VERIFICATION REPORT
of a site at
27 MARESFIELD GARDENS, HAMPSTEAD
for
MR RON GOLAN

t 020 8291 1354 e ask@gosolve.co.uk
4 De Frene Road, London, SE26 4AB

Project No 2166
Report ref: 2166-P4E-1
Issued: 24 May 2022
Revision:

CONTENTS

1 EXECUTIVE SUMMARY

In accordance with the Remediation Strategy the following remedial actions were required:

- Demonstrate that made ground from the impacted area in the soft landscaping been removed to at least 600mm.

- Provide a barrier of clean soil in order to remove the pathway between any residual contamination and residents.

The made ground within the impacted soft landscaped area has been removed to at 600mm depth. A single sample was taken from the imported topsoil, and no results exceeded the relevant soil screening values, and no asbestos was identified.

The completion of these remediation measures has ensured that the identified risks are reduced such that the development does not pose an increased risk to human health.

2 BRIEF

Mr Ron Golan requested GO Contaminated Land Solutions to complete a verification report for a site at 27 Maresfield Gardens, Hampstead.

This report should be read in conjunction with the following GO Contaminated Land Solutions reports:

- Soil Testing Report ref. 2166-ST-1, issued 12 October 2021
- Remediation Strategy ref. 2166-P3E-1, issued 18 October 2021

3 PREVIOUS CONTAMINATION TESTING

In the soil testing investigation one of the samples exceeded the screening values for lead. A further six samples were taken in close proximity to the original exceedance, in two concentric circles of 1m and 2m radius to determine whether the lead exceedance is a hotspot or more widespread. The test results showed no exceedances for lead in the additional samples; therefore, the exceedance was considered to be restricted to within 1m radius from BH2.

Based on these results a potential risk to sensitive receptors was identified and remediation was recommended.

4 REMEDIAL SITE WORKS

4.1 Excavation

The made ground within the impacted area has been removed to a depth of 600mm.

A 2000mm x 2000mm x 600mm pit was excavated. Removed made ground was transferred to an appropriate landfill facility.

Refer to appendix F for Waste Transport Certificates for material removed from site.

4.2 Soft Landscaping and Permeable Areas

The topsoil for the pit was about to be laid at the time of visit therefore, pits to verify topsoil depth were not required. A sample was taken from the stockpile of imported

topsoil to be laid within the excavation. Refer to appendix F.

A plan is contained in appendix B and a photographic record of excavation and imported topsoil is included in appendix E.

5 VERIFICATION TESTING

Imported topsoil was ready to be sampled on site in a stockpile. A sample was taken from the stockpile for testing. The verification test result for the sample of imported fill is attached in appendix D. The sample was tested for a range of commonly occurring contaminants and indicators of contamination including those given by the Contaminated Land Exposure Assessment (CLEA). These include, heavy metals, aromatic and aliphatic hydrocarbons, in accordance with Environment Agency guidelines, and speciated PolyAromatic Hydrocarbon (PAH) and asbestos.

All the results have been compared to the Atkins 2017 ATRISKsoil SSVs for residential use with plant uptake, for 1% SOM, where available. These guideline values have been derived using the updated CLEA v1.071 model, previously published Category 4 Screening Levels (C4SLs) by DEFRA and information in the Environment Agency guidance SR2. Where ATRISKsoil SSVs have not been derived, the Category 4 Screening Levels have been used, and for determinands which do not have either of the above, the LQM/CIEH Suitable 4 Use Levels (S4ULs) assessment criteria have been used.

To assess the genotoxic poly-aromatic hydrocarbons (PAHs), the benzo-a-pyrene surrogate marker approach has been adopted. The results for genotoxic PAHs have been compared to the soil PAH coal tar mixtures used in the Culp et al 1998 study, to determine if they are sufficiently similar and establish if benzo-a-pyrene is a suitable surrogate marker for PAHs.

1No. sample was collected from the imported topsoil ready to be laid in the 2000x2000x600mm excavation.

5.1 Sampling and Testing Regime

Location Reference	Rationale for Location	Depth (mbgl)	Sampling, Testing & Monitoring
V1	Stockpile of imported topsoil	n/a	Metals, hydrocarbons, PAHs & asbestos

5.2 Test Results

The initial and additional results have been compared to Atkins 2017 ATRISKsoil SSVs derived using CLEA for all sample locations. Assessment levels used are for residential with plant uptake.

Test results and summary sheet are contained in appendix D.

One slight exceedance was identified for Dibenzo(a,h)anthracene at V1, and a marginal exceedance for Benzo(b)fluoranthene was also identified at V1. Subsequently the LQM PAH profiling tool has been used to confirm the validity of the surrogate marker approach, which assesses whether minor PAH exceedances can be discounted if results are in line with PAH coal tar mixtures used in the Culp et al 1998 study. The results show that it is appropriate to use benzo-a-pyrene as a surrogate marker for this data set, and benzo(a)pyrene was recorded to be below the screening level, therefore the Dibenzo(a,h)anthracene and Benzo(b)fluoranthene exceedance are not considered to represent any significant risks to on site or off site receptors.

Ref	Determinand	Depth (mbgl)	Value (mg/kg)	Screening Value (mg/kg)	Is B(a)P below screening value (4.95mg/kg)	Surrogate marker approach suitable?
V1	Dibenzo(a,h) anthracene	n/a	0.5	0.24	Yes	Yes
	Benzo(b) fluoranthene		2.8	2.6	Yes	Yes

Following the results of PAH profiling tool, it is considered that test results are compliant with the criteria for verification testing. Results of the PAH profiling can be found in appendix H.

No asbestos was identified in any of the samples.

6 DUTY OF CARE DOCUMENTATION

The material removed was taken to an appropriate landfill facility.

The contractor responsible for the remedial works confirmed that no visual, olfactory or physical signs of contamination were identified during the works. A confirmation email is included in appendix G.

A full record of "Duty of Care" documentation, waste transfer notes and tickets confirming receipt at the landfill is contained in appendix F.

7 CONCLUSIONS

The previous reports identified some residual risks to site residents, neighbours, and construction and maintenance workers from a single lead exceedance. Appropriate remediation measures have been described in the Remediation Strategy.

Based upon the verification sample results it has been concluded that the source of contamination has been removed and an appropriate barrier has been put into place, therefore there is no source-pathway-receptor link.

It has been concluded that the remedial site works have been successful in ensuring that the development does not pose an increased risk to human health.

This document has been prepared for the titled project and should not be relied upon or used for any other project without an independent check being carried out as to its suitability and the prior written authority of GO Contaminated Land Solutions Ltd being obtained. No responsibility or liability is accepted for the consequences of this document being used for a purpose other than that for which it was commissioned. Any person using or relying on this document for such other purpose will by such use or reliance be taken to confirm his agreement to indemnify GO Contaminated Land Solutions Ltd for all loss or damage resulting therefrom. GO Contaminated Land Solutions Ltd accepts no responsibility or liability for this document to any party other than ***Mr Ron Golan*** *by whom it was commissioned.*

Contaminated Land Solutions

Appendix A – Site Location Plan

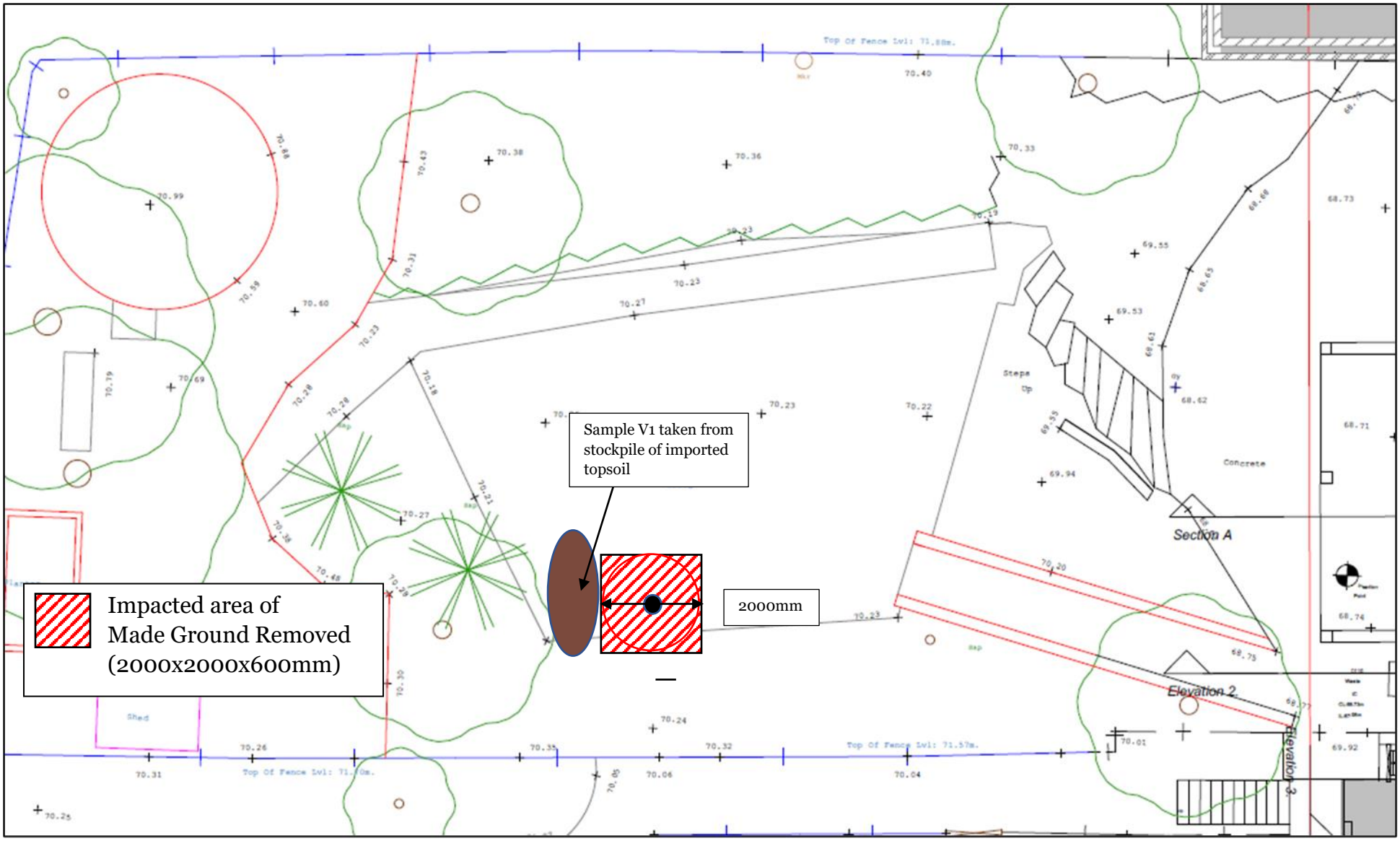
LOCATION PLAN 1:1250 scale @ A2 size

SITE PLAN 1:500 scale @ A2 size

2166-P4E-1: Maresfield Gardens, Hampstead
Mr Ron Golan

Contaminated Land Solutions

Appendix B – Sample Location Plan



2166-P4E-1: Maresfield Gardens, Hampstead
Mr Ron Golan

Contaminated
Land
Solutions

Appendix C – Previous Contamination Testing

GO Contaminated Land Solutions
4 De Frene Rd
London, SE26 4AB
Tel.: 020 8291 1354
Email: askgo@gosolve.co.uk
Web: www.gosolve.co.uk

BOREHOLE/TRIAL PIT LOG

Project	Maresfield Gardens, Hampstead					Project No.	2166	
Client						Survey date:	16/09/21	

Log ID BH1 Hole type: BH

Water Strikes	Samples Type	Samples depth (m)	Level (m OD)	Depth (m)	Legend	Stratum Description and Observations	Depth (m)
						MADE GROUND Silty TOPSOIL containing brick fragments and clinker	-0.10
							-0.20
				0.30			-0.30
						MADE GROUND Clayey SUBSOIL containing brick fragments and clinker	-0.40
	C	0.30 - 0.60		0.45			-0.50
						MADE GROUND Light Brown CLAY with rootlets and brick fragments	-0.60
				0.70			-0.70
						Borehole Terminated	-0.80
							-0.90
							-1.00
							-1.10
							-1.20
							-1.30
							-1.40
							-1.50
							-1.60
							-1.70

▽ Water strike

Remarks: Groundwater not noted during excavations. No visual or olfactory evidence of contamination noted.

Key: C - Contamination sample W - Water sample P - PID test

GO Contaminated Land Solutions
4 De Frene Rd
London, SE26 4AB
Tel.: 020 8291 1354
Email: askgo@gosolve.co.uk
Web: www.gosolve.co.uk

BOREHOLE/TRIAL PIT LOG

Project	Maresfield Gardens, Hampstead					Project No.	2166	
Client						Survey date:	16/09/21	

Log ID BH2 Hole type: BH

Water Strikes	Samples Type	Samples depth (m)	Level (m OD)	Depth (m)	Legend	Stratum Description and Observations	Depth (m)
						MADE GROUND Silty TOPSOIL	-0.10
				0.20			-0.20
						MADE GROUND Silty SUBSOIL containing brick fragments	-0.30
				0.35			
	C	0.20 - 0.60				MADE GROUND Dark Brown Silty CLAYcontaining brick fragments and clinker	-0.40
				0.50			-0.50
						MADE GROUND Light Brown CLAY containing brick fragments and occasional gravels	-0.60
				0.70			-0.70
						Borehole Terminated	-0.80
							-0.90
							-1.00
							-1.10
							-1.20
							-1.30
							-1.40
							-1.50
							-1.60
							-1.70

▽ Water strike

Remarks: Groundwater not noted during excavations. No visual or olfactory evidence of contamination noted.

Key: C - Contamination sample W - Water sample P - PID test

GO Contaminated Land Solutions
4 De Frene Rd
London, SE26 4AB
Tel.: 020 8291 1354
Email: askgo@gosolve.co.uk
Web: www.gosolve.co.uk

BOREHOLE/TRIAL PIT LOG

Project	Maresfield Gardens, Hampstead	Project No.	2166
Client		Survey date:	16/09/21

Log ID BH3 Hole type: BH

Water Strikes	Samples Type	Samples depth (m)	Level (m OD)	Depth (m)	Legend	Stratum Description and Observations	Depth (m)
						MADE GROUND Silty TOPSOIL containing brick fragments and pockets of sand	-0.10
				0.30			-0.20
	C	0.20 - 0.60				MADE GROUND Brown Silty CLAY containing brick fragments and clinker	-0.30
				0.45			-0.40
						MADE GROUND Light Brown CLAY with grey mottling containing brick fragments.	-0.50
							-0.60
				0.70		Borehole Terminated	-0.70
							-0.80
							-0.90
							-1.00
							-1.10
							-1.20
							-1.30
							-1.40
							-1.50
							-1.60
							-1.70

▽ Water strike

Remarks: Groundwater not noted during excavations. No visual or olfactory evidence of contamination noted.

Key: C - Contamination sample W - Water sample P - PID test

GO Contaminated Land Solutions
4 De Frene Rd
London, SE26 4AB
Tel.: 020 8291 1354
Email: askgo@gosolve.co.uk
Web: www.gosolve.co.uk

BOREHOLE/TRIAL PIT LOG

Project	Maresfield Gardens, Hampstead					Project No.	2166	
Client						Survey date:	30/09/21	

Log ID BH2A Hole type: BH

Water Strikes	Samples Type	Samples depth (m)	Level (m OD)	Depth (m)	Legend	Stratum Description and Observations	Depth (m)
						MADE GROUND Silty TOPSOIL containing brick fragments	-0.10
							-0.20
				0.30			-0.30
	C	0.20 - 0.60				MADE GROUND Mid Brown Silty CLAYcontaining brick fragments and clinker	-0.40
						Rootlets present at 0.5m	-0.50
							-0.60
				0.70			-0.70
						Borehole Terminated	-0.80
							-0.90
							-1.00
							-1.10
							-1.20
							-1.30
							-1.40
							-1.50
							-1.60
							-1.70

▽ Water strike

Remarks: Groundwater not noted during excavations. No visual or olfactory evidence of contamination noted.

Key: C - Contamination sample W - Water sample P - PID test

Contaminated Land Solutions
GO Contaminated Land Solutions
4 De Frene Rd
London, SE26 4AB
Tel.: 020 8291 1354
Email: askgo@gosolve.co.uk
Web: www.gosolve.co.uk

BOREHOLE/TRIAL PIT LOG

Project	Maresfield Gardens, Hampstead					Project No.	2166	
Client						Survey date:	30/09/21	

Log ID BH2B Hole type: BH

Water Strikes	Samples Type	Samples depth (m)	Level (m OD)	Depth (m)	Legend	Stratum Description and Observations	Depth (m)
							-0.10
						MADE GROUND Silty TOPSOIL containing brick fragments and gravel	-0.20
				0.30			-0.30
	C	0.20 - 0.60					-0.40
						MADE GROUND Mid Brown Silty CLAYcontaining brick fragments and rootlets	-0.50
							-0.60
				0.70			-0.70
						Borehole Terminated	-0.80
							-0.90
							-1.00
							-1.10
							-1.20
							-1.30
							-1.40
							-1.50
							-1.60
							-1.70

▽ Water strike

Remarks: Groundwater not noted during excavations. No visual or olfactory evidence of contamination noted.

Key: C - Contamination sample W - Water sample P - PID test

Contaminated Land Solutions
GO Contaminated Land Solutions
4 De Frene Rd
London, SE26 4AB
Tel.: 020 8291 1354
Email: askgo@gosolve.co.uk
Web: www.gosolve.co.uk

BOREHOLE/TRIAL PIT LOG

Project	Maresfield Gardens, Hampstead					Project No.	2166	
Client						Survey date:	30/09/21	

Log ID BH2B Hole type: BH

Water Strikes	Samples Type	Samples depth (m)	Level (m OD)	Depth (m)	Legend	Stratum Description and Observations	Depth (m)
							-0.10
						MADE GROUND Silty TOPSOIL containing brick fragments and gravel	-0.20
				0.30			-0.30
	C	0.20 - 0.60					-0.40
						MADE GROUND Mid Brown Silty CLAYcontaining brick fragments and rootlets	-0.50
							-0.60
				0.70			-0.70
						Borehole Terminated	-0.80
							-0.90
							-1.00
							-1.10
							-1.20
							-1.30
							-1.40
							-1.50
							-1.60
							-1.70

▽ Water strike

Remarks: Groundwater not noted during excavations. No visual or olfactory evidence of contamination noted.

Key: C - Contamination sample W - Water sample P - PID test

GO Contaminated Land Solutions
4 De Frene Rd
London, SE26 4AB
Tel.: 020 8291 1354
Email: askgo@gosolve.co.uk
Web: www.gosolve.co.uk

BOREHOLE/TRIAL PIT LOG

Project	Maresfield Gardens, Hampstead	Project No.	2166
Client		Survey date:	30/09/21

Log ID BH2C Hole type: BH

Water Strikes	Samples Type	Samples depth (m)	Level (m OD)	Depth (m)	Legend	Stratum Description and Observations	Depth (m)
						MADE GROUND Silty TOPSOIL containing brick fragments and gravel	-0.10
							-0.20
				0.30			-0.30
	C	0.20 - 0.60				MADE GROUND Light Brown Silty CLAYcontaining brick fragments and rootlets	-0.40
							-0.50
							-0.60
				0.70		Borehole Terminated	-0.70
							-0.80
							-0.90
							-1.00
							-1.10
							-1.20
							-1.30
							-1.40
							-1.50
							-1.60
							-1.70

▽ Water strike

Remarks: Groundwater not noted during excavations. No visual or olfactory evidence of contamination noted.

Key: C - Contamination sample W - Water sample P - PID test

GO Contaminated Land Solutions
4 De Frene Rd
London, SE26 4AB
Tel.: 020 8291 1354
Email: askgo@gosolve.co.uk
Web: www.gosolve.co.uk

BOREHOLE/TRIAL PIT LOG

Project	Maresfield Gardens, Hampstead	Project No.	2166
Client		Survey date:	30/09/21

Log ID BH2D Hole type: BH

Water Strikes	Samples Type	Samples depth (m)	Level (m OD)	Depth (m)	Legend	Stratum Description and Observations	Depth (m)
						MADE GROUND Silty TOPSOIL containing brick fragments	-0.10
							-0.20
				0.30			-0.30
	C	0.20 - 0.60				MADE GROUND Light to Mid Brown Silty CLAYcontaining brick fragments and clinker	-0.40
							-0.50
							-0.60
				0.70		Borehole Terminated	-0.70
							-0.80
							-0.90
							-1.00
							-1.10
							-1.20
							-1.30
							-1.40
							-1.50
							-1.60
							-1.70

▽ Water strike

Remarks: Groundwater not noted during excavations. No visual or olfactory evidence of contamination noted.

Key: C - Contamination sample W - Water sample P - PID test

Unit A2
Windmill Road
Ponswood Industrial Estate
St Leonards on Sea
East Sussex
TN38 9BY
Telephone: (01424) 718618

cs@elab-uk.co.uk
info@elab-uk.co.uk

2683

THE ENVIRONMENTAL LABORATORY LTD

Analytical Report Number:	21-36044
Issue:	1
Date of Issue:	23/09/2021
Contact:	Peter George
Customer Details:	GO Contaminated Land Solutions Ltd 4 De Frene Road Sydenham London SE26 4AB
Quotation No:	Q14-00029
Order No:	2166
Customer Reference:	2166
Date Received:	17/09/2021
Date Approved:	23/09/2021
Details:	Maresfield Gardens, Hampstead
Approved by:	

Tim Reeve, Quality Officer

Sample Summary

Report No.: 21-36044, issue number 1

Elab No.	Client's Ref.	Date Sampled	Date Scheduled	Description	Deviations
251258	BH1 0.30 - 0.60	16/09/2021	17/09/2021	Silty clayey loam	
251259	BH2 0.20 - 0.60	16/09/2021	17/09/2021	Silty clayey loam	
251260	BH3 0.20 - 0.60	16/09/2021	17/09/2021	Silty clayey loam	

Results Summary

Report No.: 21-36044, issue number 1

				ELAB Reference	251258	251259	251260
				Customer Reference			
				Sample ID			
				Sample Type	SOIL	SOIL	SOIL
				Sample Location	BH1	BH2	BH3
				Sample Depth (m)	0.30 - 0.60	0.20 - 0.60	0.20 - 0.60
				Sampling Date	16/09/2021	16/09/2021	16/09/2021
Determinand	**Codes**	**Units**	**LOD**			
Soil sample preparation parameters						
Moisture Content	N	%	0.1		28.1	21.3	27.4
Stones Content	N	%	0.1		< 0.1	< 0.1	< 0.1
Material removed	N	%	0.1		< 0.1	< 0.1	< 0.1
Description of Inert material removed	N		0		None	None	None
Metals						
Arsenic	M	mg/kg	1		14.2	20.4	15.8
Cadmium	M	mg/kg	0.5		< 0.5	< 0.5	< 0.5
Chromium	M	mg/kg	5		37.5	39.2	34.5
Copper	M	mg/kg	5		46.8	49.2	44.9
Lead	M	mg/kg	5		156	1030	186
Mercury	M	mg/kg	0.5		< 0.5	0.6	0.7
Nickel	M	mg/kg	5		34.2	29.9	21.5
Selenium	M	mg/kg	1		< 1.0	< 1.0	< 1.0
Zinc	M	mg/kg	5		83.2	96.8	85.5
Inorganics						
Free Cyanide	N	mg/kg	1		< 1.0	< 1.0	< 1.0
Hexavalent Chromium	N	mg/kg	0.8		< 0.8	< 0.8	< 0.8
Miscellaneous						
pH	M	pH units	0.1		7.5	7.0	7.7
Soil Organic Matter	U	%	0.1		1.5	2.4	2.0
Phenols						
Total Monohydric Phenols	N	mg/kg	5		< 5	< 5	< 5
Polyaromatic hydrocarbons						
Naphthalene	M	mg/kg	0.1		< 0.1	< 0.1	< 0.1
Acenaphthylene	M	mg/kg	0.1		< 0.1	< 0.1	< 0.1
Acenaphthene	M	mg/kg	0.1		< 0.1	< 0.1	< 0.1
Fluorene	M	mg/kg	0.1		< 0.1	< 0.1	< 0.1
Phenanthrene	M	mg/kg	0.1		< 0.1	0.2	< 0.1
Anthracene	M	mg/kg	0.1		< 0.1	< 0.1	< 0.1
Fluoranthene	M	mg/kg	0.1		0.1	0.3	< 0.1
Pyrene	M	mg/kg	0.1		0.1	0.3	< 0.1
Benzo(a)anthracene	M	mg/kg	0.1		< 0.1	0.2	< 0.1
Chrysene	M	mg/kg	0.1		< 0.1	0.2	< 0.1
Benzo(b)fluoranthene	M	mg/kg	0.1		< 0.1	0.2	< 0.1
Benzo(k)fluoranthene	M	mg/kg	0.1		< 0.1	0.1	< 0.1
Benzo(a)pyrene	M	mg/kg	0.1		< 0.1	0.2	< 0.1
Indeno(1,2,3-cd)pyrene	M	mg/kg	0.1		< 0.1	0.1	< 0.1
Dibenzo(a,h)anthracene	M	mg/kg	0.1		< 0.1	< 0.1	< 0.1
Benzo[g,h,i]perylene	M	mg/kg	0.1		< 0.1	0.1	< 0.1
Total PAH(16)	M	mg/kg	0.4		< 0.4	2.2	< 0.4

Tests marked N are not UKAS accredited.
The Environmental Laboratory Ltd. Reg. No. 3882193

Results Summary

Report No.: 21-36044, issue number 1

			ELAB Reference	251258	251259	251260
			Customer Reference			
			Sample ID			
			Sample Type	SOIL	SOIL	SOIL
			Sample Location	BH1	BH2	BH3
			Sample Depth (m)	0.30 - 0.60	0.20 - 0.60	0.20 - 0.60
			Sampling Date	16/09/2021	16/09/2021	16/09/2021
Determinand	**Codes**	**Units**	**LOD**			
TPH CWG						
>C5-C6 Aliphatic	N	mg/kg	0.01	< 0.01	< 0.01	< 0.01
>C6-C8 Aliphatic	N	mg/kg	0.01	< 0.01	< 0.01	< 0.01
>C8-C10 Aliphatic	N	mg/kg	1	< 1.0	< 1.0	< 1.0
>C10-C12 Aliphatic	N	mg/kg	1	< 1.0	< 1.0	< 1.0
>C12-C16 Aliphatic	N	mg/kg	1	< 1.0	< 1.0	< 1.0
>C16-C21 Aliphatic	N	mg/kg	1	< 1.0	< 1.0	< 1.0
>C21-C35 Aliphatic	N	mg/kg	1	< 1.0	< 1.0	< 1.0
>C35-C40 Aliphatic	N	mg/kg	1	< 1.0	< 1.0	< 1.0
>C5-C7 Aromatic	N	mg/kg	0.01	< 0.01	< 0.01	< 0.01
>C7-C8 Aromatic	N	mg/kg	0.01	< 0.01	< 0.01	< 0.01
>C8-C10 Aromatic	N	mg/kg	1	< 1.0	< 1.0	< 1.0
>C10-C12 Aromatic	N	mg/kg	1	< 1.0	< 1.0	< 1.0
>C12-C16 Aromatic	N	mg/kg	1	< 1.0	< 1.0	< 1.0
>C16-C21 Aromatic	N	mg/kg	1	< 1.0	< 1.0	< 1.0
>C21-C35 Aromatic	N	mg/kg	1	< 1.0	< 1.0	< 1.0
>C35-C40 Aromatic	N	mg/kg	1	< 1.0	< 1.0	< 1.0
Total (>C5-C40) Ali/Aro	N	mg/kg	1	< 1.0	< 1.0	< 1.0

Tests marked N are not UKAS accredited.
The Environmental Laboratory Ltd. Reg. No. 3882193

Unit A2, Windmill Road, Ponswood Industrial Estate, St Leonards on Sea, East Sussex, TN38 9BY
Tel: +44 (0)1424 718618, Email: info@elab-uk.co.uk, Web: www.elab-uk.co.uk

Results Summary

Report No.: 21-36044, issue number 1

Asbestos Results

Analytical result only applies to the sample as submitted by the client. Any comments, opinions or interpretations (marked #) in this report are outside UKAS accreditation (Accreditation No2683). They are subjective comments only which must be verified by the client.

Elab No	Depth (m)	Clients Reference	Description of Sample Matrix #	Asbestos Identification	Gravimetric Analysis Total (%)	Gravimetric Analysis by ACM Type (%)	Free Fibre Analysis (%)	Total Asbestos (%)
251258	0.30 - 0.60	BH1	Brown Soil, Stones	No asbestos detected	n/t	n/t	n/t	n/t
251259	0.20 - 0.60	BH2	Brown Soil, Stones, Clinker	No asbestos detected	n/t	n/t	n/t	n/t
251260	0.20 - 0.60	BH3	Brown Soil, Stones	No asbestos detected	n/t	n/t	n/t	n/t

Method Summary

Report No.: 21-36044, issue number 1

Parameter	Codes	Analysis Undertaken On	Date Tested	Method Number	Technique
Soil					
Free cyanide	N	As submitted sample	21/09/2021	107	Colorimetry
Hexavalent chromium	N	As submitted sample	21/09/2021	110	Colorimetry
pH	M	Air dried sample	21/09/2021	113	Electromeric
Aqua regia extractable metals	M	Air dried sample	21/09/2021	118	ICPMS
Phenols in solids	N	As submitted sample	21/09/2021	121	HPLC
PAH (GC-FID)	M	As submitted sample	21/09/2021	133	GC-FID
Low range Aliphatic hydrocarbons soil	N	As submitted sample	21/09/2021	181	GC-MS
Low range Aromatic hydrocarbons soil	N	As submitted sample	21/09/2021	181	GC-MS
Aliphatic hydrocarbons in soil	N	As submitted sample	21/09/2021	214	GC-FID
Aliphatic/Aromatic hydrocarbons in soil	N	As submitted sample	22/09/2021	214	GC-FID
Aromatic hydrocarbons in soil	N	As submitted sample	21/09/2021	214	GC-FID
Asbestos identification	U	Air dried sample	22/09/2021	280	Microscopy
Soil organic matter	U	Air dried sample	22/09/2021	BS1377:P3	Titrimetry

Tests marked N are not UKAS accredited

Report Information

Report No.: 21-36044, issue number 1

Key

U	hold UKAS accreditation
M	hold MCERTS and UKAS accreditation
N	do not currently hold UKAS accreditation
^	MCERTS accreditation not applicable for sample matrix
*	UKAS accreditation not applicable for sample matrix
S	Subcontracted to approved laboratory UKAS Accredited for the test
SM	Subcontracted to approved laboratory MCERTS/UKAS Accredited for the test
NS	Subcontracted to approved laboratory. UKAS accreditation is not applicable.
I/S	Insufficient Sample
U/S	Unsuitable sample
n/t	Not tested
<	means "less than"
>	means "greater than"
LOD	LOD refers to limit of detection, except in the case of pH soils and pH waters where it means limit of discrimination.

Soil sample results are expressed on an air dried basis (dried at < 30°C), and are uncorrected for inert material removed.

ELAB are unable to provide an interpretation or opinion on the content of this report.

The results relate only to the sample received.

PCB congener results may include any coeluting PCBs

Uncertainty of measurement for the determinands tested are available upon request

Unless otherwise stated, sample information has been provided by the client. This may affect the validity of the results.

Deviation Codes

a	No date of sampling supplied
b	No time of sampling supplied (Waters Only)
c	Sample not received in appropriate containers
d	Sample not received in cooled condition
e	The container has been incorrectly filled
f	Sample age exceeds stability time (sampling to receipt)
g	Sample age exceeds stability time (sampling to analysis)

Where a sample has a deviation code, the applicable test result may be invalid.

Sample Retention and Disposal

All soil samples will be retained for a period of one month

All water samples will be retained for 7 days following the date of the test report

Charges may apply to extended sample storage

Contaminated Land Solutions

Appendix D – Verification Test Results

Unit A2
Windmill Road
Ponswood Industrial Estate
St Leonards on Sea
East Sussex
TN38 9BY
Telephone: (01424) 718618

cs@elab-uk.co.uk
info@elab-uk.co.uk

2683

THE ENVIRONMENTAL LABORATORY LTD

Analytical Report Number:	22-39819
Issue:	1
Date of Issue:	13/04/2022
Contact:	Peter George
Customer Details:	GO Contaminated Land Solutions Ltd 4 De Frene Road Sydenham London SE26 4AB
Quotation No:	Q22-02616
Order No:	Not Supplied
Customer Reference:	2166
Date Received:	06/04/2022
Date Approved:	13/04/2022
Details:	Maresfield Gardens, Hampstead
Approved by:	

Mike Varley, General Manager

Sample Summary

Report No.: 22-39819, issue number 1

Elab No.	Client's Ref.	Date Sampled	Date Scheduled	Description	Deviations
274174	V1 0.00	05/04/2022	06/04/2022	Silty loam	

Results Summary

2683

Report No.: 22-39819, issue number 1

ELAB Reference	274174
Customer Reference	
Sample ID	
Sample Type	SOIL
Sample Location	V1
Sample Depth (m)	0.00
Sampling Date	05/04/2022

Determinand	Codes	Units	LOD	
Soil sample preparation parameters				
Moisture Content	N	%	0.1	16.5
Stones Content	N	%	0.1	12.9
Material removed	N	%	0.1	12.9
Description of Inert material removed	N		0	Stones/Wood
Metals				
Arsenic	M	mg/kg	1	8.0
Cadmium	M	mg/kg	0.5	< 0.5
Chromium	M	mg/kg	5	19.7
Copper	M	mg/kg	5	31.6
Lead	M	mg/kg	5	43.0
Mercury	M	mg/kg	0.5	< 0.5
Nickel	M	mg/kg	5	12.5
Selenium	M	mg/kg	1	< 1.0
Zinc	M	mg/kg	5	82.6
Inorganics				
Free Cyanide	N	mg/kg	1	< 1.0
Hexavalent Chromium	N	mg/kg	0.8	< 0.8
Miscellaneous				
pH	M	pH units	0.1	9.0
Soil Organic Matter	U	%	0.1	1.8
Phenols				
Total Monohydric Phenols	N	mg/kg	5	< 5
Polyaromatic hydrocarbons				
Naphthalene	M	mg/kg	0.1	< 0.1
Acenaphthylene	M	mg/kg	0.1	< 0.1
Acenaphthene	M	mg/kg	0.1	0.5
Fluorene	M	mg/kg	0.1	0.7
Phenanthrene	M	mg/kg	0.1	7.6
Anthracene	M	mg/kg	0.1	1.6
Fluoranthene	M	mg/kg	0.1	7.6
Pyrene	M	mg/kg	0.1	5.6
Benzo(a)anthracene	M	mg/kg	0.1	3.2
Chrysene	M	mg/kg	0.1	3.9
Benzo(b)fluoranthene	M	mg/kg	0.1	2.8
Benzo(k)fluoranthene	M	mg/kg	0.1	2.9
Benzo(a)pyrene	M	mg/kg	0.1	3.3
Indeno(1,2,3-cd)pyrene	M	mg/kg	0.1	2.0
Dibenzo(a,h)anthracene	M	mg/kg	0.1	0.5
Benzo[g,h,i]perylene	M	mg/kg	0.1	1.8
Total PAH(16)	M	mg/kg	0.4	44.2

Tests marked N are not UKAS accredited.
The Environmental Laboratory Ltd. Reg. No. 3882193

Results Summary

2683

Report No.: 22-39819, issue number 1

ELAB Reference	274174
Customer Reference	
Sample ID	
Sample Type	SOIL
Sample Location	V1
Sample Depth (m)	0.00
Sampling Date	05/04/2022

Determinand	Codes	Units	LOD	
TPH CWG				
>C5-C6 Aliphatic (HS_1D_MS)	N	mg/kg	0.01	< 0.01
>C6-C8 Aliphatic (HS_1D_MS)	N	mg/kg	0.01	< 0.01
>C8-C10 Aliphatic (EH_CU_1D_AL)	N	mg/kg	1	< 1.0
>C10-C12 Aliphatic (EH_CU_1D_AL)	N	mg/kg	1	< 1.0
>C12-C16 Aliphatic (EH_CU_1D_AL)	N	mg/kg	1	< 1.0
>C16-C21 Aliphatic (EH_CU_1D_AL)	N	mg/kg	1	< 1.0
>C21-C35 Aliphatic (EH_CU_1D_AL)	N	mg/kg	1	75.0
>C35-C40 Aliphatic (EH_CU_1D_AL)	N	mg/kg	1	35.6
>C5-C7 Aromatic (HS_1D_MS)	N	mg/kg	0.01	< 0.01
>C7-C8 Aromatic (HS_1D_MS)	N	mg/kg	0.01	< 0.01
>C8-C10 Aromatic (EH_CU_1D_AR)	N	mg/kg	1	< 1.0
>C10-C12 Aromatic (EH_CU_1D_AR)	N	mg/kg	1	< 1.0
>C12-C16 Aromatic (EH_CU_1D_AR)	N	mg/kg	1	< 1.0
>C16-C21 Aromatic (EH_CU_1D_AR)	N	mg/kg	1	< 1.0
>C21-C35 Aromatic (EH_CU_1D_AR)	N	mg/kg	1	118
>C35-C40 Aromatic (EH_CU_1D_AR)	N	mg/kg	1	36.8
Total (>C5-C40) Ali/Aro (HS_1D_MS+EH_CU_1D_Total)	N	mg/kg	1	265

Unit A2, Windmill Road, Ponswood Industrial Estate, St Leonards on Sea, East Sussex, TN38 9BY
Tel: +44 (0)1424 718618, Email: info@elab-uk.co.uk, Web: www.elab-uk.co.uk

Results Summary

Report No.: 22-39819, issue number 1

Asbestos Results

Analytical result only applies to the sample as submitted by the client. Any comments, opinions or interpretations (marked #) in this report are outside UKAS accreditation (Accreditation No2683). They are subjective comments only which must be verified by the client.

Elab No	Depth (m)	Clients Reference	Description of Sample Matrix #	Asbestos Identification	Gravimetric Analysis Total (%)	Gravimetric Analysis by ACM Type (%)	Free Fibre Analysis (%)	Total Asbestos (%)
274174	0.00	V1	Brown sandy soil, stones, brick, clinker, glass, organics	No asbestos detected	n/t	n/t	n/t	n/t

Method Summary

Report No.: 22-39819, issue number 1

Parameter	Codes	Analysis Undertaken On	Date Tested	Method Number	Technique
Soil					
Free cyanide	N	As submitted sample	08/04/2022	107	Colorimetry
Hexavalent chromium	N	As submitted sample	08/04/2022	110	Colorimetry
pH	M	Air dried sample	13/04/2022	113	Electromeric
Aqua regia extractable metals	M	Air dried sample	11/04/2022	118	ICPMS
Phenols in solids	N	As submitted sample	08/04/2022	121	HPLC
PAH (GC-FID)	M	As submitted sample	08/04/2022	133	GC-FID
Low range Aliphatic hydrocarbons soil	N	As submitted sample	11/04/2022	181	GC-MS
Low range Aromatic hydrocarbons soil	N	As submitted sample	11/04/2022	181	GC-MS
Aliphatic hydrocarbons in soil	N	As submitted sample	08/04/2022	214	GC-FID
Aliphatic/Aromatic hydrocarbons in soil	N	As submitted sample	11/04/2022	214	GC-FID
Aromatic hydrocarbons in soil	N	As submitted sample	08/04/2022	214	GC-FID
Asbestos identification	U	Air dried sample	13/04/2022	280	Microscopy
Soil organic matter	U	Air dried sample	13/04/2022	BS1377:P3	Titrimetry

Tests marked N are not UKAS accredited

Report Information

Report No.: 22-39819, issue number 1

Key

U	hold UKAS accreditation
M	hold MCERTS and UKAS accreditation
N	do not currently hold UKAS accreditation
^	MCERTS accreditation not applicable for sample matrix
*	UKAS accreditation not applicable for sample matrix
S	Subcontracted to approved laboratory UKAS Accredited for the test
SM	Subcontracted to approved laboratory MCERTS/UKAS Accredited for the test
NS	Subcontracted to approved laboratory. UKAS accreditation is not applicable.
I/S	Insufficient Sample
U/S	Unsuitable sample
n/t	Not tested
<	means "less than"
>	means "greater than"
LOD	LOD refers to limit of detection, except in the case of pH soils and pH waters where it means limit of discrimination.

Soil sample results are expressed on an air dried basis (dried at < 30°C), and are uncorrected for inert material removed.

ELAB are unable to provide an interpretation or opinion on the content of this report.

The results relate only to the sample received.

PCB congener results may include any coeluting PCBs

Uncertainty of measurement for the determinands tested are available upon request

Unless otherwise stated, sample information has been provided by the client. This may affect the validity of the results.

Deviation Codes

a	No date of sampling supplied
b	No time of sampling supplied (Waters Only)
c	Sample not received in appropriate containers
d	Sample not received in cooled condition
e	The container has been incorrectly filled
f	Sample age exceeds stability time (sampling to receipt)
g	Sample age exceeds stability time (sampling to analysis)

Where a sample has a deviation code, the applicable test result may be invalid.

Sample Retention and Disposal

All soil samples will be retained for a period of one month

All water samples will be retained for 7 days following the date of the test report

Charges may apply to extended sample storage

TPH Classification - HWOL Acronym System

HS	Headspace analysis
EH	Extractable Hydrocarbons - i.e. everything extracted by the solvent
CU	Clean-up - e.g. by florisil, silica gel
1D	GC - Single coil gas chromatography
Total	Aliphatics & Aromatics
AL	Aliphatics only
AR	Aromatics only
2D	GC-GC - Double coil gas chromatography
#1	EH_Total but with humics mathematically subtracted
#2	EH_Total but with fatty acids mathematically subtracted
_	Operator - underscore to separate acronyms (exception for +)
+	Operator to indicate cumulative e.g. EH+HS_Total or EH_CU+HS_Total
MS	Mass Spectrometry

Contaminated
Land
Solutions

Appendix E – Photographs of Excavation and Imported Topsoil Stockpile

Remedial Works

	
Top down view of excavation with 1m rule for scale	
	
Imported topsoil ready to be laid	

Contaminated Land Solutions

Appendix F – Topsoil Test Certificate & Duty of Care Documentation

eurofins | Chemtest
Eurofins Chemtest Ltd
Depot Road
Newmarket
CB8 0AL
Tel: 01638 606070
Email: info@chemtest.com

UKAS TESTING 2183

mCERTS

Amended Report

Report No.:	22-08133-2		
Initial Date of Issue:	11-Mar-2022	**Date of Re-Issue:**	14-Mar-2022
Client	Springbridge Direct Ltd		
Client Address:	Oxford Road Denham Middlesex UB9 4DF		
Contact(s):	Bethan Morgan Tom Hawkins		
Project	March Springbridge Yard		
Quotation No.:	Q22-26866	**Date Received:**	04-Mar-2022
Order No.:	120755	**Date Instructed:**	04-Mar-2022
No. of Samples:	2		
Turnaround (Wkdays):	10	**Results Due:**	17-Mar-2022
Date Approved:	11-Mar-2022		
Approved By:			
Details:	Stuart Henderson, Technical Manager		

Results - Soil

Project: March Springbridge Yard

Client: Springbridge Direct Ltd			**Chemtest Job No.:**		22-08133
Quotation No.: Q22-26866			**Chemtest Sample ID.:**		1384271
Order No.: 120755			Client Sample Ref.:		Topsoil
			Client Sample ID.:		Top
			Sample Type:		SOIL
			Date Sampled:		02-Mar-2022
			Asbestos Lab:		DURHAM
Determinand	**Accred.**	**SOP**	**Units**	**LOD**	
ACM Type	U	2192		N/A	-
Asbestos Identification	U	2192		N/A	No Asbestos Detected
Moisture	N	2030	%	0.020	14
Soil Colour	N	2040		N/A	Brown
Other Material	N	2040		N/A	Stones
Soil Texture	N	2040		N/A	Sand
Boron (Hot Water Soluble)	M	2120	mg/kg	0.40	2.3
Cyanide (Total)	M	2300	mg/kg	0.50	8.0
Arsenic	M	2450	mg/kg	1.0	21
Cadmium	M	2450	mg/kg	0.10	0.10
Chromium	M	2450	mg/kg	1.0	10
Copper	M	2450	mg/kg	0.50	9.8
Mercury	M	2450	mg/kg	0.10	< 0.10
Nickel	M	2450	mg/kg	0.50	10
Lead	M	2450	mg/kg	0.50	18
Selenium	M	2450	mg/kg	0.20	< 0.20
Zinc	M	2450	mg/kg	0.50	41
Chromium (Hexavalent)	N	2490	mg/kg	0.50	< 0.50
Aliphatic TPH >C5-C6	N	2680	mg/kg	1.0	< 1.0
Aliphatic TPH >C6-C8	N	2680	mg/kg	1.0	< 1.0
Aliphatic TPH >C8-C10	M	2680	mg/kg	1.0	< 1.0
Aliphatic TPH >C10-C12	M	2680	mg/kg	1.0	14
Aliphatic TPH >C12-C16	M	2680	mg/kg	1.0	56
Aliphatic TPH >C16-C21	M	2680	mg/kg	1.0	21
Aliphatic TPH >C21-C35	M	2680	mg/kg	1.0	180
Aliphatic TPH >C35-C44	N	2680	mg/kg	1.0	< 1.0
Total Aliphatic Hydrocarbons	N	2680	mg/kg	5.0	280
Aromatic TPH >C5-C7	N	2680	mg/kg	1.0	< 1.0
Aromatic TPH >C7-C8	N	2680	mg/kg	1.0	< 1.0
Aromatic TPH >C8-C10	M	2680	mg/kg	1.0	< 1.0
Aromatic TPH >C10-C12	M	2680	mg/kg	1.0	< 1.0
Aromatic TPH >C12-C16	M	2680	mg/kg	1.0	< 1.0
Aromatic TPH >C16-C21	U	2680	mg/kg	1.0	< 1.0
Aromatic TPH >C21-C35	M	2680	mg/kg	1.0	170
Aromatic TPH >C35-C44	N	2680	mg/kg	1.0	< 1.0
Total Aromatic Hydrocarbons	N	2680	mg/kg	5.0	170
Total Petroleum Hydrocarbons	N	2680	mg/kg	10.0	450
Naphthalene	N	2700	mg/kg	0.010	< 0.010

Results - Soil

Project: March Springbridge Yard

Client: Springbridge Direct Ltd			**Chemtest Job No.:**		22-08133
Quotation No.: Q22-26866			**Chemtest Sample ID.:**		1384271
Order No.: 120755			Client Sample Ref.:		Topsoil
			Client Sample ID.:		Top
			Sample Type:		SOIL
			Date Sampled:		02-Mar-2022
			Asbestos Lab:		DURHAM
Determinand	**Accred.**	**SOP**	**Units**	**LOD**	
Acenaphthylene	N	2700	mg/kg	0.010	< 0.010
Acenaphthene	N	2700	mg/kg	0.010	< 0.010
Fluorene	N	2700	mg/kg	0.010	< 0.010
Phenanthrene	N	2700	mg/kg	0.010	< 0.010
Anthracene	N	2700	mg/kg	0.010	< 0.010
Fluoranthene	N	2700	mg/kg	0.010	2.0
Pyrene	N	2700	mg/kg	0.010	1.5
Benzo[a]anthracene	N	2700	mg/kg	0.010	1.1
Chrysene	N	2700	mg/kg	0.010	2.3
Benzo[b]fluoranthene	N	2700	mg/kg	0.010	< 0.010
Benzo[k]fluoranthene	N	2700	mg/kg	0.010	< 0.010
Benzo[a]pyrene	N	2700	mg/kg	0.010	< 0.010
Indeno(1,2,3-c,d)Pyrene	N	2700	mg/kg	0.010	< 0.010
Dibenz(a,h)Anthracene	N	2700	mg/kg	0.010	< 0.010
Benzo[g,h,i]perylene	N	2700	mg/kg	0.010	< 0.010
Total Of 16 PAH's	N	2700	mg/kg	0.20	6.9
Benzene	M	2760	µg/kg	1.0	< 1.0
Toluene	M	2760	µg/kg	1.0	< 1.0
Ethylbenzene	M	2760	µg/kg	1.0	< 1.0
m & p-Xylene	M	2760	µg/kg	1.0	< 1.0
o-Xylene	M	2760	µg/kg	1.0	< 1.0
Total Phenols	M	2920	mg/kg	0.10	< 0.10

Results - Topsoil Report

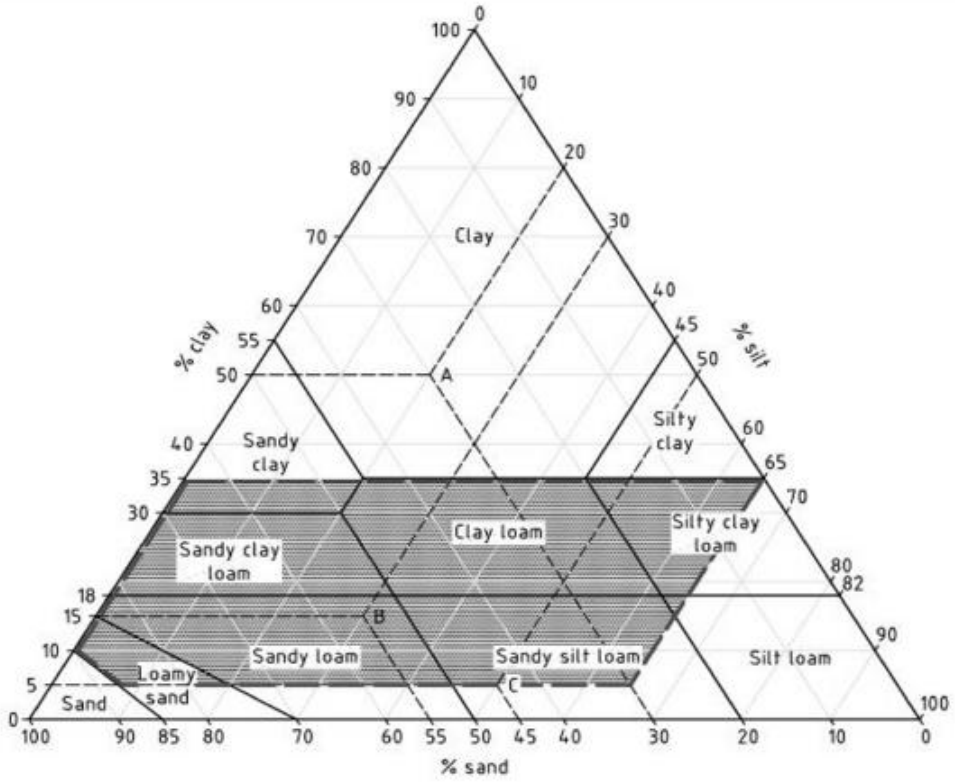
BS3882:2015

Chemtest Job No.: 22-08133
Chemtest Sample ID.: 1384271
Client Sample Ref.: Topsoil
Sample Location:
Client Sample ID.: Top
Top Depth (m):
Bottom Depth (m):
Date Sampled: 02-Mar-2022
Time Sampled:

Parameter	Units	Multipurpose Range	Result	Compliant with Multipurpose Range? (Y/N)	Compliant with Specific Purpose Range? (Y/N)		
Texture					Acid	Low F	Calc.
Clay content	%		9.7				
Silt content	%		15				
Sand content	%		76				
Soil texture class		See Attached Chart	Sandy Loam	YES			
Mass Loss on Ignition							
Clay 5-20%		3.0-20	5.7	YES	YES	YES	YES
Clay 20-35%		5.0-20					
Stone Content	% m/m						
>2mm		0-30	6.7	YES			
>20mm		0-10	< 0.020	YES			
>50mm		0	< 0.020	YES			
Soil pH value		5.5-8.5	8.2	YES	NO	YES	YES
Carbonate (Calcareous only)	%		< 0.10				NO
Electrical Conductivity	µS/cm	If >3300 do ESP	3300	YES			
Available Nutrient Content							
Nitrogen %		>0.15	0.160	YES	YES		YES
Extractable phosphorus	mg/l	16-140	56	YES	YES	NO	YES
Extractable potassium	mg/l	121-1500	780	YES	YES		YES
Extractable magnesium	mg/l	51-600	83	YES	YES		YES
Carbon : Nitrogen Ratio		<20:1	19/1	N/A	N/A	N/A	N/A
Exchangeable sodium	%	<15	11				
Available Calcium	mg/l		190				
Available Sodium	mg/l		210				
Phytotoxic Contaminants (by soil pH)		**< 6.0** / **6.0-7.0** / **> 7.0**					
Zinc (Nitric Acid extract)	mg/kg	<200 / <200 / <300	31	YES			
Copper (Nitric Acid extract)	mg/kg	<100 / <135 / <200	12	YES			
Nickel (Nitric Acid extract)	mg/kg	<60 / <75 / <110	7.9	YES			
Visible Contaminants	% mm						
>2mm		<0.5	0.000	YES			
..... of which plastics		<0.25	0.000	YES			
..... man-made sharps		zero in 1kg	0.000	YES			

Topsoil:
Texture Classification Chart

BS3882:2015



Key

Area within which the texture of topsoil is required to fall

NOTE Examples of textural classification are as follows.

- *Soil A with 30% sand, 20% silt and 50% clay is in the "clay" textural class.*
- *Soil B with 55% sand, 30% silt and 15% clay is in the "sandy loam" textural class.*
- *Soil C with 45% sand, 50% silt and 5% clay is in the "sandy silt loam" textural class.*

Test Methods

SOP	Title	Parameters included	Method summary
2010	pH Value of Soils	pH	pH Meter
2020	Electrical Conductivity	Electrical conductivity (EC) of aqueous extract or calcium sulphate solution for topsoil	Measurement of the electrical resistance of a 2:1 water/soil extract.
2030	Moisture and Stone Content of Soils(Requirement of MCERTS)	Moisture content	Determination of moisture content of soil as a percentage of its as received mass obtained at <37°C.
2040	Soil Description(Requirement of MCERTS)	Soil description	As received soil is described based upon BS5930
2115	Total Nitrogen in Soils	Nitrogen	Determination by elemental analyser
2120	Water Soluble Boron, Sulphate, Magnesium & Chromium	Boron; Sulphate; Magnesium; Chromium	Aqueous extraction / ICP-OES
2192	Asbestos	Asbestos	Polarised light microscopy / Gravimetry
2260	Carbonate	Carbonate	Titration
2300	Cyanides & Thiocyanate in Soils	Free (or easy liberatable) Cyanide; total Cyanide; complex Cyanide; Thiocyanate	Alkaline extraction followed by colorimetric determination using Automated Flow Injection Analyser.
2400	Cations	Cations	ICP-MS
2420	Phosphate	Phosphate	Spectrophotometry - Discrete analyser
2450	Acid Soluble Metals in Soils	Metals, including: Arsenic; Barium; Beryllium; Cadmium; Chromium; Cobalt; Copper; Lead; Manganese; Mercury; Molybdenum; Nickel; Selenium; Vanadium; Zinc	Acid digestion followed by determination of metals in extract by ICP-MS.
2490	Hexavalent Chromium in Soils	Chromium [VI]	Soil extracts are prepared by extracting dried and ground soil samples into boiling water. Chromium [VI] is determined by 'Aquakem 600' Discrete Analyser using 1,5-diphenylcarbazide.
2620	LOI 440	LOI 440 Trommel Fines	Determination of the proportion by mass that is lost from a soil by ignition at 440°C.
2680	TPH A/A Split	Aliphatics: >C5–C6, >C6–C8,>C8–C10, >C10–C12, >C12–C16, >C16–C21, >C21–C35, >C35– C44Aromatics: >C5–C7, >C7–C8, >C8– C10, >C10–C12, >C12–C16, >C16– C21, >C21– C35, >C35– C44	Dichloromethane extraction / GCxGC FID detection
2700	Speciated Polynuclear Aromatic Hydrocarbons (PAH) in Soil by GC-FID	Acenaphthene; Acenaphthylene; Anthracene; Benzo[a]Anthracene; Benzo[a]Pyrene; Benzo[b]Fluoranthene; Benzo[ghi]Perylene; Benzo[k]Fluoranthene; Chrysene; Dibenz[ah]Anthracene; Fluoranthene; Fluorene; Indeno[123cd]Pyrene; Naphthalene; Phenanthrene; Pyrene	Dichloromethane extraction / GC-FID (GC-FID detection is non-selective and can be subject to interference from co-eluting compounds)
2760	Volatile Organic Compounds (VOCs) in Soils by Headspace GC-MS	Volatile organic compounds, including BTEX and halogenated Aliphatic/Aromatics.(cf. USEPA Method 8260)*please refer to UKAS schedule	Automated headspace gas chromatographic (GC) analysis of a soil sample, as received, with mass spectrometric (MS) detection of volatile organic compounds.
2920	Phenols in Soils by HPLC	Phenolic compounds including Resorcinol, Phenol, Methylphenols, Dimethylphenols, 1-Naphthol and TrimethylphenolsNote: chlorophenols are excluded.	60:40 methanol/water mixture extraction, followed by HPLC determination using electrochemical detection.

Report Information

Key	
U	UKAS accredited
M	MCERTS and UKAS accredited
N	Unaccredited
S	This analysis has been subcontracted to a UKAS accredited laboratory that is accredited for this analysis
SN	This analysis has been subcontracted to a UKAS accredited laboratory that is not accredited for this analysis
T	This analysis has been subcontracted to an unaccredited laboratory
I/S	Insufficient Sample
U/S	Unsuitable Sample
N/E	not evaluated
<	"less than"
>	"greater than"
SOP	Standard operating procedure
LOD	Limit of detection

Comments or interpretations are beyond the scope of UKAS accreditation
The results relate only to the items tested
Uncertainty of measurement for the determinands tested are available upon request
None of the results in this report have been recovery corrected
All results are expressed on a dry weight basis

The following tests were analysed on samples as received and the results subsequently corrected to a dry weight basis TPH, BTEX, VOCs, SVOCs, PCBs, Phenols

For all other tests the samples were dried at < 37°C prior to analysis
All Asbestos testing is performed at the indicated laboratory
Issue numbers are sequential starting with 1 all subsequent reports are incremented by 1

Sample Deviation Codes

A - Date of sampling not supplied
B - Sample age exceeds stability time (sampling to extraction)
C - Sample not received in appropriate containers
D - Broken Container
E - Insufficient Sample (Applies to LOI in Trommel Fines Only)

Sample Retention and Disposal

All soil samples will be retained for a period of 30 days from the date of receipt
All water samples will be retained for 14 days from the date of receipt
Charges may apply to extended sample storage

If you require extended retention of samples, please email your requirements to:
customerservices@chemtest.com

QUOTATION

For the Attention of: Jan Galik
S3 Maintenance Ltd

20 April 2022

Quotation Number: 5333

Dear Jan

Thank you for your recent enquiry and for the opportunity to quote for your waste management requirements.

We are pleased to confirm our proposal for the provision of waste management services at the following location:

Quote Detail: 27 Maresfield Gardens, Hampstead, NW3 5SD

Description	Qty	Price Per Unit
Transport & Consignment Note	1	£ 355.00
Disposal of Contaminated Soil (Per Tonne)	1	£ 995.00

- **A standard, one off, hazardous waste administration charge of £25.00 will be applied to your first order.**
- **We anticipate site opening hours be 8am-5pm however, if the site access times differ to this please make the office aware at the point of booking to avoid any wasted journey charges. If we attempt to service the site during these hours and we unable to gain access it may be necessary to charge for a wasted journey.**
- **Prices are valid for 7 days from quotation, include all necessary documentation but exclude VAT.**
- **Please note that there is considerable volatility in fuel prices at present. This quotation includes fuel prices based on fuel levels at time of quotation. Any subsequent increase in fuel will be handled as a Fuel Surcharge. This will be reviewed weekly, and the job price will be updated to reflect fuel surcharge based on the week of delivery.**
- **Please note that prices for all deliveries, exchanges and collections include thirty minutes on site, after which waiting time will be charged at £100 per hour or part thereof. In the case of a wait and load the first hour is free after which, waiting time is chargeable as above.**
- **All products & services are supplied in line with our Standard Terms & Conditions which are available on request.**
- **In the unlikely event that any damage is caused by one of our drivers please report this to us in writing within 48 hours of the incident.**

Please see additional terms below specific to what account status you are granted:
Cash Account Customer

- **We respectfully request that all 'cash' account clients, pay upfront for 6 tonnes disposal on Skips and 14 tonnes on Rolonofs. Upon disposal you will be reimbursed for the difference if:**
  - **The contents of the Skip weighed between 2 (minimum charge) and 6 tonnes**
  - **The contents of the Rolonof weighed between 3 (minimum charge) and 14 tonnes**
- **If the container exceeds the weight allowance paid for upfront, payment would be due immediately.**
- **Unless you have specifically requested that the container remain on site for longer, it will automatically be collected after 2 weeks. Any containers required to remain on site after this period will need to be arranged in advance and will be subject to a rental charge of £10.00 per day.**

Account Customer

- **Any containers on site for 28 days without exchange or collection will incur a rental charge of £5.00 per day.**

At Windsor Waste Management we pride ourselves on meeting the highest standards of service and compliance, as well as taking a best practice approach to our operations at all times. **We are pleased to attach further information at the end of this document about the benefits you can expect when using Windsor Waste Management.**

I hope you find the above proposal and attached information of interest. If you would like to discuss your requirements in more detail, please do not hesitate to contact me on the telephone number detailed below, or my mobile number which is .

Yours sincerely

Sarah Cruickshank
sarah.cruickshank@winwaste.com
Customer Relationship Manager

Unit 29 Childerditch Industrial Estate,
Childerditch Hall Drive, Little Warley, Brentwood, Essex CM13 3HD

T. 01708 55 99 66 | E. enquiries@winwaste.com | W. winwaste.com

WEIGHBRIDGE TICKET No.			
GOODS IN		GOODS OUT	

19/04/22 12:44
1: WEIGH 12060kg

28/04/22 13:04
2: WEIGH 7000kg

UNLOADED 5060kg

VEHICLE: BV70 CUX

CUSTOMER: JG CONSTRUCTION

MATERIAL: CONTAMINATED SOIL

SUPPLIER:

DRIVER'S SIGNATURE:

WEIGH PERSON SIGNATURE:

mettron weighbridges Tel: 01782 816730

Issue 3 Rev 0 Page 1 of 1 Printed 17/1/07 MET 027

WASTE TRANSFER NOTE
HAZARDOUS WASTE CONSIGNMENT NOTE

Site Clear Solutions Ltd. 12/13 Conduit Road. Norton Canes. Staffordshire. WS11 9TJ. T: 01543 278155 E: info@siteclearsolutions.co.uk W: www.siteclearsolutions.co.uk

PART A - Notification Details

Account Number:

1. Consignment Note Code: JGCONS / 35076

Purchase Order Number(s): 43651

2. The waste described below is to be removed from site address: JG Construction 27 Maresfield Gardens London NW3 5SD

3. The Waste will be taken to: Site Clear Conduit Road Norton Canes WS11 9TJ

PART B - Waste Description 1. The process given rise to the waste(s) was: 2. SIC for the waste process: 41202

3. Waste Details Description of Waste	EWC Code	Qty	Container	Component	Conc. %	Physical Form	Haz Code(s)	UN No.	Shipping Name	Class	PG	Tunnel Code
Contaminated Soil	150202	6.00	IBC	Lead	<1	Solid	HP5, HP7, HP14	3077	Waste Environmentally Hazardous Substance, Solid, NOS	9	III	

PART E - Consignor's Certificate

Qty (kg)	R/D Code	Accept
5060	R13	✓

OTHER INFORMATION

PART C - Carrier's Certificate

I certify that today I collected/delivered the consignment and that the details above are correct and have been advised of any specific handling requirements.
Carrier name: Martyn Collins
Carrier's Registration No: CBDU142342
Vehicle Reg: BV70 CUX

Signed:

Date: 28/04/2022 Time: 09:17

PART D - Consignor's Certficate

I certify that the information above is correct, that the carrier is registered or exempt and was advised of any special handling requirements. All of the waste is labelled and packaged correctly. We have fulfilled our duty to apply the waste hierachy as required.by Regulation 12 of the Waste (England and Wales) Regulations 2011.
Consignors name: **AS PER A2**

Name & Signature: Jozef

Date: 28/04/2022 Time: 09:17

PART E - Consignee's Certificate

I received this waste at the address given in A3 on:

Date & Time: 28/04/2022

Vehicle Registration No: AS PER PART C
On behalf of (name, address, postcode): AS PER A3 ABOVE

Where waste is rejected please provide details:
I certify that waste management licence/ permit/authorised exemption no(s): WEX265176 authorises the management of waste described in Part B at address given in Part A.

Name & Signature: T SANDERS

2166-P4E-1: Maresfield Gardens, Hampstead
Mr Ron Golan

Open top IBC used to transport soil waste

Topsoil purchase receipt

27 MARSFIELD GR

MP MORAN
BUILDERS & PLUMBERS MERCHANTS

Collection Note

Invoice Address
JG Plumbing & Gas Solution Ltd - JGP00001
63a Elm Park Road
London
N3 1EG

West Hampstead
25 Iverson Road
West Hampstead
London
NW6 2QT
T:0207 644 9022
F:020 7328 9553
E:Iverson@mpmoran.co.uk;
sales@mpmoran.co.uk
Raised By : Jamie Doherty

Job/Delivery Address
27 Marsefield

FAO : Jan Golik 07846 735 485 — Collected On 05/04/2022

Order No	Order Date	Customer	Sale Type
02 / 4821790	05/04/22	JGP00001	Collected

Your Ref

Description	Qty	Price (Ex Vat)	Total
Prodec Centre Feed Blue Roll 150mtr	1 ea	£ 5.53 ea	£ 6.64
Rojek Frame Packers Mixed Handy Box 5x50 250pk	1 ea	£ 22.22 ea	£ 26.66
Moran Heavy Duty Bag	200 ea	£ 0.29 ea	£ 69.60
Bulk Bag Topsoil Planting Grade Blackfen Approximately 0.5 Cubic Metre	2 ea	£ 49.75 ea	£ 119.40
Toilet Paper Roll Small Soft 4pk - HOUSEHOLD	1 4Pk	£ 3.51 4Pk	£ 4.21
Astonish Anti-Bacterial Hand Wash Clean & Protect Aloe Vera 500ml - 1770AL	2 ea	£ 2.05 ea	£ 4.92
Bosch Jigsaw Blades T101D Clean For Wood 100mm 5pk - 2608630032	1 ea	£ 7.42 ea	£ 8.90
Hanson Multicem OPC Tough Bag 25kg - MC2	6 ea	£ 4.49 ea	£ 32.33

Signature

Total Goods	£ 227.22
Total VAT	£ 45.44
Total Amount	£ 272.66

Subject to our terms and conditions of sale. Copies available on request.
Title of goods do not pass until payment has been received.
Please ensure items marked with an * meet your exact requirements. These are perishable or non stocked products which are non-refundable & non-returnable.
Stocked product lines are subject to a 25% restocking charge when returned within 28 days of purchase AND in their original condition.
Shortages or damages must be notified within 48 hours of delivery/collection.

www.mpmoran.co.uk
Registered in England No 1218121
VAT Reg. No.GB 241-424-105
Registered Office: 293/301 Kilburn High Road London NW6 7JR

Printed : 05/04/2022 09:08:48

27 MARSFIELD GR

MP MORAN
BUILDERS & PLUMBERS MERCHANTS

Collection Note

Invoice Address
JG Plumbing & Gas Solution Ltd - JGP00001
63a Elm Park Road
London
N3 1EG

West Hampstead
25 Iverson Road
West Hampstead
London
NW6 2QT
T:0207 644 9022
F:020 7328 9553
E:Iverson@mpmoran.co.uk;
sales@mpmoran.co.uk
Raised By : Aaron Collins

Job/Delivery Address
63a Elm Park Road
London
N3 1EG

FAO : Jan Golik 07846 735 485 — Collected On 04/04/2022

Order No	Order Date	Customer	Sale Type
02 / 4821273	04/04/22	JGP00001	Collected

Your Ref

Description	Qty	Price (Ex Vat)	Total
Bulk Bag Topsoil Planting Grade Blackfen Approximately 0.5 Cubic Metre	2 ea	£ 49.75 ea	£ 119.40
Moran Heavy Duty Bag	200 ea	£ 0.29 ea	£ 69.60

Signature

Total Goods	£ 157.50
Total VAT	£ 31.50
Total Amount	£ 189.00

Subject to our terms and conditions of sale. Copies available on request.
Title of goods do not pass until payment has been received.
Please ensure items marked with an * meet your exact requirements. These are perishable or non stocked products which are non-refundable & non-returnable.
Stocked product lines are subject to a 25% restocking charge when returned within 28 days of purchase AND in their original condition.
Shortages or damages must be notified within 48 hours of delivery/collection.

www.mpmoran.co.uk
Registered in England No 1218121
VAT Reg. No.GB 241-424-105
Registered Office: 293/301 Kilburn High Road London NW6 7JR

Printed : 04/04/2022 15:33:23

Contaminated
Land
Solutions

Appendix G – Unforeseen Contamination

From: S3 Maintenance Ltd <s3maintenanceltd@gmail.com>
Date: Wednesday, 4 May 2022 at 15:33
To: Ron Golan <ron@golanfamily.com>
Subject: Re: 1000kg contaminated soil

Hello,

No visual, olfactory or physical signs of contamination were identified during the remedial works

Kind Regards
Kinga Mita

From: Sarah Cruickshank <Sarah.Cruickshank@winwaste.com>
Date: Tuesday, 3 May 2022 at 08:54
To: Ron Golan <ron@golanfamily.com>, S3 Maintenance Ltd <s3maintenanceltd@gmail.com>
Subject: RE: 1000kg contaminated soil

Good morning Ron,

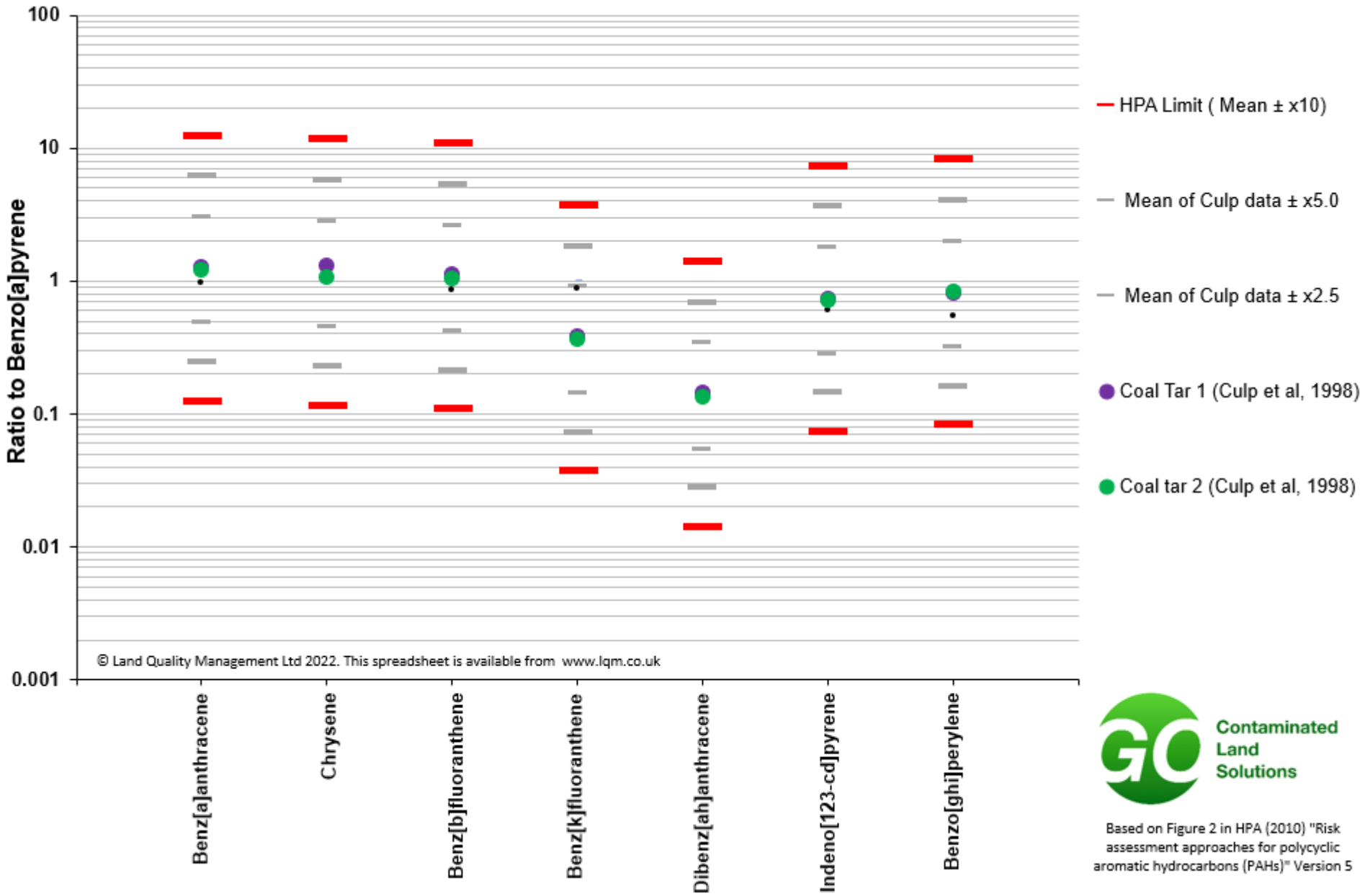
Please find attached paperwork.

Regards

Sarah Cruickshank
Customer Relationship Manager
PS Find out about our latest accreditation success! Click here.

Contaminated
Land
Solutions

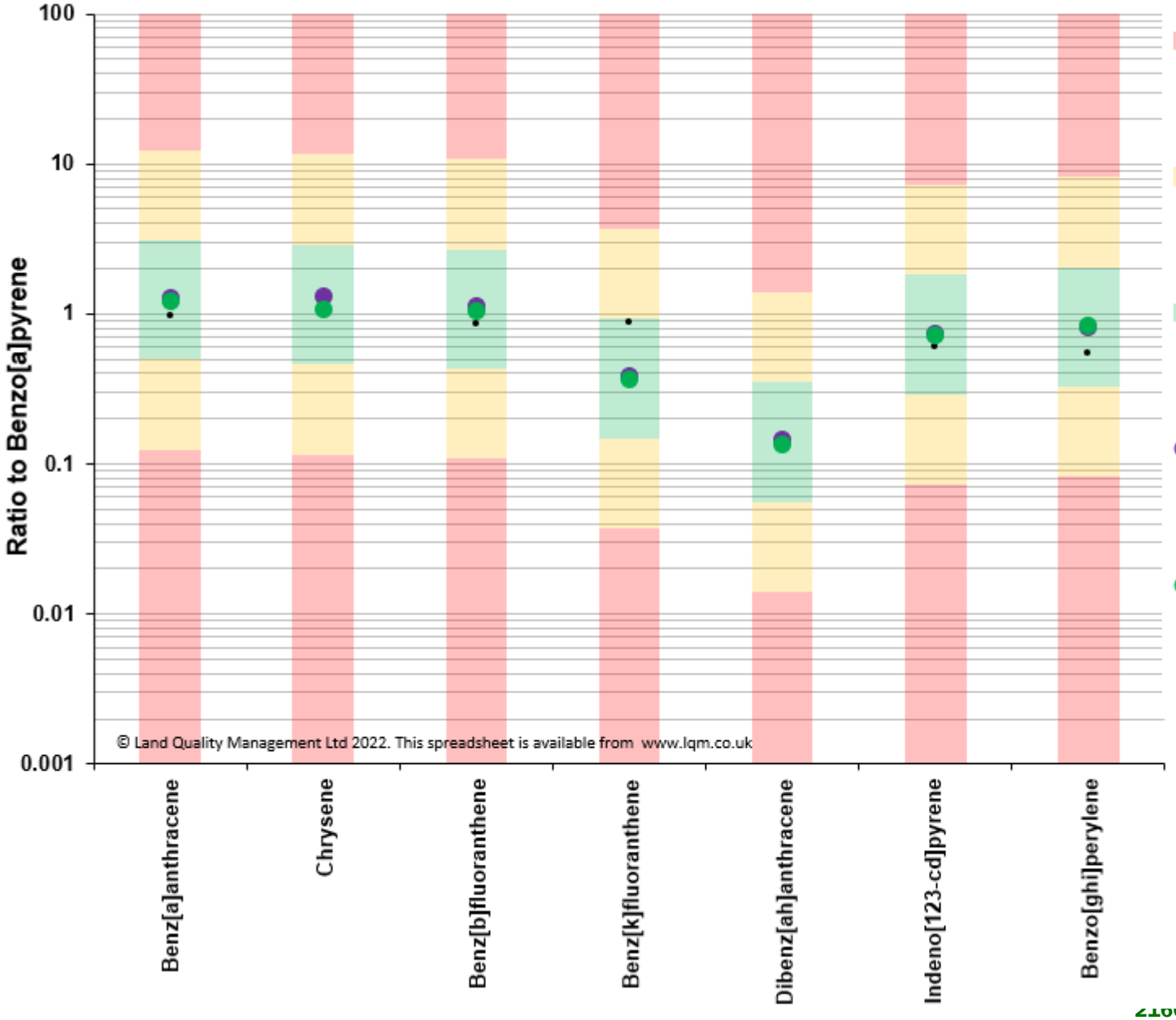
Appendix H – LQM PAH Profiling Tool Results



Contaminated Land Solutions

Based on Figure 2 in HPA (2010) "Risk assessment approaches for polycyclic aromatic hydrocarbons (PAHs)" Version 5

Mr Ron Golan



Greater than ± 10x the mean of the Culp data (outside HPA upper & lower limit)

Between ± 2.5x and ± 10x the mean of the Culp data

Within ± 2.5x the mean of the Culp data

Coal Tar 1 (Culp et al, 1998)

Coal tar 2 (Culp et al, 1998)

Contaminated Land Solutions

Based on Figure 2 in HPA (2010) "Risk assessment approaches for polycyclic aromatic hydrocarbons (PAHs)" Version 5

2166-P4E-1: Mareshield Gardens, Hampstead

Mr Ron Golan