

From: Amanda Scholes on behalf of Planning.Responses
Sent: 01 June 2020 08:47
To: Planning Scanning
Subject: FW: Y/22/20/DOC - land east of North End Road, Yapton, BN18 0AG

Amanda Scholes | Receptionist, Department, [Arun District Council](#) | Location: Ground Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

Internal: 37736 | External: +44 (0) 1903 737500 ext 37736 | E-mail: amanda.scholes@arun.gov.uk



Visit Arun's web site at [Error! Hyperlink reference not valid.](#)



Save the environment - think before you print.

From: David Spring <David.Spring@arun.gov.uk>
Sent: 31 May 2020 18:14
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: FW: Y/22/20/DOC - land east of North End Road, Yapton, BN18 0AG

Hi,

Please add the e mail below as a consultation response from EH.

With thanks,

David Spring B.Sc, M.Sc, M.A

Senior Planner (Agency)

Arun District Council, Maltravers Road, Littlehampton, BN17 5LF

Email: David.Spring@arun.gov.uk | DD: 01903 737521

Arun is a CIL Charging Authority, for more information go to www.arun.gov.uk/cil

From: Kate Giddings <kate.giddings@arun.gov.uk>
Sent: 29 May 2020 13:40
To: David Spring <David.Spring@arun.gov.uk>
Subject: RE: Y/22/20/DOC - land east of North End Road, Yapton, BN18 0AG

Dear David,

Thank you for your e-mail; I can confirm that the PCL aspect is now considered satisfactory.
Thank you for all your help (and patience!) and wishing you the best on your next adventure...

Toodle pip,

Kate.

Kate Giddings | Senior Technical Officer, Environmental Health, Arun District Council | Location: Arun Civic Centre, Maltravers Road, Littlehampton, West Sussex, BN17 5LF

Internal: 37586 | External: +44 (0) 1903 737586 | e-mail: kate.giddings@arun.gov.uk

Visit Arun's web site at www.arun.gov.uk



Save the environment - think before you print.

From: David Spring <David.Spring@arun.gov.uk>

Sent: 28 May 2020 11:49

To: Kate Giddings <kate.giddings@arun.gov.uk>

Subject: FW: Y/22/20/DOC - land east of North End Road, Yapton, BN18 0AG

Hi Kate,

I hope you are well.

I'm finishing at Arun tomorrow but I was hoping to have the report for this done before leaving. I am also waiting on a response regarding acoustics. Do you think it would be possible I could get a response on these issues before leaving?

With regards,

David Spring B.Sc, M.Sc, M.A

Senior Planner (Agency)

Arun District Council, Maltravers Road, Littlehampton, BN17 5LF

Email: David.Spring@arun.gov.uk | DD: 01903 737521

Arun is a CIL Charging Authority, for more information go to www.arun.gov.uk/cil

From: Craig Morrison [REDACTED]

Sent: 28 May 2020 10:21

To: Kate Giddings <kate.giddings@arun.gov.uk>

Cc: Paul Spratt [REDACTED] David Spring <David.Spring@arun.gov.uk>

Subject: RE: Y/22/20/DOC - land east of North End Road, Yapton, BN18 0AG

Good morning Kate,

Further to our conversation a week or so ago we have updated the attached letter to include some details that you wanted to see on the size / volume of the excavated material and discussion on the other contaminants contained within the removed material in terms of onward risk.

I trust this provides you with all the information that you now need to be able to discharge the condition.

I understand that Paul Spratt has also sent this to David Spring but have included them both on this email for completeness.

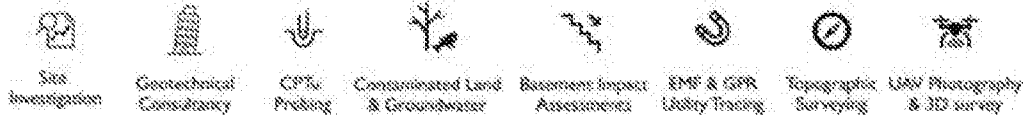
Kind regards



Craig Morrison
Director
BSc (Hons), FGS,
MIEnvSc | Soils Limited



www.soilslimited.co.uk
Soils Limited, Thomas Telford House, Sun Valley Business Park,
Winchester, SO23 0LB



From: Craig Morrison

Sent: 19 May 2020 12:26

To: 'kate.giddings@arun.gov.uk' <kate.giddings@arun.gov.uk>; 'David.Spring@arun.gov.uk' <David.Spring@arun.gov.uk>

Cc: 'Paul Spratt' [REDACTED]

Subject: RE: Y/22/20/DOC - land east of North End Road, Yapton, BN18 0AG

Hi Kate.

I have left you a voicemail to see if we can catch up to discuss the outstanding query on the contam land condition at this site for Crayfern Homes. If you are able to give me a buzz on my mobile that would be great and hopefully I can clarify things to your satisfaction.

I believe some of the confusion here has arisen due to the involvement of different consultants at different stages and I think that a quick conversation may be the easiest way to explain things (Soils Limited excavated the original TP1 where asbestos was encountered, Hampshire Environmental Services excavated the trial pits referenced Red, Blue, Yellow, Green and Pink to visually identify the extent of the asbestos cement-board impacted soils, Crayfern, on the advice of Soils Limited, then excavated to recover Samples 1, 2 and 3 from around the excavation of trial pit Red / TP1 to validate removal of asbestos).

In the meantime, I have attached the letter that was written by my colleague, James Hucklesby, that details the order of events in relation to the identification of an area of asbestos containing soil and provides the results of all the testing undertaken in relation to this area. I have put comment in red below each of your queries in the email below but also outline the following to summarise:

February 2018

Soils Limited (SL) identified presence of loose asbestos fibres (within TP1) as part of the wider ground investigation.

4th June 2019

SL returned to investigate further the area where asbestos fibres were previously encountered – Asbestos containing tiles identified and SL advised Crayfern to appoint an asbestos specialist to sample and provide further advice.

5 – 10th June 2019

Crayfern appointed Hampshire Environmental Services (HES) to investigate / advise – ACM (cement tile) was visually encountered in the trial pit referenced 'Red' (located close to the SL excavated TP1) but not in any of the other trial pits excavated (Blue, Yellow, Green and Pink).

7th June 2019

HES submitted a sample from the ACM impacted soil to Envirochem to test for asbestos and for WAC for off-site disposal.

12th June 2019

Envirochem issued WAC test results and an asbestos fibre ID report that showed the ACM present in the sample to be chrysotile.

June 2019

HES provided a report to Crayfern that included the results of the Envirochem analysis and recommendations to remove the impacted soil, along with cost for disposal.

June / July 2019

SL and Crayfern discussed the findings of the HES report and agreed that additional sampling was needed to 'validate' the area around trial pit RED to ensure that sufficient material would be removed and that no ACM would remain.

2nd July 2019

Crayfern recovered 3 No. samples (Sample 1, 2 and 3 as shown on Figure 1 in the attached letter) from around trial pit RED / original TP1 from depths corresponding with those where the asbestos containing soils were encountered within TP1/Red. DETS tested the samples and the results showed that no asbestos was present in the samples.

10th July 2019

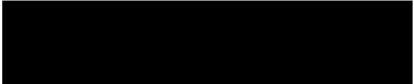
SL provided the attached letter that concluded that the asbestos containing soil was isolated and did not extend beyond the limits of the excavation of trial pit Red however, the original Discovery Strategy must remain in place for any other excavations across the site during the construction phase.

I trust that this now answers any outstanding queries / confusion over the trial pits excavated but please do give me a call if you need to discuss further and I will do all I can to assist.

Kind regards



Craig Morrison
Director
BSc (Hons), FGS,
MIEnvGe | Soils Limited


 www.soilslimited.co.uk
 Soils Limited, Thomas Telford House, Sun Valley Business Park,
Winchester, SO23 0LB



From: Paul Spratt 
Sent: 18 May 2020 13:26
To: Craig Morrison 
Subject: FW: Y/22/20/DOC - land east of North End Road, Yapton, BN18 0AG

Craig

See below.

Kind Regards

PAUL SPRATT
ARCHITECT



Crayfern Homes Ltd, 14 St John's Rd, Hedge End, Southampton SO30 4AB
www.crayfernhomes.co.uk



Follow Our Facebook



Private Ltd Company registered in England and Wales. Registered Company No: 02703219. Registered Company Address: Apollo House, Mercury Park, Wooburn Green, HP10 0HH. IMPORTANT: This message is intended for the addressee only and may contain private and confidential information or material which may be privileged. If this message has come to you in error you must delete it immediately and should not copy it or show it to any other person.

From: David Spring <David.Spring@arun.gov.uk>

Sent: 18 May 2020 12:45

To: Paul Spratt

Subject: FW: Y/22/20/DOC - land east of North End Road, Yapton, BN18 0AG

Paul,

Please see the response from Environmental Health regarding the additional info you recently submitted:

'Thank you for providing the additional information and clarification. I note the confirmation that no further groundworks are required on site.

It is understood that the single sample obtained from trial pit Red did not return a positive result for asbestos and that the trial pit location has been excavated and covered by hardstanding. Please may the applicant confirm the extent of the excavated area as this has not been addressed in the submissions provided to date.

Asbestos in the form of chrysotile was identified from the material recovered from trial pit Red, as reported within the Hampshire Environmental Services (HES) report and referenced in the attached Soils Limited Letter report. This was within a band of material that was visually identifiable as containing asbestos cement tiles that was subsequently removed and disposed of.

The e-mail provided states that validation tests for asbestos from samples taken around trial pit Red were conducted; is this in reference to the four trial pits Blue, Yellow, Green and Pink or has additional investigation been conducted? Forgive the confusion but the report states that the four trial pits were not sampled and no further sampling was undertaken at trial pit Red. Copies of any additional sampling results should please be provided. Samples 1, 2 and 3 were recovered from around trial pit Red by Crayfern / Soils Limited as this was seen as an omission from the HES report. These samples were tested for asbestos and none was encountered, essentially validating the extent of asbestos contamination encountered in trial pit Red. Results of these tests are also included in the attached letter report.

Furthermore, the location of the trail pits is in proximity to an area of soft landscaping associated with Plot 2, however no investigation of this area has been undertaken.

HES excavated trial pit Pink as part of their investigation into the extent of the asbestos impacted soil, no asbestos tiles were observed, neither was any similar Made Ground-like material, only clean, natural looking material. Crayfern / Soils Limited then excavated Sample 3 (see Figure 1 in attached letter report) which was tested for asbestos. No asbestos was detected confirming that the impacted soil did not extend towards the soft landscaped area.

At present, this Department cannot recommend the condition for discharge, however the situation will be reviewed once the additional information has been received.'

I look forward to hearing from you but bear in mind I am finishing at Arun the end of this month.

With regards,

David Spring B.Sc, M.Sc, M.A

Senior Planner (Agency)

Arun District Council, Maltravers Road, Littlehampton, BN17 5LF

Email: David.Spring@arun.gov.uk | DD: 01903 737521

Arun is a CIL Charging Authority, for more information go to www.arun.gov.uk/cil

<http://www.arun.gov.uk>

DX 57406 Littlehampton

You can view Arun District Council's Privacy Policy from <https://www.arun.gov.uk/privacy-policy>

Important Notice This e-mail is intended exclusively for the addressee and may contain information that is confidential and/or privileged. If you are not the intended recipient (or authorised to receive it for the addressee), please notify the sender and delete the e-mail immediately; using, copying, or disclosing it to anyone else, is strictly prohibited and may be unlawful. Any views, opinions or options presented are solely those of the author and do not necessarily represent those of Arun District Council. The information in this e-mail may be subject to public disclosure under the Freedom of Information Act 2000, therefore we cannot guarantee that we will not provide the whole or part of this e-mail to a third party. The Council reserves the right to monitor e-mails in accordance with relevant legislation. Whilst outgoing e-mails are checked for viruses, we cannot guarantee this e-mail is virus-free or has not been intercepted or changed and we do not accept liability for any damage caused. Any reference to "e-mail" in this disclaimer includes any attachments.
