Soil Environment Services Ltd

CONTAMINATED LAND RISK ASSESSMENT

PHASE 1 DESK TOP STUDY – PRELIMINARY RISK ASSESSMENT

Mr Colin Lowes

Land adjacent to 874 Rochdale Road
Blackley



Soil Environment Services Ltd
February 2017

Our Ref: SES/CL/RR/1#1 **Date: 9th February 2017**

Client:

Mr Colin Lowes
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A report prepared on behalf of ***Soil Environment Services*** by:

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This report has been prepared by Soil Environment Services with all reasonable skill, care and diligence, within the terms of The Contract with The Client. The report is the property of The Client who can assign this report to any third party who will then be afforded the same assurances as detailed within the terms of the original Contract with The Client.

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DRAWING 2 Proposed site plan

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REFERENCES

5. UNCERTAINTIES AND RECOMMENDATIONS

No significant plausible pollutant linkages or significant uncertainties are considered to exist on the site.

No Phase 2 investigation is considered to be needed.

Appropriate PPE should be worn by development workers and a watching brief should be conducted during development works. Should any significant made ground be encountered during development works or should any areas of odorous, abnormally coloured or suspected contaminated ground be encountered, an amended risk assessment of the development should be undertaken to determine whether further investigation or remedial works are necessary.

The Phase 1 Preliminary Risk Assessment will need to be submitted to the relevant authorities for their comments prior to any development works on site.