
TOWN & COUNTRY PLANING APPLICATION

FOR

RESIDENTIAL DEVELOPMENT

AT

**HIGH STREET
SILKSTONE,
BARNSELY**

Coal Mining Risk Assessment

Prepared by

WHITE AGUS PARTNERSHIP

1 BACKGROUND

An OUTLINE Town & Country Planning application was been submitted to Barnsley M.B.C. and approved for a small residential development on land at High Street, Silkstone Ref 2014/0383

As part of the Town & Country Planning Process The Coal Authority and South Yorkshire Mining Advisory Service have been consulted and the area is considered to have potential mining hazards and that an appropriate risk assessment is required.

Planning Policy Guidance 14 -Development on Unstable Land requires that it is demonstrated that the development will be safe, stable and appropriate.



2 GEOLOGY

The Coal Authority Report (Appendix A) indicates that the site lies within the defined Coal Mining Development Referral Area and potential issues may exist

with regard to surface instability as a result of past, unrecorded, shallow mine workings.

The CA report indicates that there are 4 mine entries within 20m of the site.

Information obtained from SYMAS indicates that the Silkstone Seam is present below the site at shallow depth and the attached is an abandonment plan (Appendix B) which records "old workings" in the area (cross hatched roadways). These old roadways and further mine workings could extend beneath the land in question

3 INTRUSIVE INVESTIGATION

An intrusive investigation has been carried out and the results of this are described in a separate document.

4 CONCLUSION

On the basis of the information available potential mining hazards exist and these are:

- Emission of mine gases issues
- Potential for surface instability

The potential for surface instability as a consequence of past workings close to the surface has addressed by intrusive investigation using rotary probe drilling techniques subject to Coal Authority permissions and approval. The aim of the investigation was to determine, over the area of the development:

- The presence and depth of the coal seam(s)
- Integrity of the coal seam (evidence of past working)

Details of the investigation were agreed with SYMAS/CA, including position and depth of bore holes.

As a result of these investigations The Coal Authority have been consulted regarding ground stabilisation techniques and these discussions are ongoing.

Detailed discussions are also taking place with suitable specialist Contractors regarding, grouting, piling and other ground stabilisation options.

APPENDIX A

APPENDIX B
