

Site Enabling Works and Remediation
at
Vine Street, Gorton



LK GROUP

LKR241073
17 December 2024

Phil Newton
M7 Projects Limited
24 The Cross
Lymm
WA13 0HU

Dear Phil,

Thanks for your enquiry. Here is a summary of the proposed remediation and enabling works:

- »» Management by suitably qualified remediation manager and environmental consultant.
- »» Stripping of turf and topsoil to stockpile and segregation of existing site soils.
- »» Site clearance, demolition and excavation of slabs and hardstanding.
- »» Breaking out and excavating relic foundations and other below-ground structures.
- »» Excavation and further assessment/treatment of contaminated soils.
- »» Breaking down and crushing rubble to produce reusable aggregates.
- »» Disposal of below-ground waste and asbestos-containing materials.
- »» Earthworks, cut and fill, trimming and compacting surfaces.
- »» Disposal of topsoil and surplus soils.
- »» Construction of piling mats and placement of recycled aggregates in road footprints.
- »» Provision of a Verification Report including laboratory results and as-built drawings.

Following the site clearance, hardstanding will be broken out and stockpiled. Potentially contaminated soils will be excavated under the supervision of a geoenvironmental consultant who will advise of any further treatment before re-use.

Made ground and obstructions will be broken out to 1m below formation levels and surveyed so foundations can be designed accordingly. Existing below-ground structures on the site boundary will be removed where doing so will not undermine adjacent land. Rubble will be crushed, and the resulting aggregates will be stockpiled or placed as a temporary capping layer. The risk that the residual made ground presents to human health will be mitigated by placing a clean soil cover system or hardstanding, gas and or vapour measures in buildings where recommended. It is assumed existing ground conditions and the proposed works will not pose a risk to controlled waters, therefore, treatment of underlying natural strata and groundwater has not been included.

The current lead-in time is four weeks from the date of order. Mobilisation and site set-up will take two days and the expected duration of work is seven weeks.

We would welcome the opportunity to discuss the project further.

Yours sincerely,

Dave Anderson

Ground Investigation | Land Remediation | Project Management

We partner with our clients to design and deliver cost-effective consultancy, contracting and Project management that enhance our communities and the environment.

Assumed Work

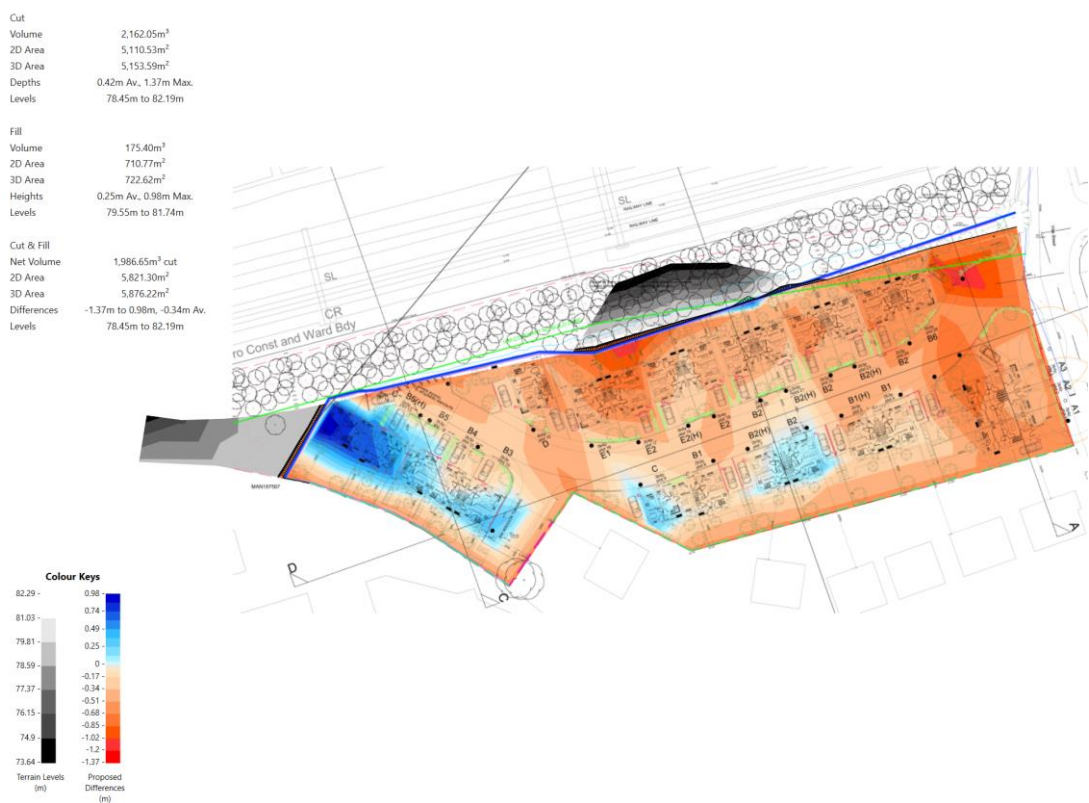


Figure 1: The LK Group will carry out the demolition, site clearance, and remediation to facilitate the construction of the development as shown in the drawing above.

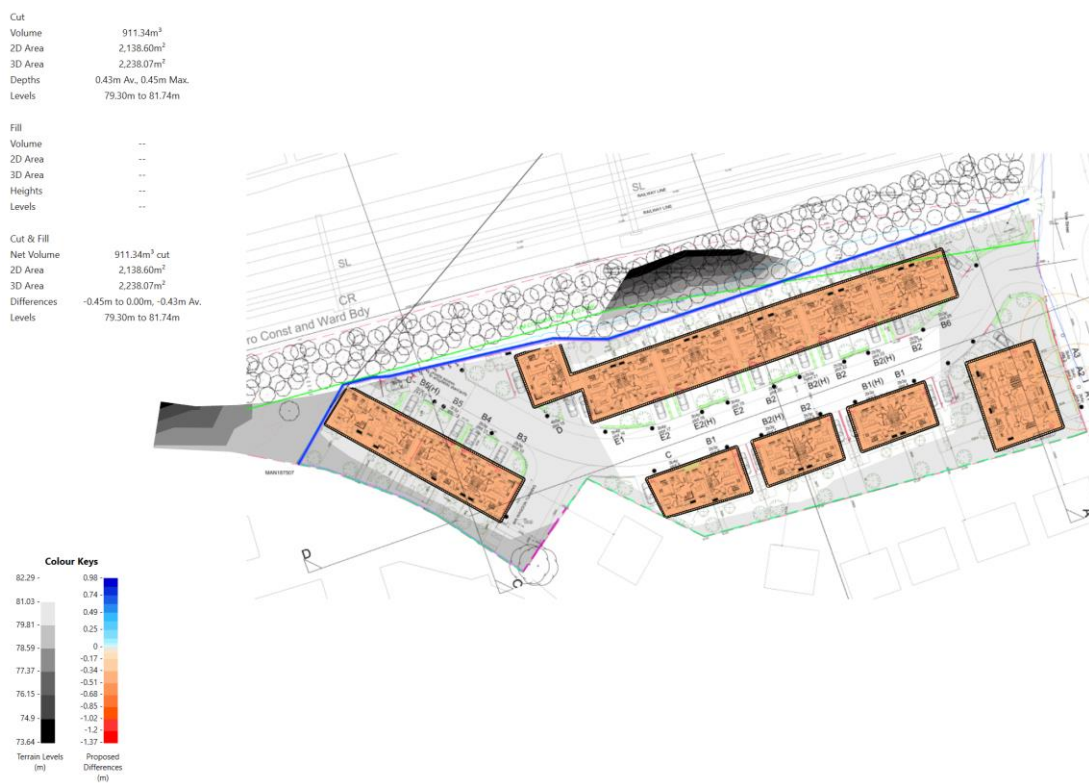


Figure 2: It is assumed all plots will be vibro piled. 300mm thickness piling mats (2m offset) increase the volume of surplus soil. There will be a requirement for imported aggregates for the piling mats.