

1532/001/RJH/rjh

30th August 2012

Mr D Faraday
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WF2 0XJ



Please reply to

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E info@lithosconsulting.co.uk

Dear David

Higham Lane, Dodworth - Mining Risk Assessment

Further to recent request, we have completed a mining risk assessment in accordance with Coal Authority requirements.

Introduction. It is understood that a planning application is to be submitted to for the development of residential properties on the above site.

As of 1st July 2011, the Coal Authority (CA) formalised their requirements in relation to planning applications and introduced some new terminology relating to Coal Mining Development Areas.

The CA has defined specific Coal Mining Development Referral Areas and Standing Advice Areas. The former are areas, based upon CA records, where potential land stability and other safety risks associated with former coal mining activities are likely to be greatest. They include, for example, areas of known or suspected shallow coal mining, recorded mine entries and areas of former surface mining. The CA is now a statutory consultee for any planning application within a Referral Area. Areas of land that lie within the coalfield, but are considered low risk, are now described as Standing Advice areas.

Sources of Information. This risk assessment is based on a review of the following:

- A plan showing CA Development Areas.
- A CA Mining Report.
- The 1:10,000 BGS geological map (Sheet SE 30 NW).
- Geoenvironmental Appraisal of land at Higham Lane, Dodworth. Prepared By Encia Consulting Limited On Behalf Of Redrow Homes (Yorkshire) Limited. Report Referenced 9374/1, Dated April 2007.

Assessment of Risks. It is apparent from the plan showing CA Development Areas that the site lies within a Standing Advice Area.

The CA Mining Report states that:

- The property is in the likely zone of influence from workings in six seams of coal at 60m to 260m depth, and last worked in 1966.
- There are no known coal mine entries within, or within 20 metres of, the boundary of the property.

The 1:10,000 BGS geological map shows the site to be underlain by Coal Measures sandstone (west) and mudstone (east). The Lidget Coal (0.3m to 1.52m thickness) outcrops through the extreme north-eastern corner of site and dips away from the site. The Joan Coal (up to 0.6m thick) underlies Lidget Coal by approx 30m.

Only the Lidget Coal poses a potential subsidence risk to the site; other deeper seams have sufficient competent rock cover as to not cause any risk to the surface stability of the site.

There are no faults on site.

The site investigation undertaken by Encia Consulting in 2007 identified topsoil and residual mudstone to approximately 2.5m depth where mudstone was encountered. No evidence of the Lidget Coal was encountered on site which suggests that it outcrops off-site to the north and does not underlie the development area.

Conclusions. There is a negligible risk of potential collapse of shallow mineworkings at the site.

Should you require any further information, please contact the undersigned.

Yours sincerely



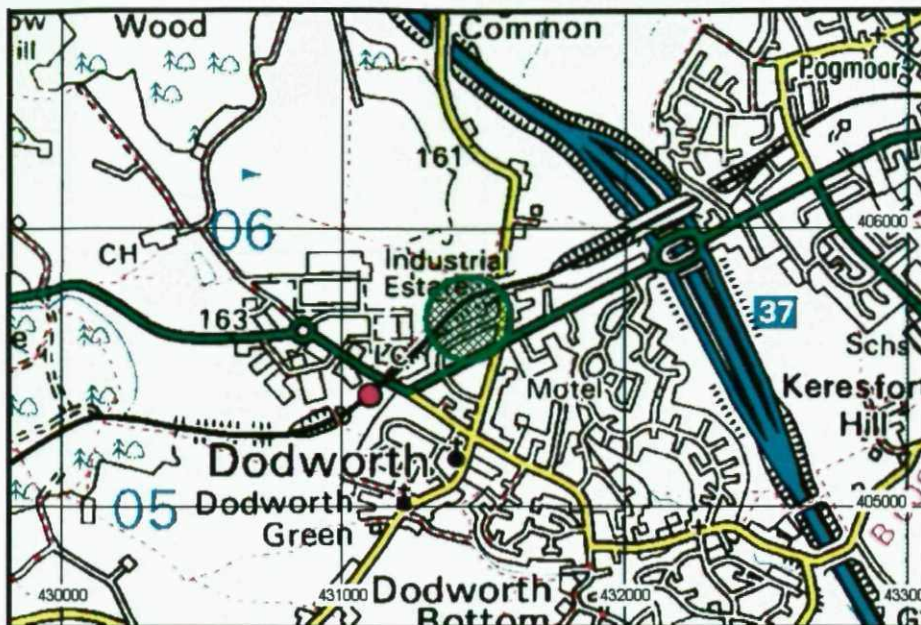
Richard Hey
Director
for and on behalf of
LITHOS CONSULTING LIMITED

enc

Location map



Approximate position of property

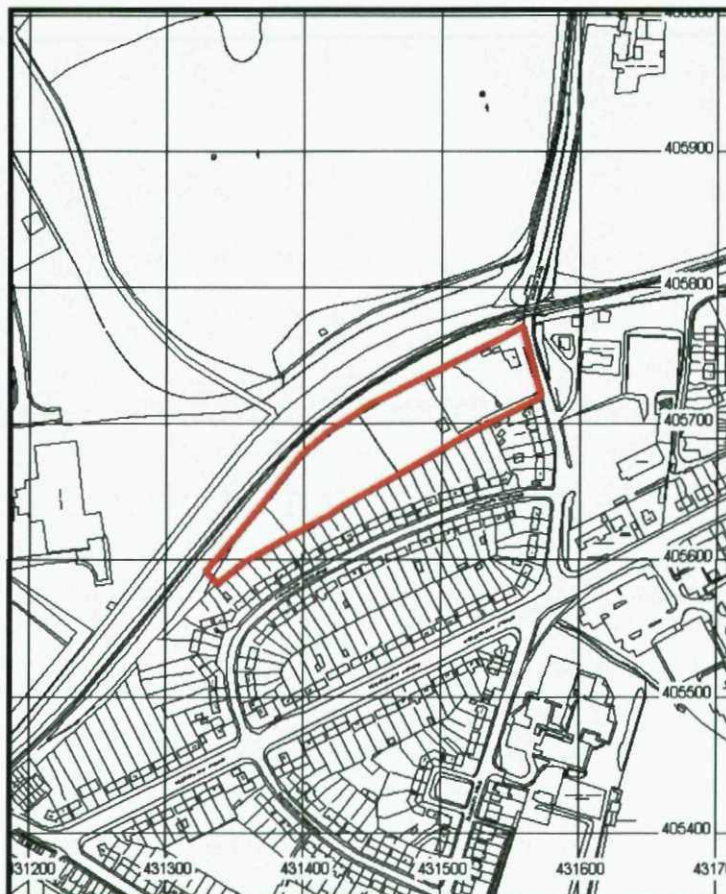


Enquiry boundary

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Key

Approximate position of enquiry boundary shown





Issued by:

The Coal Authority, Mining Reports Office, 200 Lichfield Lane, Berry Hill, Mansfield, Nottinghamshire NG18 4RG
On-Line Service: www.coalminingreports.co.uk - Phone: 0845 762 6848 - DX 716176 MANSFIELD 5

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Person dealing with this matter:

Darren Moody

Our reference:

00014917-07

Your reference:

9374-RM1-003745

Electronic Ref:

EME_00006208760001_005

RRUID:

005.00006208760001

Date of your enquiry:

15 February 2007

Date we received your enquiry:

15 February 2007

Date of issue:

16 February 2007

This report is for the property described in the address below and the attached plan.

Coal and Brine Report

Land At, Higham Lane, Dodworth, Barnsley, South Yorkshire

This report is based on and limited to the records held by, the Coal Authority, and the Cheshire Brine Subsidence Compensation Board's records, at the time we answer the search.

Coal mining	Yes
Brine extraction	No

Information from the Coal Authority

Underground Coal Mining

Past

The property is in the likely zone of influence from workings in 6 seams of coal at 60m to 260m depth, and last worked in 1966.

Any ground movement from these coal workings should have stopped by now.

In addition the property is in an area where the Coal Authority believe there is coal at or close to the surface. This coal may have been worked at some time in the past.

Present

The property is not in the likely zone of influence of any present underground coal workings.

Future

The property is not in an area for which the Coal Authority is determining whether to grant a licence to remove coal using underground methods.

The property is not in an area for which a licence has been granted to remove coal using underground methods.

The property is not in an area that is likely to be affected at the surface from any planned future workings.

However reserves of coal exist in the local area which could be worked at some time in the future.

No notice of the risk of the land being affected by subsidence has been given under section 46 of the Coal Mining Subsidence Act 1991.

Mine entries

There are no known coal mine entries within, or within 20 metres of, the boundary of the property.

Records may be incomplete. Consequently, there may exist in the local area mine entries of which the Coal Authority has no knowledge.

Coal-mining geology

At the surface, there are no known faults or other lines of weakness due to coal mining that have made the property unstable.

Opencast Coal Mining

Past

The property is not within the boundary of an opencast site from which coal has been removed by opencast methods.

Present

The property does not lie within 200 metres of the boundary of an opencast site from which coal is being removed by opencast methods.

Future

The property is not within 800 metres of the boundary of an opencast site for which the Coal Authority is determining whether to grant a licence to remove coal by opencast methods.

The property is not within 800 metres of the boundary of an opencast site for which a licence to remove coal by opencast methods has been granted.

Coal-mining subsidence

The Coal Authority has not received a damage notice or claim for the property since 1 January 1984. There is no current Stop Notice delaying the start of remedial works or repairs to the property.

The Coal Authority has not received a request to carry out preventive work before coal is worked under section 33 of the Coal Mining Subsidence Act 1991.

Mine gas

There is no record of a mine gas emission requiring action by the Coal Authority within the boundary of the property.

Hazards related to coal mining

The property has not been subject to remedial works, by or on behalf of the Authority, following the reporting of an alleged coal mining related hazard under its Emergency Surface Hazard Call Out procedures.

Withdrawal of Support

The property is not in an area for which a notice of entitlement to withdraw support has been published.

The property is not in an area for which a notice has been given under section 41 of the Coal Industry Act 1994, revoking the entitlement to withdraw support.

Working Facilities Orders

The property is not in an area for which an Order has been made under the provisions of the Mines (Working Facilities and Support) Acts 1923 and 1966 or any statutory modification or amendment thereof.

Payments to Owners of Former Copyhold Land

The property is not in an area for which a relevant notice has been published under the Coal Industry Act 1975/Coal Industry Act 1994.

Comments on Coal Authority information

Where development proposals are being considered, technical advice should be obtained before beginning work on site. All proposals should apply good engineering practice developed for mining areas. No development should be undertaken that intersects, disturbs or interferes with any coal or mines of coal without the permission of the Coal Authority.

Information from the Cheshire Brine Subsidence Compensation Board

The property lies outside the Cheshire Brine Compensation District.

Additional remarks

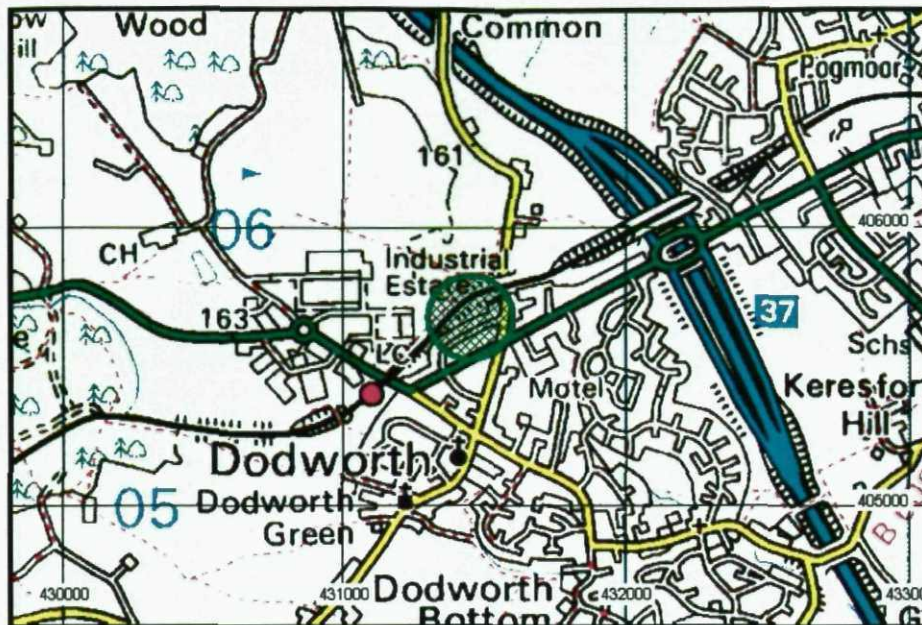
This report is prepared in accordance with the Law Society's Guidance Notes 2006, the User Guide 2006 and the Coal Authority and Cheshire Brine Board's Terms and Conditions 2006. The report is compliant with Home Information Pack requirements.

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Location map



Approximate position of property



Enquiry boundary

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