Agency - Southern Region - Kent Area Environment Agency - Southern Region - Kent and East Sussex | June 2015 June 2015 | |

| Hazardous Substances | Version | Update Cycle |
|---|---|--|
| Control of Major Accident Hazards Sites (COMAH) Health and Safety Executive | June 2025 | Bi-Annually |
| Explosive Sites Health and Safety Executive | March 2017 | |
| Notification of Installations Handling Hazardous Substances (NIHHS) Health and Safety Executive | August 2001 | |
| Planning Hazardous Substance Enforcements Medway Council Tonbridge And Malling Borough Council Dartford Borough Council Sevenoaks District Council Kent County Council Gravesham Borough Council | February 2016 February 2016 June 2023 June 2023 May 2023 October 2015 | Variable Variable Variable Variable Variable Variable |
| Planning Hazardous Substance Consents Medway Council Sevenoaks District Council Tonbridge And Malling Borough Council Dartford Borough Council Kent County Council Gravesham Borough Council | February 2016 February 2016 February 2016 January 2016 January 2016 October 2015 | Variable Variable Variable Variable Variable Variable |

| Geological | Version | Update Cycle |
|--|------------------------------|----------------|
| BGS 1:625,000 Solid Geology British Geological Survey - National Geoscience Information Service | January 2009 | As notified |
| BGS Estimated Soil Chemistry British Geological Survey - National Geoscience Information Service | December 2015 | As notified |
| BGS Recorded Mineral Sites British Geological Survey - National Geoscience Information Service | April 2025 | Bi-Annually |
| CBSCB Compensation District Cheshire Brine Subsidence Compensation Board (CBSCB) Cheshire Brine Subsidence Compensation Board (CBSCB) | August 2011 November 2020 | As notified |
| Coal Mining Affected Areas The Coal Authority - Property Searches | February 2023 | |
| Mining Instability Ove Arup & Partners | June 1998 | Not Applicable |
| Non Coal Mining Areas of Great Britain British Geological Survey - National Geoscience Information Service | May 2015 | Not Applicable |
| Potential for Collapsible Ground Stability Hazards British Geological Survey - National Geoscience Information Service | April 2020 | As notified |
| Potential for Compressible Ground Stability Hazards British Geological Survey - National Geoscience Information Service | January 2019 | As notified |
| Potential for Ground Dissolution Stability Hazards British Geological Survey - National Geoscience Information Service | January 2019 | As notified |
| Potential for Landslide Ground Stability Hazards British Geological Survey - National Geoscience Information Service | January 2019 | As notified |
| Potential for Running Sand Ground Stability Hazards British Geological Survey - National Geoscience Information Service | January 2019 | As notified |
| Potential for Shrinking or Swelling Clay Ground Stability Hazards British Geological Survey - National Geoscience Information Service | January 2019 | As notified |
| Radon Potential - Radon Affected Areas British Geological Survey - National Geoscience Information Service | November 2024 | Annually |
| Radon Potential - Radon Protection Measures British Geological Survey - National Geoscience Information Service | November 2024 | Annually |
| Industrial Land Use | Version | Update Cycle |
| Contemporary Trade Directory Entries Thomson Directories | June 2025 | Quarterly |
| Fuel Station Entries Green Street Advisor (UK) Ltd | May 2025 | Quarterly |
| Points of Interest - Commercial Services PointX | June 2025 | Quarterly |
| Points of Interest - Education and Health PointX | June 2025 | Quarterly |
| Points of Interest - Manufacturing and Production PointX | June 2025 | Quarterly |
| Points of Interest - Public Infrastructure PointX | June 2025 | Quarterly |
| Points of Interest - Recreational and Environmental PointX | June 2025 | Quarterly |
| Underground Electrical Cables National Grid | January 2024 | |

| Sensitive Land Use | Version | Update Cycle |
|--|---|---|
| Ancient Woodland Natural England | March 2025 | Bi-Annually |
| Areas of Adopted Green Belt Dartford Borough Council Gravesham Borough Council Medway Council Sevenoaks District Council Tonbridge And Malling Borough Council | July 2024 July 2024 July 2024 July 2024 July 2024 | Quarterly Quarterly Quarterly Quarterly Quarterly |
| Areas of Unadopted Green Belt Dartford Borough Council Gravesham Borough Council Medway Council Sevenoaks District Council Tonbridge And Malling Borough Council | July 2024 July 2024 July 2024 July 2024 July 2024 | Quarterly Quarterly Quarterly Quarterly Quarterly |
| Areas of Outstanding Natural Beauty Natural England | May 2025 | Bi-Annually |
| Environmentally Sensitive Areas Natural England | August 2023 | |
| Forest Parks Forestry Commission | May 2023 | Not Applicable |
| Local Nature Reserves Natural England | March 2025 | Bi-Annually |
| Marine Nature Reserves Natural England | February 2025 | Bi-Annually |
| National Nature Reserves Natural England | January 2025 | Bi-Annually |
| National Parks Natural England | September 2024 | Bi-Annually |
| Nitrate Sensitive Areas Natural England | April 2023 | Not Applicable |
| Nitrate Vulnerable Zones Department for Environment, Food and Rural Affairs (DEFRA - formerly FRCA) Environment Agency - Head Office | April 2016 November 2024 | Annually |
| Ramsar Sites Natural England | February 2025 | Bi-Annually |
| Sites of Special Scientific Interest Natural England | May 2025 | Bi-Annually |
| Special Areas of Conservation Natural England | January 2025 | Bi-Annually |
| Special Protection Areas Natural England | May 2025 | Bi-Annually |

A selection of organisations who provide data within this report

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

| Contact | Name and Address | Contact Details |
|---------|--|---|
| 1 | British Geological Survey - Enquiry Service British Geological Survey, Environmental Science Centre, Keyworth, Nottingham, Nottinghamshire, NG12 5GG | Telephone: 0115 936 3143 Fax: 0115 936 3276 Email: enquiries@bgs.ac.uk Website: www.bgs.ac.uk |
| 2 | Environment Agency - National Customer Contact Centre (NCCC) PO Box 544, Templeborough, Rotherham, S60 1BY | Telephone: 03708 506 506 Email: enquiries@environment-agency.gov.uk |
| 3 | Gravesham Borough Council - Environmental Health Department Civic Centre, 132 Windmill Street, Gravesend, Kent, DA12 1AU | Telephone: 01474 337241 Fax: 01474 337546 Email: glyn.thomson@gravesham.gov.uk Website: www.gravesham.gov.uk |
| 4 | Environment Agency - Head Office Rio House, Waterside Drive, Aztec West, Almondsbury, Bristol, Avon, BS32 4UD | Telephone: 01454 624400 Fax: 01454 624409 |
| 5 | Ordnance Survey Adanac Drive, Southampton, Hampshire, SO16 0AS | Telephone: 03456 05 05 05 Email: customerservices@ordnancesurvey.co.uk Website: www.ordnancesurvey.co.uk |
| 6 | Gravesham Borough Council Cygnet House, 132 Windmill Street, Gravesend, Kent, DA12 1AU | Telephone: 01474 564422 Fax: 01474 337546 Website: www.gravesham.gov.uk |
| 7 | Kent County Council - Waste Management Group Block H, The Forstal, Beddow Way, Aylesford, Kent, ME20 7BT | Telephone: 01622 605976 Website: www.kent.gov.uk |
| 8 | Sevenoaks District Council Council Offices, Argyle Road, Sevenoaks, Kent, TN13 1HG | Telephone: 01732 227000 Fax: 01732 742339 Website: www.sevenoaks.gov.uk |
| 9 | Landmark Information Group Limited Landmark Information Group, Imperium, Imperial Way, Reading, Berkshire, RG2 0TD | Telephone: 0330 036 6619 Fax: 0844 844 9951 Email: helpdesk@landmark.co.uk Website: www.landmark.co.uk |
| 10 | PointX 5-6 Abbey Court, Eagle Way, Sowton, Exeter, Devon, EX2 7HY | Website: www.pointx.co.uk |
| 11 | Natural England County Hall, Spetchley Road, Worcester, WR5 2NP | Telephone: 0300 060 3900 Email: enquiries@naturalengland.org.uk Website: www.naturalengland.org.uk |
| 12 | Gravesham Borough Council Cygnet House, 132 Windmill Street, Gravesend, Kent, DA12 1BQ | Telephone: 01474 564422 Fax: 01474 337546 Website: www.gravesham.gov.uk |
| 13 | Tonbridge And Malling Borough Council Park Building, Gibson Building, Gibson Drive, West Malling, Kent, ME19 4LZ | Telephone: 01732 844522 Fax: 01732 842170 Website: www.tmbc.gov.uk |
| - | Public Health England - Radon Survey, Centre for Radiation, Chemical and Environmental Hazards Chilton, Didcot, Oxfordshire, OX11 0RQ | Telephone: 01235 822622 Fax: 01235 833891 Email: radon@phe.gov.uk Website: www.ukradon.org |
| - | Landmark Information Group Limited Landmark Information Group, Imperium, Imperial Way, Reading, Berkshire, RG2 0TD | Telephone: 0330 036 6618 Fax: 0844 844 9951 Email: helpdesk@landmark.co.uk Website: www.landmark.co.uk |

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

3.4 Risk assessment methodology

The method of risk evaluation adopted in this document is consistent with CIRIA C552 (2001). Hence, risk is considered to be a function of both the probability (likelihood) of contamination occurring at the study site and also the potential severity (consequence) of the environmental impacts associated with this contamination.

The classification system used to define contaminant probability, consequence and risk is described in the following tables.

Table A: Classification of probability

| Classification | Definition |
|------------------------|--|
| High likelihood | There is a contaminant linkage and an event that appears either very likely in the short term and almost inevitable over the long term, or there is evidence at the receptor of harm or pollution. |
| Likely | There is a contaminant linkage and all the elements are present and in the right place, which means that it is probable that an event will occur. Circumstances are such that an event is not inevitable, but possible in the short term, and likely over the long term. |
| Low likelihood | There is a contaminant linkage and circumstances are possible under which an event could occur. However, it is by no means certain that even over a longer period such event would take place, and is less likely in the shorter term. |
| Unlikely | There is contaminant linkage but circumstances are such that it is improbable that an event would occur even in the long term. |

Table B: Classification of consequence

| Classification | Receptor | Definition | Examples |
|----------------|-------------------|--|--|
| Severe | Humans | Short-term (acute) risk to human health likely to result in "significant harm" as defined in the CTL Statutory Guidance | High concentrations of cyanide on the surface of an informal recreation area |
| | Controlled waters | Short-term risk of pollution (note: Water Resources Act contains no scope for considering significance of pollution) of sensitive water resource | Major spillage of contaminants from site into controlled water |
| | Property | Catastrophic damage to buildings/property | Explosion, causing building collapse (can also equate to an acute human health risk if buildings are occupied) |
| | Ecology | A short-term risk to a particular ecosystem, or organism forming part of such eco-system | Potentially long term derogation of a designated site or protected species |
| Medium | Humans | Chronic damage to human health ("significant harm" as defined in the CTL Statutory Guidance) | Concentrations of a contaminant from a residential site exceed the site-specific assessment criteria |
| | Controlled waters | Pollution of sensitive water resources (note: Water Resources Act contains no scope for considering significance of pollution) | Leaching of contaminants from a site to a principal or secondary aquifer |
| | Property | Significant damage to crops, buildings, structures and services | Damage to building rendering it unsafe to occupy (e.g. foundation damage resulting in instability) |
| | Ecology | A significant change in a particular ecosystem | Death of a species within a designated nature reserve |

Table B: Classification of consequence (continued)

| Classification | Receptor | Definition | Examples |
|----------------|-------------------|--|--|
| Mild | Humans | Contamination present although unlikely to constitute a significant chronic health risk | Concentrations of a contaminant from a public access site moderately exceed the generic assessment criteria |
| | Controlled waters | Pollution of non-water resources | Pollution of non-classified groundwater |
| | Property | Damage to sensitive buildings/structures/services | Aggressive ground conditions leading to potential for long term degradation of buried concrete |
| | Ecology | Damage to the environment | Localised damage to aquatic habitat causing temporary relocation of certain species |
| Minor | Humans | Non-permanent health effects to human health (easily prevented by means such as personal protective clothing, etc.) | The presence of contaminants at such concentrations that protective equipment is required during site works |
| | Controlled waters | Potential minor release of contamination to local water features | Short term or low volume release of potentially polluting material to a secondary surface water course of low existing quality |
| | Property | Easily reparable effects of damage to buildings, structures and services. Harm which may result in a financial loss, or expenditure to resolve | The loss of plants in a landscaping scheme. Discolouration of concrete |
| | Ecology | Short term, localised damage may occur; consequences are spatially and temporally limited | Short term or localised disruption to in situ flora or fauna; no lasting effects |

Table C: Risk classification (comparison of consequence and probability)

| | | Consequence (severity) | | | |
|-------------|-----------------|------------------------|-------------------|-------------------|---------------|
| | | Severe | Medium | Mild | Minor |
| Probability | High likelihood | Very high risk | High risk | Moderate risk | Low risk |
| | Likely | High risk | Moderate risk | Moderate/low risk | Low risk |
| | Low likelihood | Moderate risk | Moderate/low risk | Low risk | Very low risk |
| | Unlikely | Moderate/low risk | Low risk | Very low risk | Very low risk |

Risk Key

| Very High | High | Moderate | Moderate/Low | Low | Very Low |
|--|---|---|--|---|--|
| There is a high probability that severe harm could arise to a designated receptor from an identified hazard without appropriate remediation action | Harm is likely to arise to a designated receptor from an identified hazard at the site without appropriate remediation action | It is possible that without appropriate remediation action harm could arise to a designated receptor. It is relatively unlikely that any such harm would be severe, and if any harm were to occur it is more likely that such harm would be relatively mild | It is possible that harm could arise to a designated receptor from an identified hazard. It is likely any harm would be mild | It is possible that harm could arise to a designated receptor from an identified hazard. It is likely that, at worst if any harm was realised any effects would be mild | The presence of an identified hazard does not give rise to the potential to cause harm to a receptor |

3.5 Historical land use maps

Historical Ordnance Survey maps relating to the site and its surrounding area have been provided by Landmark.

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 |

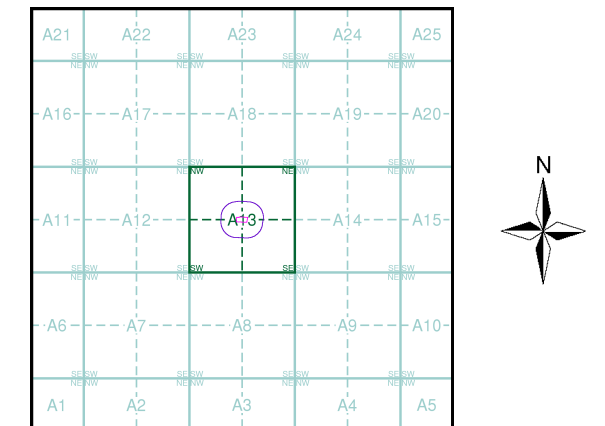
1:10,000 Raster Mapping

| | | | |
|--|--|--|--|
| | 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 |
|-------------------------------|----------|-------------|----|
| Kent | 1:10,560 | 1869 - 1870 | 2 |
| Kent | 1:10,560 | 1897 - 1898 | 3 |
| Kent | 1:10,560 | 1909 | 4 |
| Kent | 1:10,560 | 1909 | 5 |
| Kent | 1:10,560 | 1909 | 6 |
| Kent | 1:10,560 | 1936 - 1937 | 7 |
| Kent | 1:10,560 | 1936 | 8 |
| Historical Aerial Photography | 1:10,560 | 1947 | 9 |
| Ordnance Survey Plan | 1:10,000 | 1961 | 10 |
| Ordnance Survey Plan | 1:10,000 | 1965 - 1967 | 11 |
| Ordnance Survey Plan | 1:10,000 | 1975 - 1978 | 12 |
| Ordnance Survey Plan | 1:10,000 | 1981 | 13 |
| Ordnance Survey Plan | 1:10,000 | 1992 | 14 |
| 10K Raster Mapping | 1:10,000 | 1999 | 15 |
| 10K Raster Mapping | 1:10,000 | 2006 | 16 |
| VectorMap Local | 1:10,000 | 2024 | 17 |

Historical Map - Slice A

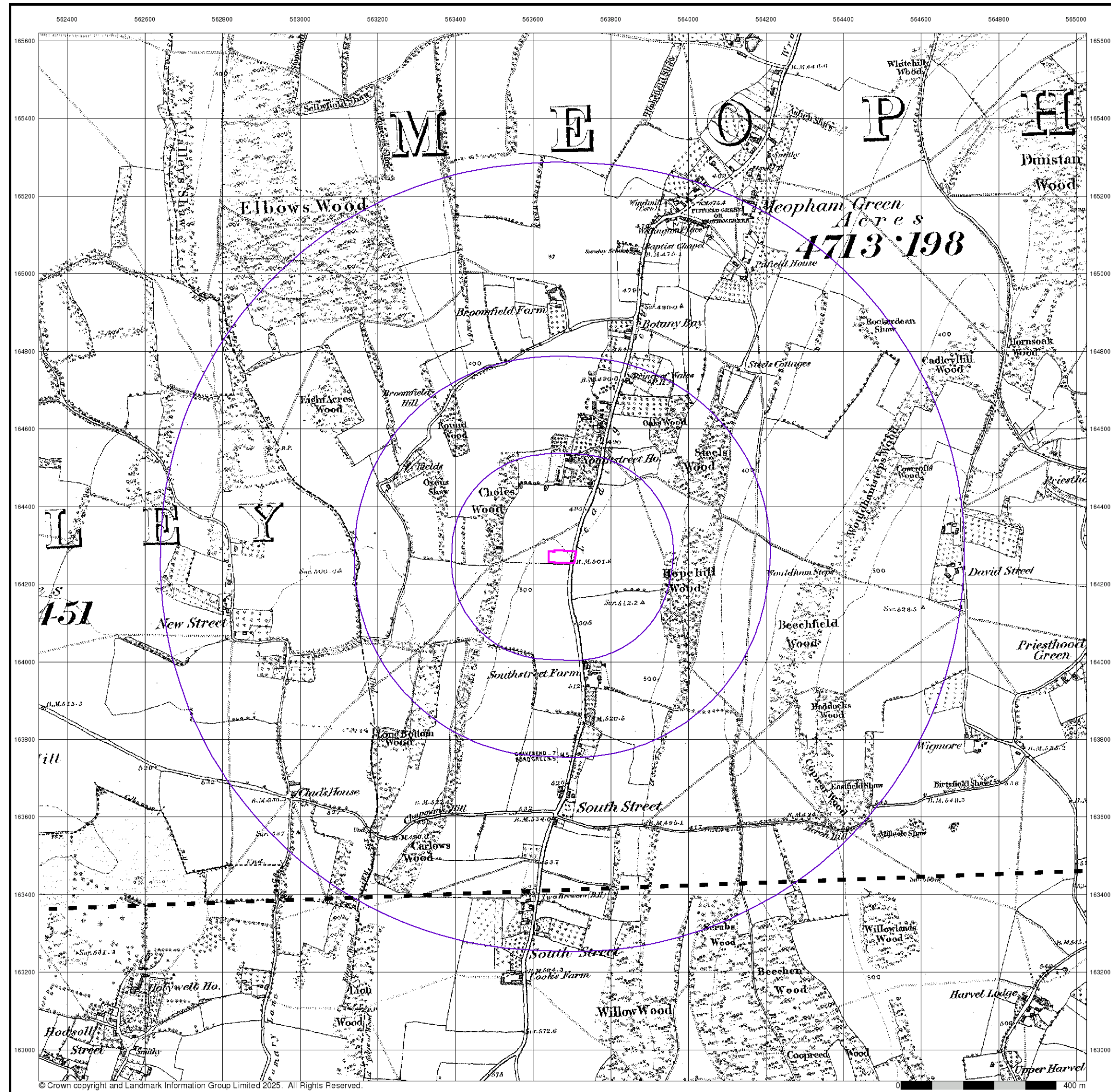


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details

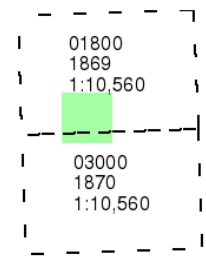
Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG



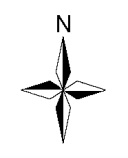
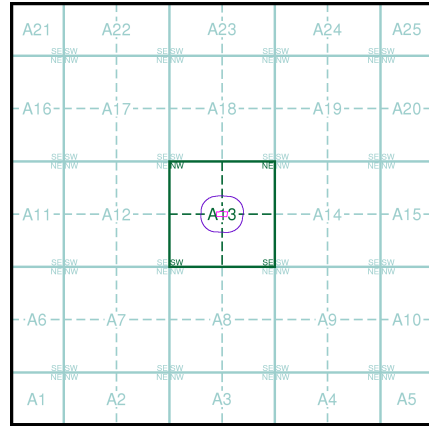
Kent
Published 1869 - 1870
Source map scale - 1:10,560

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

Map Name(s) and Date(s)

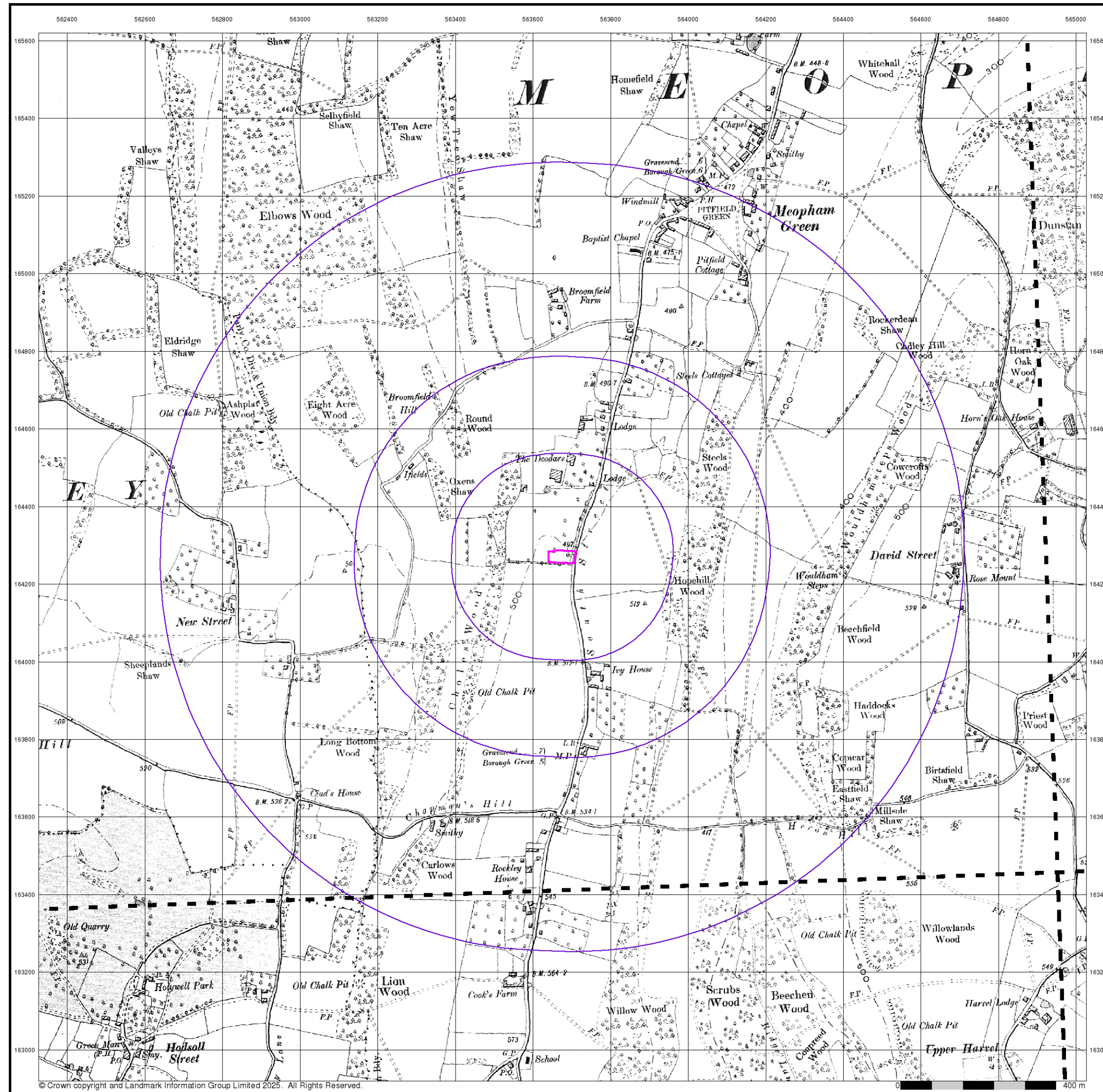


Historical Map - Slice A



Order Details
Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details
Bocoda Hill Farm, Wrotham Road, South Street, Meopham,
Kent, DA13 0QG



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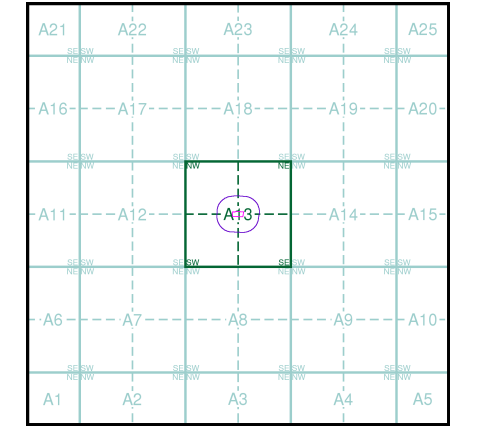
Kent
Published 1897 - 1898
Source map scale - 1:10,560

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)

| | |
|---------------------------|---------------------------|
| 018SW 1897 1:10,560 | 018SE 1898 1:10,560 |
| 030NW 1898 1:10,560 | 030NE 1898 1:10,560 |

Historical Map - Slice A

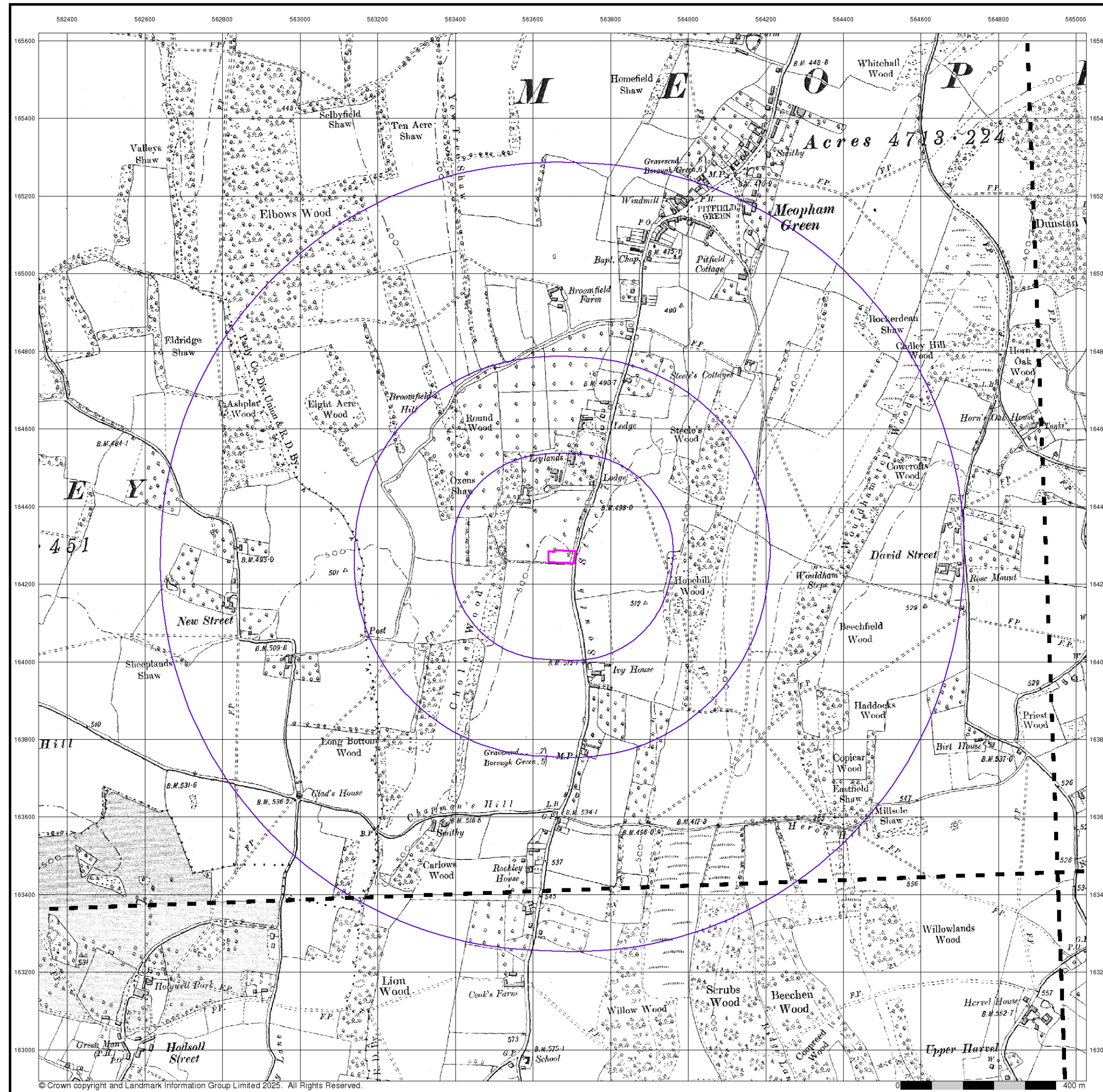


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG



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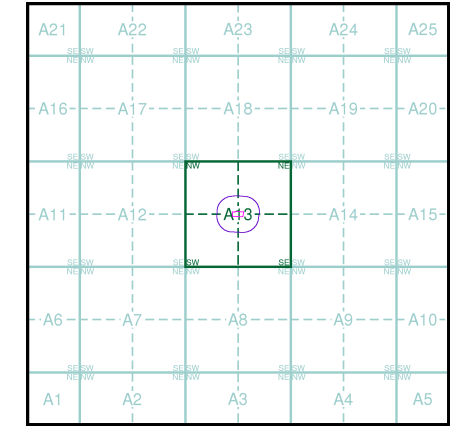
Kent
Published 1909
Source map scale - 1:10,560

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)

| | |
|---------------------------|---------------------------|
| 018SW 1909 1:10,560 | 018SE 1909 1:10,560 |
| 030NW 1909 1:10,560 | 030NE 1909 1:10,560 |

Historical Map - Slice A



Order Details

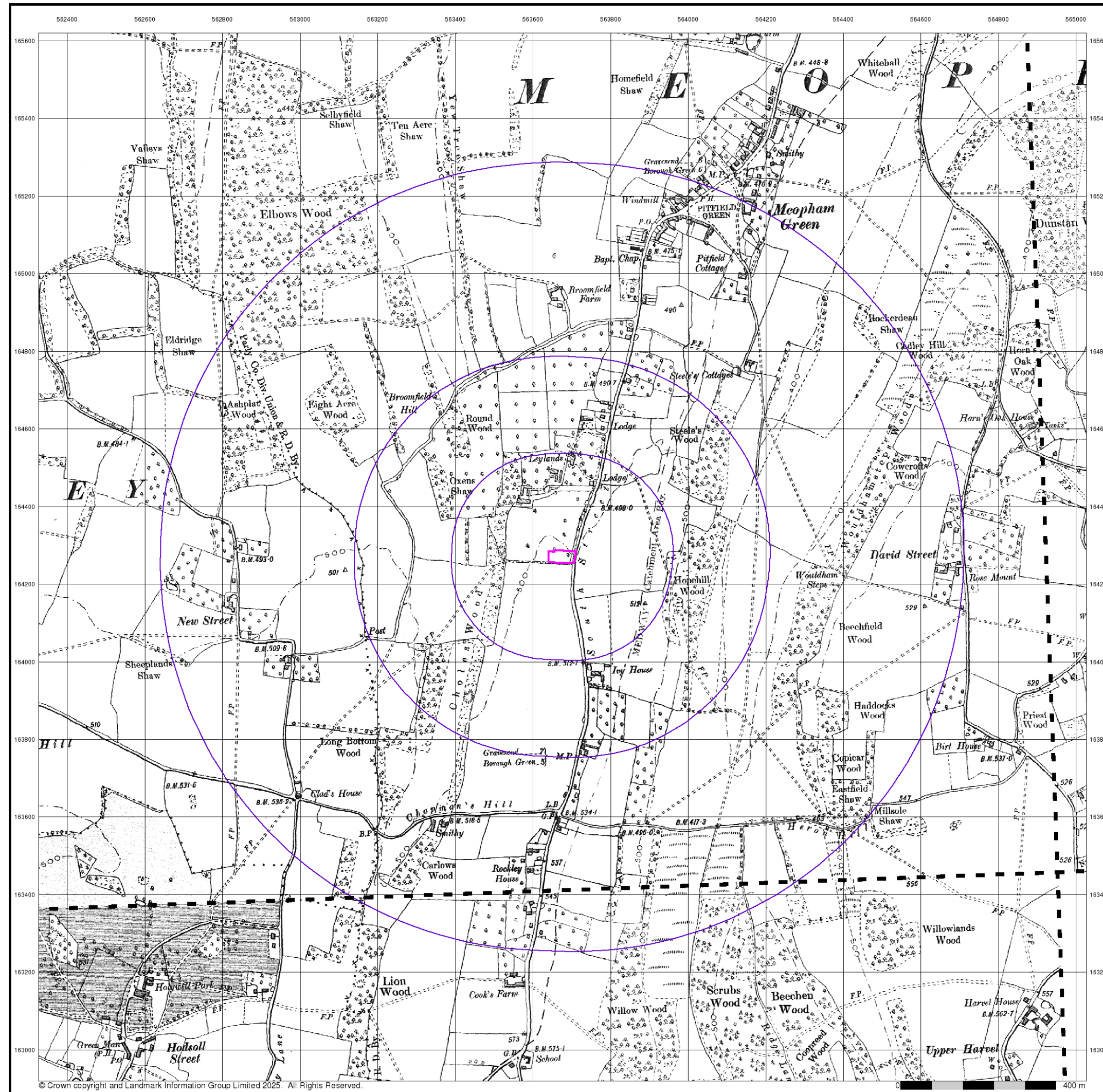
Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG



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Kent

Published 1909

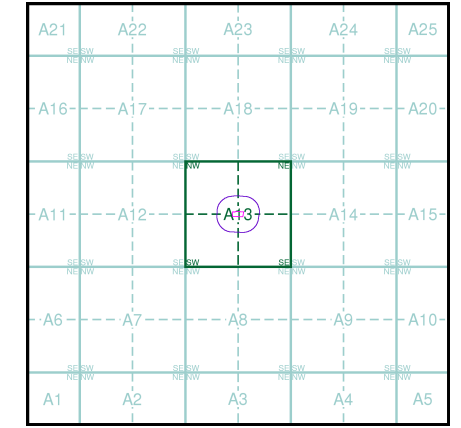
Source map scale - 1:10,560

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)

| | |
|---------------------------|---------------------------|
| 018SW 1909 1:10,560 | 018SE 1909 1:10,560 |
| 030NW 1909 1:10,560 | |

Historical Map - Slice A

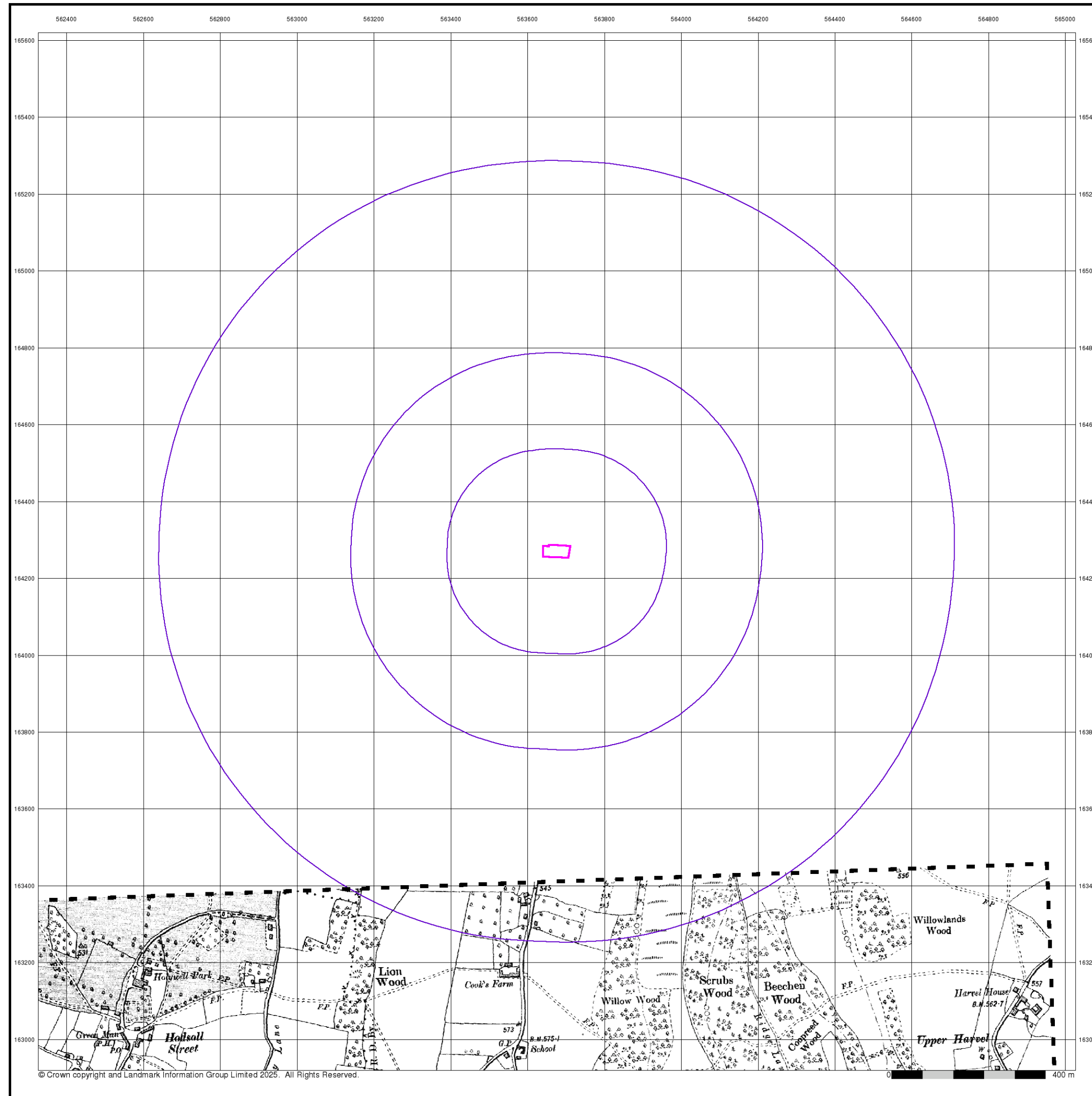


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details

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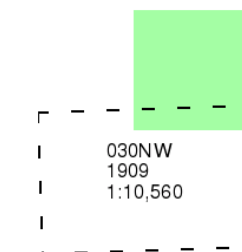
Kent

Published 1909

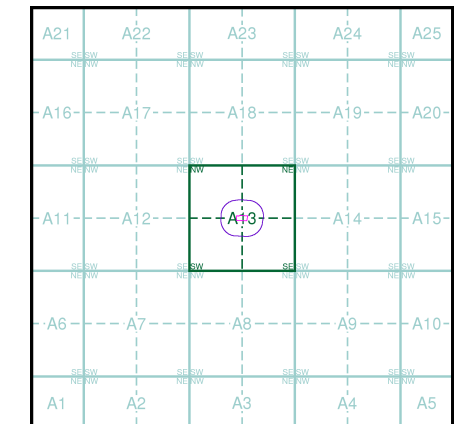
Source map scale - 1:10,560

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

Map Name(s) and Date(s)



Historical Map - Slice A



Order Details

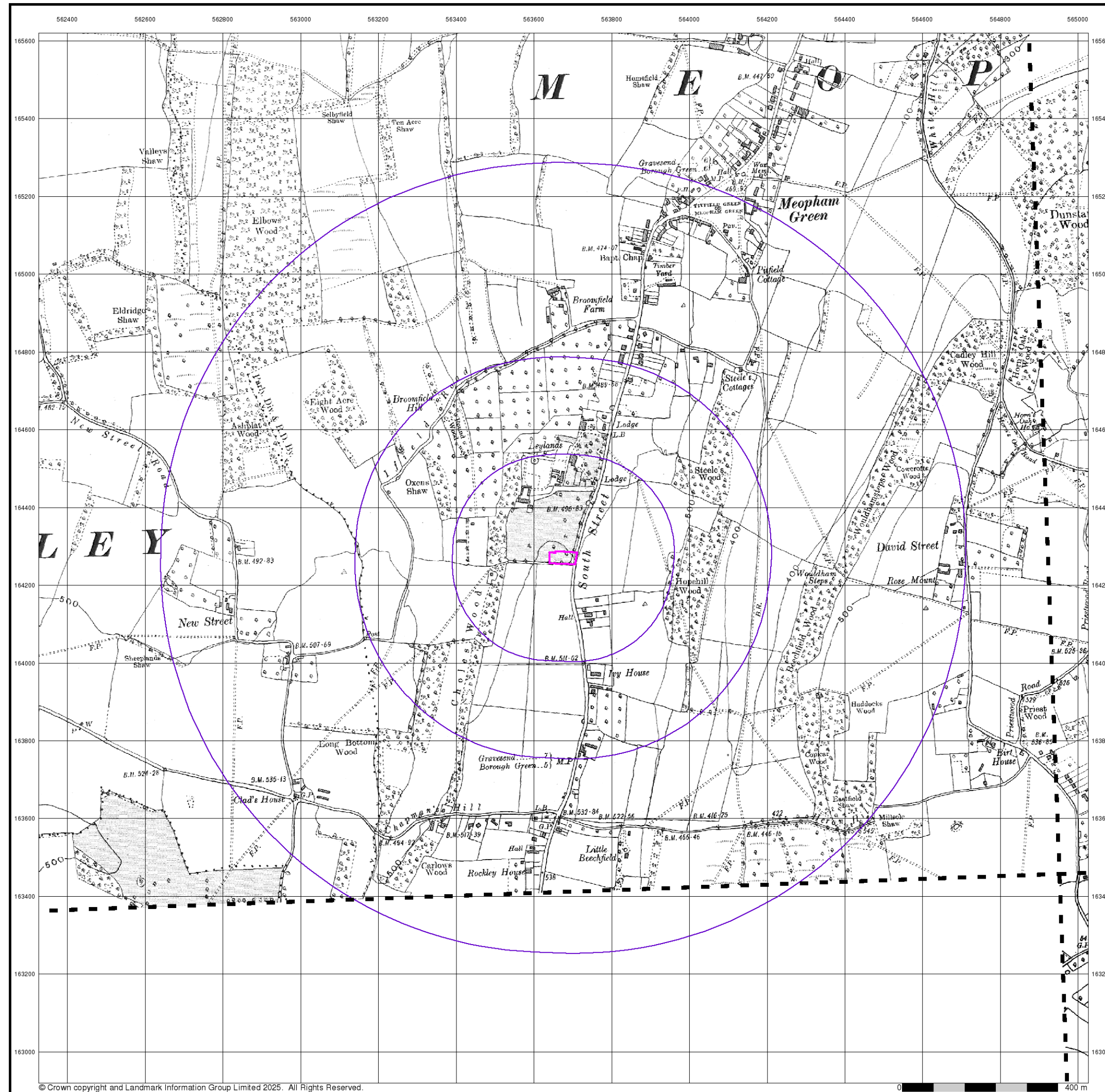
Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details

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Kent

Published 1936 - 1937

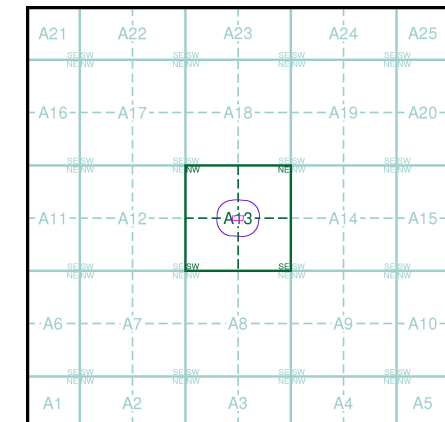
Source map scale - 1:10,560

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)

| | |
|---------------------------|---------------------------|
| 018SW 1936 1:10,560 | 018SE 1937 1:10,560 |
| | 030NE 1937 1:10,560 |

Historical Map - Slice A



Order Details

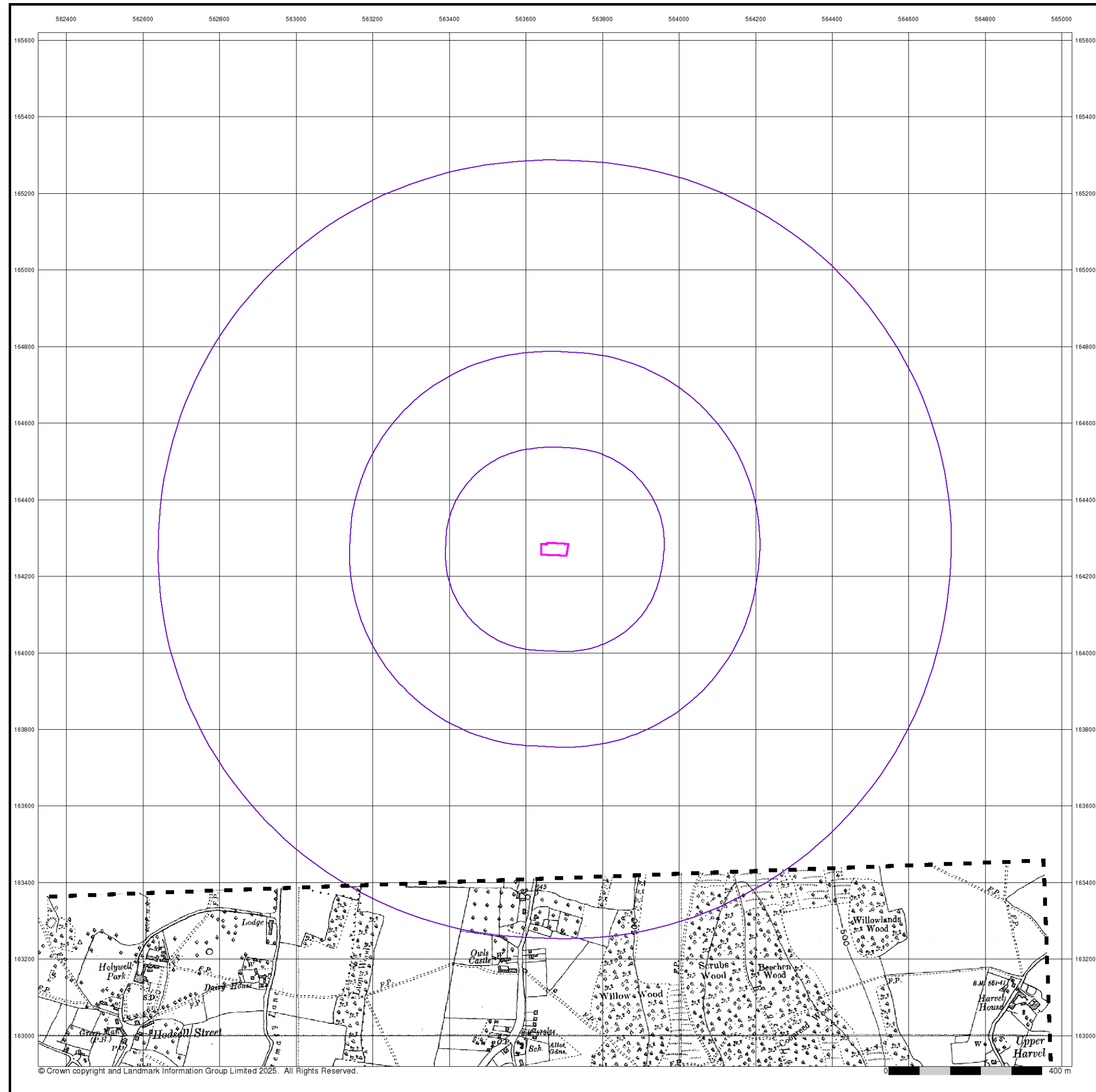
Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details

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Fax: 0844 844 9951
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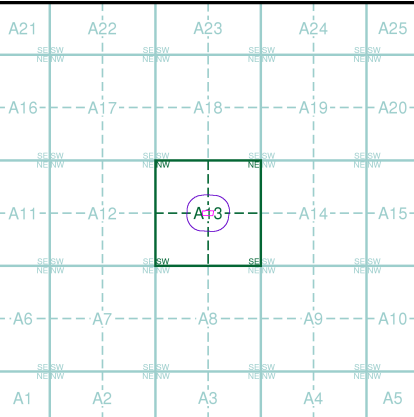
Kent
Published 1936
Source map scale - 1:10,560

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)


030NW
1936
1:10,560

Historical Map - Slice A

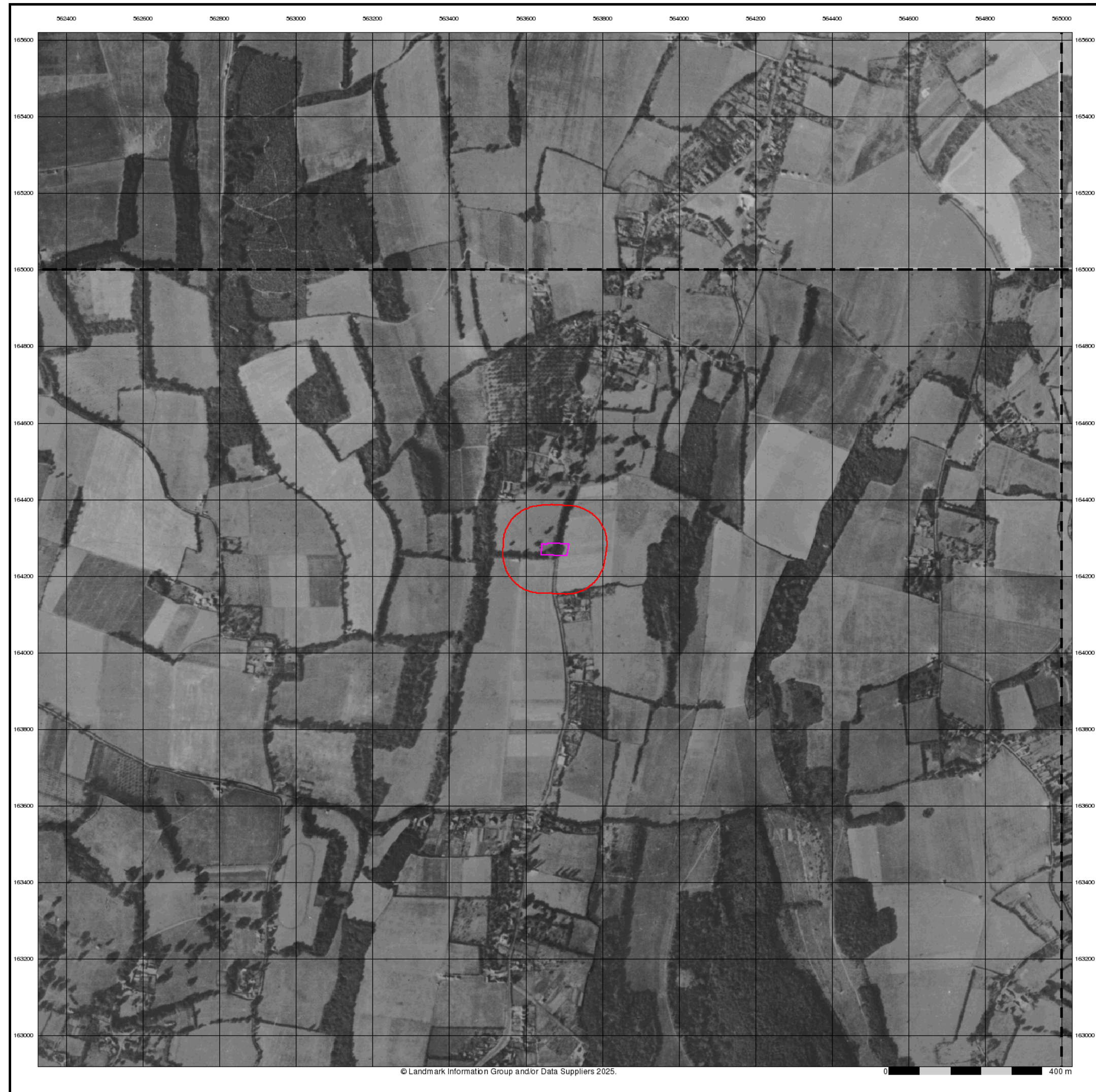


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG



Historical Aerial Photography

Published 1947

Source map scale - 1:10,560

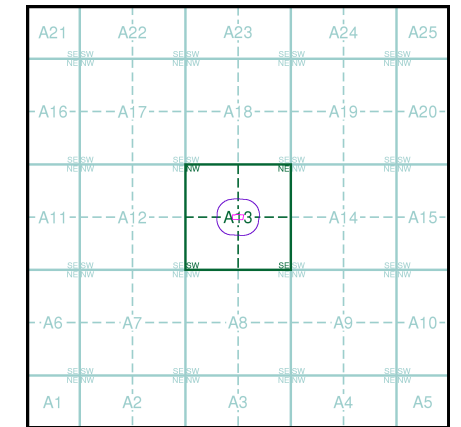
The Historical Aerial Photos were produced by the Ordnance Survey at a scale of 1:1,250 and 1:10,560 from Air Force photography. They were produced between 1944 and 1951 as an interim measure, pending preparation of conventional mapping, due to post war resource shortages. New security measures in the 1950's meant that every photograph was re-checked for potentially unsafe information with security sites replaced by fake fields or clouds. The original editions were withdrawn and only later made available after a period of fifty years although due to the accuracy of the editing, without viewing both revisions it is not easy to spot the edits. Where available Landmark have included both revisions.

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Map Name(s) and Date(s)

| | |
|----------------------------|----------------------------|
| TQ66NW 1947 1:10,560 | TQ66NE 1947 1:10,560 |
| TQ66SW 1947 1:10,560 | TQ66SE 1947 1:10,560 |

Historical Aerial Photography - Slice A



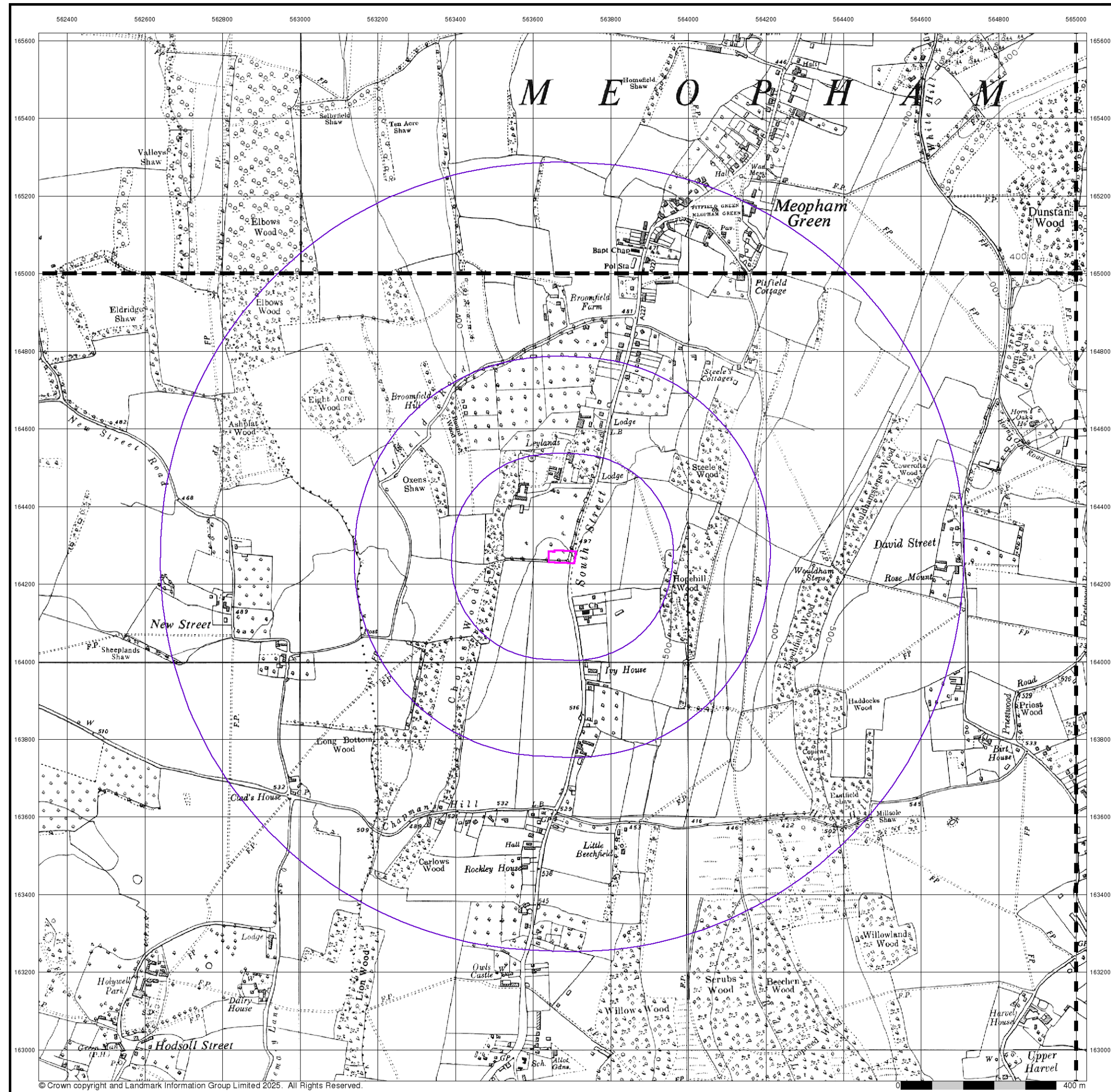
LIBRARY
HSILIRB

Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG



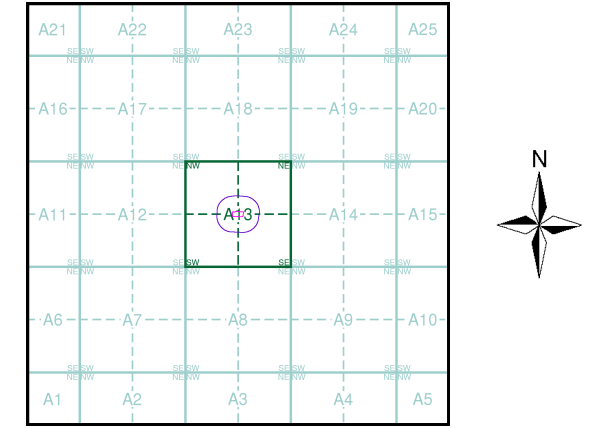
Ordnance Survey Plan
Published 1961
Source map scale - 1:10,000

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)

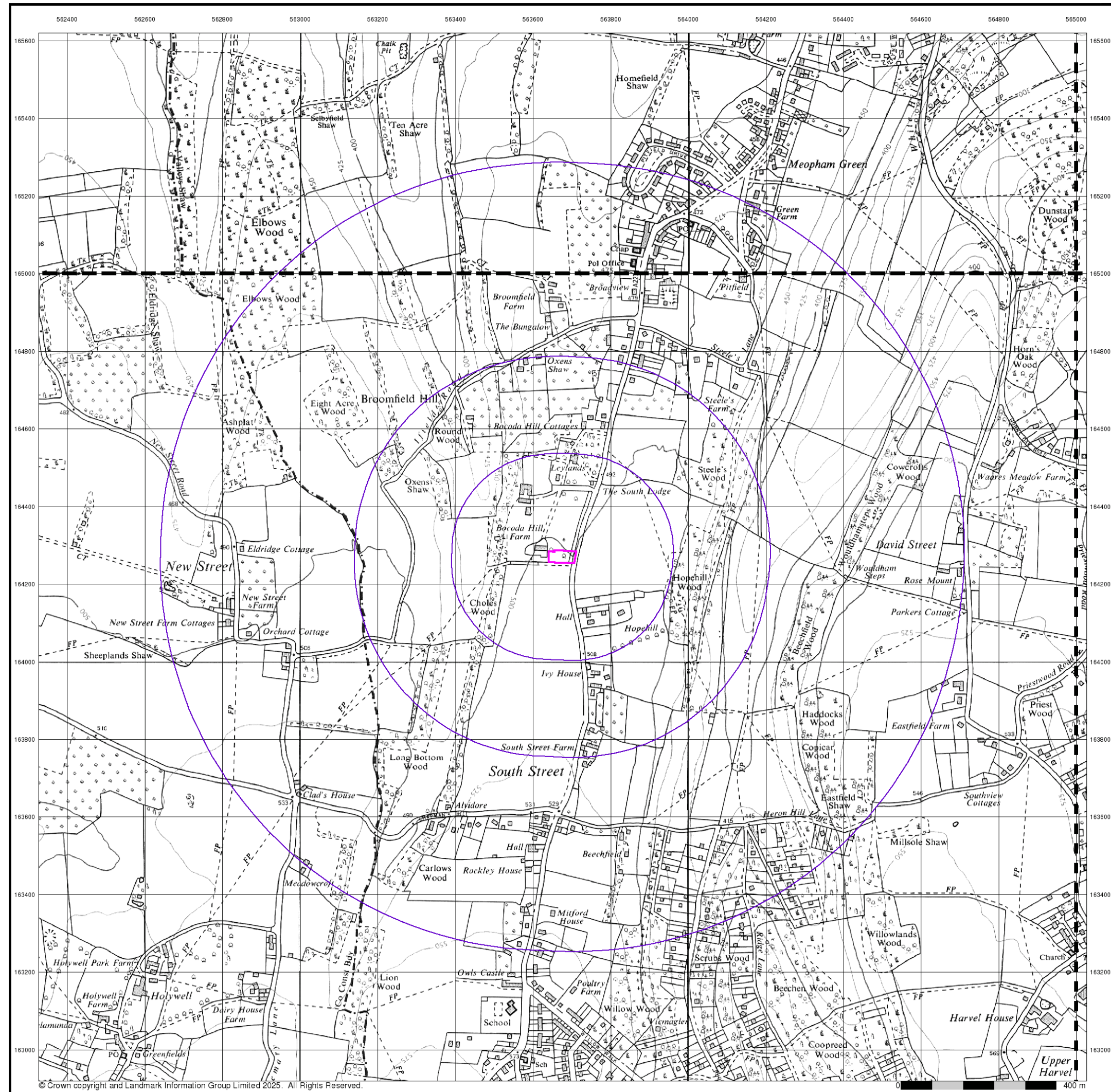
| | |
|----------|----------|
| TQ66NW | TQ66NE |
| 1961 | 1961 |
| 1:10,560 | 1:10,560 |
| TQ66SW | TQ66SE |
| 1961 | 1961 |
| 1:10,560 | 1:10,560 |

Historical Map - Slice A



Order Details
Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details
Bocoda Hill Farm, Wrotham Road, South Street, Meopham,
Kent, DA13 0QG



Ordnance Survey Plan

Published 1965 - 1967

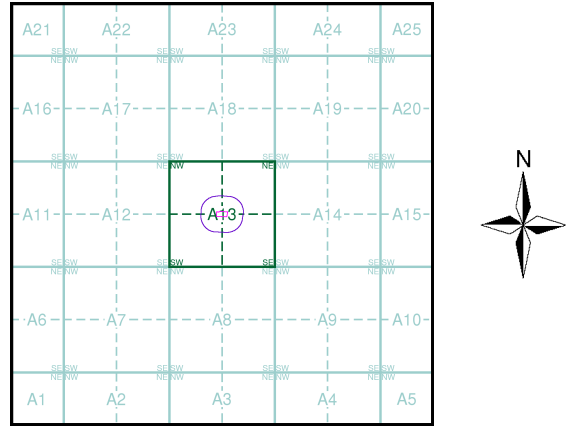
Source map scale - 1:10,000

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)

| | |
|----------|----------|
| TQ66NW | TQ66NE |
| 1965 | 1966 |
| 1:10,560 | 1:10,560 |
| TQ66SW | TQ66SE |
| 1967 | 1966 |
| 1:10,560 | 1:10,560 |

Historical Map - Slice A



Order Details

Order Number: 380449609_1_1

Customer Ref: 86341

National Grid Reference: 563680, 164270

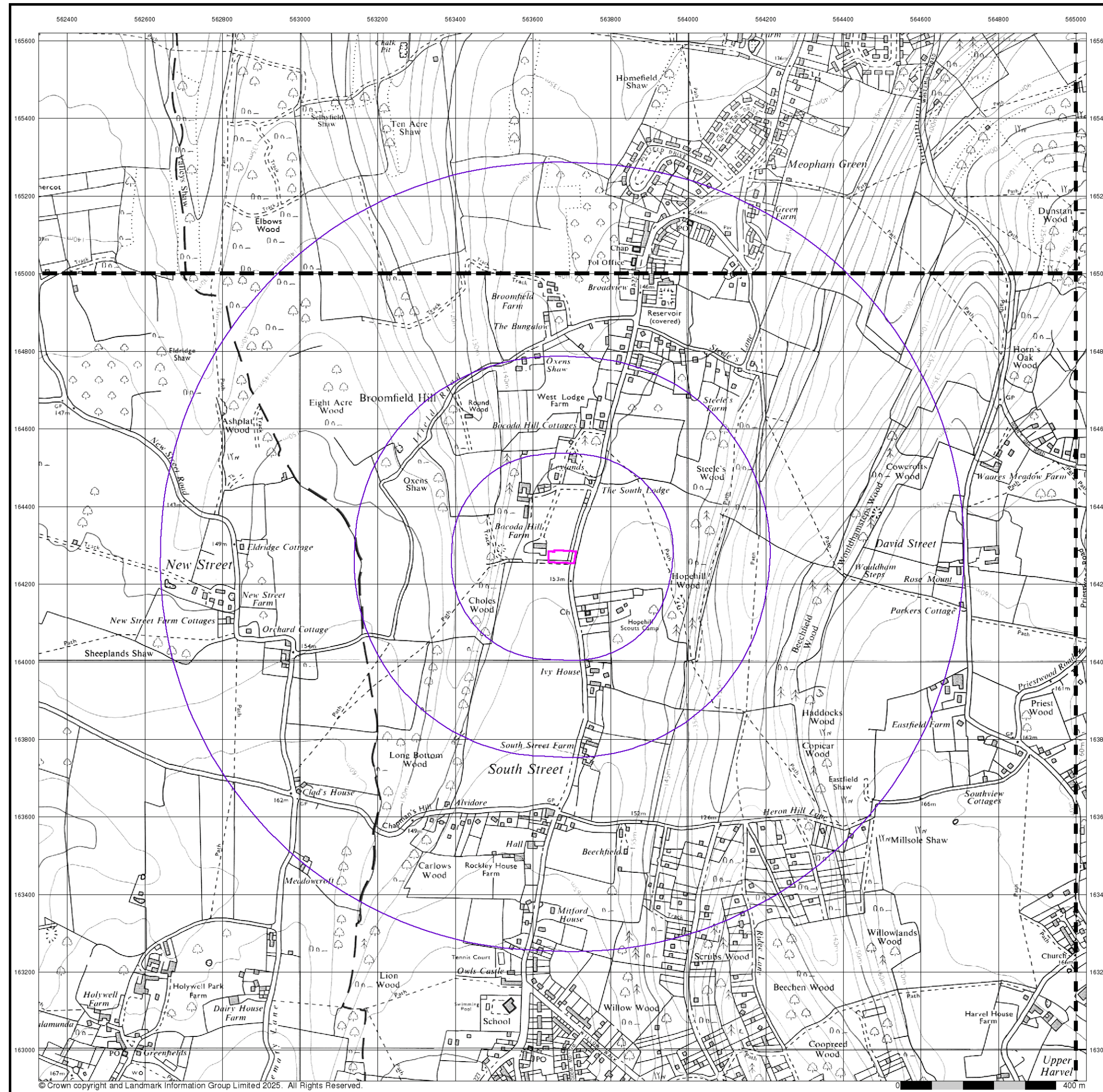
Slice: A

Site Area (Ha): 0.22

Search Buffer (m): 1000

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG



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Ordnance Survey Plan

Published 1975 - 1978

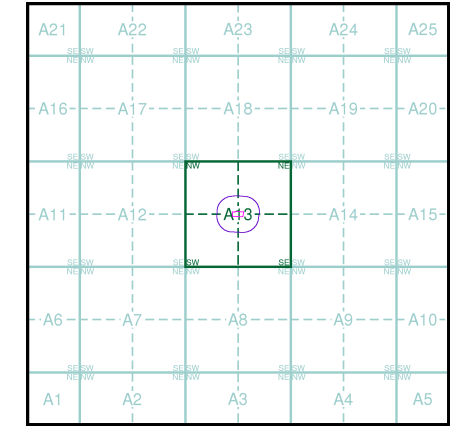
Source map scale - 1:10,000

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)

| | |
|----------|----------|
| TQ66NW | TQ66NE |
| 1975 | 1978 |
| 1:10,000 | 1:10,000 |
| TQ66SW | TQ66SE |
| 1978 | 1978 |
| 1:10,000 | 1:10,000 |

Historical Map - Slice A

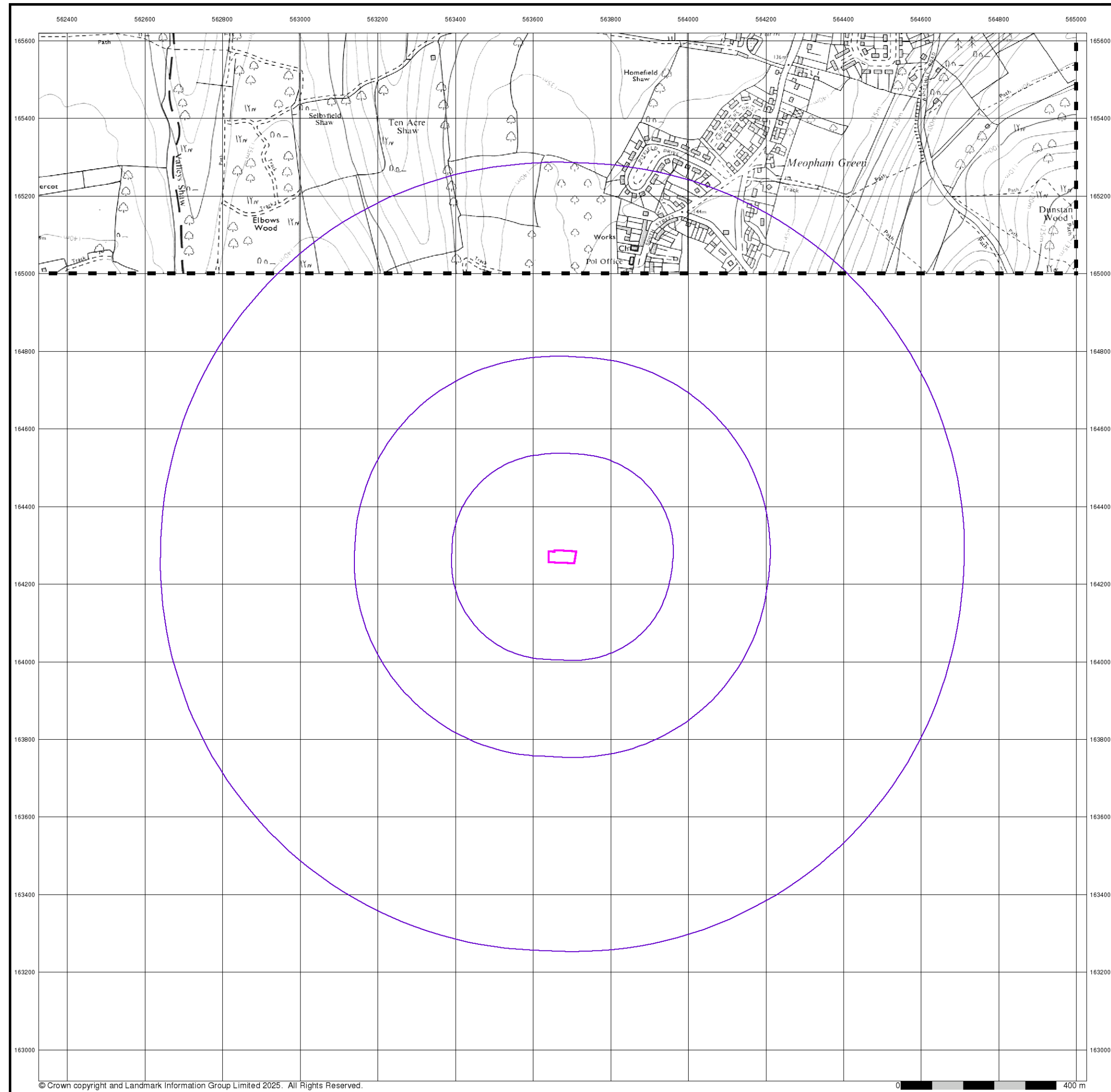


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details

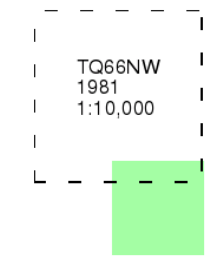
Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG



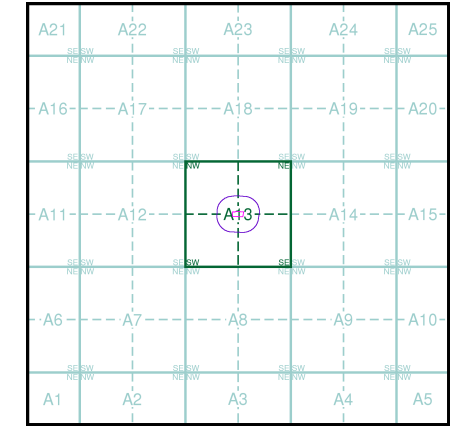
Ordnance Survey Plan
Published 1981
Source map scale - 1:10,000

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)

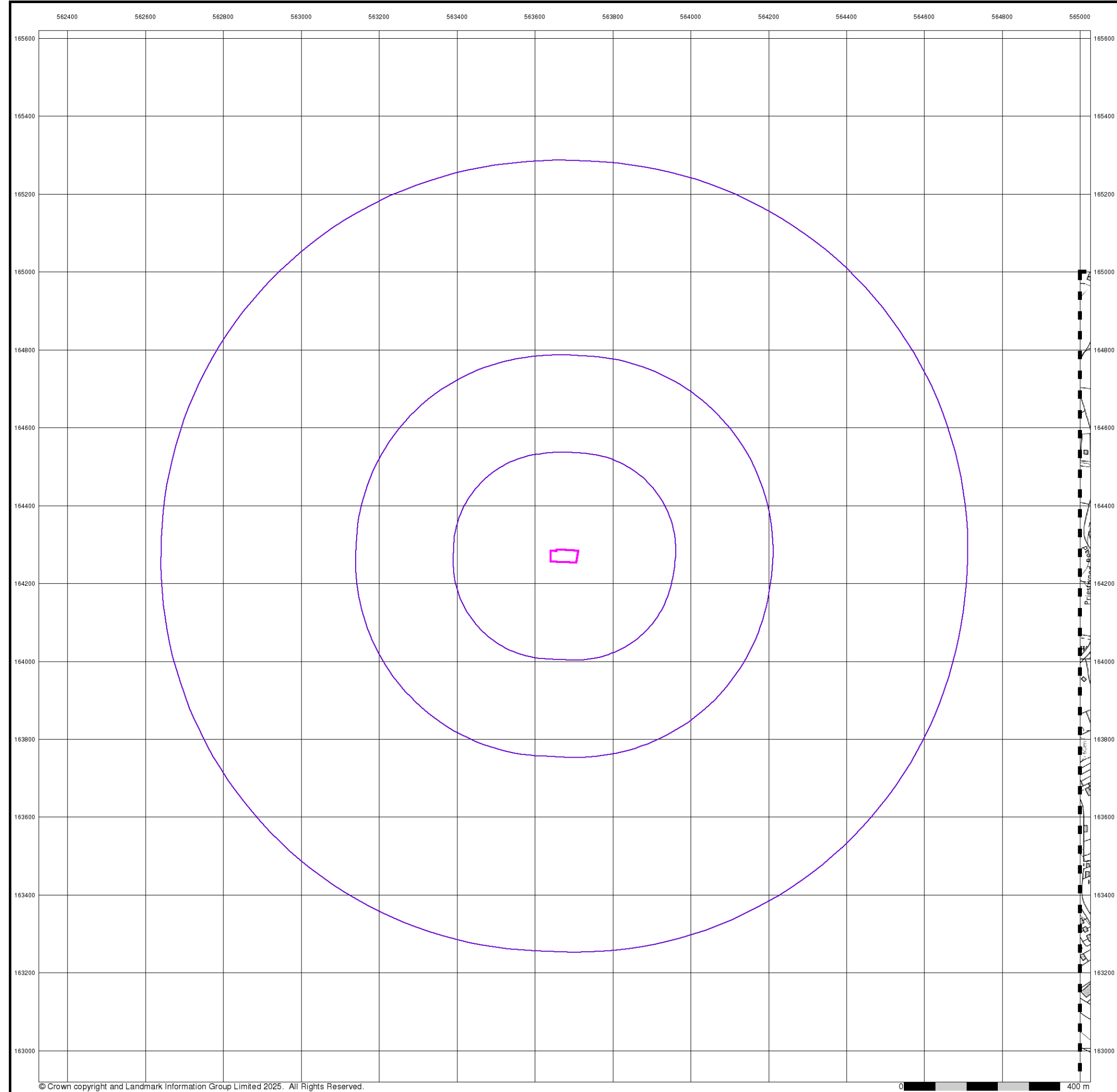


Historical Map - Slice A



Order Details
Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details
Bocoda Hill Farm, Wrotham Road, South Street, Meopham,
Kent, DA13 0QG



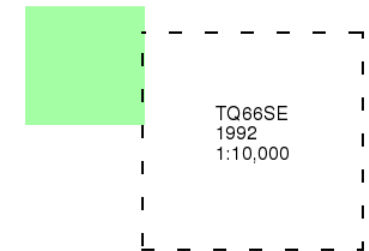
Ordnance Survey Plan

Published 1992

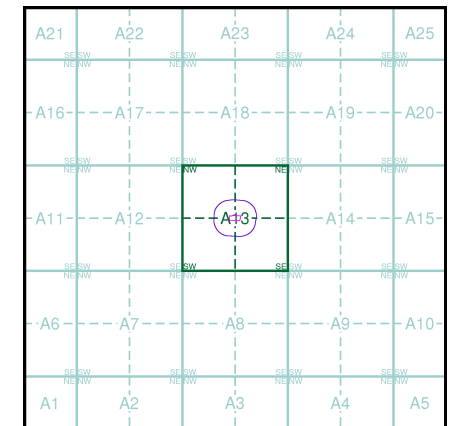
Source map scale - 1:10,000

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

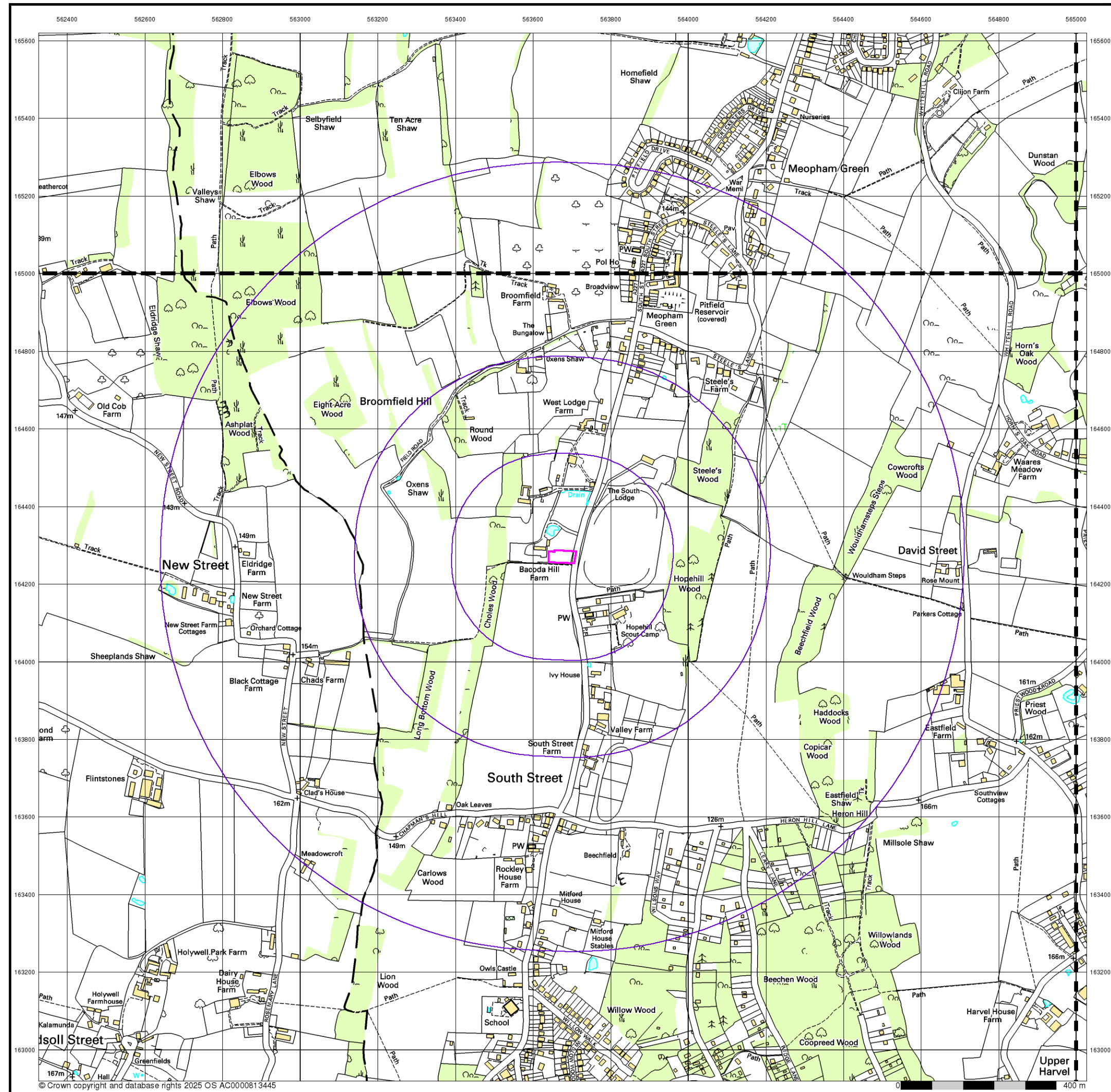


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG



10k Raster Mapping

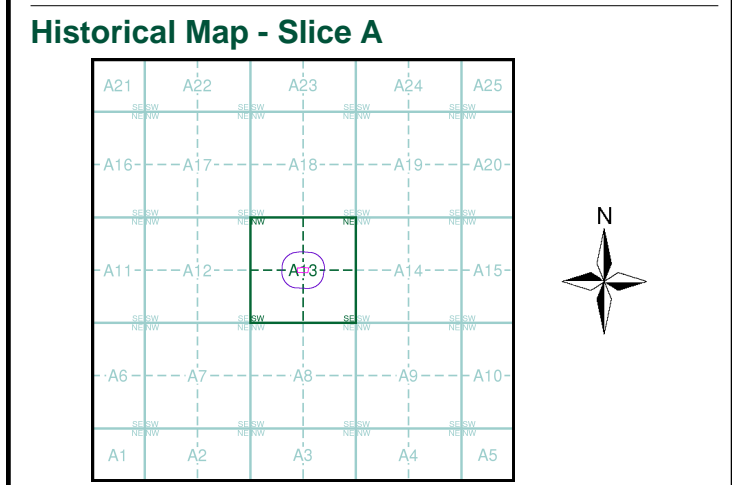
Published 1999

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)

| | |
|----------|----------|
| TQ66NW | TQ66NE |
| 1999 | 1999 |
| 1:10,000 | 1:10,000 |
| TQ66SW | TQ66SE |
| 1999 | 1999 |
| 1:10,000 | 1:10,000 |



Order Details

Order Number: 380449609_1_1

Customer Ref: 86341

National Grid Reference: 563680, 164270

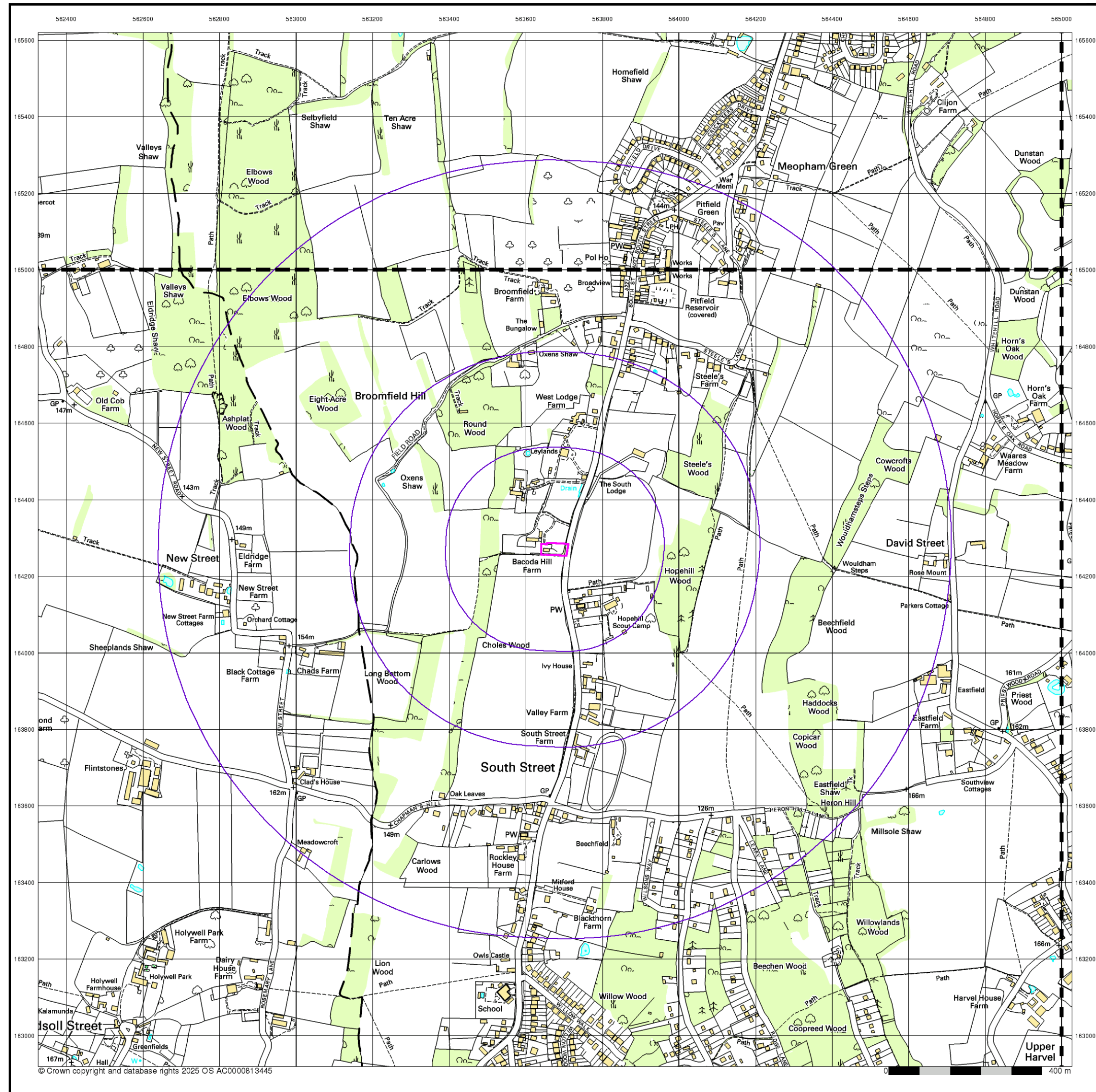
Slice: A

Site Area (Ha): 0.22

Search Buffer (m): 1000

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG

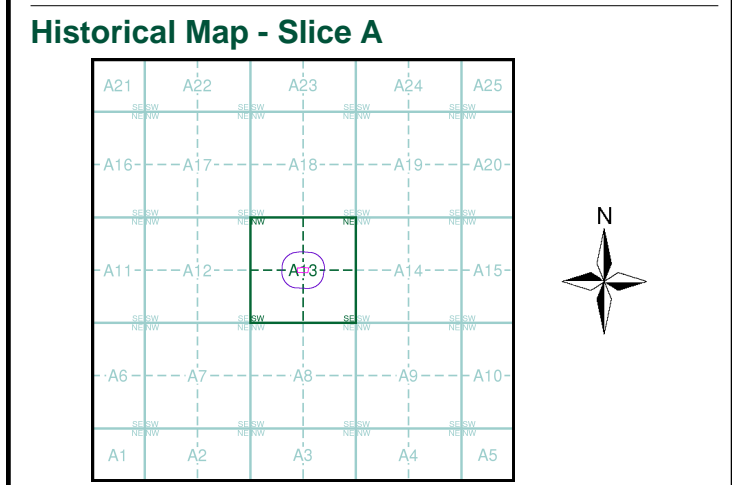


10k Raster Mapping
Published 2006
Source map scale - 1:10,000

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

Map Name(s) and Date(s)

| | |
|----------------------------|----------------------------|
| TQ66NW 2006 1:10,000 | TQ66NE 2006 1:10,000 |
| TQ66SW 2006 1:10,000 | TQ66SE 2006 1:10,000 |

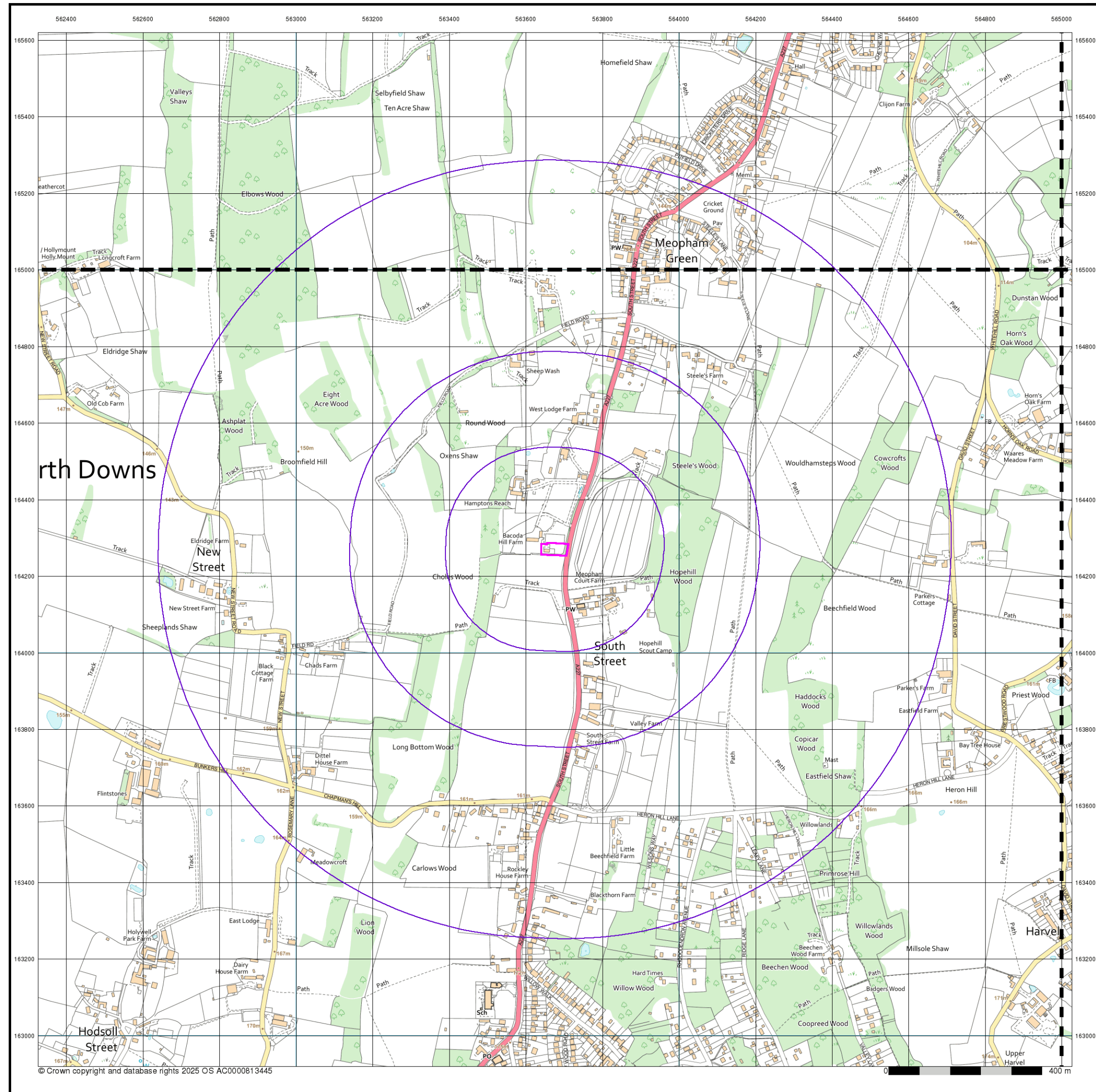


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG



VectorMap Local

Published 2024

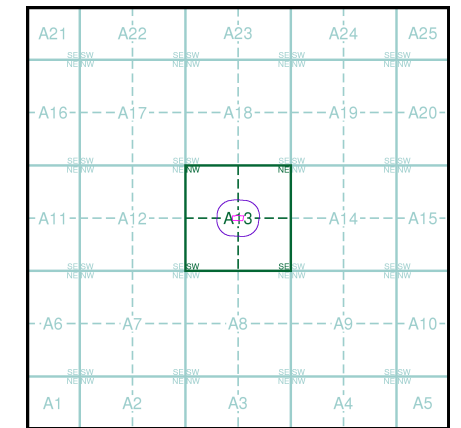
Source map scale - 1:10,000

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

Map Name(s) and Date(s)

| | |
|----------------------------|----------------------------|
| TQ66NW 2024 Variable | TQ66NE 2024 Variable |
| TQ66SW 2024 Variable | TQ66SE 2024 Variable |

Historical Map - Slice A



Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 1000

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG

Historical Mapping Legends

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



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



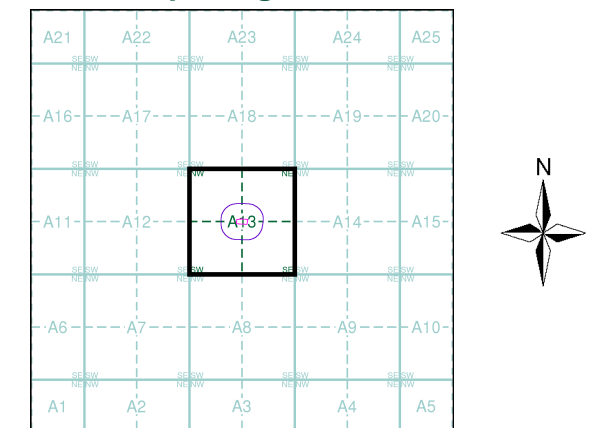
Large-Scale National Grid Data 1:2,500 and 1:1,250



Historical Mapping & Photography included:

| Mapping Type | Scale | Date | Pg |
|--|---------|-------------|----|
| Kent | 1:2,500 | 1894 | 2 |
| Kent | 1:2,500 | 1894 | 3 |
| Kent | 1:2,500 | 1896 | 4 |
| Kent | 1:2,500 | 1908 | 5 |
| Kent | 1:2,500 | 1936 | 6 |
| Ordnance Survey Plan | 1:2,500 | 1963 - 1964 | 7 |
| Additional SIMs | 1:2,500 | 1963 - 1985 | 8 |
| Supply of Unpublished Survey Information | 1:2,500 | 1974 | 9 |
| Ordnance Survey Plan | 1:2,500 | 1983 | 10 |
| Additional SIMs | 1:2,500 | 1985 - 1989 | 11 |
| Large-Scale National Grid Data | 1:2,500 | 1993 | 12 |
| Historical Aerial Photography | 1:2,500 | 1999 | 13 |

Historical Map - Segment A13

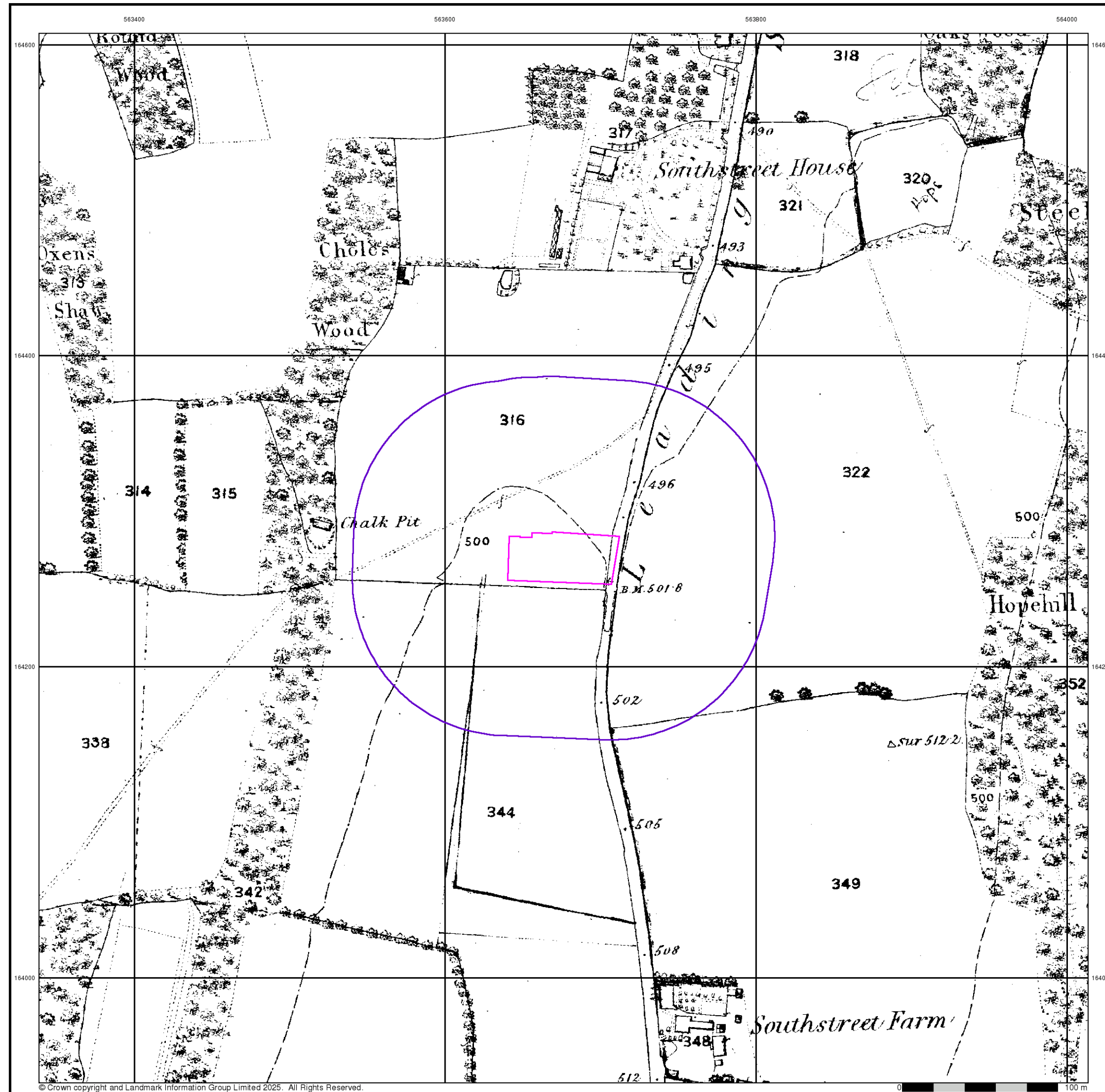


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 100

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG



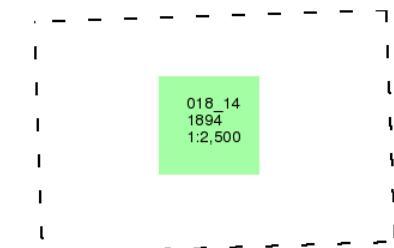
Kent

Published 1894

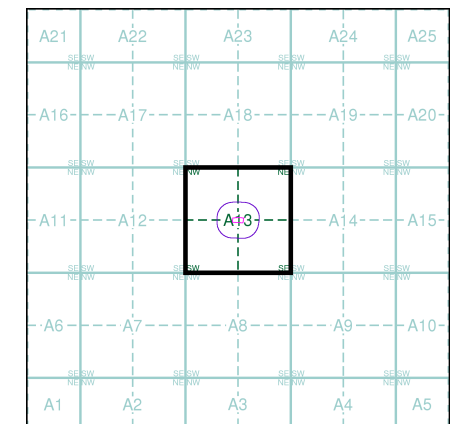
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13

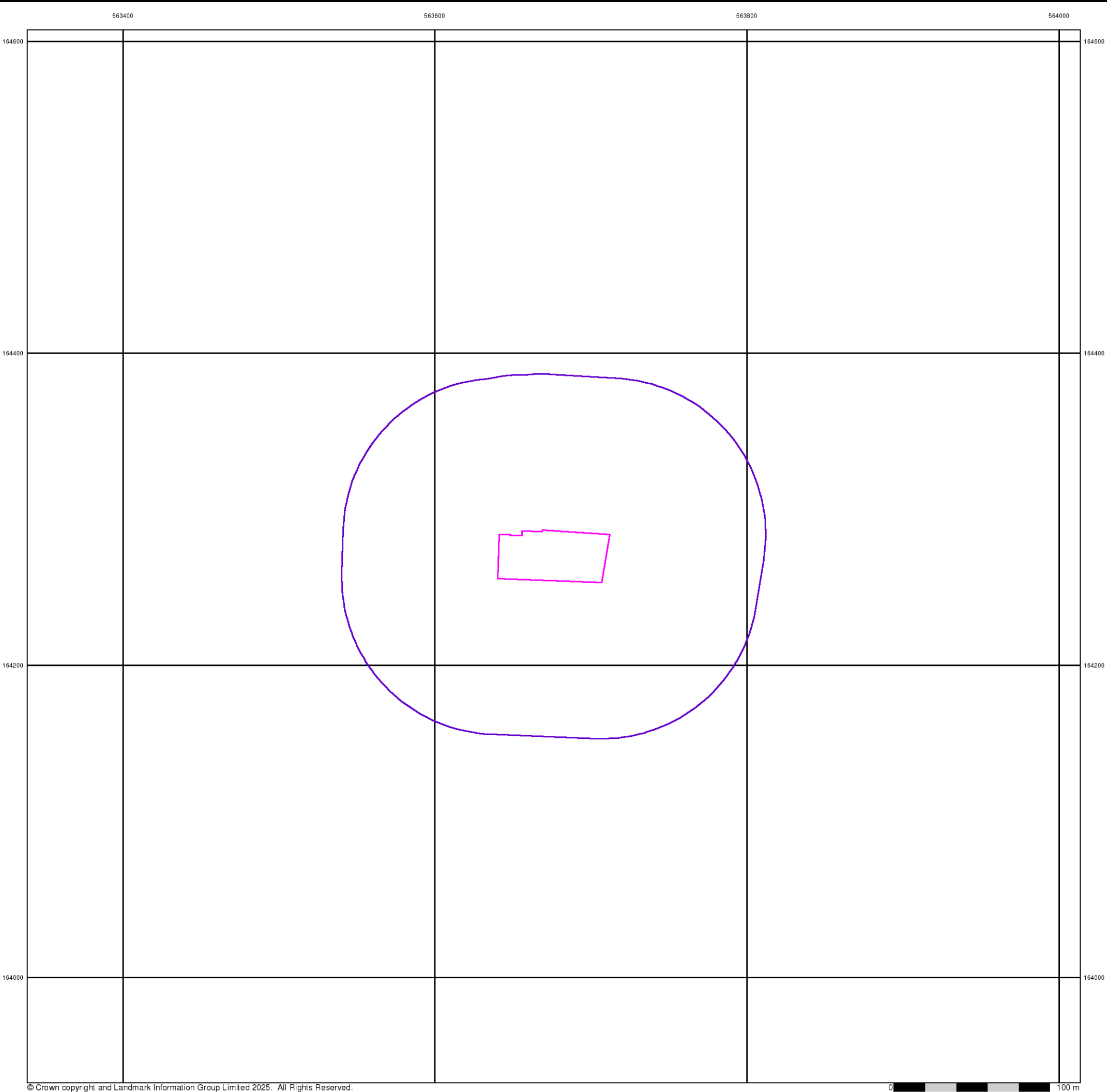


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 100

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham,
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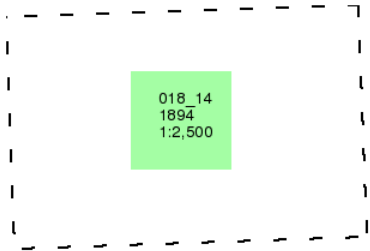
Kent

Published 1894

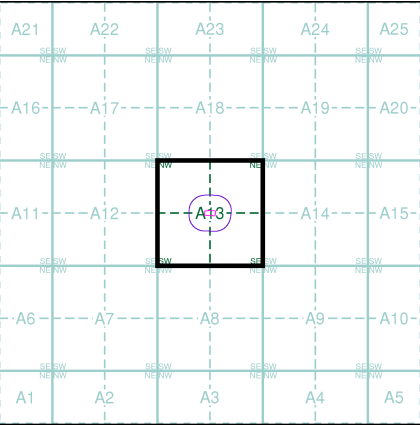
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

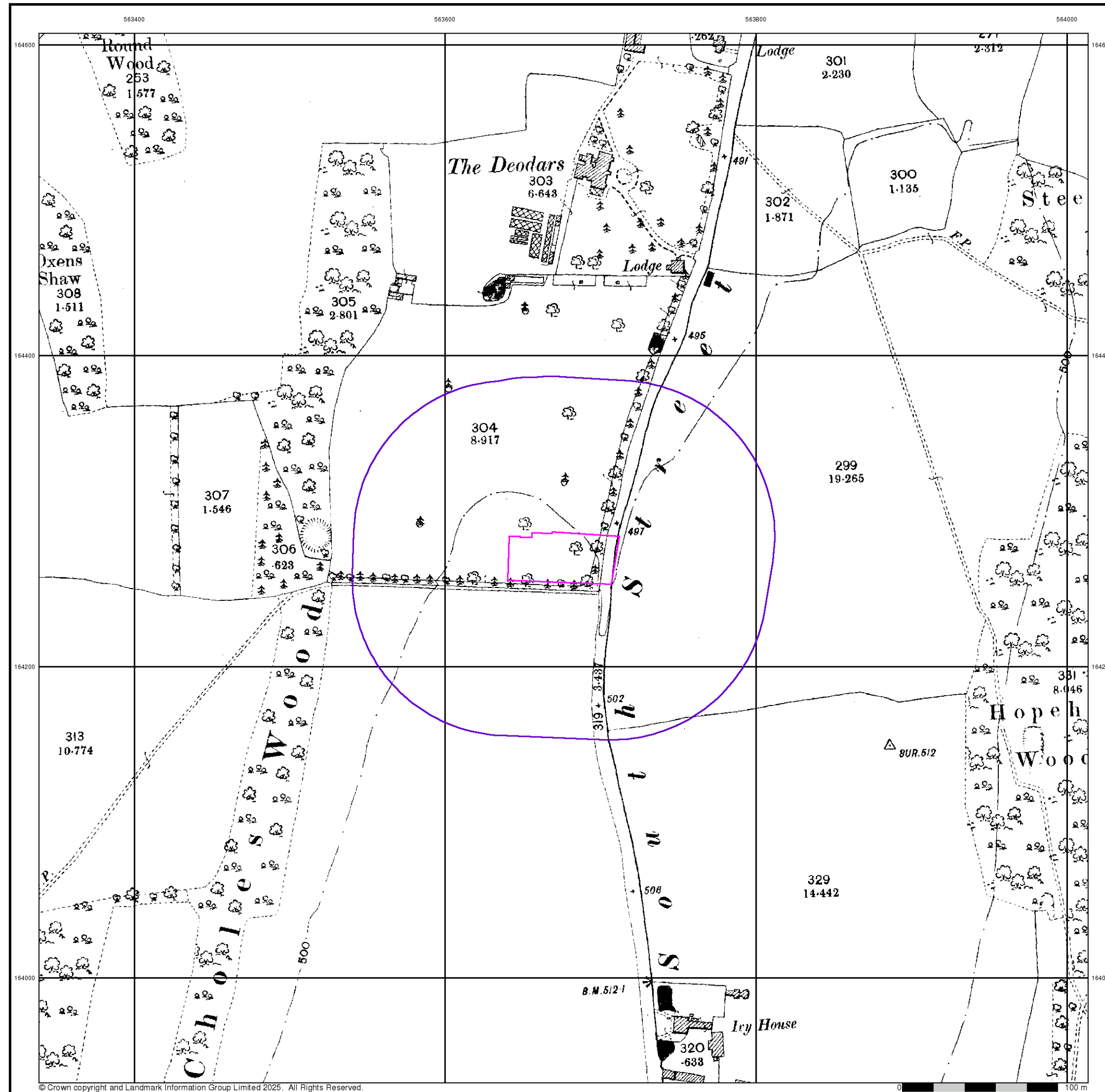
Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 100

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG



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



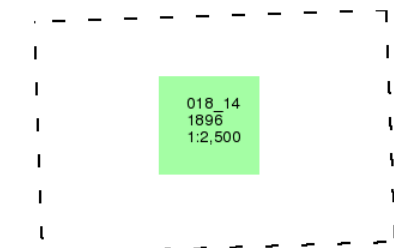
Kent

Published 1896

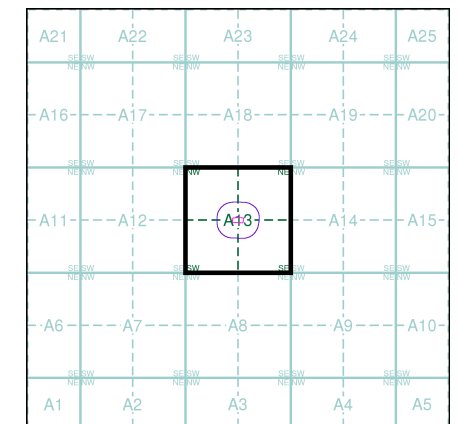
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13

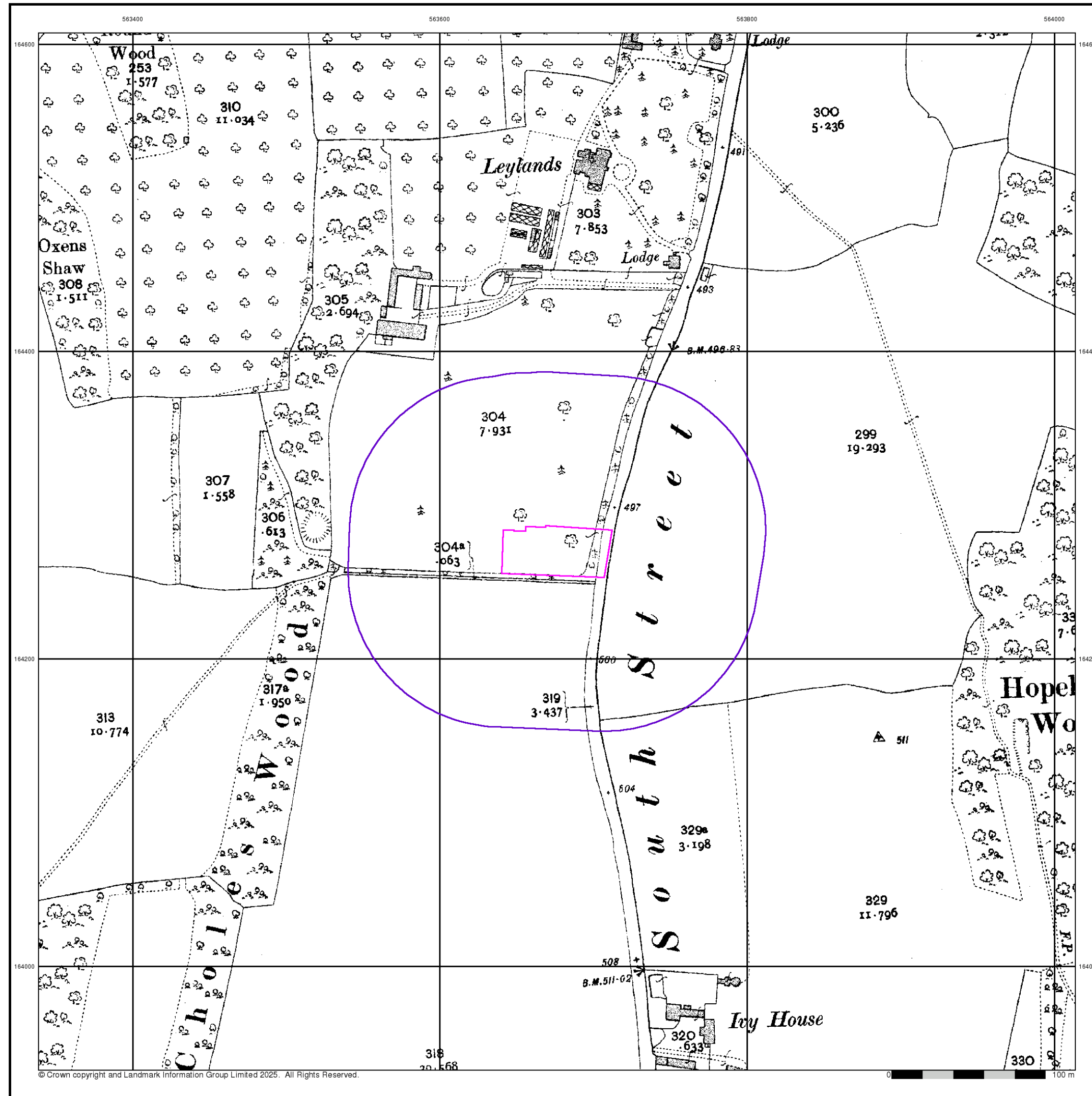


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 100

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham,
Kent, DA13 0QG



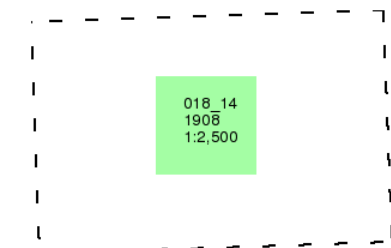
Kent

Published 1908

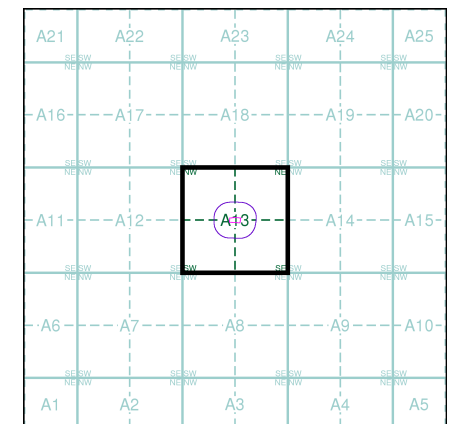
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13

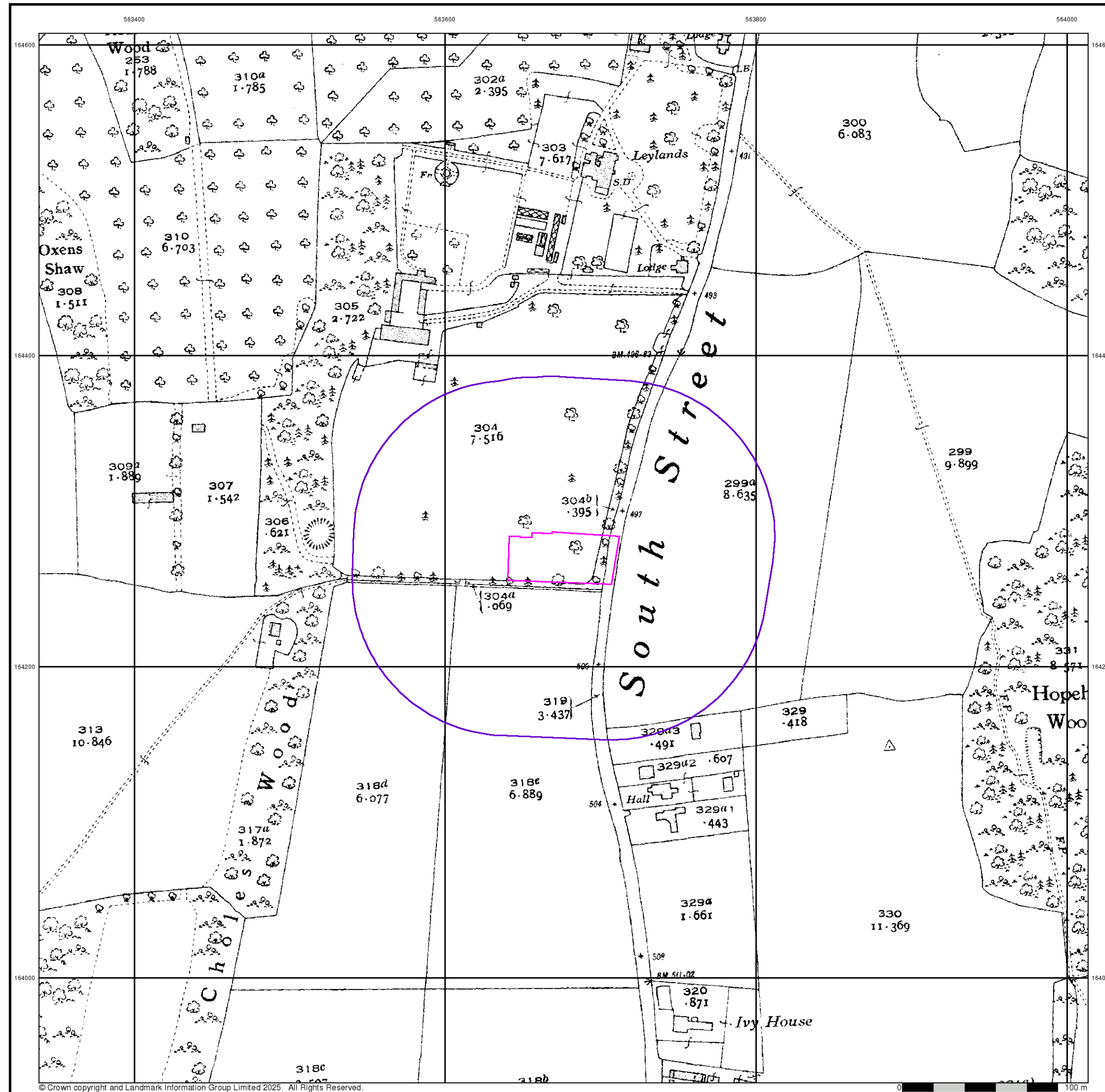


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 100

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG



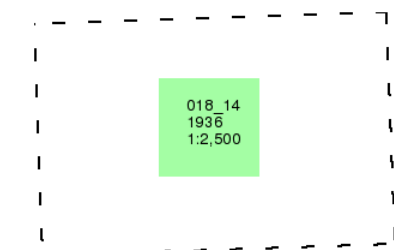
Kent

Published 1936

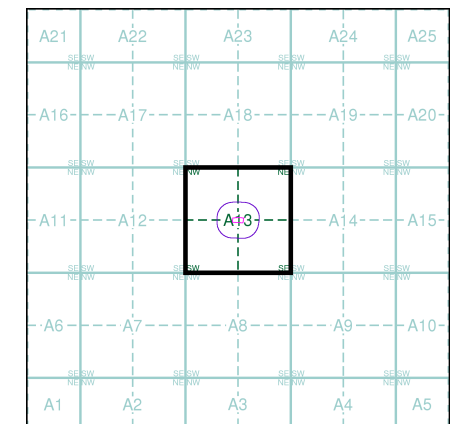
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13

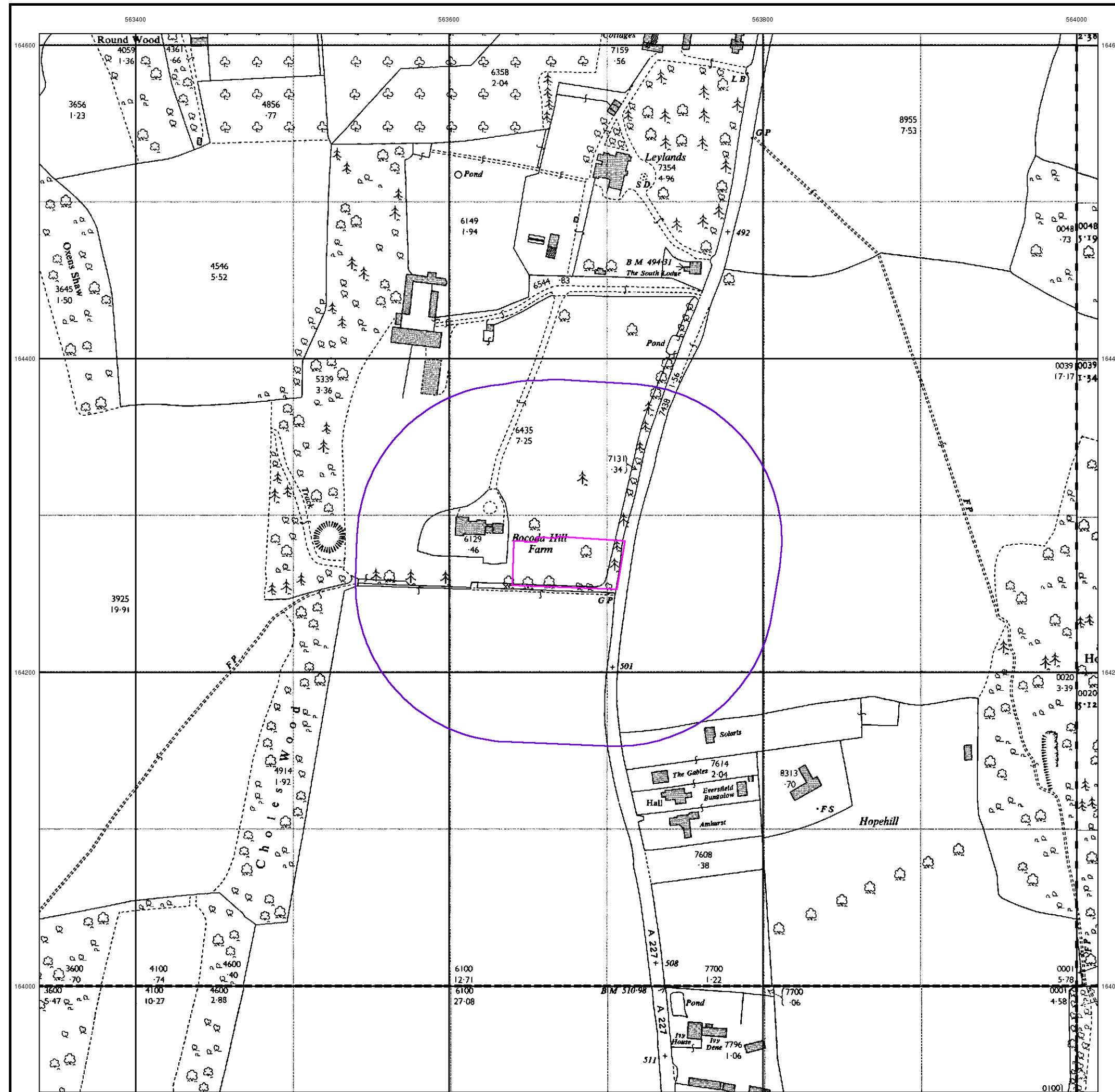


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 100

Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG



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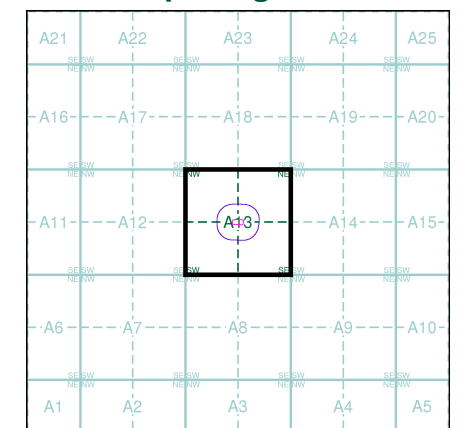
Ordnance Survey Plan Published 1963 - 1964 Source map scale - 1:2,500

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

Map Name(s) and Date(s)

| | |
|--------------------------|--------------------------|
| TQ6364 1963 12,500 | TQ6464 1963 12,500 |
| TQ6363 1964 12,500 | TQ6463 1963 12,500 |

Historical Map - Segment A13

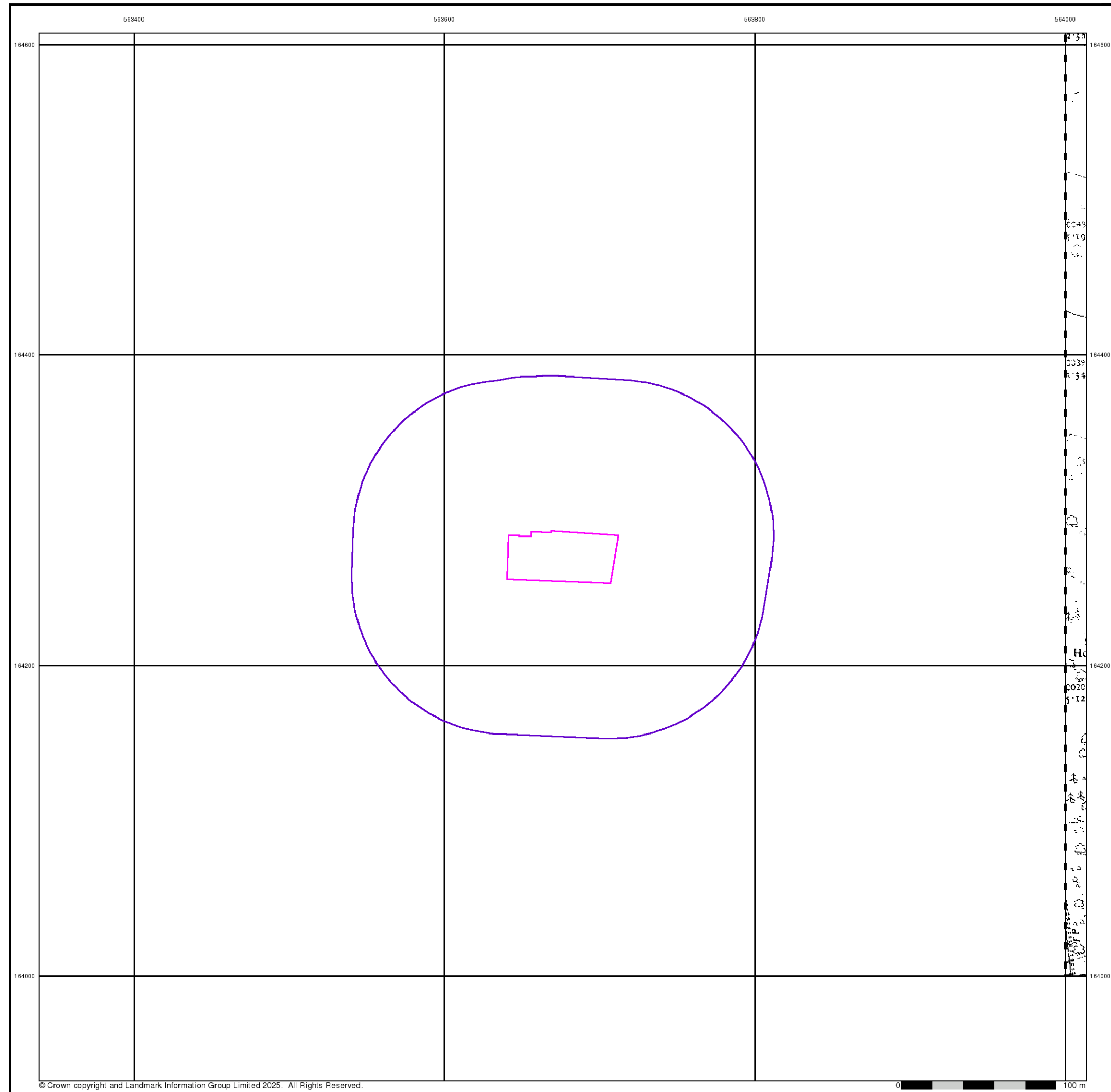


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 100

Site Details

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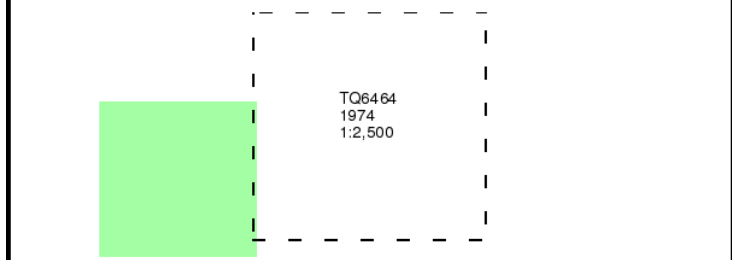
Supply of Unpublished Survey Information

Published 1974

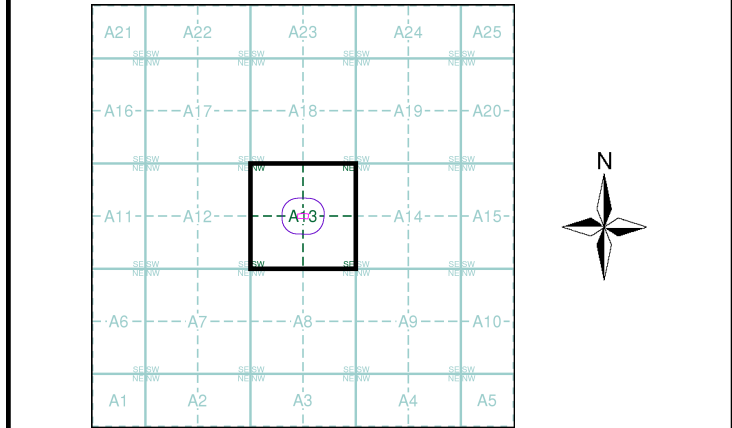
Source map scale - 1:2,500

SUSI maps (Supply of Unpublished Survey Information) were produced between 1972 and 1977, mainly for internal use at Ordnance Survey. These were more of a 'work-in-progress' plan as they showed updates of individual areas on a map. These maps were unpublished, and they do not represent a single moment in time. They were produced at both 1:2,500 and 1:1,250 scales.

Map Name(s) and Date(s)



Historical Map - Segment A13

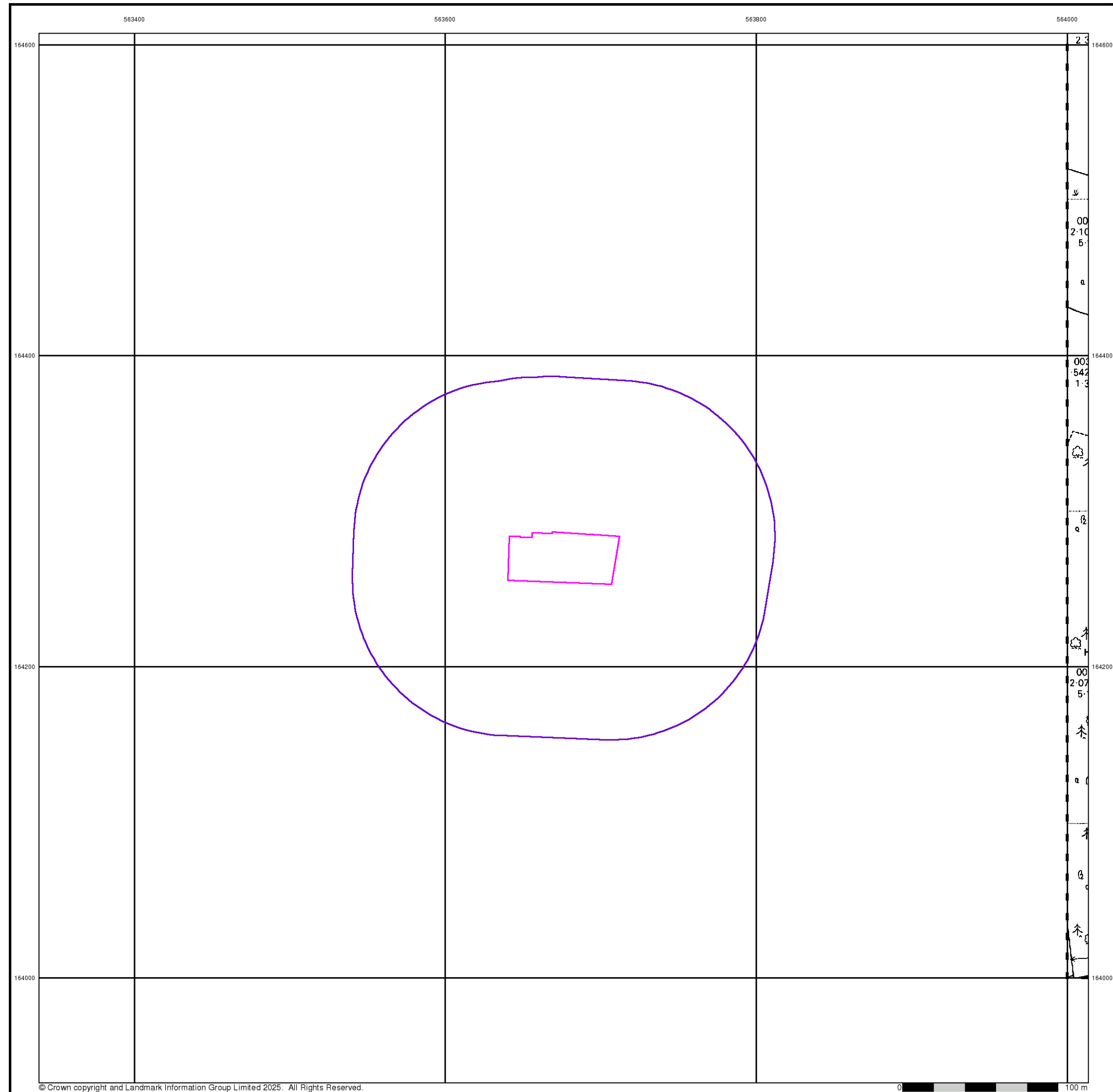


Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 100

Site Details

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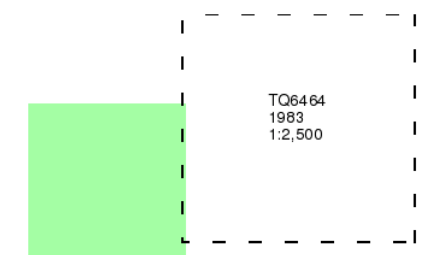
Ordnance Survey Plan

Published 1983

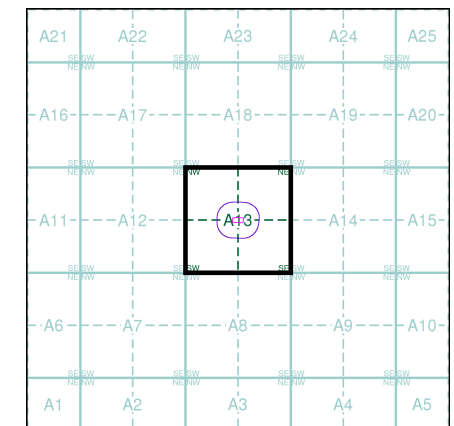
Source map scale - 1:2,500

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

Map Name(s) and Date(s)



Historical Map - Segment A13



Order Details

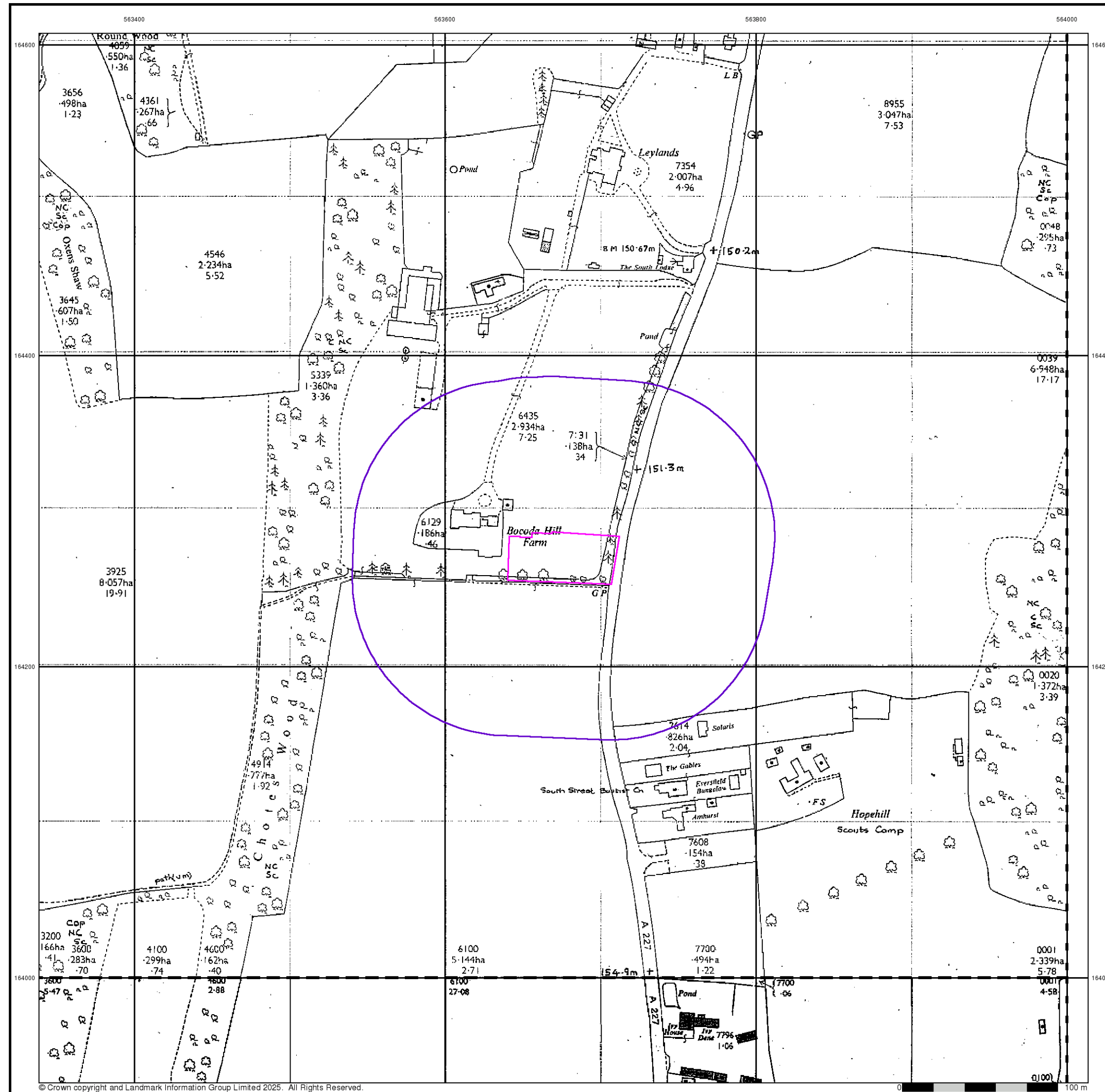
Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 100

Site Details

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Additional SIMs

Published 1985 - 1989

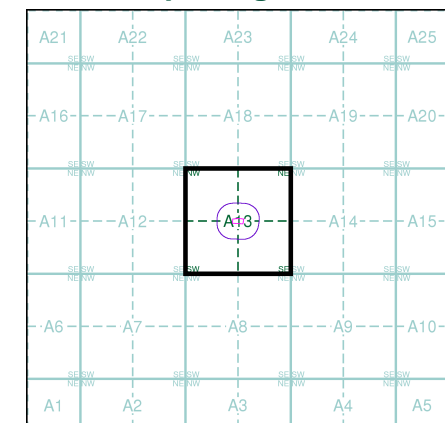
Source map scale - 1:2,500

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

Map Name(s) and Date(s)

| | | |
|--------|------|---------|
| TQ6364 | 1989 | 1:2,500 |
| TQ6363 | 1985 | 1:2,500 |

Historical Map - Segment A13



Order Details

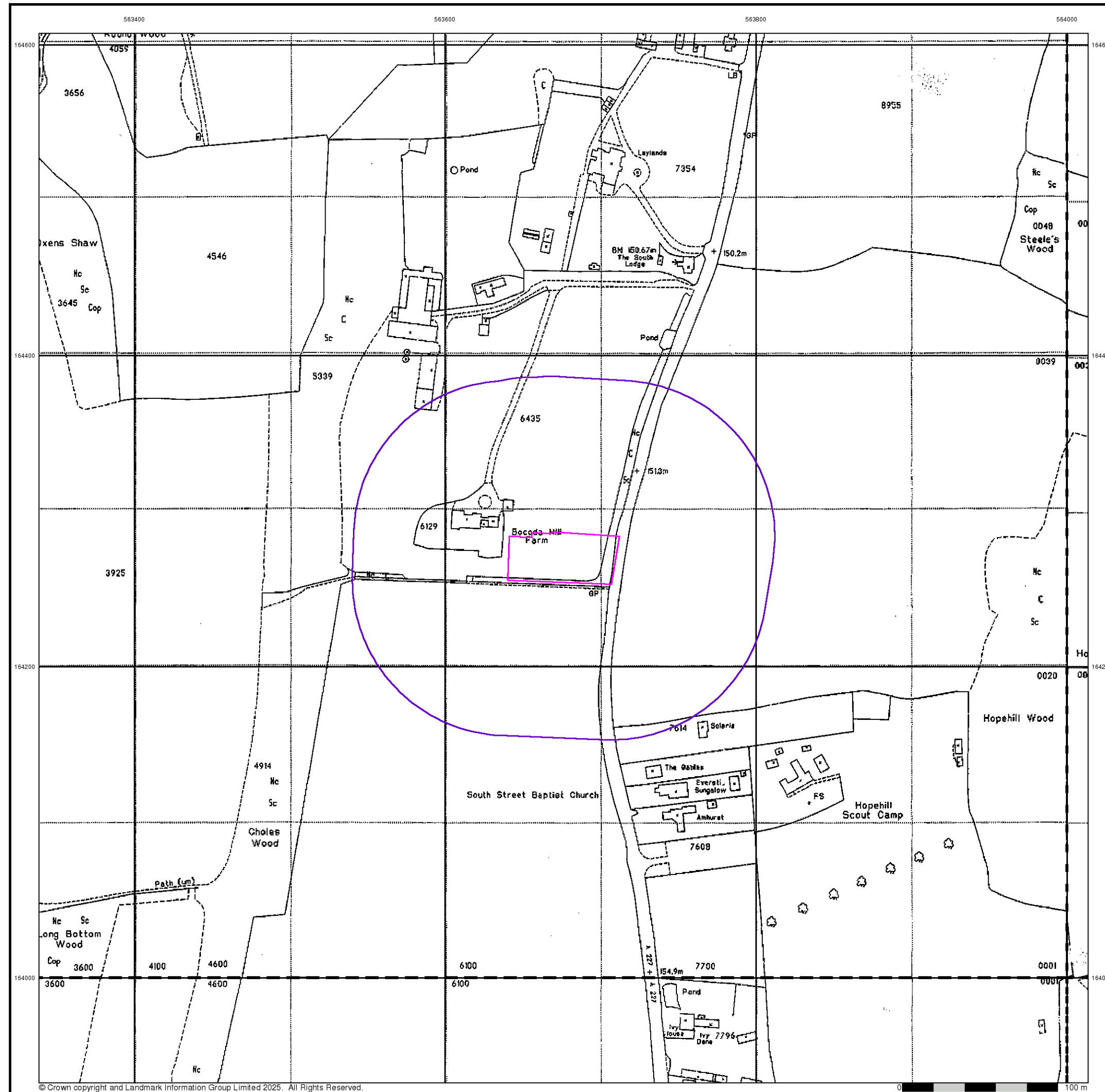
Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
Search Buffer (m): 100

Site Details

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0 100 m



Large-Scale National Grid Data

Published 1993

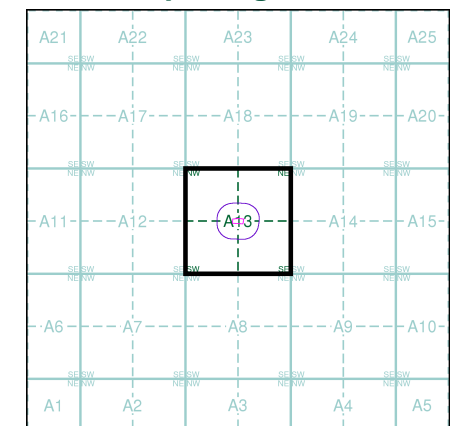
Source map scale - 1:2,500

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

Map Name(s) and Date(s)

| | |
|--------------------------|--------------------------|
| TQ6364 1993 12,500 | TQ6464 1993 12,500 |
| TQ6363 1993 12,500 | TQ6463 1993 12,500 |

Historical Map - Segment A13



Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
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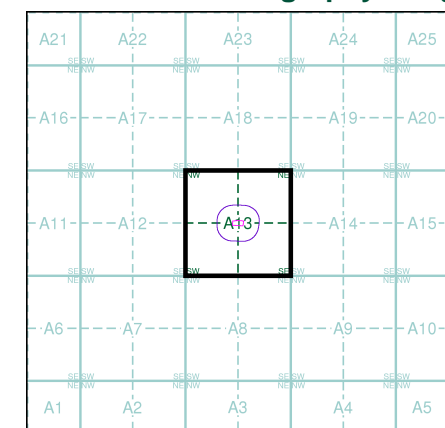
0 100 m

Historical Aerial Photography

Published 1999

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

Historical Aerial Photography - Segment A13



Order Details

Order Number: 380449609_1_1
Customer Ref: 86341
National Grid Reference: 563680, 164270
Slice: A
Site Area (Ha): 0.22
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Site Details

Bocoda Hill Farm, Wrotham Road, South Street, Meopham, Kent, DA13 0QG

3.6 Topography Maps

