

Subject: FW: DC/22/93145 - Land at Villeneuve St George Way - DofC 3

From: Goode, Fiona <Fiona.Goode@eastleigh.gov.uk>

Sent: 20 June 2022 12:37

To: Altman, Rebecca <rebecca.altman@eastleigh.gov.uk>

Subject: RE: DC/22/93145 - Land at Villeneuve St George Way - DofC 3

DC/22/93145 - Land at Villeneuve St George Way, Eastleigh, SO50 9SJ

Discharge of conditions 3 (contamination) F/21/91786 for construction of a car dealership (Class Sui Generis), incorporating a workshop, ancillary offices, associated parking, access, servicing, landscaping, access, and other associated works

I have reviewed the information submitted in support of the discharge of condition 3 (contamination) and have the following comments:

I have reviewed the following report:

- Report on Ground Investigation, ref AG3386-22-AO16, dated March 2022 by Applied Geology

The report includes a summary of the 2015 Desk Study undertaken for the site by WYG, details of the site investigation works undertaken by Applied Geology in April 2018, a review of the assessment in-line with the changed development proposals and an updated site walkover survey undertaken by Applied Geology in Feb 2022.

The desk study identified a number of low risk potential sources of contamination on the site. The intrusive investigation works comprised 6No. boreholes and 8No. trial pits, including the installation of 4No. monitoring wells for groundwater and gas monitoring.

Made Ground was encountered across parts of the site to a maximum depth of 0.7m bgl. Soil and groundwater samples were collected from analysis.

The results of the soil testing demonstrated that all results were below the screening criteria for a commercial end use. In addition, asbestos was not identified as being present within the samples tested. All determinands tested and analysed within the groundwater samples were recorded as being below the relevant screening criteria.

Gas monitoring demonstrated that the site was considered representative of Characteristic Situation 1/ NHBC Green for which gas protection measures were not deemed necessary.

Based on the above I am happy to recommend the discharge of condition 3.

Many Thanks,

Fiona Goode

Pollution Control Officer

Service Delivery - Specialist Services - Environment