

Dear Madam,

We write in response to your Memo dated 30th of July 2014 ref HB/P/2011/0719

For clarity / ease I've included the text below:

1. The Foundry, Rhostyllen – Ground Investigation Report, Betts Associates, Report No. 13SGE006/GI, January 2014.

We have previously recommended a Contaminated Land Condition (ZP01) and a Verification Report – Contaminated Land Condition (ZP02). Following the review of the Preliminary Risk Assessment (PRA) we have the following comments which should be considered as part of any further investigation on the site.

1. Clarification is required in relation to the remediation of the site. Option 1 details a 700mm site clearance with a 300mm clean cover or option 2 the provision of a 600mm clean cover system. This section will require the minimum of a 600mm clean cover system.
2. It is understood that materials were deposited on the land in 1989 along the northern boundary of the site which caused a serious pollution incident. No groundwater samples have been undertaken. Please note that the Environment Agency is the regulator of controlled waters and as such they should be consulted and forwarded copies of all the relevant information for this site. The Section will require confirmation of Environment Agency approval.

Item 1 – we can confirm that the client has advised that 600mm clean topsoil and subsoil validated (chemical and depth) will be imported comprising 150mm topsoil and 450mm subsoil, including a 150mm break layer to break the source/receptor lineage with the proposed garden areas.

Item 2 – the incident noted was related to drainage discharge which was reported and resultantly dealt with by the regulators. As such we do not see how this is a significant risk? Additional to this existing drainage in this locality is not being utilised with a new system installed.

We trust that this is sufficient for your immediate requirements to release the condition.

Best Regards

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