

23 OCT 2014

Goddard, Adam

From: Dominic Brightman - [REDACTED]
Sent: 26 September 2014 09:51
To: Goddard, Adam
Subject: Manor Farm and Copseys Nursery Development Sites
Attachments: 1909 historical OS map.pdf; Main boiler house validation and waste sampling.pdf; remediation areas plan.pdf; Remediation photos - Above ground (AG) tank area.pdf

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Adam,

Please find attached the following;

- Summary Plan
- Site Photos
- Lab Results.
- Historical OS map extract

As shown on the plan, there are a number of localised issues at this site, three of which have been resolved and one of which remains outstanding;

Water Dosing Area

This area was inspected post demolition and no indications of ground contamination, staining or odours were noted.

Main Boiler House and Above Ground Oil Tanks

Demolition and ground clearance in this part of the site was carried out under our supervision with laboratory testing carried out for oils and asbestos confirming removal of contaminated soils. – Photographs and lab results are attached for these works.

Former brickworks excavation

Historical map excerpt is attached showing the area of the maximum extent of the former brickworks clay excavation in this part of the site. This brickworks excavation was not backfilled – as evidenced by the adjoining properties to the west, which are also constructed at a reduced ground level which subsequently steps up further to the west. This part of the site is currently the site compound, offices and car park. It is acknowledged that this area will require remediation through localised soil inspection and removal and installation of soil gas protection measures within new floor slabs. This work can only commence following removal of the site compound which may be in mid 2015. This issue is localised and identifiable and does not impact upon adjoining properties.

Former farm yard diesel tank

Following removal of the above ground tanks as part of the demolition of the former farmyard, the ground beneath this tank location was inspected by Wilson Bailey as part of the road construction in this part of the site. Photographs are attached confirming the absence of visual or olfactory indications of ground contamination.

We trust that this clarification of the contaminated land issues that have been resolved and those that require further work is of assistance.

Please let me know if you would like me to liaise with the Regulatory Authorities or whether you will forward this email directly onwards to the,.

Regards and apologies for the delay in getting this email to you.

Dominic