

Christie Burns

From: Glen Beattie
Sent: 19 October 2024 08:42
To: Christie Burns
Cc: Nigel
Subject: FW: 4/24/2336/DOC - LAND OFF, DALZELL STREET, MOOR ROW, EGREMONT
Attachments: 4-24-2336-DOC.pdf

CAUTION: External email, think before you click!
Please report any suspicious email to our [IT Helpdesk](#)

Hi Christie,

I am responding to the EA comments that you forwarded to me yesterday afternoon.

I have liaised with our consultant and he has set out his comments on the email below. Basically he thinks the EA are incorrectly interpreting the findings/ conclusions of the submitted reports.

In addition, the EA seem to be suggesting that condition 9 can't be discharged until the remediation has been undertaken. Clearly this is unworkable as the Remediation Strategy needs to be approved and then site works need to commence before the remediation can be undertaken. I assume therefore that when the remediation strategy is agreed, that you will discharge the condition in part until such a time that the work can be undertaken?

I appreciate you will now re-consult with the EA so look forward to hearing from you.

Regards,
Glen

From: Liam Daley
Sent: 18 October 2024 16:15
To: Glen Beattie >
Cc: Nigel >
Subject: RE: 4/24/2336/DOC - LAND OFF, DALZELL STREET, MOOR ROW, EGREMONT

Hi Both,

We have reviewed the attached and have the following comments to make:

The EA state that in order to discharge the condition, they recommend to *expand the remedial strategy to ensure all made ground is removed from areas where superficial deposits are absent as indicated by RO4, DS11 and DS17.*

We would like to query this, as DS11 and DS17 prove that superficial deposits are actually present and met refusal on horizon of compact granular materials as shown on the logs for RO2, RO3b and RO4a. The wider area's ground condition profile is demonstrated by RO2, RO3b and RO4a.

RO4 could not be progressed due to concrete footing being present, RO4a indicates the geology adjacent this location.

Given the presence of significant depths of superficial deposits beneath the brownfield portion of the site (8.00 to 12.00m of drift material), the limited made ground present ranged between 0.70 and 1.80mbgl. Given the

results of the contamination testing, the potential for leachate to be impacting the Controlled water receptors are unlikely. Therefore a very low risk is present.

Given the requirement for removal of relict foundations and standard construction practices, 450mm of made ground will be removed to prepare the site for construction as default (i.e. breaking out of existing hardstanding), which would reduce any perceived risk by the EA.

We hope this response satisfies the EA response with regards to Condition 9.

As always, any issues please get in touch and we will be happy to address any further comments.

Kind Regards

Liam Daley
Principal Geo-Environmental Engineer

Mob: +44 (0)
Tel: +44 (0)
Email:
Web: <http://www.geoconsiteinvestigations.com>

®

GeoCon Site Investigations Ltd,
Arden House
Shepley Lane Industrial Estate
Marple
Stockport.
SK6 7JW



 Please consider the Environment before printing this email.

Standard Disclaimer:

The above email, its content and any files attached are confidential and intended solely for the use of the individual or entity of whom it was addressed. If you receive this email in errors please notify info@geoconsiteinvestigations.com Please note that any views or options presented in this email are solely those of the author and do not necessarily represent the views of GeoCon Site Investigations Ltd.

The Recipient should check any attachments for the presence of viruses. GeoCon Site Investigations Ltd accepts no liability for any damage caused by any virus transmitted by this email.

puter viruses that might be transferred by way of this e-mail.