WILSON BAILEY
GEOTECHNICAL & ENVIRONMENTAL

3 April 2025

Our ref: J16120/db/c12

Kieran McGuire
BDW Southampton
Tollbar House
Tollbar Way
Hedge End
Southampton
S030 2UH

Dear Mr McGuire,

RE: HARBOUR PLACE DEVELOPMENT, BEDHAMPTON
FORMER FARM BUILDINGS LOCATED IN PROPOSED PUBLIC OPEN SPACE
POST DEMOLITION INSPECTION AND SAMPLING LETTER REPORT

Further to your instruction and in accordance with the recommendations contained within our previous ground investigation report for this site (report reference J16120 dated October 2020) we have returned to site following the eventual clearance of the former farm buildings that were previously located within the southern part of the site that is to form part of an area of public open space following completion of the residential development of this site. During the course of the residential development, the former farm buildings have been used by BDW Southampton as site office space and for storage of construction materials prior to subsequent demolition and clearance.

A site inspection visit was carried out by Wilson Bailey Partnership and a selection of site photographs are provided below. A series of soil samples were recovered from the exposed soils following the demolition and clearance and the results of these tests are enclosed together with this letter report.

The inspection of the soils exposed following the demolition of the former farm buildings, removal of the concrete floor slab and the underlying crushed aggregate did not indicate any visual or olfactory indications of ground contamination. The results of the soil testing carried out on selected representative samples of the exposed soils are enclosed and do not indicate the presence of any raised or elevated concentrations of potential chemicals of concern with respect to a Residential Without Plant Uptake End Use which is considered to be representative of the Public Open Space proposed end use.

Based on the findings of these works it is considered that this part of the site is suitable for the proposed end use as part of an area of Public Open Space associated with the completed residential development and further work is not required.

This final phase of the completion of the development at this site also concludes the Contaminated Land Watching Brief and we can confirm that the ground worker has been aware of their obligations and the requirements of the contaminated land watching brief and that they have not identified any suspicious or potentially contaminated soils as part of the ground works at this site. We can also confirm that Wilson Bailey Partnership have not been asked to attend site to deal with any unexpected, suspicious or potentially contaminated ground conditions.

We trust that this letter provides sufficient information for your needs, although please do not hesitate to contact me should you have any queries or questions or wish to discuss any of the issues raised.

Yours sincerely
Wilson Bailey Partnership

Dominic Brightman
BSc MSc DIC FGS CGeol ARSM