

Our Ref: RH/12032/let22
Your Ref:
Contact:

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10th December 2015

Via Email

Principal Planning Officer
East Team
Regeneration, Investment and Housing

For the attn. of Mr Geraint N. Roberts

Dear Geraint

CONEX 15/0977: Land South of Glan Usk School (Glebelands)

In response to your email dated 2nd December 2015 and our subsequent conversation, I confirm that the parts of the stockpile (lower half) found to have levels of leachable PAH (as detailed in my letter to Matthew Llewellyn of the NRW on 19th August 2015) were placed on site towards the end of August 2015.

My letter to the NRW proposed that the affected two areas of the stockpile identified should be placed on site at a distance at least 50m from the drainage reën. Due to time constraints the client brought this material on to site before receiving a response and approval from the NRW.

Terra Firma (Wales) Limited was employed full time on site during the earthworks so far completed. I can confirm that the affected stockpile areas were segregated and laid in the southeast quadrant of the development site. This area lies at least 100m from the reën to the north.

At present the fill works on site are on hold and are anticipated to resume around April 2016, when the weather improves.

The entire stockpile has now been placed on site. In addition to this soils sourced from a Taylor Wimpey Newport CitiVision site have been brought in on two occasions. The client has also stripped off soils from the part of the site that lies north of the reën and used this as engineered fill. All appropriate testing has been completed and reported to Jason Bale at Cardiff City Council for approval.

There are a few outstanding issues (two occurrences of asbestos fibres and a soil exceedence of lead) that are to be addressed and I am currently awaiting a response from Jason on instruction on how to proceed.

Once the earthworks resume Terra Firma will again be employed to:

1. Document the source and volume of imported materials
2. Sample and test all intended imported materials and to determine their suitability
3. Provide Jason Bale and the NRW with soil test results if they do not meet the standards outlined in the Terra Firma Remediation Strategy Report and discuss whether soils may be permitted for use
4. Retain a full time presence during import of soils and placement on site. Where soils are laid and from which source (if applicable) will be documented daily. This will be illustrated on plans where necessary. The thickness of any fill placed will also be noted, but this is limited due to engineering specifications. The intended location of imported fill on site will not be known until it arrives or just before, and it will depend on the volume of each source and which areas of the site are ready to receive fill (dependant on the weather and in-situ geotechnical testing).
5. The geotextile barrier is still intended to be laid below the top 300mm of imported fill. The 300mm thickness is subject to change (i.e. 300mm thickness may be increased) depending on the requirements of Jason Bale.
6. Placement of the membrane will be carried out whilst Terra Firma are on site and will be documented through photographs
7. Regular photographs will be taken during all the fill works
8. Following completion of the fill works (i.e. to a level of 8.95m AOD) Terra Firma will compile an Earthworks Validation Report. This is required for both geotechnical and geo-environmental verification and will demonstrate that the proposals made in our Remediation Strategy Report have been carried out appropriately (with the exception of flux box monitoring and garden capping – to be reported separately in due course). It will detail all imported soil details (source, chemical test certificates, council/NRW correspondence etc) and where specific soils were laid, supported by drawings and photographs.
9. The Earthworks Validation Report will also include the results and assessment of groundwater samples taken. One round was carried out prior to filling as specified in the Remediation Strategy. The strategy also specifies that if earthworks are not complete within the intended time (approximately 2 months - which they weren't) then the second and third post-earthworks groundwater sampling and testing should follow at 5 and 6 months, respectively, from the start date of the earthworks. The second round will be completed in January 2016, and the third round in February 2016. Once the earthworks are complete (which should be in the summer of 2016) then we will advise the client that a further two monitoring rounds will be necessary.

I trust that the above is to your satisfaction, however, if you have any queries or require any further information please do not hesitate to contact me.

Yours sincerely
for: Terra Firma (Wales) Ltd



Mrs Ruth Howells