

MEMORANDUM



From:	Angela Guy Contaminated Land Officer	To:	Sharon Holman Planning Officer
Our Ref:	P/2019/0897	Your Ref:	P/2019/0897
Date:	12 December 2019	No. of Pages:	1

LAND WEST OF EVERSLEY COURT, MINERA, WREXHAM

The following report has been submitted in support of the above planning application.

- Geoenvironmental Report Rev A, by GroundSolve Ltd, August 2019

In relation to the report I can provide the following comments:

- It is noted that the report supersedes the earlier April version of the same report and that this revision addresses the queries raised under the planning application P/2019/0355 by the Contaminated Land Team which were regarding the sampling methodology and certainty in the results due to the limited sampling undertaken with regards to the contamination concentrations in the topsoil and underlying clay.
- In relation to the sampling methodology, a further 9 trial pits have been excavated and the geographical spread of the trial pit locations is across the site and their positions are in the approximate areas of the rear gardens.
- Additional sampling has been undertaken in these new trial pits, this comprised 6 samples of glacial till and 1 sample of topsoil. The chemical analysis results of these samples substantiate the previous findings, that elevated concentrations of lead are present in only the topsoil and not the glacial till.
- No detailed quantitative risk assessment has been proposed, instead a remediation solution to remove the topsoil and dispose of it at a suitably licensed landfill and then replace the topsoil with imported topsoil is recommended (section 8.6). Please note the imported topsoil should be suitable for garden areas and this will require the source of the topsoil to be confirmed and testing undertaken, this should be carried out in accordance with Welsh Land Contamination Working Group guidance 'Importation of Soils Guide' 2013.

- The remediation proposals are acceptable, therefore I recommend that Condition 26 can be discharged. Condition 27 should not be discharged until a verification report has been submitted and approved.

Should you have any queries regarding this memo please do not hesitate to contact me on Ext 8771.

A handwritten signature in black ink, appearing to read 'Angela Guy'.

Angela Guy
Contaminated Land Officer