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February 19, 2021

Ref: 20-315-L-001

Darwin Group Limited
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Dear Sam

re: Connell College – Remediation Strategy

Further to receipt of the AECOM Beswick Community Hub Updated Remediation Strategy, reference 60271023, 4th Issue, dated 15th November 2013, we propose the following letter provides an addendum to our report reference 20-315-R-001.

1.0 Gas Protection Measures

2.1 Background

The AECOM report identified the site as being Characteristic Situation 2 and hence the existing college building had gas protection measures installed. The membrane installed was PAG HC400, which was installed by PAGeotechnical Ltd and a verification report produced by MEC Environmental Ltd.

The proposed new building is a standalone building, the only connection to the existing building is an open sided linkway canopy, see attached site layout plan, drawing number 180389-DGL-01-XX-DR-A-1160. Hence there will be no impact on the existing gas protection measures.

2.2 Installation

It is proposed to install a gas and VOC resistant membrane, which complies with BS 8485:2015 + A1:2019, the installation details are provided on the attached drawing number 20-315-D-001.

The installation of the gas protection measures should be undertaken by a suitably qualified and experienced contractor. Suitable protection should be provided to the gas protection measures after installation to ensure that no damage is caused by the follow on works.

2.3 Verification

The gas protection measures installation will require a verification report to be produced by an independent verifier in accordance with CIRIA C735.

2.0 Contamination

2.1 Remediation

Any areas of newly created soft landscaping will be covered by 600mm of 'clean' soils, the clean cover will comply with the requirements of Manchester City Council 'Planning Guidance in Relation to Ground Contamination', Version 6.00 September 2016.

2.2 Discovery Strategy

Whilst the investigation undertaken on the site to date is considered adequate it remains possible that previously unexpected soil conditions may be encountered during the construction process. Examples may include pockets of hydrocarbons in the soil, ashy materials, soils with strong odours, brightly coloured materials and buried structures.

Should previously undiscovered contamination be encountered the following course of action should be adhered to:

- Works in the area of the suspected contamination should cease immediately and be reported to the Client's site supervisor. The supervisor should contact the Environmental Consultant, who should visit the site to assess the extent of the 'contamination'.
- The Environmental Consultant shall make records of their inspection, and pass details of these to the Local Authority.
- Where the conditions revealed differ from those previously anticipated, the Environmental Consultant shall take samples as deemed appropriate to be dispatched for appropriate chemical testing.
- Depending on the results of the testing either: 1) no further work will be required; 2) a further detailed risk assessment will be required; and/or 3) localised specific remedial measures will be necessary. Appraisal criteria will vary depending on the nature of the assessment.
- The results of any such testing will be sent to the Regulatory Authority for consultation. If remediation is required, the Regulatory Authority will be informed of the date and time of the proposed works.
- Remediation will be undertaken in accordance with a method statement submitted to the Local Authority for approval. The works shall be supervised by the Environmental Consultant who shall provide a Validation Report for the Local Authority.

2.3 Validation Report

A validation report will be prepared in conjunction with the Principal Contractor to present validation of the works. The Contractor will be responsible for collating the necessary evidence in the appropriate format to demonstrate the works carried out. The report will include as a minimum, but not restricted to, the following information;

- Details of any remedial works undertaken
- The test results of any samples taken
- Drawings showing where material has been excavated from, stockpiled and if relevant re-used.
- Details of any imported material placed, including location.
- Drawings showing extent of any contaminated materials identified on site during the works.
- Photographs of the works.
- Appropriate results showing the waste classification of material to be disposed of off-site.
- Appropriate Waste Transfer Notes.

If you have any queries please do not hesitate to contact me to discuss.

Yours faithfully



Brian Duthie

UK Registered Ground Engineering Advisor

Key GeoSolutions Limited