

Alex Kebby-Jones

From: Neil Forrow [REDACTED]
Sent: 17 June 2015 16:08
To: Luker, Mark; Alex Kebby-Jones
Cc: Deacon, Simon
Subject: RE: Brookbarn Farm - LU/385/14/PL

Mark, Simon,

As requested, the following is a brief statement regarding the geo-environmental constraints at Brookbarn Farm and further detail from a land quality perspective.

SWG completed a geotechnical assessment for the proposed solar farm in January 2015. The desk study and subsequent intrusive investigation revealed the site to largely comprise a former landfill site. Based on this information, we proposed to conduct a limited amount of phase 2 investigative work to establish the facts from a geotechnical and feasibility perspective. The investigation confirmed the desk study information with the boreholes in the central areas of the site encountering fill / made ground and those on the periphery encountering a natural cohesive (low permeability) formation with no obvious (i.e. visual or olfactory evidence) contamination. From the information collected it appears that this is an older style 'dilute and disperse' type site, all be it within a cohesive / clayey formation and that even with the lack of testing elevated levels of contamination would be expected.

The impacted made ground was noted to the developer (Anesco), with specific reference to the potential health & safety issues, risk to human health and controlled waters and the impact these issues have to the viability of the scheme.

Typically, utility scale solar parks use 1.5m to 2.0m steel posts driven into the ground to support the panels. Associated cabling would be placed in trenches, and conventional foundations would be used for substations etc. Geotechnical issues aside, clearly these intrusive methods of construction would disrupt and mobilise any potential contaminants, create new pathways (i.e. puncture the ad-hoc cap that is in place) and expose site works to potentially impacted soils.

In an ideal world this site would be the subject of a full scale investigation and subsequently remediated. However, the nature and risks associated with the development clearly do not justify the costs associated with these options at this stage. Therefore, in order to mitigate against all of these issues, including the risk to controlled waters, the proposed solution is to utilize a 'no dig' development policy as described in Alex's earlier emails.

In summary, these methods involve using ballasted foundations for the solar panels (i.e. they rest on the ground surface), suspending cabling along the backs of the tables in bespoke toughing and using engineered / reinforced pad / raft foundations for the substations. These options add considerable costs to the build (~10%), however, the costs bring a substantial reduction in risk and manage the hazards to an acceptable level, while leaving the

Having discussed this option with the client, we consider the lack of contamination testing arbitrary at this stage as the risks are considered unacceptable from various viewpoints. Therefore, we seek an agreement in principal to the above which we would then outline and summarise a more formal response. We also suggest that this is formed by a detailed construction management plan with accompanying statement from ourselves against the existing ground investigation.

We trust it is recognised that we have engaged with the planners and yourselves (the EA) to devise a solution that works for all parties while facilitating this development and would be happy to discuss the above in a conference call.

We welcome any comments you may have and look forward to your response.

Regards

Neil Forrow
Director

South West Geotechnical Ltd.
Registered office: Unit 3 Brooklands, Howden Road, Tiverton, Devon, EX16 5HW
Registered number: 4918213. VAT number: GB 822 1197 54.

From: Luker, Mark
Sent: 17 June 2015 12:34
To: 'Alex Kebby-Jones'
Cc: Neil Forrow; Deacon, Simon
Subject: RE: Brookbarn Farm - LU/385/14/PL

Hi Alex,

Thanks for forwarding the previous information. Just had an initial view from our groundwater team and we would particularly be interested in reviewing the statement from your geo tech team (highlighted below) if this is available yet?

Once received we'll be able to provide a clearer indication of the acceptability of the proposal.

Happy to discuss if any problems

(I'm on leave for 2 weeks from next week -- you can use out team email -- see below)

Mark Luker
Environment Agency -- Solent and South Downs
Sustainable Places Planning Advisor

Guildbourne House, Chatsworth Road, Worthing BN11 1LD

- ▶ Our [Website](#)
- ▶ Our [Flood Risk Standing Advice](#)
- ▶ Our [Pollution Prevention](#) guidance
- ▶ Our [Charging scheme](#) for planning advice

From: Alex Kebby-Jones
Sent: 03 June 2015 12:48
To: Luker, Mark
Cc:
Subject: Brookbarn Farm - LU/385/14/PL

Hi Mark,

Thanks for taking the time to talk to me last week. I have now had a chance to pull together a document stating that we will not be penetrating the ground. Can you take a look at this and give me an indication if this will be enough to be able to discharge the associated conditions.

Appendices I would be looking to add would be:

1. Drawings of the Mounting Frame Ballast solution
2. Pictures of Cable trays
3. Drawing of the skid assorted with the transformer and feeder pillar
4. Statement from SW Geo (our Geotech consultants) on the ground conditions

I look forward to hearing from you, any questions please feel free to give me a call.

Kind regards

Alexander Kebby-Jones
Design Engineer
Anesco Limited

Anesco named Number 1 in The Sunday Times "Fast Track 100" for the second year running



Anesco Limited is a limited company registered in England and Wales with registered number 07443091. Our registered office is at The Green, Easter Park, Benyon Road, Reading, Berkshire, RG7 2PQ.

This message is intended solely for the addressee and may contain confidential information. If you have received this message in error, please send it back to us, and immediately and permanently delete it. Do not use, copy or disclose the information contained in this message or in any attachment.

This message has been scanned and no issues discovered.

Click [here](#) to report this email as spam

Information in this message may be confidential and may be legally privileged. If you have received this message by mistake, please notify the sender immediately, delete it and do not copy it to anyone else.

We have checked this email and its attachments for viruses. But you should still check any attachment before opening it.

We may have to make this message and any reply to it public if asked to under the Freedom of Information Act, Data Protection Act or for litigation. Email messages and attachments sent to or from any Environment Agency address may also be accessed by someone other than the sender or recipient, for business purposes.

Click [here](#) to report this email as spam