Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement (CAUC)

Borehole Number:	1A	Description (visual) :	
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY	
Sample Depth (m):	30.37-30.68		

SPECIMEN DETAILS

	Initial Values		Final Values	
Height :	201.6	mm		
Diameter :	96.9	mm		
Moisture content :	16.31	%	16.61	%
Bulk density :	2.22	Mg/m³	(sample leaked at end of final shear stage)	
Dry density :	1.91	Mg/m³		
Particle density (assumed)	2.70	Mg/m³		
Initial voids ratio (e_o)	0.4165			
Test Duration:			11 Days	

INITIAL MEASUREMENT OF EFFECTIVE STRESS

Stage	#1	#2	#3
Cell pressure (kPa):	611	916	1221
Base pwp (kPa):	425.7	704.6	993.1
Mid-plane pwp (kPa):	424.7	704.6	993.3
Base B values :	0.70	0.91	0.95
Mid-plane B values :	0.83	0.92	0.95

Initial effective stress (mid-plane) : 226.9 kPa

ISOTROPIC CONSOLIDATION/SWELLING STAGE

Final cell pressure (kPa): 1221 Final back Pressure (kPa): 735

SHEAR STAGE

Effective stress, po', at start	445.1	(kPa)
$\Delta e/e_o$	-0.0034	
Stiffnesses:		
Stiffness at 0.01% axial strain	659	(MPa)
- normalised with respect to po'	1480	
- normalised with respect to Cu	1566	
Stiffness at 0.1% axial strain	214	(MPa)
- normalised with respect to po'	480	
- normalised with respect to Cu	508	
Degree of non-linearity (L) during shear	0.324	
At failure:		
Local axial strain	1.91	(%)
External axial strain	2.15	(%)
Peak deviator stress	841	(kPa)
Undrained shear strength	421	(kPa)
Mid plane pore pressure	938	(kPa)
Base pore pressure	964	(kPa)
Horizontal effective stress	298	(kPa)
Vertical effective stress	1140	(kPa)

Note: In all notation po' is mean effective stress: p'= (σa'+(2σr'))/3

Checked and approved	Project Number: **RGI/1166**	RGI Russell Geotechnical Innovations
Initials: CSR	Project Name:	
Date: 27/10/2017	**THE HOXTON, HOLBORN M516**	

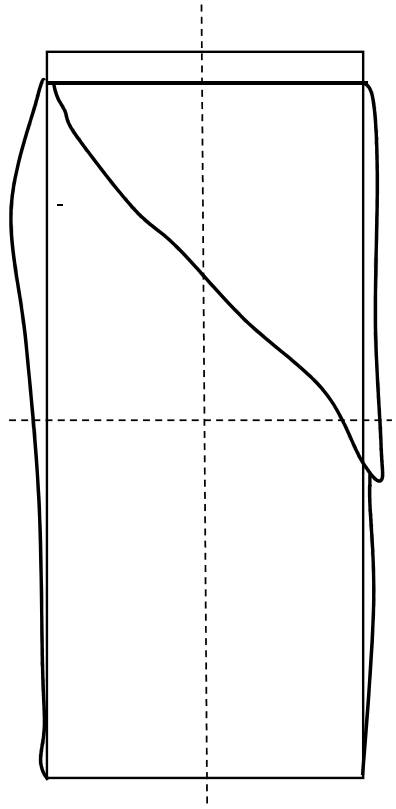
Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	

SPECIMEN DETAILS

Initial Height:	201.6	mm
Initial Diameter:	96.9	mm

Elevation



Failure Sketch

Checked and approved		Project Number:	**RGI/1166**
Initials:	*CSR*	Project Name:	
Date:	27/10/2017	**THE HOXTON, HOLBORN M516**	

Russell Geotechnical Innovations

Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	

STRESS PATH STAGES

ISOTROPIC CONSOLIDATION/SWELLING

	Initial Values	Final Values
Cell Press. (kPa)	1220	1221
Mid pwp (kPa)	993.1	735.4
Base pwp (kPa)	992.9	734.7
s' (kPa)	226.9	485.6
t (kPa)	0.0	0.0
Voids ratio (e)	0.4165	0.4035
Creep (%/min)		4.48E-06

ANISOTROPIC STAGE 1

	Initial Values	Final Values
Cell Press. (kPa)	1221	1230
Mid pwp (kPa)	735.4	734.7
Base pwp (kPa)	734.7	735.3
s' (kPa)	485.6	397.2
t (kPa)	0.0	-98.1
Voids ratio (e)	0.4035	0.4052
Creep (%/min)		-2.25E-06

ANISOTROPIC STAGE 1

	Initial Values	Final Values
Cell Press. (kPa)	1230	1236
Mid pwp (kPa)	734.7	735.2
Base pwp (kPa)	735.3	734.9
s' (kPa)	397.2	417.3
t (kPa)	-98.1	-83.5
Voids ratio (e)	0.4052	0.4179
Creep (%/min)		-4.50E-06

Checked and approved	Project Number: **RGI/1166**	RGI Russell Geotechnical Innovations
Initials: *CSR*	Project Name:	
Date: 27/10/2017	**THE HOXTON, HOLBORN M516**	

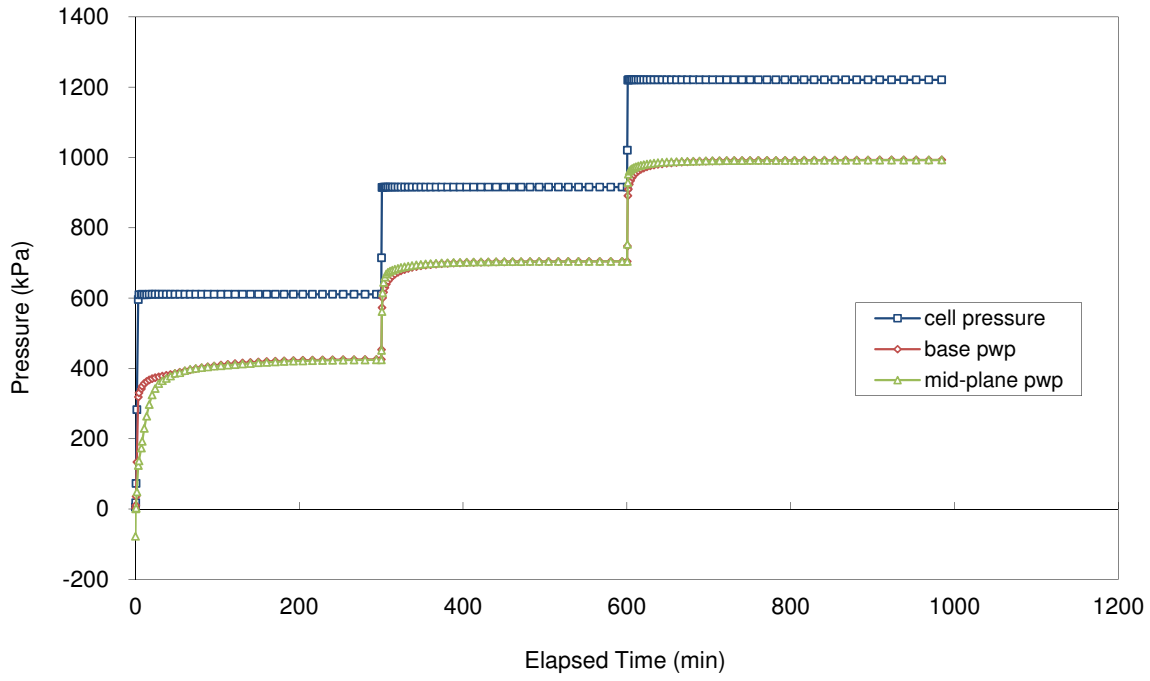
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

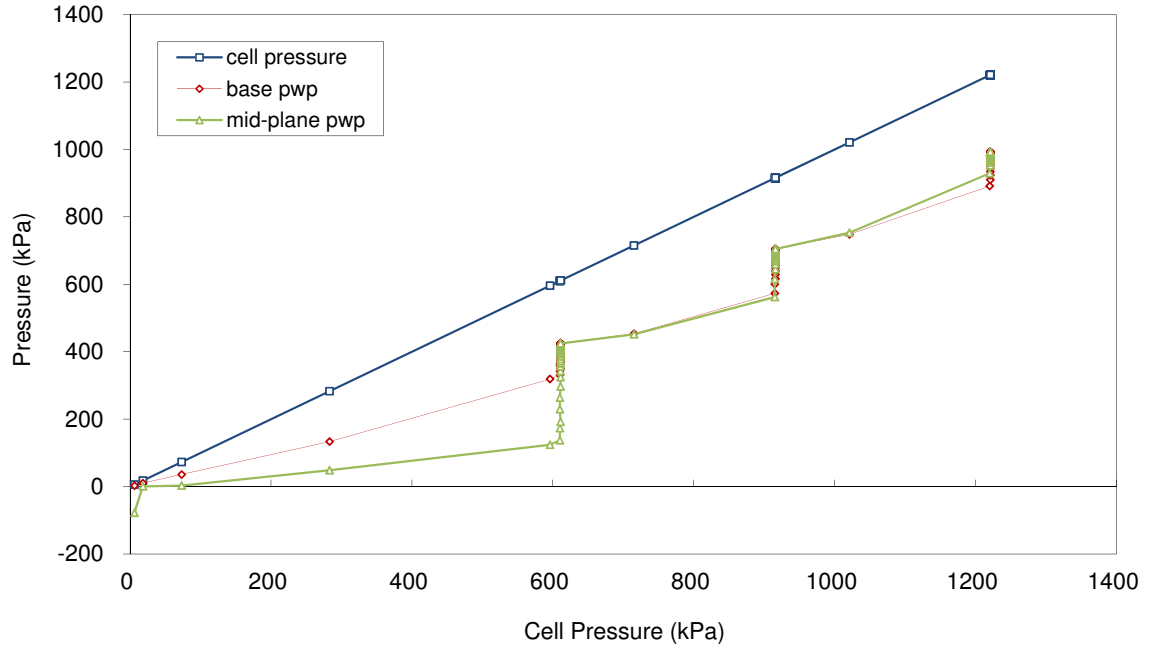
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Determination of Initial Effective Stress

Checked and approved	Project Number:	**RGI/1166**
Initials: CSR	Project Name:	**THE HOXTON, HOLBORN**
Date: 27/10/2017		**M516**

Russell Geotechnical Innovations

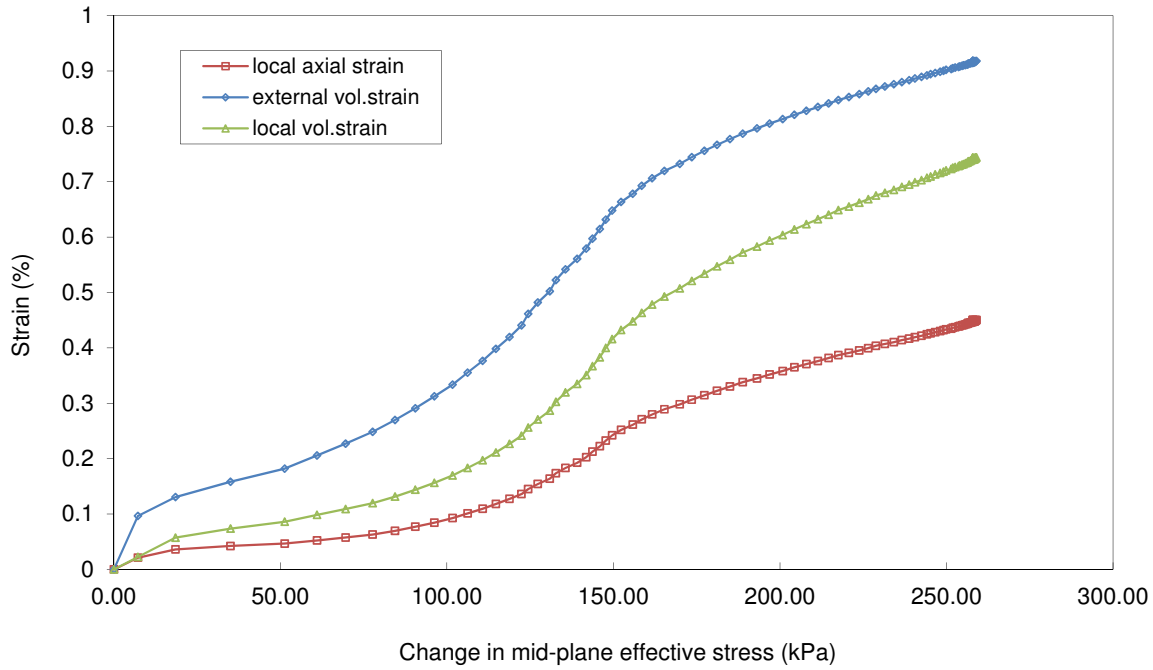
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

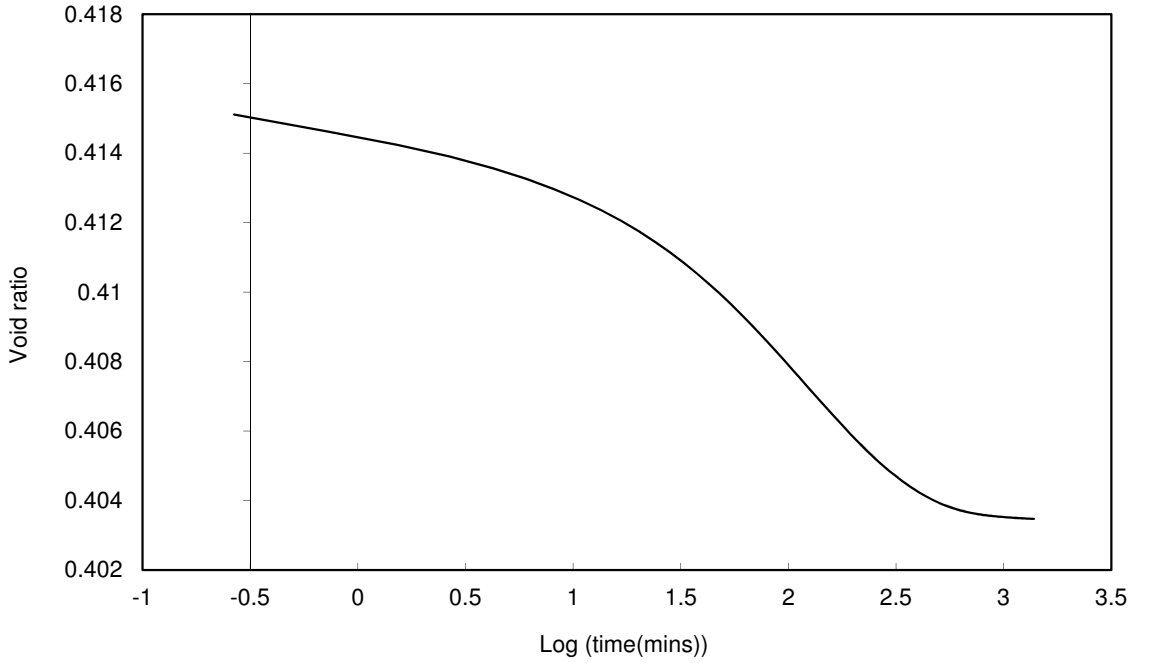
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Isotropic Consolidation/Swelling Stage

Checked and approved	Project Number:	RGI/1166
Initials: CSR	Project Name:	THE HOXTON, HOLBORN
Date: 27/10/2017		M516

Russell Geotechnical Innovations

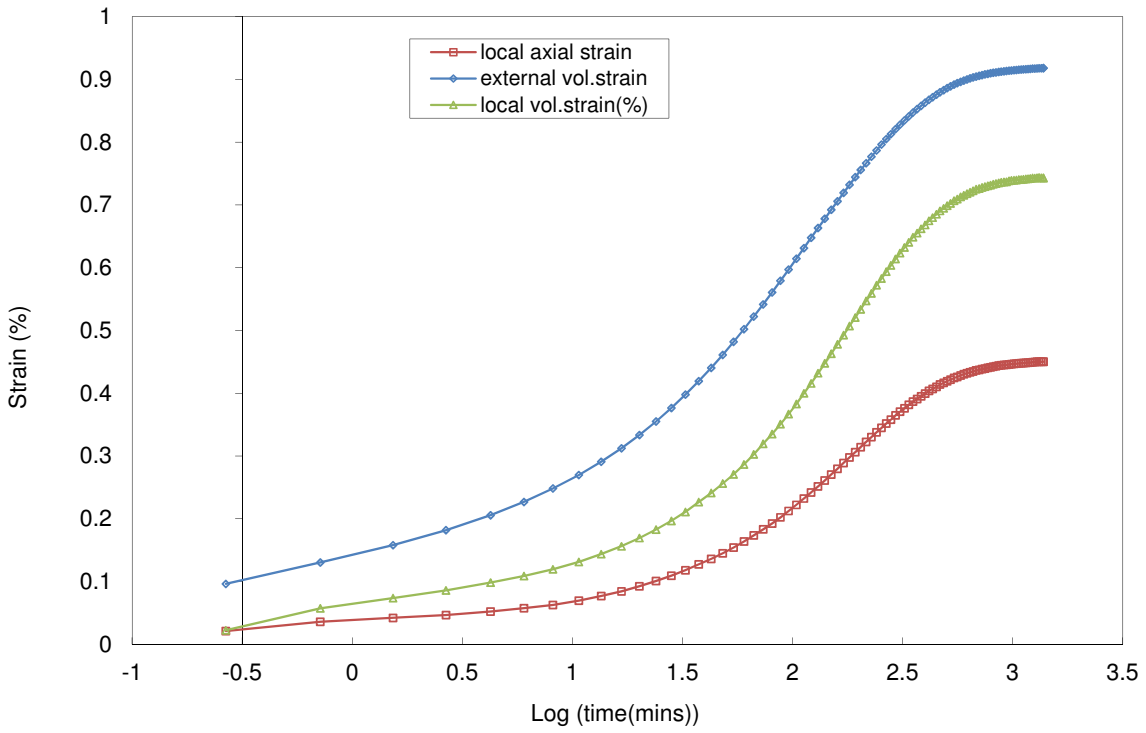
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

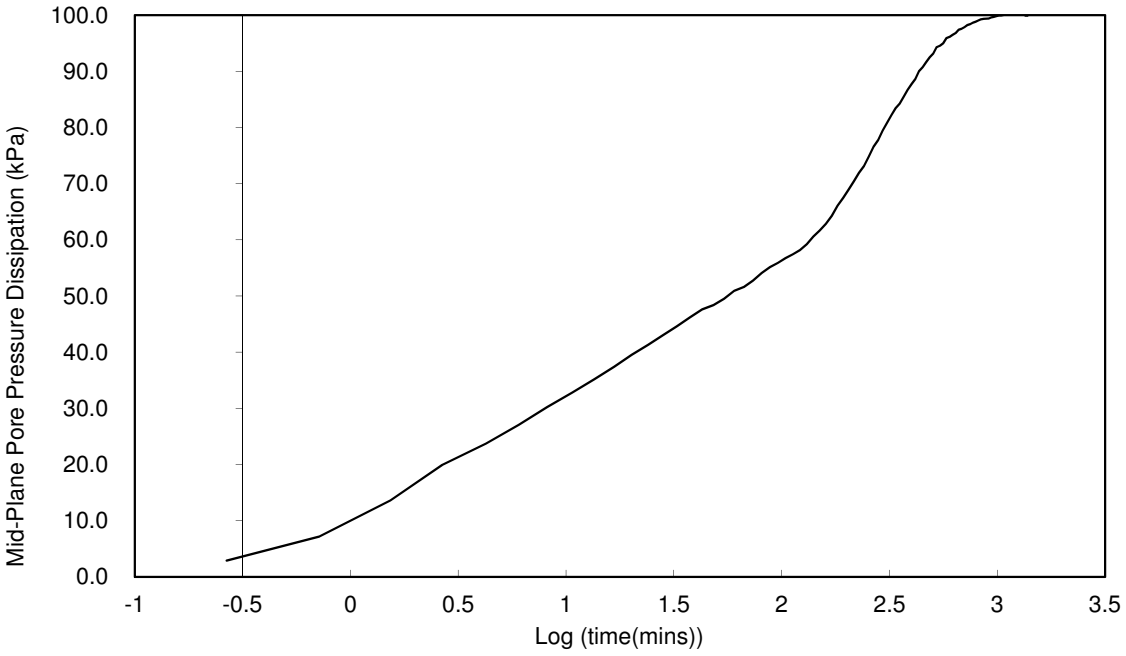
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Isotropic Consolidation/Swelling Stage

Checked and approved	Project Number:	**RGI/1166**
Initials: CSR	Project Name:	**THE HOXTON, HOLBORN**
Date: 27/10/2017		**M516**

Russell Geotechnical Innovations

Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

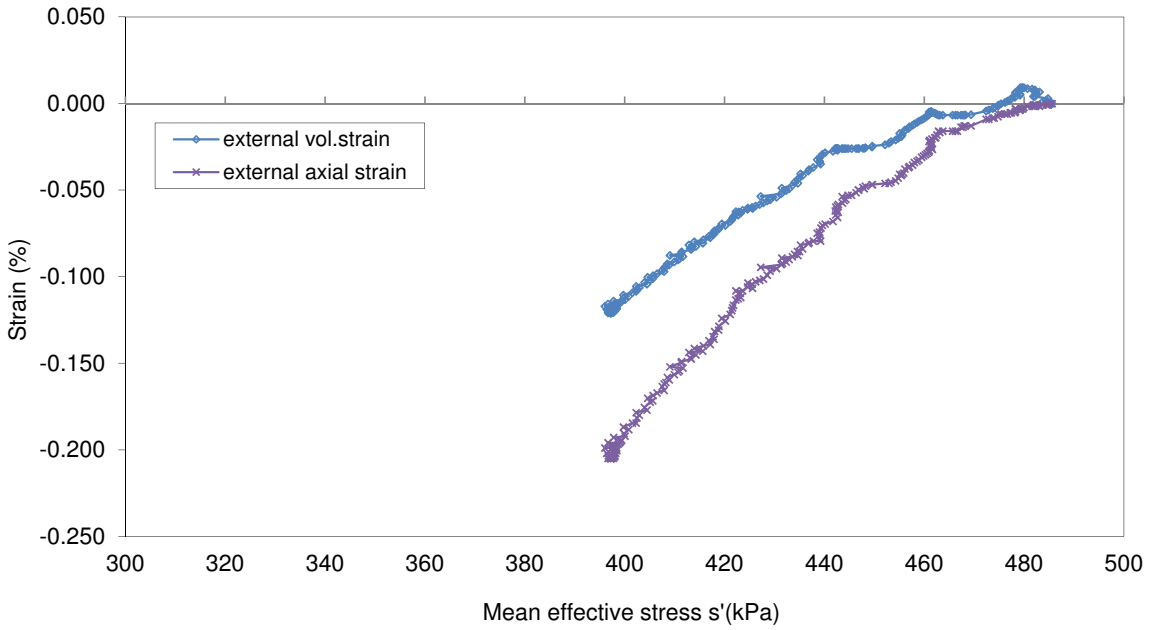
Authorised Signatory: C.S.Russell (Director)

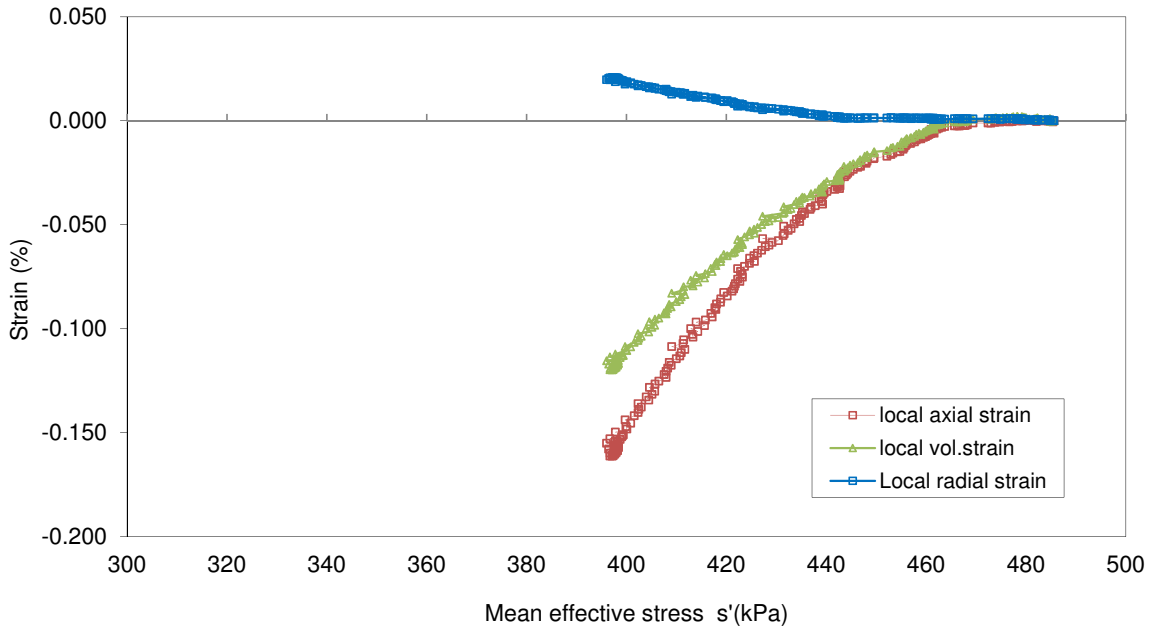
C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :

Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Anisotropic Stage 1

Checked and approved	Project Number: **RGI/1166**	RGI Russell Geotechnical Innovations
Initials: CSR	Project Name:	
Date: 27/10/2017	**THE HOXTON, HOLBORN M516**	

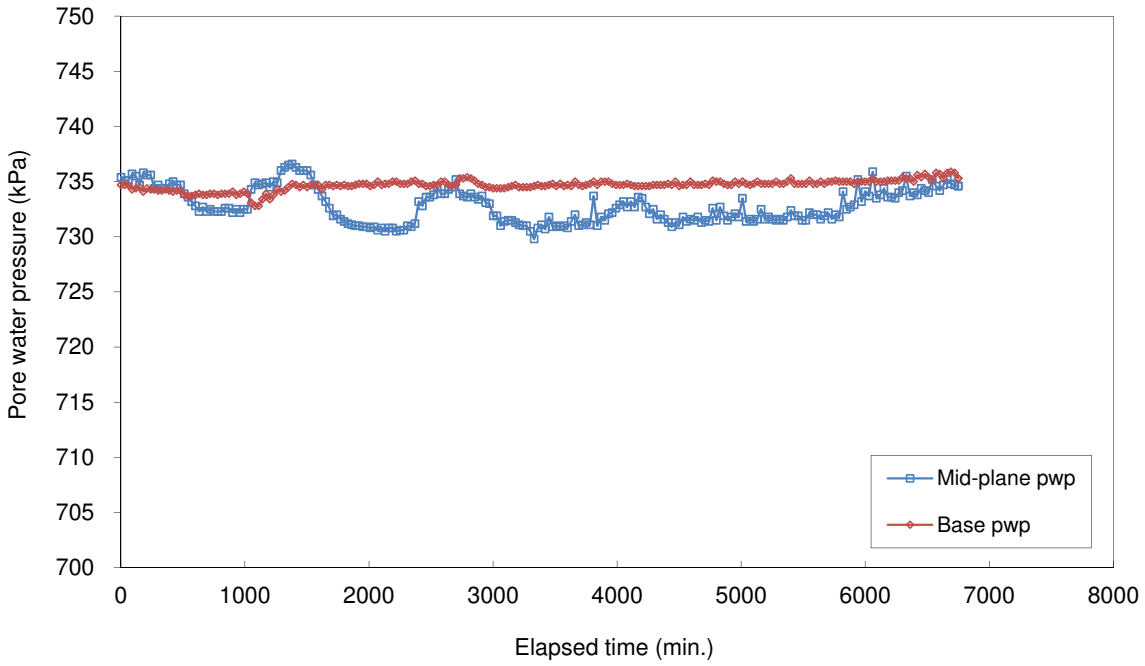
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

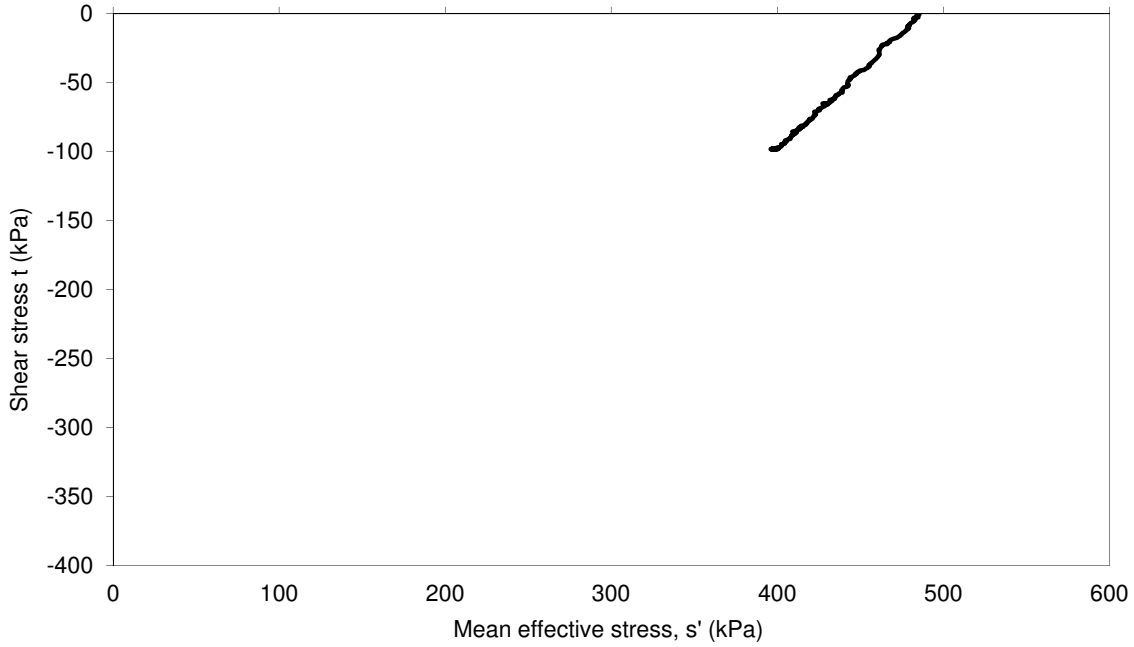
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Anisotropic Stage 1

Checked and approved		Project Number:	**RGI/1166**
Initials:	*CSR*	Project Name:	
Date:	27/10/2017		**THE HOXTON, HOLBORN**
			M516

RGI
Russell Geotechnical Innovations

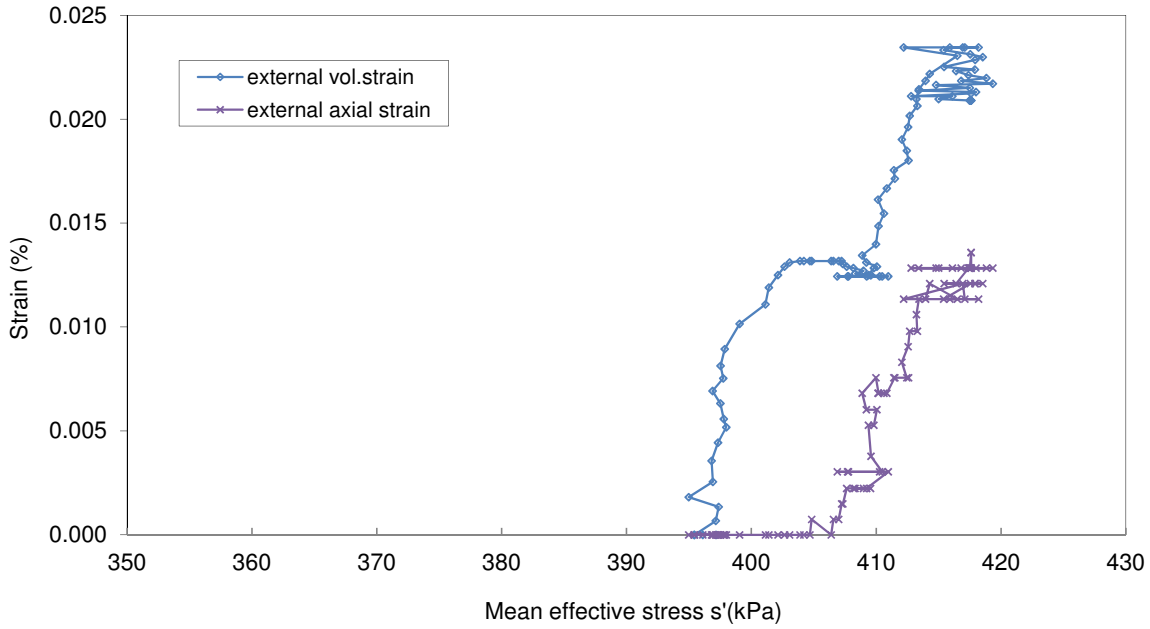
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

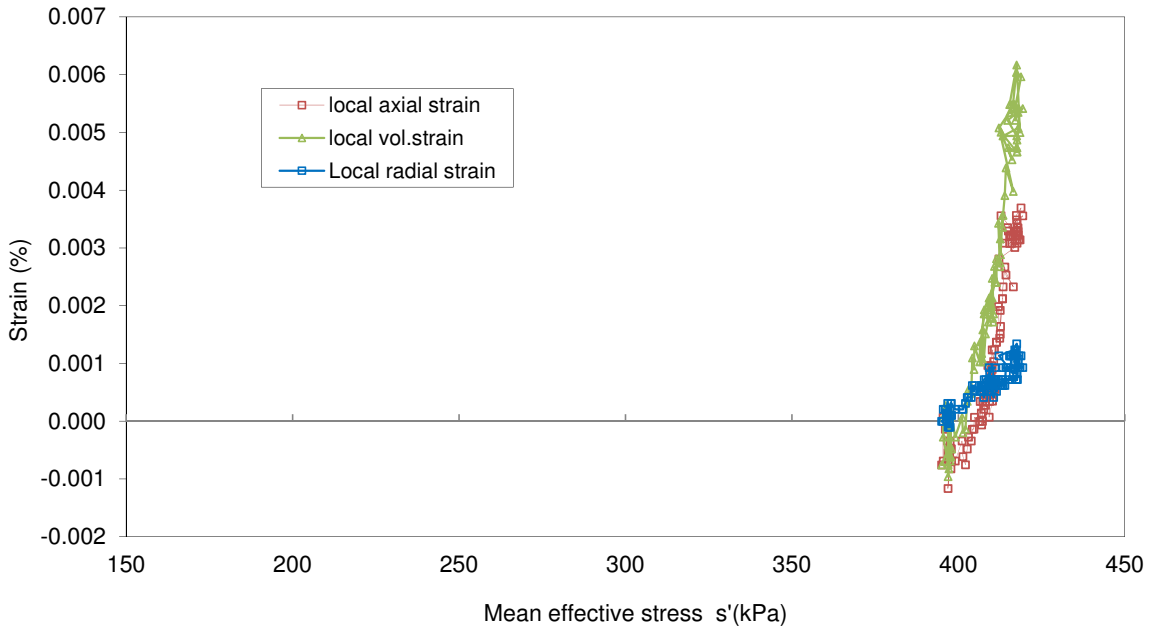
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Anisotropic Stage2

Checked and approved	Project Number:	**RGI/1166**
Initials: CSR	Project Name:	**THE HOXTON, HOLBORN**
Date: 27/10/2017		**M516**

Russell Geotechnical Innovations

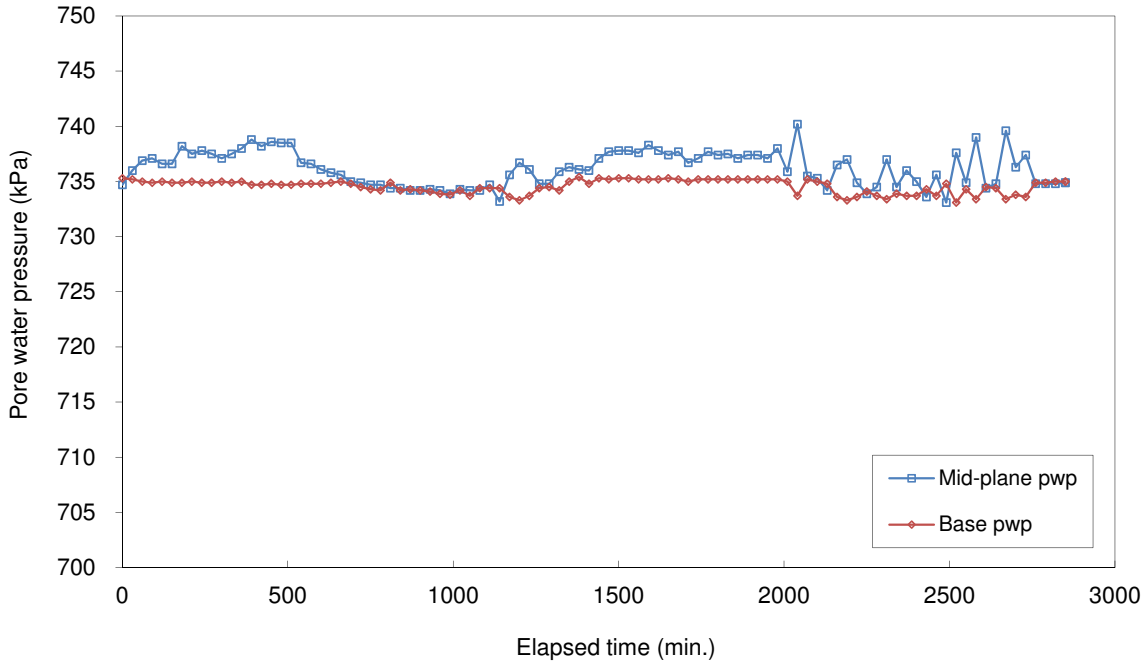
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

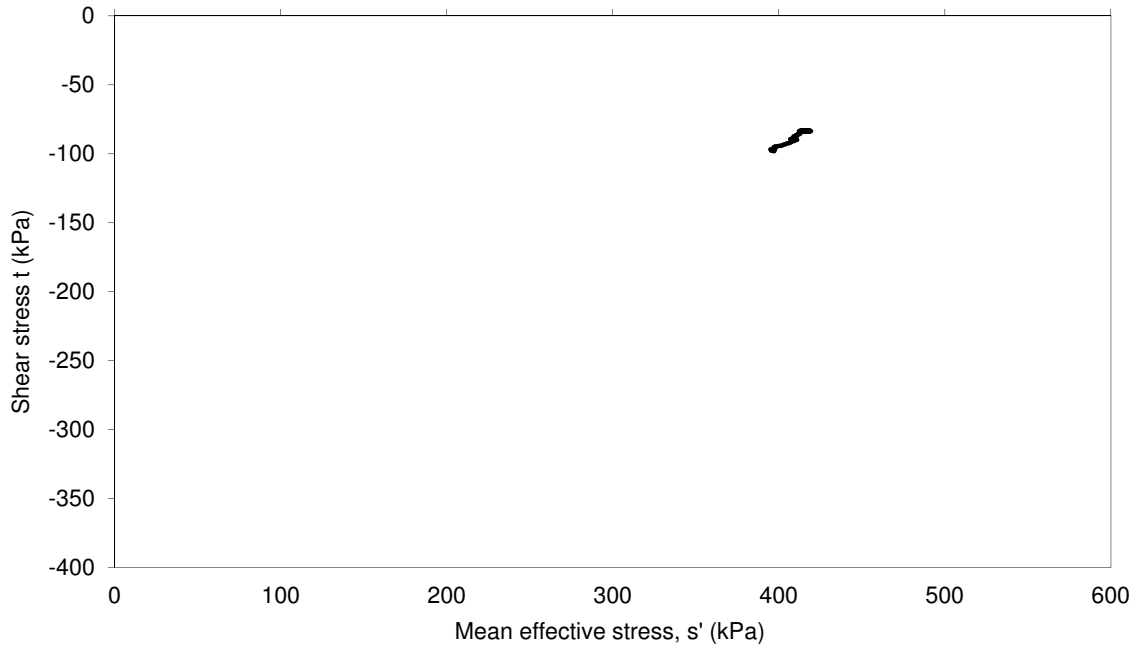
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Anisotropic Stage2

Checked and approved		Project Number:	**RGI/1166**
Initials:	CSR	Project Name:	
Date:	27/10/2017		**THE HOXTON, HOLBORN**
			M516

Russell Geotechnical Innovations

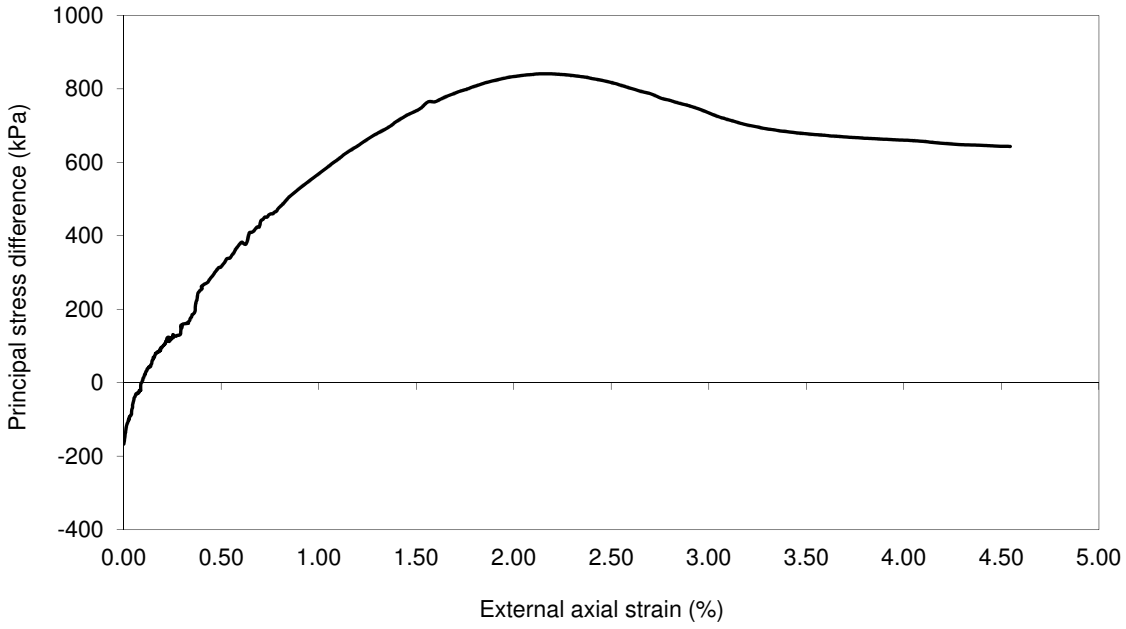
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

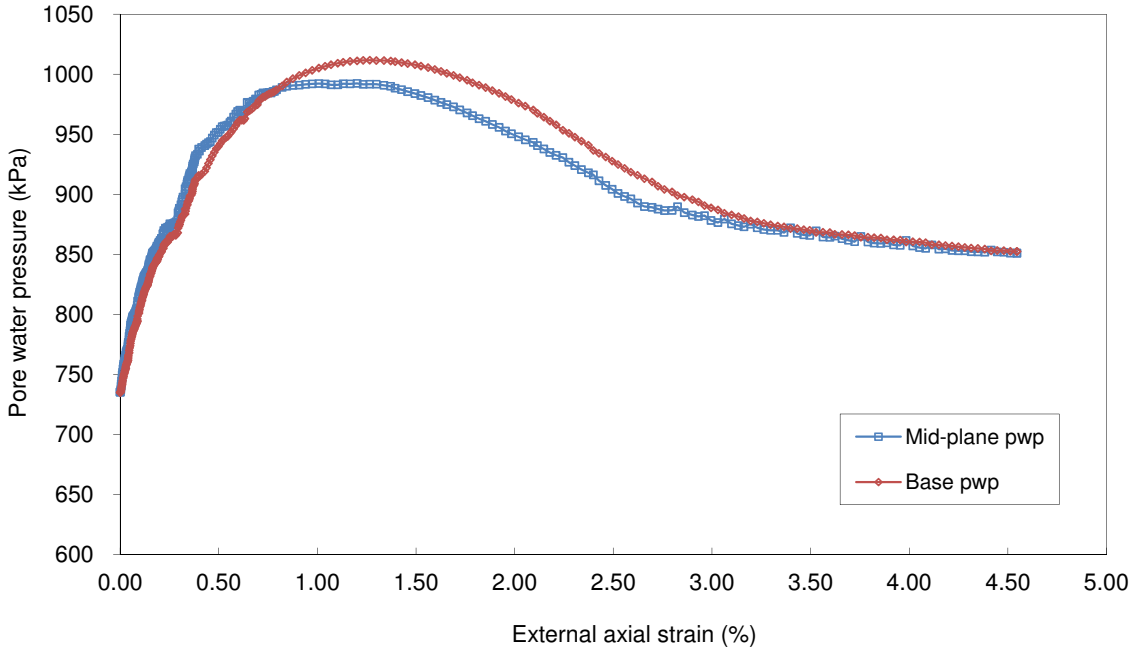
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Undrained Shear Stage

Checked and approved		Project Number:	**RGI/1166**
Initials:	CSR	Project Name:	
Date:	27/10/2017		**THE HOXTON, HOLBORN M516**

RGI Russell Geotechnical Innovations

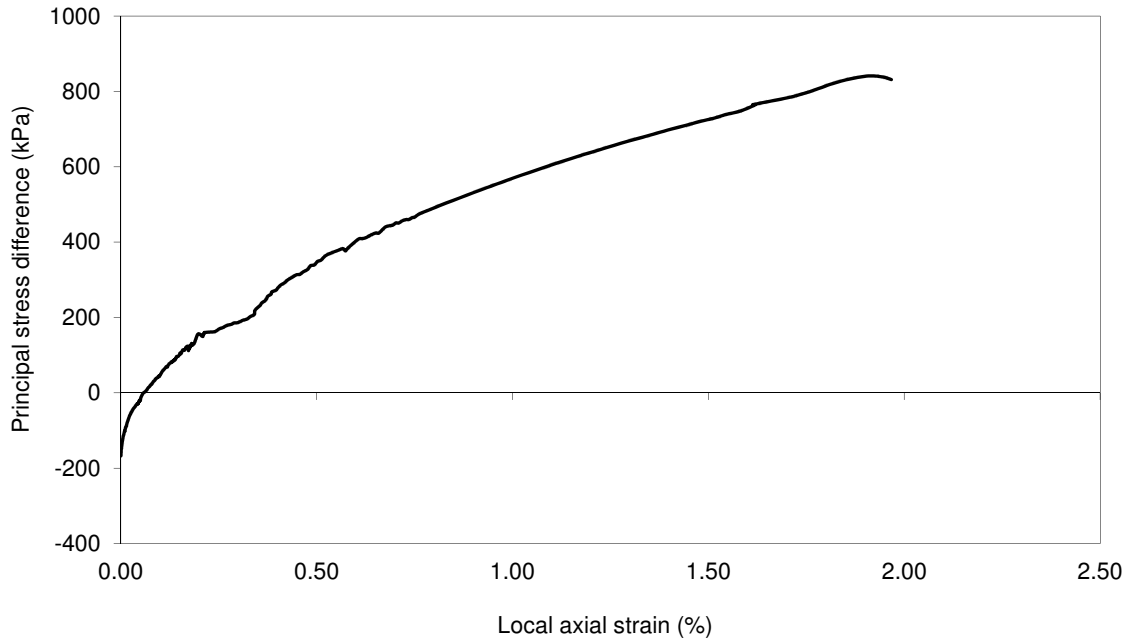
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

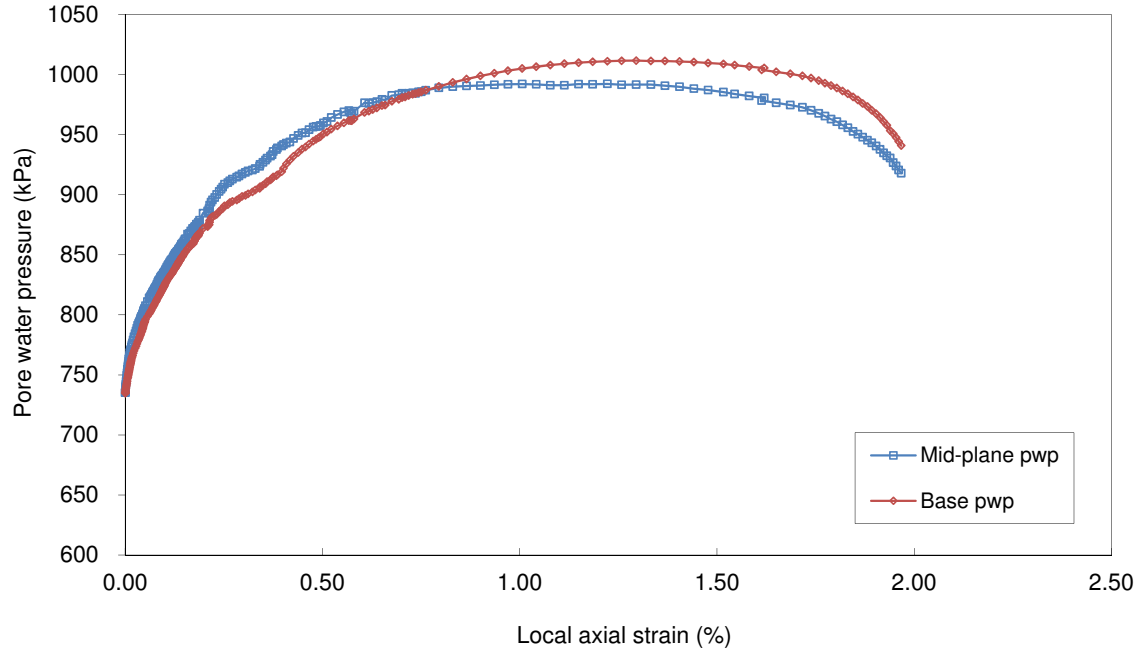
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Undrained Shear Stage

Checked and approved		Project Number:	**RGI/1166**
Initials:	CSR	Project Name:	
Date:	27/10/2017		**THE HOXTON, HOLBORN M516**

RGI
Russell Geotechnical Innovations

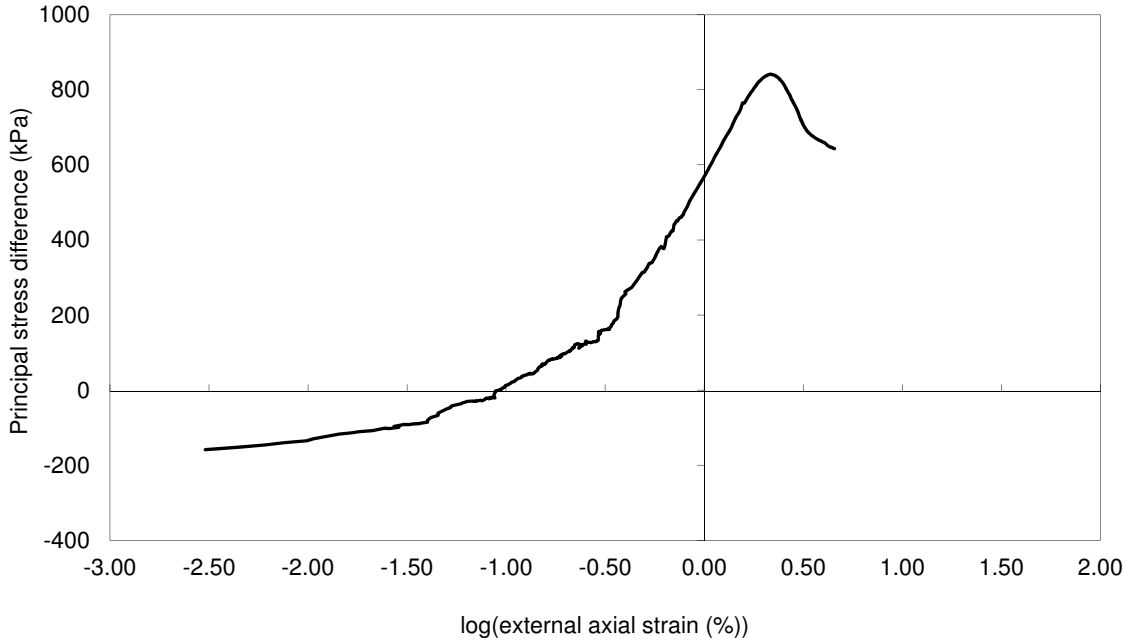
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

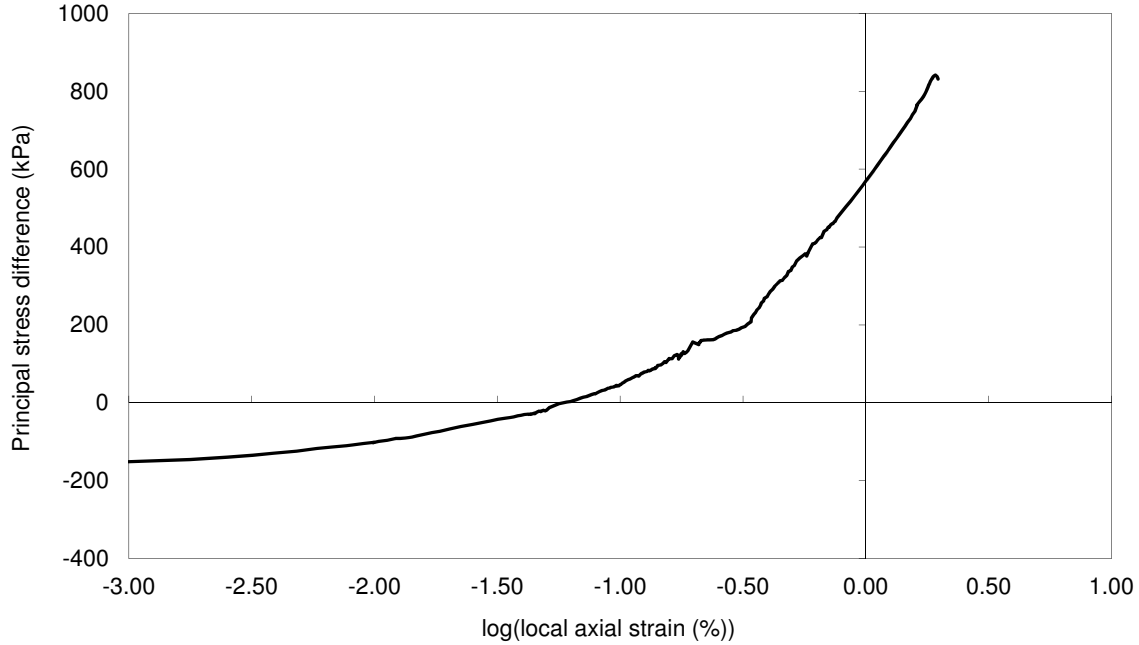
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Undrained Shear Stage

Checked and approved	Project Number: **RGI/1166**	RGI Russell Geotechnical Innovations
Initials: CSR	Project Name:	
Date: 27/10/2017	**THE HOXTON, HOLBORN M516**	

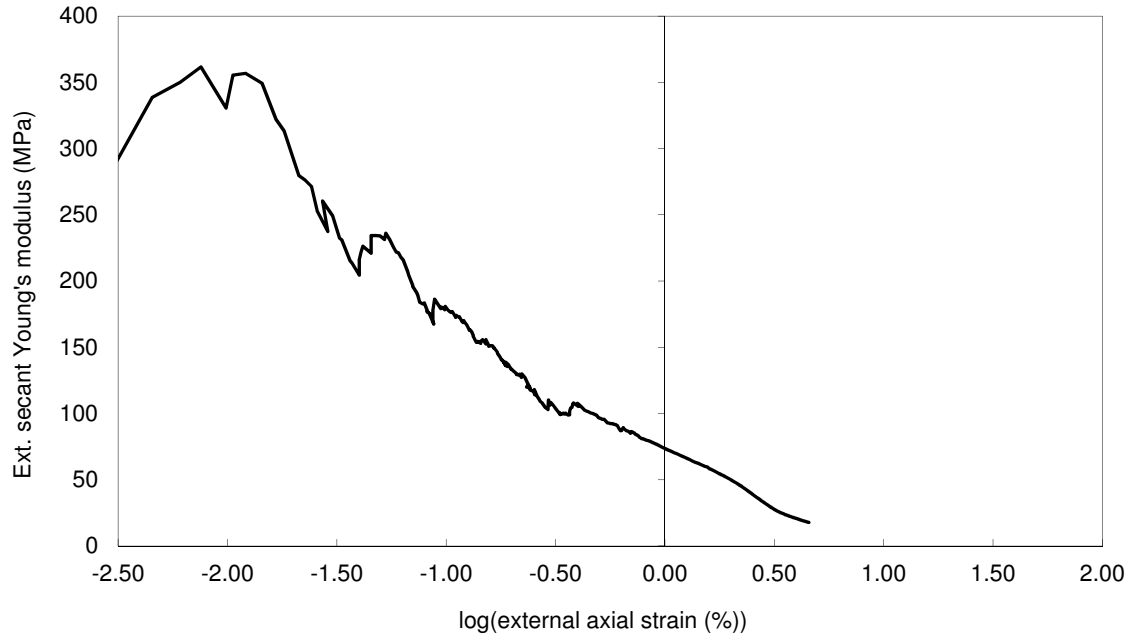
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

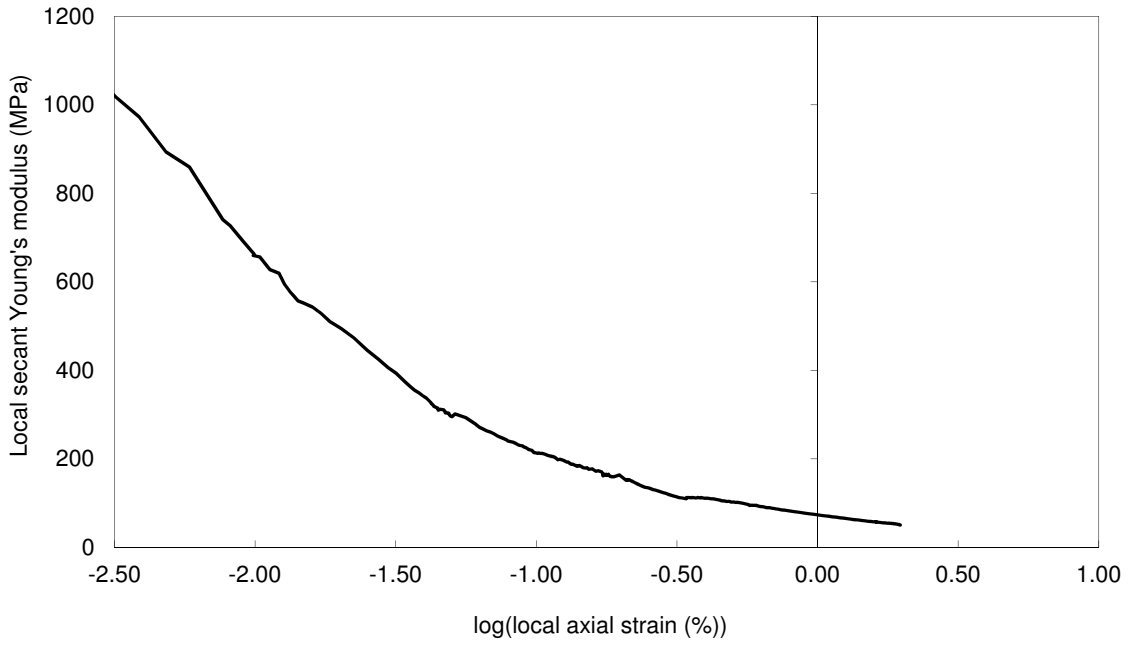
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Undrained Shear Stage

Checked and approved	Project Number: **RGI/1166**	RGI Russell Geotechnical Innovations
Initials: CSR	Project Name:	
Date: 27/10/2017	**THE HOXTON, HOLBORN M516**	

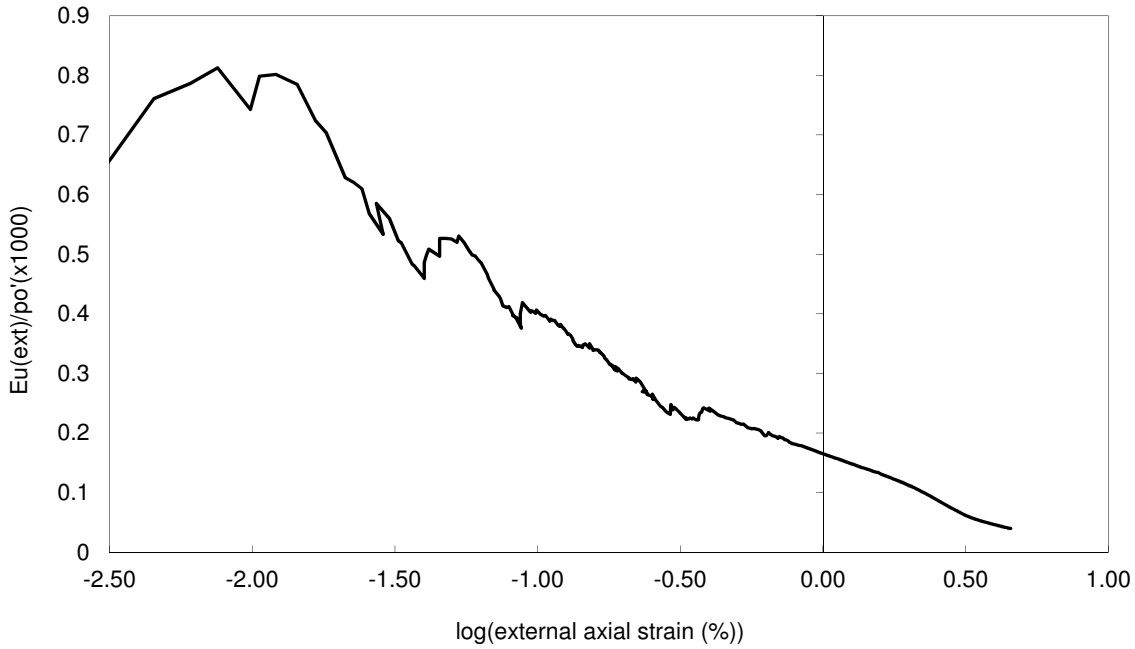
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

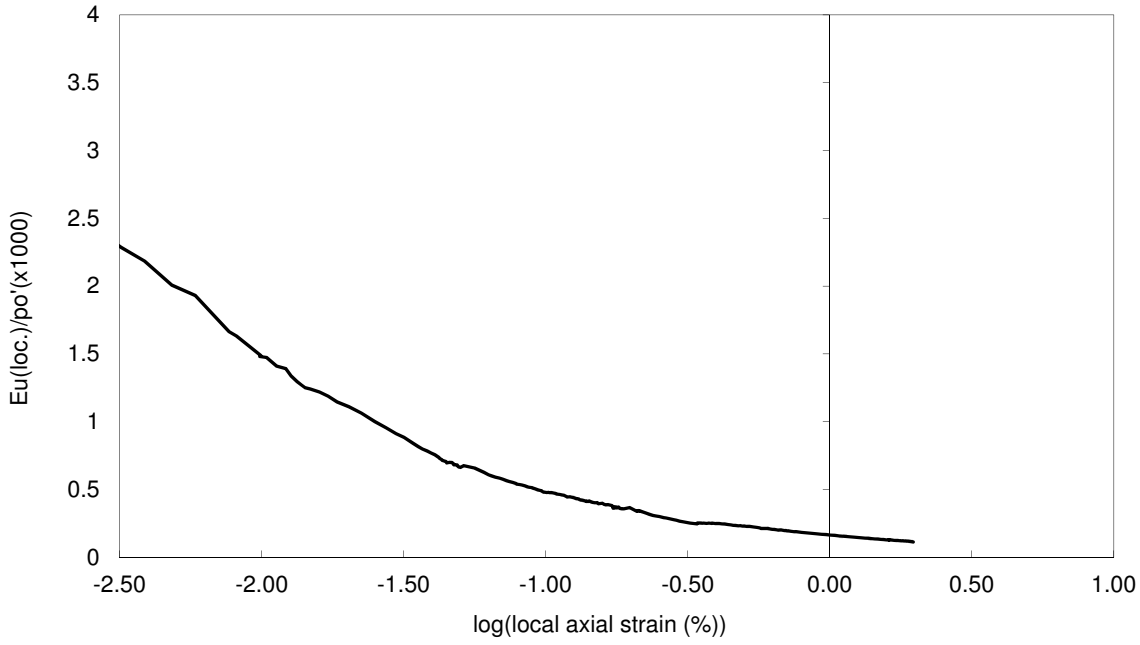
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Undrained Shear Stage

Checked and approved	Project Number: **RGI/1166**	RGI Russell Geotechnical Innovations
Initials: CSR	Project Name:	
Date: 27/10/2017	**THE HOXTON, HOLBORN M516**	

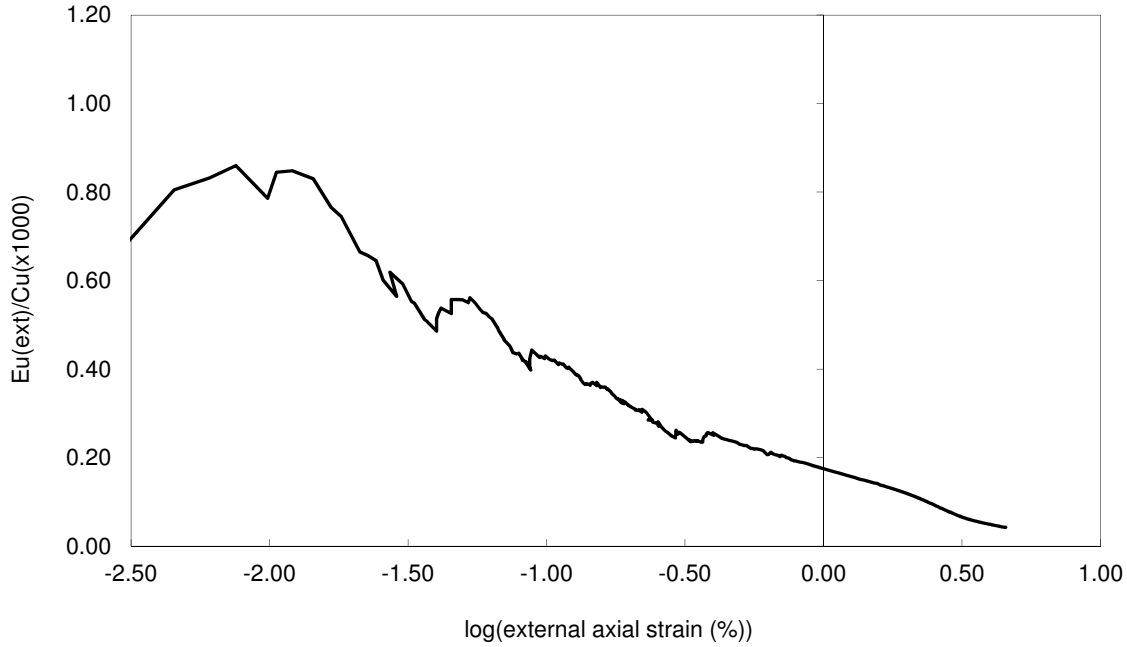
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

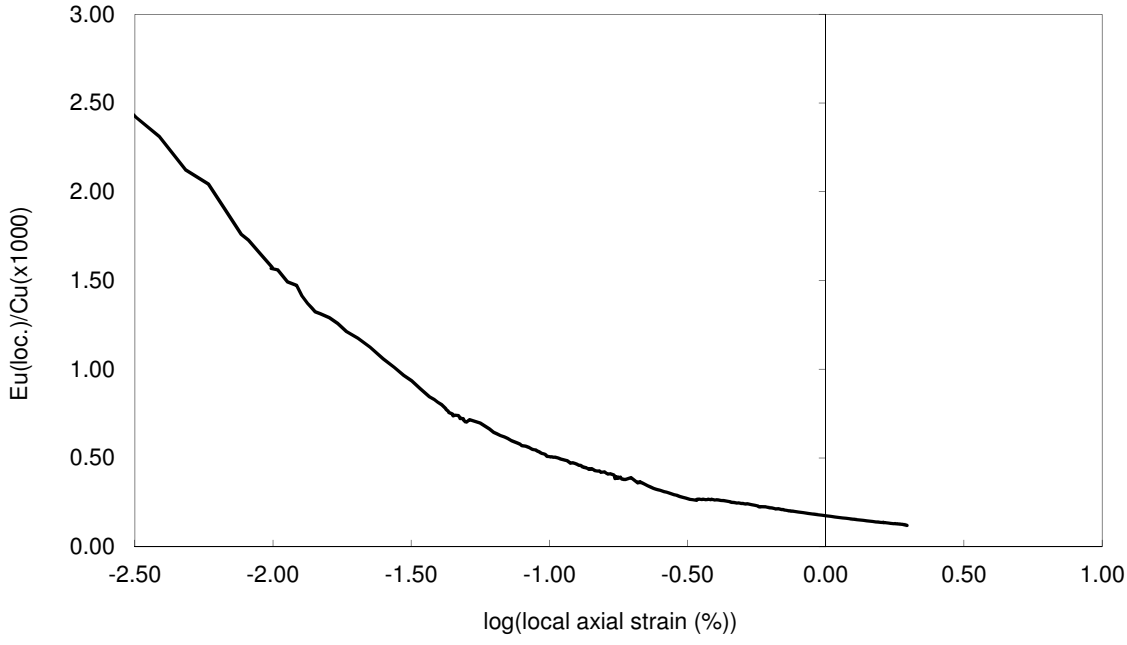
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Undrained Shear Stage

Checked and approved	Project Number: **RGI/1166**	RGI Russell Geotechnical Innovations
Initials: CSR	Project Name:	
Date: 27/10/2017	**THE HOXTON, HOLBORN M516**	

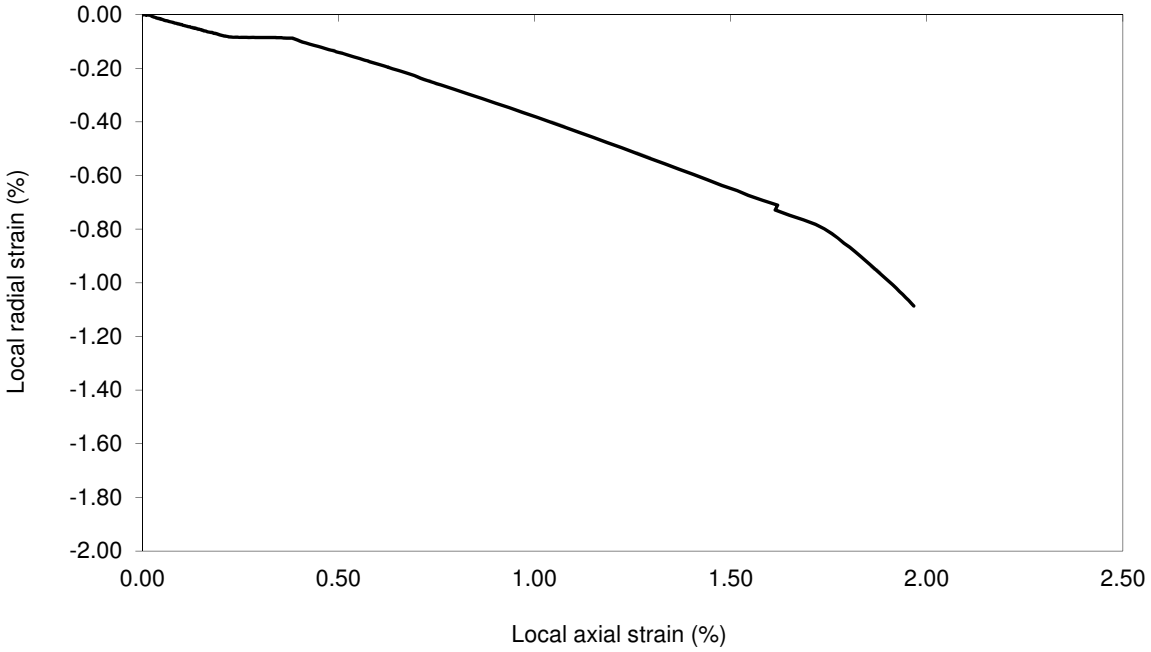
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

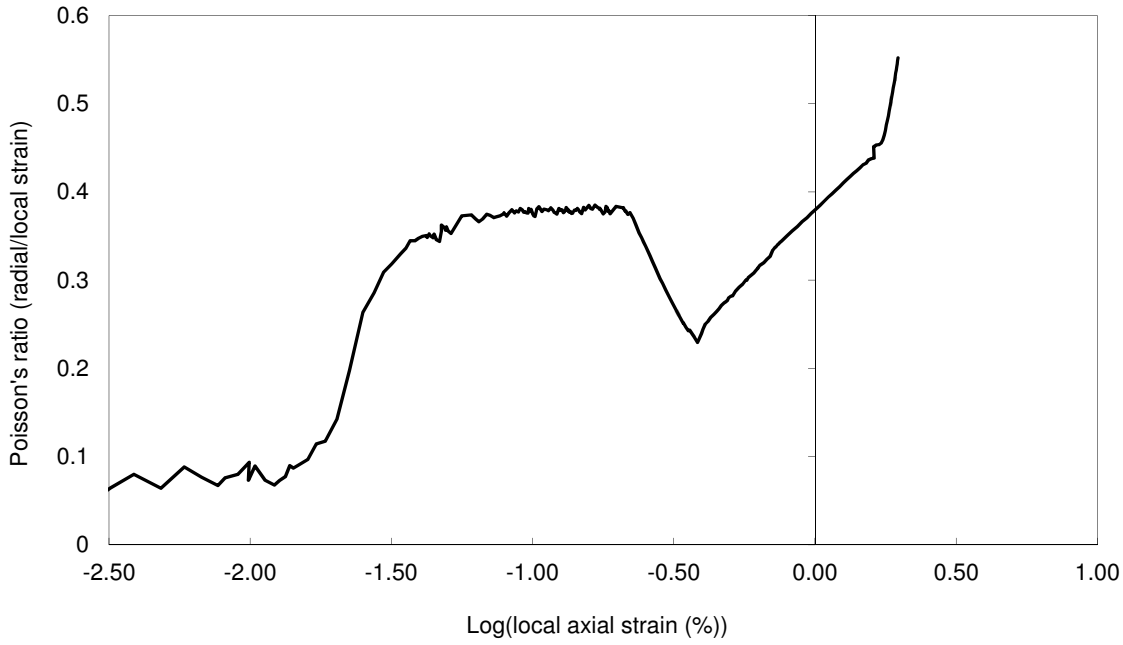
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Undrained Shear Stage

Checked and approved		Project Number:	**RGI/1166**
Initials:	CSR	Project Name:	
Date:	27/10/2017	**THE HOXTON, HOLBORN M516**	

RGI
Russell Geotechnical Innovations

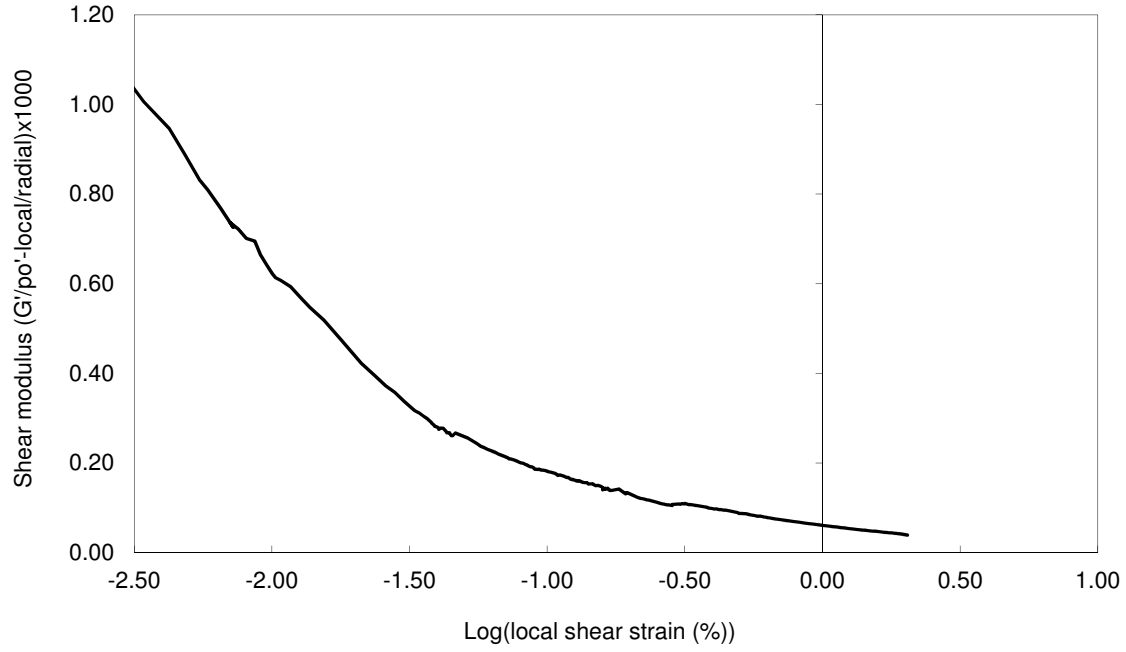
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

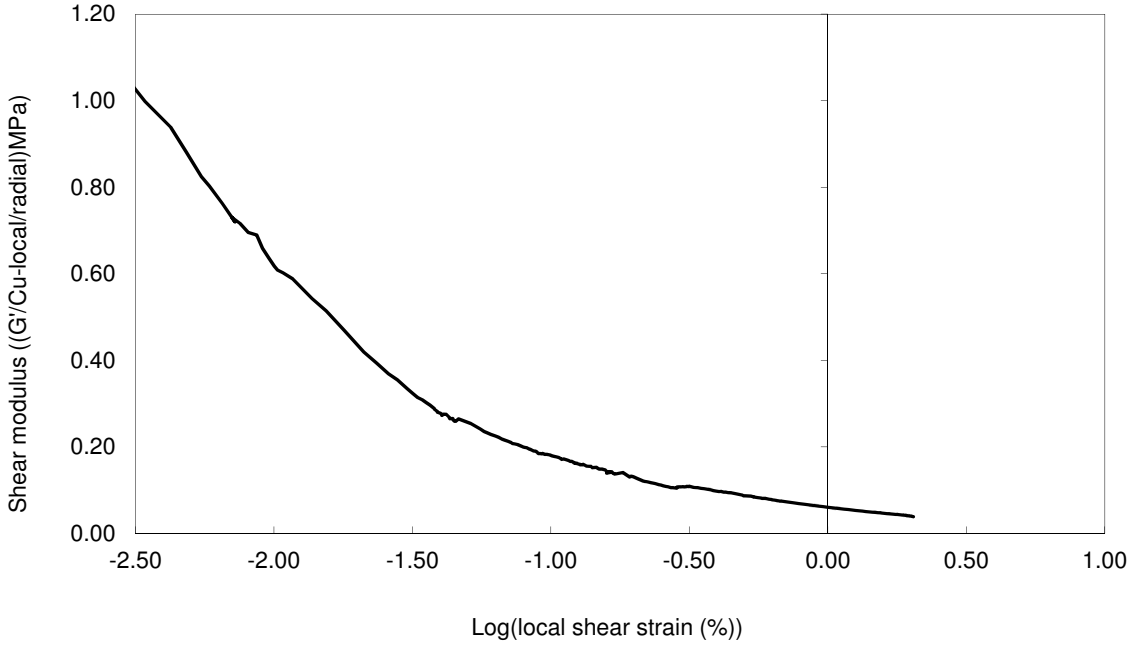
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Undrained Shear Stage

Checked and approved		Project Number:	**RGI/1166**
Initials:	CSR	Project Name:	
Date:	27/10/2017	**THE HOXTON, HOLBORN**	
		M516	

Russell Geotechnical Innovations

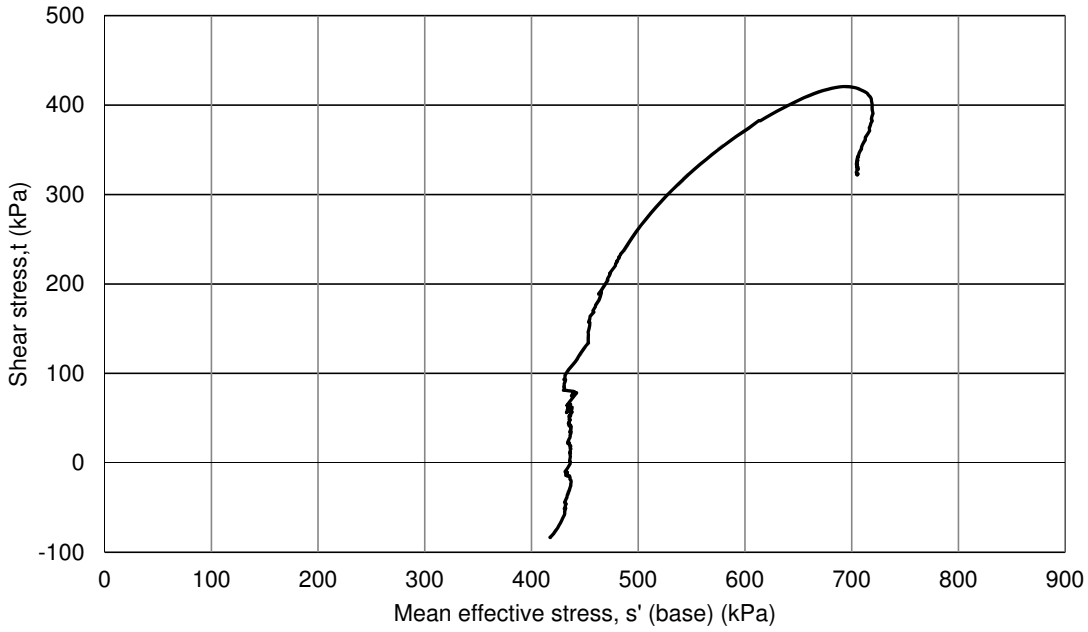
Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

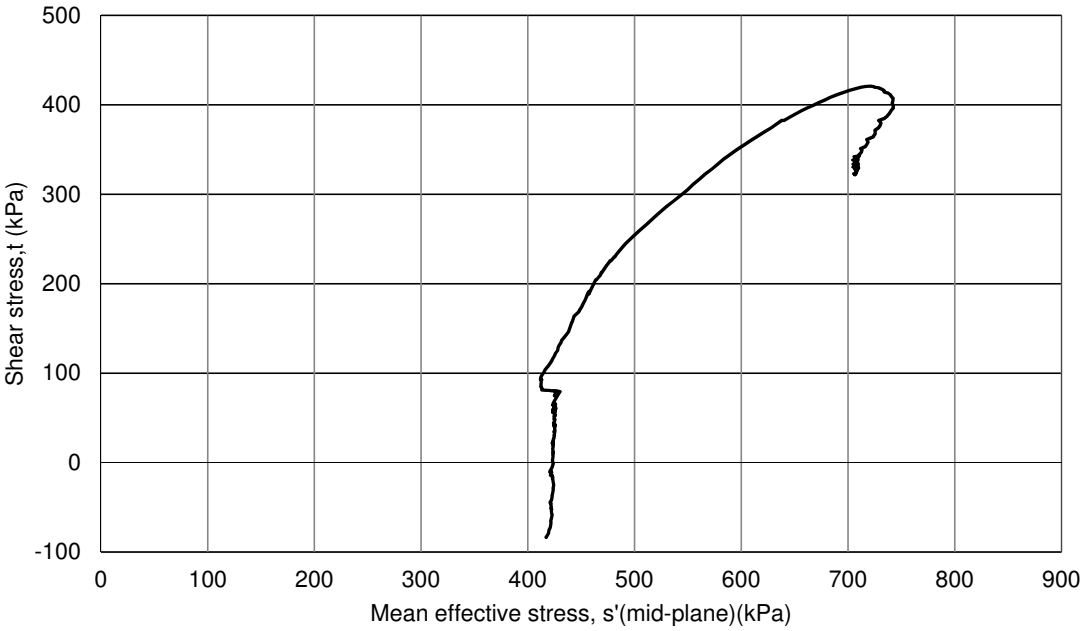
Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1

Stress Path Test with Base/Mid-plane PWP and Local Axial/Radial Strain Measurement

Borehole Number:	1A	Description :
Sample Number:	29	Stiff/very stiff mottled grey and brown silty CLAY
Sample Depth (m):	30.37-30.68	





Undrained Shear Stage

Checked and approved		Project Number: **RGI/1166**	RGI Russell Geotechnical Innovations
Initials:	CSR	Project Name:	
Date:	27/10/2017	**THE HOXTON, HOLBORN**	
		M516	

Test carried out by Russell Geotechnical Innovations Limited, Alpha 319, Chobham Business Centre, Chobham, Surrey,GU24 8JB

Authorised Signatory: C.S.Russell (Director)

C:\Users\Chris\Documents\A Processing Files\RGI_1166 The Hoxton Holborn\[BH1A 29 3037 CAUCSS.xlsx]Sheet1


Contract: HOXTON HOTEL G1
Borehole No.: BH1A
Sample No.: U29
Depth (m): 30.37-30.68
RGI
Russell Geotechnical Innovations
KODAK Color Control Patches
©Eastman Kodak Company, 1993
Blue
Cyan
Green
Yellow
Red
Magenta
White
Centimetres

Contract: HOXTON HOTEL G1

Borehole No.: BH1A
Sample No.: U29
Depth (m): 30.37-30.68

RGI
Russell Geotechnical Innovations

KODAK Color Control Patches ©Eastman Kodak Company, 1993
Blue Cyan Green Yellow Red Magenta White
Centimetres 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16

APPENDIX E

Chemical Laboratory Results

Certificate of Analysis

Certificate Number	17-09026
	05-Sep-17
Client	Dunelm Geotechnical & Environmental Ltd 1 The Old Shippon Sandlow Green Farm Holmes Chapel Road Holmes Chapel CW4 8AS
Our Reference	17-09026
Client Reference	DM514
Order No	(not supplied)
Contract Title	Hoxton Hotel
Description	5 Soil samples, 4 Leachate samples.
Date Received	30-Aug-17
Date Started	30-Aug-17
Date Completed	05-Sep-17
Test Procedures	Identified by prefix DETSn (details on request).
Notes	Opinions and interpretations are outside the laboratory's scope of ISO 17025 accreditation. This certificate is issued in accordance with the accreditation requirements of the United Kingdom Accreditation Service. The results reported herein relate only to the material supplied to the laboratory. This certificate shall not be reproduced except in full, without the prior written approval of the laboratory.

Approved By

Adam Fenwick
Contracts Manager

UKAS TESTING
2139

Summary of Chemical Analysis
Soil Samples

Our Ref 17-09026
Client Ref DM514
Contract Title Hoxton Hotel

			Lab No	1223460	1223462	1223464
			Sample ID	BH1A	DCS2A	DCS3
			Depth	0.50	0.50	2.00
			Other ID			
			Sample Type	SOIL	SOIL	SOIL
			Sampling Date	22/08/17	23/08/17	23/08/17
			Sampling Time	n/s	n/s	n/s
Test	**Method**	**LOD**	**Units**			
Preparation						
Moisture Content	DETSC 1004	0.1	%	15	16	7.2
Metals						
Arsenic	DETSC 2301#	0.2	mg/kg	12	29	9.4
Cadmium	DETSC 2301#	0.1	mg/kg	< 0.1	0.2	< 0.1
Chromium	DETSC 2301#	0.15	mg/kg	27	16	12
Copper	DETSC 2301#	0.2	mg/kg	27	3000	44
Lead	DETSC 2301#	0.3	mg/kg	20	340	150
Mercury	DETSC 2325#	0.05	mg/kg	< 0.05	14	0.42
Nickel	DETSC 2301#	1	mg/kg	33	17	13
Selenium	DETSC 2301#	0.5	mg/kg	< 0.5	< 0.5	< 0.5
Zinc	DETSC 2301#	1	mg/kg	62	660	34
Inorganics						
pH	DETSC 2008#			7.8	8.2	8.5
Cyanide, Total	DETSC 2130#	0.1	mg/kg	< 0.1	0.2	0.2
Sulphide	DETSC 2024*	10	mg/kg	12	53	< 10
Sulphate as SO4, Total	DETSC 2321#	0.01	%	0.03	1.7	0.36
Petroleum Hydrocarbons						
EPH (C6-C8)	DETSC 3321*	0.1	mg/kg	< 0.1	< 0.1	< 0.1
EPH (C8-C10)	DETSC 3321*	0.1	mg/kg	< 0.1	< 0.1	< 0.1
EPH (C10-C12)	DETSC 3311	10	mg/kg	< 10	< 10	< 10
EPH (C12-C16)	DETSC 3311	10	mg/kg	< 10	< 10	< 10
EPH (C16-C21)	DETSC 3311	10	mg/kg	< 10	< 10	< 10
EPH (C21-C40)	DETSC 3311	10	mg/kg	< 10	< 10	< 10
PAHs						
Naphthalene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
Acenaphthylene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
Acenaphthene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
Fluorene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
Phenanthrene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
Anthracene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
Fluoranthene	DETSC 3301	0.1	mg/kg	< 0.1	0.1	0.1
Pyrene	DETSC 3301	0.1	mg/kg	< 0.1	0.1	0.1
Benzo(a)anthracene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
Chrysene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
Benzo(b)fluoranthene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
Benzo(k)fluoranthene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
Benzo(a)pyrene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
Indeno(1,2,3-c,d)pyrene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
Dibenzo(a,h)anthracene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
Benzo(g,h,i)perylene	DETSC 3301	0.1	mg/kg	< 0.1	< 0.1	< 0.1
PAH Total	DETSC 3301	1.6	mg/kg	< 1.6	< 1.6	< 1.6

Key: * -not accredited. # -MCERTS (accreditation only applies if report carries the MCERTS logo). n/s -not supplied.

Summary of Chemical Analysis
Soil Samples

Our Ref 17-09026
Client Ref DM514
Contract Title Hoxton Hotel

			Lab No	1223460	1223462	1223464
			Sample ID	BH1A	DCS2A	DCS3
			Depth	0.50	0.50	2.00
			Other ID			
			Sample Type	SOIL	SOIL	SOIL
			Sampling Date	22/08/17	23/08/17	23/08/17
			Sampling Time	n/s	n/s	n/s
Test	**Method**	**LOD**	**Units**			
Phenols						
Phenol - Monohydric	DETSC 2130#	0.3	mg/kg	< 0.3	< 0.3	< 0.3

Key: * -not accredited. # -MCERTS (accreditation only applies if report carries the MCERTS logo). n/s -not supplied.

Summary of Asbestos Analysis
Soil Samples

Our Ref 17-09026
Client Ref DM514
Contract Title Hoxton Hotel

Lab No	Sample ID	Material Type	Result	Comment*	Analyst
1223460	BH1A 0.50	SOIL	NAD	none	Jeff Cruddas
1223462	DCS2A 0.50	SOIL	NAD	none	Jeff Cruddas
1223464	DCS3 2.00	SOIL	NAD	none	Jeff Cruddas

Crocidolite = Blue Asbestos, Amosite = Brown Asbestos, Chrysotile = White Asbestos. Anthophyllite, Actinolite and Tremolite are other forms of Asbestos. Samples are analysed by DETSC 1101 using polarised light microscopy in accordance with HSG248 and documented in-house methods. NAD = No Asbestos Detected. Where a sample is NAD, the result is based on analysis of at least 2 sub-samples and should be taken to mean 'no asbestos detected in sample'. Key: * - not included in laboratory scope of accreditation.

WASTE ACCEPTANCE CRITERIA TESTING ANALYTICAL REPORT

Our Ref 17-09026
Client Ref DM514
Contract Title Hoxton Hotel
Sample Id BH1A 1.00

Sample Numbers 1223461 1223465 1223466
Date Analysed 04/09/2017

Test Results On Waste

Determinand and Method Reference	Units	Result	WAC Limit Values: Inert Waste	SNRHW	Hazardous Waste
DETSC 2084* Total Organic Carbon	%	0.2	3	5	6
DETSC 2003# Loss On Ignition	%	1.3	n/a	n/a	10
DETSC 3321# BTEX	mg/kg	< 0.04	6	n/a	n/a
DETSC 3401# PCBs (7 congeners)	mg/kg	< 0.01	1	n/a	n/a
DETSC 3311# TPH (C10 - C40)	mg/kg	< 10	500	n/a	n/a
DETSC 3301 PAHs	mg/kg	< 1.6	100	n/a	n/a
DETSC2008# pH	pH Units		n/a	>6	n/a
DETS073* Acid Neutralisation Capacity (pH4)	mol/kg		n/a	TBE	TBE
DETS073* Acid Neutralisation Capacity (pH7)	mol/kg		n/a	TBE	TBE

Test Results On Leachate

Determinand and Method Reference	Conc in Eluate ug/l		Amount Leached mg/kg		WAC Limit Values (Limit values for LS10 Leachate): Inert Waste	SNRHW	Hazardous Waste
	2:1	8:1	LS2	LS10			
DETSC 2306 Arsenic as As	1.5	0.94	0.003	0.01	0.5	2	25
DETSC 2306 Barium as Ba	2.4	1.6	< 0.02	< 0.1	20	100	300
DETSC 2306 Cadmium as Cd	< 0.03	< 0.03	< 0.004	< 0.02	0.04	1	5
DETSC 2306 Chromium as Cr	1.1	0.34	< 0.02	< 0.1	0.5	10	70
DETSC 2306 Copper as Cu	1.2	0.8	< 0.004	< 0.02	2	50	100
DETSC 2306 Mercury as Hg	0.04	0.05	< 0.0004	< 0.002	0.01	0.2	2
DETSC 2306 Molybdenum as Mo	1.3	< 1.1	< 0.02	< 0.1	0.5	10	30
DETSC 2306 Nickel as Ni	< 0.5	< 0.5	< 0.02	< 0.1	0.4	10	40
DETSC 2306 Lead as Pb	0.4	0.48	< 0.01	< 0.05	0.5	10	50
DETSC 2306 Antimony as Sb	0.34	< 0.17	< 0.01	< 0.05	0.06	0.7	5
DETSC 2306 Selenium as Se	2.5	1.8	< 0.006	< 0.03	0.1	0.5	7
DETSC 2306 Zinc as Zn	< 1.3	< 1.3	< 0.002	< 0.01	4	50	200
DETSC 2055 Chloride as Cl	3500	1200	< 20	< 100	800	15,000	25,000
DETSC 2055* Fluoride as F	130	< 100	0.26	0.2	10	150	500
DETSC 2055 Sulphate as SO4	13000	2100	26	< 100	1000	20,000	50,000
DETSC 2009* Total Dissolved Solids	62000	24000	124	299.5	4000	60,000	100,000
DETSC 2130 Phenol Index	< 100	< 100	< 0.2	< 1	1	n/a	n/a
* Dissolved Organic Carbon	4800	< 2000	< 10	< 50	500	800	1000

TBE - To Be Evaluated
SNRHW - Stable Non-Reactive Hazardous Waste

Additional Information

DETSC 2008 pH	7.7	7.6
DETSC 2009 Conductivity uS/cm	89	34
* Temperature*	20	20

Mass of Sample Kg	0.130
Mass of dry Sample Kg	0.116

Stage 1

Volume of Leachant L2	0.219
Volume of Eluate VE1	0.182

Stage 2

Volume of Leachant L8	0.931
Volume of Eluate VE2	0.88

Disclaimer: *The WAC limit values are provided for guidance only. DETS does not accept responsibility for errors or omissions. Values are correct at time of issue.*

WASTE ACCEPTANCE CRITERIA TESTING
ANALYTICAL REPORT

Our Ref 17-09026
Client Ref DM514
Contract Title Hoxton Hotel
Sample Id DCS2A 1.00

Sample Numbers 1223463 1223467 1223468
Date Analysed 04/09/2017

Test Results On Waste

Determinand and Method Reference	Units	Result	WAC Limit Values: Inert Waste	SNRHW	Hazardous Waste
DETSC 2084* Total Organic Carbon	%	0.8	3	5	6
DETSC 2003# Loss On Ignition	%	3.4	n/a	n/a	10
DETSC 3321# BTEX	mg/kg	< 0.04	6	n/a	n/a
DETSC 3401# PCBs (7 congeners)	mg/kg	< 0.01	1	n/a	n/a
DETSC 3311# TPH (C10 - C40)	mg/kg	< 10	500	n/a	n/a
DETSC 3301 PAHs	mg/kg	< 1.6	100	n/a	n/a
DETSC2008# pH	pH Units		n/a	>6	n/a
DETS073* Acid Neutralisation Capacity (pH4)	mol/kg		n/a	TBE	TBE
DETS073* Acid Neutralisation Capacity (pH7)	mol/kg		n/a	TBE	TBE

Test Results On Leachate

Determinand and Method Reference	Conc in Eluate ug/l		Amount Leached mg/kg		WAC Limit Values (Limit values for LS10 Leachate): Inert Waste	SNRHW	Hazardous Waste
	2:1	8:1	LS2	LS10			
DETSC 2306 Arsenic as As	5	3.8	0.01	0.04	0.5	2	25
DETSC 2306 Barium as Ba	22	17	0.04	0.18	20	100	300
DETSC 2306 Cadmium as Cd	0.03	< 0.03	< 0.004	< 0.02	0.04	1	5
DETSC 2306 Chromium as Cr	0.67	< 0.25	< 0.02	< 0.1	0.5	10	70
DETSC 2306 Copper as Cu	4.3	2.4	0.009	0.027	2	50	100
DETSC 2306 Mercury as Hg	0.07	0.1	< 0.0004	< 0.002	0.01	0.2	2
DETSC 2306 Molybdenum as Mo	3.8	1.5	< 0.02	< 0.1	0.5	10	30
DETSC 2306 Nickel as Ni	0.8	< 0.5	< 0.02	< 0.1	0.4	10	40
DETSC 2306 Lead as Pb	< 0.09	< 0.09	< 0.01	< 0.05	0.5	10	50
DETSC 2306 Antimony as Sb	1.3	0.62	< 0.01	< 0.05	0.06	0.7	5
DETSC 2306 Selenium as Se	7	3.4	0.014	0.039	0.1	0.5	7
DETSC 2306 Zinc as Zn	6.4	1.9	0.013	0.025	4	50	200
DETSC 2055 Chloride as Cl	7000	1500	< 20	< 100	800	15,000	25,000
DETSC 2055* Fluoride as F	< 100	< 100	< 0.02	< 0.1	10	150	500
DETSC 2055 Sulphate as SO4	1400000	570000	2800	6898.3	1000	20,000	50,000
DETSC 2009* Total Dissolved Solids	1500000	760000	3000	8668.4	4000	60,000	100,000
DETSC 2130 Phenol Index	< 100	< 100	< 0.2	< 1	1	n/a	n/a
* Dissolved Organic Carbon	3400	< 2000	< 10	< 50	500	800	1000

TBE - To Be Evaluated
SNRHW - Stable Non-Reactive Hazardous Waste

Additional Information

DETSC 2008 pH	7.3	7.3
DETSC 2009 Conductivity uS/cm	2080	1080
* Temperature*	20	20

Mass of Sample Kg	0.140
Mass of dry Sample Kg	0.115

Stage 1

Volume of Leachant L2	0.205
Volume of Eluate VE1	0.166

Stage 2

Volume of Leachant L8	0.92
Volume of Eluate VE2	0.86

Disclaimer: *The WAC limit values are provided for guidance only. DETS does not accept responsibility for errors or omissions. Values are correct at time of issue.*

Information in Support of the Analytical Results

Our Ref 17-09026
Client Ref DM514
Contract Hoxton Hotel

Containers Received & Deviating Samples

Lab No	Sample ID	Date Sampled	Containers Received	Holding time exceeded for tests	Inappropriate container for tests
1223460	BH1A 0.50 SOIL	22/08/17	GJ 60ml x2	pH + Conductivity (7 days)	
1223461	BH1A 1.00 SOIL	22/08/17	GJ 60ml x2		
1223462	DCS2A 0.50 SOIL	23/08/17	GJ 250ml x2, GJ 60ml x2, PT 1L		
1223463	DCS2A 1.00 SOIL	23/08/17	GJ 250ml x2, GJ 60ml x2, PT 1L		
1223464	DCS3 2.00 SOIL	23/08/17	GJ 250ml x2, GJ 60ml x2, PT 1L		
1223465	BH1A 1.00 LEACHATE	22/08/17	GJ 60ml x2		
1223466	BH1A 1.00 LEACHATE	22/08/17	GJ 60ml x2		
1223467	DCS2A 1.00 LEACHATE	23/08/17	GJ 250ml x2, GJ 60ml x2, PT 1L		
1223468	DCS2A 1.00 LEACHATE	23/08/17	GJ 250ml x2, GJ 60ml x2, PT 1L		

Key: G-Glass J-Jar P-Plastic T-Tub

DETS cannot be held responsible for the integrity of samples received whereby the laboratory did not undertake the sampling. In this instance samples received may be deviating. Deviating Sample criteria are based on British and International standards and laboratory trials in conjunction with the UKAS note 'Guidance on Deviating Samples'. All samples received are listed above. However, those samples that have additional comments in relation to hold time, inappropriate containers etc are deviating due to the reasons stated. This means that the analysis is accredited where applicable, but results may be compromised due to sample deviations. If no sampled date (soils) or date+time (waters) has been supplied then samples are deviating. However, if you are able to supply a sampled date (and time for waters) this will prevent samples being reported as deviating where specific hold times are not exceeded and where the container supplied is suitable.

Soil Analysis Notes

Inorganic soil analysis was carried out on a dried sample, crushed to pass a 425µm sieve, in accordance with BS1377.

Organic soil analysis was carried out on an 'as received' sample. Organics results are corrected for moisture and expressed on a dry weight basis.

The Loss on Drying, used to express organics analysis on an air dried basis, is carried out at a temperature of 28°C +/-2°C.

Disposal

From the issue date of this test certificate, samples will be held for the following times prior to disposal :-

Soils - 1 month, Liquids - 2 weeks, Asbestos (test portion) - 6 months

APPENDIX F

Monitoring Results

GAS MONITORING SHEET

Contract Number								**Dunelm Geotechnical & Environmental Ltd**
Contract Name	Hoxton							
Date	12.09.2017							
Time (start & finish)	12:15 to 14:15				**Visit No.**	1	**of**	4
Weather	Showers							
Ground Conditions	Dry							
Operator Initials	JB							
Ambient Readings	**O_2 (% v/v)**	20.8	**CO_2 (% v/v)**	0.1	**CH4 (% v/v)**	0.0	**PID reading (ppm)**	NR
Atmospheric Pressure (mbar)	**Start:**	**1007**			**Finish:**	**1007**	**Regional Trend:**	
Air temperature °C	**Start:**	**17**			**Finish:**	**17**		
Instrument Details	**GM10556/07**							
Last Calibration	**22/08/2017**							
Instrument Details	**Dip Tape**							
Last Calibration	**N/A**							

BH No.	Peak Flow Rate (l/hr)	Steady Flow Rate (l/hr)	Relative pressure mbar	Peak CH_4 (%v/v)	Steady CH_4 (%v/v)	Peak CO_2 (%v/v)	Steady CO_2 (%v/v)	Peak O_2 (%v/v)	Steady O_2 (%v/v)	Peak PID (ppm)	Low PID (ppm)	Range H_2S (ppm)	Range CO (ppm)	SWL (m bgl)	Base of pipe (m bgl)	Remarks
DCS1	0.0	0.0	0	ND	ND	0.1	0.1	20.7	20.7	NR	NR	ND	ND	3.87	5.05	No Bung
DCS2	0.0	0.0	0	ND	ND	0.1	0.1	20.9	20.9	NR	NR	ND	ND	3.37	5.48	No Bung
BH1_U	0.0	0.0	0	ND	ND	0.1	0.1	20.7	20.7	NR	NR	ND	ND	5.24	14.44	No Bung
BH1_L	0.0	0.0	0	ND	ND	0.1	0.1	20.8	20.8	NR	NR	ND	ND	39.27	39.65	No Bung
	Details of groundwater purging & sampling inc. volume sampled															
Notes:																

Monitoring order is from **left to right** across table above.
Regional trend is that shown at nearest Met office location at time of monitoring.

Key: **ND** **None Detected**
NR **Not Recorded**
SWL **Standing Water Level**

GAS MONITORING SHEET

Contract Number								**Dunelm Geotechnical & Environmental Ltd**
Contract Name	Hoxton							
Date	25.09.2017							
Time (start & finish)	13:00 to 14:15				**Visit No.**	2	**of**	4
Weather	Showers							
Ground Conditions	Dry							
Operator Initials	JB							
Ambient Readings	**O_2 (% v/v)**	20.8	**CO_2 (% v/v)**	0.1	**CH4 (% v/v)**	0.0	**PID reading (ppm)**	NR
Atmospheric Pressure (mbar)	**Start:**	**1018**			**Finish:**	**1018**	**Regional Trend:**	
Air temperature °C	**Start:**	**16**			**Finish:**	**17**		
Instrument Details	**GM10556/07**							
Last Calibration	**22/08/2017**							
Instrument Details	**Dip Tape**							
Last Calibration	**N/A**							

BH No.	Peak Flow Rate (l/hr)	Steady Flow Rate (l/hr)	Relative pressure mbar	Peak CH_4 (%v/v)	Steady CH_4 (%v/v)	Peak CO_2 (%v/v)	Steady CO_2 (%v/v)	Peak O_2 (%v/v)	Steady O_2 (%v/v)	Peak PID (ppm)	Low PID (ppm)	Range H_2S (ppm)	Range CO (ppm)	SWL (m bgl)	Base of pipe (m bgl)	Remarks
DCS1	0.0	0.0	0	ND	ND	0.1	0.1	20.2	20.2	NR	NR	ND	ND	3.96	4.98	No Bung
DCS2	0.0	0.0	0	ND	ND	0.1	0.1	20.8	20.8	NR	NR	ND	ND	3.55	5.48	No Bung
BH1_U	0.0	0.0	0	0.1	0.1	0.1	0.1	21.0	21.0	NR	NR	ND	ND	4.31	14.44	No Bung
BH1_L	0.0	0.0	0	ND	ND	0.1	0.1	20.8	20.8	NR	NR	ND	ND	39.22	39.75	No Bung
	Details of groundwater purging & sampling inc. volume sampled															
Notes:																

Monitoring order is from **left to right** across table above.
Regional trend is that shown at nearest Met office location at time of monitoring.

Key: **ND** **None Detected**
NR **Not Recorded**
SWL **Standing Water Level**

GAS MONITORING SHEET

Contract Number								**Dunelm Geotechnical & Environmental Ltd**
Contract Name	Hoxton							
Date	11.10.2017							
Time (start & finish)	12:15 - 12:35				**Visit No.**	3	**of**	4
Weather	Cloudy							
Ground Conditions	Dry							
Operator Initials	JB							
Ambient Readings	**O_2 (% v/v)**	20.8	**CO_2 (% v/v)**	0.1	**CH4 (% v/v)**	0.0	**PID reading (ppm)**	NR
Atmospheric Pressure (mbar)	**Start:**	**1009**			**Finish:**	**1009**	**Regional Trend:**	
Air temperature °C	**Start:**	**15**			**Finish:**	**15**		
Instrument Details	**GM10556/07**							
Last Calibration	**22/08/2017**							
Instrument Details	**Dip Tape**							
Last Calibration	**N/A**							

BH No.	Peak Flow Rate (l/hr)	Steady Flow Rate (l/hr)	Relative pressure mbar	Peak CH_4 (%v/v)	Steady CH_4 (%v/v)	Peak CO_2 (%v/v)	Steady CO_2 (%v/v)	Peak O_2 (%v/v)	Steady O_2 (%v/v)	Peak PID (ppm)	Low PID (ppm)	Range H_2S (ppm)	Range CO (ppm)	SWL (m bgl)	Base of pipe (m bgl)	Remarks
DCS1	0.0	0.0	0	ND	ND	0.1	0.1	20.4	204.0	NR	NR	ND	1	3.93	4.99	No Bung
DCS2	0.0	0.0	0	ND	ND	0.1	0.1	20.7	20.7	NR	NR	ND	ND	3.54	5.37	No Bung
BH1_U	0.0	0.0	0	ND	ND	0.1	0.1	20.7	20.7	NR	NR	1	1	4.36	14.44	No Bung
BH1_L	0.0	0.0	0	ND	ND	0.1	0.1	20.3	20.3	NR	NR	1	1	39.27	39.80	No Bung
	Details of groundwater purging & sampling inc. volume sampled															
Notes:																

Monitoring order is from **left to right** across table above.
Regional trend is that shown at nearest Met office location at time of monitoring.

Key: **ND** **None Detected**
NR **Not Recorded**
SWL **Standing Water Level**

GAS MONITORING SHEET

Contract Number								**Dunelm Geotechnical & Environmental Ltd**
Contract Name	Hoxton							
Date	26/10/2017							
Time (start & finish)	13:00 - 14:25				**Visit No.**	4	**of**	4
Weather	Light breeze, overcast							
Ground Conditions	Dry							
Operator Initials	JB							
Ambient Readings	**O_2 (% v/v)**	20.8	**CO_2 (% v/v)**	0.1	**CH4 (% v/v)**	0.0	**PID reading (ppm)**	NR
Atmospheric Pressure (mbar)	**Start:**	**1025**			**Finish:**	**1025**	**Regional Trend:**	
Air temperature °C	**Start:**	**16**			**Finish:**	**19**		
Instrument Details	**GM10556/07**							
Last Calibration	**22/08/2017**							
Instrument Details	**Dip Tape**							
Last Calibration	**N/A**							

BH No.	Peak Flow Rate (l/hr)	Steady Flow Rate (l/hr)	Relative pressure mbar	Peak CH_4 (%v/v)	Steady CH_4 (%v/v)	Peak CO_2 (%v/v)	Steady CO_2 (%v/v)	Peak O_2 (%v/v)	Steady O_2 (%v/v)	Peak PID (ppm)	Low PID (ppm)	Range H_2S (ppm)	Range CO (ppm)	SWL (m bgl)	Base of pipe (m bgl)	Remarks
DCS1	0.0	0.0	0	ND	ND	0.1	0.1	20.8	20.8	NR	NR	ND	1	4.05	4.98	No Bung
DCS2	0.0	0.0	0	ND	ND	0.1	0.1	20.8	20.8	NR	NR	ND	ND	3.67	5.34	No Bung
BH1_U	0.0	0.0	0	ND	ND	0.1	0.1	20.7	20.7	NR	NR	ND	1	4.56	14.44	No Bung
BH1_L	0.0	0.0	0	ND	ND	0.1	0.1	20.8	20.8	NR	NR	ND	1	39.27	39.80	No Bung
	Details of groundwater purging & sampling inc. volume sampled															
Notes:																

Monitoring order is from **left to right** across table above.
Regional trend is that shown at nearest Met office location at time of monitoring.

Key: **ND** **None Detected**
NR **Not Recorded**
SWL **Standing Water Level**

APPENDIX G

Dunelm Standard Conditions & Notes On Limitations

Dunelm Conditions of Offer, Notes on Limitations & Basis for Contract

These conditions accompany our tender and supercede any previous conditions issued. The firm will prepare a report solely for the use of the Client (the party invoiced) and its agent(s). No reliance should be placed on the contents of this report, in whole or in part by 3rd parties. The report, its content and format and associated data are copyright, and the property of the firm. Photocopying of part or all of the contents, transfer or reproduction of any kind is forbidden without written permission from the firm. A charge may be levied against such approval, the same to be made at the discretion of the firm.

Site investigation is a process of sampling. The scope and size of an investigation may be considered proportional to levels of confidence regarding the ground and groundwater conditions. The exploratory holes undertaken investigate only a small volume of the ground in relation to the overall size of the site, and can only provide a general indication of site conditions. The opinions provided and recommendations given in this report are based on the ground conditions as encountered within each of the exploratory holes. There may be different ground conditions elsewhere on the site which have not been identified by this investigation and which therefore have not been taken into account in this report. Reports are generally subject to the comments of the local authority and Environment Agency. The comments made on groundwater conditions are based on observations made at the time that site work was carried out. It should be noted that mobile contamination, soil gas levels and groundwater levels may vary owing to seasonal, tidal and/or weather related effects. Unrecorded ancient mining may occur anywhere where seams that have been worked and influence the rock and soil above. Dissolution cavities can occur where gypsum or chalk is present. Rotary drilling is the recommended technique to prove the integrity of the rock.

Where the scope of the investigation is limited via access to information, time constraints, equipment limitations, testing, interpretation or by the client or his agents budgetary constraints, elements not set out in the proposal and excluded from the report are deemed to be omitted from the scope of the investigation.

The firm cannot be held liable and do not warrant, or otherwise guarantee the validity of information provided by third parties and subsequently used in our reports. The firm are not responsible for the action negligent or otherwise of subcontractors or third parties.

Desk studies are generally prepared in accordance with RICS guidelines. Environmental site investigations are generally undertaken as 'exploratory investigations' in accordance with the definitions provided in paragraph 5.4 of BS 10175:2001 in order to confirm the conceptual assumptions. You are advised to familiarize yourself with the typical scope of such an investigation. No pumping of water will be undertaken unless a licence or facilities/equipment have been arranged by others.

Where the type, number or/and depth of exploratory hole is specified by others, the firm cannot and will not be responsible for any subsequent shortfall or inadequacy in data, and any consequent shortfall in interpretation of environmental and geotechnical aspects which may be required at a later date in order to facilitate the design of permanent or temporary works.

All information acquired by the firm in the course of investigation is the property of the firm, and, only also becomes the joint property of the Client only on the complete settlement of all invoices relating to the project. The firm reserves the right to use the information in commercial tendering and marketing, unless the Client expressly wishes otherwise in writing. The quoted rates do not include VAT, and payment terms are 30 days from dispatch of invoice from our offices. Quotes are subject to a site visit.

We have allowed for 1 mobilisation and normal working hours unless otherwise stated. The scope of the investigation may be reviewed following the desk study and/or fieldwork. We have not allowed for acquiring services information, and cannot be responsible for damage to underground services or pipes not shown to us or not clearly shown on plans. Costs incurred will be passed on to you, and in commissioning the firm, you understand and accept that you/your agent have a contractual relationship with the firm & you accept this. Our rates assume unobstructed, reasonably level and firm access to the exploratory positions and adequate clear working areas and headroom. We have priced on the basis that you or your client have the necessary permissions, wayleaves and approvals to access land. All boreholes and pits are backfilled with arisings except where gas monitoring pipes are installed with stopcock covers. Dunelm are not responsible for any uneven surfaces as a result of siteworks and rutting and backfilled excavations may require re-levelling and/or making good by others after fieldwork is complete. Dunelm have not allowed for subsequent reinstatement as a result of settlement. No price has been provided or requested for a return visit to remove pipework and covers. No price has been provided or requested for a return visit to remove pipework and covers. Hourly rates apply to consultancy only and do not include expenses unless otherwise shown. If warranties are required, legal costs incurred will be passed on to you assuming the firm agree to complete such warranties, modified or otherwise and you understand and agree to pay all costs.

We reserve the right to pursue full payment of the invoice prior to release of any information including reports. We advise you/your client that we may elect to pursue our statutory rights under late payment legislation, and will apply 8% to the base rate for unreasonably late payments. We will also apply the right to claim any associated legal costs incurred with recovery of late payments. The firm is exempt from the CIS Scheme. The firm offer to undertake work only in strict accordance with conditions covered by our current insurances, which are available for inspection. The company are not responsible for acts, negligent or otherwise of subcontractors and as a matter of policy cannot indemnify any other parties. Professional indemnity Insurance is limited to ten times the invoice net total except where stated otherwise by the firm, and we give notice that consequential loss as a direct or indirect result of the firm's activities or omission of the same are excluded.

London

Friars Bridge Court
41- 45 Blackfriars Road
London, SE1 8NZ

T: +44 (0)20 7340 1700
E: london@campbellreith.com

Birmingham

Chantry House
High Street, Coleshill
Birmingham B46 3BP

T: +44 (0)1675 467 484
E: birmingham@campbellreith.com

Surrey

Raven House
29 Linkfield Lane, Redhill
Surrey RH1 1SS

T: +44 (0)1737 784 500
E: surrey@campbellreith.com

Manchester

No. 1 Marsden Street
Manchester
M2 1HW

T: +44 (0)161 819 3060
E: manchester@campbellreith.com

Bristol

Wessex House
Pixash Lane, Keynsham
Bristol BS31 1TP

T: +44 (0)117 916 1066
E: bristol@campbellreith.com

UAE

Office 705, Warsan Building
Hessa Street (East)
PO Box 28064, Dubai, UAE

T: +971 4 453 4735
E: uae@campbellreith.com