SITE survey. APP

SITE SURVEY REPORT

Environmental Site Inspection

Prepared for	Edenvale Homes Ltd
Date	30 Sep 2026
Site	Millbeck Lane, Carlisle
Prepared by	C. Fairbairn

FORM

Environmental Site Inspection

1. Record details and scope

Project	Millbeck Lane, Carlisle: environmental site inspection
Client or organisation	Edenvale Homes Ltd
Site or premises address	Former depot site, Millbeck Lane, Carlisle CA2
Record date	30 Sep 2026
Person completing the record	C. Fairbairn

This is a site observation record, not an environmental permit audit, laboratory sampling report, contaminated-land assessment or ISO 14001 certification.

2. Site and controls

Activities and work areas	Groundworks and drainage for plots 1 to 12, slab pour on plots 5 and 6. Overcast, rain overnight.
Nation and relevant regulator	England, Environment Agency
Environmental plan and drainage drawing references	Construction environmental management plan CEMP-MBL-02 rev C, drainage drawing MBL-DR-101 rev D
Applicable consent, permit and discharge references	Site environmental register ENV-REG-04 lists the dewatering arrangements. No other consents in scope of this visit.

3. Inspection checks

Drains and receiving waters protected from contamination	Action needed
Action, limitation or reason not applicable	Silty water pumped from the plot 6 excavation was running into road gully G3 at the site entrance. Gully uncovered. Pump stopped and discharge rerouted to the settlement tank.
Oil and chemical storage visibly controlled	Acceptable
Waste segregated and storage condition checked	Action needed
Action, limitation or reason not applicable	Mixed skip by the compound has plasterboard offcuts in with timber. Separate plasterboard skip needed.
Dust, mud and visible emissions controls observed	Acceptable

Spill equipment and incident reporting routes available	Acceptable
Checks acceptable	3
Action needed	2
Not checked	0

4. Observations

Environmental observation 1: Site entrance, gully G3, during plot 6 dewatering

Location and activity	Site entrance, gully G3, during plot 6 dewatering
Where it was (GPS)	Gully G3, site entrance · 54.896710, -2.913280 (NY 41525 56157, ±5 m)
What could it reach?	Watercourse or groundwater
Has pollution reached a drain, watercourse or land?	Yes
Observation and potential receptor	Brown silty water entering the road gully, a silt trail about 0.9 by 6.5 m by tape from the plot 6 pump hose to the gully. The gully drains to the surface water sewer and on to Millbeck, the nearest watercourse.
Immediate control and responsible person	Pump stopped, gully covered, discharge routed through the settlement tank. Groundworks foreman L. Nixon.
Affected area: width (m)	0.90
Length (m)	6.50
Area (m²)	5.85

Observation photos





Environmental observation 2: Compound, mixed waste skip

Location and activity	Compound, mixed waste skip
Where it was (GPS)	Compound skips · 54.897120, -2.914020 (NY 41479 56203, ±8 m)
What could it reach?	Land
Has pollution reached a drain, watercourse or land?	No
Observation and potential receptor	Plasterboard mixed with timber. Load could be rejected and would not match its waste description.
Immediate control and responsible person	Plasterboard pulled out and bagged, separate skip ordered. Site manager G. Irving.

Environmental observation 3: Fuel bowser by plot 1

Location and activity	Fuel bowser by plot 1
Where it was (GPS)	Fuel bowser, plot 1 · 54.896400, -2.914550 (NY 41444 56124, ±6 m)
What could it reach?	Nothing identified
Has pollution reached a drain, watercourse or land?	No
Observation and potential receptor	Bowser bunded, nozzle locked, drip tray clean and dry. No receptor at risk.
Immediate control and responsible person	No action needed. Checked by C. Fairbairn.
Observations	3
Could reach drains or water	1
Pollution reached	1
Area affected (m²)	5.85

> Pollution has reached a drain, watercourse or land. Stop the source and contain it, decide with the site manager whether it must be reported to the regulator for this nation, and record the incident reference below.

5. Incident and follow-up

Separate incident and regulator-notification references if applicable	Internal environmental incident EI-MBL-007 raised for the gully discharge. Site manager's decision on regulator notification recorded in EI-MBL-007.
Areas not inspected and monitoring evidence required	Plots 10 to 12 not inspected, scaffold going up. No turbidity readings seen for the settlement tank discharge, drainage contractor to provide them.
Follow-up inspection reference	ENV-INSP-MBL-14, booked for 2026-10-07

6. Actions and review

Are further actions required?	Yes

Further action 1: Fit gully covers and silt socks at G3 and G4 while excavations are open. Photos to EI-MBL-007.

Action and evidence reference	Fit gully covers and silt socks at G3 and G4 while excavations are open. Photos to EI-MBL-007.
Person responsible	L. Nixon
Target date	1 Oct 2026
Action status	Completed
Completion evidence	Covers and silt socks fitted 1 October, photos added to EI-MBL-007.

Further action 2: Bring in a separate plasterboard skip and brief trades at the next toolbox talk.

Action and evidence reference	Bring in a separate plasterboard skip and brief trades at the next toolbox talk.
Person responsible	G. Irving
Target date	3 Oct 2026
Action status	In progress

Further action 3: Provide 7 days of turbidity readings for the settlement tank discharge.

Action and evidence reference	Provide 7 days of turbidity readings for the settlement tank discharge.
Person responsible	R. Parr, drainage contractor
Target date	6 Oct 2026
Action status	Open
Outstanding limitations and information to pass on	Plots 10 to 12 to be covered on the next inspection. Discharge monitoring evidence outstanding.
Record status	Further work needed
Reviewed by	G. Irving
Review date	1 Oct 2026

Author signature



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