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19 September 2025

Report No : GEO/43176/01

Page 1 of 1

For the attention of . / Projects

Our ref **GEO / 43176**
Your ref **P17318**
Order ref **12363**

Date samples received 20/08/2025
Date written instructions received 20/08/2025
Date testing commenced 21/08/2025
Date of sample disposal 17/10/2025

Project **LAND AT WOODGATE NURSERIES, LIDSEY RD, WOODGATE, WEST SUSSEX**

Further to your instructions we have pleasure in enclosing the results of the tests you requested in the attached figures.

LABORATORY TEST REPORT

Item No	Test Quantity	Description
1	8	California Bearing Ratio

Any opinions or interpretations expressed herein are outside the scope of UKAS accreditation. All results contained in this report are provisional and may be subject to change unless signed by an approved signatory. The results contained in this report relate only to samples received in the laboratory and are tested 'as received' unless otherwise stated. This report should not be reproduced, except in full, without the written approval of the laboratory. The results reported are applicable only to the test items received by the laboratory.

All the necessary data required by the documented test procedures has been recorded and will be stored for a period of not less than 6 years. This data will be issued to yourselves at your request. All samples will be disposed of after the date shown above. Written confirmation will be required to retain the samples beyond this period and a storage charge may be applied.

We trust that the above meets your requirements and should you require any further information or assistance, please do not hesitate to contact us.

Yours faithfully
on behalf of **GEOLABS Limited**

Senior Technician



CALIFORNIA BEARING RATIO

Location TP14
Sample Depth 0.40-0.60 m
Sample Type B

Description:

Brown slightly sandy slightly gravelly silty CLAY with rare roots.

PREPARATION DETAILS

The specimen was soaked for 4 days, after which swelling equilibrium had been reached with 1.7 % vertical swell.
The specimen was prepared at the as received water content of 11%
The specimen was prepared by dynamic compaction using a 2.5 kg rammer
Soaked specimen bulk density 1.91 Mg/m³ (1.73 Mg/m³ before soaking)
Soaked specimen dry density 1.53 Mg/m³ (1.56 Mg/m³ before soaking)
0.6 % of the sample was retained on a 20mm sieve

Test Details

Surcharge
Seating load
Water content

Top

10.0 kg
10 N
26 %

Base

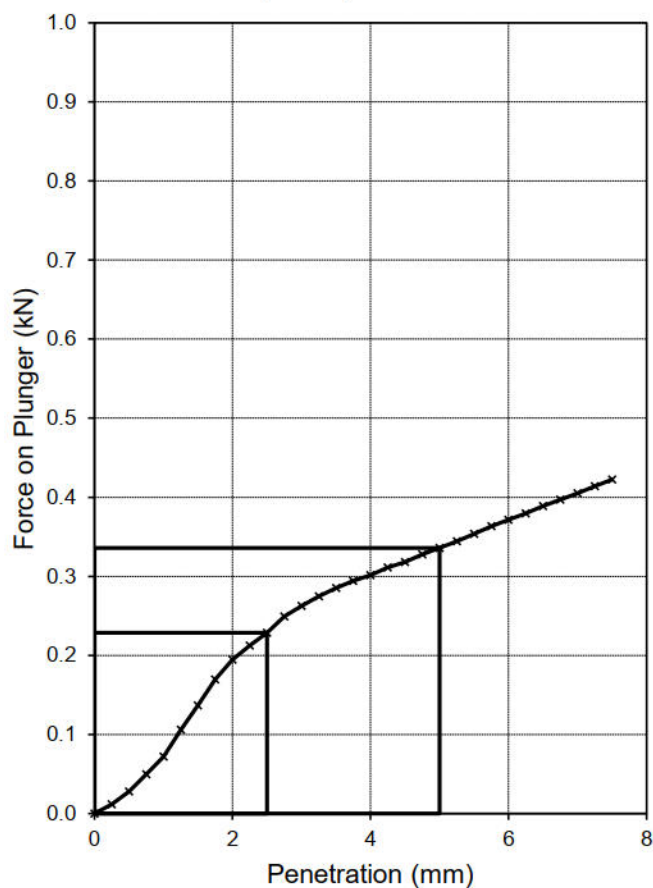
10.0 kg
10 N
23 %

CBR Value

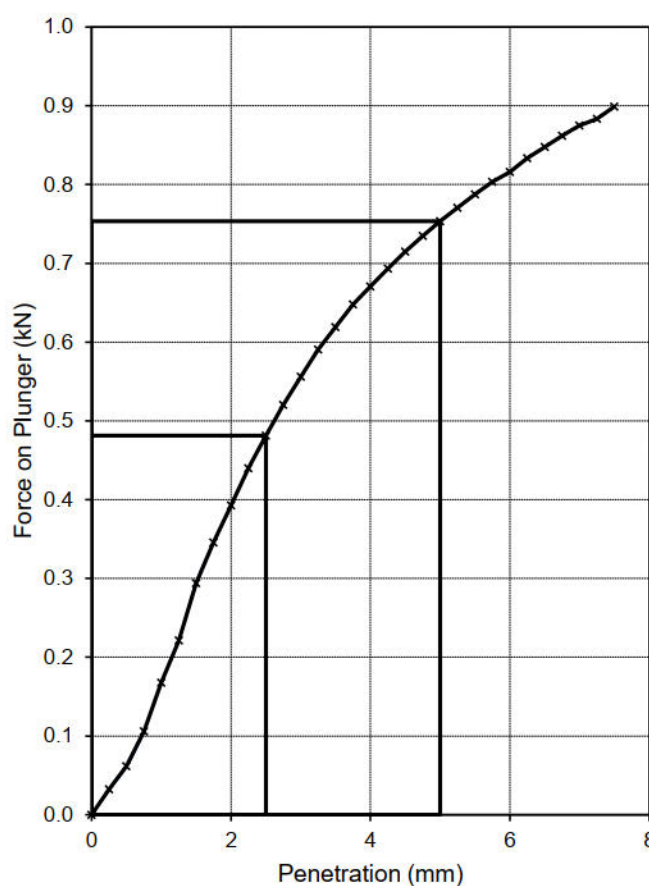
1.7 %

3.8 %

Top of Specimen



Base of Specimen



Tested by AF

Checked and Approved by

Project Number:

GEO / 43176

Project Name:

**LAND AT WOODGATE NURSERIES, LIDSEY RD, WOODGATE, WEST
SUSSEX
P17318**

S Burke - Senior Technician
19/09/2025



CALIFORNIA BEARING RATIO

Location TP16
Sample Depth 0.40-0.60 m
Sample Type B

Description:

Dark brown slightly sandy silty CLAY with rare cinder block.

PREPARATION DETAILS

The specimen was soaked for 4 days, after which swelling equilibrium had been reached with -0.2 % vertical swell.

The specimen was prepared at the as received water content of 22%

The specimen was prepared by dynamic compaction using a 2.5 kg rammer

Soaked specimen bulk density 2.01 Mg/m³ (2.01 Mg/m³ before soaking)

Soaked specimen dry density 1.65 Mg/m³ (1.65 Mg/m³ before soaking)

0.0 % of the sample was retained on a 20mm sieve

Test Details

Surcharge
Seating load
Water content

Top

10.0 kg
10 N
22 %

Base

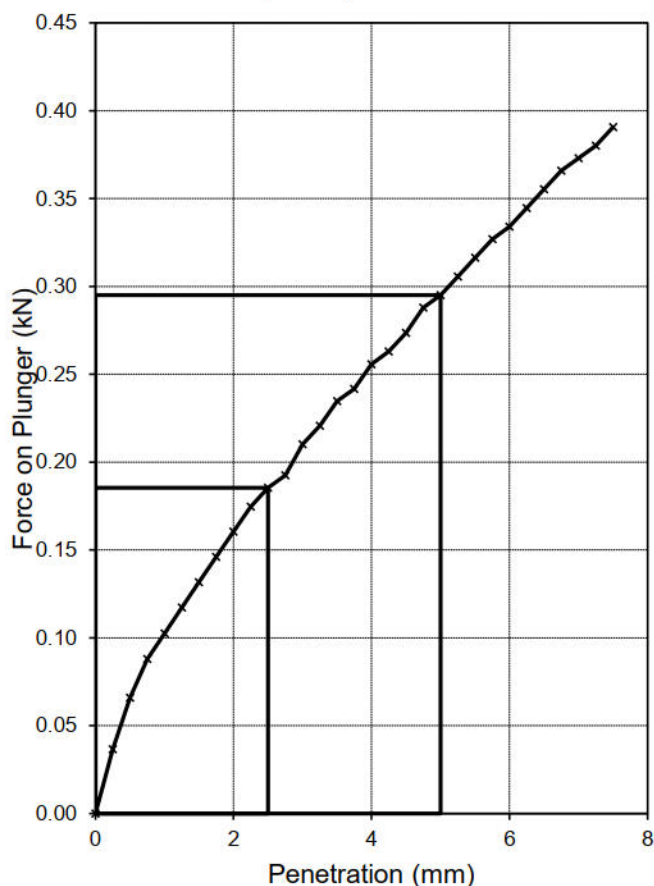
10.0 kg
10 N
22 %

CBR Value

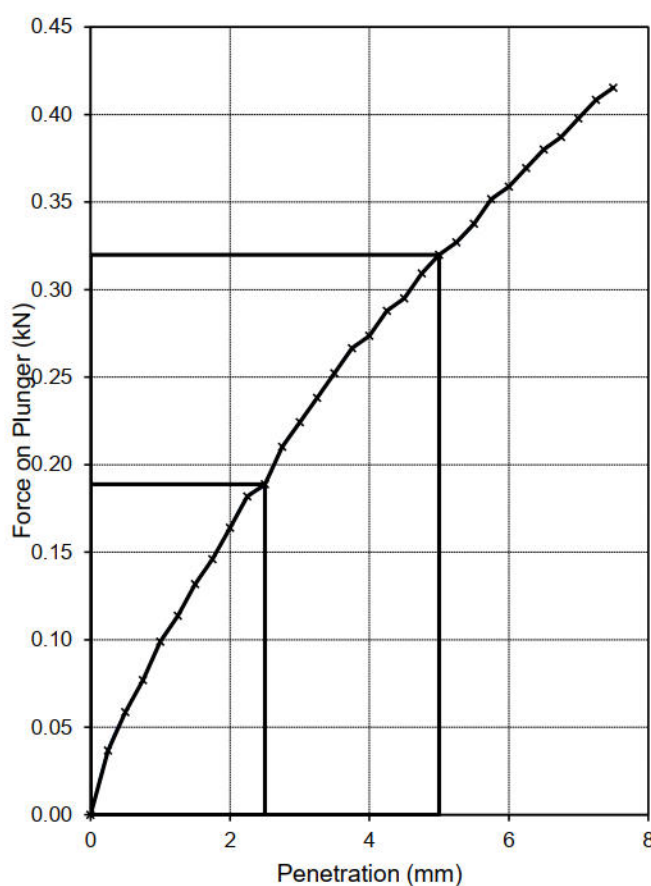
1.5 %

1.6 %

Top of Specimen



Base of Specimen



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AND AT WOODGATE NURSERIES, LIDSEY RD, WOODGATE, WEST

SUSSEX

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S Burke - Senior Technician
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CALIFORNIA BEARING RATIO

Location TP18
Sample Depth 0.40-0.50 m
Sample Type B

Description:

Brown slightly sandy slightly gravelly silty CLAY with rare roots.

PREPARATION DETAILS

The specimen was soaked for 4 days, after which swelling equilibrium had been reached with 0.4 % vertical swell.
The specimen was prepared at the as received water content of 15%
The specimen was prepared by dynamic compaction using a 2.5 kg rammer
Soaked specimen bulk density 1.96 Mg/m³ (1.89 Mg/m³ before soaking)
Soaked specimen dry density 1.64 Mg/m³ (1.64 Mg/m³ before soaking)
0.4 % of the sample was retained on a 20mm sieve

Test Details

Surcharge
Seating load
Water content

Top

10.0 kg
50 N
20 %

Base

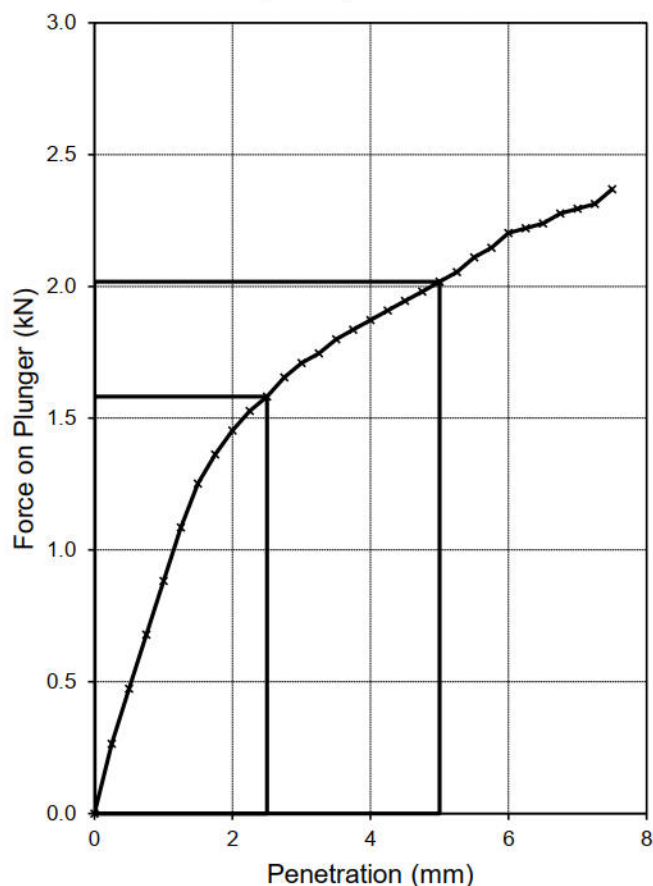
10.0 kg
50 N
19 %

CBR Value

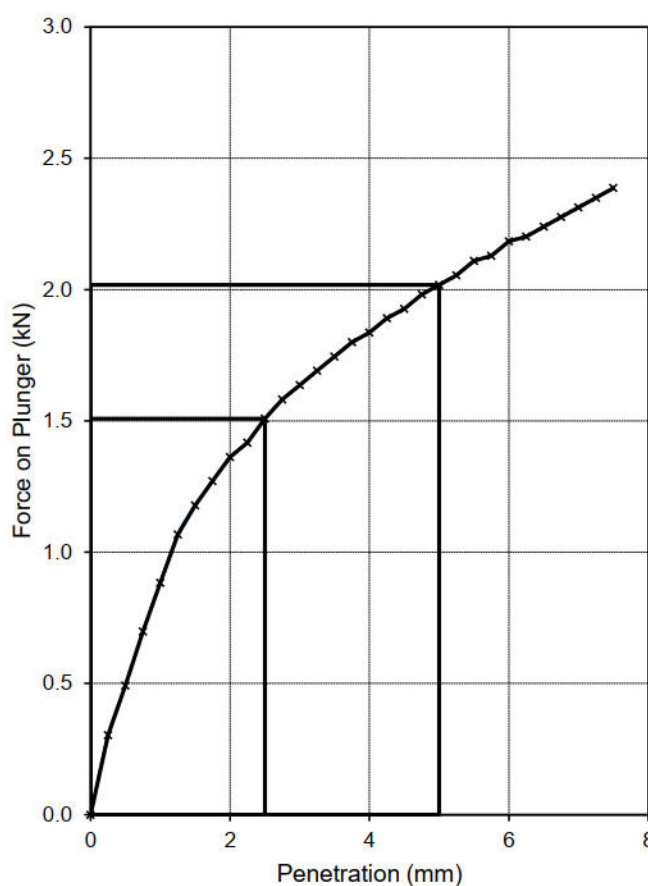
12.0 %

11.4 %

Top of Specimen



Base of Specimen



Tested by AF

Checked and Approved by

S Burke - Senior Technician
19/09/2025

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GEO / 43176

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**LAND AT WOODGATE NURSERIES, LIDSEY RD, WOODGATE, WEST
SUSSEX
P17318**



CALIFORNIA BEARING RATIO

Location TP20
Sample Depth 0.50-0.55 m
Sample Type B

Description:

Yellowish brown slightly gravelly silty CLAY.

PREPARATION DETAILS

The specimen was soaked for 4 days, after which swelling equilibrium had been reached with -0.3 % vertical swell.

The specimen was prepared at the as received water content of 15%

The specimen was prepared by dynamic compaction using a 2.5 kg rammer

Soaked specimen bulk density 2.00 Mg/m³ (1.92 Mg/m³ before soaking)

Soaked specimen dry density 1.66 Mg/m³ (1.67 Mg/m³ before soaking)

3.6 % of the sample was retained on a 20mm sieve

Test Details

Surcharge
Seating load
Water content

Top

10.0 kg
10 N
22 %

Base

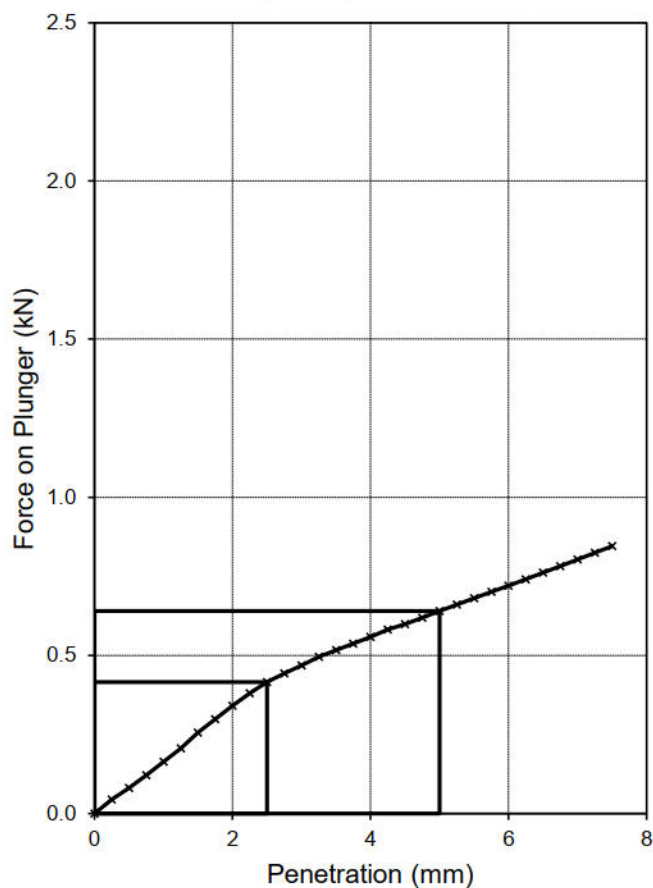
10.0 kg
50 N
20 %

CBR Value

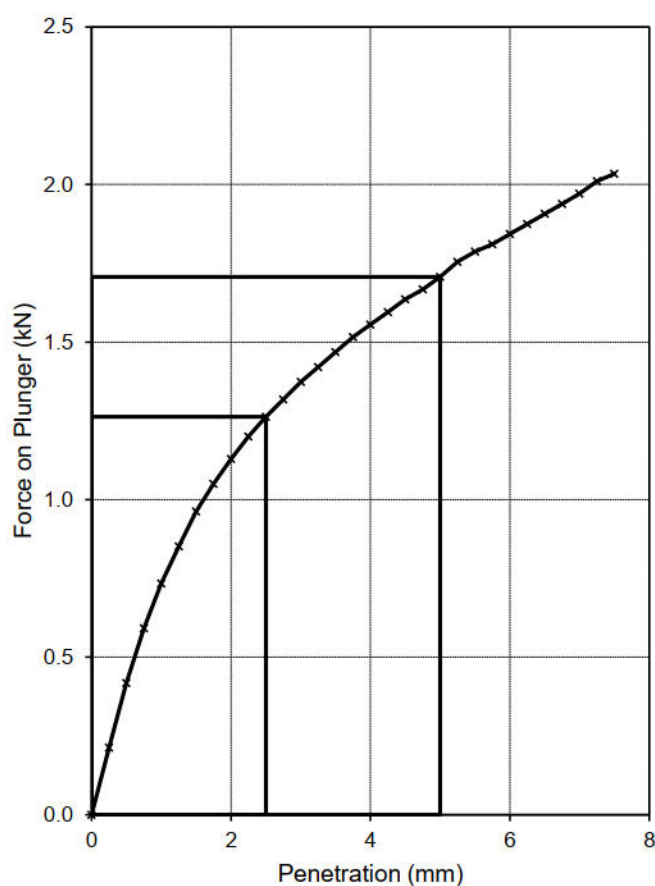
3.2 %

9.6 %

Top of Specimen

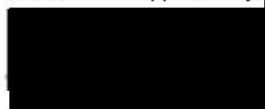


Base of Specimen



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CALIFORNIA BEARING RATIO

Location TP22
Sample Depth 0.40-0.50 m
Sample Type B

Description:

Brown slightly sandy silty CLAY with rare roots.

PREPARATION DETAILS

The specimen was soaked for 4 days, after which swelling equilibrium had been reached with 0.3 % vertical swell.
The specimen was prepared at the as received water content of 12%
The specimen was prepared by dynamic compaction using a 2.5 kg rammer
Soaked specimen bulk density 1.84 Mg/m³ (1.64 Mg/m³ before soaking)
Soaked specimen dry density 1.46 Mg/m³ (1.47 Mg/m³ before soaking)
0.0 % of the sample was retained on a 20mm sieve

Test Details

Surcharge
Seating load
Water content

Top

10.0 kg
10 N
26 %

Base

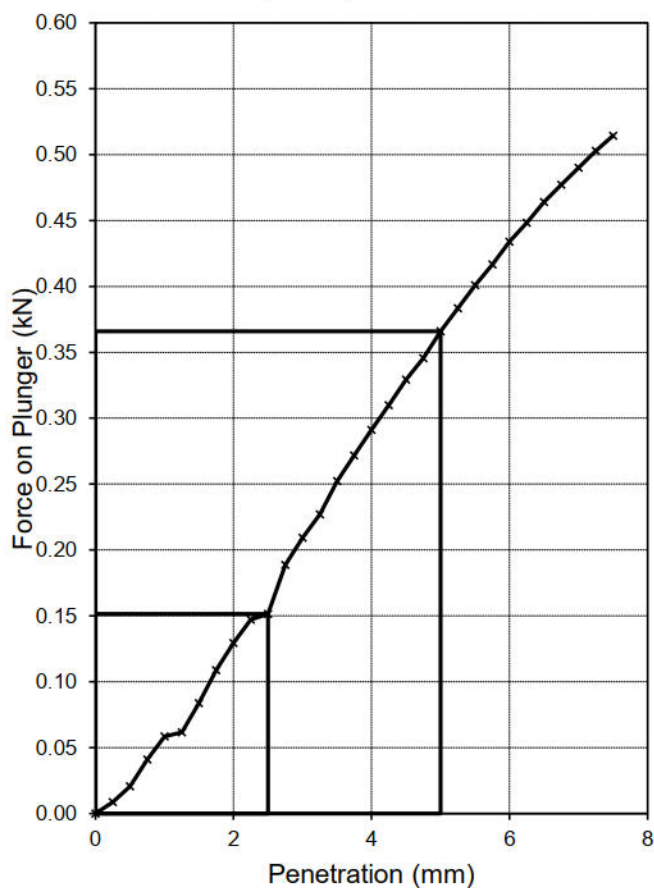
10.0 kg
10 N
27 %

CBR Value

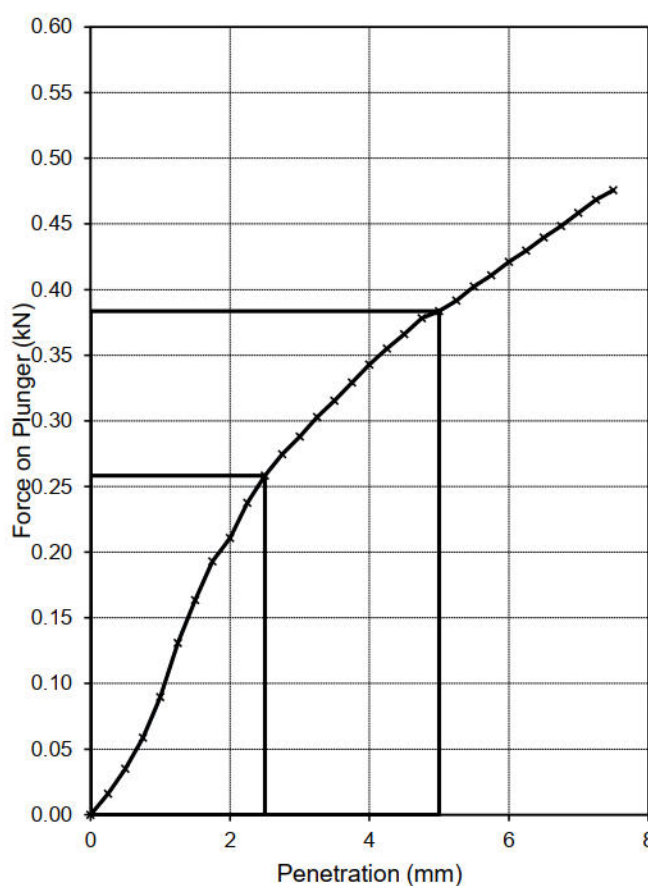
1.8 %

2.0 %

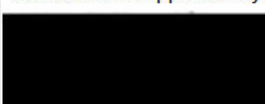
Top of Specimen



Base of Specimen



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P17318**



CALIFORNIA BEARING RATIO

Location TP42
Sample Depth 0.55 m
Sample Type B

Description:

Yellowish brown slightly sandy silty CLAY with rare roots and wood.

PREPARATION DETAILS

The specimen was soaked for 4 days, after which swelling equilibrium had been reached with 1.0 % vertical swell.
The specimen was prepared at the as received water content of 15%
The specimen was prepared by dynamic compaction using a 2.5 kg rammer
Soaked specimen bulk density 1.94 Mg/m³ (1.83 Mg/m³ before soaking)
Soaked specimen dry density 1.58 Mg/m³ (1.60 Mg/m³ before soaking)
0.0 % of the sample was retained on a 20mm sieve

Test Details

Surcharge
Seating load
Water content

Top

10.0 kg
50 N
22 %

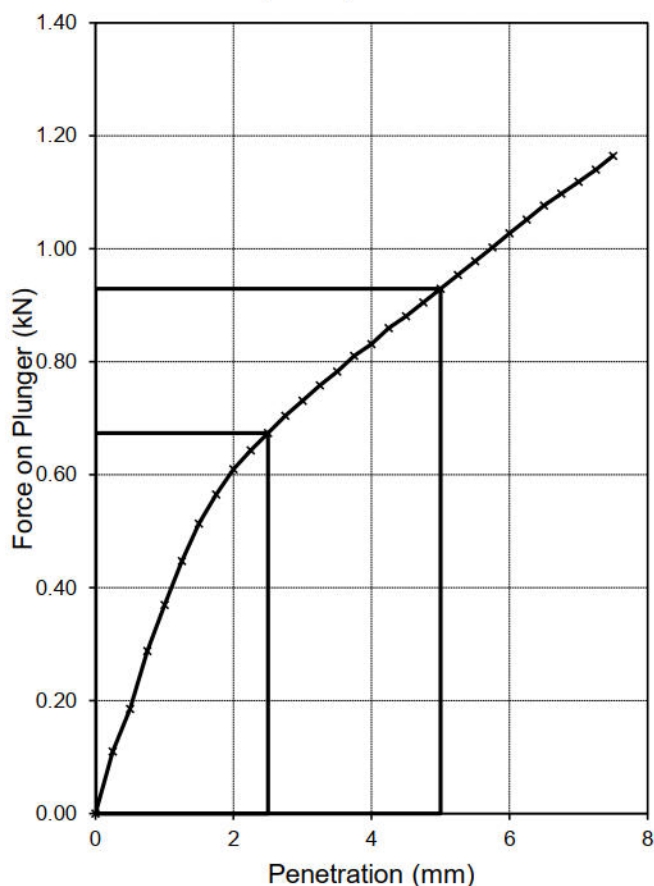
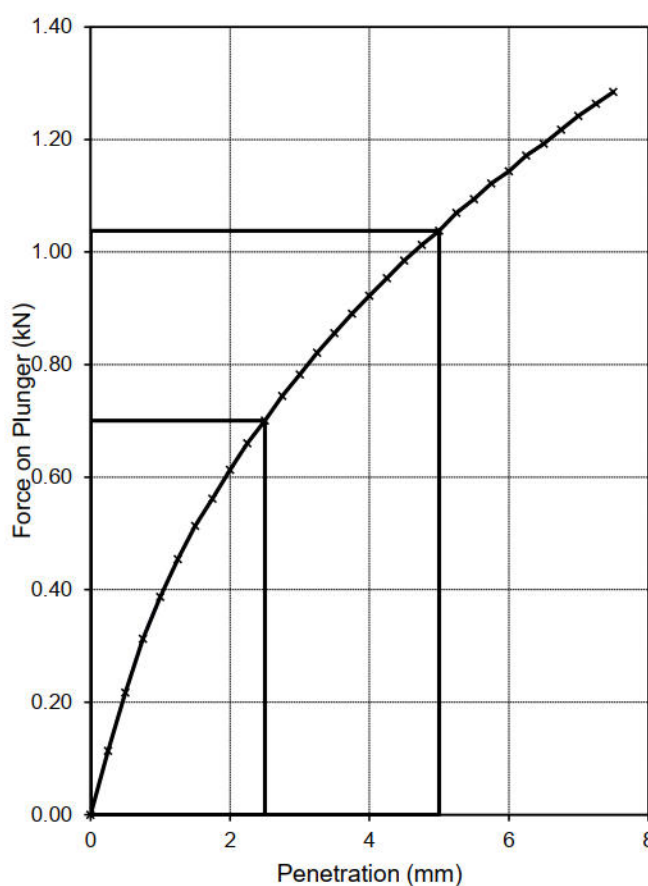
Base

10.0 kg
50 N
23 %

CBR Value

5.1 %

5.3 %

Top of Specimen**Base of Specimen**

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**LAND AT WOODGATE NURSERIES, LIDSEY RD, WOODGATE, WEST
SUSSEX
P17318**



CALIFORNIA BEARING RATIO

Location TP44
Sample Depth 0.40-0.60 m
Sample Type B

Description:

Brown slightly sandy silty CLAY with rare wood pieces.

PREPARATION DETAILS

The specimen was soaked for 4 days, after which swelling equilibrium had been reached with 0.9 % vertical swell.
The specimen was prepared at the as received water content of 16%
The specimen was prepared by dynamic compaction using a 2.5 kg rammer
Soaked specimen bulk density 1.94 Mg/m³ (1.87 Mg/m³ before soaking)
Soaked specimen dry density 1.59 Mg/m³ (1.61 Mg/m³ before soaking)
0.0 % of the sample was retained on a 20mm sieve

Test Details

Surcharge
Seating load
Water content

Top

10.0 kg
10 N
22 %

Base

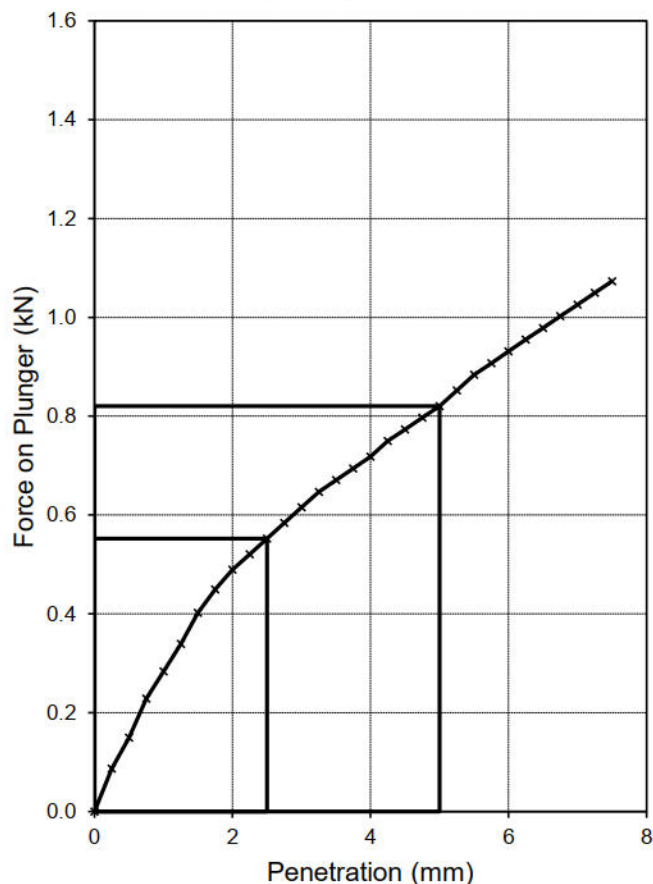
10.0 kg
50 N
23 %

CBR Value

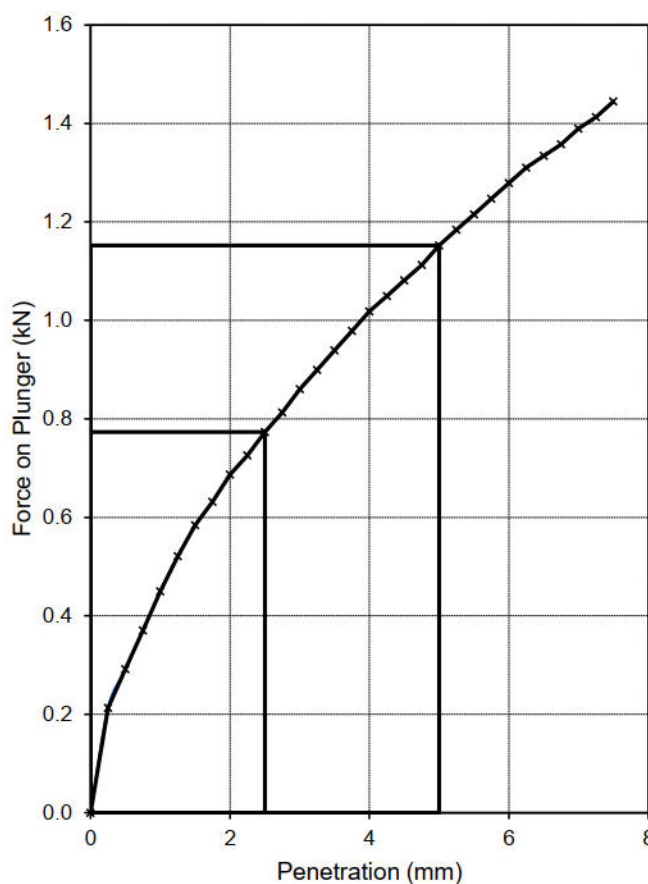
4.2 %

5.9 %

Top of Specimen



Base of Specimen



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P17318**

S Burke - Senior Technician
19/09/2025

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CALIFORNIA BEARING RATIO

Location TP46
Sample Depth 0.40-0.60 m
Sample Type B

Description:

Brown slightly gravelly slightly sandy silty CLAY.

PREPARATION DETAILS

The specimen was soaked for 4 days, after which swelling equilibrium had been reached with 0.2 % vertical swell.
The specimen was prepared at the as received water content of 18%
The specimen was prepared by dynamic compaction using a 2.5 kg rammer
Soaked specimen bulk density 2.02 Mg/m³ (2.00 Mg/m³ before soaking)
Soaked specimen dry density 1.70 Mg/m³ (1.70 Mg/m³ before soaking)
0.4 % of the sample was retained on a 20mm sieve

Test Details

Surcharge
Seating load
Water content

Top

10.0 kg
50 N
19 %

Base

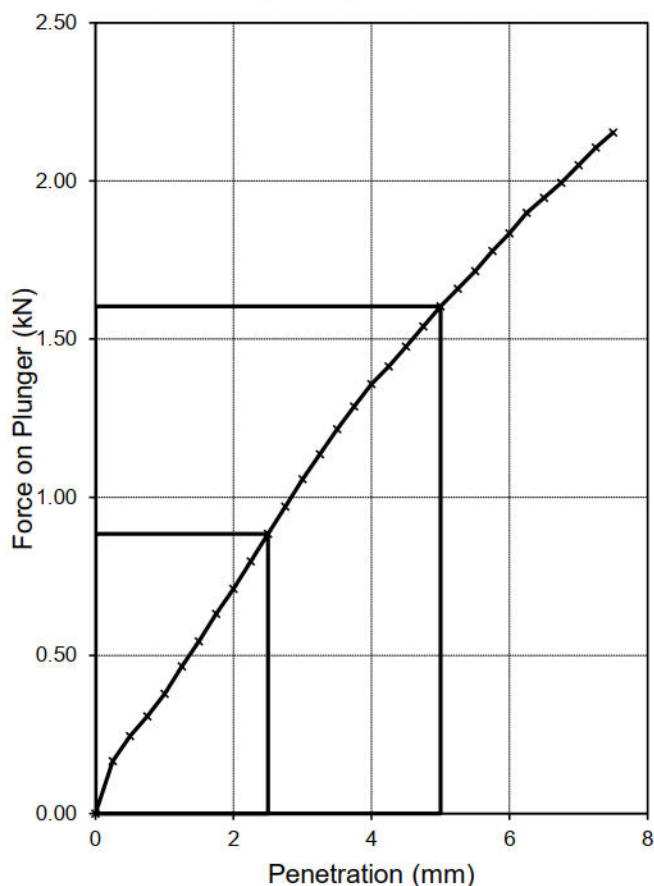
10.0 kg
50 N
19 %

CBR Value

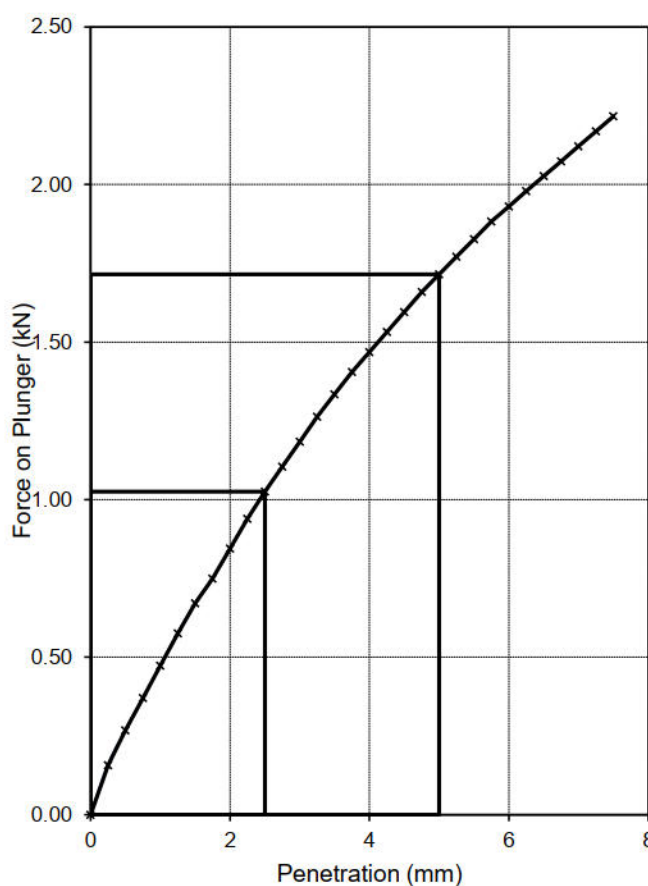
8.0 %

8.6 %

Top of Specimen



Base of Specimen



Tested by AF

Checked and Approved by

S Burke

S Burke - Senior Technician
19/09/2025

Project Number:

GEO / 43176

Project Name:

**LAND AT WOODGATE NURSERIES, LIDSEY RD, WOODGATE, WEST
SUSSEX
P17318**



Alex Bewick
Ashdown Site Investigations Ltd
Unit 3 The Grain Store
Ditchling Common Business Park
Ditchling Common
West Sussex
BN6 8SG

Normec DETS Limited
Unit 1
Rose Lane Industrial Estate
Rose Lane
Lenham Heath
Kent
ME17 2JN

DETS Report No: 25-07275

Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project / Job Ref: P17318 2950

Order No: 12340

Sample Receipt Date: 11/08/2025

Sample Scheduled Date: 11/08/2025

Report Issue Number: 1

Reporting Date: 19/08/2025

Authorised by:

Steve Knight
Customer Support Manager

Dates of laboratory activities for each tested analyte are available upon request.

Opinions and interpretations are outside the laboratory's scope of ISO 17025 accreditation. This certificate is issued in accordance with the accreditation requirements of the United Kingdom Accreditation Service. The results reported herein relate only to the material supplied to the laboratory. This certificate shall not be reproduced except in full, without the prior written approval of the laboratory.

For Topsoil and WAC analysis the expanded uncertainty measurement should be considered while evaluating results against compliance values.

Soil Analysis Certificate						
DETS Report No: 25-07275	~Date Sampled	05/08/25	05/08/25	05/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS14	WS15	WS15	WS16	WS16
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.30	1.10	0.70	0.15	2.00
Reporting Date: 19/08/2025	DETS Sample No	785891	785892	785893	785894	785895

Determinand	Unit	RL	Accreditation					
Asbestos Screen ⁽⁵⁾	N/a	N/a	ISO17025	Not Detected	Not Detected		Not Detected	
pH	pH Units	N/a	MCERTS	7.1	7.3	7.4	7.1	7.9
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	416	264		205	
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.04	0.03		0.02	
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS			11		< 10
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS			0.01		< 0.01
Organic Matter (SOM)	%	< 0.1	MCERTS	2.9	4		0.9	
Arsenic (As)	mg/kg	< 2	MCERTS	9	9		7	
W/S Boron	mg/kg	< 1	NONE	< 1	< 1		< 1	
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	< 0.2	1		< 0.2	
Chromium (Cr)	mg/kg	< 2	MCERTS	16	19		17	
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2	< 2		< 2	
Copper (Cu)	mg/kg	< 4	MCERTS	11	19		10	
Lead (Pb)	mg/kg	< 3	MCERTS	29	104		23	
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1	< 1		< 1	
Nickel (Ni)	mg/kg	< 3	MCERTS	10	11		10	
Selenium (Se)	mg/kg	< 2	MCERTS	< 2	< 2		< 2	
Zinc (Zn)	mg/kg	< 3	MCERTS	55	97		35	

Soil Analysis Certificate

DETS Report No: 25-07275	~Date Sampled	05/08/25	05/08/25	05/08/25	05/08/25	05/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS20	WS20	WS21	WS21	WS22
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.20	1.10	0.10	1.90	0.05
Reporting Date: 19/08/2025	DETS Sample No	785896	785897	785898	785899	785900

Determinand	Unit	RL	Accreditation	(n)			
Asbestos Screen ⁽⁵⁾	N/a	N/a	ISO17025	Not Detected		Not Detected	
pH	pH Units	N/a	MCERTS	7.8	7.8	7.1	7.3
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	616		230	313
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.06		0.02	0.03
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS		18		< 10
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS		0.02		< 0.01
Organic Matter (SOM)	%	< 0.1	MCERTS	7.4		4	4.5
Arsenic (As)	mg/kg	< 2	MCERTS	6		7	7
W/S Boron	mg/kg	< 1	NONE	< 1		< 1	< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	0.5		0.2	0.3
Chromium (Cr)	mg/kg	< 2	MCERTS	13		17	17
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2		< 2	< 2
Copper (Cu)	mg/kg	< 4	MCERTS	23		12	17
Lead (Pb)	mg/kg	< 3	MCERTS	45		24	18
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1		< 1	< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	8		10	9
Selenium (Se)	mg/kg	< 2	MCERTS	< 2		< 2	< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	102		42	68

Soil Analysis Certificate

DETS Report No: 25-07275	~Date Sampled	05/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS22	WS23	WS23	WS24	WS24
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	2.30	0.10	2.90	0.05	1.50
Reporting Date: 19/08/2025	DETS Sample No	785901	785902	785903	785904	785905

Determinand	Unit	RL	Accreditation					
Asbestos Screen ⁽⁵⁾	N/a	N/a	ISO17025		Not Detected		Not Detected	
pH	pH Units	N/a	MCERTS	7.6	6.1	7.7	6.5	7.3
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS		295		236	
Total Sulphate as SO ₄	%	< 0.02	MCERTS		0.03		0.02	
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS	< 10		< 10		< 10
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS	< 0.01		< 0.01		< 0.01
Organic Matter (SOM)	%	< 0.1	MCERTS		2.9		3	
Arsenic (As)	mg/kg	< 2	MCERTS		8		6	
W/S Boron	mg/kg	< 1	NONE		< 1		< 1	
Cadmium (Cd)	mg/kg	< 0.2	MCERTS		< 0.2		< 0.2	
Chromium (Cr)	mg/kg	< 2	MCERTS		18		17	
Chromium (hexavalent)	mg/kg	< 2	NONE		< 2		< 2	
Copper (Cu)	mg/kg	< 4	MCERTS		11		9	
Lead (Pb)	mg/kg	< 3	MCERTS		17		17	
Mercury (Hg)	mg/kg	< 1	MCERTS		< 1		< 1	
Nickel (Ni)	mg/kg	< 3	MCERTS		9		8	
Selenium (Se)	mg/kg	< 2	MCERTS		< 2		< 2	
Zinc (Zn)	mg/kg	< 3	MCERTS		86		31	

Soil Analysis Certificate						
DETS Report No: 25-07275	~Date Sampled	06/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS25	WS26	WS26	TP01	TP01
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.30	0.15	1.20	0.10	0.40
Reporting Date: 19/08/2025	DETS Sample No	785906	785907	785908	785909	785910

Determinand	Unit	RL	Accreditation				
Asbestos Screen ⁽⁵⁾	N/a	N/a	ISO17025	Not Detected	Not Detected		Not Detected
pH	pH Units	N/a	MCERTS	6.4	6.4	7.3	6.5
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	324	300		< 200
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.03	0.03		< 0.02
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS			52	
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS			0.05	
Organic Matter (SOM)	%	< 0.1	MCERTS	3.8	5.2		2.5
Arsenic (As)	mg/kg	< 2	MCERTS	6	7		7
W/S Boron	mg/kg	< 1	NONE	< 1	< 1		< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	< 0.2	< 0.2		< 0.2
Chromium (Cr)	mg/kg	< 2	MCERTS	17	18		17
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2	< 2		< 2
Copper (Cu)	mg/kg	< 4	MCERTS	9	11		9
Lead (Pb)	mg/kg	< 3	MCERTS	15	19		24
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1	< 1		< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	9	9		8
Selenium (Se)	mg/kg	< 2	MCERTS	< 2	< 2		< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	35	39		34

Soil Analysis Certificate						
DETS Report No: 25-07275	~Date Sampled	06/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP02	TP02	TP03	TP03	TP04
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.20	0.50	0.05	0.40	0.10
Reporting Date: 19/08/2025	DETS Sample No	785911	785912	785913	785914	785915

Determinand	Unit	RL	Accreditation				
Asbestos Screen ⁽⁵⁾	N/a	N/a	ISO17025	Not Detected		Not Detected	Not Detected
pH	pH Units	N/a	MCERTS	6.9		5.7	7.2
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	360		308	580
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.04		0.03	0.06
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS				
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS				
Organic Matter (SOM)	%	< 0.1	MCERTS	8.4		3.8	5.6
Arsenic (As)	mg/kg	< 2	MCERTS	9		6	7
W/S Boron	mg/kg	< 1	NONE	< 1		< 1	< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	0.7		< 0.2	0.3
Chromium (Cr)	mg/kg	< 2	MCERTS	30		19	15
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2		< 2	< 2
Copper (Cu)	mg/kg	< 4	MCERTS	48		15	15
Lead (Pb)	mg/kg	< 3	MCERTS	455		35	145
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1		< 1	< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	14		9	10
Selenium (Se)	mg/kg	< 2	MCERTS	< 2		< 2	< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	787		42	102

Soil Analysis Certificate

DETS Report No: 25-07275	~Date Sampled	06/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP04	TP05	TP05	TP06	TP06
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.40	0.10	0.50	0.20	0.70
Reporting Date: 19/08/2025	DETS Sample No	785916	785917	785918	785919	785920

Determinand	Unit	RL	Accreditation	(n)	(n)
Asbestos Screen ⁽⁵⁾	N/a	N/a	ISO17025	Not Detected	Not Detected
pH	pH Units	N/a	MCERTS	7.7	8.1
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	< 200	509
Total Sulphate as SO ₄	%	< 0.02	MCERTS	< 0.02	0.05
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS		
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS		
Organic Matter (SOM)	%	< 0.1	MCERTS	0.5	2.8
Arsenic (As)	mg/kg	< 2	MCERTS	< 2	8
W/S Boron	mg/kg	< 1	NONE	< 1	< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	< 0.2	0.2
Chromium (Cr)	mg/kg	< 2	MCERTS	< 2	14
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2	< 2
Copper (Cu)	mg/kg	< 4	MCERTS	< 4	29
Lead (Pb)	mg/kg	< 3	MCERTS	< 3	67
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1	< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	< 3	9
Selenium (Se)	mg/kg	< 2	MCERTS	< 2	< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	< 3	62

Soil Analysis Certificate						
DETS Report No: 25-07275	~Date Sampled	06/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP07	TP07	TP08	TP08	TP09
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.20	0.50	0.10	0.60	0.10
Reporting Date: 19/08/2025	DETS Sample No	785921	785922	785923	785924	785925

Determinand	Unit	RL	Accreditation				
Asbestos Screen ⁽⁵⁾	N/a	N/a	ISO17025	Not Detected		Not Detected	Not Detected
pH	pH Units	N/a	MCERTS	6.4		5.8	6.0
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	548		284	< 200
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.05		0.03	< 0.02
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS				
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS				
Organic Matter (SOM)	%	< 0.1	MCERTS	12.1		3	7.4
Arsenic (As)	mg/kg	< 2	MCERTS	6		7	8
W/S Boron	mg/kg	< 1	NONE	1.4		< 1	< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	0.2		< 0.2	0.3
Chromium (Cr)	mg/kg	< 2	MCERTS	15		19	22
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2		< 2	< 2
Copper (Cu)	mg/kg	< 4	MCERTS	19		11	14
Lead (Pb)	mg/kg	< 3	MCERTS	34		25	50
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1		< 1	< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	9		9	12
Selenium (Se)	mg/kg	< 2	MCERTS	< 2		< 2	< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	99		53	188

Soil Analysis Certificate						
DETS Report No: 25-07275	~Date Sampled	06/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP09	TP12	TP12	TP13	TP13
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.50	0.25	0.60	0.10	0.30
Reporting Date: 19/08/2025	DETS Sample No	785926	785927	785928	785929	785930

Determinand	Unit	RL	Accreditation				
Asbestos Screen ⁽⁵⁾	N/a	N/a	ISO17025		Not Detected		Not Detected
pH	pH Units	N/a	MCERTS		7.1		4.7
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS		522		272
Total Sulphate as SO ₄	%	< 0.02	MCERTS		0.05		0.03
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS				
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS				
Organic Matter (SOM)	%	< 0.1	MCERTS		10		2.8
Arsenic (As)	mg/kg	< 2	MCERTS		8		7
W/S Boron	mg/kg	< 1	NONE		< 1		< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS		0.3		< 0.2
Chromium (Cr)	mg/kg	< 2	MCERTS		20		20
Chromium (hexavalent)	mg/kg	< 2	NONE		< 2		< 2
Copper (Cu)	mg/kg	< 4	MCERTS		30		10
Lead (Pb)	mg/kg	< 3	MCERTS		48		20
Mercury (Hg)	mg/kg	< 1	MCERTS		< 1		< 1
Nickel (Ni)	mg/kg	< 3	MCERTS		12		9
Selenium (Se)	mg/kg	< 2	MCERTS		< 2		< 2
Zinc (Zn)	mg/kg	< 3	MCERTS		177		38

Soil Analysis Certificate - Speciated PAHs

DETS Report No: 25-07275	~Date Sampled	05/08/25	05/08/25	06/08/25	05/08/25	05/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS14	WS15	WS16	WS20	WS21
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.30	1.10	0.15	0.20	0.10
Reporting Date: 19/08/2025	DETS Sample No	785891	785892	785894	785896	785898

Determinand	Unit	RL	Accreditation	(n)				
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	0.15	< 0.1
Acenaphthylene	mg/kg	< 0.1	MCERTS	0.14	< 0.1	< 0.1	0.37	< 0.1
Acenaphthene	mg/kg	< 0.1	MCERTS	0.84	< 0.1	< 0.1	3.14	< 0.1
Fluorene	mg/kg	< 0.1	MCERTS	0.70	< 0.1	< 0.1	2.14	< 0.1
Phenanthrene	mg/kg	< 0.1	MCERTS	10.30	< 0.1	< 0.1	21.50	< 0.1
Anthracene	mg/kg	< 0.1	MCERTS	2.53	< 0.1	< 0.1	5.79	< 0.1
Fluoranthene	mg/kg	< 0.1	MCERTS	30.90	< 0.1	< 0.1	35.50	0.18
Pyrene	mg/kg	< 0.1	MCERTS	29.10	< 0.1	< 0.1	30.10	0.17
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	17.10	< 0.1	< 0.1	15.90	< 0.1
Chrysene	mg/kg	< 0.1	MCERTS	15.20	< 0.1	< 0.1	15.20	< 0.1
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	18.80	< 0.1	< 0.1	18	0.16
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	6.78	< 0.1	< 0.1	8.65	< 0.1
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	15.70	< 0.1	< 0.1	13.90	< 0.1
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	9.88	< 0.1	< 0.1	8.62	0.15
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	2.49	< 0.1	< 0.1	2.34	< 0.1
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	8.40	< 0.1	< 0.1	7.81	0.14
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	169	< 1.6	< 1.6	189	< 1.6

Soil Analysis Certificate - Speciated PAHs						
DETS Report No: 25-07275	~Date Sampled	05/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS22	WS23	WS24	WS25	WS26
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.05	0.10	0.05	0.30	0.15
Reporting Date: 19/08/2025	DETS Sample No	785900	785902	785904	785906	785907

Determinand	Unit	RL	Accreditation					
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6	< 1.6	< 1.6	< 1.6	< 1.6

Soil Analysis Certificate - Speciated PAHs						
DETS Report No: 25-07275	~Date Sampled	06/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP01	TP02	TP03	TP04	TP05
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.10	0.20	0.05	0.10	0.10
Reporting Date: 19/08/2025	DETS Sample No	785909	785911	785913	785915	785917

Determinand	Unit	RL	Accreditation	(n)				
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	0.28	< 0.1
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	0.25	< 0.1
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	0.13	< 0.1
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	0.18	< 0.1
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	0.20	< 0.1
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	0.18	< 0.1
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	0.13	< 0.1
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	0.12	< 0.1
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6	< 1.6	< 1.6	< 1.6	< 1.6

Soil Analysis Certificate - Speciated PAHs

DETS Report No: 25-07275	~Date Sampled	06/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP06	TP07	TP08	TP09	TP12
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.20	0.20	0.10	0.10	0.25
Reporting Date: 19/08/2025	DETS Sample No	785919	785921	785923	785925	785927

Determinand	Unit	RL	Accreditation	(n)					
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	0.23
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	0.19
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	0.12
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	0.17
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	0.12
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6	< 1.6	< 1.6	< 1.6	< 1.6	< 1.6

Soil Analysis Certificate - Speciated PAHs

DETS Report No: 25-07275	~Date Sampled	06/08/25				
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied				
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP13				
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied				
~Order No: 12340	~Depth (m)	0.10				
Reporting Date: 19/08/2025	DETS Sample No	785929				

Determinand	Unit	RL	Accreditation				
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1			
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1			
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1			
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1			
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1			
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1			
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1			
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1			
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1			
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1			
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1			
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1			
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1			
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1			
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1			
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1			
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6			

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07275	~Date Sampled	05/08/25	05/08/25	05/08/25	06/08/25	05/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS14	WS15	WS15	WS16	WS20
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.30	1.10	0.70	0.15	0.20
Reporting Date: 19/08/2025	DETS Sample No	785891	785892	785893	785894	785896

Determinand	Unit	RL	Accreditation	(n)			
EPH (>C8 - C10) :	mg/kg	< 1	MCERTS	3	< 1	< 1	3
EH 1D Total							
EPH (>C10 - C12) :	mg/kg	< 1	MCERTS	< 1	< 1	< 1	4
EH 1D Total							
EPH (>C12 - C16) :	mg/kg	< 1	MCERTS	9	< 1	< 1	63
EH 1D Total							
EPH (>C16 - C21) :	mg/kg	< 1	MCERTS	134	< 1	< 1	263
EH 1D Total							
EPH (>C21 - C40) :	mg/kg	< 6	MCERTS	292	< 6	< 6	853
EH 1D Total							
EPH (C8 - C40) :	mg/kg	< 6	MCERTS	438	< 6	< 6	1186
EH 1D Total							

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07275	~Date Sampled	05/08/25	05/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS21	WS22	WS23	WS24	WS25
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.10	0.05	0.10	0.05	0.30
Reporting Date: 19/08/2025	DETS Sample No	785898	785900	785902	785904	785906

Determinand	Unit	RL	Accreditation					
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	5	3	7	4	2
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	2	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	10	< 6	< 6	< 6	< 6
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	15	< 6	9	< 6	< 6

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07275	~Date Sampled	06/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS26	TP01	TP01	TP02	TP02
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.15	0.10	0.40	0.20	0.50
Reporting Date: 19/08/2025	DETS Sample No	785907	785909	785910	785911	785912

Determinand	Unit	RL	Accreditation					
EPH (>C8 - C10) :	mg/kg	< 1	MCERTS	4	< 1	< 1	< 1	< 1
EH 1D Total								
EPH (>C10 - C12) :	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EH 1D Total								
EPH (>C12 - C16) :	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EH 1D Total								
EPH (>C16 - C21) :	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EH 1D Total								
EPH (>C21 - C40) :	mg/kg	< 6	MCERTS	14	< 6	< 6	< 6	< 6
EH 1D Total								
EPH (C8 - C40) :	mg/kg	< 6	MCERTS	18	< 6	< 6	< 6	< 6
EH 1D Total								

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07275	~Date Sampled	06/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP03	TP03	TP04	TP04	TP05
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.05	0.40	0.10	0.40	0.10
Reporting Date: 19/08/2025	DETS Sample No	785913	785914	785915	785916	785917

Determinand	Unit	RL	Accreditation	(n)				
EPH (>C8 - C10) :	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EH 1D Total								
EPH (>C10 - C12) :	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EH 1D Total								
EPH (>C12 - C16) :	mg/kg	< 1	MCERTS	< 1	< 1	3	< 1	< 1
EH 1D Total								
EPH (>C16 - C21) :	mg/kg	< 1	MCERTS	< 1	< 1	2	< 1	< 1
EH 1D Total								
EPH (>C21 - C40) :	mg/kg	< 6	MCERTS	10	< 6	25	< 6	< 6
EH 1D Total								
EPH (C8 - C40) :	mg/kg	< 6	MCERTS	10	< 6	30	< 6	< 6
EH 1D Total								

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07275	~Date Sampled	06/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP05	TP06	TP06	TP07	TP07
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.50	0.20	0.70	0.20	0.50
Reporting Date: 19/08/2025	DETS Sample No	785918	785919	785920	785921	785922

Determinand	Unit	RL	Accreditation	(n)				
EPH (>C8 - C10) :	mg/kg	< 1	MCERTS	< 1	< 1	< 1	2	< 1
EH 1D Total								
EPH (>C10 - C12) :	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EH 1D Total								
EPH (>C12 - C16) :	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EH 1D Total								
EPH (>C16 - C21) :	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EH 1D Total								
EPH (>C21 - C40) :	mg/kg	< 6	MCERTS	< 6	< 6	< 6	33	< 6
EH 1D Total								
EPH (C8 - C40) :	mg/kg	< 6	MCERTS	< 6	< 6	< 6	35	< 6
EH 1D Total								

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07275	~Date Sampled	06/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP08	TP08	TP09	TP09	TP12
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12340	~Depth (m)	0.10	0.60	0.10	0.50	0.25
Reporting Date: 19/08/2025	DETS Sample No	785923	785924	785925	785926	785927

Determinand	Unit	RL	Accreditation					
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	2	< 1	< 1	< 1	3
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	< 6	< 6	12
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	< 6	< 6	16



Soil Analysis Certificate - EPH Banded (Type F)						
DETS Report No: 25-07275	~Date Sampled	06/08/25	06/08/25	06/08/25		
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied		
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP12	TP13	TP13		
~Project / Job Ref: P17318_2950	~Additional Refs	None Supplied	None Supplied	None Supplied		
~Order No: 12340	~Depth (m)	0.60	0.10	0.30		
Reporting Date: 19/08/2025	DETS Sample No	785928	785929	785930		

Determinand	Unit	RL	Accreditation					
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1		
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1		
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1		
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1		
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	< 6		
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	< 6		

Waste Acceptance Criteria Analytical Certificate																																				
DETS Report No: 25-07275		~Date Sampled	05/08/25		<div>Landfill Waste Acceptance Criteria Limits</div> <table border="1"> <thead> <tr> <th>Inert Waste Landfill</th> <th>Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill</th> <th>Hazardous Waste Landfill</th> </tr> </thead> <tbody> <tr> <td>3%</td> <td>5%</td> <td>6%</td> </tr> <tr> <td>--</td> <td>--</td> <td>10%</td> </tr> <tr> <td>6</td> <td>--</td> <td>--</td> </tr> <tr> <td>1</td> <td>--</td> <td>--</td> </tr> <tr> <td>500</td> <td>--</td> <td>--</td> </tr> <tr> <td>100</td> <td>--</td> <td>--</td> </tr> <tr> <td>--</td> <td>>6</td> <td>--</td> </tr> <tr> <td>--</td> <td>To be evaluated</td> <td>To be evaluated</td> </tr> </tbody> </table>					Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill	3%	5%	6%	--	--	10%	6	--	--	1	--	--	500	--	--	100	--	--	--	>6	--	--	To be evaluated	To be evaluated
Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill																																		
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6	--	--																																		
1	--	--																																		
500	--	--																																		
100	--	--																																		
--	>6	--																																		
--	To be evaluated	To be evaluated																																		
Ashdown Site Investigations Ltd		~Time Sampled	None Supplied																																	
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex		~TP / BH No	WS15																																	
~Project / Job Ref: P17318_2950		~Additional Refs	None Supplied																																	
~Order No: 12340		~Depth (m)	1.10																																	
Reporting Date: 19/08/2025		DETS Sample No	785892																																	
Determinand	Unit	MDL																																		
TOC ^{MU}	%	< 0.1	2.3																																	
Loss on Ignition ^{MU}	%	< 0.01	6.47																																	
BTEX ^{MU}	mg/kg	< 0.05	< 0.05																																	
Sum of PCBs	mg/kg	< 0.1	< 0.1																																	
Mineral Oil ^{MU}	mg/kg	< 10	< 10																																	
Total PAH ^{MU}	mg/kg	< 1.7	< 1.7																																	
pH ^{MU}	pH Units	N/a	7.3																																	
Acid Neutralisation Capacity	mol/kg (+/-)	< 1	< 1																																	
Eluate Analysis			10:1			Cumulative 10:1 *	Limit values for compliance leaching test using BS EN 12457-3 at L/S 10 l/kg (mg/kg)																													
		mg/l				mg/kg																														
Arsenic		0.0018				0.018	0.5	2	25																											
Barium		0.0068				0.067	20	100	300																											
Cadmium		< 0.0002				< 0.002	0.04	1	5																											
Chromium		0.0004				0.004	0.5	10	70																											
Copper		0.0061				0.061	2	50	100																											
Mercury		0.00008				0.0008	0.01	0.2	2																											
Molybdenum		0.0016				0.016	0.5	10	30																											
Nickel		0.0017				0.017	0.4	10	40																											
Lead		0.0014				0.014	0.5	10	50																											
Antimony		< 0.0002				< 0.002	0.06	0.7	5																											
Selenium		0.0003				0.003	0.1	0.5	7																											
Zinc		0.014				0.14	4	50	200																											
Chloride		< 1.0				< 10	800	15000	25000																											
Fluoride		< 0.5				< 5	10	150	500																											
Sulphate		1.1				11	1000	20000	50000																											
TDS		58				580	4000	60000	100000																											
Phenol Index		< 0.01				< 0.1	1	-	-																											
DOC		8.5				84.7	500	800	1000																											
Leach Test Information																																				
Sample Mass (kg)		0.10																																		
Dry Matter (%)		86																																		
Moisture (%)		16.4																																		
Stage 1																																				
Volume Eluate L10 (litres)		0.88																																		
<p>Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Samples Descriptions page describes if the test is performed on the dried or as-received portion</p> <p>Stated limits are for guidance only and Normec DETS Limited cannot be held responsible for any discrepancies with current legislation</p>																																				

Waste Acceptance Criteria Analytical Certificate																																							
DETS Report No: 25-07275		~Date Sampled	05/08/25		<table border="1"> <thead> <tr> <th colspan="3">Landfill Waste Acceptance Criteria Limits</th> </tr> <tr> <th>Inert Waste Landfill</th> <th>Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill</th> <th>Hazardous Waste Landfill</th> </tr> </thead> <tbody> <tr> <td>3%</td> <td>5%</td> <td>6%</td> </tr> <tr> <td>--</td> <td>--</td> <td>10%</td> </tr> <tr> <td>6</td> <td>--</td> <td>--</td> </tr> <tr> <td>1</td> <td>--</td> <td>--</td> </tr> <tr> <td>500</td> <td>--</td> <td>--</td> </tr> <tr> <td>100</td> <td>--</td> <td>--</td> </tr> <tr> <td>--</td> <td>>6</td> <td>--</td> </tr> <tr> <td>--</td> <td>To be evaluated</td> <td>To be evaluated</td> </tr> </tbody> </table>					Landfill Waste Acceptance Criteria Limits			Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill	3%	5%	6%	--	--	10%	6	--	--	1	--	--	500	--	--	100	--	--	--	>6	--	--	To be evaluated	To be evaluated
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1	--	--																																					
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100	--	--																																					
--	>6	--																																					
--	To be evaluated	To be evaluated																																					
Ashdown Site Investigations Ltd		~Time Sampled	None Supplied																																				
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex		~TP / BH No	WS20																																				
~Project / Job Ref: P17318_2950		~Additional Refs	None Supplied																																				
~Order No: 12340		~Depth (m)	0.20																																				
Reporting Date: 19/08/2025		DETS Sample No	785896																																				
Determinand	Unit	MDL																																					
TOC ^{MU}	%	< 0.1	4.3																																				
Loss on Ignition ^{MU}	%	< 0.01	7.89																																				
BTEX ^{MU}	mg/kg	< 0.05	< 0.05																																				
Sum of PCBs	mg/kg	< 0.1	< 0.1																																				
Mineral Oil ^{MU}	mg/kg	< 10	311																																				
Total PAH ^{MU}	mg/kg	< 1.7	192																																				
pH ^{MU}	pH Units	N/a	7.8																																				
Acid Neutralisation Capacity	mol/kg (+/-)	< 1	1.8																																				
Eluate Analysis			10:1			Cumulative 10:1 * mg/kg	Limit values for compliance leaching test using BS EN 12457-3 at L/S 10 l/kg (mg/kg)																																
Arsenic		0.0015				0.015	0.5	2	25																														
Barium		0.0095				0.094	20	100	300																														
Cadmium		< 0.0002				< 0.002	0.04	1	5																														
Chromium		0.0004				0.004	0.5	10	70																														
Copper		0.0050				0.050	2	50	100																														
Mercury		< 0.00004				< 0.0004	0.01	0.2	2																														
Molybdenum		0.0015				0.015	0.5	10	30																														
Nickel		0.0048				0.048	0.4	10	40																														
Lead		0.0004				0.004	0.5	10	50																														
Antimony		< 0.0002				< 0.002	0.06	0.7	5																														
Selenium		0.0011				0.011	0.1	0.5	7																														
Zinc		0.006				0.06	4	50	200																														
Chloride		1.9				19	800	15000	25000																														
Fluoride		0.9				9.1	10	150	500																														
Sulphate		5.6				56	1000	20000	50000																														
TDS		63				630	4000	60000	100000																														
Phenol Index		< 0.01				< 0.1	1	-	-																														
DOC		10.8				108	500	800	1000																														
Leach Test Information																																							
Sample Mass (kg)		0.09																																					
Dry Matter (%)		95.2																																					
Moisture (%)		5																																					
Stage 1																																							
Volume Eluate L10 (litres)		0.89																																					
<p>Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Samples Descriptions page describes if the test is performed on the dried or as-received portion</p> <p>Stated limits are for guidance only and Normec DETS Limited cannot be held responsible for any discrepancies with current legislation</p>																																							

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1	--	--																																		
500	--	--																																		
100	--	--																																		
--	>6	--																																		
--	To be evaluated	To be evaluated																																		
Ashdown Site Investigations Ltd		~Time Sampled	None Supplied																																	
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex		~TP / BH No	TP02																																	
~Project / Job Ref: P17318_2950		~Additional Refs	None Supplied																																	
~Order No: 12340		~Depth (m)	0.20																																	
Reporting Date: 19/08/2025		DETS Sample No	785911																																	
Determinand	Unit	MDL																																		
TOC ^{MU}	%	< 0.1	4.9																																	
Loss on Ignition ^{MU}	%	< 0.01	17.30																																	
BTEX ^{MU}	mg/kg	< 0.05	< 0.05																																	
Sum of PCBs	mg/kg	< 0.1	< 0.1																																	
Mineral Oil ^{MU}	mg/kg	< 10	< 10																																	
Total PAH ^{MU}	mg/kg	< 1.7	< 1.7																																	
pH ^{MU}	pH Units	N/a	6.9																																	
Acid Neutralisation Capacity	mol/kg (+/-)	< 1	< 1																																	
Eluate Analysis			10:1			Cumulative 10:1 *	Limit values for compliance leaching test using BS EN 12457-3 at L/S 10 l/kg																													
			mg/l			mg/kg	(mg/kg)																													
Arsenic			0.0028			0.028	0.5	2	25																											
Barium			0.0155			0.155	20	100	300																											
Cadmium			< 0.0002			< 0.002	0.04	1	5																											
Chromium			0.0015			0.015	0.5	10	70																											
Copper			0.0132			0.132	2	50	100																											
Mercury			< 0.00004			< 0.0004	0.01	0.2	2																											
Molybdenum			0.0010			0.010	0.5	10	30																											
Nickel			0.0019			0.019	0.4	10	40																											
Lead			0.0052			0.052	0.5	10	50																											
Antimony			< 0.0002			< 0.002	0.06	0.7	5																											
Selenium			< 0.0002			< 0.002	0.1	0.5	7																											
Zinc			0.051			0.51	4	50	200																											
Chloride			6.1			61	800	15000	25000																											
Fluoride			< 0.5			< 5	10	150	500																											
Sulphate			2.1			21	1000	20000	50000																											
TDS			66			660	4000	60000	100000																											
Phenol Index			< 0.01			< 0.1	1	-	-																											
DOC			18.7			187	500	800	1000																											
Leach Test Information																																				
Sample Mass (kg)			0.11																																	
Dry Matter (%)			85.6																																	
Moisture (%)			16.8																																	
Stage 1																																				
Volume Eluate L10 (litres)			0.88																																	
<p>Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Samples Descriptions page describes if the test is performed on the dried or as-received portion</p> <p>Stated limits are for guidance only and Normec DETS Limited cannot be held responsible for any discrepancies with current legislation</p>																																				

Waste Acceptance Criteria Analytical Certificate																																				
DETS Report No: 25-07275		~Date Sampled	06/08/25		<div>Landfill Waste Acceptance Criteria Limits</div> <table border="1"> <thead> <tr> <th>Inert Waste Landfill</th> <th>Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill</th> <th>Hazardous Waste Landfill</th> </tr> </thead> <tbody> <tr> <td>3%</td> <td>5%</td> <td>6%</td> </tr> <tr> <td>--</td> <td>--</td> <td>10%</td> </tr> <tr> <td>6</td> <td>--</td> <td>--</td> </tr> <tr> <td>1</td> <td>--</td> <td>--</td> </tr> <tr> <td>500</td> <td>--</td> <td>--</td> </tr> <tr> <td>100</td> <td>--</td> <td>--</td> </tr> <tr> <td>--</td> <td>>6</td> <td>--</td> </tr> <tr> <td>--</td> <td>To be evaluated</td> <td>To be evaluated</td> </tr> </tbody> </table>					Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill	3%	5%	6%	--	--	10%	6	--	--	1	--	--	500	--	--	100	--	--	--	>6	--	--	To be evaluated	To be evaluated
Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill																																		
3%	5%	6%																																		
--	--	10%																																		
6	--	--																																		
1	--	--																																		
500	--	--																																		
100	--	--																																		
--	>6	--																																		
--	To be evaluated	To be evaluated																																		
Ashdown Site Investigations Ltd		~Time Sampled	None Supplied																																	
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex		~TP / BH No	TP12																																	
~Project / Job Ref: P17318_2950		~Additional Refs	None Supplied																																	
~Order No: 12340		~Depth (m)	0.25																																	
Reporting Date: 19/08/2025		DETS Sample No	785927																																	
Determinand	Unit	MDL																																		
TOC ^{MU}	%	< 0.1	5.8																																	
Loss on Ignition ^{MU}	%	< 0.01	17.20																																	
BTEX ^{MU}	mg/kg	< 0.05	< 0.05																																	
Sum of PCBs	mg/kg	< 0.1	< 0.1																																	
Mineral Oil ^{MU}	mg/kg	< 10	< 10																																	
Total PAH ^{MU}	mg/kg	< 1.7	< 1.7																																	
pH ^{MU}	pH Units	N/a	7.1																																	
Acid Neutralisation Capacity	mol/kg (+/-)	< 1	< 1																																	
Eluate Analysis			10:1			Cumulative 10:1 * mg/kg	Limit values for compliance leaching test using BS EN 12457-3 at L/S 10 l/kg (mg/kg)																													
Arsenic		0.0024				0.024	0.5	2	25																											
Barium		0.0146				0.146	20	100	300																											
Cadmium		< 0.0002				< 0.002	0.04	1	5																											
Chromium		0.0009				0.009	0.5	10	70																											
Copper		0.0095				0.095	2	50	100																											
Mercury		< 0.00004				< 0.0004	0.01	0.2	2																											
Molybdenum		0.0323				0.323	0.5	10	30																											
Nickel		0.0016				0.016	0.4	10	40																											
Lead		0.0016				0.016	0.5	10	50																											
Antimony		< 0.0002				< 0.002	0.06	0.7	5																											
Selenium		0.0003				0.003	0.1	0.5	7																											
Zinc		0.021				0.21	4	50	200																											
Chloride		3.2				32	800	15000	25000																											
Fluoride		< 0.5				< 5	10	150	500																											
Sulphate		2.9				29	1000	20000	50000																											
TDS		84				840	4000	60000	100000																											
Phenol Index		< 0.01				< 0.1	1	-	-																											
DOC		22.1				221	500	800	1000																											
Leach Test Information																																				
Sample Mass (kg)		0.10																																		
Dry Matter (%)		88.4																																		
Moisture (%)		13.2																																		
Stage 1																																				
Volume Eluate L10 (litres)		0.89																																		
<p>Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Samples Descriptions page describes if the test is performed on the dried or as-received portion</p> <p>Stated limits are for guidance only and Normec DETS Limited cannot be held responsible for any discrepancies with current legislation</p>																																				

Soil Analysis Certificate - Sample Descriptions

DETS Report No: 25-07275
Ashdown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex
~Project / Job Ref: P17318_2950
~Order No: 12340
Reporting Date: 19/08/2025

DETS Sample No	~TP / BH No	~Additional Refs	~Depth (m)	Moisture Content (%)	Sample Matrix Description
785891	WS14	None Supplied	0.30	12.7	Brown sandy clay with stones
785892	WS15	None Supplied	1.10	14.1	Brown sandy clay with stones
785893	WS15	None Supplied	0.70	17.7	Light brown clay
785894	WS16	None Supplied	0.15	9.2	Light brown sandy clay
785895	WS16	None Supplied	2.00	15.8	Light brown sandy clay
785896	WS20	None Supplied	0.20	4.8	Brown sandy gravel with stones and vegetation
785897	WS20	None Supplied	1.10	13.7	Brown sandy clay with stones
785898	WS21	None Supplied	0.10	13.5	Brown sandy clay with stones and vegetation
785899	WS21	None Supplied	1.90	13.9	Brown sandy clay with stones and chalk
785900	WS22	None Supplied	0.05	13.1	Brown sandy clay with stones
785901	WS22	None Supplied	2.30	17.9	Light brown sand
785902	WS23	None Supplied	0.10	17.4	Brown sandy clay
785903	WS23	None Supplied	2.90	19.1	Light brown sand
785904	WS24	None Supplied	0.05	11	Brown sandy clay
785905	WS24	None Supplied	1.50	11.8	Light brown sandy clay
785906	WS25	None Supplied	0.30	12.1	Brown sandy clay with vegetation
785907	WS26	None Supplied	0.15	11.5	Brown sandy clay with vegetation
785908	WS26	None Supplied	1.20	13.2	Light brown sandy clay
785909	TP01	None Supplied	0.10	9.9	Brown sandy clay
785910	TP01	None Supplied	0.40	13.6	Brown sandy clay
785911	TP02	None Supplied	0.20	14.4	Brown sandy clay with stones and vegetation
785912	TP02	None Supplied	0.50	12.1	Brown sandy clay with stones
785913	TP03	None Supplied	0.05	11.9	Brown sandy clay
785914	TP03	None Supplied	0.40	12.2	Brown sandy clay
785915	TP04	None Supplied	0.10	5.7	Brown sandy clay with stones and vegetation
785916	TP04	None Supplied	0.40	9.9	Brown sandy clay with stones
785917	TP05	None Supplied	0.10	0.4	Brown sandy gravel with stones
785918	TP05	None Supplied	0.50	16.2	Light brown clay
785919	TP06	None Supplied	0.20	7.8	Brown sandy gravel with stones and concrete
785920	TP06	None Supplied	0.70	17	Brown sandy clay
785921	TP07	None Supplied	0.20	10	Brown sandy clay with stones and vegetation
785922	TP07	None Supplied	0.50	16.3	Light brown sandy clay with stones
785923	TP08	None Supplied	0.10	10.2	Light brown sandy clay
785924	TP08	None Supplied	0.60	12.3	Light brown sandy clay
785925	TP09	None Supplied	0.10	11.5	Brown sandy clay with vegetation
785926	TP09	None Supplied	0.50	14.3	Light brown sandy clay
785927	TP12	None Supplied	0.25	11.6	Brown sandy clay with stones
785928	TP12	None Supplied	0.60	10.6	Light brown sandy clay with stones
785929	TP13	None Supplied	0.10	11.6	Light brown sandy clay with vegetation
785930	TP13	None Supplied	0.30	10.5	Light brown sandy clay

Moisture content is part of procedure E003 & is not an accredited test

Soil Analysis Certificate - Methodology & Miscellaneous Information
DETS Report No: 25-07275
Ashtown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex
~Project / Job Ref: P17318_2950
~Order No: 12340
Reporting Date: 19/08/2025

Matrix	Analysed On	Determinand	Brief Method Description	Method No
Soil	D	Boron - Water Soluble	Determination of water soluble boron in soil by 2:1 hot water extract followed by ICP-OES	E012
Soil	AR	BTEX	Determination of BTEX by headspace GC-MS	E001
Soil	D	Cations	Determination of cations in soil by aqua-regia digestion followed by ICP-OES	E002
Soil	D	Chloride - Water Soluble (2:1)	Determination of chloride by extraction with water & analysed by ion chromatography	E009
Soil	AR	Chromium - Hexavalent	Determination of hexavalent chromium in soil by extraction in water then by acidification, addition of 1,5 diphenylcarbazide followed by colorimetry	E016
Soil	AR	Cyanide - Complex	Determination of complex cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Free	Determination of free cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Total	Determination of total cyanide by distillation followed by colorimetry	E015
Soil	D	Cyclohexane Extractable Matter (CEM)	Gravimetrically determined through extraction with cyclohexane	E011
Soil	AR	Diesel Range Organics (C10 - C24)	Determination of hexane/acetone extractable hydrocarbons by GC-FID	E004
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of saturated calcium sulphate followed by electrometric measurement	E022
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of water followed by electrometric measurement	E023
Soil	D	Elemental Sulphur	Determination of elemental sulphur by solvent extraction followed by GC-MS	E020
Soil	AR	EPH (C10 - C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH Product ID	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH TEXAS (C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID for C8 to C40. C6 to C8 by headspace GC-MS	E004
Soil	D	Fluoride - Water Soluble	Determination of Fluoride by extraction with water & analysed by ion chromatography	E009
Soil	D	Fraction Organic Carbon (FOC)	Determination of FOC by combustion analyser.	E027
Soil	D	Organic Matter (SOM)	Determination of TOC by combustion analyser.	E027
Soil	D	TOC (Total Organic Carbon)	Determination of TOC by combustion analyser.	E027
Soil	AR	Exchangeable Ammonium	Determination of ammonium by discrete analyser.	E029
Soil	D	FOC (Fraction Organic Carbon)	Determination of fraction of organic carbon by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	D	Loss on Ignition @ 450oC	Determination of loss on ignition in soil by gravimetrically with the sample being ignited in a muffle furnace	E019
Soil	D	Magnesium - Water Soluble	Determination of water soluble magnesium by extraction with water followed by ICP-OES	E025
Soil	D	Metals	Determination of metals by aqua-regia digestion followed by ICP-OES	E002
Soil	AR	Mineral Oil (C10 - C40)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge	E004
Soil	AR	Moisture Content	Moisture content; determined gravimetrically	E003
Soil	D	Nitrate - Water Soluble (2:1)	Determination of nitrate by extraction with water & analysed by ion chromatography	E009
Soil	D	Organic Matter	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	PAH - Speciated (EPA 16)	Determination of PAH compounds by extraction in acetone and hexane followed by GC-MS with the use of surrogate and internal standards	E005
Soil	AR	PCB - 7 Congeners	Determination of PCB by extraction with acetone and hexane followed by GC-MS	E008
Soil	D	Petroleum Ether Extract (PEE)	Gravimetrically determined through extraction with petroleum ether	E011
Soil	AR	pH	Determination of pH by addition of water followed by electrometric measurement	E007
Soil	AR	Phenols - Total (monohydric)	Determination of phenols by distillation followed by colorimetry	E021
Soil	D	Phosphate - Water Soluble (2:1)	Determination of phosphate by extraction with water & analysed by ion chromatography	E009
Soil	D	Sulphate (as SO4) - Total	Determination of total sulphate by extraction with 10% HCl followed by ICP-OES	E013
Soil	D	Sulphate (as SO4) - Water Soluble (2:1)	Determination of sulphate by extraction with water & analysed by ion chromatography	E009
Soil	D	Sulphate (as SO4) - Water Soluble (2:1)	Determination of water soluble sulphate by extraction with water followed by ICP-OES	E014
Soil	AR	Sulphide	Determination of sulphide by distillation followed by colorimetry	E018
Soil	D	Sulphur - Total	Determination of total sulphur by extraction with aqua-regia followed by ICP-OES	E024
Soil	AR	SVOC	Determination of semi-volatile organic compounds by extraction in acetone and hexane followed by GC-MS	E006
Soil	AR	Thiocyanate (as SCN)	Determination of thiocyanate by extraction in caustic soda followed by acidification followed by addition of ferric nitrate followed by colorimetry	E017
Soil	D	Toluene Extractable Matter (TEM)	Gravimetrically determined through extraction with toluene	E011
Soil	D	Total Organic Carbon (TOC)	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	TPH CWG (ali: C5- C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C34, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C35. C5 to C8 by headspace GC-MS	E004
Soil	AR	TPH LQM (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C35, C35-C44, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35, C35-C44)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C44. C5 to C8 by headspace GC-MS	E004
Soil	AR	VOCs	Determination of volatile organic compounds by headspace GC-MS	E001
Soil	AR	VPH (C6-C8 & C8-C10)	Determination of hydrocarbons C6-C8 by headspace GC-MS & C8-C10 by GC-FID	E001

Water Analysis Certificate - Methodology & Miscellaneous Information	
DETS Report No:	25-07275
Ashdown Site Investigations Ltd	
~Site Reference:	Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex
~Project / Job Ref:	P17318_2950
~Order No:	12340
Reporting Date:	19/08/2025

Matrix	Analysed On	Determinand	Brief Method Description	Method No
Water	UF	Alkalinity	Determination of alkalinity by titration against hydrochloric acid using bromocresol green as the end point	E103
Water	F	Ammoniacal Nitrogen	Determination of ammoniacal nitrogen by discrete analyser.	E126
Water	UF	BTEX	Determination of BTEX by headspace GC-MS	E101
Water	F	Cations	Determination of cations by filtration followed by ICP-MS	E102
Water	F	Chemical Oxygen Demand (COD)	Determination using a COD reactor followed by colorimetry	E112
Water	UF	Biological Oxygen Demand (BOD)	Determination using BOD sensors measuring the change of pressure	E133
Water	F	Chloride	Determination of chloride by filtration & analysed by ion chromatography	E109
Water	F	Chromium - Hexavalent	Determination of hexavalent chromium by acidification, addition of 1,5 diphenylcarbazide followed by	E116
Water	F	Cyanide - Complex	Determination of complex cyanide by distillation followed by colorimetry	E115
Water	F	Cyanide - Free	Determination of free cyanide by distillation followed by colorimetry	E115
Water	F	Cyanide - Total	Determination of total cyanide by distillation followed by colorimetry	E115
Water	UF	Cyclohexane Extractable Matter (CEM)	Gravimetrically determined through liquid:liquid extraction with cyclohexane	E111
Water	F	Diesel Range Organics (C10 - C24)	Determination of liquid:liquid extraction with hexane followed by GC-FID	E104
Water	F	Dissolved Organic Content (DOC)	Determination of DOC by filtration followed by low heat with persulphate addition followed by IR dete	E110
Water	UF	Electrical Conductivity	Determination of electrical conductivity by electrometric measurement	E123
Water	F	EPH (C10 - C40)	Determination of liquid:liquid extraction with hexane followed by GC-FID	E104
Water	F	EPH TEXAS (C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C40)	Determination of liquid:liquid extraction with hexane followed by GC-FID for C8 to C40. C6 to C8 by headspace GC-MS	E104
Water	F	Fluoride	Determination of Fluoride by filtration & analysed by ion chromatography	E109
Water	F	Hardness	Determination of Ca and Mg by ICP-MS followed by calculation	E102
Leachate	F	Leachate Preparation - NRA	Based on National Rivers Authority leaching test 1994	E301
Leachate	F	Leachate Preparation - WAC	Based on BS EN 12457 Pt1, 2, 3	E302
Water	F	Metals	Determination of metals by filtration followed by ICP-MS	E102
Water	F	Mineral Oil (C10 - C40)	Determination of liquid:liquid extraction with hexane followed by GI-FID	E104
Water	F	Nitrate	Determination of nitrate by filtration & analysed by ion chromatography	E109
Water	F	Monohydric Phenol	Determination of phenols by distillation followed by colorimetry	E115
Water	F	PAH - Speciated (EPA 16)	Determination of PAH compounds by concentration through SPE cartridge, collection in dichloromethane followed by GC-MS	E105
Water	F	PCB - 7 Congeners	Determination of PCB compounds by concentration through SPE cartridge, collection in dichloromethane	E108
Water	UF	Petroleum Ether Extract (PEE)	Gravimetrically determined through liquid:liquid extraction with petroleum ether	E111
Water	UF	pH	Determination of pH by electrometric measurement	E107
Water	F	Phosphate	Determination of phosphate by filtration & analysed by ion chromatography	E109
Water	UF	Redox Potential	Determination of redox potential by electrometric measurement	E113
Water	F	Sulphate (as SO4)	Determination of sulphate by filtration & analysed by ion chromatography	E109
Water	UF	Sulphide	Determination of sulphide by distillation followed by colorimetry	E118
Water	F	SVOC	Determination of semi-volatile organic compounds by concentration through SPE cartridge, collection in dichloromethane followed by GC-MS	E106
Water	UF	Toluene Extractable Matter (TEM)	Gravimetrically determined through liquid:liquid extraction with toluene	E111
Water	UF	Total Organic Carbon (TOC)	Acidification, followed by high-temperature oxidation and IR detection.	E110
Water	F	TPH CWG (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C34, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35)	Determination of liquid:liquid extraction with hexane, fractionating with SPE followed by GC-FID for C8 to C35. C5 to C8 by headspace GC-MS	E104
Water	F	TPH LQM (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C35, C35-C44, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35, C35-C44)	Determination of liquid:liquid extraction with hexane, fractionating with SPE followed by GC-FID for C8 to C44. C5 to C8 by headspace GC-MS	E104
Water	UF	VOCs	Determination of volatile organic compounds by headspace GC-MS	E101
Water	UF	VPH (C6-C8 & C8-C10)	Determination of hydrocarbons C6-C8 by headspace GC-MS & C8-C10 by GC-FID	E101

List of HWOL Acronyms and Operators	
DETS Report No: 25-07275	
Ashdown Site Investigations Ltd	
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	
~Project / Job Ref: P17318_2950	
~Order No: 12340	
Reporting Date: 19/08/2025	

Acronym	Description
HS	Headspace analysis
EH	Extractable Hydrocarbons - i.e. everything extracted by the solvent
CU	Clean-up - e.g. by florisil, silica gel
1D	GC - Single coil gas chromatography
2D	GC-GC - Double coil gas chromatography
Total	Aliphatics & Aromatics
AL	Aliphatics only
AR	Aromatics only
#1	EH_2D_Total but with humics mathematically subtracted
#2	EH_2D_Total but with fatty acids mathematically subtracted
	Operator - underscore to separate acronyms (exception for +)
+	Operator to indicate cumulative eg. EH+HS_Total or EH_CU+HS_Total
~	Sample details provided by customer and can affect the validity of results

EPH Banded (C10 - C12) - EH_1D_Total
EPH Banded (C12 - C16) - EH_1D_Total
EPH Banded (C16 - C21) - EH_1D_Total
EPH Banded (C21 - C40) - EH_1D_Total
EPH Banded (C8 - C10) - EH_1D_Total
EPH Banded (C8 - C40) - EH_1D_Total
Mineral Oil (C10 - C40) (BS EN 12457-2) - EH_CU_1D_AL
Total BTEX (BS EN 12457-2) - HS_1D_MS_Total

Parameter	Matrix Type	Expanded Uncertainty Measurement	Unit
TOC	Soil	11	%
Loss on Ignition	Soil	24	%
BTEX	Soil	11	%
Sum of PCBs	Soil	30	%
Mineral Oil	Soil	9	%
Total PAH	Soil	17	%
pH	Soil	0.2	Units
Acid Neutralisation Capacity	Soil	18	%
Clay Content	Soil	15	%
Silt Content	Soil	14	%
Sand Content	Soil	13	%
Loss on Ignition	Soil	24	%
pH	Soil	0.2	Units
Carbonate	Soil	12	%
Total Nitrogen	Soil	12	%
Phosphorus (Extractable)	Soil	24	%
Potassium (Extractable)	Soil	20	%
Magnesium (Extractable)	Soil	26	%
Zinc	Soil	26	%
Copper	Soil	24	%
Nickel	Soil	29	%
Available Sodium	Soil	23	%
Available Calcium	Soil	23	%
Electrical Conductivity	Soil	10	%

Normec DETS Limited
Unit 1, Rose Lane Industrial Estate
Rose Lane
Lenham Heath
Maidstone



Certificate Key

Symbol	Description
F	Filtered sample
UF	Unfiltered sample
D	Dried sample
AR	As received sample
RL	Reporting limit
~	Sample details provided by customer and can affect the validity of results
M/S	Missing Sample
*	The Dutch 10 PAH compounds consist of Naphthalene, Anthracene, Phenanthrene, Fluoranthene, Benz(a)anthracene, Chrysene, Benzo(k)fluoranthene, Benzo(a)pyrene, Benzo(g,h,i)perylene, and Indeno(1,2,3-cd)pyrene
**	Total EPA-16 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenzo(a,h)anthracene, and Benzo(ghi)perylene.
***	Total WAC-17 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenzo(a,h)anthracene, Benzo(ghi)perylene and Coronene.
^	No sampling date provided; unable to confirm if samples are within acceptable holding times
n	Please note that we are MCERTS soil accredited (UK soils only) for sand, loam, and clay, and UKAS accredited for groundwater, tap water, surface water, and generated leachates. Other matrices are outside our scope of accreditation.
S	Subcontracted analysis
M	MCERTS accredited test
U	UKAS accredited test

Alex Bewick
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Ditchling Common Business Park
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West Sussex
BN6 8SG

Normec DETS Limited
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Rose Lane
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DETS Report No: 25-07348

Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project / Job Ref: 12346

Order No: P17318 2954

Sample Receipt Date: 13/08/2025

Sample Scheduled Date: 13/08/2025

Report Issue Number: 1

Reporting Date: 21/08/2025

Authorised by:



Steve Knight
Customer Support Manager

Dates of laboratory activities for each tested analyte are available upon request.

Opinions and interpretations are outside the laboratory's scope of ISO 17025 accreditation. This certificate is issued in accordance with the accreditation requirements of the United Kingdom Accreditation Service. The results reported herein relate only to the material supplied to the laboratory. This certificate shall not be reproduced except in full, without the prior written approval of the laboratory.

For Topsoil and WAC analysis the expanded uncertainty measurement should be considered while evaluating results against compliance values.

Soil Analysis Certificate						
DETS Report No: 25-07348	~Date Sampled	11/08/25	11/08/25	11/08/25	11/08/25	11/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS05	WS05	WS06	WS06	WS09
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.10	2.20	0.15	1.30	0.20
Reporting Date: 21/08/2025	DETS Sample No	786183	786184	786185	786186	786187

Determinand	Unit	RL	Accreditation				
Asbestos Screen ^(S)	N/a	N/a	ISO17025	Not Detected		Not Detected	Not Detected
pH	pH Units	N/a	MCERTS	6.1	6.9	6.3	7.2
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	< 200		< 200	289
Total Sulphate as SO ₄	%	< 0.02	MCERTS	< 0.02		< 0.02	0.03
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS		< 10		14
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS		< 0.01		0.01
Organic Matter (SOM)	%	< 0.1	MCERTS	1.9		0.2	4.6
Arsenic (As)	mg/kg	< 2	MCERTS	8		4	10
W/S Boron	mg/kg	< 1	NONE	< 1		< 1	< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	< 0.2		< 0.2	0.8
Chromium (Cr)	mg/kg	< 2	MCERTS	20		10	22
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2		< 2	< 2
Copper (Cu)	mg/kg	< 4	MCERTS	9		< 4	35
Lead (Pb)	mg/kg	< 3	MCERTS	22		4	257
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1		< 1	< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	14		7	32
Selenium (Se)	mg/kg	< 2	MCERTS	< 2		< 2	< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	38		17	517

Soil Analysis Certificate						
DETS Report No: 25-07348	~Date Sampled	11/08/25	11/08/25	11/08/25	11/08/25	08/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS09	WS10	WS10	WS11	WS12
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	2.50	0.50	1.60	0.10	0.15
Reporting Date: 21/08/2025	DETS Sample No	786188	786189	786190	786191	786192

Determinand	Unit	RL	Accreditation	(n)			
Asbestos Screen ^(S)	N/a	N/a	ISO17025	Not Detected		Not Detected	Not Detected
pH	pH Units	N/a	MCERTS	7.2	7.0	7.0	7.6
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS		< 200		< 200
Total Sulphate as SO ₄	%	< 0.02	MCERTS		< 0.02		< 0.02
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS	< 10		< 10	
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS	< 0.01		< 0.01	
Organic Matter (SOM)	%	< 0.1	MCERTS		0.9		0.4
Arsenic (As)	mg/kg	< 2	MCERTS		12		< 2
W/S Boron	mg/kg	< 1	NONE		< 1		< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS		< 0.2		< 0.2
Chromium (Cr)	mg/kg	< 2	MCERTS		31		< 2
Chromium (hexavalent)	mg/kg	< 2	NONE		< 2		< 2
Copper (Cu)	mg/kg	< 4	MCERTS		14		< 4
Lead (Pb)	mg/kg	< 3	MCERTS		14		< 3
Mercury (Hg)	mg/kg	< 1	MCERTS		< 1		< 1
Nickel (Ni)	mg/kg	< 3	MCERTS		18		< 3
Selenium (Se)	mg/kg	< 2	MCERTS		< 2		< 2
Zinc (Zn)	mg/kg	< 3	MCERTS		42		7

Soil Analysis Certificate

DETS Report No: 25-07348	~Date Sampled	08/08/25	08/08/25	08/08/25	08/08/25	08/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS12	WS13	WS13	WS17	WS17
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.90	0.05	2.80	0.05	1.00
Reporting Date: 21/08/2025	DETS Sample No	786193	786194	786195	786196	786197

Determinand	Unit	RL	Accreditation					
Asbestos Screen ^(S)	N/a	N/a	ISO17025		Not Detected		Not Detected	
pH	pH Units	N/a	MCERTS	6.7	6.5	7.1	7.1	7.3
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS		273		228	
Total Sulphate as SO ₄	%	< 0.02	MCERTS		0.03		0.02	
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS	16		< 10		< 10
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS	0.02		< 0.01		< 0.01
Organic Matter (SOM)	%	< 0.1	MCERTS		3.6		2.2	
Arsenic (As)	mg/kg	< 2	MCERTS		7		7	
W/S Boron	mg/kg	< 1	NONE		< 1		< 1	
Cadmium (Cd)	mg/kg	< 0.2	MCERTS		0.4		< 0.2	
Chromium (Cr)	mg/kg	< 2	MCERTS		19		18	
Chromium (hexavalent)	mg/kg	< 2	NONE		< 2		< 2	
Copper (Cu)	mg/kg	< 4	MCERTS		12		9	
Lead (Pb)	mg/kg	< 3	MCERTS		28		19	
Mercury (Hg)	mg/kg	< 1	MCERTS		< 1		< 1	
Nickel (Ni)	mg/kg	< 3	MCERTS		12		10	
Selenium (Se)	mg/kg	< 2	MCERTS		< 2		< 2	
Zinc (Zn)	mg/kg	< 3	MCERTS		262		33	

Soil Analysis Certificate

DETS Report No: 25-07348	~Date Sampled	08/08/25	08/08/25	08/08/25	11/08/25	11/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS18	WS18	WS19	TP10	TP10
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.10	1.40	0.10	0.15	0.40
Reporting Date: 21/08/2025	DETS Sample No	786198	786199	786200	786201	786202

Determinand	Unit	RL	Accreditation				
Asbestos Screen ^(S)	N/a	N/a	ISO17025	Not Detected		Not Detected	Not Detected
pH	pH Units	N/a	MCERTS	5.6	7.2	6.1	6.9
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	< 200		258	369
Total Sulphate as SO ₄	%	< 0.02	MCERTS	< 0.02		0.03	0.04
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS		70		
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS		0.07		
Organic Matter (SOM)	%	< 0.1	MCERTS	3.3		3.7	4.2
Arsenic (As)	mg/kg	< 2	MCERTS	7		8	8
W/S Boron	mg/kg	< 1	NONE	< 1		< 1	< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	< 0.2		< 0.2	< 0.2
Chromium (Cr)	mg/kg	< 2	MCERTS	25		17	20
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2		< 2	< 2
Copper (Cu)	mg/kg	< 4	MCERTS	11		14	18
Lead (Pb)	mg/kg	< 3	MCERTS	24		43	89
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1		< 1	< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	10		11	14
Selenium (Se)	mg/kg	< 2	MCERTS	< 2		< 2	< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	41		52	70

Soil Analysis Certificate

DETS Report No: 25-07348	~Date Sampled	11/08/25	11/08/25	11/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP11	TP11	TP23	TP24	TP24
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.10	0.50	0.20	0.20	0.40
Reporting Date: 21/08/2025	DETS Sample No	786203	786204	786205	786206	786207

Determinand	Unit	RL	Accreditation	(n)		
Asbestos Screen ^(S)	N/a	N/a	ISO17025	Not Detected	Not Detected	Not Detected
pH	pH Units	N/a	MCERTS	7.3	7.3	7.6
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	247	448	410
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.02	0.04	0.04
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS			
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS			
Organic Matter (SOM)	%	< 0.1	MCERTS	2.5	6.6	4.6
Arsenic (As)	mg/kg	< 2	MCERTS	8	10	10
W/S Boron	mg/kg	< 1	NONE	< 1	< 1	< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	< 0.2	1	0.7
Chromium (Cr)	mg/kg	< 2	MCERTS	20	25	20
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2	< 2	< 2
Copper (Cu)	mg/kg	< 4	MCERTS	11	30	37
Lead (Pb)	mg/kg	< 3	MCERTS	33	285	89
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1	< 1	< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	11	17	16
Selenium (Se)	mg/kg	< 2	MCERTS	< 2	< 2	< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	47	569	144

Soil Analysis Certificate

DETS Report No: 25-07348	~Date Sampled	06/08/25	06/08/25	06/08/25	06/08/25	08/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP25	TP25	TP26	TP26	TP27
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.10	0.30	0.20	0.50	0.10
Reporting Date: 21/08/2025	DETS Sample No	786208	786209	786210	786211	786212

Determinand	Unit	RL	Accreditation	(n)			
Asbestos Screen ^(S)	N/a	N/a	ISO17025	Not Detected		Not Detected	Not Detected
pH	pH Units	N/a	MCERTS	6.7		7.4	5.9
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	320		480	333
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.03		0.05	0.03
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS				
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS				
Organic Matter (SOM)	%	< 0.1	MCERTS	4.8		7.7	5.1
Arsenic (As)	mg/kg	< 2	MCERTS	9		8	6
W/S Boron	mg/kg	< 1	NONE	< 1		< 1	< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	0.8		0.6	0.2
Chromium (Cr)	mg/kg	< 2	MCERTS	22		20	17
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2		< 2	< 2
Copper (Cu)	mg/kg	< 4	MCERTS	18		37	12
Lead (Pb)	mg/kg	< 3	MCERTS	59		51	23
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1		< 1	< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	11		11	9
Selenium (Se)	mg/kg	< 2	MCERTS	< 2		< 2	< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	196		141	40

Soil Analysis Certificate						
DETS Report No: 25-07348	~Date Sampled	08/08/25	06/08/25	06/08/25	08/08/25	08/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP27	TP30	TP30	TP34	TP34
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.40	0.05	0.60	0.10	0.40
Reporting Date: 21/08/2025	DETS Sample No	786213	786214	786215	786216	786217

Determinand	Unit	RL	Accreditation			
Asbestos Screen ^(S)	N/a	N/a	ISO17025		Not Detected	Not Detected
pH	pH Units	N/a	MCERTS		6.4	5.4
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS		275	243
Total Sulphate as SO ₄	%	< 0.02	MCERTS		0.03	0.02
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS			
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS			
Organic Matter (SOM)	%	< 0.1	MCERTS		6.5	3
Arsenic (As)	mg/kg	< 2	MCERTS		9	7
W/S Boron	mg/kg	< 1	NONE		< 1	< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS		0.4	0.2
Chromium (Cr)	mg/kg	< 2	MCERTS		20	20
Chromium (hexavalent)	mg/kg	< 2	NONE		< 2	< 2
Copper (Cu)	mg/kg	< 4	MCERTS		41	10
Lead (Pb)	mg/kg	< 3	MCERTS		76	21
Mercury (Hg)	mg/kg	< 1	MCERTS		< 1	< 1
Nickel (Ni)	mg/kg	< 3	MCERTS		10	10
Selenium (Se)	mg/kg	< 2	MCERTS		< 2	< 2
Zinc (Zn)	mg/kg	< 3	MCERTS		144	39

Soil Analysis Certificate

DETS Report No: 25-07348	~Date Sampled	08/08/25	08/08/25	11/08/25	11/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP35	TP35	TP36	TP36	TP37
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.15	0.50	0.10	0.40	0.05
Reporting Date: 21/08/2025	DETS Sample No	786218	786219	786220	786221	786222

Determinand	Unit	RL	Accreditation				
Asbestos Screen ^(S)	N/a	N/a	ISO17025	Not Detected		Not Detected	
pH	pH Units	N/a	MCERTS	5.4		5.6	
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	266		226	
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.03		0.02	
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS				
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS				
Organic Matter (SOM)	%	< 0.1	MCERTS	4.7		3.2	
Arsenic (As)	mg/kg	< 2	MCERTS	7		7	
W/S Boron	mg/kg	< 1	NONE	< 1		< 1	
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	< 0.2		< 0.2	
Chromium (Cr)	mg/kg	< 2	MCERTS	18		18	
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2		< 2	
Copper (Cu)	mg/kg	< 4	MCERTS	8		8	
Lead (Pb)	mg/kg	< 3	MCERTS	19		18	
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1		< 1	
Nickel (Ni)	mg/kg	< 3	MCERTS	9		10	
Selenium (Se)	mg/kg	< 2	MCERTS	< 2		< 2	
Zinc (Zn)	mg/kg	< 3	MCERTS	31		35	

Soil Analysis Certificate						
DETS Report No: 25-07348	~Date Sampled	06/08/25	08/08/25	08/08/25	08/08/25	08/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP37	TP39	TP39	TP40	TP40
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.20	0.10	0.25	0.20	0.45
Reporting Date: 21/08/2025	DETS Sample No	786223	786224	786225	786226	786227

Determinand	Unit	RL	Accreditation				
Asbestos Screen ^(S)	N/a	N/a	ISO17025	Not Detected	Not Detected		Not Detected
pH	pH Units	N/a	MCERTS	6.1	5.4		5.9
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	221	260		214
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.02	0.03		0.02
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS				
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS				
Organic Matter (SOM)	%	< 0.1	MCERTS	2.7	7.2		2.9
Arsenic (As)	mg/kg	< 2	MCERTS	8	5		7
W/S Boron	mg/kg	< 1	NONE	< 1	< 1		< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	0.3	< 0.2		< 0.2
Chromium (Cr)	mg/kg	< 2	MCERTS	20	12		19
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2	< 2		< 2
Copper (Cu)	mg/kg	< 4	MCERTS	11	5		10
Lead (Pb)	mg/kg	< 3	MCERTS	40	13		21
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1	< 1		< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	11	6		10
Selenium (Se)	mg/kg	< 2	MCERTS	< 2	< 2		< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	111	22		41

Soil Analysis Certificate - Speciated PAHs						
DETS Report No: 25-07348	~Date Sampled	11/08/25	11/08/25	11/08/25	11/08/25	11/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS05	WS06	WS09	WS10	WS11
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.10	0.15	0.20	0.50	0.10
Reporting Date: 21/08/2025	DETS Sample No	786183	786185	786187	786189	786191

Determinand	Unit	RL	Accreditation	(n)				
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	0.11	< 0.1	< 0.1
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6	< 1.6	< 1.6	< 1.6	< 1.6

Soil Analysis Certificate - Speciated PAHs						
DETS Report No: 25-07348	~Date Sampled	08/08/25	08/08/25	08/08/25	08/08/25	08/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS12	WS13	WS17	WS18	WS19
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.15	0.05	0.05	0.10	0.10
Reporting Date: 21/08/2025	DETS Sample No	786192	786194	786196	786198	786200

Determinand	Unit	RL	Accreditation					
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	0.13
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	0.34
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	0.30
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	0.21
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	0.24
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	0.37
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	0.32
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	0.18
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	0.20
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6	< 1.6	< 1.6	< 1.6	2.3



Soil Analysis Certificate - Speciated PAHs						
DETS Report No: 25-07348	~Date Sampled	11/08/25	11/08/25	11/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP10	TP11	TP23	TP24	TP25
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.15	0.10	0.20	0.20	0.10
Reporting Date: 21/08/2025	DETS Sample No	786201	786203	786205	786206	786208

Determinand	Unit	RL	Accreditation	(n)				
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	0.46	0.18	0.39
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	0.12
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	2.06	0.40	1.36
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	1.78	0.40	1.06
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	1.13	0.22	0.65
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	1.39	0.27	0.82
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	1.93	0.31	0.99
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	0.61	0.12	0.28
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	1.67	0.31	0.92
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	1.01	0.21	0.54
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	0.20	< 0.1	< 0.1
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	1.18	0.23	0.48
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6	< 1.6	13.4	2.7	7.6

Soil Analysis Certificate - Speciated PAHs

DETS Report No: 25-07348	~Date Sampled	06/08/25	08/08/25	06/08/25	08/08/25	08/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP26	TP27	TP30	TP34	TP35
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.20	0.10	0.05	0.10	0.15
Reporting Date: 21/08/2025	DETS Sample No	786210	786212	786214	786216	786218

Determinand	Unit	RL	Accreditation	(n)					
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthylene	mg/kg	< 0.1	MCERTS	0.24	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthene	mg/kg	< 0.1	MCERTS	1.93	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluorene	mg/kg	< 0.1	MCERTS	1.59	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Phenanthrene	mg/kg	< 0.1	MCERTS	15.60	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Anthracene	mg/kg	< 0.1	MCERTS	6.70	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluoranthene	mg/kg	< 0.1	MCERTS	42	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Pyrene	mg/kg	< 0.1	MCERTS	34.40	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	20.40	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Chrysene	mg/kg	< 0.1	MCERTS	14.70	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	15	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	6.71	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	15.60	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	6.57	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	1.54	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	5.60	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	189	< 1.6	< 1.6	< 1.6	< 1.6	< 1.6

Soil Analysis Certificate - Speciated PAHs

DETS Report No: 25-07348	~Date Sampled	11/08/25	06/08/25	08/08/25	08/08/25	
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP36	TP37	TP39	TP40	
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	
~Order No: P17318_2954	~Depth (m)	0.10	0.20	0.10	0.20	
Reporting Date: 21/08/2025	DETS Sample No	786220	786223	786224	786226	

Determinand	Unit	RL	Accreditation					
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6	< 1.6	< 1.6	< 1.6	

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07348	~Date Sampled	11/08/25	11/08/25	11/08/25	11/08/25	11/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS05	WS06	WS09	WS10	WS11
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.10	0.15	0.20	0.50	0.10
Reporting Date: 21/08/2025	DETS Sample No	786183	786185	786187	786189	786191

Determinand	Unit	RL	Accreditation	(n)				
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	< 6	< 6	< 6
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	< 6	< 6	< 6

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07348	~Date Sampled	08/08/25	08/08/25	08/08/25	08/08/25	08/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS12	WS13	WS17	WS18	WS19
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.15	0.05	0.05	0.10	0.10
Reporting Date: 21/08/2025	DETS Sample No	786192	786194	786196	786198	786200

Determinand	Unit	RL	Accreditation					
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	< 6	< 6	12
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	< 6	< 6	12

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07348	~Date Sampled	11/08/25	11/08/25	11/08/25	11/08/25	11/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP10	TP10	TP11	TP11	TP23
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.15	0.40	0.10	0.50	0.20
Reporting Date: 21/08/2025	DETS Sample No	786201	786202	786203	786204	786205

Determinand	Unit	RL	Accreditation	(n)				
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	6
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	7	< 6	43
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	7	< 6	49

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07348	~Date Sampled	06/08/25	06/08/25	06/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP24	TP24	TP25	TP25	TP26
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.20	0.40	0.10	0.30	0.20
Reporting Date: 21/08/2025	DETS Sample No	786206	786207	786208	786209	786210

Determinand	Unit	RL	Accreditation	(n)				
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	6	< 1	< 1	19
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	1	74	16	< 1	189
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	10	363	39	< 6	370
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	11	444	55	< 6	577

T [REDACTED]

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07348	~Date Sampled	06/08/25	08/08/25	08/08/25	06/08/25	06/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP26	TP27	TP27	TP30	TP30
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.50	0.10	0.40	0.05	0.60
Reporting Date: 21/08/2025	DETS Sample No	786211	786212	786213	786214	786215

Determinand	Unit	RL	Accreditation					
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	14	< 6	< 6	< 6
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	14	< 6	< 6	< 6

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07348	~Date Sampled	08/08/25	08/08/25	08/08/25	08/08/25	11/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP34	TP34	TP35	TP35	TP36
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.10	0.40	0.15	0.50	0.10
Reporting Date: 21/08/2025	DETS Sample No	786216	786217	786218	786219	786220

Determinand	Unit	RL	Accreditation					
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	12	< 6	7	< 6	< 6
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	12	< 6	7	< 6	< 6

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07348	~Date Sampled	11/08/25	06/08/25	06/08/25	08/08/25	08/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP36	TP37	TP37	TP39	TP39
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: P17318_2954	~Depth (m)	0.40	0.05	0.20	0.10	0.25
Reporting Date: 21/08/2025	DETS Sample No	786221	786222	786223	786224	786225

Determinand	Unit	RL	Accreditation					
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	1	< 1	< 1
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	< 6	< 6	8
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	< 6	< 6	8

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07348	~Date Sampled	08/08/25	08/08/25			
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied			
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP40	TP40			
~Project / Job Ref: 12346	~Additional Refs	None Supplied	None Supplied			
~Order No: P17318_2954	~Depth (m)	0.20	0.45			
Reporting Date: 21/08/2025	DETS Sample No	786226	786227			

Determinand	Unit	RL	Accreditation					
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	4	< 1			
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1			
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1			
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	2	< 1			
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	26	< 6			
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	32	< 6			

Waste Acceptance Criteria Analytical Certificate																																				
DETS Report No: 25-07348		~Date Sampled	08/08/25		<div>Landfill Waste Acceptance Criteria Limits</div> <table border="1"> <thead> <tr> <th>Inert Waste Landfill</th> <th>Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill</th> <th>Hazardous Waste Landfill</th> </tr> </thead> <tbody> <tr> <td>3%</td> <td>5%</td> <td>6%</td> </tr> <tr> <td>--</td> <td>--</td> <td>10%</td> </tr> <tr> <td>6</td> <td>--</td> <td>--</td> </tr> <tr> <td>1</td> <td>--</td> <td>--</td> </tr> <tr> <td>500</td> <td>--</td> <td>--</td> </tr> <tr> <td>100</td> <td>--</td> <td>--</td> </tr> <tr> <td>--</td> <td>>6</td> <td>--</td> </tr> <tr> <td>--</td> <td>To be evaluated</td> <td>To be evaluated</td> </tr> </tbody> </table>					Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill	3%	5%	6%	--	--	10%	6	--	--	1	--	--	500	--	--	100	--	--	--	>6	--	--	To be evaluated	To be evaluated
Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill																																		
3%	5%	6%																																		
--	--	10%																																		
6	--	--																																		
1	--	--																																		
500	--	--																																		
100	--	--																																		
--	>6	--																																		
--	To be evaluated	To be evaluated																																		
Ashdown Site Investigations Ltd		~Time Sampled	None Supplied																																	
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex		~TP / BH No	WS17																																	
~Project / Job Ref: 12346		~Additional Refs	None Supplied																																	
~Order No: P17318_2954		~Depth (m)	0.05																																	
Reporting Date: 21/08/2025		DETS Sample No	786196																																	
Determinand	Unit	MDL																																		
TOC ^{MU}	%	< 0.1	1.3																																	
Loss on Ignition ^{MU}	%	< 0.01	4.81																																	
BTEX ^{MU}	mg/kg	< 0.05	< 0.05																																	
Sum of PCBs	mg/kg	< 0.1	< 0.1																																	
Mineral Oil ^{MU}	mg/kg	< 10	< 10																																	
Total PAH ^{MU}	mg/kg	< 1.7	< 1.7																																	
pH ^{MU}	pH Units	N/a	7.1																																	
Acid Neutralisation Capacity	mol/kg (+/-)	< 1	< 1																																	
Eluate Analysis			10:1			Cumulative 10:1 *	Limit values for compliance leaching test using BS EN 12457-3 at L/S 10 l/kg																													
			mg/l			mg/kg	(mg/kg)																													
Arsenic			0.0002			0.002	0.5	2	25																											
Barium			0.0037			0.037	20	100	300																											
Cadmium			< 0.0002			< 0.002	0.04	1	5																											
Chromium			< 0.0002			< 0.002	0.5	10	70																											
Copper			0.0033			0.033	2	50	100																											
Mercury			< 0.00004			< 0.0004	0.01	0.2	2																											
Molybdenum			< 0.0002			< 0.002	0.5	10	30																											
Nickel			0.0003			0.003	0.4	10	40																											
Lead			< 0.0002			< 0.002	0.5	10	50																											
Antimony			< 0.0002			< 0.002	0.06	0.7	5																											
Selenium			< 0.0002			< 0.002	0.1	0.5	7																											
Zinc			0.004			0.04	4	50	200																											
Chloride			2.9			29	800	15000	25000																											
Fluoride			< 0.5			< 5	10	150	500																											
Sulphate			< 1.0			< 10	1000	20000	50000																											
TDS			32			320	4000	60000	100000																											
Phenol Index			< 0.01			< 0.1	1	-	-																											
DOC			6.7			66.7	500	800	1000																											
Leach Test Information																																				
Sample Mass (kg)			0.10																																	
Dry Matter (%)			88.1																																	
Moisture (%)			13.4																																	
Stage 1																																				
Volume Eluate L10 (litres)			0.89																																	
<p>Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Samples Descriptions page describes if the test is performed on the dried or as-received portion</p> <p>Stated limits are for guidance only and Normec DETS Limited cannot be held responsible for any discrepancies with current legislation</p>																																				

Waste Acceptance Criteria Analytical Certificate

DETS Report No: 25-07348		~Date Sampled	08/08/25		<div style="border: 1px solid black; padding: 5px;"> Landfill Waste Acceptance Criteria Limits </div>			
Ashdown Site Investigations Ltd		~Time Sampled	None Supplied					
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex		~TP / BH No	TP40					
~Project / Job Ref: 12346		~Additional Refs	None Supplied					
~Order No: P17318_2954		~Depth (m)	0.20					
Reporting Date: 21/08/2025		DETS Sample No	786226					
Determinand	Unit	MDL						
TOC ^{MU}	%	< 0.1	1.7					
Loss on Ignition ^{MU}	%	< 0.01	8.41					
BTEX ^{MU}	mg/kg	< 0.05	< 0.05					
Sum of PCBs	mg/kg	< 0.1	< 0.1					
Mineral Oil ^{MU}	mg/kg	< 10	< 10					
Total PAH ^{MU}	mg/kg	< 1.7	< 1.7					
pH ^{MU}	pH Units	N/a	5.9					
Acid Neutralisation Capacity	mol/kg (+/-)	< 1	< 1					
Eluate Analysis			10:1			Cumulative 10:1 *	Limit values for compliance leaching test using BS EN 12457-3 at L/S 10 l/kg (mg/kg)	
			mg/l			mg/kg		
Arsenic			0.0008			0.008	0.5	25
Barium			0.0047			0.047	20	300
Cadmium			< 0.0002			< 0.002	0.04	5
Chromium			0.0008			0.008	0.5	70
Copper			0.0042			0.042	2	100
Mercury			< 0.00004			< 0.0004	0.01	2
Molybdenum			< 0.0002			< 0.002	0.5	30
Nickel			0.0010			0.010	0.4	40
Lead			0.0007			0.007	0.5	50
Antimony			< 0.0002			< 0.002	0.06	5
Selenium			< 0.0002			< 0.002	0.1	7
Zinc			0.007			0.07	4	200
Chloride			1.5			15	800	25000
Fluoride			< 0.5			< 5	10	500
Sulphate			1.0			10	1000	50000
TDS			20			200	4000	100000
Phenol Index			< 0.01			< 0.1	1	-
DOC			5.7			56.5	500	1000
Leach Test Information								
Sample Mass (kg)			0.10					
Dry Matter (%)			90.7					
Moisture (%)			10.2					
Stage 1								
Volume Eluate L10 (litres)			0.89					

Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Samples Descriptions page describes if the test is performed on the dried or as-received portion
Stated limits are for guidance only and Normec DETS Limited cannot be held responsible for any discrepancies with current legislation

Soil Analysis Certificate - Sample Descriptions

DETS Report No: 25-07348
Ashdown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex
~Project / Job Ref: 12346
~Order No: P17318_2954
Reporting Date: 21/08/2025

DETS Sample No	~TP / BH No	~Additional Refs	~Depth (m)	Moisture Content (%)	Sample Matrix Description
786183	WS05	None Supplied	0.10	10.4	Light brown sandy clay
786184	WS05	None Supplied	2.20	18.8	Brown sand
786185	WS06	None Supplied	0.15	14	Light brown sandy clay
786186	WS06	None Supplied	1.30	13.8	Light brown clay
786187	WS09	None Supplied	0.20	11.7	Brown sandy clay with stones
786188	WS09	None Supplied	2.50	14.3	Light brown sandy clay
786189	WS10	None Supplied	0.50	17.4	Light brown clay
786190	WS10	None Supplied	1.60	18.8	Light brown sand
786191	WS11	None Supplied	0.10	1.2	Brown sandy gravel with stones and concrete
786192	WS12	None Supplied	0.15	10	Light brown sandy clay
786193	WS12	None Supplied	0.90	15.8	Light brown clay
786194	WS13	None Supplied	0.05	10.5	Brown sandy clay
786195	WS13	None Supplied	2.80	19.3	Light brown sand
786196	WS17	None Supplied	0.05	11.9	Light brown sandy clay
786197	WS17	None Supplied	1.00	14.1	Light brown sandy clay
786198	WS18	None Supplied	0.10	9.7	Light brown sandy clay with vegetation
786199	WS18	None Supplied	1.40	12.1	Light brown clay
786200	WS19	None Supplied	0.10	7.9	Light brown sandy clay
786201	TP10	None Supplied	0.15	11.1	Brown sandy clay with brick
786202	TP10	None Supplied	0.40	14.5	Brown sandy clay
786203	TP11	None Supplied	0.10	11	Brown sandy clay
786204	TP11	None Supplied	0.50	7.2	Brown sandy clay
786205	TP23	None Supplied	0.20	6.7	Brown sandy gravel with stones and vegetation
786206	TP24	None Supplied	0.20	10.1	Brown sandy clay with stones and vegetation
786207	TP24	None Supplied	0.40	7.9	Brown sandy gravel with stones and brick
786208	TP25	None Supplied	0.10	13.4	Brown sandy clay with stones
786209	TP25	None Supplied	0.30	14.8	Light brown sandy clay
786210	TP26	None Supplied	0.20	9.2	Brown sandy gravel with stones
786211	TP26	None Supplied	0.50	13	Brown sandy clay
786212	TP27	None Supplied	0.10	9.5	Light brown sandy clay with vegetation
786213	TP27	None Supplied	0.40	11.5	Light brown sandy clay
786214	TP30	None Supplied	0.05	11	Light brown sandy clay with vegetation
786215	TP30	None Supplied	0.60	8	Light brown sandy clay with vegetation
786216	TP34	None Supplied	0.10	14.4	Brown sandy clay
786217	TP34	None Supplied	0.40	12.7	Brown sandy clay
786218	TP35	None Supplied	0.15	10.5	Brown sandy clay
786219	TP35	None Supplied	0.50	9.2	Brown sandy clay
786220	TP36	None Supplied	0.10	12.4	Brown sandy clay
786221	TP36	None Supplied	0.40	11.8	Brown sandy clay
786222	TP37	None Supplied	0.05	12.2	Brown sandy clay
786223	TP37	None Supplied	0.20	12.2	Brown sandy clay
786224	TP39	None Supplied	0.10	9.4	Brown sandy clay
786225	TP39	None Supplied	0.25	11.3	Brown sandy clay
786226	TP40	None Supplied	0.20	9.3	Brown sandy clay
786227	TP40	None Supplied	0.45	9.8	Brown sandy clay

Moisture content is part of procedure E003 & is not an accredited test

Soil Analysis Certificate - Methodology & Miscellaneous Information
DETS Report No: 25-07348
Ashtown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex
~Project / Job Ref: 12346
~Order No: P17318_2954
Reporting Date: 21/08/2025

Matrix	Analysed On	Determinand	Brief Method Description	Method No
Soil	D	Boron - Water Soluble	Determination of water soluble boron in soil by 2:1 hot water extract followed by ICP-OES	E012
Soil	AR	BTEX	Determination of BTEX by headspace GC-MS	E001
Soil	D	Cations	Determination of cations in soil by aqua-regia digestion followed by ICP-OES	E002
Soil	D	Chloride - Water Soluble (2:1)	Determination of chloride by extraction with water & analysed by ion chromatography	E009
Soil	AR	Chromium - Hexavalent	Determination of hexavalent chromium in soil by extraction in water then by acidification, addition of 1,5 diphenylcarbazide followed by colorimetry	E016
Soil	AR	Cyanide - Complex	Determination of complex cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Free	Determination of free cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Total	Determination of total cyanide by distillation followed by colorimetry	E015
Soil	D	Cyclohexane Extractable Matter (CEM)	Gravimetrically determined through extraction with cyclohexane	E011
Soil	AR	Diesel Range Organics (C10 - C24)	Determination of hexane/acetone extractable hydrocarbons by GC-FID	E004
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of saturated calcium sulphate followed by electrometric measurement	E022
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of water followed by electrometric measurement	E023
Soil	D	Elemental Sulphur	Determination of elemental sulphur by solvent extraction followed by GC-MS	E020
Soil	AR	EPH (C10 - C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH Product ID	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH TEXAS (C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID for C8 to C40. C6 to C8 by headspace GC-MS	E004
Soil	D	Fluoride - Water Soluble	Determination of Fluoride by extraction with water & analysed by ion chromatography	E009
Soil	D	Fraction Organic Carbon (FOC)	Determination of FOC by combustion analyser.	E027
Soil	D	Organic Matter (SOM)	Determination of TOC by combustion analyser.	E027
Soil	D	TOC (Total Organic Carbon)	Determination of TOC by combustion analyser.	E027
Soil	AR	Exchangeable Ammonium	Determination of ammonium by discrete analyser.	E029
Soil	D	FOC (Fraction Organic Carbon)	Determination of fraction of organic carbon by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	D	Loss on Ignition @ 450oC	Determination of loss on ignition in soil by gravimetrically with the sample being ignited in a muffle furnace	E019
Soil	D	Magnesium - Water Soluble	Determination of water soluble magnesium by extraction with water followed by ICP-OES	E025
Soil	D	Metals	Determination of metals by aqua-regia digestion followed by ICP-OES	E002
Soil	AR	Mineral Oil (C10 - C40)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge	E004
Soil	AR	Moisture Content	Moisture content; determined gravimetrically	E003
Soil	D	Nitrate - Water Soluble (2:1)	Determination of nitrate by extraction with water & analysed by ion chromatography	E009
Soil	D	Organic Matter	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	PAH - Speciated (EPA 16)	Determination of PAH compounds by extraction in acetone and hexane followed by GC-MS with the use of surrogate and internal standards	E005
Soil	AR	PCB - 7 Congeners	Determination of PCB by extraction with acetone and hexane followed by GC-MS	E008
Soil	D	Petroleum Ether Extract (PEE)	Gravimetrically determined through extraction with petroleum ether	E011
Soil	AR	pH	Determination of pH by addition of water followed by electrometric measurement	E007
Soil	AR	Phenols - Total (monohydric)	Determination of phenols by distillation followed by colorimetry	E021
Soil	D	Phosphate - Water Soluble (2:1)	Determination of phosphate by extraction with water & analysed by ion chromatography	E009
Soil	D	Sulphate (as SO4) - Total	Determination of total sulphate by extraction with 10% HCl followed by ICP-OES	E013
Soil	D	Sulphate (as SO4) - Water Soluble (2:1)	Determination of sulphate by extraction with water & analysed by ion chromatography	E009
Soil	D	Sulphate (as SO4) - Water Soluble (2:1)	Determination of water soluble sulphate by extraction with water followed by ICP-OES	E014
Soil	AR	Sulphide	Determination of sulphide by distillation followed by colorimetry	E018
Soil	D	Sulphur - Total	Determination of total sulphur by extraction with aqua-regia followed by ICP-OES	E024
Soil	AR	SVOC	Determination of semi-volatile organic compounds by extraction in acetone and hexane followed by GC-MS	E006
Soil	AR	Thiocyanate (as SCN)	Determination of thiocyanate by extraction in caustic soda followed by acidification followed by addition of ferric nitrate followed by colorimetry	E017
Soil	D	Toluene Extractable Matter (TEM)	Gravimetrically determined through extraction with toluene	E011
Soil	D	Total Organic Carbon (TOC)	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	TPH CWG (ali: C5- C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C34, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C35. C5 to C8 by headspace GC-MS	E004
Soil	AR	TPH LQM (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C35, C35-C44, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35, C35-C44)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C44. C5 to C8 by headspace GC-MS	E004
Soil	AR	VOCs	Determination of volatile organic compounds by headspace GC-MS	E001
Soil	AR	VPH (C6-C8 & C8-C10)	Determination of hydrocarbons C6-C8 by headspace GC-MS & C8-C10 by GC-FID	E001

Water Analysis Certificate - Methodology & Miscellaneous Information
DETS Report No: 25-07348
Ashdown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex
~Project / Job Ref: 12346
~Order No: P17318 2954
Reporting Date: 21/08/2025

Matrix	Analysed On	Determinand	Brief Method Description	Method No
Water	UF	Alkalinity	Determination of alkalinity by titration against hydrochloric acid using bromocresol green as the end point	E103
Water	F	Ammoniacal Nitrogen	Determination of ammoniacal nitrogen by discrete analyser.	E126
Water	UF	BTEX	Determination of BTEX by headspace GC-MS	E101
Water	F	Cations	Determination of cations by filtration followed by ICP-MS	E102
Water	F	Chemical Oxygen Demand (COD)	Determination using a COD reactor followed by colorimetry	E112
Water	UF	Biological Oxygen Demand (BOD)	Determination using BOD sensors measuring the change of pressure	E133
Water	F	Chloride	Determination of chloride by filtration & analysed by ion chromatography	E109
Water	F	Chromium - Hexavalent	Determination of hexavalent chromium by acidification, addition of 1,5 diphenylcarbazide followed by	E116
Water	F	Cyanide - Complex	Determination of complex cyanide by distillation followed by colorimetry	E115
Water	F	Cyanide - Free	Determination of free cyanide by distillation followed by colorimetry	E115
Water	F	Cyanide - Total	Determination of total cyanide by distillation followed by colorimetry	E115
Water	UF	Cyclohexane Extractable Matter (CEM)	Gravimetrically determined through liquid:liquid extraction with cyclohexane	E111
Water	F	Diesel Range Organics (C10 - C24)	Determination of liquid:liquid extraction with hexane followed by GC-FID	E104
Water	F	Dissolved Organic Content (DOC)	Determination of DOC by filtration followed by low heat with persulphate addition followed by IR dete	E110
Water	UF	Electrical Conductivity	Determination of electrical conductivity by electrometric measurement	E123
Water	F	EPH (C10 - C40)	Determination of liquid:liquid extraction with hexane followed by GC-FID	E104
Water	F	EPH TEXAS (C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C40)	Determination of liquid:liquid extraction with hexane followed by GC-FID for C8 to C40. C6 to C8 by headspace GC-MS	E104
Water	F	Fluoride	Determination of Fluoride by filtration & analysed by ion chromatography	E109
Water	F	Hardness	Determination of Ca and Mg by ICP-MS followed by calculation	E102
Leachate	F	Leachate Preparation - NRA	Based on National Rivers Authority leaching test 1994	E301
Leachate	F	Leachate Preparation - WAC	Based on BS EN 12457 Pt1, 2, 3	E302
Water	F	Metals	Determination of metals by filtration followed by ICP-MS	E102
Water	F	Mineral Oil (C10 - C40)	Determination of liquid:liquid extraction with hexane followed by GI-FID	E104
Water	F	Nitrate	Determination of nitrate by filtration & analysed by ion chromatography	E109
Water	F	Monohydric Phenol	Determination of phenols by distillation followed by colorimetry	E115
Water	F	PAH - Speciated (EPA 16)	Determination of PAH compounds by concentration through SPE cartridge, collection in dichloromethane followed by GC-MS	E105
Water	F	PCB - 7 Congeners	Determination of PCB compounds by concentration through SPE cartridge, collection in dichloromethane	E108
Water	UF	Petroleum Ether Extract (PEE)	Gravimetrically determined through liquid:liquid extraction with petroleum ether	E111
Water	UF	pH	Determination of pH by electrometric measurement	E107
Water	F	Phosphate	Determination of phosphate by filtration & analysed by ion chromatography	E109
Water	UF	Redox Potential	Determination of redox potential by electrometric measurement	E113
Water	F	Sulphate (as SO4)	Determination of sulphate by filtration & analysed by ion chromatography	E109
Water	UF	Sulphide	Determination of sulphide by distillation followed by colorimetry	E118
Water	F	SVOC	Determination of semi-volatile organic compounds by concentration through SPE cartridge, collection in dichloromethane followed by GC-MS	E106
Water	UF	Toluene Extractable Matter (TEM)	Gravimetrically determined through liquid:liquid extraction with toluene	E111
Water	UF	Total Organic Carbon (TOC)	Acidification, followed by high-temperature oxidation and IR detection.	E110
Water	F	TPH CWG (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C34, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35)	Determination of liquid:liquid extraction with hexane, fractionating with SPE followed by GC-FID for C8 to C35. C5 to C8 by headspace GC-MS	E104
Water	F	TPH LQM (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C35, C35-C44, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35, C35-C44)	Determination of liquid:liquid extraction with hexane, fractionating with SPE followed by GC-FID for C8 to C44. C5 to C8 by headspace GC-MS	E104
Water	UF	VOCs	Determination of volatile organic compounds by headspace GC-MS	E101
Water	UF	VPH (C6-C8 & C8-C10)	Determination of hydrocarbons C6-C8 by headspace GC-MS & C8-C10 by GC-FID	E101

List of HWOL Acronyms and Operators

DETS Report No: 25-07348

Ashdown Site Investigations Ltd

~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

~Project / Job Ref: 12346

~Order No: P17318 2954

Reporting Date: 21/08/2025

Acronym	Description
HS	Headspace analysis
EH	Extractable Hydrocarbons - i.e. everything extracted by the solvent
CU	Clean-up - e.g. by florisil, silica gel
1D	GC - Single coil gas chromatography
2D	GC-GC - Double coil gas chromatography
Total	Aliphatics & Aromatics
AL	Aliphatics only
AR	Aromatics only
#1	EH_2D_Total but with humics mathematically subtracted
#2	EH_2D_Total but with fatty acids mathematically subtracted
	Operator - underscore to separate acronyms (exception for +)
+	Operator to indicate cumulative eg. EH+HS_Total or EH_CU+HS_Total
~	Sample details provided by customer and can affect the validity of results

EPH Banded (C10 - C12) - EH_1D_Total

EPH Banded (C12 - C16) - EH_1D_Total

EPH Banded (C16 - C21) - EH_1D_Total

EPH Banded (C21 - C40) - EH_1D_Total

EPH Banded (C8 - C10) - EH_1D_Total

EPH Banded (C8 - C40) - EH_1D_Total

Mineral Oil (C10 - C40) (BS EN 12457-2) - EH_CU_1D_AL

Total BTEX (BS EN 12457-2) - HS_1D_MS_Total

Parameter	Matrix Type	Expanded Uncertainty Measurement	Unit
TOC	Soil	11	%
Loss on Ignition	Soil	24	%
BTEX	Soil	11	%
Sum of PCBs	Soil	30	%
Mineral Oil	Soil	9	%
Total PAH	Soil	17	%
pH	Soil	0.2	Units
Acid Neutralisation Capacity	Soil	18	%
Clay Content	Soil	15	%
Silt Content	Soil	14	%
Sand Content	Soil	13	%
Loss on Ignition	Soil	24	%
pH	Soil	0.2	Units
Carbonate	Soil	12	%
Total Nitrogen	Soil	12	%
Phosphorus (Extractable)	Soil	24	%
Potassium (Extractable)	Soil	20	%
Magnesium (Extractable)	Soil	26	%
Zinc	Soil	26	%
Copper	Soil	24	%
Nickel	Soil	29	%
Available Sodium	Soil	23	%
Available Calcium	Soil	23	%
Electrical Conductivity	Soil	10	%

Normec DETS Limited
Unit 1, Rose Lane Industrial Estate
Rose Lane
Lenham Heath
Maidstone
Kent ME17 2JN

Certificate Key

Symbol	Description
F	Filtered sample
UF	Unfiltered sample
D	Dried sample
AR	As received sample
RL	Reporting limit
~	Sample details provided by customer and can affect the validity of results
M/S	Missing Sample
*	The Dutch 10 PAH compounds consist of Naphthalene, Anthracene, Phenanthrene, Fluoranthene, Benz(a)anthracene, Chrysene, Benzo(k)fluoranthene, Benzo(a)pyrene, Benzo(g,h,i)perylene, and Indeno(1,2,3-cd)pyrene
**	Total EPA-16 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenzo(a,h)anthracene, and Benzo(ghi)perylene.
***	Total WAC-17 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenzo(a,h)anthracene, Benzo(ghi)perylene and Coronene.
^	No sampling date provided; unable to confirm if samples are within acceptable holding times
n	Please note that we are MCERTS soil accredited (UK soils only) for sand, loam, and clay, and UKAS accredited for groundwater, tap water, surface water, and generated leachates. Other matrices are outside our scope of accreditation.
S	Subcontracted analysis
M	MCERTS accredited test
U	UKAS accredited test

Alex Bewick
Ashdown Site Investigations Ltd
Unit 3 The Grain Store
Ditchling Common Business Park
Ditchling Common
West Sussex
BN6 8SG

Normec DETS Limited
Unit 1
Rose Lane Industrial Estate
Rose Lane
Lenham Heath
Kent
ME17 2JN

DETS Report No: 25-07474

Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project / Job Ref: P17318 2971

Order No: 12362

Sample Receipt Date: 19/08/2025

Sample Scheduled Date: 19/08/2025

Report Issue Number: 1

Reporting Date: 28/08/2025

Authorised by:

Steve Knight
Customer Support Manager

Dates of laboratory activities for each tested analyte are available upon request.

Opinions and interpretations are outside the laboratory's scope of ISO 17025 accreditation. This certificate is issued in accordance with the accreditation requirements of the United Kingdom Accreditation Service. The results reported herein relate only to the material supplied to the laboratory. This certificate shall not be reproduced except in full, without the prior written approval of the laboratory.

For Topsoil and WAC analysis the expanded uncertainty measurement should be considered while evaluating results against compliance values.

Soil Analysis Certificate						
DETS Report No: 25-07474	~Date Sampled	15/08/25	15/08/25	15/08/25	15/08/25	15/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS07	WS07	WS08	WS08	WS27
~Project / Job Ref: P17318_2971	~Additional Refs	J/T/T/V	D	J/T/T/V	D	J/T/T/V
~Order No: 12362	~Depth (m)	0.05	1.50	0.15	2.20	0.05
Reporting Date: 28/08/2025	DETS Sample No	786810	786811	786812	786813	786814

Determinand	Unit	RL	Accreditation	(n)			
Asbestos Screen ^(S)	N/a	N/a	ISO17025	Not Detected		Not Detected	
pH	pH Units	N/a	MCERTS	5.9	6.7	4.9	7.2
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	293		385	< 200
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.03		0.04	< 0.02
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS		< 10		< 10
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS		< 0.01		< 0.01
Organic Matter (SOM)	%	< 0.1	MCERTS	6.2		0.6	4.8
Arsenic (As)	mg/kg	< 2	MCERTS	6		8	7
W/S Boron	mg/kg	< 1	NONE	< 1		< 1	< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	0.3		< 0.2	< 0.2
Chromium (Cr)	mg/kg	< 2	MCERTS	18		22	19
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2		< 2	< 2
Copper (Cu)	mg/kg	< 4	MCERTS	11		14	13
Lead (Pb)	mg/kg	< 3	MCERTS	23		31	23
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1		< 1	< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	9		9	10
Selenium (Se)	mg/kg	< 2	MCERTS	< 2		< 2	< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	128		41	47

Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Method Description page describes if the test is performed on the dried or as-received portion
Analysis carried out on the dried sample is corrected for the stone content

Soil Analysis Certificate						
DETS Report No: 25-07474	~Date Sampled	13/08/25	15/08/25	13/08/25	13/08/25	13/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS28	WS29	WS30	WS31	WS32
~Project / Job Ref: P17318_2971	~Additional Refs	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V
~Order No: 12362	~Depth (m)	0.10	0.50	0.20	0.15	0.05
Reporting Date: 28/08/2025	DETS Sample No	786815	786816	786817	786818	786819

Determinand	Unit	RL	Accreditation	(n)				
Asbestos Screen ^(S)	N/a	N/a	ISO17025	Not Detected	Not Detected	Not Detected	Not Detected	Not Detected
pH	pH Units	N/a	MCERTS	6.0	5.3	7.0	7.6	6.5
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	219	282	281	394	< 200
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.02	0.03	0.03	0.04	< 0.02
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS					
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS					
Organic Matter (SOM)	%	< 0.1	MCERTS	2.3	2.5	3	2.5	2
Arsenic (As)	mg/kg	< 2	MCERTS	8	6	7	4	8
W/S Boron	mg/kg	< 1	NONE	< 1	< 1	< 1	< 1	< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	< 0.2	< 0.2	< 0.2	< 0.2	< 0.2
Chromium (Cr)	mg/kg	< 2	MCERTS	21	17	25	12	22
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2	< 2	< 2	< 2	< 2
Copper (Cu)	mg/kg	< 4	MCERTS	12	8	16	8	12
Lead (Pb)	mg/kg	< 3	MCERTS	19	22	18	10	12
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	12	9	12	7	14
Selenium (Se)	mg/kg	< 2	MCERTS	< 2	< 2	< 2	< 2	< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	41	41	49	31	39

Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Method Description page describes if the test is performed on the dried or as-received portion
Analysis carried out on the dried sample is corrected for the stone content

Soil Analysis Certificate						
DETS Report No: 25-07474	~Date Sampled	13/08/25	15/08/25	15/08/25	15/08/25	15/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS33	TP22	TP22	TP33	TP33
~Project / Job Ref: P17318_2971	~Additional Refs	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V
~Order No: 12362	~Depth (m)	0.30	0.20	0.55	0.20	0.45
Reporting Date: 28/08/2025	DETS Sample No	786820	786821	786822	786823	786824

Determinand	Unit	RL	Accreditation				
Asbestos Screen ^(S)	N/a	N/a	ISO17025	Not Detected	Not Detected		Not Detected
pH	pH Units	N/a	MCERTS	6.1	6.0		6.2
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	219	331		295
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.02	0.03		0.03
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS				
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS				
Organic Matter (SOM)	%	< 0.1	MCERTS	2.5	4.5		4.2
Arsenic (As)	mg/kg	< 2	MCERTS	8	6		7
W/S Boron	mg/kg	< 1	NONE	< 1	< 1		< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	0.2	< 0.2		0.3
Chromium (Cr)	mg/kg	< 2	MCERTS	25	16		18
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2	< 2		< 2
Copper (Cu)	mg/kg	< 4	MCERTS	11	12		11
Lead (Pb)	mg/kg	< 3	MCERTS	19	24		18
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1	< 1		< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	13	9		9
Selenium (Se)	mg/kg	< 2	MCERTS	< 2	< 2		< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	43	68		88

Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Method Description page describes if the test is performed on the dried or as-received portion
Analysis carried out on the dried sample is corrected for the stone content

Soil Analysis Certificate

DETS Report No: 25-07474	~Date Sampled	15/08/25	15/08/25	13/08/25		
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied		
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP38	TP38	TP44		
~Project / Job Ref: P17318_2971	~Additional Refs	J/T/T/V	J/T/T/V	J/T/T/V		
~Order No: 12362	~Depth (m)	0.30	0.50	0.10		
Reporting Date: 28/08/2025	DETS Sample No	786825	786826	786827		

Determinand	Unit	RL	Accreditation			
Asbestos Screen ^(S)	N/a	N/a	ISO17025	Not Detected		Not Detected
pH	pH Units	N/a	MCERTS	6.4		7.3
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	292		269
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.03		0.03
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS			
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS			
Organic Matter (SOM)	%	< 0.1	MCERTS	4.1		3.2
Arsenic (As)	mg/kg	< 2	MCERTS	8		6
W/S Boron	mg/kg	< 1	NONE	< 1		< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	< 0.2		< 0.2
Chromium (Cr)	mg/kg	< 2	MCERTS	21		18
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2		< 2
Copper (Cu)	mg/kg	< 4	MCERTS	13		10
Lead (Pb)	mg/kg	< 3	MCERTS	26		15
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1		< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	11		9
Selenium (Se)	mg/kg	< 2	MCERTS	< 2		< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	69		38

Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Method Description page describes if the test is performed on the dried or as-received portion
Analysis carried out on the dried sample is corrected for the stone content

Soil Analysis Certificate - Speciated PAHs						
DETS Report No: 25-07474	~Date Sampled	15/08/25	15/08/25	15/08/25	13/08/25	15/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS07	WS08	WS27	WS28	WS29
~Project / Job Ref: P17318_2971	~Additional Refs	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V
~Order No: 12362	~Depth (m)	0.05	0.15	0.05	0.10	0.50
Reporting Date: 28/08/2025	DETS Sample No	786810	786812	786814	786815	786816

Determinand	Unit	RL	Accreditation	(n)				
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	0.13
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	0.11
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6	< 1.6	< 1.6	< 1.6	< 1.6

Soil Analysis Certificate - Speciated PAHs

DETS Report No: 25-07474	~Date Sampled	13/08/25	13/08/25	13/08/25	13/08/25	15/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS30	WS31	WS32	WS33	TP22
~Project / Job Ref: P17318_2971	~Additional Refs	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V
~Order No: 12362	~Depth (m)	0.20	0.15	0.05	0.30	0.20
Reporting Date: 28/08/2025	DETS Sample No	786817	786818	786819	786820	786821

Determinand	Unit	RL	Accreditation	(n)				
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1	0.19	< 0.1	< 0.1	< 0.1
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	0.67	< 0.1	< 0.1	< 0.1
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1	0.66	< 0.1	< 0.1	< 0.1
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	0.43	< 0.1	< 0.1	< 0.1
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1	0.44	< 0.1	< 0.1	< 0.1
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	0.51	< 0.1	< 0.1	< 0.1
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	0.22	< 0.1	< 0.1	< 0.1
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	0.48	< 0.1	< 0.1	< 0.1
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	0.36	< 0.1	< 0.1	< 0.1
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1	0.33	< 0.1	< 0.1	< 0.1
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6	4.3	< 1.6	< 1.6	< 1.6

Soil Analysis Certificate - Speciated PAHs

DETS Report No: 25-07474	~Date Sampled	15/08/25	15/08/25	13/08/25		
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied		
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP33	TP38	TP44		
~Project / Job Ref: P17318_2971	~Additional Refs	J/T/T/V	J/T/T/V	J/T/T/V		
~Order No: 12362	~Depth (m)	0.20	0.30	0.10		
Reporting Date: 28/08/2025	DETS Sample No	786823	786825	786827		

Determinand	Unit	RL	Accreditation				
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1	
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6	< 1.6	< 1.6	



Soil Analysis Certificate - EPH Banded (Type F)						
DETS Report No: 25-07474	~Date Sampled	15/08/25	15/08/25	15/08/25	13/08/25	15/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS07	WS08	WS27	WS28	WS29
~Project / Job Ref: P17318_2971	~Additional Refs	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V
~Order No: 12362	~Depth (m)	0.05	0.15	0.05	0.10	0.50
Reporting Date: 28/08/2025	DETS Sample No	786810	786812	786814	786815	786816

Determinand	Unit	RL	Accreditation	(n)				
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	1	< 1	< 1
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	25	25	8	< 6	< 6
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	25	25	9	< 6	< 6


Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07474	~Date Sampled	13/08/25	13/08/25	13/08/25	13/08/25	15/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS30	WS31	WS32	WS33	TP22
~Project / Job Ref: P17318_2971	~Additional Refs	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V
~Order No: 12362	~Depth (m)	0.20	0.15	0.05	0.30	0.20
Reporting Date: 28/08/2025	DETS Sample No	786817	786818	786819	786820	786821

Determinand	Unit	RL	Accreditation	(n)				
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	4	< 1	< 1	< 1
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	19	< 6	< 6	< 6
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	23	< 6	< 6	< 6

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07474	~Date Sampled	15/08/25	15/08/25	15/08/25	15/08/25	15/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP22	TP33	TP33	TP38	TP38
~Project / Job Ref: P17318_2971	~Additional Refs	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V
~Order No: 12362	~Depth (m)	0.55	0.20	0.45	0.30	0.50
Reporting Date: 28/08/2025	DETS Sample No	786822	786823	786824	786825	786826

Determinand	Unit	RL	Accreditation					
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	17	< 6	< 6	< 6	< 6
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	17	< 6	< 6	< 6	< 6

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07474	~Date Sampled	13/08/25				
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied				
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP44				
~Project / Job Ref: P17318_2971	~Additional Refs	J/T/T/V				
~Order No: 12362	~Depth (m)	0.10				
Reporting Date: 28/08/2025	DETS Sample No	786827				

Determinand	Unit	RL	Accreditation				
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1			
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1			
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1			
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1			
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6			
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6			

Waste Acceptance Criteria Analytical Certificate																																				
DETS Report No: 25-07474		~Date Sampled	15/08/25		<div>Landfill Waste Acceptance Criteria Limits</div> <table border="1"> <thead> <tr> <th>Inert Waste Landfill</th> <th>Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill</th> <th>Hazardous Waste Landfill</th> </tr> </thead> <tbody> <tr> <td>3%</td> <td>5%</td> <td>6%</td> </tr> <tr> <td>--</td> <td>--</td> <td>10%</td> </tr> <tr> <td>6</td> <td>--</td> <td>--</td> </tr> <tr> <td>1</td> <td>--</td> <td>--</td> </tr> <tr> <td>500</td> <td>--</td> <td>--</td> </tr> <tr> <td>100</td> <td>--</td> <td>--</td> </tr> <tr> <td>--</td> <td>>6</td> <td>--</td> </tr> <tr> <td>--</td> <td>To be evaluated</td> <td>To be evaluated</td> </tr> </tbody> </table>					Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill	3%	5%	6%	--	--	10%	6	--	--	1	--	--	500	--	--	100	--	--	--	>6	--	--	To be evaluated	To be evaluated
Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill																																		
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--	--	10%																																		
6	--	--																																		
1	--	--																																		
500	--	--																																		
100	--	--																																		
--	>6	--																																		
--	To be evaluated	To be evaluated																																		
Ashdown Site Investigations Ltd		~Time Sampled	None Supplied																																	
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex		~TP / BH No	WS08																																	
~Project / Job Ref: P17318_2971		~Additional Refs	J/T/T/V																																	
~Order No: 12362		~Depth (m)	0.15																																	
Reporting Date: 28/08/2025		DETS Sample No	786812																																	
Determinand	Unit	MDL																																		
TOC ^{MU}	%	< 0.1	0.4																																	
Loss on Ignition ^{MU}	%	< 0.01	7.69																																	
BTEX ^{MU}	mg/kg	< 0.05	< 0.05																																	
Sum of PCBs	mg/kg	< 0.1	< 0.1																																	
Mineral Oil ^{MU}	mg/kg	< 10	< 10																																	
Total PAH ^{MU}	mg/kg	< 1.7	< 1.7																																	
pH ^{MU}	pH Units	N/a	4.9																																	
Acid Neutralisation Capacity	mol/kg (+/-)	< 1	< 1																																	
Eluate Analysis			10:1			Cumulative 10:1 * mg/kg	Limit values for compliance leaching test using BS EN 12457-3 at L/S 10 l/kg (mg/kg)																													
Arsenic		0.0003				0.003	0.5	2	25																											
Barium		0.0029				0.029	20	100	300																											
Cadmium		< 0.0002				< 0.002	0.04	1	5																											
Chromium		0.0004				0.004	0.5	10	70																											
Copper		0.0036				0.036	2	50	100																											
Mercury		< 0.00004				< 0.0004	0.01	0.2	2																											
Molybdenum		< 0.0002				< 0.002	0.5	10	30																											
Nickel		0.0006				0.006	0.4	10	40																											
Lead		< 0.0002				< 0.002	0.5	10	50																											
Antimony		< 0.0002				< 0.002	0.06	0.7	5																											
Selenium		0.0002				0.002	0.1	0.5	7																											
Zinc		0.006				0.06	4	50	200																											
Chloride		1.8				18	800	15000	25000																											
Fluoride		< 0.5				< 5	10	150	500																											
Sulphate		1.5				15	1000	20000	50000																											
TDS		18				180	4000	60000	100000																											
Phenol Index		< 0.01				< 0.1	1	-	-																											
DOC		5.6				55.7	500	800	1000																											
Leach Test Information																																				
Sample Mass (kg)		0.10																																		
Dry Matter (%)		92																																		
Moisture (%)		8.8																																		
Stage 1																																				
Volume Eluate L10 (litres)		0.89																																		
<p>Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Samples Descriptions page describes if the test is performed on the dried or as-received portion</p> <p>Stated limits are for guidance only and Normec DETS Limited cannot be held responsible for any discrepancies with current legislation</p>																																				

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500	--	--																																		
100	--	--																																		
--	>6	--																																		
--	To be evaluated	To be evaluated																																		
Ashdown Site Investigations Ltd		~Time Sampled	None Supplied																																	
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex		~TP / BH No	WS30																																	
~Project / Job Ref: P17318_2971		~Additional Refs	J/T/T/V																																	
~Order No: 12362		~Depth (m)	0.20																																	
Reporting Date: 28/08/2025		DETS Sample No	786817																																	
Determinand	Unit	MDL																																		
TOC ^{MU}	%	< 0.1	1.8																																	
Loss on Ignition ^{MU}	%	< 0.01	< 0.01																																	
BTEX ^{MU}	mg/kg	< 0.05	< 0.05																																	
Sum of PCBs	mg/kg	< 0.1	< 0.1																																	
Mineral Oil ^{MU}	mg/kg	< 10	< 10																																	
Total PAH ^{MU}	mg/kg	< 1.7	< 1.7																																	
pH ^{MU}	pH Units	N/a	7.0																																	
Acid Neutralisation Capacity	mol/kg (+/-)	< 1	< 1																																	
Eluate Analysis			10:1			Cumulative 10:1 *	Limit values for compliance leaching test using BS EN 12457-3 at L/S 10 l/kg (mg/kg)																													
		mg/l				mg/kg																														
Arsenic		0.0010				0.010	0.5	2	25																											
Barium		0.0100				0.100	20	100	300																											
Cadmium		< 0.0002				< 0.002	0.04	1	5																											
Chromium		< 0.0002				< 0.002	0.5	10	70																											
Copper		0.0059				0.059	2	50	100																											
Mercury		< 0.00004				< 0.0004	0.01	0.2	2																											
Molybdenum		0.0005				0.005	0.5	10	30																											
Nickel		0.0010				0.010	0.4	10	40																											
Lead		< 0.0002				< 0.002	0.5	10	50																											
Antimony		< 0.0002				< 0.002	0.06	0.7	5																											
Selenium		0.0003				0.003	0.1	0.5	7																											
Zinc		0.007				0.07	4	50	200																											
Chloride		2.8				28	800	15000	25000																											
Fluoride		< 0.5				< 5	10	150	500																											
Sulphate		1.9				19	1000	20000	50000																											
TDS		89				890	4000	60000	100000																											
Phenol Index		< 0.01				< 0.1	1	-	-																											
DOC		8.9				89.1	500	800	1000																											
Leach Test Information																																				
Sample Mass (kg)		0.10																																		
Dry Matter (%)		90.5																																		
Moisture (%)		10.4																																		
Stage 1																																				
Volume Eluate L10 (litres)		0.89																																		
<p>Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Samples Descriptions page describes if the test is performed on the dried or as-received portion</p> <p>Stated limits are for guidance only and Normec DETS Limited cannot be held responsible for any discrepancies with current legislation</p>																																				

Waste Acceptance Criteria Analytical Certificate																																				
DETS Report No: 25-07474		~Date Sampled	15/08/25		<div>Landfill Waste Acceptance Criteria Limits</div> <table border="1"> <thead> <tr> <th>Inert Waste Landfill</th> <th>Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill</th> <th>Hazardous Waste Landfill</th> </tr> </thead> <tbody> <tr> <td>3%</td> <td>5%</td> <td>6%</td> </tr> <tr> <td>--</td> <td>--</td> <td>10%</td> </tr> <tr> <td>6</td> <td>--</td> <td>--</td> </tr> <tr> <td>1</td> <td>--</td> <td>--</td> </tr> <tr> <td>500</td> <td>--</td> <td>--</td> </tr> <tr> <td>100</td> <td>--</td> <td>--</td> </tr> <tr> <td>--</td> <td>>6</td> <td>--</td> </tr> <tr> <td>--</td> <td>To be evaluated</td> <td>To be evaluated</td> </tr> </tbody> </table>					Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill	3%	5%	6%	--	--	10%	6	--	--	1	--	--	500	--	--	100	--	--	--	>6	--	--	To be evaluated	To be evaluated
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500	--	--																																		
100	--	--																																		
--	>6	--																																		
--	To be evaluated	To be evaluated																																		
Ashdown Site Investigations Ltd		~Time Sampled	None Supplied																																	
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex		~TP / BH No	TP22																																	
~Project / Job Ref: P17318_2971		~Additional Refs	J/T/T/V																																	
~Order No: 12362		~Depth (m)	0.20																																	
Reporting Date: 28/08/2025		DETS Sample No	786821																																	
Determinand	Unit	MDL																																		
TOC ^{MU}	%	< 0.1	2.6																																	
Loss on Ignition ^{MU}	%	< 0.01	7.02																																	
BTEX ^{MU}	mg/kg	< 0.05	< 0.05																																	
Sum of PCBs	mg/kg	< 0.1	< 0.1																																	
Mineral Oil ^{MU}	mg/kg	< 10	< 10																																	
Total PAH ^{MU}	mg/kg	< 1.7	< 1.7																																	
pH ^{MU}	pH Units	N/a	6.0																																	
Acid Neutralisation Capacity	mol/kg (+/-)	< 1	< 1																																	
Eluate Analysis			10:1			Cumulative 10:1 *	Limit values for compliance leaching test using BS EN 12457-3 at L/S 10 l/kg (mg/kg)																													
		mg/l				mg/kg																														
Arsenic		0.0016				0.016	0.5	2	25																											
Barium		0.0067				0.067	20	100	300																											
Cadmium		< 0.0002				< 0.002	0.04	1	5																											
Chromium		0.0011				0.011	0.5	10	70																											
Copper		0.0090				0.090	2	50	100																											
Mercury		< 0.00004				< 0.0004	0.01	0.2	2																											
Molybdenum		0.0008				0.008	0.5	10	30																											
Nickel		0.0026				0.026	0.4	10	40																											
Lead		0.0008				0.008	0.5	10	50																											
Antimony		< 0.0002				< 0.002	0.06	0.7	5																											
Selenium		0.0003				0.003	0.1	0.5	7																											
Zinc		0.010				0.10	4	50	200																											
Chloride		4.2				42	800	15000	25000																											
Fluoride		< 0.5				< 5	10	150	500																											
Sulphate		2.1				21	1000	20000	50000																											
TDS		41				410	4000	60000	100000																											
Phenol Index		< 0.01				< 0.1	1	-	-																											
DOC		12.6				126	500	800	1000																											
Leach Test Information																																				
Sample Mass (kg)		0.10																																		
Dry Matter (%)		91.4																																		
Moisture (%)		9.4																																		
Stage 1																																				
Volume Eluate L10 (litres)		0.89																																		
<p>Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Samples Descriptions page describes if the test is performed on the dried or as-received portion</p> <p>Stated limits are for guidance only and Normec DETS Limited cannot be held responsible for any discrepancies with current legislation</p>																																				

Soil Analysis Certificate - Sample Descriptions
DETS Report No: 25-07474
Ashdown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex
~Project / Job Ref: P17318_2971
~Order No: 12362
Reporting Date: 28/08/2025

DETS Sample No	~TP / BH No	~Additional Refs	~Depth (m)	Moisture Content (%)	Sample Matrix Description
786810	WS07	J/T/T/V	0.05	10.5	Light brown sandy clay with vegetation
786811	WS07	D	1.50	13.4	Light brown clay
786812	WS08	J/T/T/V	0.15	7.9	Brown sandy clay
786813	WS08	D	2.20	19.6	Light brown sandy clay
786814	WS27	J/T/T/V	0.05	3.7	Light brown sand with vegetation
786815	WS28	J/T/T/V	0.10	10.8	Light brown sandy clay
786816	WS29	J/T/T/V	0.50	7.7	Light brown sandy clay
786817	WS30	J/T/T/V	0.20	9.4	Light brown sandy clay
786818	WS31	J/T/T/V	0.15	6.4	Light brown sandy gravel with stones and brick
786819	WS32	J/T/T/V	0.05	3.7	Light brown sandy clay with stones and vegetation
786820	WS33	J/T/T/V	0.30	12.3	Light brown sandy clay with stones
786821	TP22	J/T/T/V	0.20	8.6	Light brown sandy clay with stones
786822	TP22	J/T/T/V	0.55	9.1	Light brown sandy clay with vegetation
786823	TP33	J/T/T/V	0.20	10	Brown sandy clay with stones
786824	TP33	J/T/T/V	0.45	11.1	Brown sandy clay
786825	TP38	J/T/T/V	0.30	11	Brown sandy clay with vegetation
786826	TP38	J/T/T/V	0.50	8.9	Brown sandy clay
786827	TP44	J/T/T/V	0.10	11.8	Brown sandy clay

Moisture content is part of procedure E003 & is not an accredited test

Soil Analysis Certificate - Methodology & Miscellaneous Information
DETS Report No: 25-07474
Ashdown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex
~Project / Job Ref: P17318_2971
~Order No: 12362
Reporting Date: 28/08/2025

Matrix	Analysed On	Determinand	Brief Method Description	Method No
Soil	D	Boron - Water Soluble	Determination of water soluble boron in soil by 2:1 hot water extract followed by ICP-OES	E012
Soil	AR	BTEX	Determination of BTEX by headspace GC-MS	E001
Soil	D	Cations	Determination of cations in soil by aqua-regia digestion followed by ICP-OES	E002
Soil	D	Chloride - Water Soluble (2:1)	Determination of chloride by extraction with water & analysed by ion chromatography	E009
Soil	AR	Chromium - Hexavalent	Determination of hexavalent chromium in soil by extraction in water then by acidification, addition of 1,5 diphenylcarbazide followed by colorimetry	E016
Soil	AR	Cyanide - Complex	Determination of complex cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Free	Determination of free cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Total	Determination of total cyanide by distillation followed by colorimetry	E015
Soil	D	Cyclohexane Extractable Matter (CEM)	Gravimetrically determined through extraction with cyclohexane	E011
Soil	AR	Diesel Range Organics (C10 - C24)	Determination of hexane/acetone extractable hydrocarbons by GC-FID	E004
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of saturated calcium sulphate followed by electrometric measurement	E022
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of water followed by electrometric measurement	E023
Soil	D	Elemental Sulphur	Determination of elemental sulphur by solvent extraction followed by GC-MS	E020
Soil	AR	EPH (C10 - C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH Product ID	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH TEXAS (C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID for C8 to C40. C6 to C8 by headspace GC-MS	E004
Soil	D	Fluoride - Water Soluble	Determination of Fluoride by extraction with water & analysed by ion chromatography	E009
Soil	D	Fraction Organic Carbon (FOC)	Determination of TOC by combustion analyser.	E027
Soil	D	Organic Matter (SOM)	Determination of TOC by combustion analyser.	E027
Soil	D	TOC (Total Organic Carbon)	Determination of TOC by combustion analyser.	E027
Soil	AR	Exchangeable Ammonium	Determination of ammonium by discrete analyser.	E029
Soil	D	FOC (Fraction Organic Carbon)	Determination of fraction of organic carbon by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	D	Loss on Ignition @ 450oC	Determination of loss on ignition in soil by gravimetrically with the sample being ignited in a muffle furnace	E019
Soil	D	Magnesium - Water Soluble	Determination of water soluble magnesium by extraction with water followed by ICP-OES	E025
Soil	D	Metals	Determination of metals by aqua-regia digestion followed by ICP-OES	E002
Soil	AR	Mineral Oil (C10 - C40)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge	E004
Soil	AR	Moisture Content	Moisture content; determined gravimetrically	E003
Soil	D	Nitrate - Water Soluble (2:1)	Determination of nitrate by extraction with water & analysed by ion chromatography	E009
Soil	D	Organic Matter	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	PAH - Speciated (EPA 16)	Determination of PAH compounds by extraction in acetone and hexane followed by GC-MS with the use of surrogate and internal standards	E005
Soil	AR	PCB - 7 Congeners	Determination of PCB by extraction with acetone and hexane followed by GC-MS	E008
Soil	D	Petroleum Ether Extract (PEE)	Gravimetrically determined through extraction with petroleum ether	E011
Soil	AR	pH	Determination of pH by addition of water followed by electrometric measurement	E007
Soil	AR	Phenols - Total (monohydric)	Determination of phenols by distillation followed by colorimetry	E021
Soil	D	Phosphate - Water Soluble (2:1)	Determination of phosphate by extraction with water & analysed by ion chromatography	E009
Soil	D	Sulphate (as SO4) - Total	Determination of total sulphate by extraction with 10% HCl followed by ICP-OES	E013
Soil	D	Sulphate (as SO4) - Water Soluble (2:1)	Determination of sulphate by extraction with water & analysed by ion chromatography	E009
Soil	D	Sulphate (as SO4) - Water Soluble (2:1)	Determination of water soluble sulphate by extraction with water followed by ICP-OES	E014
Soil	AR	Sulphide	Determination of sulphide by distillation followed by colorimetry	E018
Soil	D	Sulphur - Total	Determination of total sulphur by extraction with aqua-regia followed by ICP-OES	E024
Soil	AR	SVOC	Determination of semi-volatile organic compounds by extraction in acetone and hexane followed by GC-MS	E006
Soil	AR	Thiocyanate (as SCN)	Determination of thiocyanate by extraction in caustic soda followed by acidification followed by addition of ferric nitrate followed by colorimetry	E017
Soil	D	Toluene Extractable Matter (TEM)	Gravimetrically determined through extraction with toluene	E011
Soil	D	Total Organic Carbon (TOC)	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	TPH CWG (ali: C5- C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C34, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C35. C5 to C8 by headspace GC-MS	E004
Soil	AR	TPH LQM (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C35, C35-C44, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35, C35-C44)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C44. C5 to C8 by headspace GC-MS	E004
Soil	AR	VOCs	Determination of volatile organic compounds by headspace GC-MS	E001
Soil	AR	VPH (C6-C8 & C8-C10)	Determination of hydrocarbons C6-C8 by headspace GC-MS & C8-C10 by GC-FID	E001

Water Analysis Certificate - Methodology & Miscellaneous Information
DETS Report No: 25-07474
Ashdown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex
~Project / Job Ref: P17318_2971
~Order No: 12362
Reporting Date: 28/08/2025

Matrix	Analysed On	Determinand	Brief Method Description	Method No
Water	UF	Alkalinity	Determination of alkalinity by titration against hydrochloric acid using bromocresol green as the end point	E103
Water	F	Ammoniacal Nitrogen	Determination of ammoniacal nitrogen by discrete analyser.	E126
Water	UF	BTEX	Determination of BTEX by headspace GC-MS	E101
Water	F	Cations	Determination of cations by filtration followed by ICP-MS	E102
Water	F	Chemical Oxygen Demand (COD)	Determination using a COD reactor followed by colorimetry	E112
Water	UF	Biological Oxygen Demand (BOD)	Determination using BOD sensors measuring the change of pressure	E133
Water	F	Chloride	Determination of chloride by filtration & analysed by ion chromatography	E109
Water	F	Chromium - Hexavalent	Determination of hexavalent chromium by acidification, addition of 1,5 diphenylcarbazide followed by	E116
Water	F	Cyanide - Complex	Determination of complex cyanide by distillation followed by colorimetry	E115
Water	F	Cyanide - Free	Determination of free cyanide by distillation followed by colorimetry	E115
Water	F	Cyanide - Total	Determination of total cyanide by distillation followed by colorimetry	E115
Water	UF	Cyclohexane Extractable Matter (CEM)	Gravimetrically determined through liquid:liquid extraction with cyclohexane	E111
Water	F	Diesel Range Organics (C10 - C24)	Determination of liquid:liquid extraction with hexane followed by GC-FID	E104
Water	F	Dissolved Organic Content (DOC)	Determination of DOC by filtration followed by low heat with persulphate addition followed by IR dete	E110
Water	UF	Electrical Conductivity	Determination of electrical conductivity by electrometric measurement	E123
Water	F	EPH (C10 - C40)	Determination of liquid:liquid extraction with hexane followed by GC-FID	E104
Water	F	EPH TEXAS (C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C40)	Determination of liquid:liquid extraction with hexane followed by GC-FID for C8 to C40. C6 to C8 by headspace GC-MS	E104
Water	F	Fluoride	Determination of Fluoride by filtration & analysed by ion chromatography	E109
Water	F	Hardness	Determination of Ca and Mg by ICP-MS followed by calculation	E102
Leachate	F	Leachate Preparation - NRA	Based on National Rivers Authority leaching test 1994	E301
Leachate	F	Leachate Preparation - WAC	Based on BS EN 12457 Pt1, 2, 3	E302
Water	F	Metals	Determination of metals by filtration followed by ICP-MS	E102
Water	F	Mineral Oil (C10 - C40)	Determination of liquid:liquid extraction with hexane followed by GI-FID	E104
Water	F	Nitrate	Determination of nitrate by filtration & analysed by ion chromatography	E109
Water	F	Monohydric Phenol	Determination of phenols by distillation followed by colorimetry	E115
Water	F	PAH - Speciated (EPA 16)	Determination of PAH compounds by concentration through SPE cartridge, collection in dichloromethane followed by GC-MS	E105
Water	F	PCB - 7 Congeners	Determination of PCB compounds by concentration through SPE cartridge, collection in dichloromethane	E108
Water	UF	Petroleum Ether Extract (PEE)	Gravimetrically determined through liquid:liquid extraction with petroleum ether	E111
Water	UF	pH	Determination of pH by electrometric measurement	E107
Water	F	Phosphate	Determination of phosphate by filtration & analysed by ion chromatography	E109
Water	UF	Redox Potential	Determination of redox potential by electrometric measurement	E113
Water	F	Sulphate (as SO4)	Determination of sulphate by filtration & analysed by ion chromatography	E109
Water	UF	Sulphide	Determination of sulphide by distillation followed by colorimetry	E118
Water	F	SVOC	Determination of semi-volatile organic compounds by concentration through SPE cartridge, collection in dichloromethane followed by GC-MS	E106
Water	UF	Toluene Extractable Matter (TEM)	Gravimetrically determined through liquid:liquid extraction with toluene	E111
Water	UF	Total Organic Carbon (TOC)	Acidification, followed by high-temperature oxidation and IR detection.	E110
Water	F	TPH CWG (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C34, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35)	Determination of liquid:liquid extraction with hexane, fractionating with SPE followed by GC-FID for C8 to C35. C5 to C8 by headspace GC-MS	E104
Water	F	TPH LQM (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C35, C35-C44, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35, C35-C44)	Determination of liquid:liquid extraction with hexane, fractionating with SPE followed by GC-FID for C8 to C44. C5 to C8 by headspace GC-MS	E104
Water	UF	VOCs	Determination of volatile organic compounds by headspace GC-MS	E101
Water	UF	VPH (C6-C8 & C8-C10)	Determination of hydrocarbons C6-C8 by headspace GC-MS & C8-C10 by GC-FID	E101

List of HWOL Acronyms and Operators

DETS Report No: 25-07474

Ashdown Site Investigations Ltd

~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

~Project / Job Ref: P17318_2971

~Order No: 12362

Reporting Date: 28/08/2025

Acronym	Description
HS	Headspace analysis
EH	Extractable Hydrocarbons - i.e. everything extracted by the solvent
CU	Clean-up - e.g. by florisil, silica gel
1D	GC - Single coil gas chromatography
2D	GC-GC - Double coil gas chromatography
Total	Aliphatics & Aromatics
AL	Aliphatics only
AR	Aromatics only
#1	EH_2D_Total but with humics mathematically subtracted
#2	EH_2D_Total but with fatty acids mathematically subtracted
	Operator - underscore to separate acronyms (exception for +)
+	Operator to indicate cumulative eg. EH+HS_Total or EH_CU+HS_Total
~	Sample details provided by customer and can affect the validity of results

EPH Banded (C10 - C12) - EH_1D_Total

EPH Banded (C12 - C16) - EH_1D_Total

EPH Banded (C16 - C21) - EH_1D_Total

EPH Banded (C21 - C40) - EH_1D_Total

EPH Banded (C8 - C10) - EH_1D_Total

EPH Banded (C8 - C40) - EH_1D_Total

Mineral Oil (C10 - C40) (BS EN 12457-2) - EH_CU_1D_AL

Total BTEX (BS EN 12457-2) - HS_1D_MS_Total

Parameter	Matrix Type	Expanded Uncertainty Measurement	Unit
TOC	Soil	11	%
Loss on Ignition	Soil	24	%
BTEX	Soil	11	%
Sum of PCBs	Soil	30	%
Mineral Oil	Soil	9	%
Total PAH	Soil	17	%
pH	Soil	0.2	Units
Acid Neutralisation Capacity	Soil	18	%
Clay Content	Soil	15	%
Silt Content	Soil	14	%
Sand Content	Soil	13	%
Loss on Ignition	Soil	24	%
pH	Soil	0.2	Units
Carbonate	Soil	12	%
Total Nitrogen	Soil	12	%
Phosphorus (Extractable)	Soil	24	%
Potassium (Extractable)	Soil	20	%
Magnesium (Extractable)	Soil	26	%
Zinc	Soil	26	%
Copper	Soil	24	%
Nickel	Soil	29	%
Available Sodium	Soil	23	%
Available Calcium	Soil	23	%
Electrical Conductivity	Soil	10	%

Normec DETS Limited
Unit 1, Rose Lane Industrial Estate
Rose Lane
Lenham Heath
Maidstone
Kent ME17 2JN

Certificate Key

Symbol	Description
F	Filtered sample
UF	Unfiltered sample
D	Dried sample
AR	As received sample
RL	Reporting limit
~	Sample details provided by customer and can affect the validity of results
M/S	Missing Sample
*	The Dutch 10 PAH compounds consist of Naphthalene, Anthracene, Phenanthrene, Fluoranthene, Benz(a)anthracene, Chrysene, Benzo(k)fluoranthene, Benzo(a)pyrene, Benzo(g,h,i)perylene, and Indeno(1,2,3-cd)pyrene
**	Total EPA-16 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenz(a,h)anthracene, and Benzo(ghi)perylene.
***	Total WAC-17 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenz(a,h)anthracene, Benzo(ghi)perylene and Coronene.
^	No sampling date provided; unable to confirm if samples are within acceptable holding times
n	Please note that we are MCERTS soil accredited (UK soils only) for sand, loam, and clay, and UKAS accredited for groundwater, tap water, surface water, and generated leachates. Other matrices are outside our scope of accreditation.
S	Subcontracted analysis
M	MCERTS accredited test
U	UKAS accredited test

Alex Bewick
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Kent
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DETS Report No: 25-07558

Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project / Job Ref: P17318 2975

Order No: 12365

Sample Receipt Date: 21/08/2025

Sample Scheduled Date: 21/08/2025

Report Issue Number: 1

Reporting Date: 01/09/2025

Authorised by:

Steve Knight
Customer Support Manager

Dates of laboratory activities for each tested analyte are available upon request.

Opinions and interpretations are outside the laboratory's scope of ISO 17025 accreditation. This certificate is issued in accordance with the accreditation requirements of the United Kingdom Accreditation Service. The results reported herein relate only to the material supplied to the laboratory. This certificate shall not be reproduced except in full, without the prior written approval of the laboratory.

For Topsoil and WAC analysis the expanded uncertainty measurement should be considered while evaluating results against compliance values.

Soil Analysis Certificate						
DETS Report No: 25-07558	~Date Sampled	18/08/25	18/08/25	18/08/25	18/08/25	18/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS02	WS02	WS03	WS03	TP14
~Project / Job Ref: P17318_2975	~Additional Refs	J/T/T/V	D	J/T/T/V	D	J/T/T/V
~Order No: 12365	~Depth (m)	0.20	3.00	0.15	1.30	0.25
Reporting Date: 01/09/2025	DETS Sample No	787106	787107	787108	787109	787110

Determinand	Unit	RL	Accreditation	(n)		(n)	
Asbestos Screen ^(S)	N/a	N/a	ISO17025	Not Detected		Not Detected	
pH	pH Units	N/a	MCERTS	6.0	8.3	7.0	7.6
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	358		326	< 200
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.04		0.03	< 0.02
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS		10		838
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS		0.01		0.84
Organic Matter (SOM)	%	< 0.1	MCERTS	4.5		5.9	1.4
Arsenic (As)	mg/kg	< 2	MCERTS	9		7	3
W/S Boron	mg/kg	< 1	NONE	< 1		< 1	< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	< 0.2		0.2	< 0.2
Chromium (Cr)	mg/kg	< 2	MCERTS	21		17	8
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2		< 2	< 2
Copper (Cu)	mg/kg	< 4	MCERTS	17		15	5
Lead (Pb)	mg/kg	< 3	MCERTS	49		48	16
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1		< 1	< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	14		12	5
Selenium (Se)	mg/kg	< 2	MCERTS	< 2		< 2	< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	54		47	19

Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Method Description page describes if the test is performed on the dried or as-received portion
Analysis carried out on the dried sample is corrected for the stone content

Soil Analysis Certificate						
DETS Report No: 25-07558	~Date Sampled	18/08/25	18/08/25	18/08/25	18/08/25	18/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP28	TP28	TP29	TP29	TP31
~Project / Job Ref: P17318_2975	~Additional Refs	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V
~Order No: 12365	~Depth (m)	0.25	0.40	0.30	0.50	0.05
Reporting Date: 01/09/2025	DETS Sample No	787111	787112	787113	787114	787115

Determinand	Unit	RL	Accreditation	(n)	(n)	(n)
Asbestos Screen ^(S)	N/a	N/a	ISO17025	Not Detected	Not Detected	Not Detected
pH	pH Units	N/a	MCERTS	7.7	7.7	6.5
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	< 200	531	315
Total Sulphate as SO ₄	%	< 0.02	MCERTS	< 0.02	0.05	0.03
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS			
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS			
Organic Matter (SOM)	%	< 0.1	MCERTS	2.6	6	4
Arsenic (As)	mg/kg	< 2	MCERTS	3	8	7
W/S Boron	mg/kg	< 1	NONE	< 1	< 1	< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	< 0.2	0.4	< 0.2
Chromium (Cr)	mg/kg	< 2	MCERTS	6	16	18
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2	< 2	< 2
Copper (Cu)	mg/kg	< 4	MCERTS	10	29	35
Lead (Pb)	mg/kg	< 3	MCERTS	27	35	27
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1	< 1	< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	4	10	10
Selenium (Se)	mg/kg	< 2	MCERTS	< 2	< 2	< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	53	87	65

Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Method Description page describes if the test is performed on the dried or as-received portion
Analysis carried out on the dried sample is corrected for the stone content

Soil Analysis Certificate

DETS Report No: 25-07558	~Date Sampled	18/08/25				
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied				
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP31				
~Project / Job Ref: P17318_2975	~Additional Refs	J/T/T/V				
~Order No: 12365	~Depth (m)	0.20				
Reporting Date: 01/09/2025	DETS Sample No	787116				

Determinand	Unit	RL	Accreditation				
Asbestos Screen ^(S)	N/a	N/a	ISO17025				
pH	pH Units	N/a	MCERTS				
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS				
Total Sulphate as SO ₄	%	< 0.02	MCERTS				
W/S Sulphate as SO ₄ (2:1)	mg/l	< 10	MCERTS				
W/S Sulphate as SO ₄ (2:1)	g/l	< 0.01	MCERTS				
Organic Matter (SOM)	%	< 0.1	MCERTS				
Arsenic (As)	mg/kg	< 2	MCERTS				
W/S Boron	mg/kg	< 1	NONE				
Cadmium (Cd)	mg/kg	< 0.2	MCERTS				
Chromium (Cr)	mg/kg	< 2	MCERTS				
Chromium (hexavalent)	mg/kg	< 2	NONE				
Copper (Cu)	mg/kg	< 4	MCERTS				
Lead (Pb)	mg/kg	< 3	MCERTS				
Mercury (Hg)	mg/kg	< 1	MCERTS				
Nickel (Ni)	mg/kg	< 3	MCERTS				
Selenium (Se)	mg/kg	< 2	MCERTS				
Zinc (Zn)	mg/kg	< 3	MCERTS				

Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Method Description page describes if the test is performed on the dried or as-received portion
 Analysis carried out on the dried sample is corrected for the stone content

Soil Analysis Certificate - Speciated PAHs

DETS Report No: 25-07558	~Date Sampled	18/08/25	18/08/25	18/08/25	18/08/25	18/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS02	WS03	TP14	TP28	TP29
~Project / Job Ref: P17318_2975	~Additional Refs	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V
~Order No: 12365	~Depth (m)	0.20	0.15	0.25	0.25	0.30
Reporting Date: 01/09/2025	DETS Sample No	787106	787108	787110	787111	787113

Determinand	Unit	RL	Accreditation	(n)	(n)	(n)
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1	0.15	0.15
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	< 0.1
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	0.37	0.46
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1	0.34	0.40
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	0.22	0.27
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1	0.16	0.28
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	0.22	0.35
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	0.13	0.12
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	0.18	0.32
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	0.15	0.28
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1	0.12
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1	0.13	0.29
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6	2.1	2.9

Soil Analysis Certificate - Speciated PAHs

DETS Report No: 25-07558	~Date Sampled	18/08/25				
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied				
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP31				
~Project / Job Ref: P17318_2975	~Additional Refs	J/T/T/V				
~Order No: 12365	~Depth (m)	0.05				
Reporting Date: 01/09/2025	DETS Sample No	787115				

Determinand	Unit	RL	Accreditation				
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1			
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1			
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1			
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1			
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1			
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1			
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1			
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1			
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1			
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1			
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	0.11			
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1			
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1			
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1			
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1			
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1			
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6			


Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07558	~Date Sampled	18/08/25	18/08/25	18/08/25	18/08/25	18/08/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	WS02	WS03	TP14	TP28	TP28
~Project / Job Ref: P17318_2975	~Additional Refs	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V
~Order No: 12365	~Depth (m)	0.20	0.15	0.25	0.25	0.40
Reporting Date: 01/09/2025	DETS Sample No	787106	787108	787110	787111	787112

Determinand	Unit	RL	Accreditation	(n)	(n)	(n)
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	8	< 6
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	8	< 6

Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07558	~Date Sampled	18/08/25	18/08/25	18/08/25	18/08/25	
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex	~TP / BH No	TP29	TP29	TP31	TP31	
~Project / Job Ref: P17318_2975	~Additional Refs	J/T/T/V	J/T/T/V	J/T/T/V	J/T/T/V	
~Order No: 12365	~Depth (m)	0.30	0.50	0.05	0.20	
Reporting Date: 01/09/2025	DETS Sample No	787113	787114	787115	787116	

Determinand	Unit	RL	Accreditation	(n)			
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	10	< 1	1	< 1
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	4	< 1	< 1	< 1
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	18	< 1	< 1
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	4	208	< 1	< 1
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	29	281	14	< 6
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	47	507	15	< 6

Waste Acceptance Criteria Analytical Certificate																																				
DETS Report No: 25-07558		~Date Sampled	18/08/25		<div>Landfill Waste Acceptance Criteria Limits</div> <table border="1"> <thead> <tr> <th>Inert Waste Landfill</th> <th>Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill</th> <th>Hazardous Waste Landfill</th> </tr> </thead> <tbody> <tr> <td>3%</td> <td>5%</td> <td>6%</td> </tr> <tr> <td>--</td> <td>--</td> <td>10%</td> </tr> <tr> <td>6</td> <td>--</td> <td>--</td> </tr> <tr> <td>1</td> <td>--</td> <td>--</td> </tr> <tr> <td>500</td> <td>--</td> <td>--</td> </tr> <tr> <td>100</td> <td>--</td> <td>--</td> </tr> <tr> <td>--</td> <td>>6</td> <td>--</td> </tr> <tr> <td>--</td> <td>To be evaluated</td> <td>To be evaluated</td> </tr> </tbody> </table>					Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill	3%	5%	6%	--	--	10%	6	--	--	1	--	--	500	--	--	100	--	--	--	>6	--	--	To be evaluated	To be evaluated
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--	--	10%																																		
6	--	--																																		
1	--	--																																		
500	--	--																																		
100	--	--																																		
--	>6	--																																		
--	To be evaluated	To be evaluated																																		
Ashdown Site Investigations Ltd		~Time Sampled	None Supplied																																	
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex		~TP / BH No	WS02																																	
~Project / Job Ref: P17318_2975		~Additional Refs	J/T/T/V																																	
~Order No: 12365		~Depth (m)	0.20																																	
Reporting Date: 01/09/2025		DETS Sample No	787106																																	
Determinand	Unit	MDL																																		
TOC ^{MU}	%	< 0.1	2.6																																	
Loss on Ignition ^{MU}	%	< 0.01	8.42																																	
BTEX ^{MU}	mg/kg	< 0.05	< 0.05																																	
Sum of PCBs	mg/kg	< 0.1	< 0.1																																	
Mineral Oil ^{MU}	mg/kg	< 10	< 10																																	
Total PAH ^{MU}	mg/kg	< 1.7	< 1.7																																	
pH ^{MU}	pH Units	N/a	6.0																																	
Acid Neutralisation Capacity	mol/kg (+/-)	< 1	< 1																																	
Eluate Analysis			10:1			Cumulative 10:1 *	Limit values for compliance leaching test using BS EN 12457-3 at L/S 10 l/kg																													
			mg/l			mg/kg	(mg/kg)																													
Arsenic			0.0004			0.004	0.5	2	25																											
Barium			0.0039			0.039	20	100	300																											
Cadmium			< 0.0002			< 0.002	0.04	1	5																											
Chromium			0.0005			0.005	0.5	10	70																											
Copper			0.0029			0.029	2	50	100																											
Mercury			< 0.00004			< 0.0004	0.01	0.2	2																											
Molybdenum			< 0.0002			< 0.002	0.5	10	30																											
Nickel			0.0009			0.009	0.4	10	40																											
Lead			0.0005			0.005	0.5	10	50																											
Antimony			< 0.0002			< 0.002	0.06	0.7	5																											
Selenium			< 0.0002			< 0.002	0.1	0.5	7																											
Zinc			0.026			0.26	4	50	200																											
Chloride			1.1			11	800	15000	25000																											
Fluoride			< 0.5			< 5	10	150	500																											
Sulphate			< 1.0			< 10	1000	20000	50000																											
TDS			16			160	4000	60000	100000																											
Phenol Index			< 0.01			< 0.1	1	-	-																											
DOC			5.8			57.9	500	800	1000																											
Leach Test Information																																				
Sample Mass (kg)			0.10																																	
Dry Matter (%)			89.6																																	
Moisture (%)			11.6																																	
Stage 1																																				
Volume Eluate L10 (litres)			0.89																																	
<p>Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Samples Descriptions page describes if the test is performed on the dried or as-received portion</p> <p>Stated limits are for guidance only and Normec DETS Limited cannot be held responsible for any discrepancies with current legislation</p>																																				

Waste Acceptance Criteria Analytical Certificate																																				
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500	--	--																																		
100	--	--																																		
--	>6	--																																		
--	To be evaluated	To be evaluated																																		
Ashdown Site Investigations Ltd		~Time Sampled	None Supplied																																	
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex		~TP / BH No	TP14																																	
~Project / Job Ref: P17318_2975		~Additional Refs	J/T/T/V																																	
~Order No: 12365		~Depth (m)	0.25																																	
Reporting Date: 01/09/2025		DETS Sample No	787110																																	
Determinand	Unit	MDL																																		
TOC ^{MU}	%	< 0.1	0.8																																	
Loss on Ignition ^{MU}	%	< 0.01	1.93																																	
BTEX ^{MU}	mg/kg	< 0.05	< 0.05																																	
Sum of PCBs	mg/kg	< 0.1	< 0.1																																	
Mineral Oil ^{MU}	mg/kg	< 10	< 10																																	
Total PAH ^{MU}	mg/kg	< 1.7	2.1																																	
pH ^{MU}	pH Units	N/a	7.6																																	
Acid Neutralisation Capacity	mol/kg (+/-)	< 1	< 1																																	
Eluate Analysis			10:1			Cumulative 10:1 *	Limit values for compliance leaching test using BS EN 12457-3 at L/S 10 l/kg (mg/kg)																													
			mg/l			mg/kg																														
Arsenic			0.0011			0.011	0.5	2	25																											
Barium			0.0087			0.087	20	100	300																											
Cadmium			< 0.0002			< 0.002	0.04	1	5																											
Chromium			0.0004			0.004	0.5	10	70																											
Copper			0.0050			0.050	2	50	100																											
Mercury			< 0.00004			< 0.0004	0.01	0.2	2																											
Molybdenum			0.0018			0.018	0.5	10	30																											
Nickel			0.0008			0.008	0.4	10	40																											
Lead			< 0.0002			< 0.002	0.5	10	50																											
Antimony			< 0.0002			< 0.002	0.06	0.7	5																											
Selenium			0.0004			0.004	0.1	0.5	7																											
Zinc			0.012			0.12	4	50	200																											
Chloride			1.3			13	800	15000	25000																											
Fluoride			< 0.5			< 5	10	150	500																											
Sulphate			3.3			33	1000	20000	50000																											
TDS			73			730	4000	60000	100000																											
Phenol Index			< 0.01			< 0.1	1	-	-																											
DOC			10.6			106	500	800	1000																											
Leach Test Information																																				
Sample Mass (kg)			0.10																																	
Dry Matter (%)			94.1																																	
Moisture (%)			6.2																																	
Stage 1																																				
Volume Eluate L10 (litres)			0.89																																	
<p>Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Samples Descriptions page describes if the test is performed on the dried or as-received portion</p> <p>Stated limits are for guidance only and Normec DETS Limited cannot be held responsible for any discrepancies with current legislation</p>																																				

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100	--	--																																		
--	>6	--																																		
--	To be evaluated	To be evaluated																																		
Ashdown Site Investigations Ltd		~Time Sampled	None Supplied																																	
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex		~TP / BH No	TP29																																	
~Project / Job Ref: P17318_2975		~Additional Refs	J/T/T/V																																	
~Order No: 12365		~Depth (m)	0.30																																	
Reporting Date: 01/09/2025		DETS Sample No	787113																																	
Determinand	Unit	MDL																																		
TOC ^{MU}	%	< 0.1	3.5																																	
Loss on Ignition ^{MU}	%	< 0.01	7.24																																	
BTEX ^{MU}	mg/kg	< 0.05	< 0.05																																	
Sum of PCBs	mg/kg	< 0.1	< 0.1																																	
Mineral Oil ^{MU}	mg/kg	< 10	< 10																																	
Total PAH ^{MU}	mg/kg	< 1.7	6.9																																	
pH ^{MU}	pH Units	N/a	7.7																																	
Acid Neutralisation Capacity	mol/kg (+/-)	< 1	< 1																																	
Eluate Analysis			10:1			Cumulative 10:1 *	Limit values for compliance leaching test using BS EN 12457-3 at L/S 10 l/kg																													
			mg/l			mg/kg	(mg/kg)																													
Arsenic		0.0021			0.021	0.5	2	25																												
Barium		0.0171			0.171	20	100	300																												
Cadmium		< 0.0002			< 0.002	0.04	1	5																												
Chromium		0.0005			0.005	0.5	10	70																												
Copper		0.0083			0.083	2	50	100																												
Mercury		< 0.00004			< 0.0004	0.01	0.2	2																												
Molybdenum		0.0018			0.018	0.5	10	30																												
Nickel		0.0010			0.010	0.4	10	40																												
Lead		< 0.0002			< 0.002	0.5	10	50																												
Antimony		< 0.0002			< 0.002	0.06	0.7	5																												
Selenium		0.0003			0.003	0.1	0.5	7																												
Zinc		0.012			0.12	4	50	200																												
Chloride		1.6			16	800	15000	25000																												
Fluoride		< 0.5			< 5	10	150	500																												
Sulphate		2.1			21	1000	20000	50000																												
TDS		107			1070	4000	60000	100000																												
Phenol Index		< 0.01			< 0.1	1	-	-																												
DOC		11.6			116	500	800	1000																												
Leach Test Information																																				
Sample Mass (kg)		0.10																																		
Dry Matter (%)		93.6																																		
Moisture (%)		7																																		
Stage 1																																				
Volume Eluate L10 (litres)		0.89																																		
<p>Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Samples Descriptions page describes if the test is performed on the dried or as-received portion</p> <p>Stated limits are for guidance only and Normec DETS Limited cannot be held responsible for any discrepancies with current legislation</p>																																				

Soil Analysis Certificate - Sample Descriptions

DETS Report No: 25-07558
Ashdown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex
~Project / Job Ref: P17318_2975
~Order No: 12365
Reporting Date: 01/09/2025

DETS Sample No	~TP / BH No	~Additional Refs	~Depth (m)	Moisture Content (%)	Sample Matrix Description
787106	WS02	J/T/T/V	0.20	10.3	Light brown sandy clay with vegetation
787107	WS02	D	3.00	14.1	Light brown sandy gravel with stones
787108	WS03	J/T/T/V	0.15	10.3	Light brown sandy clay with stones and vegetation
787109	WS03	D	1.30	16.9	Light brown sand
787110	TP14	J/T/T/V	0.25	5.9	Brown sandy gravel with stones
787111	TP28	J/T/T/V	0.25	3.6	Brown sandy gravel with stones and vegetation
787112	TP28	J/T/T/V	0.40	5.7	Brown sandy gravel with stones
787113	TP29	J/T/T/V	0.30	6.5	Brown sandy gravel with stones and vegetation
787114	TP29	J/T/T/V	0.50	7.8	Brown sandy clay with stones
787115	TP31	J/T/T/V	0.05	8.6	Light brown sandy clay with stones and vegetation
787116	TP31	J/T/T/V	0.20	8.8	Light brown sandy clay with vegetation

Moisture content is part of procedure E003 & is not an accredited test

Soil Analysis Certificate - Methodology & Miscellaneous Information
DETS Report No: 25-07558
Ashtown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex
~Project / Job Ref: P17318_2975
~Order No: 12365
Reporting Date: 01/09/2025

Matrix	Analysed On	Determinand	Brief Method Description	Method No
Soil	D	Boron - Water Soluble	Determination of water soluble boron in soil by 2:1 hot water extract followed by ICP-OES	E012
Soil	AR	BTEX	Determination of BTEX by headspace GC-MS	E001
Soil	D	Cations	Determination of cations in soil by aqua-regia digestion followed by ICP-OES	E002
Soil	D	Chloride - Water Soluble (2:1)	Determination of chloride by extraction with water & analysed by ion chromatography	E009
Soil	AR	Chromium - Hexavalent	Determination of hexavalent chromium in soil by extraction in water then by acidification, addition of 1,5 diphenylcarbazide followed by colorimetry	E016
Soil	AR	Cyanide - Complex	Determination of complex cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Free	Determination of free cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Total	Determination of total cyanide by distillation followed by colorimetry	E015
Soil	D	Cyclohexane Extractable Matter (CEM)	Gravimetrically determined through extraction with cyclohexane	E011
Soil	AR	Diesel Range Organics (C10 - C24)	Determination of hexane/acetone extractable hydrocarbons by GC-FID	E004
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of saturated calcium sulphate followed by electrometric measurement	E022
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of water followed by electrometric measurement	E023
Soil	D	Elemental Sulphur	Determination of elemental sulphur by solvent extraction followed by GC-MS	E020
Soil	AR	EPH (C10 - C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH Product ID	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH TEXAS (C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID for C8 to C40. C6 to C8 by headspace GC-MS	E004
Soil	D	Fluoride - Water Soluble	Determination of Fluoride by extraction with water & analysed by ion chromatography	E009
Soil	D	Fraction Organic Carbon (FOC)	Determination of FOC by combustion analyser.	E027
Soil	D	Organic Matter (SOM)	Determination of TOC by combustion analyser.	E027
Soil	D	TOC (Total Organic Carbon)	Determination of TOC by combustion analyser.	E027
Soil	AR	Exchangeable Ammonium	Determination of ammonium by discrete analyser.	E029
Soil	D	FOC (Fraction Organic Carbon)	Determination of fraction of organic carbon by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	D	Loss on Ignition @ 450oC	Determination of loss on ignition in soil by gravimetrically with the sample being ignited in a muffle furnace	E019
Soil	D	Magnesium - Water Soluble	Determination of water soluble magnesium by extraction with water followed by ICP-OES	E025
Soil	D	Metals	Determination of metals by aqua-regia digestion followed by ICP-OES	E002
Soil	AR	Mineral Oil (C10 - C40)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge	E004
Soil	AR	Moisture Content	Moisture content; determined gravimetrically	E003
Soil	D	Nitrate - Water Soluble (2:1)	Determination of nitrate by extraction with water & analysed by ion chromatography	E009
Soil	D	Organic Matter	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	PAH - Speciated (EPA 16)	Determination of PAH compounds by extraction in acetone and hexane followed by GC-MS with the use of surrogate and internal standards	E005
Soil	AR	PCB - 7 Congeners	Determination of PCB by extraction with acetone and hexane followed by GC-MS	E008
Soil	D	Petroleum Ether Extract (PEE)	Gravimetrically determined through extraction with petroleum ether	E011
Soil	AR	pH	Determination of pH by addition of water followed by electrometric measurement	E007
Soil	AR	Phenols - Total (monohydric)	Determination of phenols by distillation followed by colorimetry	E021
Soil	D	Phosphate - Water Soluble (2:1)	Determination of phosphate by extraction with water & analysed by ion chromatography	E009
Soil	D	Sulphate (as SO4) - Total	Determination of total sulphate by extraction with 10% HCl followed by ICP-OES	E013
Soil	D	Sulphate (as SO4) - Water Soluble (2:1)	Determination of sulphate by extraction with water & analysed by ion chromatography	E009
Soil	D	Sulphate (as SO4) - Water Soluble (2:1)	Determination of water soluble sulphate by extraction with water followed by ICP-OES	E014
Soil	AR	Sulphide	Determination of sulphide by distillation followed by colorimetry	E018
Soil	D	Sulphur - Total	Determination of total sulphur by extraction with aqua-regia followed by ICP-OES	E024
Soil	AR	SVOC	Determination of semi-volatile organic compounds by extraction in acetone and hexane followed by GC-MS	E006
Soil	AR	Thiocyanate (as SCN)	Determination of thiocyanate by extraction in caustic soda followed by acidification followed by addition of ferric nitrate followed by colorimetry	E017
Soil	D	Toluene Extractable Matter (TEM)	Gravimetrically determined through extraction with toluene	E011
Soil	D	Total Organic Carbon (TOC)	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	TPH CWG (ali: C5- C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C34, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C35. C5 to C8 by headspace GC-MS	E004
Soil	AR	TPH LQM (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C35, C35-C44, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35, C35-C44)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C44. C5 to C8 by headspace GC-MS	E004
Soil	AR	VOCs	Determination of volatile organic compounds by headspace GC-MS	E001
Soil	AR	VPH (C6-C8 & C8-C10)	Determination of hydrocarbons C6-C8 by headspace GC-MS & C8-C10 by GC-FID	E001

Water Analysis Certificate - Methodology & Miscellaneous Information
DETS Report No: 25-07558
Ashdown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex
~Project / Job Ref: P17318_2975
~Order No: 12365
Reporting Date: 01/09/2025

Matrix	Analysed On	Determinand	Brief Method Description	Method No
Water	UF	Alkalinity	Determination of alkalinity by titration against hydrochloric acid using bromocresol green as the end point	E103
Water	F	Ammoniacal Nitrogen	Determination of ammoniacal nitrogen by discrete analyser.	E126
Water	UF	BTEX	Determination of BTEX by headspace GC-MS	E101
Water	F	Cations	Determination of cations by filtration followed by ICP-MS	E102
Water	F	Chemical Oxygen Demand (COD)	Determination using a COD reactor followed by colorimetry	E112
Water	UF	Biological Oxygen Demand (BOD)	Determination using BOD sensors measuring the change of pressure	E133
Water	F	Chloride	Determination of chloride by filtration & analysed by ion chromatography	E109
Water	F	Chromium - Hexavalent	Determination of hexavalent chromium by acidification, addition of 1,5 diphenylcarbazide followed by	E116
Water	F	Cyanide - Complex	Determination of complex cyanide by distillation followed by colorimetry	E115
Water	F	Cyanide - Free	Determination of free cyanide by distillation followed by colorimetry	E115
Water	F	Cyanide - Total	Determination of total cyanide by distillation followed by colorimetry	E115
Water	UF	Cyclohexane Extractable Matter (CEM)	Gravimetrically determined through liquid:liquid extraction with cyclohexane	E111
Water	F	Diesel Range Organics (C10 - C24)	Determination of liquid:liquid extraction with hexane followed by GC-FID	E104
Water	F	Dissolved Organic Content (DOC)	Determination of DOC by filtration followed by low heat with persulphate addition followed by IR dete	E110
Water	UF	Electrical Conductivity	Determination of electrical conductivity by electrometric measurement	E123
Water	F	EPH (C10 - C40)	Determination of liquid:liquid extraction with hexane followed by GC-FID	E104
Water	F	EPH TEXAS (C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C40)	Determination of liquid:liquid extraction with hexane followed by GC-FID for C8 to C40. C6 to C8 by headspace GC-MS	E104
Water	F	Fluoride	Determination of Fluoride by filtration & analysed by ion chromatography	E109
Water	F	Hardness	Determination of Ca and Mg by ICP-MS followed by calculation	E102
Leachate	F	Leachate Preparation - NRA	Based on National Rivers Authority leaching test 1994	E301
Leachate	F	Leachate Preparation - WAC	Based on BS EN 12457 Pt1, 2, 3	E302
Water	F	Metals	Determination of metals by filtration followed by ICP-MS	E102
Water	F	Mineral Oil (C10 - C40)	Determination of liquid:liquid extraction with hexane followed by GI-FID	E104
Water	F	Nitrate	Determination of nitrate by filtration & analysed by ion chromatography	E109
Water	F	Monohydric Phenol	Determination of phenols by distillation followed by colorimetry	E115
Water	F	PAH - Speciated (EPA 16)	Determination of PAH compounds by concentration through SPE cartridge, collection in dichloromethane followed by GC-MS	E105
Water	F	PCB - 7 Congeners	Determination of PCB compounds by concentration through SPE cartridge, collection in dichloromethane	E108
Water	UF	Petroleum Ether Extract (PEE)	Gravimetrically determined through liquid:liquid extraction with petroleum ether	E111
Water	UF	pH	Determination of pH by electrometric measurement	E107
Water	F	Phosphate	Determination of phosphate by filtration & analysed by ion chromatography	E109
Water	UF	Redox Potential	Determination of redox potential by electrometric measurement	E113
Water	F	Sulphate (as SO4)	Determination of sulphate by filtration & analysed by ion chromatography	E109
Water	UF	Sulphide	Determination of sulphide by distillation followed by colorimetry	E118
Water	F	SVOC	Determination of semi-volatile organic compounds by concentration through SPE cartridge, collection in dichloromethane followed by GC-MS	E106
Water	UF	Toluene Extractable Matter (TEM)	Gravimetrically determined through liquid:liquid extraction with toluene	E111
Water	UF	Total Organic Carbon (TOC)	Acidification, followed by high-temperature oxidation and IR detection.	E110
Water	F	TPH CWG (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C34, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35)	Determination of liquid:liquid extraction with hexane, fractionating with SPE followed by GC-FID for C8 to C35. C5 to C8 by headspace GC-MS	E104
Water	F	TPH LQM (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C35, C35-C44, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35, C35-C44)	Determination of liquid:liquid extraction with hexane, fractionating with SPE followed by GC-FID for C8 to C44. C5 to C8 by headspace GC-MS	E104
Water	UF	VOCs	Determination of volatile organic compounds by headspace GC-MS	E101
Water	UF	VPH (C6-C8 & C8-C10)	Determination of hydrocarbons C6-C8 by headspace GC-MS & C8-C10 by GC-FID	E101

List of HWOL Acronyms and Operators

DETS Report No: 25-07558

Ashdown Site Investigations Ltd

~Site Reference: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

~Project / Job Ref: P17318_2975

~Order No: 12365

Reporting Date: 01/09/2025

Acronym	Description
HS	Headspace analysis
EH	Extractable Hydrocarbons - i.e. everything extracted by the solvent
CU	Clean-up - e.g. by florisil, silica gel
1D	GC - Single coil gas chromatography
2D	GC-GC - Double coil gas chromatography
Total	Aliphatics & Aromatics
AL	Aliphatics only
AR	Aromatics only
#1	EH_2D_Total but with humics mathematically subtracted
#2	EH_2D_Total but with fatty acids mathematically subtracted
	Operator - underscore to separate acronyms (exception for +)
+	Operator to indicate cumulative eg. EH+HS_Total or EH_CU+HS_Total
~	Sample details provided by customer and can affect the validity of results

EPH Banded (C10 - C12) - EH_1D_Total

EPH Banded (C12 - C16) - EH_1D_Total

EPH Banded (C16 - C21) - EH_1D_Total

EPH Banded (C21 - C40) - EH_1D_Total

EPH Banded (C8 - C10) - EH_1D_Total

EPH Banded (C8 - C40) - EH_1D_Total

Mineral Oil (C10 - C40) (BS EN 12457-2) - EH_CU_1D_AL

Total BTEX (BS EN 12457-2) - HS_1D_MS_Total

Parameter	Matrix Type	Expanded Uncertainty Measurement	Unit
TOC	Soil	11	%
Loss on Ignition	Soil	24	%
BTEX	Soil	11	%
Sum of PCBs	Soil	30	%
Mineral Oil	Soil	9	%
Total PAH	Soil	17	%
pH	Soil	0.2	Units
Acid Neutralisation Capacity	Soil	18	%
Clay Content	Soil	15	%
Silt Content	Soil	14	%
Sand Content	Soil	13	%
Loss on Ignition	Soil	24	%
pH	Soil	0.2	Units
Carbonate	Soil	12	%
Total Nitrogen	Soil	12	%
Phosphorus (Extractable)	Soil	24	%
Potassium (Extractable)	Soil	20	%
Magnesium (Extractable)	Soil	26	%
Zinc	Soil	26	%
Copper	Soil	24	%
Nickel	Soil	29	%
Available Sodium	Soil	23	%
Available Calcium	Soil	23	%
Electrical Conductivity	Soil	10	%

Normec DETS Limited
Unit 1, Rose Lane Industrial Estate
Rose Lane
Lenham Heath
Maidstone



Certificate Key

Symbol	Description
F	Filtered sample
UF	Unfiltered sample
D	Dried sample
AR	As received sample
RL	Reporting limit
~	Sample details provided by customer and can affect the validity of results
M/S	Missing Sample
*	The Dutch 10 PAH compounds consist of Naphthalene, Anthracene, Phenanthrene, Fluoranthene, Benz(a)anthracene, Chrysene, Benzo(k)fluoranthene, Benzo(a)pyrene, Benzo(g,h,i)perylene, and Indeno(1,2,3-cd)pyrene
**	Total EPA-16 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenzo(a,h)anthracene, and Benzo(ghi)perylene.
***	Total WAC-17 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenzo(a,h)anthracene, Benzo(ghi)perylene and Coronene.
^	No sampling date provided; unable to confirm if samples are within acceptable holding times
n	Please note that we are MCERTS soil accredited (UK soils only) for sand, loam, and clay, and UKAS accredited for groundwater, tap water, surface water, and generated leachates. Other matrices are outside our scope of accreditation.
S	Subcontracted analysis
M	MCERTS accredited test
U	UKAS accredited test

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Kent



DETS Report No: 25-07754

Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

Project / Job Ref: P17318 2988

Order No: 12383

Sample Receipt Date: 28/08/2025

Sample Scheduled Date: 28/08/2025

Report Issue Number: 1

Reporting Date: 05/09/2025

Authorised by:



Steve Knight
Customer Support Manager

Dates of laboratory activities for each tested analyte are available upon request.

Opinions and interpretations are outside the laboratory's scope of ISO 17025 accreditation. This certificate is issued in accordance with the accreditation requirements of the United Kingdom Accreditation Service. The results reported herein relate only to the material supplied to the laboratory. This certificate shall not be reproduced except in full, without the prior written approval of the laboratory.

Soil Analysis Certificate

DETS Report No: 25-07754	~Date Sampled	26/08/25	26/08/25	26/08/25		
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied		
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex	~TP / BH No	TP32	TP32	TP47		
~Project / Job Ref: P17318_2988	~Additional Refs	None Supplied	None Supplied	None Supplied		
~Order No: 12383	~Depth (m)	0.10	0.50	0.15		
Reporting Date: 05/09/2025	DETS Sample No	787981	787982	787983		

Determinand	Unit	RL	Accreditation			
Asbestos Screen ⁽⁵⁾	N/a	N/a	ISO17025	Not Detected		Not Detected
pH	pH Units	N/a	MCERTS	5.9		5.7
Total Sulphate as SO ₄	mg/kg	< 200	MCERTS	415		594
Total Sulphate as SO ₄	%	< 0.02	MCERTS	0.04		0.06
Organic Matter (SOM)	%	< 0.1	MCERTS	4.2		6.6
Arsenic (As)	mg/kg	< 2	MCERTS	7		8
W/S Boron	mg/kg	< 1	NONE	< 1		< 1
Cadmium (Cd)	mg/kg	< 0.2	MCERTS	< 0.2		< 0.2
Chromium (Cr)	mg/kg	< 2	MCERTS	16		21
Chromium (hexavalent)	mg/kg	< 2	NONE	< 2		< 2
Copper (Cu)	mg/kg	< 4	MCERTS	14		14
Lead (Pb)	mg/kg	< 3	MCERTS	24		45
Mercury (Hg)	mg/kg	< 1	MCERTS	< 1		< 1
Nickel (Ni)	mg/kg	< 3	MCERTS	10		13
Selenium (Se)	mg/kg	< 2	MCERTS	< 2		< 2
Zinc (Zn)	mg/kg	< 3	MCERTS	51		62

Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Method Description page describes if the test is performed on the dried or as-received portion
 Analysis carried out on the dried sample is corrected for the stone content

Soil Analysis Certificate - Speciated PAHs						
DETS Report No: 25-07754	~Date Sampled	26/08/25	26/08/25			
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied			
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex	~TP / BH No	TP32	TP47			
~Project / Job Ref: P17318_2988	~Additional Refs	None Supplied	None Supplied			
~Order No: 12383	~Depth (m)	0.10	0.15			
Reporting Date: 05/09/2025	DETS Sample No	787981	787983			

Determinand	Unit	RL	Accreditation				
Naphthalene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1		
Acenaphthylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1		
Acenaphthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1		
Fluorene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1		
Phenanthrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1		
Anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1		
Fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	0.20		
Pyrene	mg/kg	< 0.1	MCERTS	< 0.1	0.19		
Benzo(a)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1		
Chrysene	mg/kg	< 0.1	MCERTS	< 0.1	0.13		
Benzo(b)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	0.13		
Benzo(k)fluoranthene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1		
Benzo(a)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	0.13		
Indeno(1,2,3-cd)pyrene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1		
Dibenz(a,h)anthracene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1		
Benzo(ghi)perylene	mg/kg	< 0.1	MCERTS	< 0.1	< 0.1		
**Total EPA-16 PAHs	mg/kg	< 1.6	MCERTS	< 1.6	< 1.6		


Soil Analysis Certificate - EPH Banded (Type F)

DETS Report No: 25-07754	~Date Sampled	26/08/25	26/08/25	26/08/25		
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied		
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex	~TP / BH No	TP32	TP32	TP47		
~Project / Job Ref: P17318_2988	~Additional Refs	None Supplied	None Supplied	None Supplied		
~Order No: 12383	~Depth (m)	0.10	0.50	0.15		
Reporting Date: 05/09/2025	DETS Sample No	787981	787982	787983		

Determinand	Unit	RL	Accreditation				
EPH (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	1	< 1	< 1	
EPH (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	1	< 1	< 1	
EPH (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	
EPH (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	1	
EPH (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	19	< 6	22	
EPH (C8 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	21	< 6	24	

Soil Analysis Certificate - Sample Descriptions

DETS Report No: 25-07754
Ashdown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex
~Project / Job Ref: P17318_2988
~Order No: 12383
Reporting Date: 05/09/2025

DETS Sample No	~TP / BH No	~Additional Refs	~Depth (m)	Moisture Content (%)	Sample Matrix Description
787981	TP32	None Supplied	0.10	3.1	Light brown sandy clay with stones and vegetation
787982	TP32	None Supplied	0.50	11.4	Light brown sandy clay with stones
787983	TP47	None Supplied	0.15	9.9	Brown sandy clay with stones and vegetation

Moisture content is part of procedure E003 & is not an accredited test

Soil Analysis Certificate - Methodology & Miscellaneous Information
DETS Report No: 25-07754
Ashdown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex
~Project / Job Ref: P17318_2988
~Order No: 12383
Reporting Date: 05/09/2025

Matrix	Analysed On	Determinand	Brief Method Description	Method No
Soil	D	Boron - Water Soluble	Determination of water soluble boron in soil by 2:1 hot water extract followed by ICP-OES	E012
Soil	AR	BTEX	Determination of BTEX by headspace GC-MS	E001
Soil	D	Cations	Determination of cations in soil by aqua-regia digestion followed by ICP-OES	E002
Soil	D	Chloride - Water Soluble (2:1)	Determination of chloride by extraction with water & analysed by ion chromatography	E009
Soil	AR	Chromium - Hexavalent	Determination of hexavalent chromium in soil by extraction in water then by acidification, addition of 1,5 diphenylcarbazide followed by colorimetry	E016
Soil	AR	Cyanide - Complex	Determination of complex cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Free	Determination of free cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Total	Determination of total cyanide by distillation followed by colorimetry	E015
Soil	D	Cyclohexane Extractable Matter (CEM)	Gravimetrically determined through extraction with cyclohexane	E011
Soil	AR	Diesel Range Organics (C10 - C24)	Determination of hexane/acetone extractable hydrocarbons by GC-FID	E004
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of saturated calcium sulphate followed by electrometric measurement	E022
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of water followed by electrometric measurement	E023
Soil	D	Elemental Sulphur	Determination of elemental sulphur by solvent extraction followed by GC-MS	E020
Soil	AR	EPH (C10 - C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH Product ID	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH TEXAS (C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID for C8 to C40. C6 to C8 by headspace GC-MS	E004
Soil	D	Fluoride - Water Soluble	Determination of Fluoride by extraction with water & analysed by ion chromatography	E009
Soil	D	Fraction Organic Carbon (FOC)	Determination of FOC by combustion analyser.	E027
Soil	D	Organic Matter (SOM)	Determination of TOC by combustion analyser.	E027
Soil	D	TOC (Total Organic Carbon)	Determination of TOC by combustion analyser.	E027
Soil	AR	Exchangeable Ammonium	Determination of ammonium by discrete analyser.	E029
Soil	D	FOC (Fraction Organic Carbon)	Determination of fraction of organic carbon by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	D	Loss on Ignition @ 450oC	Determination of loss on ignition in soil by gravimetrically with the sample being ignited in a muffle furnace	E019
Soil	D	Magnesium - Water Soluble	Determination of water soluble magnesium by extraction with water followed by ICP-OES	E025
Soil	D	Metals	Determination of metals by aqua-regia digestion followed by ICP-OES	E002
Soil	AR	Mineral Oil (C10 - C40)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge	E004
Soil	AR	Moisture Content	Moisture content; determined gravimetrically	E003
Soil	D	Nitrate - Water Soluble (2:1)	Determination of nitrate by extraction with water & analysed by ion chromatography	E009
Soil	D	Organic Matter	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	PAH - Speciated (EPA 16)	Determination of PAH compounds by extraction in acetone and hexane followed by GC-MS with the use of surrogate and internal standards	E005
Soil	AR	PCB - 7 Congeners	Determination of PCB by extraction with acetone and hexane followed by GC-MS	E008
Soil	D	Petroleum Ether Extract (PEE)	Gravimetrically determined through extraction with petroleum ether	E011
Soil	AR	pH	Determination of pH by addition of water followed by electrometric measurement	E007
Soil	AR	Phenols - Total (monohydric)	Determination of phenols by distillation followed by colorimetry	E021
Soil	D	Phosphate - Water Soluble (2:1)	Determination of phosphate by extraction with water & analysed by ion chromatography	E009
Soil	D	Sulphate (as SO4) - Total	Determination of total sulphate by extraction with 10% HCl followed by ICP-OES	E013
Soil	D	Sulphate (as SO4) - Water Soluble (2:1)	Determination of sulphate by extraction with water & analysed by ion chromatography	E009
Soil	D	Sulphate (as SO4) - Water Soluble (2:1)	Determination of water soluble sulphate by extraction with water followed by ICP-OES	E014
Soil	AR	Sulphide	Determination of sulphide by distillation followed by colorimetry	E018
Soil	D	Sulphur - Total	Determination of total sulphur by extraction with aqua-regia followed by ICP-OES	E024
Soil	AR	SVOC	Determination of semi-volatile organic compounds by extraction in acetone and hexane followed by GC-MS	E006
Soil	AR	Thiocyanate (as SCN)	Determination of thiocyanate by extraction in caustic soda followed by acidification followed by addition of ferric nitrate followed by colorimetry	E017
Soil	D	Toluene Extractable Matter (TEM)	Gravimetrically determined through extraction with toluene	E011
Soil	D	Total Organic Carbon (TOC)	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	TPH CWG (ali: C5- C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C34, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C35. C5 to C8 by headspace GC-MS	E004
Soil	AR	TPH LQM (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C35, C35-C44, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35, C35-C44)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C44. C5 to C8 by headspace GC-MS	E004
Soil	AR	VOCs	Determination of volatile organic compounds by headspace GC-MS	E001
Soil	AR	VPH (C6-C8 & C8-C10)	Determination of hydrocarbons C6-C8 by headspace GC-MS & C8-C10 by GC-FID	E001

List of HWOL Acronyms and Operators
DETS Report No: 25-07754
Ashdown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex
~Project / Job Ref: P17318_2988
~Order No: 12383
Reporting Date: 05/09/2025

Acronym	Description
HS	Headspace analysis
EH	Extractable Hydrocarbons - i.e. everything extracted by the solvent
CU	Clean-up - e.g. by florisil, silica gel
1D	GC - Single coil gas chromatography
2D	GC-GC - Double coil gas chromatography
Total	Aliphatics & Aromatics
AL	Aliphatics only
AR	Aromatics only
#1	EH_2D_Total but with humics mathematically subtracted
#2	EH_2D_Total but with fatty acids mathematically subtracted
_	Operator - underscore to separate acronyms (exception for +)
+	Operator to indicate cumulative eg. EH+HS_Total or EH_CU+HS_Total
~	Sample details provided by customer and can affect the validity of results

EPH Banded (C10 - C12) - EH_1D_Total

EPH Banded (C12 - C16) - EH_1D_Total

EPH Banded (C16 - C21) - EH_1D_Total

EPH Banded (C21 - C40) - EH_1D_Total

EPH Banded (C8 - C10) - EH_1D_Total

EPH Banded (C8 - C40) - EH_1D_Total

Normec DETS Limited
Unit 1, Rose Lane Industrial Estate
Rose Lane
Lenham Heath
Maidstone
Kent ME17 2JN

Certificate Key

Symbol	Description
F	Filtered sample
UF	Unfiltered sample
D	Dried sample
AR	As received sample
RL	Reporting limit
~	Sample details provided by customer and can affect the validity of results
M/S	Missing Sample
*	The Dutch 10 PAH compounds consist of Naphthalene, Anthracene, Phenanthrene, Fluoranthene, Benz(a)anthracene, Chrysene, Benzo(k)fluoranthene, Benzo(a)pyrene, Benzo(g,h,i)perylene, and Indeno(1,2,3-cd)pyrene
**	Total EPA-16 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenzo(a,h)anthracene, and Benzo(ghi)perylene.
***	Total WAC-17 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenzo(a,h)anthracene, Benzo(ghi)perylene and Coronene.
^	No sampling date provided; unable to confirm if samples are within acceptable holding times
S	Subcontracted analysis
M	MCERTS accredited test
U	UKAS accredited test

Alex Bewick
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Ditchling Common
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Rose Lane
Lenham Heath
Kent
ME17 2JN

DETS Report No: 25-09216

Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

Project / Job Ref: P17318 3090

Order No: 12486

Sample Receipt Date: 29/10/2025

Sample Scheduled Date: 29/10/2025

Report Issue Number: 1

Reporting Date: 07/11/2025

Authorised by:



Steve Knight
Customer Support Manager

Dates of laboratory activities for each tested analyte are available upon request.

Opinions and interpretations are outside the laboratory's scope of ISO 17025 accreditation. This certificate is issued in accordance with the accreditation requirements of the United Kingdom Accreditation Service. The results reported herein relate only to the material supplied to the laboratory. This certificate shall not be reproduced except in full, without the prior written approval of the laboratory.

Soil Analysis Certificate - EPH Texas Banded

DETS Report No: 25-09216	~Date Sampled	27/10/25	27/10/25	27/10/25	27/10/25	27/10/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex	~TP / BH No	TP121	TP121	TP122	TP122	TP123
~Project / Job Ref: P17318_3090	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12486	~Depth (m)	0.25	0.55	0.35	0.70	0.20
Reporting Date: 07/11/2025	DETS Sample No	794891	794892	794893	794894	794895

Determinand	Unit	RL	Accreditation					
EPH Texas (C6 - C8) : HS 1D MS Total	mg/kg	< 0.05	NONE	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
EPH Texas (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH Texas (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH Texas (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	< 1
EPH Texas (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1	2
EPH Texas (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	< 6	< 6	< 6
EPH Texas (C6 - C40) : HS 1D MS+EH 1D Total	mg/kg	< 6	NONE	< 6	< 6	< 6	< 6	< 6

Soil Analysis Certificate - EPH Texas Banded

DETS Report No: 25-09216	~Date Sampled	27/10/25	27/10/25	27/10/25	27/10/25	27/10/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex	~TP / BH No	TP123	TP124	TP124	TP125	TP125
~Project / Job Ref: P17318_3090	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12486	~Depth (m)	0.85	0.40	0.85	0.10	0.70
Reporting Date: 07/11/2025	DETS Sample No	794896	794897	794898	794899	794900

Determinand	Unit	RL	Accreditation	(n)		(n)	
EPH Texas (C6 - C8) : HS 1D MS Total	mg/kg	< 0.05	NONE	< 0.05	< 0.05	< 0.05	< 0.05
EPH Texas (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1
EPH Texas (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1
EPH Texas (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1
EPH Texas (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1	< 1	< 1
EPH Texas (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6	< 6	< 6
EPH Texas (C6 - C40) : HS 1D MS+EH 1D Total	mg/kg	< 6	NONE	< 6	< 6	< 6	< 6

Soil Analysis Certificate - EPH Texas Banded

DETS Report No: 25-09216	~Date Sampled	27/10/25	27/10/25			
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied			
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex	~TP / BH No	TP126	TP126			
~Project / Job Ref: P17318_3090	~Additional Refs	None Supplied	None Supplied			
~Order No: 12486	~Depth (m)	0.25	0.65			
Reporting Date: 07/11/2025	DETS Sample No	794901	794902			

Determinand	Unit	RL	Accreditation					
EPH Texas (C6 - C8) : HS 1D MS Total	mg/kg	< 0.05	NONE	< 0.05	< 0.05			
EPH Texas (>C8 - C10) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1			
EPH Texas (>C10 - C12) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1			
EPH Texas (>C12 - C16) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1			
EPH Texas (>C16 - C21) : EH 1D Total	mg/kg	< 1	MCERTS	< 1	< 1			
EPH Texas (>C21 - C40) : EH 1D Total	mg/kg	< 6	MCERTS	< 6	< 6			
EPH Texas (C6 - C40) : HS 1D MS+EH 1D Total	mg/kg	< 6	NONE	< 6	< 6			

Soil Analysis Certificate - Sample Descriptions

DETS Report No: 25-09216
Ashdown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex
~Project / Job Ref: P17318_3090
~Order No: 12486
Reporting Date: 07/11/2025

DETS Sample No	~TP / BH No	~Additional Refs	~Depth (m)	Moisture Content (%)	Sample Matrix Description
794891	TP121	None Supplied	0.25	18.4	Light brown clay
794892	TP121	None Supplied	0.55	17.1	Light brown clay
794893	TP122	None Supplied	0.35	17	Light brown clay
794894	TP122	None Supplied	0.70	16	Light brown clay
794895	TP123	None Supplied	0.20	25	Brown sandy clay with vegetation
794896	TP123	None Supplied	0.85	18.7	Light brown clay
794897	TP124	None Supplied	0.40	20.1	Light brown sandy clay with vegetation
794898	TP124	None Supplied	0.85	18	Light brown clay
794899	TP125	None Supplied	0.10	15.3	Brown sandy gravel with stones and vegetation
794900	TP125	None Supplied	0.70	17.6	Light brown clay with stones
794901	TP126	None Supplied	0.25	20.2	Brown sandy clay with stones and vegetation
794902	TP126	None Supplied	0.65	16.1	Light brown sandy clay with stones

Moisture content is part of procedure E003 & is not an accredited test

Soil Analysis Certificate - Methodology & Miscellaneous Information
DETS Report No: 25-09216
Ashtown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex
~Project / Job Ref: P17318_3090
~Order No: 12486
Reporting Date: 07/11/2025

Matrix	Analysed On	Determinand	Brief Method Description	Method No
Soil	DS	Boron - Water Soluble	Determination of water soluble boron in soil by 2:1 hot water extract followed by ICP-OES	E012
Soil	AR	BTEX	Determination of BTEX by headspace GC-MS	E001
Soil	DS	Cations	Determination of cations in soil by aqua-regia digestion followed by ICP-OES	E002
Soil	DS	Chloride - Water Soluble (2:1)	Determination of chloride by extraction with water & analysed by ion chromatography	E009
Soil	AR	Chromium - Hexavalent	Determination of hexavalent chromium in soil by extraction in water then by acidification, addition of 1,5 diphenylcarbazide followed by colorimetry	E016
Soil	AR	Cyanide - Complex	Determination of complex cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Free	Determination of free cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Total	Determination of total cyanide by distillation followed by colorimetry	E015
Soil	DS	Cyclohexane Extractable Matter (CEM)	Gravimetrically determined through extraction with cyclohexane	E011
Soil	AR	Diesel Range Organics (C10 - C24)	Determination of hexane/acetone extractable hydrocarbons by GC-FID	E004
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of saturated calcium sulphate followed by electrometric measurement	E022
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of water followed by electrometric measurement	E023
Soil	DS	Elemental Sulphur	Determination of elemental sulphur by solvent extraction followed by GC-MS	E020
Soil	AR	EPH (C10 - C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH Product ID	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH TEXAS (C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID for C8 to C40. C6 to C8 by headspace GC-MS	E004
Soil	DS	Fluoride - Water Soluble	Determination of Fluoride by extraction with water & analysed by ion chromatography	E009
Soil	DS	Fraction Organic Carbon (FOC)	Determination of FOC by combustion analyser.	E027
Soil	DS	Organic Matter (SOM)	Determination of TOC by combustion analyser.	E027
Soil	DS	TOC (Total Organic Carbon)	Determination of TOC by combustion analyser.	E027
Soil	AR	Exchangeable Ammonium	Determination of ammonium by discrete analyser.	E029
Soil	DS	FOC (Fraction Organic Carbon)	Determination of fraction of organic carbon by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	DS	Loss on Ignition @ 450oC	Determination of loss on ignition in soil by gravimetrically with the sample being ignited in a muffle furnace	E019
Soil	DS	Magnesium - Water Soluble	Determination of water soluble magnesium by extraction with water followed by ICP-OES	E025
Soil	DS	Metals	Determination of metals by aqua-regia digestion followed by ICP-OES	E002
Soil	AR	Mineral Oil (C10 - C40)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge	E004
Soil	AR	Moisture Content	Moisture content; determined gravimetrically	E003
Soil	DS	Nitrate - Water Soluble (2:1)	Determination of nitrate by extraction with water & analysed by ion chromatography	E009
Soil	DS	Organic Matter	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	PAH - Speciated (EPA 16)	Determination of PAH compounds by extraction in acetone and hexane followed by GC-MS with the use of surrogate and internal standards	E005
Soil	AR	PCB - 7 Congeners	Determination of PCB by extraction with acetone and hexane followed by GC-MS	E008
Soil	DS	Petroleum Ether Extract (PEE)	Gravimetrically determined through extraction with petroleum ether	E011
Soil	AR	pH	Determination of pH by addition of water followed by electrometric measurement	E007
Soil	AR	Phenols - Total (monohydric)	Determination of phenols by distillation followed by colorimetry	E021
Soil	DS	Phosphate - Water Soluble (2:1)	Determination of phosphate by extraction with water & analysed by ion chromatography	E009
Soil	DS	Sulphate (as SO4) - Total	Determination of total sulphate by extraction with 10% HCl followed by ICP-OES	E013
Soil	DS	Sulphate (as SO4) - Water Soluble (2:1)	Determination of sulphate by extraction with water & analysed by ion chromatography	E009
Soil	DS	Sulphate (as SO4) - Water Soluble (2:1)	Determination of water soluble sulphate by extraction with water followed by ICP-OES	E014
Soil	AR	Sulphide	Determination of sulphide by distillation followed by colorimetry	E018
Soil	DS	Sulphur - Total	Determination of total sulphur by extraction with aqua-regia followed by ICP-OES	E024
Soil	AR	SVOC	Determination of semi-volatile organic compounds by extraction in acetone and hexane followed by GC-MS	E006
Soil	AR	Thiocyanate (as SCN)	Determination of thiocyanate by extraction in caustic soda followed by acidification followed by addition of ferric nitrate followed by colorimetry	E017
Soil	DS	Toluene Extractable Matter (TEM)	Gravimetrically determined through extraction with toluene	E011
Soil	D	Total Organic Carbon (TOC)	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	TPH CWG (ali: C5- C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C34, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C35. C5 to C8 by headspace GC-MS	E004
Soil	AR	TPH LQM (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C35, C35-C44, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35, C35-C44)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C44. C5 to C8 by headspace GC-MS	E004
Soil	AR	VOCs	Determination of volatile organic compounds by headspace GC-MS	E001
Soil	AR	VPH (C6-C8 & C8-C10)	Determination of hydrocarbons C6-C8 by headspace GC-MS & C8-C10 by GC-FID	E001

List of HWOL Acronyms and Operators

DETS Report No: 25-09216

Ashdown Site Investigations Ltd

~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

~Project / Job Ref: P17318_3090

~Order No: 12486

Reporting Date: 07/11/2025

Acronym	Description
HS	Headspace analysis
EH	Extractable Hydrocarbons - i.e. everything extracted by the solvent
CU	Clean-up - e.g. by florisil, silica gel
1D	GC - Single coil gas chromatography
2D	GC-GC - Double coil gas chromatography
Total	Aliphatics & Aromatics
AL	Aliphatics only
AR	Aromatics only
#1	EH_2D_Total but with humics mathematically subtracted
#2	EH_2D_Total but with fatty acids mathematically subtracted
_	Operator - underscore to separate acronyms (exception for +)
+	Operator to indicate cumulative eg. EH+HS_Total or EH_CU+HS_Total
~	Sample details provided by customer and can affect the validity of results

EPH Texas (C10 - C12) - EH_1D_Total
EPH Texas (C12 - C16) - EH_1D_Total
EPH Texas (C16 - C21) - EH_1D_Total
EPH Texas (C21 - C40) - EH_1D_Total
EPH Texas (C6 - C40) - HS_1D_MS+EH_1D_Total
EPH Texas (C6 - C8) - HS_1D_MS_Total
EPH Texas (C8 - C10) - EH_1D_Total

Normec DETS Limited
Unit 1, Rose Lane Industrial Estate
Rose Lane
Lenham Heath
Maidstone
Kent ME17 2JN

Certificate Key

Symbol	Description
F	Filtered sample
UF	Unfiltered sample
D	Dried sample
AR	As received sample
RL	Reporting limit
~	Sample details provided by customer and can affect the validity of results
M/S	Missing Sample
*	The Dutch 10 PAH compounds consist of Naphthalene, Anthracene, Phenanthrene, Fluoranthene, Benz(a)anthracene, Chrysene, Benzo(k)fluoranthene, Benzo(a)pyrene, Benzo(g,h,i)perylene, and Indeno(1,2,3-cd)pyrene
**	Total EPA-16 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenzo(a,h)anthracene, and Benzo(ghi)perylene.
***	Total WAC-17 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenzo(a,h)anthracene, Benzo(ghi)perylene and Coronene.
^	No sampling date provided; unable to confirm if samples are within acceptable holding times
\$	Samples exceeded their recommended holding times
C	Deviation due to exceeded time between Sampling and Receipt
n	Please note that we are MCERTS soil accredited (UK soils only) for sand, loam, and clay, and UKAS accredited for groundwater, tap water, surface water, and generated leachates. Other matrices are outside our scope of accreditation.
M	MCERTS accredited test
U	UKAS accredited test

Alex Bewick
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Normec DETS Limited
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Rose Lane Industrial Estate
Rose Lane
Lenham Heath
Kent

DETS Report No: 25-09269

Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

Project / Job Ref: P17318 3091

Order No: 12488

Sample Receipt Date: 31/10/2025

Sample Scheduled Date: 31/10/2025

Report Issue Number: 1

Reporting Date: 07/11/2025

Authorised by:



Steve Knight
Customer Support Manager

Dates of laboratory activities for each tested analyte are available upon request.

Opinions and interpretations are outside the laboratory's scope of ISO 17025 accreditation. This certificate is issued in accordance with the accreditation requirements of the United Kingdom Accreditation Service. The results reported herein relate only to the material supplied to the laboratory. This certificate shall not be reproduced except in full, without the prior written approval of the laboratory.

Soil Analysis Certificate						
DETS Report No: 25-09269	~Date Sampled	27/10/25	27/10/25	27/10/25	27/10/25	27/10/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex	~TP / BH No	TP101	TP102	TP103	TP104	TP105
~Project / Job Ref: P17318_3091	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12488	~Depth (m)	0.10	0.05	0.20	0.05	0.25
Reporting Date: 07/11/2025	DETS Sample No	795072	795073	795074	795075	795076

Determinand	Unit	RL	Accreditation					
Lead (Pb)	mg/kg	< 3	MCERTS	24	24	18	20	31

Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Method Description page describes if the test is performed on the dried or as-received portion
Analysis carried out on the dried sample is corrected for the stone content

Soil Analysis Certificate						
DETS Report No: 25-09269	~Date Sampled	27/10/25	27/10/25	27/10/25	27/10/25	27/10/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex	~TP / BH No	TP106	TP107	TP108	TP109	TP110
~Project / Job Ref: P17318_3091	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12488	~Depth (m)	0.50	0.20	0.10	0.10	0.10
Reporting Date: 07/11/2025	DETS Sample No	795077	795078	795079	795080	795081

Determinand	Unit	RL	Accreditation					
Lead (Pb)	mg/kg	< 3	MCERTS	16	17	19	42	765

Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Method Description page describes if the test is performed on the dried or as-received portion
Analysis carried out on the dried sample is corrected for the stone content



Soil Analysis Certificate						
DETS Report No: 25-09269	~Date Sampled	27/10/25	27/10/25	27/10/25	27/10/25	27/10/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex	~TP / BH No	TP111	TP112	TP113	TP114	TP115
~Project / Job Ref: P17318_3091	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12488	~Depth (m)	0.15	0.05	0.10	0.05	0.25
Reporting Date: 07/11/2025	DETS Sample No	795082	795083	795084	795085	795086

Determinand	Unit	RL	Accreditation	(n)		
Lead (Pb)	mg/kg	< 3	MCERTS	29	28	32
						102
						23

Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Method Description page describes if the test is performed on the dried or as-received portion
Analysis carried out on the dried sample is corrected for the stone content

Soil Analysis Certificate						
DETS Report No: 25-09269	~Date Sampled	27/10/25	27/10/25	27/10/25	27/10/25	27/10/25
Ashdown Site Investigations Ltd	~Time Sampled	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex	~TP / BH No	TP116	TP117	TP118	TP119	TP120
~Project / Job Ref: P17318_3091	~Additional Refs	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
~Order No: 12488	~Depth (m)	0.15	0.15	0.20	0.05	0.10
Reporting Date: 07/11/2025	DETS Sample No	795087	795088	795089	795090	795091

Determinand	Unit	RL	Accreditation					
Lead (Pb)	mg/kg	< 3	MCERTS	20	23	23	53	36

Analytical results are expressed on a dry weight basis where samples are assisted-dried at less than 30°C. The Method Description page describes if the test is performed on the dried or as-received portion
Analysis carried out on the dried sample is corrected for the stone content

Soil Analysis Certificate - Sample Descriptions

DETS Report No: 25-09269

Ashdown Site Investigations Ltd

~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

~Project / Job Ref: P17318_3091

~Order No: 12488

Reporting Date: 07/11/2025

DETS Sample No	~TP / BH No	~Additional Refs	~Depth (m)	Moisture Content (%)	Sample Matrix Description
795072	TP101	None Supplied	0.10	13.9	Light brown sandy clay with vegetation
795073	TP102	None Supplied	0.05	23.6	Brown sandy clay with vegetation
795074	TP103	None Supplied	0.20	19.9	Brown sandy clay
795075	TP104	None Supplied	0.05	21.1	Brown sandy clay
795076	TP105	None Supplied	0.25	19.2	Brown sandy clay with stones and vegetation
795077	TP106	None Supplied	0.50	13.9	Brown sandy clay
795078	TP107	None Supplied	0.20	20.6	Brown sandy clay
795079	TP108	None Supplied	0.10	22.8	Brown sandy clay
795080	TP109	None Supplied	0.10	24.3	Brown sandy clay with vegetation
795081	TP110	None Supplied	0.10	23.7	Brown sandy clay with vegetation
795082	TP111	None Supplied	0.15	27.9	Brown loamy sand with stones and vegetation
795083	TP112	None Supplied	0.05	16.9	Brown sandy clay with vegetation
795084	TP113	None Supplied	0.10	23.6	Brown clay
795085	TP114	None Supplied	0.05	20.3	Brown clay with vegetation
795086	TP115	None Supplied	0.25	20.2	Brown clay
795087	TP116	None Supplied	0.15	20.5	Brown clay
795088	TP117	None Supplied	0.15	23.6	Brown sandy clay with vegetation
795089	TP118	None Supplied	0.20	20.3	Brown clay
795090	TP119	None Supplied	0.05	26.2	Black loamy sand
795091	TP120	None Supplied	0.10	15	Brown sandy clay with stones and fibrous material

Moisture content is part of procedure E003 & is not an accredited test

Soil Analysis Certificate - Methodology & Miscellaneous Information
DETS Report No: 25-09269
Ashtown Site Investigations Ltd
~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex
~Project / Job Ref: P17318_3091
~Order No: 12488
Reporting Date: 07/11/2025

Matrix	Analysed On	Determinand	Brief Method Description	Method No
Soil	DS	Boron - Water Soluble	Determination of water soluble boron in soil by 2:1 hot water extract followed by ICP-OES	E012
Soil	AR	BTEX	Determination of BTEX by headspace GC-MS	E001
Soil	DS	Cations	Determination of cations in soil by aqua-regia digestion followed by ICP-OES	E002
Soil	DS	Chloride - Water Soluble (2:1)	Determination of chloride by extraction with water & analysed by ion chromatography	E009
Soil	AR	Chromium - Hexavalent	Determination of hexavalent chromium in soil by extraction in water then by acidification, addition of 1,5 diphenylcarbazide followed by colorimetry	E016
Soil	AR	Cyanide - Complex	Determination of complex cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Free	Determination of free cyanide by distillation followed by colorimetry	E015
Soil	AR	Cyanide - Total	Determination of total cyanide by distillation followed by colorimetry	E015
Soil	DS	Cyclohexane Extractable Matter (CEM)	Gravimetrically determined through extraction with cyclohexane	E011
Soil	AR	Diesel Range Organics (C10 - C24)	Determination of hexane/acetone extractable hydrocarbons by GC-FID	E004
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of saturated calcium sulphate followed by electrometric measurement	E022
Soil	AR	Electrical Conductivity	Determination of electrical conductivity by addition of water followed by electrometric measurement	E023
Soil	DS	Elemental Sulphur	Determination of elemental sulphur by solvent extraction followed by GC-MS	E020
Soil	AR	EPH (C10 - C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH Product ID	Determination of acetone/hexane extractable hydrocarbons by GC-FID	E004
Soil	AR	EPH TEXAS (C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C40)	Determination of acetone/hexane extractable hydrocarbons by GC-FID for C8 to C40. C6 to C8 by headspace GC-MS	E004
Soil	DS	Fluoride - Water Soluble	Determination of Fluoride by extraction with water & analysed by ion chromatography	E009
Soil	DS	Fraction Organic Carbon (FOC)	Determination of TOC by combustion analyser.	E027
Soil	DS	Organic Matter (SOM)	Determination of TOC by combustion analyser.	E027
Soil	DS	TOC (Total Organic Carbon)	Determination of TOC by combustion analyser.	E027
Soil	AR	Exchangeable Ammonium	Determination of ammonium by discrete analyser.	E029
Soil	DS	FOC (Fraction Organic Carbon)	Determination of fraction of organic carbon by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	DS	Loss on Ignition @ 450oC	Determination of loss on ignition in soil by gravimetrically with the sample being ignited in a muffle furnace	E019
Soil	DS	Magnesium - Water Soluble	Determination of water soluble magnesium by extraction with water followed by ICP-OES	E025
Soil	DS	Metals	Determination of metals by aqua-regia digestion followed by ICP-OES	E002
Soil	AR	Mineral Oil (C10 - C40)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge	E004
Soil	AR	Moisture Content	Moisture content; determined gravimetrically	E003
Soil	DS	Nitrate - Water Soluble (2:1)	Determination of nitrate by extraction with water & analysed by ion chromatography	E009
Soil	DS	Organic Matter	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	PAH - Speciated (EPA 16)	Determination of PAH compounds by extraction in acetone and hexane followed by GC-MS with the use of surrogate and internal standards	E005
Soil	AR	PCB - 7 Congeners	Determination of PCB by extraction with acetone and hexane followed by GC-MS	E008
Soil	DS	Petroleum Ether Extract (PEE)	Gravimetrically determined through extraction with petroleum ether	E011
Soil	AR	pH	Determination of pH by addition of water followed by electrometric measurement	E007
Soil	AR	Phenols - Total (monohydric)	Determination of phenols by distillation followed by colorimetry	E021
Soil	DS	Phosphate - Water Soluble (2:1)	Determination of phosphate by extraction with water & analysed by ion chromatography	E009
Soil	DS	Sulphate (as SO4) - Total	Determination of total sulphate by extraction with 10% HCl followed by ICP-OES	E013
Soil	DS	Sulphate (as SO4) - Water Soluble (2:1)	Determination of sulphate by extraction with water & analysed by ion chromatography	E009
Soil	DS	Sulphate (as SO4) - Water Soluble (2:1)	Determination of water soluble sulphate by extraction with water followed by ICP-OES	E014
Soil	AR	Sulphide	Determination of sulphide by distillation followed by colorimetry	E018
Soil	DS	Sulphur - Total	Determination of total sulphur by extraction with aqua-regia followed by ICP-OES	E024
Soil	AR	SVOC	Determination of semi-volatile organic compounds by extraction in acetone and hexane followed by GC-MS	E006
Soil	AR	Thiocyanate (as SCN)	Determination of thiocyanate by extraction in caustic soda followed by acidification followed by addition of ferric nitrate followed by colorimetry	E017
Soil	DS	Toluene Extractable Matter (TEM)	Gravimetrically determined through extraction with toluene	E011
Soil	D	Total Organic Carbon (TOC)	Determination of organic matter by oxidising with potassium dichromate followed by titration with iron (II) sulphate	E010
Soil	AR	TPH CWG (ali: C5- C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C34, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C35. C5 to C8 by headspace GC-MS	E004
Soil	AR	TPH LQM (ali: C5-C6, C6-C8, C8-C10, C10-C12, C12-C16, C16-C35, C35-C44, aro: C5-C7, C7-C8, C8-C10, C10-C12, C12-C16, C16-C21, C21-C35, C35-C44)	Determination of hexane/acetone extractable hydrocarbons by GC-FID fractionating with SPE cartridge for C8 to C44. C5 to C8 by headspace GC-MS	E004
Soil	AR	VOCs	Determination of volatile organic compounds by headspace GC-MS	E001
Soil	AR	VPH (C6-C8 & C8-C10)	Determination of hydrocarbons C6-C8 by headspace GC-MS & C8-C10 by GC-FID	E001

List of HWOL Acronyms and Operators

DETS Report No: 25-09269

Ashdown Site Investigations Ltd

~Site Reference: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

~Project / Job Ref: P17318_3091

~Order No: 12488

Reporting Date: 07/11/2025

Acronym	Description
HS	Headspace analysis
EH	Extractable Hydrocarbons - i.e. everything extracted by the solvent
CU	Clean-up - e.g. by florisil, silica gel
1D	GC - Single coil gas chromatography
2D	GC-GC - Double coil gas chromatography
Total	Aliphatics & Aromatics
AL	Aliphatics only
AR	Aromatics only
#1	EH_2D_Total but with humics mathematically subtracted
#2	EH_2D_Total but with fatty acids mathematically subtracted
	Operator - underscore to separate acronyms (exception for +)
+	Operator to indicate cumulative eg. EH+HS_Total or EH_CU+HS_Total
~	Sample details provided by customer and can affect the validity of results

Det - Acronym

Normec DETS Limited
Unit 1, Rose Lane Industrial Estate
Rose Lane
Lenham Heath
Maidstone
Kent ME17 2JN

Certificate Key

Symbol	Description
F	Filtered sample
UF	Unfiltered sample
D	Dried sample
AR	As received sample
RL	Reporting limit
~	Sample details provided by customer and can affect the validity of results
M/S	Missing Sample
*	The Dutch 10 PAH compounds consist of Naphthalene, Anthracene, Phenanthrene, Fluoranthene, Benz(a)anthracene, Chrysene, Benzo(k)fluoranthene, Benzo(a)pyrene, Benzo(g,h,i)perylene, and Indeno(1,2,3-cd)pyrene
**	Total EPA-16 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenz(a,h)anthracene, and Benzo(ghi)perylene.
***	Total WAC-17 PAHs consist of the following polycyclic aromatic hydrocarbons: Naphthalene, Acenaphthylene, Acenaphthene, Fluorene, Phenanthrene, Anthracene, Fluoranthene, Pyrene, Benzo(a)anthracene, Chrysene, Benzo(b)fluoranthene, Benzo(k)fluoranthene, Benzo(a)pyrene, Indeno(1,2,3-cd)pyrene, Dibenz(a,h)anthracene, Benzo(ghi)perylene and Coronene.
^	No sampling date provided; unable to confirm if samples are within acceptable holding times
\$	Samples exceeded their recommended holding times
C	Deviation due to exceeded time between Sampling and Receipt
n	Please note that we are MCERTS soil accredited (UK soils only) for sand, loam, and clay, and UKAS accredited for groundwater, tap water, surface water, and generated leachates. Other matrices are outside our scope of accreditation.
M	MCERTS accredited test
U	UKAS accredited test

Certificate of Analysis

Certificate Number 26-01987

Issued: 10-Feb-26

Client Ashdown Site Investigations Ltd
Unit 3 The Grain Store
Ditchling Common Business Park
Ditchling Common
West Sussex
BN6 8SG

Our Reference 26-01987

Client Reference ~ P17318_3217

Order No ~ 12658

Contract Title ~ Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Suss

Description 10 Groundwater samples.

Date Received 28-Jan-26

Date Started 28-Jan-26

Date Completed 10-Feb-26

Test Procedures Identified by prefix DETSn (details on request).

Notes Opinions and interpretations are outside the laboratory's scope of ISO 17025 accreditation. This certificate is issued in accordance with the accreditation requirements of the United Kingdom Accreditation Service. The results reported herein relate only to the material supplied to the laboratory. This certificate shall not be reproduced except in full, without the prior written approval of the laboratory.

Approved By



Reyhan Irfan
Operations Manager



Summary of Chemical Analysis

Water Samples

Our Ref 26-01987

Client Ref ~ P17318_3217

Contract Title ~ Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

Lab No	2632848	2632849	2632850	2632851	2632852	2632853
Sample ID ~	WS05	WS07	WS09	WS12	WS16	WS19
Depth ~						
Other ID ~						
Sample Type ~	GROUND WATER	GROUND WATER	GROUND WATER	GROUND WATER	GROUND WATER	GROUND WATER
Sampling Date ~	26/01/2026	26/01/2026	26/01/2026	26/01/2026	26/01/2026	26/01/2026
Sampling Time ~	n/s	n/s	n/s	n/s	n/s	n/s

Test	Method	LOD	Units						
Metals									
Arsenic, Dissolved	DETSC 2306	0.16	ug/l	1.06	0.74	0.26	0.25	0.25	0.38
Boron, Dissolved	DETSC 2306*	12	ug/l	64.63	56.64	64.02	65.13	76.06	61.85
Cadmium, Dissolved	DETSC 2306	0.03	ug/l	< 0.03	< 0.03	0.05	< 0.03	< 0.03	0.03
Chromium, Dissolved	DETSC 2306	0.25	ug/l	< 0.25	0.57	2.49	14.93	13.53	6.72
Chromium, Hexavalent	DETSC 2203	7	ug/l	< 7.0	< 7.0	< 7.0	< 7.0	< 7.0	< 7.0
Copper, Dissolved	DETSC 2306	0.4	ug/l	1.21	1.19	1.04	1.06	1.98	1.20
Lead, Dissolved	DETSC 2306	0.09	ug/l	0.10	0.12	0.11	0.14	0.12	< 0.09
Mercury, Dissolved	DETSC 2306	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01
Nickel, Dissolved	DETSC 2306	0.5	ug/l	3.81	2.90	3.03	1.66	3.13	7.12
Selenium, Dissolved	DETSC 2306	0.25	ug/l	< 0.25	< 0.25	< 0.25	< 0.25	0.34	0.34
Zinc, Dissolved	DETSC 2306	1.3	ug/l	155.6	37.74	38.23	127.0	161.9	46.16
Petroleum Hydrocarbons									
Aliphatic C5-C6: HS_1D_AL	DETSC 3322	0.1	ug/l	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Aliphatic C6-C8: HS_1D_AL	DETSC 3322	0.1	ug/l	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Aliphatic C8-C10: HS_1D_AL	DETSC 3322	0.1	ug/l	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Aliphatic C10-C12: EH_CU_1D_AL	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
Aliphatic C12-C16: EH_CU_1D_AL	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
Aliphatic C16-C21: EH_CU_1D_AL	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
Aliphatic C21-C35: EH_CU_1D_AL	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
Aliphatic C5-C35: EH_CU+HS_1D_AL	DETSC 3072*	10	ug/l	< 10	< 10	< 10	< 10	< 10	< 10
Aromatic C5-C7: HS_1D_AR	DETSC 3322	0.1	ug/l	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Aromatic C7-C8: HS_1D_AR	DETSC 3322	0.1	ug/l	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Aromatic C8-C10: HS_1D_AR	DETSC 3322	0.1	ug/l	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Aromatic C10-C12: EH_CU_1D_AR	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
Aromatic C12-C16: EH_CU_1D_AR	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
Aromatic C16-C21: EH_CU_1D_AR	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
Aromatic C21-C35: EH_CU_1D_AR	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
Aromatic C5-C35: EH_CU+HS_1D_AR	DETSC 3072*	10	ug/l	< 10	< 10	< 10	< 10	< 10	< 10
TPH Ali/Aro Total C5-C35: EH_CU+HS_1D_Total	DETSC 3072*	10	ug/l	< 10	< 10	< 10	< 10	< 10	< 10
Benzene	DETSC 3322	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
Toluene	DETSC 3322	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
Ethylbenzene	DETSC 3322	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
Xylene	DETSC 3322	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
MTBE	DETSC 3322	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
PAHs									
Naphthalene	DETSC 3304	0.05	ug/l	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Acenaphthylene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01
Acenaphthene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01
Fluorene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01
Phenanthrene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	0.01	< 0.01

Summary of Chemical Analysis

Water Samples

Our Ref 26-01987

Client Ref ~ P17318_3217

Contract Title ~ Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

Lab No	2632848	2632849	2632850	2632851	2632852	2632853
Sample ID ~	WS05	WS07	WS09	WS12	WS16	WS19
Depth ~						
Other ID ~						
Sample Type ~	GROUND WATER	GROUND WATER	GROUND WATER	GROUND WATER	GROUND WATER	GROUND WATER
Sampling Date ~	26/01/2026	26/01/2026	26/01/2026	26/01/2026	26/01/2026	26/01/2026
Sampling Time ~	n/s	n/s	n/s	n/s	n/s	n/s

Test	Method	LOD	Units						
Anthracene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	0.01
Fluoranthene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01
Pyrene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	0.01	< 0.01	< 0.01
Benzo(a)anthracene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01
Chrysene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01
Benzo(b)fluoranthene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01
Benzo(k)fluoranthene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01
Benzo(a)pyrene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01
Indeno(1,2,3-c,d)pyrene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01
Dibenzo(a,h)anthracene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01
Benzo(g,h,i)perylene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01	< 0.01
PAH Total	DETSC 3304	0.2	ug/l	< 0.20	< 0.20	< 0.20	< 0.20	< 0.20	< 0.20
VOCs									
Dichlorodifluoromethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Chloromethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Vinyl Chloride	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Bromomethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Chloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Trichlorofluoromethane	DETSC 3432*	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,1-dichloroethylene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Methylene Chloride	DETSC 3432*	27	ug/l	< 27	< 27	< 27	< 27	< 27	< 27
Trans-1,2-dichloroethylene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,1-dichloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Cis-1,2-dichloroethylene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
2,2-dichloropropane	DETSC 3432*	2	ug/l	< 2	< 2	< 2	< 2	< 2	< 2
Bromochloromethane	DETSC 3432	4	ug/l	< 4	< 4	< 4	< 4	< 4	< 4
Chloroform	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,1,1-trichloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,1-dichloropropene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Carbon tetrachloride	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Benzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,2-dichloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Trichloroethylene	DETSC 3432*	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,2-dichloropropane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Dibromomethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Bromodichloromethane	DETSC 3432	4	ug/l	< 4	< 4	< 4	< 4	< 4	< 4
cis-1,3-dichloropropene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Toluene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
trans-1,3-dichloropropene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,1,2-trichloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Tetrachloroethylene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,3-dichloropropane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1

Summary of Chemical Analysis

Water Samples

Our Ref 26-01987

Client Ref ~ P17318_3217

Contract Title ~ Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

Lab No	2632848	2632849	2632850	2632851	2632852	2632853
Sample ID ~	WS05	WS07	WS09	WS12	WS16	WS19
Depth ~						
Other ID ~						
Sample Type ~	GROUND WATER	GROUND WATER	GROUND WATER	GROUND WATER	GROUND WATER	GROUND WATER
Sampling Date ~	26/01/2026	26/01/2026	26/01/2026	26/01/2026	26/01/2026	26/01/2026
Sampling Time ~	n/s	n/s	n/s	n/s	n/s	n/s

Test	Method	LOD	Units						
Dibromochloromethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,2-dibromoethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Chlorobenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,1,1,2-tetrachloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Ethylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
m+p-Xylene	DETSC 3432	2	ug/l	< 2	< 2	< 2	< 2	< 2	< 2
o-Xylene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Styrene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Bromoform	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Isopropylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,1,2,2-tetrachloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Bromobenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,2,3-trichloropropane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
n-propylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
2-chlorotoluene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,3,5-trimethylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
4-chlorotoluene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Tert-butylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,2,4-trimethylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
sec-butylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
p-isopropyltoluene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,3-dichlorobenzene	DETSC 3432	2	ug/l	< 2	< 2	< 2	< 2	< 2	< 2
1,4-dichlorobenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
n-butylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,2-dichlorobenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,2-dibromo-3-chloropropane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,2,4-trichlorobenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
Hexachlorobutadiene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
1,2,3-trichlorobenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
MTBE	DETSC 3432*	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1
TAME	DETSC 3432*	1	ug/l	< 1	< 1	< 1	< 1	< 1	< 1

Summary of Chemical Analysis

Water Samples

Our Ref 26-01987

Client Ref ~ P17318_3217

Contract Title ~ Land at Woodgate Nurseries, Lidsey Road, Woodgate

Lab No	2632854	2632855	2632856	2632857
Sample ID ~	WS22	WS25	WS29	WS31
Depth ~				
Other ID ~				
Sample Type ~	GROUND WATER	GROUND WATER	GROUND WATER	GROUND WATER
Sampling Date ~	26/01/2026	26/01/2026	26/01/2026	26/01/2026
Sampling Time ~	n/s	n/s	n/s	n/s

Test	Method	LOD	Units				
Metals							
Arsenic, Dissolved	DETSC 2306	0.16	ug/l	0.37	0.19	0.61	3.32
Boron, Dissolved	DETSC 2306*	12	ug/l	69.12	59.69	114.6	65.69
Cadmium, Dissolved	DETSC 2306	0.03	ug/l	< 0.03	< 0.03	0.15	0.04
Chromium, Dissolved	DETSC 2306	0.25	ug/l	8.49	7.97	7.36	0.71
Chromium, Hexavalent	DETSC 2203	7	ug/l	< 7.0	< 7.0	< 7.0	< 7.0
Copper, Dissolved	DETSC 2306	0.4	ug/l	2.17	1.14	6.11	2.68
Lead, Dissolved	DETSC 2306	0.09	ug/l	0.20	0.10	0.26	0.17
Mercury, Dissolved	DETSC 2306	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01
Nickel, Dissolved	DETSC 2306	0.5	ug/l	2.14	1.14	6.15	19.16
Selenium, Dissolved	DETSC 2306	0.25	ug/l	< 0.25	< 0.25	< 0.25	< 0.25
Zinc, Dissolved	DETSC 2306	1.3	ug/l	164.6	26.46	166.1	183.0
Petroleum Hydrocarbons							
Aliphatic C5-C6: HS_1D_AL	DETSC 3322	0.1	ug/l	< 0.1	< 0.1	< 0.1	< 0.1
Aliphatic C6-C8: HS_1D_AL	DETSC 3322	0.1	ug/l	< 0.1	< 0.1	< 0.1	< 0.1
Aliphatic C8-C10: HS_1D_AL	DETSC 3322	0.1	ug/l	< 0.1	< 0.1	< 0.1	< 0.1
Aliphatic C10-C12: EH_CU_1D_AL	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0
Aliphatic C12-C16: EH_CU_1D_AL	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0
Aliphatic C16-C21: EH_CU_1D_AL	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0
Aliphatic C21-C35: EH_CU_1D_AL	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0
Aliphatic C5-C35: EH_CU+HS_1D_AL	DETSC 3072*	10	ug/l	< 10	< 10	< 10	< 10
Aromatic C5-C7: HS_1D_AR	DETSC 3322	0.1	ug/l	< 0.1	< 0.1	< 0.1	< 0.1
Aromatic C7-C8: HS_1D_AR	DETSC 3322	0.1	ug/l	< 0.1	< 0.1	< 0.1	< 0.1
Aromatic C8-C10: HS_1D_AR	DETSC 3322	0.1	ug/l	< 0.1	< 0.1	< 0.1	< 0.1
Aromatic C10-C12: EH_CU_1D_AR	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0
Aromatic C12-C16: EH_CU_1D_AR	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0
Aromatic C16-C21: EH_CU_1D_AR	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0
Aromatic C21-C35: EH_CU_1D_AR	DETSC 3072*	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0
Aromatic C5-C35: EH_CU+HS_1D_AR	DETSC 3072*	10	ug/l	< 10	< 10	< 10	< 10
TPH Ali/Aro Total C5-C35: EH_CU+HS_1D_Total	DETSC 3072*	10	ug/l	< 10	< 10	< 10	< 10
Benzene	DETSC 3322	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0
Toluene	DETSC 3322	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0
Ethylbenzene	DETSC 3322	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0
Xylene	DETSC 3322	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0
MTBE	DETSC 3322	1	ug/l	< 1.0	< 1.0	< 1.0	< 1.0
PAHs							
Naphthalene	DETSC 3304	0.05	ug/l	< 0.05	< 0.05	< 0.05	< 0.05
Acenaphthylene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01
Acenaphthene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01
Fluorene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01
Phenanthrene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	0.01	0.01

Summary of Chemical Analysis

Water Samples

Our Ref 26-01987

Client Ref ~ P17318_3217

Contract Title ~ Land at Woodgate Nurseries, Lidsey Road, Woodgate

Lab No	2632854	2632855	2632856	2632857
Sample ID ~	WS22	WS25	WS29	WS31
Depth ~				
Other ID ~				
Sample Type ~	GROUND WATER	GROUND WATER	GROUND WATER	GROUND WATER
Sampling Date ~	26/01/2026	26/01/2026	26/01/2026	26/01/2026
Sampling Time ~	n/s	n/s	n/s	n/s

Test	Method	LOD	Units				
Anthracene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01
Fluoranthene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	0.01
Pyrene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	0.02
Benzo(a)anthracene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01
Chrysene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	0.01
Benzo(b)fluoranthene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	0.02
Benzo(k)fluoranthene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01
Benzo(a)pyrene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	0.01
Indeno(1,2,3-c,d)pyrene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	0.02
Dibenzo(a,h)anthracene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01
Benzo(g,h,i)perylene	DETSC 3304	0.01	ug/l	< 0.01	< 0.01	< 0.01	< 0.01
PAH Total	DETSC 3304	0.2	ug/l	< 0.20	< 0.20	< 0.20	< 0.20
VOCs							
Dichlorodifluoromethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Chloromethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Vinyl Chloride	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Bromomethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Chloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Trichlorofluoromethane	DETSC 3432*	1	ug/l	< 1	< 1	< 1	< 1
1,1-dichloroethylene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Methylene Chloride	DETSC 3432*	27	ug/l	< 27	< 27	< 27	< 27
Trans-1,2-dichloroethylene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,1-dichloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Cis-1,2-dichloroethylene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
2,2-dichloropropane	DETSC 3432*	2	ug/l	< 2	< 2	< 2	< 2
Bromochloromethane	DETSC 3432	4	ug/l	< 4	< 4	< 4	< 4
Chloroform	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,1,1-trichloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,1-dichloropropene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Carbon tetrachloride	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Benzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,2-dichloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Trichloroethylene	DETSC 3432*	1	ug/l	< 1	< 1	< 1	< 1
1,2-dichloropropane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Dibromomethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Bromodichloromethane	DETSC 3432	4	ug/l	< 4	< 4	< 4	< 4
cis-1,3-dichloropropene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Toluene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
trans-1,3-dichloropropene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,1,2-trichloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Tetrachloroethylene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,3-dichloropropane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1

Summary of Chemical Analysis

Water Samples

Our Ref 26-01987

Client Ref ~ P17318_3217

Contract Title ~ Land at Woodgate Nurseries, Lidsey Road, Woodgate

Lab No	2632854	2632855	2632856	2632857
Sample ID ~	WS22	WS25	WS29	WS31
Depth ~				
Other ID ~				
Sample Type ~	GROUND WATER	GROUND WATER	GROUND WATER	GROUND WATER
Sampling Date ~	26/01/2026	26/01/2026	26/01/2026	26/01/2026
Sampling Time ~	n/s	n/s	n/s	n/s

Test	Method	LOD	Units				
Dibromochloromethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,2-dibromoethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Chlorobenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,1,1,2-tetrachloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Ethylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
m+p-Xylene	DETSC 3432	2	ug/l	< 2	< 2	< 2	< 2
o-Xylene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Styrene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Bromoform	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Isopropylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,1,2,2-tetrachloroethane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Bromobenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,2,3-trichloropropane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
n-propylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
2-chlorotoluene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,3,5-trimethylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
4-chlorotoluene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Tert-butylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,2,4-trimethylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
sec-butylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
p-isopropyltoluene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,3-dichlorobenzene	DETSC 3432	2	ug/l	< 2	< 2	< 2	< 2
1,4-dichlorobenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
n-butylbenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,2-dichlorobenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,2-dibromo-3-chloropropane	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,2,4-trichlorobenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
Hexachlorobutadiene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
1,2,3-trichlorobenzene	DETSC 3432	1	ug/l	< 1	< 1	< 1	< 1
MTBE	DETSC 3432*	1	ug/l	< 1	< 1	< 1	< 1
TAME	DETSC 3432*	1	ug/l	< 1	< 1	< 1	< 1

Information in Support of the Analytical Results

Our Ref 26-01987

Client Ref ~ P17318_3217

Contract ~ Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

Containers Received & Deviating Samples

Lab No	Sample ID ~	Date Sampled ~	Containers Received	Holding time exceeded for tests	Incorrect container for tests
2632848	WS05 GROUND WATER	26/01/26	GB 1L, GV		
2632849	WS07 GROUND WATER	26/01/26	GB 1L, GV		
2632850	WS09 GROUND WATER	26/01/26	GB 1L, GV		
2632851	WS12 GROUND WATER	26/01/26	GB 1L, GV		
2632852	WS16 GROUND WATER	26/01/26	GB 1L, GV		
2632853	WS19 GROUND WATER	26/01/26	GB 1L, GV		
2632854	WS22 GROUND WATER	26/01/26	GB 1L, GV		
2632855	WS25 GROUND WATER	26/01/26	GB 1L, GV		
2632856	WS29 GROUND WATER	26/01/26	GB 1L, GV		
2632857	WS31 GROUND WATER	26/01/26	GB 1L, GV		

Key: G-Glass B-Bottle V-Vial

Normec DETS cannot be held responsible for the integrity of samples received whereby the laboratory did not undertake the sampling. In this instance samples received may be deviating. Deviating Sample criteria are based on British and International standards and laboratory trials in conjunction with the UKAS note 'Guidance on Deviating Samples'. All samples received are listed above. However, those samples that have additional comments in relation to hold time, inappropriate containers etc are deviating due to the reasons stated. This means that the analysis is accredited where applicable, but results may be compromised due to sample deviations. If no sampled date (soils) or date+time (waters) has been supplied then samples are deviating. However, if you are able to supply a sampled date (and time for waters) this will prevent samples being reported as deviating where specific hold times are not exceeded and where the container supplied is suitable.

Disposal

From the issue date of this test certificate, samples will be held for the following times prior to disposal :-

Soils - 1 month, Liquids - 2 weeks, Asbestos (test portion) - 6 months

Information in Support of the Analytical Results

List of HWOL Acronyms and Operators

Acronym	Description
HS	Headspace analysis
EH	Extractable Hydrocarbons - i.e. everything extracted by the solvent
CU	Clean-up - e.g. by florisil, silica gel
1D	GC - Single coil gas chromatography
2D	GC-GC - Double coil gas chromatography
Total	Aliphatics & Aromatics
AL	Aliphatics only
AR	Aromatics only
#1	EH_2D_Total but with humics mathematically subtracted
#2	EH_2D_Total but with fatty acids mathematically subtracted
_	Operator - underscore to separate acronyms (exception for +)
+	Operator to indicate cumulative eg. EH+HS_Total or EH_CU+HS_Total

Det	Acronym
Aliphatic C5-C6	HS_1D_AL
Aliphatic C6-C8	HS_1D_AL
Aliphatic C8-C10	HS_1D_AL
Aliphatic C10-C12	EH_CU_1D_AL
Aliphatic C12-C16	EH_CU_1D_AL
Aliphatic C16-C21	EH_CU_1D_AL
Aliphatic C21-C35	EH_CU_1D_AL
Aliphatic C5-C35	EH_CU+HS_1D_AL
Aromatic C5-C7	HS_1D_AR
Aromatic C7-C8	HS_1D_AR
Aromatic C8-C10	HS_1D_AR
Aromatic C10-C12	EH_CU_1D_AR
Aromatic C12-C16	EH_CU_1D_AR
Aromatic C16-C21	EH_CU_1D_AR
Aromatic C21-C35	EH_CU_1D_AR
Aromatic C5-C35	EH_CU+HS_1D_AR
TPH Ali/Aro Total C5-C35	EH_CU+HS_1D_Total

Key:

~ Sample details are provided by the client and can affect the validity of the results

* -not accredited.

-MCERTS (accreditation only applies if report carries the MCERTS logo).

\$ -subcontracted.

n/s -not supplied.

I/S -insufficient sample.

U/S -unsuitable sample.

t/f -to follow.

nd -not detected.

End of Report Ver 25.10.03

APPENDIX E

Aggressivity To Concrete Assessment
Summary of In Situ CBR Test Results
Graph of CBR vs Depth
Graph of Subgrade Surface Modulus vs Depth

Site: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project Ref: P17318

Chemical Laboratory Test Results

Sample Location	Sample Depth (m)	pH Value (Units)	Total Sulphate (AS % as SO ₄)	Total Sulphur (TS % as S)	Water Soluble Sulphate (mg/l as SO ₄)	Water Soluble Chloride (mg/l)	Water Soluble Nitrate (mg/l)	Water Soluble Magnesium (mg/l)
WS02	3.00	8.3			10			
WS03	1.30	7.2			838			
WS05	2.20	6.9			<10			
WS06	1.30	6.9			14			
WS07	1.50	6.7			<10			
WS08	2.20	7.2			<10			
WS09	2.50	7.2			<10			
WS10	1.60	7.0			<10			
WS12	0.90	6.7			16			
WS13	2.80	7.1			<10			
WS15	0.70	7.4			11			
WS16	2.00	7.9			<10			
WS17	1.00	7.3			<10			
WS18	1.40	7.2			70			
WS20	1.10	7.8			18			
WS21	1.90	7.3			<10			
WS22	2.30	7.6			<10			
WS23	2.90	7.7			<10			
WS24	1.50	7.3			<10			
WS26	1.20	7.3			52			

Notes: Chemical testing was undertaken by an external laboratory with recognised (UKAS and MCERTS) accreditation for quality control. Testing scheduled in line with the BRE Special Digest 1:2005 Concrete in Aggressive Ground Suites A-D and as such some determinands were not required to be tested.

Assessment of the Chemical Analysis of the Soil

Ground Condition	Natural Ground Conditions		
Groundwater Condition	Mobile Groundwater Conditions		
Pyrite Soil Condition	Soils present beneath the site are not expected to contain pyrite		
	Characteristic Value	Design Sulfate Class	ACEC Classification
pH	6.8	-	-
Water Soluble Sulphate (mg/l as SO ₄) *	200	DS-1	AC-1
Total Potential Sulphate (TPS % SO ₄)	N/A - Non Pyrite Soil Present	-	-
Magnesium (mg/l) *	N/A - Natural Ground Conditions	-	-
Water Soluble Sulphate including mineral acids (mg/l as SO ₄) *	N/A - Natural Ground Conditions	-	-

Notes: * Characteristic value rounded to nearest 100.

The aggressivity of the soils to concrete has been assessed in accordance with guidance published by the BRE Special Digest 1:2005 Concrete in Aggressive Ground.

Site: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project Ref: P17318

Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS01	0.02	13	90
WS01	0.04	13	90
WS01	0.08	13	90
WS01	0.12	15	98
WS01	0.15	15	98
WS01	0.18	17	109
WS01	0.21	21	123
WS01	0.25	23	132
WS01	0.30	21	123
WS01	0.36	17	109
WS01	0.42	17	109
WS01	0.48	17	109
WS01	0.52	13	90
WS01	0.57	10	77
WS01	0.60	8	68
WS01	0.63	8	68
WS01	0.67	6	56
WS01	0.71	7	61
WS01	0.73	10	77
WS01	0.77	6	56
WS02	0.06	4	45
WS02	0.11	5	48
WS02	0.15	6	56
WS02	0.16	17	109
WS02	0.19	17	109
WS02	0.22	17	109
WS02	0.25	17	109
WS02	0.28	17	109
WS02	0.30	36	174
WS02	0.35	21	123
WS02	0.41	17	109
WS02	0.47	16	103
WS02	0.55	14	94
WS02	0.60	10	77
WS02	0.65	10	77
WS02	0.70	9	72
WS02	0.79	6	54
WS03	0.05	5	48
WS03	0.19	13	90
WS03	0.09	13	90
WS03	0.13	13	90
WS03	0.16	21	123
WS03	0.18	21	123
WS03	0.21	21	123
WS03	0.25	23	132
WS03	0.30	23	132
WS03	0.34	26	143
WS03	0.38	23	132

Site: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project Ref: P17318

Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS03	0.41	36	174
WS03	0.45	30	157
WS03	0.52	28	150
WS03	0.56	26	143
WS03	0.60	26	143
WS03	0.65	21	123
WS03	0.69	26	143
WS03	0.75	19	116
WS04	0.03	8	68
WS04	0.05	17	109
WS04	0.08	17	109
WS04	0.10	26	143
WS04	0.12	26	143
WS04	0.16	26	143
WS04	0.18	55	229
WS04	0.24	36	174
WS04	0.29	39	185
WS04	0.35	39	185
WS04	0.42	30	157
WS04	0.48	36	174
WS04	0.54	33	165
WS04	0.62	28	150
WS04	0.73	19	116
WS04	0.75	21	123
WS04	0.78	21	123
WS05	0.04	7	61
WS05	0.07	7	61
WS05	0.11	15	98
WS05	0.14	15	98
WS05	0.17	17	109
WS05	0.20	17	109
WS05	0.23	17	109
WS05	0.25	26	143
WS05	0.29	15	98
WS05	0.32	17	109
WS05	0.35	17	109
WS05	0.39	13	90
WS05	0.44	10	77
WS05	0.49	10	77
WS05	0.49	115	366
WS05	0.59	5	50
WS05	0.63	11	83
WS05	0.68	11	83
WS05	0.72	11	83
WS05	0.78	9	72
WS05	0.81	17	109
WS06	0.04	7	61
WS06	0.07	8	68

Site: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project Ref: P17318

Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS06	0.09	26	143
WS06	0.12	15	98
WS06	0.24	9	70
WS06	0.31	7	61
WS06	0.39	6	56
WS06	0.45	8	68
WS06	0.55	5	48
WS06	0.60	4	45
WS06	0.66	4	43
WS06	0.72	4	45
WS06	0.77	5	48
WS06	0.81	5	52
WS07	0.01	34	167
WS07	0.02	19	114
WS07	0.03	24	134
WS07	0.05	36	174
WS07	0.07	31	160
WS07	0.10	14	95
WS07	0.12	25	139
WS07	0.14	36	174
WS07	0.17	39	182
WS07	0.22	19	114
WS07	0.27	25	136
WS07	0.30	30	154
WS07	0.35	22	128
WS07	0.37	48	208
WS07	0.42	23	132
WS07	0.48	18	110
WS07	0.53	20	120
WS07	0.57	23	132
WS07	0.62	11	83
WS07	0.66	13	91
WS07	0.71	9	73
WS07	0.75	12	84
WS07	0.83	6	57
WS08	0.01	22	127
WS08	0.03	31	160
WS08	0.05	24	134
WS08	0.09	26	143
WS08	0.12	37	178
WS08	0.15	35	170
WS08	0.19	31	160
WS08	0.22	31	160
WS08	0.25	37	178
WS08	0.28	30	154
WS08	0.32	29	151
WS08	0.37	23	130
WS08	0.42	19	116

Site: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project Ref: P17318

Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS08	0.46	14	96
WS08	0.50	13	90
WS08	0.54	11	82
WS08	0.58	17	107
WS08	0.61	14	95
WS08	0.66	10	78
WS08	0.69	17	107
WS08	0.73	13	90
WS08	0.79	9	74
WS08	0.85	7	62
WS09	0.02	17	109
WS09	0.03	17	109
WS09	0.04	55	229
WS09	0.06	36	174
WS09	0.10	26	143
WS09	0.13	36	174
WS09	0.15	55	229
WS09	0.19	26	143
WS09	0.23	26	143
WS09	0.27	26	143
WS09	0.32	10	77
WS09	0.33	55	229
WS09	0.38	10	77
WS09	0.41	36	174
WS09	0.52	9	72
WS09	0.58	8	68
WS09	0.65	7	61
WS09	0.70	10	77
WS09	0.76	8	68
WS09	0.77	36	174
WS10	0.06	4	45
WS10	0.14	3	35
WS10	0.20	4	40
WS10	0.25	5	48
WS10	0.28	8	68
WS10	0.31	8	68
WS10	0.35	6	56
WS10	0.38	8	68
WS10	0.41	8	68
WS10	0.45	7	61
WS10	0.49	6	56
WS10	0.54	5	48
WS10	0.58	6	56
WS10	0.61	7	61
WS10	0.63	13	90
WS10	0.66	17	109
WS10	0.68	26	143
WS10	0.74	19	116

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Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS11	0.06	17	109
WS11	0.08	26	143
WS11	0.09	115	366
WS11	0.10	496	935
WS11	0.10	496	935
WS12	0.03	8	65
WS12	0.05	12	87
WS12	0.07	13	93
WS12	0.08	26	143
WS12	0.13	10	79
WS12	0.19	8	66
WS12	0.23	14	96
WS12	0.26	17	109
WS12	0.29	20	120
WS12	0.31	19	114
WS12	0.35	13	90
WS12	0.41	9	70
WS12	0.45	13	93
WS12	0.49	11	83
WS12	0.54	12	85
WS12	0.58	13	90
WS12	0.61	16	102
WS12	0.65	13	93
WS12	0.69	13	93
WS12	0.73	12	87
WS12	0.78	10	77
WS12	0.84	9	71
WS13	0.05	5	48
WS13	0.08	9	71
WS13	0.10	10	79
WS13	0.12	16	104
WS13	0.13	24	134
WS13	0.15	28	148
WS13	0.16	55	229
WS13	0.17	45	202
WS13	0.19	30	154
WS13	0.21	30	154
WS13	0.22	34	167
WS13	0.26	30	154
WS13	0.31	19	117
WS13	0.36	23	130
WS13	0.40	27	146
WS13	0.42	52	222
WS13	0.46	26	143
WS13	0.47	104	343
WS13	0.50	35	170
WS13	0.53	34	167
WS13	0.56	45	202

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Project Ref: P17318

Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS13	0.58	55	229
WS13	0.60	52	222
WS13	0.63	31	160
WS13	0.68	20	118
WS13	0.71	45	202
WS13	0.74	37	178
WS13	0.76	62	246
WS13	0.77	58	237
WS14	0.02	11	82
WS14	0.04	15	100
WS14	0.05	39	182
WS14	0.06	95	324
WS14	0.08	75	278
WS14	0.08	167	466
WS14	0.09	197	517
WS14	0.10	167	466
WS14	0.22	30	154
WS14	0.25	19	117
WS14	0.28	14	96
WS14	0.33	10	79
WS14	0.39	8	67
WS14	0.47	6	57
WS14	0.55	6	58
WS14	0.60	4	45
WS14	0.65	5	49
WS14	0.70	5	48
WS14	0.75	5	48
WS14	0.79	6	54
WS15	0.04	6	56
WS15	0.06	16	104
WS15	0.08	10	79
WS15	0.12	12	84
WS15	0.16	15	98
WS15	0.18	24	134
WS15	0.20	23	130
WS15	0.23	24	134
WS15	0.27	26	141
WS15	0.31	23	132
WS15	0.46	7	60
WS15	0.56	5	49
WS15	0.61	4	45
WS15	0.66	5	49
WS15	0.71	5	47
WS15	0.78	4	40
WS16	0.04	6	54
WS16	0.05	26	143
WS16	0.07	19	114
WS16	0.09	20	120

Site: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project Ref: P17318

Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS16	0.13	15	98
WS16	0.16	18	111
WS16	0.19	15	98
WS16	0.22	17	107
WS16	0.26	15	100
WS16	0.29	17	107
WS16	0.32	14	96
WS16	0.36	13	93
WS16	0.41	12	84
WS16	0.47	7	64
WS16	0.54	7	64
WS16	0.60	9	70
WS16	0.66	7	63
WS16	0.73	7	62
WS16	0.77	6	55
WS16	0.82	5	50
WS16	0.86	6	55
WS17	0.05	4	46
WS17	0.11	4	45
WS17	0.14	7	61
WS17	0.19	6	55
WS17	0.22	7	63
WS17	0.25	10	75
WS17	0.27	11	82
WS17	0.29	10	77
WS17	0.31	17	109
WS17	0.35	7	59
WS17	0.40	9	70
WS17	0.45	10	77
WS17	0.51	9	72
WS17	0.59	6	54
WS17	0.66	7	63
WS17	0.73	8	65
WS17	0.79	8	66
WS17	0.85	8	66
WS18	0.03	7	63
WS18	0.09	4	46
WS18	0.13	7	59
WS18	0.17	5	52
WS18	0.20	7	64
WS18	0.24	7	63
WS18	0.27	7	59
WS18	0.29	19	114
WS18	0.30	19	114
WS18	0.32	31	160
WS18	0.34	25	139
WS18	0.36	36	174
WS18	0.38	45	202

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Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS18	0.42	26	141
WS18	0.44	50	215
WS18	0.46	80	292
WS18	0.50	25	136
WS18	0.56	16	103
WS18	0.62	20	120
WS18	0.65	37	178
WS18	0.68	30	157
WS18	0.72	26	141
WS18	0.77	23	132
WS18	0.82	21	125
WS19	0.04	7	59
WS19	0.05	30	154
WS19	0.05	34	167
WS19	0.06	55	229
WS19	0.09	45	202
WS19	0.10	95	324
WS19	0.12	62	246
WS19	0.12	197	517
WS19	0.13	302	680
WS19	0.14	145	426
WS19	0.19	51	218
WS19	0.21	83	299
WS19	0.24	75	278
WS19	0.30	36	174
WS19	0.36	20	122
WS19	0.41	20	122
WS19	0.47	16	104
WS19	0.53	17	108
WS19	0.59	17	107
WS19	0.66	15	99
WS19	0.73	16	104
WS19	0.79	17	107
WS19	0.83	27	146
WS20	0.05	5	49
WS20	0.07	16	104
WS20	0.09	22	127
WS20	0.10	36	174
WS20	0.13	18	111
WS20	0.22	12	87
WS20	0.30	13	90
WS20	0.37	14	97
WS20	0.45	13	92
WS20	0.53	12	87
WS20	0.65	8	67
WS20	0.70	10	78
WS20	0.73	22	127
WS20	0.77	13	91

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Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS20	0.82	9	71
WS21	0.09	3	33
WS21	0.12	7	63
WS21	0.17	11	82
WS21	0.20	16	102
WS21	0.23	18	111
WS21	0.28	20	122
WS21	0.32	28	148
WS21	0.36	26	141
WS21	0.41	21	125
WS21	0.47	17	109
WS21	0.52	19	114
WS21	0.59	15	98
WS21	0.69	10	79
WS21	0.80	9	72
WS22	0.05	5	50
WS22	0.08	9	70
WS22	0.10	10	77
WS22	0.13	9	71
WS22	0.19	4	45
WS22	0.24	9	71
WS22	0.30	8	69
WS22	0.37	7	63
WS22	0.44	7	63
WS22	0.50	8	65
WS22	0.56	8	66
WS22	0.63	8	67
WS22	0.70	7	60
WS22	0.79	5	50
WS22	0.90	4	45
WS23	0.06	4	44
WS23	0.11	5	47
WS23	0.18	3	39
WS23	0.25	3	38
WS23	0.34	3	33
WS23	0.42	3	35
WS23	0.48	4	41
WS23	0.54	4	44
WS23	0.59	5	48
WS23	0.64	5	46
WS23	0.69	6	53
WS23	0.73	5	50
WS23	0.78	5	51
WS24	0.09	3	33
WS24	0.11	10	79
WS24	0.14	9	70
WS24	0.17	10	75
WS24	0.19	10	79

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Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS24	0.21	12	84
WS24	0.23	11	82
WS24	0.27	15	100
WS24	0.30	17	107
WS24	0.33	17	107
WS24	0.36	20	120
WS24	0.38	19	114
WS24	0.41	20	120
WS24	0.44	17	107
WS24	0.47	16	104
WS24	0.51	14	96
WS24	0.56	10	79
WS24	0.62	8	67
WS24	0.69	7	63
WS24	0.77	6	54
WS24	0.87	5	50
WS25	0.06	4	41
WS25	0.11	6	53
WS25	0.15	6	57
WS25	0.18	7	61
WS25	0.21	9	70
WS25	0.24	8	67
WS25	0.26	11	82
WS25	0.29	10	79
WS25	0.31	19	117
WS25	0.35	15	100
WS25	0.39	13	90
WS25	0.44	10	79
WS25	0.49	9	71
WS25	0.55	9	73
WS25	0.61	8	67
WS25	0.67	9	71
WS25	0.71	11	83
WS25	0.75	12	85
WS25	0.80	12	84
WS25	0.83	15	98
WS26	0.06	4	45
WS26	0.09	6	58
WS26	0.13	7	61
WS26	0.16	7	60
WS26	0.19	10	77
WS26	0.24	10	76
WS26	0.28	12	84
WS26	0.33	12	84
WS26	0.37	12	85
WS26	0.41	13	91
WS26	0.46	10	76
WS26	0.51	10	79

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Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS26	0.57	9	71
WS26	0.63	7	64
WS26	0.70	7	62
WS26	0.77	7	61
WS26	0.84	7	59
WS27	0.03	9	73
WS27	0.04	24	134
WS27	0.06	21	123
WS27	0.09	19	117
WS27	0.12	19	117
WS27	0.13	31	160
WS27	0.17	34	167
WS27	0.19	40	187
WS27	0.23	30	157
WS27	0.25	50	215
WS27	0.30	20	118
WS27	0.34	32	163
WS27	0.37	30	157
WS27	0.42	20	120
WS27	0.46	28	148
WS27	0.49	34	167
WS27	0.57	14	95
WS27	0.61	23	132
WS27	0.67	19	117
WS27	0.72	20	120
WS27	0.77	21	125
WS27	0.82	21	125
WS28	0.02	14	96
WS28	0.04	10	79
WS28	0.05	22	127
WS28	0.06	80	292
WS28	0.08	31	160
WS28	0.11	15	100
WS28	0.15	13	93
WS28	0.16	45	202
WS28	0.19	22	127
WS28	0.20	30	154
WS28	0.22	31	160
WS28	0.24	28	148
WS28	0.25	50	215
WS28	0.27	39	182
WS28	0.28	58	237
WS28	0.33	24	134
WS28	0.37	23	130
WS28	0.42	22	127
WS28	0.47	23	132
WS28	0.51	25	139
WS28	0.57	17	108

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Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS28	0.62	20	120
WS28	0.67	23	130
WS28	0.73	17	109
WS28	0.77	25	136
WS28	0.86	12	85
WS29	0.02	12	84
WS29	0.04	19	114
WS29	0.06	22	127
WS29	0.08	22	127
WS29	0.11	19	114
WS29	0.13	30	154
WS29	0.15	30	154
WS29	0.18	37	178
WS29	0.21	36	174
WS29	0.26	20	122
WS29	0.39	8	65
WS29	0.43	27	146
WS29	0.47	23	132
WS29	0.52	22	128
WS29	0.58	18	113
WS29	0.64	16	105
WS29	0.71	14	96
WS29	0.79	13	91
WS29	0.86	15	100
WS30	0.02	15	100
WS30	0.05	9	71
WS30	0.06	36	174
WS30	0.09	20	120
WS30	0.12	18	111
WS30	0.14	23	130
WS30	0.17	16	102
WS30	0.21	14	96
WS30	0.24	17	107
WS30	0.27	19	114
WS30	0.29	24	134
WS30	0.31	24	134
WS30	0.34	19	114
WS30	0.39	21	125
WS30	0.46	14	95
WS30	0.52	16	105
WS30	0.59	15	100
WS30	0.66	15	100
WS30	0.74	13	89
WS30	0.79	20	120
WS30	0.87	13	92
WS31	0.03	8	65
WS31	0.05	20	120
WS31	0.06	24	134

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Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS31	0.08	26	143
WS31	0.09	42	192
WS31	0.10	36	174
WS31	0.12	42	192
WS31	0.15	36	174
WS31	0.17	50	215
WS31	0.19	50	215
WS31	0.21	65	256
WS31	0.23	58	237
WS31	0.28	45	202
WS31	0.32	48	208
WS31	0.36	52	222
WS31	0.41	50	215
WS31	0.48	31	158
WS31	0.52	23	130
WS31	0.59	16	102
WS31	0.67	13	91
WS31	0.75	12	85
WS31	0.82	16	102
WS31	0.90	13	89
WS32	0.08	3	34
WS32	0.15	4	40
WS32	0.22	3	39
WS32	0.27	5	49
WS32	0.35	3	35
WS32	0.39	6	57
WS32	0.41	11	82
WS32	0.45	6	55
WS32	0.56	2	29
WS32	0.60	6	53
WS32	0.62	13	93
WS32	0.64	13	93
WS32	0.66	11	82
WS32	0.68	17	109
WS32	0.71	14	96
WS32	0.75	16	102
WS32	0.78	18	111
WS32	0.79	39	182
WS32	0.81	25	139
WS33	0.03	10	75
WS33	0.03	145	426
WS33	0.11	3	35
WS33	0.15	5	52
WS33	0.19	8	65
WS33	0.21	13	93
WS33	0.22	19	114
WS33	0.25	20	120
WS33	0.27	23	130

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Test Location	Depth (m)	CBR (%)	Ks (MPa)
WS33	0.30	17	107
WS33	0.33	16	104
WS33	0.37	14	96
WS33	0.41	12	88
WS33	0.46	9	71
WS33	0.52	8	69
WS33	0.59	7	64
WS33	0.66	7	63
WS33	0.80	3	39
WS33	0.91	4	44
TP14	0.05	5	48
TP14	0.06	26	143
TP14	0.08	36	174
TP14	0.09	36	174
TP14	0.10	55	229
TP14	0.12	75	278
TP14	0.18	36	174
TP14	0.21	30	157
TP14	0.24	36	174
TP14	0.27	36	174
TP14	0.31	30	157
TP14	0.35	23	132
TP14	0.40	21	123
TP14	0.45	21	123
TP14	0.48	36	174
TP14	0.52	26	143
TP14	0.56	26	143
TP14	0.61	23	132
TP14	0.66	19	116
TP14	0.73	15	98
TP14	0.76	17	109
TP14	0.78	13	90
TP15	0.03	10	77
TP15	0.04	17	109
TP15	0.06	36	174
TP15	0.08	26	143
TP15	0.10	55	229
TP15	0.12	115	366
TP15	0.17	5	48
TP15	0.23	17	109
TP15	0.28	10	77
TP15	0.31	8	68
TP15	0.33	13	90
TP15	0.34	26	143
TP15	0.37	17	109
TP15	0.42	10	77
TP15	0.47	5	48
TP15	0.51	6	56

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Test Location	Depth (m)	CBR (%)	Ks (MPa)
TP15	0.55	6	56
TP15	0.58	8	68
TP15	0.62	6	56
TP15	0.66	5	52
TP15	0.71	5	48
TP15	0.76	5	52
TP15	0.81	4	45
TP15	0.87	4	45
TP16	0.02	13	90
TP16	0.05	21	123
TP16	0.06	36	174
TP16	0.19	8	65
TP16	0.23	6	56
TP16	0.28	5	48
TP16	0.34	4	43
TP16	0.40	4	45
TP16	0.44	6	56
TP16	0.45	17	109
TP16	0.47	13	90
TP16	0.51	7	61
TP16	0.53	13	90
TP16	0.55	10	77
TP16	0.57	13	90
TP16	0.60	8	68
TP16	0.62	13	90
TP16	0.66	7	61
TP16	0.68	13	90
TP16	0.78	2	29
TP17	0.02	17	109
TP17	0.03	55	229
TP17	0.04	75	278
TP17	0.06	115	366
TP17	0.07	496	935
TP17	0.08	155	445
TP17	0.09	496	935
TP18	0.03	10	77
TP18	0.04	26	143
TP18	0.05	17	109
TP18	0.09	15	98
TP18	0.11	26	143
TP18	0.15	11	83
TP18	0.20	11	83
TP18	0.25	10	77
TP18	0.30	10	77
TP18	0.36	8	68
TP18	0.43	7	59
TP18	0.52	5	52
TP18	0.57	5	52

Site: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project Ref: P17318

Test Location	Depth (m)	CBR (%)	Ks (MPa)
TP18	0.60	8	68
TP18	0.63	8	68
TP18	0.66	8	68
TP18	0.69	8	68
TP18	0.72	7	61
TP18	0.76	7	61
TP18	0.78	13	90
TP18	0.81	8	68
TP18	0.84	7	61
TP18	0.87	10	77
TP19	0.13	2	26
TP19	0.16	7	61
TP19	0.18	13	90
TP19	0.22	15	98
TP19	0.25	15	98
TP19	0.28	21	123
TP19	0.32	23	132
TP19	0.37	21	123
TP19	0.42	23	132
TP19	0.48	17	109
TP19	0.54	16	103
TP19	0.64	11	80
TP19	0.73	11	83
TP19	0.83	10	77
TP19	0.94	9	72
TP20	0.09	3	32
TP20	0.12	10	77
TP20	0.15	7	61
TP20	0.17	13	90
TP20	0.21	13	90
TP20	0.25	13	90
TP20	0.30	10	77
TP20	0.36	9	72
TP20	0.42	8	68
TP20	0.50	6	54
TP20	0.61	4	45
TP20	0.68	3	38
TP20	0.73	5	48
TP20	0.77	6	56
TP20	0.81	6	56
TP20	0.86	5	52
TP21	0.05	5	52
TP21	0.08	7	61
TP21	0.11	10	77
TP21	0.13	10	77
TP21	0.19	8	68
TP21	0.28	6	54
TP21	0.36	6	54

Site: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project Ref: P17318

Test Location	Depth (m)	CBR (%)	Ks (MPa)
TP21	0.48	4	44
TP21	0.61	4	39
TP21	0.74	4	40
TP22	0.03	10	77
TP22	0.05	10	77
TP22	0.07	13	90
TP22	0.09	17	109
TP22	0.12	17	109
TP22	0.14	21	123
TP22	0.17	21	123
TP22	0.18	36	174
TP22	0.21	36	174
TP22	0.25	30	157
TP22	0.28	36	174
TP22	0.31	30	157
TP22	0.35	26	143
TP22	0.39	30	157
TP22	0.42	30	157
TP22	0.47	21	123
TP22	0.53	19	116
TP22	0.60	15	98
TP22	0.71	9	72
TP22	0.82	9	72
TP22	0.87	21	123
TP41	0.07	3	38
TP41	0.13	4	45
TP41	0.16	7	61
TP41	0.21	5	52
TP41	0.23	10	77
TP41	0.26	8	68
TP41	0.32	9	72
TP41	0.36	13	90
TP41	0.41	10	77
TP41	0.43	21	123
TP41	0.45	26	143
TP41	0.51	8	68
TP41	0.56	10	77
TP41	0.62	8	68
TP41	0.66	7	61
TP41	0.69	7	61
TP41	0.73	6	56
TP41	0.77	6	56
TP41	0.81	6	56
TP41	0.86	5	52
TP42	0.04	6	56
TP42	0.07	10	77
TP42	0.10	8	68
TP42	0.13	8	68

Site: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project Ref: P17318

Test Location	Depth (m)	CBR (%)	Ks (MPa)
TP42	0.15	13	90
TP42	0.17	13	90
TP42	0.18	17	109
TP42	0.20	17	109
TP42	0.25	10	77
TP42	0.28	17	109
TP42	0.32	13	90
TP42	0.36	11	83
TP42	0.43	8	65
TP42	0.51	3	35
TP42	0.57	4	43
TP42	0.62	5	48
TP42	0.66	5	52
TP42	0.81	2	23
TP42	0.86	5	48
TP43	0.04	6	56
TP43	0.07	10	77
TP43	0.09	10	77
TP43	0.14	5	52
TP43	0.16	10	77
TP43	0.18	13	90
TP43	0.23	10	77
TP43	0.28	10	77
TP43	0.31	21	123
TP43	0.33	21	123
TP43	0.39	8	68
TP43	0.40	55	229
TP43	0.56	1	22
TP43	0.63	3	38
TP43	0.70	3	38
TP43	0.79	3	34
TP44	0.04	7	61
TP44	0.05	26	143
TP44	0.07	21	123
TP44	0.10	17	109
TP44	0.12	36	174
TP44	0.13	36	174
TP44	0.16	36	174
TP44	0.19	44	197
TP44	0.21	55	229
TP44	0.24	30	157
TP44	0.28	30	157
TP44	0.31	36	174
TP44	0.36	19	116
TP44	0.37	115	366
TP44	0.42	44	197
TP44	0.45	75	278
TP44	0.48	91	315

Site: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project Ref: P17318

Test Location	Depth (m)	CBR (%)	Ks (MPa)
TP44	0.51	75	278
TP44	0.55	55	229
TP44	0.57	115	366
TP44	0.59	91	315
TP44	0.65	39	185
TP44	0.71	36	174
TP44	0.75	55	229
TP44	0.78	63	251
TP45	0.03	10	77
TP45	0.03	55	229
TP45	0.06	17	109
TP45	0.09	21	123
TP45	0.11	26	143
TP45	0.14	36	174
TP45	0.18	26	143
TP45	0.20	44	197
TP45	0.24	30	157
TP45	0.28	26	143
TP45	0.30	44	197
TP45	0.35	49	211
TP45	0.38	75	278
TP45	0.42	55	229
TP45	0.45	75	278
TP45	0.48	75	278
TP45	0.52	55	229
TP45	0.58	36	174
TP45	0.67	23	132
TP45	0.75	26	143
TP45	0.79	55	229
TP46	0.04	7	61
TP46	0.08	6	56
TP46	0.09	26	143
TP46	0.14	10	77
TP46	0.16	26	143
TP46	0.19	36	174
TP46	0.22	30	157
TP46	0.26	30	157
TP46	0.29	36	174
TP46	0.31	44	197
TP46	0.39	28	150
TP46	0.44	39	185
TP46	0.48	55	229
TP46	0.52	63	251
TP46	0.56	49	211
TP46	0.60	63	251
TP46	0.63	63	251
TP46	0.67	63	251
TP46	0.71	55	229

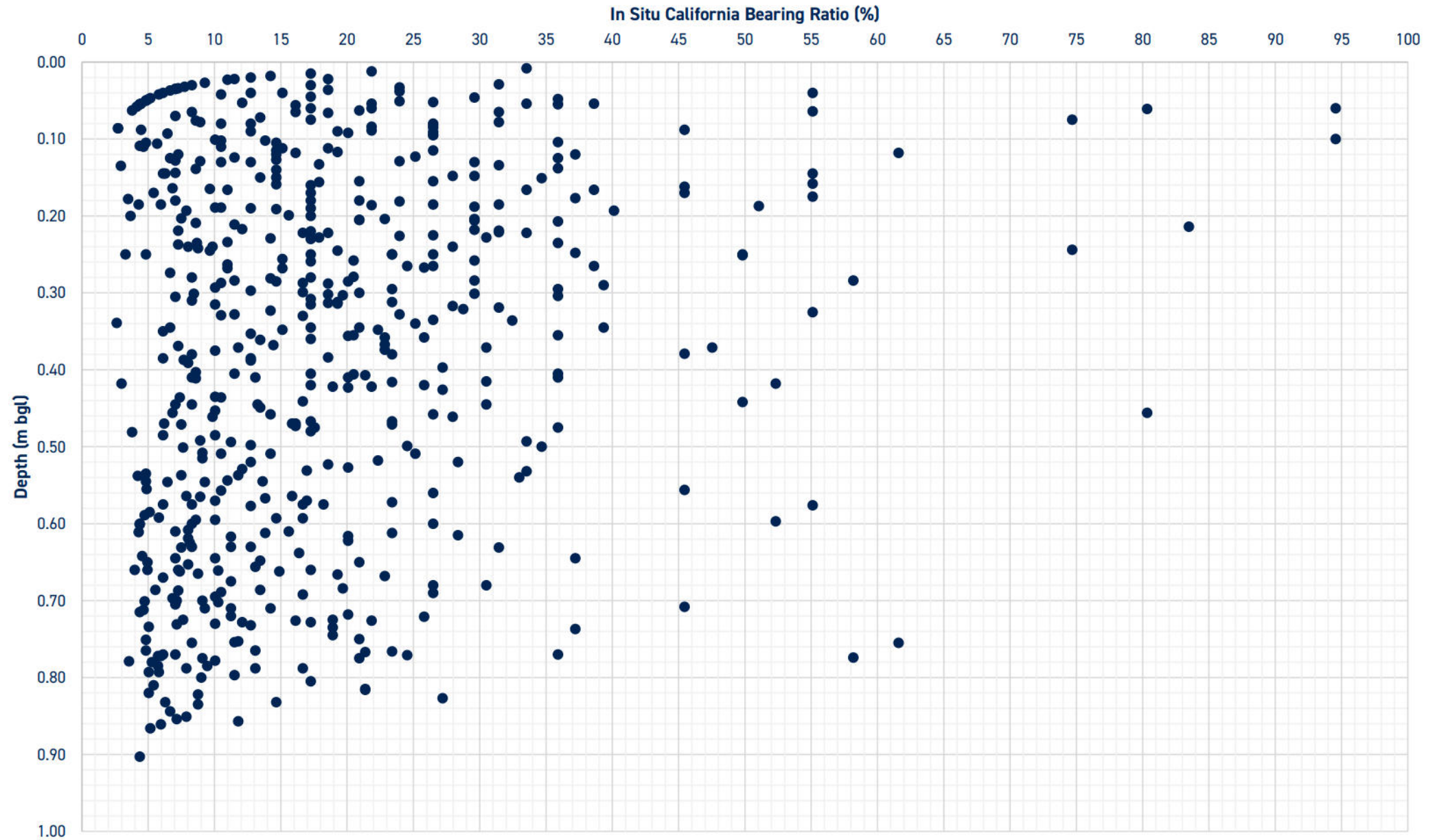
Site: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project Ref: P17318

Test Location	Depth (m)	CBR (%)	Ks (MPa)
TP46	0.74	63	251
TP46	0.76	155	445
TP46	0.78	91	315

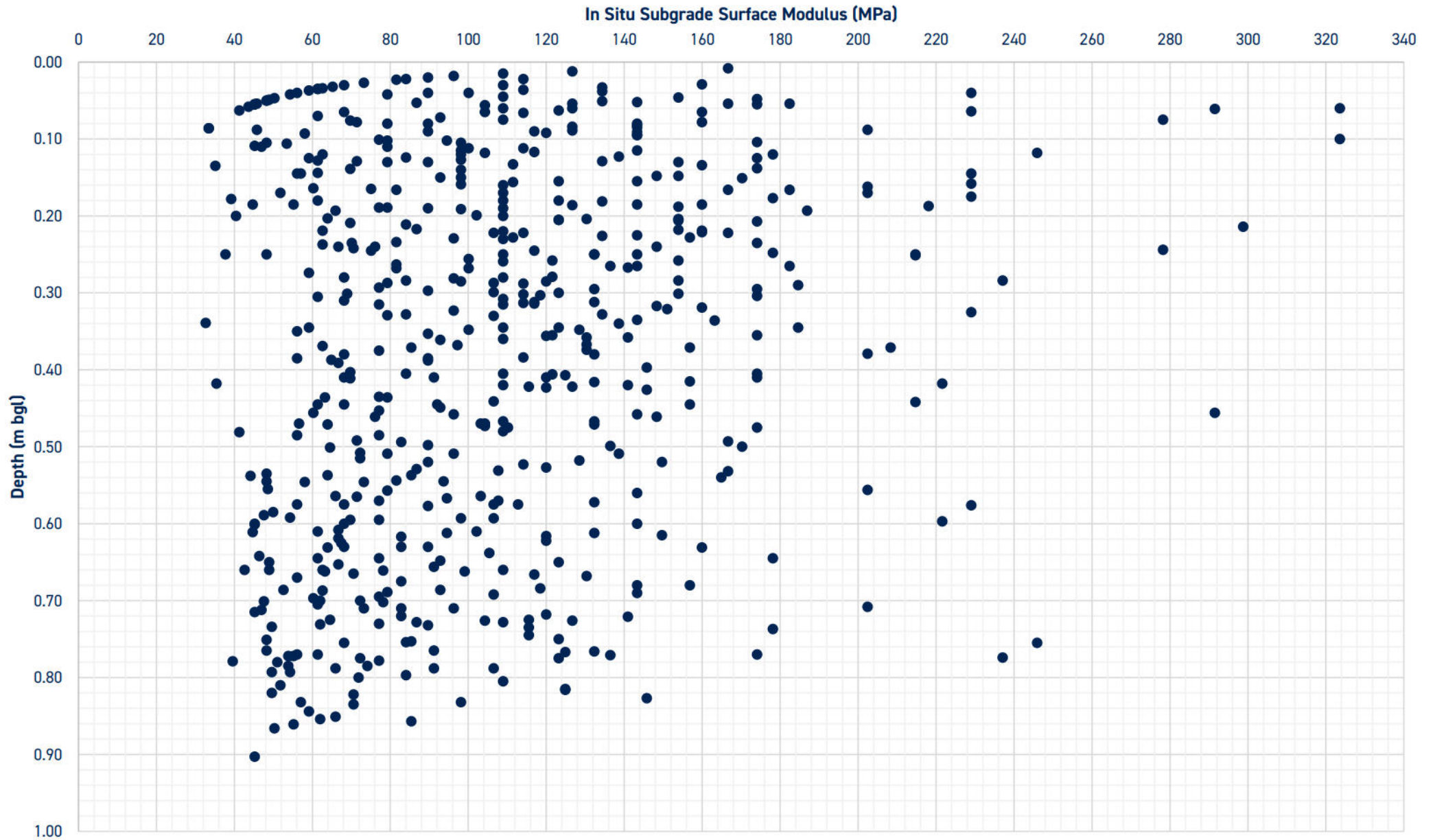
Site: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project Ref: P17318



Site: Land at Woodgate Nurseries, Lidsey Rd, Woodgate, West Sussex

Project Ref: P17318



APPENDIX F

Classification of Probability, Consequence and Risk

Probability Of Risk Being Realised	
Classification	Definition
High	There is a pollution linkage and an event that either appears very likely in the short term and almost inevitable over the long term or there is evidence at the receptor of harm or pollution.
Moderate	There is a pollution linkage and all the elements are present and in the right place, which means that it is probable that an event will occur. Circumstances are such that an event is not inevitable, but possible in the short term and likely over the long term.
Low	There is a pollution linkage and circumstances are possible under which an event could occur. However, it is by no means certain that even over a longer period such event would take place and is less likely in the shorter term.
Very Low	There is a pollution linkage but circumstances are such that it is improbable that an event would occur even in the very long term.

Consequence Of Risk Being Realised		
Classification	Category	Definition
Severe	Human Health	Short term (acute) risk to human health likely to result in "significant harm" as defined by the Environment Protection Act 1990, Part IIA.
	Controlled Waters	Short term risk of pollution (note: Water Resources Act contains no scope for considering significance of pollution) of sensitive water resource.
	Property	Catastrophic damage to buildings/property.
	Ecological Systems	A short term risk to a particular ecosystem or organisation forming part of such ecosystem.
Moderate	Human Health	Chronic damage to Human Health.
	Controlled Waters	Pollution of sensitive water resources (note: Water Resources Act contains no scope for considering significance of pollution).
	Ecological System	A significant change in a particular ecosystem or organism forming part of such ecosystem.
Minor	Controlled Waters	Pollution of non-sensitive water resources.
	Property	Significant damage to crops, buildings, structures and services.
	Ecological Systems	Damage to sensitive buildings/structures/services or the environment.
Very Minor	Human Health	Non-permanent health effects to human health (easily prevented by means such as personal protective clothing, etc).
	Property	Easily repairable effects of damage to buildings, structures and services.
	Project	Harm, although not necessarily significant harm, which may result in a financial loss or expenditure to resolve.

Risk Classification Definitions	
Very High	There is a high probability that severe harm could arise to a designated receptor from an identified hazard, OR, there is evidence that severe harm to a designated receptor is currently happening. This risk, if realised, is likely to result in a substantial liability. Urgent investigation (if not undertaken already) and remediation are likely to be required.
High	Harm is likely to arise to a designated receptor from an identified hazard. Realisation of the risk is likely to present a substantial liability. Urgent investigation (if not undertaken already) is required and remedial works may be necessary in the short term and are likely over the long term.
Moderate	It is possible that harm could arise to a designated receptor from an identified hazard. However, it is relatively unlikely that any such harm would be severe, or if any harm were to occur it is more likely that the harm would be relatively mild. Investigation (if not already undertaken) is normally required to clarify the risk and to determine the potential liability. Some remedial works may be required in the longer term.
Low	It is possible that harm could arise to a designated receptor from an identified hazard, but there is a low likelihood of this hazard occurring and if realised, harm would at worst normally be mild.
Very Low	There is a low possibility that harm could arise to a receptor. In the event of such harm being realised, it is not likely to be severe.

APPENDIX G

Preliminary Conceptual Model

Land At Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex				Preliminary Conceptual Model		P16445	
Potential Source	Potential Receptor	Potential Contaminants	Potential Pathway	Complete Linkage Present?	Probability	Consequence	Risk
• Made ground soils associated with the former Nursery and demolished buildings	End Users	Asbestos, Heavy Metals and PAH Compounds	Dermal contact with soil and dust (indoor & outdoor)	Yes	P3: Moderate	C3: Moderate	Moderate
			Ingestion of soil and indoor dust	Yes	P3: Moderate	C3: Moderate	Moderate
			Consumption of home-grown produce and attached soil	Yes	P3: Moderate	C3: Moderate	Moderate
			Inhalation of soil dust (indoor and outdoor)	Yes	P3: Moderate	C3: Moderate	Moderate
			Inhalation of soil vapours	Identified contaminants do not pose a risk via this pathway			N/A
			Inhalation of soil gases/ Risk of explosion	Identified contaminants do not pose a risk via this pathway			N/A
	End Users (via Water Supply Pipework)		Contamination of incoming services	Identified contaminants do not pose a risk via this pathway			N/A
	Groundwater	Heavy Metals and PAH Compounds	Migration to groundwater	Yes	P1: Very Low	C1: Very Minor	Negligible
• Petroleum hydrocarbon contamination arising from various above ground tanks and heating systems within the former Nursery	End Users	Petroleum Hydrocarbons	Dermal contact with soil and dust (indoor & outdoor)	Yes	P2: Low	C3: Moderate	Low/Moderate
			Ingestion of soil and indoor dust	Yes	P2: Low	C3: Moderate	Low/Moderate
			Consumption of home-grown produce and attached soil	Yes	P2: Low	C3: Moderate	Low/Moderate
			Inhalation of soil dust (indoor and outdoor)	Yes	P2: Low	C3: Moderate	Low/Moderate
			Inhalation of soil vapours	Yes	P1: Very Low	C3: Moderate	Low
			Inhalation of soil gases/ Risk of explosion	Identified contaminant does not pose a risk via this pathway			N/A
	End Users (via Water Supply Pipework)	Petroleum Hydrocarbons	Contamination of incoming services	Yes	P2: Low	C3: Moderate	Low/Moderate
	Groundwater	Petroleum Hydrocarbons	Migration to groundwater	Yes	P1: Very Low	C1: Very Minor	Negligible

Land At Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex				Preliminary Conceptual Model		P16445	
Potential Source	Potential Receptor	Potential Contaminants	Potential Pathway	Complete Linkage Present?	Probability	Consequence	Risk
• Landfill site to the west.	End Users	Ground Gases, Heavy Metals, PAH Compounds, Petroleum Hydrocarbons and VOC Compounds	Dermal contact with soil and dust (indoor & outdoor)	Yes	P1: Very Low	C3: Moderate	Low
			Ingestion of soil and indoor dust	Yes	P1: Very Low	C3: Moderate	Low
			Consumption of home-grown produce and attached soil	Yes	P1: Very Low	C3: Moderate	Low
			Inhalation of soil dust (indoor and outdoor)	Yes	P1: Very Low	C3: Moderate	Low
			Inhalation of soil vapours	Yes	P1: Very Low	C3: Moderate	Low
			Inhalation of soil gases/ Risk of explosion	Yes	P3: Moderate	C3: Moderate	Moderate
	End Users (via Water Supply Pipework)	Petroleum Hydrocarbons and VOC Compounds	Contamination of incoming services	Yes	P1: Very Low	C3: Moderate	Low
	Groundwater	Heavy Metals, PAH Compounds, Petroleum Hydrocarbons and VOC Compounds	Migration to groundwater	Yes	P1: Very Low	C1: Very Minor	Negligible

APPENDIX H

Quantitative Conceptual Model

Site: Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

Project Ref: P17318

Source	Receptor	Contaminants	Pathway	Complete Linkage Present?	Probability	Consequence	Risk
Made ground soils in the eastern part of the former nursery area containing elevated concentrations of lead and PAH compounds, and concentrations of petroleum hydrocarbons in excess of the threshold value for the use of PE pipework.	End Users	Lead and PAH Compounds	Dermal contact with soil and dust (indoor & outdoor)	Yes	P3: Moderate	C3: Moderate	Moderate
			Ingestion of soil and indoor dust	Yes	P3: Moderate	C3: Moderate	Moderate
			Consumption of home-grown produce and attached soil	Yes	P3: Moderate	C3: Moderate	Moderate
			Inhalation of soil dust (indoor and outdoor)	Yes	P3: Moderate	C3: Moderate	Moderate
			Inhalation of soil vapours	Identified contaminants do not pose a risk via this pathway			N/A
			Inhalation of soil gases/ Risk of explosion	Identified contaminants do not pose a risk via this pathway			N/A
	End Users (via Water Supply Pipework)	Petroleum Hydrocarbons	Contamination of incoming services	Yes	P2: Low	C3: Moderate	Low/Moderate
	Groundwater		Migration to groundwater	No contaminants present at concentrations posing risk to groundwater			N/A
Localised made ground containing elevated concentrations of lead in the north of the site.	End Users	Lead	Dermal contact with soil and dust (indoor & outdoor)	Yes	P2: Low	C3: Moderate	Low/Moderate
			Ingestion of soil and indoor dust	Yes	P2: Low	C3: Moderate	Low/Moderate
			Consumption of home-grown produce and attached soil	Yes	P2: Low	C3: Moderate	Low/Moderate
			Inhalation of soil dust (indoor and outdoor)	Yes	P2: Low	C3: Moderate	Low/Moderate
			Inhalation of soil vapours	Identified contaminant does not pose a risk via this pathway			N/A
			Inhalation of soil gases/ Risk of explosion	Identified contaminant does not pose a risk via this pathway			N/A
	End Users (via Water Supply Pipework)		Contamination of incoming services	Identified contaminant does not pose a risk via this pathway			N/A
	Groundwater		Migration to groundwater	No contaminants present at concentrations posing risk to groundwater			N/A

APPENDIX I

HazWasteOnline Output Sheets

Waste Classification Report

HazWasteOnline™ classifies waste as either **hazardous** or **non-hazardous** based on its chemical composition, related legislation and the rules and data defined in the current UK or EU technical guidance (Appendix C) (note that HP 9 Infectious is not assessed). It is the responsibility of the classifier named below to:

- understand the origin of the waste
- select the correct List of Waste code(s)
- confirm that the list of determinands, results and sampling plan are fit for purpose
- select and justify the chosen metal species (Appendix B)
- correctly apply moisture correction and other available corrections
- add the meta data for their user-defined substances (Appendix A)
- check that the classification engine is suitable with respect to the national destination of the waste (Appendix C)



8HB7C-OZANX-QQ5OP

To aid the reviewer, the laboratory results, assumptions and justifications managed by the classifier are highlighted in pale yellow.

Report is invalid if pages are removed.

Job name

P17318 - Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

Description/Comments

Project

P17318

Site

Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

Classified by

Name: **Stuart Card**
Date: **15 Nov 2025 17:12 GMT**
Telephone: **01273 483119**
Company: **Ashdown Site Investigation Ltd**
Manchester

HazWasteOnline™ provides a two day, hazardous waste classification course that covers the use of the software and both basic and advanced waste classification techniques. Certification has to be renewed every 3 years.

HazWasteOnline™ Certification:

Course	Date
Hazardous Waste Classification	05 Dec 2013 *
Most recent 3 year Refresher	02 Aug 2022
3 year Refresher overdue	-

* training course booked

Purpose of classification

2 - Material Characterisation

Address of the waste

Land at Woodgate Nurseries, Lidsey Road, Woodgate, West Sussex

Post Code N/A

SIC for the process giving rise to the waste

Description of industry/producer giving rise to the waste

Redevelopment of former nursery site and agricultural field

Description of the specific process, sub-process and/or activity that created the waste

Waste created during excavation of foundations and other associated works

Description of the waste

As per Ashdown Site Investigation Ltd. Project Ref: P17318, Report Ref: R16816

Job summary

#	Sample name	Depth [m]	Classification Result	Hazard properties	WAC Results			Page
					Inert	SNRHW	Hazardous	
1	WS14-0.30-05/08/2025	0.30	Non Hazardous	HP 3(i), HP 7, HP 11	-	-	N/A	4
2	WS15-1.10-05/08/2025	1.10	Non Hazardous		Pass	Pass	N/A	7
3	WS16-0.15-06/08/2025	0.15	Non Hazardous		-	-	N/A	10
4	WS20-0.20-05/08/2025	0.20	Hazardous		N/A	Pass	Pass	13
5	WS21-0.10-05/08/2025	0.10	Non Hazardous		-	-	N/A	17
6	WS22-0.05-05/08/2025	0.05	Non Hazardous		-	-	N/A	20
7	WS23-0.10-06/08/2025	0.10	Non Hazardous		-	-	N/A	23
8	WS24-0.05-06/08/2025	0.05	Non Hazardous		-	-	N/A	26
9	WS25-0.30-06/08/2025	0.30	Non Hazardous		-	-	N/A	29
10	WS26-0.15-06/08/2025	0.15	Non Hazardous		-	-	N/A	32
11	TP01-0.10-06/08/2025	0.10	Non Hazardous		-	-	N/A	35
12	TP02-0.20-06/08/2025	0.20	Non Hazardous		Fail	Pass	N/A	38
13	TP03-0.05-06/08/2025	0.05	Non Hazardous		-	-	N/A	41
14	TP04-0.10-06/08/2025	0.10	Non Hazardous		-	-	N/A	44
15	TP05-0.10-06/08/2025	0.10	Non Hazardous		-	-	N/A	47
16	TP06-0.20-06/08/2025	0.20	Non Hazardous		-	-	N/A	50
17	TP07-0.20-06/08/2025	0.20	Non Hazardous		-	-	N/A	53
18	TP08-0.10-06/08/2025	0.10	Non Hazardous		-	-	N/A	56
19	TP09-0.10-06/08/2025	0.10	Non Hazardous		-	-	N/A	59
20	TP12-0.25-06/08/2025	0.25	Non Hazardous		Fail	Fail	N/A	62
21	TP13-0.10-06/08/2025	0.10	Non Hazardous		-	-	N/A	65
22	WS05-0.10-11/08/2025	0.10	Non Hazardous		-	-	N/A	68
23	WS06-0.15-11/08/2025	0.15	Non Hazardous		-	-	N/A	71
24	WS09-0.20-11/08/2025	0.20	Non Hazardous		-	-	N/A	74
25	WS10-0.50-11/08/2025	0.50	Non Hazardous		-	-	N/A	77
26	WS11-0.10-11/08/2025	0.10	Non Hazardous		-	-	N/A	80
27	WS12-0.15-08/08/2025	0.15	Non Hazardous		-	-	N/A	83
28	WS13-0.05-08/08/2025	0.05	Non Hazardous		-	-	N/A	86
29	WS17-0.05-08/08/2025	0.05	Non Hazardous		Pass	Pass	N/A	89
30	WS18-0.10-08/08/2025	0.10	Non Hazardous		-	-	N/A	92
31	WS19-0.10-08/08/2025	0.10	Non Hazardous		-	-	N/A	95
32	TP10-0.15-11/08/2025	0.15	Non Hazardous		-	-	N/A	98
33	TP27-0.10-08/08/2025	0.10	Non Hazardous		-	-	N/A	101
34	TP30-0.05-06/08/2025	0.05	Non Hazardous		-	-	N/A	104
35	TP34-0.10-08/08/2025	0.10	Non Hazardous		-	-	N/A	107
36	TP35-0.15-08/08/2025	0.15	Non Hazardous		-	-	N/A	110
37	TP36-0.10-11/08/2025	0.10	Non Hazardous		-	-	N/A	113
38	TP37-0.20-06/08/2025	0.20	Non Hazardous		-	-	N/A	116
39	TP39-0.10-08/08/2025	0.10	Non Hazardous		-	-	N/A	119
40	TP40-0.20-08/08/2025	0.20	Non Hazardous		Pass	Fail	N/A	122
41	WS07-0.05-15/08/2025	0.05	Non Hazardous		-	-	N/A	125
42	WS08-0.15-15/08/2025	0.15	Non Hazardous		Pass	Fail	N/A	128
43	WS27-0.05-15/08/2025	0.05	Non Hazardous		-	-	N/A	131
44	WS28-0.10-13/08/2025	0.10	Non Hazardous		-	-	N/A	134
45	WS29-0.50-15/08/2025	0.50	Non Hazardous		-	-	N/A	137
46	WS30-0.20-13/08/2025	0.20	Non Hazardous		Pass	Pass	N/A	140
47	WS31-0.15-13/08/2025	0.15	Non Hazardous		-	-	N/A	143
48	WS32-0.05-13/08/2025	0.05	Non Hazardous		-	-	N/A	146
49	WS33-0.30-13/08/2025	0.30	Non Hazardous		-	-	N/A	149
50	TP22-0.20-15/08/2025	0.20	Non Hazardous		Pass	Fail	N/A	152
51	TP33-0.20-15/08/2025	0.20	Non Hazardous		-	-	N/A	155
52	TP38-0.30-15/08/2025	0.30	Non Hazardous		-	-	N/A	158
53	TP44-0.10-13/08/2025	0.10	Non Hazardous		-	-	N/A	161
54	WS02-0.20-18/08/2025	0.20	Non Hazardous		Pass	Fail	N/A	164
55	TP11-0.10-11/08/2025	0.10	Non Hazardous		-	-	N/A	167
56	TP23-0.20-11/08/2025	0.20	Non Hazardous		-	-	N/A	170
57	TP24-0.20-06/08/2025	0.20	Non Hazardous		-	-	N/A	173
58	TP25-0.10-06/08/2025	0.10	Non Hazardous		-	-	N/A	176
59	TP26-0.20-06/08/2025	0.20	Non Hazardous		-	-	N/A	179
60	WS03-0.15-18/08/2025	0.15	Non Hazardous		-	-	N/A	182
61	TP14-0.25-18/08/2025	0.25	Non Hazardous		Pass	Pass	N/A	185
62	TP28-0.25-18/08/2025	0.25	Non Hazardous		-	-	N/A	188

#	Sample name	Depth [m]	Classification Result	Hazard properties	WAC Results			Page
					Inert	SNRHW	Hazardous	
63	TP29-0.30-18/08/2025	0.30	Non Hazardous		Fail	Pass	N/A	191
64	TP31-0.05-18/08/2025	0.05	Non Hazardous		-	-	N/A	194
65	TP32-0.10-26/08/2025	0.10	Non Hazardous		-	-	N/A	197
66	TP47-0.15-26/08/2025	0.15	Non Hazardous		-	-	N/A	200

Related documents

#	Name	Description
1	25-07275.1.hwl	DETS South .hwl file used to populate the Job
2	25-07348.1.hwl	DETS South .hwl file used to populate the Job
3	25-07474.1.hwl	DETS South .hwl file used to populate the Job
4	25-07558.1.hwl	DETS South .hwl file used to populate the Job
5	25-07754.1.hwl	DETS South .hwl file used to populate the Job
6	25-09216.1.hwl	DETS South .hwl file used to populate the Job
7	25-09269.1.batch	DETS South .batch file used to populate the Job
8	25-09269.1.hwl	DETS South .hwl file used to populate the Job
9	ASI DETS 2022	waste stream template used to create this Job

WAC results

WAC Settings: samples in this Job do not constitute a single population.

WAC limits used to evaluate the samples in this Job: "UK"

The WAC used in this report are the WAC defined for the inert, stable non-reactive hazardous and hazardous classes of landfill in the UK. You should check the actual acceptance criteria when the disposal site is identified as they may differ from the generic WAC used in this report.

Report

Created by: Stuart Card

Created date: 15 Nov 2025 17:12 GMT

Appendices	Page
Appendix A: Classifier defined and non GB MCL determinands	203
Appendix B: Rationale for selection of metal species	204
Appendix C: Version	204

Classification of sample: WS14-0.30-05/08/2025

 **Non Hazardous Waste**
Classified as **17 05 04**
in the List of Waste

Sample details

Sample name:	LoW Code:
WS14-0.30-05/08/2025	Chapter: 17: Construction and Demolition Wastes (including excavated soil from contaminated sites)
Sample Depth:	Entry: 17 05 04 (Soil and stones other than those mentioned in 17 05 03)
0.30 m	
Moisture content:	
12.7%	
(no correction)	

Hazard properties

None identified

Determinands

Moisture content: 12.7% No Moisture Correction applied (MC)

#	Determinand			CLP Note	User entered data	Conv. Factor	Compound conc.	Classification value	MC Applied	Conc. Not Used
	EU CLP index number	EC Number	CAS Number							
1	pH		PH		7.1 pH		7.1 pH	7.1 pH		
2	arsenic { arsenic trioxide }				9 mg/kg	1.32	11.883 mg/kg	0.00119 %		
	033-003-00-0	215-481-4	1327-53-3							
3	boron { diboron trioxide }				<1 mg/kg	3.22	<3.22 mg/kg	<0.000322 %		<LOD
	005-008-00-8	215-125-8	1303-86-2							
4	cadmium { cadmium oxide }				<0.2 mg/kg	1.142	<0.228 mg/kg	<0.0000228 %		<LOD
	048-002-00-0	215-146-2	1306-19-0							
5	chromium in Cr(III) compounds { chromium(III) oxide (worst case) }				16 mg/kg	1.462	23.385 mg/kg	0.00234 %		
		215-160-9	1308-38-9							
6	chromium in Cr(VI) compounds { chromium (VI) compounds, with the exception of barium chromate and of compounds specified elsewhere in this Annex }				<2 mg/kg	2.27	<4.54 mg/kg	<0.000454 %		<LOD
	024-017-00-8									
7	copper { dicopper oxide; copper (I) oxide }				11 mg/kg	1.126	12.385 mg/kg	0.00124 %		
	029-002-00-X	215-270-7	1317-39-1							
8	lead { lead chromate }			1	29 mg/kg	1.56	45.235 mg/kg	0.0029 %		
	082-004-00-2	231-846-0	7758-97-6							
9	mercury { mercury dichloride }				<1 mg/kg	1.353	<1.353 mg/kg	<0.000135 %		<LOD
	080-010-00-X	231-299-8	7487-94-7							
10	nickel { nickel chromate }				10 mg/kg	2.976	29.763 mg/kg	0.00298 %		
	028-035-00-7	238-766-5	14721-18-7							
11	selenium { nickel selenate }				<2 mg/kg	2.554	<5.108 mg/kg	<0.000511 %		<LOD
	028-031-00-5	239-125-2	15060-62-5							
12	zinc { zinc sulphate }				55 mg/kg	2.469	135.811 mg/kg	0.0136 %		
	030-006-00-9	231-793-3 [1] 231-793-3 [2]	7446-19-7 [1] 7733-02-0 [2]							
13	TPH (C6 to C40) petroleum group		TPH		438 mg/kg		438 mg/kg	0.0438 %		
14	naphthalene				<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
	601-052-00-2	202-049-5	91-20-3							
15	acenaphthylene				0.14 mg/kg		0.14 mg/kg	0.000014 %		
		205-917-1	208-96-8							

#	Determinand			CLP Note	User entered data	Conv. Factor	Compound conc.	Classification value	MC Applied	Conc. Not Used
	EU CLP index number	EC Number	CAS Number							
16	acenaphthene	201-469-6	83-32-9		0.84 mg/kg		0.84 mg/kg	0.000084 %		
17	fluorene	201-695-5	86-73-7		0.7 mg/kg		0.7 mg/kg	0.00007 %		
18	phenanthrene	201-581-5	85-01-8		10.3 mg/kg		10.3 mg/kg	0.00103 %		
19	anthracene	204-371-1	120-12-7		2.53 mg/kg		2.53 mg/kg	0.000253 %		
20	fluoranthene	205-912-4	206-44-0		30.9 mg/kg		30.9 mg/kg	0.00309 %		
21	pyrene	204-927-3	129-00-0		29.1 mg/kg		29.1 mg/kg	0.00291 %		
22	benzo[a]anthracene	601-033-00-9	200-280-6		17.1 mg/kg		17.1 mg/kg	0.00171 %		
23	chrysene	601-048-00-0	205-923-4		15.2 mg/kg		15.2 mg/kg	0.00152 %		
24	benzo[b]fluoranthene	601-034-00-4	205-911-9		18.8 mg/kg		18.8 mg/kg	0.00188 %		
25	benzo[k]fluoranthene	601-036-00-5	205-916-6		6.78 mg/kg		6.78 mg/kg	0.000678 %		
26	benzo[a]pyrene; benzo[def]chrysene	601-032-00-3	200-028-5		15.7 mg/kg		15.7 mg/kg	0.00157 %		
27	indeno[123-cd]pyrene	205-893-2	193-39-5		9.88 mg/kg		9.88 mg/kg	0.000988 %		
28	dibenz[a,h]anthracene	601-041-00-2	200-181-8		2.49 mg/kg		2.49 mg/kg	0.000249 %		
29	benzo[ghi]perylene	205-883-8	191-24-2		8.4 mg/kg		8.4 mg/kg	0.00084 %		
Total:								0.0849 %		

Key

	User supplied data
	Determinand values ignored for classification, see column 'Conc. Not Used' for reason
	Determinand defined or amended by HazWasteOnline (see Appendix A)
	Speciated Determinand - Unless the Determinand is Note 1, the Conversion Factor is used to calculate the compound concentration
<LOD	Below limit of detection
CLP: Note 1	Only the metal concentration has been used for classification

Supplementary Hazardous Property Information

HP 3(i): Flammable "flammable liquid waste: liquid waste having a flash point below 60°C or waste gas oil, diesel and light heating oils having a flash point > 55°C and ≤ 75°C"

Force this Hazardous Property to non-hazardous for cumulative determinand results below the threshold of: 1000 mg/kg (0.1%) because: No free product encountered at any exploratory hole position, therefore TPH unlikely to be flammable at concentrations < 1000 mg/kg

Hazard Statements hit:

Flam. Liq. 3; H226 "Flammable liquid and vapour."

Because of determinand:

TPH (C6 to C40) petroleum group (conc.: 0.0438%)

WAC results for sample: WS14-0.30-05/08/2025

WAC Settings: samples in this Job do not constitute a single population.

WAC limits used to evaluate this sample: "UK"

The WAC used in this report are the WAC defined for the inert, stable non-reactive hazardous and hazardous classes of landfill in the UK. You should check the actual acceptance criteria when the disposal site is identified as they may differ from the generic WAC used in this report.

The sample cannot be evaluated against the Inert (Inert waste landfill) criteria because of missing determinand values.

The sample cannot be evaluated against the SNRHW (Stable non-reactive hazardous waste in non-hazardous landfill) criteria because of missing determinand values.

WAC Determinands

Solid Waste Analysis				Landfill Waste Acceptance Criteria Limits		
#	Determinand		User entered data	Inert waste landfill	Stable non-reactive hazardous waste in non-hazardous landfill	Hazardous waste landfill
1	TOC (total organic carbon)	%		3	5	6
2	LOI (loss on ignition)	%		-	-	10
3	BTEX (benzene, toluene, ethylbenzene and xylenes)	mg/kg		6	-	-
4	PCBs (polychlorinated biphenyls, 7 congeners)	mg/kg		1	-	-
5	Mineral oil (C10 to C40)	mg/kg		500	-	-
6	PAHs (polycyclic aromatic hydrocarbons)	mg/kg		100	-	-
7	pH	pH	7.1	-	>6	-
8	ANC (acid neutralisation capacity)	mol/kg		-	-	-
Eluate Analysis 10:1						
9	arsenic	mg/kg		0.5	2	25
10	barium	mg/kg		20	100	300
11	cadmium	mg/kg		0.04	1	5
12	chromium	mg/kg		0.5	10	70
13	copper	mg/kg		2	50	100
14	mercury	mg/kg		0.01	0.2	2
15	molybdenum	mg/kg		0.5	10	30
16	nickel	mg/kg		0.4	10	40
17	lead	mg/kg		0.5	10	50
18	antimony	mg/kg		0.06	0.7	5
19	selenium	mg/kg		0.1	0.5	7
20	zinc	mg/kg		4	50	200
21	chloride	mg/kg		800	15,000	25,000
22	fluoride	mg/kg		10	150	500
23	sulphate	mg/kg		1,000	20,000	50,000
24	phenol index	mg/kg		1	-	-
25	DOC (dissolved organic carbon)	mg/kg		500	800	1,000
26	TDS (total dissolved solids)	mg/kg		4,000	60,000	100,000

Key

	User supplied data
	Not applicable
	Missing WAC determinand value

Classification of sample: WS15-1.10-05/08/2025



Sample details

Sample name:	LoW Code:	
WS15-1.10-05/08/2025	Chapter:	17: Construction and Demolition Wastes (including excavated soil from contaminated sites)
Sample Depth:	Entry:	17 05 04 (Soil and stones other than those mentioned in 17 05 03)
1.10 m		
Moisture content:		
14.1%		
(no correction)		

Hazard properties

None identified

Determinands

Moisture content: 14.1% No Moisture Correction applied (MC)

#	Determinand			CLP Note	User entered data	Conv. Factor	Compound conc.		Classification value	MC Applied	Conc. Not Used
	EU CLP index number	EC Number	CAS Number								
1	pH				7.3 pH		7.3	pH	7.3 pH		
2	arsenic { arsenic trioxide }				9 mg/kg	1.32	11.883	mg/kg	0.00119 %		
	033-003-00-0	215-481-4	1327-53-3								
3	boron { diboron trioxide }				<1 mg/kg	3.22	<3.22	mg/kg	<0.000322 %		<LOD
	005-008-00-8	215-125-8	1303-86-2								
4	cadmium { cadmium oxide }				1 mg/kg	1.142	1.142	mg/kg	0.000114 %		
	048-002-00-0	215-146-2	1306-19-0								
5	chromium in Cr(III) compounds { chromium(III) oxide (worst case) }				19 mg/kg	1.462	27.77	mg/kg	0.00278 %		
		215-160-9	1308-38-9								
6	chromium in Cr(VI) compounds { chromium (VI) compounds, with the exception of barium chromate and of compounds specified elsewhere in this Annex }				<2 mg/kg	2.27	<4.54	mg/kg	<0.000454 %		<LOD
	024-017-00-8										
7	copper { dicopper oxide; copper (I) oxide }				19 mg/kg	1.126	21.392	mg/kg	0.00214 %		
	029-002-00-X	215-270-7	1317-39-1								
8	lead { lead chromate }			1	104 mg/kg	1.56	162.221	mg/kg	0.0104 %		
	082-004-00-2	231-846-0	7758-97-6								
9	mercury { mercury dichloride }				<1 mg/kg	1.353	<1.353	mg/kg	<0.000135 %		<LOD
	080-010-00-X	231-299-8	7487-94-7								
10	nickel { nickel chromate }				11 mg/kg	2.976	32.739	mg/kg	0.00327 %		
	028-035-00-7	238-766-5	14721-18-7								
11	selenium { nickel selenate }				<2 mg/kg	2.554	<5.108	mg/kg	<0.000511 %		<LOD
	028-031-00-5	239-125-2	15060-62-5								
12	zinc { zinc sulphate }				97 mg/kg	2.469	239.522	mg/kg	0.024 %		
	030-006-00-9	231-793-3 [1]	7446-19-7 [1]								
		231-793-3 [2]	7733-02-0 [2]								
13	TPH (C6 to C40) petroleum group				<6 mg/kg		<6	mg/kg	<0.0006 %		<LOD
			TPH								
14	naphthalene				<0.1 mg/kg		<0.1	mg/kg	<0.00001 %		<LOD
	601-052-00-2	202-049-5	91-20-3								
15	acenaphthylene				<0.1 mg/kg		<0.1	mg/kg	<0.00001 %		<LOD
		205-917-1	208-96-8								

#	Determinand			CLP Note	User entered data	Conv. Factor	Compound conc.	Classification value	MC Applied	Conc. Not Used
	EU CLP index number	EC Number	CAS Number							
16	■ acenaphthene	201-469-6	83-32-9		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
17	■ fluorene	201-695-5	86-73-7		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
18	■ phenanthrene	201-581-5	85-01-8		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
19	■ anthracene	204-371-1	120-12-7		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
20	■ fluoranthene	205-912-4	206-44-0		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
21	■ pyrene	204-927-3	129-00-0		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
22	benzo[a]anthracene	601-033-00-9	200-280-6		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
23	chrysene	601-048-00-0	205-923-4		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
24	benzo[b]fluoranthene	601-034-00-4	205-911-9		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
25	benzo[k]fluoranthene	601-036-00-5	205-916-6		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
26	benzo[a]pyrene; benzo[def]chrysene	601-032-00-3	200-028-5		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
27	■ indeno[123-cd]pyrene	205-893-2	193-39-5		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
28	dibenz[a,h]anthracene	601-041-00-2	200-181-8		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
29	benzo[ghi]perylene	205-883-8	191-24-2		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
Total:								0.0438 %		

Key

■	User supplied data
■	Determinand values ignored for classification, see column 'Conc. Not Used' for reason
■	Determinand defined or amended by HazWasteOnline (see Appendix A)
■	Speciated Determinand - Unless the Determinand is Note 1, the Conversion Factor is used to calculate the compound concentration
<LOD	Below limit of detection
CLP: Note 1	Only the metal concentration has been used for classification

WAC results for sample: WS15-1.10-05/08/2025

WAC Settings: samples in this Job do not constitute a single population.

WAC limits used to evaluate this sample: "UK"

The WAC used in this report are the WAC defined for the inert, stable non-reactive hazardous and hazardous classes of landfill in the UK. You should check the actual acceptance criteria when the disposal site is identified as they may differ from the generic WAC used in this report.

The sample **PASSES** the Inert (Inert waste landfill) criteria.

The sample **PASSES** the SNRHW (Stable non-reactive hazardous waste in non-hazardous landfill) criteria.

WAC Determinands

Solid Waste Analysis				Landfill Waste Acceptance Criteria Limits		
#	Determinand		User entered data	Inert waste landfill	Stable non-reactive hazardous waste in non-hazardous landfill	Hazardous waste landfill
1	TOC (total organic carbon)	%	2.3	3	5	6
2	LOI (loss on ignition)	%	6.47	-	-	10
3	BTEX (benzene, toluene, ethylbenzene and xylenes)	mg/kg	<0.05	6	-	-
4	PCBs (polychlorinated biphenyls, 7 congeners)	mg/kg	<0.1	1	-	-
5	Mineral oil (C10 to C40)	mg/kg	<10	500	-	-
6	PAHs (polycyclic aromatic hydrocarbons)	mg/kg	<1.7	100	-	-
7	pH	pH	7.3	-	>6	-
8	ANC (acid neutralisation capacity)	mol/kg	<1	-	-	-
Eluate Analysis 10:1						
9	arsenic	mg/kg	0.018	0.5	2	25
10	barium	mg/kg	0.067	20	100	300
11	cadmium	mg/kg	<0.002	0.04	1	5
12	chromium	mg/kg	0.004	0.5	10	70
13	copper	mg/kg	0.061	2	50	100
14	mercury	mg/kg	0.0008	0.01	0.2	2
15	molybdenum	mg/kg	0.016	0.5	10	30
16	nickel	mg/kg	0.017	0.4	10	40
17	lead	mg/kg	0.014	0.5	10	50
18	antimony	mg/kg	<0.002	0.06	0.7	5
19	selenium	mg/kg	0.003	0.1	0.5	7
20	zinc	mg/kg	0.14	4	50	200
21	chloride	mg/kg	<10	800	15,000	25,000
22	fluoride	mg/kg	<5	10	150	500
23	sulphate	mg/kg	11	1,000	20,000	50,000
24	phenol index	mg/kg	<0.1	1	-	-
25	DOC (dissolved organic carbon)	mg/kg	84.7	500	800	1,000
26	TDS (total dissolved solids)	mg/kg	580	4,000	60,000	100,000

Key

	User supplied data
	Not applicable

Classification of sample: WS16-0.15-06/08/2025

 **Non Hazardous Waste**
Classified as **17 05 04**
in the List of Waste

Sample details

Sample name:	LoW Code:
WS16-0.15-06/08/2025	Chapter: 17: Construction and Demolition Wastes (including excavated soil from contaminated sites)
Sample Depth:	Entry: 17 05 04 (Soil and stones other than those mentioned in 17 05 03)
0.15 m	
Moisture content:	
9.2%	
(no correction)	

Hazard properties

None identified

Determinands

Moisture content: 9.2% No Moisture Correction applied (MC)

#	Determinand			CLP Note	User entered data	Conv. Factor	Compound conc.	Classification value	MC Applied	Conc. Not Used
	EU CLP index number	EC Number	CAS Number							
1	pH		PH		7.1 pH		7.1 pH	7.1 pH		
2	arsenic { arsenic trioxide }				7 mg/kg	1.32	9.242 mg/kg	0.000924 %		
	033-003-00-0	215-481-4	1327-53-3							
3	boron { diboron trioxide }				<1 mg/kg	3.22	<3.22 mg/kg	<0.000322 %		<LOD
	005-008-00-8	215-125-8	1303-86-2							
4	cadmium { cadmium oxide }				<0.2 mg/kg	1.142	<0.228 mg/kg	<0.0000228 %		<LOD
	048-002-00-0	215-146-2	1306-19-0							
5	chromium in Cr(III) compounds { chromium(III) oxide (worst case) }				17 mg/kg	1.462	24.846 mg/kg	0.00248 %		
		215-160-9	1308-38-9							
6	chromium in Cr(VI) compounds { chromium(VI) compounds, with the exception of barium chromate and of compounds specified elsewhere in this Annex }				<2 mg/kg	2.27	<4.54 mg/kg	<0.000454 %		<LOD
	024-017-00-8									
7	copper { dicopper oxide; copper (I) oxide }				10 mg/kg	1.126	11.259 mg/kg	0.00113 %		
	029-002-00-X	215-270-7	1317-39-1							
8	lead { lead chromate }			1	23 mg/kg	1.56	35.876 mg/kg	0.0023 %		
	082-004-00-2	231-846-0	7758-97-6							
9	mercury { mercury dichloride }				<1 mg/kg	1.353	<1.353 mg/kg	<0.000135 %		<LOD
	080-010-00-X	231-299-8	7487-94-7							
10	nickel { nickel chromate }				10 mg/kg	2.976	29.763 mg/kg	0.00298 %		
	028-035-00-7	238-766-5	14721-18-7							
11	selenium { nickel selenate }				<2 mg/kg	2.554	<5.108 mg/kg	<0.000511 %		<LOD
	028-031-00-5	239-125-2	15060-62-5							
12	zinc { zinc sulphate }				35 mg/kg	2.469	86.425 mg/kg	0.00864 %		
	030-006-00-9	231-793-3 [1] 231-793-3 [2]	7446-19-7 [1] 7733-02-0 [2]							
13	TPH (C6 to C40) petroleum group		TPH		<6 mg/kg		<6 mg/kg	<0.0006 %		<LOD
14	naphthalene				<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
	601-052-00-2	202-049-5	81-20-3							
15	acenaphthylene				<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
		205-917-1	208-96-8							

#	Determinand			CLP Note	User entered data	Conv. Factor	Compound conc.	Classification value	MC Applied	Conc. Not Used
	EU CLP index number	EC Number	CAS Number							
16	acenaphthene	201-469-6	83-32-9		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
17	fluorene	201-695-5	86-73-7		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
18	phenanthrene	201-581-5	85-01-8		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
19	anthracene	204-371-1	120-12-7		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
20	fluoranthene	205-912-4	206-44-0		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
21	pyrene	204-927-3	129-00-0		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
22	benzo[a]anthracene	601-033-00-9	200-280-6		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
23	chrysene	601-048-00-0	205-923-4		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
24	benzo[b]fluoranthene	601-034-00-4	205-911-9		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
25	benzo[k]fluoranthene	601-036-00-5	205-916-6		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
26	benzo[a]pyrene; benzo[def]chrysene	601-032-00-3	200-028-5		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
27	indeno[123-cd]pyrene	205-893-2	193-39-5		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
28	dibenz[a,h]anthracene	601-041-00-2	200-181-8		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
29	benzo[ghi]perylene	205-883-8	191-24-2		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
Total:								0.0185 %		

Key

	User supplied data
	Determinand values ignored for classification, see column 'Conc. Not Used' for reason
	Determinand defined or amended by HazWasteOnline (see Appendix A)
	Speciated Determinand - Unless the Determinand is Note 1, the Conversion Factor is used to calculate the compound concentration
<LOD	Below limit of detection
CLP: Note 1	Only the metal concentration has been used for classification

WAC results for sample: WS16-0.15-06/08/2025

WAC Settings: samples in this Job do not constitute a single population.

WAC limits used to evaluate this sample: "UK"

The WAC used in this report are the WAC defined for the inert, stable non-reactive hazardous and hazardous classes of landfill in the UK. You should check the actual acceptance criteria when the disposal site is identified as they may differ from the generic WAC used in this report.

The sample cannot be evaluated against the Inert (Inert waste landfill) criteria because of missing determinand values.

The sample cannot be evaluated against the SNRHW (Stable non-reactive hazardous waste in non-hazardous landfill) criteria because of missing determinand values.

WAC Determinands

Solid Waste Analysis				Landfill Waste Acceptance Criteria Limits		
#	Determinand		User entered data	Inert waste landfill	Stable non-reactive hazardous waste in non-hazardous landfill	Hazardous waste landfill
1	TOC (total organic carbon)	%		3	5	6
2	LOI (loss on ignition)	%		-	-	10
3	BTEX (benzene, toluene, ethylbenzene and xylenes)	mg/kg		6	-	-
4	PCBs (polychlorinated biphenyls, 7 congeners)	mg/kg		1	-	-
5	Mineral oil (C10 to C40)	mg/kg		500	-	-
6	PAHs (polycyclic aromatic hydrocarbons)	mg/kg		100	-	-
7	pH	pH	7.1	-	>6	-
8	ANC (acid neutralisation capacity)	mol/kg		-	-	-
Eluate Analysis 10:1						
9	arsenic	mg/kg		0.5	2	25
10	barium	mg/kg		20	100	300
11	cadmium	mg/kg		0.04	1	5
12	chromium	mg/kg		0.5	10	70
13	copper	mg/kg		2	50	100
14	mercury	mg/kg		0.01	0.2	2
15	molybdenum	mg/kg		0.5	10	30
16	nickel	mg/kg		0.4	10	40
17	lead	mg/kg		0.5	10	50
18	antimony	mg/kg		0.06	0.7	5
19	selenium	mg/kg		0.1	0.5	7
20	zinc	mg/kg		4	50	200
21	chloride	mg/kg		800	15,000	25,000
22	fluoride	mg/kg		10	150	500
23	sulphate	mg/kg		1,000	20,000	50,000
24	phenol index	mg/kg		1	-	-
25	DOC (dissolved organic carbon)	mg/kg		500	800	1,000
26	TDS (total dissolved solids)	mg/kg		4,000	60,000	100,000

Key

	User supplied data
	Not applicable
	Missing WAC determinand value

Classification of sample: WS20-0.20-05/08/2025



Sample details

Sample name:	LoW Code:	
WS20-0.20-05/08/2025	Chapter:	17: Construction and Demolition Wastes (including excavated soil from contaminated sites)
Sample Depth:	Entry:	17 05 03 * (Soil and stones containing hazardous substances)
0.20 m		
Moisture content:		
4.8%		
(no correction)		

Hazard properties

HP 3(i): Flammable "flammable liquid waste: liquid waste having a flash point below 60°C or waste gas oil, diesel and light heating oils having a flash point > 55°C and <= 75°C"

Hazard Statements hit:

Flam. Liq. 3; H226 "Flammable liquid and vapour."

Because of determinand:

TPH (C6 to C40) petroleum group (conc.: 0.119%)

HP 7: Carcinogenic "waste which induces cancer or increases its incidence"

Hazard Statements hit:

Carc. 1B; H350 "May cause cancer [state route of exposure if it is conclusively proven that no other routes of exposure cause the hazard]."

Because of determinand:

TPH (C6 to C40) petroleum group (conc.: 0.119%)

HP 11: Mutagenic "waste which may cause a mutation, that is a permanent change in the amount or structure of the genetic material in a cell"

Hazard Statements hit:

Muta. 1B; H340 "May cause genetic defects [state route of exposure if it is conclusively proven that no other routes of exposure cause the hazard]."

Because of determinand:

TPH (C6 to C40) petroleum group (conc.: 0.119%)

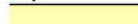
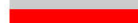
Determinands

Moisture content: 4.8% No Moisture Correction applied (MC)

#	Determinand			CLP Note	User entered data	Conv. Factor	Compound conc.	Classification value	MC Applied	Conc. Not Used
	EU CLP index number	EC Number	CAS Number							
1	pH				7.8 pH		7.8 pH	7.8 pH		
2	arsenic { arsenic trioxide }				6 mg/kg	1.32	7.922 mg/kg	0.000792 %		
	033-003-00-0	215-481-4	1327-53-3							
3	boron { diboron trioxide }				<1 mg/kg	3.22	<3.22 mg/kg	<0.000322 %		<LOD
	005-008-00-8	215-125-8	1303-86-2							
4	cadmium { cadmium oxide }				0.5 mg/kg	1.142	0.571 mg/kg	0.0000571 %		
	048-002-00-0	215-146-2	1306-19-0							

#	Determinand			CLP Note	User entered data	Conv. Factor	Compound conc.	Classification value	MC Applied	Conc. Not Used
	EU CLP index number	EC Number	CAS Number							
5	chromium in Cr(III) compounds { chromium(III) oxide (worst case) }	215-160-9	1308-38-9		13 mg/kg	1.462	19 mg/kg	0.0019 %		
6	chromium in Cr(VI) compounds { chromium (VI) compounds, with the exception of barium chromate and of compounds specified elsewhere in this Annex }	024-017-00-8			<2 mg/kg	2.27	<4.54 mg/kg	<0.000454 %		<LOD
7	copper { dicopper oxide; copper (I) oxide }	029-002-00-X	215-270-7		23 mg/kg	1.126	25.895 mg/kg	0.00259 %		
8	lead { lead chromate }	082-004-00-2	231-846-0		45 mg/kg	1.56	70.192 mg/kg	0.0045 %		
9	mercury { mercury dichloride }	080-010-00-X	231-299-8		<1 mg/kg	1.353	<1.353 mg/kg	<0.000135 %		<LOD
10	nickel { nickel chromate }	028-035-00-7	238-766-5		8 mg/kg	2.976	23.81 mg/kg	0.00238 %		
11	selenium { nickel selenate }	028-031-00-5	239-125-2		<2 mg/kg	2.554	<5.108 mg/kg	<0.000511 %		<LOD
12	zinc { zinc sulphate }	030-006-00-9	231-793-3 [1] 231-793-3 [2]		102 mg/kg	2.469	251.868 mg/kg	0.0252 %		
13	TPH (C6 to C40) petroleum group		TPH		1186 mg/kg		1186 mg/kg	0.119 %		
14	naphthalene	601-052-00-2	202-049-5		0.15 mg/kg		0.15 mg/kg	0.000015 %		
15	acenaphthylene		205-917-1		0.37 mg/kg		0.37 mg/kg	0.000037 %		
16	acenaphthene		201-469-6		3.14 mg/kg		3.14 mg/kg	0.000314 %		
17	fluorene		201-695-5		2.14 mg/kg		2.14 mg/kg	0.000214 %		
18	phenanthrene		201-581-5		21.5 mg/kg		21.5 mg/kg	0.00215 %		
19	anthracene		204-371-1		5.79 mg/kg		5.79 mg/kg	0.000579 %		
20	fluoranthene		205-912-4		35.5 mg/kg		35.5 mg/kg	0.00355 %		
21	pyrene		204-927-3		30.1 mg/kg		30.1 mg/kg	0.00301 %		
22	benzo[a]anthracene	601-033-00-9	200-280-6		15.9 mg/kg		15.9 mg/kg	0.00159 %		
23	chrysene	601-048-00-0	205-923-4		15.2 mg/kg		15.2 mg/kg	0.00152 %		
24	benzo[b]fluoranthene	601-034-00-4	205-911-9		18 mg/kg		18 mg/kg	0.0018 %		
25	benzo[k]fluoranthene	601-036-00-5	205-916-6		8.65 mg/kg		8.65 mg/kg	0.000865 %		
26	benzo[a]pyrene; benzo[def]chrysene	601-032-00-3	200-028-5		13.9 mg/kg		13.9 mg/kg	0.00139 %		
27	indeno[123-cd]pyrene		205-893-2		8.62 mg/kg		8.62 mg/kg	0.000862 %		
28	dibenz[a,h]anthracene	601-041-00-2	200-181-8		2.34 mg/kg		2.34 mg/kg	0.000234 %		
29	benzo[ghi]perylene		205-883-8		7.81 mg/kg		7.81 mg/kg	0.000781 %		
Total:								0.175 %		

Key

	User supplied data
	Determinand values ignored for classification, see column 'Conc. Not Used' for reason
	Hazardous result
	Determinand defined or amended by HazWasteOnline (see Appendix A)
	Speciated Determinand - Unless the Determinand is Note 1, the Conversion Factor is used to calculate the compound concentration
<LOD	Below limit of detection
CLP: Note 1	Only the metal concentration has been used for classification

Supplementary Hazardous Property Information

HP 3(i): Flammable "flammable liquid waste: liquid waste having a flash point below 60°C or waste gas oil, diesel and light heating oils having a flash point > 55°C and <= 75°C"

Force this Hazardous Property to non-hazardous for cumulative determinand results below the threshold of: 1000 mg/kg (0.1%) because: No free product encountered at any exploratory hole position, therefore TPH unlikely to be flammable at concentrations < 1000 mg/kg

Hazard Statements hit:

Flam. Liq. 3; H226 "Flammable liquid and vapour."

Because of determinand:

TPH (C6 to C40) petroleum group (conc.: 0.119%)

WAC results for sample: WS20-0.20-05/08/2025

WAC Settings: samples in this Job do not constitute a single population.

WAC limits used to evaluate this sample: "UK"

The WAC used in this report are the WAC defined for the inert, stable non-reactive hazardous and hazardous classes of landfill in the UK. You should check the actual acceptance criteria when the disposal site is identified as they may differ from the generic WAC used in this report.

The sample PASSES the SNRHW (Stable non-reactive hazardous waste in non-hazardous landfill) criteria.

The sample PASSES the Hazardous (Hazardous waste landfill) criteria.

WAC Determinands

Solid Waste Analysis				Landfill Waste Acceptance Criteria Limits		
#	Determinand		User entered data	Inert waste landfill	Stable non-reactive hazardous waste in non-hazardous landfill	Hazardous waste landfill
1	TOC (total organic carbon)	%	4.3	3	5	6
2	LOI (loss on ignition)	%	7.89	-	-	10
3	BTEX (benzene, toluene, ethylbenzene and xylenes)	mg/kg	<0.05	6	-	-
4	PCBs (polychlorinated biphenyls, 7 congeners)	mg/kg	<0.1	1	-	-
5	Mineral oil (C10 to C40)	mg/kg	311	500	-	-
6	PAHs (polycyclic aromatic hydrocarbons)	mg/kg	192	100	-	-
7	pH	pH	7.8	-	>6	-
8	ANC (acid neutralisation capacity)	mol/kg	1.8	-	-	-
Eluate Analysis 10:1						
9	arsenic	mg/kg	0.015	0.5	2	25
10	barium	mg/kg	0.094	20	100	300
11	cadmium	mg/kg	<0.002	0.04	1	5
12	chromium	mg/kg	0.004	0.5	10	70
13	copper	mg/kg	0.05	2	50	100
14	mercury	mg/kg	<0.0004	0.01	0.2	2
15	molybdenum	mg/kg	0.015	0.5	10	30
16	nickel	mg/kg	0.048	0.4	10	40
17	lead	mg/kg	0.004	0.5	10	50
18	antimony	mg/kg	<0.002	0.06	0.7	5
19	selenium	mg/kg	0.011	0.1	0.5	7
20	zinc	mg/kg	0.06	4	50	200
21	chloride	mg/kg	19	800	15,000	25,000
22	fluoride	mg/kg	9.1	10	150	500
23	sulphate	mg/kg	56	1,000	20,000	50,000
24	phenol index	mg/kg	<0.1	1	-	-
25	DOC (dissolved organic carbon)	mg/kg	108	500	800	1,000
26	TDS (total dissolved solids)	mg/kg	630	4,000	60,000	100,000

Key

	User supplied data
	Not applicable

Classification of sample: WS21-0.10-05/08/2025



Sample details

Sample name:	LoW Code:	
WS21-0.10-05/08/2025	Chapter:	17: Construction and Demolition Wastes (including excavated soil from contaminated sites)
Sample Depth:	Entry:	17 05 04 (Soil and stones other than those mentioned in 17 05 03)
0.10 m		
Moisture content:		
13.5%		
(no correction)		

Hazard properties

None identified

Determinands

Moisture content: 13.5% No Moisture Correction applied (MC)

#	Determinand			CLP Note	User entered data		Conv. Factor	Compound conc.		Classification value	MC Applied	Conc. Not Used
	EU CLP index number	EC Number	CAS Number									
1	pH				7.1	pH		7.1	pH	7.1 pH		
2	arsenic { arsenic trioxide }				7	mg/kg	1.32	9.242	mg/kg	0.000924 %		
	033-003-00-0	215-481-4	1327-53-3									
3	boron { diboron trioxide }				<1	mg/kg	3.22	<3.22	mg/kg	<0.000322 %		<LOD
	005-008-00-8	215-125-8	1303-86-2									
4	cadmium { cadmium oxide }				0.2	mg/kg	1.142	0.228	mg/kg	0.0000228 %		
	048-002-00-0	215-146-2	1306-19-0									
5	chromium in Cr(III) compounds { chromium(III) oxide (worst case) }				17	mg/kg	1.462	24.846	mg/kg	0.00248 %		
		215-160-9	1308-38-9									
6	chromium in Cr(VI) compounds { chromium (VI) compounds, with the exception of barium chromate and of compounds specified elsewhere in this Annex }				<2	mg/kg	2.27	<4.54	mg/kg	<0.000454 %		<LOD
	024-017-00-8											
7	copper { dicopper oxide; copper (I) oxide }				12	mg/kg	1.126	13.511	mg/kg	0.00135 %		
	029-002-00-X	215-270-7	1317-39-1									
8	lead { lead chromate }			1	24	mg/kg	1.56	37.436	mg/kg	0.0024 %		
	082-004-00-2	231-846-0	7758-97-6									
9	mercury { mercury dichloride }				<1	mg/kg	1.353	<1.353	mg/kg	<0.000135 %		<LOD
	080-010-00-X	231-299-8	7487-94-7									
10	nickel { nickel chromate }				10	mg/kg	2.976	29.763	mg/kg	0.00298 %		
	028-035-00-7	238-766-5	14721-18-7									
11	selenium { nickel selenate }				<2	mg/kg	2.554	<5.108	mg/kg	<0.000511 %		<LOD
	028-031-00-5	239-125-2	15060-62-5									
12	zinc { zinc sulphate }				42	mg/kg	2.469	103.71	mg/kg	0.0104 %		
	030-006-00-9	231-793-3 [1]	7446-19-7 [1]									
		231-793-3 [2]	7733-02-0 [2]									
13	TPH (C6 to C40) petroleum group				15	mg/kg		15	mg/kg	0.0015 %		
			TPH									
14	naphthalene				<0.1	mg/kg		<0.1	mg/kg	<0.00001 %		<LOD
	601-052-00-2	202-049-5	91-20-3									
15	acenaphthylene				<0.1	mg/kg		<0.1	mg/kg	<0.00001 %		<LOD
		205-917-1	208-96-8									

#	Determinand			CLP Note	User entered data	Conv. Factor	Compound conc.	Classification value	MC Applied	Conc. Not Used
	EU CLP index number	EC Number	CAS Number							
16	acenaphthene	201-469-6	83-32-9		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
17	fluorene	201-695-5	86-73-7		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
18	phenanthrene	201-581-5	85-01-8		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
19	anthracene	204-371-1	120-12-7		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
20	fluoranthene	205-912-4	206-44-0		0.18 mg/kg		0.18 mg/kg	0.000018 %		
21	pyrene	204-927-3	129-00-0		0.17 mg/kg		0.17 mg/kg	0.000017 %		
22	benzo[a]anthracene	601-033-00-9	200-280-6		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
23	chrysene	601-048-00-0	205-923-4		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
24	benzo[b]fluoranthene	601-034-00-4	205-911-9		0.16 mg/kg		0.16 mg/kg	0.000016 %		
25	benzo[k]fluoranthene	601-036-00-5	205-916-6		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
26	benzo[a]pyrene; benzo[def]chrysene	601-032-00-3	200-028-5		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
27	indeno[123-cd]pyrene	205-893-2	193-39-5		0.15 mg/kg		0.15 mg/kg	0.000015 %		
28	dibenz[a,h]anthracene	601-041-00-2	200-181-8		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
29	benzo[ghi]perylene	205-883-8	191-24-2		0.14 mg/kg		0.14 mg/kg	0.000014 %		
Total:								0.0221 %		

Key	User supplied data
	Determinand values ignored for classification, see column 'Conc. Not Used' for reason
	Determinand defined or amended by HazWasteOnline (see Appendix A)
	Speciated Determinand - Unless the Determinand is Note 1, the Conversion Factor is used to calculate the compound concentration
<LOD	Below limit of detection
CLP: Note 1	Only the metal concentration has been used for classification

Supplementary Hazardous Property Information

HP 3(i): Flammable "flammable liquid waste: liquid waste having a flash point below 60°C or waste gas oil, diesel and light heating oils having a flash point > 55°C and ≤ 75°C"

Force this Hazardous Property to non-hazardous for cumulative determinand results below the threshold of: 1000 mg/kg (0.1%) because: No free product encountered at any exploratory hole position, therefore TPH unlikely to be flammable at concentrations < 1000 mg/kg

Hazard Statements hit:

Flam. Liq. 3; H226 "Flammable liquid and vapour."

Because of determinand:

TPH (C6 to C40) petroleum group (conc.: 0.0015%)

WAC results for sample: WS21-0.10-05/08/2025

WAC Settings: samples in this Job do not constitute a single population.

WAC limits used to evaluate this sample: "UK"

The WAC used in this report are the WAC defined for the inert, stable non-reactive hazardous and hazardous classes of landfill in the UK. You should check the actual acceptance criteria when the disposal site is identified as they may differ from the generic WAC used in this report.

The sample cannot be evaluated against the Inert (Inert waste landfill) criteria because of missing determinand values.

The sample cannot be evaluated against the SNRHW (Stable non-reactive hazardous waste in non-hazardous landfill) criteria because of missing determinand values.

WAC Determinands

Solid Waste Analysis				Landfill Waste Acceptance Criteria Limits		
#	Determinand		User entered data	Inert waste landfill	Stable non-reactive hazardous waste in non-hazardous landfill	Hazardous waste landfill
1	TOC (total organic carbon)	%		3	5	6
2	LOI (loss on ignition)	%		-	-	10
3	BTEX (benzene, toluene, ethylbenzene and xylenes)	mg/kg		6	-	-
4	PCBs (polychlorinated biphenyls, 7 congeners)	mg/kg		1	-	-
5	Mineral oil (C10 to C40)	mg/kg		500	-	-
6	PAHs (polycyclic aromatic hydrocarbons)	mg/kg		100	-	-
7	pH	pH	7.1	-	>6	-
8	ANC (acid neutralisation capacity)	mol/kg		-	-	-
Eluate Analysis 10:1						
9	arsenic	mg/kg		0.5	2	25
10	barium	mg/kg		20	100	300
11	cadmium	mg/kg		0.04	1	5
12	chromium	mg/kg		0.5	10	70
13	copper	mg/kg		2	50	100
14	mercury	mg/kg		0.01	0.2	2
15	molybdenum	mg/kg		0.5	10	30
16	nickel	mg/kg		0.4	10	40
17	lead	mg/kg		0.5	10	50
18	antimony	mg/kg		0.06	0.7	5
19	selenium	mg/kg		0.1	0.5	7
20	zinc	mg/kg		4	50	200
21	chloride	mg/kg		800	15,000	25,000
22	fluoride	mg/kg		10	150	500
23	sulphate	mg/kg		1,000	20,000	50,000
24	phenol index	mg/kg		1	-	-
25	DOC (dissolved organic carbon)	mg/kg		500	800	1,000
26	TDS (total dissolved solids)	mg/kg		4,000	60,000	100,000

Key

	User supplied data
	Not applicable
	Missing WAC determinand value

Classification of sample: WS22-0.05-05/08/2025

 **Non Hazardous Waste**
Classified as **17 05 04**
in the List of Waste

Sample details

Sample name:	LoW Code:
WS22-0.05-05/08/2025	Chapter:
Sample Depth:	17: Construction and Demolition Wastes (including excavated soil from contaminated sites)
0.05 m	Entry:
Moisture content:	17 05 04 (Soil and stones other than those mentioned in 17 05 03)
13.1%	
(no correction)	

Hazard properties

None identified

Determinands

Moisture content: 13.1% No Moisture Correction applied (MC)

#	Determinand			CLP Note	User entered data	Conv. Factor	Compound conc.	Classification value	MC Applied	Conc. Not Used
	EU CLP index number	EC Number	CAS Number							
1	pH		PH		7.3 pH		7.3 pH	7.3 pH		
2	arsenic { arsenic trioxide }				7 mg/kg	1.32	9.242 mg/kg	0.000924 %		
	033-003-00-0	215-481-4	1327-53-3							
3	boron { diboron trioxide }				<1 mg/kg	3.22	<3.22 mg/kg	<0.000322 %		<LOD
	005-008-00-8	215-125-8	1303-86-2							
4	cadmium { cadmium oxide }				0.3 mg/kg	1.142	0.343 mg/kg	0.0000343 %		
	048-002-00-0	215-146-2	1306-19-0							
5	chromium in Cr(III) compounds { chromium(III) oxide (worst case) }				17 mg/kg	1.462	24.846 mg/kg	0.00248 %		
		215-160-9	1308-38-9							
6	chromium in Cr(VI) compounds { chromium(VI) compounds, with the exception of barium chromate and of compounds specified elsewhere in this Annex }				<2 mg/kg	2.27	<4.54 mg/kg	<0.000454 %		<LOD
	024-017-00-8									
7	copper { dicopper oxide; copper (I) oxide }				17 mg/kg	1.126	19.14 mg/kg	0.00191 %		
	029-002-00-X	215-270-7	1317-39-1							
8	lead { lead chromate }			1	18 mg/kg	1.56	28.077 mg/kg	0.0018 %		
	082-004-00-2	231-846-0	7758-97-6							
9	mercury { mercury dichloride }				<1 mg/kg	1.353	<1.353 mg/kg	<0.000135 %		<LOD
	080-010-00-X	231-299-8	7487-94-7							
10	nickel { nickel chromate }				9 mg/kg	2.976	26.786 mg/kg	0.00268 %		
	028-035-00-7	238-766-5	14721-18-7							
11	selenium { nickel selenate }				<2 mg/kg	2.554	<5.108 mg/kg	<0.000511 %		<LOD
	028-031-00-5	239-125-2	15060-62-5							
12	zinc { zinc sulphate }				68 mg/kg	2.469	167.912 mg/kg	0.0168 %		
	030-006-00-9	231-793-3 [1] 231-793-3 [2]	7446-19-7 [1] 7733-02-0 [2]							
13	TPH (C6 to C40) petroleum group		TPH		<6 mg/kg		<6 mg/kg	<0.0006 %		<LOD
14	naphthalene				<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
	601-052-00-2	202-049-5	91-20-3							
15	acenaphthylene				<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
		205-917-1	208-96-8							

#	Determinand			CLP Note	User entered data	Conv. Factor	Compound conc.	Classification value	MC Applied	Conc. Not Used
	EU CLP index number	EC Number	CAS Number							
16	acenaphthene	201-469-6	83-32-9		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
17	fluorene	201-695-5	86-73-7		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
18	phenanthrene	201-581-5	85-01-8		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
19	anthracene	204-371-1	120-12-7		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
20	fluoranthene	205-912-4	206-44-0		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
21	pyrene	204-927-3	129-00-0		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
22	benzo[a]anthracene	601-033-00-9	200-280-6		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
23	chrysene	601-048-00-0	205-923-4		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
24	benzo[b]fluoranthene	601-034-00-4	205-911-9		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
25	benzo[k]fluoranthene	601-036-00-5	205-916-6		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
26	benzo[a]pyrene; benzo[def]chrysene	601-032-00-3	200-028-5		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
27	indeno[123-cd]pyrene	205-893-2	193-39-5		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
28	dibenz[a,h]anthracene	601-041-00-2	200-181-8		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
29	benzo[ghi]perylene	205-883-8	191-24-2		<0.1 mg/kg		<0.1 mg/kg	<0.00001 %		<LOD
Total:								0.0266 %		

Key

	User supplied data
	Determinand values ignored for classification, see column 'Conc. Not Used' for reason
	Determinand defined or amended by HazWasteOnline (see Appendix A)
	Speciated Determinand - Unless the Determinand is Note 1, the Conversion Factor is used to calculate the compound concentration
<LOD	Below limit of detection
CLP: Note 1	Only the metal concentration has been used for classification

WAC results for sample: WS22-0.05-05/08/2025

WAC Settings: samples in this Job do not constitute a single population.

WAC limits used to evaluate this sample: "UK"

The WAC used in this report are the WAC defined for the inert, stable non-reactive hazardous and hazardous classes of landfill in the UK. You should check the actual acceptance criteria when the disposal site is identified as they may differ from the generic WAC used in this report.

The sample cannot be evaluated against the Inert (Inert waste landfill) criteria because of missing determinand values.

The sample cannot be evaluated against the SNRHW (Stable non-reactive hazardous waste in non-hazardous landfill) criteria because of missing determinand values.

WAC Determinands

Solid Waste Analysis				Landfill Waste Acceptance Criteria Limits		
#	Determinand		User entered data	Inert waste landfill	Stable non-reactive hazardous waste in non-hazardous landfill	Hazardous waste landfill
1	TOC (total organic carbon)	%		3	5	6
2	LOI (loss on ignition)	%		-	-	10
3	BTEX (benzene, toluene, ethylbenzene and xylenes)	mg/kg		6	-	-
4	PCBs (polychlorinated biphenyls, 7 congeners)	mg/kg		1	-	-
5	Mineral oil (C10 to C40)	mg/kg		500	-	-
6	PAHs (polycyclic aromatic hydrocarbons)	mg/kg		100	-	-
7	pH	pH	7.3	-	>6	-
8	ANC (acid neutralisation capacity)	mol/kg		-	-	-
Eluate Analysis 10:1						
9	arsenic	mg/kg		0.5	2	25
10	barium	mg/kg		20	100	300
11	cadmium	mg/kg		0.04	1	5
12	chromium	mg/kg		0.5	10	70
13	copper	mg/kg		2	50	100
14	mercury	mg/kg		0.01	0.2	2
15	molybdenum	mg/kg		0.5	10	30
16	nickel	mg/kg		0.4	10	40
17	lead	mg/kg		0.5	10	50
18	antimony	mg/kg		0.06	0.7	5
19	selenium	mg/kg		0.1	0.5	7
20	zinc	mg/kg		4	50	200
21	chloride	mg/kg		800	15,000	25,000
22	fluoride	mg/kg		10	150	500
23	sulphate	mg/kg		1,000	20,000	50,000
24	phenol index	mg/kg		1	-	-
25	DOC (dissolved organic carbon)	mg/kg		500	800	1,000
26	TDS (total dissolved solids)	mg/kg		4,000	60,000	100,000

Key

	User supplied data
	Not applicable
	Missing WAC determinand value

Classification of sample: WS23-0.10-06/08/2025



Sample details

Sample name:	LoW Code:	
WS23-0.10-06/08/2025	Chapter:	17: Construction and Demolition Wastes (including excavated soil from contaminated sites)
Sample Depth:	Entry:	17 05 04 (Soil and stones other than those mentioned in 17 05 03)
0.10 m		
Moisture content:		
17.4%		
(no correction)		

Hazard properties

None identified

Determinands

Moisture content: 17.4% No Moisture Correction applied (MC)

#	Determinand			CLP Note	User entered data		Conv. Factor	Compound conc.		Classification value	MC Applied	Conc. Not Used
	EU CLP index number	EC Number	CAS Number									
1	pH				6.1	pH		6.1	pH	6.1 pH		
2	arsenic { arsenic trioxide }				8	mg/kg	1.32	10.563	mg/kg	0.00106 %		
	033-003-00-0	215-481-4	1327-53-3									
3	boron { diboron trioxide }				<1	mg/kg	3.22	<3.22	mg/kg	<0.000322 %		<LOD
	005-008-00-8	215-125-8	1303-86-2									
4	cadmium { cadmium oxide }				<0.2	mg/kg	1.142	<0.228	mg/kg	<0.0000228 %		<LOD
	048-002-00-0	215-146-2	1306-19-0									
5	chromium in Cr(III) compounds { chromium(III) oxide (worst case) }				18	mg/kg	1.462	26.308	mg/kg	0.00263 %		
		215-160-9	1308-38-9									
6	chromium in Cr(VI) compounds { chromium (VI) compounds, with the exception of barium chromate and of compounds specified elsewhere in this Annex }				<2	mg/kg	2.27	<4.54	mg/kg	<0.000454 %		<LOD
	024-017-00-8											
7	copper { dicopper oxide; copper (I) oxide }				11	mg/kg	1.126	12.385	mg/kg	0.00124 %		
	029-002-00-X	215-270-7	1317-39-1									
8	lead { lead chromate }			1	17	mg/kg	1.56	26.517	mg/kg	0.0017 %		
	082-004-00-2	231-846-0	7758-97-6									
9	mercury { mercury dichloride }				<1	mg/kg	1.353	<1.353	mg/kg	<0.000135 %		<LOD
	080-010-00-X	231-299-8	7487-94-7									
10	nickel { nickel chromate }				9	mg/kg	2.976	26.786	mg/kg	0.00268 %		
	028-035-00-7	238-766-5	14721-18-7									
11	selenium { nickel selenate }				<2	mg/kg	2.554	<5.108	mg/kg	<0.000511 %		<LOD
	028-031-00-5	239-125-2	15060-62-5									
12	zinc { zinc sulphate }				86	mg/kg	2.469	212.359	mg/kg	0.0212 %		
	030-006-00-9	231-793-3 [1]	7446-19-7 [1]									
		231-793-3 [2]	7733-02-0 [2]									
13	TPH (C6 to C40) petroleum group				9	mg/kg		9	mg/kg	0.0009 %		
			TPH									
14	naphthalene				<0.1	mg/kg		<0.1	mg/kg	<0.00001 %		<LOD
	601-052-00-2	202-049-5	91-20-3									
15	acenaphthylene				<0.1	mg/kg		<0.1	mg/kg	<0.00001 %		<LOD
		205-917-1	208-96-8									