

HEOLDDU SOLAR FARM

Environmental Statement

Volume 3, Appendix 10.2: Geoenvironmental Desktop Study

**September
2025**

Document Status					
Version	Purpose	Authored	Reviewed	Approved	Date
01	Draft	RPS	Heolddu Solar Park Ltd	RPS	Sept 2025

Approval for issue	
RPS	September 2025

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Abbreviations

Abbreviation	Meaning
bgl	Below Ground Level
BGS	British Geological Survey
BS	British Standard
CIRIA	Construction Industry Research and Information Association

CSM	Conceptual Site Model
GDTS	Geoenvironmental Desktop Study
Defra	Department for Environment, Food and Rural Affairs
DTS	Desktop Study
EA	Environment Agency
ES	Environmental Statement
AOD	Above Ordnance Datum
OS	Ordnance Survey
PPW	Planning Policy Wales
PRA	Preliminary Risk Assessment
SPZ	Source Protection Zone

Units

Unit	Description
bq	becquerel
ha	Hectare
m	Metre
m ³	Metres cubed
MW	Megawatt

1 PREAMBLE

1.1 Introduction

- 1.1.1 This document forms Volume 3, Appendix 10.2: Geoenvironmental Desktop Study, of the Environmental Statement (ES) prepared for the development of Heolddu Solar Farm (referred to hereafter as ‘the Proposed Development’).
- 1.1.2 A plan showing the location and redline planning application boundary for the Proposed Development is provided as **Volume 2, Figure 1.1: Site Location Plan**. Details of the Proposed development are set out within **Volume 1, Chapter 2: Project Description**. This report references the Solar Area West (Fields 1 to 15), Solar Area East (Fields 16 to 26), as detailed within **Volume 1, Chapter 2: Project Description**. ‘Site’ refers to the whole redline planning boundary.
- 1.1.3 The Geoenvironmental Desktop Study (GDTS) is based upon a review of published information available from local, regional, and national agencies. The desk study information includes data derived from Insight Reports provided by Groundsure, Ref. GS-B1D-AFO-KUC-3MG which is presented as Annex A, and GS-J74-W1Z-1NE-OHV_SS, GS-J74-W1Z-1NE-OHV_LS and GS-J74-W1Z-1NE-OHV_Landline which are presented as Annex B. Please note the terms and conditions attached to the supply of data from Groundsure.

1.2 Objectives

- 1.2.1 The principal objectives of this assessment were as follows:
- To assess potential sources of contamination at the site, associated with historical and current land uses both on site and in the surrounding area;
 - To review the environmental setting to assess the sensitivity of the surrounding area to contamination/pollution;
 - To produce an outline Conceptual Site Model (CSM) detailing how any contamination may impact the identified receptors via pollutant linkages; and
 - To conclude on the likely requirement for further assessment and investigation in support of planning.
- 1.2.2 The PRA methodology utilised in the preparation of this assessment is presented in detail in Annex C.

1.3 Legislation and Guidance

- 1.3.1 The assessment has been undertaken in general accordance with British Standard BS EN ISO 21365:2020 and is considered suitable to meet the initial requirements of planning as outlined within the Planning Policy Wales (PPW) (as updated February 2024). The assessment also reflects the recommendations of Environment

Agency guidance, Land Contamination: Risk Management (LCRM, as updated June 2025).

1.3.2 This report has been produced in general accordance with:

- The Contaminated Land (Wales) (Amendment) Regulations 2012;
- DEFRA Environmental Protection Act 1990: Part 2A - Contaminated Land Statutory Guidance (2012);
- Environment Agency (as updated 2025) Land Contamination: Risk Management (LCRM 2025);
- Planning Policy Wales Edition 12 (as updated 2024);
- CIRIA Document C665: Assessing Risks Posed by Hazardous Ground Gases to Buildings;
- British Standard requirements for the 'Investigation of potentially contaminated sites - Code of practice' (ref. BS10175:2011+A2:2017);
- British Standard requirements for the 'Code of practice for ground investigations' (ref. BS5930:2015+A1:2020); and,
- British Standard requirements for the 'Code of practice for the design of protective measures for methane and carbon dioxide ground gases for new buildings' (ref BS8485:2015+A1:2019).

1.3.3 Details of the limitations of this type of assessment are described in Annex D.

2 SITE RECONNAISSANCE AND DESK STUDY

2.1 Site Reconnaissance

2.1.1 This section of the report is based upon observations made during a site visit carried out on 25 June 2025 by an RPS consultant. Selected photographs are shown in Annex E. It should be noted that the site reconnaissance at Solar Area East was restricted to Field 18 only due to the presence of cattle across the remaining area.

The Site

Table 2.1 - Summary of on-site activities

Section	Description
Background	The Proposed Development is located on land at Maes Mawr and Treforris Fawr Farm, Ferryside, Carmarthenshire, SA17 5YD, at approximate Ordnance Survey (OS) National Grid Reference 240378 E, 210832 N. The red line planning boundary comprises two main solar areas (Solar Area West and Solar Area East) and occupies twenty-six fields covering an area of 81.78 ha. All designated areas are irregular in shape. The Site Layout Plan, as presented within Volume 2, Figure 1.1: Site Location Plan identifies the relevant field identification numbers.
Site Layout	Access to Fields 14 and 15 of Solar Area West was gained via a metal gate in the south, off an unnamed access road, and a number of additional gates are present along the fields' southern boundary. Access to Fields 1 to 13 of Solar Area West was gained via a metal gate in the very north-east corner of Field 13 off an unnamed road and a number of additional gates are present along Fields 1, 11, 12 and 13 northern boundary and Fields 8 and 9 eastern boundary. Access to Fields 16 to 26 of Solar Area East was gained via a metal gate to the south-west corner of Field 18. Each field was bordered by mature hedgerows and access between fields via gates.
Activity / Operations	Solar Area East fields comprised pasture for grazing cattle, whilst the fields making up Solar Area West were unoccupied pasture at time of inspection.
Building Structure(s)	No buildings were identified within the site boundary, although a concrete trough was noted in Solar Area West within Field 4.
Surface Cover	All fields comprised pasture land (grass). No hardstanding was identified within the Proposed Development during the site reconnaissance.

Section	Description
Drainage	No drainage gutters were identified during the site reconnaissance however a number of surface watercourses were observed. A small stream was identified running to the south of the farm buildings, along the northern boundary of Fields 4 and 7.
Bulk Storage / Tanks	No bulk storage areas or above ground tanks were identified during the site reconnaissance.
Waste	No waste, or waste storage was identified during the site reconnaissance.
Topography	The general topography of the Proposed Development area is undulating. The topography for Solar Area West, based upon Google Earth aerial imagery, generally ranges from approx. 126 m AOD in the north-east to 87 m AOD in the south-west – west. Solar Area East generally ranges from approx. 117 m AOD in the north-west to 81 m AOD in the south-east.
Electricity Sub-Stations / Transformers	None observed during the site reconnaissance.
Visual Evidence of Contamination	No visual evidence of contamination was identified during the site reconnaissance.
Other non-Geo-Environmental Issues	No other geo-environmental issues were identified during the site reconnaissance.

2.1.2 An electricity pylon is identified by aerial imagery to be present within Field 21, and electrical overhead power lines trending north-west to south-east across the north-east of Solar Area East. Access to this area of Solar Area East could not be gained due to the presence of cattle.

2.1.3 The Site is located in an area of predominantly agricultural and pasture land uses. At the time of the site inspection, neighbouring land consisted of the following:

Table 2.2 - Neighbouring Land Uses within 250 m

Direction	Description
North	The Site is succeeded to the north by pasture and a number of sporadic farms.
East	To the immediate east of Solar Area West is woodland and occasional residential and farm buildings, including <i>Nonam House</i> and <i>Penrheol</i> and agricultural land. To the immediate east of Solar Area East is woodland.

Direction	Description
South	The Site is generally surrounded to the south by pasture and a number of sporadic farms. To the immediate south of Solar Area East is woodland, a watercourse and a minor road.
West	Predominantly agricultural land and isolated farm buildings. To the west of Solar Area East (to the east of Solar Area West) is ER Jones dairy farm with silos and farm buildings and pasture.

2.2 Proposed Development

2.2.1 Details of the Proposed Development are set out in **Volume 1: Chapter 2 – Project Description**.

2.3 Site History

2.3.1 Historical Map Review

2.3.1 The following review is based on past editions of readily available Ordnance Survey (OS) maps. These include scales of 1:1,250, 1:2,500, 1:10,000 and 1:10,560 dated 1887 to 2025. Copies of the historical maps are included in Annex B.

Table 2.3 – Historical Site Uses

On-site Land Use and Features	Dates
Undeveloped agricultural land with localised areas of furze and limited rough pasture in the central and northern areas of Solar Area West. Two ponds are indicated to be present in the north-east and south of Field 15. Solar Area East is predominantly identified as undeveloped agricultural land. A stream flows from west to east across the south of Field 18 in the Solar Area East and continues along the south-eastern boundary of Solar Area East. Unidentified feature is identified in the north-east of Field 26. A stream is identifiable entering Solar Area West in the south-west and running along the south of the Maes Mawr Farm buildings to the immediate north.	1887 - 1907
By 1906, a number of additional fields in Solar Area West are identified as furze and the southern-most pond within Field 15 is no longer identifiable. The northern-most pond in Field 15 is outlined but is no longer identified as a pond and by 1969 had been infilled. A number of fields within the south-east of Solar Area East are identified as furze. By 1969, an electricity pylon and overhead lines are identified to traverse north-west to south-east across Solar Area East. The previous feature within Field 26 no longer identifiable. A	1906 - Present

On-site Land Use and Features	Dates
second stream is indicated to enter Solar Area East in the east of Field 20 running westerly into the field off the main stream running along the south-eastern boundary.	

2.3.2 A review of neighbouring land uses within 250 m of the Site has also been undertaken using the historical maps and the Groundsure Insights report, and a summary presented in the table below. It should be noted that only potentially contaminative historical land uses have been listed in the table below.

Table 2.4 - Historical Neighbouring Site Uses within 250 m

Surrounding Land Uses (250 m radius)	Orientation	Distance (m)	Dates	
			From	To
Slurry beds*	South of Solar Area West	230	-	-
Minor Road	Defining northern boundary of Solar Area West	0	1887	Present
Potential Silo or tank (Cilgadan Hall)	North-east	155	1990	Present
Potential silos (or tanks)	South-west / north-west / of Solar Area West	150 / 80	1887	1906
2 no. above ground tanks at Maes Mawr Farm	North of Solar Area West	35 - 71	2003	Present
Above ground tank at Bryn Coch Farm	North of Solar Area West	66	2003	Present
Sinks	North-west of Solar Area West	60	1969	Present
Electricity Pylons	East / south-east/ north of Solar Area East	4 / 233 / 43	1969	Present
Above ground tank at Cilfeithy Uchaf Farm	South of access road between Solar Areas	32	2003	Present

Surrounding Land Uses (250 m radius)	Orientation	Distance (m)	Dates	
			From	To
Eifion Rhys Jones Dairy Farm (Cilfeithy Uchaf Farm)	South of road linking Solar Areas	149	1887	Present
Ponds	East of Solar Area West	75	1887	1994
Potential ground workings surrounded by embankments. Identified as a pond in 1887 and from 1969	East of Solar Area West	56	1887	1969
Tank at Cilgadan Hall	North – north-east of Solar Area East	151	1990	1995

*Not identified on historical maps.

2.3.2 Site Planning History

2.3.1 Parts of the Site include two extant planning permissions, as follows:

- W/30795 – Installation of a maximum hub height of 30.5 m and a maximum tip height of 48 m wind turbine with control box and all associated works – *permission granted on 8th October 2015. The proposed turbine location was within Field 6 of the Site, and there were no planning conditions pertaining to contaminated land or ground conditions.*
- W/32171 – Proposed development of a 19 MW solar photovoltaic park complete with all necessary inverters, switchgear, transformer, security fence, infra-red CCTV, and all necessary ancillary works – *permission granted on 8th September 2015. There were no planning conditions pertaining to contaminated land or ground conditions, although it is noted that Planning Condition 17 required that a pollution prevention management plan for the construction phase was implemented. The fields subject of the extant permission are: 9, 10, 11, 12, 14, 15 and part of 27.*

2.4 Previous Reports

2.4.1 At the time of writing, RPS has not been supplied with any previous reports for review.

2.5 Environmental Setting

2.5.1 Geology

2.5.1 Based on British Geological Survey (BGS) mapping (1:50,000-scale) and Natural Resources Wales (NRW) Groundwater Vulnerability mapping (1:100,000-scale), the

stratigraphic sequence and aquifer classifications beneath the Site are indicated to be as follows:

Table 2.5 – Descriptions of Geological Sequence

Strata	Description and Approximate Thickness	Aquifer Classification
Glacial Till (<i>limited to the very north of Field 24 access route, along the southern extremity of Solar Area East</i>)	Typically comprises unsorted and poorly sorted sand, clay, gravely and silt. Generally variable in thickness.	Secondary Undifferentiated
Milford Haven Group – Interbedded argillaceous rocks and [Subordinate/subequal] sandstone and conglomerate (<i>beneath entirety of Site</i>)	Typically comprises hard, red calcareous marls with sporadic red and green sandstones, basal beds of green marl, conglomerate and breccia. Approx. 1,500 m in thickness.	Secondary A

2.5.2 Although not indicated by BGS mapping, the possibility of localised Made Ground associated with pylon construction or agricultural activities cannot be discounted.

2.5.3 There are no BGS borehole records within 250 m of the Site.

2.5.2 Hydrogeology

2.5.1 The Site is located above a Secondary A Aquifer relating to the Milford Haven Group bedrock and Secondary Undifferentiated Aquifer relating to the localised superficial Glacial Till deposits. These are identified as follows:

- Secondary A Aquifer: These formations are formed of permeable layers capable of supporting water supplies at a local scale, in some cases forming an important source of base flow to rivers.
- Secondary Undifferentiated Aquifer: These formations have varying characteristics in different locations.

2.5.2 There are also a number of springs, sinks and rises associated with the bedrock across the general area.

2.5.3 According to NRW data, the Site is not located in a groundwater Source Protection Zone (SPZ).

2.5.4 Under the Water Framework Directive, the NRW's local River Basin Management Plan classifies groundwater chemical quality beneath the Site as poor quality (based on the Tywi, Taf and Gwendraeths groundwater body).

2.5.5 Information provided by the NRW data indicates that there are no records of active licensed groundwater abstractions within 2 km of the Site.

2.5.3 Surface Water

2.5.1 There are no watercourses within 1 km of the Site which are classified within a River Basin Management Plan published by the NRW under the European Water Framework Directive (2000). However, there are a number of unnamed watercourses that are present within and in proximity of the Site:

- An unnamed stream is identified entering the Site in the west of Solar Area West, following along the south of Field 3 and along the north of Fields 4 and 7, to the south of Maes Mawr Farm. The stream was also identified during the site reconnaissance.
- An unnamed stream is identified entering the east of Solar Area East, along the boundary between Fields 20 and 21, and another tributary running along the southern boundary of Solar Area East and northerly along the western boundary of Field 18. These streams were also identified during the site reconnaissance and observed to widen in the east.

2.5.2 The nearest **major** surface watercourse is the River Towy and estuary, which are approximately 1.47 km to the west of the Site, at the closest point.

2.5.3 Information provided by the NRW indicates that there is one record of an active licensed surface water abstraction within 2 km of the Site. The details of this record are summarised below:

Table 2.6 – Licensed Surface Water Abstractions

Licence Number	Use	Approx. Distance and Direction from Site
22/60/3/0042	Details not supplied. Original state date: 10/03/1982	550 m NW

2.5.4 Ecologically Sensitive Sites

2.5.1 Natural Resources Wales data indicates that there are no ecologically sensitive sites, that constitute environmental receptors as defined within Table 1 of the DEFRA Environmental Protection Act 1990: Part 2A - Contaminated Land Statutory Guidance (2012), located within a 1 km radius of the Site, however there are 34 no. records of Designated Ancient Woodland within 1 km of the Site.

Table 2.7 – Ecologically Sensitive Sites

Ecological Designation	Name	Approx. Distance and Direction from Site
Designated Ancient Woodland	34 no. records for ancient semi natural woodland / restored ancient woodland site / plantation on ancient woodland site	1 m NW – 993 m NW

2.5.5 Radon

- 2.5.1 According to the online Indicative Atlas of Radon in England and Wales published by the UK Health Security Agency (UKHSA) and BGS, the Site lies within a kilometre grid square with a maximum radon potential of between 1 - 3 %. The Indicative Atlas is based upon Radon Potential Data and classifies areas based upon the likelihood of a property having a radon action level at or above the Action Level of 200 Bq m³ based upon a dataset of over 500,000 records provided by the UKHSA and geology provided by the BGS. The Radon Potential is calculated from statistics (geometric mean and geometric standard deviation) of indoor radon measurements collected over each geological unit.
- 2.5.2 The higher resolution Radon Potential dataset, as included within the Groundsure Geolinsight report, provides a more accurate assessment of the level of risk and the requirements for inclusion of preventative measures during construction based upon BGS Geology (1:50,000 scale) geological map data. The majority of the Site is indicated to have a maximum potential of less than 1 % whilst the very northern extremity of the access route to the north of Field 24, the southern extremity of Solar Area East is identified to be between 1 and 3 % associated with the mapped extents of Glacial Till. These levels are not considered further as a risk for future development given absence of occupied buildings as part of the proposals.

2.5.6 Mining Remediation Authority

- 2.5.1 The Interactive Map Viewer on the Mining Remediation Authority website indicates that the Site is not located in a coal mining reporting area and is not located within a Development High Risk Area.

2.5.7 Non-Coal Mining

- 2.5.1 Data obtained from the BGS and Ordnance Survey/Groundsure indicates that there are three records of non-coal mining within 500 m of the Site. All three records are related to potential “underground mine workings that may have occurred in the past or current mines that may be working at significant depth to modern engineering standards. Potential for difficult ground conditions are unlikely and are at a level where they need not be considered”. The records indicate the potential for historical vein workings on-site, associated with Berwyn Hills.
- 2.5.2 From a review of the historical maps, there does not appear to be areas of former workings, although it was noted that a potential quarry or surface working feature was present approx. 56 m to the east of Field 15 (Solar Area West), that was labelled a pond by 1969 with associated embankments surrounding. Similar features attributed to potential ponds were identified on historical maps to the north and south-east of Field 15, and it may be possible that these were also potentially localised former ground workings. No evidence of former workings was identified during the site reconnaissance.

2.5.8 BGS Ground Stability Hazard Ratings

- 2.5.1 BGS Ground Stability Hazard ratings for the Site are summarised as follows:

Table 2.8 – BGS Ground Stability Hazard Ratings

Ground Stability Hazard	BGS Risk Rating
Collapsible ground	Very low
Compressible ground	Negligible
Ground dissolution	Negligible
Landslide	Low - majority of Site Very low – northern extremity of access road off Field 24, southern extremity of Solar Area East (areas of mapped Glacial Till)
Running sand	Negligible – majority of Site Very low – northern extremity of access road off Field 24, southern extremity of Solar Area East (areas of mapped Glacial Till)
Shrinking or swelling clay	Very Low

2.6 Authorised Processes and Pollution Incidents

2.6.1 Landfills and Waste Sites

2.6.1 Data provided by the EA, Local Authority and BGS indicates that there are no recorded licensed or known historical landfill sites located within 250 m radius.

2.6.2 Environmental Permits

2.6.1 NRW and Local Authority data indicates that there are no processes regulated by an Environmental Permit (under the Environmental Permitting Regulations 2010) within 500 m.

2.6.2 There are however 29 no. records of Waste Exemptions within 500 m of the Site, the nearest record being 325 m to the south-west at Treforris Fawr Farm. The records predominantly relate to the use of waste in construction, storage and burning of waste. Although these activities are not managed under an environmental permit, the waste exemption is registered with NRW.

2.6.3 There are also four records of active licensed discharges to controlled waters, regulated under the Water Resources Act 1991, within 500 m of the Site. The nearest record is approximately 6 m to the north of the access road between Solar Area West and Solar Area East and is for final//treated effluent sewage discharge into a tributary of Cwm Mill Stream, effective as of 2009 for a barn conversion at Cwm Bychan.

2.6.3 COMAH Sites

2.6.1 There are no records of any operations under the Control of Major Accident Hazards (COMAH) Regulations 1999, located within 500 m.

2.6.4 Pollution Incidents

2.6.1 Environment Agency data indicates that there is one record of a ‘major’ or ‘significant’ pollution incident within 500 m of the Site. This record is summarised in the following table:

Table 2.9 - Pollution Incidents on site and significant incidents within 500 m

Pollutant / Date	Approx. Distance and Direction from Site	Pollutant Description	Severity of Incident and Type
Agricultural Materials and Waste / 22/12/2009	389 m NW	Slurry and Dilute Slurry	Water Impact – Significant Land Impact – Minor Air Impact – No Impact

2.7 Unexploded Ordnance

- 2.7.1 CIRIA Report C681 (Stone et al., (2009)) outlines recommendations for dealing with the potential risk associated with the legacy of Unexploded Ordnance Risk, largely relating to WWII bombing and military sites.
- 2.7.2 Reference to the Zetica Unexploded Bomb Risk mapping indicates that the Site is in an area of low potential risk from Unexploded Ordnance.
- 2.7.3 As the Site is not within an area of known military history or past bomb damage, in general accordance with CIRIA Report C681, no further consideration of Unexploded Ordnance is considered necessary.

3 OUTLINE CONCEPTUAL SITE MODEL

3.1 Background

3.1.1 An outline conceptual site model (CSM) consists of an appraisal of the source-pathway-receptor 'contaminant linkages' which is central to the approach used to determine the existence of 'contaminated land' according to the definition set out under Part 2A of the Environmental Protection Act 1990. For a risk to exist (under Part 2A), all three of the following components must be present to facilitate a potential 'pollutant linkage'.

- **Source** referring to the source of contamination (Hazard).
- **Pathway** for the contaminant to move/migrate to receptor(s).
- **Receptor** (Target) that could be affected by the contaminant(s).

3.1.2 Receptors include human beings, controlled waters and buildings / structures. The National Planning Policy Framework, used to address contaminated land through the planning process, follows the same principles as those set out under Part 2A.

3.1.3 As part of the assessment the potential risks to receptors for potential sources are given one of the following classifications:

- **Low risk** - it is considered unlikely that issues within the category will give rise to significant harm to identified receptors.
- **Moderate risk** - it is possible, but not certain that issues within the category will give rise to significant harm to receptors.
- **High risk** - there is a high potential that issues within the category will give rise to significant harm to identified receptors.

3.2 Potential Pollutant Linkages

3.2.1 Each stage of the potential pollutant linkage sequence has been assessed individually on the basis of information obtained during the site reconnaissance and desk study exercise and are discussed in the following section.

3.2.2 Potential Contaminant Sources

On Site – Current

3.2.1 No current on site potentially contaminative land uses have been identified. It should be noted however that an electricity pylon is located in the east of Solar Area East, and there is likely to be localised Made Ground associated with its concrete pad construction.

On Site – Historical

- 3.2.2 Historical maps indicate that potential pond features were present in the north and south-east of Field 15 but were no longer identifiable by 1971. It is likely that the features were infilled at some point pre-1971 – the nature of the infill (where present) is therefore unknown. Where present, this could present a potential source of contamination and ground gas.

Off Site – Current

- 3.2.3 A number of farms have been identified within 250 m of the Site. All may include sheep dips, slurry beds, storage of fuels, agricultural chemicals and fertilisers as well as plant/vehicle storage that could be prone to leaks and spills in their daily operations. From a review of mapping, aerial imagery and Groundsure Insights Report, there are also a number of tanks at some of the farms, including Cilfeithy Uchaf and Maes Mawr.

Off Site – Historical

- 3.2.4 Former earthworks approx. 56 m to the north-east of Field 15 may present a potential source of Made Ground and ground gas, having likely been infilled at some point between 1994 and present based on available historical maps.

3.2.3 Potential Pathways

- 3.2.1 There is the potential for contaminants of concern (if present) beneath the Site to migrate on or off-site via granular horizons of the shallow weathered Milford Haven Group bedrock, and any Made Ground that may be present, and through fractures within the bedrock. These may impact controlled waters receptors.
- 3.2.2 It is also possible for potential contaminants of concern (if present) to migrate via shallow groundwater (where present) within the bedrock.
- 3.2.3 Given there are no proposed buildings or enclosed spaces as part of the application, the risk from ground gas including radon, accumulation within buildings is therefore discounted from further assessment.
- 3.2.4 Following construction of the Proposed Development, it is not envisaged that there will be any full-time occupants of the Site, however it is expected that there will be periodic requirements for maintenance work/checks. The risks posed to maintenance workers are considered to be negligible given the historical site usage and low risk of contact with residual soils.
- 3.2.5 It should be noted that pathways may be modified or exacerbated by disturbance of the site.

3.2.4 Potential Receptors

Human Health

- 3.2.1 Potential post development human health receptors include future site users and off-site occupants/workers. During operation of the Proposed Development, it is not envisaged that there would be any full-time occupancy, however, it is expected that

there would be periodic requirements for maintenance work/checks. Maintenance workers therefore represent the most likely potential future human health receptor. The risks posed to maintenance workers are considered to be very low given the historical land usage, short-term period of exposure to soils and adoption of safe systems of work such as Personal Protective Equipment (PPE). Future site users are therefore discounted as a viable receptor.

- 3.2.2 Off-site users are unlikely to be adversely impacted by any site derived contaminants given the absence of identified possible historical or current on-site contamination sources.
- 3.2.3 This assessment does not consider the risk to construction/demolition workers during redevelopment. These risks will be managed through appropriate Health & Safety (H&S) legislation including the H&S At Work Act (1974) and Construction (Design and Management) CDM (2015) regulations.

Controlled Waters

- 3.2.4 The main controlled waters receptors are considered to be the underlying medium to high vulnerability Secondary A Aquifer beneath the Site, associated with the bedrock, and the streams that are present in the west and south-east.
- 3.2.5 The River Towys and estuary are approximately 1.47 km to the west. In the absence of groundwater data and continuous superficial cover between the Site and the receptor, it cannot be discounted that shallow groundwater within the bedrock (where present) could be in hydraulic continuity with the River Towys. However, given the distance to the receptor, it is likely that the levels of any contaminants from the Site (where present) will have attenuated before entry into the River Towys. Therefore, in the absence of identified significant sources of on-site contamination, the River Towys and estuary have been discounted as a potential receptor.

Others

- 3.2.6 Based on the site setting there is not considered to be a significant risk to ecological receptors, crops/vegetation or archaeological receptors from onsite contamination sources.

3.3 Outline Conceptual Site Model

- 3.3.1 An outline Conceptual Site Model (CSM) has been developed on the basis of the site reconnaissance and desk study. The CSM is used to identify potential sources, pathways and receptors (i.e. potential pollutant linkages) on site post development and is summarised in the table below. In the event that a Moderate or High Qualitative Risk Rating is identified further assessment is recommended.

Table 3.1 – Outline Conceptual Site Model

Potential Source	Contaminants of Concern	Via	Linkage Potentially Active (Y/N)	Receptors	Qualitative Risk Rating	Comments
<p>On-site current: Localised Made Ground associated with potentially infilled areas</p> <p>Off-site current: Farming infrastructure such as tanks, sheep dips, sinks, sludge beds, agrochemicals</p> <p>Off-site historical: Historically infilled former earthworks/quarry area</p>	Hydrocarbons, asbestos, volatile organic compounds, metals, herbicides, pesticides	Groundwater	Yes	Secondary A Aquifer, local minor watercourses	Low	<p>No confirmed potential sources of on-site contamination have been identified, therefore it is considered that the potential risk to the Secondary A Aquifer upon redevelopment is likely to be low. Excavations for the proposed development are also unlikely to intercept shallow groundwater given the topography of the Site, although there is potential for shallower groundwater locally to where streams are present, and therefore any potential contaminants present are unlikely to have a suitable pathway for migration.</p> <p>Limited potential for migration of off-site potential contaminants in the absence of superficial cover/Made Ground or via fracture flow in bedrock.</p>

4 CONCLUSIONS AND RECOMMENDATIONS

- 4.1.1 The outline CSM produced upon completion of the desk study assessment has identified few potential pollutant linkages that may be active upon the redevelopment of the Site. Those that have been identified are considered to represent a low risk and no further assessment is considered necessary.
- 4.1.2 In the absence of ground investigation data to confirm the presence of potentially infilled ponds in the north-east and south of Field 15, and any backfill material, such features may present localised soft spots in the underlying geology. The indicative layout indicates that only a deer fence would be constructed in the area of the north-eastern pond within Field 15, whilst there are proposals for solar arrays and internal access roads in the area of the southern pond. It would therefore be prudent to include the investigation of these features as part of the ground investigation to be undertaken to support the engineering design of the Proposed Development.

Annex A

Groundsure Insights Report

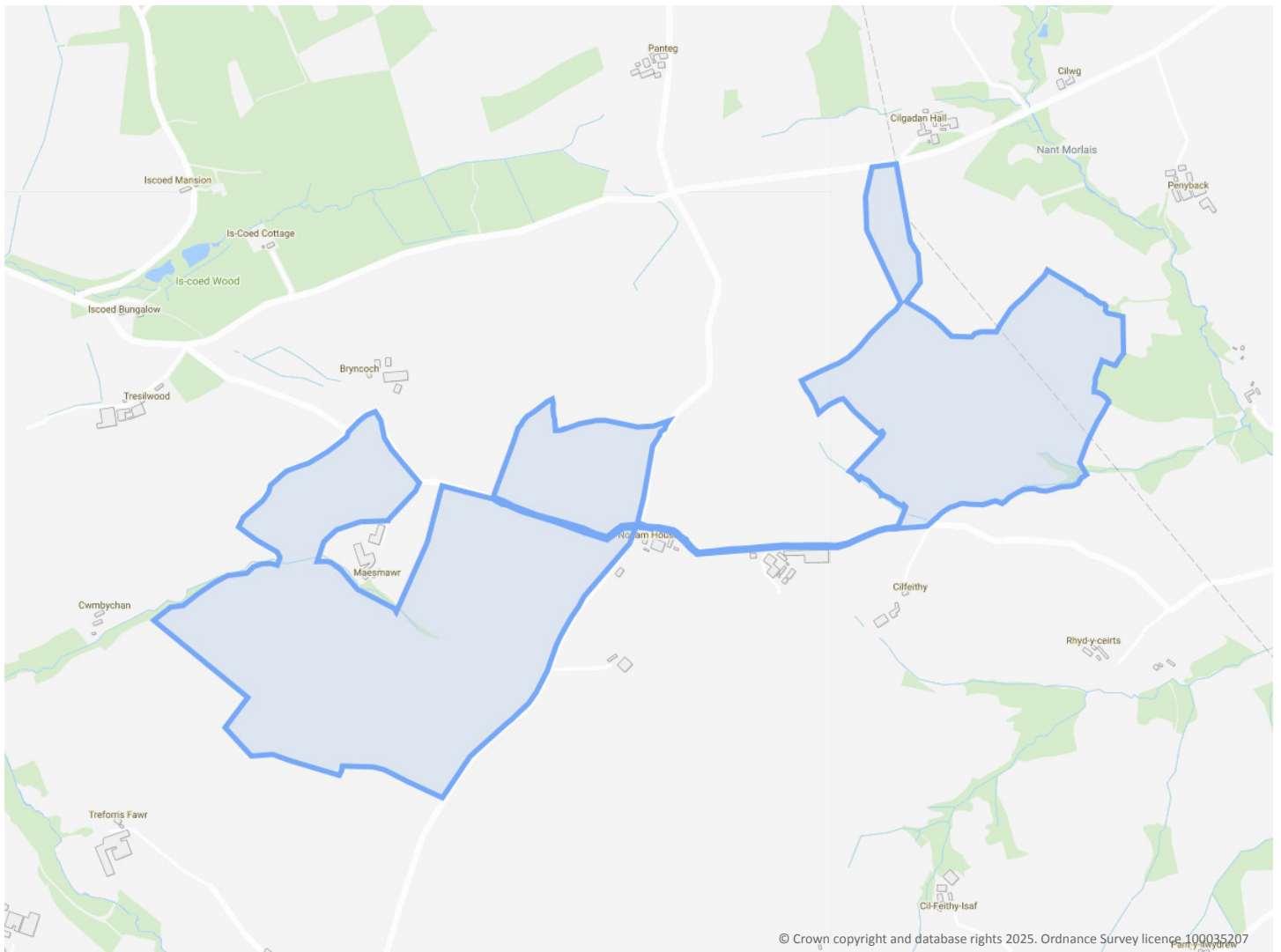
Heolddu Solar Farm - fields 14-26

Order Details

Date: 23/06/2025
Your ref: 794-PLN-NDIP-00319 ENV-0023
Our Ref: GS-B1D-AFO-KUC-3MG

Site Details

Location: 239326 210534
Area: 81.71 ha
Authority: [Sir Gaerfyrddin - Carmarthenshire County Council](#) ↗



[Summary of findings](#)

[p. 2 >](#)

[Aerial image](#)

[p. 9 >](#)

[OS MasterMap site plan](#)

N/A: >10ha

[Insight User Guide](#) ↗

Contact us with any questions at:
info@groundsure.com ↗
01273 257 755

Summary of findings

Page	Section	Past land use >	On site	0-50m	50-250m	250-500m	500-2000m
14 >	1.1 >	Historical industrial land uses >	0	0	3	6	-
15 >	1.2 >	Historical tanks >	0	0	1	2	-
15	1.3	Historical energy features	0	0	0	0	-
16	1.4	Historical petrol stations	0	0	0	0	-
16	1.5	Historical garages	0	0	0	0	-
16	1.6	Historical military land	0	0	0	0	-
Page	Section	Past land use - un-grouped >	On site	0-50m	50-250m	250-500m	500-2000m
17 >	2.1 >	Historical industrial land uses >	0	0	3	6	-
18 >	2.2 >	Historical tanks >	0	0	2	2	-
18	2.3	Historical energy features	0	0	0	0	-
19	2.4	Historical petrol stations	0	0	0	0	-
19	2.5	Historical garages	0	0	0	0	-
Page	Section	Waste and landfill >	On site	0-50m	50-250m	250-500m	500-2000m
20	3.1	Active or recent landfill	0	0	0	0	-
20	3.2	Historical landfill (BGS records)	0	0	0	0	-
21	3.3	Historical landfill (LA/mapping records)	0	0	0	0	-
21	3.4	Historical landfill (EA/NRW records)	0	0	0	0	-
21	3.5	Historical waste sites	0	0	0	0	-
21	3.6	Licensed waste sites	0	0	0	0	-
21 >	3.7 >	Waste exemptions >	0	0	0	29	-
Page	Section	Current industrial land use >	On site	0-50m	50-250m	250-500m	500-2000m
25 >	4.1 >	Recent industrial land uses >	1	5	7	-	-
26	4.2	Current or recent petrol stations	0	0	0	0	-
26	4.3	Electricity cables	0	0	0	0	-
26	4.4	Gas pipelines	0	0	0	0	-
27	4.5	Sites determined as Contaminated Land	0	0	0	0	-



27	4.6	Control of Major Accident Hazards (COMAH)	0	0	0	0	-
27	4.7	Regulated explosive sites	0	0	0	0	-
27	4.8	Hazardous substance storage/usage	0	0	0	0	-
27	4.9	Historical licensed industrial activities (IPC)	0	0	0	0	-
28	4.10	Licensed industrial activities (Part A(1))	0	0	0	0	-
28	4.11	Licensed pollutant release (Part A(2)/B)	0	0	0	0	-
28	4.12	Radioactive Substance Authorisations	0	0	0	0	-
28 >	4.13 >	<u>Licensed Discharges to controlled waters ></u>	0	1	2	3	-
29	4.14	Pollutant release to surface waters (Red List)	0	0	0	0	-
30	4.15	Pollutant release to public sewer	0	0	0	0	-
30	4.16	List 1 Dangerous Substances	0	0	0	0	-
30	4.17	List 2 Dangerous Substances	0	0	0	0	-
30 >	4.18 >	<u>Pollution Incidents (EA/NRW) ></u>	0	0	0	1	-
31	4.19	Pollution inventory substances	0	0	0	0	-
31	4.20	Pollution inventory waste transfers	0	0	0	0	-
31	4.21	Pollution inventory radioactive waste	0	0	0	0	-
Page	Section	<u>Hydrogeology ></u>	On site	0-50m	50-250m	250-500m	500-2000m
32 >	5.1 >	<u>Superficial aquifer ></u>	Identified (within 500m)				
34 >	5.2 >	<u>Bedrock aquifer ></u>	Identified (within 500m)				
36 >	5.3 >	<u>Groundwater vulnerability ></u>	Identified (within 50m)				
38	5.4	Groundwater vulnerability- soluble rock risk	None (within 0m)				
39	5.5	Groundwater vulnerability- local information	None (within 0m)				
40 >	5.6 >	<u>Groundwater abstractions ></u>	0	0	0	0	4
41 >	5.7 >	<u>Surface water abstractions ></u>	0	0	0	0	1
42	5.8	Potable abstractions	0	0	0	0	0
42	5.9	Source Protection Zones	0	0	0	0	-
42	5.10	Source Protection Zones (confined aquifer)	0	0	0	0	-
Page	Section	<u>Hydrology ></u>	On site	0-50m	50-250m	250-500m	500-2000m
43 >	6.1 >	<u>Water Network (OS MasterMap) ></u>	8	4	15	-	-



46 >	6.2 >	Surface water features >	1	2	10	-	-
46 >	6.3 >	WFD Surface water body catchments >	2	-	-	-	-
46 >	6.4 >	WFD Surface water bodies >	0	0	0	-	-
47 >	6.5 >	WFD Groundwater bodies >	1	-	-	-	-
Page	Section	River and coastal flooding	On site	0-50m	50-250m	250-500m	500-2000m
48	7.1	Risk of flooding from rivers and the sea	None (within 50m)				
48	7.2	Historical Flood Events	0	0	0	-	-
48	7.3	Flood Defences	0	0	0	-	-
49	7.4	Areas Benefiting from Flood Defences	0	0	0	-	-
49	7.5	Flood Storage Areas	0	0	0	-	-
50	7.6	Flood Zone 2	None (within 50m)				
50	7.7	Flood Zone 3	None (within 50m)				
Page	Section	Surface water flooding >					
51 >	8.1 >	Surface water flooding >	1 in 30 year, Greater than 1.0m (within 50m)				
Page	Section	Groundwater flooding >					
53 >	9.1 >	Groundwater flooding >	Low (within 50m)				
Page	Section	Environmental designations >	On site	0-50m	50-250m	250-500m	500-2000m
54 >	10.1 >	Sites of Special Scientific Interest (SSSI) >	0	0	0	0	2
55	10.2	Conserved wetland sites (Ramsar sites)	0	0	0	0	0
55 >	10.3 >	Special Areas of Conservation (SAC) >	0	0	0	0	1
56	10.4	Special Protection Areas (SPA)	0	0	0	0	0
56	10.5	National Nature Reserves (NNR)	0	0	0	0	0
56	10.6	Local Nature Reserves (LNR)	0	0	0	0	0
56 >	10.7 >	Designated Ancient Woodland >	0	1	3	11	51
59	10.8	Biosphere Reserves	0	0	0	0	0
59	10.9	Forest Parks	0	0	0	0	0
59	10.10	Marine Conservation Zones	0	0	0	0	0
60	10.11	Green Belt	0	0	0	0	0
60	10.12	Proposed Ramsar sites	0	0	0	0	0



60	10.13	Possible Special Areas of Conservation (pSAC)	0	0	0	0	0
60	10.14	Potential Special Protection Areas (pSPA)	0	0	0	0	0
60	10.15	Nitrate Sensitive Areas	0	0	0	0	0
61	10.16	Nitrate Vulnerable Zones	0	0	0	0	0
62	10.17	SSSI Impact Risk Zones	0	-	-	-	-
62	10.18	SSSI Units	0	0	0	0	0
Page	Section	<u>Visual and cultural designations</u> >	On site	0-50m	50-250m	250-500m	500-2000m
63	11.1	World Heritage Sites	0	0	0	-	-
64	11.2	Area of Outstanding Natural Beauty	0	0	0	-	-
64	11.3	National Parks	0	0	0	-	-
64	11.4	Listed Buildings	0	0	0	-	-
64	11.5	Conservation Areas	0	0	0	-	-
65 >	11.6 >	<u>Scheduled Ancient Monuments</u> >	0	0	1	-	-
65	11.7	Registered Parks and Gardens	0	0	0	-	-
Page	Section	<u>Agricultural designations</u> >	On site	0-50m	50-250m	250-500m	500-2000m
66 >	12.1 >	<u>Agricultural Land Classification</u> >	Grade 4 (within 250m)				
68	12.2	Open Access Land	0	0	0	-	-
68	12.3	Tree Felling Licences	0	0	0	-	-
68	12.4	Environmental Stewardship Schemes	0	0	0	-	-
68	12.5	Countryside Stewardship Schemes	0	0	0	-	-
Page	Section	<u>Habitat designations</u>	On site	0-50m	50-250m	250-500m	500-2000m
69	13.1	Priority Habitat Inventory	0	0	0	-	-
69	13.2	Habitat Networks	0	0	0	-	-
69	13.3	Open Mosaic Habitat	0	0	0	-	-
69	13.4	Limestone Pavement Orders	0	0	0	-	-
Page	Section	<u>Geology 1:10,000 scale</u> >	On site	0-50m	50-250m	250-500m	500-2000m
70 >	14.1 >	<u>10k Availability</u> >	Identified (within 500m)				
71	14.2	Artificial and made ground (10k)	0	0	0	0	-
72	14.3	Superficial geology (10k)	0	0	0	0	-

72	14.4	Landslip (10k)	0	0	0	0	-
73	14.5	Bedrock geology (10k)	0	0	0	0	-
73	14.6	Bedrock faults and other linear features (10k)	0	0	0	0	-
Page	Section	Geology 1:50,000 scale >	On site	0-50m	50-250m	250-500m	500-2000m
74 >	15.1 >	50k Availability >	Identified (within 500m)				
75	15.2	Artificial and made ground (50k)	0	0	0	0	-
75	15.3	Artificial ground permeability (50k)	0	0	-	-	-
76 >	15.4 >	Superficial geology (50k) >	1	0	1	0	-
77 >	15.5 >	Superficial permeability (50k) >	Identified (within 50m)				
77	15.6	Landslip (50k)	0	0	0	0	-
77	15.7	Landslip permeability (50k)	None (within 50m)				
78 >	15.8 >	Bedrock geology (50k) >	1	0	1	1	-
79 >	15.9 >	Bedrock permeability (50k) >	Identified (within 50m)				
79 >	15.10 >	Bedrock faults and other linear features (50k) >	0	0	1	3	-
Page	Section	Boreholes	On site	0-50m	50-250m	250-500m	500-2000m
80	16.1	BGS Boreholes	0	0	0	-	-
Page	Section	Natural ground subsidence >					
81 >	17.1 >	Shrink swell clays >	Very low (within 50m)				
82 >	17.2 >	Running sands >	Very low (within 50m)				
84 >	17.3 >	Compressible deposits >	Negligible (within 50m)				
85 >	17.4 >	Collapsible deposits >	Very low (within 50m)				
86 >	17.5 >	Landslides >	Low (within 50m)				
88 >	17.6 >	Ground dissolution of soluble rocks >	Negligible (within 50m)				
Page	Section	Mining and ground workings >	On site	0-50m	50-250m	250-500m	500-2000m
90	18.1	BritPits	0	0	0	0	-
91 >	18.2 >	Surface ground workings >	0	0	3	-	-
91	18.3	Underground workings	0	0	0	0	0
91	18.4	Underground mining extents	0	0	0	0	-
91	18.5	Historical Mineral Planning Areas	0	0	0	0	-



92 >	18.6 >	Non-coal mining >	3	0	0	0	2
92	18.7	JPB mining areas	None (within 0m)				
93	18.8	The Coal Authority non-coal mining	0	0	0	0	-
93	18.9	Researched mining	0	0	0	0	-
93	18.10	Mining record office plans	0	0	0	0	-
93	18.11	BGS mine plans	0	0	0	0	-
94	18.12	Coal mining	None (within 0m)				
94	18.13	Brine areas	None (within 0m)				
94	18.14	Gypsum areas	None (within 0m)				
94	18.15	Tin mining	None (within 0m)				
94	18.16	Clay mining	None (within 0m)				
Page	Section	Ground cavities and sinkholes	On site	0-50m	50-250m	250-500m	500-2000m
95	19.1	Natural cavities	0	0	0	0	-
95	19.2	Mining cavities	0	0	0	0	0
95	19.3	Reported recent incidents	0	0	0	0	-
95	19.4	Historical incidents	0	0	0	0	-
Page	Section	Radon >					
97 >	20.1 >	Radon >	Between 1% and 3% (within 0m)				
Page	Section	Soil chemistry >	On site	0-50m	50-250m	250-500m	500-2000m
99 >	21.1 >	BGS Estimated Background Soil Chemistry >	25	3	-	-	-
100	21.2	BGS Estimated Urban Soil Chemistry	0	0	-	-	-
100	21.3	BGS Measured Urban Soil Chemistry	0	0	-	-	-
Page	Section	Railway infrastructure and projects	On site	0-50m	50-250m	250-500m	500-2000m
101	22.1	Underground railways (London)	0	0	0	-	-
101	22.2	Underground railways (Non-London)	0	0	0	-	-
101	22.3	Railway tunnels	0	0	0	-	-
101	22.4	Historical railway and tunnel features	0	0	0	-	-
101	22.5	Royal Mail tunnels	0	0	0	-	-
102	22.6	Historical railways	0	0	0	-	-



102	22.7	Railways	0	0	0	-	-
102	22.8	Crossrail 2	0	0	0	0	-
102	22.9	HS2	0	0	0	0	-



Recent aerial photograph



Capture Date: 13/05/2023

Site Area: 81.71ha



Recent site history - 2020 aerial photograph



Capture Date: 13/04/2020

Site Area: 81.71ha



Recent site history - 2014 aerial photograph



Capture Date: 02/09/2014

Site Area: 81.71ha



Recent site history - 2009 aerial photograph

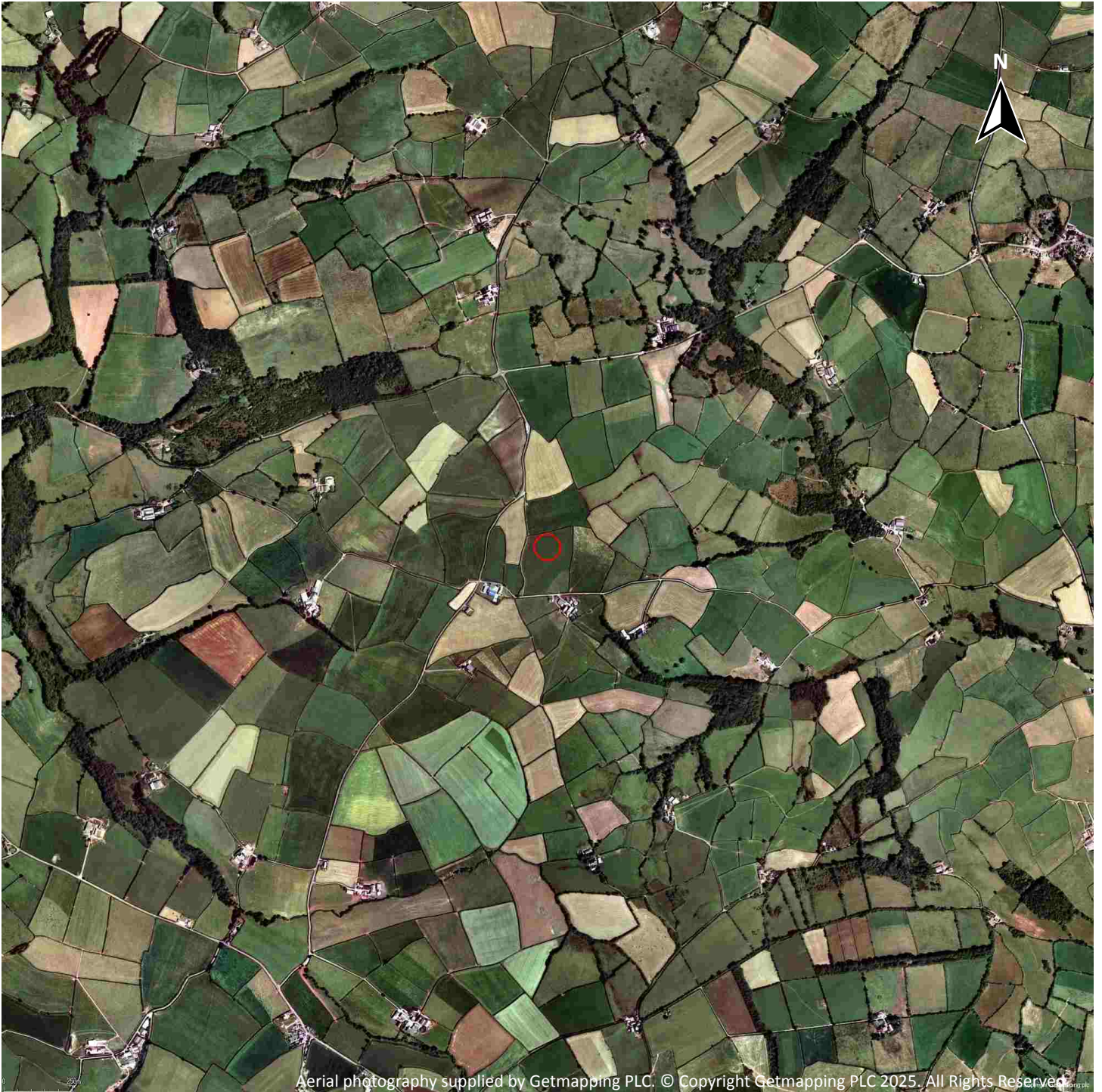


Capture Date: 12/09/2009

Site Area: 81.71ha



Recent site history - 2000 aerial photograph

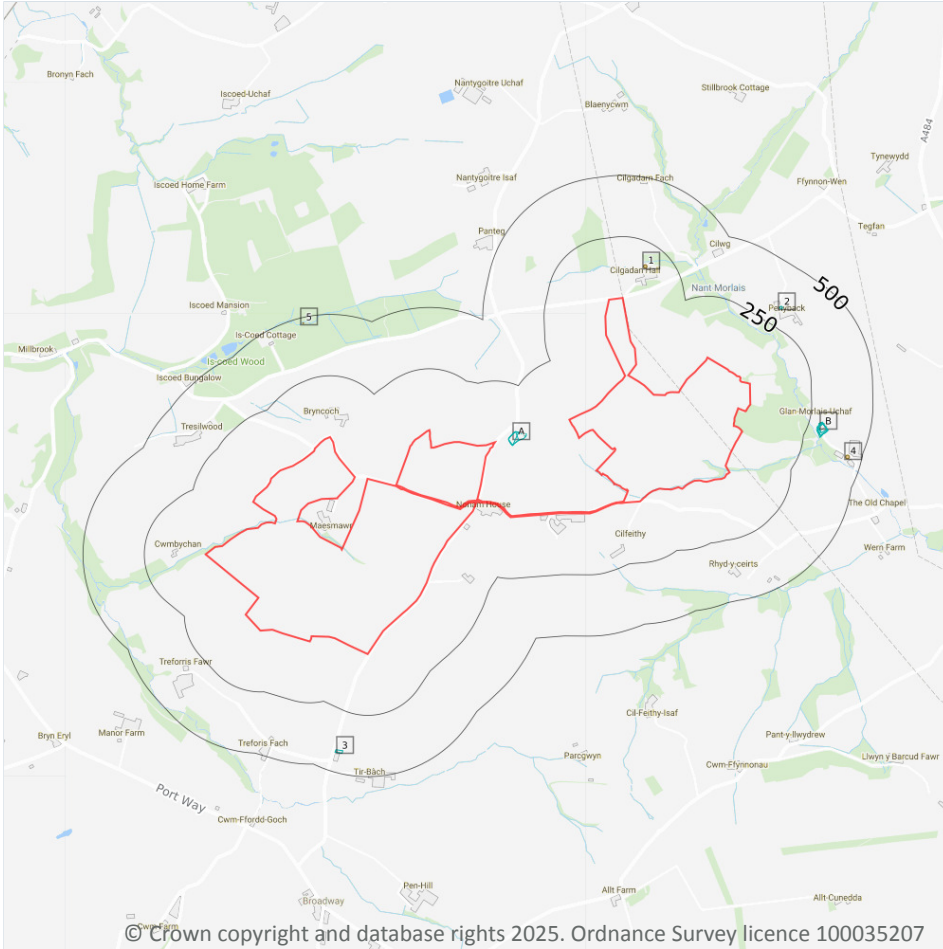


Capture Date: 20/07/2000

Site Area: 81.71ha



1 Past land use



- Site Outline
- Search buffers in metres (m)
- Historical industrial land uses
- Historical tanks

1.1 Historical industrial land uses

Records within 500m **9**

Potentially contaminative land use features digitised from historical Ordnance Survey mapping at 1:10,000 and 1:10,560 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use map on [page 14 >](#)

ID	Location	Land use	Dates present	Group ID
A	56m E	Unspecified Quarry	1948	320006



ID	Location	Land use	Dates present	Group ID
A	57m E	Unspecified Quarry	1963	291210
A	58m E	Unspecified Quarry	1907	302565
B	287m E	Unspecified Factory	1964	270185
B	288m E	Woollen Factory	1907	302765
B	292m E	Woollen Factory	1948	288879
B	292m E	Woollen Factory	1887	303674
2	324m NE	Unspecified Tank	1948	273267
3	407m S	Telephone Exchange	1971	275349

This data is sourced from Ordnance Survey / Groundsure.

1.2 Historical tanks

Records within 500m

3

Tank features digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original ungrouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use map on [page 14 >](#)

ID	Location	Land use	Dates present	Group ID
1	151m NE	Unspecified Tank	1990 - 1995	36336
4	434m E	Unspecified Tank	1990	34480
5	476m N	Unspecified Tank	1970	34473

This data is sourced from Ordnance Survey / Groundsure.

1.3 Historical energy features

Records within 500m

0

Energy features digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original ungrouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.



This data is sourced from Ordnance Survey / Groundsure.

1.4 Historical petrol stations

Records within 500m

0

Petrol stations digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original ungrouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

This data is sourced from Ordnance Survey / Groundsure.

1.5 Historical garages

Records within 500m

0

Garages digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale, intelligently grouped into contiguous features. To prevent misrepresentation of the size of historical features at any given time, features are only grouped if they have similar geometries within immediately preceding or succeeding map editions. See section 2 for a breakdown of grouping if required. Grouped and the original ungrouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

This data is sourced from Ordnance Survey / Groundsure.

1.6 Historical military land

Records within 500m

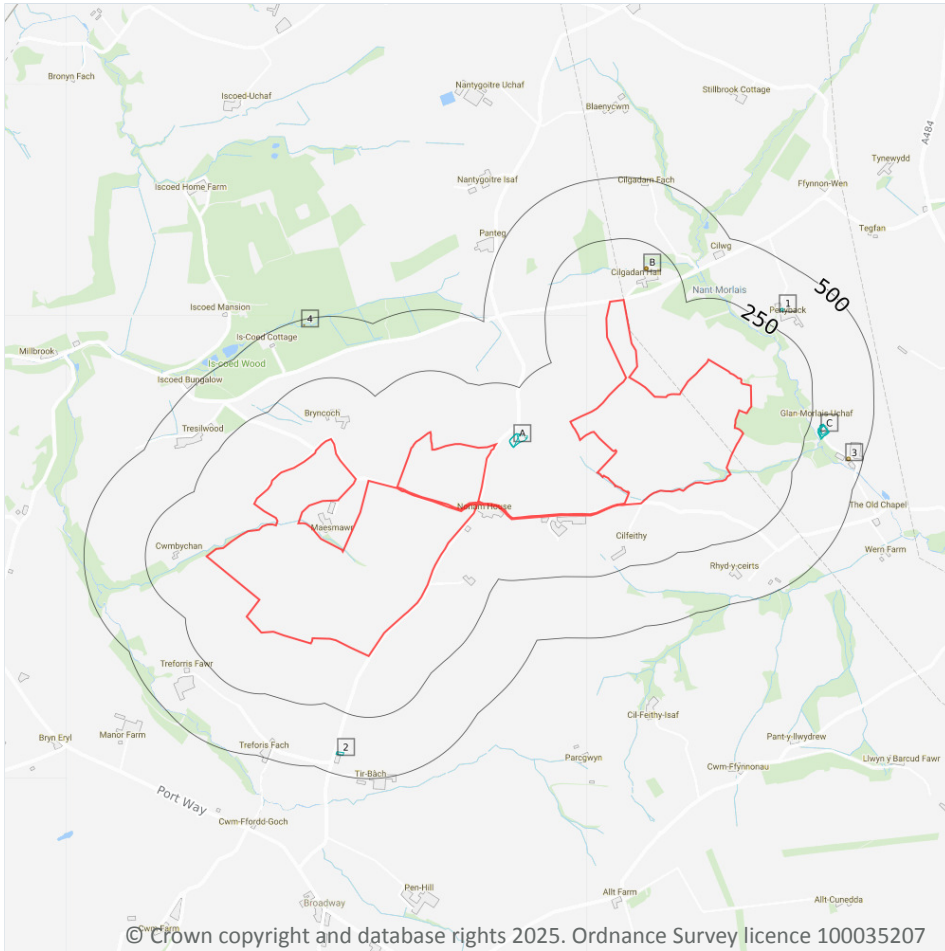
0

Areas of military land digitised from multiple sources including the National Archives, local records, MOD records and verified other sources, intelligently grouped into contiguous features.

This data is sourced from Ordnance Survey / Groundsure / other sources.



2 Past land use - un-grouped



- Site Outline
- Search buffers in metres (m)
- Historical industrial land uses
- Historical tanks

2.1 Historical industrial land uses

Records within 500m **9**

Potentially contaminative land use features digitised from historical Ordnance Survey mapping at 1:10,000 and 10,560 scale. Any records shown are available intelligently grouped in section 1. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use - un-grouped map on [page 17 >](#)

ID	Location	Land Use	Date	Group ID
A	56m E	Unspecified Quarry	1948	320006
A	57m E	Unspecified Quarry	1963	291210
A	58m E	Unspecified Quarry	1907	302565

ID	Location	Land Use	Date	Group ID
C	287m E	Unspecified Factory	1964	270185
C	288m E	Woollen Factory	1907	302765
C	292m E	Woollen Factory	1948	288879
C	292m E	Woollen Factory	1887	303674
1	324m NE	Unspecified Tank	1948	273267
2	407m S	Telephone Exchange	1971	275349

This data is sourced from Ordnance Survey / Groundsure.

2.2 Historical tanks

Records within 500m

4

Tank features digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale. Any records shown are available intelligently grouped in section 1. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

Features are displayed on the Past land use - un-grouped map on [page 17 >](#)

ID	Location	Land Use	Date	Group ID
B	151m NE	Unspecified Tank	1990	36336
B	152m NE	Unspecified Tank	1995	36336
3	434m E	Unspecified Tank	1990	34480
4	476m N	Unspecified Tank	1970	34473

This data is sourced from Ordnance Survey / Groundsure.

2.3 Historical energy features

Records within 500m

0

Energy features digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale. Any records shown are available intelligently grouped in section 1. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

This data is sourced from Ordnance Survey / Groundsure.



2.4 Historical petrol stations

Records within 500m

0

Petrol stations digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale. Any records shown are available intelligently grouped in section 1. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

This data is sourced from Ordnance Survey / Groundsure.

2.5 Historical garages

Records within 500m

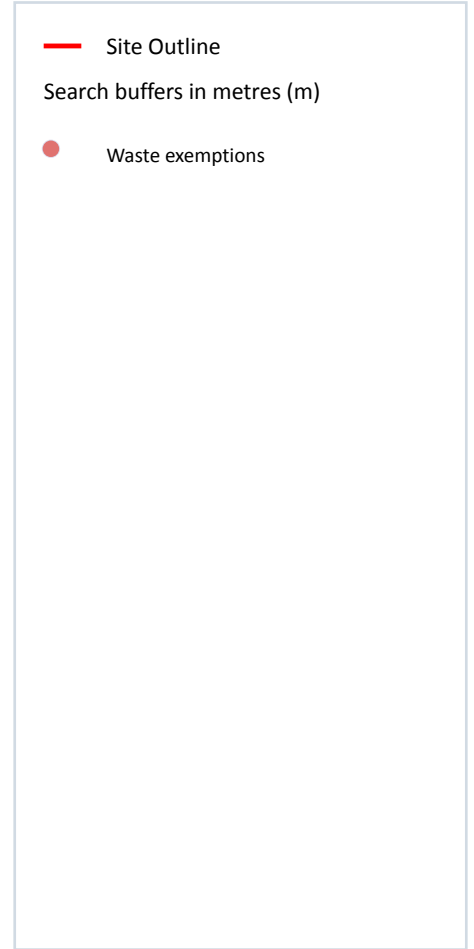
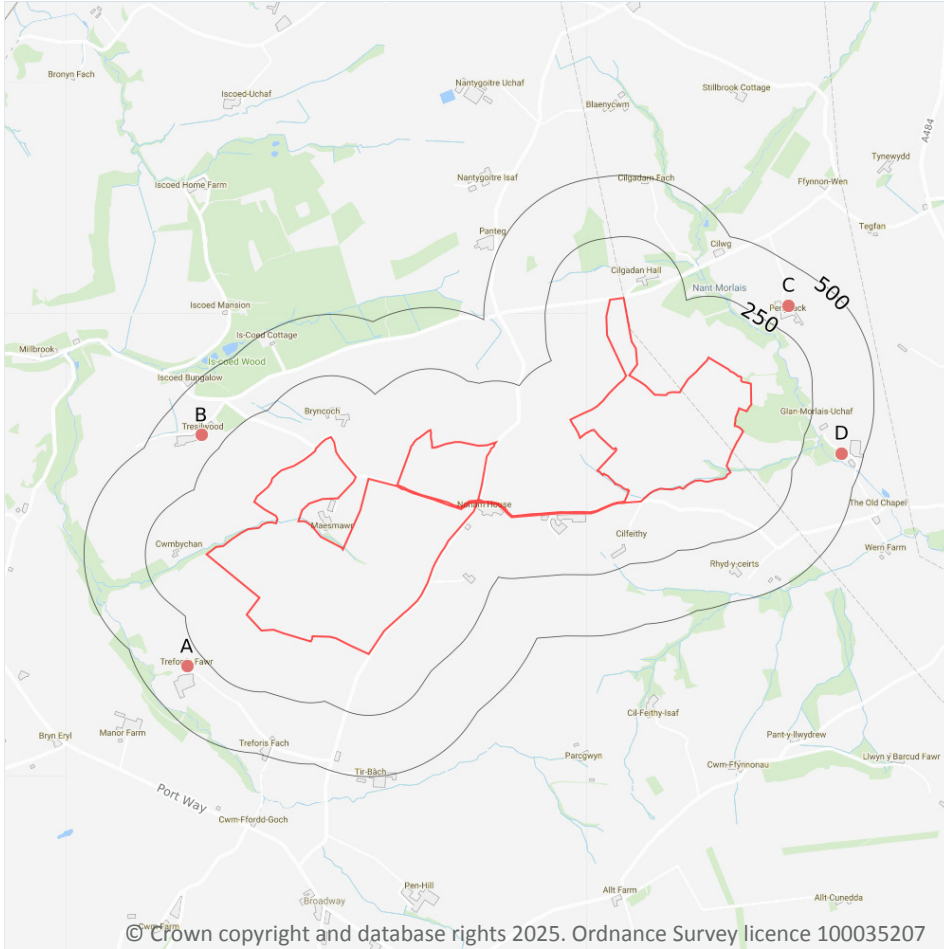
0

Garages digitised from historical Ordnance Survey mapping at high-detail 1:1,250 and 1:2,500 scale. Any records shown are available intelligently grouped in section 1. Grouped and the original un-grouped features can be cross-referenced across sections 1 and 2 using the 'Group ID'.

This data is sourced from Ordnance Survey / Groundsure.



3 Waste and landfill



3.1 Active or recent landfill

Records within 500m

0

Active or recently closed landfill sites under Environment Agency/Natural Resources Wales regulation.

This data is sourced from the Environment Agency and Natural Resources Wales.

3.2 Historical landfill (BGS records)

Records within 500m

0

Landfill sites identified on a survey carried out on behalf of the DoE in 1973. These sites may have been closed or operational at this time.

This data is sourced from the British Geological Survey.

3.3 Historical landfill (LA/mapping records)

Records within 500m

0

Landfill sites identified from Local Authority records and high detail historical mapping.

This data is sourced from the Ordnance Survey/Groundsure and Local Authority records.

3.4 Historical landfill (EA/NRW records)

Records within 500m

0

Known historical (closed) landfill sites (e.g. sites where there is no PPC permit or waste management licence currently in force). This includes sites that existed before the waste licensing regime and sites that have been licensed in the past but where a licence has been revoked, ceased to exist or surrendered and a certificate of completion has been issued.

This data is sourced from the Environment Agency and Natural Resources Wales.

3.5 Historical waste sites

Records within 500m

0

Waste site records derived from Local Authority planning records and high detail historical mapping.

This data is sourced from Ordnance Survey/Groundsure and Local Authority records.

3.6 Licensed waste sites

Records within 500m

0

Active or recently closed waste sites under Environment Agency/Natural Resources Wales regulation.

This data is sourced from the Environment Agency and Natural Resources Wales.

3.7 Waste exemptions

Records within 500m

29

Activities involving the storage, treatment, use or disposal of waste that are exempt from needing a permit. Exemptions have specific limits and conditions that must be adhered to.

Features are displayed on the Waste and landfill map on [page 20](#) >



ID	Location	Site	Reference	Category	Sub-Category	Description
A	325m SW	Trefforis Fawr, Fferyside, Glan-Y-Fferi, Glan-Y-Fferi, Carmarthenshire, Sa17 5yg	NRW-WME067693	Using waste exemption	Not on a farm	Use of waste in construction
A	325m SW	Trefforis Fawr Fferyside Glan-Y-Fferi Carmarthenshire Sa175yg	NRW-WME017274	Using waste exemption	Not on a farm	Use of waste in construction
A	325m SW	Trefforis Fawr, Fferyside, Glan-Y-Fferi, Glan-Y-Fferi, Carmarthenshire, Sa175yg	NRW-WME034509	Using waste exemption	Not on a farm	Use of waste in construction
B	338m NW	Tresilwood Ferryside Carmarthenshire Sa175yd	NRW-WME025639	Disposing of waste exemption	On a farm	Deposit of waste from dredging of inland waters
B	338m NW	Tresilwood Ferryside Carmarthenshire Sa175yd	NRW-WME025640	Disposing of waste exemption	On a farm	Burning waste in the open
B	338m NW	Tresilwood Farm Ferryside Carmarthen Carmarthenshire Sa175yd	NRW-WME007924	Using waste exemption	Not on a farm	Use of waste in construction
B	338m NW	Maesmawr, Ferryside, Carmarthenshire, Sa175yd	NRW-WME013633	Using waste exemption	On a farm	Spreading waste on agricultural land to confer benefit
B	338m NW	Maesmawr, Ferryside, Carmarthenshire, Sa175yd	NRW-WME013633	Disposing of waste exemption	On a farm	Burning waste in the open
B	338m NW	Maesmawr, Ferryside, Carmarthenshire, Sa175yd	NRW-WME013633	Using waste exemption	Not on a farm	Use of waste in construction
B	338m NW	Maesmawr, Ferryside, Carmarthenshire, Sa175yd	NRW-WME013633	Using waste exemption	On a farm	Use of waste for a specified purpose
B	338m NW	Maesmawr, Ferryside, Carmarthenshire, Sa175yd	NRW-WME013633	Treating waste exemption	On a farm	Cleaning, washing, spraying or coating relevant waste
B	338m NW	Maesmawr, Ferryside, Carmarthenshire, Sa175yd	NRW-WME013633	Treating waste exemption	On a farm	Treatment of waste wood and waste plant matter by chipping, shredding, cutting or pulverising
B	338m NW	Maesmawr, Ferryside, Carmarthenshire, Sa175yd	NRW-WME013633	Treating waste exemption	On a farm	Aerobic composting and associated prior treatment
B	338m NW	Maesmawr, Ferryside, Carmarthenshire, Sa175yd	NRW-WME013633	Disposing of waste exemption	On a farm	Deposit of waste from dredging of inland waters



ID	Location	Site	Reference	Category	Sub-Category	Description
B	338m NW	Maesmawr, Ferryside, Carmarthenshire, Sa175yd	NRW-WME013633	Storing waste exemption	On a farm	Storage of waste in secure containers
B	338m NW	Maesmawr, Ferryside, Carmarthenshire, Sa175yd	NRW-WME013633	Storing waste exemption	On a farm	Storage of waste in a secure place
B	338m NW	Maesmawr, Ferryside, Carmarthenshire, Sa175yd	NRW-WME013633	Storing waste exemption	Not on a farm	Storage of sludge
C	349m NE	Rt Ma And Wc Richards, Penyback, Llandyfaelog, Kidwelly, Sir Gaerfyrddin, Sa175pu	NRW-WME026416	Storing waste exemption	On a farm	Storage of waste in a secure place
C	349m NE	Rt Ma And Wc Richards, Penyback, Llandyfaelog, Kidwelly, Sir Gaerfyrddin, Sa175pu	NRW-WME026416	Using waste exemption	On a farm	Use of waste in construction
C	349m NE	Rt Ma And Wc Richards, Penyback, Llandyfaelog, Kidwelly, Sir Gaerfyrddin, Sa175pu	NRW-WME026416	Using waste exemption	On a farm	Burning of waste as a fuel in a small appliance
C	349m NE	Rt Ma And Wc Richards, Penyback, Llandyfaelog, Kidwelly, Sir Gaerfyrddin, Sa175pu	NRW-WME026416	Using waste exemption	On a farm	Use of waste for a specified purpose
C	349m NE	Rt Ma And Wc Richards, Penyback, Llandyfaelog, Kidwelly, Sir Gaerfyrddin, Sa175pu	NRW-WME026416	Using waste exemption	On a farm	Spreading waste on agricultural land to confer benefit
D	411m E	Coed Y Brain, Cydweli, Sa175ap	NRW-WME012810	Using waste exemption	On a farm	Use of waste in construction
D	411m E	Coed Y Brain, Cydweli, Sa175ap	NRW-WME012810	Treating waste exemption	On a farm	Recovery of scrap metal
D	411m E	Coed Y Brain, Cydweli, Sa175ap	NRW-WME012810	Disposing of waste exemption	On a farm	Burning waste in the open
D	411m E	Coed Y Brain, Cydweli, Sa175ap	NRW-WME012810	Disposing of waste exemption	On a farm	Deposit of agricultural waste consisting of plant tissue under a Plant Health notice
D	411m E	Coed Y Brain, Cydweli, Sa175ap	NRW-WME012810	Using waste exemption	On a farm	Spreading waste on agricultural land to confer benefit

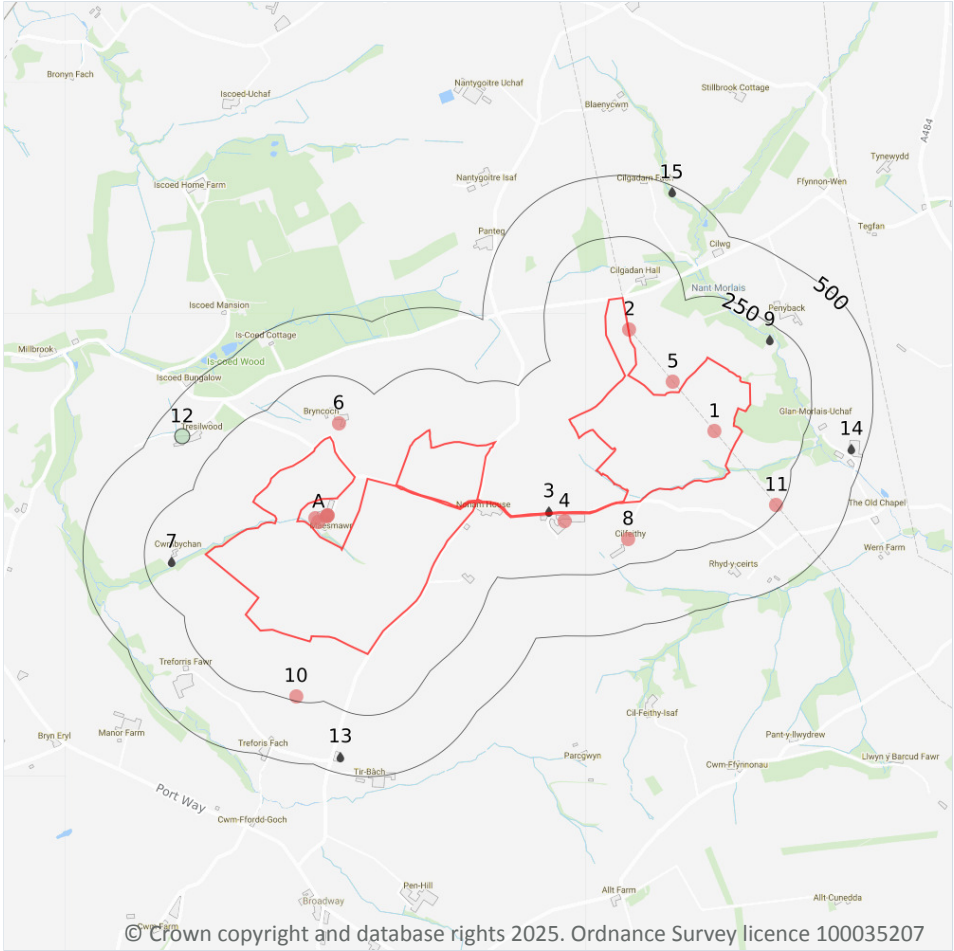


ID	Location	Site	Reference	Category	Sub-Category	Description
D	411m E	Coed Y Brain, Cydweli, Sa175ap	NRW-WME012810	Using waste exemption	On a farm	Spreading of plant matter to confer benefit
D	411m E	Coed Y Brain, Cydweli, Sa175ap	NRW-WME012810	Storing waste exemption	On a farm	Storage of waste in a secure place

This data is sourced from the Environment Agency and Natural Resources Wales.



4 Current industrial land use



- Site Outline
- Search buffers in metres (m)
- Recent industrial land uses
- Licensed Discharges to controlled waters
- Pollution Incidents (EA/NRW)

4.1 Recent industrial land uses

Records within 250m **13**

Current potentially contaminative industrial sites.

Features are displayed on the Current industrial land use map on [page 25 >](#)

ID	Location	Company	Address	Activity	Category
1	On site	Pylon	Dyfed, SA17	Electrical Features	Infrastructure and Facilities
2	4m E	Pylon	Dyfed, SA17	Electrical Features	Infrastructure and Facilities
4	32m S	Tank	Dyfed, SA17	Tanks (Generic)	Industrial Features

ID	Location	Company	Address	Activity	Category
A	35m NE	Tank	Dyfed, SA17	Tanks (Generic)	Industrial Features
A	37m NE	Tank	Dyfed, SA17	Tanks (Generic)	Industrial Features
5	43m NW	Pylon	Dyfed, SA17	Electrical Features	Infrastructure and Facilities
6	66m NE	Tank	Dyfed, SA17	Tanks (Generic)	Industrial Features
A	67m S	Silo	Dyfed, SA17	Hoppers and Silos	Farming
A	69m S	Silo	Dyfed, SA17	Hoppers and Silos	Farming
A	71m S	Silo	Dyfed, SA17	Hoppers and Silos	Farming
8	149m S	Eifion Rhys Jones	Cilfeithy Farm, Kidwelly, Dyfed, SA17 5AR	Dairy Farming	Farming
10	230m S	Slurry Bed	Dyfed, SA17	Waste Storage, Processing and Disposal	Infrastructure and Facilities
11	233m SE	Pylon	Dyfed, SA17	Electrical Features	Infrastructure and Facilities

This data is sourced from Ordnance Survey.

4.2 Current or recent petrol stations

Records within 500m

0

Open, closed, under development and obsolete petrol stations.

This data is sourced from Experian.

4.3 Electricity cables

Records within 500m

0

High voltage underground electricity transmission cables.

This data is sourced from National Grid.

4.4 Gas pipelines

Records within 500m

0

High pressure underground gas transmission pipelines.

This data is sourced from National Grid.



4.5 Sites determined as Contaminated Land

Records within 500m

0

Contaminated Land Register of sites designated under Part 2a of the Environmental Protection Act 1990.

This data is sourced from Local Authority records.

4.6 Control of Major Accident Hazards (COMAH)

Records within 500m

0

Control of Major Accident Hazards (COMAH) sites. This data includes upper and lower tier sites, and includes a historical archive of COMAH sites and Notification of Installations Handling Hazardous Substances (NIHHS) records.

This data is sourced from the Health and Safety Executive.

4.7 Regulated explosive sites

Records within 500m

0

Sites registered and licensed by the Health and Safety Executive under the Manufacture and Storage of Explosives Regulations 2005 (MSER). The last update to this data was in April 2011.

This data is sourced from the Health and Safety Executive.

4.8 Hazardous substance storage/usage

Records within 500m

0

Consents granted for a site to hold certain quantities of hazardous substances at or above defined limits in accordance with the Planning (Hazardous Substances) Regulations 2015.

This data is sourced from Local Authority records.

4.9 Historical licensed industrial activities (IPC)

Records within 500m

0

Integrated Pollution Control (IPC) records of substance releases to air, land and water. This data represents a historical archive as the IPC regime has been superseded.

This data is sourced from the Environment Agency and Natural Resources Wales.



4.10 Licensed industrial activities (Part A(1))

Records within 500m

0

Records of Part A(1) installations regulated under the Environmental Permitting (England and Wales) Regulations 2016 for the release of substances to the environment.

This data is sourced from the Environment Agency and Natural Resources Wales.

4.11 Licensed pollutant release (Part A(2)/B)

Records within 500m

0

Records of Part A(2) and Part B installations regulated under the Environmental Permitting (England and Wales) Regulations 2016 for the release of substances to the environment.

This data is sourced from Local Authority records.

4.12 Radioactive Substance Authorisations

Records within 500m

0

Records of the storage, use, accumulation and disposal of radioactive substances regulated under the Radioactive Substances Act 1993.

This data is sourced from the Environment Agency and Natural Resources Wales.

4.13 Licensed Discharges to controlled waters

Records within 500m

6

Discharges of treated or untreated effluent to controlled waters under the Water Resources Act 1991.

Features are displayed on the Current industrial land use map on [page 25 >](#)

ID	Location	Address	Details	
3	6m N	CILFEITHYUCHAFKIDWELLYCARMAR THE,CILFEITHYUCHAFKIDWELLYCA RMAR,KIDWELLYCARMARTHEN,CA RMARTHEN	Effluent Type: UNSPECIFIED Permit Number: BF0111901 Permit Version: 1 Receiving Water: TO LAND NR. GWENDRAETH FAWR	Status: NEW CONSENT, BY APPLICATION (WRA 91, SECTION 88) Issue date: 29/05/1974 Effective Date: 29/05/1974 Revocation Date: -

ID	Location	Address	Details	
7	143m W	BARNCONVERSIONATCWMBYCHAN,FERRYSIDE,CARMARTHEN,WALES,UK,SA175YD	Effluent Type: SEWAGE DISCHARGES - FINAL/TREATED EFFLUENT - NOT WATER COMPANY Permit Number: NPSWQD009016 Permit Version: 1 Receiving Water: TRIB OF CWM MILL STREAM	Status: NEW CONSENT (WRA 91, S88 & SCHED 10 AS AMENDED BY Issue date: 12/10/2009 Effective Date: 12/10/2009 Revocation Date: -
9	194m NE	PENYBACKLLANDYFAELOGKIDWELLY,PENYBACKLLANDYFAELOGKIDWELLY,LLANDYFAELOGKIDWELLY,KIDWELLY,KIDWELLY,KIDWELLY	Effluent Type: - Permit Number: BC0020201 Permit Version: 0 Receiving Water: NANT MORLAIS TRIB. OF GWENDRAE	Status: Effective Issue date: 30/06/1966 Effective Date: 30/06/1966 Revocation Date: -
13	433m S	PTFIELD538TIRBACHFERRYSIDE,TIRBACHFERRYSIDE,FERRYSIDE	Effluent Type: UNSPECIFIED Permit Number: BN0194201 Permit Version: 1 Receiving Water: TO LAND NR. FERRYSIDE STREAM	Status: CONSENT EXPIRED - TIME LIMIT Issue date: 23/03/1978 Effective Date: 23/03/1978 Revocation Date: 29/09/1992
14	451m SE	COEDYBRAINKIDWELLYCARMARTHEN,COEDYBRAIN,KIDWELLY,CARMARTHESHIRE,WALES,SA175AP	Effluent Type: UNSPECIFIED Permit Number: BK0323301 Permit Version: 1 Receiving Water: MORLAIS RIVER	Status: CONSENT EXPIRED - TIME LIMIT Issue date: 20/03/1963 Effective Date: 20/03/1963 Revocation Date: 28/01/1992
15	474m NE	CILGADDANFACHLLANDYFAELOGKIDWEL,CILGADDANFACHLLANDYFAELOGKID,LLANDYFAELOGKIDWELLY,KIDWELLY	Effluent Type: UNSPECIFIED Permit Number: BPO226001 Permit Version: 1 Receiving Water: NANT MORLAIS-TRIB OF GWENDRAET	Status: NEW CONSENT, BY APPLICATION (WRA 91, SECTION 88) Issue date: 06/01/1993 Effective Date: 06/01/1993 Revocation Date: -

This data is sourced from the Environment Agency and Natural Resources Wales.

4.14 Pollutant release to surface waters (Red List)

Records within 500m

0

Discharges of specified substances under the Environmental Protection (Prescribed Processes and Substances) Regulations 1991.

This data is sourced from the Environment Agency and Natural Resources Wales.



4.15 Pollutant release to public sewer

Records within 500m	0
---------------------	----------

Discharges of Special Category Effluents to the public sewer.

This data is sourced from the Environment Agency and Natural Resources Wales.

4.16 List 1 Dangerous Substances

Records within 500m	0
---------------------	----------

Discharges of substances identified on List I of European Directive E 2006/11/EC, and regulated under the Environmental Damage (Prevention and Remediation) Regulations 2015.

This data is sourced from the Environment Agency and Natural Resources Wales.

4.17 List 2 Dangerous Substances

Records within 500m	0
---------------------	----------

Discharges of substances identified on List II of European Directive E 2006/11/EC, and regulated under the Environmental Damage (Prevention and Remediation) Regulations 2015.

This data is sourced from the Environment Agency and Natural Resources Wales.

4.18 Pollution Incidents (EA/NRW)

Records within 500m	1
---------------------	----------

Records of substantiated pollution incidents. Since 2006 this data has only included category 1 (major) and 2 (significant) pollution incidents.

Features are displayed on the Current industrial land use map on [page 25 >](#)

ID	Location	Details	
12	389m NW	Incident Date: 22/12/2009 Incident Identification: 741941 Pollutant: Agricultural Materials and Wastes Pollutant Description: Slurry and Dilute Slurry	Water Impact: Category 2 (Significant) Land Impact: Category 3 (Minor) Air Impact: Category 4 (No Impact)

This data is sourced from the Environment Agency and Natural Resources Wales.

4.19 Pollution inventory substances

Records within 500m

0

The pollution inventory (substances) includes reporting on annual emissions of certain regulated substances to air, controlled waters and land. A reporting threshold for each substance is also included. Where emissions fall below the reporting threshold, no value will be given. The data is given for the most recent complete year available.

This data is sourced from the Environment Agency and the Scottish Environment Protection Agency.

4.20 Pollution inventory waste transfers

Records within 500m

0

The pollution inventory (waste transfers) includes reporting on annual transfers and recovery/disposal of controlled wastes from a site. A reporting threshold for each waste type is also included. Where releases fall below the reporting threshold, no value will be given. The data is given for the most recent complete year available.

This data is sourced from the Environment Agency and the Scottish Environment Protection Agency.

4.21 Pollution inventory radioactive waste

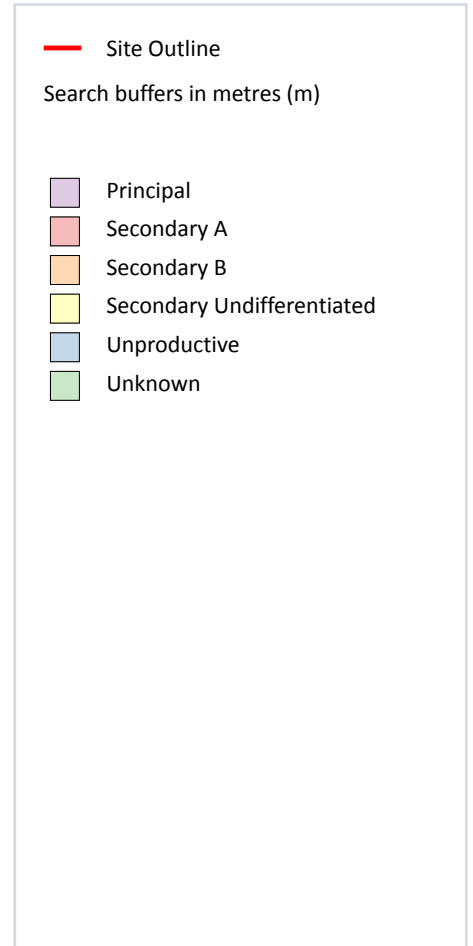
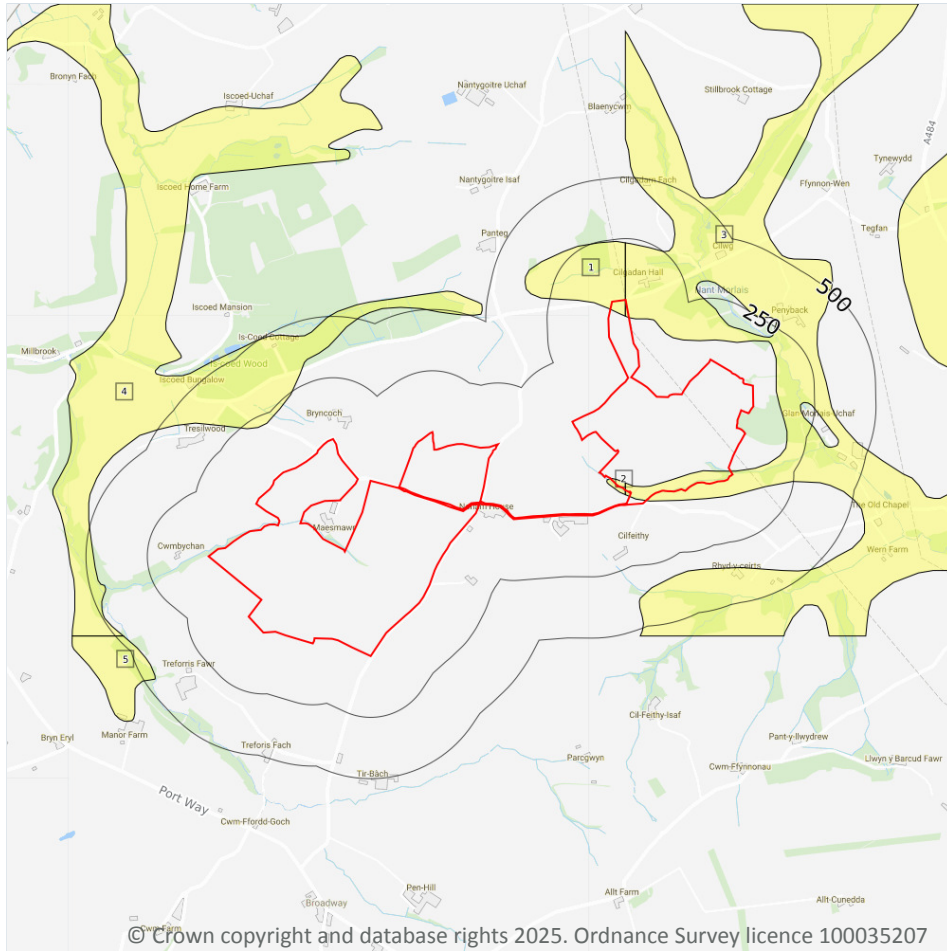
Records within 500m

0

The pollution inventory (radioactive wastes) includes reporting on annual releases of radioactive substances from a site, including the means of release. Where releases fall below the reporting threshold, no value will be given. The data is given for the most recent complete year available.

This data is sourced from the Environment Agency and the Scottish Environment Protection Agency.

5 Hydrogeology - Superficial aquifer



5.1 Superficial aquifer

Records within 500m

5

Aquifer status of groundwater held within superficial geology.

Features are displayed on the Hydrogeology map on [page 32](#) >

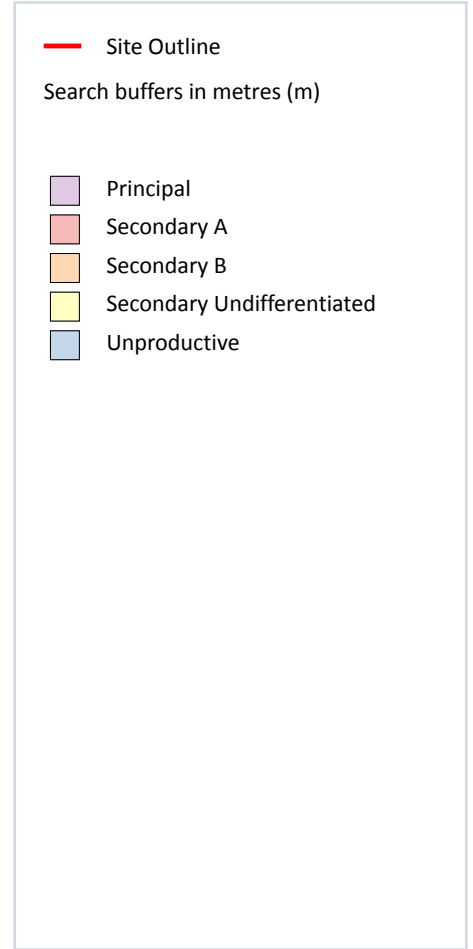
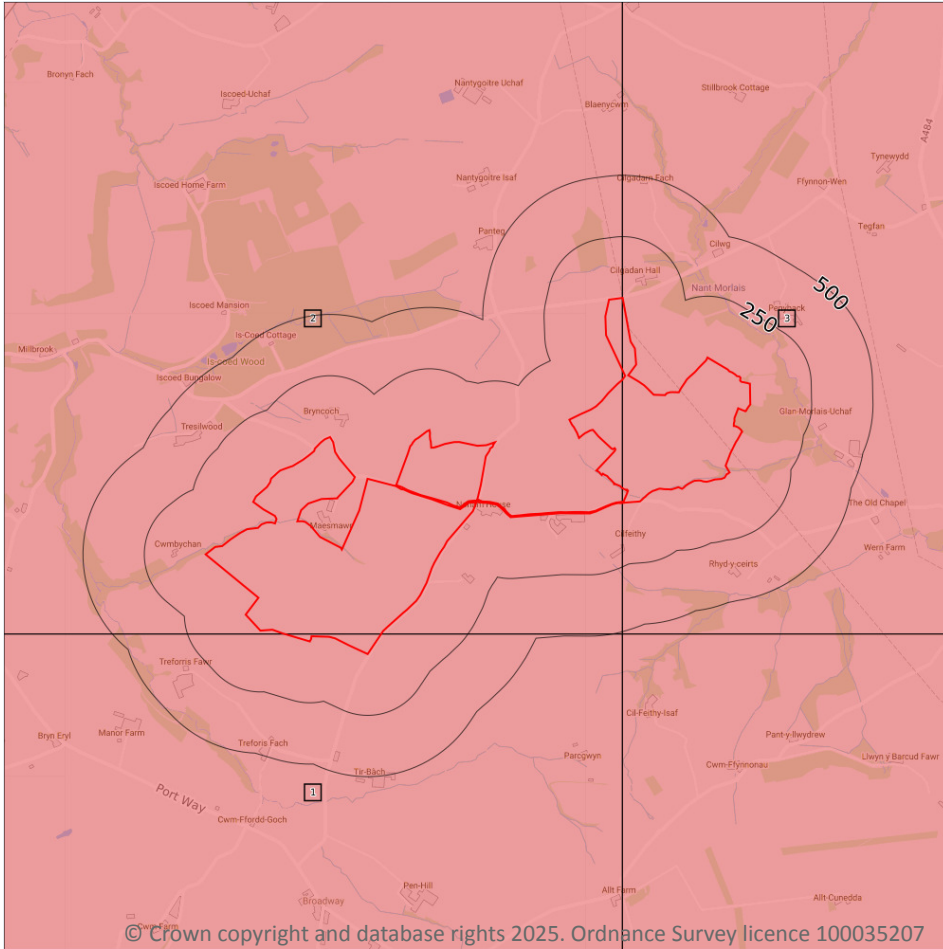
ID	Location	Designation	Description
1	On site	Secondary Undifferentiated	Assigned where it is not possible to attribute either category A or B to a rock type. In general these layers have previously been designated as both minor and non-aquifer in different locations due to the variable characteristics of the rock type
2	On site	Secondary Undifferentiated	Assigned where it is not possible to attribute either category A or B to a rock type. In general these layers have previously been designated as both minor and non-aquifer in different locations due to the variable characteristics of the rock type

ID	Location	Designation	Description
3	On site	Secondary Undifferentiated	Assigned where it is not possible to attribute either category A or B to a rock type. In general these layers have previously been designated as both minor and non-aquifer in different locations due to the variable characteristics of the rock type
4	210m NW	Secondary Undifferentiated	Assigned where it is not possible to attribute either category A or B to a rock type. In general these layers have previously been designated as both minor and non-aquifer in different locations due to the variable characteristics of the rock type
5	446m SW	Secondary Undifferentiated	Assigned where it is not possible to attribute either category A or B to a rock type. In general these layers have previously been designated as both minor and non-aquifer in different locations due to the variable characteristics of the rock type

This data is sourced from the British Geological Survey, the Environment Agency and Natural Resources Wales.



Bedrock aquifer



5.2 Bedrock aquifer

Records within 500m

3

Aquifer status of groundwater held within bedrock geology.

Features are displayed on the Bedrock aquifer map on [page 34](#) >

ID	Location	Designation	Description
1	On site	Secondary A	Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers
2	On site	Secondary A	Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers

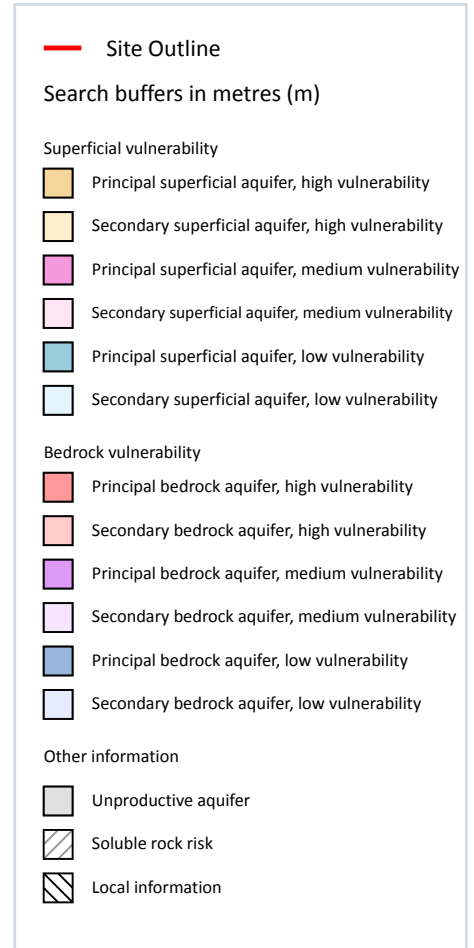
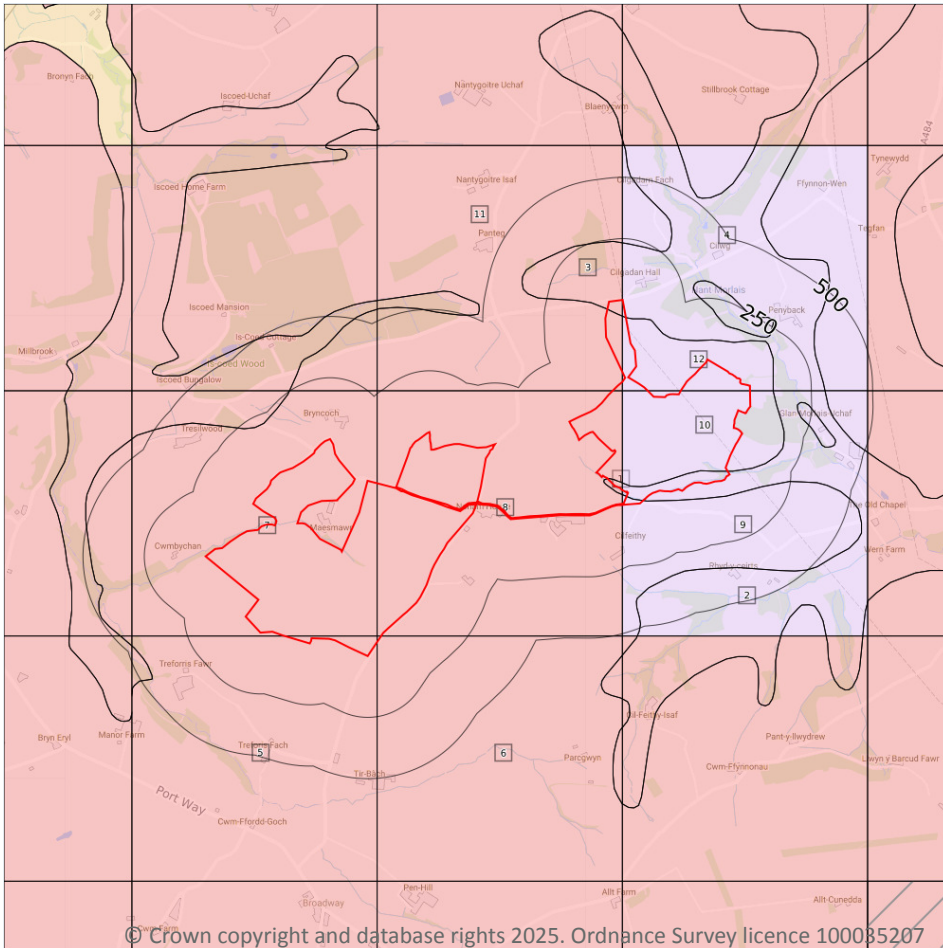


ID	Location	Designation	Description
3	On site	Secondary A	Permeable layers capable of supporting water supplies at a local rather than strategic scale, and in some cases forming an important source of base flow to rivers. These are generally aquifers formerly classified as minor aquifers

This data is sourced from the British Geological Survey, the Environment Agency and Natural Resources Wales.



Groundwater vulnerability



5.3 Groundwater vulnerability

Records within 50m

12

An assessment of the vulnerability of groundwater to a pollutant discharged at ground level based on the hydrological, geological, hydrogeological and soil properties within a one kilometre square grid. Groundwater vulnerability is described as High, Medium or Low as follows:

- High - Areas able to easily transmit pollution to groundwater. They are likely to be characterised by high leaching soils and the absence of low permeability superficial deposits.
- Medium - Intermediate between high and low vulnerability.
- Low - Areas that provide the greatest protection from pollution. They are likely to be characterised by low leaching soils and/or the presence of superficial deposits characterised by a low permeability.

Features are displayed on the Groundwater vulnerability map on [page 36 >](#)



ID	Location	Summary	Soil / surface	Superficial geology	Bedrock geology
1	On site	Summary Classification: Secondary bedrock aquifer - High Vulnerability Combined classification: Productive Bedrock Aquifer, Productive Superficial Aquifer	Leaching class: Intermediate Infiltration value: 40-70% Dilution value: >550mm/year	Vulnerability: Medium Aquifer type: Secondary Thickness: <3m Patchiness value: <90% Recharge potential: No Data	Vulnerability: High Aquifer type: Secondary Flow mechanism: Well connected fractures
2	On site	Summary Classification: Secondary bedrock aquifer - Medium Vulnerability Combined classification: Productive Bedrock Aquifer, Productive Superficial Aquifer	Leaching class: Low Infiltration value: <40% Dilution value: >550mm/year	Vulnerability: Low Aquifer type: Secondary Thickness: <3m Patchiness value: <90% Recharge potential: No Data	Vulnerability: Medium Aquifer type: Secondary Flow mechanism: Well connected fractures
3	On site	Summary Classification: Secondary bedrock aquifer - High Vulnerability Combined classification: Productive Bedrock Aquifer, Productive Superficial Aquifer	Leaching class: Intermediate Infiltration value: 40-70% Dilution value: >550mm/year	Vulnerability: Medium Aquifer type: Secondary Thickness: <3m Patchiness value: <90% Recharge potential: No Data	Vulnerability: High Aquifer type: Secondary Flow mechanism: Well connected fractures
4	On site	Summary Classification: Secondary bedrock aquifer - Medium Vulnerability Combined classification: Productive Bedrock Aquifer, Productive Superficial Aquifer	Leaching class: Low Infiltration value: 40-70% Dilution value: >550mm/year	Vulnerability: Low Aquifer type: Secondary Thickness: <3m Patchiness value: <90% Recharge potential: High	Vulnerability: Medium Aquifer type: Secondary Flow mechanism: Well connected fractures
5	On site	Summary Classification: Secondary bedrock aquifer - High Vulnerability Combined classification: Productive Bedrock Aquifer, No Superficial Aquifer	Leaching class: Intermediate Infiltration value: 40-70% Dilution value: >550mm/year	Vulnerability: - Aquifer type: - Thickness: <3m Patchiness value: <90% Recharge potential: No Data	Vulnerability: High Aquifer type: Secondary Flow mechanism: Well connected fractures
6	On site	Summary Classification: Secondary bedrock aquifer - High Vulnerability Combined classification: Productive Bedrock Aquifer, No Superficial Aquifer	Leaching class: Intermediate Infiltration value: 40-70% Dilution value: >550mm/year	Vulnerability: - Aquifer type: - Thickness: <3m Patchiness value: <90% Recharge potential: No Data	Vulnerability: High Aquifer type: Secondary Flow mechanism: Well connected fractures
7	On site	Summary Classification: Secondary bedrock aquifer - High Vulnerability Combined classification: Productive Bedrock Aquifer, No Superficial Aquifer	Leaching class: Intermediate Infiltration value: 40-70% Dilution value: >550mm/year	Vulnerability: - Aquifer type: - Thickness: <3m Patchiness value: <90% Recharge potential: High	Vulnerability: High Aquifer type: Secondary Flow mechanism: Well connected fractures



ID	Location	Summary	Soil / surface	Superficial geology	Bedrock geology
8	On site	Summary Classification: Secondary bedrock aquifer - High Vulnerability Combined classification: Productive Bedrock Aquifer, No Superficial Aquifer	Leaching class: Intermediate Infiltration value: 40-70% Dilution value: >550mm/year	Vulnerability: - Aquifer type: - Thickness: <3m Patchiness value: <90% Recharge potential: No Data	Vulnerability: High Aquifer type: Secondary Flow mechanism: Well connected fractures
9	On site	Summary Classification: Secondary bedrock aquifer - Medium Vulnerability Combined classification: Productive Bedrock Aquifer, No Superficial Aquifer	Leaching class: Low Infiltration value: <40% Dilution value: >550mm/year	Vulnerability: - Aquifer type: - Thickness: <3m Patchiness value: <90% Recharge potential: No Data	Vulnerability: Medium Aquifer type: Secondary Flow mechanism: Well connected fractures
10	On site	Summary Classification: Secondary bedrock aquifer - Medium Vulnerability Combined classification: Productive Bedrock Aquifer, No Superficial Aquifer	Leaching class: Low Infiltration value: <40% Dilution value: >550mm/year	Vulnerability: - Aquifer type: - Thickness: <3m Patchiness value: <90% Recharge potential: No Data	Vulnerability: Medium Aquifer type: Secondary Flow mechanism: Well connected fractures
11	On site	Summary Classification: Secondary bedrock aquifer - High Vulnerability Combined classification: Productive Bedrock Aquifer, No Superficial Aquifer	Leaching class: Intermediate Infiltration value: 40-70% Dilution value: >550mm/year	Vulnerability: - Aquifer type: - Thickness: <3m Patchiness value: <90% Recharge potential: No Data	Vulnerability: High Aquifer type: Secondary Flow mechanism: Well connected fractures
12	On site	Summary Classification: Secondary bedrock aquifer - Medium Vulnerability Combined classification: Productive Bedrock Aquifer, No Superficial Aquifer	Leaching class: Low Infiltration value: 40-70% Dilution value: >550mm/year	Vulnerability: - Aquifer type: - Thickness: <3m Patchiness value: <90% Recharge potential: High	Vulnerability: Medium Aquifer type: Secondary Flow mechanism: Well connected fractures

This data is sourced from the British Geological Survey, the Environment Agency and Natural Resources Wales.

5.4 Groundwater vulnerability- soluble rock risk

Records on site

0

This dataset identifies areas where solution features that enable rapid movement of a pollutant may be present within a 1km grid square.

This data is sourced from the British Geological Survey and the Environment Agency.



5.5 Groundwater vulnerability- local information

Records on site

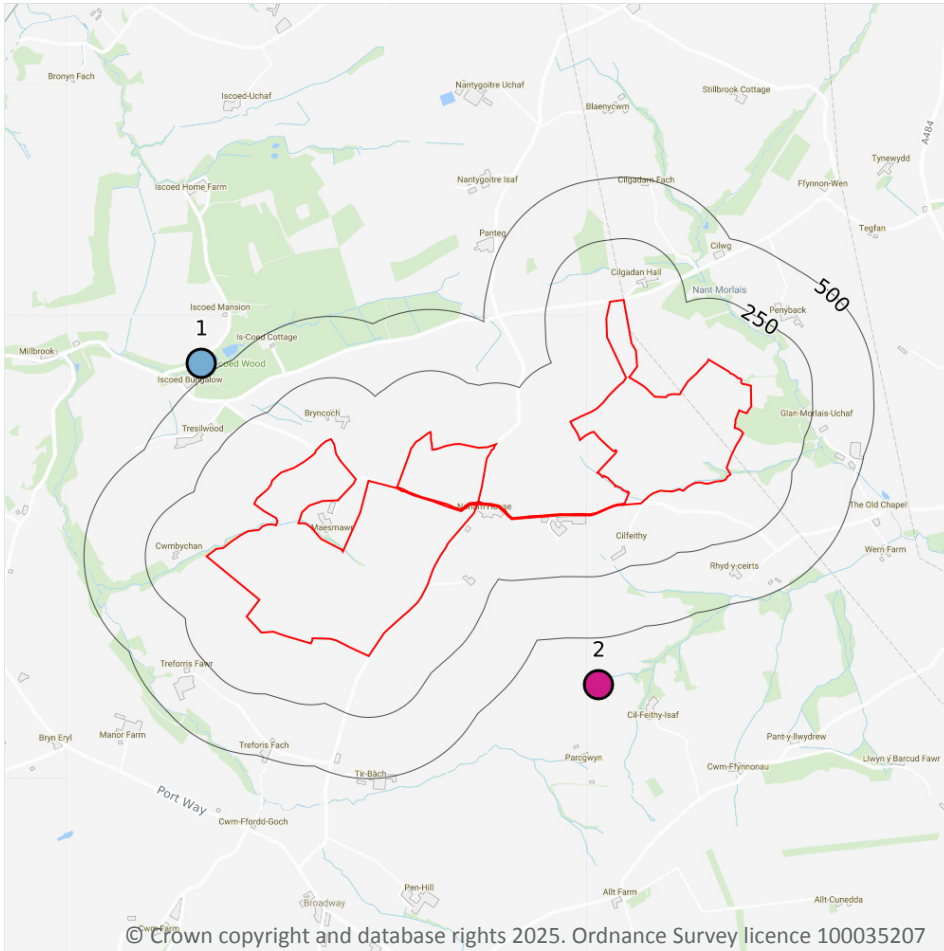
0

This dataset identifies areas where additional local information affecting vulnerability is held by the Environment Agency. Further information can be obtained by contacting the Environment Agency local Area groundwater team through the Environment Agency National Customer Call Centre on 03798 506 506 or by email on enquiries@environment-agency.gov.uk ↗.

This data is sourced from the British Geological Survey and the Environment Agency.



Abstractions and Source Protection Zones



5.6 Groundwater abstractions

Records within 2000m

4

Licensed groundwater abstractions for sites extracting more than 20 cubic metres of water a day and includes active and historical records. The data may be for a single abstraction point, between two points (line data) or a larger area.

Features are displayed on the Abstractions and Source Protection Zones map on [page 40 >](#)

ID	Location	Details	
2	692m S	Status: Historical Licence No: 22/60/7/0052 Details: General Farming & Domestic Direct Source: EAW Groundwater Point: SPRING IN FIELD NO. 413 AT PARKGWYN FARM Data Type: Point Name: Thomas Easting: 239900 Northing: 209800	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: - Expiry Date: - Issue No: 100 Version Start Date: 08/06/1992 Version End Date: -
-	1831m E	Status: Historical Licence No: 22/60/7/0043 Details: General Farming & Domestic Direct Source: EAW Groundwater Point: WELL IN ENCLOSURE NO. 2306 AT GELLIDEG FARM Data Type: Point Name: Beynon Easting: 242300 Northing: 210500	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: - Expiry Date: - Issue No: 100 Version Start Date: 31/01/1966 Version End Date: -
-	1901m E	Status: Historical Licence No: 22/60/7/0059 Details: General Farming & Domestic Direct Source: EAW Groundwater Point: WELL IN ENCLOSURE NO. 1866 AT GELLI FARM Data Type: Point Name: Rees Easting: 242400 Northing: 211300	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: - Expiry Date: - Issue No: 100 Version Start Date: 31/01/1966 Version End Date: -
-	1903m E	Status: Historical Licence No: 22/60/7/0020 Details: General Farming & Domestic Direct Source: EAW Groundwater Point: WELL IN FARMHOUSE YARD AT PLAS-Y-WENALLT Data Type: Point Name: Green Easting: 242240 Northing: 210050	Annual Volume (m ³): - Max Daily Volume (m ³): - Original Application No: - Original Start Date: - Expiry Date: - Issue No: 100 Version Start Date: 01/02/1993 Version End Date: -

This data is sourced from the Environment Agency and Natural Resources Wales.

5.7 Surface water abstractions

Records within 2000m

1

Licensed surface water abstractions for sites extracting more than 20 cubic metres of water a day and includes active and historical records. The data may be for a single abstraction point, a stretch of watercourse or a larger area.



Features are displayed on the Abstractions and Source Protection Zones map on [page 40 >](#)

ID	Location	Details	
1	550m NW	Status: Active Licence No: 22/60/3/0042 Details: Unknown (Impounding) - Direct Source: - Point: - Data Type: Point Name: - Easting: 238280 Northing: 211110	Annual Volume (m ³): 0 Max Daily Volume (m ³): - Original Application No: - Original Start Date: 10/03/1982 Expiry Date: - Issue No: - Version Start Date: - Version End Date: -

This data is sourced from the Environment Agency and Natural Resources Wales.

5.8 Potable abstractions

Records within 2000m	0
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Licensed potable water abstractions for sites extracting more than 20 cubic metres of water a day and includes active and historical records. The data may be for a single abstraction point, a stretch of watercourse or a larger area.

This data is sourced from the Environment Agency and Natural Resources Wales.

5.9 Source Protection Zones

Records within 500m	0
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Source Protection Zones define the sensitivity of an area around a potable abstraction site to contamination.

This data is sourced from the Environment Agency and Natural Resources Wales.

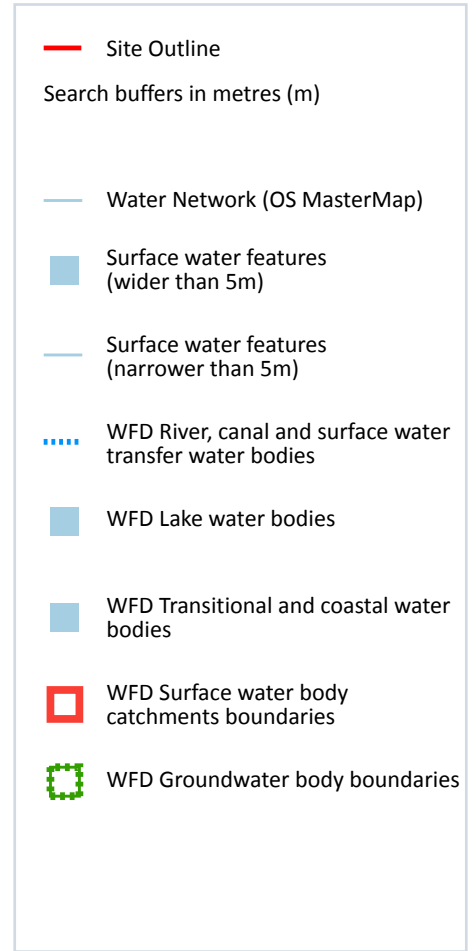
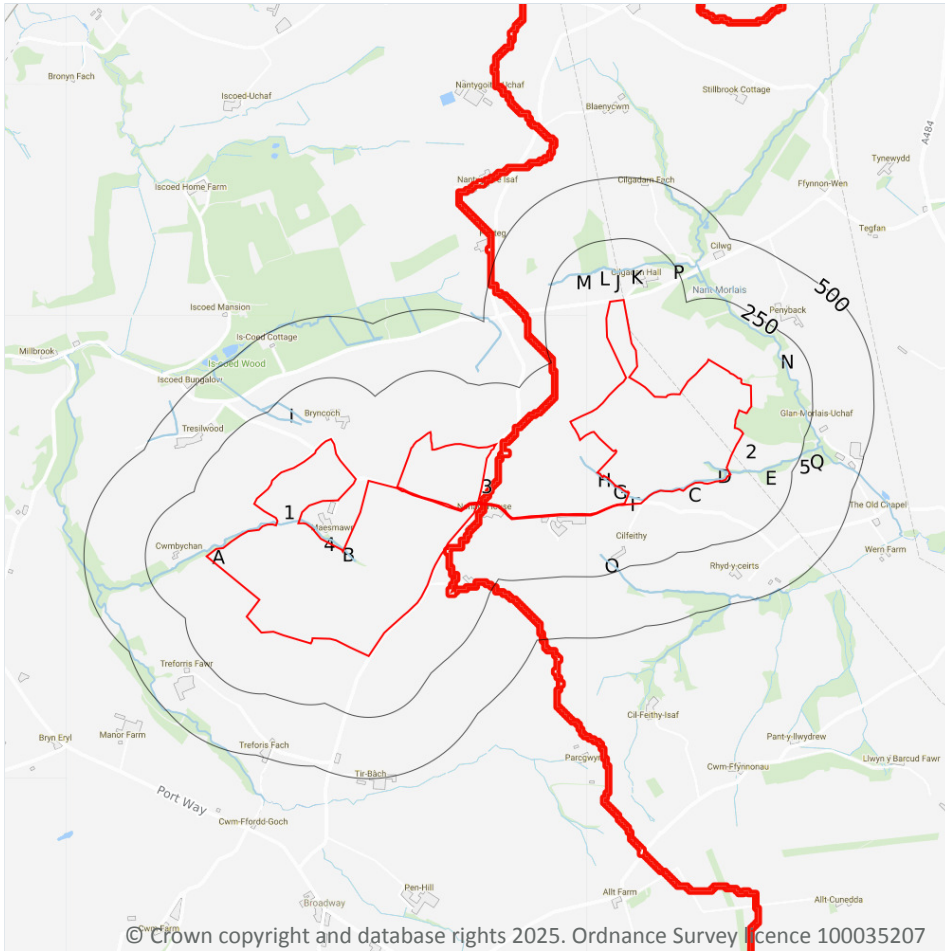
5.10 Source Protection Zones (confined aquifer)

Records within 500m	0
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Source Protection Zones in the confined aquifer define the sensitivity around a deep groundwater abstraction to contamination. A confined aquifer would normally be protected from contamination by overlying geology and is only considered a sensitive resource if deep excavation/drilling is taking place.

This data is sourced from the Environment Agency and Natural Resources Wales.

6 Hydrology



6.1 Water Network (OS MasterMap)

Records within 250m

27

Detailed water network of Great Britain showing the flow and precise central course of every river, stream, lake and canal.

Features are displayed on the Hydrology map on [page 43](#) >

ID	Location	Type of water feature	Ground level	Permanence	Name
A	On site	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-

ID	Location	Type of water feature	Ground level	Permanence	Name
B	On site	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
C	On site	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
D	On site	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
E	On site	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
F	On site	Inland river not influenced by normal tidal action.	Underground	Watercourse contains water year round (in normal circumstances)	-
F	On site	Inland river not influenced by normal tidal action.	Underground	Watercourse contains water year round (in normal circumstances)	-
F	On site	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
G	2m SW	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
H	6m W	Inland river not influenced by normal tidal action.	Underground	Watercourse contains water year round (in normal circumstances)	-
4	8m NE	Inland river not influenced by normal tidal action.	Underground	Watercourse contains water year round (in normal circumstances)	-
H	11m W	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
I	98m NW	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
I	115m NW	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-



ID	Location	Type of water feature	Ground level	Permanence	Name
J	116m N	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
K	126m N	Lake, loch or reservoir.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
K	128m N	Inland river not influenced by normal tidal action.	Underground	Watercourse contains water year round (in normal circumstances)	-
L	134m NW	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
M	138m NW	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
N	160m E	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	Nant Morlais
O	163m S	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
P	171m NE	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
O	190m S	Inland river not influenced by normal tidal action.	Underground	Watercourse contains water year round (in normal circumstances)	-
O	226m S	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
5	240m SE	Inland river not influenced by normal tidal action.	Underground	Watercourse contains water year round (in normal circumstances)	-
Q	244m SE	Inland river not influenced by normal tidal action.	On ground surface	Watercourse contains water year round (in normal circumstances)	-
O	249m S	Inland river not influenced by normal tidal action.	Underground	Watercourse contains water year round (in normal circumstances)	-

This data is sourced from the Ordnance Survey.



6.2 Surface water features

Records within 250m

13

Covering rivers, streams and lakes (some overlap with OS MasterMap Water Network data in previous section) but additionally covers smaller features such as ponds. Rivers and streams narrower than 5m are represented as a single line. Lakes, ponds and rivers or streams wider than 5m are represented as polygons.

Features are displayed on the Hydrology map on [page 43 >](#)

This data is sourced from the Ordnance Survey.

6.3 WFD Surface water body catchments

Records on site

2

The Water Framework Directive is an EU-led framework for the protection of inland surface waters, estuaries, coastal waters and groundwater through river basin-level management planning. In terms of surface water, these basins are broken down into smaller units known as management, operational and water body catchments.

Features are displayed on the Hydrology map on [page 43 >](#)

ID	Location	Type	Water body catchment	Water body ID	Operational catchment	Management catchment
1	On site	Coastal catchment	Not part of a river WB catchment	162	Tywi	Carmarthen Bay and the Gower
2	On site	River WB catchment	Gwendraeth Fach - headwaters to tidal limit	GB110060029400	Gwendraeth Fach and Fawr	Carmarthen Bay and the Gower

This data is sourced from the Environment Agency and Natural Resources Wales.

6.4 WFD Surface water bodies

Records identified

1

Surface water bodies under the Directive may be rivers, lakes, estuary or coastal. To achieve the purpose of the Directive, environmental objectives have been set and are reported on for each water body. The progress towards delivery of the objectives is then reported on by the relevant competent authorities at the end of each six-year cycle. The river water body directly associated with the catchment listed in the previous section is detailed below, along with any lake, canal, coastal or artificial water body within 250m of the site.

Features are displayed on the Hydrology map on [page 43 >](#)



ID	Location	Type	Name	Water body ID	Overall rating	Chemical rating	Ecological rating	Year
-	1177m E	River	Gwendraeth Fach - headwaters to tidal limit	GB110060029400	Good	Good	Good	2016

This data is sourced from the Environment Agency and Natural Resources Wales.

6.5 WFD Groundwater bodies

Records on site	1
------------------------	----------

Groundwater bodies are also covered by the Directive and the same regime of objectives and reporting detailed in the previous section is in place.

Features are displayed on the Hydrology map on [page 43 >](#)

ID	Location	Name	Water body ID	Overall rating	Chemical rating	Quantitative	Year
3	On site	Tywi, Taf and Gwendraeths	GB41002G200500	Poor	Poor	Good	2017

This data is sourced from the Environment Agency and Natural Resources Wales.

7 River and coastal flooding

7.1 Risk of flooding from rivers and the sea

Records within 50m

0

The chance of flooding from rivers and/or the sea in any given year, based on cells of 50m within the Risk of Flooding from Rivers and Sea (RoFRaS)/Flood Risk Assessment Wales (FRAW) models. Each cell is allocated one of four flood risk categories, taking into account flood defences and their condition. The risk categories for RoFRaS for rivers and the sea and FRAW for rivers are; Very low (less than 1 in 1000 chance in any given year), Low (less than 1 in 100 but greater than or equal to 1 in 1000 chance), Medium (less than 1 in 30 but greater than or equal to 1 in 100 chance) or High (greater than or equal to 1 in 30 chance). The risk categories for FRAW for the sea are; Very low (less than 1 in 1000 chance in any given year), Low (less than 1 in 200 but greater than or equal to 1 in 1000 chance), Medium (less than 1 in 30 but greater than or equal to 1 in 200 chance) or High (greater than or equal to 1 in 30 chance).

This data is sourced from the Environment Agency and Natural Resources Wales.

7.2 Historical Flood Events

Records within 250m

0

Records of historic flooding from rivers, the sea, groundwater and surface water. Records began in 1946 when predecessor bodies started collecting detailed information about flooding incidents, although limited details may be included on flooding incidents prior to this date. Takes into account the presence of defences, structures, and other infrastructure where they existed at the time of flooding, and includes flood extents that may have been affected by overtopping, breaches or blockages.

This data is sourced from the Environment Agency and Natural Resources Wales.

7.3 Flood Defences

Records within 250m

0

Records of flood defences owned, managed or inspected by the Environment Agency and Natural Resources Wales. Flood defences can be structures, buildings or parts of buildings. Typically these are earth banks, stone and concrete walls, or sheet-piling that is used to prevent or control the extent of flooding.

This data is sourced from the Environment Agency and Natural Resources Wales.



7.4 Areas Benefiting from Flood Defences

Records within 250m

0

Areas that would benefit from the presence of flood defences in a 1 in 100 (1%) chance of flooding each year from rivers or 1 in 200 (0.5%) chance of flooding each year from the sea.

This data is sourced from the Environment Agency and Natural Resources Wales.

7.5 Flood Storage Areas

Records within 250m

0

Areas that act as a balancing reservoir, storage basin or balancing pond to attenuate an incoming flood peak to a flow level that can be accepted by the downstream channel or to delay the timing of a flood peak so that its volume is discharged over a longer period.

This data is sourced from the Environment Agency and Natural Resources Wales.



River and coastal flooding - Flood Zones

7.6 Flood Zone 2

Records within 50m

0

Areas of land at risk of flooding, when the presence of flood defences are ignored. Covering land between Flood Zone 3 (see next section) and the extent of the flooding from rivers or the sea with a 1 in 1000 (0.1%) chance of flooding each year.

This data is sourced from the Environment Agency and Natural Resources Wales.

7.7 Flood Zone 3

Records within 50m

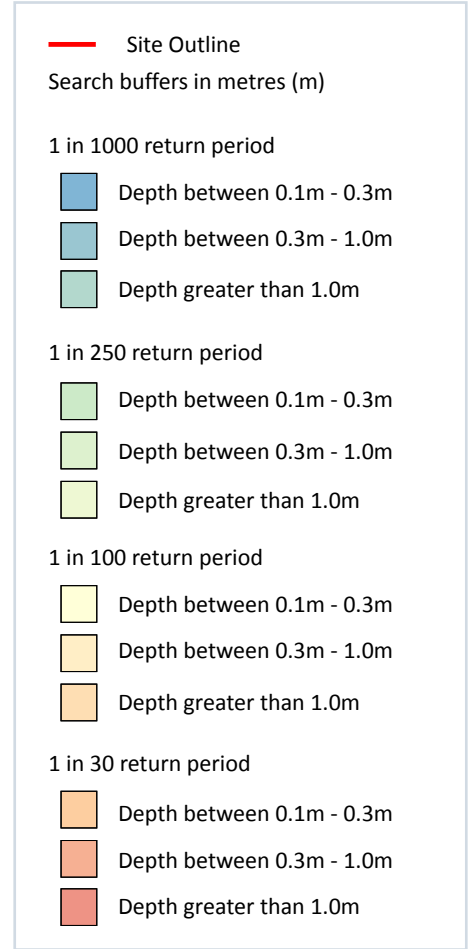
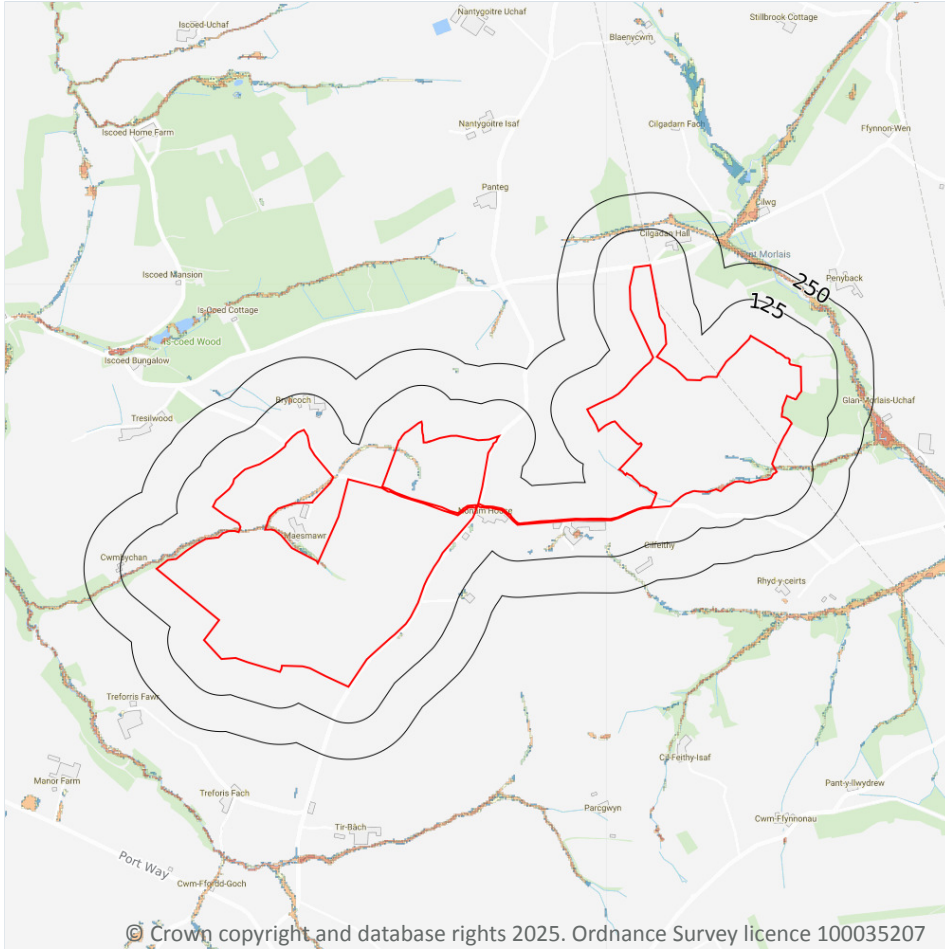
0

Areas of land at risk of flooding, when the presence of flood defences are ignored. Covering land with a 1 in 100 (1%) or greater chance of flooding each year from rivers or a 1 in 200 (0.5%) or greater chance of flooding each year from the sea.

This data is sourced from the Environment Agency and Natural Resources Wales.



8 Surface water flooding



8.1 Surface water flooding

Highest risk on site

1 in 30 year, Greater than 1.0m

Highest risk within 50m

1 in 30 year, Greater than 1.0m

Ambiental Risk Analytics surface water (pluvial) FloodMap identifies areas likely to flood as a result of extreme rainfall events, i.e. land naturally vulnerable to surface water ponding or flooding. This data set was produced by simulating 1 in 30 year, 1 in 100 year, 1 in 250 year and 1 in 1,000 year rainfall events. Modern urban drainage systems are typically built to cope with rainfall events between 1 in 20 and 1 in 30 years, though some older ones may flood in a 1 in 5 year rainfall event.

Features are displayed on the Surface water flooding map on [page 51](#) >

The data shown on the map and in the table above shows the highest likelihood of flood events happening at the site. Lower likelihood events may have greater flood depths and hence a greater potential impact on a site.

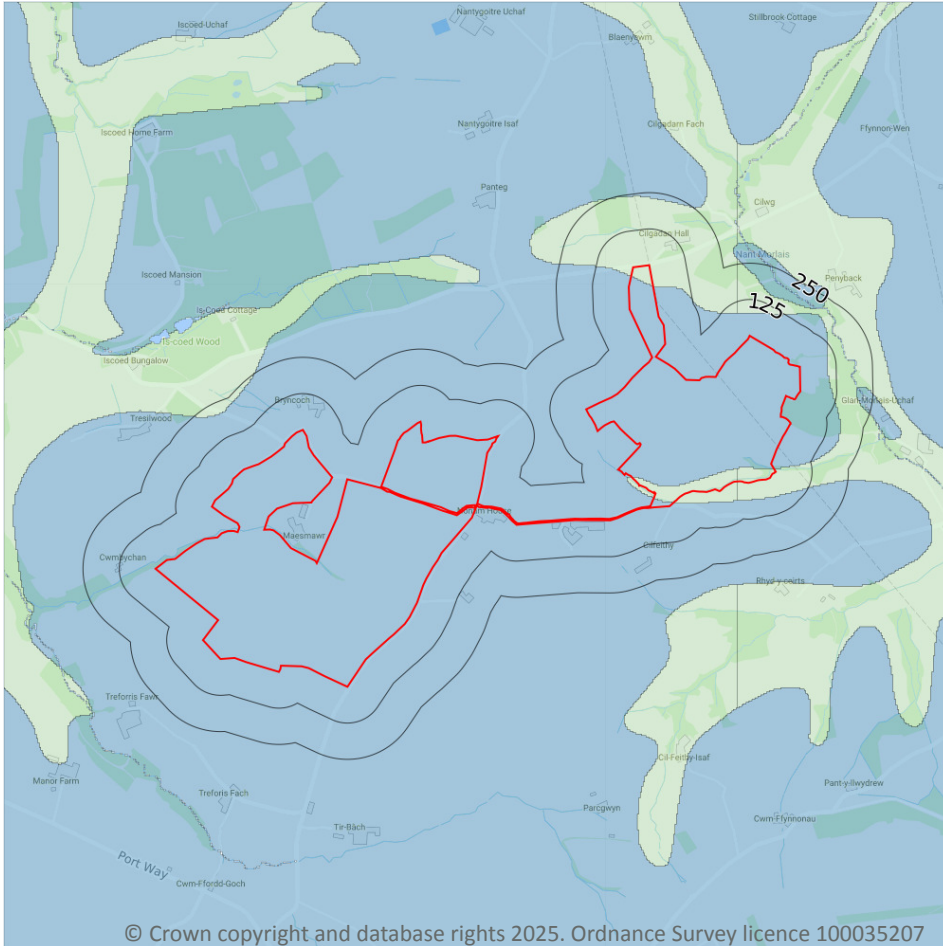
The table below shows the maximum flood depths for a range of return periods for the site.

Return period	Maximum modelled depth
1 in 1000 year	Greater than 1.0m
1 in 250 year	Greater than 1.0m
1 in 100 year	Greater than 1.0m
1 in 30 year	Greater than 1.0m

This data is sourced from Ambiental Risk Analytics.



9 Groundwater flooding



9.1 Groundwater flooding

Highest risk on site

Low

Highest risk within 50m

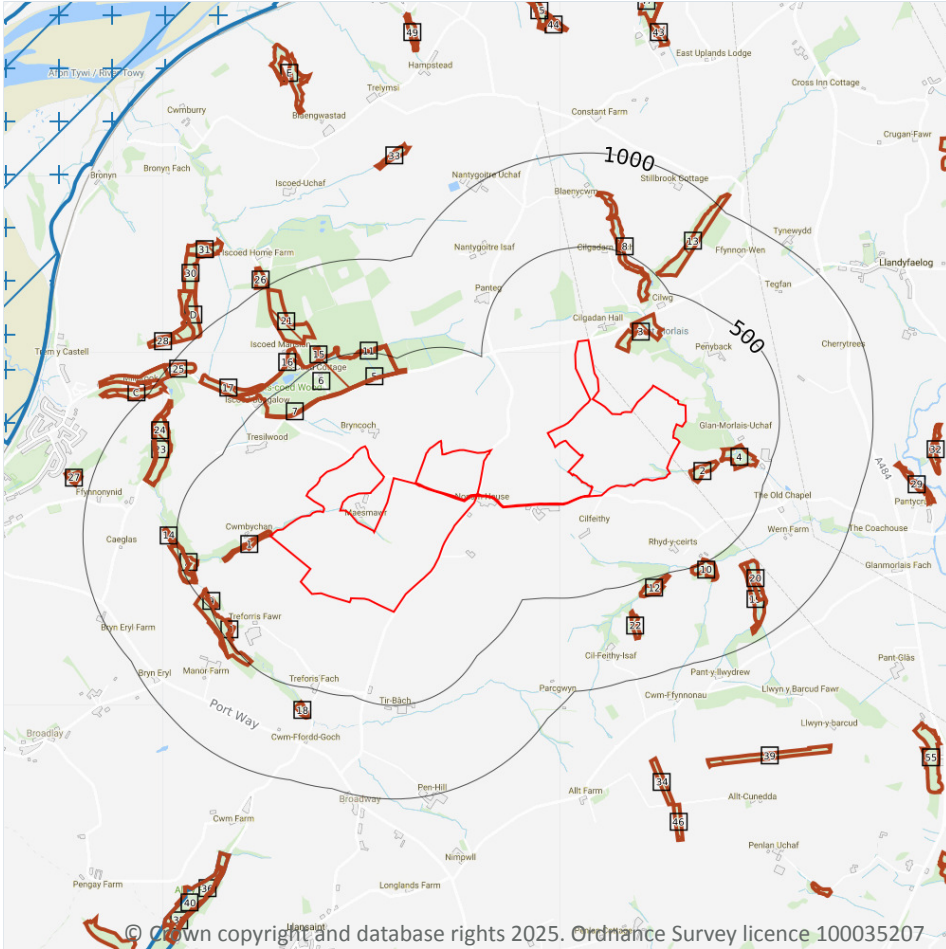
Low

Groundwater flooding is caused by unusually high groundwater levels. It occurs when the water table rises above the ground surface or within underground structures such as basements or cellars. Groundwater flooding tends to exhibit a longer duration than surface water flooding, possibly lasting for weeks or months, and as a result it can cause significant damage to property. This risk assessment is based on a 1 in 100 year return period and a 5m Digital Terrain Model (DTM).

Features are displayed on the Groundwater flooding map on [page 53](#) >

This data is sourced from Ambiental Risk Analytics.

10 Environmental designations



- Site Outline
- Search buffers in metres (m)
- ▣ Sites of Special Scientific Interest (SSSI)
- + Special Areas of Conservation (SAC)
- + Local Nature Reserves (LNR)
- ▨ Designated Ancient Woodland

10.1 Sites of Special Scientific Interest (SSSI)

Records within 2000m

2

Sites providing statutory protection for the best examples of UK flora, fauna, or geological or physiographical features. Originally notified under the National Parks and Access to the Countryside Act 1949, SSSIs were re-notified under the Wildlife and Countryside Act 1981. Improved provisions for the protection and management of SSSIs were introduced by the Countryside and Rights of Way Act 2000 (in England and Wales) and (in Scotland) by the Nature Conservation (Scotland) Act 2004 and the Wildlife and Natural Environment (Scotland) Act 2010.

Features are displayed on the Environmental designations map on [page 54](#) >

ID	Location	Name	Data source
35	1465m S	Gwel y Coed	Natural Resources Wales



ID	Location	Name	Data source
37	1473m NW	Afon Tywi	Natural Resources Wales

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.2 Conserved wetland sites (Ramsar sites)

Records within 2000m	0
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Ramsar sites are designated under the Convention on Wetlands of International Importance, agreed in Ramsar, Iran, in 1971. They cover all aspects of wetland conservation and wise use, recognizing wetlands as ecosystems that are extremely important for biodiversity conservation in general and for the well-being of human communities. These sites cover a broad definition of wetland; marsh, fen, peatland or water, whether natural or artificial, permanent or temporary, with water that is static or flowing, fresh, brackish or salt, and even some marine areas.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.3 Special Areas of Conservation (SAC)

Records within 2000m	1
-----------------------------	----------

Areas which have been identified as best representing the range and variety within the European Union of habitats and (non-bird) species listed on Annexes I and II to the Directive. SACs are designated under the EC Habitats Directive.

Features are displayed on the Environmental designations map on [page 54 >](#)

ID	Location	Name	Features of interest	Habitat description	Data source
38	1473m NW	Carmarthen Bay and Estuaries / Bae Caerfyrddin ac Aberoedd	Subtidal sandbanks; Estuaries; Intertidal mudflats and sandflats; Lagoons; Shallow inlets and bays; Glasswort and other annuals colonising mud and sand; Cord-grass swards; Atlantic salt meadows; Dunes with sea-buckthorn; Sea caves; Sea lamprey; River lamprey; Allis shad; Twaite shad; Lesser horseshoe bat; Greater horseshoe bat; Otter; Grey seal	Shingle, Sea cliffs, Islets; Marine areas, Sea inlets; Tidal rivers, Estuaries, Mud flats, Sand flats, Lagoons (including saltwork basins); Salt marshes, Salt pastures, Salt steppes	Natural Resources Wales

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.4 Special Protection Areas (SPA)

Records within 2000m

0

Sites classified by the UK Government under the EC Birds Directive, SPAs are areas of the most important habitat for rare (listed on Annex I to the Directive) and migratory birds within the European Union.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.5 National Nature Reserves (NNR)

Records within 2000m

0

Sites containing examples of some of the most important natural and semi-natural terrestrial and coastal ecosystems in Great Britain. They are managed to conserve their habitats, provide special opportunities for scientific study or to provide public recreation compatible with natural heritage interests.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.6 Local Nature Reserves (LNR)

Records within 2000m

0

Sites managed for nature conservation, and to provide opportunities for research and education, or simply enjoying and having contact with nature. They are declared by local authorities under the National Parks and Access to the Countryside Act 1949 after consultation with the relevant statutory nature conservation agency.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.7 Designated Ancient Woodland

Records within 2000m

66

Ancient woodlands are classified as areas which have been wooded continuously since at least 1600 AD. This includes semi-natural woodland and plantations on ancient woodland sites. 'Wooded continuously' does not mean there is or has previously been continuous tree cover across the whole site, and not all trees within the woodland have to be old.

Features are displayed on the Environmental designations map on [page 54 >](#)

ID	Location	Name	Woodland Type
1	1m NW	Unknown	Ancient Semi Natural Woodland
2	107m E	Unknown	Ancient Semi Natural Woodland
3	144m E	Unknown	Restored Ancient Woodland Site
4	234m E	Unknown	Ancient Semi Natural Woodland

ID	Location	Name	Woodland Type
5	312m NW	Unknown	Restored Ancient Woodland Site
6	314m NW	Unknown	Restored Ancient Woodland Site
7	341m NW	Unknown	Restored Ancient Woodland Site
8	353m NE	Unknown	Ancient Semi Natural Woodland
A	411m W	Unknown	Ancient Semi Natural Woodland
B	430m SW	Unknown	Ancient Semi Natural Woodland
9	448m SW	Unknown	Ancient Semi Natural Woodland
B	452m SW	Unknown	Ancient Semi Natural Woodland
A	454m W	Unknown	Ancient Semi Natural Woodland
10	480m SE	Unknown	Ancient Semi Natural Woodland
11	483m N	Unknown	Restored Ancient Woodland Site
12	510m S	Unknown	Ancient Semi Natural Woodland
13	512m NE	Unknown	Restored Ancient Woodland Site
B	513m SW	Unknown	Ancient Semi Natural Woodland
14	515m W	Unknown	Ancient Woodland Site of Unknown Category
15	519m NW	Unknown	Restored Ancient Woodland Site
16	535m NW	Unknown	Restored Ancient Woodland Site
17	569m NW	Unknown	Ancient Semi Natural Woodland
18	581m S	Unknown	Ancient Semi Natural Woodland
19	616m SE	Unknown	Ancient Semi Natural Woodland
20	627m SE	Unknown	Ancient Semi Natural Woodland
21	637m NW	Unknown	Restored Ancient Woodland Site
22	641m S	Unknown	Ancient Semi Natural Woodland
23	670m NW	Unknown	Ancient Semi Natural Woodland
24	678m NW	Unknown	Ancient Semi Natural Woodland
25	884m NW	Unknown	Restored Ancient Woodland Site
C	943m NW	Unknown	Ancient Semi Natural Woodland
C	967m NW	Unknown	Restored Ancient Woodland Site



ID	Location	Name	Woodland Type
26	992m NW	Unknown	Plantation on Ancient Woodland Site
D	993m NW	Unknown	Plantation on Ancient Woodland Site
D	1011m NW	Unknown	Ancient Semi Natural Woodland
27	1055m W	Unknown	Ancient Semi Natural Woodland
28	1063m NW	Unknown	Ancient Semi Natural Woodland
29	1146m E	Unknown	Restored Ancient Woodland Site
30	1166m NW	Unknown	Plantation on Ancient Woodland Site
31	1290m NW	Unknown	Restored Ancient Woodland Site
32	1318m E	Unknown	Restored Ancient Woodland Site
33	1363m NW	Unknown	Restored Ancient Woodland Site
34	1435m S	Unknown	Restored Ancient Woodland Site
36	1465m S	Unknown	Restored Ancient Woodland Site
39	1517m S	Unknown	Ancient Semi Natural Woodland
40	1540m S	Unknown	Restored Ancient Woodland Site
-	1609m E	Unknown	Restored Ancient Woodland Site
-	1609m W	Unknown	Ancient Semi Natural Woodland
43	1622m N	Unknown	Ancient Semi Natural Woodland
44	1659m N	Unknown	Restored Ancient Woodland Site
45	1697m N	Unknown	Restored Ancient Woodland Site
46	1699m S	Unknown	Restored Ancient Woodland Site
47	1740m N	Unknown	Ancient Semi Natural Woodland
48	1752m N	Unknown	Ancient Semi Natural Woodland
49	1777m NW	Unknown	Ancient Semi Natural Woodland
-	1788m W	Unknown	Restored Ancient Woodland Site
-	1792m E	Unknown	Ancient Semi Natural Woodland
E	1814m N	Unknown	Ancient Semi Natural Woodland
-	1851m N	Unknown	Ancient Semi Natural Woodland
-	1865m SE	Unknown	Ancient Woodland Site of Unknown Category



ID	Location	Name	Woodland Type
53	1869m NE	Unknown	Restored Ancient Woodland Site
-	1884m SE	Unknown	Ancient Woodland Site of Unknown Category
55	1895m SE	Unknown	Ancient Semi Natural Woodland
-	1943m E	Unknown	Restored Ancient Woodland Site
E	1965m N	Unknown	Ancient Semi Natural Woodland
E	1985m N	Unknown	Ancient Semi Natural Woodland

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.8 Biosphere Reserves

Records within 2000m

0

Biosphere Reserves are internationally recognised by UNESCO as sites of excellence to balance conservation and socioeconomic development between nature and people. They are recognised under the Man and the Biosphere (MAB) Programme with the aim of promoting sustainable development founded on the work of the local community.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

10.9 Forest Parks

Records within 2000m

0

These are areas managed by the Forestry Commission designated on the basis of recreational, conservation or scenic interest.

This data is sourced from the Forestry Commission.

10.10 Marine Conservation Zones

Records within 2000m

0

A type of marine nature reserve in UK waters established under the Marine and Coastal Access Act (2009). They are designated with the aim to protect nationally important, rare or threatened habitats and species.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.



10.11 Green Belt

Records within 2000m

0

Areas designated to prevent urban sprawl by keeping land permanently open.

This data is sourced from the Ministry of Housing, Communities and Local Government.

10.12 Proposed Ramsar sites

Records within 2000m

0

Ramsar sites are areas listed as a Wetland of International Importance under the Convention on Wetlands of International Importance especially as Waterfowl Habitat (the Ramsar Convention) 1971. The sites here supplied have a status of 'Proposed' having been identified for potential adoption under the framework.

This data is sourced from Natural England.

10.13 Possible Special Areas of Conservation (pSAC)

Records within 2000m

0

Special Areas of Conservation are areas which have been identified as best representing the range and variety within the European Union of habitats and (non-bird) species listed on Annexes I and II to the Directive. SACs are designated under the EC Habitats Directive. Those sites supplied here are those with a status of 'Possible' having been identified for potential adoption under the framework.

This data is sourced from Natural England and Natural Resources Wales.

10.14 Potential Special Protection Areas (pSPA)

Records within 2000m

0

Special Protection Areas (SPAs) are areas designated (or 'classified') under the European Union Wild Birds Directive for the protection of nationally and internationally important populations of wild birds. Those sites supplied here are those with a status of 'Potential' having been identified for potential adoption under the framework.

This data is sourced from Natural England.

10.15 Nitrate Sensitive Areas

Records within 2000m

0

Areas where nitrate concentrations in drinking water sources exceeded or was at risk of exceeding the limit of 50 mg/l set by the 1980 EC Drinking Water Directive. Voluntary agricultural measures as a means of reducing the levels of nitrate were introduced by DEFRA as MAFF, with payments being made to farmers who complied. The scheme was started as a pilot in 1990 in ten areas, later implemented within 32 areas. The scheme was



closed to further new entrants in 1998, although existing agreements continued for their full term. All Nitrate Sensitive Areas fell within the areas designated as Nitrate Vulnerable Zones (NVZs) in 1996 under the EC Nitrate Directive (91/676/EEC).

This data is sourced from Natural England.

10.16 Nitrate Vulnerable Zones

Records within 2000m

0

Areas at risk from agricultural nitrate pollution designated under the EC Nitrate Directive (91/676/EEC). These are areas of land that drain into waters polluted by nitrates. Farmers operating within these areas have to follow mandatory rules to tackle nitrate loss from agriculture.

This data is sourced from Natural England and Natural Resources Wales.



SSSI Impact Zones and Units

10.17 SSSI Impact Risk Zones

Records on site

0

Developed to allow rapid initial assessment of the potential risks to SSSIs posed by development proposals. They define zones around each SSSI which reflect the particular sensitivities of the features for which it is notified and indicate the types of development proposal which could potentially have adverse impacts.

This data is sourced from Natural England.

10.18 SSSI Units

Records within 2000m

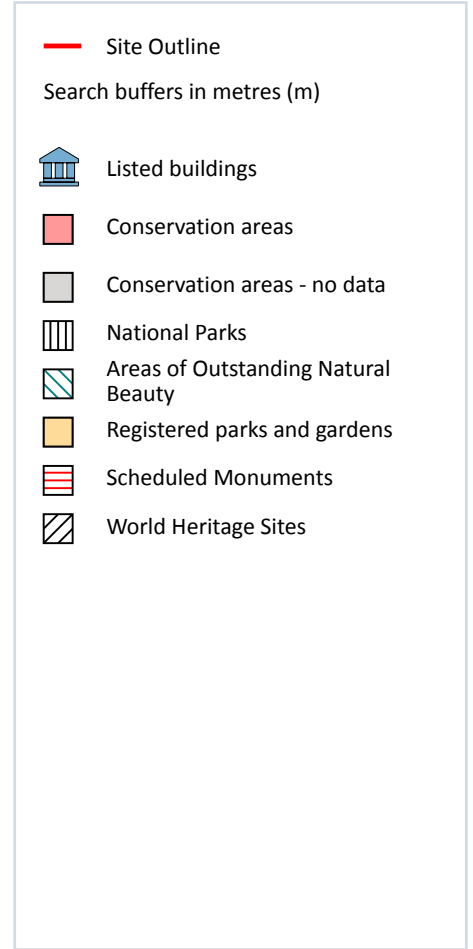
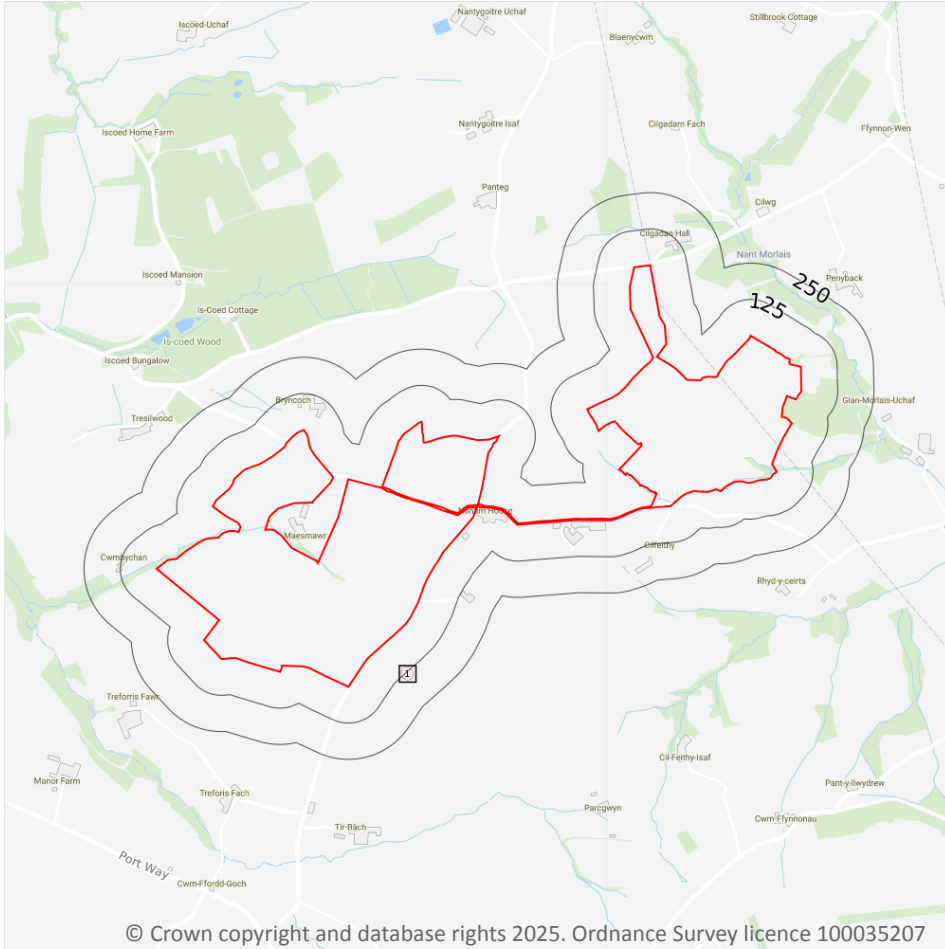
0

Divisions of SSSIs used to record management and condition details. Units are the smallest areas for which Natural England gives a condition assessment, however, the size of units varies greatly depending on the types of management and the conservation interest.

This data is sourced from Natural England and Natural Resources Wales.



11 Visual and cultural designations



11.1 World Heritage Sites

Records within 250m

0

Sites designated for their globally important cultural or natural interest requiring appropriate management and protection measures. World Heritage Sites are designated to meet the UK's commitments under the World Heritage Convention.

This data is sourced from Historic England, Cadw and Historic Environment Scotland.

11.2 Area of Outstanding Natural Beauty

Records within 250m

0

Areas of Outstanding Natural Beauty (AONB) are conservation areas, chosen because they represent 18% of the finest countryside. Each AONB has been designated for special attention because of the quality of their flora, fauna, historical and cultural associations, and/or scenic views. The National Parks and Access to the Countryside Act of 1949 created AONBs and the Countryside and Rights of Way Act, 2000 added further regulation and protection. There are likely to be restrictions to some developments within these areas.

This data is sourced from Natural England, Natural Resources Wales and Scottish Natural Heritage.

11.3 National Parks

Records within 250m

0

In England and Wales, the purpose of National Parks is to conserve and enhance landscapes within the countryside whilst promoting public enjoyment of them and having regard for the social and economic well-being of those living within them. In Scotland National Parks have the additional purpose of promoting the sustainable use of the natural resources of the area and the sustainable social and economic development of its communities. The National Parks and Access to the Countryside Act 1949 established the National Park designation in England and Wales, and The National Parks (Scotland) Act 2000 in Scotland.

This data is sourced from Natural England, Natural Resources Wales and the Scottish Government.

11.4 Listed Buildings

Records within 250m

0

Buildings listed for their special architectural or historical interest. Building control in the form of 'listed building consent' is required in order to make any changes to that building which might affect its special interest. Listed buildings are graded to indicate their relative importance, however building controls apply to all buildings equally, irrespective of their grade, and apply to the interior and exterior of the building in its entirety, together with any curtilage structures.

This data is sourced from Historic England, Cadw and Historic Environment Scotland.

11.5 Conservation Areas

Records within 250m

0

Local planning authorities are obliged to designate as conservation areas any parts of their own area that are of special architectural or historic interest, the character and appearance of which it is desirable to preserve or enhance. Designation of a conservation area gives broader protection than the listing of individual buildings. All the features within the area, listed or otherwise, are recognised as part of its character. Conservation area designation is the means of recognising the importance of all factors and of ensuring that planning decisions address the quality of the landscape in its broadest sense.



This data is sourced from Historic England, Cadw and Historic Environment Scotland.

11.6 Scheduled Ancient Monuments

Records within 250m

1

A scheduled monument is an historic building or site that is included in the Schedule of Monuments kept by the Secretary of State for Digital, Culture, Media and Sport. The regime is set out in the Ancient Monuments and Archaeological Areas Act 1979. The Schedule of Monuments has c.20,000 entries and includes sites such as Roman remains, burial mounds, castles, bridges, earthworks, the remains of deserted villages and industrial sites. Monuments are not graded, but all are, by definition, considered to be of national importance.

Features are displayed on the Visual and cultural designations map on [page 63](#) >

ID	Location	Ancient monument name	Reference number
1	107m SE	Round Barrow 330m SW of Mynydd-Uchaf	662

This data is sourced from Historic England, Cadw and Historic Environment Scotland.

11.7 Registered Parks and Gardens

Records within 250m

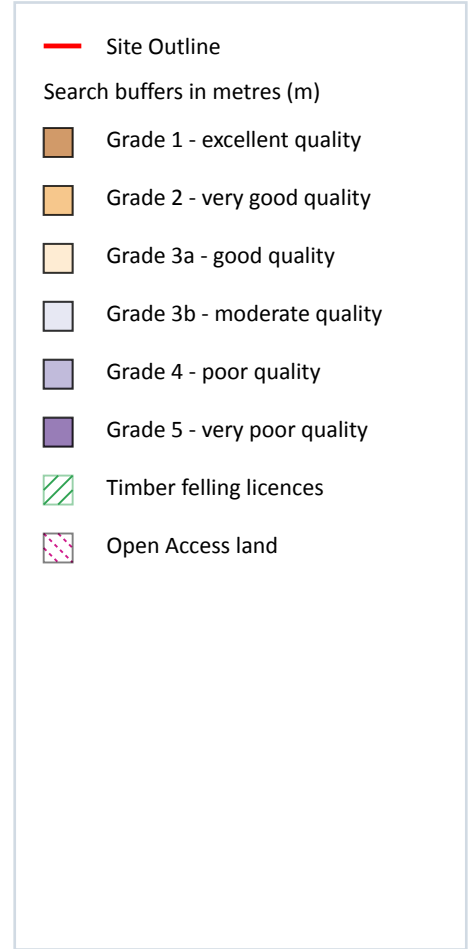
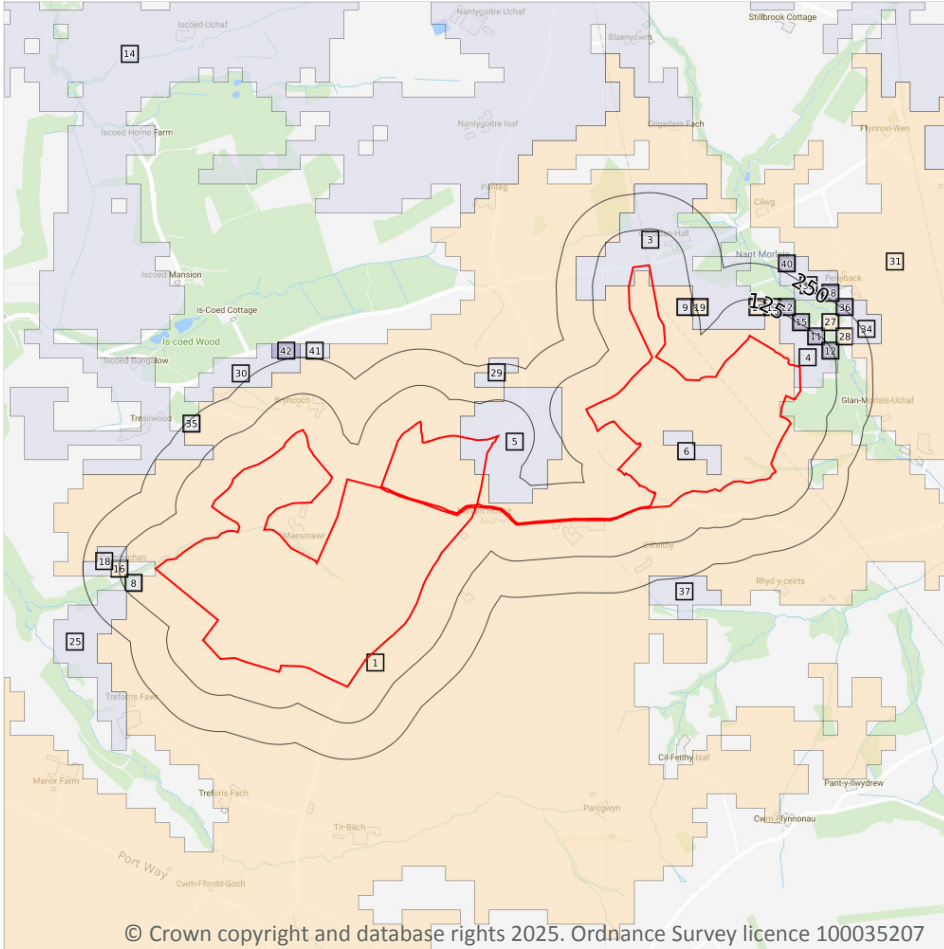
0

Parks and gardens assessed to be of particular interest and of special historic interest. The emphasis being on 'designed' landscapes, rather than on planting or botanical importance. Registration is a 'material consideration' in the planning process, meaning that planning authorities must consider the impact of any proposed development on the special character of the landscape.

This data is sourced from Historic England, Cadw and Historic Environment Scotland.



12 Agricultural designations



12.1 Agricultural Land Classification

Records within 250m

32

Classification of the quality of agricultural land taking into consideration multiple factors including climate, physical geography and soil properties. It should be noted that the categories for the grading of agricultural land are not consistent across England, Wales and Scotland.

Features are displayed on the Agricultural designations map on [page 66](#) >

ID	Location	Classification	Description
1	On site	Grade 3a	Good to moderate quality agricultural land
3	On site	Grade 3b	Moderate quality agricultural land
4	On site	Grade 3b	Moderate quality agricultural land

ID	Location	Classification	Description
5	On site	Grade 3b	Moderate quality agricultural land
6	On site	Grade 3b	Moderate quality agricultural land
8	56m SW	Grade 3b	Moderate quality agricultural land
9	61m NE	Grade 3b	Moderate quality agricultural land
10	73m N	Grade 3a	Good to moderate quality agricultural land
11	85m N	Grade 4	Poor quality agricultural land
12	85m E	Grade 4	Poor quality agricultural land
13	90m NE	Grade 3b	Moderate quality agricultural land
14	95m NW	Grade 3b	Moderate quality agricultural land
15	99m NE	Grade 4	Poor quality agricultural land
16	101m W	Grade 3a	Good to moderate quality agricultural land
18	104m W	Grade 3b	Moderate quality agricultural land
19	105m E	Grade 3a	Good to moderate quality agricultural land
22	115m NE	Grade 4	Poor quality agricultural land
25	125m SW	Grade 3b	Moderate quality agricultural land
27	152m NE	Grade 3a	Good to moderate quality agricultural land
28	152m NE	Grade 3a	Good to moderate quality agricultural land
29	168m N	Grade 3b	Moderate quality agricultural land
30	179m NW	Grade 3b	Moderate quality agricultural land
31	182m E	Grade 3a	Good to moderate quality agricultural land
33	184m NE	Grade 3b	Moderate quality agricultural land
34	197m NE	Grade 3b	Moderate quality agricultural land
35	202m NW	Grade 3b	Moderate quality agricultural land
36	222m NE	Grade 4	Poor quality agricultural land
37	226m SE	Grade 3b	Moderate quality agricultural land
38	235m NE	Grade 4	Poor quality agricultural land
40	245m NE	Grade 4	Poor quality agricultural land
41	247m N	Grade 3b	Moderate quality agricultural land



ID	Location	Classification	Description
42	247m N	Grade 4	Poor quality agricultural land

This data is sourced from Natural Resources Wales.

12.2 Open Access Land

Records within 250m

0

The Countryside and Rights of Way Act 2000 (CROW Act) gives a public right of access to land without having to use paths. Access land includes mountains, moors, heaths and downs that are privately owned. It also includes common land registered with the local council and some land around the England Coast Path. Generally permitted activities on access land are walking, running, watching wildlife and climbing.

This data is sourced from Natural England and Natural Resources Wales.

12.3 Tree Felling Licences

Records within 250m

0

Felling Licence Application (FLA) areas approved by Forestry Commission England. Anyone wishing to fell trees must ensure that a licence or permission under a grant scheme has been issued by the Forestry Commission before any felling is carried out or that one of the exceptions apply.

This data is sourced from the Forestry Commission.

12.4 Environmental Stewardship Schemes

Records within 250m

0

Environmental Stewardship covers a range of schemes that provide financial incentives to farmers, foresters and land managers to look after and improve the environment. The schemes identified may be historical schemes that have now expired, or may still be active.

This data is sourced from Natural England.

12.5 Countryside Stewardship Schemes

Records within 250m

0

Countryside Stewardship covers a range of schemes that provide financial incentives to farmers, foresters and land managers to look after and improve the environment. Main objectives are to improve the farmed environment for wildlife and to reduce diffuse water pollution.

This data is sourced from Natural England.



13 Habitat designations

13.1 Priority Habitat Inventory

Records within 250m

0

Habitats of principal importance as named under Natural Environment and Rural Communities Act (2006) Section 41.

This data is sourced from Natural England.

13.2 Habitat Networks

Records within 250m

0

Habitat networks for 18 priority habitat networks (based primarily, but not exclusively, on the priority habitat inventory) and areas suitable for the expansion of networks through restoration and habitat creation.

This data is sourced from Natural England.

13.3 Open Mosaic Habitat

Records within 250m

0

Sites verified as Open Mosaic Habitat. Mosaic habitats are brownfield sites that are identified under the UK Biodiversity Action Plan as a priority habitat due to the habitat variation within a single site, supporting an array of invertebrates.

This data is sourced from Natural England.

13.4 Limestone Pavement Orders

Records within 250m

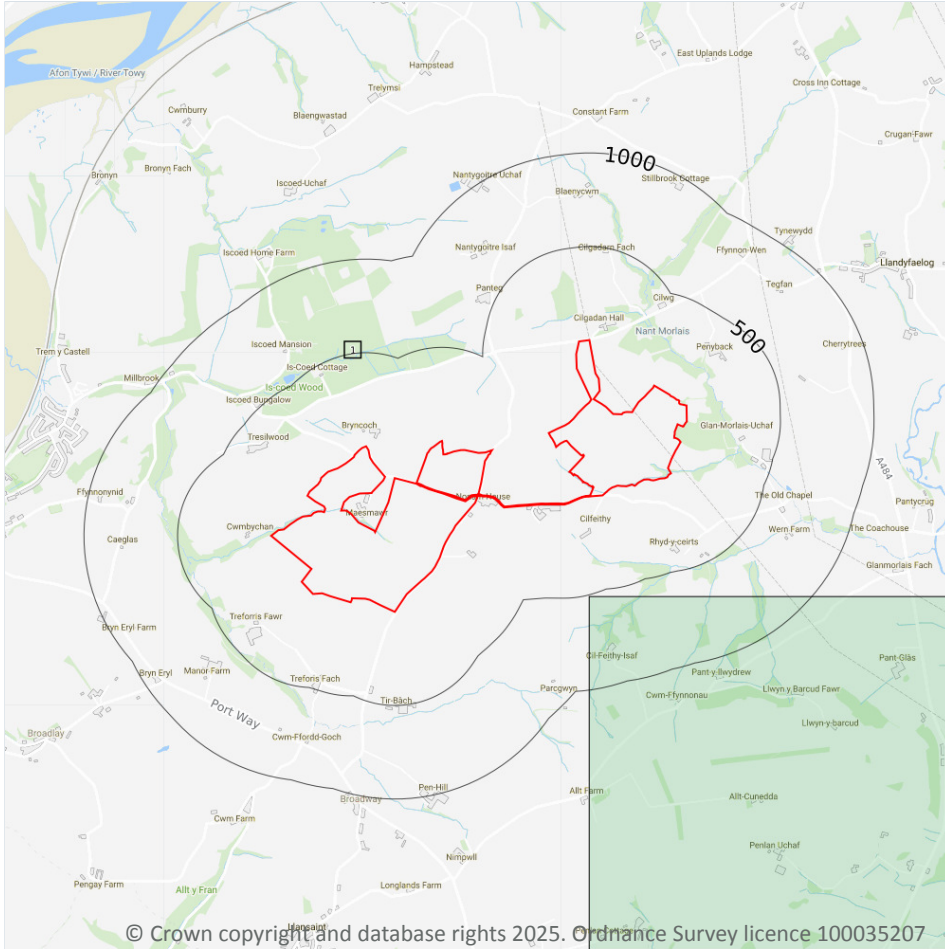
0

Limestone pavements are outcrops of limestone where the surface has been worn away by natural means over millennia. These rocks have the appearance of paving blocks, hence their name. Not only do they have geological interest, they also provide valuable habitats for wildlife. These habitats are threatened due to their removal for use in gardens and water features. Many limestone pavements have been designated as SSSIs which affords them some protection. In addition, Section 34 of the Wildlife and Countryside Act 1981 gave them additional protection via the creation of Limestone Pavement Orders, which made it a criminal offence to remove any part of the outcrop. The associated Limestone Pavement Priority Habitat is part of the UK Biodiversity Action Plan priority habitat in England.

This data is sourced from Natural England.



14 Geology 1:10,000 scale - Availability



— Site Outline
 Search buffers in metres (m)

- Full coverage
- Partial coverage
- No coverage

14.1 10k Availability

Records within 500m

1

An indication on the coverage of 1:10,000 scale geology data for the site, the most detailed dataset provided by the British Geological Survey. Either 'Full', 'Partial' or 'No coverage' for each geological theme.

Features are displayed on the Geology 1:10,000 scale - Availability map on [page 70](#) >

ID	Location	Artificial	Superficial	Bedrock	Mass movement	Sheet No.
1	On site	No coverage	No coverage	No coverage	No coverage	NoCov

This data is sourced from the British Geological Survey.



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Date: 23 June 2025

Geology 1:10,000 scale - Artificial and made ground

14.2 Artificial and made ground (10k)

Records within 500m

0

Details of made, worked, infilled, disturbed and landscaped ground at 1:10,000 scale. Artificial ground can be associated with potentially contaminated material, unpredictable engineering conditions and instability.

This data is sourced from the British Geological Survey.



Geology 1:10,000 scale - Superficial

14.3 Superficial geology (10k)

Records within 500m

0

Superficial geological deposits at 1:10,000 scale. Also known as 'drift', these are the youngest geological deposits, formed during the Quaternary. They rest on older deposits or rocks referred to as bedrock.

This data is sourced from the British Geological Survey.

14.4 Landslip (10k)

Records within 500m

0

Mass movement deposits on BGS geological maps at 1:10,000 scale. Primarily superficial deposits that have moved down slope under gravity to form landslips. These affect bedrock, other superficial deposits and artificial ground.

This data is sourced from the British Geological Survey.



Geology 1:10,000 scale - Bedrock

14.5 Bedrock geology (10k)

Records within 500m

0

Bedrock geology at 1:10,000 scale. The main mass of rocks forming the Earth and present everywhere, whether exposed at the surface in outcrops or concealed beneath superficial deposits or water.

This data is sourced from the British Geological Survey.

14.6 Bedrock faults and other linear features (10k)

Records within 500m

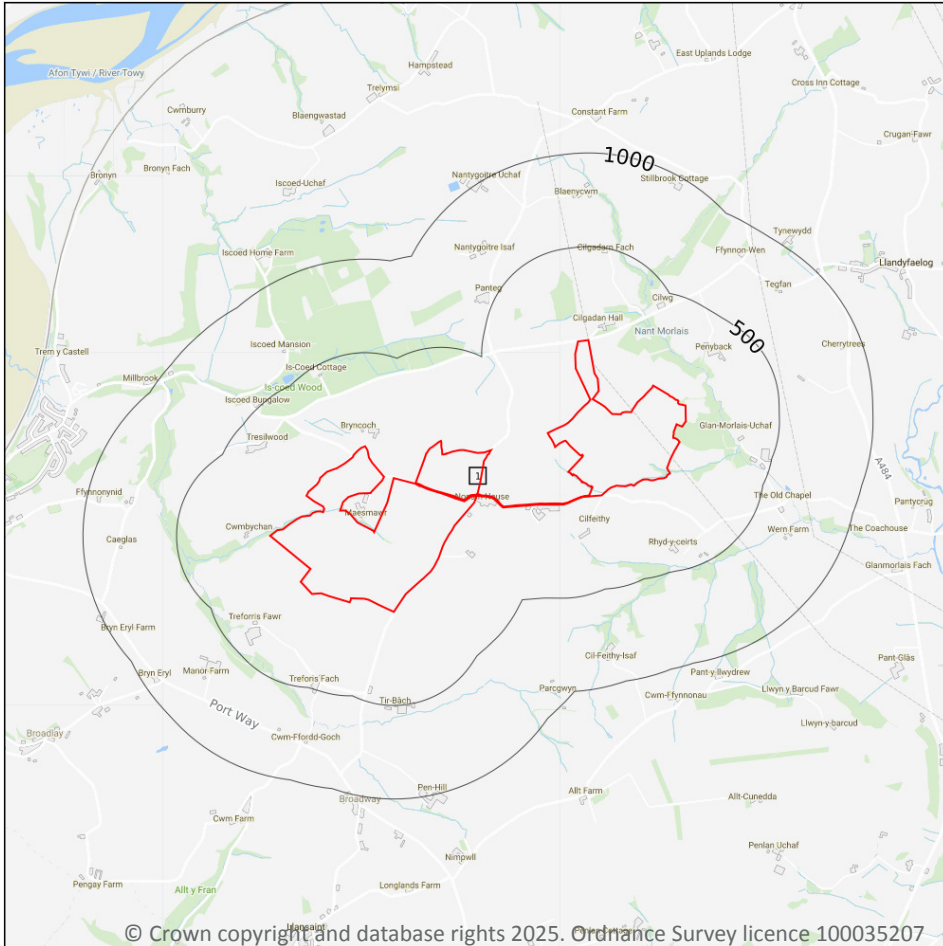
0

Linear features at the ground or bedrock surface at 1:10,000 scale of six main types; rock, fault, fold axis, mineral vein, alteration area or landform. Features are either observed or inferred, and relate primarily to bedrock.

This data is sourced from the British Geological Survey.



15 Geology 1:50,000 scale - Availability



— Site Outline
 Search buffers in metres (m)

□ Geological map tile

15.1 50k Availability

Records within 500m

1

An indication on the coverage of 1:50,000 scale geology data for the site. Either 'Full' or 'No coverage' for each geological theme. Where 50k data is not available, this area has been filled in with 625k scale data.

Features are displayed on the Geology 1:50,000 scale - Availability map on [page 74](#) >

ID	Location	Artificial	Superficial	Bedrock	Mass movement	Sheet No.
1	On site	Full	Full	Full	Full	EW229_carmarthen_v4

This data is sourced from the British Geological Survey.



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Date: 23 June 2025

Geology 1:50,000 scale - Artificial and made ground

15.2 Artificial and made ground (50k)

Records within 500m

0

Details of made, worked, infilled, disturbed and landscaped ground at 1:50,000 scale. Artificial ground can be associated with potentially contaminated material, unpredictable engineering conditions and instability.

This data is sourced from the British Geological Survey.

15.3 Artificial ground permeability (50k)

Records within 50m

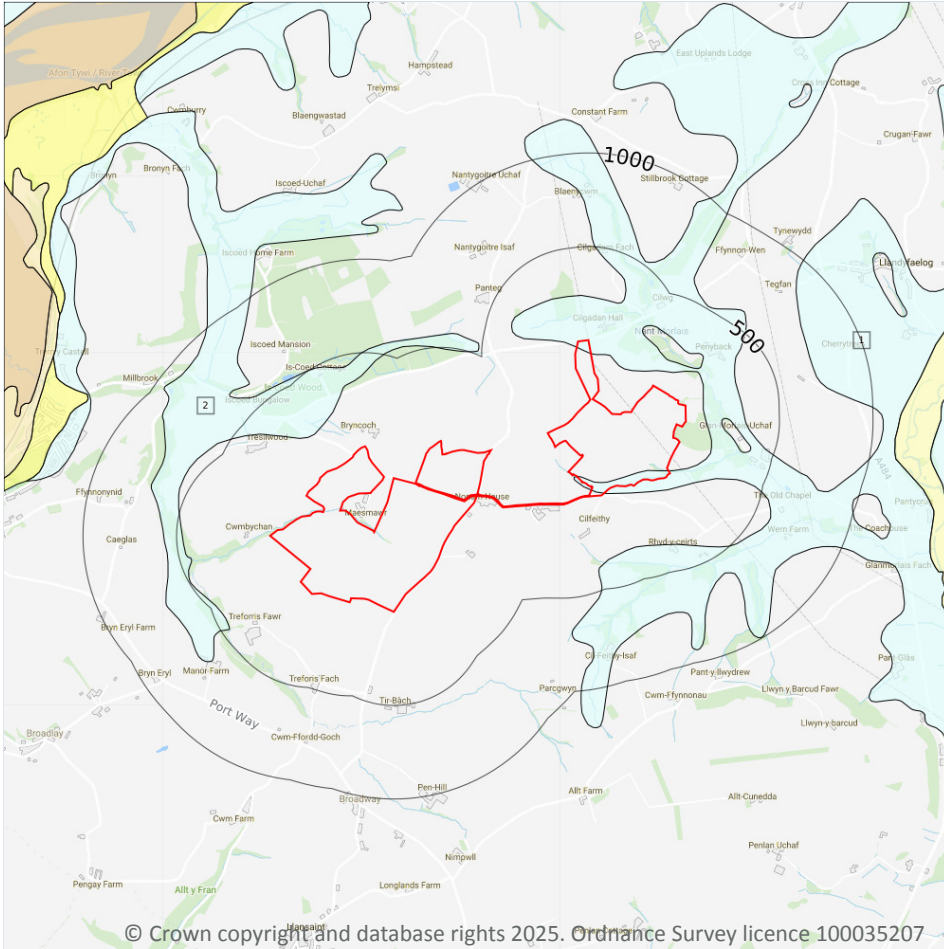
0

A qualitative classification of estimated rates of vertical movement of water from the ground surface through the unsaturated zone of any artificial deposits (the zone between the land surface and the water table).

This data is sourced from the British Geological Survey.



Geology 1:50,000 scale - Superficial



— Site Outline

Search buffers in metres (m)

▨ Landslip (50k)

Superficial geology (50k)
Please see table for more details.

15.4 Superficial geology (50k)

Records within 500m

2

Superficial geological deposits at 1:50,000 scale. Also known as 'drift', these are the youngest geological deposits, formed during the Quaternary. They rest on older deposits or rocks referred to as bedrock.

Features are displayed on the Geology 1:50,000 scale - Superficial map on [page 76 >](#)

ID	Location	LEX Code	Description	Rock description
1	On site	TILLD-DMTN	TILL, DEVANSIAN	DIAMICTON
2	210m NW	TILLD-DMTN	TILL, DEVANSIAN	DIAMICTON

This data is sourced from the British Geological Survey.



15.5 Superficial permeability (50k)

Records within 50m

1

A qualitative classification of estimated rates of vertical movement of water from the ground surface through the unsaturated zone of any superficial deposits (the zone between the land surface and the water table).

Location	Flow type	Maximum permeability	Minimum permeability
On site	Mixed	High	Low

This data is sourced from the British Geological Survey.

15.6 Landslip (50k)

Records within 500m

0

Mass movement deposits on BGS geological maps at 1:50,000 scale. Primarily superficial deposits that have moved down slope under gravity to form landslips. These affect bedrock, other superficial deposits and artificial ground.

This data is sourced from the British Geological Survey.

15.7 Landslip permeability (50k)

Records within 50m

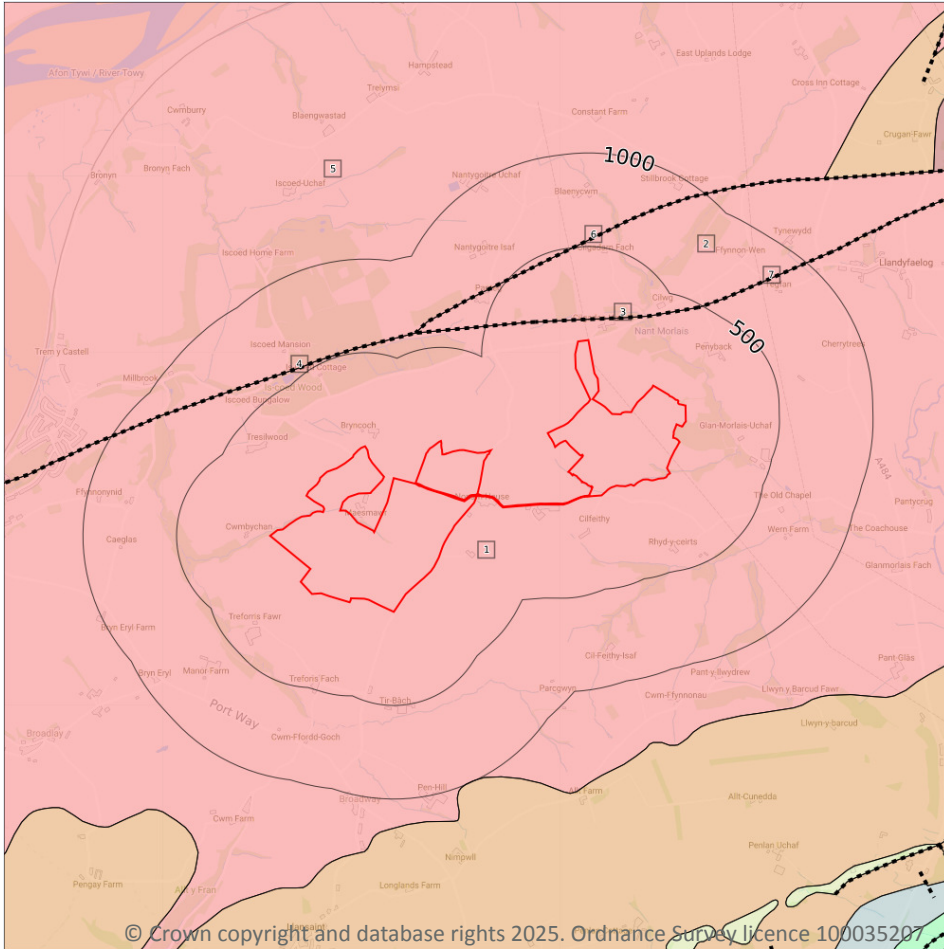
0

A qualitative classification of estimated rates of vertical movement of water from the ground surface through the unsaturated zone of any landslip deposits (the zone between the land surface and the water table).

This data is sourced from the British Geological Survey.



Geology 1:50,000 scale - Bedrock



- Site Outline
- Search buffers in metres (m)
- Bedrock faults and other linear features (50k)
- Bedrock geology (50k)
Please see table for more details.

15.8 Bedrock geology (50k)

Records within 500m

3

Bedrock geology at 1:50,000 scale. The main mass of rocks forming the Earth and present everywhere, whether exposed at the surface in outcrops or concealed beneath superficial deposits or water.

Features are displayed on the Geology 1:50,000 scale - Bedrock map on [page 78 >](#)

ID	Location	LEX Code	Description	Rock age
1	On site	MIH-ARSC	MILFORD HAVEN GROUP - ARGILLACEOUS ROCKS AND [SUBORDINATE/SUBEQUAL] SANDSTONE AND CONGLOMERATE, INTERBEDDED	-
2	111m N	MIH-ARSC	MILFORD HAVEN GROUP - ARGILLACEOUS ROCKS AND [SUBORDINATE/SUBEQUAL] SANDSTONE AND CONGLOMERATE, INTERBEDDED	-



ID	Location	LEX Code	Description	Rock age
5	461m NW	MIH-ARSC	MILFORD HAVEN GROUP - ARGILLACEOUS ROCKS AND [SUBORDINATE/SUBEQUAL] SANDSTONE AND CONGLOMERATE, INTERBEDDED	-

This data is sourced from the British Geological Survey.

15.9 Bedrock permeability (50k)

Records within 50m	1
---------------------------	----------

A qualitative classification of estimated rates of vertical movement of water from the ground surface through the unsaturated zone of bedrock (the zone between the land surface and the water table).

Location	Flow type	Maximum permeability	Minimum permeability
On site	Fracture	Moderate	Low

This data is sourced from the British Geological Survey.

15.10 Bedrock faults and other linear features (50k)

Records within 500m	4
----------------------------	----------

Linear features at the ground or bedrock surface at 1:50,000 scale of six main types; rock, fault, fold axis, mineral vein, alteration area or landform. Features are either observed or inferred, and relate primarily to bedrock.

Features are displayed on the Geology 1:50,000 scale - Bedrock map on [page 78 >](#)

ID	Location	Category	Description
3	111m N	FAULT	Fault, inferred, displacement unknown
4	251m NW	FAULT	Fault, observed, displacement unknown
6	461m NW	FAULT	Fault, inferred, displacement unknown
7	483m NE	FAULT	Fault, observed, displacement unknown

This data is sourced from the British Geological Survey.



16 Boreholes

16.1 BGS Boreholes

Records within 250m

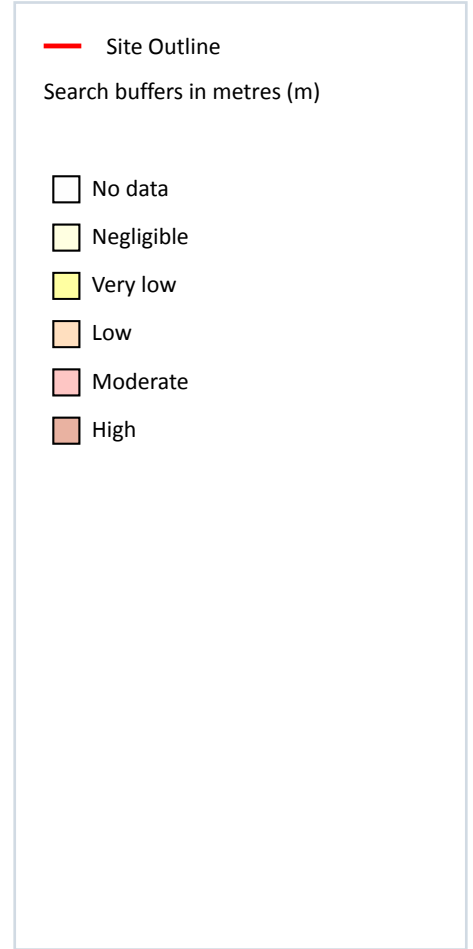
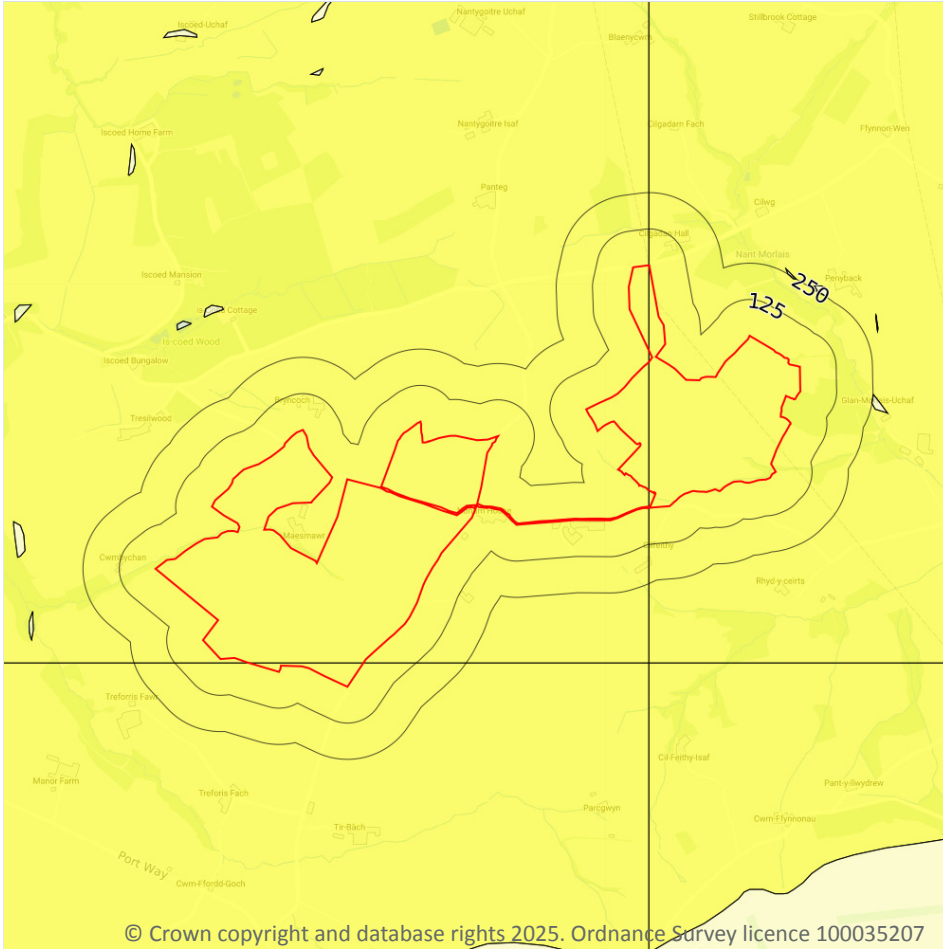
0

The Single Onshore Boreholes Index (SOBI); an index of over one million records of boreholes, shafts and wells from all forms of drilling and site investigation work held by the British Geological Survey. Covering onshore and nearshore boreholes dating back to at least 1790 and ranging from one to several thousand metres deep.

This data is sourced from the British Geological Survey.



17 Natural ground subsidence - Shrink swell clays



17.1 Shrink swell clays

Records within 50m

1

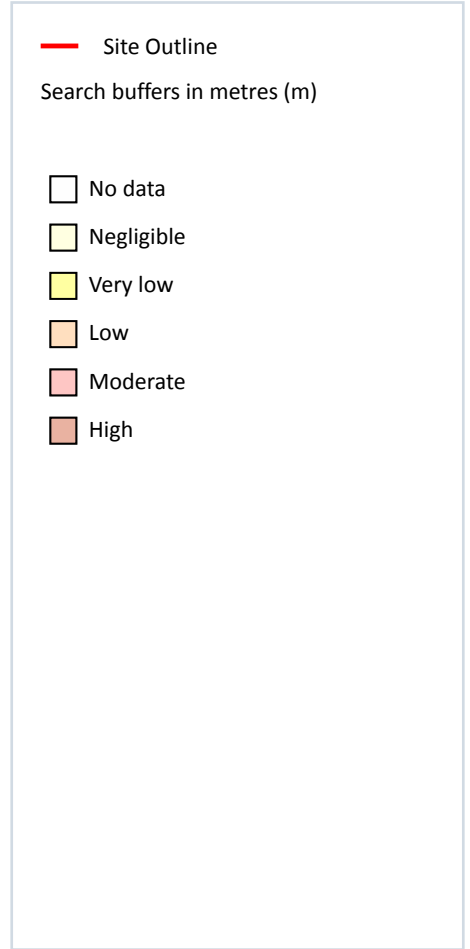
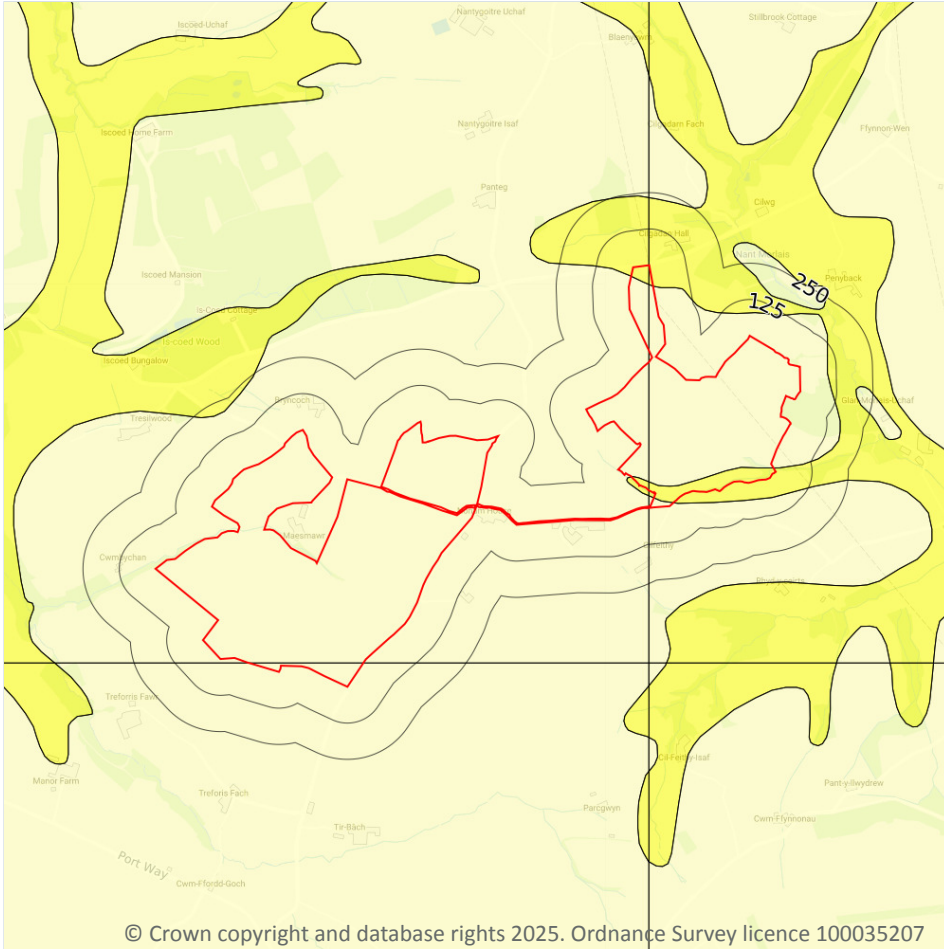
The potential hazard presented by soils that absorb water when wet (making them swell), and lose water as they dry (making them shrink). This shrink-swell behaviour is controlled by the type and amount of clay in the soil, and by seasonal changes in the soil moisture content (related to rainfall and local drainage).

Features are displayed on the Natural ground subsidence - Shrink swell clays map on [page 81](#) >

Location	Hazard rating	Details
On site	Very low	Ground conditions predominantly low plasticity.

This data is sourced from the British Geological Survey.

Natural ground subsidence - Running sands



17.2 Running sands

Records within 50m

2

The potential hazard presented by rocks that can contain loosely-packed sandy layers that can become fluidised by water flowing through them. Such sands can 'run', removing support from overlying buildings and causing potential damage.

Features are displayed on the Natural ground subsidence - Running sands map on [page 82 >](#)

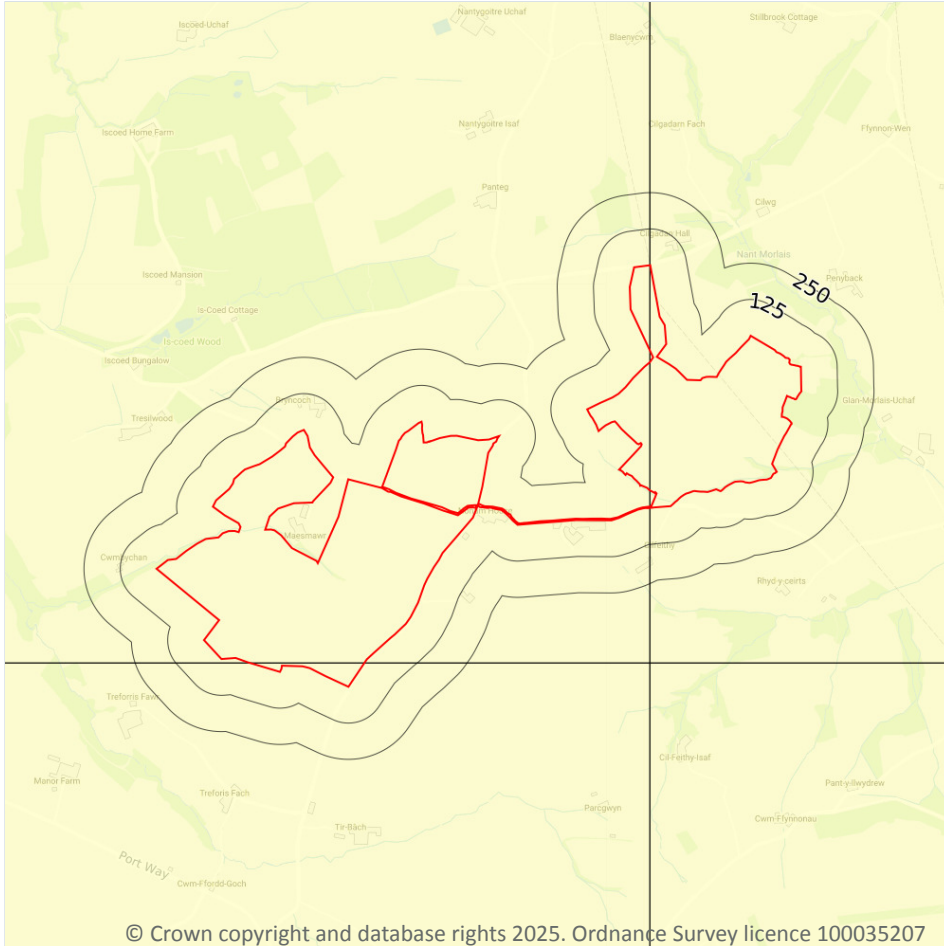
Location	Hazard rating	Details
On site	Negligible	Running sand conditions are not thought to occur whatever the position of the water table. No identified constraints on lands use due to running conditions.

Location	Hazard rating	Details
On site	Very low	Running sand conditions are unlikely. No identified constraints on land use due to running conditions unless water table rises rapidly.

This data is sourced from the British Geological Survey.



Natural ground subsidence - Compressible deposits



17.3 Compressible deposits

Records within 50m

1

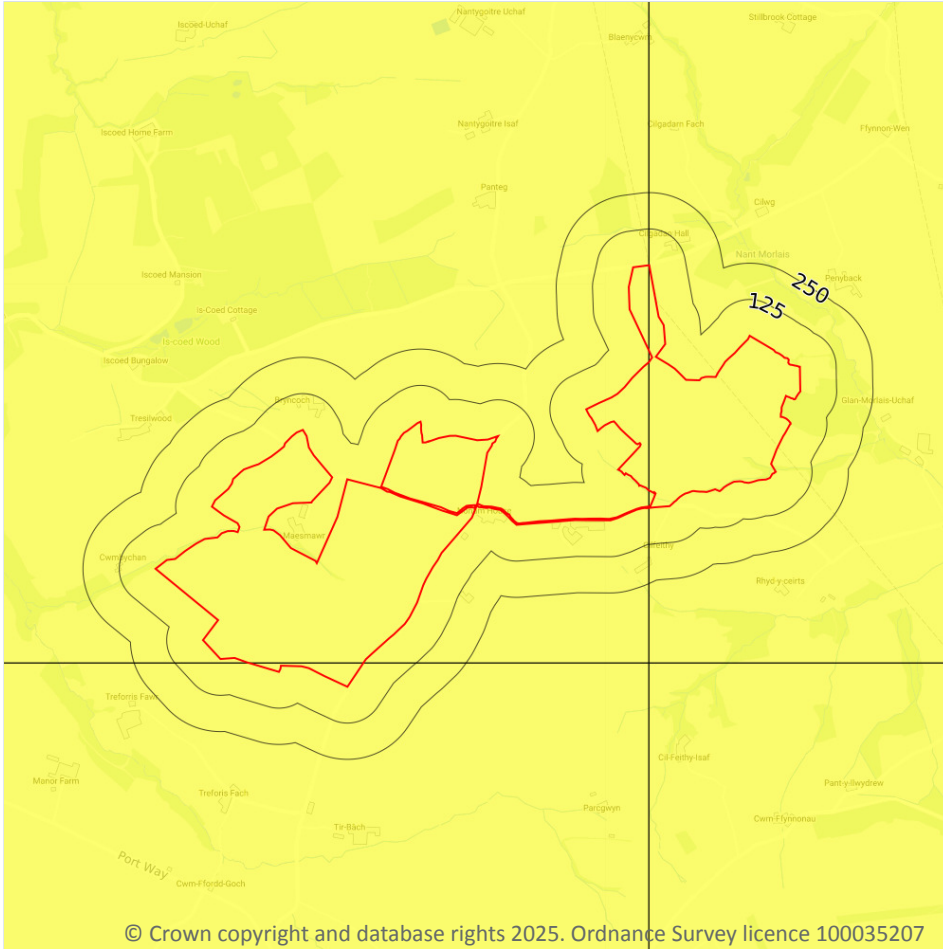
The potential hazard presented by types of ground that may contain layers of very soft materials like clay or peat and may compress if loaded by overlying structures, or if the groundwater level changes, potentially resulting in depression of the ground and disturbance of foundations.

Features are displayed on the Natural ground subsidence - Compressible deposits map on [page 84 >](#)

Location	Hazard rating	Details
On site	Negligible	Compressible strata are not thought to occur.

This data is sourced from the British Geological Survey.

Natural ground subsidence - Collapsible deposits



17.4 Collapsible deposits

Records within 50m

1

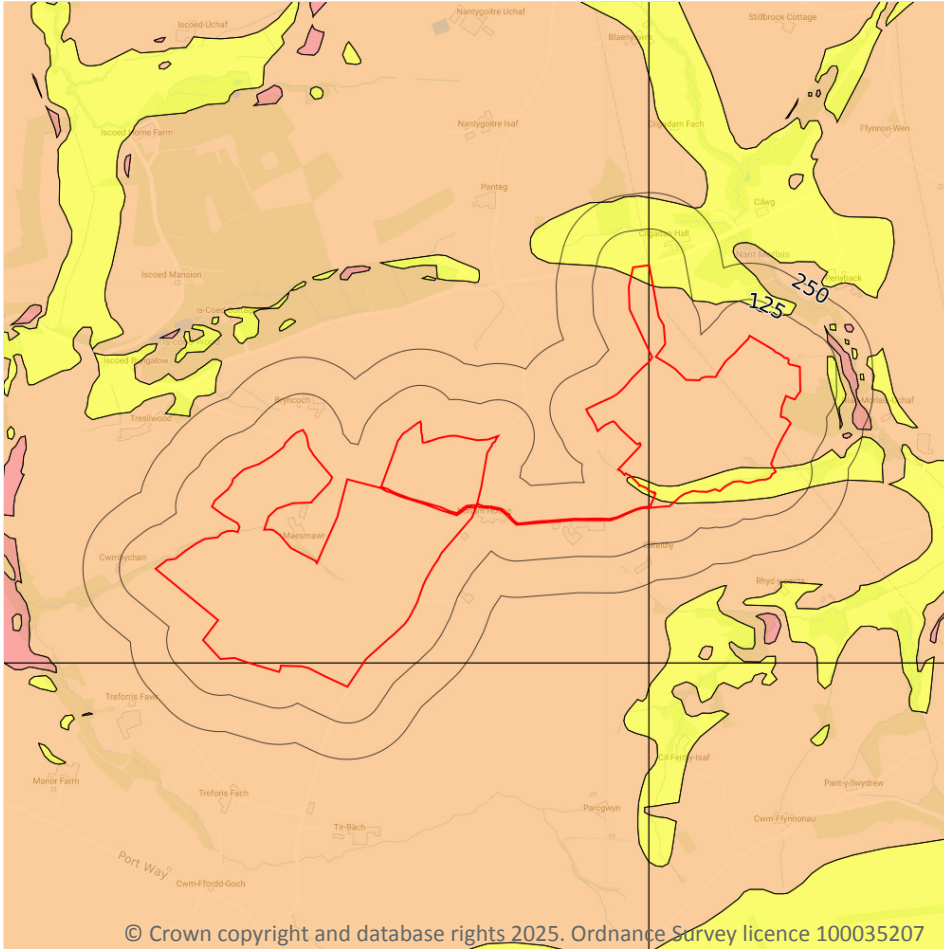
The potential hazard presented by natural deposits that could collapse when a load (such as a building) is placed on them or they become saturated with water.

Features are displayed on the Natural ground subsidence - Collapsible deposits map on [page 85 >](#)

Location	Hazard rating	Details
On site	Very low	Deposits with potential to collapse when loaded and saturated are unlikely to be present.

This data is sourced from the British Geological Survey.

Natural ground subsidence - Landslides



— Site Outline
Search buffers in metres (m)

- No data
- Negligible
- Very low
- Low
- Moderate
- High

17.5 Landslides

Records within 50m

2

The potential for landsliding (slope instability) to be a hazard assessed using 1:50,000 scale digital maps of superficial and bedrock deposits, combined with information from the BGS National Landslide Database and scientific and engineering reports.

Features are displayed on the Natural ground subsidence - Landslides map on [page 86](#) >

Location	Hazard rating	Details
On site	Very low	Slope instability problems are not likely to occur but consideration to potential problems of adjacent areas impacting on the site should always be considered.

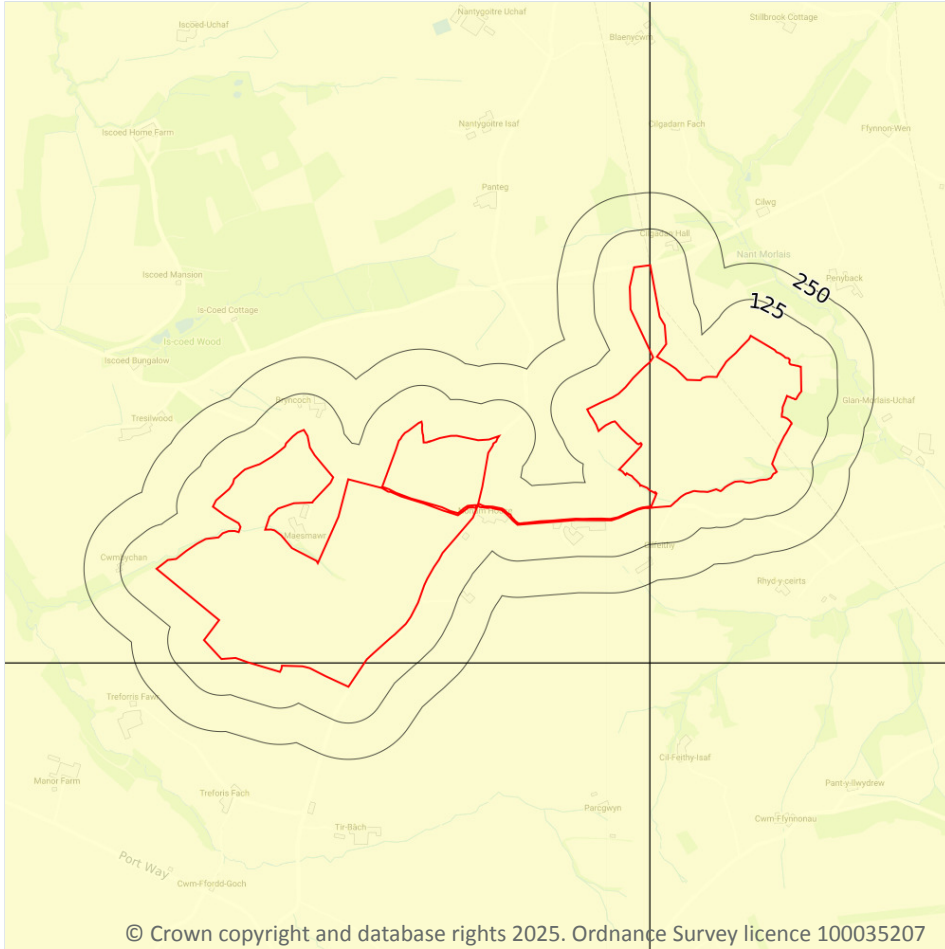


Location	Hazard rating	Details
On site	Low	Slope instability problems may be present or anticipated. Site investigation should consider specifically the slope stability of the site.

This data is sourced from the British Geological Survey.



Natural ground subsidence - Ground dissolution of soluble rocks



17.6 Ground dissolution of soluble rocks

Records within 50m

1

The potential hazard presented by ground dissolution, which occurs when water passing through soluble rocks produces underground cavities and cave systems. These cavities reduce support to the ground above and can cause localised collapse of the overlying rocks and deposits.

Features are displayed on the Natural ground subsidence - Ground dissolution of soluble rocks map on [page 88](#)

Location	Hazard rating	Details
On site	Negligible	Soluble rocks are either not thought to be present within the ground, or not prone to dissolution. Dissolution features are unlikely to be present.

This data is sourced from the British Geological Survey.



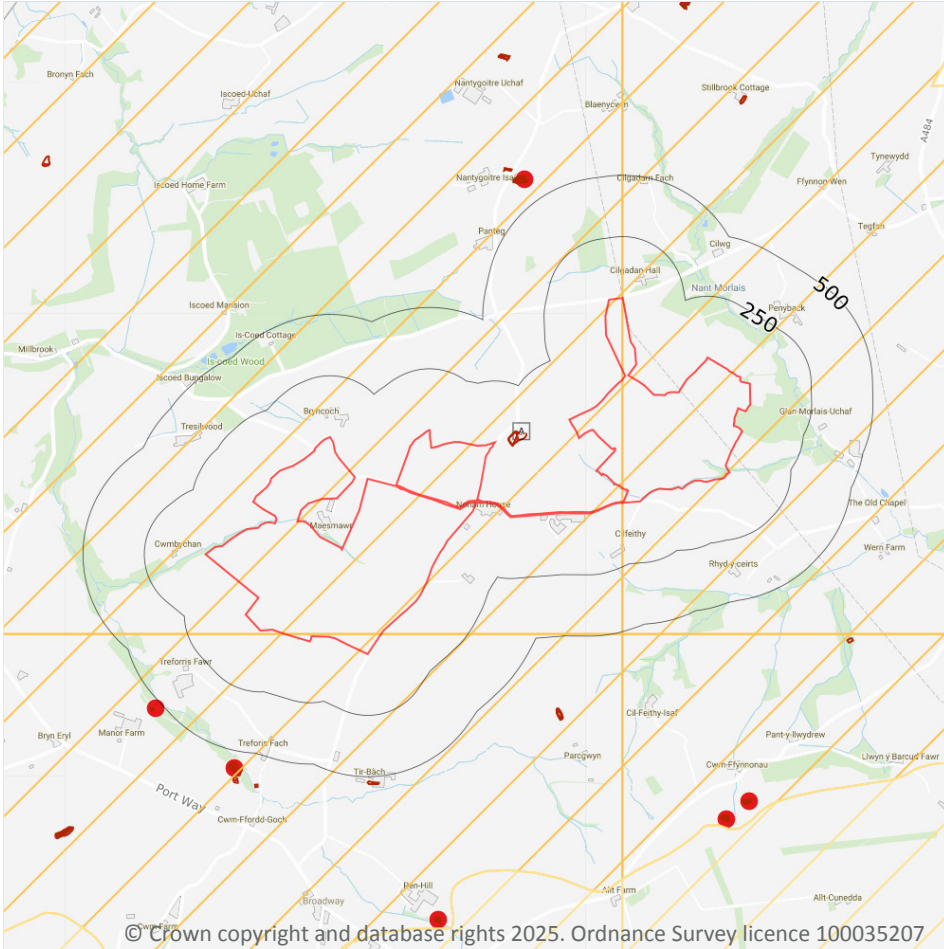
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Date: 23 June 2025

18 Mining and ground workings



18.1 BritPits

Records within 500m

0

BritPits (an abbreviation of British Pits) is a database maintained by the British Geological Survey of currently active and closed surface and underground mineral workings. Details of major mineral handling sites, such as wharfs and rail depots are also held in the database.

This data is sourced from the British Geological Survey.

18.2 Surface ground workings

Records within 250m

3

Historical land uses identified from Ordnance Survey mapping that involved ground excavation at the surface. These features may or may not have been subsequently backfilled.

Features are displayed on the Mining and ground workings map on [page 90 >](#)

ID	Location	Land Use	Year of mapping	Mapping scale
A	56m E	Unspecified Quarry	1948	1:10560
A	57m E	Unspecified Quarry	1963	1:10560
A	58m E	Unspecified Quarry	1907	1:10560

This is data is sourced from Ordnance Survey/Groundsure.

18.3 Underground workings

Records within 1000m

0

Historical land uses identified from Ordnance Survey mapping that indicate the presence of underground workings e.g. mine shafts.

This is data is sourced from Ordnance Survey/Groundsure.

18.4 Underground mining extents

Records within 500m

0

This data identifies underground mine workings that could present a potential risk, including adits and seam workings. These features have been identified from BGS Geological mapping and mine plans sourced from the BGS and various collections and sources.

This data is sourced from Groundsure.

18.5 Historical Mineral Planning Areas

Records within 500m

0

Boundaries of mineral planning permissions for England and Wales. This data was collated between the 1940s (and retrospectively to the 1930s) and the mid 1980s. The data includes permitted, withdrawn and refused permissions.

This data is sourced from the British Geological Survey.



18.6 Non-coal mining

Records within 1000m

5

The potential for historical non-coal mining to have affected an area. The assessment is drawn from expert knowledge and literature in addition to the digital geological map of Britain. Mineral commodities may be divided into seven general categories - vein minerals, chalk, oil shale, building stone, bedded ores, evaporites and 'other' commodities (including ball clay, jet, black marble, graphite and chert).

Features are displayed on the Mining and ground workings map on [page 90 >](#)

ID	Location	Name	Commodity	Class	Likelihood
1	On site	Berwyn Hills	Vein Mineral	B	Underground mine workings may have occurred in the past or current mines may be working at significant depth to modern engineering standards. Potential for difficult ground conditions are unlikely and are at a level where they need not be considered.
2	On site	Berwyn Hills	Vein Mineral	B	Underground mine workings may have occurred in the past or current mines may be working at significant depth to modern engineering standards. Potential for difficult ground conditions are unlikely and are at a level where they need not be considered.
3	On site	Berwyn Hills	Vein Mineral	B	Underground mine workings may have occurred in the past or current mines may be working at significant depth to modern engineering standards. Potential for difficult ground conditions are unlikely and are at a level where they need not be considered.
4	509m S	Berwyn Hills	Vein Mineral	B	Underground mine workings may have occurred in the past or current mines may be working at significant depth to modern engineering standards. Potential for difficult ground conditions are unlikely and are at a level where they need not be considered.
8	998m SE	Not available	Vein Mineral	A	Underground mine workings are uncommon, although the geology is similar to that worked elsewhere. Potential for difficult ground conditions are unlikely and are at a level where they need not be considered.

This data is sourced from the British Geological Survey.

18.7 JPB mining areas

Records on site

0

Areas which could be affected by former coal and other mining. This data includes some mine plans unavailable to the Coal Authority.

This data is sourced from Johnson Poole and Bloomer.



18.8 The Coal Authority non-coal mining

Records within 500m

0

This data provides an indication of the potential zone of influence of recorded underground non-coal mining workings. Any and all analysis and interpretation of Coal Authority Data in this report is made by Groundsure, and is in no way supported, endorsed or authorised by the Coal Authority. The use of the data is restricted to the terms and provisions contained in this report. Data reproduced in this report may be the copyright of the Coal Authority and permission should be sought from Groundsure prior to any re-use.

This data is sourced from The Coal Authority.

18.9 Researched mining

Records within 500m

0

This data indicates areas of potential mining identified from alternative or archival sources, including; BGS Geological paper maps, Lidar data, aerial photographs (from World War II onwards), archaeological data services, websites, Tithe maps, and various text/plans from collected books and reports. Some of this data is approximate and Groundsure have interpreted the resultant risk area and, where possible, specific areas of risk have been captured.

This data is sourced from Groundsure.

18.10 Mining record office plans

Records within 500m

0

This dataset is representative of Mining Record Office and/or plan extents held by Groundsure and should be considered approximate. Where possible, plans have been located and any specific areas of risk they depict have been captured.

This data is sourced from Groundsure.

18.11 BGS mine plans

Records within 500m

0

This dataset is representative of BGS mine plans held by Groundsure and should be considered approximate. Where possible, plans have been located and any specific areas of risk they depict have been captured.

This data is sourced from Groundsure.



18.12 Coal mining

Records on site	0
-----------------	---

Areas which could be affected by past, current or future coal mining.

This data is sourced from the Coal Authority.

18.13 Brine areas

Records on site	0
-----------------	---

The Cheshire Brine Compensation District indicates areas that may be affected by salt and brine extraction in Cheshire and where compensation would be available where damage from this mining has occurred. Damage from salt and brine mining can still occur outside this district, but no compensation will be available.

This data is sourced from the Cheshire Brine Subsidence Compensation Board.

18.14 Gypsum areas

Records on site	0
-----------------	---

Generalised areas that may be affected by gypsum extraction.

This data is sourced from British Gypsum.

18.15 Tin mining

Records on site	0
-----------------	---

Generalised areas that may be affected by historical tin mining.

This data is sourced from Groundsure.

18.16 Clay mining

Records on site	0
-----------------	---

Generalised areas that may be affected by kaolin and ball clay extraction.

This data is sourced from the Kaolin and Ball Clay Association (UK).

19 Ground cavities and sinkholes

19.1 Natural cavities

Records within 500m

0

Industry recognised national database of natural cavities. Sinkholes and caves are formed by the dissolution of soluble rock, such as chalk and limestone, gulls and fissures by cambering. Ground instability can result from movement of loose material contained within these cavities, often triggered by water.

This data is sourced from Stantec UK Ltd.

19.2 Mining cavities

Records within 1000m

0

Industry recognised national database of mining cavities. Degraded mines may result in hazardous subsidence (crown holes). Climatic conditions and water escape can also trigger subsidence over mine entrances and workings.

This data is sourced from Stantec UK Ltd.

19.3 Reported recent incidents

Records within 500m

0

This data identifies sinkhole information gathered from media reports and Groundsure's own records. This data goes back to 2014 and includes relative accuracy ratings for each event and links to the original data sources. The data is updated on a regular basis and should not be considered a comprehensive catalogue of all sinkhole events. The absence of data in this database does not mean a sinkhole definitely has not occurred during this time.

This data is sourced from Groundsure.

19.4 Historical incidents

Records within 500m

0

This dataset comprises an extract of 1:10,560, 1:10,000, 1:2,500 and 1:1,250 scale historical Ordnance Survey maps held by Groundsure, dating back to the 1840s. It shows shakeholes, deneholes and other 'holes' as noted on these maps. Dene holes are medieval chalk extraction pits, usually comprising a narrow shaft with a number of chambers at the base of the shaft. Shakeholes are an alternative name for suffusion sinkholes, most commonly found in the limestone landscapes of North Yorkshire but also extensively noted around the Brecon Beacons National Park.

Not all 'holes' noted on Ordnance Survey mapping will necessarily be present within this dataset.



This data is sourced from Groundsure.



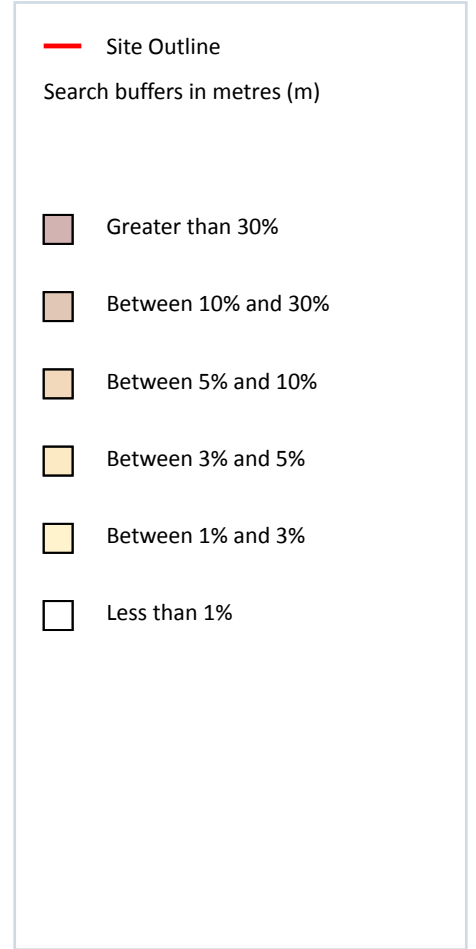
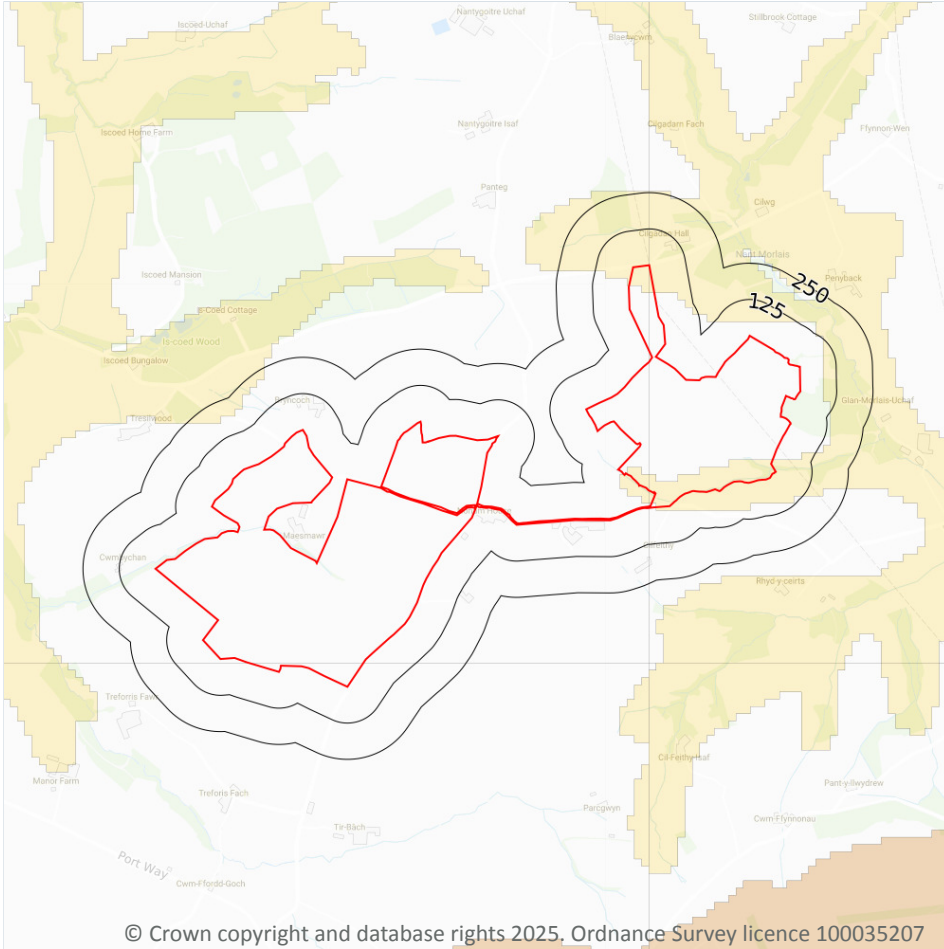
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01273 257 755

Date: 23 June 2025

20 Radon



20.1 Radon

Records on site

2

The Radon Potential data classifies areas based on their likelihood of a property having a radon level at or above the Action Level in Great Britain. The dataset is intended for use at 1:50,000 scale and was derived from both geological assessments and indoor radon measurements (more than 560,000 records). A minimum 50m buffer should be considered when searching the maps, as the smallest detectable feature at this scale is 50m. The findings of this section should supersede any estimations derived from the Indicative Atlas of Radon in Great Britain (1:100,000 scale).

Features are displayed on the Radon map on [page 97](#) >

Location	Estimated properties affected	Radon Protection Measures required
On site	Between 1% and 3%	None



Location	Estimated properties affected	Radon Protection Measures required
On site	Less than 1%	None

This data is sourced from the British Geological Survey and UK Health Security Agency.



Location	Arsenic	Bioaccessible Arsenic	Lead	Bioaccessible Lead	Cadmium	Chromium	Nickel
On site	15 mg/kg	No data	100 mg/kg	60 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg
On site	15 mg/kg	No data	100 mg/kg	60 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg
On site	15 mg/kg	No data	100 mg/kg	60 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg
On site	15 mg/kg	No data	100 mg/kg	60 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg
On site	15 mg/kg	No data	100 mg/kg	60 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg
On site	15 mg/kg	No data	100 mg/kg	60 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg
On site	15 mg/kg	No data	100 mg/kg	60 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg
27m SW	15 mg/kg	No data	100 mg/kg	60 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg
34m S	15 mg/kg	No data	100 mg/kg	60 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg
34m S	15 mg/kg	No data	100 mg/kg	60 mg/kg	1.8 mg/kg	60 - 90 mg/kg	15 - 30 mg/kg

This data is sourced from the British Geological Survey.

21.2 BGS Estimated Urban Soil Chemistry

Records within 50m

0

Estimated topsoil chemistry of Arsenic, Cadmium, Chromium, Copper, Nickel, Lead, Tin and Zinc and bioaccessible Arsenic and Lead in 23 urban centres across Great Britain. These estimates are derived from interpolation of the measured urban topsoil data referred to above and provide information across each city between the measured sample locations (4 per km²).

This data is sourced from the British Geological Survey.

21.3 BGS Measured Urban Soil Chemistry

Records within 50m

0

The locations and measured total concentrations (mg/kg) of Arsenic, Cadmium, Chromium, Copper, Nickel, Lead, Tin and Zinc in urban topsoil samples from 23 urban centres across Great Britain. These are collected at a sample density of 4 per km².

This data is sourced from the British Geological Survey.



22 Railway infrastructure and projects

22.1 Underground railways (London)

Records within 250m

0

Details of all active London Underground lines, including approximate tunnel roof depth and operational hours.

This data is sourced from publicly available information by Groundsure.

22.2 Underground railways (Non-London)

Records within 250m

0

Details of the Merseyrail system, the Tyne and Wear Metro and the Glasgow Subway. Not all parts of all systems are located underground. The data contains location information only and does not include a depth assessment.

This data is sourced from publicly available information by Groundsure.

22.3 Railway tunnels

Records within 250m

0

Railway tunnels taken from contemporary Ordnance Survey mapping.

This data is sourced from the Ordnance Survey.

22.4 Historical railway and tunnel features

Records within 250m

0

Railways and tunnels digitised from historical Ordnance Survey mapping as scales of 1:1,250, 1:2,500, 1:10,000 and 1:10,560.

This data is sourced from Ordnance Survey/Groundsure.

22.5 Royal Mail tunnels

Records within 250m

0

The Post Office Railway, otherwise known as the Mail Rail, is an underground railway running through Central London from Paddington Head District Sorting Office to Whitechapel Eastern Head Sorting Office. The line is 10.5km long. The data includes details of the full extent of the tunnels, the depth of the tunnel, and the depth to track level.



This data is sourced from Groundsure/the Postal Museum.

22.6 Historical railways

Records within 250m

0

Former railway lines, including dismantled lines, abandoned lines, disused lines, historic railways and razed lines.

This data is sourced from OpenStreetMap.

22.7 Railways

Records within 250m

0

Currently existing railway lines, including standard railways, narrow gauge, funicular, trams and light railways.

This data is sourced from Ordnance Survey and OpenStreetMap.

22.8 Crossrail 2

Records within 500m

0

Crossrail 2 is a proposed railway linking the national rail networks in Surrey and Hertfordshire via an underground tunnel through London.

This data is sourced from publicly available information by Groundsure.

22.9 HS2

Records within 500m

0

HS2 is a proposed high speed rail network running from London to Manchester and Leeds via Birmingham. Main civils construction on Phase 1 (London to Birmingham) of the project began in 2019, and it is currently anticipated that this phase will be fully operational by 2026. Construction on Phase 2a (Birmingham to Crewe) is anticipated to commence in 2021, with the service fully operational by 2027. Construction on Phase 2b (Crewe to Manchester and Birmingham to Leeds) is scheduled to begin in 2023 and be operational by 2033.

This data is sourced from HS2 Ltd.



Data providers

Groundsure works with respected data providers to bring you the most relevant and accurate information. To find out who they are and their areas of expertise see <https://www.groundsure.com/sources-reference> ↗.

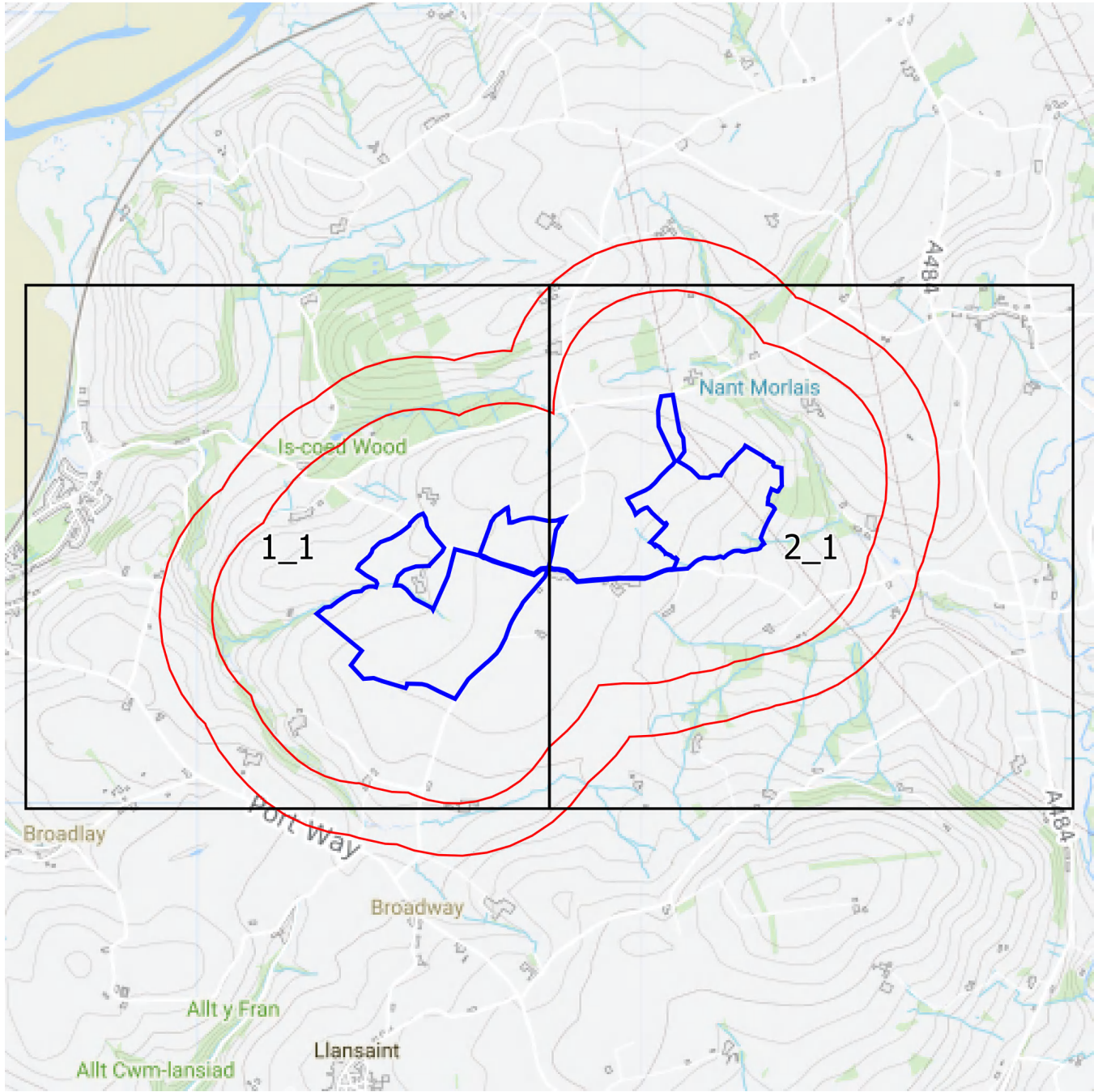
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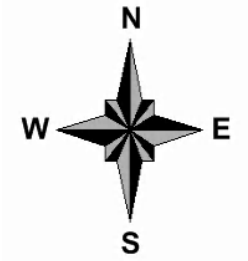
Annex B

Historical Maps



Groundsure
INSIGHTS

Small Scale Grid Index



Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_SS_1_1
Grid Ref: 238161, 210643

Map Name: County Series

Map date: 1887

Scale: 1:10,560

Printed at: 1:10,560



Surveyed 1887
Revised 1887
Edition N/A
Copyright N/A
Levelled N/A

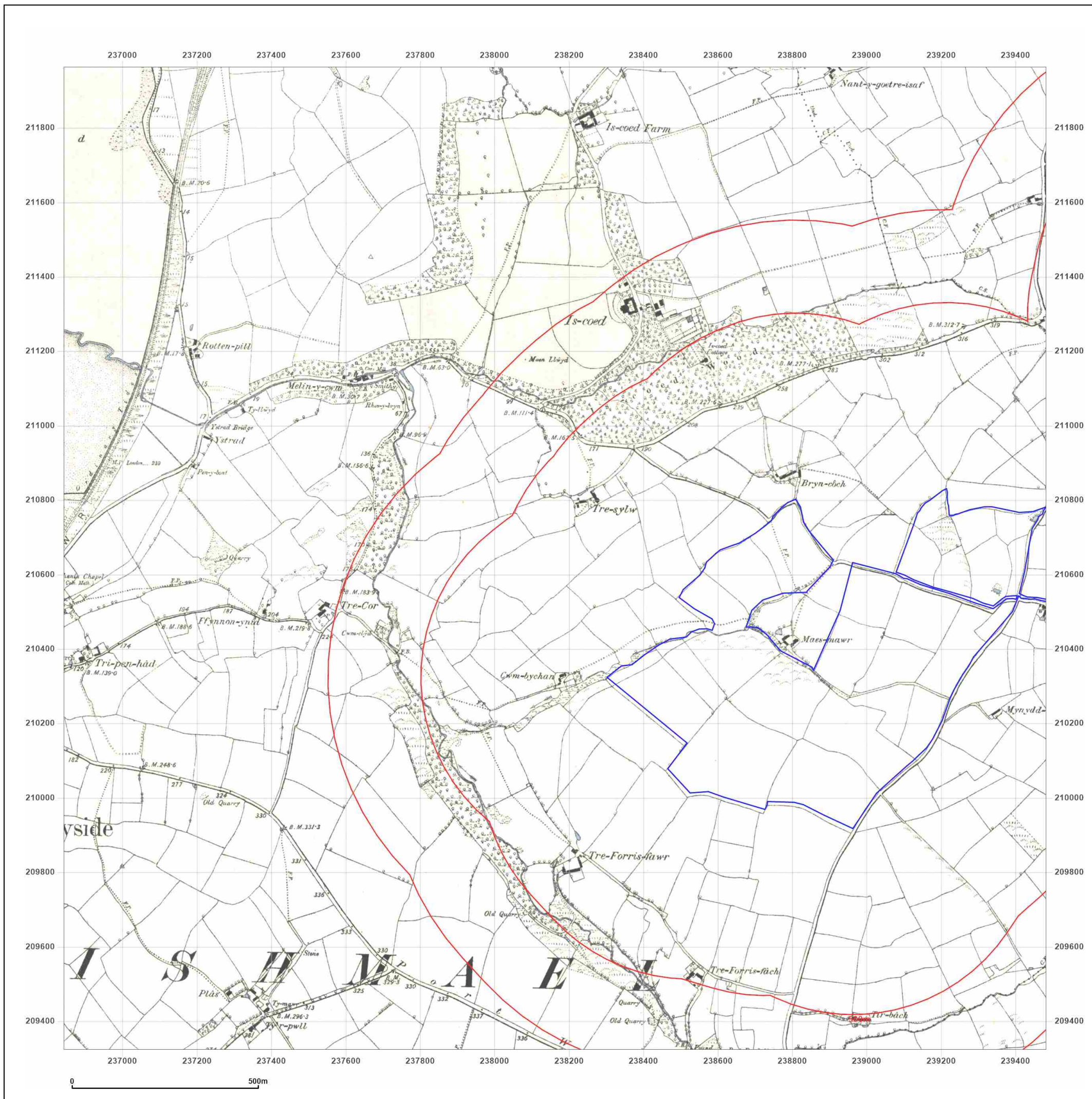


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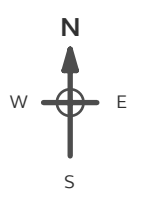
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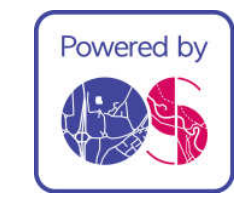
Map date: 1907

Scale: 1:10,560

Printed at: 1:10,560



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Revised 1907
Edition 1907
Copyright N/A
Levelled N/A

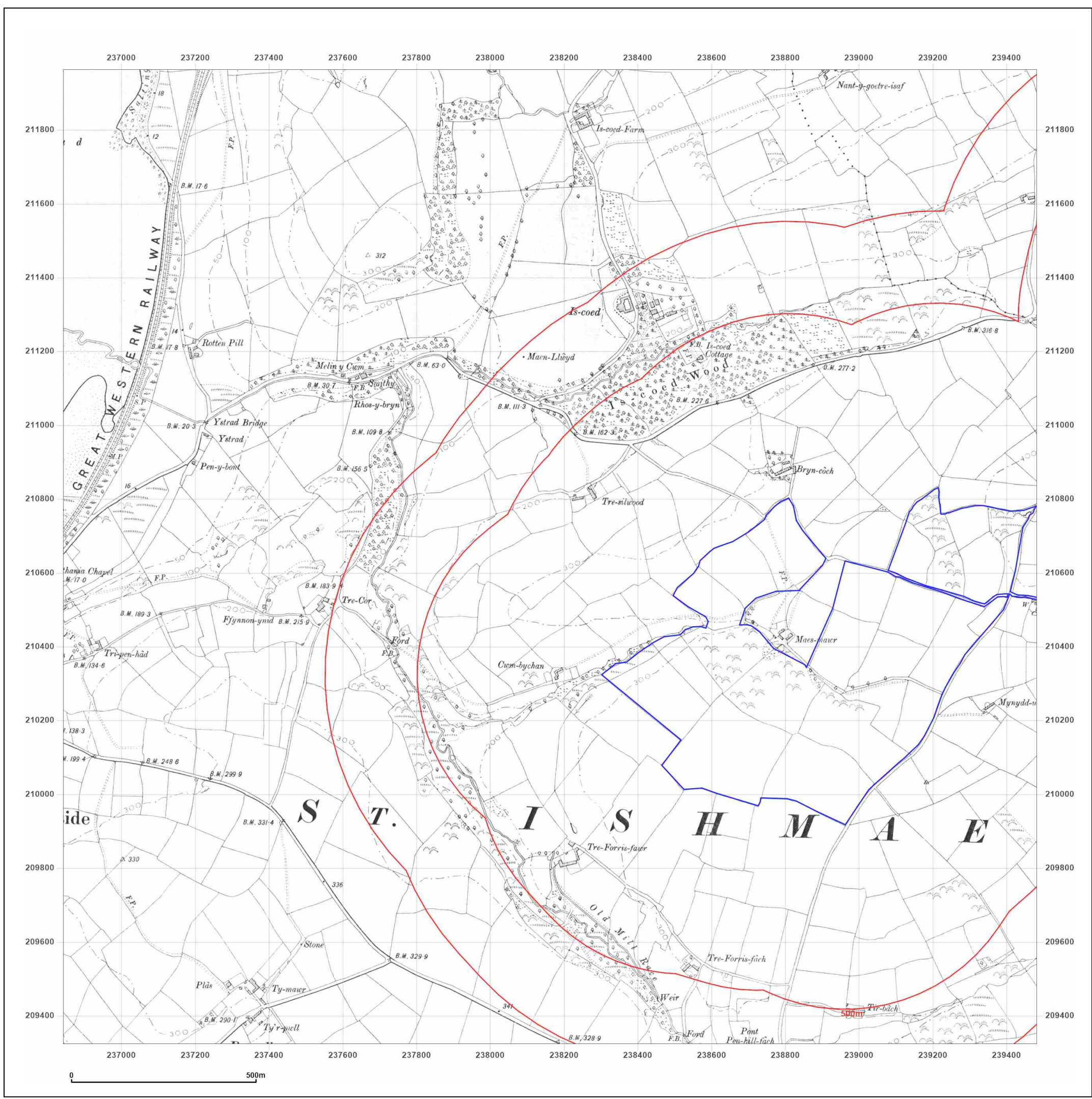


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Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_SS_1_1
Grid Ref: 238161, 210643

Map Name: County Series

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Scale: 1:10,560

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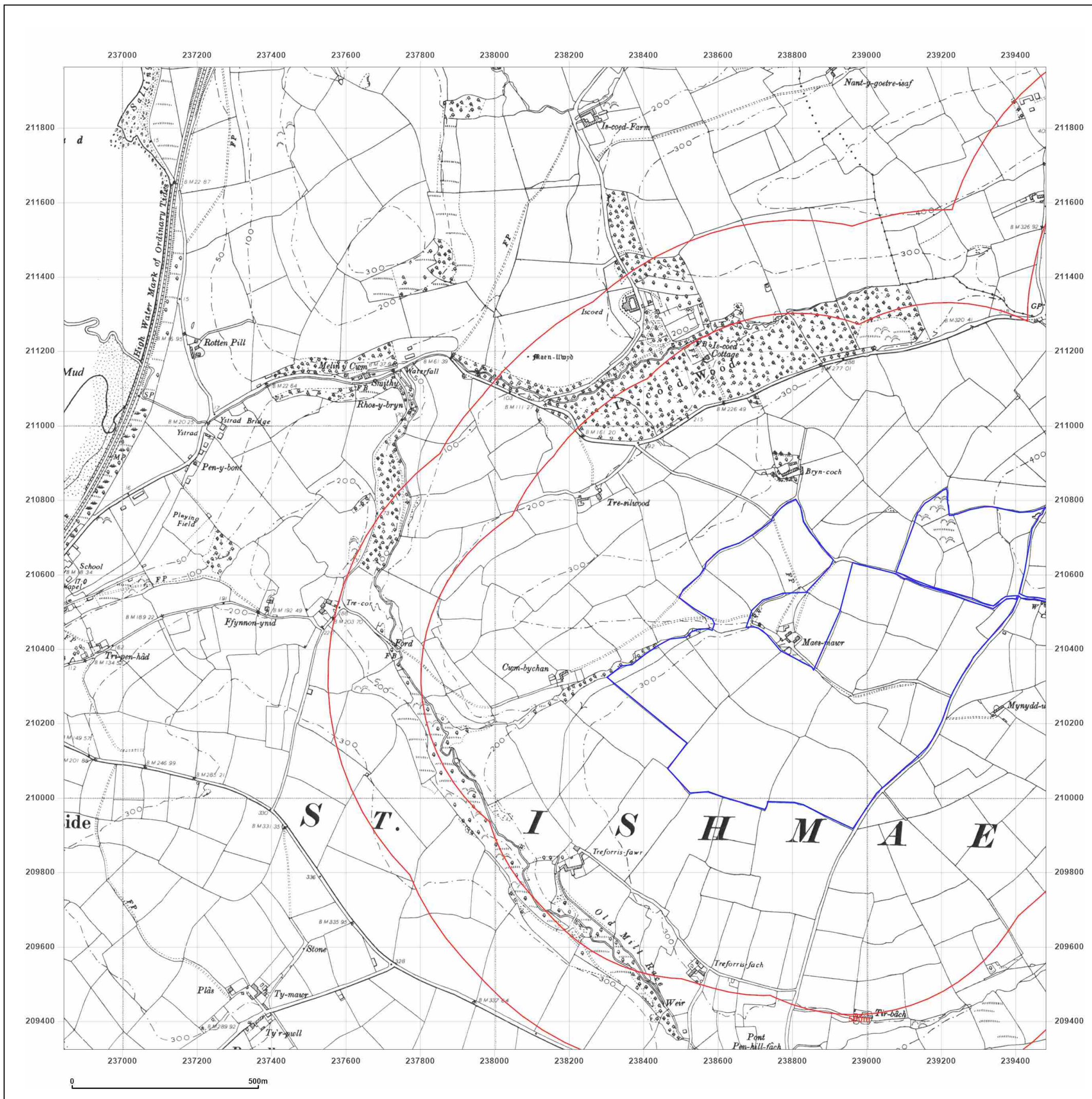


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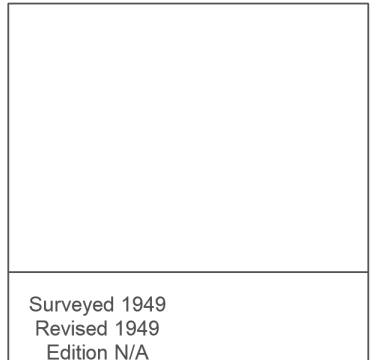
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_SS_1_1
Grid Ref: 238161, 210643

Map Name: Provisional
Map date: 1949
Scale: 1:10,560
Printed at: 1:10,560

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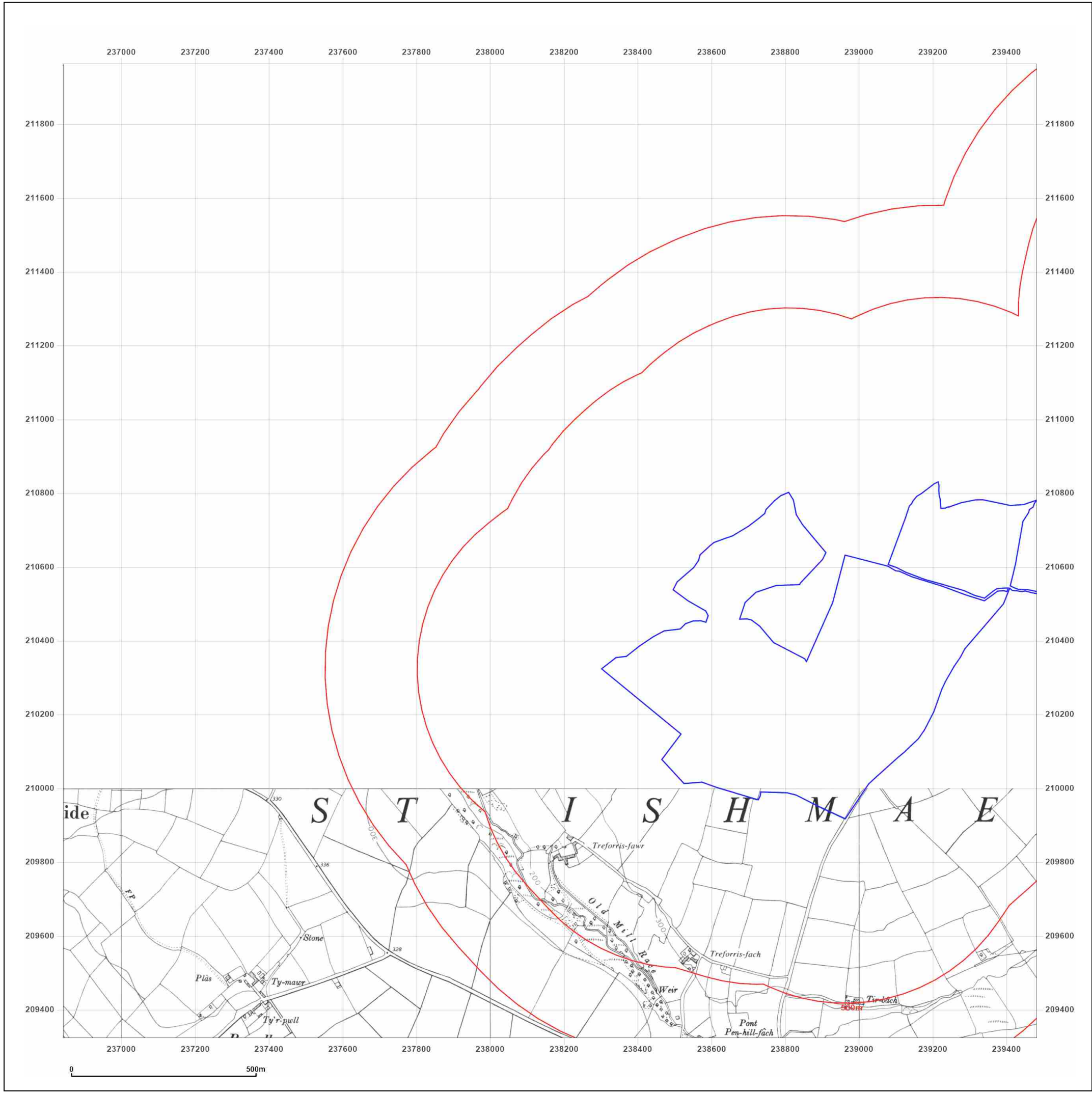


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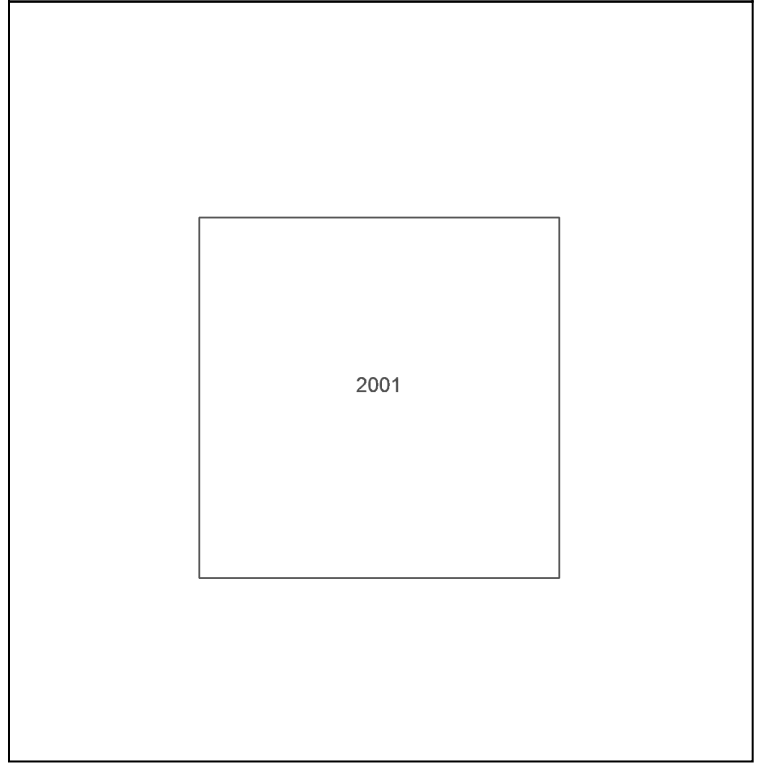
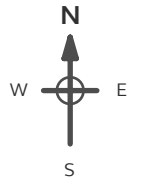
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_SS_1_1
Grid Ref: 238161, 210643

Map Name: National Grid
Map date: 2001
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Printed at: 1:10,000

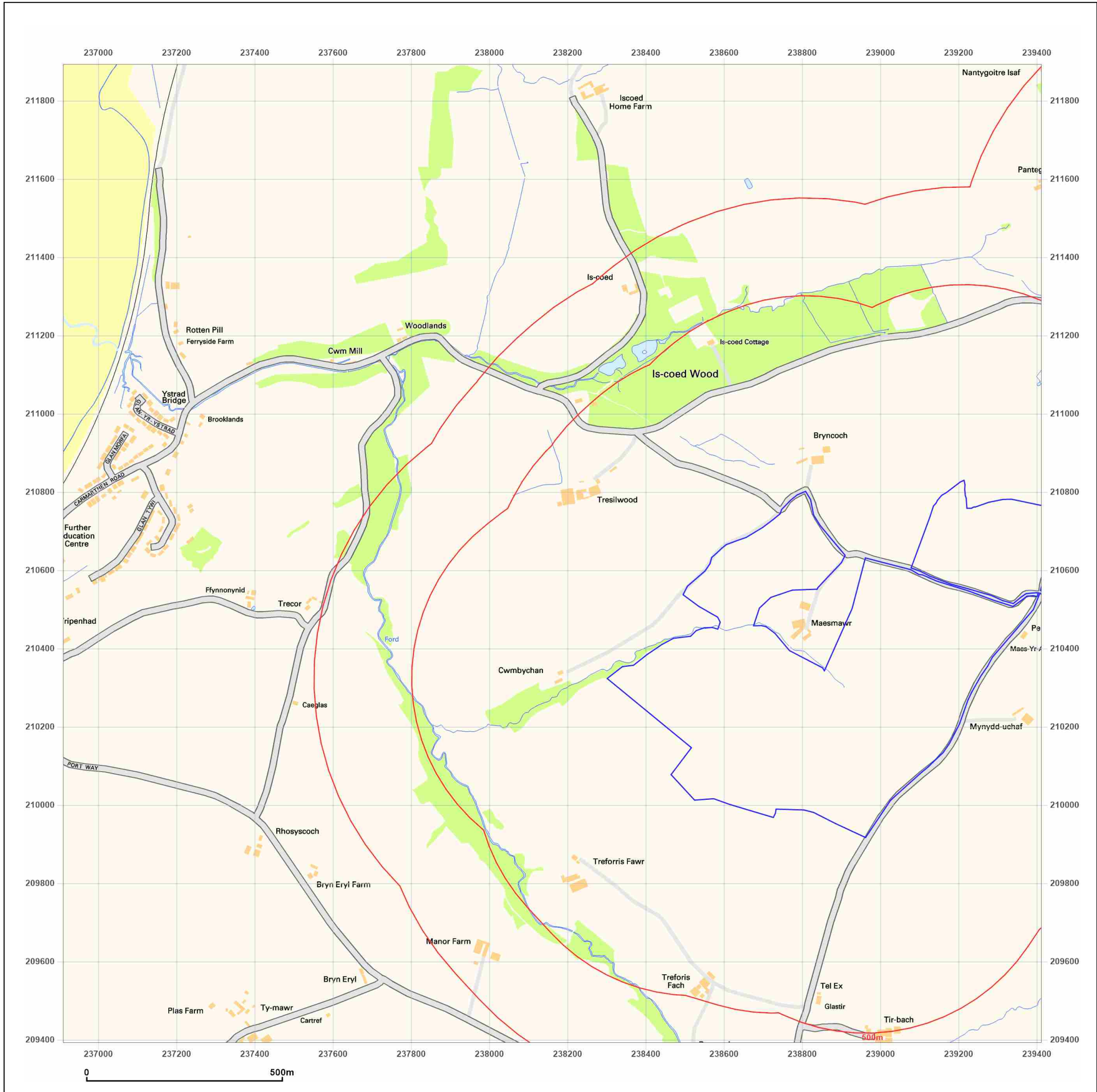


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14-26

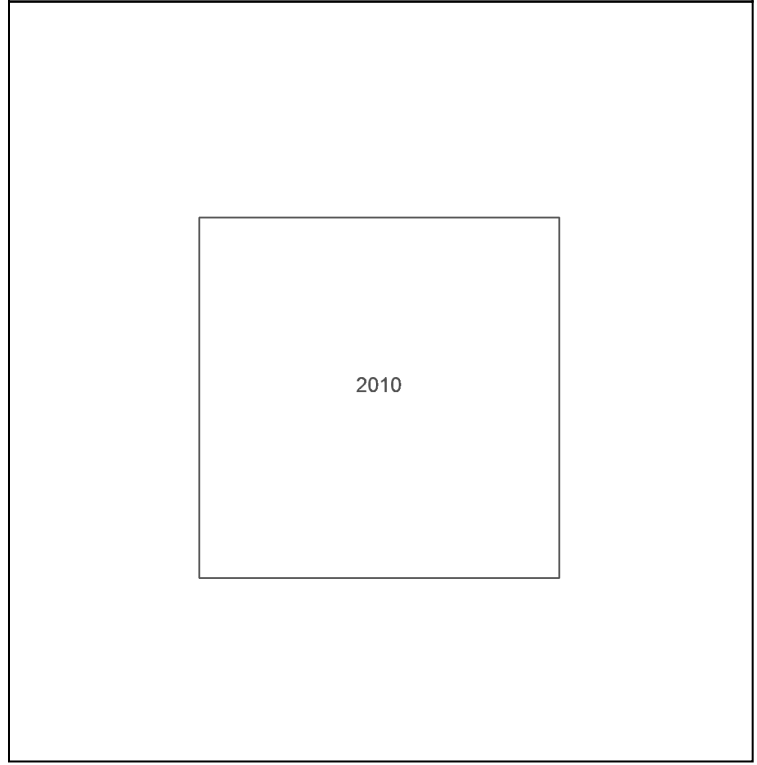
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Grid Ref: 238161, 210643

Map Name: National Grid

Map date: 2010

Scale: 1:10,000

Printed at: 1:10,000

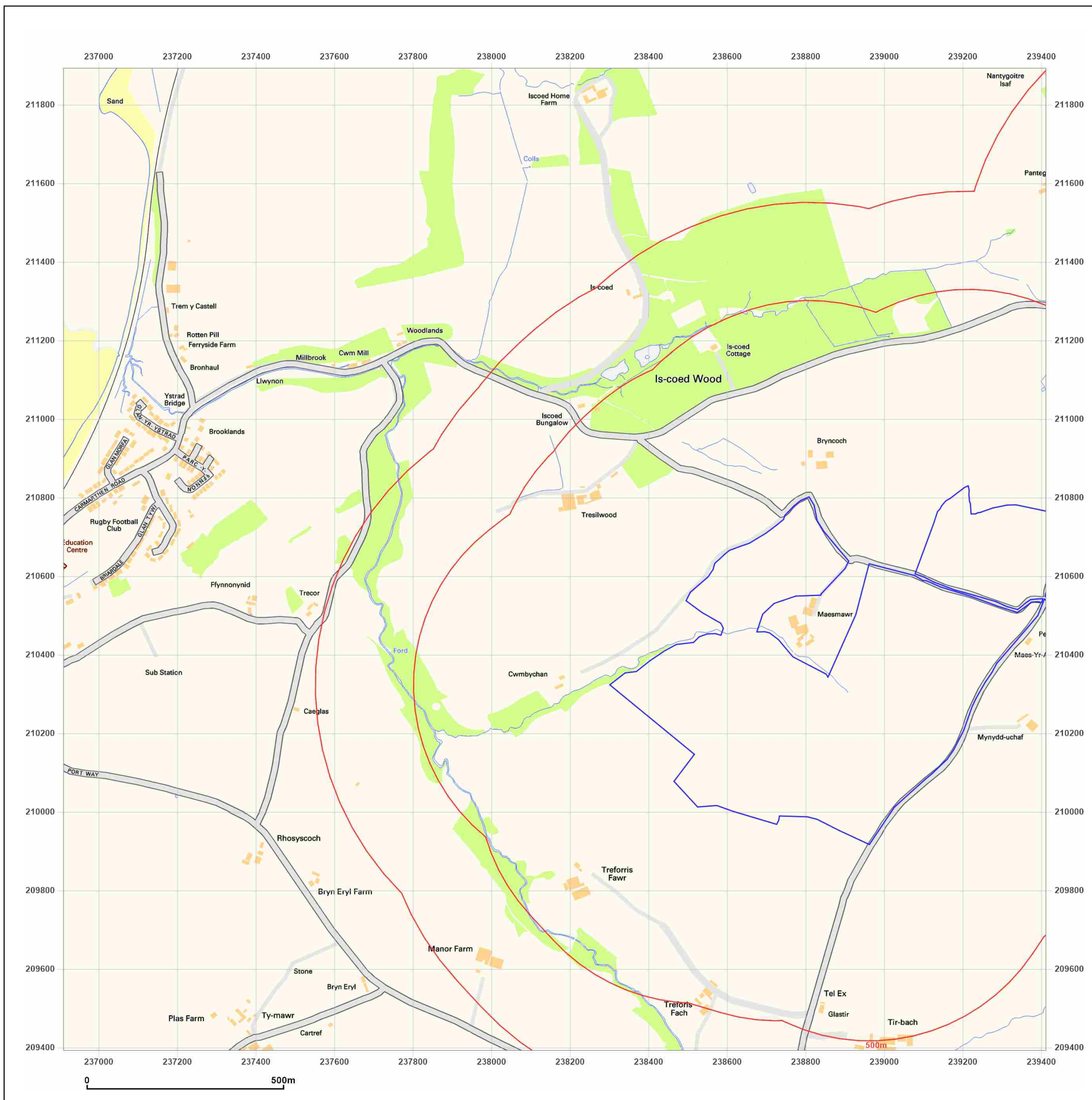


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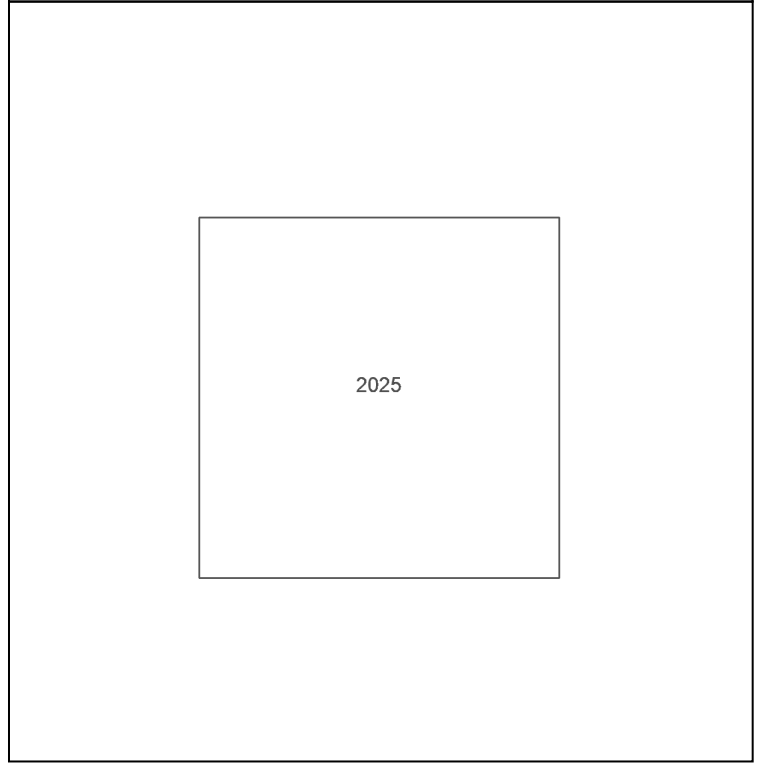
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_SS_1_1
Grid Ref: 238161, 210643

Map Name: National Grid
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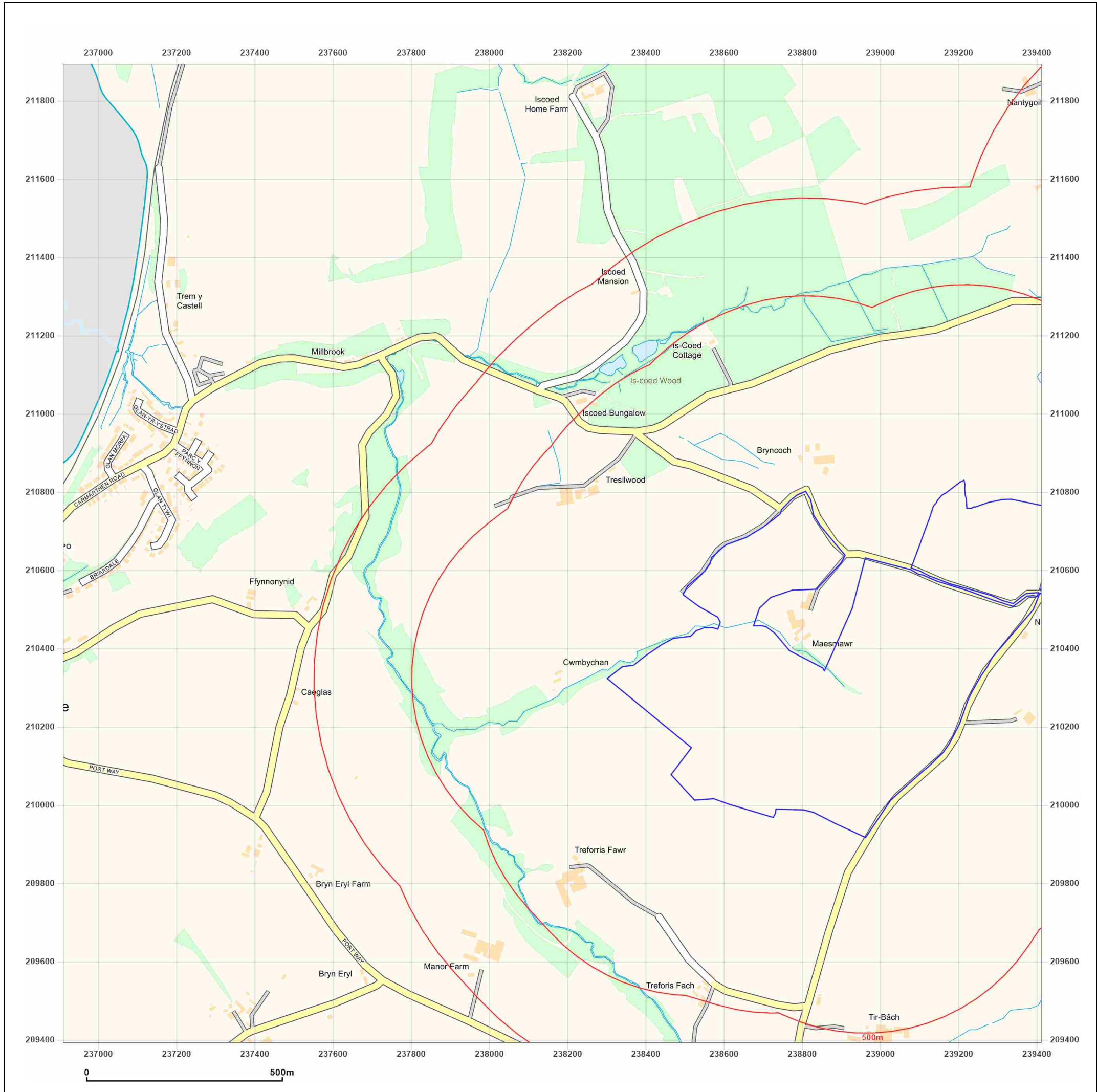
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Site Details:

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14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_SS_2_1
Grid Ref: 240661, 210643

Map Name: County Series

Map date: 1887

Scale: 1:10,560

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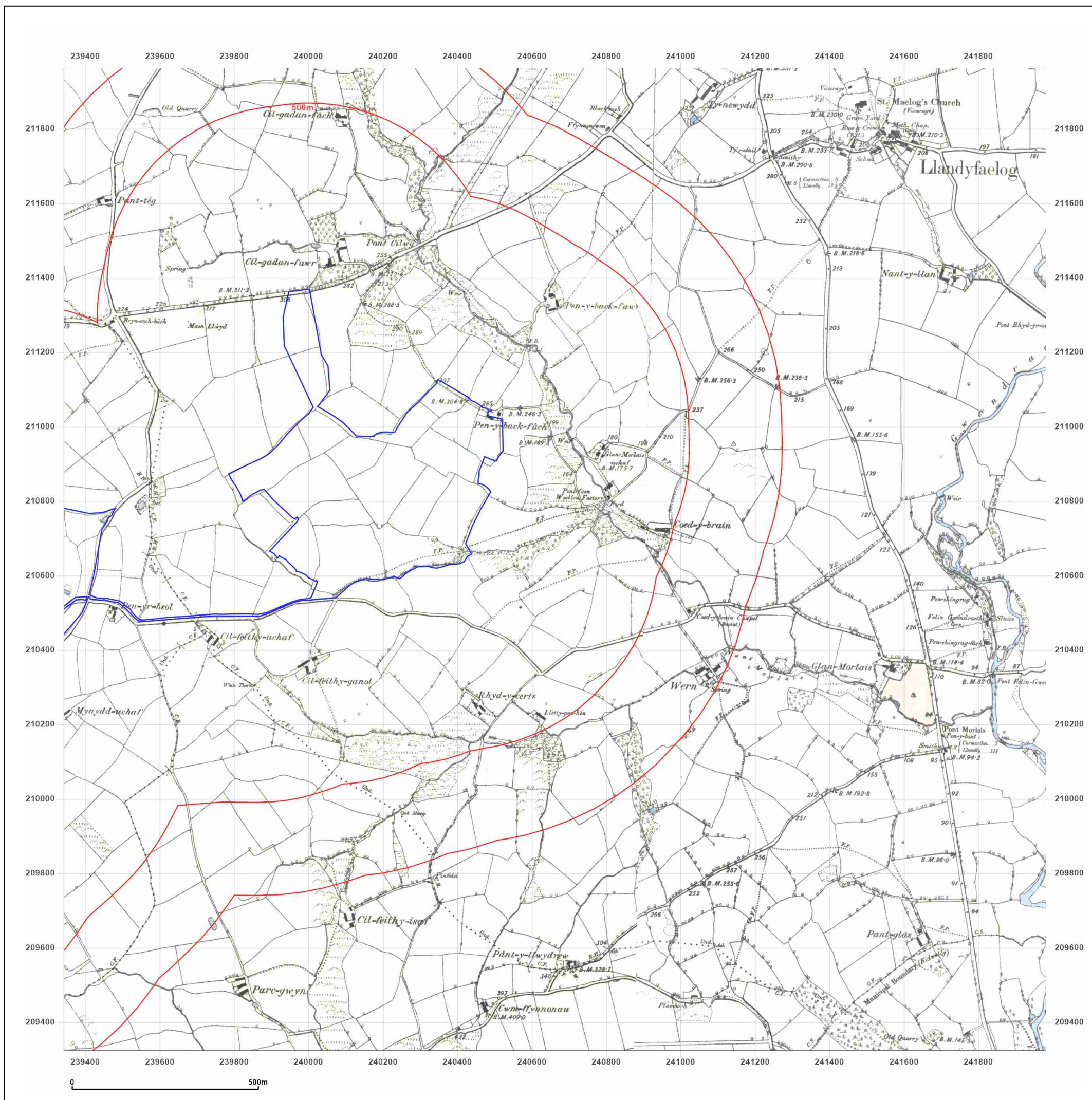


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Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_SS_2_1
Grid Ref: 240661, 210643

Map Name: County Series

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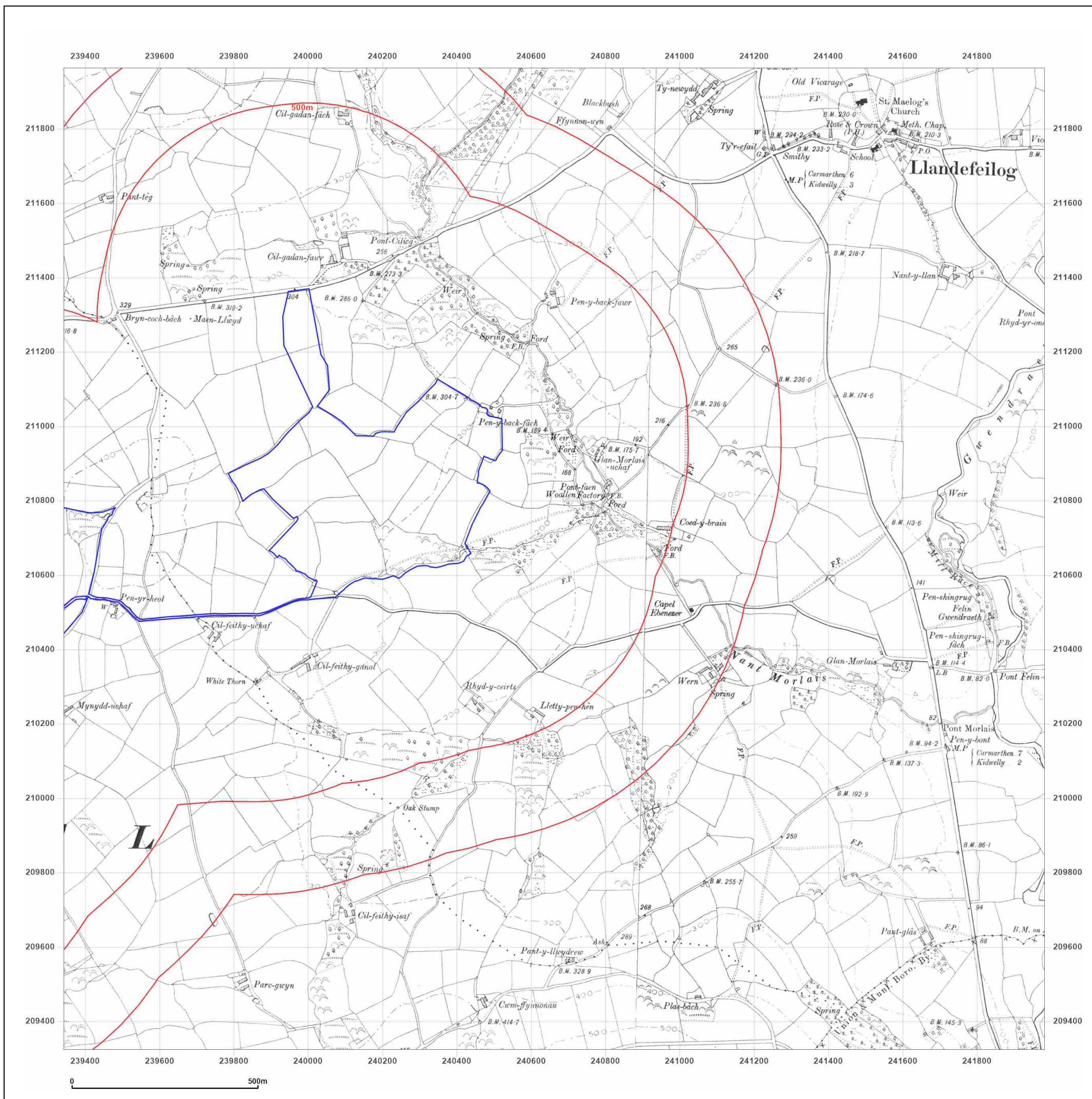


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Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_SS_2_1
Grid Ref: 240661, 210643

Map Name: County Series

Map date: 1948

Scale: 1:10,560

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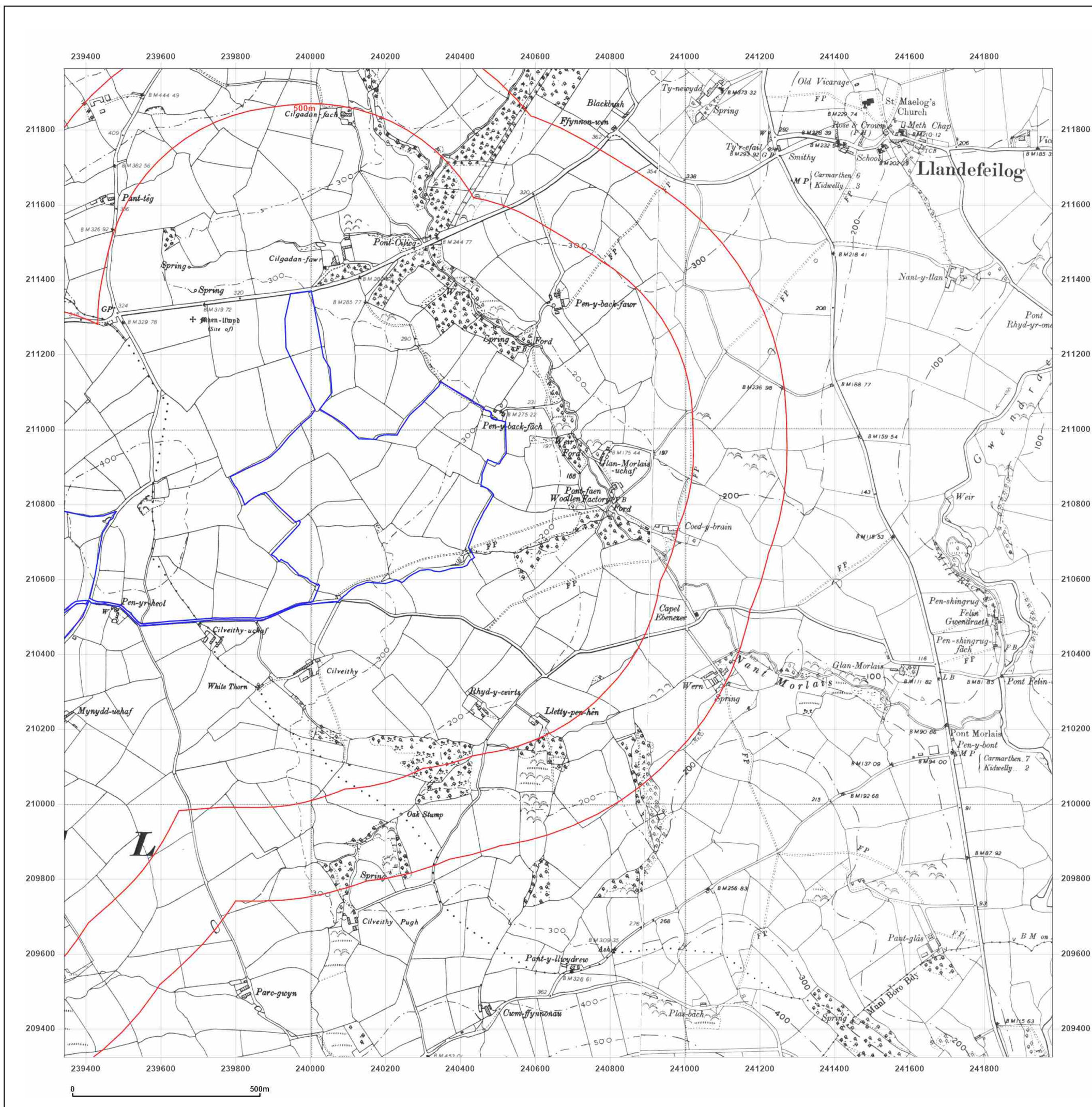


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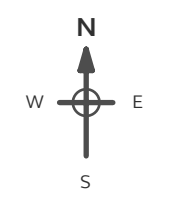
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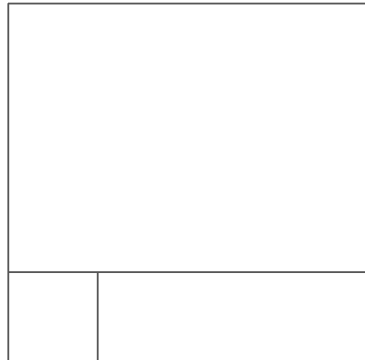

Map Name: Provisional

Map date: 1948-1949

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Printed at: 1:10,560



	
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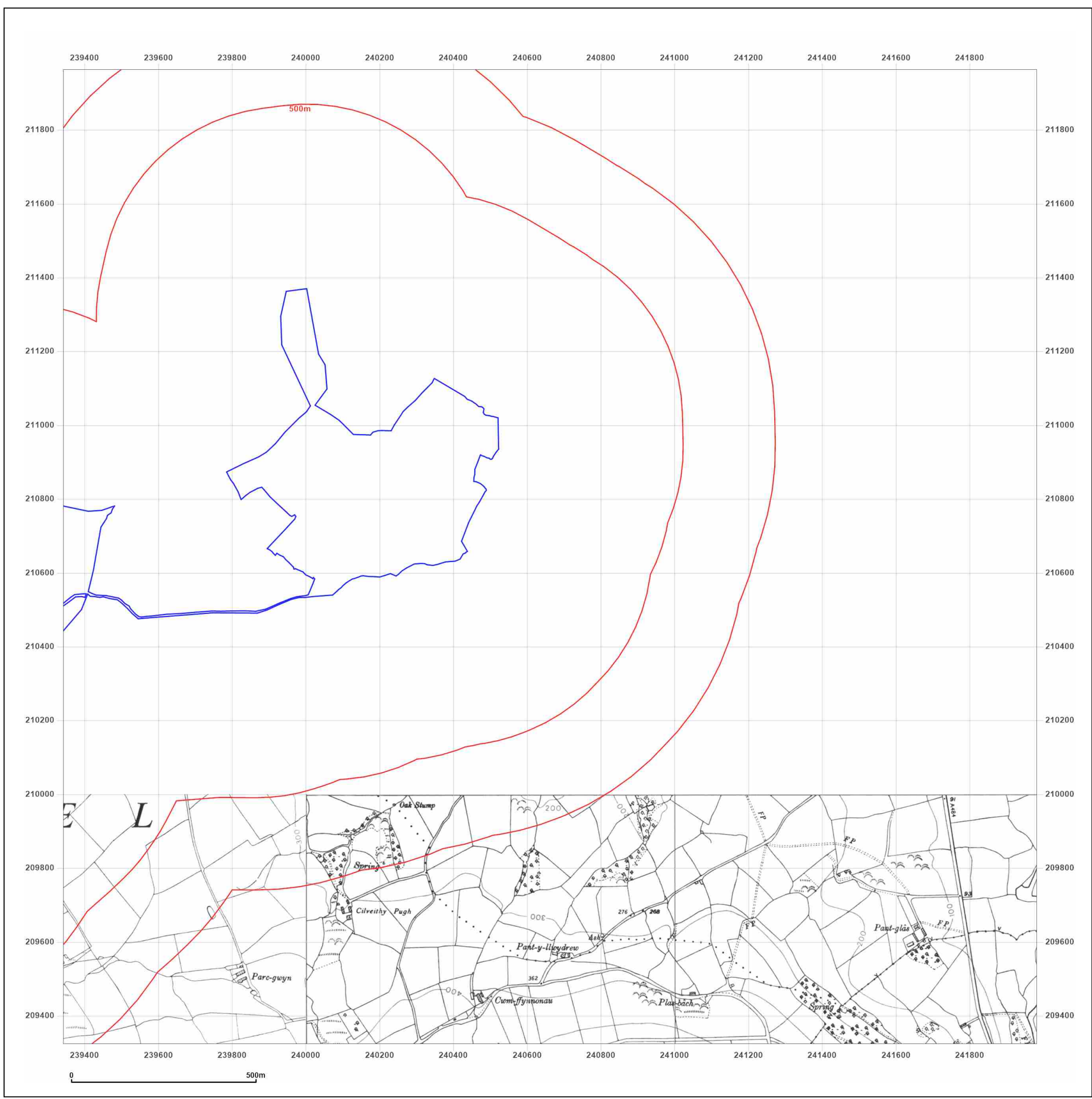


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14-26

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Report Ref: GS-J74-W1Z-1NE-OHV_SS_2_1
Grid Ref: 240661, 210643

Map Name: Provisional

Map date: 1963-1964

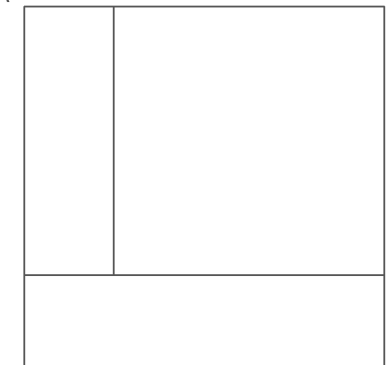
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Revised 1963
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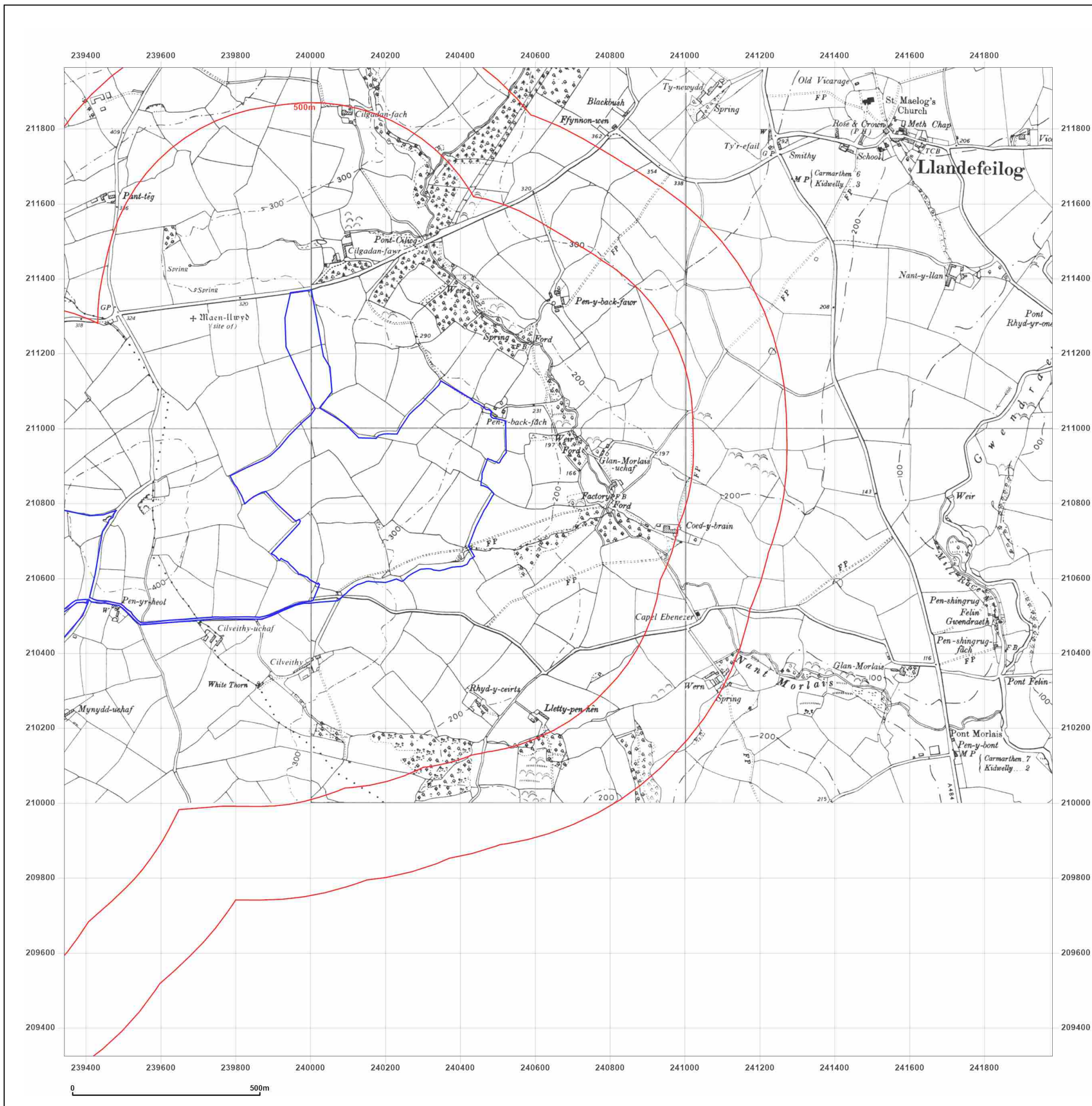


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Site Details:

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Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_SS_2_1
Grid Ref: 240661, 210643

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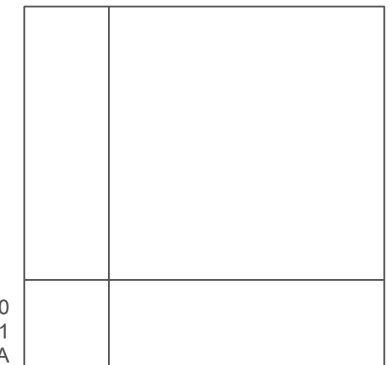
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Scale: 1:10,000

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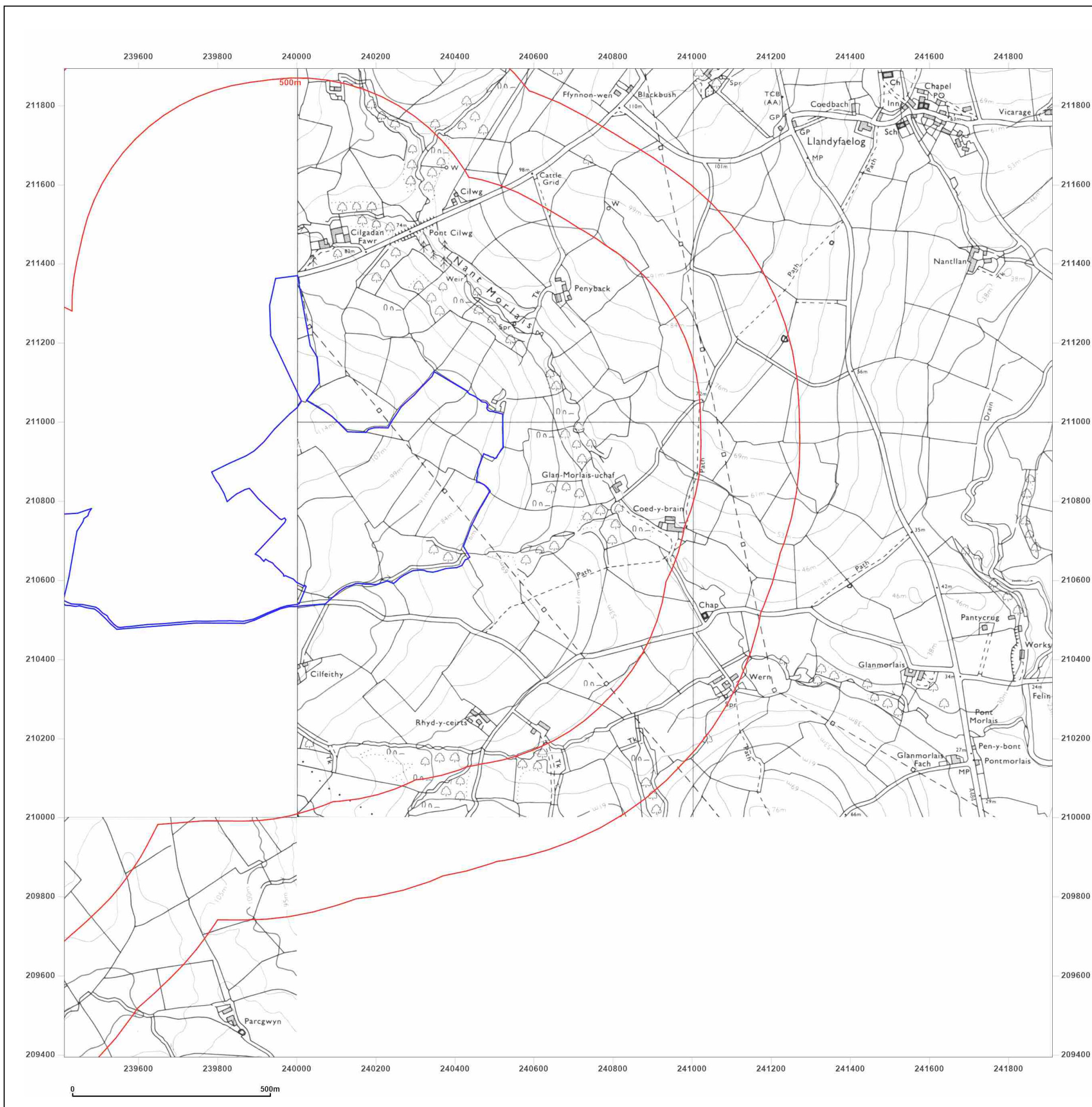


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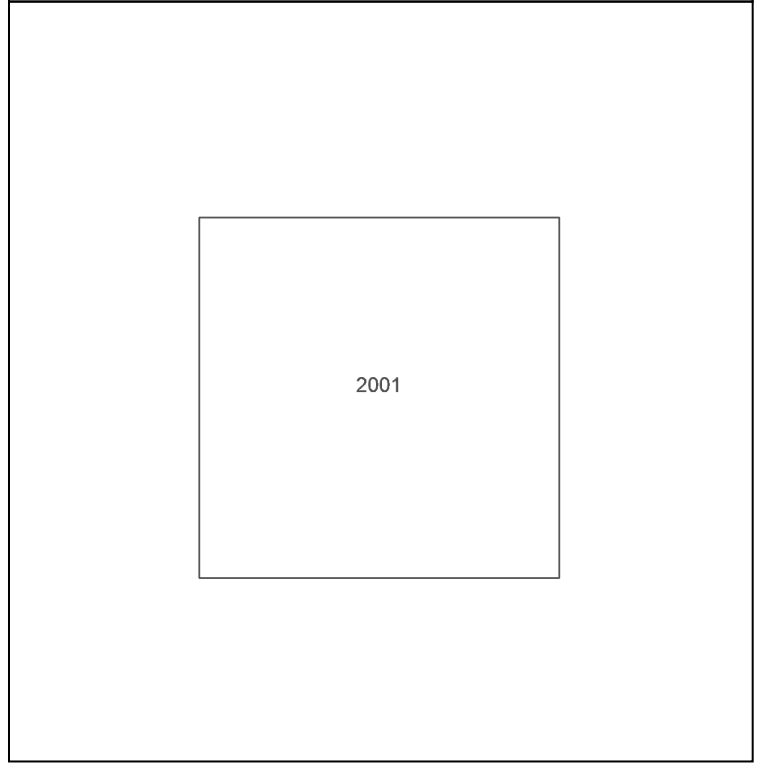
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Site Details:
 Heolddu Solar Farm - fields
 14-26

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Report Ref: GS-J74-W1Z-1NE-OHV_SS_2_1
Grid Ref: 240661, 210643

Map Name: National Grid
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Printed at: 1:10,000

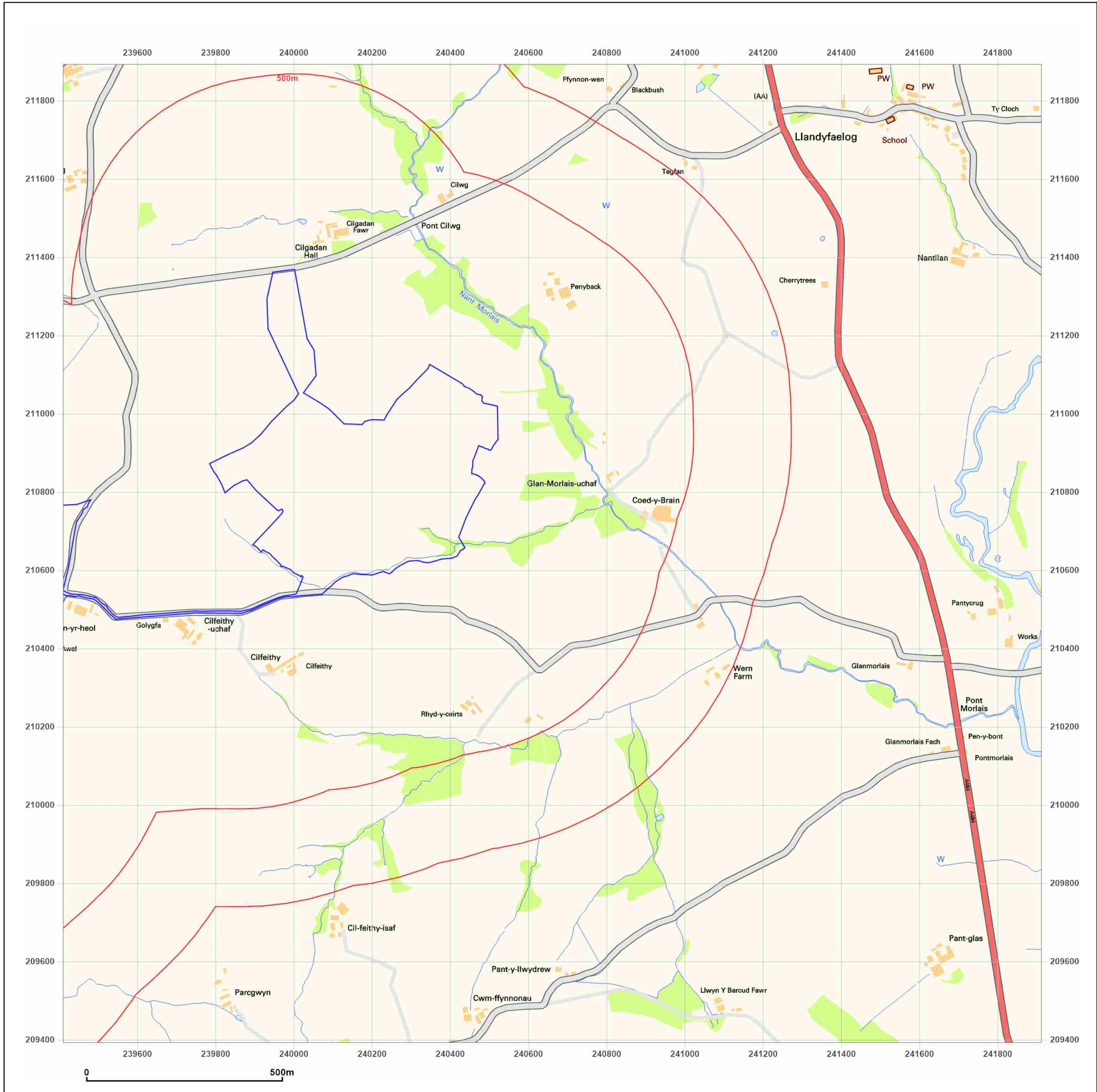
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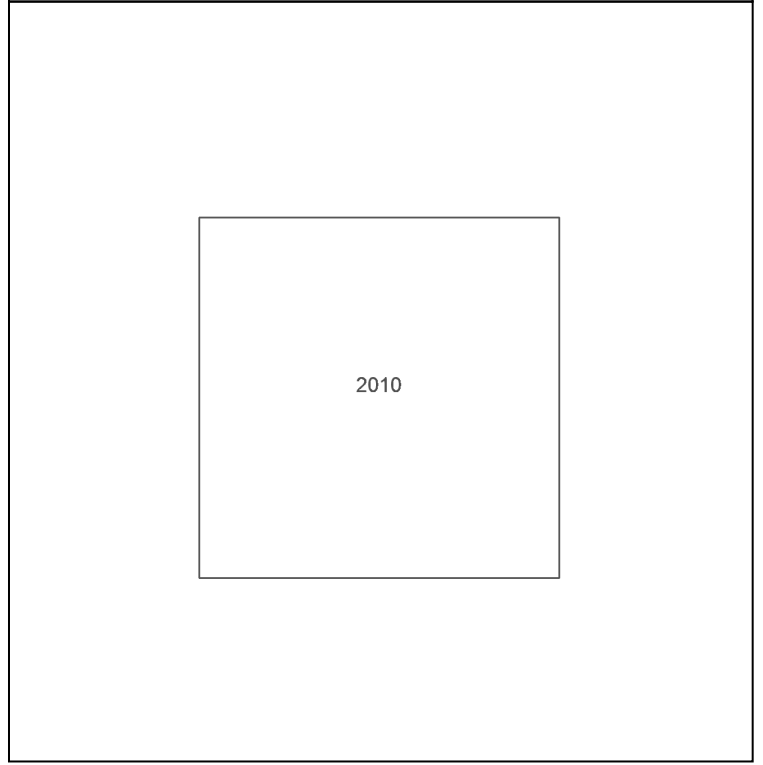
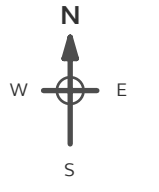
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_SS_2_1
Grid Ref: 240661, 210643

Map Name: National Grid
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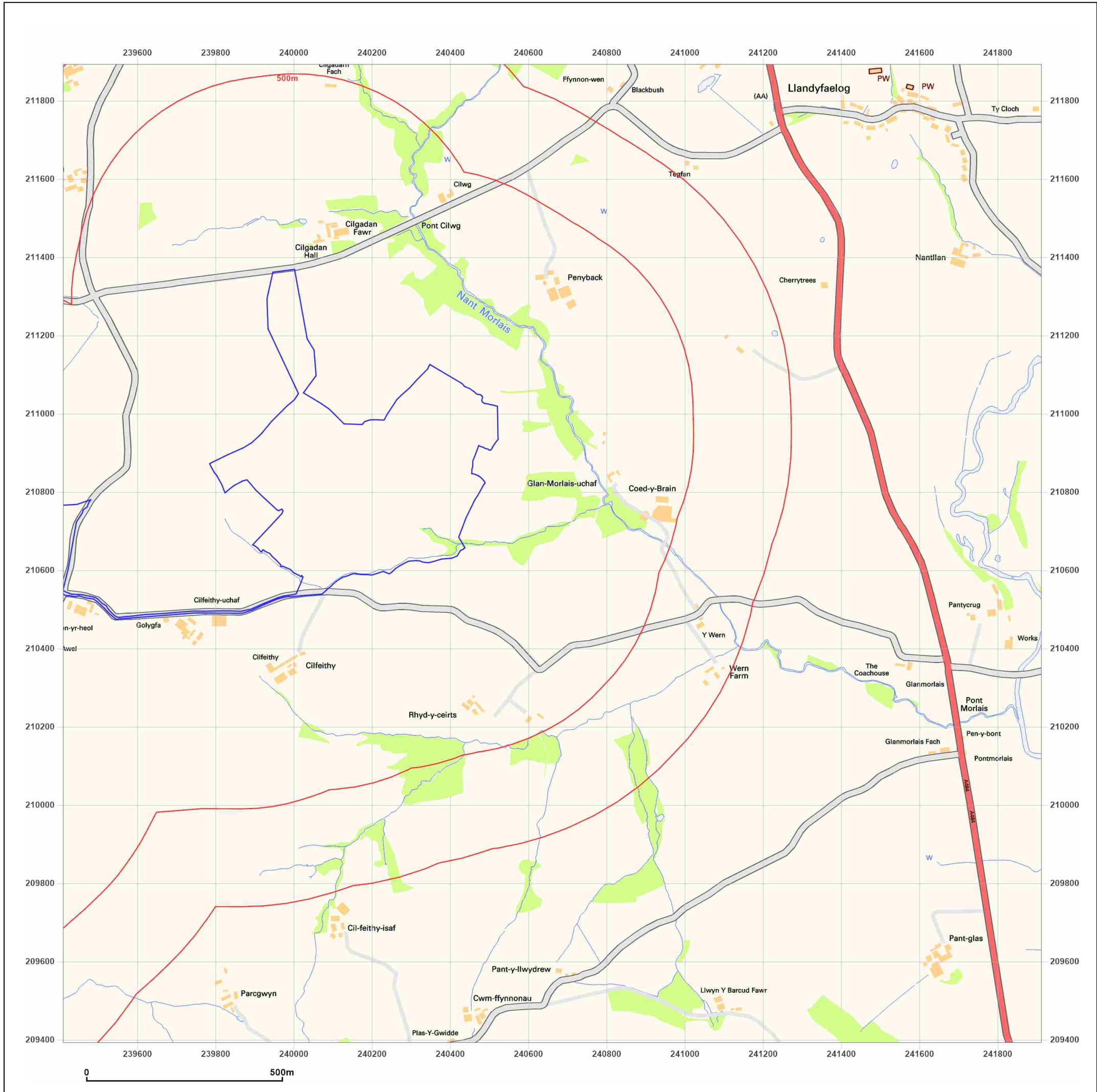


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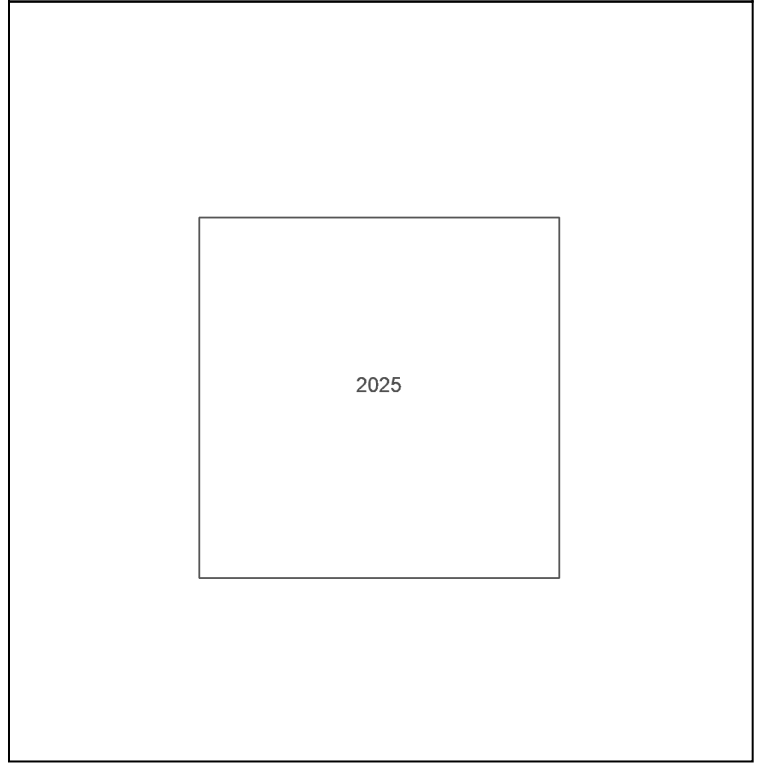
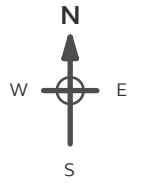
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Site Details:
 Heolddu Solar Farm - fields
 14-26

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Report Ref: GS-J74-W1Z-1NE-OHV_SS_2_1
Grid Ref: 240661, 210643

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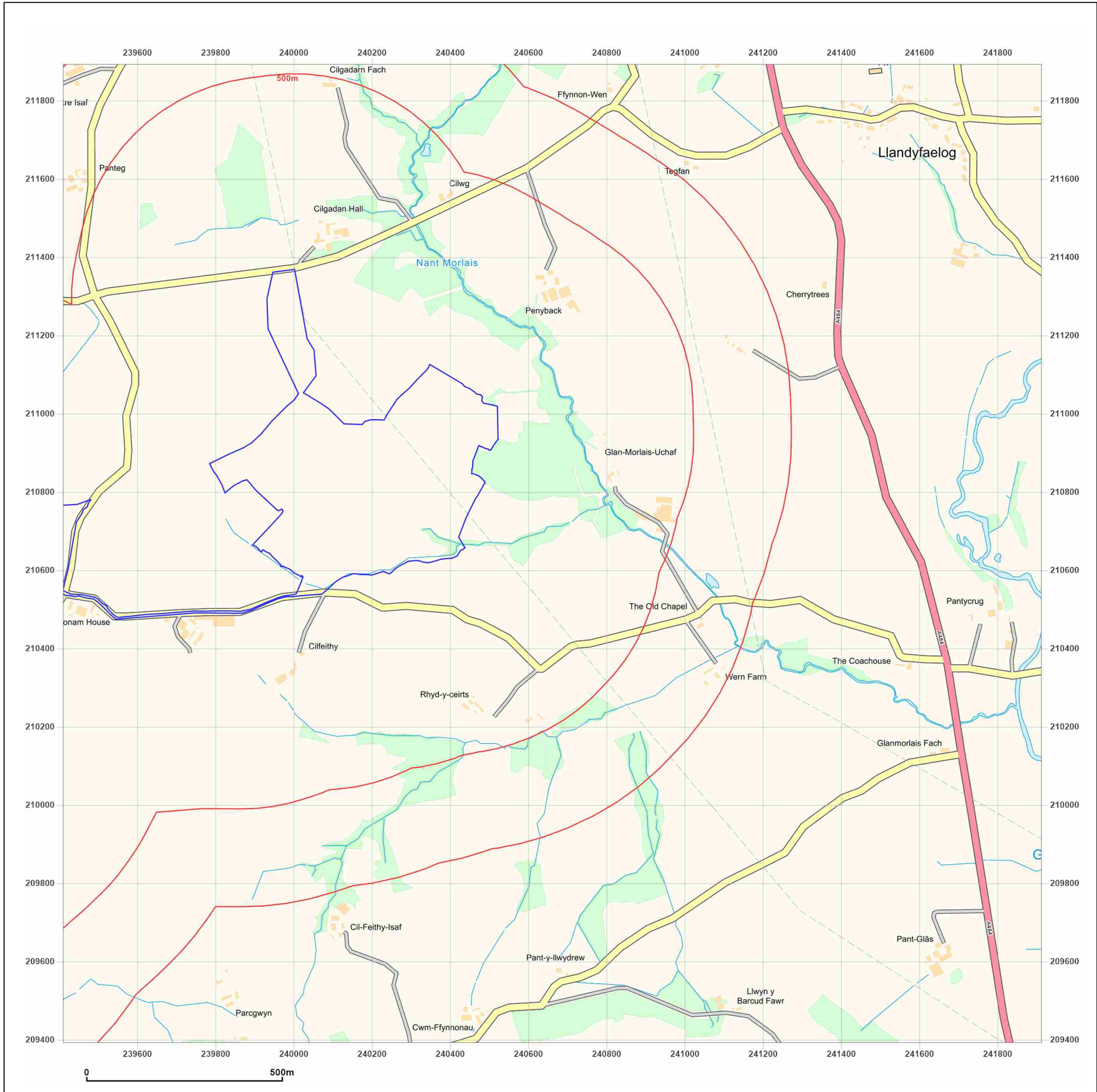
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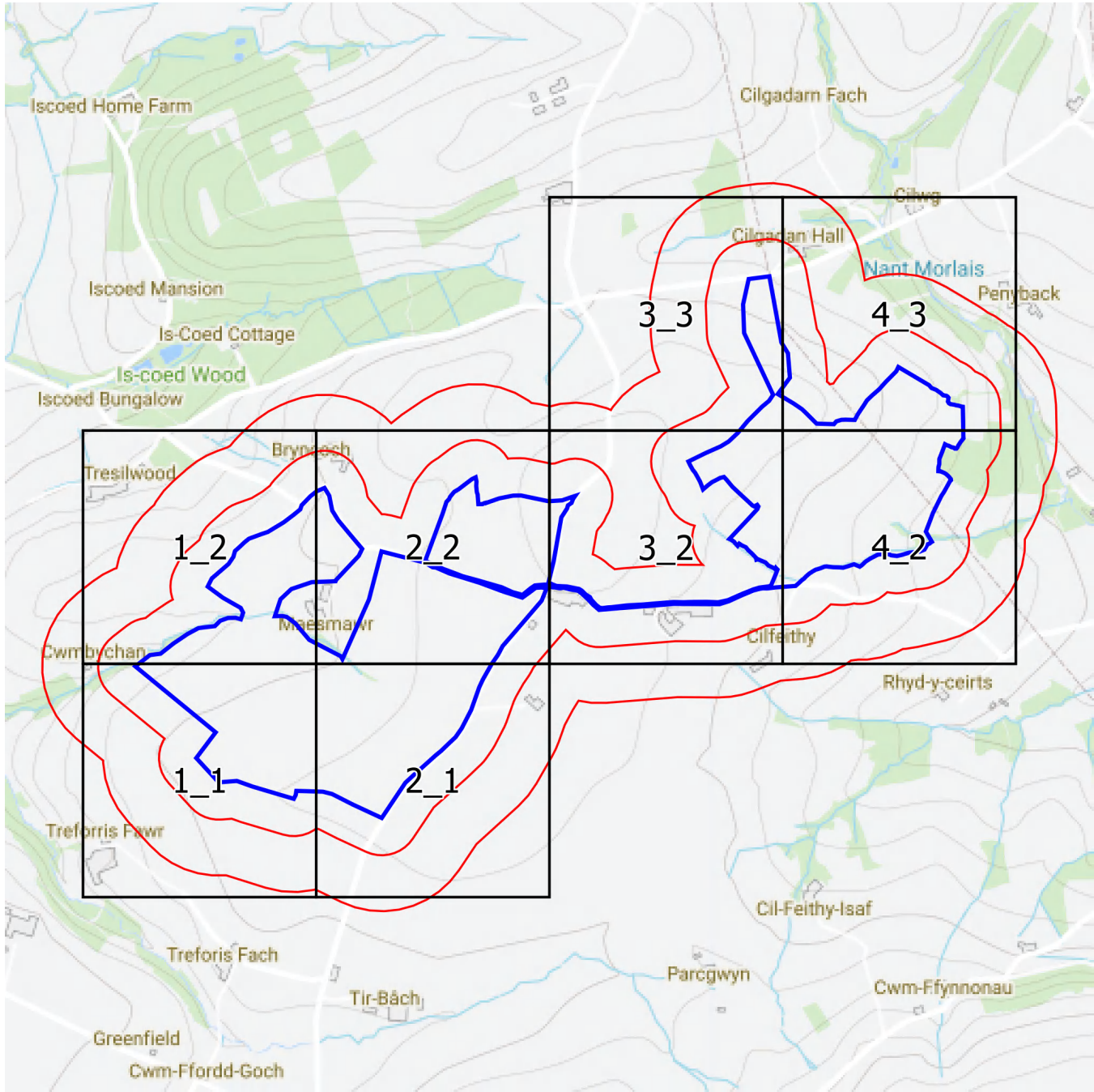

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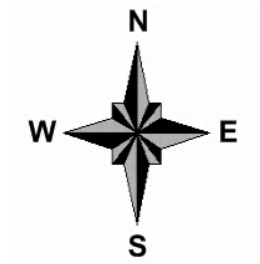




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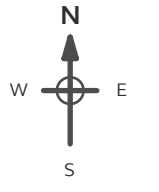
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_1_1
Grid Ref: 238473, 210018

Map Name: County Series
Map date: 1889
Scale: 1:2,500
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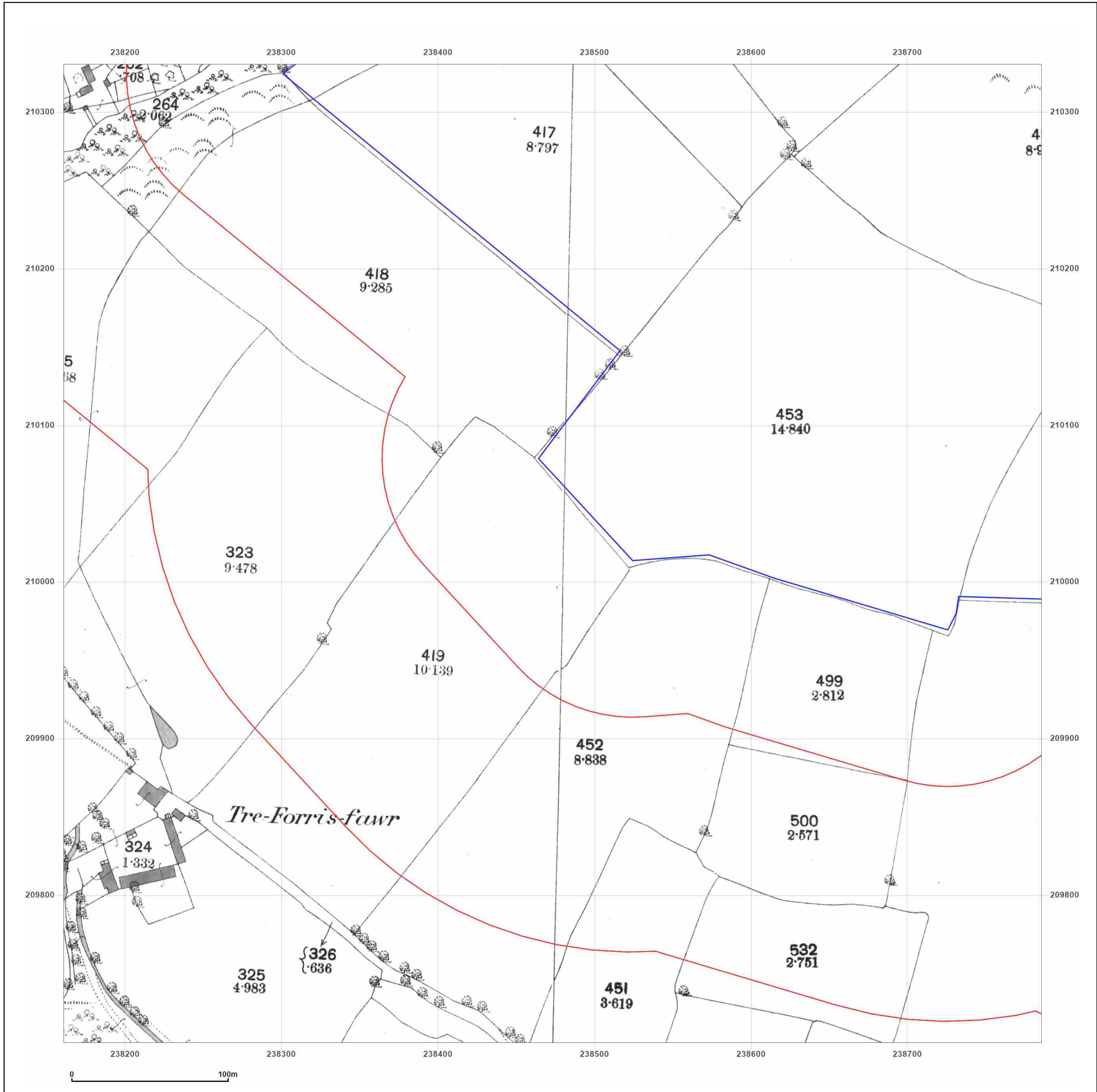
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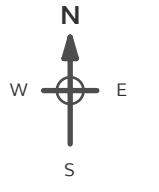
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Site Details:
 Heolddu Solar Farm - fields
 14-26

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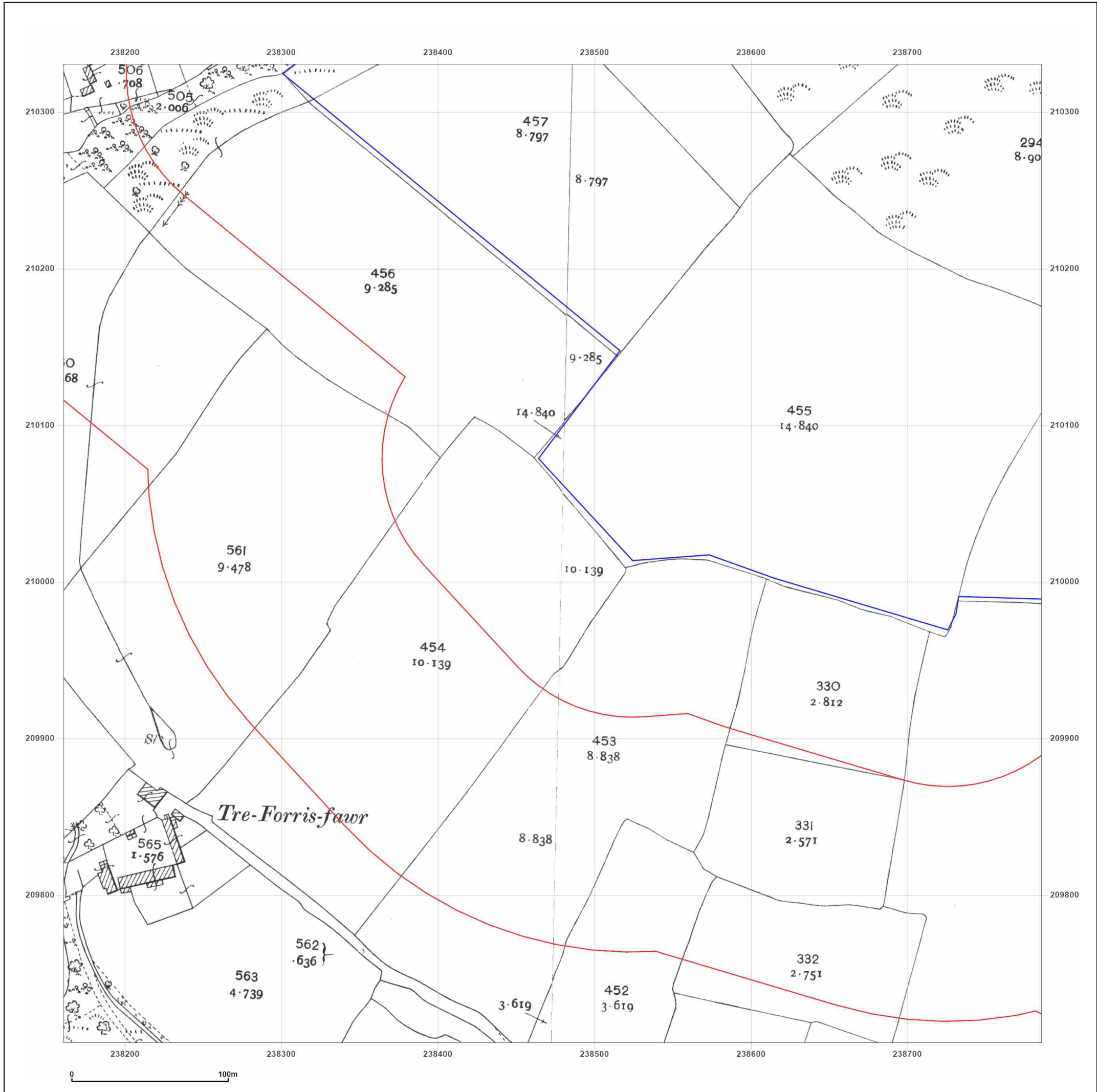
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Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_1_1
Grid Ref: 238473, 210018

Map Name: National Grid

Map date: 1969

Scale: 1:2,500

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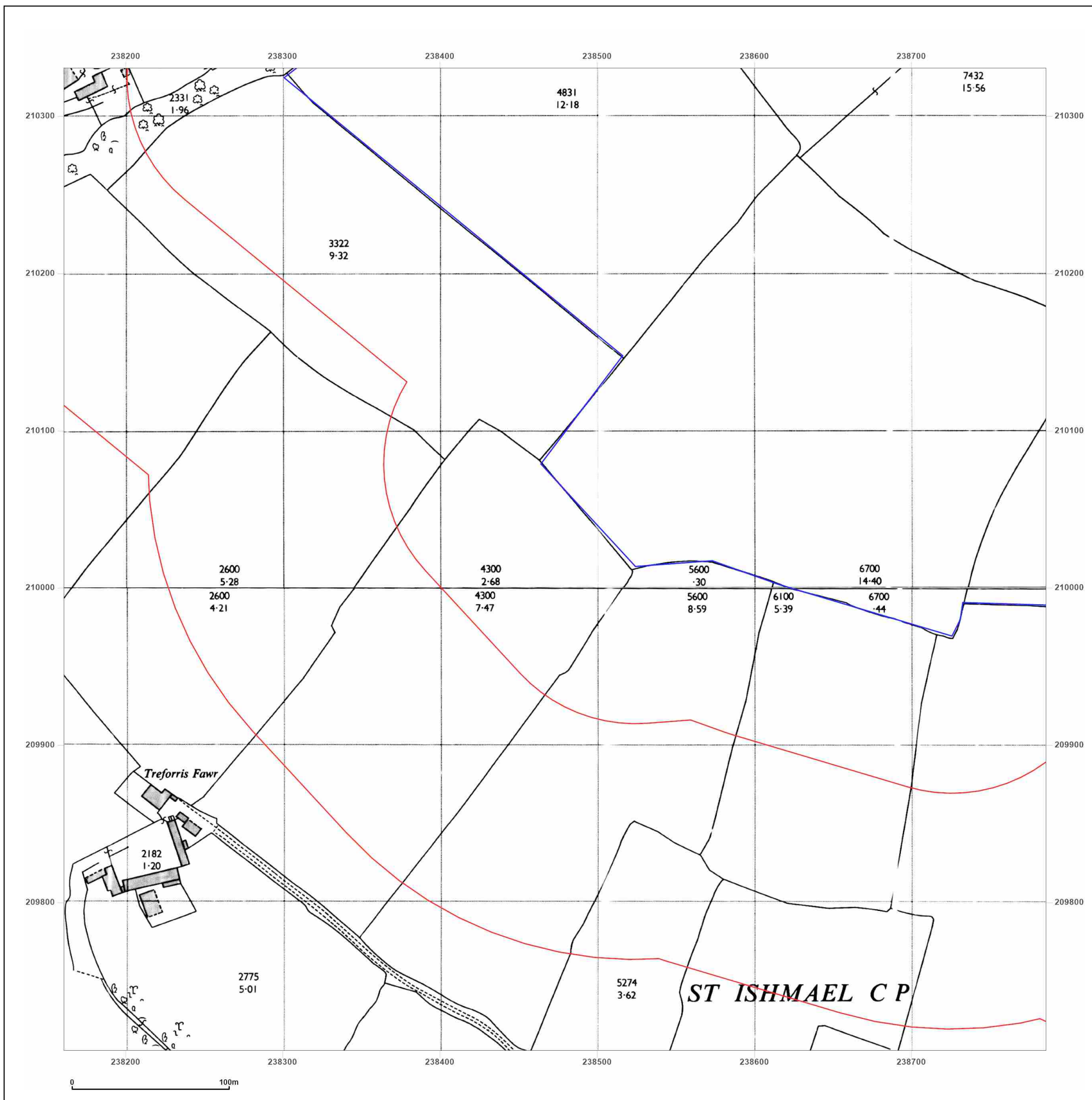


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Site Details:

Heolddu Solar Farm - fields
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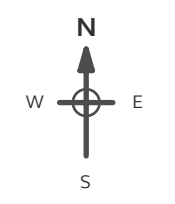
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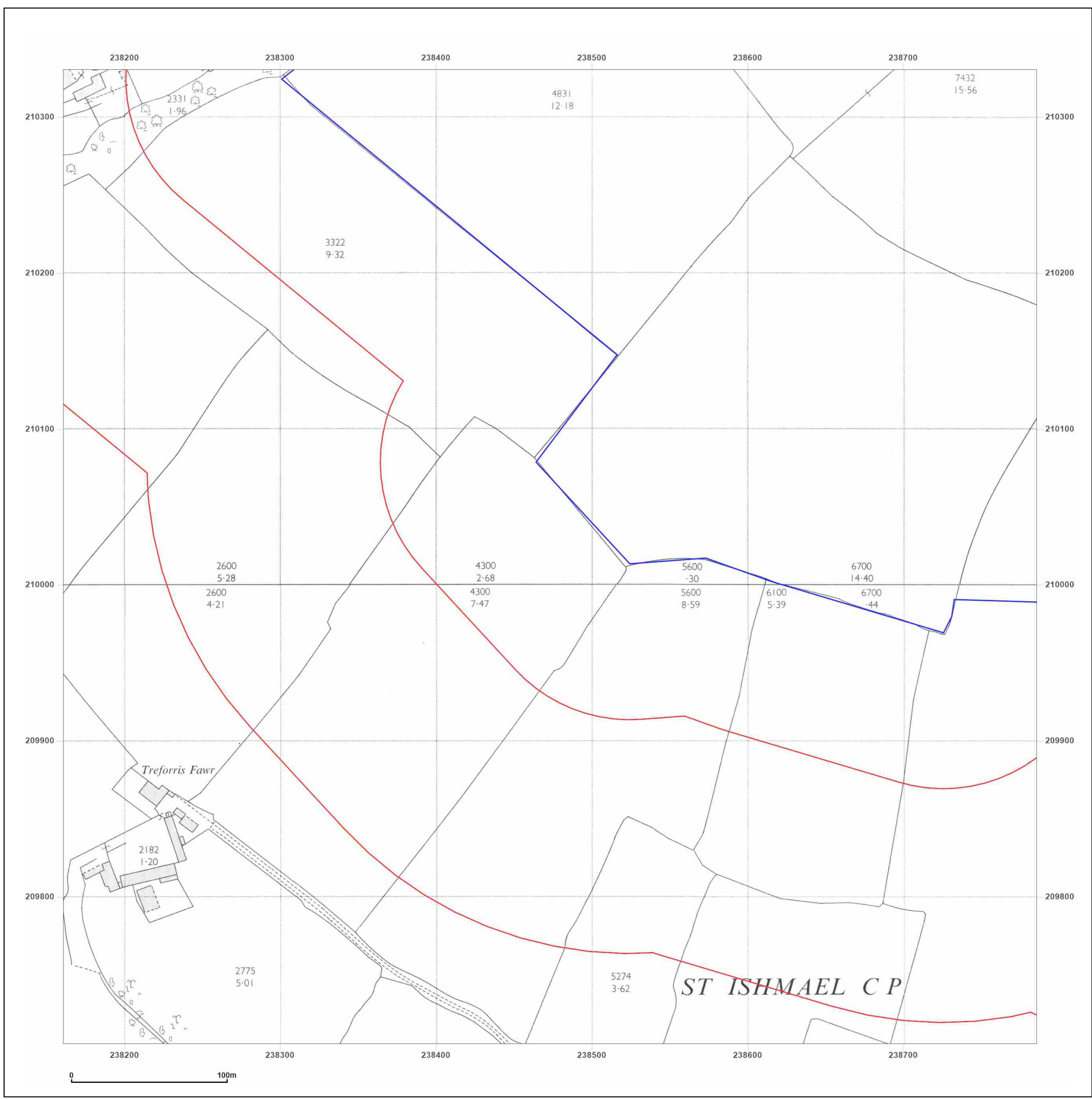
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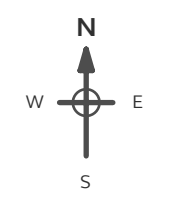
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Map Name: National Grid

Map date: 1994

Scale: 1:2,500

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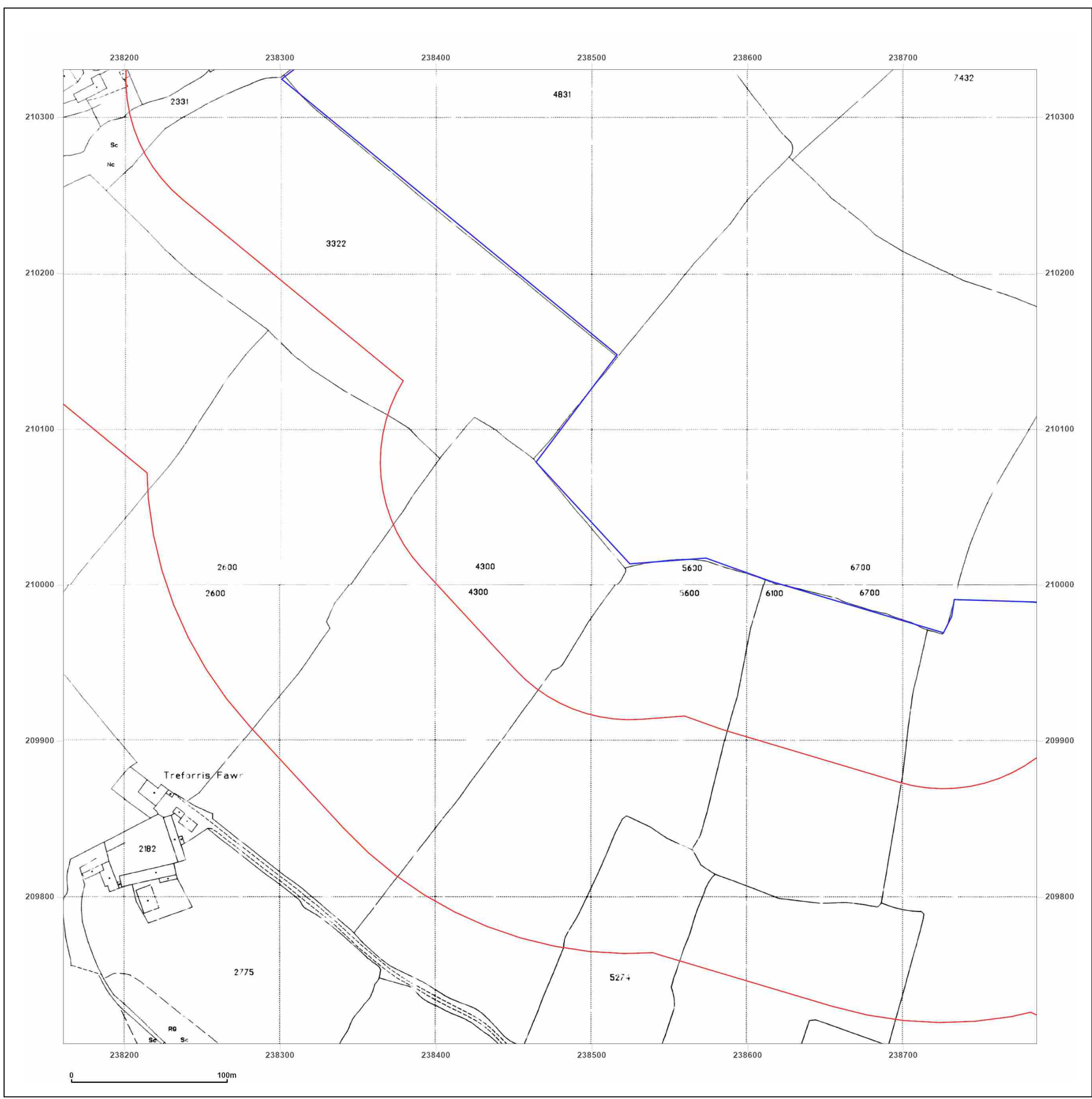


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Site Details:

Heolddu Solar Farm - fields
14-26

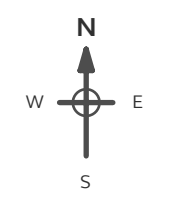
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Map Name: County Series

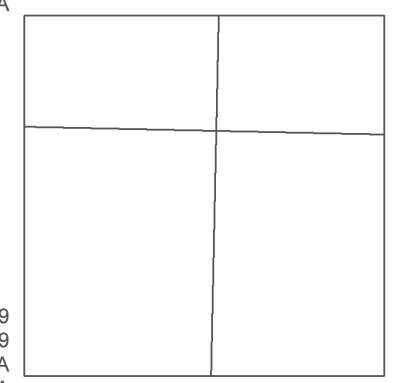
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Revised 1889
Edition N/A
Copyright N/A
Levelled N/A

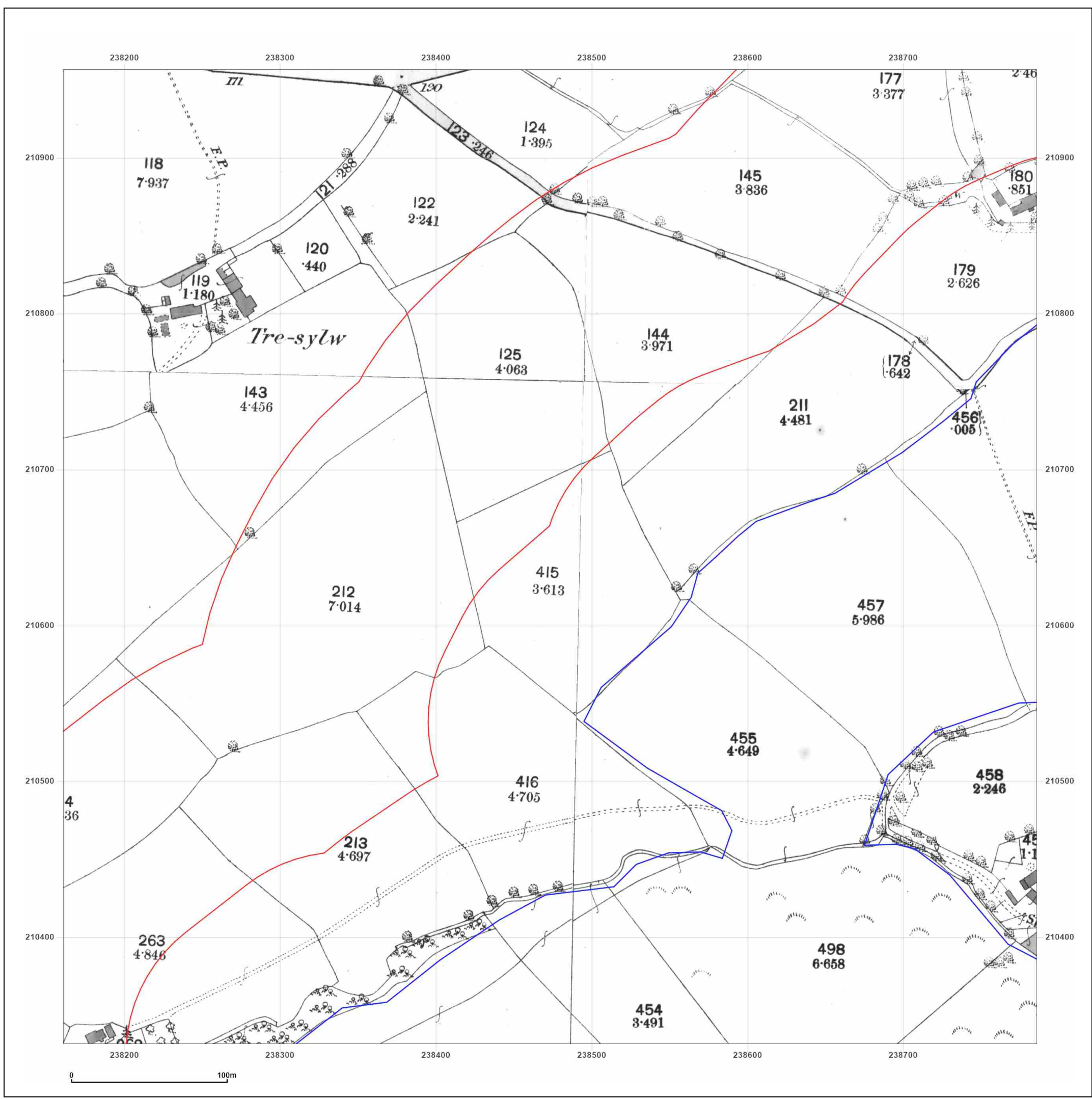


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Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
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Grid Ref: 238473, 210644

Map Name: County Series

Map date: 1906

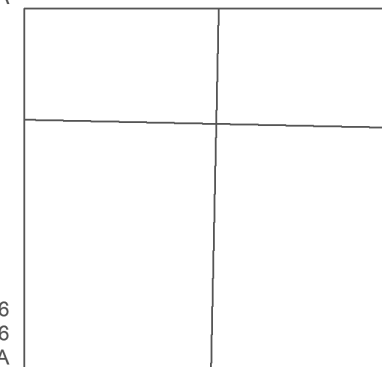
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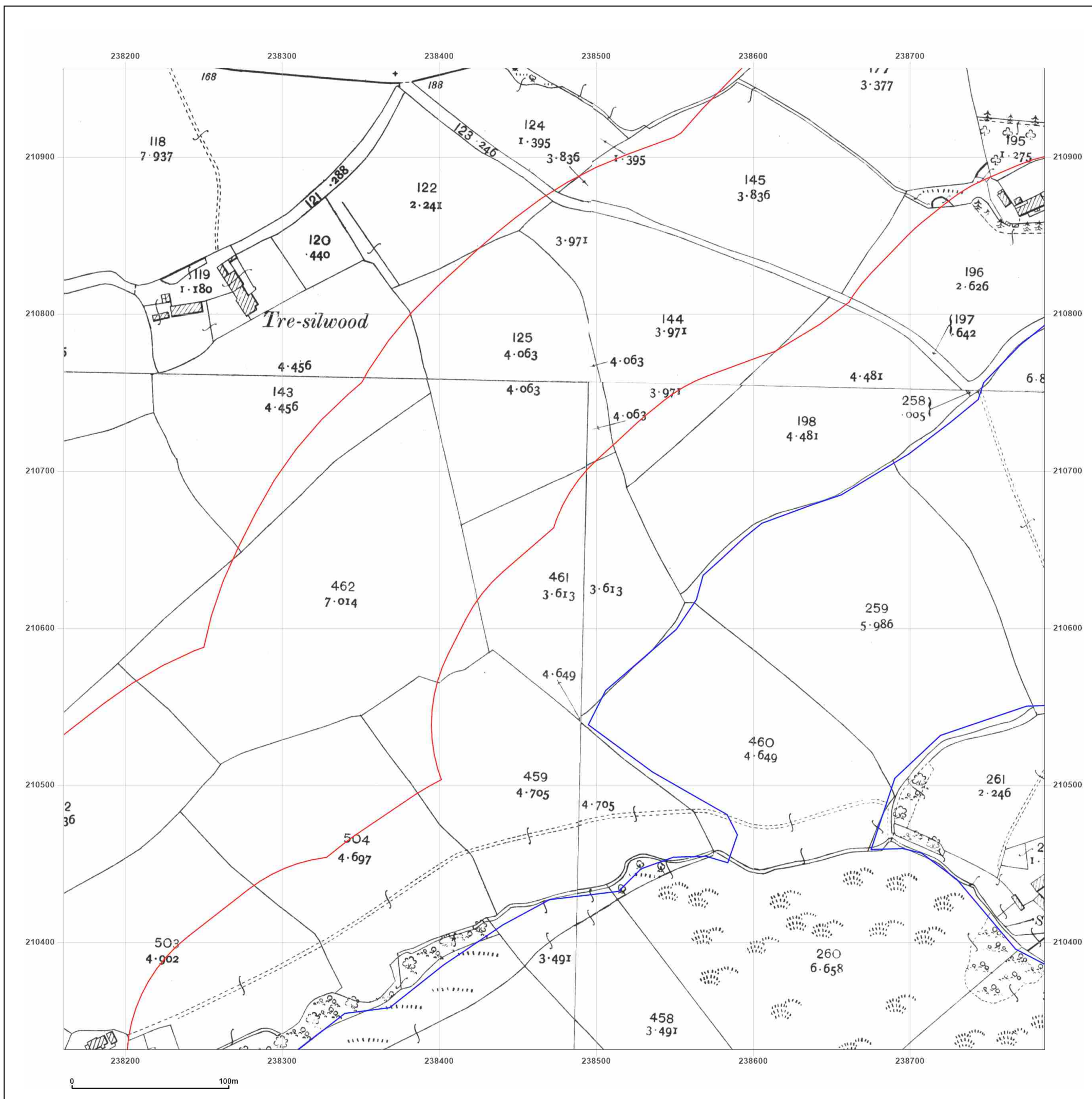


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Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_1_2
Grid Ref: 238473, 210644

Map Name: National Grid

Map date: 1969

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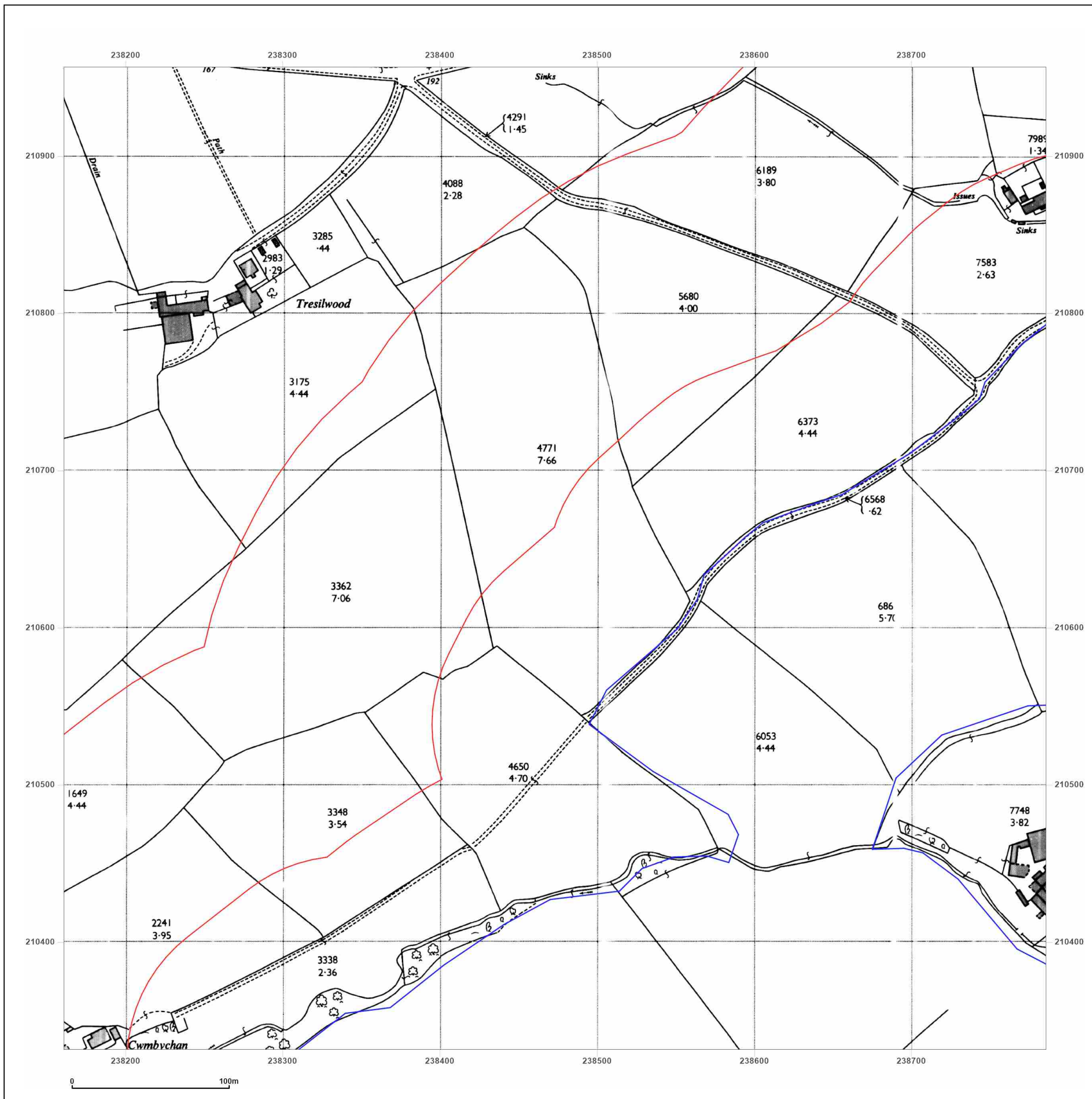


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Site Details:

Heolddu Solar Farm - fields
14-26

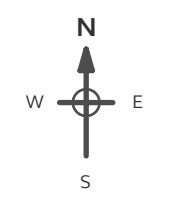
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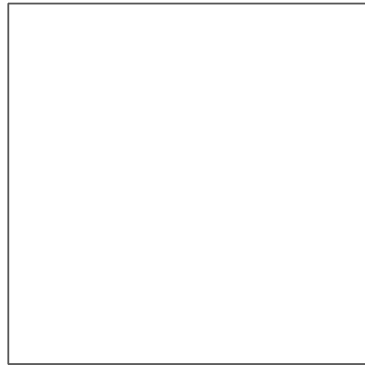
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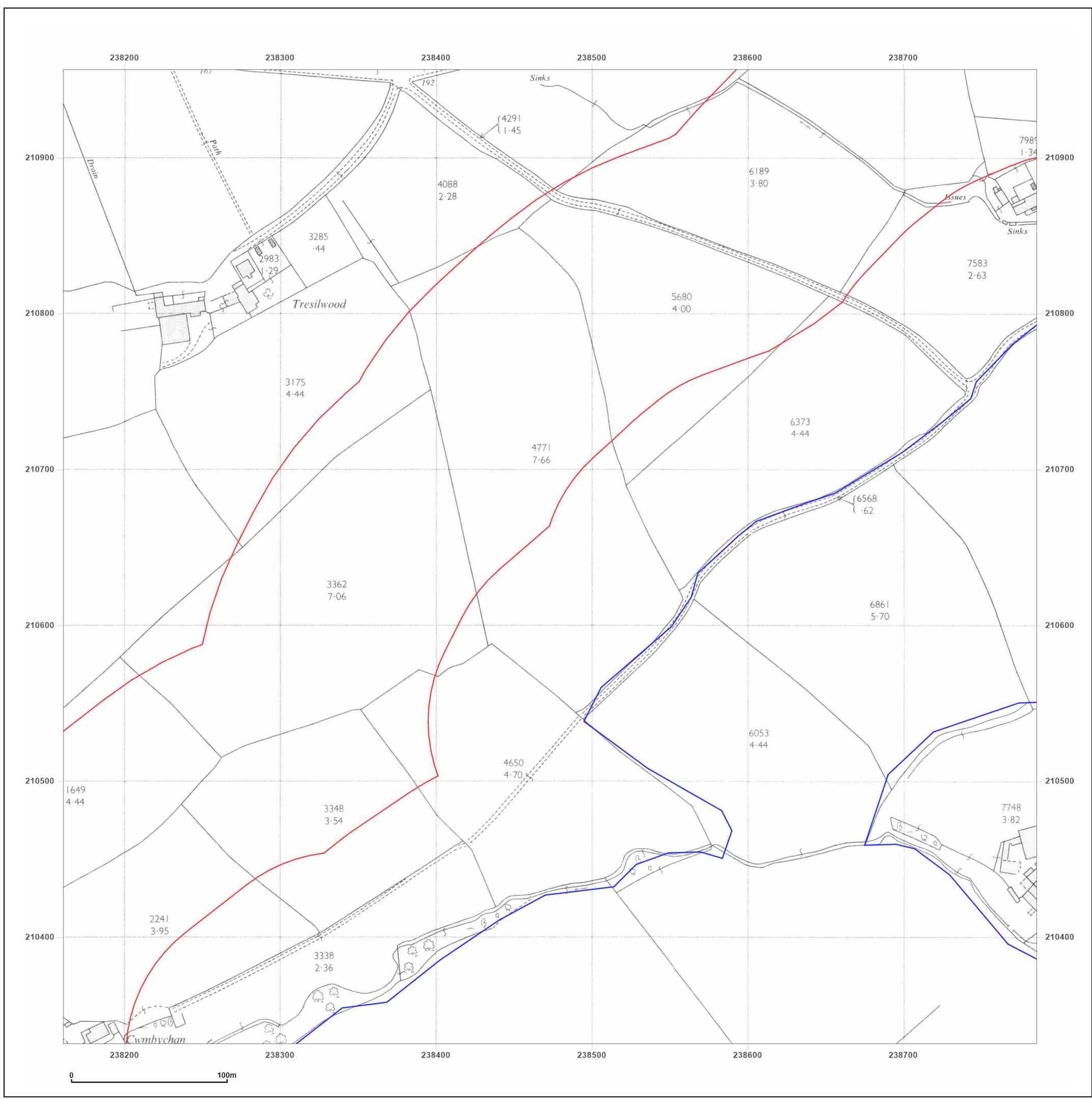


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Site Details:

Heolddu Solar Farm - fields
14-26

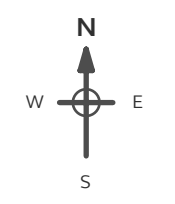
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Map Name: National Grid

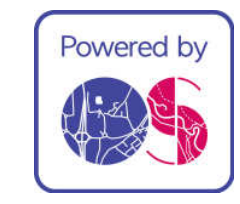
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Edition N/A
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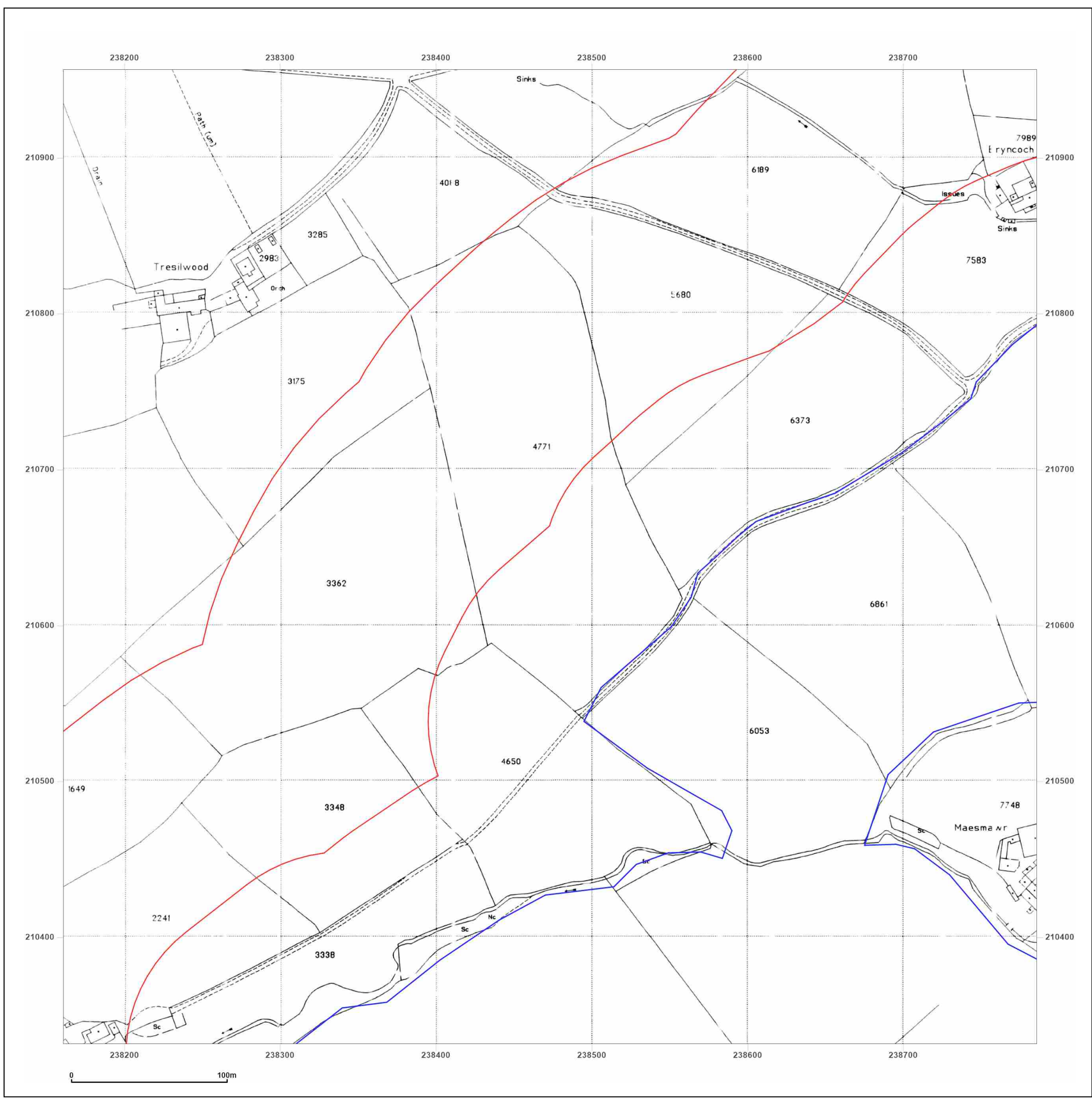


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Site Details:

Heolddu Solar Farm - fields
14-26

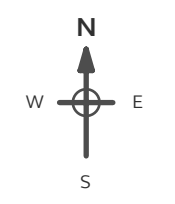
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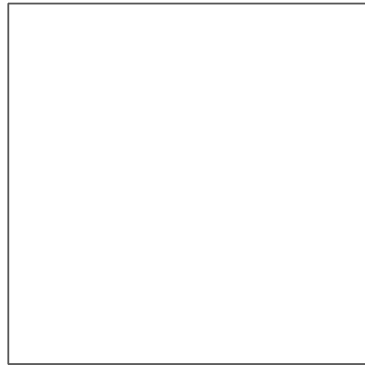
Map Name: County Series

Map date: 1889

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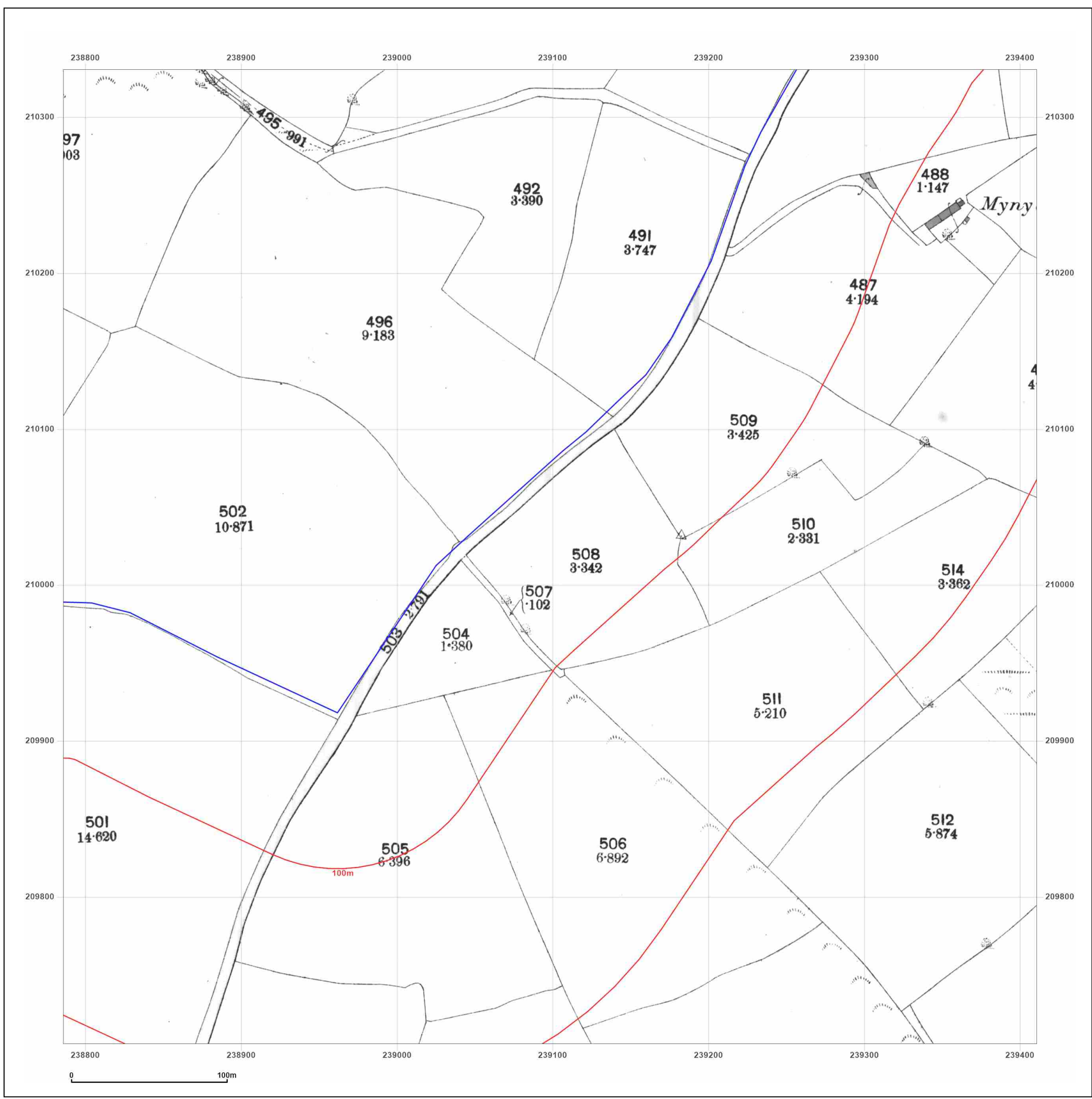


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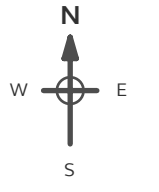
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
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Grid Ref: 239098, 210018

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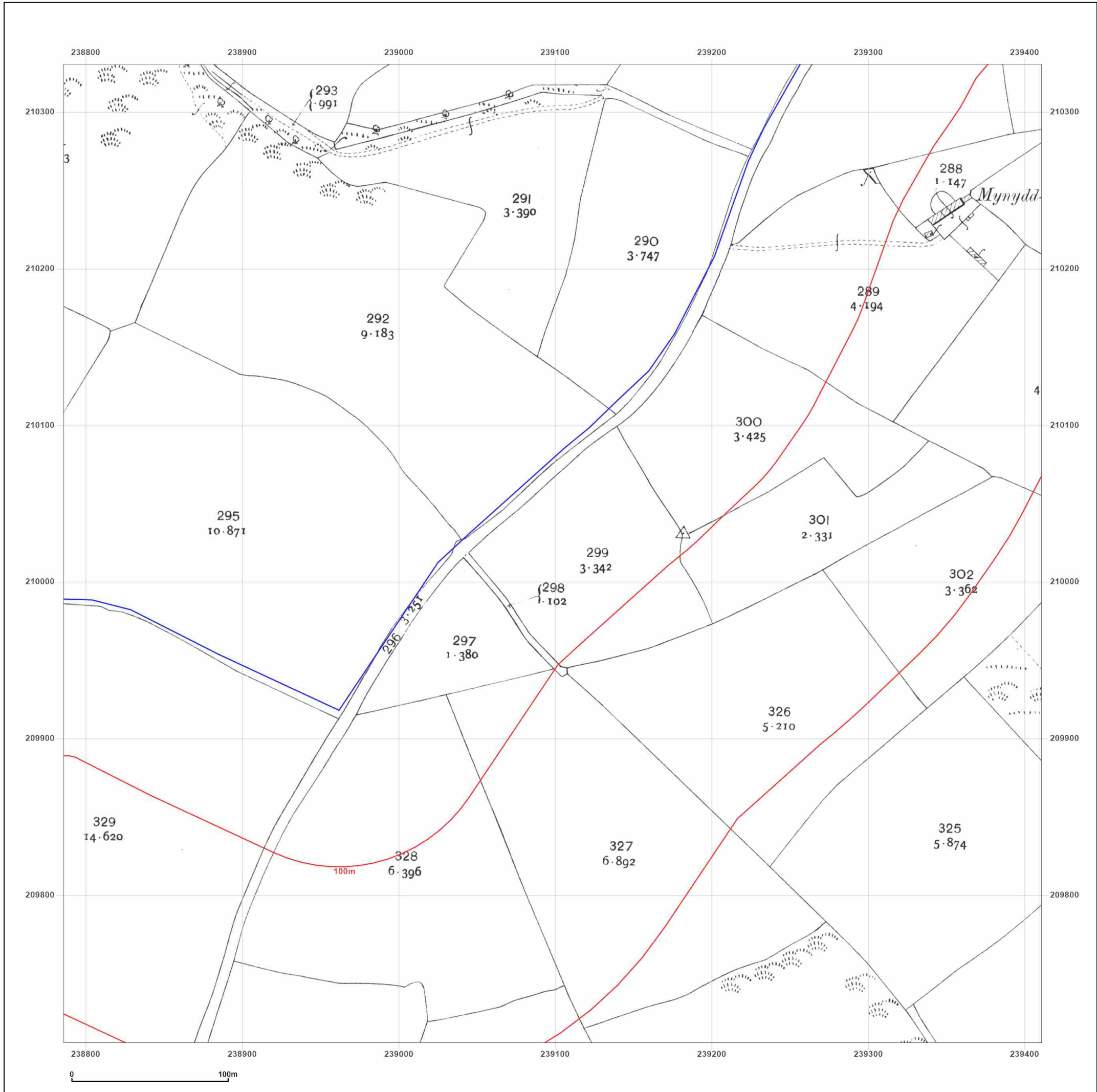
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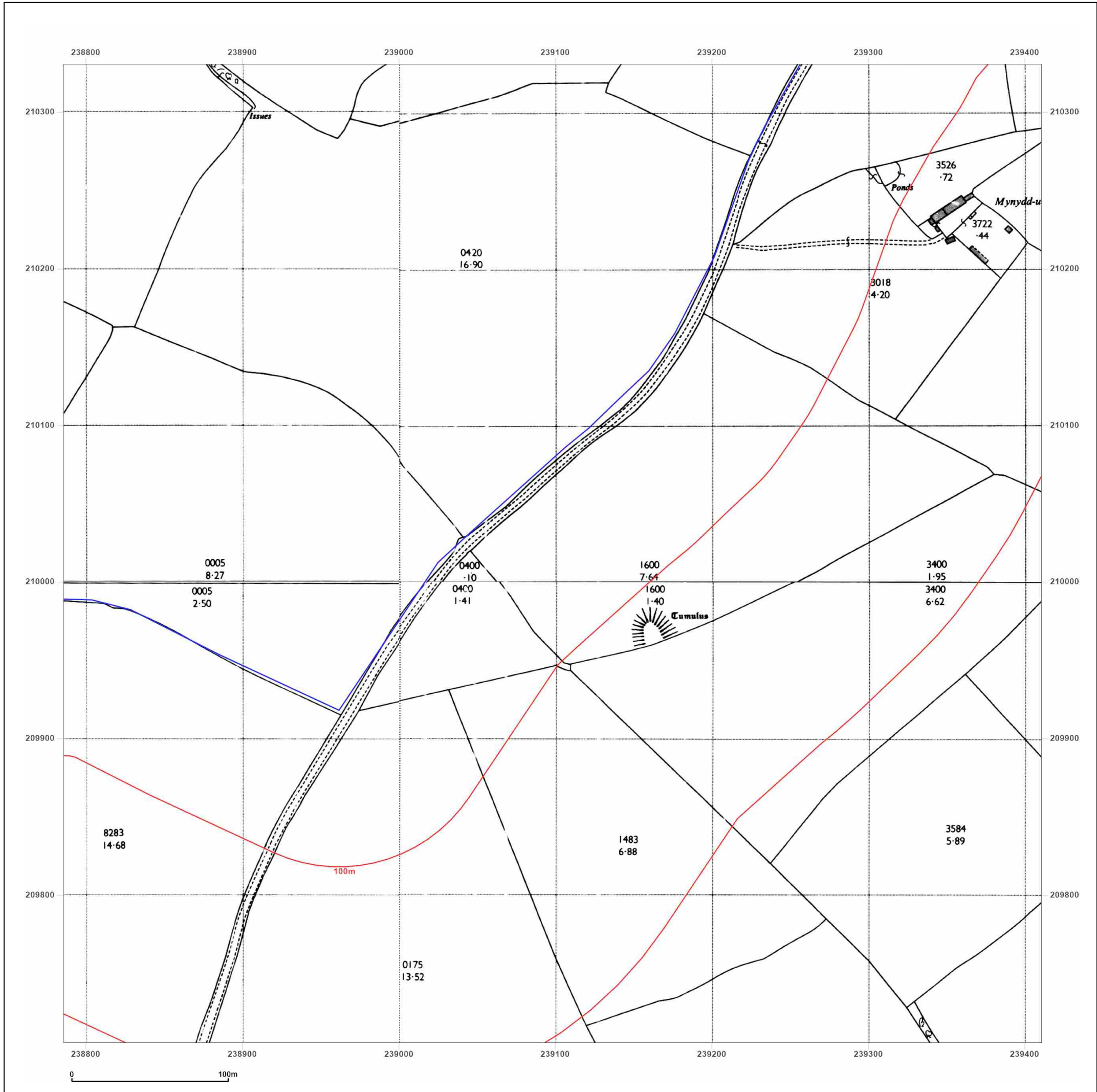
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Map date: 1969
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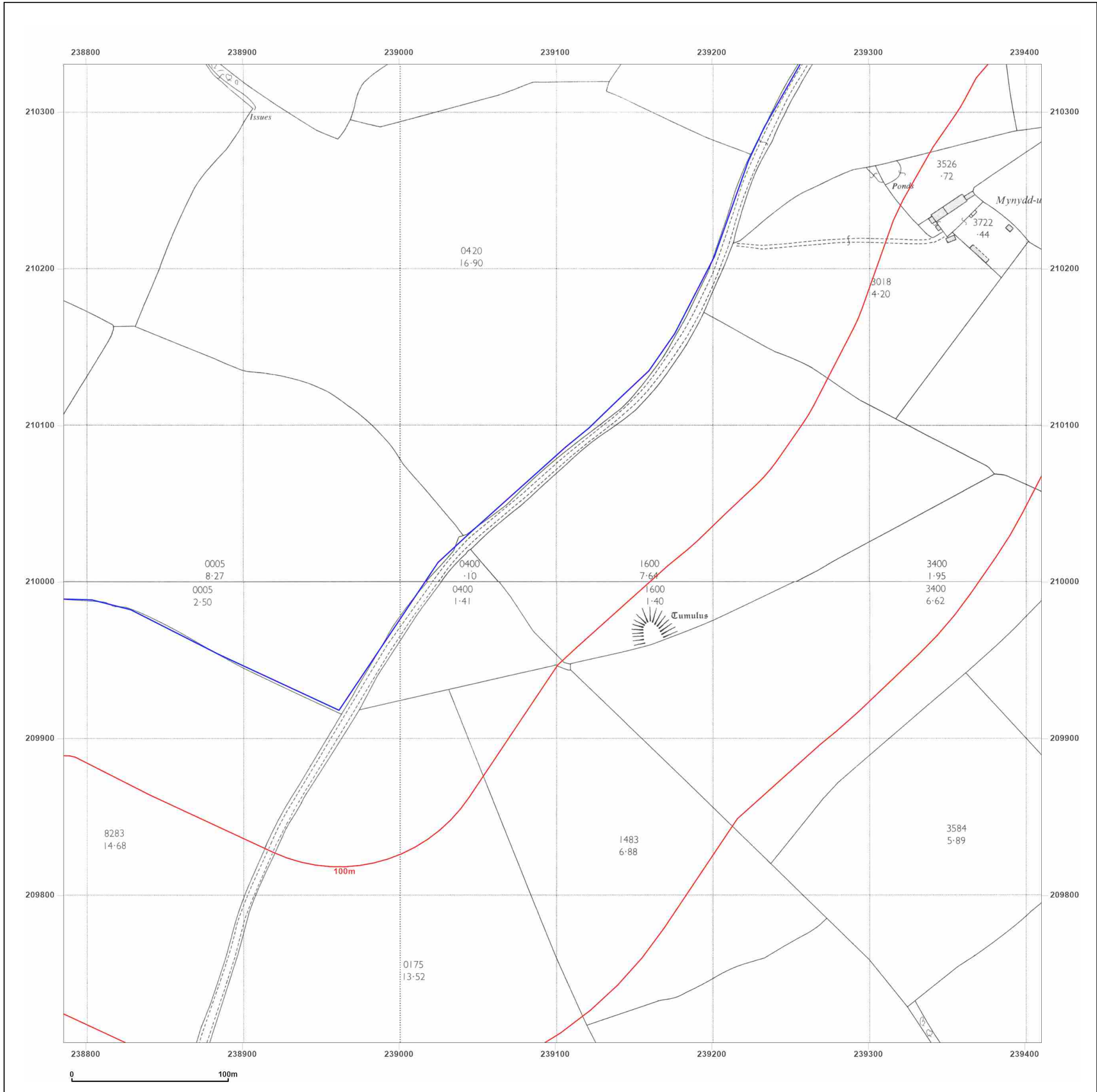
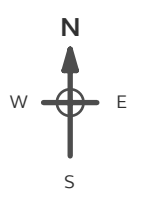
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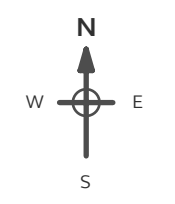
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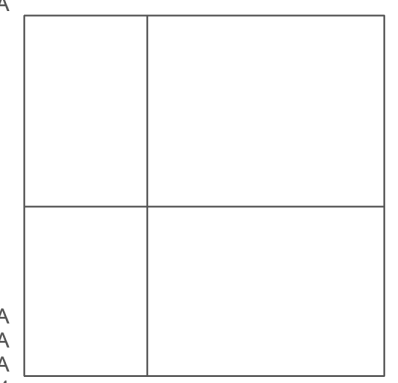
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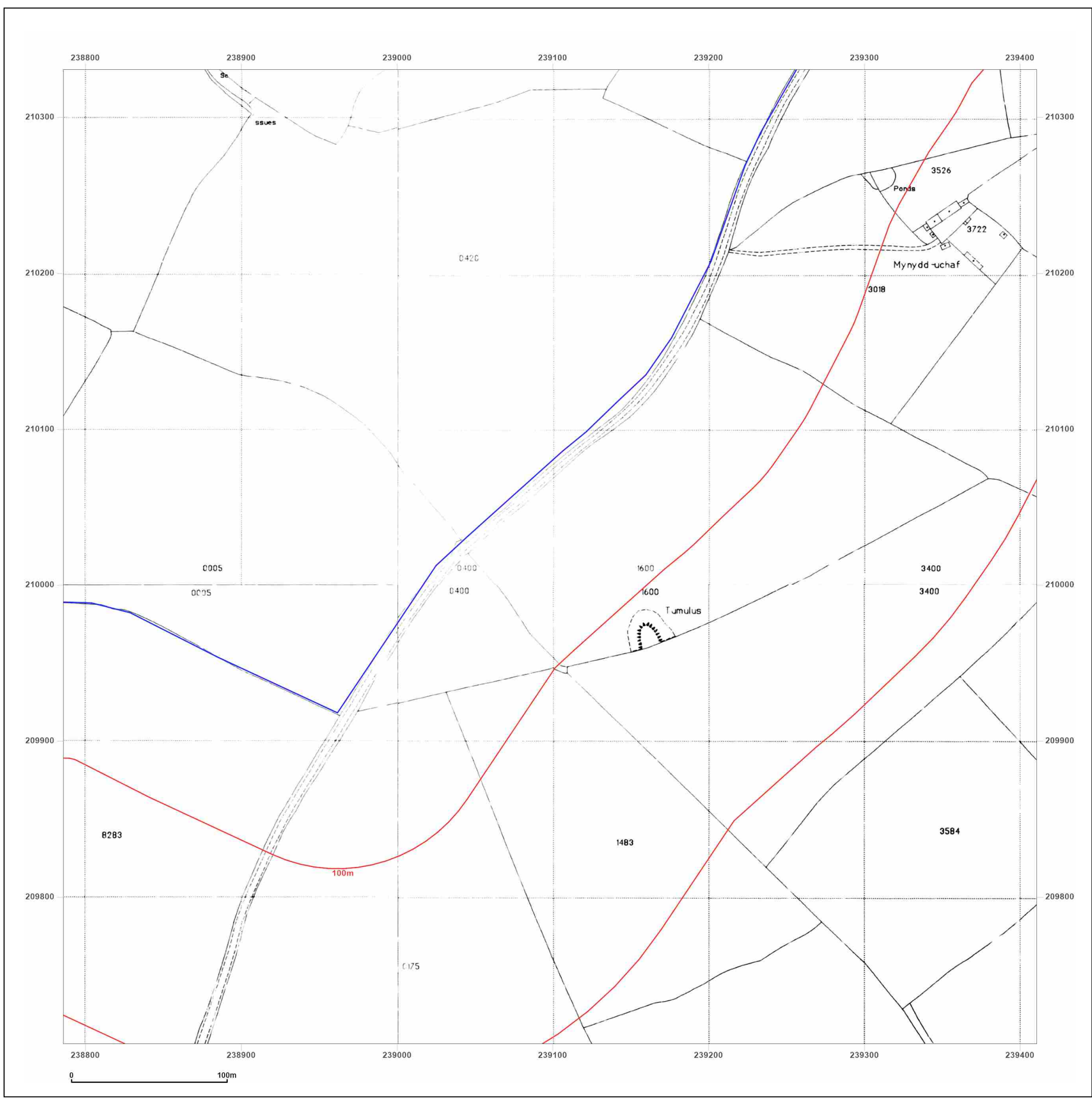


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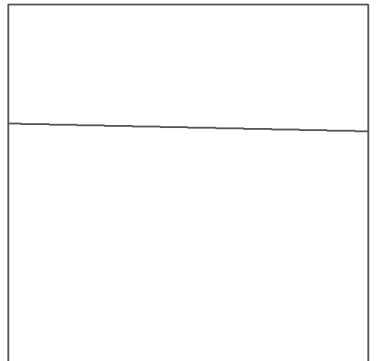
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_2_2
Grid Ref: 239098, 210644

Map Name: County Series
Map date: 1889
Scale: 1:2,500
Printed at: 1:2,500

Surveyed 1889
 Revised 1889
 Edition N/A
 Copyright N/A
 Levelled N/A

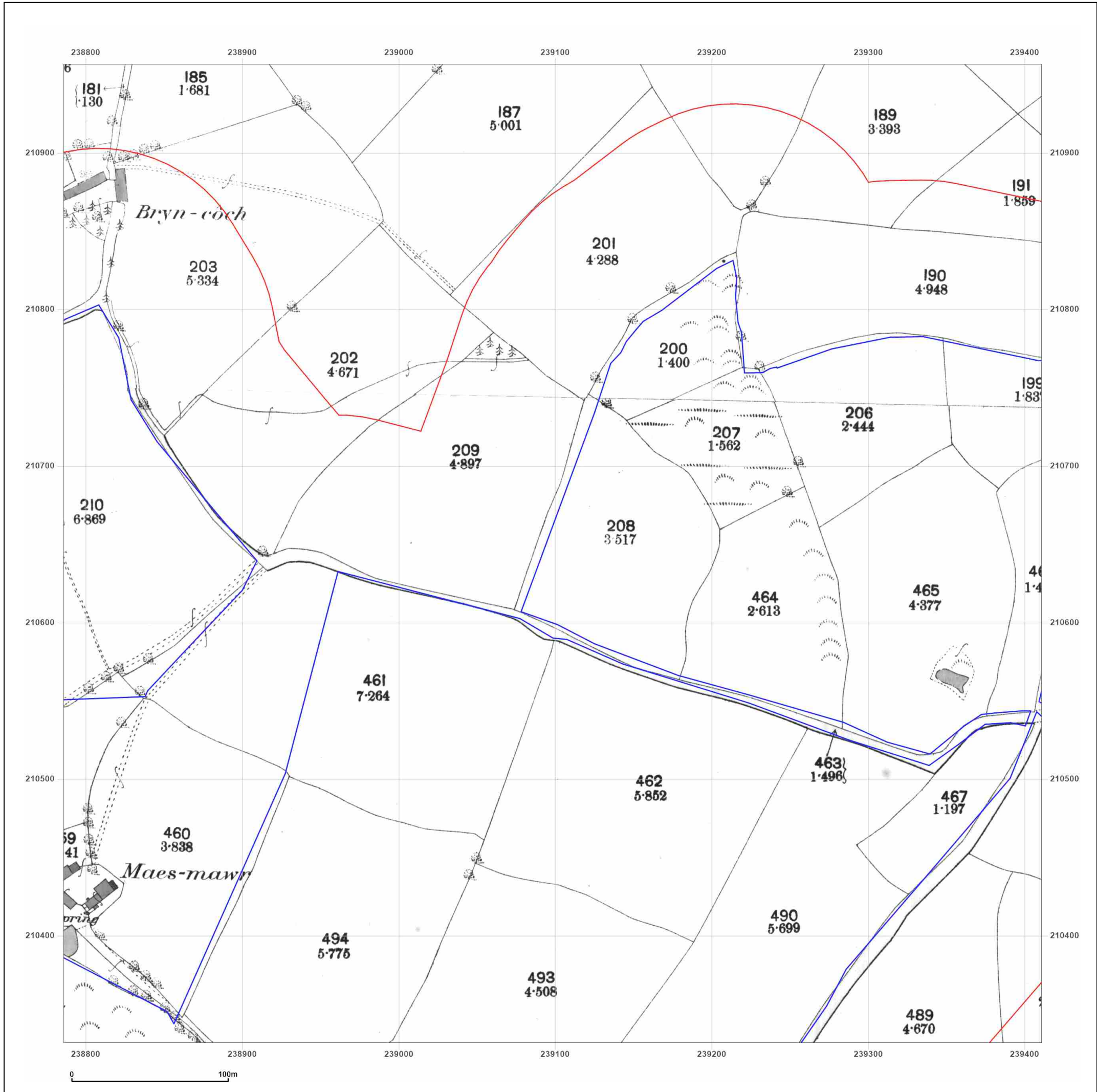
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 Revised 1889
 Edition N/A
 Copyright N/A
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Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_2_2
Grid Ref: 239098, 210644

Map Name: County Series

Map date: 1906

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1906
Revised 1906
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1906
Revised 1906
Edition N/A
Copyright N/A
Levelled N/A

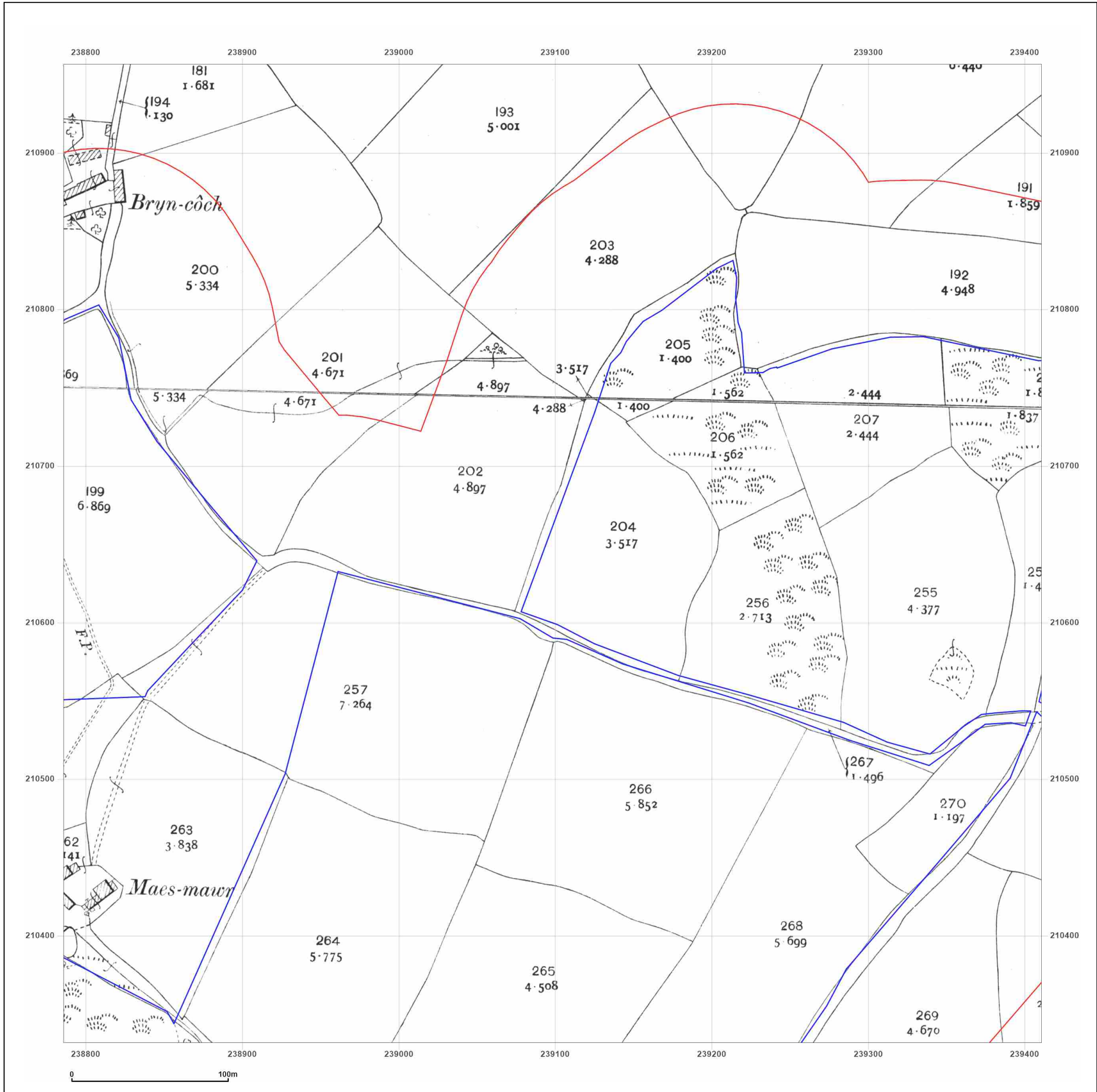


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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_2_2
Grid Ref: 239098, 210644

Map Name: National Grid
Map date: 1969
Scale: 1:2,500
Printed at: 1:2,500



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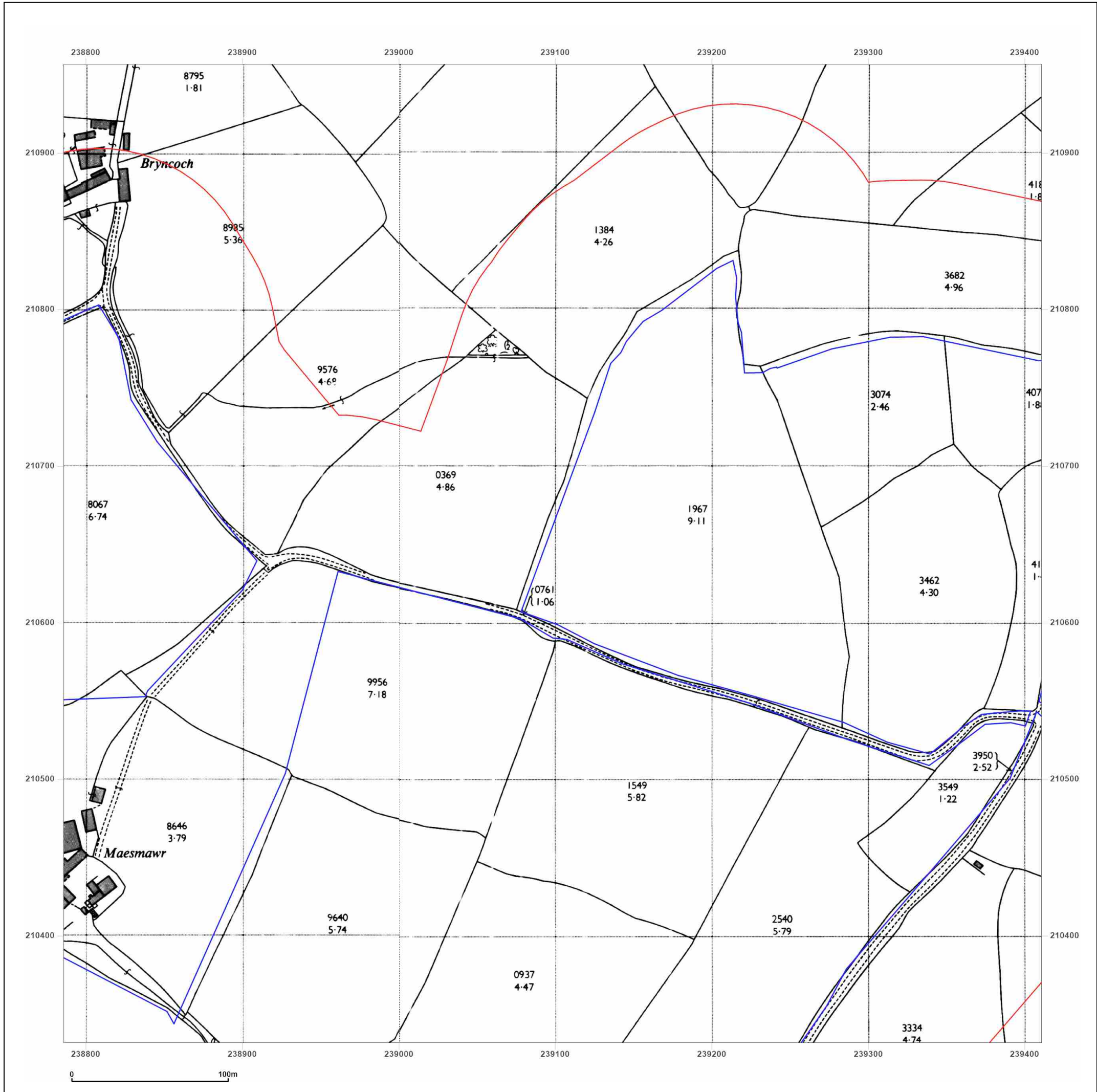


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Site Details:

Heolddu Solar Farm - fields
14-26

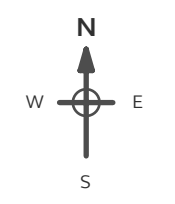
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Report Ref: GS-J74-W1Z-1NE-OHV_LS_2_2
Grid Ref: 239098, 210644

Map Name: National Grid

Map date: 1969

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1968
Revised 1968
Edition N/A
Copyright 1969
Levelled 1948

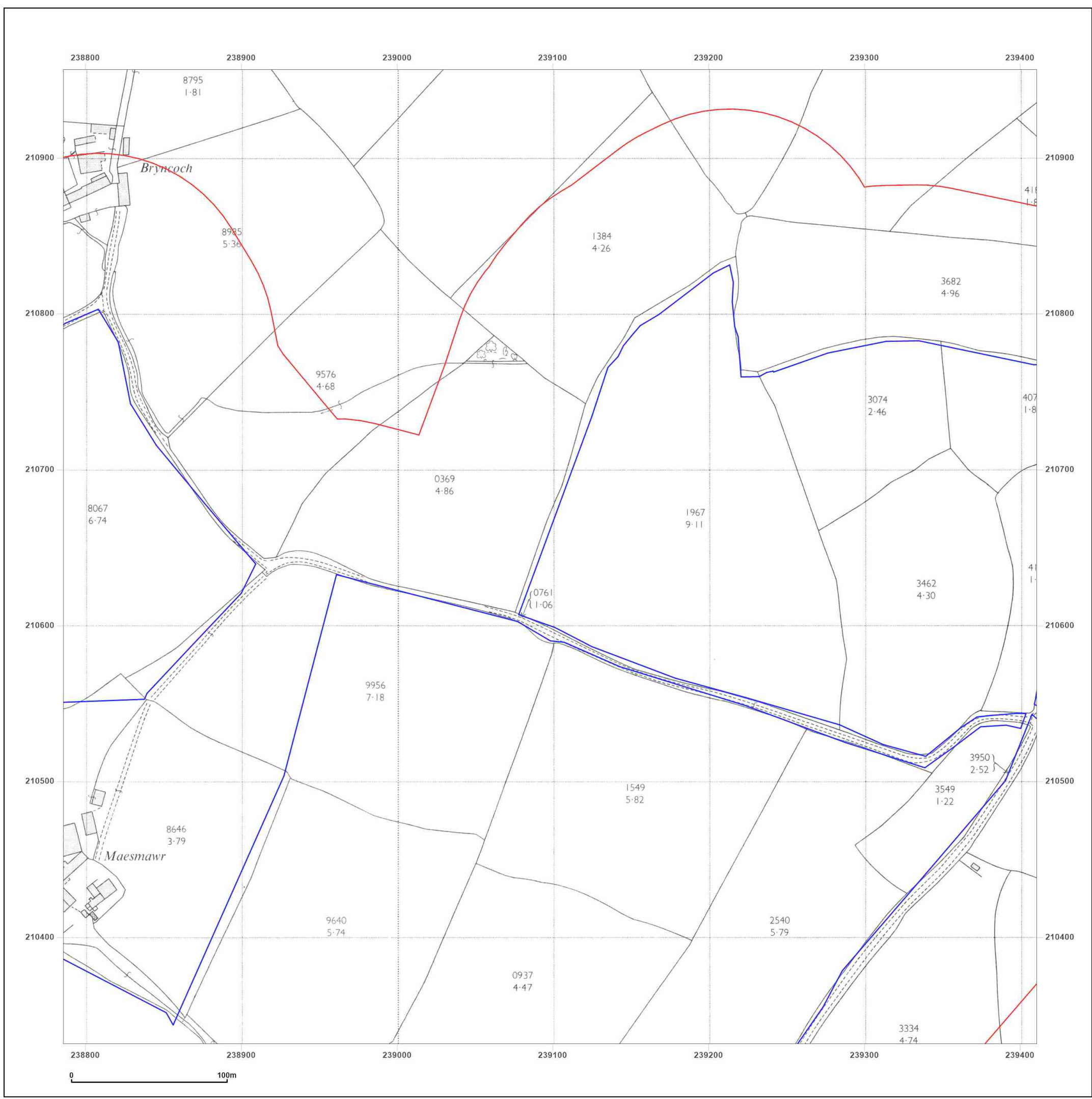


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Site Details:

Heolddu Solar Farm - fields
14-26

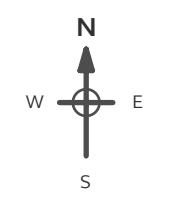
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Report Ref: GS-J74-W1Z-1NE-OHV_LS_2_2
Grid Ref: 239098, 210644

Map Name: National Grid

Map date: 1994

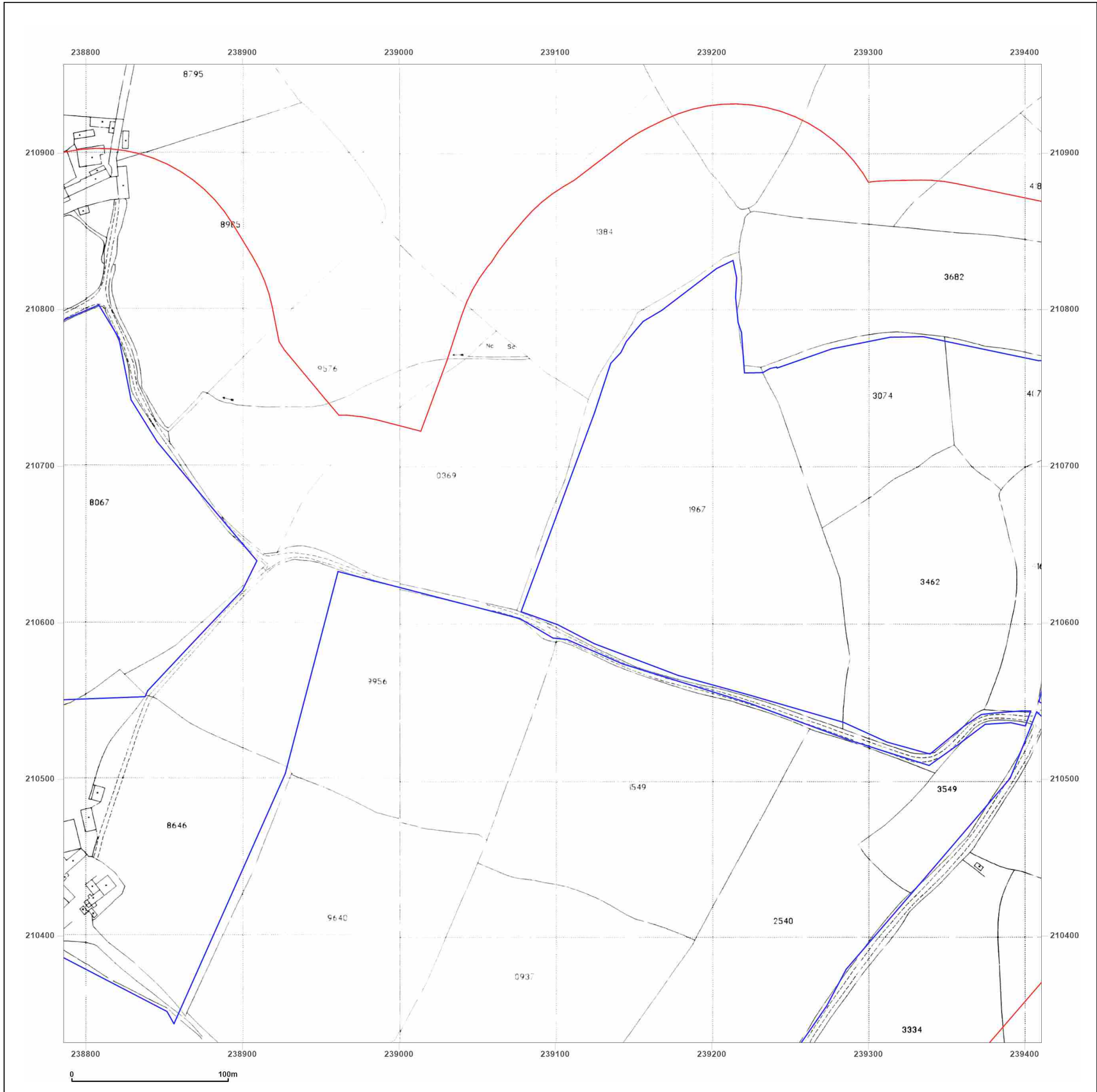
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Revised N/A
Edition N/A
Copyright 1994
Levelled N/A

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Revised N/A
Edition N/A
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_3_2
Grid Ref: 239724, 210644

Map Name: County Series
Map date: 1889
Scale: 1:2,500
Printed at: 1:2,500



Surveyed 1889
 Revised 1889
 Edition N/A
 Copyright N/A
 Levelled N/A

Surveyed 1889
 Revised 1889
 Edition N/A
 Copyright N/A
 Levelled N/A

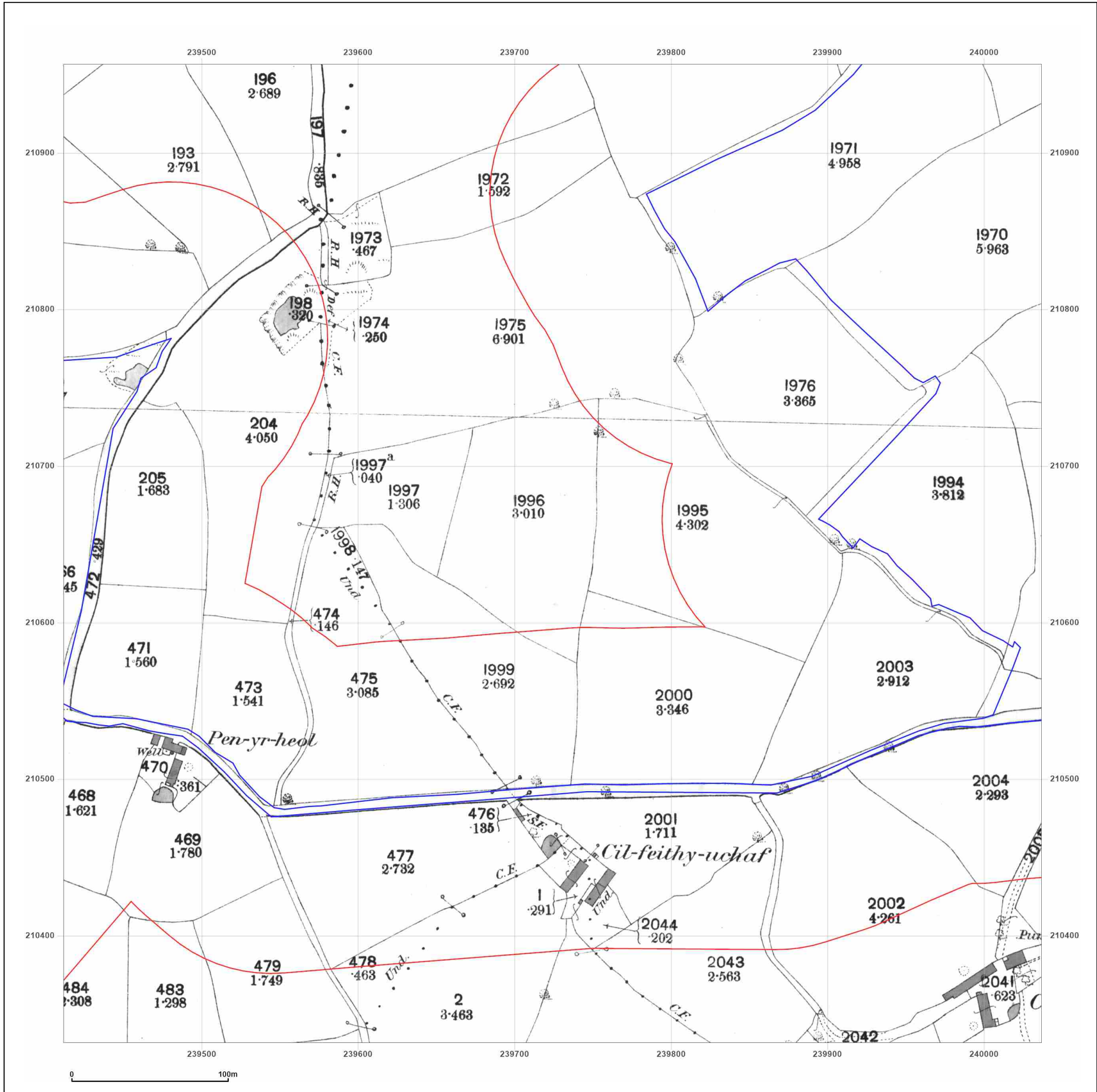
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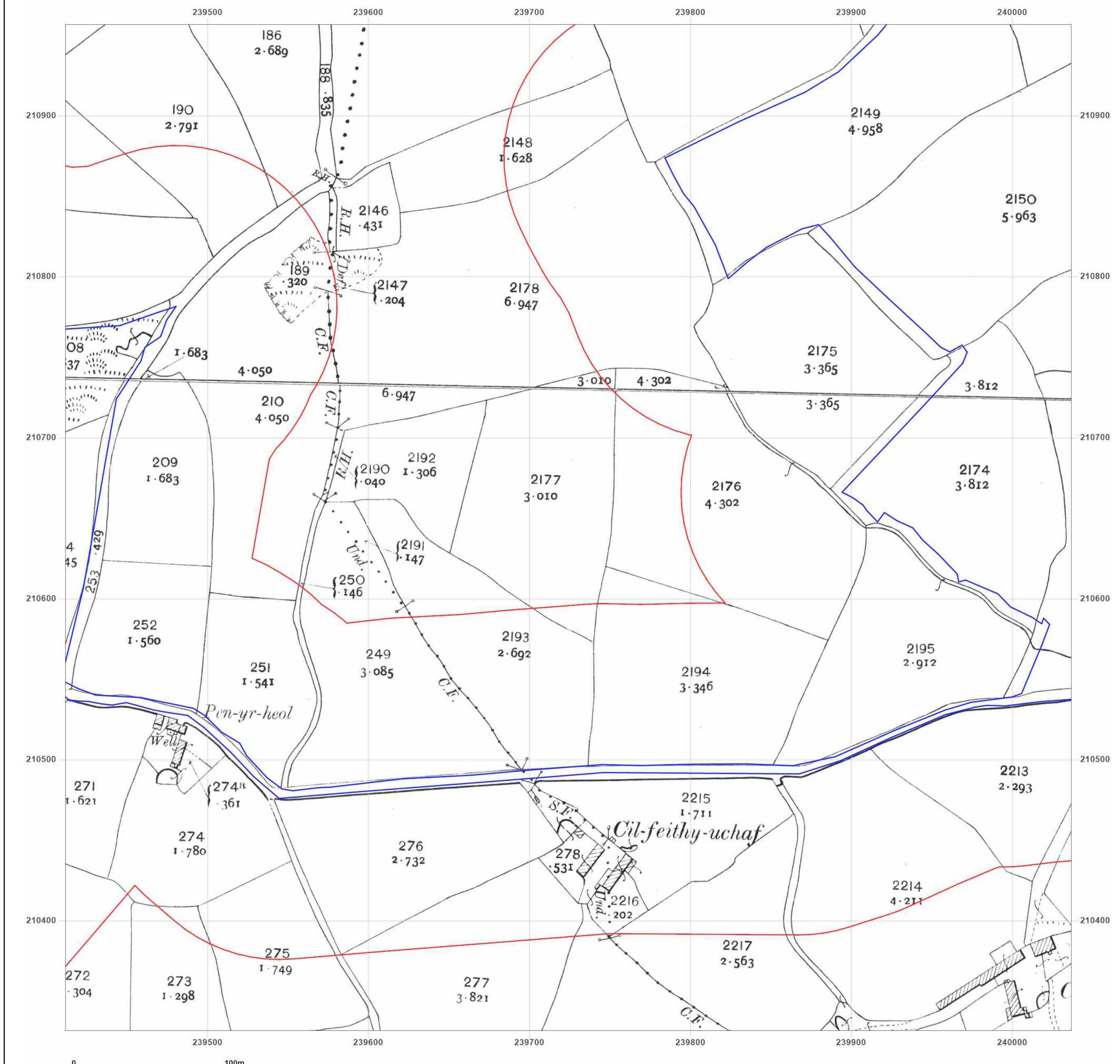
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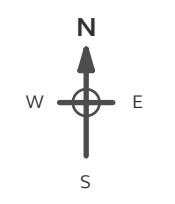




Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_3_2
Grid Ref: 239724, 210644

Map Name: County Series
Map date: 1906
Scale: 1:2,500
Printed at: 1:2,500



Surveyed 1906
 Revised 1906
 Edition N/A
 Copyright N/A
 Levelled N/A

Surveyed 1906
 Revised 1906
 Edition N/A
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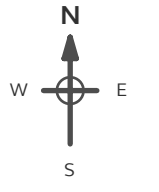
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_3_2
Grid Ref: 239724, 210644

Map Name: National Grid
Map date: 1969
Scale: 1:2,500
Printed at: 1:2,500



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

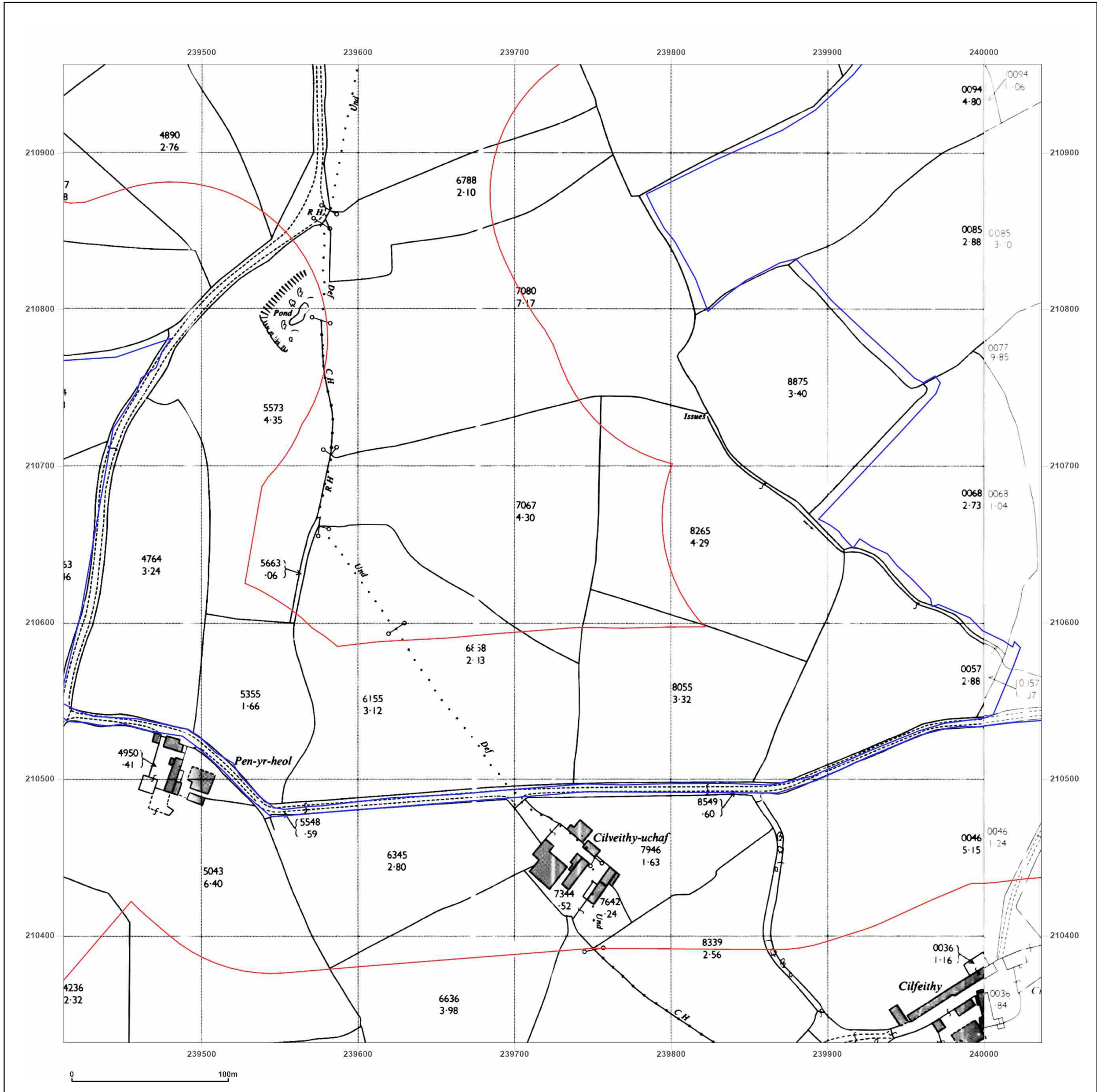
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_3_2
Grid Ref: 239724, 210644

Map Name: National Grid
Map date: 1969
Scale: 1:2,500
Printed at: 1:2,500



Surveyed 1968
 Revised 1968
 Edition N/A
 Copyright 1969
 Levelled 1948

Surveyed 1967
 Revised 1967
 Edition N/A
 Copyright 1969
 Levelled 1947

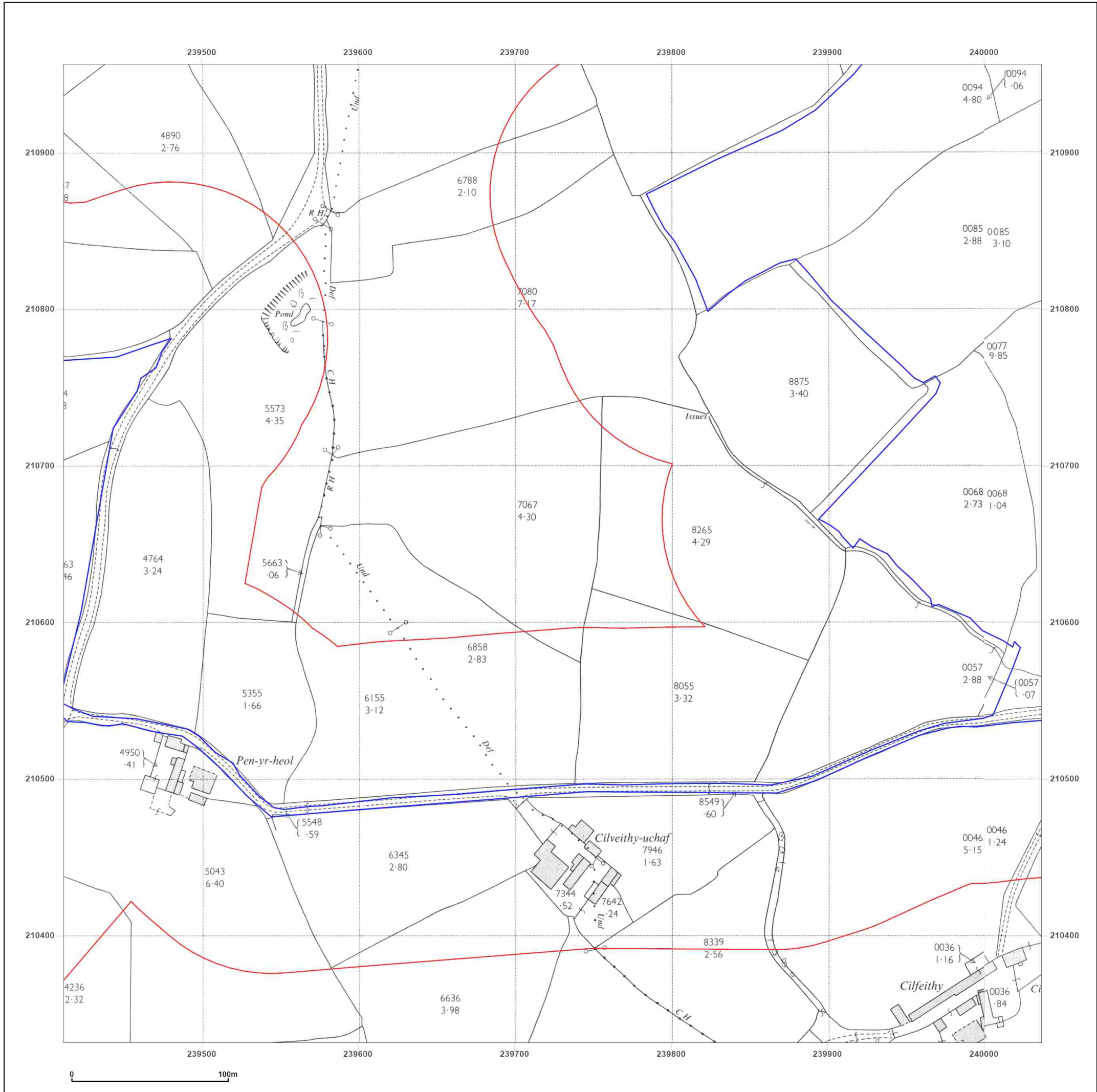


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Site Details:

Heolddu Solar Farm - fields
14-26

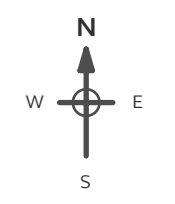
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Report Ref: GS-J74-W1Z-1NE-OHV_LS_3_2
Grid Ref: 239724, 210644

Map Name: National Grid

Map date: 1990-1994

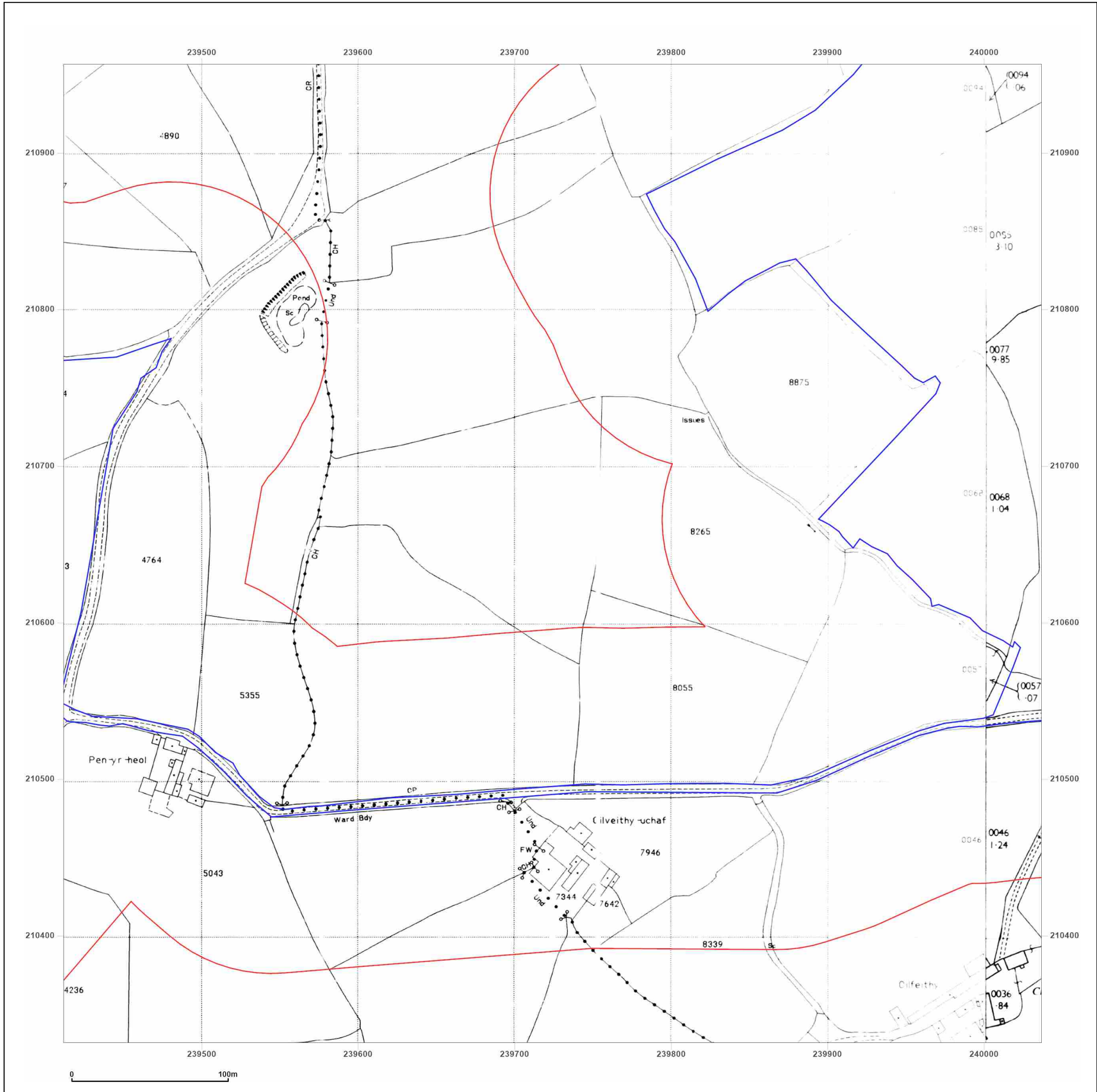
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Edition N/A
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Revised N/A
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Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_3_3
Grid Ref: 239724, 211269

Map Name: County Series

Map date: 1889

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1889
Revised 1889
Edition N/A
Copyright N/A
Levelled N/A

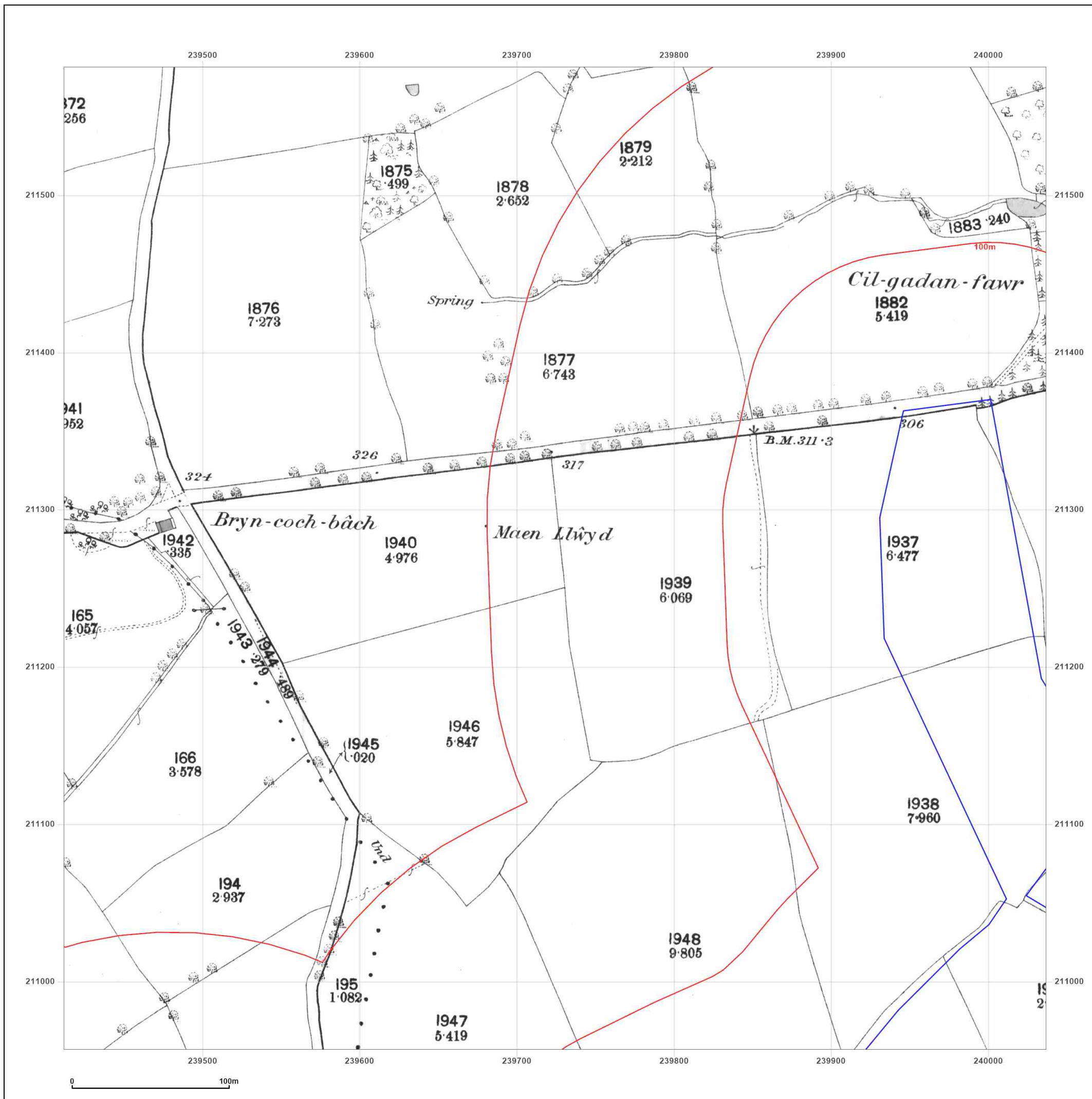


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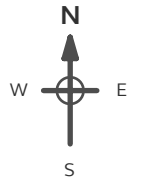
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_3_3
Grid Ref: 239724, 211269

Map Name: County Series
Map date: 1906
Scale: 1:2,500
Printed at: 1:2,500



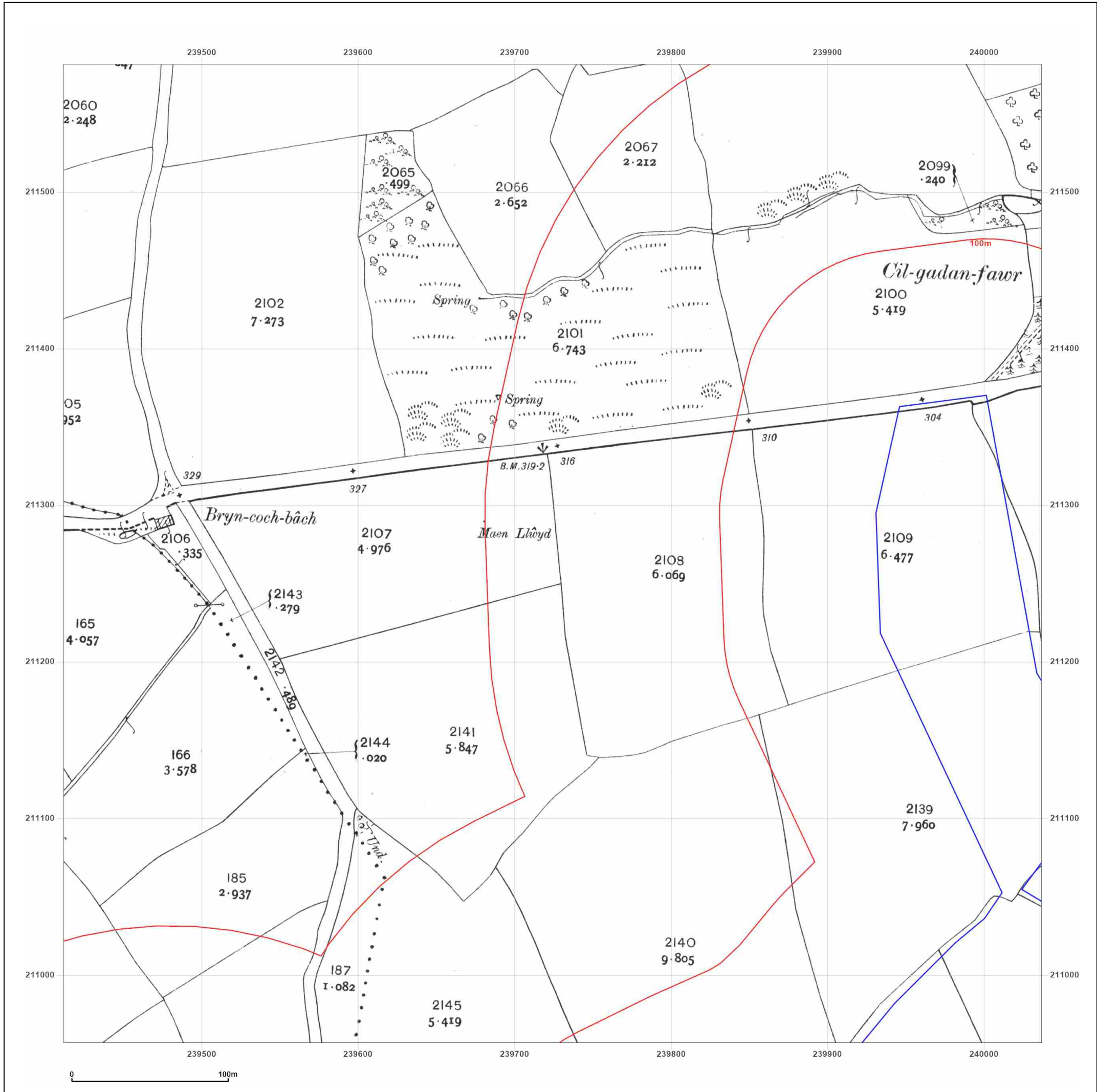
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 Revised 1906
 Edition N/A
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Site Details:

Heolddu Solar Farm - fields
14-26

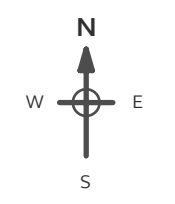
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Report Ref: GS-J74-W1Z-1NE-OHV_LS_3_3
Grid Ref: 239724, 211269

Map Name: National Grid

Map date: 1969-1970

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1969
Revised 1969
Edition N/A
Copyright 1970
Levelled 1948

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

Surveyed N/A
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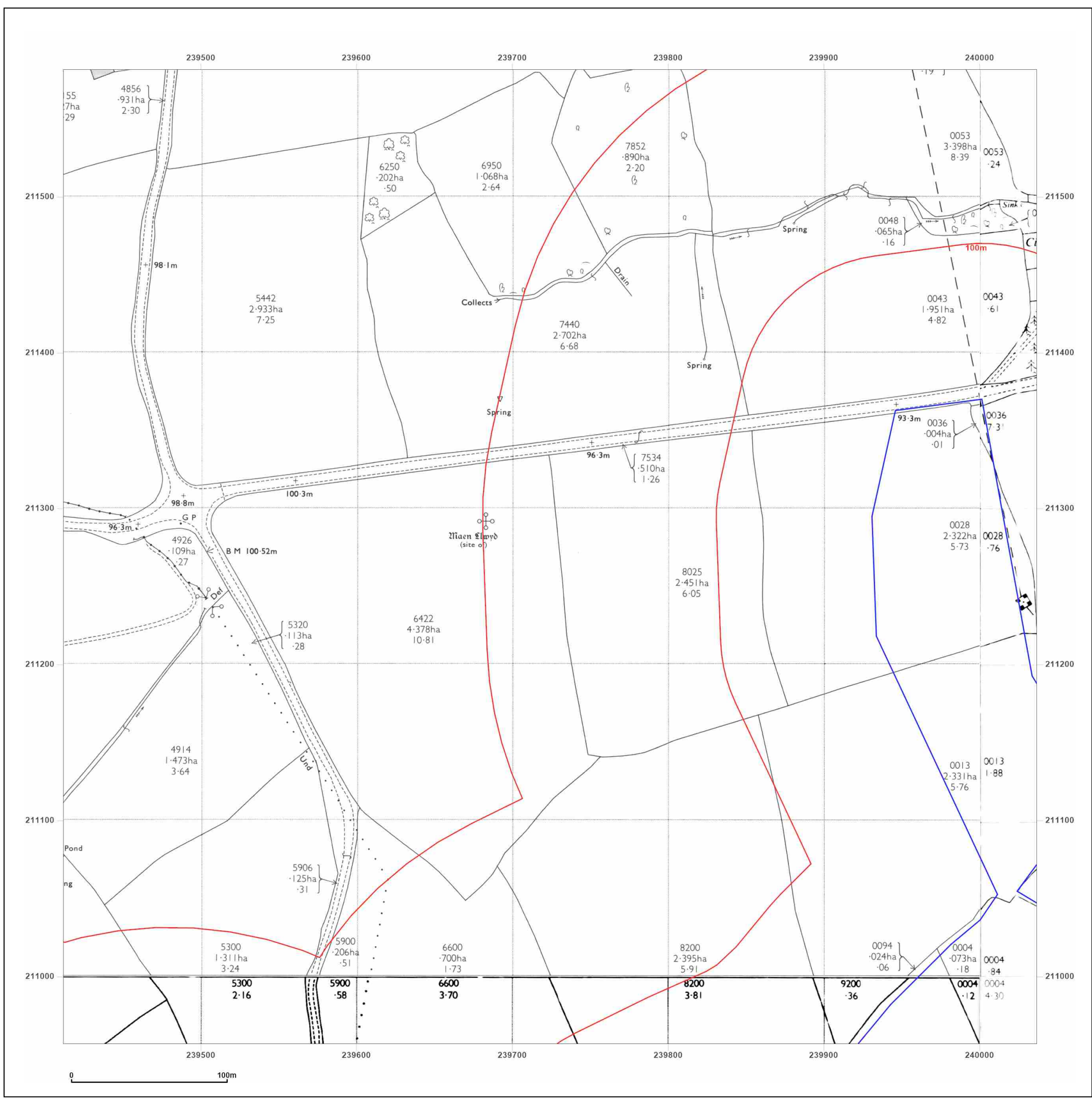


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Site Details:

Heolddu Solar Farm - fields
14-26

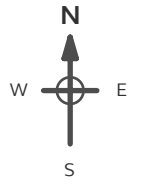
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Grid Ref: 239724, 211269

Map Name: National Grid

Map date: 1969-1970

Scale: 1:2,500

Printed at: 1:2,500



Surveyed N/A Revised N/A Edition N/A Copyright N/A Levelled N/A	Surveyed 1967 Revised 1967 Edition N/A Copyright 1969 Levelled 1956
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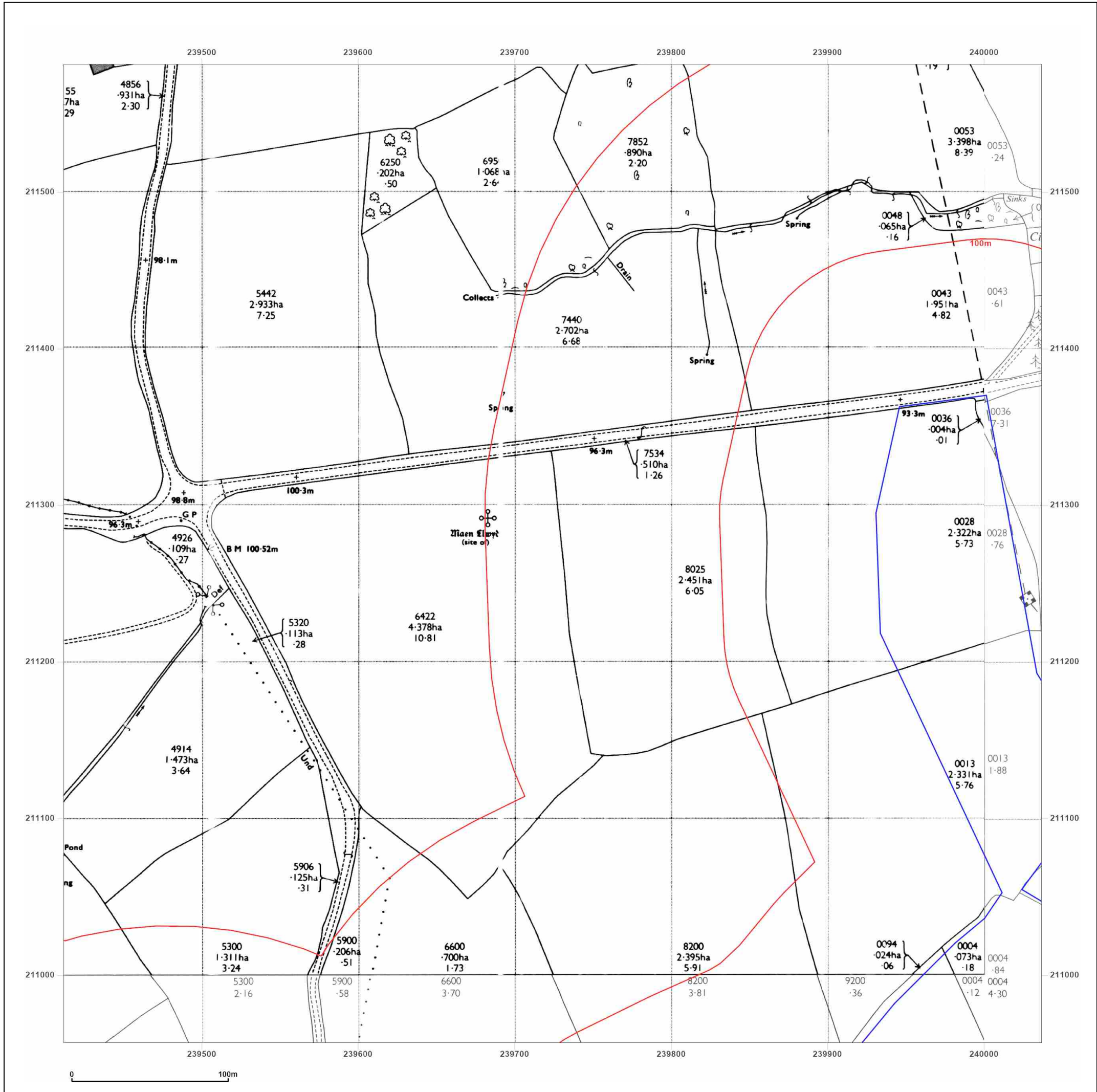


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Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_3_3
Grid Ref: 239724, 211269

Map Name: National Grid

Map date: 1990-1994

Scale: 1:2,500

Printed at: 1:2,500



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Revised N/A
Edition N/A
Copyright 1994
Levelled N/A

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Levelled N/A

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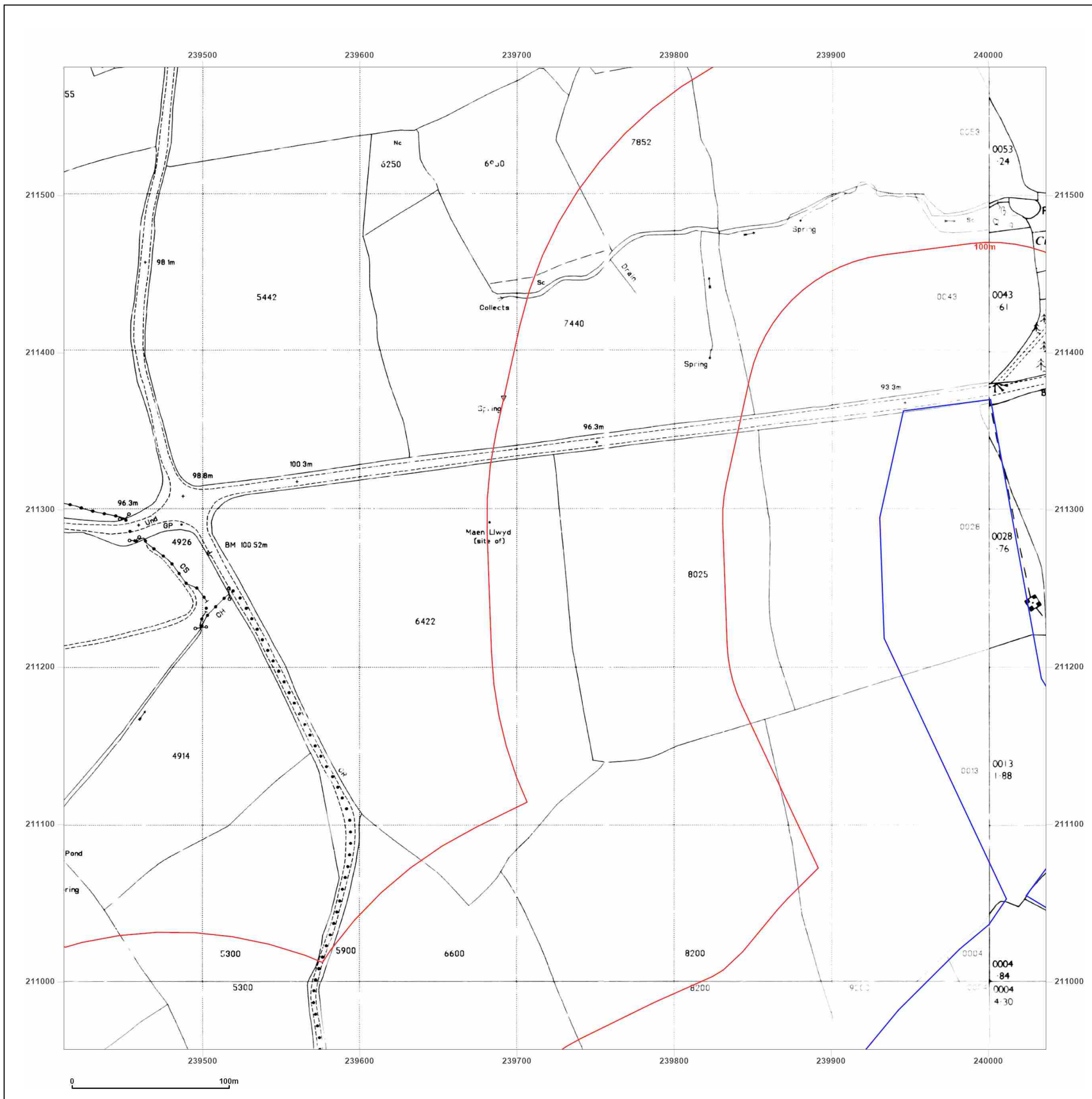


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Site Details:

Heolddu Solar Farm - fields
14-26

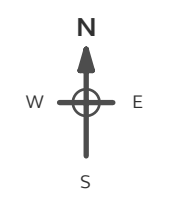
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Map Name: County Series

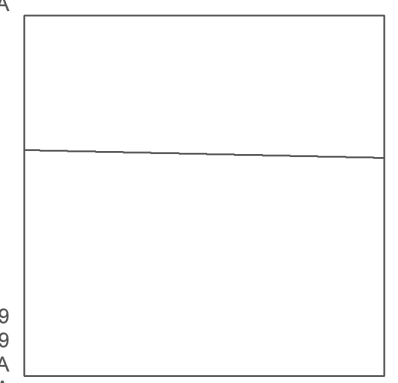
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Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1889
Revised 1889
Edition N/A
Copyright N/A
Levelled N/A



Surveyed 1889
Revised 1889
Edition N/A
Copyright N/A
Levelled N/A

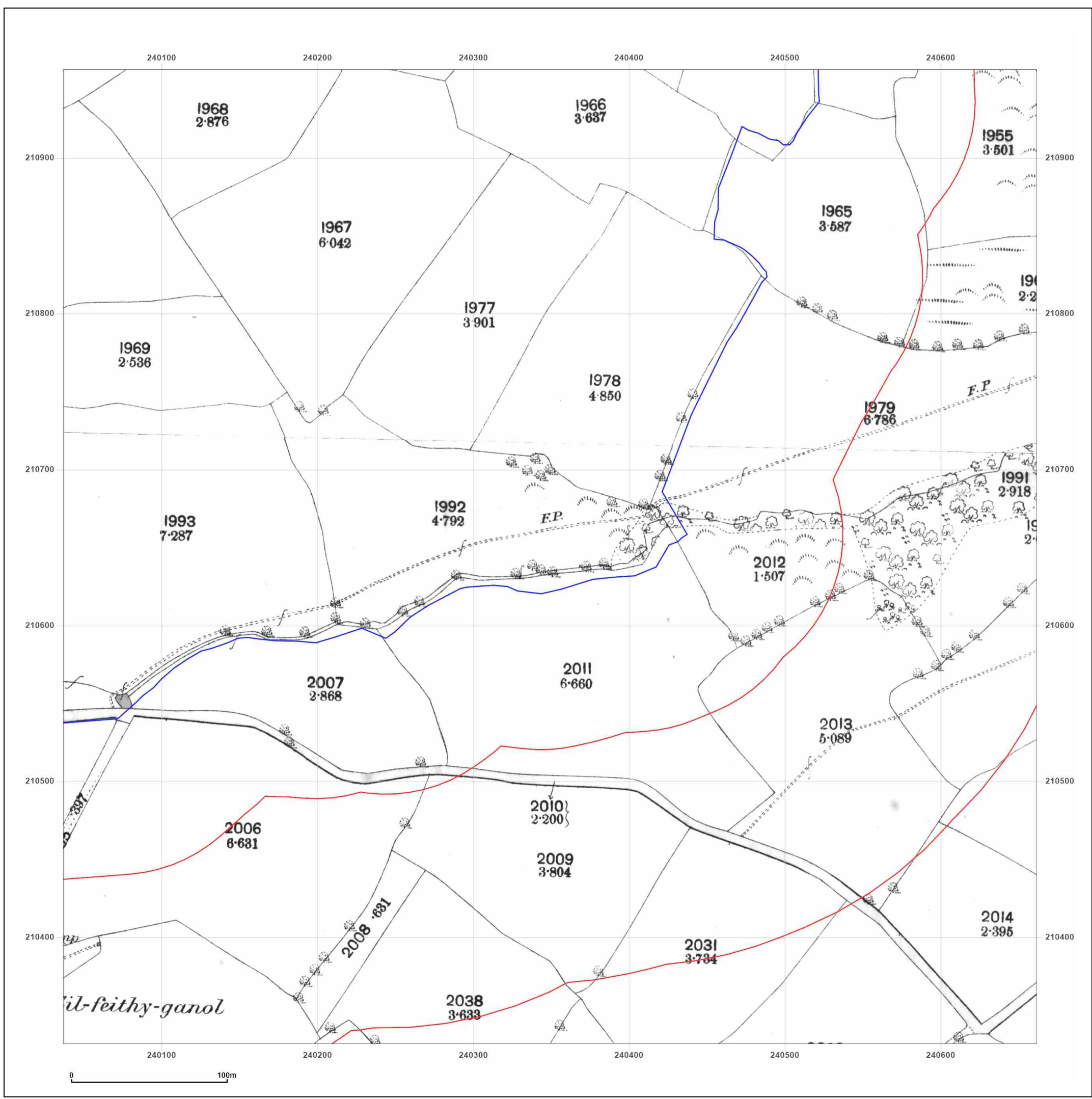


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Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_4_2
Grid Ref: 240349, 210644

Map Name: County Series

Map date: 1906

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1906
Revised 1906
Edition N/A
Copyright N/A
Levelled N/A



Surveyed 1906
Revised 1906
Edition N/A
Copyright N/A
Levelled N/A

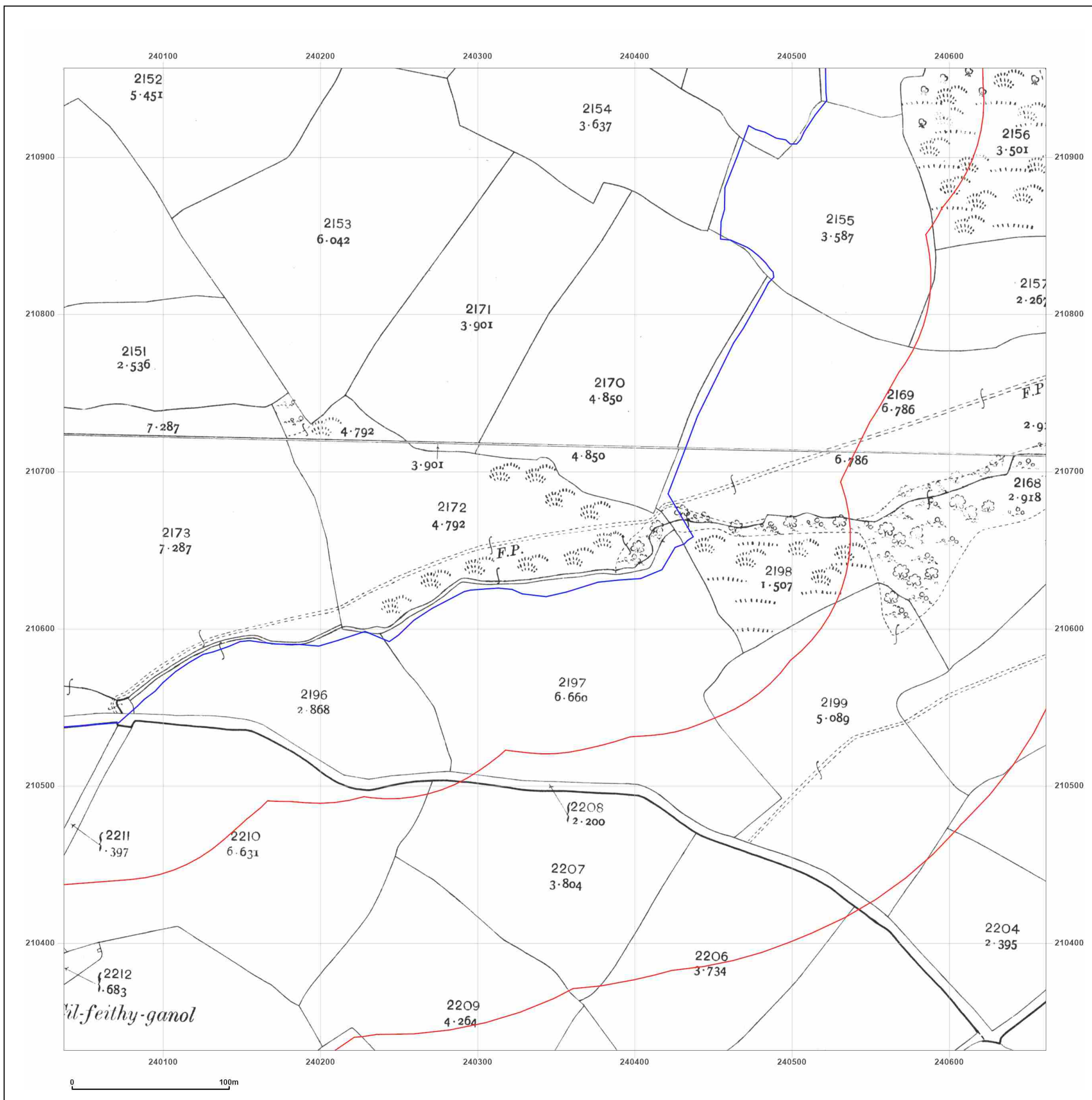


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Site Details:

Heolddu Solar Farm - fields
14-26

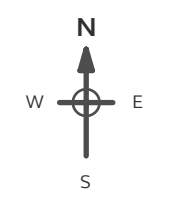
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Grid Ref: 240349, 210644

Map Name: National Grid

Map date: 1969

Scale: 1:2,500

Printed at: 1:2,500



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

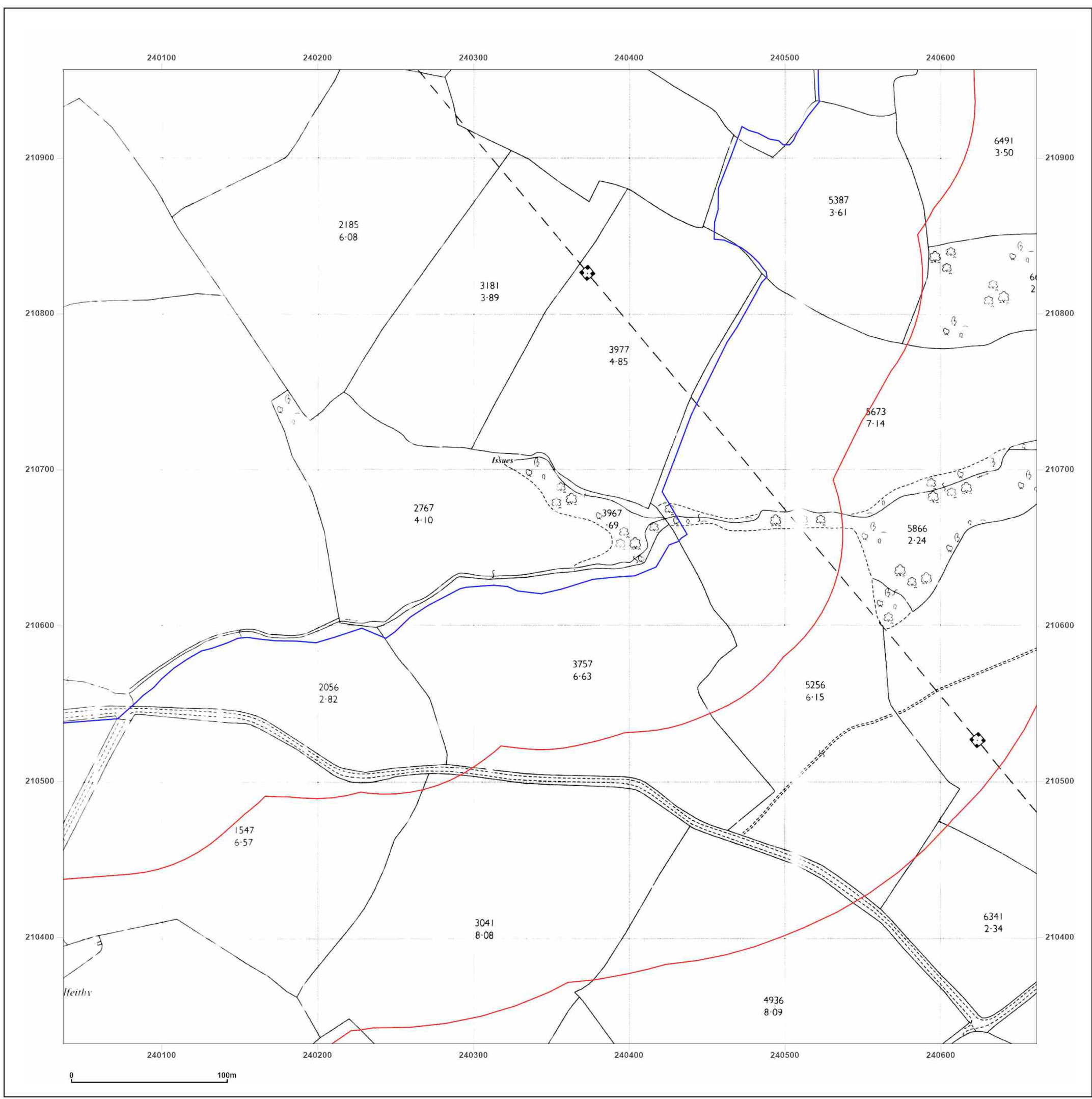


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Site Details:

Heolddu Solar Farm - fields
14-26

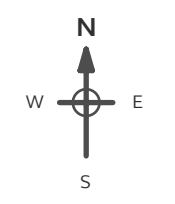
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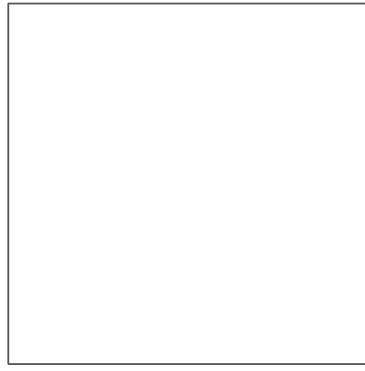
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Printed at: 1:2,500





Surveyed 1967
 Revised 1967
 Edition N/A
 Copyright 1969
 Levelled 1947

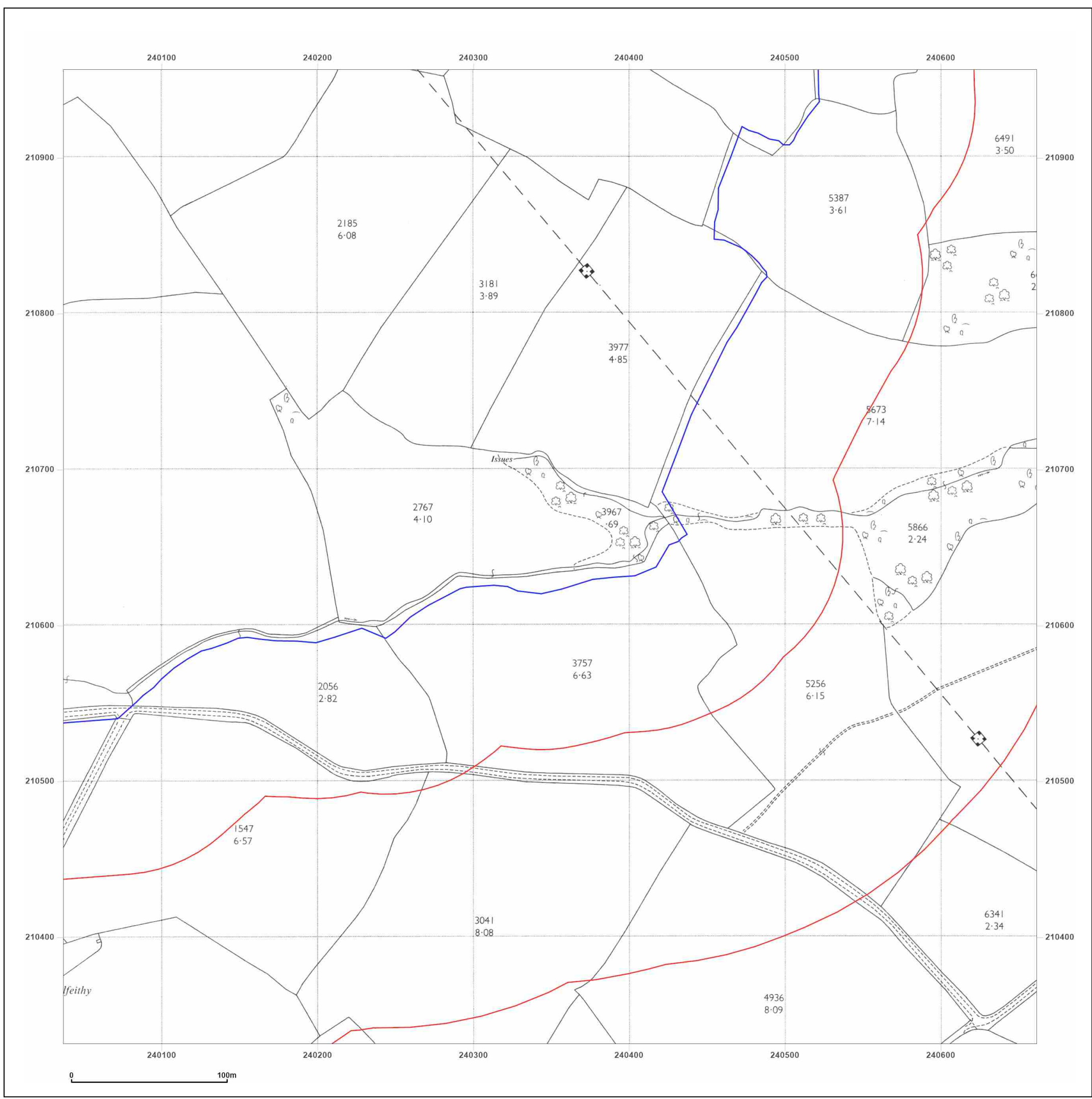


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Site Details:

Heolddu Solar Farm - fields
14-26

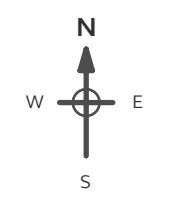
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Grid Ref: 240349, 210644

Map Name: National Grid

Map date: 1990

Scale: 1:2,500

Printed at: 1:2,500



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

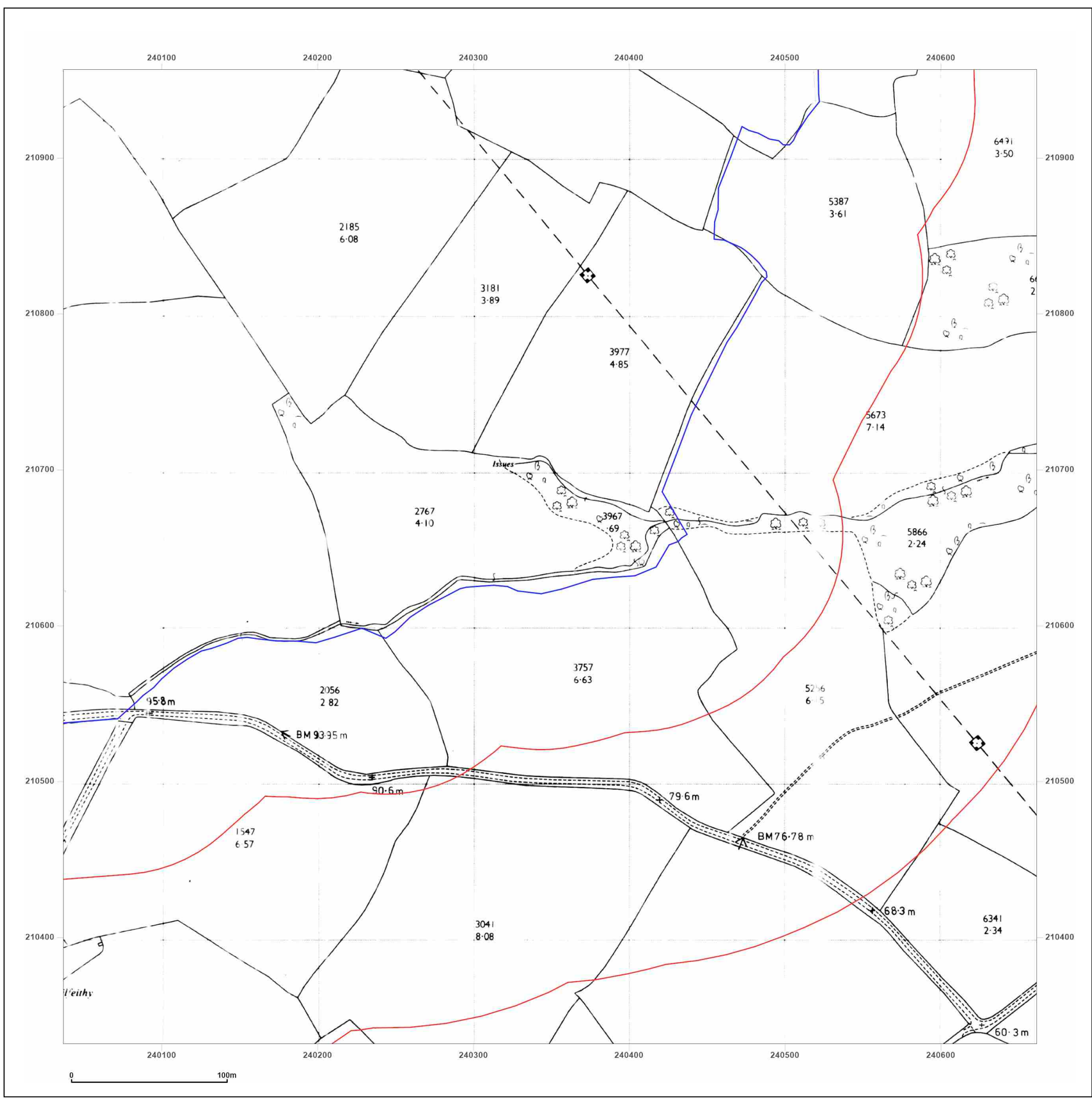


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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_4_2
Grid Ref: 240349, 210644

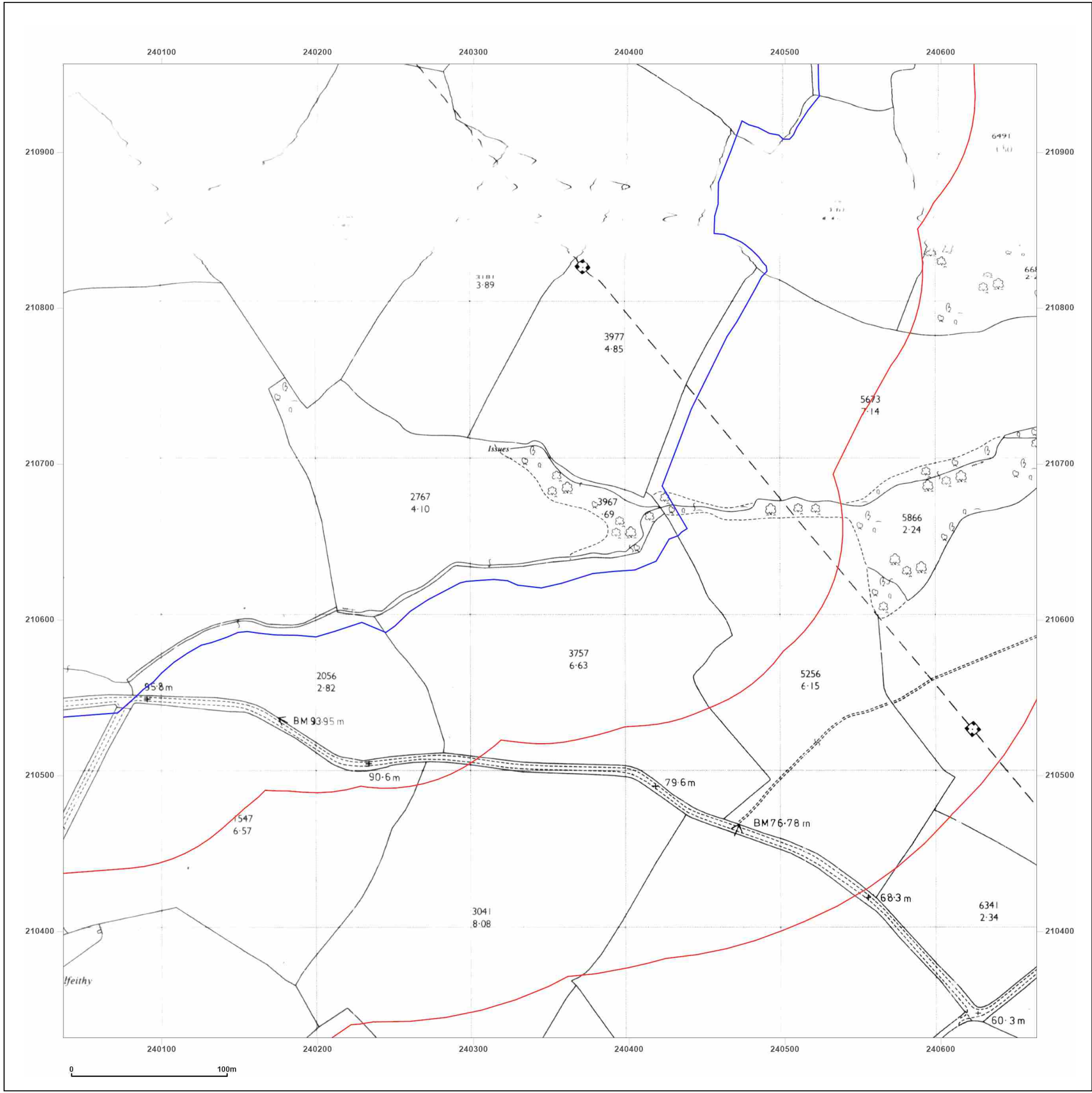
Map Name: National Grid
Map date: 1990
Scale: 1:2,500
Printed at: 1:2,500



Surveyed 1972
 Revised 1990
 Edition N/A
 Copyright 1990
 Levelled 1972



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Site Details:

Heolddu Solar Farm - fields
14-26

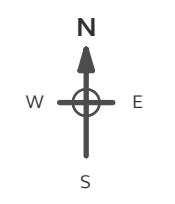
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Report Ref: GS-J74-W1Z-1NE-OHV_LS_4_2
Grid Ref: 240349, 210644

Map Name: National Grid

Map date: 1995

Scale: 1:2,500

Printed at: 1:2,500



Surveyed N/A
Revised N/A
Edition N/A
Copyright 1995
Levelled N/A

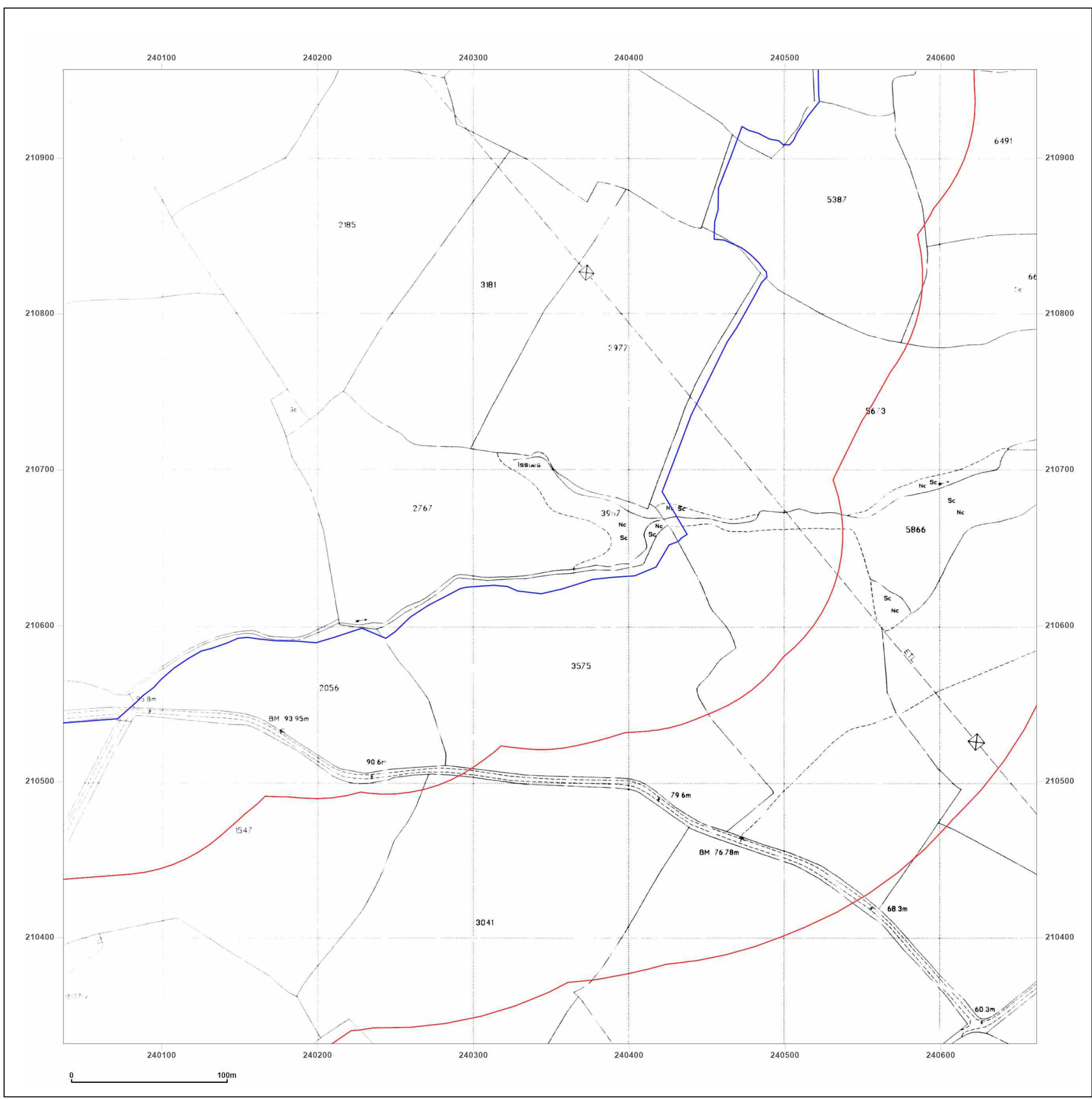


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Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_4_3
Grid Ref: 240349, 211269

Map Name: County Series

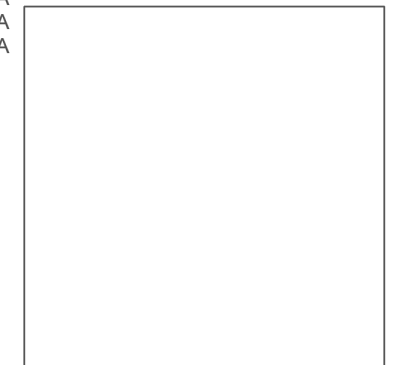
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Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1889
Revised 1889
Edition N/A
Copyright N/A
Levelled N/A

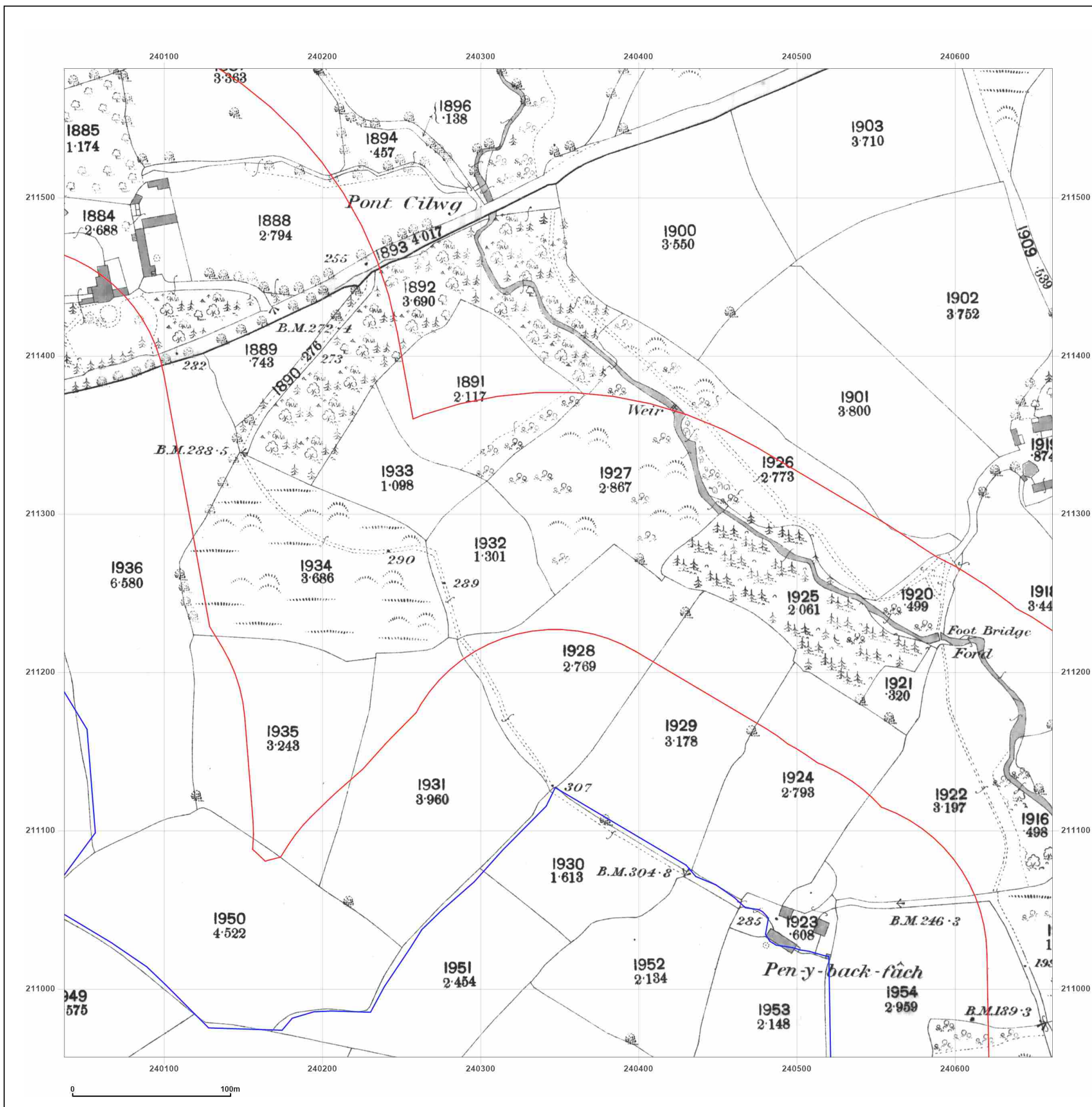


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Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_4_3
Grid Ref: 240349, 211269

Map Name: County Series

Map date: 1906

Scale: 1:2,500

Printed at: 1:2,500



Surveyed 1906
Revised 1906
Edition N/A
Copyright N/A
Levelled N/A

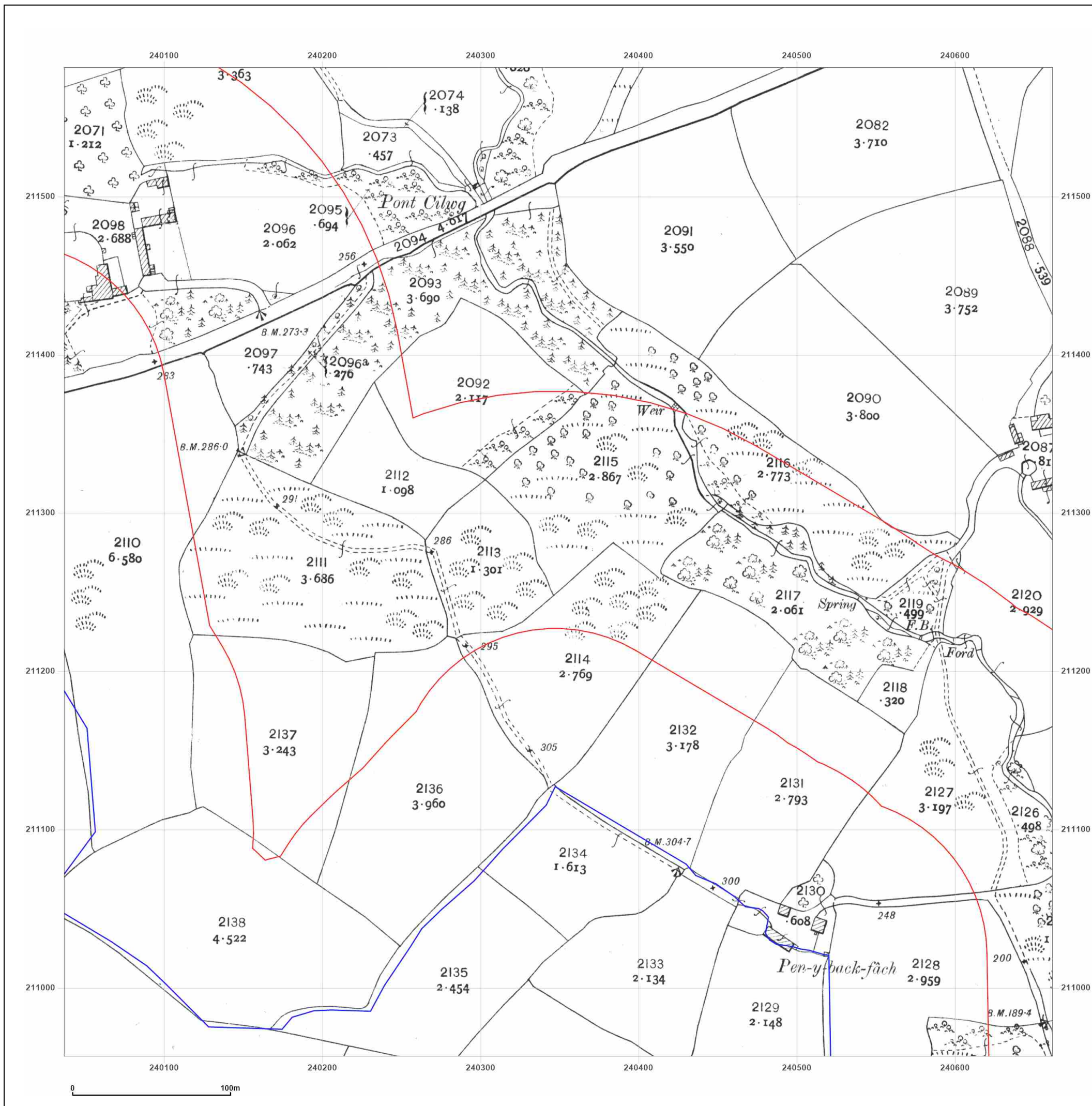


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Site Details:

Heolddu Solar Farm - fields
14-26

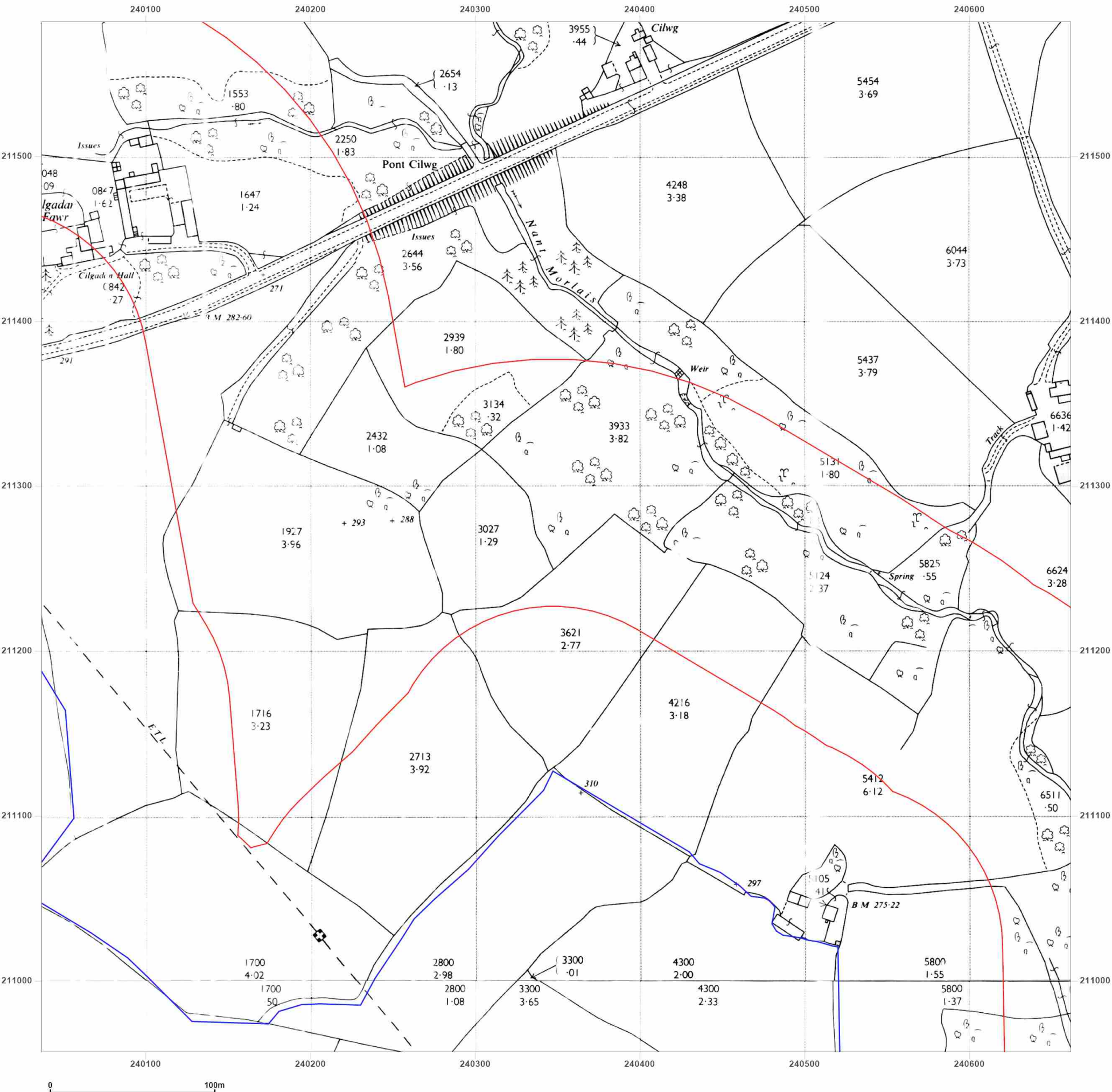
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Report Ref: GS-J74-W1Z-1NE-OHV_LS_4_3
Grid Ref: 240349, 211269

Map Name: National Grid

Map date: 1969

Scale: 1:2,500

Printed at: 1:2,500



Surveyed N/A
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Edition N/A
Copyright N/A
Levelled N/A

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Revised N/A
Edition N/A
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Levelled N/A



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Site Details:

Heolddu Solar Farm - fields
14-26

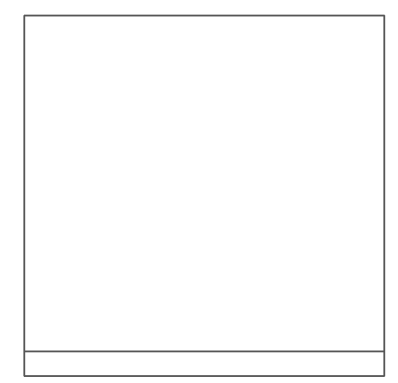
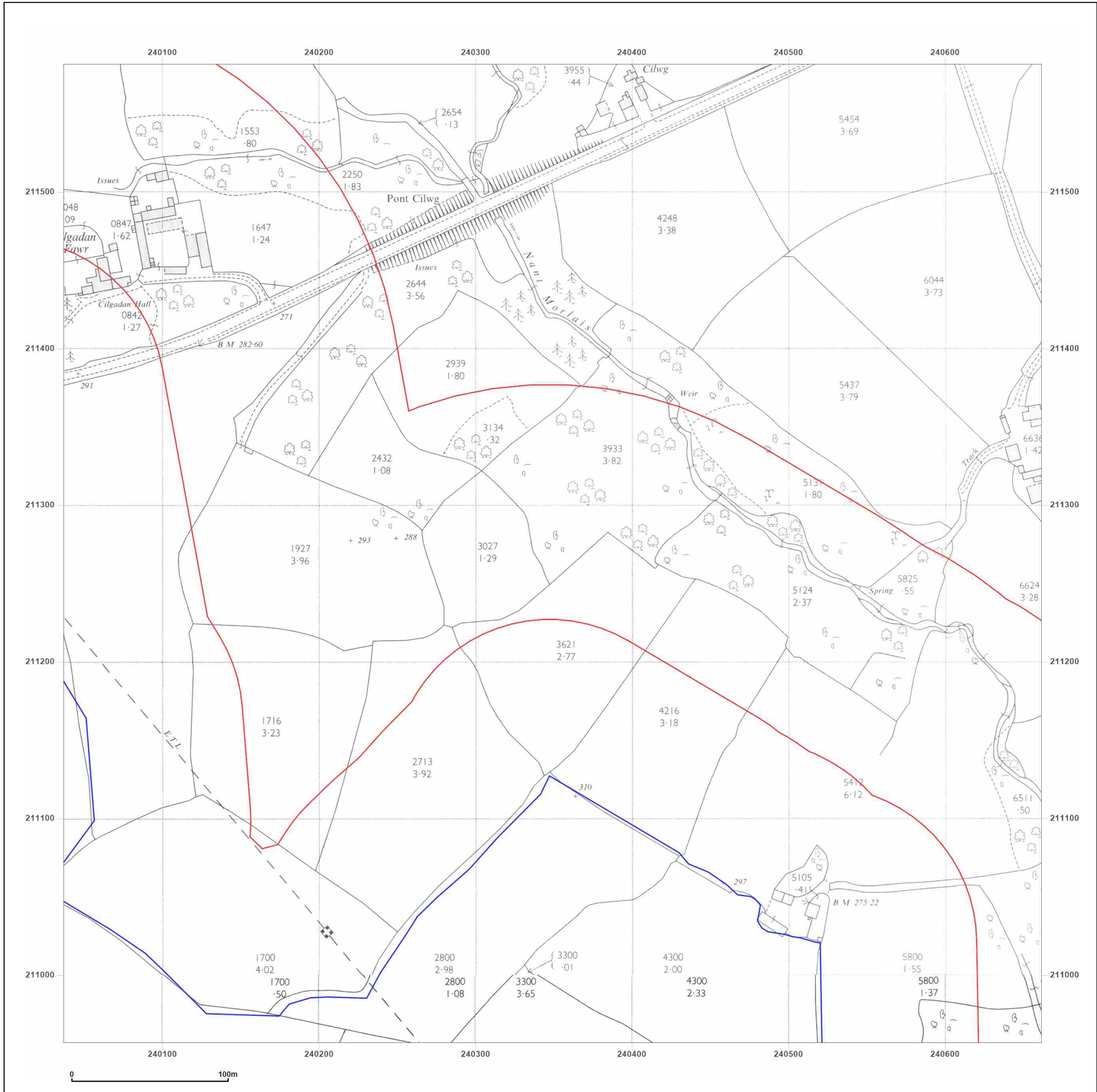
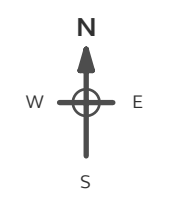
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Report Ref: GS-J74-W1Z-1NE-OHV_LS_4_3
Grid Ref: 240349, 211269

Map Name: National Grid

Map date: 1969

Scale: 1:2,500

Printed at: 1:2,500



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Edition N/A
Copyright 1969
Levelled 1956

Surveyed 1967
Revised 1967
Edition N/A
Copyright 1969
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Site Details:

Heolddu Solar Farm - fields
14-26

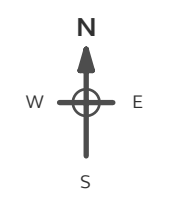
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Report Ref: GS-J74-W1Z-1NE-OHV_LS_4_3
Grid Ref: 240349, 211269

Map Name: National Grid

Map date: 1990

Scale: 1:2,500

Printed at: 1:2,500



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

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Revised N/A
Edition N/A
Copyright N/A
Levelled N/A

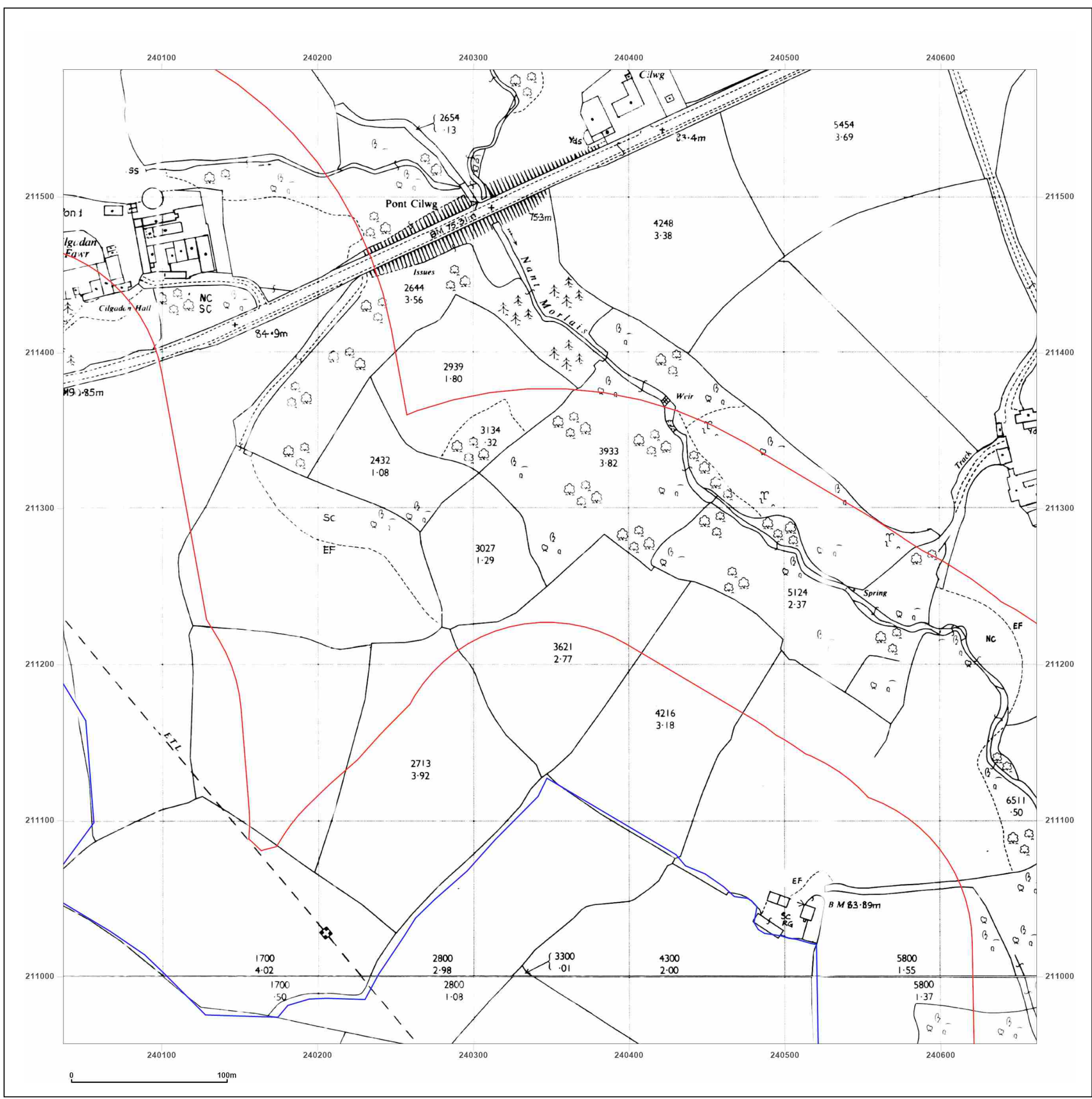


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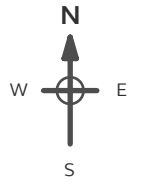
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_LS_4_3
Grid Ref: 240349, 211269

Map Name: National Grid
Map date: 1990
Scale: 1:2,500
Printed at: 1:2,500



Surveyed 1990
 Revised 1990
 Edition N/A
 Copyright 1990
 Levelled N/A

Surveyed 1972
 Revised 1990
 Edition N/A
 Copyright 1990
 Levelled 1972

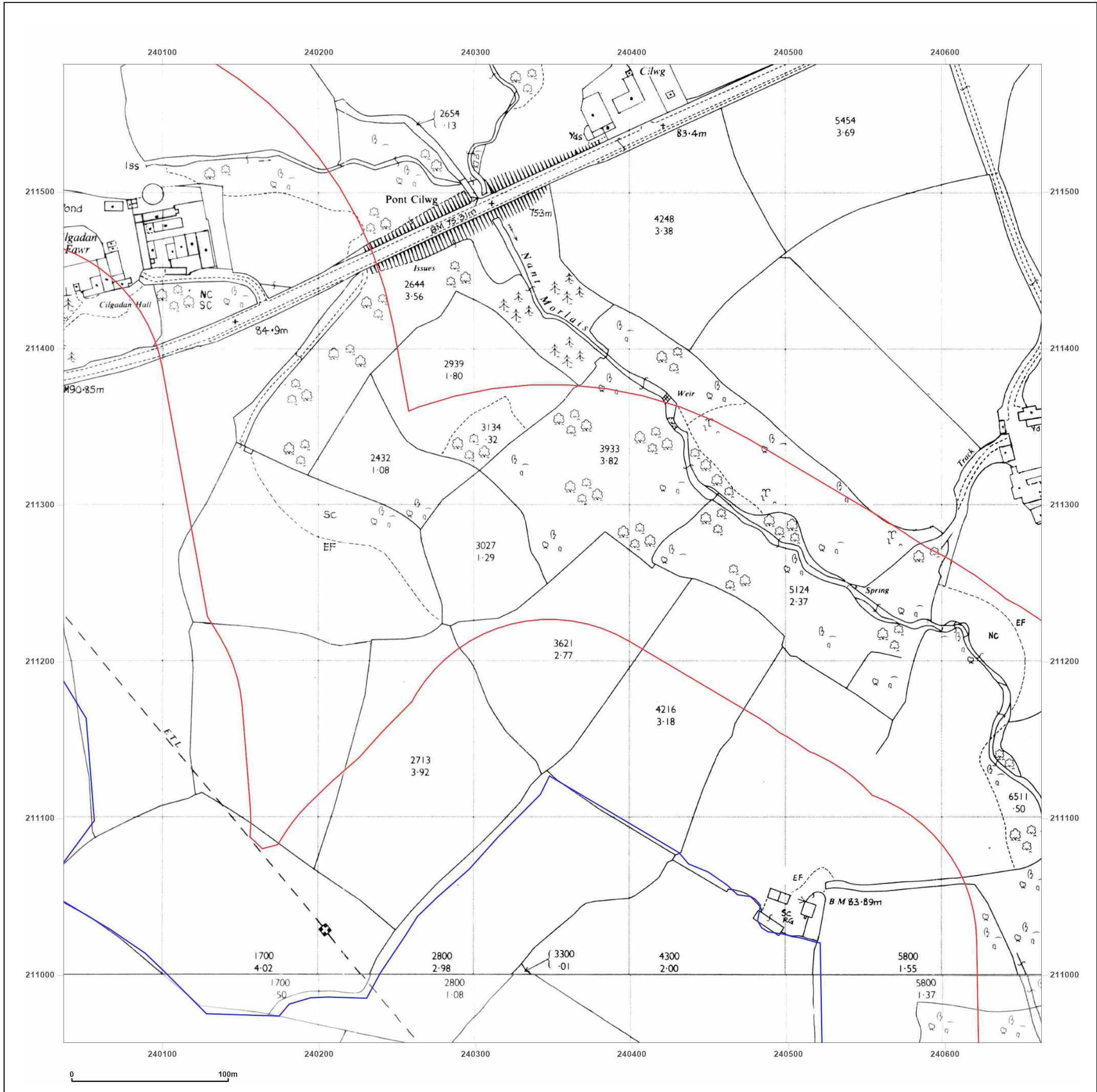
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Site Details:

Heolddu Solar Farm - fields
14-26

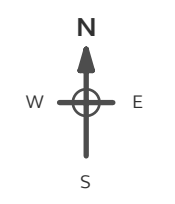
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Grid Ref: 240349, 211269

Map Name: National Grid

Map date: 1995

Scale: 1:2,500

Printed at: 1:2,500



Surveyed N/A
Revised N/A
Edition N/A
Copyright 1995
Levelled N/A

Surveyed N/A
Revised N/A
Edition N/A
Copyright 1995
Levelled N/A

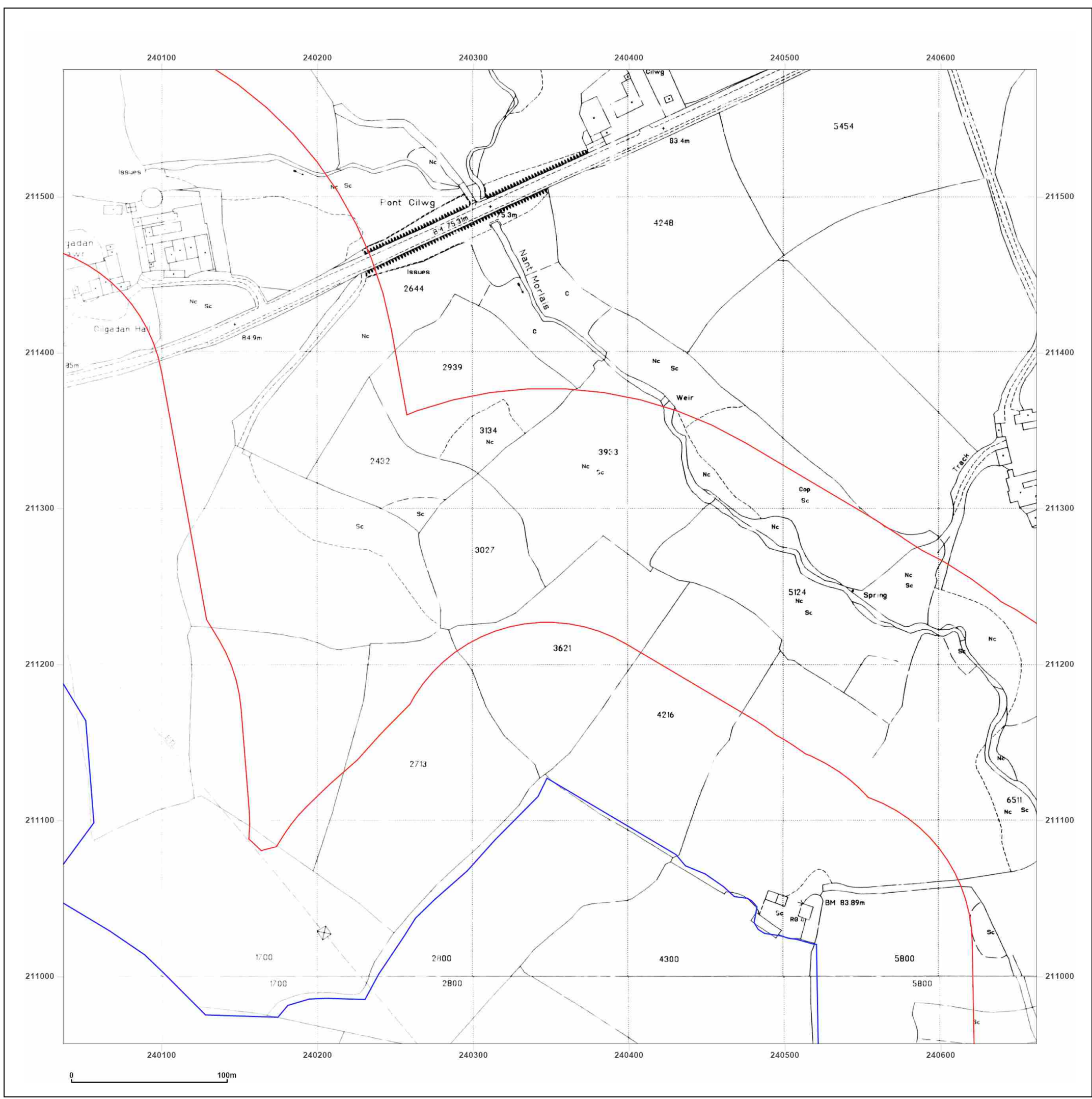


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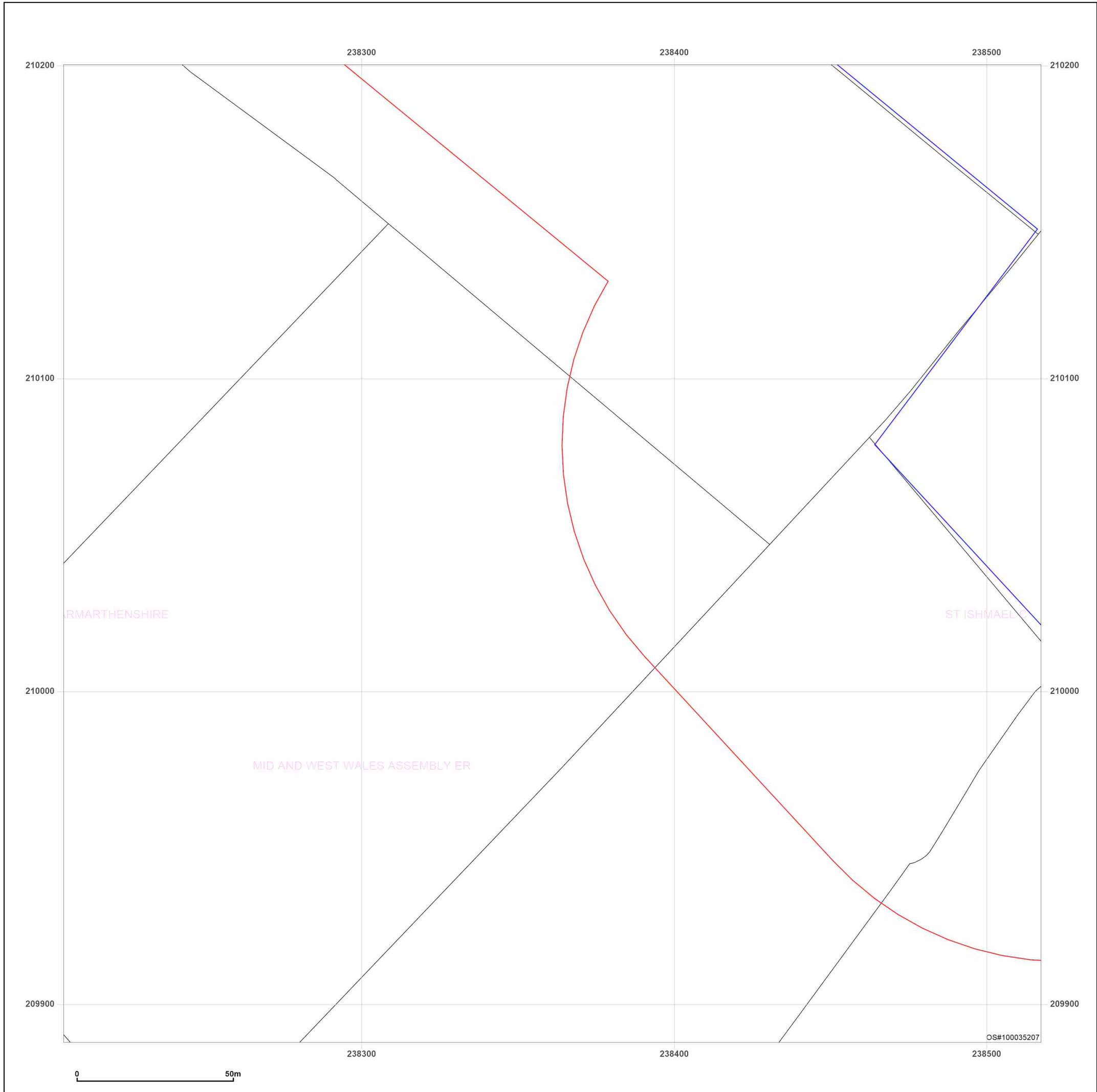
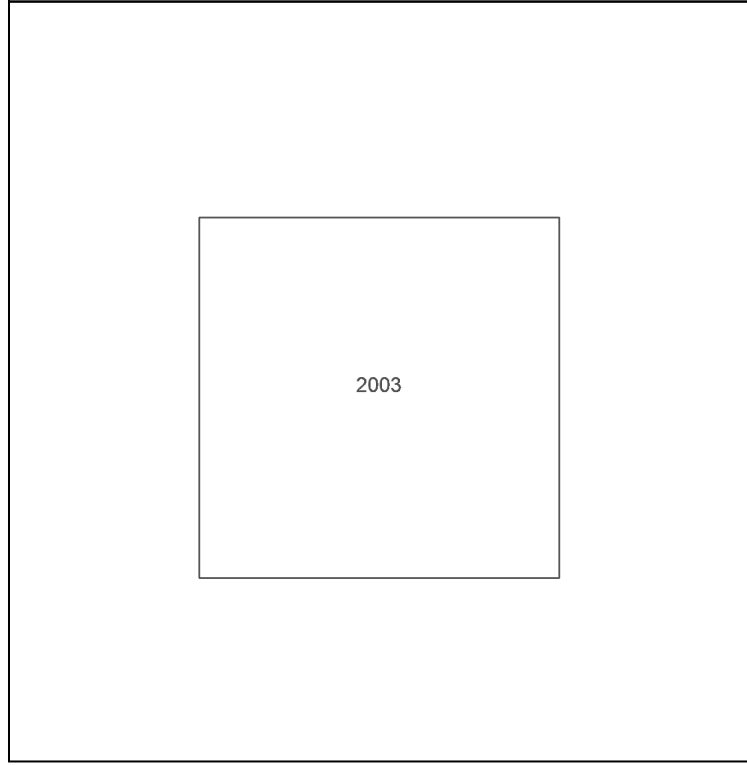
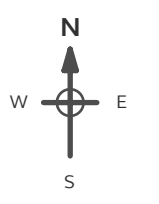


Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_Landline_1_1
Grid Ref: 238361, 210044

Map Name: LandLine
Map date: 2003
Scale: 1:1,250
Printed at: 1:1,250



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Site Details:

Heolddu Solar Farm - fields
14-26

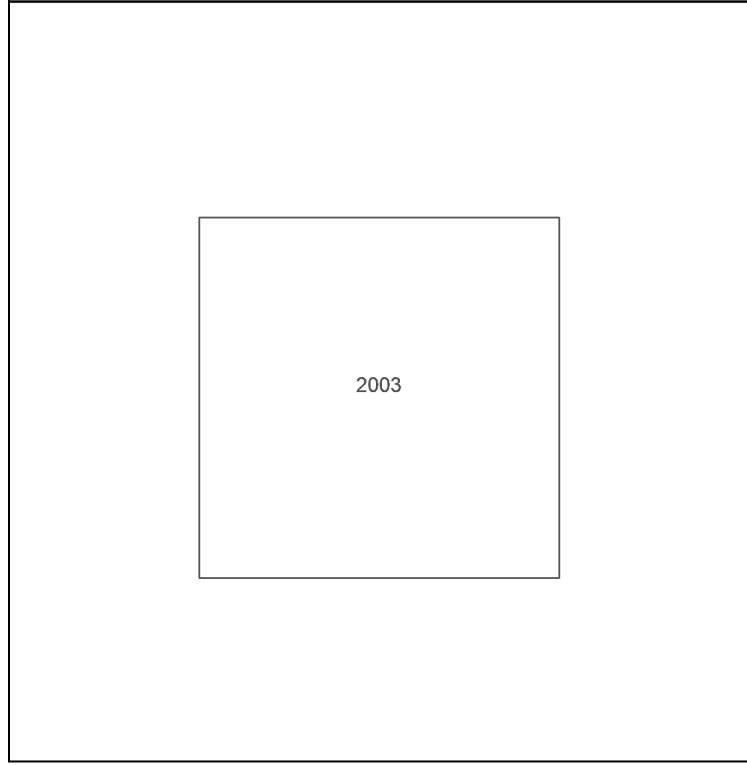
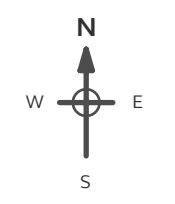
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Report Ref: GS-J74-W1Z-1NE-OHV_Landline_1_2
Grid Ref: 238361, 210344

Map Name: LandLine

Map date: 2003

Scale: 1:1,250

Printed at: 1:1,250



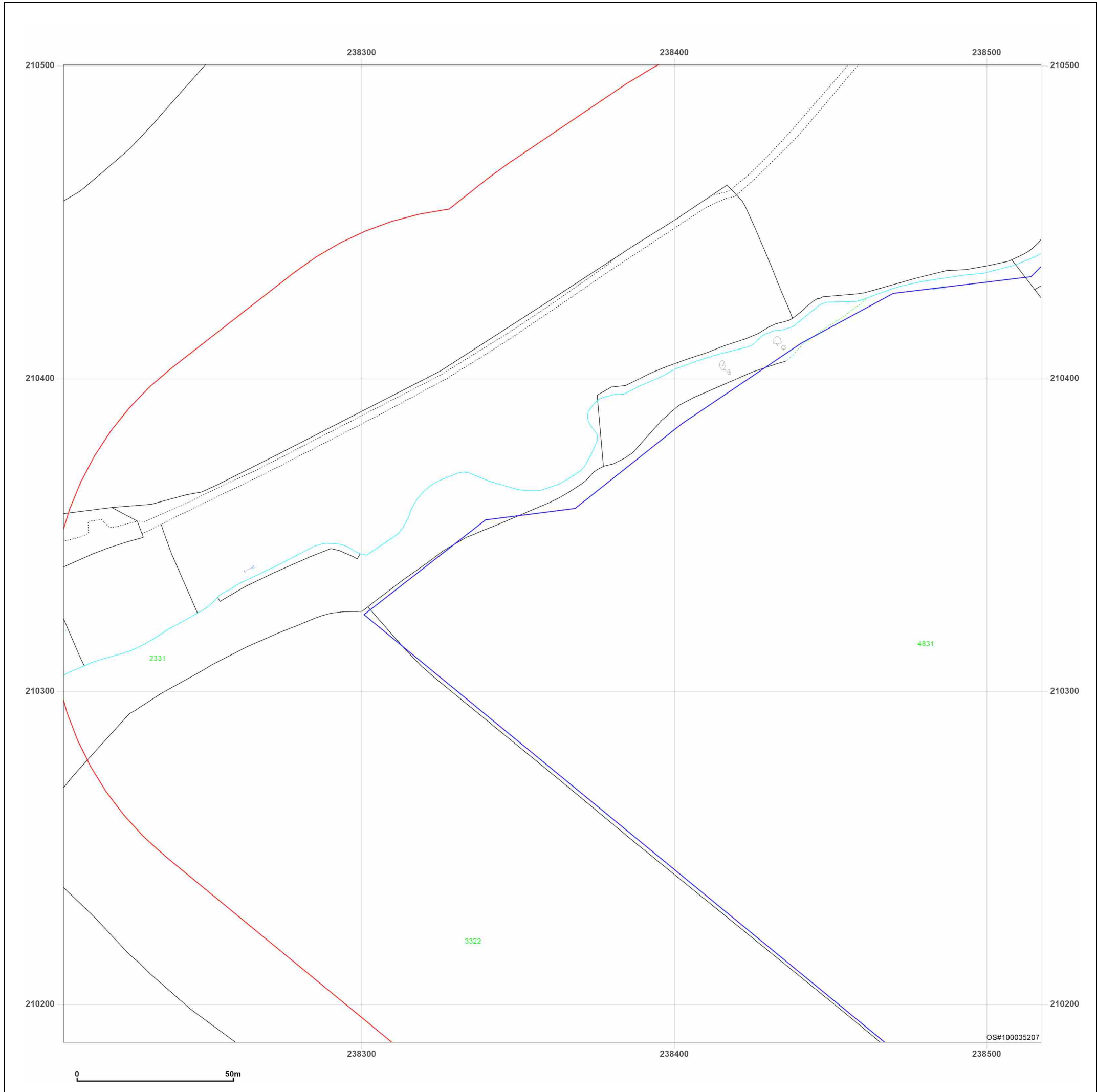
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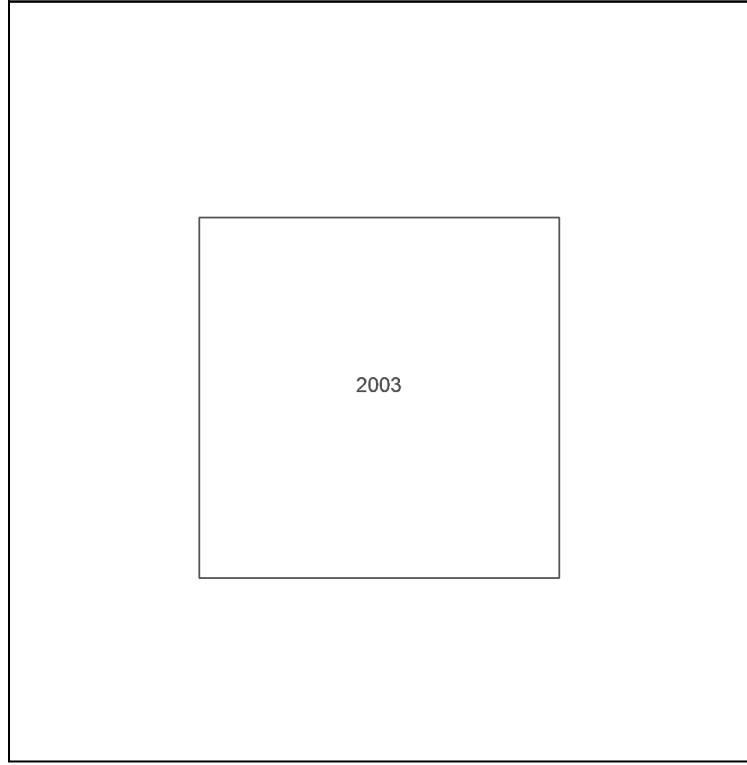
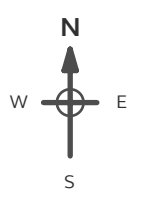


Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_Landline_1_3
Grid Ref: 238361, 210644

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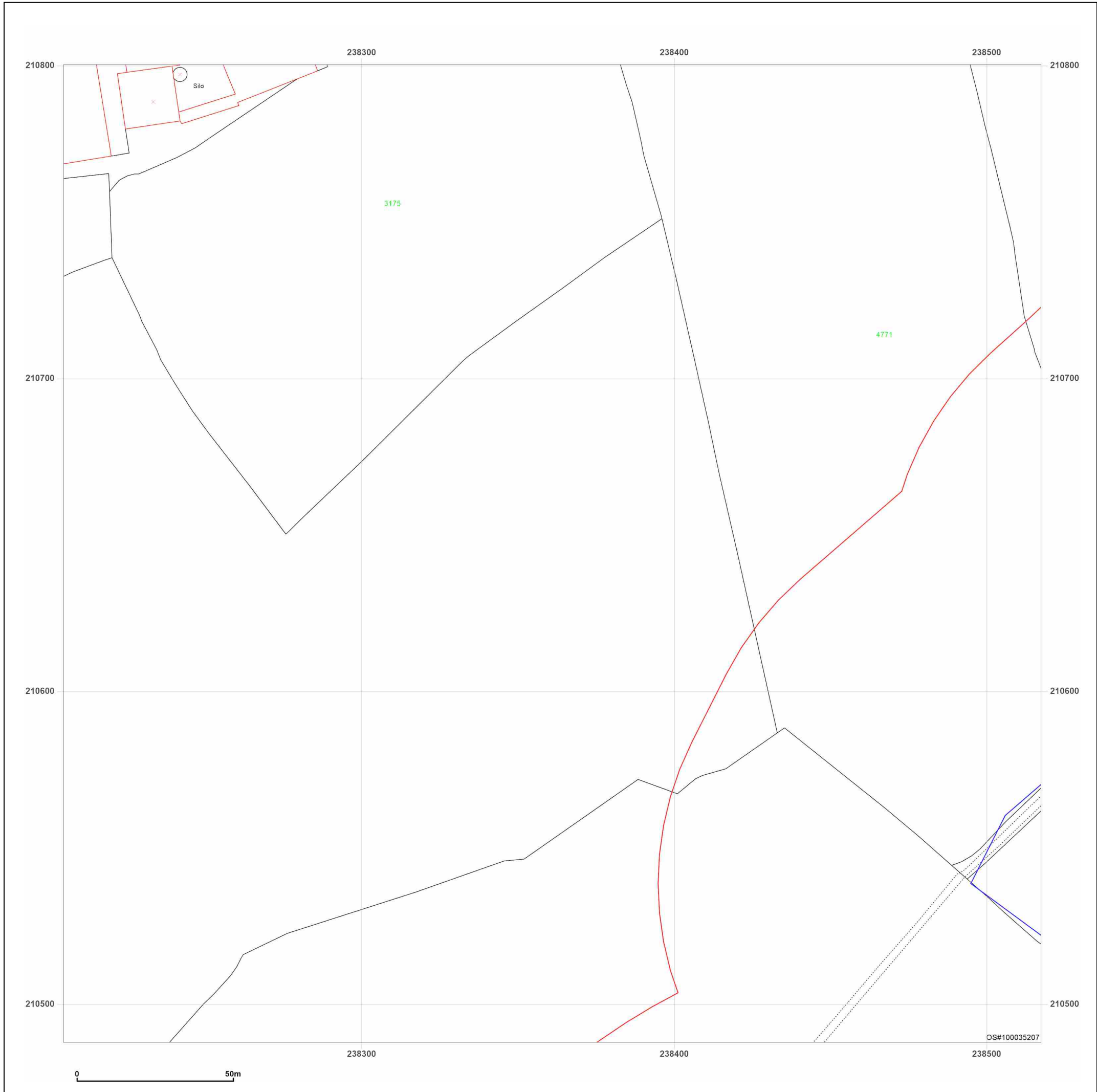


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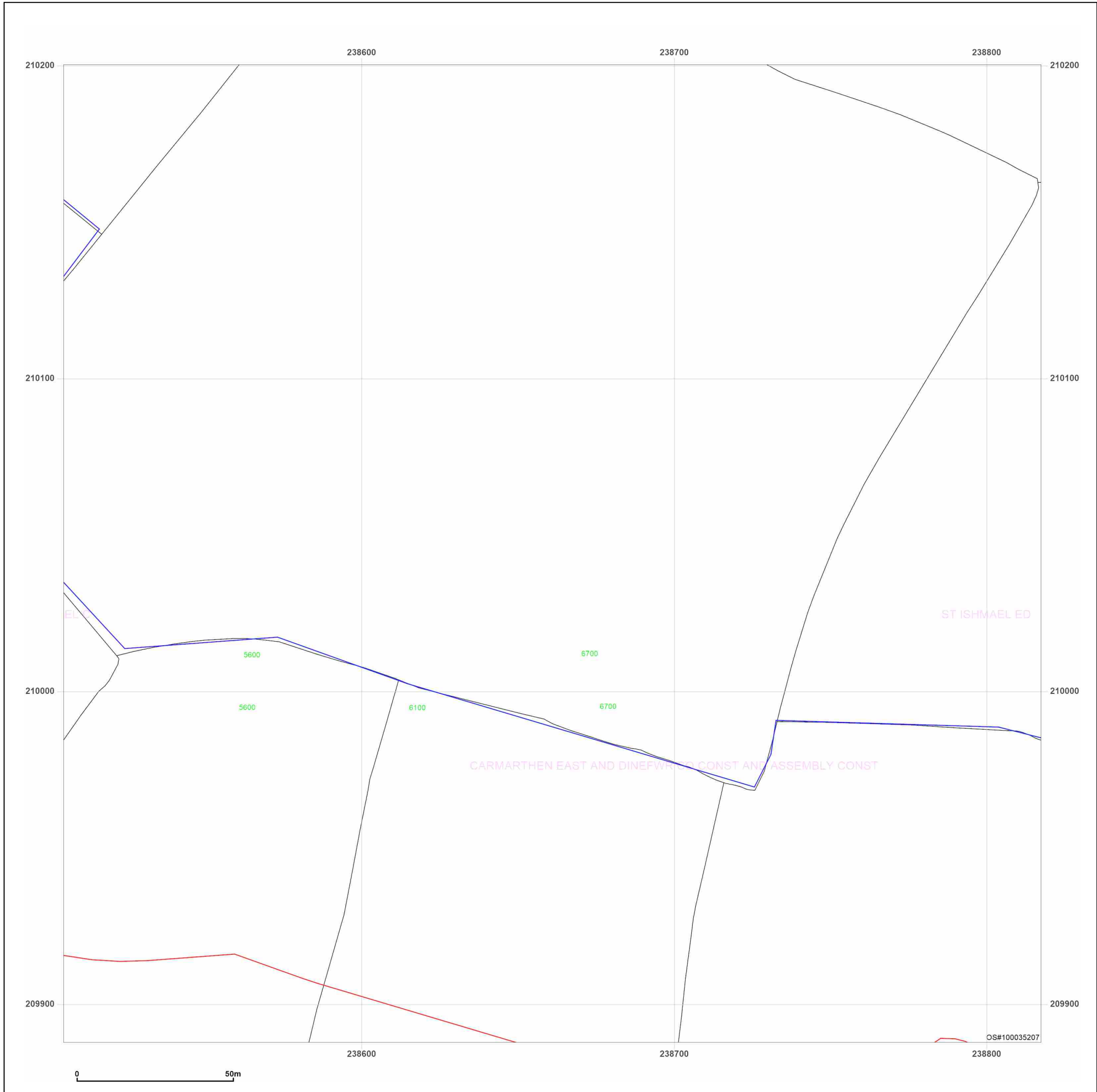
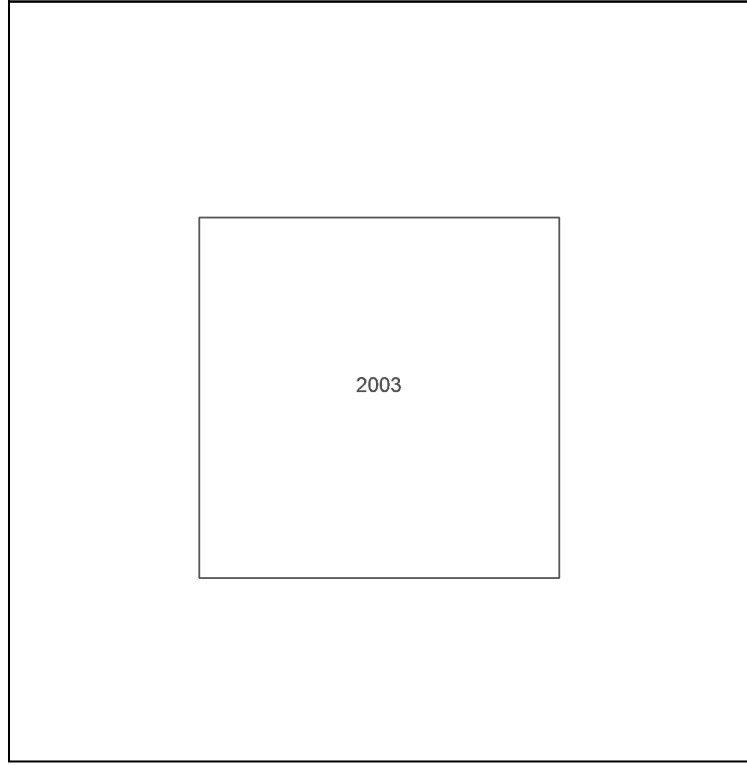
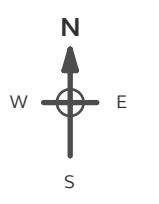
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_Landline_2_1
Grid Ref: 238661, 210044

Map Name: LandLine
Map date: 2003
Scale: 1:1,250
Printed at: 1:1,250



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Site Details:

Heolddu Solar Farm - fields
14-26

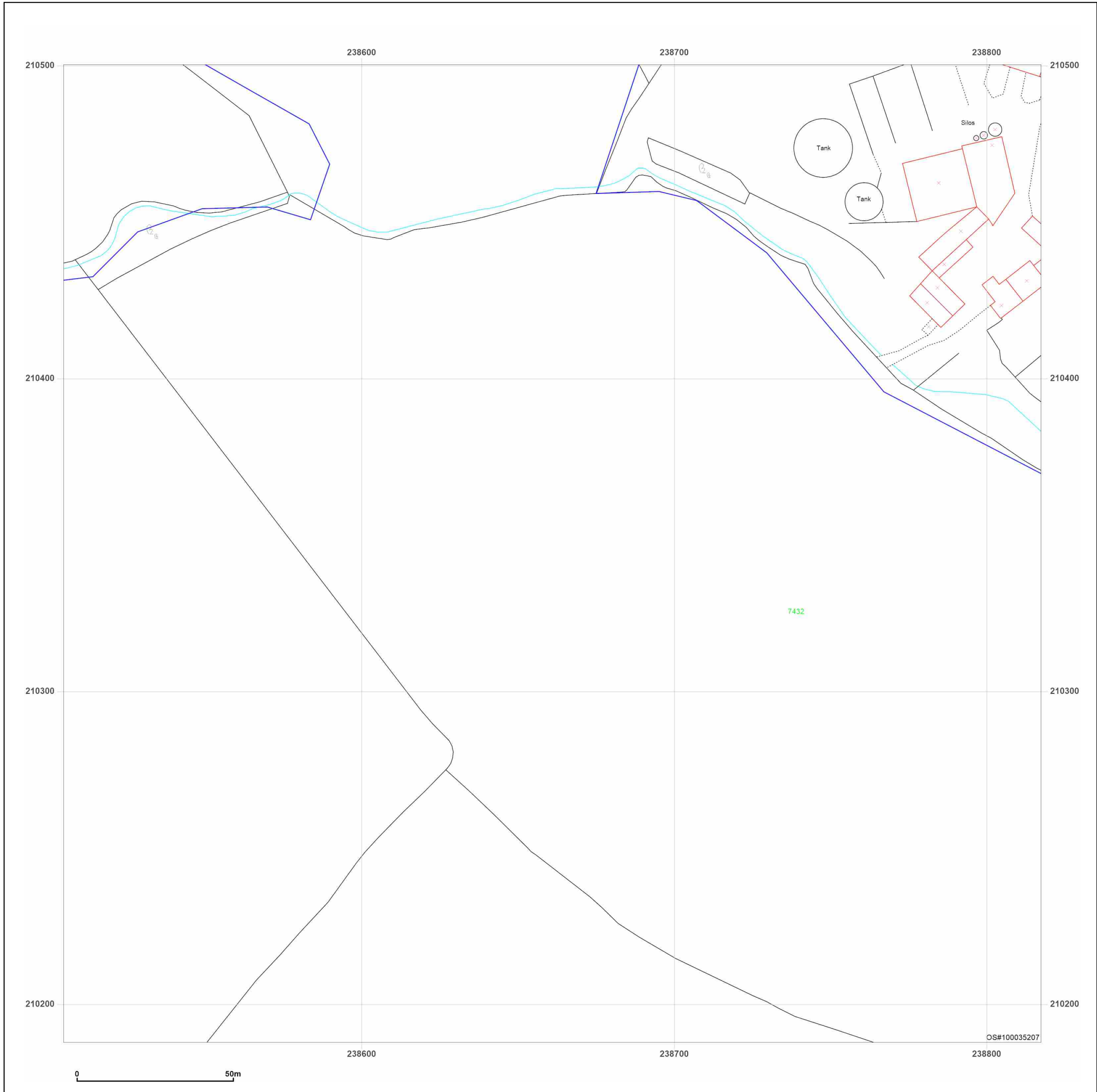
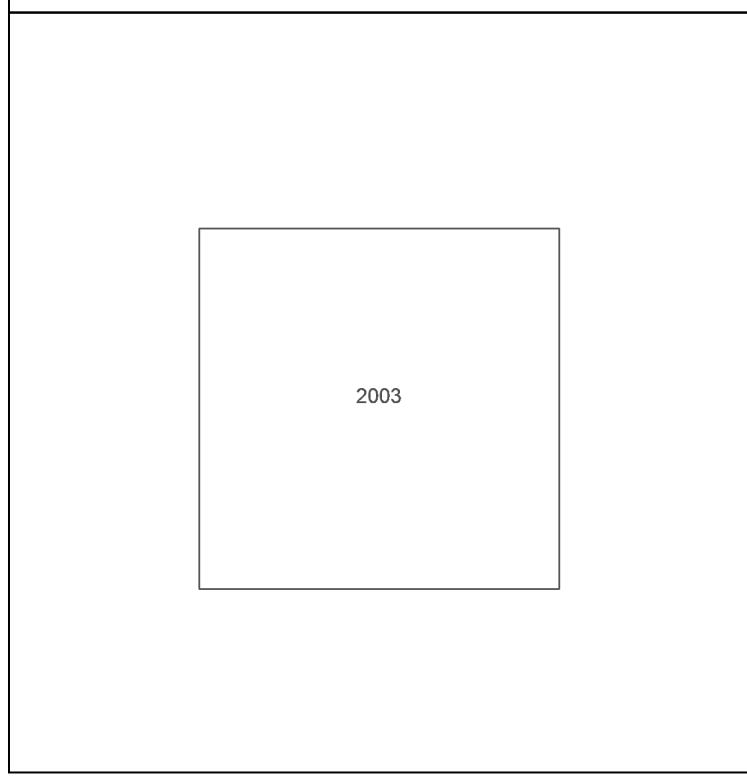
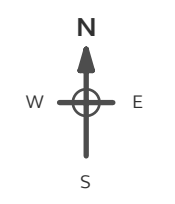
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Report Ref: GS-J74-W1Z-1NE-OHV_Landline_2_2
Grid Ref: 238661, 210344

Map Name: LandLine

Map date: 2003

Scale: 1:1,250

Printed at: 1:1,250



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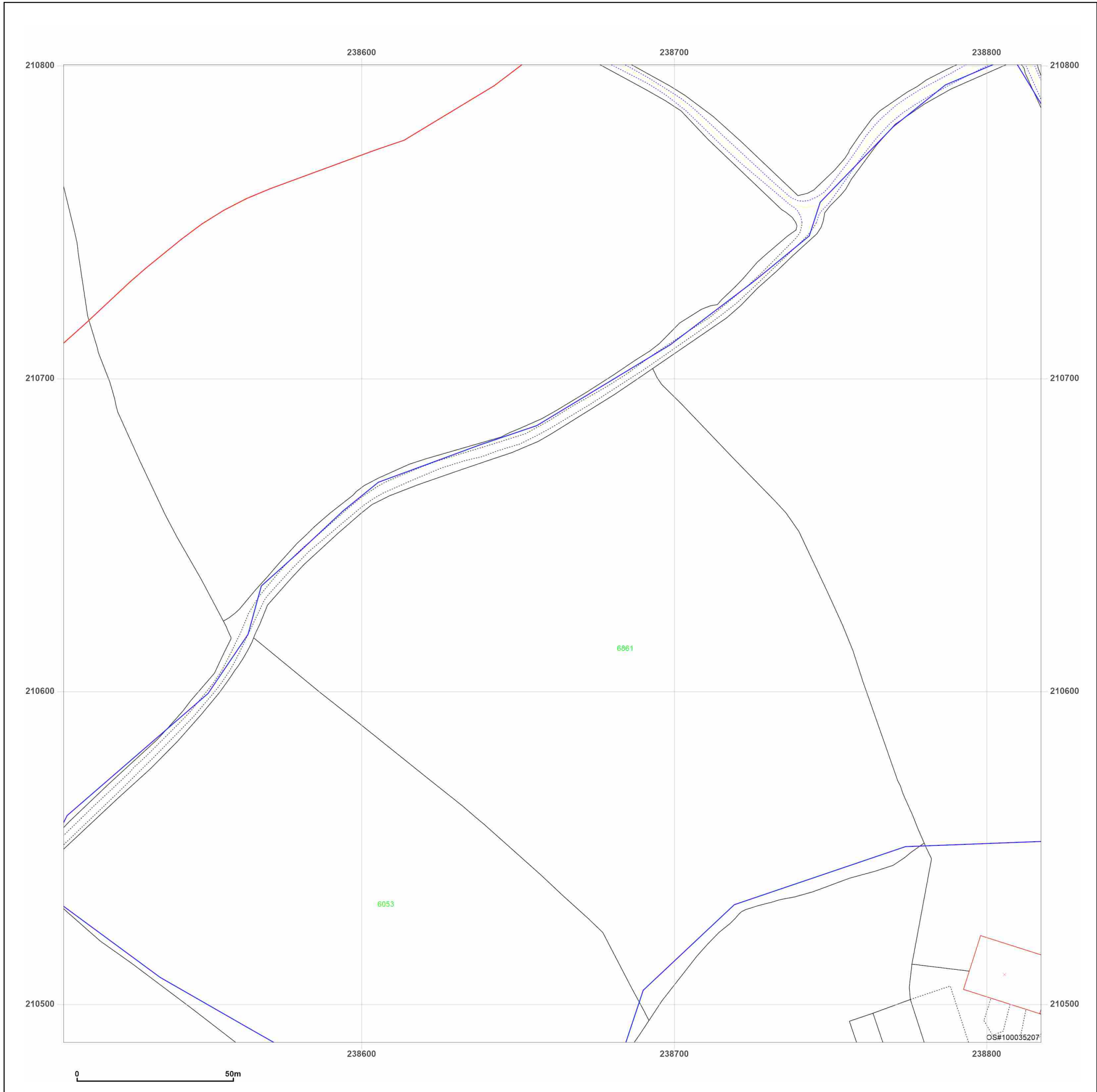
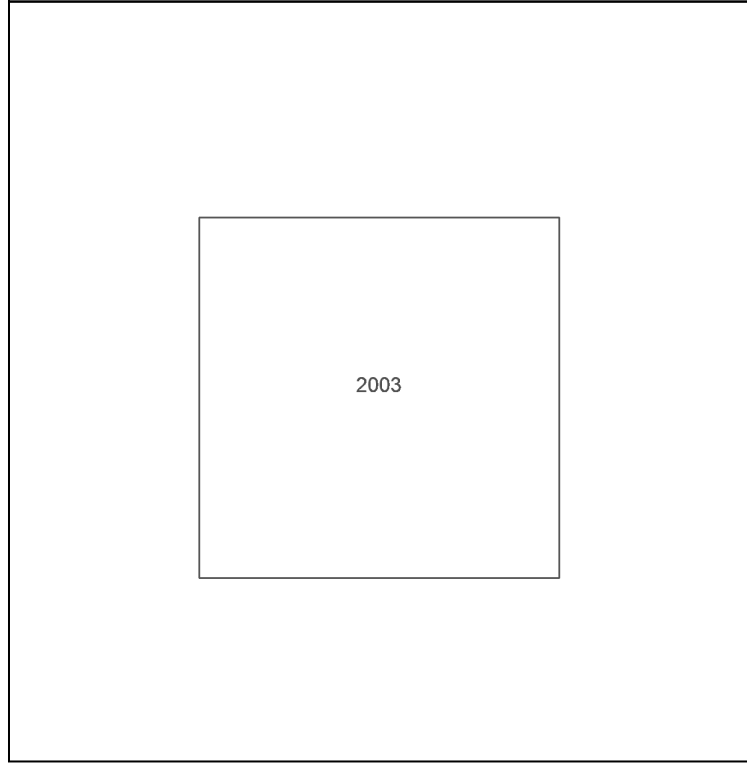
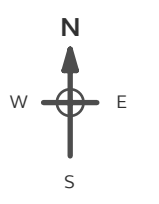
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Map legend available at:
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_Landline_2_3
Grid Ref: 238661, 210644

Map Name: LandLine
Map date: 2003
Scale: 1:1,250
Printed at: 1:1,250



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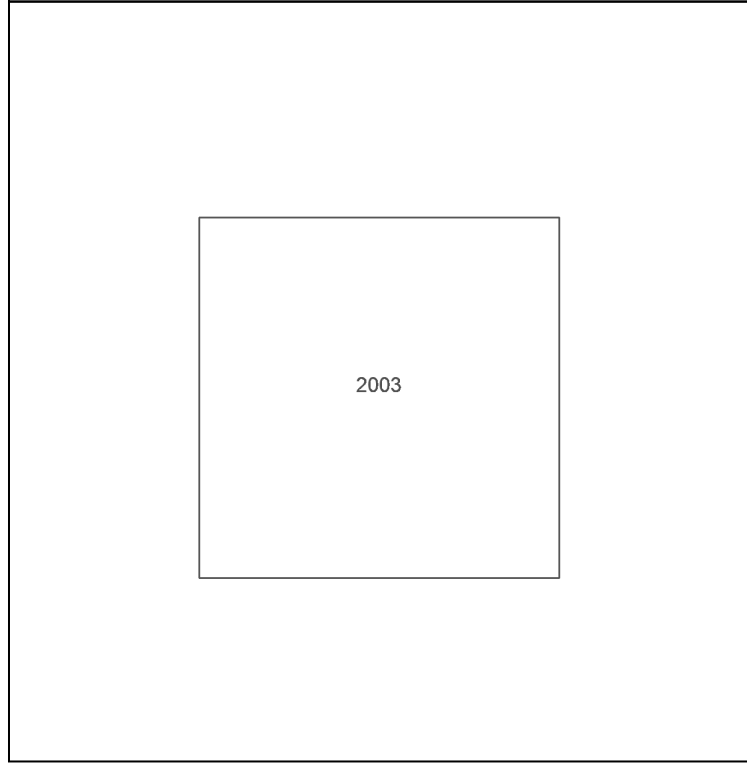
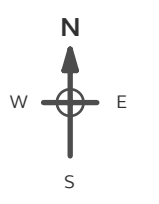
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Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_Landline_2_4
Grid Ref: 238661, 210944

Map Name: LandLine
Map date: 2003
Scale: 1:1,250
Printed at: 1:1,250

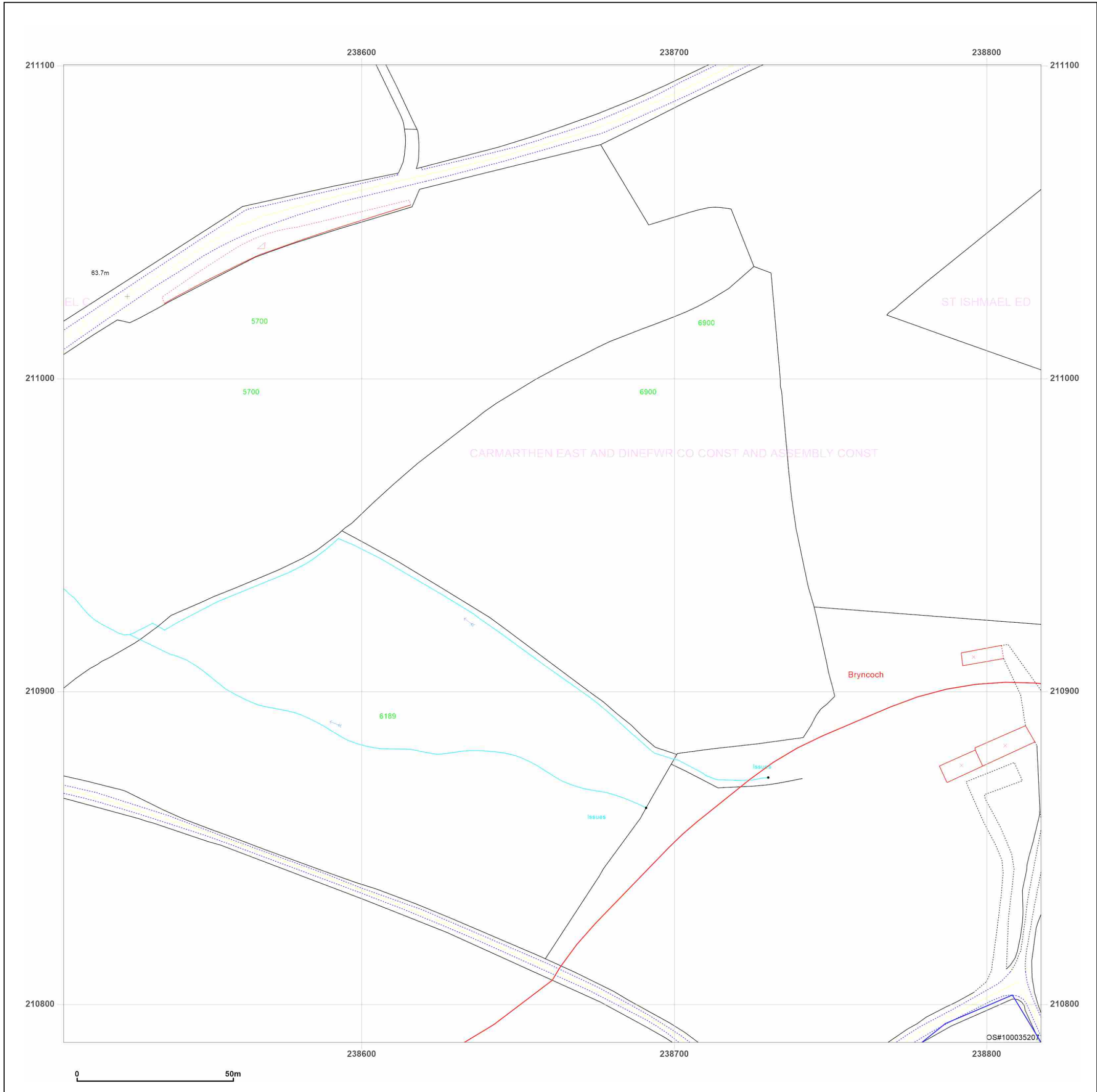


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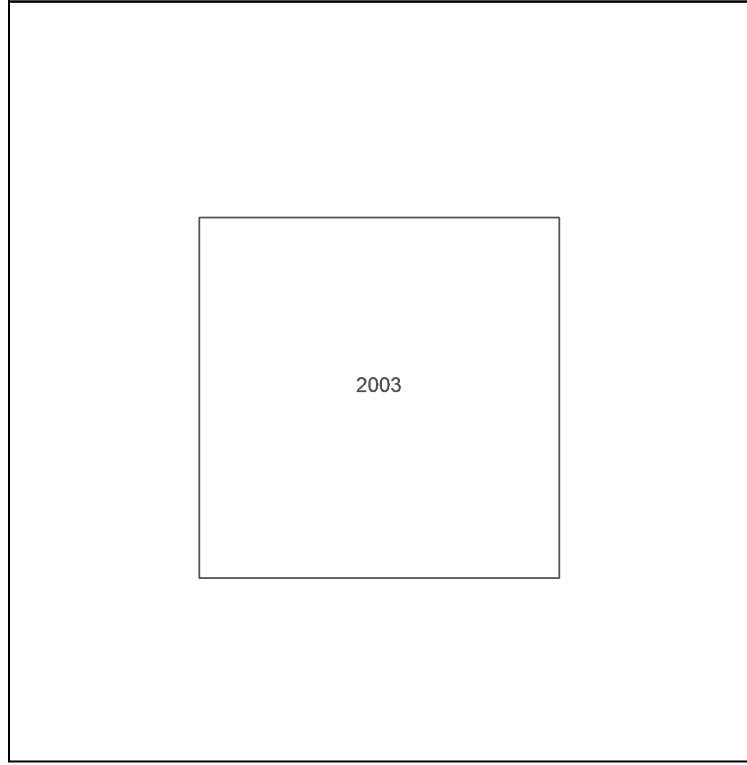
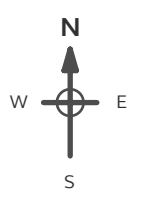


Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_Landline_3_1
Grid Ref: 238961, 210044

Map Name: LandLine
Map date: 2003
Scale: 1:1,250
Printed at: 1:1,250

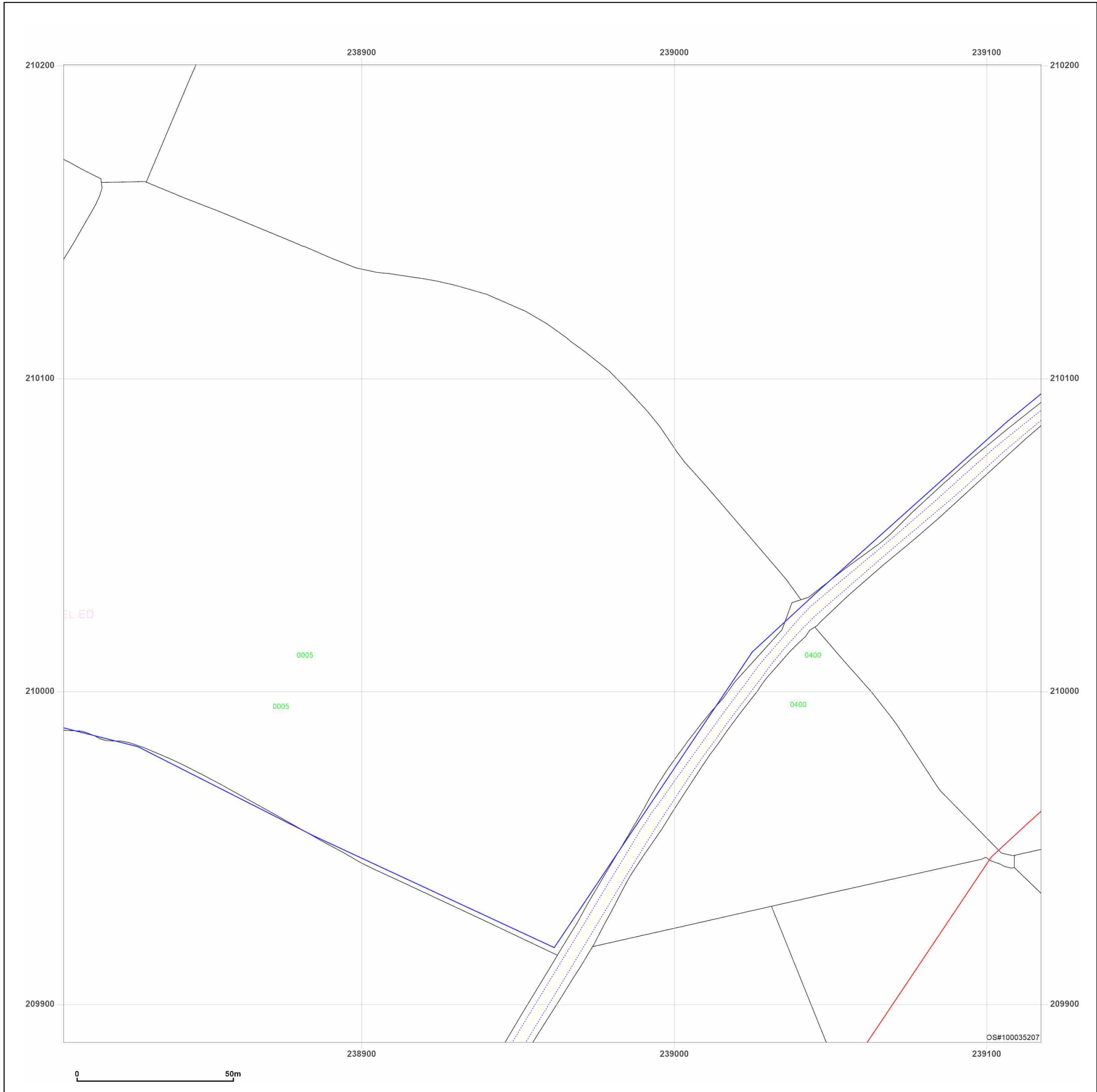


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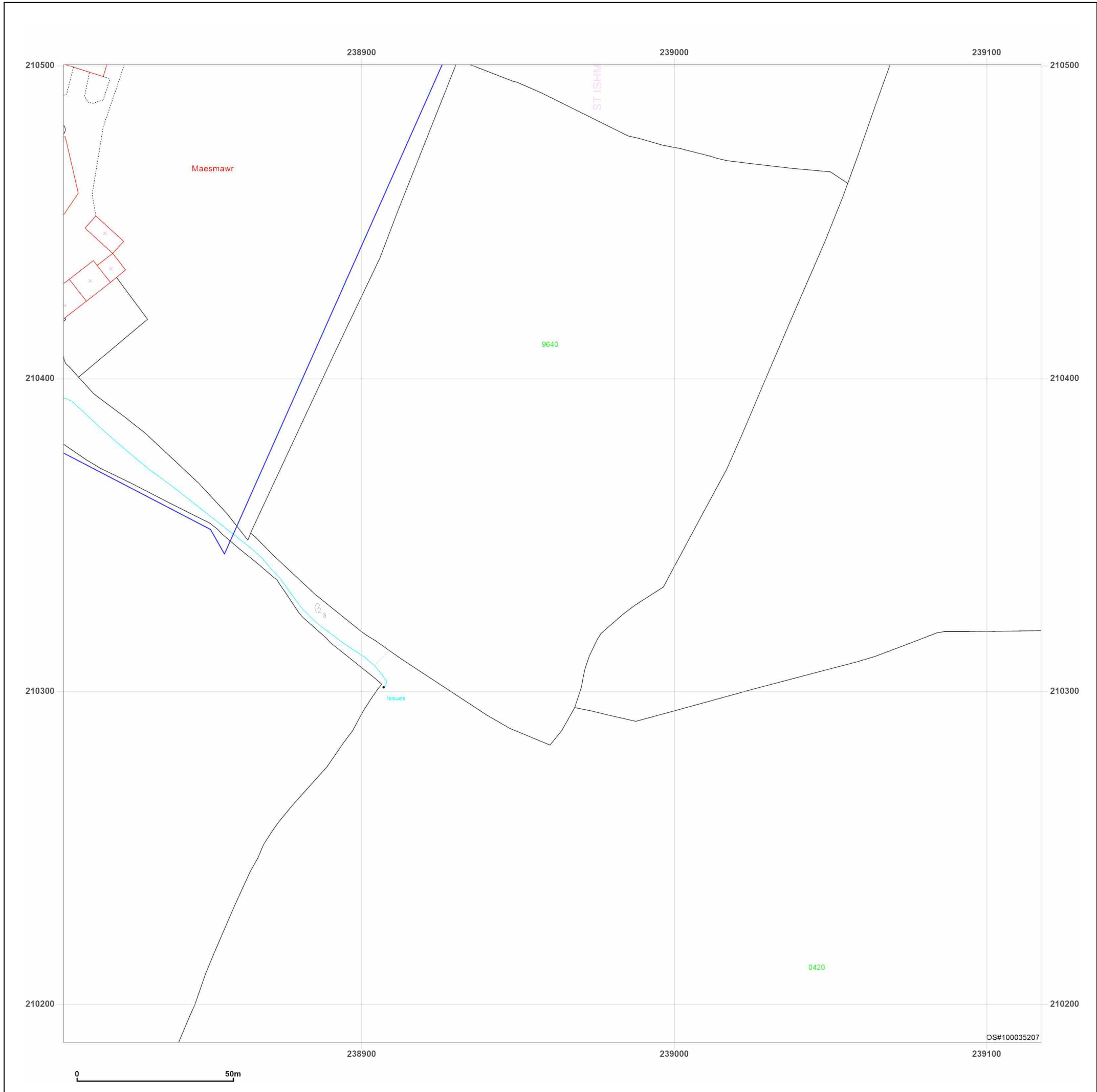
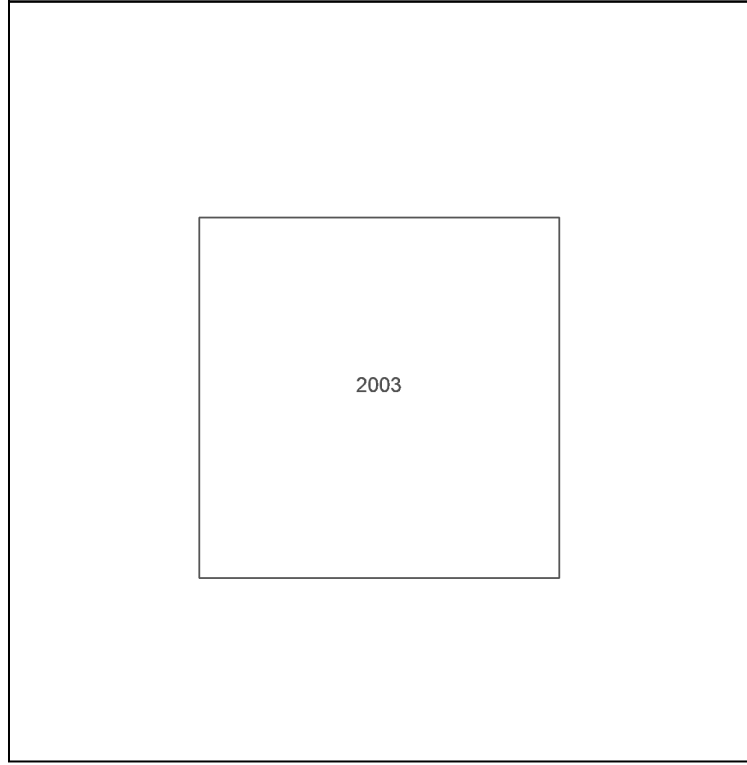
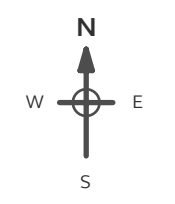


Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_Landline_3_2
Grid Ref: 238961, 210344

Map Name: LandLine
Map date: 2003
Scale: 1:1,250
Printed at: 1:1,250



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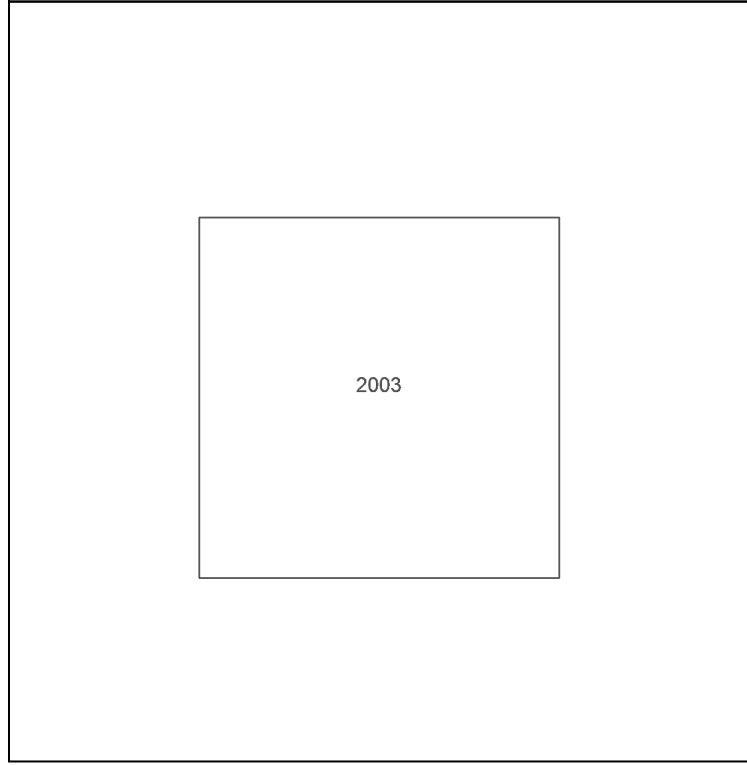
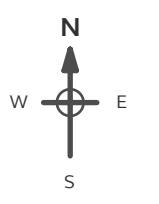
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_Landline_3_3
Grid Ref: 238961, 210644

Map Name: LandLine
Map date: 2003
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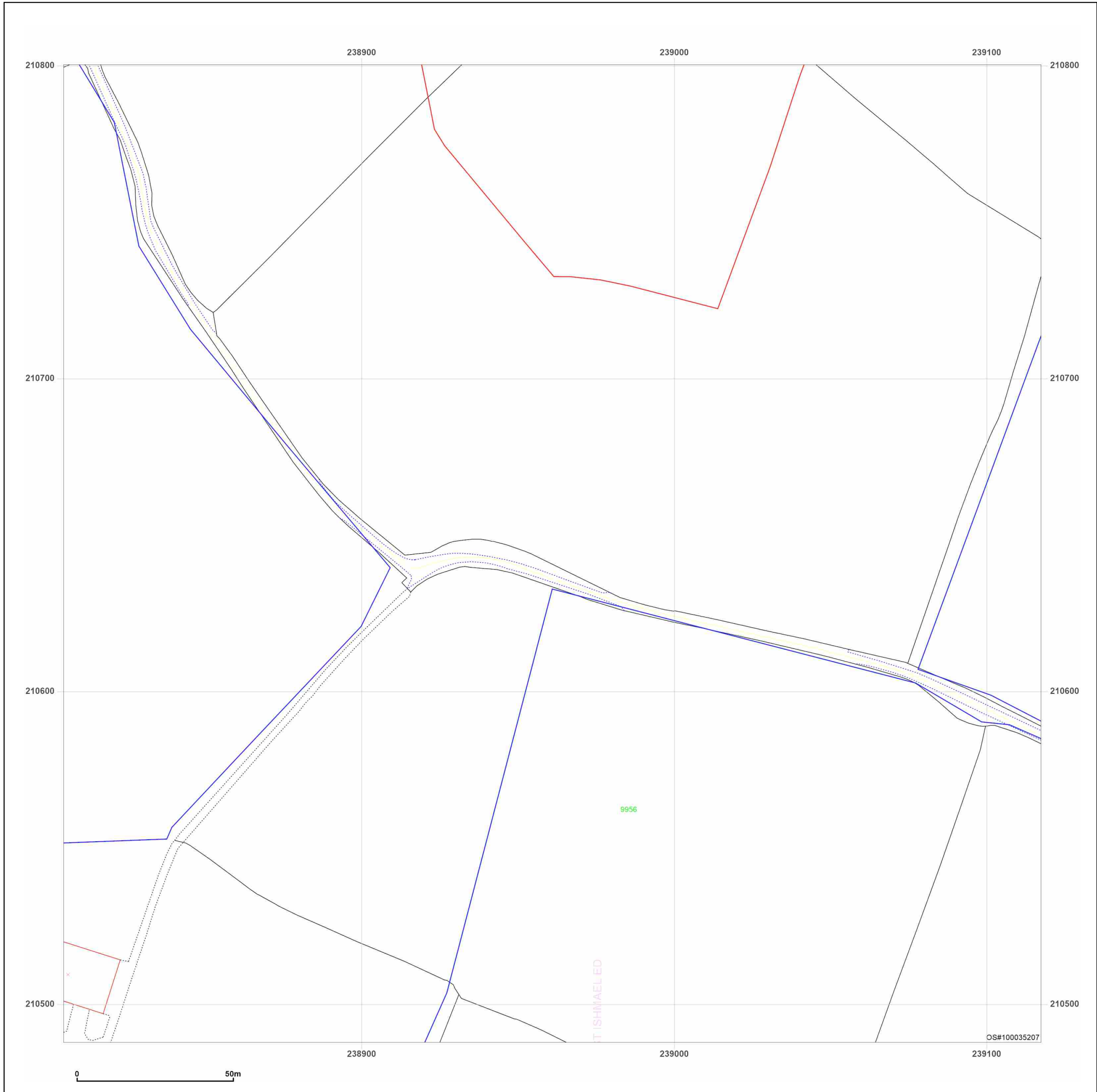


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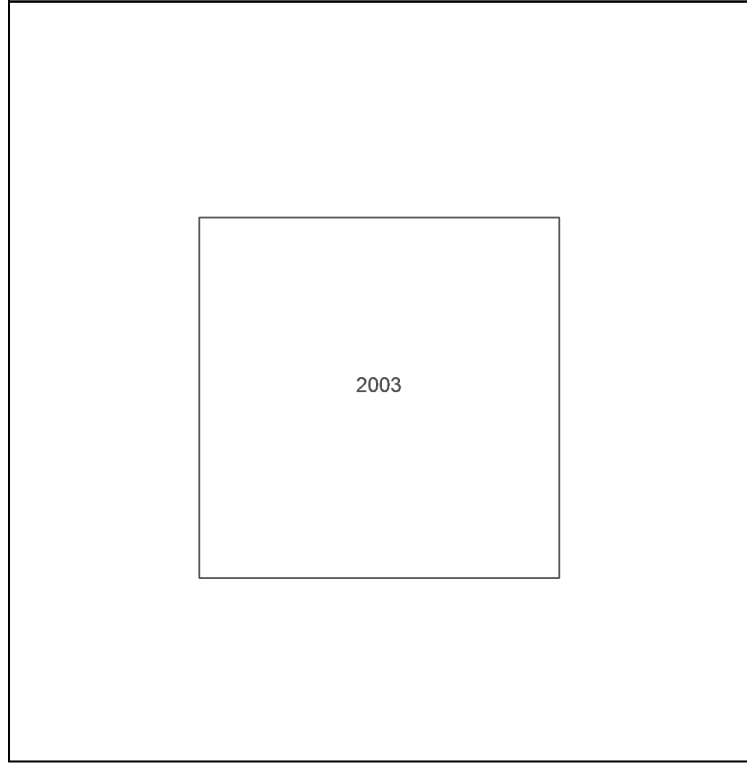
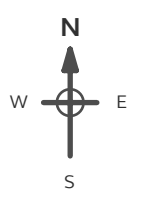


Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_Landline_3_4
Grid Ref: 238961, 210944

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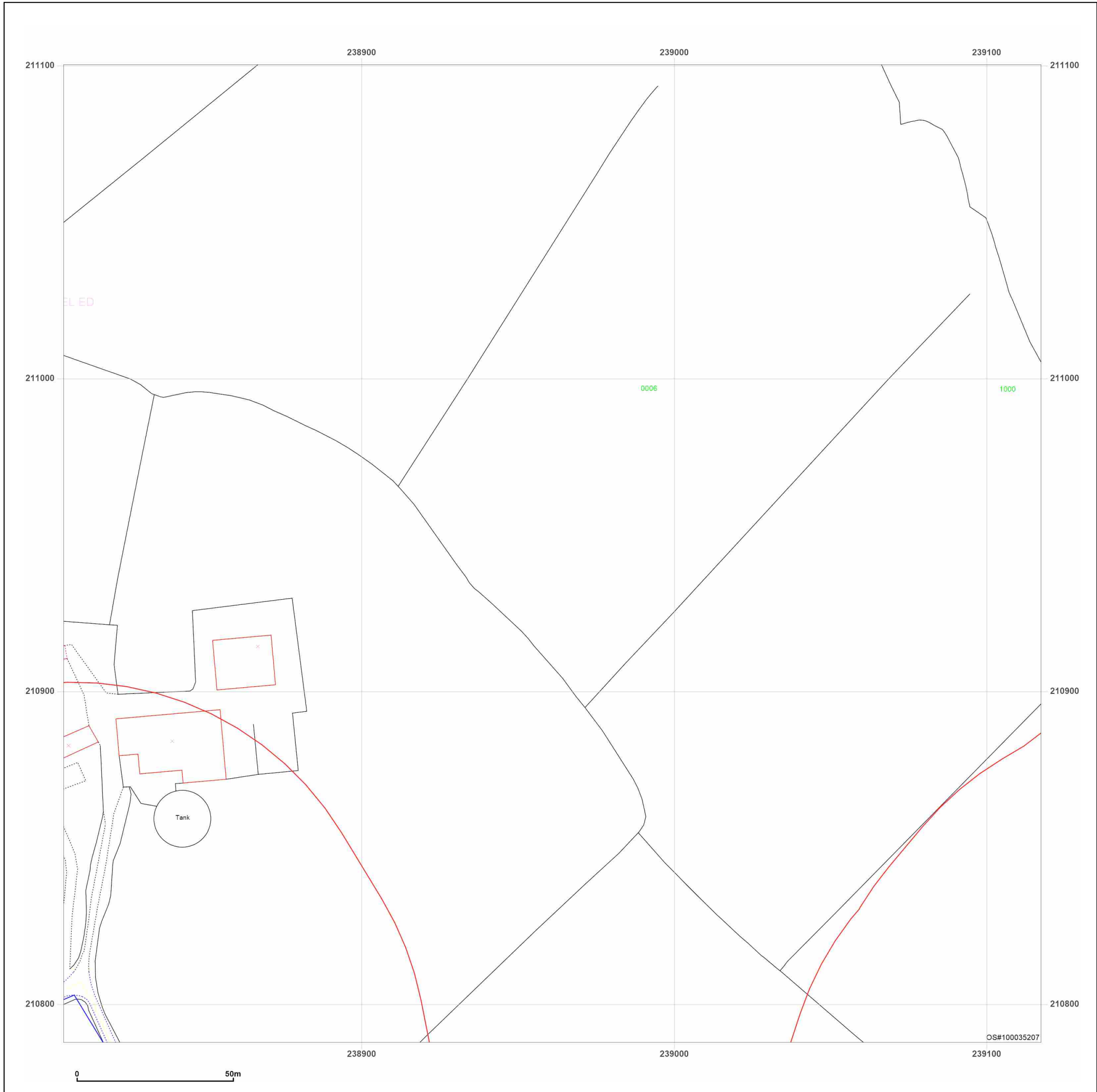
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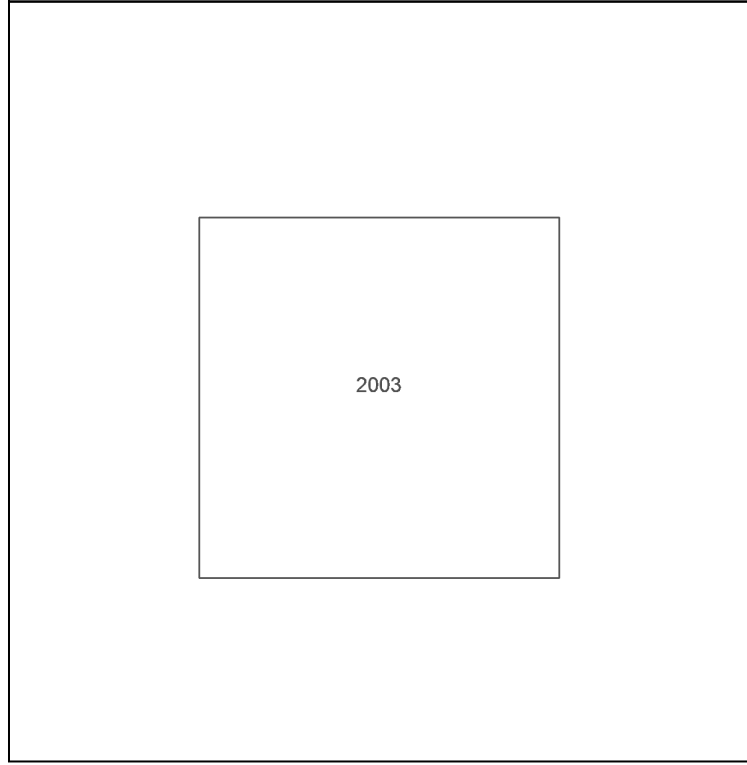
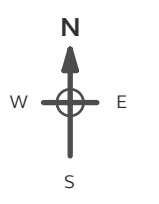
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Site Details:
 Heolddu Solar Farm - fields
 14-26

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Report Ref: GS-J74-W1Z-1NE-OHV_Landline_4_1
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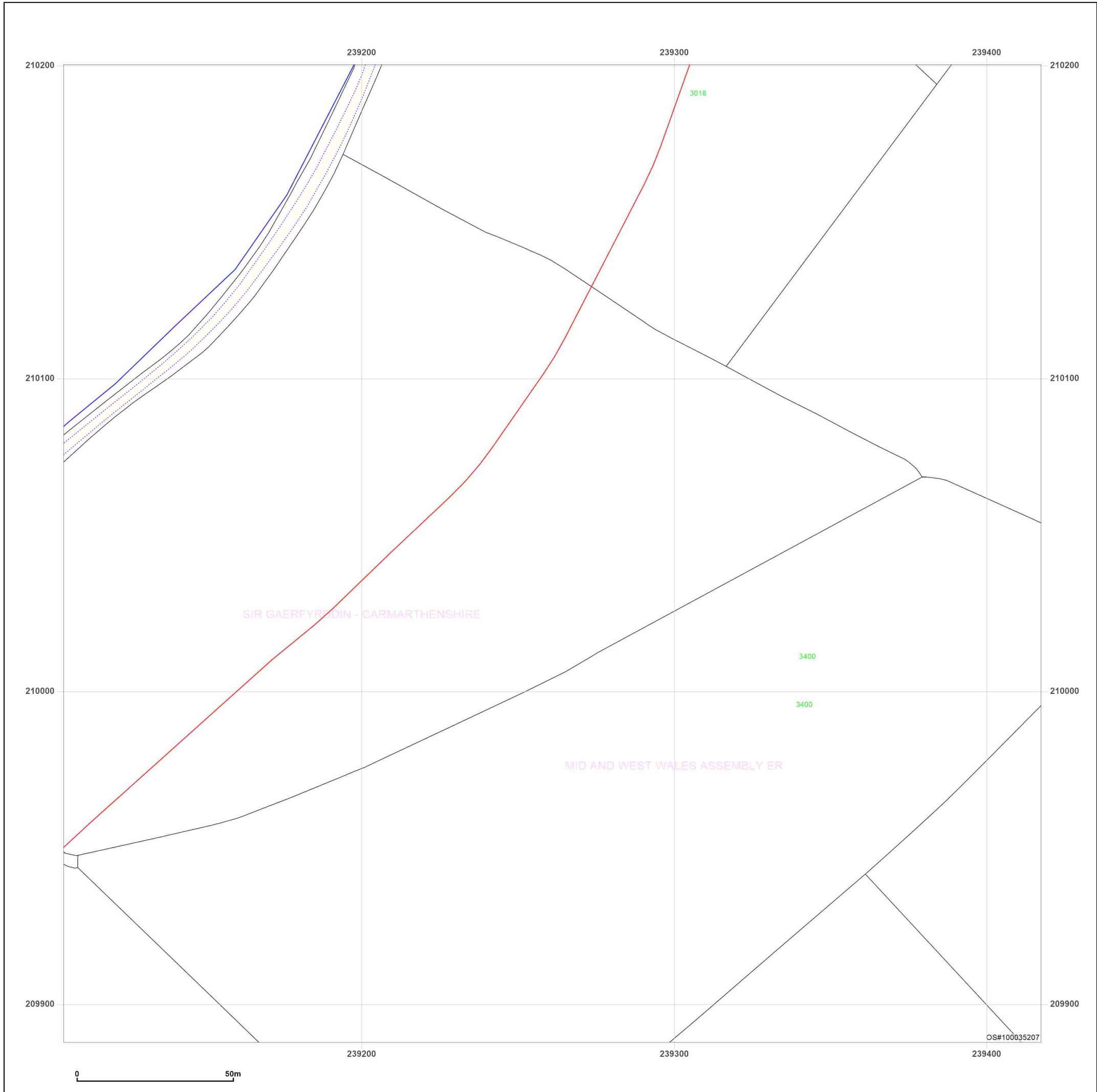


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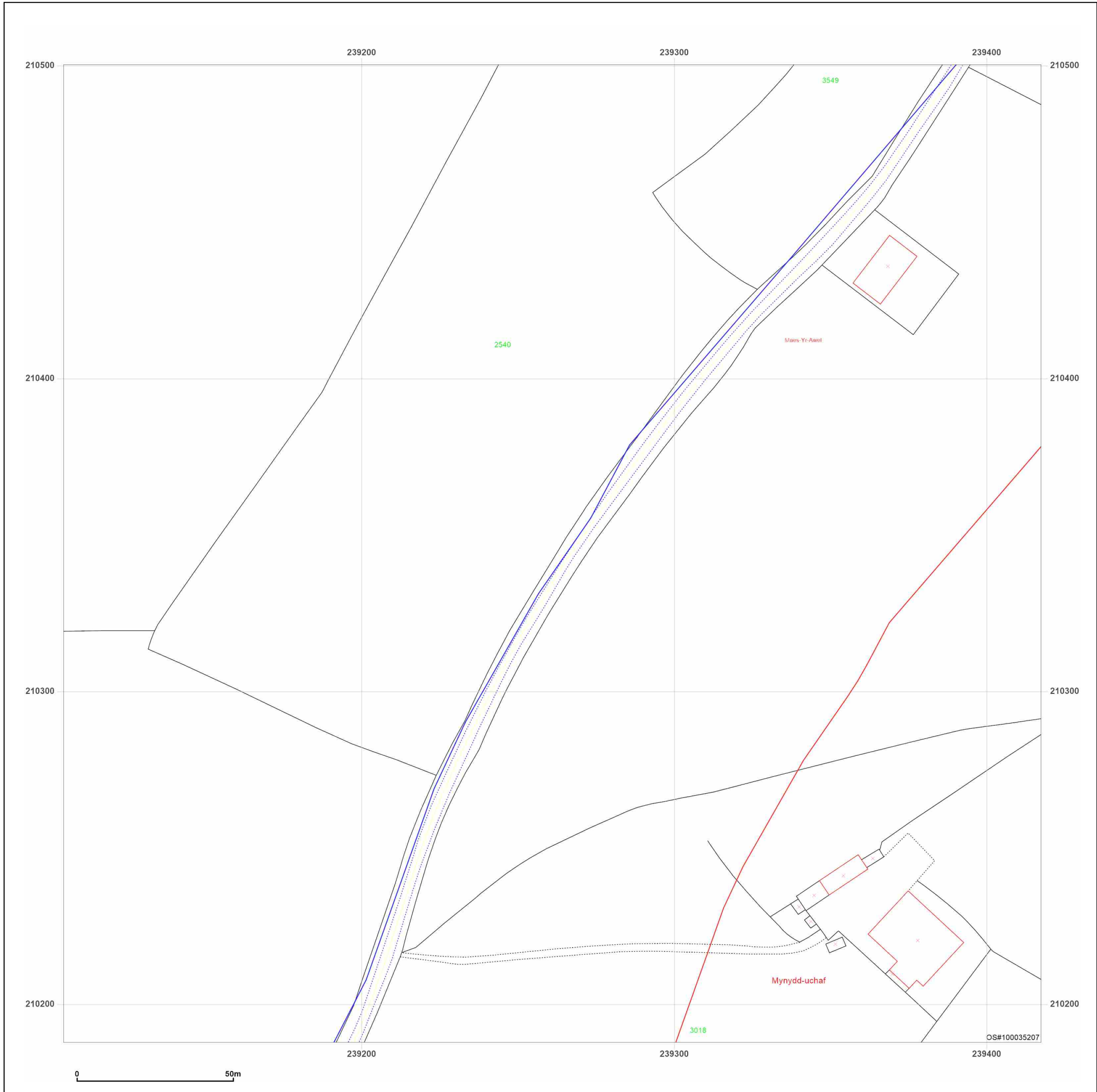
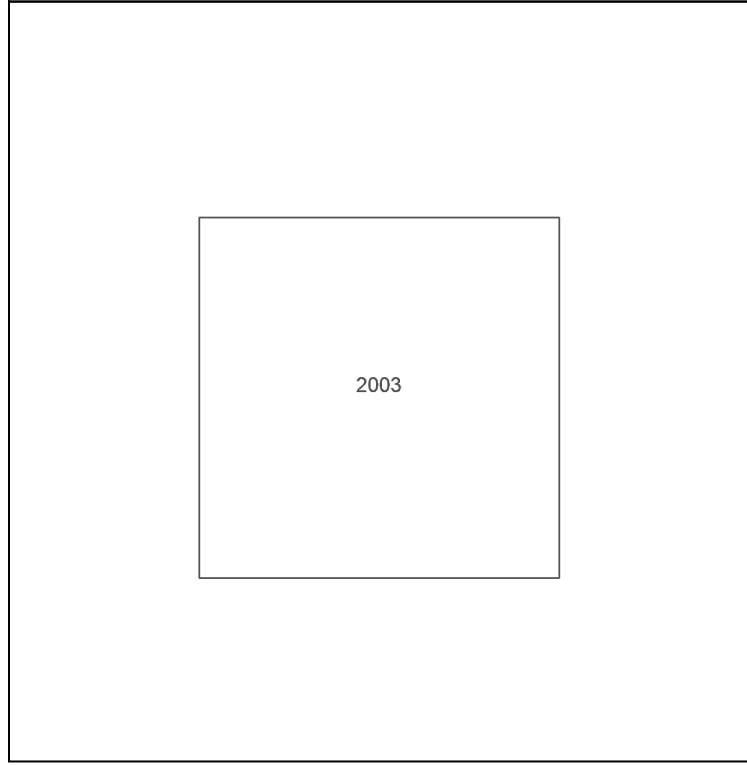
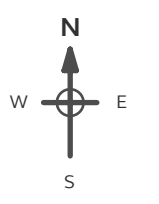


Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_Landline_4_2
Grid Ref: 239261, 210344

Map Name: LandLine
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Scale: 1:1,250
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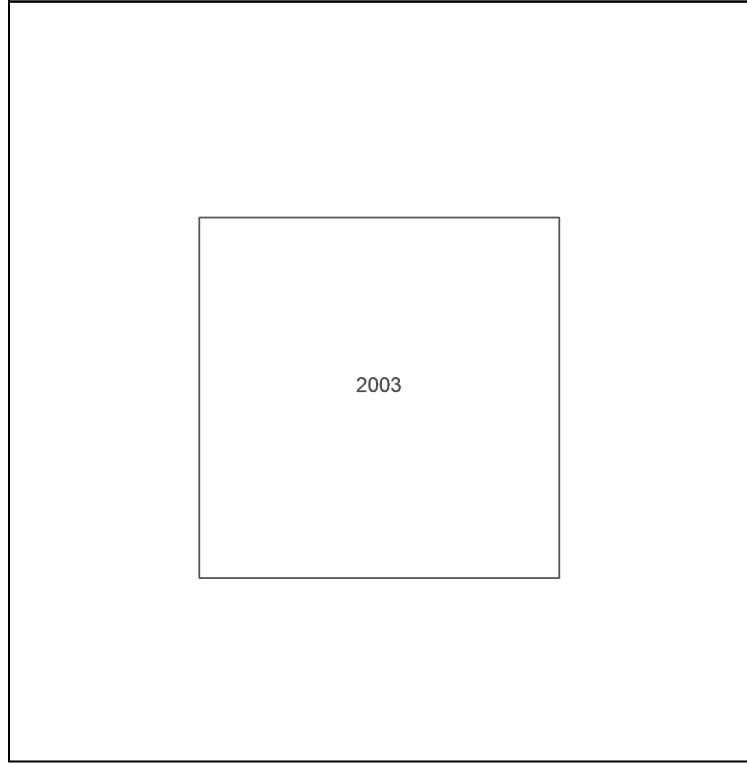
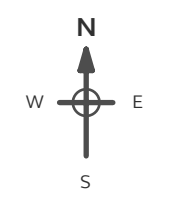
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Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_Landline_4_3
Grid Ref: 239261, 210644

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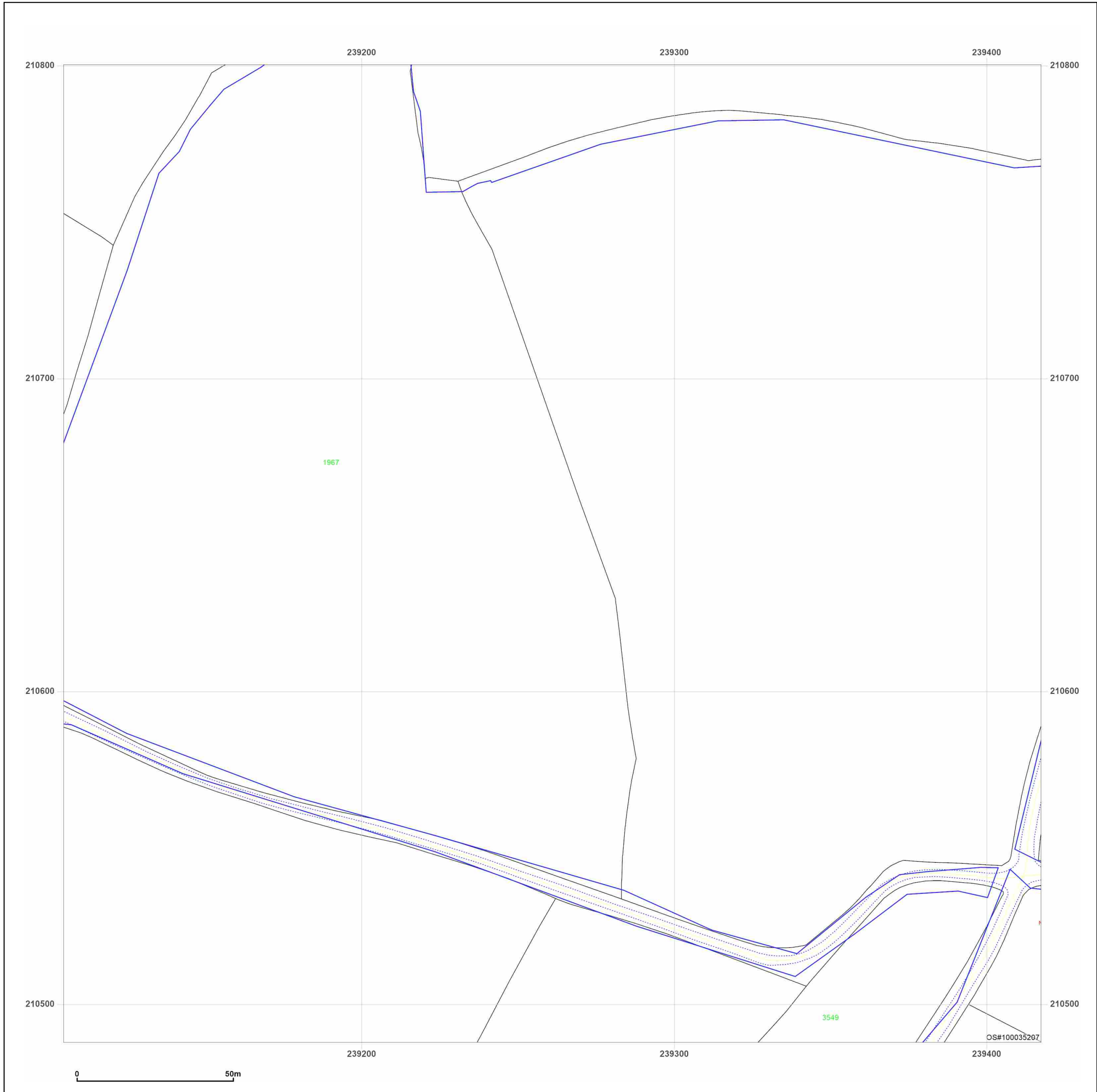


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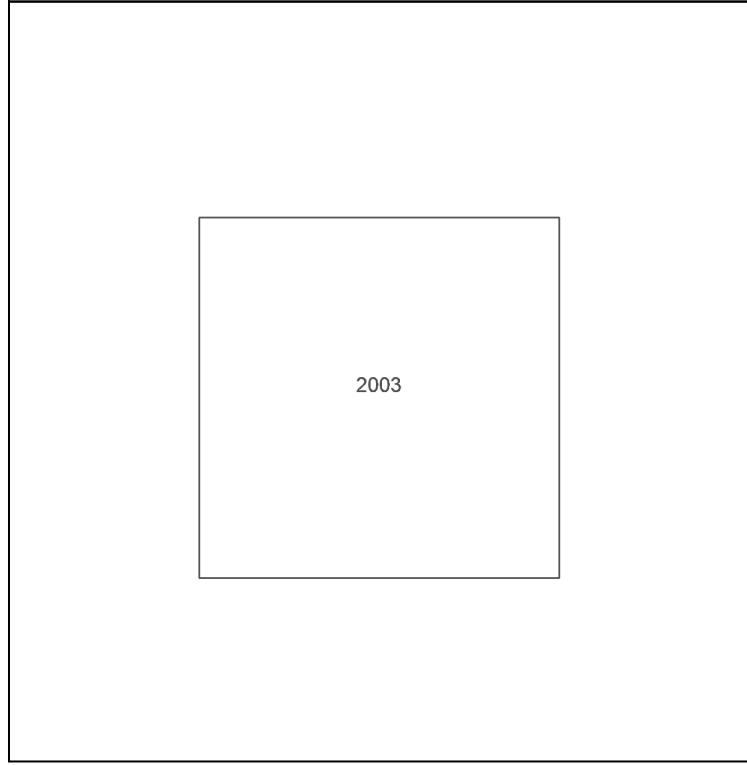
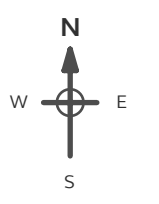


Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_Landline_4_4
Grid Ref: 239261, 210944

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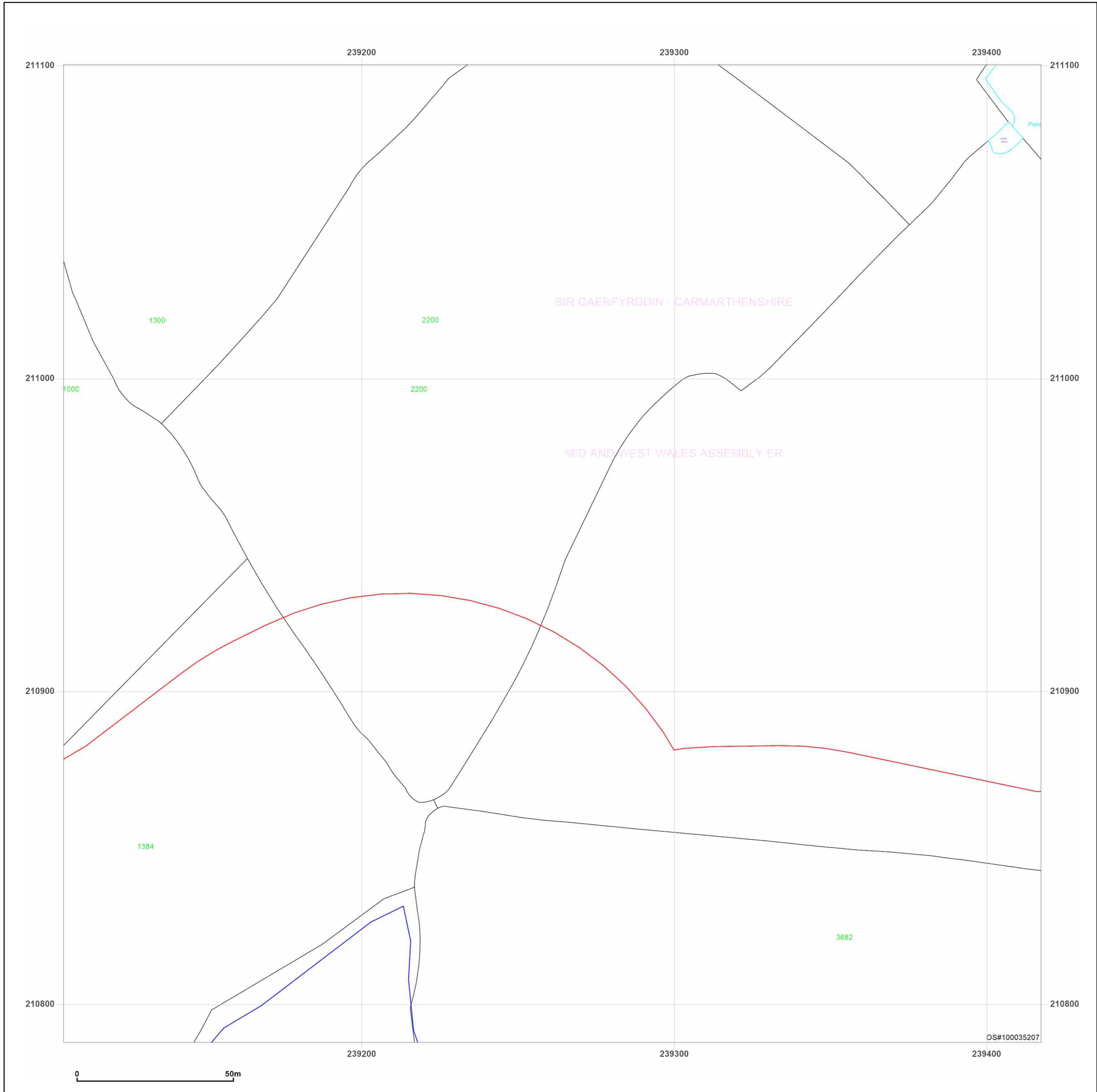
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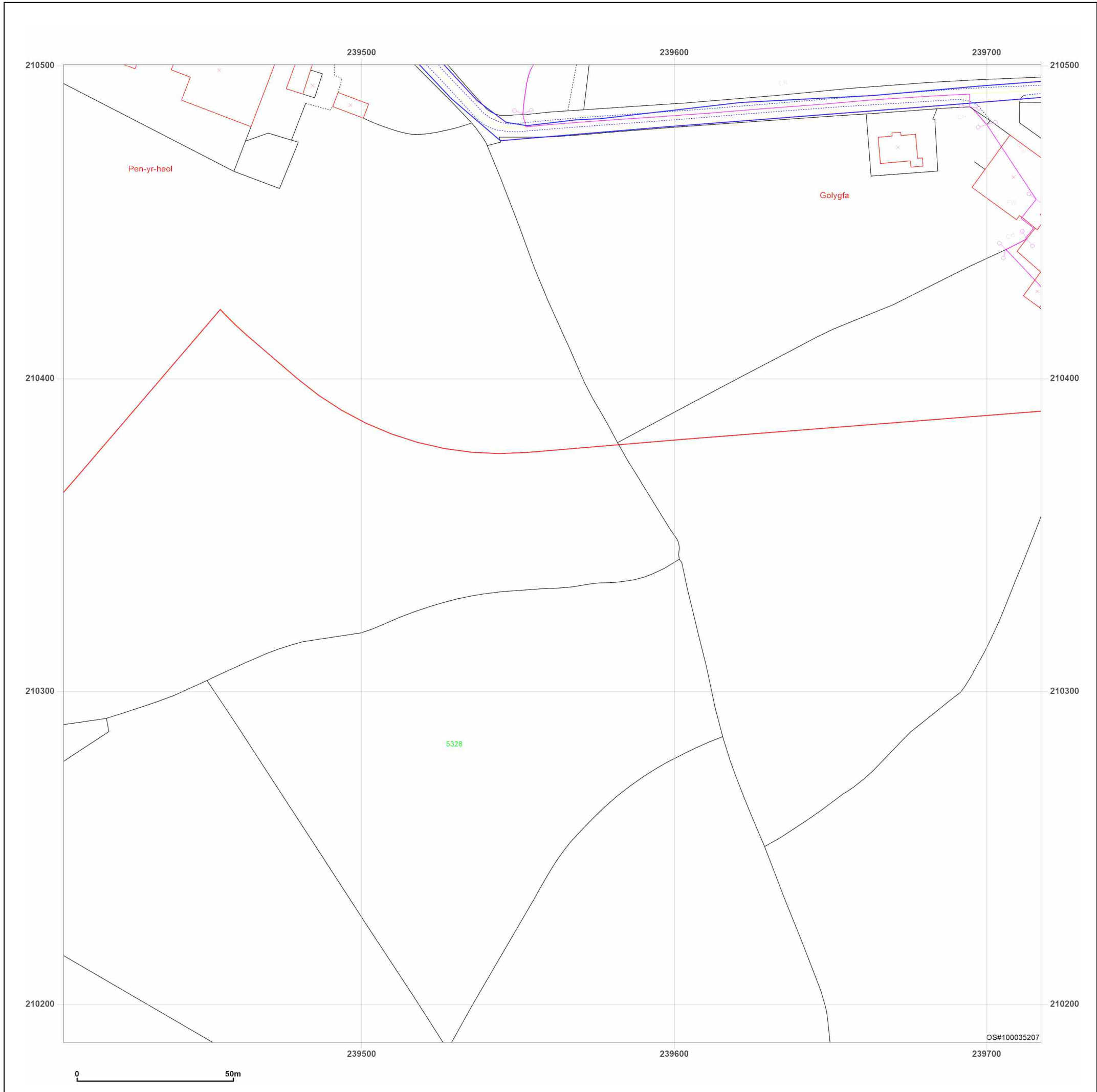
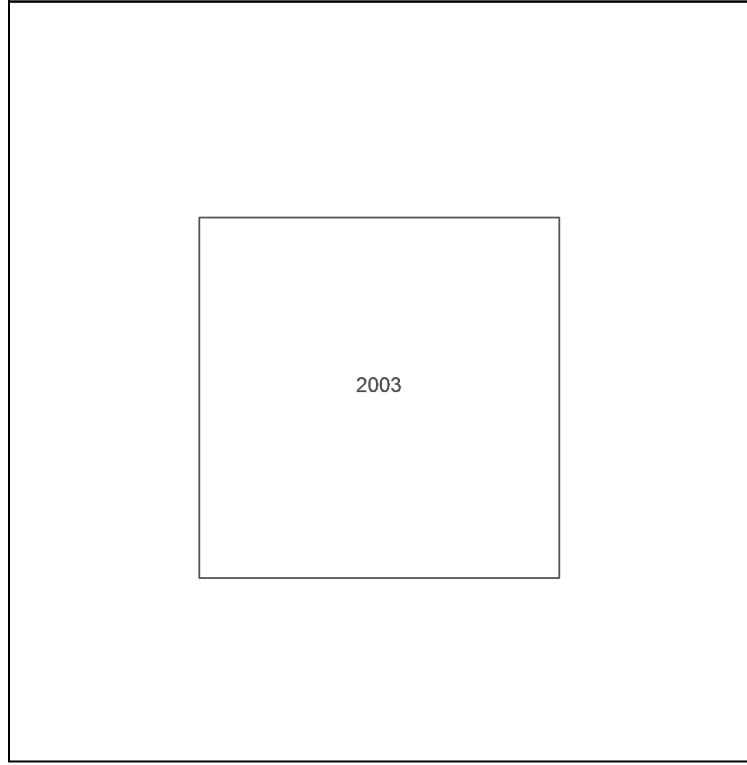
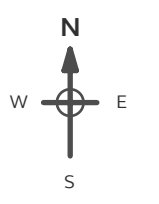


Site Details:

Heolddu Solar Farm - fields
14-26

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Report Ref: GS-J74-W1Z-1NE-OHV_Landline_5_2
Grid Ref: 239561, 210344

Map Name: LandLine
Map date: 2003
Scale: 1:1,250
Printed at: 1:1,250



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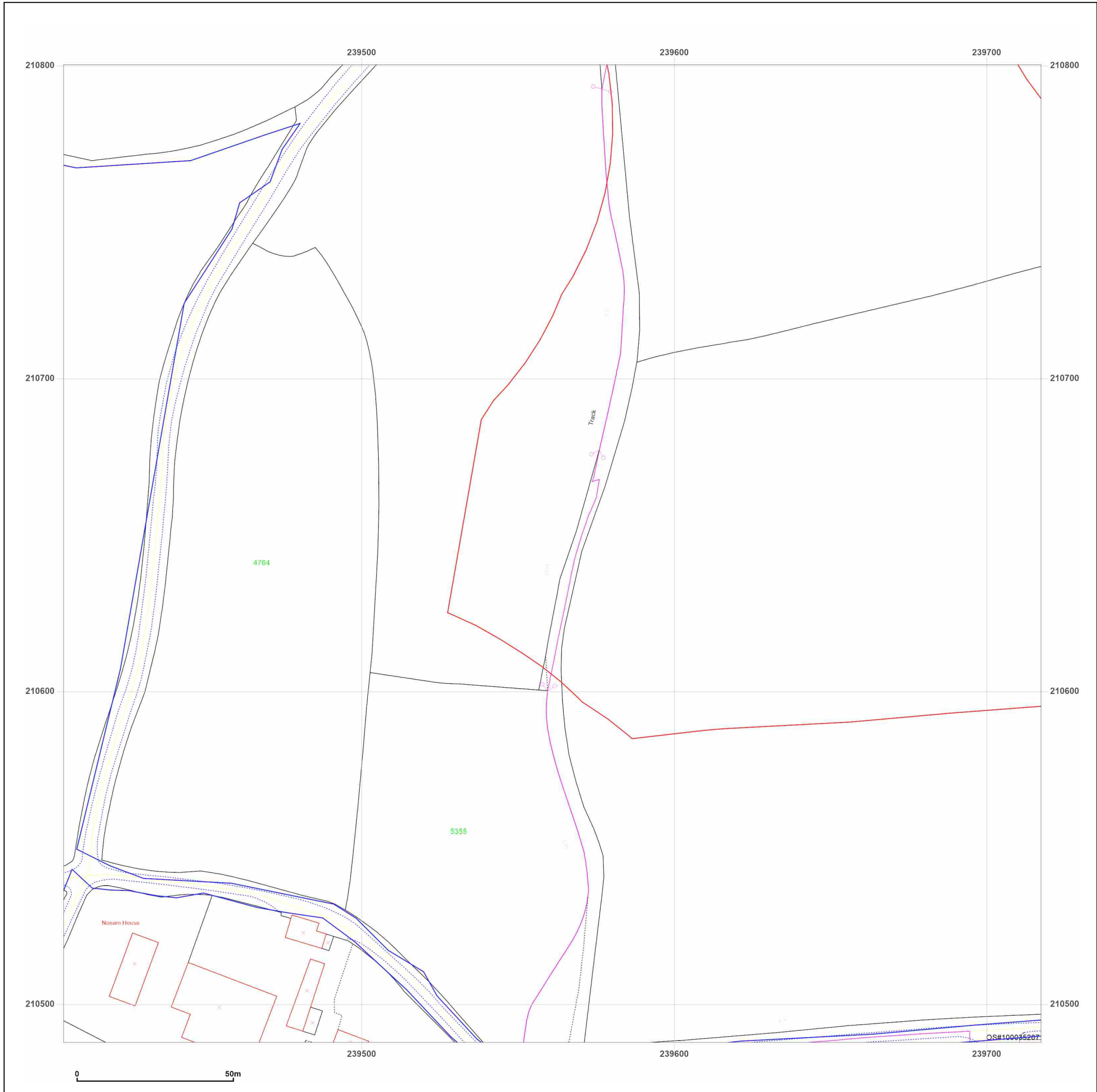
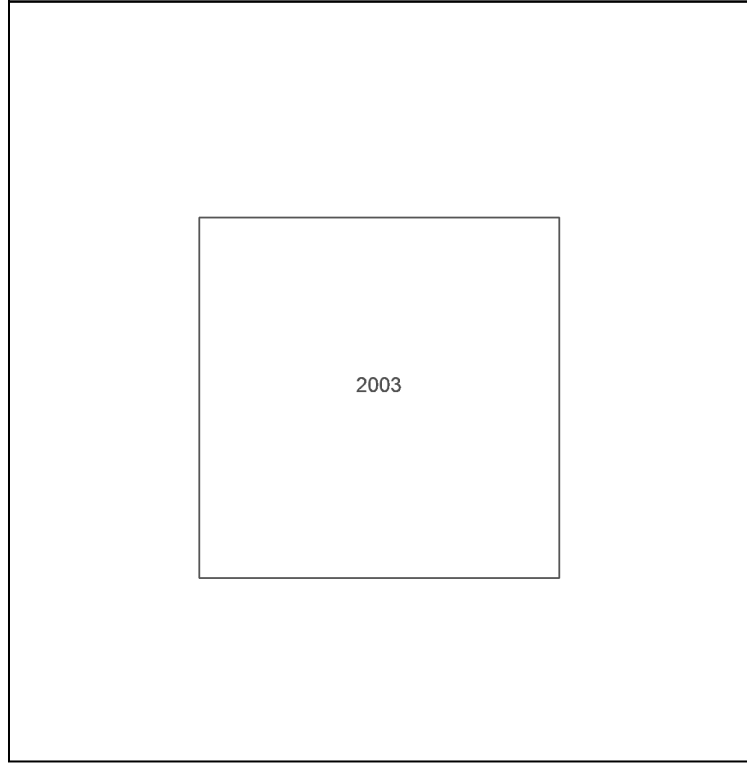
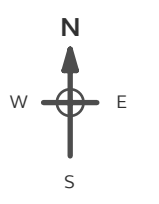
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Map legend available at:
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Site Details:
 Heolddu Solar Farm - fields
 14-26

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Report Ref: GS-J74-W1Z-1NE-OHV_Landline_5_3
Grid Ref: 239561, 210644

Map Name: LandLine
Map date: 2003
Scale: 1:1,250
Printed at: 1:1,250



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Site Details:

Heolddu Solar Farm - fields
14-26

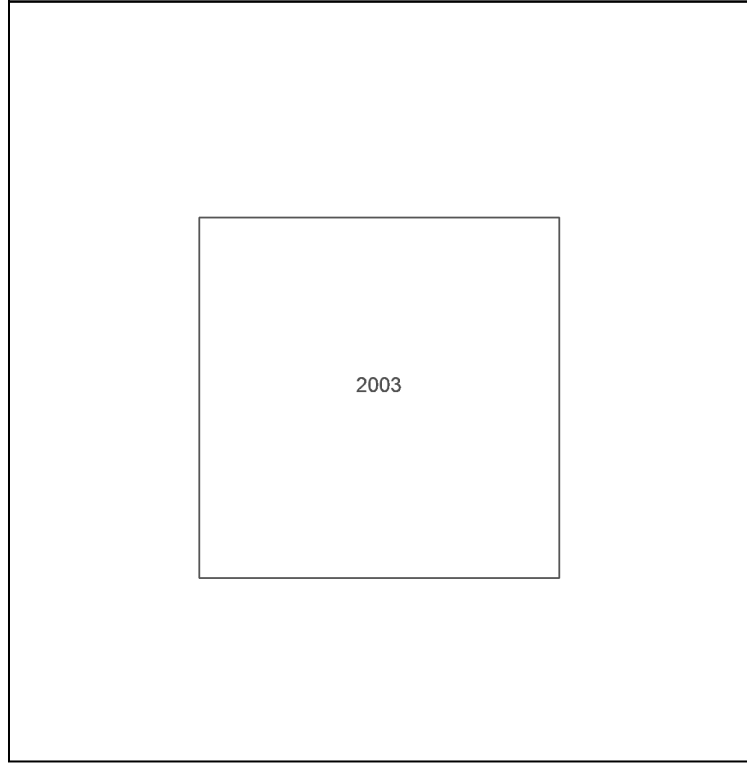
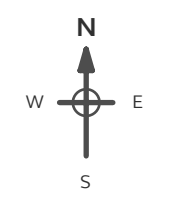
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Grid Ref: 239861, 210344

Map Name: LandLine

Map date: 2003

Scale: 1:1,250

Printed at: 1:1,250



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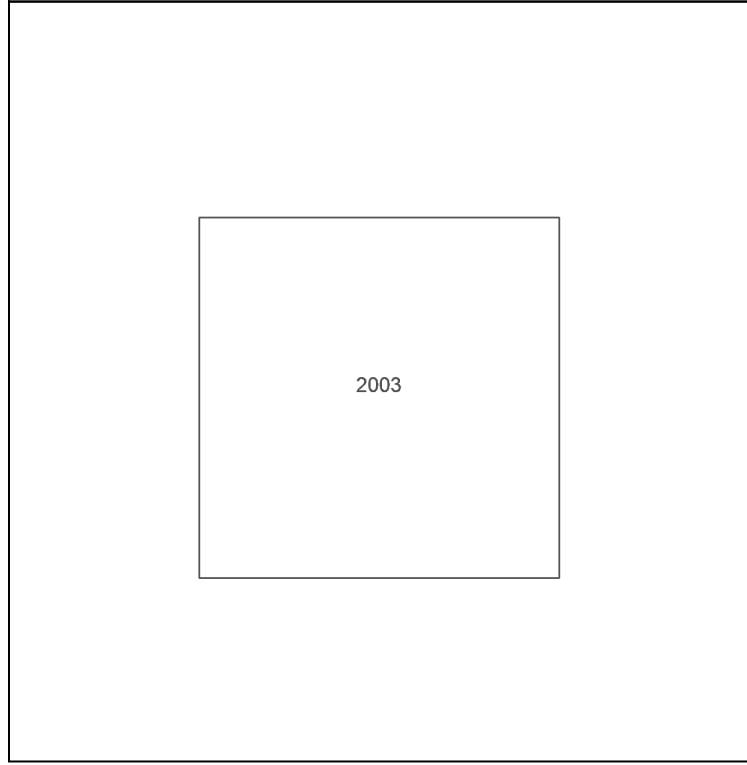
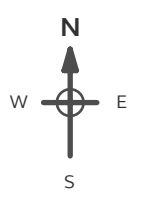
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Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
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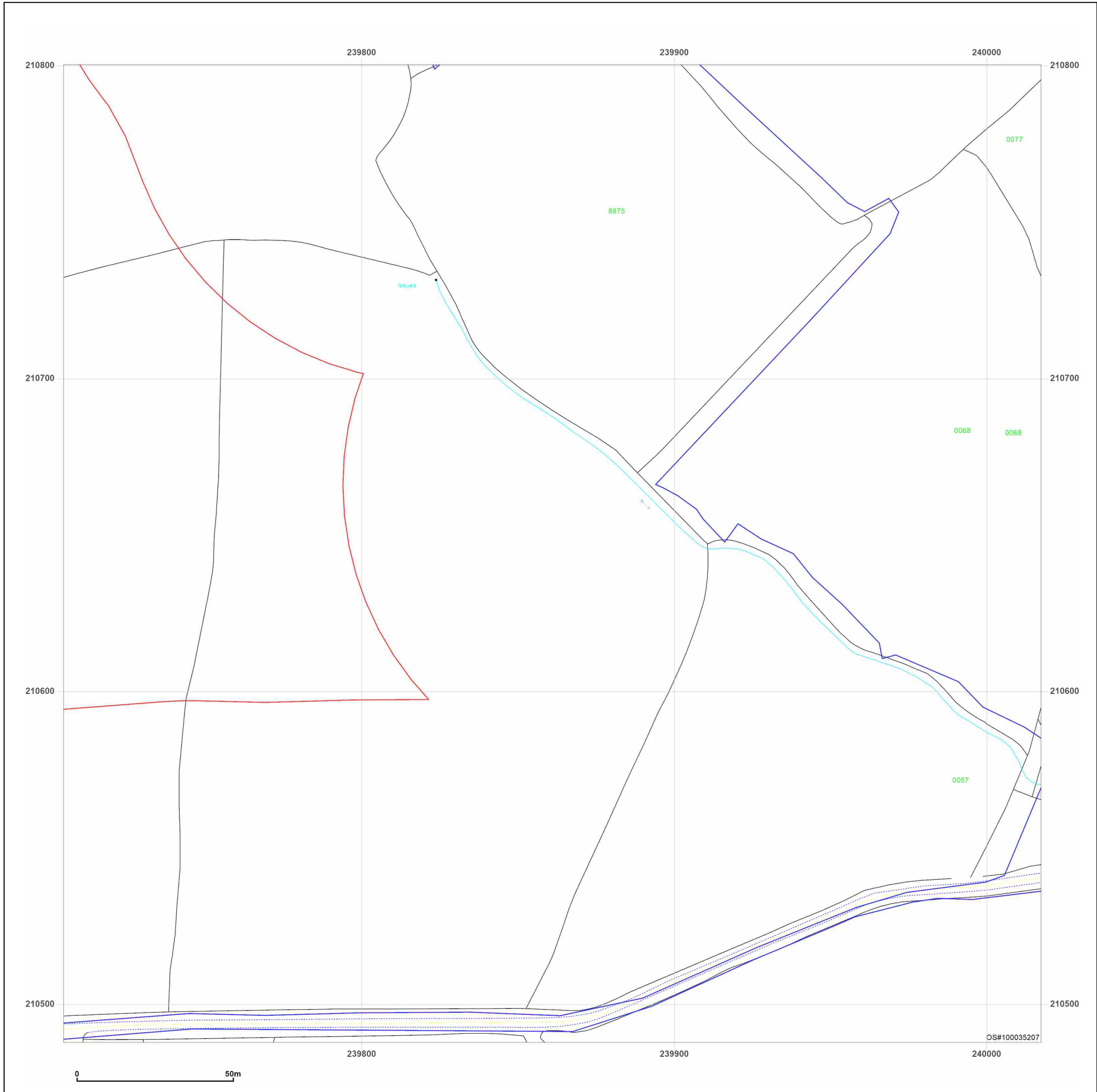


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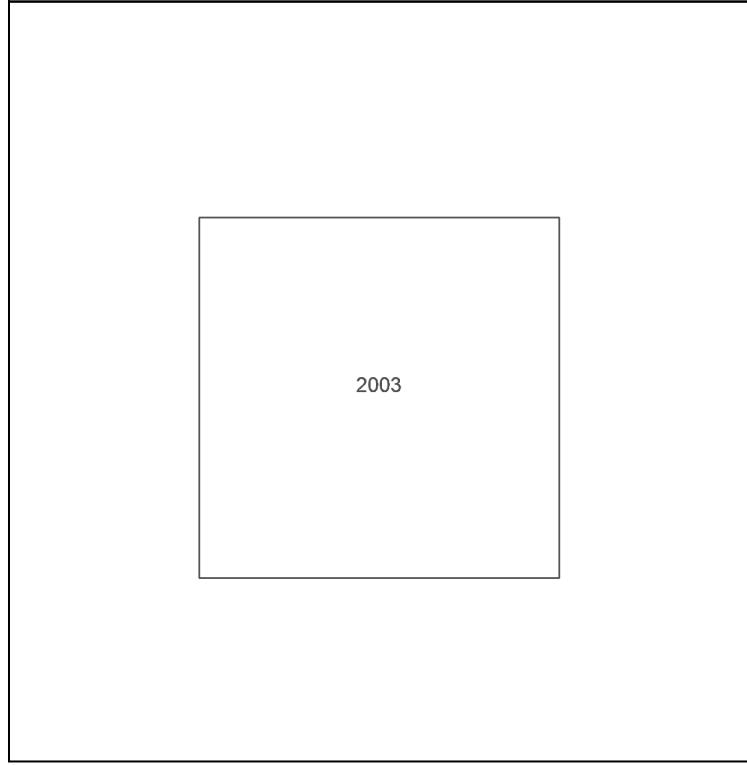
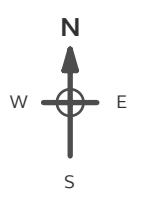


Site Details:

Heolddu Solar Farm - fields
14-26

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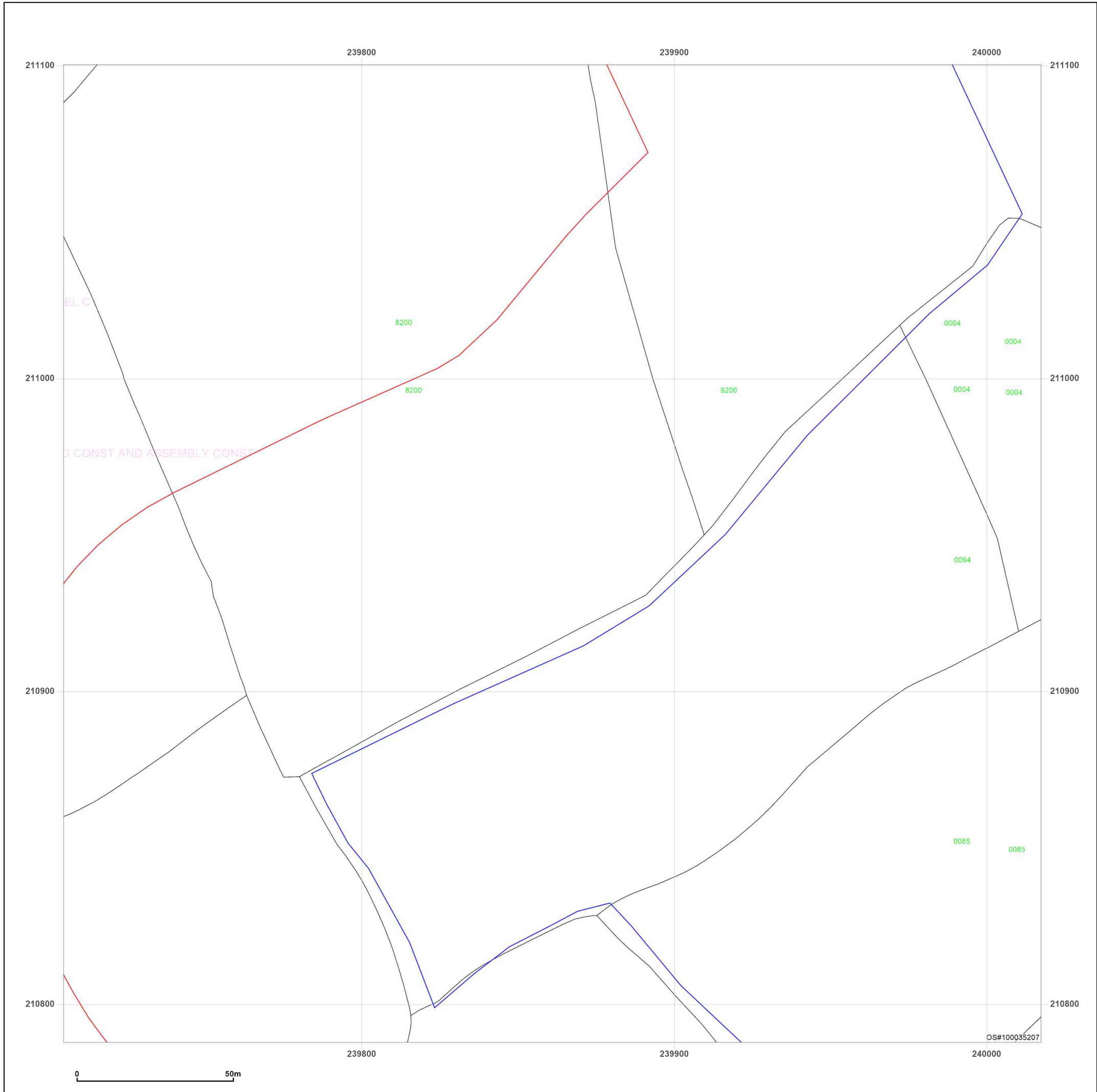
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Site Details:

Heolddu Solar Farm - fields
14-26

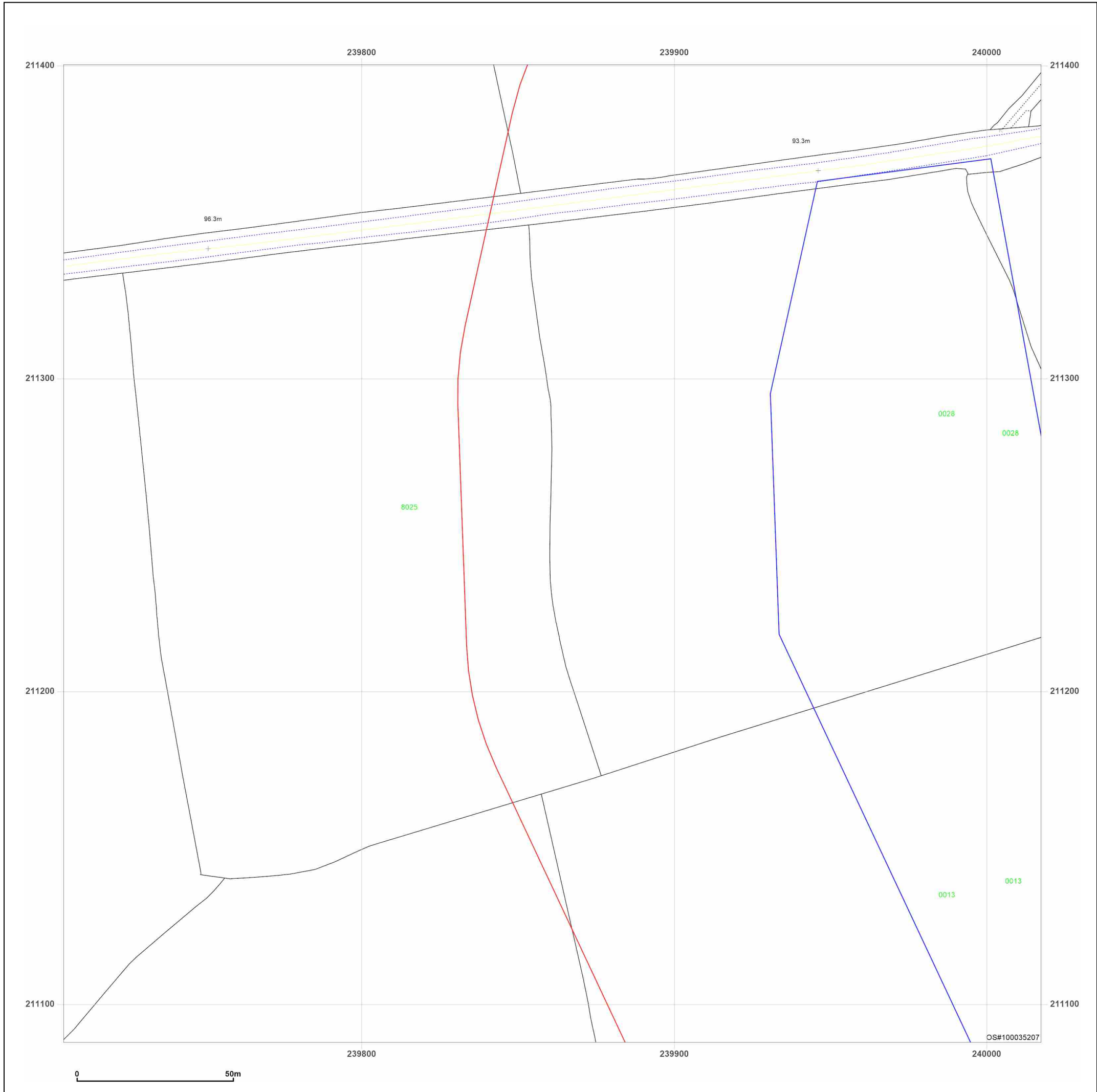
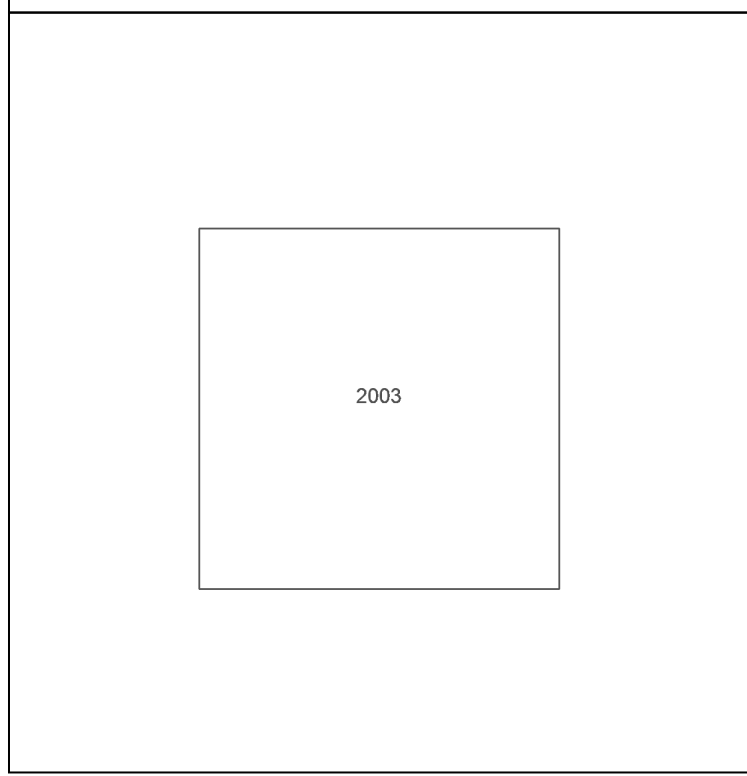
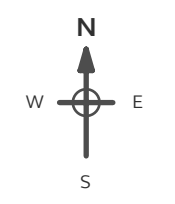
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Grid Ref: 239861, 211244

Map Name: LandLine

Map date: 2003

Scale: 1:1,250

Printed at: 1:1,250



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Site Details:

Heolddu Solar Farm - fields
14-26

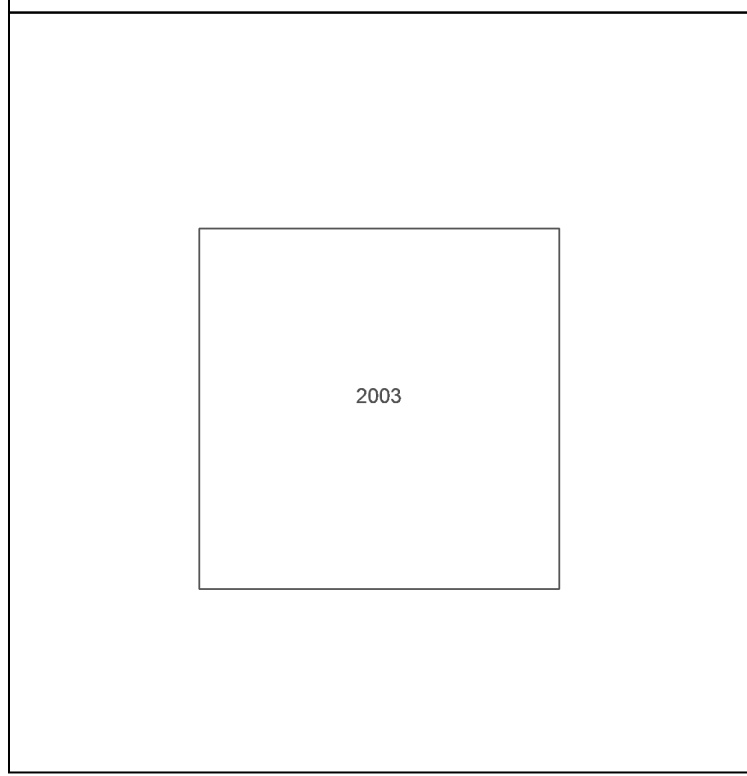
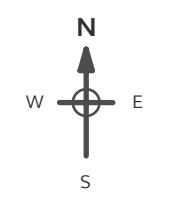
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Map Name: LandLine

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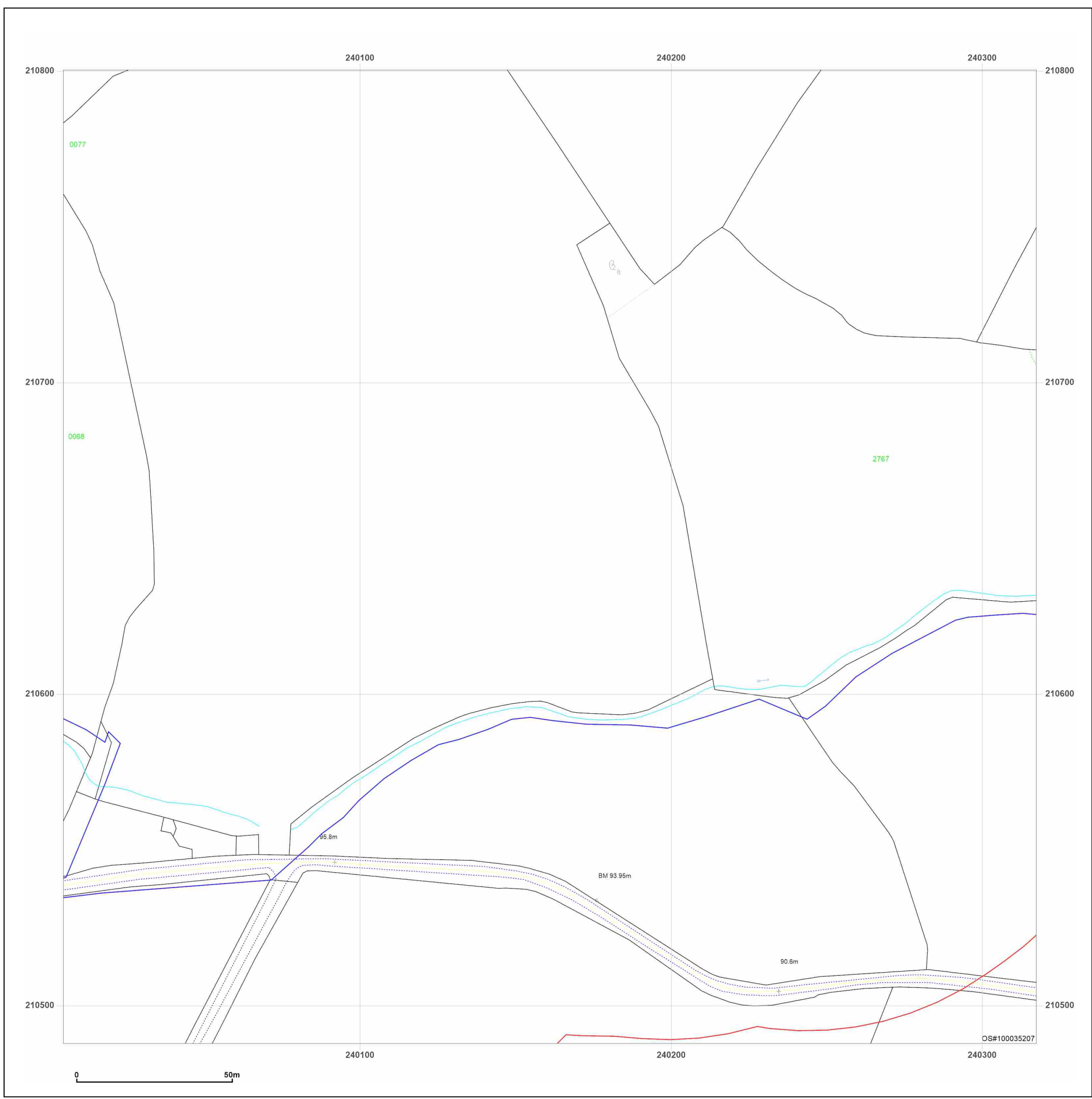


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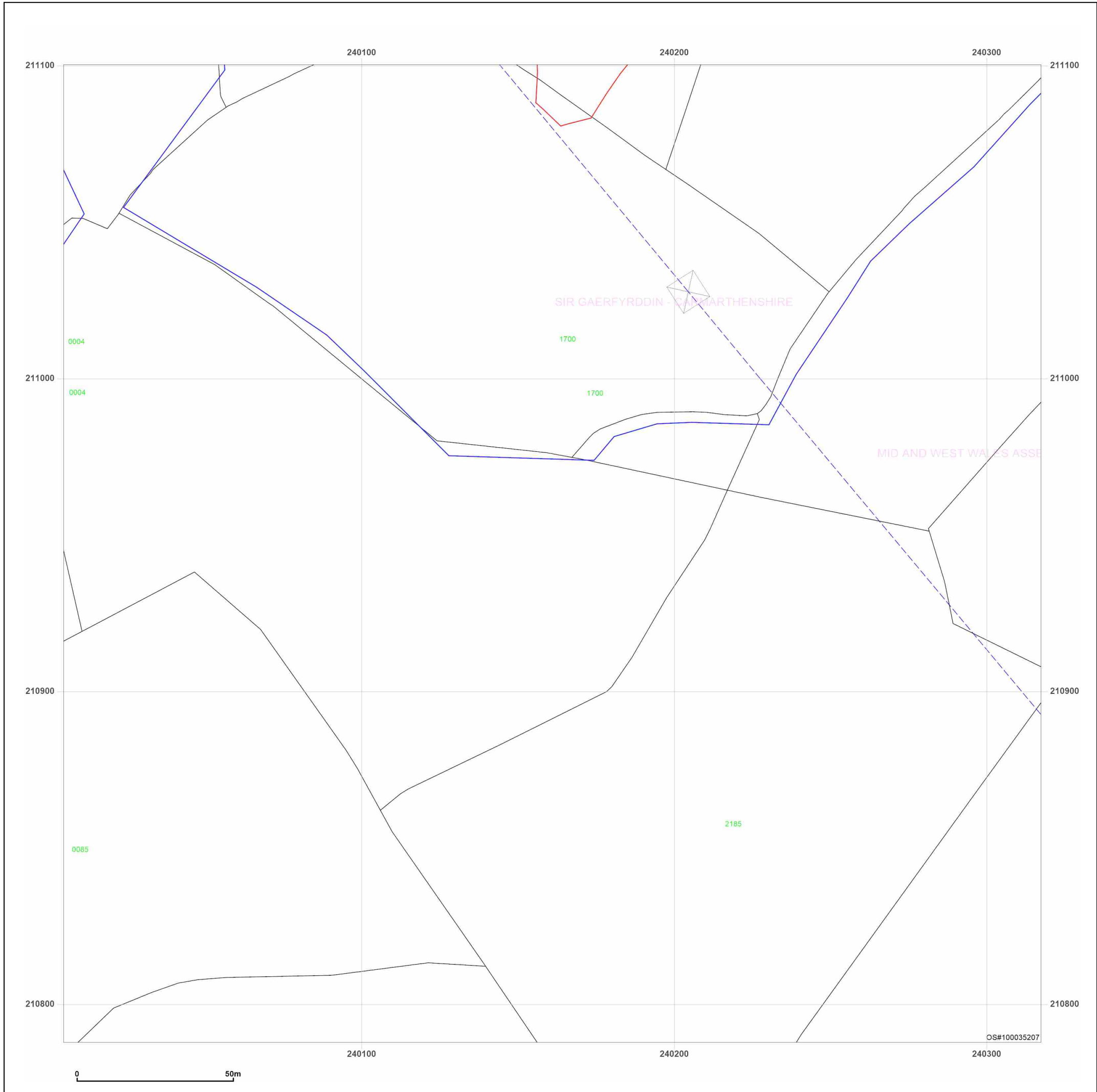
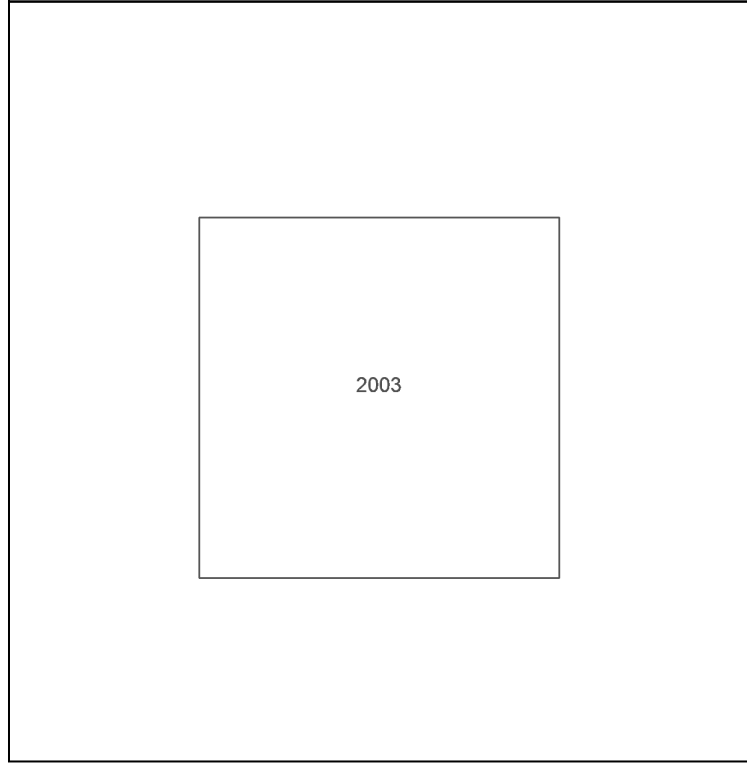
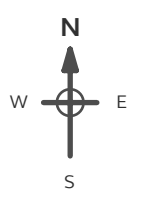
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Site Details:
 Heolddu Solar Farm - fields
 14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
Report Ref: GS-J74-W1Z-1NE-OHV_Landline_7_4
Grid Ref: 240161, 210944

Map Name: LandLine
Map date: 2003
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Site Details:

Heolddu Solar Farm - fields
14-26

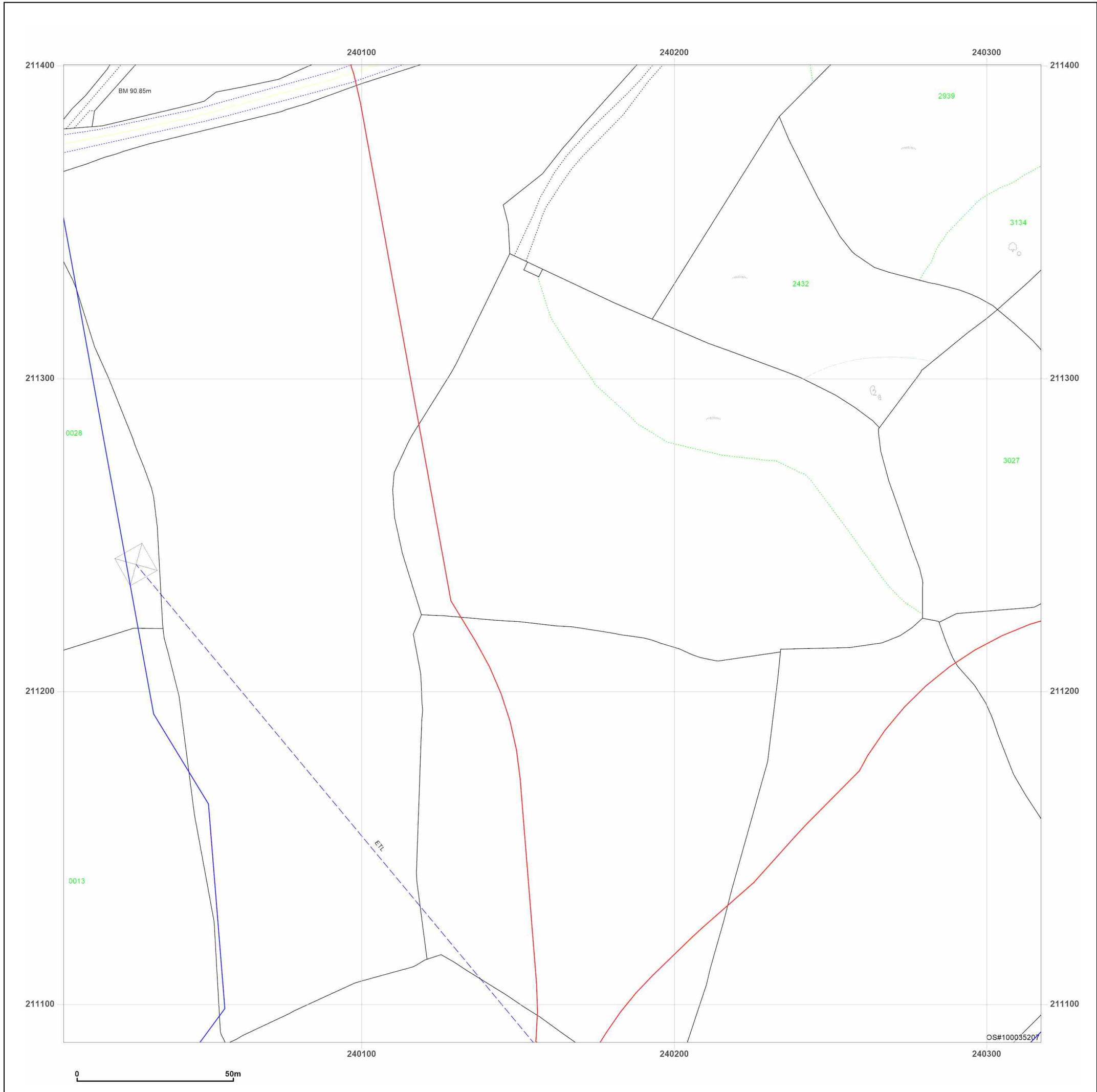
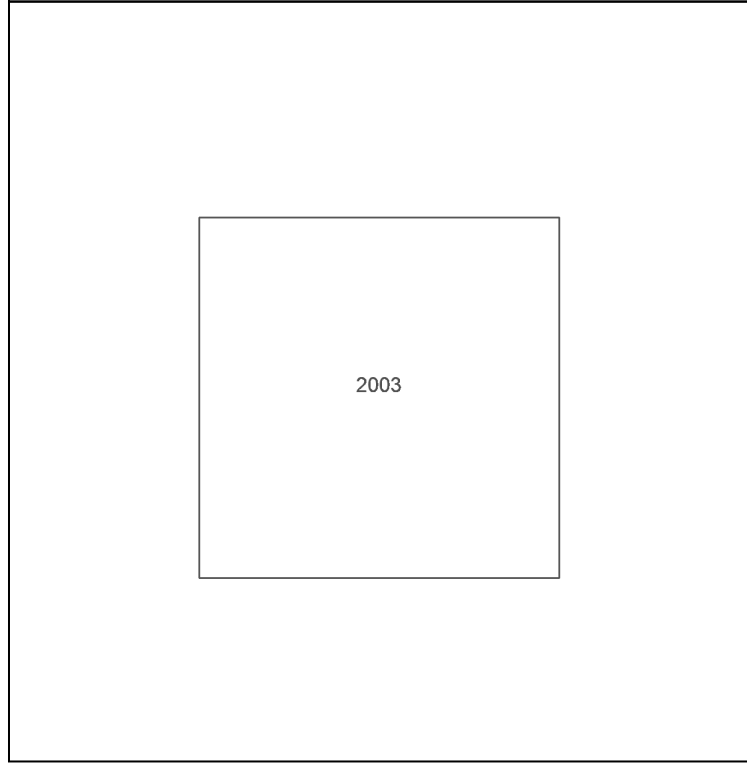
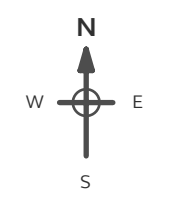
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Grid Ref: 240161, 211244

Map Name: LandLine

Map date: 2003

Scale: 1:1,250

Printed at: 1:1,250



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Annex C

PRA Methodology

PRA METHODOLOGY

INTRODUCTION

This report provides available factual data for the site obtained only from the sources described below and related to the site on the basis of the location provided by the client. The desk study information is not necessarily exhaustive and further information relevant to the site may be available from other sources. No responsibility can be accepted by RPS for inaccuracies in the data supplied by any other party.

This report is written in the context of an agreed scope of work and should not be used in a different context. Furthermore, new information and changes in legislation may necessitate a re-interpretation of the report in whole or in part after its original submission. The report is provided for sole use by the client and is confidential to them and their professional advisors. No reliance whatsoever is provided to any party other than the client unless otherwise agreed.

INFORMATION SOURCES

Current and Historical Land Use

This section establishes the former and current uses of the site, which could have caused contamination. Details of the site location, the current and proposed site uses have been provided by the client.

Information about the history of the site has been obtained through an inspection of historical maps at 1:10,000, 1:10,560, 1:2,500 and 1:1,250 scales and historical aerial photographs (where available). The accuracy of maps cannot be guaranteed, and it should be recognised that different conditions on-site may have existed between, and subsequent to, the map survey dates.

Regulatory Records

Regulatory records including landfills, pollution incidents ('major' and 'significant' only), industry authorisations and licensed water abstractions are derived from information purchased from Landmark Ltd (unless otherwise specified).

Environmental Setting

The geological sequence underlying the site and the approximate depths of strata are provided by maps published by the British Geological Survey (BGS) 1:50,000 scale and available borehole records held by the BGS.

The hydrogeological classification is obtained from Groundwater Vulnerability mapping by National Resources Wales (NRW). The vulnerability of groundwater is determined from this mapping and geological information.

The location of surface watercourses is obtained from an inspection of current OS maps. Flood risk details and information on groundwater Source Protection Zones are obtained from readily available NRW information published on-line and supplied by Groundsure.

Details of sensitive ecosystems/habitats and coal mining areas are supplied by NRW and the Coal Authority respectively via Groundsure and inspection of NRW interactive mapping and the MAGIC website.

Radon is a radioactive gas produced naturally by certain types of geology. This report uses data produced by the Health Protection Agency (HPA) and the British Geological Survey (BGS) and presented by Groundsure to determine whether the site is located in an area at risk from radon gas.

Annex D

General Notes

General Notes

RPS Consulting Services Ltd

Phase 1 - Environmental Risk Assessment / Desk Study Environmental Review

1. A "desk study" means that no site visits have been carried out as any part thereof, unless otherwise specified.
1. This report provides available factual data for the site obtained only from the sources described in the text and related to the site on the basis of the location information provided by the Client.
2. The desk study information is not necessarily exhaustive and further information relevant to the site may be available from other sources.
3. The accuracy of maps cannot be guaranteed and it should be recognised that different conditions on site may have existed between and subsequent to the various map surveys.
4. No sampling or analysis has been undertaken in relation to this desk study.
5. Any borehole data from British Geological Survey sources is included on the basis that: "The British Geological Survey accept no responsibility for omissions or misinterpretation of the data from their Data Bank as this may be old or obtained from non-BGS sources and may not represent current interpretation".
6. Where any data supplied by the Client or from other sources, including that from previous site investigations, have been used it has been assumed that the information is correct. No responsibility can be accepted by RPS for inaccuracies in the data supplied by any other party.
7. This report is prepared and written in the context of an agreed scope of work and should not be used in a different context. Furthermore, new information, improved practices and changes in legislation may necessitate a re-interpretation of the report in whole or in part after its original submission.
8. The copyright in the written materials shall remain the property of the RPS Company but with a royalty-free perpetual licence to the Client deemed to be granted on payment in full to the RPS Company by the Client of the outstanding amounts.
9. The report is provided for sole use by the Client and is confidential to them, their professional advisors, no responsibility whatsoever for the contents of the report will be accepted to any person other than the Client. [Unless otherwise agreed]
10. These terms apply in addition to the RPS "Standard Terms & Conditions" (or in addition to another written contract which may be in place instead thereof) unless specifically agreed in writing. (In the event of a conflict between these terms and the said Standard Terms & Conditions the said Standard Terms & Conditions shall prevail.) In the absence of such a written contract the Standard Terms & Conditions will apply.

Annex E

Site photos



Plate 01: Solar Area West - Field 11 facing SW



Plate 02: Solar Area West - Field 14 facing NE



Plate 03: Solar Area West - Field 12 facing S



Plate 04: Solar Area West - Field 15 Facing E



Plate 05: Solar Area West - Field 15 facing SE



Plate 06: Solar Area West - Field 15 facing W



Plate 07: Solar Area West - Field 13 facing S



Plate 08: Solar Area East - Field 19 facing N



Plate 09: Solar Area East - Field 19 at entrance facing W



Plate 10: Solar Area East - Field 19 stream running E-W facing W



Plate 11: Solar Area East - Field 19 stream running E-W facing E



Plate 12: Solar Area East - Field 18 facing N



Plate 13: Solar Area East - Field 18 facing W



Plate 14: Solar Area East - Field 19 facing E



Plate 15: Solar Area East - Field 19 stream running E-W, facing N



Plate 16: Solar Area West - Field 10 facing W



Plate 17: Solar Area West - Field 10 facing SW



Plate 18: Solar Area West - Field 12 facing N



Plate 19: Solar Area West - Field 12 facing E



Plate 20: Solar Area West - Field 12 facing S



Plate 21: Solar Area West - Field 13 facing N



Plate 22: Solar Area West - Field 9 facing E



Plate 23: Solar Area West - Field 9 facing S



Plate 24: Solar Area West - Field 9 facing W



Plate 25: Solar Area West - Field 7 facing SW



Plate 26: Solar Area West - Field 7 facing W



Plate 27: Solar Area West - Field 8 facing E



Plate 28: Solar Area West - Field 8 facing S



Plate 29: Solar Area West - field 4 facing SW



Plate 30: Solar Area West - field 4 facing W



Plate 31: Solar Area West - field 5 facing S



Plate 32: Solar Area West - field 5 facing SW



Plate 33: Solar Area West - water trough located on boundary between field 4 and 7

Site Details:

Heolddu Solar Farm - fields
14-26

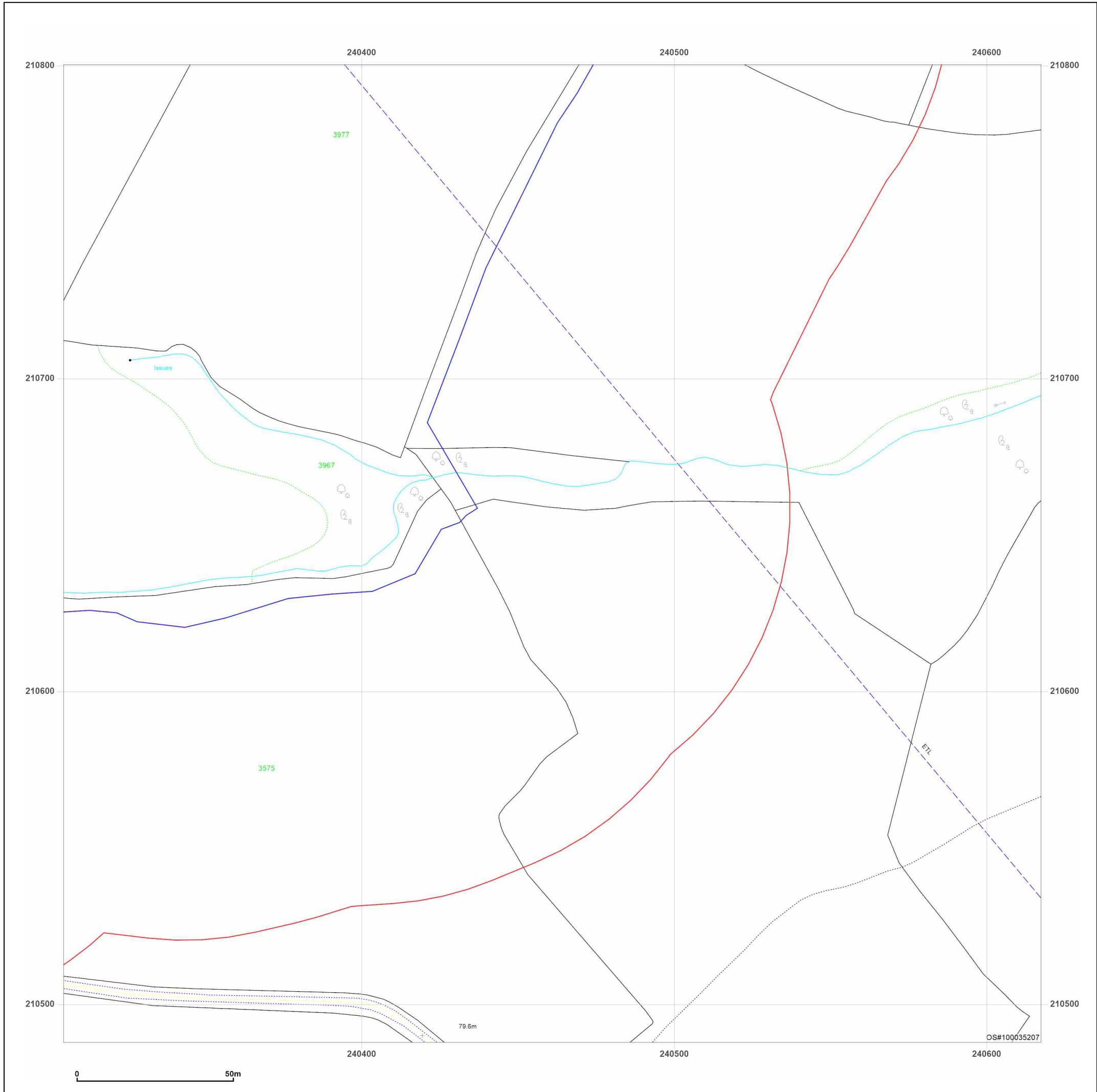
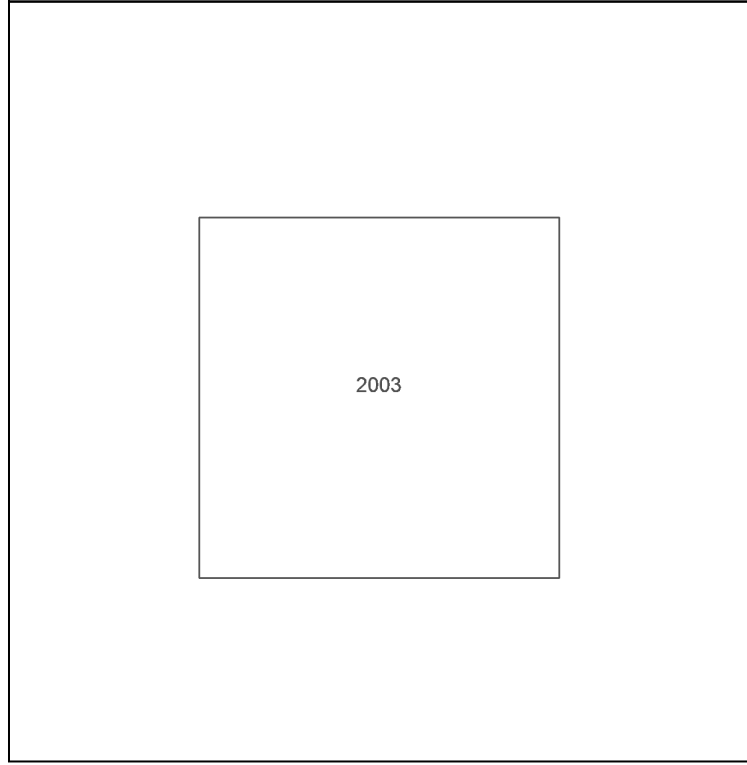
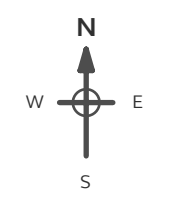
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Map Name: LandLine

Map date: 2003

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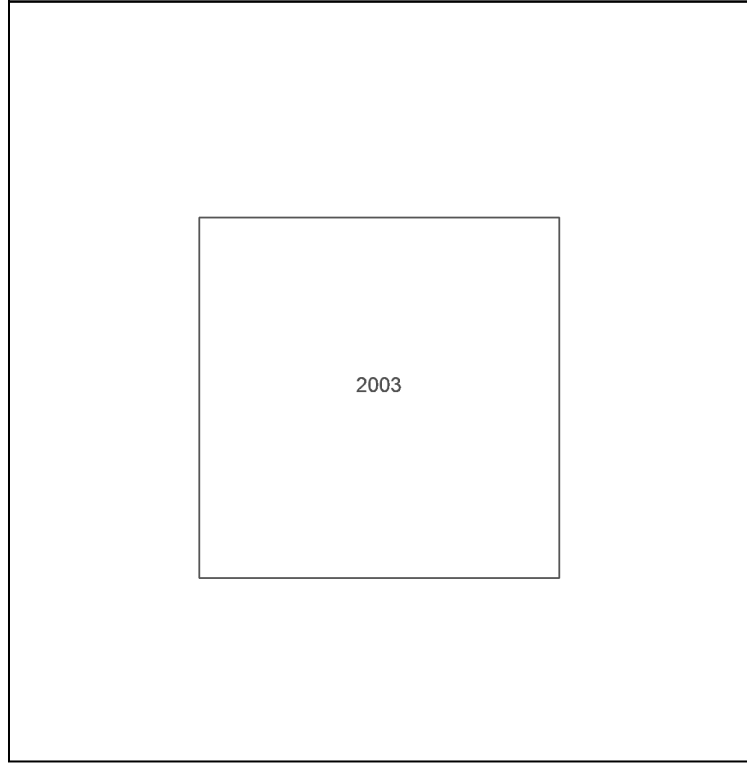
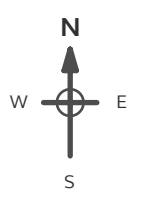
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Site Details:

Heolddu Solar Farm - fields
14-26

Client Ref: 794-PLN-NDIP-00319 ENV-0023
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Grid Ref: 240461, 210944

Map Name: LandLine
Map date: 2003
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Site Details:

Heolddu Solar Farm - fields
14-26

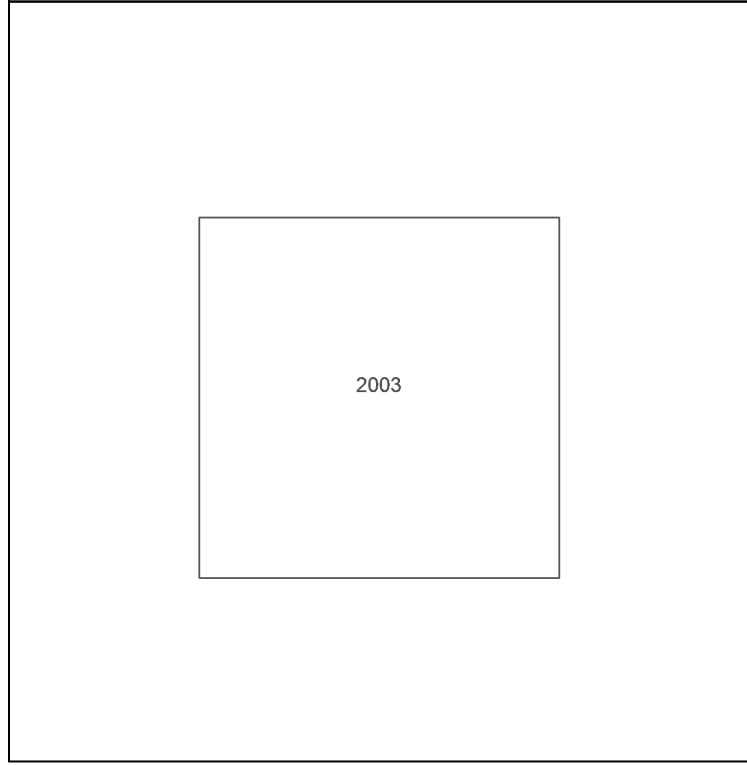
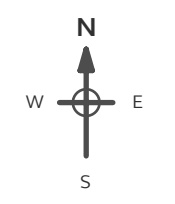
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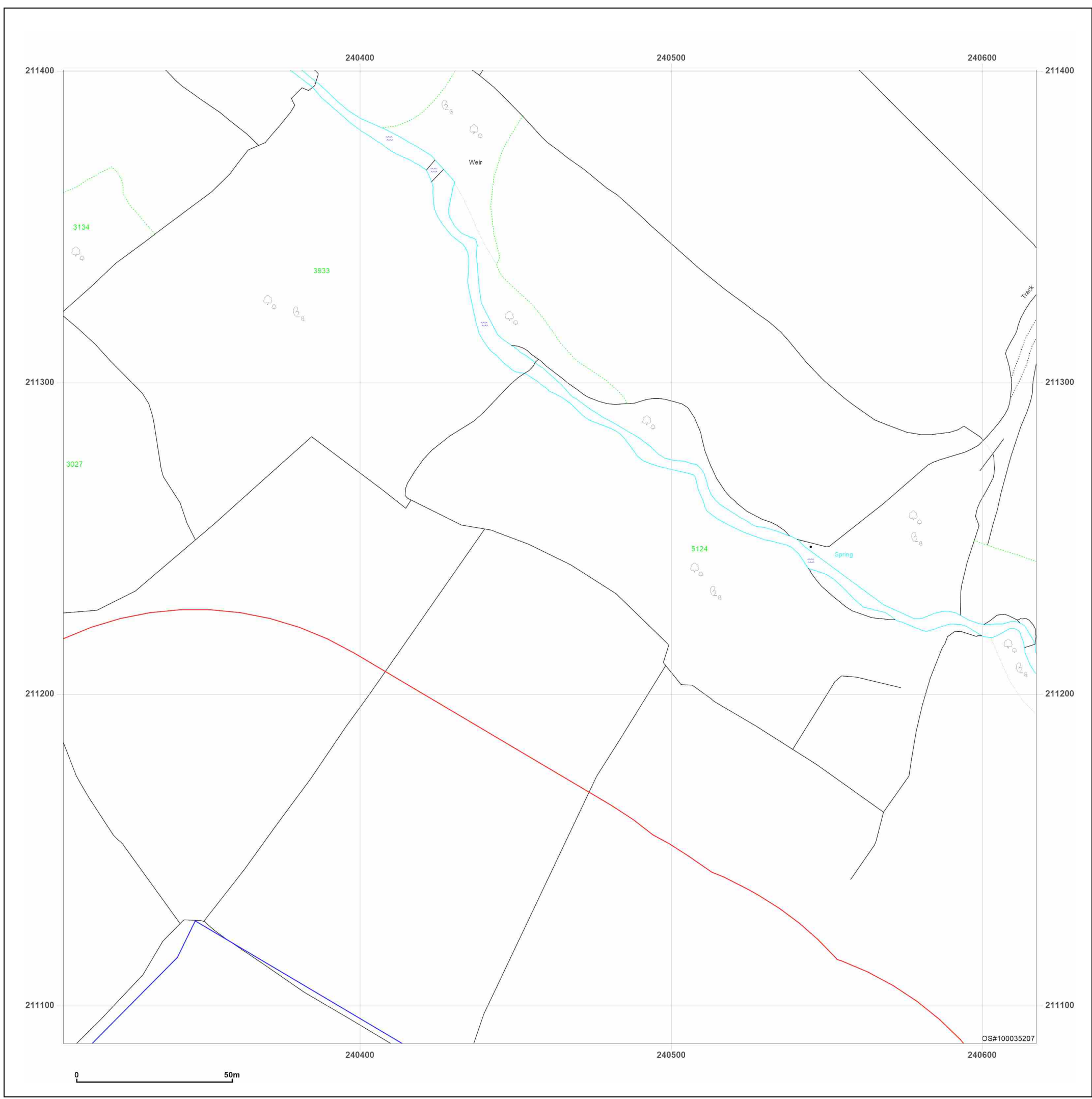


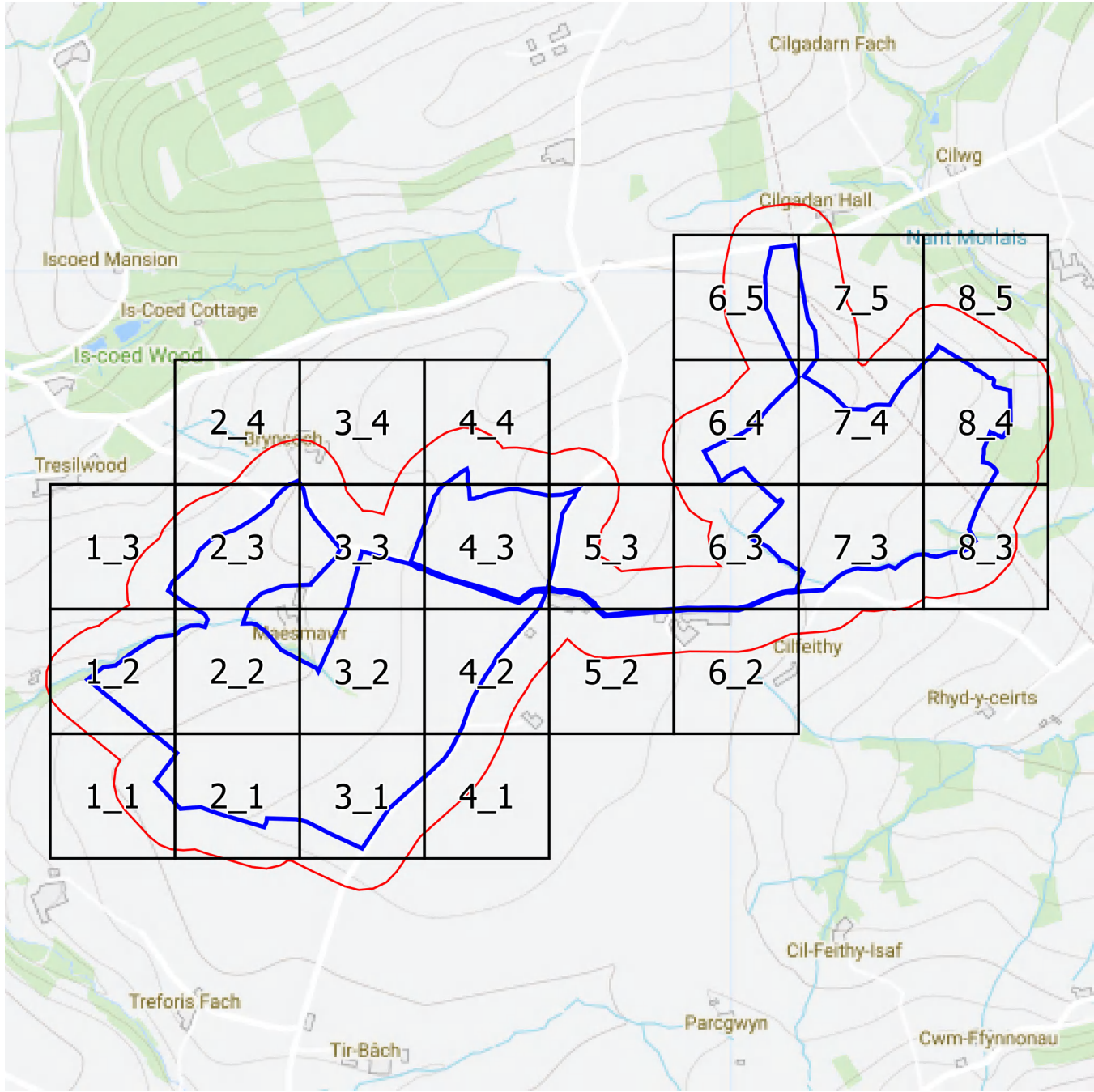
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Landline Scale Grid Index

