

**GEOENVIRONMENTAL ASSESSMENT
GLEBE FARM
STEYNING, WEST SUSSEX
VISTRY
GEA-21949AH-25-544
MARCH 2026**



MEREBROOK
CONSULTING

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EXECUTIVE SUMMARY

A Land Contamination Assessment was requested by Vistry. The purpose of the assessment was to identify any contaminative issues associated with former land use at *Glebe Farm, Steyning, West Sussex* which might impact on the sites redevelopment.

SITE DETAILS				
Approximate Area (ha)	Centred on OSGB Eastings, Northings	Previous Use(s)	Current Use	Proposed Use
13.94	1518450, 111560	Agricultural	Agricultural	Residential

PHASE 1 NON-INTRUSIVE INVESTIGATION							
Geology			Groundwater Aquifer		Surface Water	Radon	Flood Risk
Made Ground	Superficial	Solid	Superficial	Solid			
Localised made ground expected	Head and River Terrace Deposits	Gault Formation Upper Greensand Formation	None within 1km	None within 1km	Unnamed stream directly to the NW flows into Black Sewer 110m N	RnC1 – no protection required	Rivers and sea: Low Surface water: Low - Medium Groundwater: Potential

PHASE 2 INTRUSIVE INVESTIGATION					
Geology			Contamination		Waste Classification
Made Ground	Superficial	Solid	Source ► Pathway ► Receptor	Risk Rating	
Localised pockets 0.40 to 0.70m thick	Head River Terrace Deposits	Gault Formation	Asbestos fragments located at surface of MHP03, within animal shelter	MODERATE / LOW	Non hazardous with the exception of the asbestos affected area
Geotechnical					
Foundations	Buried Concrete	Roads and Pavement	Earthworks	Soakaway	
Traditional strip/trench fill footings at 1.0 m depth recommended outside the zone of influence of trees. Localised deepening due to engineered fill or tree influence. Bored piles may be required where deep traditional footings are uneconomic in close proximity to trees or for flat blocks.	DS-2, AC-2; Where engineered fill is site won from within Gault Clay Formation or disturbed pile arisings are reused, higher DS-4 and AC-4 will apply.	A CBR of 5% is recommended at the east of the site in Head Deposits or River Terrace Deposits. A CBR of 2% is recommended where Gault Clay is present near surface.	Preliminary cut and fill plan shows up to 2.0m of cut and fill required across the site. Earthworks Specification and Geotechnical Design Statement/Report should be produced	May not be feasible due to cohesive nature of the underlying soils. Infiltration tests in accordance with BRE365 shall be carried to assess suitability if soakaways are proposed.	

RECOMMENDATIONS			
Remediation	Waste / Re-use	Geotechnical	Other
Hand picking of asbestos in affected area around MHP03 with verification of successful removal.	Materials Management Plan recommended to ensure suitable re-use of soils. WAC tests for wastes destined for landfill	High volume change potential to be adopted for the whole site.	

SECTION 1 INTRODUCTION

- 1.1 Vistry proposes to develop an area of land located at Glebe Farm, Steyning, West Sussex for residential development purposes. The proposed development comprises mixed low-rise residential properties with associated infrastructure, private gardens and parking areas.
- 1.2 This report has been prepared in support of the discharge of Condition 4 of planning consent reference: DC/21/2233 which is worded as follows:
- “Pre-commencement Condition: The development hereby permitted shall not commence until the following components of a scheme to deal with the risks associated with contamination, (including asbestos contamination), of the site be submitted to and approved, in writing, by the Local Planning Authority:*
- (a) An intrusive site investigation, based on the findings and recommendations of the ASL Desk Study Report, to provide information for a detailed risk assessment to the degree and nature of the risk posed by any contamination to all receptors that may be affected, including those off site.*
- (b) Full details of the remediation measures required and how they are to be undertaken based on the results of the intrusive site investigation (b) and a verification plan providing details of what data will be collected in order to demonstrate that the remedial works are complete. The scheme shall be implemented as approved. Any changes to these components require the consent of the Local Planning Authority”.*
- 1.3 A site location plan and proposed development plan are presented in Appendix 1.
- 1.4 Merebrook Consulting Limited (Merebrook) has been commissioned by Vistry to undertake supplementary site investigation works and to advise on the geo-environmental implications of the redevelopment of the site for the proposed end use.
- 1.5 The objectives of the investigation are to:
- i. Assess surface and sub-surface ground conditions present at the site;*
 - ii. Identify hazards associated with ground contamination which may place constraints on the site and the proposed development;*
 - iii. Evaluate the risks associated with any identified hazards; and*
 - iv. Provide preliminary recommendations for the mitigation of any significant risks identified.*
- 1.6 The following Tier 1 Preliminary Risk Assessment (Non-intrusive Investigation) has been undertaken for the site and is summarised in Section 2 of this report:

- i.* ASL – Desk Study Report, Land off Kings Barn Lane, Steyning (288-20-087-10R1), dated September 2021
- 1.7 A Tier 2 Generic Quantitative Risk Assessment (Preliminary Exploratory Investigation) has been undertaken for the subject site by Merebrook, also taking into consideration the following reports:
 - i.* ASL – Ground Investigation Report, Land off Kings Barn Lane, Steyning (288-20-087-10R1), dated September 2021.
- 1.8 This report presents the findings of the investigations and provides an interpretation of the geo-environmental conditions that exist at the site. The contaminative status of the site and the implications with respect to development have been interpreted in accordance with the current government guidance on source-pathway-receptor risk assessment. This report follows LCRM (Land Contamination Risk Management) guidance to appraise land contamination hazards associated with the site.
- 1.9 This report has been prepared for Vistry for the sole purpose described above and no extended duty of care to any third party is implied or offered. Third parties making reference to the report should consult Vistry and Merebrook as to the extent to which the findings may be appropriate for their use.

SECTION 2 ASL TIER 1 (NON-INTRUSIVE INVESTIGATION)

2.1 INTRODUCTION

- 2.1.1 The non-intrusive investigation has been conducted by ASL (288-20-087-11R1), dated 2021 and is summarised in the following section.
- 2.1.2 The sources used are all authoritative and it is believed that they are reasonably reliable. However, independent verification of the information supplied has not necessarily been carried out and Merebrook cannot be held liable for inaccuracies or deficiencies in the information.

2.2 SITE LOCATION AND SETTING

- 2.2.1 The site is located between Kings Barn Lane and the Steyning Bypass (A283) and is known as *land associated with Glebe Farm, Steyning, West Sussex*.
- 2.2.2 The site occupies an area of approximately 13.94 hectares located at National Grid Reference 1518450, 111560 and indicated on drawing 21949ah-304-001, presented in Appendix 1 of this report.
- 2.2.3 The site is described in detail within the ASL report but in summary the site is bounded in the north by a public footpath, stream, water pumping station and gravel track, with open fields and an electricity substation beyond. In the east, the site is bounded by Kings Barn Lane with a battery storage facility and farm beyond. To the south, are residential properties and in the southwest is land associated with Glebe Farm, but excluded from the site boundary. In the west, the site is bounded by the

Steyning Bypass (A283), with residential areas beyond. The majority of the site surface is grassed with the exception of four small disused animal shelters. The animal shelters are of wood and metal construction. One animal shelter in the west of the site has a concrete floor.

2.3 SITE HISTORY

2.3.1 The site history is well described within the ASL report but in summary, the site history - dating back to 1876 - has generally comprised undeveloped land initially separated into two fields. A stream appears to have run along the field boundary in the east between approximately 1911 and 1932 when it was filled. The site was subdivided into smaller fields a number of times between approximately 1911 and 2020. Small (assumed agricultural) structures have been located centrally in the west since approximately 1932 and a residential dwelling has been located in the south since approximately 1932. The westernmost extent of the site was occupied by a railway line until approximately 1971. A roadway was constructed through this portion of the site by approximately 1981.

2.3.2 The surrounding area has generally comprised agricultural land and residential dwellings. A railway line was located directly to the west until it was dismantled by approximately 1971. A flour mill was located to the west until approximately 1897. A cattle market was located to the west between approximately 1897 and 1981. A sewage works has been located approximately 300m to the north since approximately 1961. A refuse tip has been located directly to the north-west since at least 1971 and a pump house and electricity substations have been located directly to the north since approximately 1971. A laundry was located approximately 130m to the south between approximately 1932 and 1971. Further from the site a tannery, sawmill, gas works and a disused chalk pit have been located at distances greater than approximately 560m from the site.

2.3.3 Given the nature of the historical mapping process (scale, representation of conditions at discrete time intervals frequency etc.), any such maps and plans may not provide a comprehensive account of a site's history. Identification of pertinent land uses and associated potentially contaminative activities, may therefore be absent from mapping records.

2.4 GEOLOGY

2.4.1 Table 1 summarises British Geological Survey (BGS) mapping for the site and Figure 1 shows the BGS map:

Table 1: Summary of published geology

Geological Unit	Type	Description
Superficial	Head	Clay, silt, sand and gravel

Geological Unit	Type	Description
Superficial	River Terrace Deposits	Sand and gravel
Bedrock	Upper Greensand Formation	Siltstone and Sandstone
Bedrock	Gault Formation	Mudstone

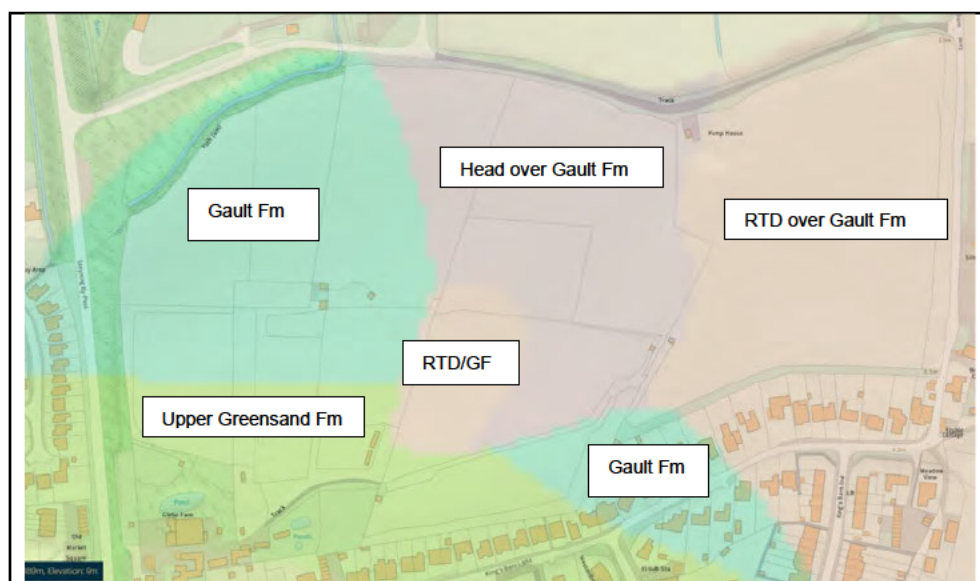


Figure 1: Expected geology of the site (RTD = River Terrace Deposits, Fm = Formation, GF = Gault Formation)

2.5 BACKGROUND SOIL CHEMISTRY

- 2.5.1 Data published by the BGS of estimated soil chemistry shows no naturally elevated heavy metals.

2.6 HYDROGEOLOGY

- 2.6.1 The aquifer status of groundwater held within the geological units, the presence Source Protection Zones and related potable abstractions are summarised in Table 2 below.

Table 2: Summary of published hydrogeology

Geological Unit	Aquifer Designation	Source Protection Zone	Location of Potable Abstraction
Head	Secondary A	No SPZ	None Within 1km of site
River Terrace Deposits	Secondary		
Gault Formation	Unproductive		
Upper Greensand Formation	Principal		

2.7 HYDROLOGY

- 2.7.1 The nearest surface water feature is an unnamed stream located on the northwestern boundary. It is understood that this stream flows north into the Black Sewer located approximately 110m to the north. The unnamed stream is not classified chemically or biologically by the EA in the vicinity of the site. Black Sewer is classified by the EA as a category B – good watercourse in the vicinity of the site.
- 2.7.2 Numerous further unnamed streams or drains are located within the vicinity of the site and typically to the north and east. These surface water features appear to generally discharge to the River Adur, which is located approximately 305m to the east. These surface water features are not classified chemically or biologically by the Environment Agency (EA).
- 2.7.3 There are no abstractions of surface water within 1.0km of the site.

2.8 FLOODING

- 2.8.1 The central southern portion of the site is locally indicated to have limited potential for groundwater flooding to occur. The majority of the eastern and central portions of the site are indicated to have the potential for groundwater flooding of property situated below ground level to occur. The south-west, north-east and central northern portions of the site are indicated to have the potential for groundwater flooding to occur at the surface.
- 2.8.2 The south of the site is locally indicated to be at low risk of flooding from surface water. The north-west and north-east sections of the site are locally indicated to be at low to medium risk of flooding from surface water and the west of the site is locally indicated to be at low to high risk of flooding from surface water.
- 2.8.3 The site is not indicated to be susceptible to extreme flooding from rivers or seas without defences. However, areas at risk from extreme flooding are located directly to the north and north-east.

2.9 CURRENT SITE ISSUES

2.9.1 Potentially significant environmental issues have been investigated within relevant distances of the site, based on the database of records supplied by Landmark. These relate to the following searches:

- i.* Water discharge or pollution incidents within 250 m of the site;
- ii.* Waste management sites within 250 m of the site;
- iii.* Statutory authorisations within 50 m of the site;
- iv.* Trades of possible contaminative use within 50 m of the site;
- v.* Special protection or conservation areas within 50 m of the site; and
- vi.* Any other relevant issues.

2.9.2 Potentially significant environmental issues identified by the above searches are summarised in Table 3.

Table 3: Potentially significant environmental issues

Environmental Category	Description
Water discharge or pollution incidents within 250 m	8 Pollution Incidents to Controlled Waters: Crude sewage into an unspecified water body located approximately 20m to the north-east in February 1995. The cause of the incident is detailed as 'plc sewage other'. Sewage into an unspecified water body located approximately 30m to the north in February 1998. Crude sewage into an unspecified water body located approximately 130m to the north-west in June 1994. The cause of the incident is detailed as 'plc sewage other'. The remaining five listings relate to the release of crude sewage, 'miscellaneous – natural', 'miscellaneous – urban runoff', 'grey water' and algae foam at distances greater than approximately 195m from the site.
Waste management sites within 250 m	There is one historical landfill located within 0.5km of the site. This listing relates to a facility that was operational between December 1960 and December 1977 located directly to the north-west. The specified waste for this listing is detailed as 'inert, industrial, commercial and household waste'. There are two Local Authority recorded landfill sites located within 0.5km of the site. Both listings relate to facilities located approximately 5m to the north-west. The type of waste and

Environmental Category	Description
	status are not detailed for the first listing. The type of waste is detailed as household waste for the second listing however the status of the listing is not detailed.
Statutory authorisations within 50 m	None.
Trades of possible contaminative use within 50 m	Tyre dealer 5m to the south, not likely to be a risk of contamination to the site.
Special protection or conservation areas within 50 m	None.

2.10 INDICATIVE GROUND STABILITY HAZARDS

- 2.10.1 There is either a very low risk or no hazard from collapsible ground stability, ground dissolution stability or landslide ground stability at the site.
- 2.10.2 There is no hazard to a low hazard associated with the potential for running sand ground stability hazards at the site.
- 2.10.3 There is no hazard and a moderate hazard associated with the potential for shrinking or swelling of the ground stability hazards at the site.
- 2.10.4 There is no hazard and a moderate to high hazard associated with the potential for compressible land stability hazards at the site.
- 2.10.5 The site is located in an area indicated to have a significant soluble rock risk however problems are deemed unlikely.

2.11 MINING, GROUND WORKINGS AND NATURAL CAVITIES

- 2.11.1 The site is not located in an area that may be affected by coal mining activities
- 2.11.2 There are no BGS recorded mineral sites located within 0.5km of the site.

2.12 RADON GAS

- 2.12.1 The licensed Radon Potential Dataset for the site has been consulted. The Radon Potential is shown in six discrete Radon Classes (RnC1 to RnC6) as set out in Table 4. The Radon Class is defined as a percentage probability range of dwellings exceeding the Radon Action Level

Table 4: Radon classes, risk and mitigation

Radon Class (probability range)	General Risk	Affected Area ?	Building Control Regulations (England and Wales)
1 (0 to <1%)	low	No	No *

Radon Class (probability range)	General Risk	Affected Area ?	Building Control Regulations (England and Wales)
2 (1 to <3%)	medium	Yes	No *
3 (3 to <5%)		Yes	Yes - Basic
4 (5 to <10%)		Yes	Yes - Basic
5 (10 to <30%)	high	Yes	Yes - Full
6 (30 to 100%)		Yes	Yes - Full

* Fitting radon protection in new buildings might be considered if there is a high risk location such as a routinely occupied basement

2.12.2 The licensed and most up to date Radon Potential Dataset (2025) has been obtained from Groundsure by Merebrook which illustrates the 25 m tiled mapping and is provided in Appendix 2. This data is the highest resolution radon dataset available for the UK, produced to a 50 m accuracy. This data has been pre-buffered to account for the relative accuracy and other uncertainties, so no additional buffering on site is required.

2.12.3 The site-specific Radon Potential Dataset and Guidance issued by the Buildings Research Establishment (BRE-211) indicates that the site lies within an area designated RnC1 and no radon protection measures are required under the Building Control Regulations.

2.13 UXO

2.13.1 Regional Unexploded Bomb Risk Maps published by Zetica have been consulted which show the site to be a low risk.

SECTION 3 PRELIMINARY CONCEPTUAL SITE MODEL AND RISK ASSESSMENT

3.1 The potential sources, pathways and receptors have been assessed to derive a list of potential pollutant linkages. A generalised conceptual site model has is shown in Figure 2.

3.2 The ASL desk study has generally not identified any significant potential sources of contamination at the site with the exception of the potential for Made Ground to be present locally and potentially marginally elevated concentrations of lead.

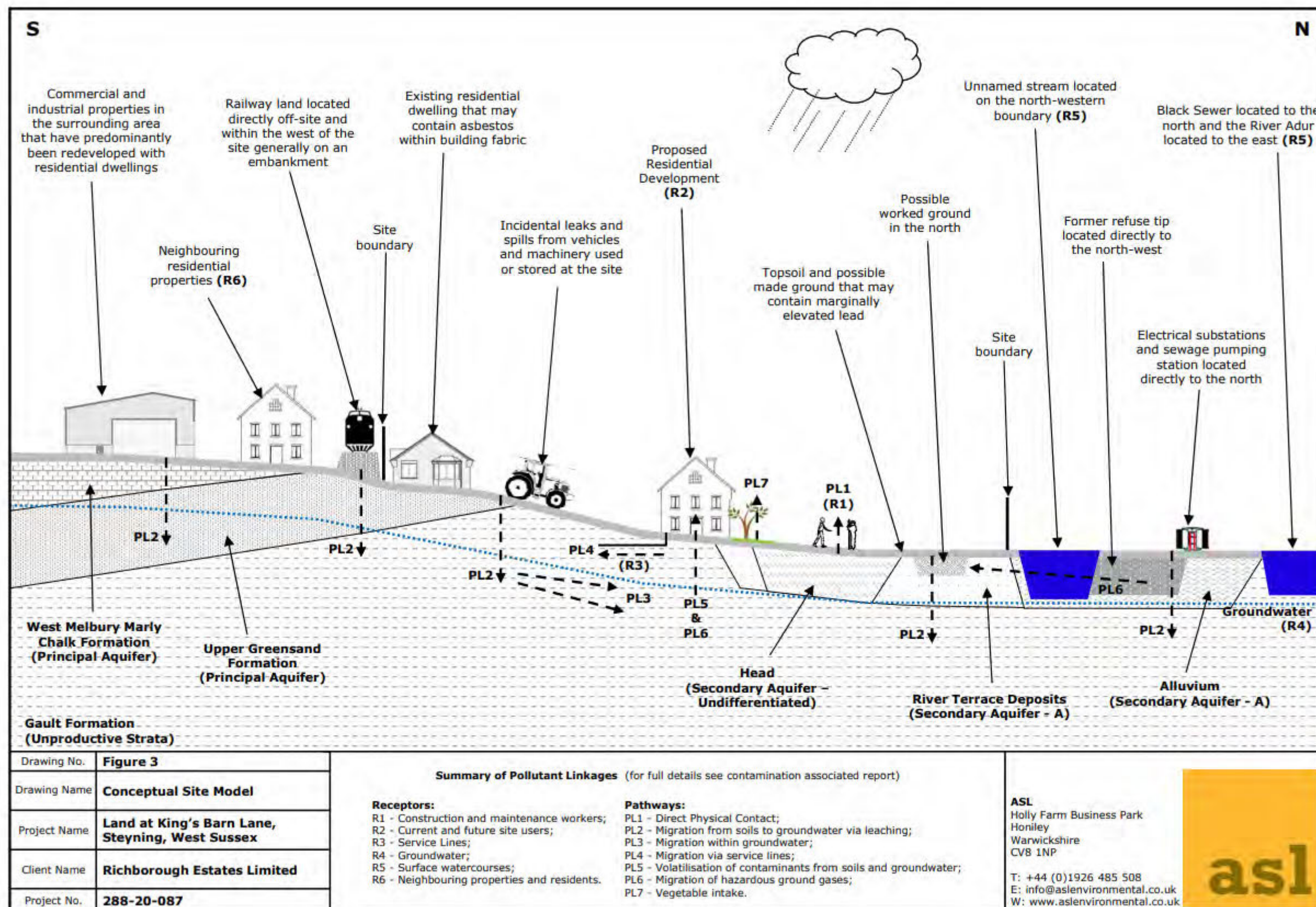
3.3 Additionally, there is the potential for contamination and Made Ground to be present at the location of the former railway line. However, it is noted that this portion of the site will comprise new roadway infrastructure to the proposed development. The potential risk posed to human health is therefore considered to be very low if not negligible in this portion of the site. The potential risk to risk to human health across the remainder of the site is considered to be low to very low. It is considered that any residual risks are likely to be mitigated by the use of physical barriers including cover systems.

- 3.4 A minor potential source of hazardous ground gas has been identified at the site associated with the presence of Made Ground locally. More significant potential sources of hazardous ground gas have been identified in the surrounding area including the former landfill located directly to the north-west and alluvial materials that may be present to the north. The potential risk to human health in the north is therefore considered to be high. The potential risk across the remainder of the site is considered to be low. It is considered likely that the risk may be mitigated by the use of physical barriers comprising gas resistant membranes.
- 3.5 The desk study has identified potentially significant sources of contamination in the surrounding area namely the industrial activities that have historically taken place to the west and north of the site. However, it is noted that the electrical substation to the north is located topographically lower than the site and is present beyond a surface water feature. Further to this, a number of the potential sources of contamination have subsequently been redeveloped with residential dwellings. The potential risk at the site from off-site sources of contamination is therefore considered to be typically low and locally moderate in the vicinity of the sewage pumping station, electrical substation to the north-east and railway land to the west.
- 3.6 The potential contamination risks to neighbouring site users are from historical activities completed at the site. The desk study has not identified any significant potential sources of contamination at the site. The potential risk posed to neighbouring site users from any residual contamination at this site is therefore considered to be very low to negligible.
- 3.7 There is the potential for asbestos to be present within the existing building fabric of the residential dwelling located centrally in the south that may pose a risk to human health during the site clearance works. It is recommended that an asbestos survey is completed ahead of the demolition and site clearance works. If asbestos is identified, these materials should be removed by a suitably licensed contractor ahead of the demolition and site clearance works.
- 3.8 Minor potential sources of contamination have been identified at the site by the desk study and therefore the potential risk to service lines is considered to be very low. It is considered likely that the use of contaminant resistant water supply pipes will mitigate any potential residual risk to service lines.
- 3.9 The River Terrace Deposits and Alluvium are classified by the EA as 'Secondary Aquifers – A'. The Head is classified by the EA as a 'Secondary Aquifer – Undifferentiated'. The Upper Greensand Formation and the West Melbury Marly Chalk Formation are classified by the EA as 'Principal Aquifers' and the Gault Formation is classified by the EA as an 'Unproductive Strata'. There are no abstractions from groundwater located within 1.0km of the site. The site is not indicated to be located in a SPZ. It is noted that the Principal Aquifers at and in the vicinity of the site are located in the south-west. Due to the topography of the site, it is anticipated that groundwater flow is likely to be to the north and east. Due to the lack of significant potential sources of contamination identified at the site and the

environmental setting of the site, it is considered that the potential risk posed by contamination from the site is very low.

- 3.10 The nearest surface water feature is an unnamed stream located on the north-western boundary. Black Sewer is located approximately 110m to the north and the River Adur is located approximately 315m to the east. Due to the lack of significant potential sources of contamination identified at the site, it is considered that the potential risk posed by contamination from the site is low.

Figure 2: ASL Preliminary Conceptual Site Model (2021)



SECTION 4 2021 ASL INVESTIGATION

4.1 INTRODUCTION

4.1.1 The 2021 ASL investigation is reported in ASL report 288-20-087-10R1, dated September 2021, the investigation included:

- i.* 30 No. windowless sample boreholes (WS) to a maximum depth of approximately 8.45m bgl;
- ii.* 1 No. hand excavated trial pit (HP01) to a depth of approximately 1 m bgl targeting an area of historical worked ground described by the desk study as “northwest of area 5”;
- iii.* Installation of combined gas and groundwater monitoring standpipes in selected window sample boreholes;
- iv.* 8 No. *in situ* CBR tests completed by Dynamic Cone Penetration (DCP);
- v.* Chemical and geotechnical laboratory testing; and
- vi.* Gas and groundwater monitoring programme.

4.1.2 The area in the ASL desk study mentioned as “*The westernmost extent of the site was occupied by a railway line until approximately 1971. A roadway was constructed through this portion of the site by approximately 1981*” is currently off site and now the A283 Steyning Bypass so could not be investigated as part of this investigation however four window samples (WS26, WS27, WS28 and WS25) were drilled in close proximity to the western boundary of the site.



4.2 GROUND CONDITIONS

- 4.2.1 Soils interpreted as Head deposits were encountered to depths between approximately 1m and 3.45m bgl.
- 4.2.2 The Head deposits and the remainder of the site were found to be underlain by cohesive materials considered representative of solid geology of the Gault

Formation, with these materials present to the termination depth of the investigation at 8.45m bgl.

4.2.3 Materials considered representing solid geology of the Upper Greensand Formation were not encountered during the intrusive investigations.

4.2.4 In addition to the published geology, the current and previous intrusive investigations identified a limited thickness of Topsoil and Made Ground (Topsoil) at the surface across the site locally overlying subsoil type materials.

4.3 **CHEMICAL TESTING**

4.3.1 Fifteen soil samples were tested across site for a range of contaminants. None of the contaminants were detected above the relevant residential screening levels.

4.4 **GAS MONITORING**

4.4.1 As part of the monitoring programme below, ground gas levels within monitoring standpipes were measured during three events completed between 8 and 23 March 2021.

4.4.2 Carbon dioxide was recorded at concentrations between 0.1% and 5.2% v/v. Concentrations in excess of 5% were recorded at WS1 only during the second and third monitoring events. Oxygen was recorded at concentrations between 2.6% and 20.4% v/v at WS17 and WS20, respectively. Average downhole pressures and average flow rates were recorded as zero during the monitoring programme. Positive flow was recorded in WS2 at 2.1 l/hr and WS15 at 1.1 l/hr. The monitoring events were completed during periods of higher atmospheric pressure of between 1022mb and 1033mb.

4.4.3 The gas monitoring results indicated gas conditions corresponding to a Hazardous Gas Flow (HGF) of <0.07l/hr indicating Characteristic Situation 1 (CS1) characterised as very low potential hazard. However, carbon dioxide was recorded in excess of 5% at WS1 during the second and third monitoring events with a maximum recorded concentration of 5.2%.

4.4.4 Therefore, based on the results of the ground gas monitoring and the nature of the ground conditions encountered at the site, gas protection measures were assessed to be generally not required for the proposed development to be protective of carbon dioxide and methane.

4.4.5 However, based on the results of the ground gas monitoring, it was recommended that gas protection measures to CS2 (characterised low potential hazard) were incorporated into the proposed development in the vicinity of WS1, located centrally in the west of the site.

SECTION 5 MEREBROOK INVESTIGATION

5.1 INTRODUCTION

- 5.1.1 Intrusive sampling locations were chosen on the basis of providing broad spatial coverage of the site. In addition, targeted hand pits (MHP01 to MHP04) were carried out for the current animal shelters and locations of historic buildings mentioned by the ASL desk study as *“Small assumed agricultural structures have been located centrally in the west since approximately 1932”*.
- 5.1.2 Targeted window sample boreholes and gas monitoring in the area of elevated carbon dioxide from the ASL investigation has been carried out. In addition to monitoring of boreholes along the northern site boundary, from a previous investigation by Merebrook in 2023.
- 5.1.3 Merebrook sees no evidence, on the provided historical maps, of areas described in the ASL desk study as *“a residential dwelling has been located in the south since approximately 1932”* and *“A stream appears to have run along the field boundary in the east between approximately 1911 and 1932 when it was filled”* however extensive investigation of the southern and eastern areas of the site has been carried out over the ASL and Merebrook investigations.

5.2 SITE INVESTIGATION METHODS

- 5.2.1 An intrusive investigation was carried out by Merebrook between 30 September and 3 October 2025 comprised the following scope of work:
- i.* Six cable percussion boreholes (BH06) to 15 to 20 metres below ground level (m bgl);
 - ii.* Three shallow windowless sample probe holes (MWS201 to MWS203) to a depth of 2.0 to 5.0 m bgl; and
 - iii.* Thirty-one machine-dug trial holes (MTP101 to MTP115 and CBR1 to CBR16) to a depth of 0.4 to 3.6 m bgl.
 - iv.* Four hand excavated trial pits to 0.3 to 0.8 m bgl.
- 5.2.2 Exploratory hole locations are indicated on drawing 21949ah-304-001 in Appendix 4. Logging of exploratory holes was undertaken by a Merebrook Officer. Exploratory hole logs are contained in Appendix 5. Historic boreholes MWS102, MWS103 and MWS105 were used for gas and groundwater monitoring, their locations are shown on 22635-304-001.
- 5.2.3 Light cable percussion equipment was used to advance borehole BH01 to BH06. Standard Penetration Tests (SPTs) were performed at approximate 1 metre intervals. The tests involved driving a steel cone tipped series of rods into the ground over a distance of 450 mm using the repeated blows of a 63.5 kg weight allowed to

free fall over a distance of 760 mm. The total number of blows required for the final 300 mm penetration (the 'N' value) is recorded on the window sample logs.

5.2.4 A tracked windowless sampling rig was used to advance MWS201 to MWS203. This comprised a rig-mounted drop hammer to drive a hollow steel barrel into the ground. The barrel is recovered along with a removable plastic sleeve, which lines the barrel and holds a core of soil which is retracted for logging and sampling. SPTs were performed at approximate 1 m intervals in all windowless sample holes.

5.2.5 Details of monitoring installations in boreholes are summarised in Table 5.

Table 5: Summary of gas and groundwater monitoring installations

Location Ref	Depth To Top of Response Zone (m bgl)	Depth To Base Of Response Zone (m bgl)	Strata
MWS102	1.0	4.0	Gault Formation
MWS103	1.0	3.0	Gault Formation
MWS105	1.0	4.0	Gault Formation
MWS201	1.0	3.0	Gault Formation
MWS202	1.0	3.0	Gault Formation
MWS203	1.0	2.0	Gault Formation

5.2.6 Representative soil samples were taken from various depths and strata to assess the contaminative status of the site. Soil samples were submitted to an MCERTS/UKAS accredited laboratory for chemical analysis of a broad suite of potential contaminants. The results are provided in Appendix 6.

SECTION 6 GROUND CONDITIONS

6.1 SUMMARY

6.1.1 The ground conditions encountered during the investigation were consistent with the expected geology. A summary of the ground conditions encountered is presented in Table 6, whilst a more detailed assessment of the strata is contained in the following sections of the report.

Table 6: Summary of sub-surface ground conditions

Strata	Depth to Top of Range (m bgl)	Thickness Range (m)
Topsoil	0.0	0.20 – 0.40
Made Ground	0.0 – 0.40	0.40 – 0.70
Head Deposits	0.25 – 0.40	0.30 – 1.95

Strata	Depth to Top of Range (m bgl)	Thickness Range (m)
River Terrace Deposits	0.30 – 0.90	0.40 – 0.80
Gault Formation	0.30 – 2.20	>17.50 (Base not proven)

6.2 TOPSOIL

- 6.2.1 The topsoil consisted of a dark brown slightly sandy slightly gravelly clay. Gravels consisted of flint and occasional brick.
- 6.2.2 Topsoil was present across every exploratory hole with the exception of MHP03 which was surfaced with concrete.

6.3 MADE GROUND

- 6.3.1 Made ground was encountered within MHP01, MHP03, MTP109 and MTP112 as a brown slightly sandy slightly gravelly clay. Gravels were of brick, charcoal and flint. MHP01 and MHP03 were excavated at the base of animal shelters. Made ground in MHP01 was beneath a concrete floor (0.10m thick) and consisted of a dark brown sandy gravelly clay with gravels of metal, pottery, brick and concrete with cobbles of bricks.
- 6.3.2 Asbestos cement sheet fragments were found at the surface of MHP03. No other visual or olfactory evidence of contamination was encountered within the made ground.
- 6.3.3 No ground water was encountered in this stratum.
- 6.3.4 No SPTs were undertaken in the Made Ground.

6.4 HEAD DEPOSITS

- 6.4.1 The Head Deposits were encountered in the east of the site within BH04 – BH06, CBR6, CBR7, CBR15 – CBR16, MHP02, MHP03, MTP101 – MTP104, MTP111 and MTP114. The deposits generally consisted of a stiff brown slightly sandy slightly gravelly clay. Gravels consisted of flint.
- 6.4.2 No visual or olfactory evidence of contamination was encountered
- 6.4.3 No groundwater was encountered during the drilling or excavation
- 6.4.4 The SPT 'N' values within the head deposits ranged from 12 – 16. Hand shear vanes ranged from 48 – 115 kPa. Both SPTs and hand shear vane results indicate the clay to be stiff to very stiff in consistency.
- 6.4.5 Atterberg limit classification testing has been carried out on 6 samples of the Head Deposits at depths ranging between 0.50 and 1.90 m bgl. The liquid limit ranges between 41 and 71% indicating soils are medium to very high plasticity. The

corresponding modified plasticity index ranges between 19.2 and 37.2% with a mean value of 31.3%. Conservatively, this stratum is classified as medium volume change potential in accordance with NHBC Standards.

6.4.6 Compaction testing was performed on one sample of Head Deposits at a depth of 0.90 m bgl. The maximum dry density was determined to be 1.81 Mg/m³ whilst the optimum moisture content was determined to be 16% for this material. At these depth natural moisture content ranges between 29 and 41% although is typically around 29% indicating the soil in its natural condition is typically above optimum moisture content.

6.4.7 Unsoaked and soaked remoulded CBR testing was carried out on 4 samples at 0.30 to 0.40 m bgl in the Head Deposits. CBR values range between 5.0 and 8.4% and there was no discernible marked change when the soil samples were soaked; a slight increase to the CBR value was noted to between 5.5 and 8.6%.

6.5 RIVER TERRACE DEPOSITS

6.5.1 The River Terrace Deposits were encountered in the east of the site in exploratory holes BH01, BH03, CBR14, MTP112, MTP113 and MTP115. The deposits generally consisted of a firm to stiff slightly sandy to very sandy, slightly gravelly to gravelly clay with gravels of flint and chalk. In MTP112, MTP113, MTP115, the River Terrace Deposits consisted of a sandy gravel.

6.5.2 No visual or olfactory evidence of contamination was encountered.

6.5.3 No groundwater was encountered during the excavation or drilling of the exploratory holes.

6.5.4 SPT 'N' values ranged from 9 - 12 indicating clay of stiff consistency. A hand shear vane result in MTP114 was 60 kPa, also indicating stiff consistency. No SPTs were carried out within the sand and gravel.

6.5.5 Atterberg limit classification testing has been carried out on 5 samples of the River Terrace Deposits at depths ranging between 0.50 and 1.00 m bgl. The liquid limit ranges between 29 and 68% indicating soils are low to high plasticity. The corresponding modified plasticity index ranges between 5.0 and 23.3% with a mean value of 14.3%. Conservatively, this stratum is classified as medium volume change potential in accordance with NHBC Standards.

6.5.6 Particle size distribution analysis was carried out on 1 sample at a depth of 2.00 m bgl; the following range in particle sizes were determined:

i. Very Coarse: 0%

ii. Gravel: 3%

iii. Sand: 2%

iv. Fines (<63µm): 95%

6.5.7 Unsoaked and soaked remoulded CBR testing was carried out on 1 sample at 0.40 bgl in the River Terrace Deposits. The CBR value was determined to be 4.7% and when soaked, this increased slightly to 5.4%.

6.6 GAULT FORMATION

6.6.1 The Gault Formation was encountered site wide below the surficial deposits or topsoil. The Gault Formation generally consisted of a stiff to very stiff grey silty clay with varying degrees of mudstone and siltstone gravels. At greater depths, the clay became mixed with weak mudstone, which then dominated.

6.6.2 No visual or olfactory evidence of contamination was encountered

6.6.3 Groundwater was encountered at depths ranging from 7 – 8 m and 11 – 14.5m bgl during drilling.

6.6.4 SPT 'N' values ranged from 6 – 50 and hand shear vanes from 55 – 110 kPa, indicating stiff to very stiff clay consistency.

6.6.5 Atterberg limit classification testing has been carried out on 57 samples of the Gault Formation River Terrace Deposits at depths ranging between 0.50 and 7.20 m bgl. The liquid limit ranges between 48 and 68% indicating soils are high to very high plasticity. The corresponding modified plasticity index ranges between 17.4 and 53.0% with a mean value of 39.2%. Conservatively, this stratum is classified as high volume change potential in accordance with NHBC Standards.

6.6.6 Quick undrained triaxial testing was carried out on 8 samples at depths ranging between 2.0 and 7.0 m bgl in the Gault Formation. Undrained shear strengths ranged between 44 and 124 kPa indicating soils are typically medium to high strength.

6.6.7 Consolidated drained triaxial testing was carried out on 2 samples at depths ranging between 2.50 and 4.50 m bgl in the Gault Formation. Effective cohesion ranged between 14.4 and 18.2 kPa whilst the effective peak friction angle ranged between 29.9 and 32.2°.

6.6.8 Consolidated drained shear box testing was carried out on 3 samples at depths ranging between 1 and 3.10 m bgl within the Gault Formation. Effective cohesion ranged between 13 and 21 kPa whilst the effective peak friction angle ranged between 20.5 and 29.5°.

6.6.9 Particle density testing was carried out on one sample of the Gault Formation at a depth of 2.0 m bgl. Particle density was determined to be 2.64 Mg/m³. Compaction testing was also performed on two samples at depths ranging between 1.0 and 2.30 m bgl. The maximum dry density ranges between 1.33 and 1.41 Mg/m³ whilst the optimum moisture content ranges between 26 and 32% for this material. At these depth natural moisture content ranges between 17.6 and 42% although is typically

around 32% indicating the soil in its natural condition is typically at, or slightly above, optimum moisture content.

- 6.6.10 Unsoaked and soaked remoulded CBR testing was carried out on 10 samples at 0.30 to 0.50 m bgl in the Gault Formation. CBR values range between 1.7 and 8.1%. Soaked CBR values were less variable, ranging between 2.2 and 6.5 %

SECTION 7 PRELIMINARY GEOTECHNICAL RECOMMENDATIONS

7.1 GROUND MODEL

- 7.1.1 The ground conditions presented in section 6 have been used to devise a ground model across the site. Characteristic levels and the predominant soil types are summarised in Table 7 alongside geotechnical design parameters.
- 7.1.2 Made ground was encountered in 4no. exploratory hole positions across the site, typically between 0.15 and 0.75 m bgl comprising brown slightly sandy slightly gravelly clay. The superficial geology of Head Deposits and River Terrace Deposits were encountered in the east of the site. Head generally consisted of a stiff brown slightly sandy slightly gravelly clay. The River Terrace Deposits generally consisted of a firm to stiff slightly sandy to very sandy, slightly gravelly to gravelly clay, in MTP112, MTP113, MTP115 the River Terrace Deposits consisted of a sandy gravel. Solid geology of the Gault Clay Formation was encountered beneath the topsoil or superficial soil at depths of between 0.10 and 19.50 m bgl comprising stiff to very stiff clay, becoming interbedded with an extremely weak to weak mudstone at depth, with mudstone becoming more predominant than clay with increasing depth.
- 7.1.3 Groundwater was not typically encountered; only minor perched volumes of groundwater were observed during the progression of the deeper boreholes between 7 - 8 mbgl in the Gault Clay Formation. Although the volume was limited, a second water strike was observed in the Gault Clay Formation.

7.2 CHARACTERISTIC GEOTECHNICAL PARAMETERS

- 7.2.1 The *in-situ* and geotechnical laboratory testing results discussed and interpreted have been used to derive geotechnical design parameters for the individual soils at the site. These are also summarised in Table 7.
- 7.2.2 Bulk density is derived from laboratory tests and from Figure 1 and 2 of BS8004:2015 using the consistency/density descriptors.
- 7.2.3 A plot of SPT N-values versus depth is presented in Figure 4. Undrained shear strength is determined for the cohesive soils only, based on SPT N-values and laboratory QUTs. SPT N-values are correlated with undrained shear strength (c_u) using Stroud and Butler's 1975 equation:

$$c_u = f_1 \times N \quad \text{Eq. 1}$$

- 7.2.4 The factor (f_1) is conservatively assessed as 4.5 based on the empirical relationship with plasticity and widely accepted values in the Gault Clay Formation. A profile of undrained shear strength versus depth is presented in Figure 4 alongside laboratory measured QUT values.

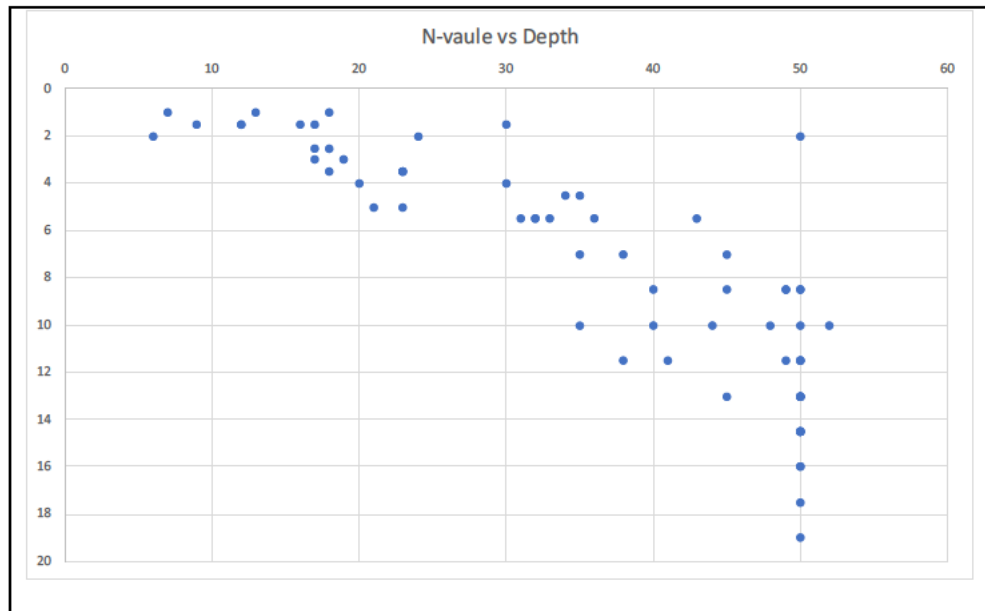


Figure 3: SPT N-value versus depth profile.

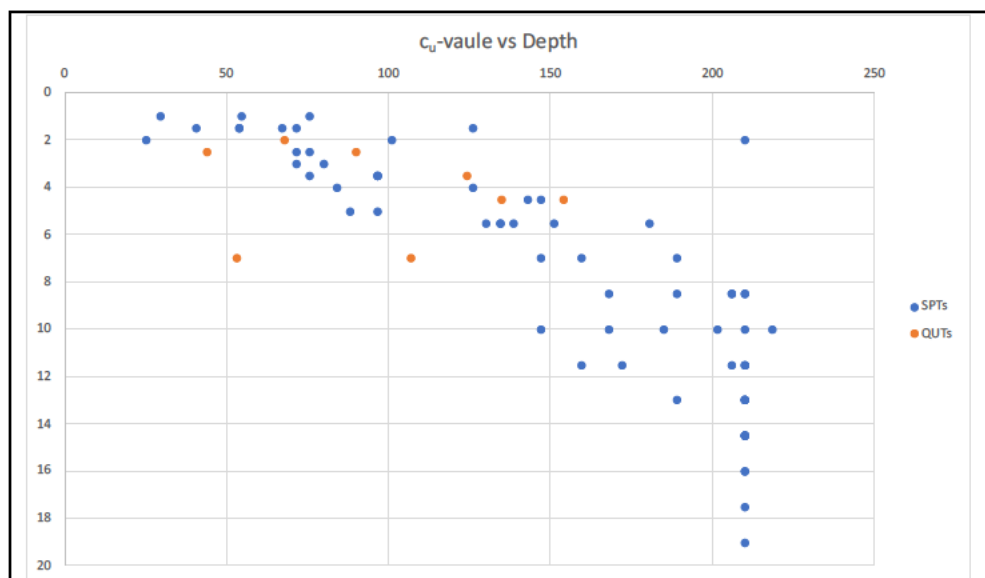


Figure 4: SPT N-value versus depth profile.

- 7.2.5 The design line plotted in Figure 2 is calculated by Equation 2, where z is determined as meters below the top interface of the stratum.

i. Gault Clay Formation:

$$c_u = 50 + 15.9z \text{ between } 1 - 19.5 \text{ m bgl} \quad \text{Eq. 2}$$

- 7.2.6 Effective cohesion is characterised as a conservative estimate considering that apparent cohesion in soils quickly tends to zero even at very small strains. This is a widely accepted approach for the design of geotechnical structures and in line with industry standard practice.
- 7.2.7 Effective angle of shearing resistance at critical state/volume and peak angle of shearing resistance is determined in accordance with Clause 4.3.1.3.5 of BS 8004:2015 for granular soils. In cohesive soils this parameter was calculated based on Clause 4.3.1.4.8 of BS 8004:2015 and plasticity. Although the drained triaxial tests undertaken in the Gault Clay Formation show effective cohesion between 14.4 and 18.2 kPa and effective peak friction angle between 29.9 and 32.2°, a cautious estimate of peak friction angle is taken based on the above recommendations in BS 8004:2015.

Table 7: Summary of ground model and geotechnical design parameters.

Ground model / Parameter	Unit	Formation		
		Head Deposits	River Terrace Deposits	Gault Clay Formation
Depth to base	m bgl	0.50 – 2.00	0.50 – 2.00	>19.5
Thickness	m	0.10 – 2.10	0.25 – 2.00	>17.5
Groundwater level	m bgl	N/A	N/A	7.00
Bulk Density, γ_k	kN/m ³	18	19	20
Undrained Shear Strength, c_u	kPa	-	-	100+15.9z
Effective Cohesion, c'	kPa	0	0	0
Constant volume angle of shearing resistance, $\phi'_{cv,k}$	°	22	24	22
Peak angle of shearing resistance, $\phi'_{pk,k}$	°	24	26	25*

* based on average value from the shear box test results.

7.3 FOUNDATIONS

- 7.3.1 The proposed development comprises residential properties which are assumed to comprise typically 1 to 3-storey structures. A preliminary cut and fill plan has been provided and up to 1.5m of cut and up to 2m of fill is proposed for the site.
- 7.3.2 The soils at anticipated foundation depth are typically characterised as high-volume change potential (Gault Clay Formation), therefore a minimum depth of 1.0 m will apply to all new foundations outside the zone of influence of trees and 1.5 m will apply to allow for restricted new planting in accordance with NHBC standards.
- 7.3.3 At 1.0 m depth, outside the zone of influence of trees, a presumed bearing resistance of 100 kN/m² has been calculated based on a design undrained shear strength of 50

kPa. For traditional strip/trench fill footings up to 1.0 m wide, total settlements are estimated to be less than 25 mm. The site is thus considered suitable for traditional strip/trench fill footings for the majority of the development with minimal localised deepening due to engineered fill placement. At 1.5 m depth, outside the zone of influence of trees, a presumed bearing resistance of 125 kN/m² has been calculated.

- 7.3.4 Additional deepening of footings will be required where plots are located in proximity to trees due to high volume change cohesive soils. The exact depth must be determined in accordance with NHBC Standards. It is recommended that an Arboricultural survey is carried out to identify the species, height and maturity of existing trees. Once proposed finished floor levels are known, a foundation zoning plan can be drawn with minimum depths due to trees. Deepening due to trees may require a few plots and flat blocks to be piled.
- 7.3.5 It is thus considered that the most appropriate foundation solution will be bored / CFA piles to achieve suitable embedment depth. Further, bored / CFA piles offer a lower noise/vibration solution, which is likely to be preferred in the urban environment. Driven piles may be considered; however, specialist advice should be sought from a piling contractor.
- 7.3.6 Preliminary pile resistances are calculated in accordance with BS EN 1997-1 Design Approach 1: Combination 2 for a single pile, assuming that the method to be adopted is either bored or CFA. Piles should ultimately be designed by the Contractor in accordance with BS-EN-1997-1, which requires knowledge of pile loads (actions). The preliminary DA1-C2 resistances of piles of varying length and diameter are provided based on a permanent (dead load): variable (live load) split of 60:40. The design assumes that working pile tests will be carried out; if preliminary pile testing is carried out, then the model factors can be reduced.
- 7.3.7 Preliminary safe pile capacities resistances are presented in Table 8. This shall be compared with representative action, F_{rep} (1.0DL +1.0LL).

Table 8: Preliminary pile resistances – DA1-C2.

Depth (m bgl) / Pile Diameter (mm)	Design Resistance, R_d (kN)			
	300	450	600	750
10	334	538	767	1020
12.5	461	733	1033	1361
15	600	947	1326	1735
17.5	741	1164	1621	2113

- 7.3.8 It is considered unlikely that a Piling Works Risk Assessment will be required for the site.

7.4 EXCAVATIONS AND GROUNDWATER

- 7.4.1 Shallow excavations made within Galut Clay to form foundation trenches may be stable in the short-term but likely to become unstable in the medium to long-term. The duration for which trench foundations are open shall be minimised. Entry into excavations should be avoided; where the need to enter excavations cannot be avoided, sidewalls must be suitably supported or battered back to a safe angle.
- 7.4.2 The recommended safe slope gradient for side slopes is 1:3, a safe angle of 18.5° for medium to long-term stability.
- 7.4.3 Shallow groundwater strikes were not observed during the intrusive investigation. However, simple dewatering techniques such as sump pumping may be required to manage localised ingress from perched volumes or surface water ingress.

7.5 FLOOR SLABS

- 7.5.1 The underlying soils are typically high-volume change potential. At this stage an allowance should be made for suspended ground floor slabs with void formers in accordance with NHBC standards.

7.6 ROADS AND PAVED AREAS

- 7.6.1 A CBR of 5% is recommended at the east of the site in Head Deposits or River Terrace Deposits. A CBR of 2% is recommended where Gault Clay is present near surface. The above is based on lab testing and general description of the material and assumes good construction conditions. It is recommended that additional *in-situ* testing is carried out post cut and fill works.

7.7 SOAKAWAYS

- 7.7.1 Soakaway testing has not been performed as part of this investigation; soakaways may not be feasible due to cohesive nature of the underlying soils at most parts of the site, soakaways at the lower level of the River Terrace Deposits may be feasible. It is recommended that if a soakaway drainage system is proposed that soakaway testing is carried out onsite at the proposed soakaway locations in accordance with BRE365.

7.8 BURIED CONCRETE

- 7.8.1 Recommendations given in BRE Special Digest 1:2005 "*Concrete in aggressive ground*" have been followed in order to give recommendations with respect to buried concrete.
- 7.8.2 Water soluble sulphate analysis was carried out on 25 soil samples obtained from depths of between 1.5 – 19.0 m bgl with soil pH determination also carried out on these samples. Water soluble sulphate contents ranged between 5.56 and 1,520 mg.l⁻¹. In accordance with BRE guidelines the characteristic value is calculated by determining the mean of the highest 20% of results. In this case the characteristic value is 1,056 mg.l⁻¹. On this basis the Design Sulphate Class is DS-2.
- 7.8.3 A significant number of samples contained oxidisable sulphate greater than 0.3% therefore sulphate bearing minerals are likely to be present which may oxidise if the ground is disturbed. Therefore, Total Potential Sulphate must also be considered. The characteristics TPS value is 1.38%; this corresponds to a Design Sulphate Class of DS-4. However, for bored / CFA piles, in accordance with BRE SD1 the concrete class does not need to be designed to withstand a high potential sulphate as it is initially low in water soluble sulphate and the amount of ground disturbance beyond the pile bore is minimal. As such, piles may be design to the lower DS-2 class, provided that disturbed soils, such as pile arisings, are not placed in contact with the piles or other shallower concrete elements.
- 7.8.4 The pH values in the soil samples varied between 7.8 and 8.4. The mean of the lowest 20% of values is 7.82 which represents the characteristic value. Mobile groundwater conditions have been assumed and, on this basis, the Aggressive Chemical Environment for Concrete (ACEC) class for the site is AC-2, provided that disturbed pile arisings are not placed in contact with buried concrete. Where disturbed pile arisings are reused, or engineered fill is site won from within Gault Clay Formation, higher DS-4 and AC-4 will apply.

SECTION 8 ENVIRONMENTAL ASSESSMENT – SOIL QUALITY

8.1 RESULTS

8.1.1 A total of 32 soil samples were submitted to the laboratory for chemical analysis, including 19 samples from topsoil, 8 samples from made ground and 5 samples from natural ground (2 Head deposits, 2 Gault Formation and 1 River Terrace Deposits). The laboratory chemical analysis certificates are contained in Appendix 6. The results of the analysis are summarised in Table 9.

8.1.2 An initial screening exercise has been undertaken whereby contaminant concentrations recorded in soils have been assessed against *Suitable for Use Levels* (S4ULs) published in 2015 by LQM/CIEH¹. These precautionary screening levels are designed to be representative of minimal risk to human health in a number of land use scenarios. In this report S4ULs have been selected for a residential land use where the possibility of consumption of homegrown produce exists and using a soil organic matter of 2.5 %. For lead the DEFRA Category 4 Screening Level² has been used as this is based on updated toxicological data and a low risk to human health.

8.1.3 An additional set of phytotoxin screening levels have been adopted from 'The Code of Agricultural Practice for the Protection of Soil' Ministry of Agriculture, Fisheries and Food (MAFF), 1993, which are protective of healthy plant growth.

Table 9: Summary of soils chemical analysis results

CONTAMINANT	N	LOD	MIN	MAX	MEAN	SCREENING LEVEL (SL)	No. > SL
		(mg.kg ⁻¹ unless stated)					
HUMAN HEALTH RISK ASSESSMENT							
Asbestos in soil (% w/w)	20	0.0001	nd	nd	nd	Detected	0
pH (pH units)	31	N/A	5.7	8.9	6.7	5 – 9	0
Arsenic	27	1	5.5	18.0	9.9	37	0
Barium	27	1	40.0	120.0	76.1	1300	0
Cadmium	27	0.2	0.2	0.4	0.3	11	0
Chromium (III)	26	1	11.0	45.0	24.2	910	0
Hexavalent Chromium	26	1.8	1.8	1.8	1.8	6	0
Lead	26	1	8.7	170.0	38.1	200	0
Mercury	26	0.3	0.3	0.3	0.3	40	0
Nickel	26	1	16.0	36.0	23.7	130	0

¹ Nathanail, C. P., McCaffrey, C., Gillett, A. G., Ogden, R. C. and Nathanail, J. F. 2015. *The LQM/CIEH S4ULs for Human Health Risk Assessment*. Land Quality Press, Nottingham. Copyright Land Quality Management Limited reproduced with permission; Publication Number S4UL3100. All rights reserved. Including August 2015 nickel update.

² SP1010 *Development of Category 4 Screening Levels Main Report* (Dec 2013) and SP1010 *Policy Companion Document* (Mar 2014).

CONTAMINANT	N	LOD	MIN	MAX	MEAN	SCREENING LEVEL (SL)	No. > SL
		(mg.kg ⁻¹ unless stated)					
Selenium	26	1	1.0	1.4	1.0	250	0
Vanadium	26	1	16.0	49.0	33.9	410	0
TPH Aliphatic >EC ₅ - EC ₆	26	0.01	0.010	0.010	0.010	78	0
TPH Aliphatic >EC ₆ - EC ₈	26	0.01	0.010	0.010	0.010	230	0
TPH Aliphatic >EC ₈ - EC ₁₀	26	0.01	0.010	0.010	0.010	65	0
TPH Aliphatic >EC ₁₀ - EC ₁₂	26	1	1.00	2.40	1.05	330	0
TPH Aliphatic >EC ₁₂ - EC ₁₆	26	2	2.00	5.50	2.13	2400	0
TPH Aliphatic >EC ₁₆ - EC ₂₁	26	8	8.00	8.00	8.00	92000	0
TPH Aliphatic >EC ₂₁ - EC ₃₅	26	8	8.00	28.00	8.77	92000	0
TPH Aromatic >EC ₅ - EC ₇	26	0.01	0.010	0.020	0.013	140	0
TPH Aromatic >EC ₇ - EC ₈	26	0.01	0.010	0.020	0.013	290	0
TPH Aromatic >EC ₈ - EC ₁₀	26	0.02	0.020	0.020	0.020	83	0
TPH Aromatic >EC ₁₀ - EC ₁₂	26	1	1.00	1.00	1.00	180	0
TPH Aromatic >EC ₁₂ - EC ₁₆	26	2	2.00	2.00	2.00	330	0
TPH Aromatic >EC ₁₆ - EC ₂₁	26	10	10.00	10.00	10.00	540	0
TPH Aromatic >EC ₂₁ - EC ₃₅	26	10	10.00	18.00	10.58	1500	0
Benzene	32	0.005	0.005	0.005	0.005	0.17	0
Toluene	32	0.005	0.005	0.005	0.005	290	0
Ethylbenzene	32	0.005	0.005	0.005	0.005	110	0
Xylene (total p,m and o)	32	0.013	0.013	0.013	0.013	130	0
Naphthalene	32	0.05	0.05	0.41	0.07	5.6	0
Acenaphthylene	32	0.05	0.05	0.08	0.05	420	0
Acenaphthene	32	0.05	0.05	0.06	0.05	510	0
Fluorene	32	0.05	0.05	0.06	0.05	400	0
Phenanthrene	32	0.05	0.05	0.67	0.12	220	0
Anthracene	32	0.05	0.05	0.20	0.06	5400	0
Fluoranthene	32	0.05	0.05	1.60	0.27	560	0
Pyrene	32	0.05	0.05	1.50	0.25	1200	0
Benzo(a)anthracene	32	0.05	0.05	0.85	0.15	11	0
Chrysene	32	0.05	0.05	0.89	0.16	22	0
Benzo(b)fluoranthene	32	0.05	0.05	1.40	0.21	3.3	0
Benzo(k)fluoranthene	32	0.05	0.05	0.46	0.10	93	0
Benzo(a)pyrene	32	0.05	0.05	1.00	0.16	2.7	0
Indeno(1,2,3-c,d)pyrene	32	0.05	0.05	0.52	0.10	36	0
Dibenzo(a,h)anthracene	32	0.05	0.05	0.11	0.05	0.28	0
Benzo(g,h,i)perylene	32	0.05	0.05	0.61	0.11	340	0

CONTAMINANT	N	LOD	MIN	MAX	MEAN	SCREENING LEVEL (SL)	No. > SL
		(mg.kg ⁻¹ unless stated)					
Phenol	27	1	1.0	1.0	1.0	200	0
PHYTOTOXICITY RISK ASSESSMENT							
Copper	26	1	8.9	34.0	21.7	200	0
Nickel	26	1	16.0	36.0	23.7	110	0
Zinc	26	1	28.0	340.0	73.5	300	1

Notes

nd - not detected

##

below laboratory limit of detection
LOD used as surrogate for analysis and risk assessment

8.2 SUMMARY

- 8.2.1 No contamination was encountered above residential screening levels in the topsoil, made ground or natural soils. Visible fragments of asbestos-containing roof tile were encountered at the surface around MHP03, within an animal shelter. Laboratory testing of the fragments indicated they were chrysotile asbestos cement sheets.
- 8.2.2 The ASL report (288-20-087-10R1) also indicated no contamination above residential screening levels and no asbestos was found within this investigation

SECTION 9 ENVIRONMENTAL ASSESSMENT – GROUNDWATER QUALITY

9.1 RESULTS

- 9.1.1 Groundwater level monitoring was undertaken on three occasions between on 24 October and 18 December 2025. Resting waters levels were recorded at 1.30 to 3.10 m bgl. No groundwater sampling was undertaken.

SECTION 10 ENVIRONMENTAL ASSESSMENT - HAZARDOUS GAS

10.1 RESULTS

- 10.1.1 Gas monitoring was undertaken on three occasions between 24 October and 18 December 2025. The maximum and steady state levels of methane, carbon dioxide, oxygen, carbon monoxide and hydrogen sulphide were recorded in each standpipe, together with associated parameters including borehole flow and ambient air pressure. The time taken to reach steady state was also recorded.
- 10.1.2 The Merebrook gas monitoring is supplementary to the ASL 2021 monitoring programme (3 rounds) which indicated elevated carbon dioxide concentrations at 5.2% v/v in WS1. The Merebrook gas monitoring targeted the area around ASL

borehole WS1 to aid in further assessment of the ground gas conditions. Historic boreholes (MWS102, MWS103 and MWS105) installed by Merebrook for a historic groundwater monitoring programme were also included within this monitoring programme as the boreholes were still serviceable.

- 10.1.3 The full results are presented in Appendix 8 and a summary of key readings for each strata monitored are presented in Table 10.

Table 10: Summary of hazardous gas monitoring data

Monitoring Well Reference				MWS102		
Top of Response Zone (m bgl)				1.00		
Bottom of Response Zone (m bgl)				4.00		
Response Zone Stratum				Gault Formation		
Round	AP (mb)	Flow Max (l.hr ⁻¹)	Flow Steady (l.hr ⁻¹)	Methane Max (% v/v)	Carbon Dioxide Max (% v/v)	Dip to water (m bgl)
1	998	0.0	0.0	0.0	1.5	2.20
2	1002	0.0	0.0	0.0	1.4	2.40
3	1003	0.0	0.0	0.0	0.9	DRY

Monitoring Well Reference				MWS103		
Top of Response Zone (m bgl)				1.00		
Bottom of Response Zone (m bgl)				3.00		
Response Zone Stratum				Gault Formation		
Round	AP (mb)	Flow Max (l.hr ⁻¹)	Flow Steady (l.hr ⁻¹)	Methane Max (% v/v)	Carbon Dioxide Max (% v/v)	Dip to water (m bgl)
1	998	0.0	0.0	0.0	0.9	2.45
2	1002	0.0	0.0	0.0	0.8	2.96
3	1003	0.0	0.0	0.0	0.9	DRY

Monitoring Well Reference				MWS105		
Top of Response Zone (m bgl)				1.00		
Bottom of Response Zone (m bgl)				4.00		
Response Zone Stratum				Gault Formation		
Round	AP (mb)	Flow Max (l.hr ⁻¹)	Flow Steady (l.hr ⁻¹)	Methane Max (% v/v)	Carbon Dioxide Max (% v/v)	Dip to water (m bgl)
1	-	-	-	-	-	1.30

2	1002	0.0	0.0	0.0	0.8	1.95
3	1003	0.0	0.0	0.0	1.3	1.40

Monitoring Well Reference				MWS201		
Top of Response Zone (m bgl)				1.00		
Bottom of Response Zone (m bgl)				3.00		
Response Zone Stratum				Gault Formation		
Round	AP (mb)	Flow Max (l.hr ⁻¹)	Flow Steady (l.hr ⁻¹)	Methane Max (% v/v)	Carbon Dioxide Max (% v/v)	Dip to water (m bgl)
1	998	0.0	0.0	0.0	0.8	2.30
2	1001	0.0	0.0	0.0	1.2	2.96
3	1002	0.0	0.0	0.0	1.9	2.60

Monitoring Well Reference				MWS202		
Top of Response Zone (m bgl)				1.00		
Bottom of Response Zone (m bgl)				3.00		
Response Zone Stratum				Gault Formation		
Round	AP (mb)	Flow Max (l.hr ⁻¹)	Flow Steady (l.hr ⁻¹)	Methane Max (% v/v)	Carbon Dioxide Max (% v/v)	Dip to water (m bgl)
1	997	0.0	0.0	0.0	1.7	3.00
2	1000	0.0	0.0	0.0	2.0	2.97
3	1002	0.0	0.0	0.0	2.2	3.10

Monitoring Well Reference				MWS203		
Top of Response Zone (m bgl)				1.00		
Bottom of Response Zone (m bgl)				2.00		
Response Zone Stratum				Gault Formation		
Round	AP (mb)	Flow Max (l.hr ⁻¹)	Flow Steady (l.hr ⁻¹)	Methane Max (% v/v)	Carbon Dioxide Max (% v/v)	Dip to water (m bgl)
1	998	0.0	0.0	0.0	0.7	1.50
2	1001	0.0	0.0	0.0	1.6	1.96
3	1003	0.0	0.0	0.0	1.8	1.60

- 10.1.4 The majority of the response zone in MWS105 was flooded in round 1, so results have been discounted from risk assessments due to not reflecting the true ground gas conditions.
- 10.1.5 The recent monitoring rounds were undertaken at low and falling barometric pressures ranging from 997 to 1002 mb. Positive flow was not recorded. Over the two monitoring rounds, methane (CH₄) was not detected, carbon dioxide (CO₂) was detected to a maximum of 2.0 % v/v with a corresponding depleted oxygen concentration of 17.1 % v/v.

SECTION 11 ENVIRONMENTAL ASSESSMENT - VAPOUR

11.1 RESULTS

- 11.1.1 Vapour monitoring has been undertaken on one occasion – 24 October 2025. The maximum and steady state levels of VOCs were recorded using a PID (photo-ionization device) in each standpipe. The time taken to reach steady state was also recorded. The PID readings ranged from 0.0 to 1.3 ppm which is not indicative of significant contamination.

SECTION 12 WASTE CLASSIFICATION, OFF-SITE DISPOSAL OR RE-USE

12.1 WASTE CLASSIFICATION

- 12.1.1 Waste soils are classified into two main categories: Hazardous and Non-hazardous, based on Technical Guidance WM3: *Guidance on the classification and assessment of waste* (1st Edition v1.2.GB) published by Natural Resources Wales, Scottish Environment Protection Agency and the Environment Agency.
- 12.1.2 Waste soil classification has been undertaken to characterise and categorise soils to inform decision making.
- 12.1.3 Soil that contains identifiable pieces of asbestos containing material (i.e. any particle of a size that can be identified as potentially being asbestos by a competent person if examined by the naked eye), then the soil is regarded as hazardous waste. Asbestos fragments were found at the surface of MHP03 within the animal shelter.
- 12.1.4 Soil with an asbestos content in excess of 0.1% by weight is classified as hazardous waste. No soils with elevated concentrations of asbestos fibres were identified.
- 12.1.5 Natural as-dug arisings (excluding topsoil) could be classed as inert waste without the requirement for WAC testing.
- 12.1.6 Waste Acceptance Criteria (WAC) tests are a supplementary set of tests that determine the acceptability of waste soils into the determined category of landfill based on the waste classification. For non-hazardous waste, WAC testing can determine whether soils could be accepted at inert landfill. For hazardous waste, WAC testing provides information whether soils can be disposed of a hazardous landfill or as Stable Non-reactive hazardous waste (SNRHW). Where hazardous soils fail these criteria, pre-treatment may be necessary.
- 12.1.7 Preliminary results show made ground and topsoil on site to be non-hazardous if they were to become a waste.
- 12.1.8 Materials, including waste soils which are not to be retained on site, should be removed and disposed of in accordance with all relevant statutes.
- 12.1.9 It is a requirement that waste sent to landfill should have been subject to measures to reduce the amount of waste, reduce harmful or hazardous properties and facilitate recycling. These requirements may be satisfied by measures such as segregation and screening of wastes to recover suitable fill and material for crushing, segregation of inert materials and putrescible wastes.

12.2 RE-USE CONSIDERATIONS

- 12.2.1 As a sustainable alternative to off-site disposal, it may be possible to re-use site-won soils provided the following criteria are met:

- i.* Use of the material will not create an unacceptable risk of pollution to the environment or harm to human health;
 - ii.* The material must be chemically and geotechnically suitable without further treatment;
 - iii.* There must be certainty of use within the scheme;
 - iv.* Material should only be used in the quantity necessary for that use.
- 12.2.2 Provided these criteria are met, the re-use of site-won materials is unlikely to be deemed a waste activity. Production of a *Materials Management Plan* under the industry *CL:AIRE Code of Practice on the Definition of Waste* represents a robust method of demonstrating that the proposed re-use of material meets the criteria and is not liable for landfill tax.
- 12.2.3 During excavation and re-use of “*uncontaminated soil and other naturally occurring material*”, an exclusion to waste legislation can apply under the Waste Framework Directive. To qualify for the exclusion, soils must be:
 - i.* Uncontaminated;
 - ii.* Excavated during the construction activities; and
 - iii.* Certain to be used in its natural state for construction purposes on the same site.
- 12.2.4 Under this exclusion, the definition of uncontaminated soil and other naturally occurring material is as follows:

virgin soil or soil that is equivalent to virgin soil. Other naturally occurring material means soil, stones, gravel, rock, etc.
- 12.3 **TOPSOIL QUALITY**
- 12.3.1 Fifteen BS 3882: 2015 tests were taken from topsoil across the site. Out of the fifteen tests, three passed the criteria for multipurpose topsoil (one of the three had insufficient sample to carry out the texture analysis). Twelve of the samples failed the specification for multipurpose topsoil due to being deficient in extractable potassium and/or phosphate and/or having a too high clay content. Although CBR8, CBR15, MTP111, MTP112 and MTP108 failed the criteria for multipurpose topsoil, they passed the low fertility topsoil specification. MTP112 also passed as low fertility calcareous topsoil. The results are summarised in Table 9 below.
- 12.3.2 Although the results indicate the majority of topsoil is not of sufficient quality for use as multipurpose topsoil, the final decision on topsoil quality should be for the landscape architect in the context of the proposed planting schemes. Vegetation growth was observed as healthy across the site, so this is evidence in support of the topsoil being capable of supporting vegetation growth.

Table 11: Summary of BS 3882:2015 tests

Sample ID	Soil Texture	Soil Texture Pass / Fail	Multipurpose Soil Pass / Fail	Failure Reason	Specification passes
CBR2	Clay	Fail	Fail	Extractable Phosphate & Texture	
CBR4	Clay	Fail	Fail	Extractable Phosphate	
CBR8	Clay loam	Pass	Fail	Extractable Phosphate and potassium	Low fertility
CBR7	-	-	Fail	Extractable Phosphate and potassium	
CBR10	Clay	Fail	Fail	Texture	
CBR11	Clay	Fail	Fail	Texture	
CBR12	Silty clay	Fail	Fail	Texture	
CBR13	-	-	Pass	Insufficient sample for texture analysis	
CBR14	Clay loam	Pass	Pass		
CBR15	Sandy loam	Pass	Fail	Extractable Phosphate	Low fertility
MTP106	Clay	Fail	Fail	Extractable Phosphate	
MTP108	Clay loam	Pass	Pass		
MTP111	Sandy silt loam	Pass	Fail	Extractable Phosphate	Low fertility
MTP112	Clay loam	Pass	Fail	Extractable Phosphate and potassium	Low fertility and low fertility calcareous
MTP114	Sandy silt loam	Pass	Fail	Extractable Phosphate and potassium	Low fertility

SECTION 13 GENERIC QUANTITATIVE RISK ASSESSMENT (TIER 2)

13.1 INTRODUCTION

13.1.1 The site investigation has identified fragments of asbestos roof tile at the surface within an animal shelter (MHP03). With the exception of the asbestos fragments at the surface of MHP03, the made ground encountered was not found to be contaminated. Ground gas was not identified at hazardous concentrations during the recent monitoring.

13.1.2 The potential impacts of contamination sources have been considered with respect to the following receptors:

- i. Present site users;

- ii. Future residents;
- iii. Construction workers;
- iv. Plants used in landscaping;
- v. Potable water supply pipework;
- vi. The general public and adjacent site users;
- vii. Controlled waters;

- 13.1.3 The potential sources of contamination at the site and the implications with respect to development have been interpreted in accordance with the current government guidance on source-pathway-receptor risk assessment.
- 13.1.4 In each case the existence of a pollutant linkage requires a pathway by which the receptor could be exposed to the source. A qualitative assessment of risk is thus considered in the first instance with respect to the site in its current condition and is summarised in the sections below.
- 13.1.5 The level of risk considers the likelihood of the risk occurring and the severity of the potential consequence of that risk using the approach outlined in Appendix 3. As illustrated in Table 12, this Tier 2 risk assessment combines the likelihood and severity of the risk using a Risk Assessment Matrix approach as recommended by CIRIA C552, 2001 and updated in *Guidance for the Safe Development of Housing on Land Affected by Contamination R&D66* published by NHBC, EA and CIEH (2008).

Table 12: Risk assessment matrix (after CIRIA C552 and R&D66)

		MAGNITUDE OF POTENTIAL CONSEQUENCE (SEVERITY) OF RISK			
		SEVERE	MEDIUM	MILD	MINOR
LIKELIHOOD OF RISK	HIGH LIKELIHOOD	Very High Risk	High Risk	Moderate Risk	Low Risk
	LIKELY	High Risk	Moderate Risk	Moderate / Low Risk	Low Risk
	LOW LIKELIHOOD	Moderate Risk	Moderate / Low Risk	Low Risk	Very Low Risk
	UNLIKELY	Moderate / Low Risk	Low Risk	Very Low Risk	Very Low Risk

13.2 SOIL CONTAMINATION (HEAVY METALS AND HYDROCARBONS)

13.2.1 No soil contamination was encountered above residential screening levels.

13.3 SOIL CONTAMINATION (ASBESTOS)

13.3.1 Asbestos fragments were encountered at the surface of MHP03 within the animal shelter, but no asbestos fibres were identified in site soils. Asbestos risk is considered to be limited and localised to the area of the shelter and would be dealt with as part of site clearance activities.

13.3.2 Table 13 below summarises the level of risk assigned to each receptor from asbestos contamination:

Table 13: Risks from soil contamination (asbestos)

Receptor	Pathway / Exposure	Likelihood of Risk	Severity of Risk	Overall Risk Rating
The general public and present site users	inhalation of airborne fibres generated from dry soils	unlikely	minor	VERY LOW
Residents of future development in the area of the shelter in the absence of clearance of surface fragments		unlikely	medium	LOW
Construction workers in the area of the shelter		low likelihood	medium	MODERATE / LOW
Adjacent site users		unlikely	mild	VERY LOW

13.4 HAZARDOUS GAS

13.4.1 The presence of potentially significant concentrations of carbon dioxide and methane were identified by ASL in the form of carbon dioxide which was marginally elevated above the typical 5 % threshold for a Characteristic Situation 1 risk rating. Further monitoring was carried out by Merebrook in the area of WS1, where carbon dioxide was measured at 5.2% (v/v) in two monitoring rounds by ASL to increase the dataset and provide a more robust basis for risk assessment.

13.4.2 It is proposed to develop the site for residential use. The primary cause of soil gas entering a building is the pressure difference that exists between inside and outside the building: this tends to draw soil gas into the building from the ground below. Typically, soil gases can enter buildings through:

- i. gaps around service pipes;
- ii. cracks in walls below ground and floor slabs;

- iii. construction joints; and
- iv. wall cavities.

- 13.4.3 A potential source and pathway have been identified and therefore the soil gas regime at the site should be established through risk assessment in accordance with BS 8485:2015+A1:2019.
- 13.4.4 Borehole hazardous gas flow rates (Q_{hg}) for carbon dioxide and methane were calculated using the maximum concentration recorded during each monitoring event together with steady state values of gas flow.
- 13.4.5 Where no gas borehole flow was detected, the detection limit of the instrumentation was used for the purposes of calculating the Q_{hg} .
- 13.4.6 Gas Screening Values (GSV) for methane and carbon dioxide have been derived from:
- i. The maximum Q_{hg} calculated for methane and carbon dioxide for all monitoring events; and
 - ii. The maximum Q_{hg} calculated for methane and carbon dioxide across all standpipes and all monitoring rounds.
- 13.4.7 The Q_{hg} values for methane and carbon dioxide across all monitoring events are presented in Table 14 and the implied Characteristic Situation for the maximum Q_{hg} values are presented in Table 15.
- 13.4.8 Using maximum steady state data combined from more than one monitoring standpipe location and different monitoring rounds, Q_{hg} values for methane and carbon dioxide have been calculated. The data is presented in Table 16.
- 13.4.9 A worst-case check has been carried out using the maximum peak gas flow and maximum peak gas concentrations for carbon dioxide and methane. The data is presented in Table 17.
- 13.4.10 The worst-case check involving data from the 2022 ASL investigation suggests a GSV of 0.1092 L.h⁻¹ due to carbon dioxide concentrations of 5.2 % v/v over two rounds and positive flow recorded in other locations, this would indicate CS2. However, no flow was recorded within WS1 and subsequent monitoring of the WS1 area by Merebrook has indicated carbon dioxide concentrations at a maximum of 2.0 % v/v, with no flow. The dataset is considered to be reasonably robust with rounds from periods of low and falling atmospheric pressure. These factors in combination with the lack of credible source of gas within the area means the site GSV is taken to be 0.0052 L.h⁻¹. As presented in Appendix 9, a GSV of 0.0052 L.h⁻¹ lies within the range of GSV values for CS1. Therefore, CS1 is taken as the design gas regime for the site.
- 13.4.11 The following information is presented in Appendix 9:

- i. Wilson and Card Classifications;
- ii. gas protection scores required for each Building Types and Characteristic Situation to achieve the appropriate level of protection; and
- iii. gas protection elements that can be incorporated into building design with their associated assigned score.

Table 14: Borehole hazardous gas flow rates for all monitoring events.

Merebrook 2025 Monitoring				
Monitoring Standpipe Reference	Gas	Round 1 Q_{hg}	Round 2 Q_{hg}	Round 3 Q_{hg}
MWS102	methane	0	0	0
	carbon dioxide	0.0015	0.0014	0.0009
MWS103	methane	0	0	0
	carbon dioxide	0.0009	0.0008	0.0009
MWS105	methane	-	0	0
	carbon dioxide	-	0.0008	0.0013
MWS201	methane	0	0	0
	carbon dioxide	0.0008	0.0012	0.0019
MWS202	methane	0	0	0
	carbon dioxide	0.0017	0.002	0.0022
MWS203	methane	0	0	0
	carbon dioxide	0.0007	0.0016	0.0018
ASL 2022 Monitoring				
Monitoring Standpipe Reference	Gas	Round 1 Q_{hg}	Round 2 Q_{hg}	Round 3 Q_{hg}
WS1	methane	0	0	0
	carbon dioxide	0.0045	0.0052 ⁺	0.0052 ⁺
WS2	methane	0	0	0
	carbon dioxide	0.0015	0.0015	0.0015
WS4	methane	0	0	0
	carbon dioxide	0.0028	0.0029	0.0029
WS7	methane	0	0	0
	carbon dioxide	0.0015	0.0016	0.0016
WS8	methane	0	0	0
	carbon dioxide	0.0018	0.0013	0.0016
WS10	methane	0	0	0
	carbon dioxide	0.0023	0.002	0.0023

WS13	methane	0	0	0
	carbon dioxide	0.0014	0.0015	0.0015
WS15	methane	0	0	0
	carbon dioxide	0.0027	0.0029	0.003
WS17	methane	0	0	0
	carbon dioxide	0.0043	0.0044	0.0045
WS20	methane	0	0	0
	carbon dioxide	0.0004	0.0006	0.0001
WS21	methane	0	0	0
	carbon dioxide	0.0023	0.0024	0.0025
WS25	methane	0	0	0
	carbon dioxide	0.0021	0.002	0.0021

Table 15: Maximum Q_{hg} for all individual events

Gas	Max Q_{hg} across individual events	Implied CS
methane	0.0000	1
carbon dioxide	0.0052	1

Table 16: Maximum Q_{hg} for all events combined

Gas	Max Q_{hg} events combined	Implied CS
methane	0.0000	1
carbon dioxide	0.0052	1

Table 17: Worst case check maximum Q_{hg} using maximum flow and maximum peak gas concentration

Gas	Max Q_{hg} using Max Flow events combined	Implied CS
methane	0.0000	1
carbon dioxide	0.1092	2

- 13.4.12 Table 18 below presents the Modified Wilson and Card Classifications and their corresponding hazard potentials as defined in BS 8485. The Modified Wilson and Card classification as presented in CIRIA C665 *Assessing risks posed by hazardous ground gases to buildings* instead defines this as the risk classification. The higher the classification the greater the risk posed by the presence of gas.

Table 18: Characteristic Situation and Risk

Characteristic Situation	Modified Wilson and Card Risk Classification
CS1	Very Low
CS2	Low
CS3	Moderate
CS4	Moderate to High
CS5	High
CS6	Very High

- 13.4.13 The risk classification for the site has been used to develop overall risk ratings for each identified receptor.

- 13.4.14 Table 19 below summarises the level of risk to each receptor from hazardous gas generation:

Table 19: Risks from hazardous gas

Receptor	Pathway / Exposure	Likelihood of Risk	Severity of Risk	Overall Risk Rating
The general public and present site users	decomposition of putrescible made ground generating hazardous gas that can migrate by diffusion or advection via cracks in foundations / utility trenches / service penetrations. Outdoor inhalation in confined excavations.	unlikely	minor	VERY LOW
Residents of future development		unlikely	minor	VERY LOW
Construction workers		unlikely	minor	VERY LOW
Adjacent site users		unlikely	minor	VERY LOW

SECTION 14 UPDATED COMBINED CONCEPTUAL SITE MODEL AND RISK ASSESSMENT

- 14.1 Following completion of the Tier 2 generic quantitative risk assessment, the preliminary combined conceptual site model and risk assessment has been updated and is presented in Table 20.

Table 20: Combined Conceptual Site Model and Tier 2 Risk Assessment

POTENTIAL CONTAMINANT SOURCE	RELEASE MECHANISM	PATHWAY	EXPOSURE ROUTE	RECEPTOR							
				Present Site Users / General Public	Future Residents / Site Users	Construction Workers	On-Site Planting	Water Supply Pipes	Adjacent Site Users / General Public	Controlled Waters	
										Surface Water	Aquifer
SOIL (HEAVY METALS AND HYDROCARBONS)	DUST	AIR	INHALATION	X	X	X			X		
	DIRECT	DIRECT	INGESTION	X	X	X					
	DIRECT	DIRECT	DERMAL EXPOSURE	X	X	X					
	DIRECT	DIRECT	DIRECT CONTACT / UPTAKE				X	X			
	PLANT UPTAKE	GARDEN FRUIT AND VEGETABLES	INGESTION	X	X						
	INFILTRATION / LEACHING	GROUNDWATER FLOW	DIRECT								X
	RUNOFF	SURFACE WATER FLOW	DIRECT							X	
MADE GROUND AROUND SHELTER (ASBESTOS)	FIBRE RELEASE	AIR	INHALATION	VERY LOW	LOW	MODERATE / LOW			VERY LOW		
MADE GROUND ELSEWHERE (ASBESTOS)	FIBRE RELEASE	AIR	INHALATION	X	X	X			X		
SOIL (PUTRESCIBLE MADE GROUND)	GAS FROM DECOMPOSITION	AIR	INHALATION	VERY LOW	VERY LOW	VERY LOW			VERY LOW		
GROUNDWATER (DISSOLVED CONTAMINANTS)	DIRECT	BASEFLOW TO SURFACE WATER	DIRECT							X	
URANIUM IN UNDERLYING STRATA	RADON FROM RADIOACTIVE DECAY	AIR	INHALATION	X	X	X					

X SOURCE►PATHWAY►RECEPTOR NOT COMPLETE AND NO FURTHER ACTION REQUIRED

SECTION 15 DETAILED QUANTITATIVE RISK ASSESSMENT (TIER 3)

- 15.1 No contaminant linkages requiring further supplementary site investigation and detailed quantitative risk assessment have been identified and there is sufficient information to design a preliminary remediation strategy.

SECTION 16 PRELIMINARY REMEDIATION STRATEGY AND RECOMMENDATIONS

16.1 INTRODUCTION

- 16.1.1 Unacceptable risks have been identified in a localised areas and remedial action will be required to prevent, minimise, remedy or mitigate the effects of these risks. The relevant contaminant linkages are:

- i.* Asbestos fragments on the ground surface of an animal shelter in the south of the site (MHP03)

- 16.1.2 Following guidance given on Land Contamination Risk Management (LCRM) available on www.gov.uk and last updated in July 2023, the following three procedures should be followed:

- i.* Identify feasible remediation options;
- ii.* Undertake a detailed evaluation of the options; and
- iii.* Select the final remediation option.

- 16.1.3 This report provides an initial high-level overview and recommends a remedial option considered to be appropriate for each relevant contamination linkage. A detailed remediation method statement, compliant with LCRM guidance will be required.

16.2 MADE GROUND

- 16.2.1 Made ground has been encountered at limited locations and generally comprised topsoil with minimal anthropogenic content. It was noted that no exceedances of applicable residential criteria were encountered by Merebrook or ASL. It is proposed that during enabling works, made ground will be excavated and stored in carefully managed stockpiles. Merebrook will visually inspect and sample the stockpiles to determine the suitability of the soils for retention on site. Excavated made ground will be sampled at a nominal rate of one sample per 500 m³.

- 16.2.2 The reuse of site-won soils shall be carried out in accordance with the Definition of Waste: Development of industry Code of Practice. A Material Management Plan (MMP) shall be prepared and declared prior to the commencement of the earthworks.

- 16.2.3 Made ground soils may be reused as general fill beneath areas of hardstanding (i.e. buildings, roads etc.) provided that they are deemed suitable for use under the Material Management Plan (MMP).

16.3 GAS / VAPOUR PROTECTION

- 16.3.1 No gas or vapour protection measures are required.

16.4 ASBESTOS

- 16.4.1 Asbestos (chrysotile) cement roof tiles and broken fragments were present at the ground surface of MHP03. Following the demolition of the shelter, it is recommended that the ground surface is handpicked to be free of asbestos containing materials, followed by a surface scrape of topsoil from the affected area, to be disposed of offsite, likely as hazardous waste. Alternatively, soil inspection, sampling and asbestos fibre testing could be undertaken following the picking exercise to demonstrate the effectiveness of the action.

16.5 PROTECTION OF CONSTRUCTION WORKERS

- 16.5.1 Other than the localised surface asbestos, no specific contamination risks to construction workers have been identified. The adoption of standard Health and Safety procedures on the wider will ensure that risks to operatives at the site are minimised. Operatives should not be allowed to eat, drink or smoke on site except in designated areas and should be required to wash all exposed skin at the end of each shift. Operatives should be informed of the potential hazards at the site and should be required to report any observations of suspect material. A specific contractor risk assessment and method statement will be required for the surface clearance works in the asbestos-affected area.

16.6 WATER SUPPLY PIPES

- 16.6.1 No contamination with the potential to permeate polymeric services has been identified by this investigation, however it is recommended that the utility provider is consulted with respect to their requirements for water supply pipes. Utility companies apply strict guideline levels on use of polymeric pipes and may consider all made ground unsuitable for typical plastic pipe materials to be used.

16.7 WASTE

- 16.7.1 Materials, including waste soils which are not to be retained on site, should be removed and disposed of in accordance with all relevant statutes.

16.8 OTHER RECOMMENDATIONS

- 16.8.1 The site has considerable topsoil resource, however the topsoil does not consistently comply with standards for multipurpose topsoil due to a clayey texture and deficient nutrients. Documented soil management procedures are recommended to ensure appropriate re-use of soils. This should also ensure that the localised (uncontaminated) made ground soils around the animal shelters are excluded from re-use in proposed garden and soft landscaped areas. Liaison with the landscape architect will also be required to determine the suitability for re-use of site-won topsoils given their typically clayey texture and nutrient deficiency compared to the

British Standard multipurpose grade. This should be documented in a Materials Management Plan under the CL:AIRE *Definition of Waste: Development Industry Code of Practice*.

- 16.8.2 It is recommended that this report is submitted to the regulators (Local Authority EHO and Planners, Environment Agency Planning Liaison and NHBC) for approval prior to commencement of the works.
- 16.8.3 Any observations of ground conditions atypical of those already described should be reported to Merebrook immediately so that an assessment of appropriate action can be made.

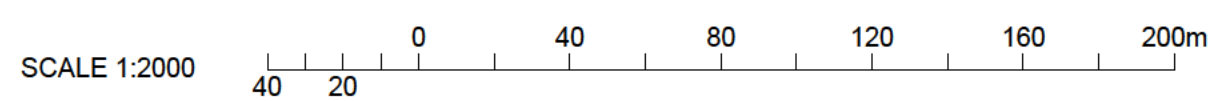
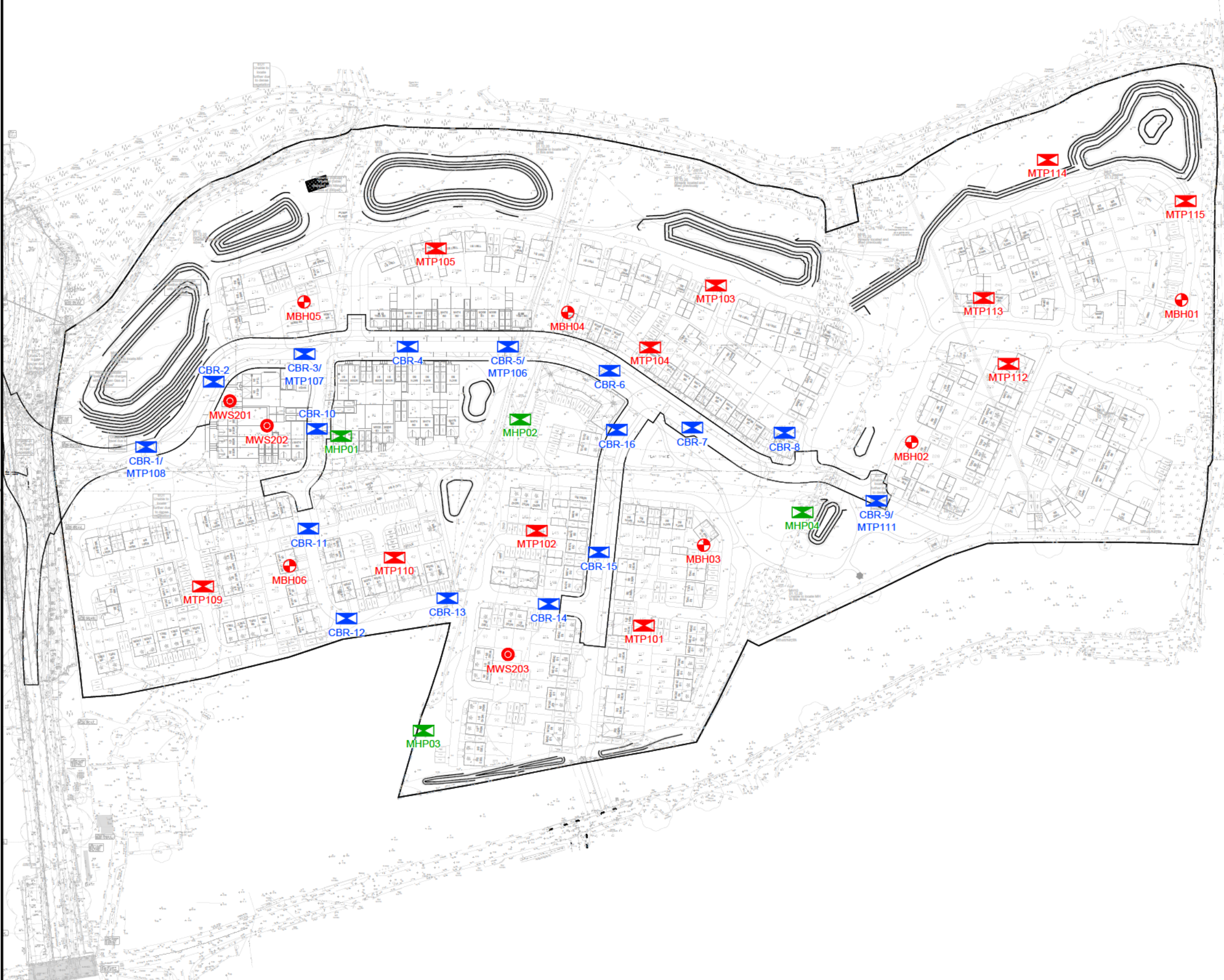
SECTION 17 CONCLUSIONS

- 17.1 Topsoil was encountered site-wide and consisted of a dark brown slightly sandy slightly gravelly clay with gravels of flint and rare brick.
- 17.2 Made ground was encountered locally associated with animal shelters where it included a component of brick, charcoal, metal, pottery and concrete. Asbestos cement sheet fragments were found at the surface of MHP03.
- 17.3 Head Deposits (gravelly clay) and River Terrace Deposits were encountered in the east of the site. The Gault Formation (stiff to very stiff grey silty clay) was encountered site wide below the superficial deposits or topsoil.
- 17.4 No significant contamination has been identified within soils at the site.
- 17.5 Asbestos fragments have been identified at the surface in one location and will require picking as part of planned clearance activities under an appropriate contractor risk assessment and method statement. Verification of the removal of asbestos will be required.
- 17.6 No gas protection measures are required in structures.
- 17.7 Documented soil management procedures will be required to ensure appropriate re-use of site-won soils.
- 17.8 Traditional strip/trench fill footings at 1.0 m depth recommended outside the zone of influence of trees. Localised deepening due to engineered fill or tree influence. Bored piles may be required where deep traditional footings are not viable in close proximity to trees or for flat blocks. Preliminary pile resistances are provided in Table 8.
- 17.9 The Design Sulphate Class and Aggressive Chemical Environment for Concrete class for site in general is DS-2 and AC-2, respectively; Where engineered fill is site won from within Gault Clay Formation or disturbed pile arisings are reused, higher DS-4 and AC-4 class will apply.

- 17.10 A CBR of 5% is recommended at the east of the site in Head Deposits or River Terrace Deposits. A CBR of 2% is recommended where Gault Clay is present near surface.
- 17.11 Preliminary cut and fill plan shows up to 2.0m of cut and fill required across the site. Earthworks Specification and Geotechnical Design Statement/Report should be produced. Safe slope gradient in Gault Clay for medium to long term stability of slopes is 1:3.
- 17.12 Soakaways may not be feasible due to cohesive nature of the underlying soils. Infiltration tests in accordance with BRE365 should be carried to assess suitability if soakaways are proposed.

APPENDIX 1

- Site Location Plan
- Proposed Development Plan



NOTES

1. Do not scale from this drawing.
2. Levels are in metres AOD, unless stated otherwise.
3. Dimensions are in metres, unless stated otherwise.
4. This drawing should only be used for the purpose intended. Merebrook Consulting Limited are not accountable for use outside of intended purpose.

LEGEND

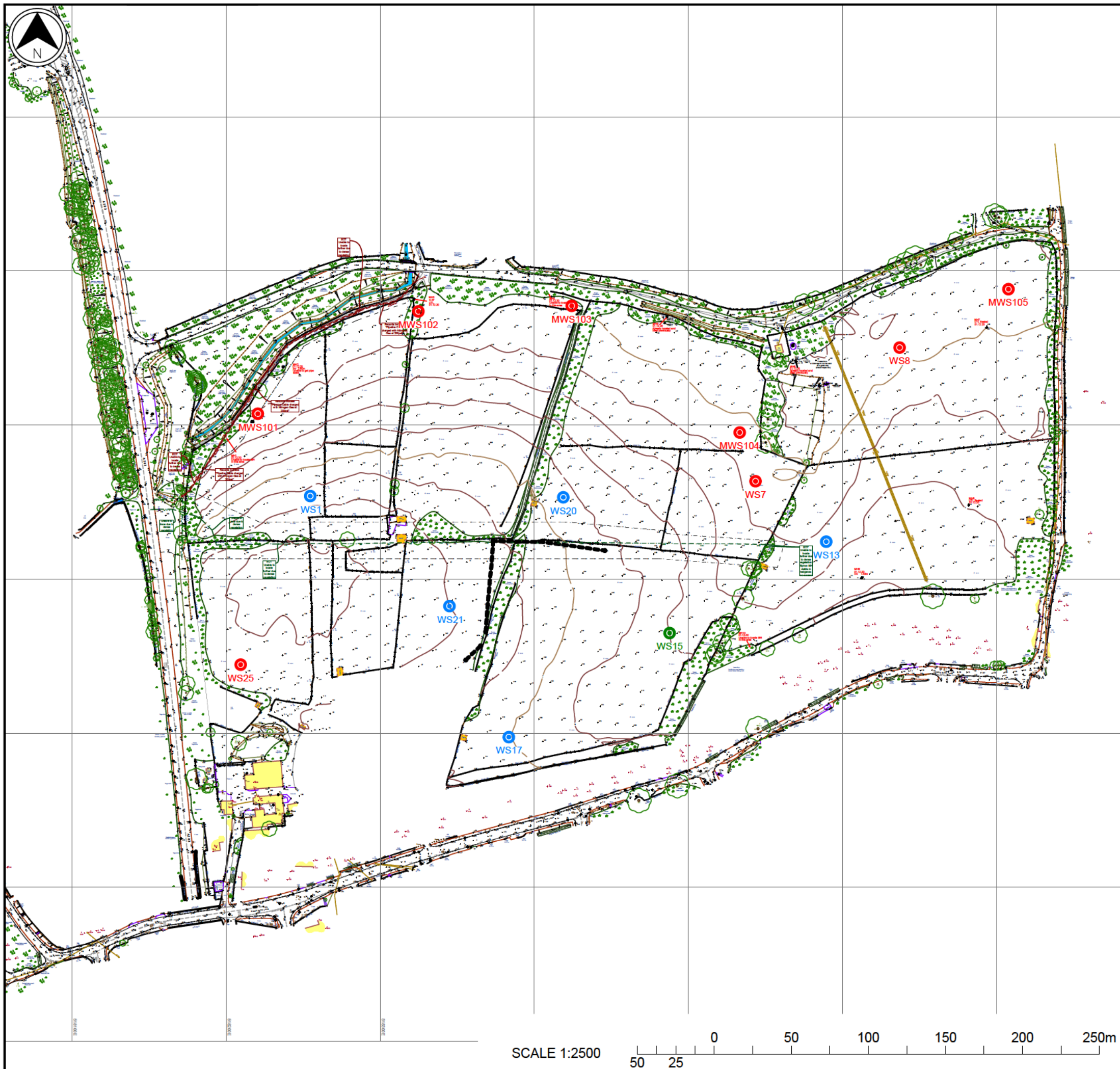
- Site boundary
- MBHref Merebrook borehole with location reference
- MTPref Merebrook trial pit with location reference
- MWSref Merebrook window sample with location reference
- MHPref Merebrook hand pit with location reference
- CBRref Vistry specified trial pit location for lab CBR testing with location reference

First Issue	14/11/25	FO	BA	BA	-
DESCRIPTION	DATE	DWN	CHD	APP'D	REV
ISSUE PURPOSE		PRELIMINARY			
CLIENT		Vistry South East			
PROJECT		Glebe Farm Steyning			
DWG TITLE		Undertaken Site Investigation Locations Plan			
DWG NO.		21949ah-304-001			
SCALE	1:2000	DATE	November 2025	FRAME DIMS (mm) (A3) 420 x 297	
DRAWN	FO	CHECKED	BA	APPROVED BA	



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LEGEND				
MWSref	Merebrook diver install window sample with location reference			
WSref	Previous window sample unable to locate			
WSref	Previous window sample located but with too little groundwater to install diver			
First Issue		01/12/2023		-
		FO	FL	FL
ISSUE DETAILS		DWN	CHD	APP'D
ISSUE PURPOSE		PRELIMINARY		
CLIENT		Vistry		
PROJECT		Glebe Farm, Steyning		
DWG TITLE		Diver Installed Locations Plan		
DWG NO.		22635-304-001		
SCALE	DATE	FRAME DIMS (mm)		
1:2500	December 2023	(A3) 400 x 280		
DRAWN	CHECKED	APPROVED		
FO	FL	FL		
IDom				
Registered Office: Cromford Mills, Mill Lane, Matlock, Derbyshire, DE4 3RQ Website: www.merebrook.co.uk t: +44(0)1773 829 988 e: info.derbyshire@idom.com				

CBR Testing Points				
Location Reference	Eastings	Northings	EGL (m)	Road Formation Level (m)
CBR-1	518220.339	111534.687	11.966	10.218
CBR-2	518253.161	111566.334	10.525	9.305
CBR-3	518297.298	111579.788	10.289	9.623
CBR-4	518347.322	111583.478	9.934	9.109
CBR-5	518395.944	111583.390	9.224	8.589
CBR-6	518445.344	111571.709	7.962	7.462
CBR-7	518485.508	111544.047	7.798	7.298
CBR-8	518530.376	111541.547	6.413	6.599
CBR-9	518574.927	111508.617	6.540	6.596
CBR-10	518303.273	111543.561	12.058	11.098
CBR-11	518299.062	111495.040	12.827	11.912
CBR-12	518317.612	111451.515	12.146	11.209
CBR-13	518366.586	111461.357	11.580	10.611
CBR-14	518415.829	111458.569	10.060	8.834
CBR-15	518440.136	111483.656	9.617	8.439
CBR-16	518448.856	111542.961	8.753	8.227

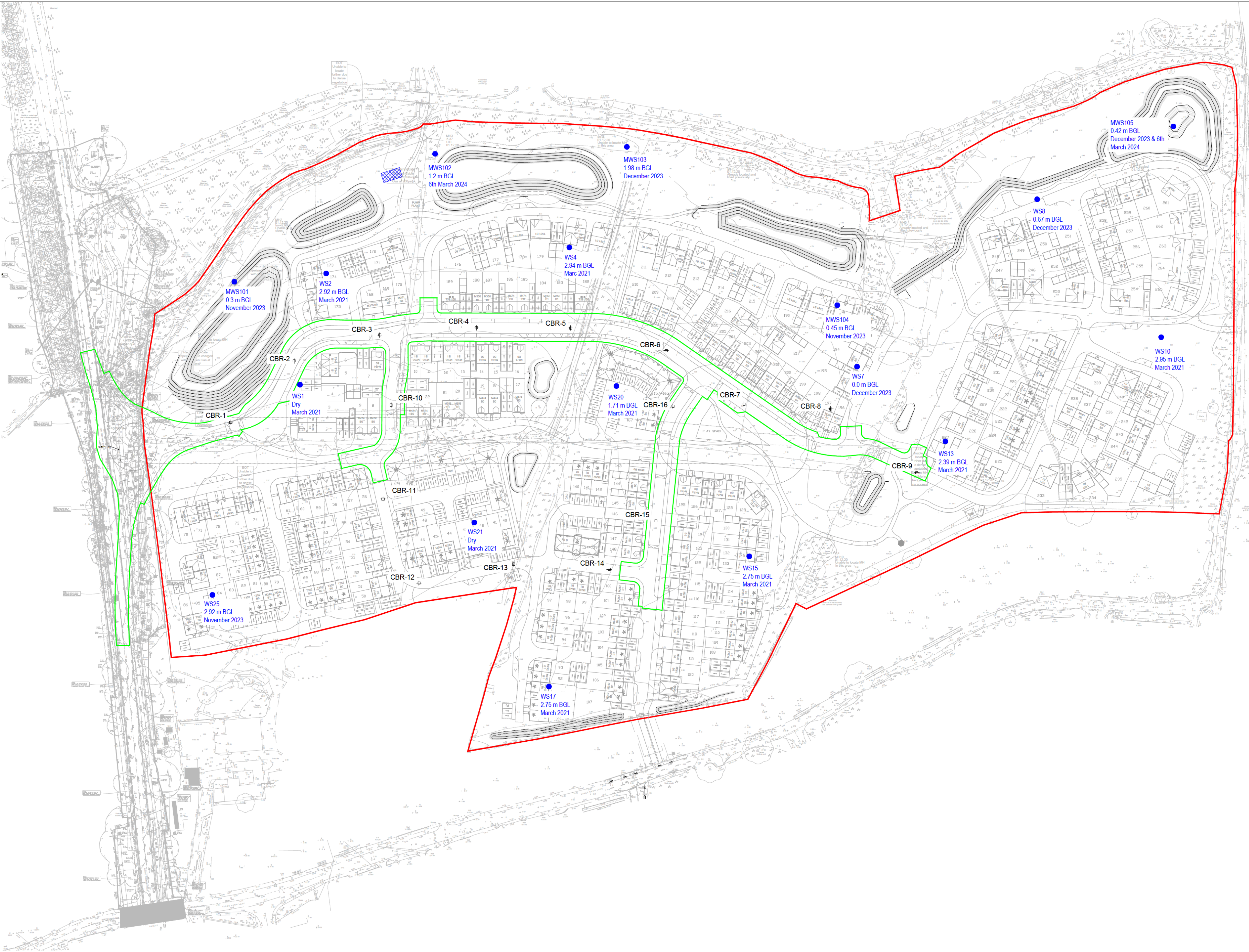
CBR Notes:

- During construction the contractor must demonstrate that the CBR value of the subgrade is equal to or greater than the design CBR value. It should be noted that the construction thickness may need to be increased if in-situ CBR values at the time of construction are less than the design CBR value (contractor to consult engineer prior to laying of capping / sub-base if this is the case). However a reduction in the construction thickness will not be considered if the in-situ CBR values at the time of construction are greater than the design CBR value.
- In-situ CBR testing shall be carried out at no greater than 50m centres, staggered across the width of the road corridor. Acceptable in-situ CBR test methods include TRL Dynamic Cone Penetrometer Testing, California Bearing Ratio (BS1377, part 9), or alternatively the CBR value may be derived from Plate Bearing test data.
- In addition to the sub-grade confirmation CBR test, during construction, the contractor shall also carry out in-situ CBR test at the top of capping (demonstrating that a minimum 15% CBR is being achieved) and at the top of the sub-base (demonstration that a minimum 30% CBR is being achieved).
- The contractor shall provide a plan showing in-situ confirmation CBR test locations, numbered accordingly and test results corresponding with the numbering indicated on said plan.
- Contractor to provide delivery tickets and grading certificates for all capping and sub-base material delivered to site which is to be used under adoptable roads.
- All levels to be confirmed following detailed design.
- Anticipated road formation is based on the lower of either 715mm below Finished Ground Level or 500mm below Existing Ground Level.

Key

- ✦ CBR Testing point
- Groundwater monitoring point.
Shallowest Groundwater Level recorded below existing ground
Date recorded
Taken from IDOM report L-22635-2.4.2-24-299-FL Rev A
- S38 adoption boundary

NOTE: Some groundwater peak levels shown may be caused by surface water inundation. IDOM to review and advise.



General Notes

- Where this drawing has been issued in electronic .dwg format, it has been done so in good faith. JNP Group do not take any responsibility for any inaccuracies in the electronic data, which should be checked against the paper (or .pdf) drawing issue. Any apparent discrepancies should be immediately reported to JNP Group. The electronic .dwg file should not be assumed to be to scale and should not be used for 'overlying', setting out or checking of any third party information. All dimensions should be taken from the paper (or .pdf) version of the drawing. Electronic drawings may contain third party information. JNP Group take no responsibility for this information, which should be checked against the originators paper drawing(s).
- All dimensions are millimetres (mm), and levels are in metres (m) unless noted otherwise and should be checked on site prior to construction/fabrication.
- Do not scale from this drawing. Only figured dimensions are to be relied upon. Don't hesitate to get in touch with JNP Group if additional information is required.
- Any discrepancies between drawings of different scales and between drawings and specifications, where appropriate, to be reported to JNP Group for decision.
- Copyright reserved. This drawing may only be used for The Client and location specified in the title block. It may not be copied or disclosed to any third party without the prior written consent of JNP Group.
- This drawing should only be used for construction if the drawing status is "A4 - Approved/Stage Complete". JNP Group takes no responsibility for construction works undertaken to drawings that are not marked with this status.



Health & Safety Note

The details on this drawing have been prepared on the assumption that a competent contractor will be carrying out the works. If the contractor(s) considers that there is insufficient Health and Safety information on this drawing, this should immediately be brought to the attention of the designer.

HAZARD IDENTIFICATION BOX			
This table is provided to assist the Principal Contractor to fulfil their obligations under the CDM Regulations 2015			
Hazard Ref	Hazard Type (ConstructionMethod/Control/Direction/Location)	Hazard Description	Mitigation Measures/ Residual Risk
▲			

Client		Vistry South East	
Job		Glebe Farm, Steyning	
Title		CBR Design and Road Construction Plan	
P02	29/09/2025	Updated CBR positions	JW / SH
P01	23/07/2025	First Issue	JM / SH
Rev	Date	Description	Dr / CDR / App'd
Suitability		S3 - Suitable for Review & Comment	
Classification		FL 60_20	
Scale @ A1		1:1000	
Project - Originator - Volume/System - Level/Location - Type - Discipline - Number		BR31285- JNP-XX-XX-DR -C- 2023	
Revision		P02	



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APPENDIX 2 ■ Radon Potential Dataset Mapping

Radon Check



GLEBE FARM, KINGS BARN LANE,
STEYNING, WEST SUSSEX

Reference:
HMD-155-VBL-7LB-LAG-B8D

Grid reference:
518456 111556

Your reference:
25-1189-BA-21949AH

Date:
19 November 2025

Consultant's guidance and recommendations inside.



Customer Support

info@groundsure.com

Report overview



Radon

Identified

Page 2 →

In a radon affected area

The property is in a radon affected area. This could mean that inhabitants are at risk from the harmful effects of radon.

The percentage of homes estimated to be affected by radon in your local area is between 1% and 3%.



Useful contacts

UK Health Security Agency (UKHSA) / UKRadon

Radon Survey
Chemical, Radiation and Environmental Hazards
Chilton, Didcot
Oxon
OX11 0RQ
<https://www.ukradon.org/>

UK Radon Association

<http://www.radonassociation.co.uk/>

Designed for residential properties.

At Groundsure, we tailor our reports to ensure they align with the intended end use of the site.



✓ Your radon search is covered!

Need answers on other potential risks to the property?

Groundsure Avista brings all our assessments together into a single, expert-led report.
[Learn more about Avista](#)

Have questions? Our experts are on hand to help you interpret the findings. [Contact us](#)



Radon ?

Identified

The property is in a radon affected area. This could mean that inhabitants are at risk from the harmful effects of radon. The percentage of homes estimated to be affected by radon in your local area is between 1% and 3%.

Section links

Radon →

Next steps

Radon

The property is in an area where elevated radon levels are expected to be found in 1-3% of properties.

- Enquire with the seller if they have completed a 3 month radon test and what the results were. If they have not had one completed, carry out a radon test at the property. The most accurate testing kits run for 3 months and can be obtained from UK Radon <https://www.ukradon.org/services/orderdomestic> ↗;
- Further information is available here <https://knowledge.groundsure.com/searches-radon> ↗.

Radon ?

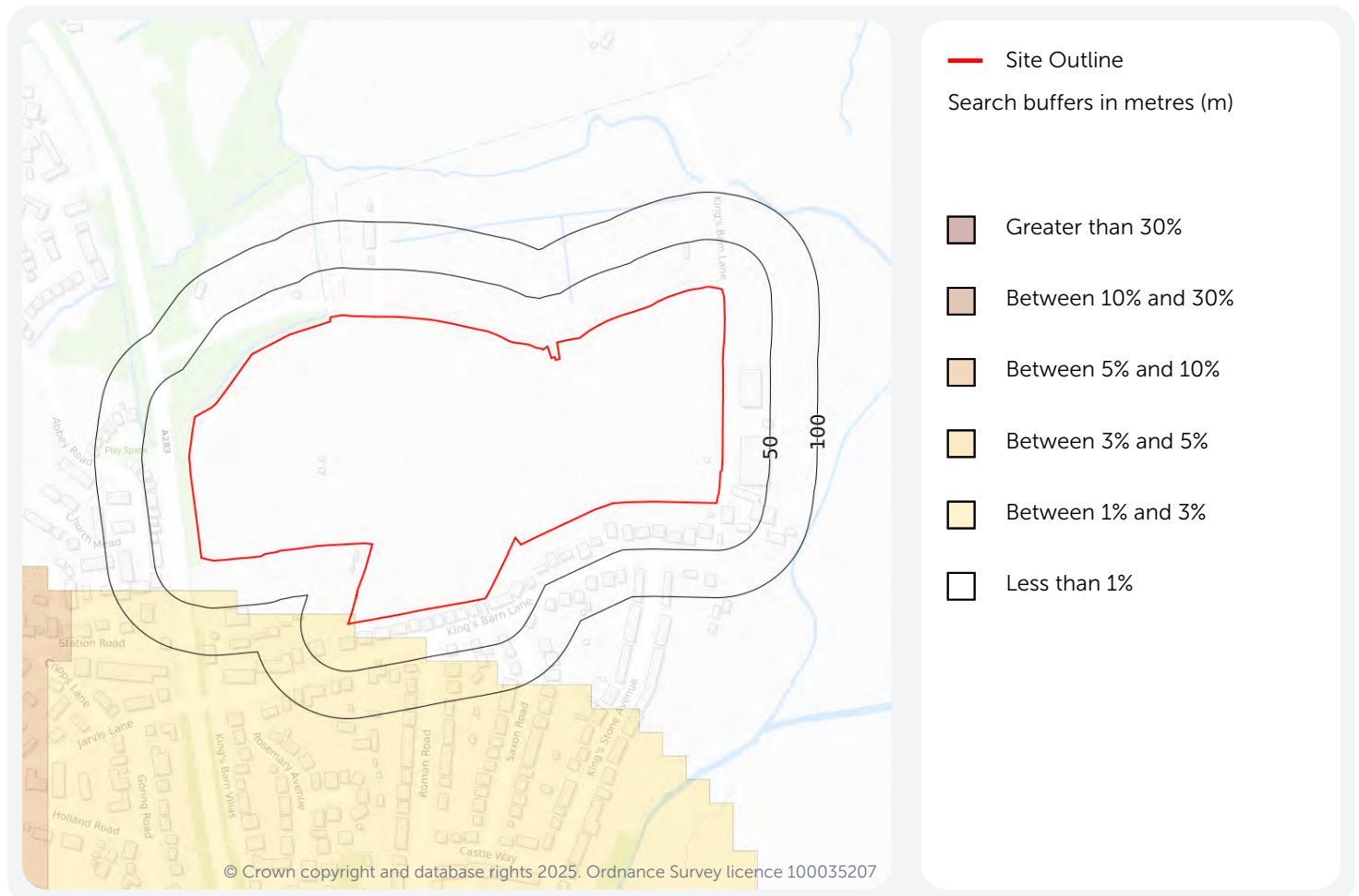
Identified

The property lies within a radon affected area.

Section links

[Back to section summary](#) →

[Radon](#) →



The property is in a radon affected area, meaning there is an increased risk that properties will contain elevated levels of radon.

In order to determine if there is a problem at your property, a radon measurement in the building must be taken. Access to a testing service and further information on radon is available from UK Health Security Agency (UKHSA) or www.ukradon.org.

Radon is a colourless, odourless radioactive gas present in all areas of the United Kingdom, usually at levels that pose a negligible risk. However, the property is situated in an area where levels of radon can be much higher and pose a health risk. High levels of radon can cause lung cancer, particularly for smokers and ex-smokers. The higher the level and the longer the period of exposure, the greater the risk.

This data is sourced from the British Geological Survey/UK Health Security Agency.

Methodologies and limitations

Groundsure's methodologies and limitations are available here: knowledge.groundsure.com/methodologies-and-limitations .

Data providers

Groundsure works with respected data providers to bring you the most relevant and accurate information in your Radon Check report. To find out who they are and their areas of expertise see www.groundsure.com/sources-reference .

Conveyancing Information Executive and our terms & conditions

IMPORTANT CONSUMER PROTECTION INFORMATION

This search has been produced by Groundsure Ltd. Groundsure adheres to the Conveyancing Information Executive Standards.

In addition to The Property Ombudsman (TPO) redress scheme covering consumers, TPO will also provide redress to small businesses (including Charities and Trusts) and where the customer meets the following criteria:

- a small business (or group of companies) with an annual turnover of less than £3 million;
- a charity with an annual income of less than £3 million;
- a Trust with a net asset value of less than £3 million.

Complaints Advice

If you have a query or complaint about your search, you should raise it directly with the search firm, and if appropriate ask for any complaint to be considered under their formal internal complaints procedure.

If you remain dissatisfied with the firm's final response, after your complaint has been formally considered, or if the firm has exceeded the response timescales, you may refer your complaint for consideration under The Property Ombudsman scheme (TPOs). The Ombudsman can award up to £5,000 to you if the Ombudsman finds that you have suffered actual financial loss and/or aggravation, distress or inconvenience as a result of your search provider failing to keep to the Standards.

Please note that all queries or complaints regarding your search should be directed to your search provider in the first instance, not to TPOs.

COMPLAINTS PROCEDURE: If you want to make a complaint, we will:

- acknowledge it within 5 working days of receipt
- normally deal with it fully and provide a final response, in writing, within 20 working days of receipt
- liaise, at your request, with anyone acting formally on your behalf

Complaints should be sent to:

Operations Director, Groundsure Ltd, Nile House, Nile Street, Brighton, BN1 1HW. Tel: 01273 257 755.

Email: info@groundsure.com 

If you are not satisfied with our final response, or if we exceed the response timescales, you may refer the complaint to The Property Ombudsman scheme (TPOs): Tel: 01722 333306, E-mail: admin@tpos.co.uk 

We will co-operate fully with the Ombudsman during an investigation and comply with their final decision.

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APPENDIX 3 ▪ Risk Assessment Methodology

RISK ASSESSMENT METHODOLOGY (FOLLOWING CIRIA C552, 2001)

The potential sources of contamination at the site and the implications with respect to development have been interpreted in accordance with the current government guidance on source-pathway-receptor risk assessment.

The existence of a pollutant linkage requires a pathway by which the receptor could be exposed to the source.

Where a complete pollutant linkage is deemed to be present, the level of *risk* is then determined taking into account the *likelihood* of significant impact and the *severity* of potential impact using the following classification tables which broadly follow the method set out in CIRIA C552.

Table A1: Classification of Severity (or Consequence)

CLASSIFICATION	DEFINITION
Severe	Short term (acute) risk to human health likely to result in “significant harm” as defined by the Environment Protection Act 1990, Part IIA. Short term risk of sensitive water resource. Catastrophic damage to buildings/property. A short term risk to a particular ecosystem or organism forming part of such ecosystem (note: the definitions of ecological systems within the Draft Circular on Contaminated Land, DETR, 2000).
Medium	Chronic damage to Human Health (“significant harm” as defined in DETR, 2000). Pollution of sensitive water resources, significant change in a particular ecosystem or organism forming part of such ecosystem.
Mild	Pollution of non sensitive water resources. Significant damage to crops, buildings, structures and services (“significant harm” as defined in the Draft Circular on Contaminated Land, DETR, 2000). Damage to sensitive buildings/structures/services or the environment.
Minor	Harm, although not necessarily significant harm, which may result in a financial loss or expenditure to resolve. Non permanent health effects to human health (easily prevented by means such as personal protective clothing, etc). Easily repairable effects of damage to buildings, structures and services.

Table A2: Classification of Likelihood (Probability)

CLASSIFICATION	DEFINITION
High Likelihood	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.
Likely	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 Likelihood	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.
Unlikely	There is a pollution linkage but circumstances are such that it is improbable that an event would occur even in the very long term.

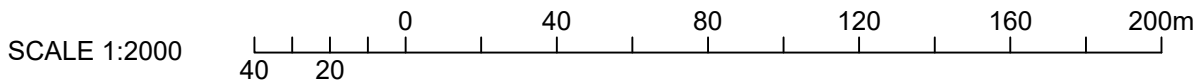
Table A3: Risk Estimation – Combination of Consequence and Probability(after CIRIA C552 and R&D66)

		MAGNITUDE OF POTENTIAL CONSEQUENCE (SEVERITY) OF RISK			
		SEVERE	MEDIUM	MILD	MINOR
LIKELIHOOD OF RISK	HIGH LIKELIHOOD	Very High Risk	High Risk	Moderate Risk	Low Risk
	LIKELY	High Risk	Moderate Risk	Moderate / Low Risk	Low Risk
	LOW LIKELIHOOD	Moderate Risk	Moderate / Low Risk	Low Risk	Very Low Risk
	UNLIKELY	Moderate / Low Risk	Low Risk	Very Low Risk	Very Low Risk

Table A4: Description of the Classified Risks and Likely Reaction Required

CLASSIFICATION	DEFINITION
Very High Risk	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 Risk	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 Risk	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 Risk	It is possible that harm could arise to a designated receptor from an identified hazard but it is likely that this harm, if realised, would at worst normally be mild.
Very Low Risk	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 4 ▪ Site Investigation Location Plan



NOTES

1. Do not scale from this drawing.
2. Levels are in metres AOD, unless stated otherwise.
3. Dimensions are in metres, unless stated otherwise.
4. This drawing should only be used for the purpose intended. Merebrook Consulting Limited are not accountable for use outside of intended purpose.

LEGEND

- Site boundary
- MBHref Merebrook borehole with location reference
- MTPref Merebrook trial pit with location reference
- MWSref Merebrook window sample with location reference
- MHPref Merebrook hand pit with location reference
- CBRref Vistry specified trial pit location for lab CBR testing with location reference

First Issue	14/11/25	FO	BA	BA	-
DESCRIPTION	DATE	DWN	CHD	APP'D	REV

ISSUE PURPOSE	PRELIMINARY
---------------	-------------

CLIENT	Vistry South East
--------	-------------------

PROJECT	Glebe Farm Steyning
---------	---------------------

DWG TITLE	Undertaken Site Investigation Locations Plan
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DWG NO.	21949ah-304-001
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SCALE	1:2000	DATE	November 2025	FRAME DIMS (mm)	(A3) 420 x 297
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DRAWN	FO	CHECKED	BA	APPROVED	BA
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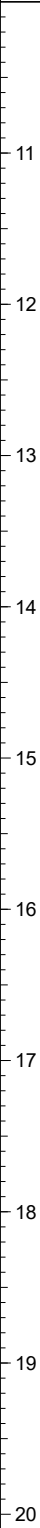
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Website: www.merebrook.co.uk t: +44(0)1773 829 988 e: info@merebrook.co.uk

APPENDIX 5 ▪ Exploratory Hole Logs

					Borehole Log				BH01		
Project Name: Glebe Farm					Client: Vistry Group				Date: 29/09/2025		
Location: Steyning					Contractor:						
Project No: 21949ah					Weather: Sunny				Drilling Equipment: D2000		
Logged By Ben Alexander		Checked By			Level		Hole Type CP		Scale 1:50		
Page Number Sheet 1 of 2											
Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	Scale (m)		
		Depth (m)	Type	Results							
		0.50	B		0.50			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.			
									Firm brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and chalk [River Terrace Deposits]	1	
		1.50	SPT	N=12 (2,2/2,3,3,4)	1.40						
		2.00	B								
		2.50	SPT	N=18 (2,2/4,4,5,5)	2.50						
		3.00	D								
		3.50	U	Ublow=100							
		3.75	D								
		4.50	SPT	N=35 (2,6/7,8,10,10)							
		5.00	D								
		5.50	SPT	N=43 (3,5/8,10,12,13)							
		6.00	D								
		7.00	D								
		7.00	SPT	N=45 (3,6/8,11,11,15)							
		8.00	D								
8.50	SPT	N=49 (3,7/10,13,13,13)									
9.00	D										
10.00	D										
Casing Details		Chiselling Details			Groundwater Remarks			General Remarks			
Diameter (mm)	Depth Base (mbgl)	From (mbgl)	To (mbgl)	Duration (mins)	Strike (mbgl)	Rose (mbgl)	Time Elapsed (mins)	No Remarks			
								Termination Reason: Target depth reached			
								Hand dug pit: N/A			

Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm2); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone);SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample

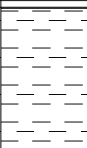
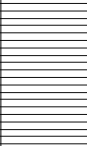
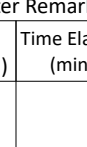
 MEREBROOK CONSULTING					Borehole Log					BH02	
Project Name: Glebe Farm					Client: Vistry Group			Date: 29/09/2025 - 30/09/2025			
Location: Steyning					Contractor:						
Project No: 21949ah					Weather: Sunny			Drilling Equipment: D2000			
Logged By Ben Alexander		Checked By		Level		Hole Type CP		Scale 1:50		Page Number Sheet 1 of 2	
Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	Scale (m)		
		Depth (m)	Type	Results							
					0.30			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.			
		0.60	B					Very stiff light grey slightly gravelly silty CLAY. Gravel is fine to medium, sub angular to angular of flint [Gault Formation]	1		
		1.50	SPT	N=17 (2,2/3,4,5,5)							
		2.00	D					no gravel from 2.0m becomes soft from 2.0 - 2.75m	2		
		2.50	U	Ublow=100							
		2.75	D						3		
		3.50	SPT	N=23 (6 for 77.5mm/4,6,6,7)							
		4.00	D						4		
		4.50	U	Ublow=100							
		4.95	D						5		
		5.50	SPT	N=32 (2,2/3,6,10,13)					6		
		7.00	U	Ublow=50							
		7.20	D					Zones of soft slightly gravelly silty CLAY. Gravel of fine to medium, sub angular to angular of mudstone becomes dark grey from 7.2m	7		
		8.00	B						8		
		8.50	SPT	N=49 (3,6/8,13,13,15)				Zones of extremely weak dark grey MUDSTONE from 8.5 to 10m	9		
		10.00	D		10.00			10			
Casing Details		Chiselling Details			Groundwater Remarks			General Remarks			
Diameter (mm)	Depth Base (mbgl)	From (mbgl)	To (mbgl)	Duration (mins)	Strike (mbgl)	Rose (mbgl)	Time Elapsed (mins)	No Remarks			
		15.00	15.50	02:00				Termination Reason: Refusal			
								Hand dug pit: N/A			
Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm2); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone);SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample											

 MEREBROOK CONSULTING					Borehole Log					BH02				
Project Name: Glebe Farm					Client: Vistry Group			Date: 29/09/2025 - 30/09/2025						
Location: Steyning					Contractor:									
Project No: 21949ah					Weather: Sunny			Drilling Equipment: D2000						
Logged By Ben Alexander		Checked By		Level		Hole Type CP		Scale 1:50		Page Number Sheet 2 of 2				
Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	Scale (m)					
		Depth (m)	Type	Results										
		10.00	SPT	N=48 (4,6/12,8,14,14)	15.50			Extremely weak dark grey MUDSTONE [Gault Formation]						
		11.00	D											
		11.50	SPT	N=49 (6,8/8,13,13,15)										
		12.00	D											
		13.00	D											
		13.00	SPT	N=50 (6,6/50 for 265mm)										
		14.00	D											
		14.50	SPT	N=50 (6,8/50 for 235mm)										
		End of Borehole at 15.50m												
Casing Details		Chiselling Details			Groundwater Remarks			General Remarks						
Diameter (mm)	Depth Base (mbgl)	From (mbgl)	To (mbgl)	Duration (mins)	Strike (mbgl)	Rose (mbgl)	Time Elapsed (mins)	No Remarks						
		15.00	15.50	02:00				Termination Reason: Refusal						
								Hand dug pit: N/A						
Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm2); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone);SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample														

					Borehole Log				BH03		
Project Name: Glebe Farm					Client: Vistry Group				Date: 30/09/2025		
Location: Steyning					Contractor:						
Project No: 21949ah					Weather: Sunny				Drilling Equipment: D2000		
Logged By Ben Alexander		Checked By			Level		Hole Type CP		Scale 1:50		
Page Number Sheet 1 of 2											
Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	Scale (m)		
		Depth (m)	Type	Results							
					0.30		 [Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.				
		0.90	B				 Soft orange brown very sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint [River Terrace Deposits]	1			
		1.50	SPT	N=9 (1,1/2,2,3,2)							
		2.00	D		2.00		Firm light grey silty CLAY [Gault Formation]	2			
		2.50	U	Ublow=40							
		3.00	B								
		3.00	D				becomes very stiff and slightly gravelly with fine to coarse, angular to sub rounded of mudstone	3			
		3.50	SPT	N=23 (2,3/4,5,6,8)							
		4.00	D					4			
		4.50	U	Ublow=100							
		4.80	D					5			
		5.50	SPT	N=31 (2,3/6,8,8,9)				6			
		7.00	D					7			
		7.00	U	Ublow=100	7.10		Very weak light grey MUDSTONE [Gault Formation]				
		7.20	D								
		8.00	B					8			
		8.50	SPT	N=50 (2,8/50 for 280mm)			becomes dark grey from 8.5m				
		9.00	D		9.00		Extremely weak dark grey MUDSTONE with bands of very stiff clay [Gault Formation]	9			
		10.00	D					10			

Casing Details		Chiselling Details			Groundwater Remarks			General Remarks	
Diameter (mm)	Depth Base (mbgl)	From (mbgl)	To (mbgl)	Duration (mins)	Strike (mbgl)	Rose (mbgl)	Time Elapsed (mins)		
								No Remarks	
								Termination Reason: Target depth reached	
								Hand dug pit: N/A	

Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm2); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone);SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample

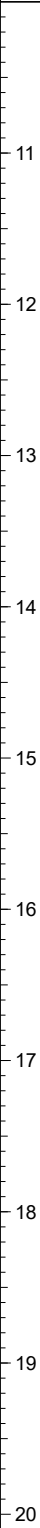
 MEREBROOK CONSULTING					Borehole Log					BH03	
Project Name: Glebe Farm					Client: Vistry Group			Date: 30/09/2025			
Location: Steyning					Contractor:						
Project No: 21949ah					Weather: Sunny			Drilling Equipment: D2000			
Logged By Ben Alexander		Checked By		Level		Hole Type CP		Scale 1:50		Page Number Sheet 2 of 2	
Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	Scale (m)		
		Depth (m)	Type	Results							
		10.00	SPT	N=50 (3,7/50 for 275mm)	12.00			Extremely weak dark grey MUDSTONE with bands of very stiff clay [Gault Formation]	11		
		11.00	D								
		11.50	SPT	N=50 (5,7/50 for 285mm)							
		12.00	D								
		13.00	D		13.00			Firm to stiff dark grey CLAY interbedded with extremely weak MUDSTONE [Gault Formation]	12		
		13.00	SPT	N=50 (6,8/50 for 290mm)							
		14.00	D								
		14.50	SPT	N=50 (6,8/50 for 285mm)							
		15.00	D					Extremely weak dark grey MUDSTONE [Gault Formation]	13		
		16.00	D								
		16.00	SPT	N=50 (6,6/50 for 285mm)							
		17.00	D								
		17.50	SPT	N=50 (6,14/50 for 155mm)				interbedded with very stiff clay from 14 to 16m	14		
		18.00	D								
		19.00	D								
		19.00	SPT	N=50 (6,10/50 for 175mm)							
		19.50			19.50				15		
									16		
							17				
							18				
							19				
						End of Borehole at 19.50m	20				

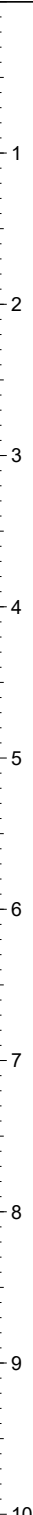
Casing Details		Chiselling Details			Groundwater			Remarks	General Remarks
Diameter (mm)	Depth Base (mbgl)	From (mbgl)	To (mbgl)	Duration (mins)	Strike (mbgl)	Rose (mbgl)	Time Elapsed (mins)	No Remarks	
								Termination Reason: Target depth reached	
								Hand dug pit: N/A	

Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm2); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone);SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample

					Borehole Log				BH04		
Project Name: Glebe Farm					Client: Vistry Group				Date: 01/10/2025		
Location: Steyning					Contractor:						
Project No: 21949ah					Weather: Sunny				Drilling Equipment: D2000		
Logged By Ben Alexander		Checked By			Level		Hole Type CP		Scale 1:50		
Page Number Sheet 1 of 2											
Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	Scale (m)		
		Depth (m)	Type	Results							
		0.50	B		0.50			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.			
		1.50	B					Stiff light greyish brown mottled orange brown slightly gravelly silty CLAY. Gravel is fine to medium, sub angular to sub rounded of flint and chalk [Head Deposits]	1		
		1.50	SPT	N=12 (2,2/2,3,3,4)							
		2.50	U	Ublow=40	2.10			Stiff light grey slightly gravelly silty CLAY. Gravel is fine to medium, sub angular to sub rounded of mudstone [Gault Formation]	2		
		3.00	D						3		
		3.50	B								
		3.50	SPT	N=18 (2,3/3,4,5,6)					4		
		4.00	D								
		4.50	U	Ublow=100	4.75						
		4.80	D					Very stiff grey silty CLAY interbedded with extremely weak to very weak MUDSTONE	5		
5.50	SPT	N=32 (2,3/6,7,9,10)					6				
6.50	D										
7.00	SPT	N=35 (4,5/6,6,10,13)					7				
8.00	B							8			
8.50	SPT	N=50 (7,9/50 for 245mm)						9			
9.50	D							10			
Casing Details		Chiselling Details			Groundwater Remarks			General Remarks			
Diameter (mm)	Depth Base (mbgl)	From (mbgl)	To (mbgl)	Duration (mins)	Strike (mbgl)	Rose (mbgl)	Time Elapsed (mins)	No Remarks			
		15.50	16.00	02:00				Termination Reason: Refusal			
								Hand dug pit: N/A			

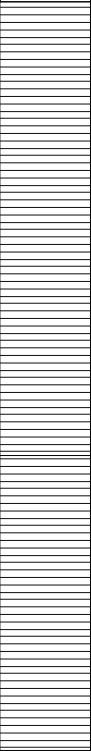
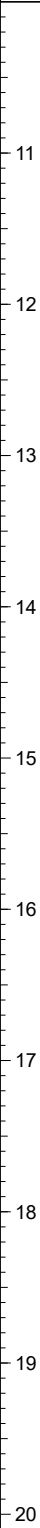
Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm2); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone);SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample

 MEREBROOK CONSULTING					Borehole Log					BH04	
Project Name: Glebe Farm					Client: Vistry Group			Date: 01/10/2025			
Location: Steyning					Contractor:						
Project No: 21949ah					Weather: Sunny			Drilling Equipment: D2000			
Logged By Ben Alexander		Checked By		Level		Hole Type CP		Scale 1:50		Page Number Sheet 2 of 2	
Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	Scale (m)		
		Depth (m)	Type	Results							
		10.00	SPT	N=52 (4,8/52 for 245mm)	16.30			Very stiff grey silty CLAY interbedded with extremely weak to very weak MUDSTONE			
		11.00	D								
		11.50	SPT	N=50 (5,14/50 for 165mm)							
		12.50	D								
		13.00	SPT	N=50 (5,6/50 for 275mm)							
		14.00	D								
		14.50	SPT	N=50 (6,9/50 for 230mm)							
		15.50	D								
16.00	SPT	N=50 (8,15/50 for 160mm)						16			
End of Borehole at 16.30m								17			
								18			
								19			
								20			
Casing Details		Chiselling Details			Groundwater Remarks			General Remarks			
Diameter (mm)	Depth Base (mbgl)	From (mbgl)	To (mbgl)	Duration (mins)	Strike (mbgl)	Rose (mbgl)	Time Elapsed (mins)	No Remarks			
		15.50	16.00	02:00				Termination Reason: Refusal			
								Hand dug pit: N/A			
Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm2); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone);SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample											

					Borehole Log					BH05		
Project Name: Glebe Farm					Client: Vistry Group				Date: 02/10/2025			
Location: Steyning					Contractor:							
Project No: 21949ah					Weather:				Drilling Equipment: Dando 2000			
Logged By Cameron Swatton		Checked By			Level		Hole Type CP		Scale 1:50		Page Number Sheet 1 of 2	
Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	Scale (m)			
		Depth (m)	Type	Results								
		0.50	D		0.60		[TOPSOIL] Grass over brown sandy gravelly clay. Sand is fine to coarse. Gravel is fine to coarse angular to sub-rounded of flint.					
		1.00	B									
		1.50	SPT				N=16 (1,3/3,3,5,5)					
		2.00	D	2.10		Stiff light grey mottled orange sandy CLAY. Sand is fine to coarse. [Gault Formation]						
		2.50	U				Ublow=100					
		2.90	D									
		3.50	SPT	N=23 (2,3/4,6,6,7)	3.20		Firm to stiff light grey sandy CLAY. Sand is fine to coarse. [Gault Formation]					
		4.00	D									
		4.50	U	Ublow=100								
		4.85	D	5.00	5							
		5.00	B									
		5.50	SPT				N=33 (6,7/8,8,8,9)					
		6.50	D	6.80		Weak to very weak grey MUDSTONE. [Gault Formation]						
		7.00	U				Ublow=100					
		7.25	D									
		8.50	SPT	N=45 (6,7/9,10,12,14)	9							
		9.00	B									
											10	
Casing Details		Chiselling Details			Groundwater Remarks			General Remarks				
Diameter (mm)	Depth Base (mbgl)	From (mbgl)	To (mbgl)	Duration (mins)	Strike (mbgl)	Rose (mbgl)	Time Elapsed (mins)	No Remarks				
								Termination Reason: N/A				
								Hand dug pit: N/A				
Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm2); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone);SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample												

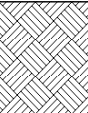
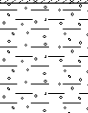
 MEREBROOK CONSULTING					Borehole Log					BH05	
Project Name: Glebe Farm					Client: Vistry Group			Date: 02/10/2025			
Location: Steyning					Contractor:						
Project No: 21949ah					Weather:			Drilling Equipment: Dando 2000			
Logged By Cameron Swatton		Checked By		Level		Hole Type CP		Scale 1:50		Page Number Sheet 2 of 2	
Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	Scale (m)		
		Depth (m)	Type	Results							
		10.00	SPT	N=40 (4,5/6,8,10,16)	14.80			Weak to very weak grey MUDSTONE. [Gault Formation]			
		11.00	D						11		
		11.50	SPT	N=38 (6,6/7,9,10,12)					12		
		12.50	D								
		13.00	SPT	N=50 (5,7/50 for 245mm)					13		
		14.00	D						14		
		14.50	SPT	N=50 (6,8/50 for 230mm)							
		End of Borehole at 14.80m							15		
									16		
									17		
									18		
									19		
									20		
Casing Details		Chiselling Details			Groundwater Remarks			General Remarks			
Diameter (mm)	Depth Base (mbgl)	From (mbgl)	To (mbgl)	Duration (mins)	Strike (mbgl)	Rose (mbgl)	Time Elapsed (mins)	No Remarks			
								Termination Reason: N/A			
								Hand dug pit: N/A			
Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm2); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone);SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample											

Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm²); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone); SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample

 MEREBROOK CONSULTING					Borehole Log					BH06	
Project Name: Glebe Farm					Client: Vistry Group			Date: 02/10/2025 - 03/10/2025			
Location: Steyning					Contractor: Southeastern Drilling Services Ltd						
Project No: 21949ah					Weather:			Drilling Equipment: Dando 2000			
Logged By Cameron Swatton		Checked By		Level		Hole Type CP		Scale 1:50		Page Number Sheet 2 of 2	
Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	Scale (m)		
		Depth (m)	Type	Results							
		10.00	SPT	N=44 (4,5/9,9,11,15)	13.00			Very weak to weak light grey MUDSTONE. [Gault Formation]			
		11.00	D								
		11.50	SPT	50 (7,9/50 for 220mm)							
		12.50	D								
		13.00	SPT	50 (7,9/50 for 190mm)							
		14.00	B								
		14.50	SPT	N=50 (4,7/50 for 275mm)							
				14.95			End of Borehole at 14.95m				
Casing Details		Chiselling Details			Groundwater Remarks			General Remarks			
Diameter (mm)	Depth Base (mbgl)	From (mbgl)	To (mbgl)	Duration (mins)	Strike (mbgl)	Rose (mbgl)	Time Elapsed (mins)	No Remarks			
150	2.50	3.40	3.60	00:15				Termination Reason: N/A			
								Hand dug pit: N/A			
Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm2); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone);SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample											

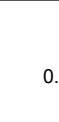
Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 06/10/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number CBR10 (Oct 25)	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.10	ES					[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	
	0.40	B		0.30			Very stiff greyish brown mottled orange brown slightly gravelly CLAY. Gravel is fine to coarse, sub angular to angular of mudstone [Gault Formation]	0.5
	0.60	HV	HVP=95 kPa	0.60			End of Borehole at 0.60m	
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

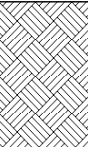
Remarks

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.20	ES		0.35			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	0.5
	0.40	B					Stiff gravelly silty CLAY. Gravel is fine to coarse, sub angular to angular of mudstone. Low cobble content of mudstone [Gault Formation]	
							End of Borehole at 0.60m	
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Remarks	 MEREBROOK CONSULTING
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Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 06/10/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number CBR12	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

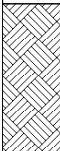
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.20	ES					[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	
	0.50	B		0.40			Stiff brown slightly gravelly silty CLAY. Gravel fine to coarse, sub angular to angular of mudstone [Gault Formation]	0.5
	0.70	HV	HVP=80 kPa	0.70			End of Borehole at 0.70m	
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

Remarks

Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 01/10/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number CBR13	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

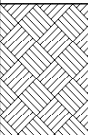
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.10	ES	HVP=65 kPa	0.25			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	0.5
	0.20	ES						
	0.30	B		0.40			Firm light brown slightly sandy slightly gravelly silty CLAY. Gravel is fine to coarse, sub angular to sub rounded of mudstone [Gault Formation]	
	0.40	HV					End of Borehole at 0.40m	
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

Remarks

Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 30/09/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number CBR14	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

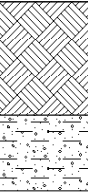
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.20	ES	HVP=60 kPa	0.35		[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.		0.5
	0.40	B						
	0.60	HV		0.60		Firm mottled light brown, grey and orange brown slightly sandy slightly gravelly silty CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and mudstone [River Terrace Deposits]		
	End of Borehole at 0.60m							
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks	Date	Rate	Remarks

Remarks							 MEREBROOK CONSULTING
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Trial Pit Log

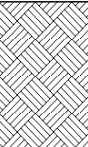
Project Name: Glebe Farm		Client: Vistry Group		Date: 30/09/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number CBR15	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.10	ES	HVP=75 kPa				[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	
	0.30	B		0.30			Firm to stiff brown slightly sandy slightly gravelly CLAY. Gravel is fine to medium, sub angular to sub rounded of flint [Head Deposits]	
	0.50	HV		0.50			End of Borehole at 0.50m	0.5
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks	Date	Rate	Remarks

Remarks							 MEREBROOK CONSULTING
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 MEREBROOK CONSULTING		Trial Pit Log							
Project Name: Glebe Farm				Client: Vistry Group			Date: 30/09/2025		
Location: Steyning				Contractor: Soils Limited/3D Drilling					
Project No. : 21949ah				Crew Name: BPH			Equipment: JCB 3CX		
Location Number CBR16		Location Type TP		Level		Logged By Ben Alexander		Scale 1:20	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.30	ES	HVP=75 kPa	0.40			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	0.5
	0.40	B						
	0.60	HV						
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions			Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks		Date	Rate	Remarks

Remarks



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Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 06/10/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number CBR2	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

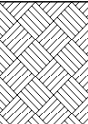
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.20	ES	HVP=63 kPa	0.35			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	0.5
	0.40	B					Firm to stiff light grey mottled orange brown gravelly silty CLAY. Gravel is fine to coarse, sub angular to angular of mudstone [Gault Formation]	
	0.60	HV		0.60			End of Borehole at 0.60m	
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

Remarks

Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 06/10/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number CBR4	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
							[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	
	0.40	B		0.35			Firm greyish brown mottled orange brown silty CLAY [Gault Formation]	
	0.50	HV	HVP=75 kPa	0.50			End of Borehole at 0.50m	0.5
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks	Date	Rate	Remarks

Remarks

Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 30/09/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number CBR6	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

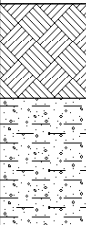
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.10	ES					[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	
	0.30	B		0.25			Stiff brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint [Head deposits]	
	0.50	HV	HVP=60 kPa	0.50			End of Borehole at 0.50m	0.5
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

Remarks							 MEREBROOK CONSULTING
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Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 30/09/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number CBR7	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

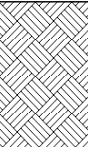
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.10	ES	HVP=65 kPa	0.25		[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	0.5	
	0.30	B				Firm brown sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint [Head deposits]		
	0.60	HV		0.60		End of Borehole at 0.60m		
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

Remarks

Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 30/09/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number CBR8	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

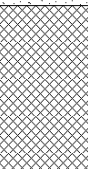
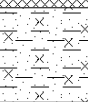
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.10	ES	HVP=75 kPa	0.40			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	0.5
	0.40	B					Stiff grey slightly sandy slightly gravelly silty CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint [Gault Formation]	
	0.60	HV		0.60			End of Borehole at 0.60m	
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

Remarks							 MEREBROOK CONSULTING
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Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 30/09/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number MHP01	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

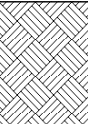
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
				0.10			Concrete	
	0.30	ES					[Made Ground] Dark brown gravelly sandy CLAY. Gravel fine to coarse, sub angular to sub rounded of flint, brick, concrete, metal and pottery. Medium cobble content of brick	
	0.40	ES						
	0.60	ES		0.55			Grey and brown slightly sandy silty CLAY. Sand is fine [Gault Formation]	0.5
				0.80			End of Borehole at 0.80m	
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

Remarks

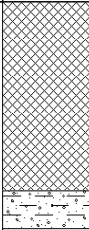
Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 30/09/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number MHP02	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.20	ES					[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	
	0.40	ES		0.35			Stiff brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint [Head deposits]	0.5
				0.60			End of Borehole at 0.60m	
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

Remarks

Project Name: Glebe Farm				Client: Vistry Group				Date: 02/10/2025			
Location: Steyning				Contractor: Soils Limited/3D Drilling							
Project No. : 21949ah				Crew Name: 3D Drilling				Equipment: Hand dug			
Location Number MHP03		Location Type TP		Level		Logged By Ben Alexander		Scale 1:20		Page Number Sheet 1 of 1	
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description				
	Depth (m)	Type	Results								
	0.00	D		0.50 0.60			[Topsoil / Made Ground] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint, brick and charcoal. Asbestos cement roof tile fragments and on the ground surface.	0.5			
	0.20	ES									
	0.30	ES									
							Brown slightly gravelly slightly sandy CLAY. Gravel is fine to medium of flint [Head deposits]	0.5 1.0 1.5 2.0 2.5 3.0 3.5 4.0			
Dimensions			Trench Support and Comment					Pumping Data			
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks				Date	Rate	Remarks	
Remarks											

Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 02/10/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: 3D Drilling		Equipment: Hand dug	
Location Number MHP04	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.30	ES		0.30			[Topsoil] Brown slightly sandy slightly gravelly CLAY. Gravel is fine to medium, sub angular to sub rounded of flint.	
							End of Borehole at 0.30m	
								0.5
								1.0
								1.5
								2.0
								2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks	Date	Rate	Remarks

Remarks							 MEREBROOK CONSULTING
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Trial Pit Log

Project Name: Glebe Farm			Client: Vistry Group			Date: 30/09/2025			
Location: Steyning			Contractor: Soils Limited/3D Drilling						
Project No. : 21949ah			Crew Name: BPH			Equipment: JCB 3CX			
Location Number MTP101		Location Type TP		Level		Logged By Ben Alexander		Scale 1:20	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.20	ES		0.30			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	
	0.60	HV	HVP=60 kPa				Firm brown mottled orange brown slightly sandy slightly gravelly CLAY. Gravel is fine to medium, sub angular to sub rounded of flint [Head Deposits]	0.5
	1.00	B						1.0
	1.20	HV	HVP=60 kPa	1.20			Firm grey mottled orange brown silty CLAY with horizons of silt [Gault Clay Formation]	1.5
	1.90	HV	HVP=50 kPa					2.0
				2.20			Grey SILTSTONE interbedded with soft grey mottled orange brown silty CLAY [Gault Clay Formation]	2.5
	2.50	B						
				3.00			Very weak to weak grey SILTSTONE [Gault Clay Formation]	3.0
	3.30	B		3.40			End of Borehole at 3.40m	3.5
								4.0

Dimensions			Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks	Date	Rate	Remarks	

Remarks



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Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 30/09/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number MTP102	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.10	ES	HVP=115 kPa	0.35			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	
	0.40	ES					Stiff light brown mottled orange brown slightly sandy slightly gravelly silty CLAY. Gravel is fine to medium sub angular of mudstone and flint [Head Deposits]	
	0.50	HV						0.5
	1.00	B	HVP=90 kPa					1.0
	1.20	HV						1.5
	2.00	HV						2.0
	2.30	B	HVP=60 kPa	2.20			Soft light brown, grey and orange brown slightly gravelly CLAY with cobbles of mudstone. Gravel is fine to coarse, sub angular to angular of mudstone. Medium cobble content of angular to sub angular mudstone [Gault Formation]	2.5
	3.40	B						3.0
								3.5
				3.60			End of Borehole at 3.60m	4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

Remarks

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks	Date	Rate	Remarks
		Stable					



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Project Name: Glebe Farm		Client: Vistry Group		Date: 30/09/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number MTP104	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

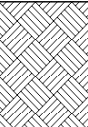
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Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks	Date	Rate	Remarks
		Stable					

Remarks

Trial Pit Log

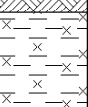
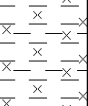
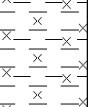
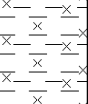
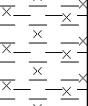
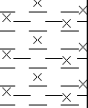
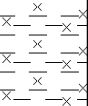
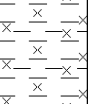
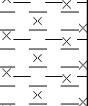
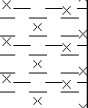
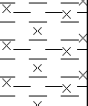
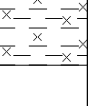
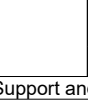
Project Name: Glebe Farm		Client: Vistry Group		Date: 06/10/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number MTP105	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.10	ES		0.35			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	
							Stiff grey mottled orange brown silty CLAY [Gault Formation]	0.5
	0.60	HV	HVP=65 kPa					
	1.00	B						1.0
	1.20	HV	HVP=80 kPa					
							becomes slightly gravelly with gravels of fine to coarse, angular to sub angular mudstone from 1.5m	1.5
	2.00	B						
	2.00	HV	HVP=75 kPa					2.0
							Horizons of extremely weak to weak mudstone from 2.5m.	2.5
	3.00	B						3.0
				3.30			End of Borehole at 3.30m	3.5
								4.0

Dimensions			Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks		Date	Rate	Remarks

Remarks

Project Name: Glebe Farm		Client: Vistry Group		Date: 06/10/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number MTP106 / CBR5	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

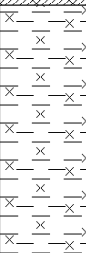
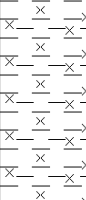
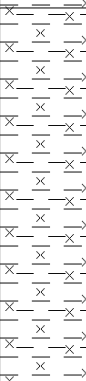
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.10	ES	HVP=55 kPa	0.30			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	
	0.40	B					Firm to stiff light grey mottled orange brown silty CLAY [Gault Formation]	
	0.60	HV						
								
								
								
								
								
								
								
								
								
								
								
								
								
								
								
	1.20	B	HVP=60 kPa					
	1.20	HV						

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks	Date	Rate	Remarks
		Stable					

Remarks

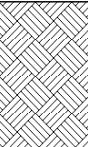
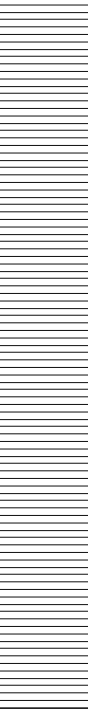
Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 06/10/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number MTP107 / CBR03	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description			
	Depth (m)	Type	Results							
	0.10	ES	HVP=110 kPa	0.30			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint, occasional brick and glass.	0.5		
	0.40	B					Firm grey mottled orange brown silty CLAY [Gault Formation]			
	1.00	B					<i>Becomes stiff to very stiff from 1.0m and slightly gravelly. Gravel is fine to coarse, sub angular to angular of mudstone.</i>			
	1.10	HV								
	2.20	B		1.50		Very stiff light grey silty CLAY / Extremely weak to weak weathered MUDSTONE [Gault Formation]	1.5			
						2.0				
							2.50		Light grey extremely weak to weak MUDSTONE [Gault Formation]	2.5
										3.0
										3.50
									4.0	

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks	Date	Rate	Remarks

Remarks

		Trial Pit Log						
Project Name: Glebe Farm			Client: Vistry Group			Date: 06/10/2025		
Location: Steyning			Contractor: Soils Limited/3D Drilling					
Project No. : 21949ah			Crew Name: BPH			Equipment: JCB 3CX		
Location Number MTP108 / CBR1		Location Type TP	Level	Logged By Ben Alexander		Scale 1:20	Page Number Sheet 1 of 1	
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.30	ES	HVP=60 kPa	0.40		[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	0.5	
	0.50	B						Stiff light greyish brown mottled orange brown silty slightly gravelly CLAY. Gravel is fine to coarse, sub angular to angular of mudstone [Gault Formation]
	0.70	HV						
	1.40	B	HVP=55 kPa	1.60			Grey extremely weak to weak MUDSTONE / Very stiff silty CLAY [Gault Formation]	1.5
	1.50	HV						
	2.30	B						
	3.30	B						
				3.50			End of Borehole at 3.50m	3.5
								4.0

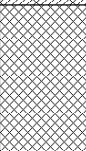
Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks	Date	Rate	Remarks

Remarks



Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 06/10/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number MTP109	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

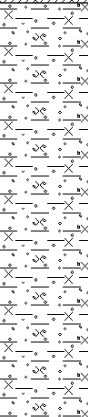
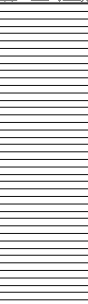
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description		
	Depth (m)	Type	Results						
	0.10	ES		0.40			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	0.5	
	0.50	ES					[Made Ground] Brown slightly sandy slightly gravelly CLAY. Gravel fine to coarse, sub angular to sub rounded of brick, charcoal and flint.		
	0.60	ES							
	1.20	B			0.80			Very weak to weak brownish grey MUDSTONE [Gault Formation]	1.0
2.00	B							2.0	
				2.50				2.5	
							End of Borehole at 2.50m		
								3.0	
								3.5	
								4.0	

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

Remarks

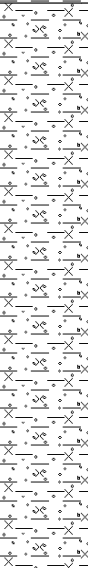
Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 06/10/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number MTP110	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.20	ES		0.40			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	
	0.60	HV	HVP=70 kPa				Light brown mottled orange brown slightly gravelly silty CLAY. Gravel is fine to coarse, sub angular to angular of mudstone. Medium cobble content of angular mudstone [Gault Formation]	0.5
	1.10	B						1.0
	1.30	HV	HVP=83 kPa	1.50			Very weak to weak grey and brown MUDSTONE with occasional clay horizons [Gault Formation]	1.5
	2.00	B		2.30				2.0
							End of Borehole at 2.30m	2.5
								3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks	Date	Rate	Remarks

Remarks

		Trial Pit Log						
Project Name: Glebe Farm			Client: Vistry Group			Date: 07/10/2025		
Location: Steyning			Contractor: Soils Limited/3D Drilling					
Project No. : 21949ah			Crew Name: BPH			Equipment: JCB 3CX		
Location Number MTP111 / CBR9		Location Type TP		Level		Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.10	ES	HVP=48 kPa	0.25		[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	0.5	
	0.50	HV		Firm brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint [Head deposits]				
	1.00	B	HVP=73 kPa	0.90		Stiff light brown mottled grey CLAY [Head deposits]	1.0	
	1.00	HV						
	1.50	HV	HVP=58 kPa	1.40		Stiff light grey slightly gravelly silty CLAY. Gravel is fine to coarse, sub angular to angular of mudstone [Gault Formation]	1.5	
	2.00	B	<i>becomes friable and gravelly from 1.9m</i>			Grey very weak to weak MUDSTONE with clay horizons [Gault Formation]	2.0	
	3.00	B					2.90	3.0
				3.30		End of Borehole at 3.30m	3.5	
							4.0	

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

Remarks



Project Name: Glebe Farm				Client: Vistry Group				Date: 07/10/2025			
Location: Steyning				Contractor: Soils Limited/3D Drilling							
Project No. : 21949ah				Crew Name: BPH				Equipment: JCB 3CX			
Location Number MTP112		Location Type TP		Level		Logged By Ben Alexander		Scale 1:20		Page Number Sheet 1 of 1	
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description				
	Depth (m)	Type	Results								
	0.10	ES	HVP=70 kPa	0.20			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.				
							[Made Ground] Brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint, brick and charcoal		0.5		
	0.50	ES									
	0.60	ES									
	0.70	HV									
	1.00	B		0.90		Brown, orange brown and grey clayey sandy fine to coarse sub angular to sub rounded GRAVEL of flint and chalk [River Terrace Deposits]		1.0			
	1.00	ES						1.5			
	2.00	B		1.70		Light grey stiff friable gravelly silty CLAY interbedded with horizons of extremely weak mudstone. Gravel of fine to coarse, sub angular to sub rounded of mudstone [Gault Formation]		2.0			
						2.5					
3.00	B		2.90		Extremely weak to very weak grey with brown staining MUDSTONE [Gault Formation]		3.0				
					3.5						
			3.50			End of Borehole at 3.50m		3.5			
								4.0			
Dimensions			Trench Support and Comment					Pumping Data			
Pit Length	Pit Width	Pit Stability	Shoring Used	Remarks			Date	Rate	Remarks		
Remarks										 MEREBROOK CONSULTING	

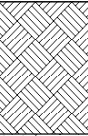
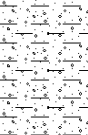
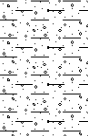
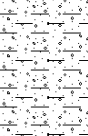
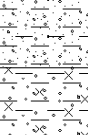
Trial Pit Log

Project Name: Glebe Farm		Client: Vistry Group		Date: 07/10/2025	
Location: Steyning		Contractor: Soils Limited/3D Drilling			
Project No. : 21949ah		Crew Name: BPH		Equipment: JCB 3CX	
Location Number MTP113	Location Type TP	Level	Logged By Ben Alexander	Scale 1:20	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.10	ES	HVP=70 kPa	0.30			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	
	0.50	B					Orange brown clayey sandy fine to coarse sub angular to sub rounded GRAVEL of flint [River Terrace Deposits]	0.5
	0.60	HV		0.70			Stiff light grey mottled orange brown silty slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of mudstone [Gault Formation]	1.0
	1.50	B	HVP=62 kPa					1.5
	1.70	HV					<i>becomes firm and gravelly from 1.7m</i>	2.0
	2.80	B						2.5
				3.00			End of Borehole at 3.00m	3.0
								3.5
								4.0

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

Remarks

		Trial Pit Log						
Project Name: Glebe Farm			Client: Vistry Group			Date: 07/10/2025		
Location: Steyning			Contractor: Soils Limited/3D Drilling					
Project No. : 21949ah			Crew Name: BPH			Equipment: JCB 3CX		
Location Number MTP114		Location Type TP		Level		Logged By Ben Alexander		
						Scale 1:20		
						Page Number Sheet 1 of 1		
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.20	ES		0.35		[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.		
	0.40	ES					Firm orange brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and chalk [Head deposits]	0.5
	0.60	HV	HVP=42 kPa					
	0.90	B						
	1.00	HV	HVP=57 kPa				1.0	
	1.50	HV	HVP=68 kPa	1.60		<u>becomes gravelly from 1.3m</u>	1.5	
	2.00	B						
	2.00	HV	HVP=68 kPa			<u>No flint gravel from 2.0m</u>	2.0	
	2.50	HV	HVP=73 kPa				2.5	
	3.00	HV	HVP=58 kPa	3.00		Stiff grey silty slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint [Gault Formation]	3.0	
3.30	B							
			3.50			Soft to firm grey gravelly CLAY interbedded with horizons of mudstone. Gravel is fine to coarse, sub angular to angular of mudstone. Low cobble content of mudstone [Gault Formation]	3.5	
						End of Borehole at 3.50m	3.5	
							4.0	

Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

Remarks





Trial Pit Log

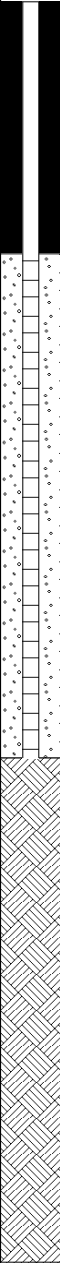
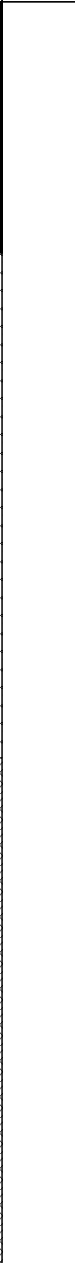
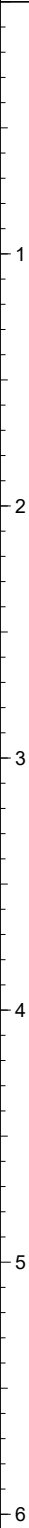
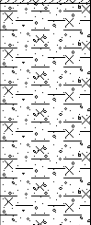
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Location: Steyning			Contractor: Soils Limited/3D Drilling						
Project No. : 21949ah			Crew Name: BPH			Equipment: JCB 3CX			
Location Number MTP115		Location Type TP		Level		Logged By Ben Alexander		Scale 1:20	Page Number Sheet 1 of 1

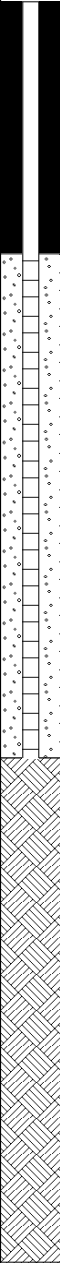
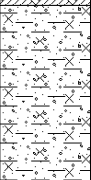
Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.20	ES	HVP=60 kPa	0.40		[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.		
	0.70	B		0.5		Brown sandy clayey GRAVEL of fine to coarse, sub angular to sub rounded flint and chalk [River Terrace Deposits]		
	1.00	HV		1.0		Firm light grey mottled orange brown silty CLAY [Gault Formation]		
	1.70	B	HVP=60 kPa	1.5		<i>becomes stiff from 1.7m</i>		
	1.70	HV						
	3.10	B	3.00	Grey extremely weak to very weak MUDSTONE with soft clay horizons [Gault Formation]		3.0		
			3.30	End of Borehole at 3.30m		3.5		
						4.0		

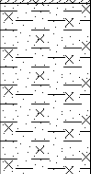
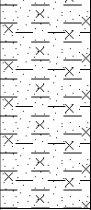
Dimensions		Trench Support and Comment			Pumping Data		
Pit Length	Pit Width	Pit Stability Stable	Shoring Used	Remarks	Date	Rate	Remarks

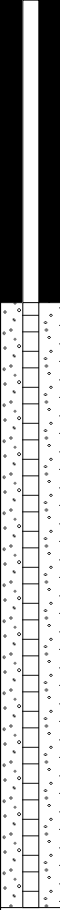
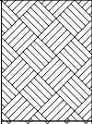
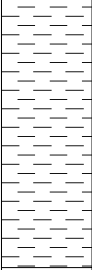
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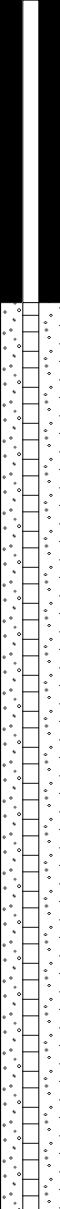
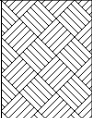
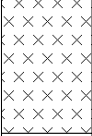
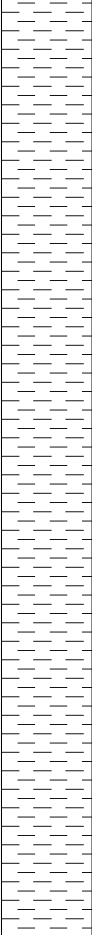


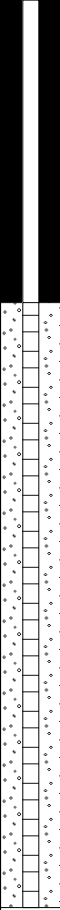
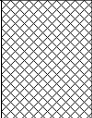
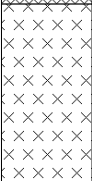
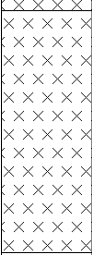
 MEREBROOK CONSULTING					Borehole Log					MWS201	
Project Name: Glebe Farm					Client: Vistry Group			Date: 02/10/2025			
Location: Steyning					Contractor:						
Project No: 21949ah					Weather: Sunny			Drilling Equipment: Premier 110			
Logged By Ben Alexander		Checked By		Level		Hole Type WLS		Scale 1:30		Page Number Sheet 1 of 1	
Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	Scale (m)		
		Depth (m)	Type	Results							
		0.10	ES		0.30		[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.				
		0.20	ES								
		0.40	ES								
		0.50	D								
		1.00	SPT	N=13 (1,1/2,3,3,5)	1.20		Stiff light greyish brown mottled orange brown slightly sandy slightly gravelly CLAY. Gravel is fine to medium, sub angular of mudstone [Gault Formation]				
		1.50	D								
		2.00	SPT	N=24 (1,5/5,7,6,6)							
		2.50	D		3		Light grey extremely weak to very weak MUDSTONE interbedded with very stiff friable CLAY [Gault Formation]				
		3.00	SPT	N=19 (1,2/4,4,5,6)							
		3.50	D								
		4.00	SPT	N=20 (1,3/5,6,5,4)							
		4.50	D		4						
		5.00	SPT	N=21 (2,4/5,6,5,5)							
End of Borehole at 5.00m								5			
								6			
Casing Details		Chiselling Details			Groundwater Remarks			General Remarks			
Diameter (mm)	Depth Base (mbgl)	From (mbgl)	To (mbgl)	Duration (mins)	Strike (mbgl)	Rose (mbgl)	Time Elapsed (mins)	No Remarks			
								Termination Reason: Target depth reached			
								Hand dug pit: N/A			
Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm2); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone);SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample											

 MEREBROOK CONSULTING					Borehole Log					MWS202	
Project Name: Glebe Farm					Client: Vistry Group				Date: 02/10/2025		
Location: Steyning					Contractor:						
Project No: 21949ah					Weather: Sunny				Drilling Equipment: Premier 110		
Logged By Ben Alexander		Checked By		Level		Hole Type WLS		Scale 1:30		Page Number Sheet 1 of 1	
Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	Scale (m)		
		Depth (m)	Type	Results							
		0.10	ES		0.30		[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.	1			
	0.50	D					Stiff light greyish brown mottled orange brown slightly sandy slightly gravelly CLAY. Gravel is fine to medium, sub angular of mudstone [Gault Formation]				
	1.00	SPT	N=18 (1,2/3,4,5,6)	1.00		Light grey extremely weak to very weak MUDSTONE interbedded with very stiff friable CLAY [Gault Formation]					
	1.50	D									
	2.00	SPT	N=6 (1,1/1,2,2,1)				2				
	2.50	D									
	3.00	SPT	N=17 (1,2/3,5,5,4)				3				
	3.50	D									
	4.00	SPT	N=30 (2,4/6,8,8,8)				4				
	4.50	D									
	5.00	SPT	N=23 (2,4/4,6,6,7)	5.00			5				
	End of Borehole at 5.00m										
								6			
Casing Details		Chiselling Details				Groundwater Remarks			General Remarks		
Diameter (mm)	Depth Base (mbgl)	From (mbgl)	To (mbgl)	Duration (mins)	Strike (mbgl)	Rose (mbgl)	Time Elapsed (mins)	No Remarks			
								Termination Reason: Target depth reached			
								Hand dug pit: N/A			
Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm2); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone);SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample											

					Borehole Log					MWS203		
Project Name: Glebe Farm					Client: Vistry Group				Date: 02/10/2025			
Location: Steyning					Contractor:							
Project No: 21949ah					Weather: Sunny				Drilling Equipment: Premier 110			
Logged By Ben Alexander		Checked By			Level		Hole Type WLS		Scale 1:30		Page Number Sheet 1 of 1	
Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description		Scale (m)		
		Depth (m)	Type	Results								
		0.10	ES		0.30			[Topsoil] Dark brown slightly sandy slightly gravelly CLAY. Gravel is fine to coarse, sub angular to sub rounded of flint and occasional brick.				
	0.50	D					Firm light greyish brown mottled orange brown slightly sandy silty CLAY. Sand is fine [Gault Formation]					
	1.00	SPT	N=7 (1,1/2,1,2,2)		1.80			becomes stiff to very stiff with horizons of mudstone from 1.0m		1		
	1.50	D										
	2.00	SPT	N=50 (3,11/50 for 80mm)		2.10			Extremely weak to very weak grey MUDSTONE [Gault Formation]		2		
								End of Borehole at 2.10m				
										3		
										4		
										5		
										6		
Casing Details		Chiselling Details			Groundwater Remarks			General Remarks				
Diameter (mm)	Depth Base (mbgl)	From (mbgl)	To (mbgl)	Duration (mins)	Strike (mbgl)	Rose (mbgl)	Time Elapsed (mins)	No Remarks				
								Termination Reason: Refusal				
								Hand dug pit: N/A				
Coordinates and levels, where indicated, must not be used for design purposes. The user is responsible for verifying all site and setting out dimensions. HVP = Hand Vane Peak (kPa); PP: Pocket Penetrometer (kg cm2); PID: Photoionisation detector (ppm); D: Small Disturbed Sample (tub); J: Organic Sample (amber glass jar); V: Volatile Sample (amber glass vial); B: Bulk Bag Sample; SPT(C): Standard Penetration Test (cone);SPT(S): Standard Penetration Test (split spoon); U: Undisturbed Sample												

IDOM					Windowless Sample Log		Borehole No. MWS101 Sheet 1 of 1		
Project Name: Glebe Farm, Steyning			Project No. 22635		Co-ords: 518230E - 111610N		Scale 1:25		
Location: Steyning					Level (m):		Logged By FL		
Equipment: DART					Dates: 23/10/2023		Checked By		
Well	Wtr Strk	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
		Depth (m)	Type	Results					
					0.40			Topsoil - Grass atop dark brown slightly gravelly CLAY. Gravel is fine sub-angular to subrounded of flint. Frequent rootlets.	1
								Soft to firm brownish grey mottled orangish brown and grey SILT.	
					1.00			Soft light yellowish brown mottled orange and grey SILT.	
					2.10			Firm light yellowish brown mottled orange and grey CLAY. Rare calcite veins.	
					3.00			End of Borehole at 3.00m	3
									4
									5
D = small disturbed sample (tub) J = organic sample (amber glass jar) V = volatile sample (amber glass vial) B = bulk bag sample SPT(C) = Standard Penetration Test (Cone) SPT(S) = Standard Penetration Test (Split Spoon) HSV = hand shear vane (kPa) PP = pocket penetrometer (kg.cm2) PID = photoionisation detector (ppm)					Remarks Coordinates and levels, where indicated, must not be used for design purposes. The designer is responsible for verifying all site and setting out dimensions. 1) Hole terminated at target depth. 2) No groundwater encountered.				

IDom					Windowless Sample Log		Borehole No. MWS102 Sheet 1 of 1		
Project Name: Glebe Farm, Steyning			Project No. 22635		Co-ords: 518343E - 111667N		Scale 1:25		
Location: Steyning					Level (m):		Logged By FL		
Equipment: DART					Dates: 23/10/2023		Checked By		
Well	Wtr Strk	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
		Depth (m)	Type	Results					
					0.40			Topsoil - Grass atop dark brown slightly gravelly CLAY. Gravel is fine sub-angular to subrounded of flint. Frequent rootlets.	
								Soft light orangish brown gravelly SILT. Gravel is fine to coarse angular to sub-angular of flint.	
					0.90			Soft to firm greenish grey mottled orange and yellowish grey CLAY. Rare calcite veins.	
					4.00		End of Borehole at 4.00m		
D = small disturbed sample (tub) J = organic sample (amber glass jar) V = volatile sample (amber glass vial) B = bulk bag sample SPT(C) = Standard Penetration Test (Cone) SPT(S) = Standard Penetration Test (Split Spoon) HSV = hand shear vane (kPa) PP = pocket penetrometer (kg.cm2) PID = photoionisation detector (ppm)					Remarks Coordinates and levels, where indicated, must not be used for design purposes. The designer is responsible for verifying all site and setting out dimensions. 1) Hole terminated at target depth. 2) No groundwater encountered.				

IDom					Windowless Sample Log		Borehole No. MWS103 Sheet 1 of 1		
Project Name: Glebe Farm, Steyning			Project No. 22635		Co-ords: 518423E - 111681N		Scale 1:25		
Location: Steyning					Level (m):		Logged By FL		
Equipment: DART					Dates: 23/10/2023		Checked By		
Well	Wtr Strk	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
		Depth (m)	Type	Results					
					0.40			MADE GROUND -Topsoil - Grass atop dark brown slightly gravelly CLAY. Gravel is fine sub-angular to subrounded of flint. Frequent rootlets. Rare brick fragments.	
								Soft to firm light brown SILT. Rare coarse gravels of flint.	
					1.00			Soft to firm light brown mottled orangish brown slightly gravelly SILT. Gravel is fine to medium subangular of flint.	
					2.20			Soft light brown mottled orangish brown and dark brown slightly gravelly SILT. Gravel is fine to medium subangular of flint.	
					3.00			End of Borehole at 3.00m	
D = small disturbed sample (tub) J = organic sample (amber glass jar) V = volatile sample (amber glass vial) B = bulk bag sample SPT(C) = Standard Penetration Test (Cone) SPT(S) = Standard Penetration Test (Split Spoon) HSV = hand shear vane (kPa) PP = pocket penetrometer (kg.cm2) PID = photoionisation detector (ppm)					Remarks Coordinates and levels, where indicated, must not be used for design purposes. The designer is responsible for verifying all site and setting out dimensions. 1) Hole terminated at target depth. 2) No groundwater encountered.				

IDom					Windowless Sample Log		Borehole No. MWS104 Sheet 1 of 1		
Project Name: Glebe Farm, Steyning			Project No. 22635		Co-ords: 518534E - 111596N		Scale 1:25		
Location: Steyning					Level (m):		Logged By FL		
Equipment: DART					Dates: 23/10/2023		Checked By		
Well	Wtr Strk	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
		Depth (m)	Type	Results					
					0.35			Topsoil - Grass atop dark brown slightly gravelly CLAY. Gravel is fine sub-angular to subrounded of flint. Frequent rootlets.	
					1.40			Soft to firm light brownish grey mottled light grey SILT. <i>Band of coarse subangular gravels of flint.</i>	
					3.00			Firm light brownish grey mottled orange and light grey CLAY.	
End of Borehole at 3.00m								3	
								4	
								5	
D = small disturbed sample (tub) J = organic sample (amber glass jar) V = volatile sample (amber glass vial) B = bulk bag sample SPT(C) = Standard Penetration Test (Cone) SPT(S) = Standard Penetration Test (Split Spoon) HSV = hand shear vane (kPa) PP = pocket penetrometer (kg.cm2) PID = photoionisation detector (ppm)					Remarks Coordinates and levels, where indicated, must not be used for design purposes. The designer is responsible for verifying all site and setting out dimensions. 1) Hole terminated at target depth. 2) No groundwater encountered.				

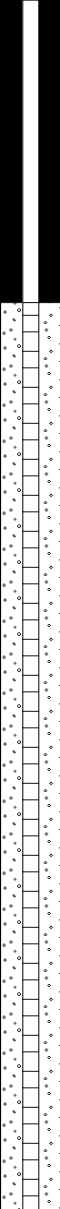
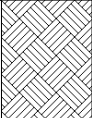
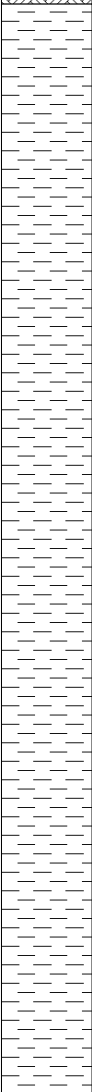
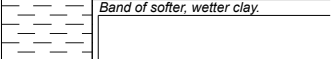
IDom					Windowless Sample Log		Borehole No. MWS105 Sheet 1 of 1		
Project Name: Glebe Farm, Steyning			Project No. 22635		Co-ords: 518691E - 111684N		Scale 1:25		
Location: Steyning					Level (m):		Logged By FL		
Equipment: DART					Dates: 23/10/2023		Checked By		
Well	Wtr Strk	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
		Depth (m)	Type	Results					
					0.40			Topsoil - Grass atop dark brown slightly gravelly CLAY. Gravel is fine sub-angular to subrounded of flint. Frequent rootlets.	
					4.00			Soft to firm light brownish grey mottled orange and light grey CLAY.	
								Band of softer, wetter clay.	
								End of Borehole at 4.00m	
D = small disturbed sample (tub) J = organic sample (amber glass jar) V = volatile sample (amber glass vial) B = bulk bag sample SPT(C) = Standard Penetration Test (Cone) SPT(S) = Standard Penetration Test (Split Spoon) HSV = hand shear vane (kPa) PP = pocket penetrometer (kg.cm2) PID = photoionisation detector (ppm)					Remarks Coordinates and levels, where indicated, must not be used for design purposes. The designer is responsible for verifying all site and setting out dimensions. 1) Hole terminated at target depth. 2) Slightly wetter clay encountered @ 3.80 m bgl.				



Plate 1: MTP101



Plate 2: MTP101 arisings



Plate 3: MTP102



Plate 4: MTP102 arisings



Plate 5: MTP103



Plate 6: MTP103 arisings



Plate 7: MTP104



Plate 8: MTP104



Plate 9: MTP105



Plate 10: MTP105 arisings



Plate 11: MTP106



Plate 12: MTP106 arisings



Plate 13: MTP107



Plate 14: MTP107 arisings



Plate 15: MTP109



Plate 16: MTP109 arisings



Plate 17: MTP110



Plate 18: MTP110 arisings



Plate 19: MTP111



Plate 20: MTP111 arisings



Plate 21: MTP112



Plate 22: MTP112 arisings



Plate 23: MTP113



Plate 24: MTP113 arisings



Plate 25: MTP115



Plate 26: MTP115 arisings



Plate 27: CBR 2



Plate 28: CBR 2 arisings



Plate 29: CBR 4



Plate 30: CBR 4 arisings



Plate 31: CBR6



Plate 32: CBR 6 arisings



Plate 33: CBR 7



Plate 34: CBR 7 arisings



Plate 35: CBR 10



Plate 36: CBR 10



Plate 37: CBR 11 arisings



Plate 38: CBR 11



Plate 39: CBR 12



Plate 40: CBR 12



Plate 41: CBR 13



Plate 42: CBR 13 arisings



Plate 43 : CBR14



Plate 44 : CBR14 arisings



Plate 45: CBR15



Plate 46: CBR15 Arisings



Plate 47: MHP01



Plate 48: MHP02



Plate 49: MHP02 arisings



Plate 50: MHP03 + arisings



Plate 1: MHP03 asbestos fragment



Plate 1: MHP04 + arisings

APPENDIX 6

- Soil Chemistry
- Laboratory Analysis Certificates

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Analytical Report Number : 25-053480

Project / Site name:	Glebe Farm, Steyning	Samples received on:	03/10/2025
Your job number:	21949AH	Samples instructed on/ Analysis started on:	03/10/2025
Your order number:	25-2-FDO-LABS	Analysis completed by:	14/10/2025
Report Issue Number:	1	Report issued on:	14/10/2025
Samples Analysed:	18 soil samples - 1 bulk sample		

Signed:

Joanna Biolik
Senior Reporting Specialist
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils	- 4 weeks from reporting
leachates	- 2 weeks from reporting
waters	- 2 weeks from reporting
asbestos	- 6 months from reporting
air	- once the analysis is complete

Excel copies of reports are only valid when accompanied by this PDF certificate.

Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

Analytical Report Number: 25-053480
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	704183	704184	704185	704186	704187
Sample Reference	MTP101	MTP102	MTP102	MTP103	MTP104
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A	N/A
Depth (m)	0.20	0.10	0.40	0.10	0.10
Date Sampled	30/09/2025	30/09/2025	30/09/2025	30/09/2025	30/09/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status		

Stone Content	%	0.1	NONE	< 0.1	6	< 0.1	< 0.1	< 0.1
Moisture Content	%	0.01	NONE	9.7	10	24	13	12
Total mass of sample received	kg	0.1	NONE	0.8	0.8	0.6	0.9	0.7

Asbestos

Asbestos in Soil Detected/Not Detected	Type	N/A	ISO 17025	Not-detected	Not-detected	-	Not-detected	Not-detected
Asbestos Analyst ID	N/A	N/A	N/A	MBI	MBI	-	MBI	MBI
Analysis completed	N/A	N/A	N/A	14/10/2025	14/10/2025	-	14/10/2025	14/10/2025

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	5.7	6.2	6.7	5.8	6
Water Soluble Sulphate as SO ₄ 16hr extraction (2:1)	mg/kg	2.5	MCERTS	16	14	12	18	17
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	g/l	0.00125	MCERTS	0.00821	0.00709	0.00589	0.00915	0.00827
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	mg/l	1.25	MCERTS	8.21	7.09	5.89	9.15	8.27
Organic Matter (automated)	%	0.1	MCERTS	3.9	1.9	0.9	5.2	2.6
Total Organic Carbon (TOC) - Automated	%	0.1	MCERTS	2.2	1.1	0.5	3	1.5

Total Phenols

Total Phenols (monohydric)	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
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Speciated PAHs

Naphthalene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Acenaphthylene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Acenaphthene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Fluorene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Phenanthrene	mg/kg	0.05	MCERTS	0.05	< 0.05	< 0.05	0.1	< 0.05
Anthracene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Fluoranthene	mg/kg	0.05	MCERTS	0.17	0.09	< 0.05	0.17	< 0.05
Pyrene	mg/kg	0.05	MCERTS	0.16	< 0.05	< 0.05	0.16	< 0.05
Benzo(a)anthracene	mg/kg	0.05	MCERTS	0.11	0.08	< 0.05	0.11	< 0.05
Chrysene	mg/kg	0.05	MCERTS	0.1	< 0.05	< 0.05	0.11	< 0.05
Benzo(b)fluoranthene	mg/kg	0.05	ISO 17025	0.16	0.09	< 0.05	0.14	< 0.05
Benzo(k)fluoranthene	mg/kg	0.05	ISO 17025	0.06	< 0.05	< 0.05	0.06	< 0.05
Benzo(a)pyrene	mg/kg	0.05	MCERTS	0.12	< 0.05	< 0.05	0.1	< 0.05
Indeno(1,2,3-cd)pyrene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	0.07	< 0.05
Dibenz(a,h)anthracene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Benzo(ghi)perylene	mg/kg	0.05	MCERTS	0.08	< 0.05	< 0.05	0.08	< 0.05

Total PAH

Speciated Total EPA-16 PAHs	mg/kg	0.8	ISO 17025	1.01	< 0.80	< 0.80	1.11	< 0.80
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Analytical Report Number: 25-053480
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	704183	704184	704185	704186	704187
Sample Reference	MTP101	MTP102	MTP102	MTP103	MTP104
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A	N/A
Depth (m)	0.20	0.10	0.40	0.10	0.10
Date Sampled	30/09/2025	30/09/2025	30/09/2025	30/09/2025	30/09/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status		

Heavy Metals / Metalloids

Arsenic (aqua regia extractable)	mg/kg	1	MCERTS	8.8	9.2	9.5	11	10
Barium (aqua regia extractable)	mg/kg	1	MCERTS	65	80	88	78	73
Cadmium (aqua regia extractable)	mg/kg	0.2	MCERTS	0.2	0.2	< 0.2	0.4	0.3
Chromium (hexavalent)	mg/kg	1.8	MCERTS	U/S ^{*U/S g}	< 1.8	< 1.8	< 1.8	< 1.8
Chromium (III)	mg/kg	1	NONE	U/S ^{*U/S g}	31	45	25	27
Chromium (VI) by IC	mg/kg	1.8	NONE	< 1.80	-	-	-	-
Chromium (III) by IC	mg/kg	1	NONE	25	-	-	-	-
Chromium (aqua regia extractable)	mg/kg	1	MCERTS	25	31	45	25	27
Copper (aqua regia extractable)	mg/kg	1	MCERTS	18	16	8.9	22	19
Lead (aqua regia extractable)	mg/kg	1	MCERTS	39	34	11	61	33
Mercury (aqua regia extractable)	mg/kg	0.3	MCERTS	< 0.3	< 0.3	< 0.3	< 0.3	< 0.3
Nickel (aqua regia extractable)	mg/kg	1	MCERTS	18	25	32	21	21
Selenium (aqua regia extractable)	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	1.3	< 1.0
Vanadium (aqua regia extractable)	mg/kg	1	MCERTS	39	36	42	41	41
Zinc (aqua regia extractable)	mg/kg	1	MCERTS	49	45	37	66	56

Petroleum Hydrocarbons

TPHCWG - Aliphatic >EC5 - EC6 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}
TPHCWG - Aliphatic >EC6 - EC8 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}
TPHCWG - Aliphatic >EC8 - EC10 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}
TPHCWG - Aliphatic >EC10 - EC12 _{EH_CU_1D_AL}	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
TPHCWG - Aliphatic >EC12 - EC16 _{EH_CU_1D_AL}	mg/kg	2	MCERTS	< 2.0	< 2.0	< 2.0	< 2.0	< 2.0
TPHCWG - Aliphatic >EC16 - EC21 _{EH_CU_1D_AL}	mg/kg	8	MCERTS	< 8.0	< 8.0	< 8.0	< 8.0	< 8.0
TPHCWG - Aliphatic >EC21 - EC35 _{EH_CU_1D_AL}	mg/kg	8	MCERTS	< 8.0	< 8.0	< 8.0	< 8.0	< 8.0
TPHCWG - Aliphatic >EC35 - EC40 _{EH_CU_1D_AL}	mg/kg	10	NONE	< 10	< 10	< 10	< 10	< 10
TPHCWG - Aliphatic >EC5 - EC35 _{EH_CU+HS_1D_AL}	mg/kg	10	NONE	< 10	< 10	< 10	< 10	< 10
TPHCWG - Aliphatic >EC5 - EC40 _{EH_CU+HS_1D_AL}	mg/kg	10	NONE	< 10	< 10	< 10	< 10	< 10

TPHCWG - Aromatic >EC5 - EC7 _{HS_1D_AR}	mg/kg	0.01	MCERTS	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}
TPHCWG - Aromatic >EC7 - EC8 _{HS_1D_AR}	mg/kg	0.01	MCERTS	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010 ^{***}
TPHCWG - Aromatic >EC8 - EC10 _{HS_1D_AR}	mg/kg	0.02	MCERTS	< 0.020 ^{***}	< 0.020 ^{***}	< 0.020 ^{***}	< 0.020 ^{***}	< 0.020 ^{***}
TPHCWG - Aromatic >EC10 - EC12 _{EH_CU_1D_AR}	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
TPHCWG - Aromatic >EC12 - EC16 _{EH_CU_1D_AR}	mg/kg	2	MCERTS	< 2.0 ^{##}	< 2.0 ^{##}	< 2.0 ^{##}	< 2.0 ^{##}	< 2.0 ^{##}
TPHCWG - Aromatic >EC16 - EC21 _{EH_CU_1D_AR}	mg/kg	10	MCERTS	< 10	< 10	< 10	< 10	< 10
TPHCWG - Aromatic >EC21 - EC35 _{EH_CU_1D_AR}	mg/kg	10	MCERTS	< 10	< 10	< 10	< 10	< 10
TPHCWG - Aromatic >EC35 - EC40 _{EH_CU_1D_AR}	mg/kg	10	NONE	< 10	< 10	< 10	< 10	< 10
TPHCWG - Aromatic >EC5 - EC35 _{EH_CU+HS_1D_AR}	mg/kg	10	NONE	< 10	< 10	< 10	< 10	< 10
TPHCWG - Aromatic >EC5 - EC40 _{EH_CU+HS_1D_AR}	mg/kg	10	NONE	< 10	< 10	< 10	< 10	< 10

TPH Total >EC5 - EC40 _{EH_CU+HS_1D_TOTAL}	mg/kg	10	NONE	< 10	< 10	< 10	< 10	< 10
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Analytical Report Number: 25-053480
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	704183				704184	704185	704186	704187
Sample Reference	MTP101				MTP102	MTP102	MTP103	MTP104
Sample Number	None Supplied				None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A				N/A	N/A	N/A	N/A
Depth (m)	0.20				0.10	0.40	0.10	0.10
Date Sampled	30/09/2025				30/09/2025	30/09/2025	30/09/2025	30/09/2025
Time Taken	None Supplied				None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status					

VOCs

MTBE (Methyl Tertiary Butyl Ether)	µg/kg	5	MCERTS	< 5.0 **t	< 5.0 **t	< 5.0 **t	< 5.0 **t	< 5.0 **t
Benzene	µg/kg	5	MCERTS	< 5.0 **t	< 5.0 **t	< 5.0 **t	< 5.0 **t	< 5.0 **t
Toluene	µg/kg	5	MCERTS	< 5.0 **t	< 5.0 **t	< 5.0 **t	< 5.0 **t	< 5.0 **t
Ethylbenzene	µg/kg	5	MCERTS	< 5.0 **t	< 5.0 **t	< 5.0 **t	< 5.0 **t	< 5.0 **t
p & m-Xylene	µg/kg	8	MCERTS	< 8.0 **t	< 8.0 **t	< 8.0 **t	< 8.0 **t	< 8.0 **t
o-Xylene	µg/kg	5	MCERTS	< 5.0 **t	< 5.0 **t	< 5.0 **t	< 5.0 **t	< 5.0 **t

Pesticides (GC-MS)

Alpha-BHC (Benzene Hexachloride)	µg/kg	10	NONE	-	-	-	-	-
Alachlor	µg/kg	10	NONE	-	-	-	-	-
Bifenthrin	µg/kg	10	NONE	-	-	-	-	-
Cyhalothrin (Lambda)	µg/kg	10	NONE	-	-	-	-	-
Gamma-BHC (Lindane, gamma HCH)	µg/kg	10	NONE	-	-	-	-	-
Omethoate	µg/kg	10	NONE	-	-	-	-	-
1,2,3-Trichlorobenzene	µg/kg	10	NONE	-	-	-	-	-
1,3,5-Trichlorobenzene	µg/kg	10	NONE	-	-	-	-	-
2,6-Dichlorobenzonitrile	µg/kg	10	NONE	-	-	-	-	-
Dimethylvinphos	µg/kg	10	NONE	-	-	-	-	-
Demeton-O	µg/kg	10	NONE	-	-	-	-	-
Demeton-S	µg/kg	10	NONE	-	-	-	-	-
Endrin Aldehyde	µg/kg	10	NONE	-	-	-	-	-
Endrin Ketone	µg/kg	10	NONE	-	-	-	-	-
Hexachlorobutadiene	µg/kg	10	NONE	-	-	-	-	-
Phosphamidon (Sum)	µg/kg	10	NONE	-	-	-	-	-
1,2,4,5-Tetrachlorobenzene	µg/kg	10	NONE	-	-	-	-	-
Cis-Permethrin	µg/kg	10	NONE	-	-	-	-	-
Endosulfan sulfate	µg/kg	10	NONE	-	-	-	-	-
Etrinfos	µg/kg	10	NONE	-	-	-	-	-
Fenvalerate (Sum)	µg/kg	10	NONE	-	-	-	-	-
Hexachlorobenzene	µg/kg	10	NONE	-	-	-	-	-
Mevinphos, E + Z	µg/kg	10	NONE	-	-	-	-	-
Pentachlorobenzene	µg/kg	10	NONE	-	-	-	-	-
Pirimiphos-ethyl	µg/kg	10	NONE	-	-	-	-	-
Propetamphos	µg/kg	10	NONE	-	-	-	-	-
Tecnazene	µg/kg	10	NONE	-	-	-	-	-
Triadimefon	µg/kg	10	NONE	-	-	-	-	-
Trans-Permethrin	µg/kg	10	NONE	-	-	-	-	-
Aldrin	µg/kg	10	NONE	-	-	-	-	-
Azinphos-methyl	µg/kg	10	NONE	-	-	-	-	-
Beta-BHC	µg/kg	10	NONE	-	-	-	-	-
Cis-Chlordane	µg/kg	10	NONE	-	-	-	-	-
Chlorfenvinphos	µg/kg	10	NONE	-	-	-	-	-
Chlorpyrifos	µg/kg	10	NONE	-	-	-	-	-
Chlorothalonil	µg/kg	10	NONE	-	-	-	-	-
Carbophenothion	µg/kg	10	NONE	-	-	-	-	-
Cyfluthrin (Sum)	µg/kg	10	NONE	-	-	-	-	-
Delta-BHC	µg/kg	10	NONE	-	-	-	-	-

Analytical Report Number: 25-053480
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				704183	704184	704185	704186	704187
Sample Reference				MTP101	MTP102	MTP102	MTP103	MTP104
Sample Number				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A	N/A	N/A
Depth (m)				0.20	0.10	0.40	0.10	0.10
Date Sampled				30/09/2025	30/09/2025	30/09/2025	30/09/2025	30/09/2025
Time Taken				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status					
Dieldrin	µg/kg	10	NONE	-	-	-	-	-
Deltamethrin	µg/kg	10	NONE	-	-	-	-	-
Heptachlor Exo-epoxide	µg/kg	10	NONE	-	-	-	-	-
Endrin	µg/kg	10	NONE	-	-	-	-	-
Endosulfan I (alpha isomer)	µg/kg	10	NONE	-	-	-	-	-
Endosulfan II (beta isomer)	µg/kg	10	NONE	-	-	-	-	-
Fenthion	µg/kg	10	NONE	-	-	-	-	-
Isodrin	µg/kg	10	NONE	-	-	-	-	-
Methacrifos	µg/kg	10	NONE	-	-	-	-	-
O,p'-DDD	µg/kg	10	NONE	-	-	-	-	-
O,p'-DDE	µg/kg	10	NONE	-	-	-	-	-
O,p'-DDT	µg/kg	10	NONE	-	-	-	-	-
Parathion	µg/kg	10	NONE	-	-	-	-	-
Parathion-methyl	µg/kg	10	NONE	-	-	-	-	-
Pendimethalin	µg/kg	10	NONE	-	-	-	-	-
Phorate	µg/kg	10	NONE	-	-	-	-	-
Phosalone	µg/kg	10	NONE	-	-	-	-	-
P,p'-DDD	µg/kg	10	NONE	-	-	-	-	-
P,p'-DDE	µg/kg	10	NONE	-	-	-	-	-
P,p'-DDT	µg/kg	10	NONE	-	-	-	-	-
P,p'-Methoxychlor	µg/kg	10	NONE	-	-	-	-	-
Propyzamide	µg/kg	10	NONE	-	-	-	-	-
Triazophos	µg/kg	10	NONE	-	-	-	-	-
Trans-Chlordane	µg/kg	10	NONE	-	-	-	-	-
Cypermethrin (Sum)	µg/kg	10	NONE	-	-	-	-	-
Dichlorvos	µg/kg	10	NONE	-	-	-	-	-
Dimethoate	µg/kg	10	NONE	-	-	-	-	-
Diazinon	µg/kg	10	NONE	-	-	-	-	-
Ethion	µg/kg	10	NONE	-	-	-	-	-
Fenitrothion	µg/kg	10	NONE	-	-	-	-	-
Malathion	µg/kg	10	NONE	-	-	-	-	-
Pirimiphos-methyl	µg/kg	10	NONE	-	-	-	-	-
Trifluralin	µg/kg	10	NONE	-	-	-	-	-
Azinphos-ethyl	µg/kg	10	NONE	-	-	-	-	-

Analytical Report Number: 25-053480
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				704183	704184	704185	704186	704187
Sample Reference				MTP101	MTP102	MTP102	MTP103	MTP104
Sample Number				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A	N/A	N/A
Depth (m)				0.20	0.10	0.40	0.10	0.10
Date Sampled				30/09/2025	30/09/2025	30/09/2025	30/09/2025	30/09/2025
Time Taken				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status					

Acid Herbicides

4-CPA	µg/kg	10	NONE	-	-	-	-	-
Dinoseb	µg/kg	10	NONE	-	-	-	-	-
Flamprop	µg/kg	10	NONE	-	-	-	-	-
Ioxynil	µg/kg	10	NONE	-	-	-	-	-
2,3,6-TBA	µg/kg	10	NONE	-	-	-	-	-
Bromacil	µg/kg	10	NONE	-	-	-	-	-
Diclofop	µg/kg	10	NONE	-	-	-	-	-
Flamprop-Isopropyl	µg/kg	10	NONE	-	-	-	-	-
MCPB (Mecoprop)	µg/kg	10	NONE	-	-	-	-	-
Bromoxynil	µg/kg	10	NONE	-	-	-	-	-
Dichlorprop	µg/kg	10	NONE	-	-	-	-	-
Clopyralid	µg/kg	10	NONE	-	-	-	-	-
2,4-D	µg/kg	10	NONE	-	-	-	-	-
2,4-DB	µg/kg	10	NONE	-	-	-	-	-
Dicamba	µg/kg	10	NONE	-	-	-	-	-
2,4,5-TP (Fenoprop)	µg/kg	10	NONE	-	-	-	-	-
MCPB	µg/kg	10	NONE	-	-	-	-	-
Picloram	µg/kg	10	NONE	-	-	-	-	-
2,4,5-T	µg/kg	10	NONE	-	-	-	-	-
MCPA	µg/kg	10	NONE	-	-	-	-	-

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number: 25-053480
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	704188	704189	704190	704191	704192
Sample Reference	MHP01	MHP01	MHP02	MHP02	CBR13
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A	N/A
Depth (m)	0.30	0.60	0.20	0.40	0.10
Date Sampled	01/10/2025	01/10/2025	01/10/2025	01/10/2025	01/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status		

Stone Content	%	0.1	NONE	50.2	< 0.1	5.8	< 0.1	< 0.1
Moisture Content	%	0.01	NONE	17	27	3.6	6.5	5.9
Total mass of sample received	kg	0.1	NONE	0.8	0.7	0.7	0.7	0.8

Asbestos

Asbestos in Soil Detected/Not Detected	Type	N/A	ISO 17025	Not-detected	-	Not-detected	-	Not-detected
Asbestos Analyst ID	N/A	N/A	N/A	MBI	-	MBI	-	MBI
Analysis completed	N/A	N/A	N/A	14/10/2025	-	14/10/2025	-	14/10/2025

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	8.9	7.8	6.3	6.8	5.9
Water Soluble Sulphate as SO ₄ 16hr extraction (2:1)	mg/kg	2.5	MCERTS	840	69	300	28	25
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	g/l	0.00125	MCERTS	0.42	0.0347	0.148	0.0142	0.0124
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	mg/l	1.25	MCERTS	420	34.7	148	14.2	12.4
Organic Matter (automated)	%	0.1	MCERTS	4.5	0.7	12	1	4.5
Total Organic Carbon (TOC) - Automated	%	0.1	MCERTS	2.6	0.4	6.8	0.6	2.6

Total Phenols

Total Phenols (monohydric)	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
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Speciated PAHs

Naphthalene	mg/kg	0.05	MCERTS	0.08	< 0.05	< 0.05	< 0.05	< 0.05
Acenaphthylene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Acenaphthene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Fluorene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Phenanthrene	mg/kg	0.05	MCERTS	0.67	< 0.05	0.08	< 0.05	< 0.05
Anthracene	mg/kg	0.05	MCERTS	0.2	< 0.05	< 0.05	< 0.05	< 0.05
Fluoranthene	mg/kg	0.05	MCERTS	1.6	< 0.05	0.2	< 0.05	0.12
Pyrene	mg/kg	0.05	MCERTS	1.5	< 0.05	0.2	< 0.05	0.11
Benzo(a)anthracene	mg/kg	0.05	MCERTS	0.85	< 0.05	0.12	< 0.05	0.06
Chrysene	mg/kg	0.05	MCERTS	0.89	< 0.05	0.13	< 0.05	0.08
Benzo(b)fluoranthene	mg/kg	0.05	ISO 17025	1.4	< 0.05	0.18	< 0.05	0.14
Benzo(k)fluoranthene	mg/kg	0.05	ISO 17025	0.39	< 0.05	0.07	< 0.05	0.05
Benzo(a)pyrene	mg/kg	0.05	MCERTS	1	< 0.05	0.13	< 0.05	0.1
Indeno(1,2,3-cd)pyrene	mg/kg	0.05	MCERTS	0.52	< 0.05	< 0.05	< 0.05	< 0.05
Dibenz(a,h)anthracene	mg/kg	0.05	MCERTS	0.11	< 0.05	< 0.05	< 0.05	< 0.05
Benzo(ghi)perylene	mg/kg	0.05	MCERTS	0.61	< 0.05	0.11	< 0.05	0.07

Total PAH

Speciated Total EPA-16 PAHs	mg/kg	0.8	ISO 17025	9.75	< 0.80	1.22	< 0.80	< 0.80
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Analytical Report Number: 25-053480
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	704188	704189	704190	704191	704192
Sample Reference	MHP01	MHP01	MHP02	MHP02	CBR13
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A	N/A
Depth (m)	0.30	0.60	0.20	0.40	0.10
Date Sampled	01/10/2025	01/10/2025	01/10/2025	01/10/2025	01/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status		

Heavy Metals / Metalloids

Arsenic (aqua regia extractable)	mg/kg	1	MCERTS	10	7.7	8	13	13
Barium (aqua regia extractable)	mg/kg	1	MCERTS	120	47	70	81	77
Cadmium (aqua regia extractable)	mg/kg	0.2	MCERTS	0.4	< 0.2	0.3	0.2	0.2
Chromium (hexavalent)	mg/kg	1.8	MCERTS	< 1.8	< 1.8	U/S *U/S g	< 1.8	< 1.8
Chromium (III)	mg/kg	1	NONE	16	15	U/S *U/S g	34	21
Chromium (VI) by IC	mg/kg	1.8	NONE	-	-	< 1.80	-	-
Chromium (III) by IC	mg/kg	1	NONE	-	-	21	-	-
Chromium (aqua regia extractable)	mg/kg	1	MCERTS	16	15	21	34	21
Copper (aqua regia extractable)	mg/kg	1	MCERTS	34	18	23	17	21
Lead (aqua regia extractable)	mg/kg	1	MCERTS	170	12	43	16	45
Mercury (aqua regia extractable)	mg/kg	0.3	MCERTS	< 0.3	< 0.3	< 0.3	< 0.3	< 0.3
Nickel (aqua regia extractable)	mg/kg	1	MCERTS	16	34	17	27	23
Selenium (aqua regia extractable)	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	1.3	< 1.0
Vanadium (aqua regia extractable)	mg/kg	1	MCERTS	25	16	34	49	30
Zinc (aqua regia extractable)	mg/kg	1	MCERTS	340	53	86	55	57

Petroleum Hydrocarbons

TPHCWG - Aliphatic >EC5 - EC6 HS_1D_AL	mg/kg	0.01	MCERTS	< 0.010	< 0.010 **t	< 0.010 **t	< 0.010 **t	< 0.010
TPHCWG - Aliphatic >EC6 - EC8 HS_1D_AL	mg/kg	0.01	MCERTS	< 0.010	< 0.010 **t	< 0.010 **t	< 0.010 **t	< 0.010
TPHCWG - Aliphatic >EC8 - EC10 HS_1D_AL	mg/kg	0.01	MCERTS	< 0.010	< 0.010 **t	< 0.010 **t	< 0.010 **t	< 0.010
TPHCWG - Aliphatic >EC10 - EC12 EH_CU_1D_AL	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
TPHCWG - Aliphatic >EC12 - EC16 EH_CU_1D_AL	mg/kg	2	MCERTS	< 2.0	< 2.0	< 2.0	< 2.0	< 2.0
TPHCWG - Aliphatic >EC16 - EC21 EH_CU_1D_AL	mg/kg	8	MCERTS	< 8.0	< 8.0	< 8.0	< 8.0	< 8.0
TPHCWG - Aliphatic >EC21 - EC35 EH_CU_1D_AL	mg/kg	8	MCERTS	< 8.0	< 8.0	28	< 8.0	< 8.0
TPHCWG - Aliphatic >EC35 - EC40 EH_CU_1D_AL	mg/kg	10	NONE	< 10	< 10	< 10	< 10	< 10
TPHCWG - Aliphatic >EC5 - EC35 EH_CU+HS_1D_AL	mg/kg	10	NONE	< 10	< 10	28	< 10	< 10
TPHCWG - Aliphatic >EC5 - EC40 EH_CU+HS_1D_AL	mg/kg	10	NONE	< 10	< 10	28	< 10	< 10

TPHCWG - Aromatic >EC5 - EC7 HS_1D_AR	mg/kg	0.01	MCERTS	< 0.010	< 0.010 **t	< 0.010 **t	< 0.010 **t	< 0.010
TPHCWG - Aromatic >EC7 - EC8 HS_1D_AR	mg/kg	0.01	MCERTS	< 0.010	< 0.010 **t	< 0.010 **t	< 0.010 **t	< 0.010
TPHCWG - Aromatic >EC8 - EC10 HS_1D_AR	mg/kg	0.02	MCERTS	< 0.020	< 0.020 **t	< 0.020 **t	< 0.020 **t	< 0.020
TPHCWG - Aromatic >EC10 - EC12 EH_CU_1D_AR	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
TPHCWG - Aromatic >EC12 - EC16 EH_CU_1D_AR	mg/kg	2	MCERTS	< 2.0	< 2.0	< 2.0 ##	< 2.0 ##	< 2.0 ##
TPHCWG - Aromatic >EC16 - EC21 EH_CU_1D_AR	mg/kg	10	MCERTS	< 10	< 10	< 10	< 10	< 10
TPHCWG - Aromatic >EC21 - EC35 EH_CU_1D_AR	mg/kg	10	MCERTS	15	< 10	18	< 10	11
TPHCWG - Aromatic >EC35 - EC40 EH_CU_1D_AR	mg/kg	10	NONE	< 10	< 10	< 10	< 10	< 10
TPHCWG - Aromatic >EC5 - EC35 EH_CU+HS_1D_AR	mg/kg	10	NONE	15	< 10	18	< 10	11
TPHCWG - Aromatic >EC5 - EC40 EH_CU+HS_1D_AR	mg/kg	10	NONE	15	< 10	18	< 10	11

TPH Total >EC5 - EC40 EH_CU+HS_1D_TOTAL	mg/kg	10	NONE	15	< 10	46	< 10	11
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Analytical Report Number: 25-053480
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number				704188	704189	704190	704191	704192
Sample Reference				MHP01	MHP01	MHP02	MHP02	CBR13
Sample Number				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A	N/A	N/A
Depth (m)				0.30	0.60	0.20	0.40	0.10
Date Sampled				01/10/2025	01/10/2025	01/10/2025	01/10/2025	01/10/2025
Time Taken				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)				Units	Test Limit of detection	Test Accreditation Status		

VOCs

MTBE (Methyl Tertiary Butyl Ether)	µg/kg	5	MCERTS	< 5.0	< 5.0 ***	< 5.0 ***	< 5.0 ***	< 5.0
Benzene	µg/kg	5	MCERTS	< 5.0	< 5.0 ***	< 5.0 ***	< 5.0 ***	< 5.0
Toluene	µg/kg	5	MCERTS	< 5.0	< 5.0 ***	< 5.0 ***	< 5.0 ***	< 5.0
Ethylbenzene	µg/kg	5	MCERTS	< 5.0	< 5.0 ***	< 5.0 ***	< 5.0 ***	< 5.0
p & m-Xylene	µg/kg	8	MCERTS	< 8.0	< 8.0 ***	< 8.0 ***	< 8.0 ***	< 8.0
o-Xylene	µg/kg	5	MCERTS	< 5.0	< 5.0 ***	< 5.0 ***	< 5.0 ***	< 5.0

Pesticides (GC-MS)

Alpha-BHC (Benzene Hexachloride)	µg/kg	10	NONE	-	-	-	-	< 10
Alachlor	µg/kg	10	NONE	-	-	-	-	< 10
Bifenthrin	µg/kg	10	NONE	-	-	-	-	< 10
Cyhalothrin (Lambda)	µg/kg	10	NONE	-	-	-	-	< 10
Gamma-BHC (Lindane, gamma HCH)	µg/kg	10	NONE	-	-	-	-	< 10
Omethoate	µg/kg	10	NONE	-	-	-	-	< 10
1,2,3-Trichlorobenzene	µg/kg	10	NONE	-	-	-	-	< 10
1,3,5-Trichlorobenzene	µg/kg	10	NONE	-	-	-	-	< 10
2,6-Dichlorobenzonitrile	µg/kg	10	NONE	-	-	-	-	< 10
Dimethylvinphos	µg/kg	10	NONE	-	-	-	-	< 10
Demeton-O	µg/kg	10	NONE	-	-	-	-	< 10
Demeton-S	µg/kg	10	NONE	-	-	-	-	< 10
Endrin Aldehyde	µg/kg	10	NONE	-	-	-	-	< 10
Endrin Ketone	µg/kg	10	NONE	-	-	-	-	< 10
Hexachlorobutadiene	µg/kg	10	NONE	-	-	-	-	< 10
Phosphamidon (Sum)	µg/kg	10	NONE	-	-	-	-	< 10
1,2,4,5-Tetrachlorobenzene	µg/kg	10	NONE	-	-	-	-	< 10
Cis-Permethrin	µg/kg	10	NONE	-	-	-	-	< 10
Endosulfan sulfate	µg/kg	10	NONE	-	-	-	-	< 10
Etrinfos	µg/kg	10	NONE	-	-	-	-	< 10
Fenvalerate (Sum)	µg/kg	10	NONE	-	-	-	-	< 10
Hexachlorobenzene	µg/kg	10	NONE	-	-	-	-	< 10
Mevinphos, E + Z	µg/kg	10	NONE	-	-	-	-	< 10
Pentachlorobenzene	µg/kg	10	NONE	-	-	-	-	< 10
Pirimiphos-ethyl	µg/kg	10	NONE	-	-	-	-	< 10
Propetamphos	µg/kg	10	NONE	-	-	-	-	< 10
Tecnazene	µg/kg	10	NONE	-	-	-	-	< 10
Triadimefon	µg/kg	10	NONE	-	-	-	-	< 10
Trans-Permethrin	µg/kg	10	NONE	-	-	-	-	< 10
Aldrin	µg/kg	10	NONE	-	-	-	-	< 10
Azinphos-methyl	µg/kg	10	NONE	-	-	-	-	< 10
Beta-BHC	µg/kg	10	NONE	-	-	-	-	< 10
Cis-Chlordane	µg/kg	10	NONE	-	-	-	-	< 10
Chlorfenvinphos	µg/kg	10	NONE	-	-	-	-	< 10
Chlorpyrifos	µg/kg	10	NONE	-	-	-	-	< 10
Chlorothalonil	µg/kg	10	NONE	-	-	-	-	< 10
Carbophenothion	µg/kg	10	NONE	-	-	-	-	< 10
Cyfluthrin (Sum)	µg/kg	10	NONE	-	-	-	-	< 10
Delta-BHC	µg/kg	10	NONE	-	-	-	-	< 10

Analytical Report Number: 25-053480
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number				704188	704189	704190	704191	704192
Sample Reference				MHP01	MHP01	MHP02	MHP02	CBR13
Sample Number				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A	N/A	N/A
Depth (m)				0.30	0.60	0.20	0.40	0.10
Date Sampled				01/10/2025	01/10/2025	01/10/2025	01/10/2025	01/10/2025
Time Taken				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status					
Dieldrin	µg/kg	10	NONE	-	-	-	-	< 10
Deltamethrin	µg/kg	10	NONE	-	-	-	-	< 10
Heptachlor Exo-epoxide	µg/kg	10	NONE	-	-	-	-	< 10
Endrin	µg/kg	10	NONE	-	-	-	-	< 10
Endosulfan I (alpha isomer)	µg/kg	10	NONE	-	-	-	-	< 10
Endosulfan II (beta isomer)	µg/kg	10	NONE	-	-	-	-	< 10
Fenthion	µg/kg	10	NONE	-	-	-	-	< 10
Isodrin	µg/kg	10	NONE	-	-	-	-	< 10
Methacrifos	µg/kg	10	NONE	-	-	-	-	< 10
O,p'-DDD	µg/kg	10	NONE	-	-	-	-	< 10
O,p'-DDE	µg/kg	10	NONE	-	-	-	-	< 10
O,p'-DDT	µg/kg	10	NONE	-	-	-	-	< 10
Parathion	µg/kg	10	NONE	-	-	-	-	< 10
Parathion-methyl	µg/kg	10	NONE	-	-	-	-	< 10
Pendimethalin	µg/kg	10	NONE	-	-	-	-	< 10
Phorate	µg/kg	10	NONE	-	-	-	-	< 10
Phosalone	µg/kg	10	NONE	-	-	-	-	< 10
P,p'-DDD	µg/kg	10	NONE	-	-	-	-	< 10
P,p'-DDE	µg/kg	10	NONE	-	-	-	-	< 10
P,p'-DDT	µg/kg	10	NONE	-	-	-	-	< 10
P,p'-Methoxychlor	µg/kg	10	NONE	-	-	-	-	< 10
Propyzamide	µg/kg	10	NONE	-	-	-	-	< 10
Triazophos	µg/kg	10	NONE	-	-	-	-	< 10
Trans-Chlordane	µg/kg	10	NONE	-	-	-	-	< 10
Cypermethrin (Sum)	µg/kg	10	NONE	-	-	-	-	< 10
Dichlorvos	µg/kg	10	NONE	-	-	-	-	< 10
Dimethoate	µg/kg	10	NONE	-	-	-	-	< 10
Diazinon	µg/kg	10	NONE	-	-	-	-	< 10
Ethion	µg/kg	10	NONE	-	-	-	-	< 10
Fenitrothion	µg/kg	10	NONE	-	-	-	-	< 10
Malathion	µg/kg	10	NONE	-	-	-	-	< 10
Pirimiphos-methyl	µg/kg	10	NONE	-	-	-	-	< 10
Trifluralin	µg/kg	10	NONE	-	-	-	-	< 10
Azinphos-ethyl	µg/kg	10	NONE	-	-	-	-	< 10

Analytical Report Number: 25-053480
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				704188	704189	704190	704191	704192
Sample Reference				MHP01	MHP01	MHP02	MHP02	CBR13
Sample Number				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A	N/A	N/A
Depth (m)				0.30	0.60	0.20	0.40	0.10
Date Sampled				01/10/2025	01/10/2025	01/10/2025	01/10/2025	01/10/2025
Time Taken				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)				Units	Test Limit of detection	Test Accreditation Status		

Acid Herbicides

4-CPA	µg/kg	10	NONE	-	-	-	-	< 10
Dinoseb	µg/kg	10	NONE	-	-	-	-	< 10
Flamprop	µg/kg	10	NONE	-	-	-	-	< 10
Ioxynil	µg/kg	10	NONE	-	-	-	-	< 10
2,3,6-TBA	µg/kg	10	NONE	-	-	-	-	< 10
Bromacil	µg/kg	10	NONE	-	-	-	-	< 10
Diclofop	µg/kg	10	NONE	-	-	-	-	< 10
Flamprop-Isopropyl	µg/kg	10	NONE	-	-	-	-	< 10
MCPB (Mecoprop)	µg/kg	10	NONE	-	-	-	-	< 10
Bromoxynil	µg/kg	10	NONE	-	-	-	-	< 10
Dichlorprop	µg/kg	10	NONE	-	-	-	-	< 10
Clopyralid	µg/kg	10	NONE	-	-	-	-	< 10
2,4-D	µg/kg	10	NONE	-	-	-	-	< 10
2,4-DB	µg/kg	10	NONE	-	-	-	-	< 10
Dicamba	µg/kg	10	NONE	-	-	-	-	< 10
2,4,5-TP (Fenoprop)	µg/kg	10	NONE	-	-	-	-	< 10
MCPB	µg/kg	10	NONE	-	-	-	-	< 10
Picloram	µg/kg	10	NONE	-	-	-	-	< 10
2,4,5-T	µg/kg	10	NONE	-	-	-	-	< 10
MCPA	µg/kg	10	NONE	-	-	-	-	< 10

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number: 25-053480
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	704193	704194	704195	704196	704197
Sample Reference	CBR6	MWS201	MWS201	MWS202	MWS203
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A	N/A
Depth (m)	0.10	0.10	0.40	0.10	0.10
Date Sampled	01/10/2025	02/10/2025	02/10/2025	02/10/2025	02/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status		

Stone Content	%	0.1	NONE	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Moisture Content	%	0.01	NONE	9.6	16	24	9	9
Total mass of sample received	kg	0.1	NONE	0.9	0.9	0.6	0.7	0.8

Asbestos

Asbestos in Soil Detected/Not Detected	Type	N/A	ISO 17025	Not-detected	Not-detected	-	Not-detected	Not-detected
Asbestos Analyst ID	N/A	N/A	N/A	MBI	MBI	-	MBI	MUA
Analysis completed	N/A	N/A	N/A	14/10/2025	14/10/2025	-	14/10/2025	14/10/2025

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	6.1	6.6	6.9	6	6.2
Water Soluble Sulphate as SO ₄ 16hr extraction (2:1)	mg/kg	2.5	MCERTS	23	28	14	26	28
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	g/l	0.00125	MCERTS	0.0115	0.014	0.00701	0.0131	0.0142
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	mg/l	1.25	MCERTS	11.5	14	7.01	13.1	14.2
Organic Matter (automated)	%	0.1	MCERTS	3.4	5.1	0.9	5.4	5.2
Total Organic Carbon (TOC) - Automated	%	0.1	MCERTS	1.9	2.9	0.5	3.1	3

Total Phenols

Total Phenols (monohydric)	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
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Speciated PAHs

Naphthalene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Acenaphthylene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Acenaphthene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Fluorene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Phenanthrene	mg/kg	0.05	MCERTS	0.06	0.14	< 0.05	0.15	0.33
Anthracene	mg/kg	0.05	MCERTS	< 0.05	0.05	< 0.05	0.05	< 0.05
Fluoranthene	mg/kg	0.05	MCERTS	0.11	0.41	< 0.05	0.51	0.44
Pyrene	mg/kg	0.05	MCERTS	0.11	0.37	< 0.05	0.5	0.36
Benzo(a)anthracene	mg/kg	0.05	MCERTS	0.08	0.26	< 0.05	0.32	< 0.05
Chrysene	mg/kg	0.05	MCERTS	0.06	0.26	< 0.05	0.32	0.22
Benzo(b)fluoranthene	mg/kg	0.05	ISO 17025	< 0.05	0.36	< 0.05	0.38	0.26
Benzo(k)fluoranthene	mg/kg	0.05	ISO 17025	< 0.05	0.19	< 0.05	0.23	0.11
Benzo(a)pyrene	mg/kg	0.05	MCERTS	< 0.05	0.28	< 0.05	0.38	< 0.05
Indeno(1,2,3-cd)pyrene	mg/kg	0.05	MCERTS	< 0.05	0.16	< 0.05	0.2	0.12
Dibenz(a,h)anthracene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05	< 0.05
Benzo(ghi)perylene	mg/kg	0.05	MCERTS	< 0.05	0.17	< 0.05	0.22	0.13

Total PAH

Speciated Total EPA-16 PAHs	mg/kg	0.8	ISO 17025	< 0.80	2.66	< 0.80	3.26	1.98
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Analytical Report Number: 25-053480
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	704193	704194	704195	704196	704197
Sample Reference	CBR6	MWS201	MWS201	MWS202	MWS203
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A	N/A
Depth (m)	0.10	0.10	0.40	0.10	0.10
Date Sampled	01/10/2025	02/10/2025	02/10/2025	02/10/2025	02/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status		

Heavy Metals / Metalloids

Arsenic (aqua regia extractable)	mg/kg	1	MCERTS	10	8.6	5.5	8.4	6.9
Barium (aqua regia extractable)	mg/kg	1	MCERTS	80	72	40	73	67
Cadmium (aqua regia extractable)	mg/kg	0.2	MCERTS	0.3	< 0.2	< 0.2	0.2	< 0.2
Chromium (hexavalent)	mg/kg	1.8	MCERTS	< 1.8	< 1.8	< 1.8	U/S ^{U/S g}	< 1.8
Chromium (III)	mg/kg	1	NONE	24	23	16	U/S ^{U/S g}	22
Chromium (VI) by IC	mg/kg	1.8	NONE	-	-	-	< 1.80	-
Chromium (III) by IC	mg/kg	1	NONE	-	-	-	22	-
Chromium (aqua regia extractable)	mg/kg	1	MCERTS	24	23	16	22	22
Copper (aqua regia extractable)	mg/kg	1	MCERTS	21	27	15	25	21
Lead (aqua regia extractable)	mg/kg	1	MCERTS	44	52	12	50	48
Mercury (aqua regia extractable)	mg/kg	0.3	MCERTS	< 0.3	< 0.3	< 0.3	< 0.3	< 0.3
Nickel (aqua regia extractable)	mg/kg	1	MCERTS	20	23	20	22	19
Selenium (aqua regia extractable)	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
Vanadium (aqua regia extractable)	mg/kg	1	MCERTS	38	32	19	30	32
Zinc (aqua regia extractable)	mg/kg	1	MCERTS	58	63	28	71	57

Petroleum Hydrocarbons

TPHCWG - Aliphatic >EC5 - EC6 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010 ^{***t}	< 0.010	< 0.010	< 0.010	< 0.010
TPHCWG - Aliphatic >EC6 - EC8 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010 ^{***t}	< 0.010	< 0.010	< 0.010	< 0.010
TPHCWG - Aliphatic >EC8 - EC10 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010 ^{***t}	< 0.010	< 0.010	< 0.010	< 0.010
TPHCWG - Aliphatic >EC10 - EC12 _{EH_CU_1D_AL}	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
TPHCWG - Aliphatic >EC12 - EC16 _{EH_CU_1D_AL}	mg/kg	2	MCERTS	< 2.0	< 2.0	< 2.0	< 2.0	< 2.0
TPHCWG - Aliphatic >EC16 - EC21 _{EH_CU_1D_AL}	mg/kg	8	MCERTS	< 8.0	< 8.0	< 8.0	< 8.0	< 8.0
TPHCWG - Aliphatic >EC21 - EC35 _{EH_CU_1D_AL}	mg/kg	8	MCERTS	< 8.0	< 8.0	< 8.0	< 8.0	< 8.0
TPHCWG - Aliphatic >EC35 - EC40 _{EH_CU_1D_AL}	mg/kg	10	NONE	< 10	< 10	< 10	< 10	< 10
TPHCWG - Aliphatic >EC5 - EC35 _{EH_CU+HS_1D_AL}	mg/kg	10	NONE	< 10	< 10	< 10	< 10	< 10
TPHCWG - Aliphatic >EC5 - EC40 _{EH_CU+HS_1D_AL}	mg/kg	10	NONE	< 10	< 10	< 10	< 10	< 10

TPHCWG - Aromatic >EC5 - EC7 _{HS_1D_AR}	mg/kg	0.01	MCERTS	< 0.010 ^{***t}	< 0.010	< 0.010	< 0.010	< 0.010
TPHCWG - Aromatic >EC7 - EC8 _{HS_1D_AR}	mg/kg	0.01	MCERTS	< 0.010 ^{***t}	< 0.010	< 0.010	< 0.010	< 0.010
TPHCWG - Aromatic >EC8 - EC10 _{HS_1D_AR}	mg/kg	0.02	MCERTS	< 0.020 ^{***t}	< 0.020	< 0.020	< 0.020	< 0.020
TPHCWG - Aromatic >EC10 - EC12 _{EH_CU_1D_AR}	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0	< 1.0
TPHCWG - Aromatic >EC12 - EC16 _{EH_CU_1D_AR}	mg/kg	2	MCERTS	< 2.0 ^{##}	< 2.0	< 2.0	< 2.0 ^{##}	< 2.0
TPHCWG - Aromatic >EC16 - EC21 _{EH_CU_1D_AR}	mg/kg	10	MCERTS	< 10	< 10	< 10	< 10	< 10
TPHCWG - Aromatic >EC21 - EC35 _{EH_CU_1D_AR}	mg/kg	10	MCERTS	< 10	< 10	< 10	11	< 10
TPHCWG - Aromatic >EC35 - EC40 _{EH_CU_1D_AR}	mg/kg	10	NONE	< 10	< 10	< 10	< 10	< 10
TPHCWG - Aromatic >EC5 - EC35 _{EH_CU+HS_1D_AR}	mg/kg	10	NONE	< 10	< 10	< 10	11	< 10
TPHCWG - Aromatic >EC5 - EC40 _{EH_CU+HS_1D_AR}	mg/kg	10	NONE	< 10	< 10	< 10	11	< 10

TPH Total >EC5 - EC40 _{EH_CU+HS_1D_TOTAL}	mg/kg	10	NONE	< 10	< 10	< 10	11	< 10
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Analytical Report Number: 25-053480
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	704193	704194	704195	704196	704197
Sample Reference	CBR6	MWS201	MWS201	MWS202	MWS203
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A	N/A
Depth (m)	0.10	0.10	0.40	0.10	0.10
Date Sampled	01/10/2025	02/10/2025	02/10/2025	02/10/2025	02/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status		

VOCs

MTBE (Methyl Tertiary Butyl Ether)	µg/kg	5	MCERTS	< 5.0 **†	< 5.0	< 5.0	< 5.0	< 5.0
Benzene	µg/kg	5	MCERTS	< 5.0 **†	< 5.0	< 5.0	< 5.0	< 5.0
Toluene	µg/kg	5	MCERTS	< 5.0 **†	< 5.0	< 5.0	< 5.0	< 5.0
Ethylbenzene	µg/kg	5	MCERTS	< 5.0 **†	< 5.0	< 5.0	< 5.0	< 5.0
p & m-Xylene	µg/kg	8	MCERTS	< 8.0 **†	< 8.0	< 8.0	< 8.0	< 8.0
o-Xylene	µg/kg	5	MCERTS	< 5.0 **†	< 5.0	< 5.0	< 5.0	< 5.0

Pesticides (GC-MS)

Alpha-BHC (Benzene Hexachloride)	µg/kg	10	NONE	-	< 10	-	-	-
Alachlor	µg/kg	10	NONE	-	< 10	-	-	-
Bifenthrin	µg/kg	10	NONE	-	< 10	-	-	-
Cyhalothrin (Lambda)	µg/kg	10	NONE	-	< 10	-	-	-
Gamma-BHC (Lindane, gamma HCH)	µg/kg	10	NONE	-	< 10	-	-	-
Omethoate	µg/kg	10	NONE	-	< 10	-	-	-
1,2,3-Trichlorobenzene	µg/kg	10	NONE	-	< 10	-	-	-
1,3,5-Trichlorobenzene	µg/kg	10	NONE	-	< 10	-	-	-
2,6-Dichlorobenzonitrile	µg/kg	10	NONE	-	< 10	-	-	-
Dimethylvinphos	µg/kg	10	NONE	-	< 10	-	-	-
Demeton-O	µg/kg	10	NONE	-	< 10	-	-	-
Demeton-S	µg/kg	10	NONE	-	< 10	-	-	-
Endrin Aldehyde	µg/kg	10	NONE	-	< 10	-	-	-
Endrin Ketone	µg/kg	10	NONE	-	< 10	-	-	-
Hexachlorobutadiene	µg/kg	10	NONE	-	< 10	-	-	-
Phosphamidon (Sum)	µg/kg	10	NONE	-	< 10	-	-	-
1,2,4,5-Tetrachlorobenzene	µg/kg	10	NONE	-	< 10	-	-	-
Cis-Permethrin	µg/kg	10	NONE	-	< 10	-	-	-
Endosulfan sulfate	µg/kg	10	NONE	-	< 10	-	-	-
Etrinfos	µg/kg	10	NONE	-	< 10	-	-	-
Fenvalerate (Sum)	µg/kg	10	NONE	-	< 10	-	-	-
Hexachlorobenzene	µg/kg	10	NONE	-	< 10	-	-	-
Mevinphos, E + Z	µg/kg	10	NONE	-	< 10	-	-	-
Pentachlorobenzene	µg/kg	10	NONE	-	< 10	-	-	-
Pirimiphos-ethyl	µg/kg	10	NONE	-	< 10	-	-	-
Propetamphos	µg/kg	10	NONE	-	< 10	-	-	-
Tecnazene	µg/kg	10	NONE	-	< 10	-	-	-
Triadimefon	µg/kg	10	NONE	-	< 10	-	-	-
Trans-Permethrin	µg/kg	10	NONE	-	< 10	-	-	-
Aldrin	µg/kg	10	NONE	-	< 10	-	-	-
Azinphos-methyl	µg/kg	10	NONE	-	< 10	-	-	-
Beta-BHC	µg/kg	10	NONE	-	< 10	-	-	-
Cis-Chlordane	µg/kg	10	NONE	-	< 10	-	-	-
Chlorfenvinphos	µg/kg	10	NONE	-	< 10	-	-	-
Chlorpyrifos	µg/kg	10	NONE	-	< 10	-	-	-
Chlorothalonil	µg/kg	10	NONE	-	< 10	-	-	-
Carbophenothion	µg/kg	10	NONE	-	< 10	-	-	-
Cyfluthrin (Sum)	µg/kg	10	NONE	-	< 10	-	-	-
Delta-BHC	µg/kg	10	NONE	-	< 10	-	-	-

Analytical Report Number: 25-053480
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				704193	704194	704195	704196	704197
Sample Reference				CBR6	MWS201	MWS201	MWS202	MWS203
Sample Number				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A	N/A	N/A
Depth (m)				0.10	0.10	0.40	0.10	0.10
Date Sampled				01/10/2025	02/10/2025	02/10/2025	02/10/2025	02/10/2025
Time Taken				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status					
Dieldrin	µg/kg	10	NONE	-	< 10	-	-	-
Deltamethrin	µg/kg	10	NONE	-	< 10	-	-	-
Heptachlor Exo-epoxide	µg/kg	10	NONE	-	< 10	-	-	-
Endrin	µg/kg	10	NONE	-	< 10	-	-	-
Endosulfan I (alpha isomer)	µg/kg	10	NONE	-	< 10	-	-	-
Endosulfan II (beta isomer)	µg/kg	10	NONE	-	< 10	-	-	-
Fenthion	µg/kg	10	NONE	-	< 10	-	-	-
Isodrin	µg/kg	10	NONE	-	< 10	-	-	-
Methacrifos	µg/kg	10	NONE	-	< 10	-	-	-
O,p'-DDD	µg/kg	10	NONE	-	< 10	-	-	-
O,p'-DDE	µg/kg	10	NONE	-	< 10	-	-	-
O,p'-DDT	µg/kg	10	NONE	-	< 10	-	-	-
Parathion	µg/kg	10	NONE	-	< 10	-	-	-
Parathion-methyl	µg/kg	10	NONE	-	< 10	-	-	-
Pendimethalin	µg/kg	10	NONE	-	< 10	-	-	-
Phorate	µg/kg	10	NONE	-	< 10	-	-	-
Phosalone	µg/kg	10	NONE	-	< 10	-	-	-
P,p'-DDD	µg/kg	10	NONE	-	< 10	-	-	-
P,p'-DDE	µg/kg	10	NONE	-	< 10	-	-	-
P,p'-DDT	µg/kg	10	NONE	-	< 10	-	-	-
P,p'-Methoxychlor	µg/kg	10	NONE	-	< 10	-	-	-
Propyzamide	µg/kg	10	NONE	-	< 10	-	-	-
Triazophos	µg/kg	10	NONE	-	< 10	-	-	-
Trans-Chlordane	µg/kg	10	NONE	-	< 10	-	-	-
Cypermethrin (Sum)	µg/kg	10	NONE	-	< 10	-	-	-
Dichlorvos	µg/kg	10	NONE	-	< 10	-	-	-
Dimethoate	µg/kg	10	NONE	-	< 10	-	-	-
Diazinon	µg/kg	10	NONE	-	< 10	-	-	-
Ethion	µg/kg	10	NONE	-	< 10	-	-	-
Fenitrothion	µg/kg	10	NONE	-	< 10	-	-	-
Malathion	µg/kg	10	NONE	-	< 10	-	-	-
Pirimiphos-methyl	µg/kg	10	NONE	-	< 10	-	-	-
Trifluralin	µg/kg	10	NONE	-	< 10	-	-	-
Azinphos-ethyl	µg/kg	10	NONE	-	< 10	-	-	-

Analytical Report Number: 25-053480
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				704193	704194	704195	704196	704197
Sample Reference				CBR6	MWS201	MWS201	MWS202	MWS203
Sample Number				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A	N/A	N/A
Depth (m)				0.10	0.10	0.40	0.10	0.10
Date Sampled				01/10/2025	02/10/2025	02/10/2025	02/10/2025	02/10/2025
Time Taken				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)				Units	Test Limit of detection	Test Accreditation Status		

Acid Herbicides

4-CPA	µg/kg	10	NONE	-	< 10	-	-	-
Dinoseb	µg/kg	10	NONE	-	< 10	-	-	-
Flamprop	µg/kg	10	NONE	-	< 10	-	-	-
Ioxynil	µg/kg	10	NONE	-	< 10	-	-	-
2,3,6-TBA	µg/kg	10	NONE	-	< 10	-	-	-
Bromacil	µg/kg	10	NONE	-	< 10	-	-	-
Diclofop	µg/kg	10	NONE	-	< 10	-	-	-
Flamprop-Isopropyl	µg/kg	10	NONE	-	< 10	-	-	-
MCPB (Mecoprop)	µg/kg	10	NONE	-	< 10	-	-	-
Bromoxynil	µg/kg	10	NONE	-	< 10	-	-	-
Dichlorprop	µg/kg	10	NONE	-	< 10	-	-	-
Clopyralid	µg/kg	10	NONE	-	< 10	-	-	-
2,4-D	µg/kg	10	NONE	-	< 10	-	-	-
2,4-DB	µg/kg	10	NONE	-	< 10	-	-	-
Dicamba	µg/kg	10	NONE	-	< 10	-	-	-
2,4,5-TP (Fenoprop)	µg/kg	10	NONE	-	< 10	-	-	-
MCPB	µg/kg	10	NONE	-	< 10	-	-	-
Picloram	µg/kg	10	NONE	-	< 10	-	-	-
2,4,5-T	µg/kg	10	NONE	-	< 10	-	-	-
MCPA	µg/kg	10	NONE	-	< 10	-	-	-

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number: 25-053480
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	704198	704199	704200
Sample Reference	MHP03	MHP04	CBR7
Sample Number	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A
Depth (m)	0.20	0.20	0.10
Date Sampled	02/10/2025	02/10/2025	30/09/2025
Time Taken	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status

Stone Content	%	0.1	NONE	< 0.1	< 0.1	< 0.1
Moisture Content	%	0.01	NONE	6.8	3.7	11
Total mass of sample received	kg	0.1	NONE	1	0.8	0.2

Asbestos

Asbestos in Soil Detected/Not Detected	Type	N/A	ISO 17025	Not-detected	Not-detected	-
Asbestos Analyst ID	N/A	N/A	N/A	MUA	MUA	-
Analysis completed	N/A	N/A	N/A	14/10/2025	14/10/2025	-

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	7.2	6	-
Water Soluble Sulphate as SO ₄ 16hr extraction (2:1)	mg/kg	2.5	MCERTS	21	54	-
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	g/l	0.00125	MCERTS	0.0103	0.027	-
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	mg/l	1.25	MCERTS	10.3	27	-
Organic Matter (automated)	%	0.1	MCERTS	2.8	3.5	-
Total Organic Carbon (TOC) - Automated	%	0.1	MCERTS	1.6	2	-

Total Phenols

Total Phenols (monohydric)	mg/kg	1	MCERTS	< 1.0	< 1.0	-
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Speciated PAHs

Naphthalene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	-
Acenaphthylene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	-
Acenaphthene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	-
Fluorene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	-
Phenanthrene	mg/kg	0.05	MCERTS	0.13	0.08	-
Anthracene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	-
Fluoranthene	mg/kg	0.05	MCERTS	0.31	0.23	-
Pyrene	mg/kg	0.05	MCERTS	0.3	0.22	-
Benzo(a)anthracene	mg/kg	0.05	MCERTS	0.19	0.09	-
Chrysene	mg/kg	0.05	MCERTS	0.21	0.14	-
Benzo(b)fluoranthene	mg/kg	0.05	ISO 17025	0.21	0.15	-
Benzo(k)fluoranthene	mg/kg	0.05	ISO 17025	0.12	0.08	-
Benzo(a)pyrene	mg/kg	0.05	MCERTS	0.18	0.12	-
Indeno(1,2,3-cd)pyrene	mg/kg	0.05	MCERTS	0.12	0.08	-
Dibenz(a,h)anthracene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	-
Benzo(ghi)perylene	mg/kg	0.05	MCERTS	0.13	0.11	-

Total PAH

Speciated Total EPA-16 PAHs	mg/kg	0.8	ISO 17025	1.9	1.28	-
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Analytical Report Number: 25-053480
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	704198	704199	704200
Sample Reference	MHP03	MHP04	CBR7
Sample Number	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A
Depth (m)	0.20	0.20	0.10
Date Sampled	02/10/2025	02/10/2025	30/09/2025
Time Taken	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status

Heavy Metals / Metalloids

Arsenic (aqua regia extractable)	mg/kg	1	MCERTS	6.1	9.4	-
Barium (aqua regia extractable)	mg/kg	1	MCERTS	84	73	-
Cadmium (aqua regia extractable)	mg/kg	0.2	MCERTS	0.3	0.4	-
Chromium (hexavalent)	mg/kg	1.8	MCERTS	< 1.8	U/S ^{U/S g}	-
Chromium (III)	mg/kg	1	NONE	20	U/S ^{U/S g}	-
Chromium (VI) by IC	mg/kg	1.8	NONE	-	< 1.80	-
Chromium (III) by IC	mg/kg	1	NONE	-	24	-
Chromium (aqua regia extractable)	mg/kg	1	MCERTS	20	24	-
Copper (aqua regia extractable)	mg/kg	1	MCERTS	21	22	-
Lead (aqua regia extractable)	mg/kg	1	MCERTS	35	49	-
Mercury (aqua regia extractable)	mg/kg	0.3	MCERTS	< 0.3	< 0.3	-
Nickel (aqua regia extractable)	mg/kg	1	MCERTS	19	17	-
Selenium (aqua regia extractable)	mg/kg	1	MCERTS	1.4	< 1.0	-
Vanadium (aqua regia extractable)	mg/kg	1	MCERTS	27	42	-
Zinc (aqua regia extractable)	mg/kg	1	MCERTS	68	100	-

Petroleum Hydrocarbons

TPHCWG - Aliphatic >EC5 - EC6 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010	< 0.010	-
TPHCWG - Aliphatic >EC6 - EC8 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010	< 0.010	-
TPHCWG - Aliphatic >EC8 - EC10 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010	< 0.010	-
TPHCWG - Aliphatic >EC10 - EC12 _{EH_CU_1D_AL}	mg/kg	1	MCERTS	< 1.0	< 1.0	-
TPHCWG - Aliphatic >EC12 - EC16 _{EH_CU_1D_AL}	mg/kg	2	MCERTS	< 2.0	< 2.0	-
TPHCWG - Aliphatic >EC16 - EC21 _{EH_CU_1D_AL}	mg/kg	8	MCERTS	< 8.0	< 8.0	-
TPHCWG - Aliphatic >EC21 - EC35 _{EH_CU_1D_AL}	mg/kg	8	MCERTS	< 8.0	< 8.0	-
TPHCWG - Aliphatic >EC35 - EC40 _{EH_CU_1D_AL}	mg/kg	10	NONE	< 10	< 10	-
TPHCWG - Aliphatic >EC5 - EC35 _{EH_CU+HS_1D_AL}	mg/kg	10	NONE	< 10	< 10	-
TPHCWG - Aliphatic >EC5 - EC40 _{EH_CU+HS_1D_AL}	mg/kg	10	NONE	< 10	< 10	-

TPHCWG - Aromatic >EC5 - EC7 _{HS_1D_AR}	mg/kg	0.01	MCERTS	< 0.010	< 0.010	-
TPHCWG - Aromatic >EC7 - EC8 _{HS_1D_AR}	mg/kg	0.01	MCERTS	< 0.010	< 0.010	-
TPHCWG - Aromatic >EC8 - EC10 _{HS_1D_AR}	mg/kg	0.02	MCERTS	< 0.020	< 0.020	-
TPHCWG - Aromatic >EC10 - EC12 _{EH_CU_1D_AR}	mg/kg	1	MCERTS	< 1.0	< 1.0	-
TPHCWG - Aromatic >EC12 - EC16 _{EH_CU_1D_AR}	mg/kg	2	MCERTS	< 2.0 ^{##}	< 2.0	-
TPHCWG - Aromatic >EC16 - EC21 _{EH_CU_1D_AR}	mg/kg	10	MCERTS	< 10	< 10	-
TPHCWG - Aromatic >EC21 - EC35 _{EH_CU_1D_AR}	mg/kg	10	MCERTS	< 10	< 10	-
TPHCWG - Aromatic >EC35 - EC40 _{EH_CU_1D_AR}	mg/kg	10	NONE	< 10	< 10	-
TPHCWG - Aromatic >EC5 - EC35 _{EH_CU+HS_1D_AR}	mg/kg	10	NONE	< 10	< 10	-
TPHCWG - Aromatic >EC5 - EC40 _{EH_CU+HS_1D_AR}	mg/kg	10	NONE	< 10	< 10	-

TPH Total >EC5 - EC40 _{EH_CU+HS_1D_TOTAL}	mg/kg	10	NONE	< 10	< 10	-
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Analytical Report Number: 25-053480
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number				704198	704199	704200
Sample Reference				MHP03	MHP04	CBR7
Sample Number				None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A
Depth (m)				0.20	0.20	0.10
Date Sampled				02/10/2025	02/10/2025	30/09/2025
Time Taken				None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status			

VOCs

MTBE (Methyl Tertiary Butyl Ether)	µg/kg	5	MCERTS	< 5.0	< 5.0	-
Benzene	µg/kg	5	MCERTS	< 5.0	< 5.0	-
Toluene	µg/kg	5	MCERTS	< 5.0	< 5.0	-
Ethylbenzene	µg/kg	5	MCERTS	< 5.0	< 5.0	-
p & m-Xylene	µg/kg	8	MCERTS	< 8.0	< 8.0	-
o-Xylene	µg/kg	5	MCERTS	< 5.0	< 5.0	-

Pesticides (GC-MS)

Alpha-BHC (Benzene Hexachloride)	µg/kg	10	NONE	-	-	< 10
Alachlor	µg/kg	10	NONE	-	-	< 10
Bifenthrin	µg/kg	10	NONE	-	-	< 10
Cyhalothrin (Lambda)	µg/kg	10	NONE	-	-	< 10
Gamma-BHC (Lindane, gamma HCH)	µg/kg	10	NONE	-	-	< 10
Omethoate	µg/kg	10	NONE	-	-	< 10
1,2,3-Trichlorobenzene	µg/kg	10	NONE	-	-	< 10
1,3,5-Trichlorobenzene	µg/kg	10	NONE	-	-	< 10
2,6-Dichlorobenzonitrile	µg/kg	10	NONE	-	-	< 10
Dimethylvinphos	µg/kg	10	NONE	-	-	< 10
Demeton-O	µg/kg	10	NONE	-	-	< 10
Demeton-S	µg/kg	10	NONE	-	-	< 10
Endrin Aldehyde	µg/kg	10	NONE	-	-	< 10
Endrin Ketone	µg/kg	10	NONE	-	-	< 10
Hexachlorobutadiene	µg/kg	10	NONE	-	-	< 10
Phosphamidon (Sum)	µg/kg	10	NONE	-	-	< 10
1,2,4,5-Tetrachlorobenzene	µg/kg	10	NONE	-	-	< 10
Cis-Permethrin	µg/kg	10	NONE	-	-	< 10
Endosulfan sulfate	µg/kg	10	NONE	-	-	< 10
Etrinfos	µg/kg	10	NONE	-	-	< 10
Fenvalerate (Sum)	µg/kg	10	NONE	-	-	< 10
Hexachlorobenzene	µg/kg	10	NONE	-	-	< 10
Mevinphos, E + Z	µg/kg	10	NONE	-	-	< 10
Pentachlorobenzene	µg/kg	10	NONE	-	-	< 10
Pirimiphos-ethyl	µg/kg	10	NONE	-	-	< 10
Propetamphos	µg/kg	10	NONE	-	-	< 10
Tecnazene	µg/kg	10	NONE	-	-	< 10
Triadimefon	µg/kg	10	NONE	-	-	< 10
Trans-Permethrin	µg/kg	10	NONE	-	-	< 10
Aldrin	µg/kg	10	NONE	-	-	< 10
Azinphos-methyl	µg/kg	10	NONE	-	-	< 10
Beta-BHC	µg/kg	10	NONE	-	-	< 10
Cis-Chlordane	µg/kg	10	NONE	-	-	< 10
Chlorfenvinphos	µg/kg	10	NONE	-	-	< 10
Chlorpyrifos	µg/kg	10	NONE	-	-	< 10
Chlorothalonil	µg/kg	10	NONE	-	-	< 10
Carbophenothion	µg/kg	10	NONE	-	-	< 10
Cyfluthrin (Sum)	µg/kg	10	NONE	-	-	< 10
Delta-BHC	µg/kg	10	NONE	-	-	< 10

Analytical Report Number: 25-053480
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				704198	704199	704200
Sample Reference				MHP03	MHP04	CBR7
Sample Number				None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A
Depth (m)				0.20	0.20	0.10
Date Sampled				02/10/2025	02/10/2025	30/09/2025
Time Taken				None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status			
Dieldrin	µg/kg	10	NONE	-	-	< 10
Deltamethrin	µg/kg	10	NONE	-	-	< 10
Heptachlor Exo-epoxide	µg/kg	10	NONE	-	-	< 10
Endrin	µg/kg	10	NONE	-	-	< 10
Endosulfan I (alpha isomer)	µg/kg	10	NONE	-	-	< 10
Endosulfan II (beta isomer)	µg/kg	10	NONE	-	-	< 10
Fenthion	µg/kg	10	NONE	-	-	< 10
Isodrin	µg/kg	10	NONE	-	-	< 10
Methacrifos	µg/kg	10	NONE	-	-	< 10
O,p'-DDD	µg/kg	10	NONE	-	-	< 10
O,p'-DDE	µg/kg	10	NONE	-	-	< 10
O,p'-DDT	µg/kg	10	NONE	-	-	< 10
Parathion	µg/kg	10	NONE	-	-	< 10
Parathion-methyl	µg/kg	10	NONE	-	-	< 10
Pendimethalin	µg/kg	10	NONE	-	-	< 10
Phorate	µg/kg	10	NONE	-	-	< 10
Phosalone	µg/kg	10	NONE	-	-	< 10
P,p'-DDD	µg/kg	10	NONE	-	-	< 10
P,p'-DDE	µg/kg	10	NONE	-	-	< 10
P,p'-DDT	µg/kg	10	NONE	-	-	< 10
P,p'-Methoxychlor	µg/kg	10	NONE	-	-	< 10
Propyzamide	µg/kg	10	NONE	-	-	< 10
Triazophos	µg/kg	10	NONE	-	-	< 10
Trans-Chlordane	µg/kg	10	NONE	-	-	< 10
Cypermethrin (Sum)	µg/kg	10	NONE	-	-	< 10
Dichlorvos	µg/kg	10	NONE	-	-	< 10
Dimethoate	µg/kg	10	NONE	-	-	< 10
Diazinon	µg/kg	10	NONE	-	-	< 10
Ethion	µg/kg	10	NONE	-	-	< 10
Fenitrothion	µg/kg	10	NONE	-	-	< 10
Malathion	µg/kg	10	NONE	-	-	< 10
Pirimiphos-methyl	µg/kg	10	NONE	-	-	< 10
Trifluralin	µg/kg	10	NONE	-	-	< 10
Azinphos-ethyl	µg/kg	10	NONE	-	-	< 10

Analytical Report Number: 25-053480
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				704198	704199	704200
Sample Reference				MHP03	MHP04	CBR7
Sample Number				None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A
Depth (m)				0.20	0.20	0.10
Date Sampled				02/10/2025	02/10/2025	30/09/2025
Time Taken				None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status			

Acid Herbicides

4-CPA	µg/kg	10	NONE	-	-	< 10
Dinoseb	µg/kg	10	NONE	-	-	< 10
Flamprop	µg/kg	10	NONE	-	-	< 10
Ioxynil	µg/kg	10	NONE	-	-	< 10
2,3,6-TBA	µg/kg	10	NONE	-	-	< 10
Bromacil	µg/kg	10	NONE	-	-	< 10
Diclofop	µg/kg	10	NONE	-	-	< 10
Flamprop-Isopropyl	µg/kg	10	NONE	-	-	< 10
MCPP (Mecoprop)	µg/kg	10	NONE	-	-	< 10
Bromoxynil	µg/kg	10	NONE	-	-	< 10
Dichlorprop	µg/kg	10	NONE	-	-	< 10
Clopyralid	µg/kg	10	NONE	-	-	< 10
2,4-D	µg/kg	10	NONE	-	-	< 10
2,4-DB	µg/kg	10	NONE	-	-	< 10
Dicamba	µg/kg	10	NONE	-	-	< 10
2,4,5-TP (Fenoprop)	µg/kg	10	NONE	-	-	< 10
MCPB	µg/kg	10	NONE	-	-	< 10
Picloram	µg/kg	10	NONE	-	-	< 10
2,4,5-T	µg/kg	10	NONE	-	-	< 10
MCPA	µg/kg	10	NONE	-	-	< 10

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected



Analytical Report Number: 25-053480
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				704201
Sample Reference				MHP03
Sample Number				None Supplied
Water Matrix				N/A
Depth (m)				0.00
Date Sampled				02/10/2025
Time Taken				None Supplied
Analytical Parameter (Bulk Analysis)	Units	Test Limit of detection	Test Accreditation Status	

Asbestos

Asbestos in bulks	Type	N/A	ISO 17025	Detected
Asbestos Analyst ID	N/A	N/A	N/A	MUA
Analysis completed	N/A	N/A	N/A	14/10/2025
Actinolite detected	Type	N/A	ISO 17025	Not-detected
Amosite detected	Type	N/A	ISO 17025	Not-detected
Anthophyllite detected	Type	N/A	ISO 17025	Not-detected
Chrysotile detected	Type	N/A	ISO 17025	Detected
Crocidolite detected	Type	N/A	ISO 17025	Not-detected
Tremolite detected	Type	N/A	ISO 17025	Not-detected

Asbestos Containing Material Types Detected (ACM)	Type	N/A	ISO 17025	Asbestos Cement
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U/S = Unsuitable Sample I/S = Insufficient Sample

Analytical Report Number : 25-053480

Project / Site name: Glebe Farm, Steyning

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
704183	MTP101	None Supplied	0.2	Brown loam with vegetation and gravel
704184	MTP102	None Supplied	0.1	Brown loam and sand with vegetation and stones
704185	MTP102	None Supplied	0.4	Brown loam and clay with vegetation
704186	MTP103	None Supplied	0.1	Brown loam and sand with vegetation
704187	MTP104	None Supplied	0.1	Brown loam and sand with vegetation
704188	MHP01	None Supplied	0.3	Brown loam and clay with vegetation and stones
704189	MHP01	None Supplied	0.6	Brown sandy clay with vegetation
704190	MHP02	None Supplied	0.2	Brown loam and sand with stones and vegetation
704191	MHP02	None Supplied	0.4	Brown clay and sand
704192	CBR13	None Supplied	0.1	Brown clay and sand with vegetation
704193	CBR6	None Supplied	0.1	Brown loam with vegetation
704194	MWS201	None Supplied	0.1	Brown loam with vegetation
704195	MWS201	None Supplied	0.4	Brown loam and clay with vegetation
704196	MWS202	None Supplied	0.1	Brown loam with vegetation
704197	MWS203	None Supplied	0.1	Brown loam with vegetation
704198	MHP03	None Supplied	0.2	Brown loam and sand with vegetation
704199	MHP04	None Supplied	0.2	Brown loam and sand with gravel and vegetation
704200	CBR7	None Supplied	0.1	Brown loam and clay with gravel and vegetation

Analytical Report Number : 25-053480
Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:
Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)
Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Asbestos identification in Soil	Asbestos Identification with the use of polarised light microscopy in conjunction with dispersion staining techniques	In-house method based on HSG 248, 2021	A001B	D	ISO 17025
Organic matter (Automated) in soil	Determination of organic matter in soil by oxidising with potassium dichromate followed by titration with iron (II) sulphate (Walkley Black Method)	In-house method	L009B	D	MCERTS
Total organic carbon (Automated) in soil	Determination of organic matter in soil by oxidising with potassium dichromate followed by titration with iron (II) sulphate (Walkley Black Method)	In-house method	L009B	D	MCERTS
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
Metals in soil by ICP-OES	Determination of metals in soil by aqua-regia digestion followed by ICP-OES	In-house method based on MEWAM 2006 Methods for the Determination of Metals in Soil	L038B	D	MCERTS
Sulphate, water soluble, in soil (16hr extraction)	Sulphate, water soluble, in soil (16hr extraction)	In-house method	L038B	D	MCERTS
Cr(VI) in soils by Ion chromatography	Determination of hexavalent chromium in alkaline soil extract by use of ion chromatography with spectrophotometric detection	In-house method	L130B	W	NONE
Speciated PAHs and/or Semi-volatile organic compounds in soil	Determination of semi-volatile organic compounds (including PAH) in soil by extraction in dichloromethane and hexane followed by GC-MS	In-house method based on USEPA 8270	L064B	D	MCERTS
BTEX and/or Volatile organic compounds in soil	Determination of volatile organic compounds in soil by headspace GC-MS	In-house method based on USEPA 8260	L073B	W	MCERTS
Total petroleum hydrocarbons with carbon banding by GC-FID in soil	Determination of total petroleum hydrocarbons in soil by GC-FID with carbon banding aliphatic and aromatic	In-house method	L076B	D	MCERTS
Total petroleum hydrocarbons with carbon banding by GC-FID/GC-MS HS in soil (Summed Bands)	Determination of total petroleum hydrocarbons in soil by GC-FID/GC-MS HS with carbon banding aliphatic and aromatic (Summed Bands).	Calculation	L076B/L088-PL	D/W	NONE
Chromium III in soil	In-house method by calculation from total Cr and Cr VI	In-house method by calculation	L080-PL/L130B	W	NONE
Hexavalent chromium in soil	Determination of hexavalent chromium in soil by extraction in NaOH and addition of 1,5 diphenylcarbazide followed by colorimetry	In-house method	L080-PL	W	MCERTS
Monohydric phenols in soil	Determination of phenols in soil by extraction with sodium hydroxide followed by distillation followed by colorimetry	In-house method based on Examination of Water and Wastewater 20th Edition: Clesceri, Greenberg & Eaton	L080-PL	W	MCERTS
Total petroleum hydrocarbons with carbon banding by HS-GC/MS in soil	Determination of total petroleum hydrocarbons in soil by HS-GC/MS with carbon banding aliphatic and aromatic	In-house method	L088-PL	W	MCERTS

Analytical Report Number : 25-053480
Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:
Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)
Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
pH in soil (automated)	Determination of pH in soil by addition of water followed by automated electrometric measurement	In-house method	L099-PL	D	MCERTS
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE
Pesticides by GC-MS/MS	Determination of Pesticides in soil by GC MS/MS	In-house method	L055B	W	NONE
Acid Herbicides by LC-MS	Determination of Acid Herbicides in soil by LC -MS	In-house method	PL	W	NONE
Asbestos identification in Bulks	Asbestos Identification in bulk material with the use of polarised light microscopy in conjunction with dispersion staining techniques	In-house method based on HSG 248, 2021	A001B	D	ISO 17025

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).
For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).
For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.
Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30oC.
Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.
The result for sum should be interpreted with caution

*U/S g- Unsuitable for analysis due to high colour intensity.

**t- No additional VOC container submitted for provision of repeat/dilution. The result should be considered as deviating and should be interpreted with caution.
##- Quality control parameter has a high recovery (outside of limit); however the associated result is below the reporting limit, other checks applied prior to reporting the data have been accepted. The result should be considered as being deviating and may be compromised.



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Analytical Report Number : 25-053486

Project / Site name:	Glebe Farm, Steyning	Samples received on:	03/10/2025
Your job number:	21949AH	Samples instructed on/ Analysis started on:	03/10/2025
Your order number:	25-2-FDO-LABS	Analysis completed by:	27/10/2025
Report Issue Number:	1	Report issued on:	27/10/2025
Samples Analysed:	4 soil samples - 4 leachate samples		



Signed:

Rachel Chappell
Key Account Manager
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils	- 4 weeks from reporting
leachates	- 2 weeks from reporting
waters	- 2 weeks from reporting
asbestos	- 6 months from reporting
air	- once the analysis is complete

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Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

Analytical Report Number: 25-053486
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	704202	704203	704205	704206
Sample Reference	CBR16	MHP01	MWS201	MHP03
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A
Depth (m)	0.30	0.40	0.20	0.30
Date Sampled	30/09/2025	01/10/2025	02/10/2025	02/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

Stone Content	%	0.1	NONE	< 0.1	< 0.1	< 0.1	< 0.1
Moisture Content	%	0.01	NONE	15	30	11	9.2
Total mass of sample received	kg	0.1	NONE	0.1	0.2	2	2

General Inorganics

pH (L005B)	pH Units	N/A	MCERTS	7.5	7.6	6.7	6.8
Total Organic Carbon (TOC) - Automated	%	0.1	MCERTS	1.8	3.2	2.8	1.6
Loss on Ignition @ 450°C	%	0.2	MCERTS	4.9	7.5	8.3	5.2
Acid Neutralisation Capacity	mmol/kg	-9999	NONE	3	3.8	-1.5	-1.2

Speciated PAHs

Naphthalene	mg/kg	0.05	MCERTS	< 0.05	0.06	< 0.05	< 0.05
Acenaphthylene	mg/kg	0.05	MCERTS	< 0.05	0.08	< 0.05	< 0.05
Acenaphthene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05
Fluorene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05
Phenanthrene	mg/kg	0.05	MCERTS	0.09	0.54	0.09	0.07
Anthracene	mg/kg	0.05	MCERTS	< 0.05	0.1	< 0.05	< 0.05
Fluoranthene	mg/kg	0.05	MCERTS	0.21	1.3	0.31	0.24
Pyrene	mg/kg	0.05	MCERTS	0.17	1.3	0.29	0.22
Benzo(a)anthracene	mg/kg	0.05	MCERTS	0.15	0.73	< 0.05	< 0.05
Chrysene	mg/kg	0.05	MCERTS	0.12	0.81	0.19	0.13
Benzo(b)fluoranthene	mg/kg	0.05	ISO 17025	0.19	1.1	0.3	0.19
Benzo(k)fluoranthene	mg/kg	0.05	ISO 17025	< 0.05	0.46	0.12	0.09
Benzo(a)pyrene	mg/kg	0.05	MCERTS	< 0.05	0.86	0.22	0.15
Indeno(1,2,3-cd)pyrene	mg/kg	0.05	MCERTS	< 0.05	0.47	0.14	0.1
Dibenz(a,h)anthracene	mg/kg	0.05	MCERTS	< 0.05	0.1	< 0.05	< 0.05
Benzo(ghi)perylene	mg/kg	0.05	MCERTS	< 0.05	0.54	< 0.05	0.12
Coronene	mg/kg	0.05	NONE	< 0.05	0.15	< 0.05	< 0.05

Total PAH

Total WAC-17 PAHs	mg/kg	0.85	NONE	0.93	8.56	1.66	1.31
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Petroleum Hydrocarbons

Mineral Oil (EC10 - EC40) EH_CU_ID_AL	mg/kg	10	NONE	< 10	< 10	29	< 10
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VOCs

Benzene	µg/kg	5	MCERTS	< 5.0	< 5.0	< 5.0	< 5.0
Toluene	µg/kg	5	MCERTS	< 5.0	< 5.0	< 5.0	< 5.0
Ethylbenzene	µg/kg	5	MCERTS	< 5.0	< 5.0	< 5.0	< 5.0
p & m-Xylene	µg/kg	8	MCERTS	< 8.0	< 8.0	< 8.0	< 8.0
o-Xylene	µg/kg	5	MCERTS	< 5.0	< 5.0	< 5.0	< 5.0
Total BTEX	µg/kg	10	MCERTS	< 10	< 10	< 10	< 10

Analytical Report Number: 25-053486
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number	704202	704203	704205	704206
Sample Reference	CBR16	MHP01	MWS201	MHP03
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A
Depth (m)	0.30	0.40	0.20	0.30
Date Sampled	30/09/2025	01/10/2025	02/10/2025	02/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

PCBs by GC-MS

PCB Congener 28	mg/kg	0.001	MCERTS	< 0.001	< 0.001	< 0.001	< 0.001
PCB Congener 52	mg/kg	0.001	MCERTS	< 0.001	< 0.001	< 0.001	< 0.001
PCB Congener 101	mg/kg	0.001	MCERTS	< 0.001	< 0.001	< 0.001	< 0.001
PCB Congener 118	mg/kg	0.001	MCERTS	< 0.001	< 0.001	< 0.001	< 0.001
PCB Congener 138	mg/kg	0.001	MCERTS	< 0.001	< 0.001	< 0.001	< 0.001
PCB Congener 153	mg/kg	0.001	MCERTS	< 0.001	< 0.001	< 0.001	< 0.001
PCB Congener 180	mg/kg	0.001	MCERTS	< 0.001	< 0.001	< 0.001	< 0.001
Total PCBs	mg/kg	0.007	MCERTS	< 0.007	< 0.007	< 0.007	< 0.007

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number: 25-053486
Project / Site name: Glebe Farm, Steyning

Your Order No: 25-2-FDO-LABS

Lab Sample Number	704202	704203	704205	704206
Sample Reference	CBR16	MHP01	MWS201	MHP03
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A
Depth (m)	0.30	0.40	0.20	0.30
Date Sampled	30/09/2025	01/10/2025	02/10/2025	02/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Leachate Analysis)	Units	Test Limit of detection	Test Accreditation Status	

10:1 WAC Leachate

Arsenic	mg/l	0.001	ISO 17025	0.00134	0.00762	0.00252	0.00281
Barium	mg/l	0.00005	ISO 17025	0.00848	0.0102	0.00669	0.00814
Cadmium	mg/l	0.0001	ISO 17025	< 0.000100	< 0.000100	< 0.000100	< 0.000100
Chromium	mg/l	0.0004	ISO 17025	0.00092	0.00073	0.00076	0.0012
Copper	mg/l	0.0007	ISO 17025	0.055	0.026	0.02	0.024
Mercury	mg/l	0.0005	ISO 17025	< 0.000500	< 0.000500	< 0.000500	< 0.000500
Molybdenum	mg/l	0.0004	ISO 17025	< 0.000400	0.00162	< 0.000400	< 0.000400
Nickel	mg/l	0.0003	ISO 17025	0.0019	0.0062	0.0043	0.0022
Lead	mg/l	0.001	ISO 17025	0.0015	0.0032	< 0.0010	0.0017
Antimony	mg/l	0.0017	ISO 17025	< 0.0017	0.0038	< 0.0017	< 0.0017
Selenium	mg/l	0.004	ISO 17025	< 0.0040	< 0.0040	< 0.0040	< 0.0040
Zinc	mg/l	0.0004	ISO 17025	0.035	0.07	0.0091	0.011
Chloride	mg/l	0.15	ISO 17025	I/S ¹ /I/S	I/S ¹ /I/S	2.2	1.7
Fluoride	mg/l	0.05	ISO 17025	0.22	0.16	0.18	0.22
Sulphate	mg/l	0.045	ISO 17025	1.7	9.8	3.1	6.7
Total dissolved solids	mg/l	6	ISO 17025	17	130	31	46
Total monohydric phenols	mg/l	0.01	ISO 17025	< 0.010	< 0.010	< 0.010	< 0.010
Dissolved organic carbon	mg/l	0.1	NONE	6.86	15.7	12.4	12.1

10:1 WAC Leachate

Arsenic	mg/kg	0.01	NONE	0.0134	0.0762	0.0184	0.0222
Barium	mg/kg	0.0005	NONE	0.0848	0.102	0.0488	0.0643
Cadmium	mg/kg	0.001	NONE	< 0.00100	< 0.00100	< 0.00100	< 0.00100
Chromium	mg/kg	0.004	NONE	0.0092	0.0073	0.0056	0.0098
Copper	mg/kg	0.007	NONE	0.55	0.26	0.15	0.19
Mercury	mg/kg	0.005	NONE	< 0.00500	< 0.00500	< 0.00500	< 0.00500
Molybdenum	mg/kg	0.004	NONE	< 0.00400	0.0162	< 0.00400	< 0.00400
Nickel	mg/kg	0.003	NONE	0.019	0.062	0.032	0.018
Lead	mg/kg	0.01	NONE	0.015	0.032	< 0.010	0.013
Antimony	mg/kg	0.017	NONE	< 0.017	0.038	< 0.017	< 0.017
Selenium	mg/kg	0.04	NONE	< 0.040	< 0.040	< 0.040	< 0.040
Zinc	mg/kg	0.004	NONE	0.35	0.7	0.066	0.086
Chloride	mg/kg	1.5	NONE	I/S ¹ /I/S	I/S ¹ /I/S	16	13
Fluoride	mg/kg	0.5	NONE	2.2	1.6	1.3	1.8
Sulphate	mg/kg	0.45	NONE	17	98	23	53
Total dissolved solids	mg/kg	60	NONE	170	1300	220	370
Total monohydric phenols	mg/kg	0.1	NONE	< 0.10	< 0.10	< 0.10	< 0.10
Dissolved organic carbon	mg/kg	1	NONE	68.6	157	90.6	95.8

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

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Waste Acceptance Criteria Analytical Results							
Report No:	25-053486						
					Client: Merebrook		
Location	Glebe Farm, Steyning						
Lab Reference (Sample Number)	704202				Landfill Waste Acceptance Criteria		
Sampling Date	30/09/2025				Limits		
Sample ID	CBR16				Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill
Depth (m)	0.30						
Solid Waste Analysis							
TOC (%)**	1.8				3%	5%	6%
Loss on Ignition (%) **	4.9				--	--	10%
BTEX (µg/kg) **	< 10				6000	--	--
Sum of PCBs (mg/kg) **	< 0.007				1	--	--
Mineral Oil (mg/kg) EH, 1D, CU, AL	< 10				500	--	--
Total PAH (WAC-17) (mg/kg)	0.93				100	--	--
pH (units)**	7.5				--	>6	--
Acid Neutralisation Capacity (mmol / kg)	3				--	To be evaluated	To be evaluated
Eluate Analysis	10:1			10:1	Limit values for compliance leaching test		
(BS EN 12457 - 2 preparation utilising end over end leaching procedure)	mg/l	mg/kg			using BS EN 12457-2 at L/S 10 l/kg (mg/kg)		
Arsenic *	0.00134			0.0134	0.5	2	25
Barium *	0.00848			0.0848	20	100	300
Cadmium *	< 0.000100			< 0.00100	0.04	1	5
Chromium *	0.00092			0.0092	0.5	10	70
Copper *	0.055			0.55	2	50	100
Mercury *	< 0.000500			< 0.00500	0.01	0.2	2
Molybdenum *	< 0.000400			< 0.00400	0.5	10	30
Nickel *	0.0019			0.019	0.4	10	40
Lead *	0.0015			0.015	0.5	10	50
Antimony *	< 0.0017			< 0.017	0.06	0.7	5
Selenium *	< 0.0040			< 0.040	0.1	0.5	7
Zinc *	0.035			0.35	4	50	200
Chloride *	l/s ^{-1/5}			l/s ^{-1/5}	800	15000	25000
Fluoride*	0.22			2.2	10	150	500
Sulphate *	1.7			17	1000	20000	50000
TDS*	17			170	4000	60000	100000
Phenol Index (Monohydric Phenols) *	< 0.010			< 0.10	1	-	-
DOC	6.86			68.6	500	800	1000
Leach Test Information							
Stone Content (%)	< 0.1						
Sample Mass (kg)	0.1						
Dry Matter (%)	85						
Moisture (%)	15						
Results are expressed on a dry weight basis, after correction for moisture content where applicable.				* = UKAS accredited (liquid eluate analysis only)			
Stated limits are for guidance only and i2 cannot be held responsible for any discrepancies with current legislation				** = MCERTS accredited			
Landfill WAC analysis (specifically leaching test results) must not be used for hazardous waste classification purposes as defined by the Waste (England and Wales) Regulations 2011 (as amended) and EA Guidance WM3. This analysis is only applicable for landfill acceptance criteria (The Environmental Permitting (England and Wales) Regulations) and does not give any indication as to whether a waste may be hazardous or non-hazardous.							

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Waste Acceptance Criteria Analytical Results							
Report No:	25-053486						
					Client: Merebrook		
Location	Glebe Farm, Steyning						
Lab Reference (Sample Number)	704203				Landfill Waste Acceptance Criteria		
Sampling Date	01/10/2025				Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill
Sample ID	MHP01						
Depth (m)	0.40						
Solid Waste Analysis							
TOC (%)**	3.2				3%	5%	6%
Loss on Ignition (%) **	7.5				--	--	10%
BTEX (µg/kg) **	< 10				6000	--	--
Sum of PCBs (mg/kg) **	< 0.007				1	--	--
Mineral Oil (mg/kg) EN_10_CU_AL	< 10				500	--	--
Total PAH (WAC-17) (mg/kg)	8.56				100	--	--
pH (units)**	7.6				--	>6	--
Acid Neutralisation Capacity (mmol / kg)	3.8				--	To be evaluated	To be evaluated
Eluate Analysis (BS EN 12457 - 2 preparation utilising end over end leaching procedure)	10:1			10:1	Limit values for compliance leaching test		
	mg/l			mg/kg	using BS EN 12457-2 at L/S 10 l/kg (mg/kg)		
Arsenic *	0.00762			0.0762	0.5	2	25
Barium *	0.0102			0.102	20	100	300
Cadmium *	< 0.000100			< 0.00100	0.04	1	5
Chromium *	0.00073			0.0073	0.5	10	70
Copper *	0.026			0.26	2	50	100
Mercury *	< 0.000500			< 0.00500	0.01	0.2	2
Molybdenum *	0.00162			0.0162	0.5	10	30
Nickel *	0.0062			0.062	0.4	10	40
Lead *	0.0032			0.032	0.5	10	50
Antimony *	0.0038			0.038	0.06	0.7	5
Selenium *	< 0.0040			< 0.040	0.1	0.5	7
Zinc *	0.07			0.7	4	50	200
Chloride *	l/S ⁻¹ /S			l/S ⁻¹ /S	800	15000	25000
Fluoride*	0.16			1.6	10	150	500
Sulphate *	9.8			98	1000	20000	50000
TDS*	130			1300	4000	60000	100000
Phenol Index (Monohydric Phenols) *	< 0.010			< 0.10	1	-	-
DOC	15.7			157	500	800	1000
Leach Test Information							
Stone Content (%)	< 0.1						
Sample Mass (kg)	0.2						
Dry Matter (%)	70						
Moisture (%)	30						
Results are expressed on a dry weight basis, after correction for moisture content where applicable.							
Stated limits are for guidance only and i2 cannot be held responsible for any discrepancies with current legislation							
** = MCERTS accredited							
* = UKAS accredited (liquid eluate analysis only)							

Landfill WAC analysis (specifically leaching test results) must not be used for hazardous waste classification purposes as defined by the Waste (England and Wales) Regulations 2011 (as amended) and EA Guidance WM3.
This analysis is only applicable for landfill acceptance criteria (The Environmental Permitting (England and Wales) Regulations) and does not give any indication as to whether a waste may be hazardous or non-hazardous.



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Landfill WAC analysis (specifically leaching test results) must not be used for hazardous waste classification purposes as defined by the Waste (England and Wales) Regulations 2011 (as amended) and EA Guidance WM3.

This analysis is only applicable for landfill acceptance criteria (The Environmental Permitting (England and Wales) Regulations) and does not give any indication as to whether a waste may be hazardous or non-hazardous.



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Landfill WAC analysis (specifically leaching test results) must not be used for hazardous waste classification purposes as defined by the Waste (England and Wales) Regulations 2011 (as amended) and EA Guidance WM3.

This analysis is only applicable for landfill acceptance criteria (The Environmental Permitting (England and Wales) Regulations) and does not give any indication as to whether a waste may be hazardous or non-hazardous.

Analytical Report Number : 25-053486

Project / Site name: Glebe Farm, Steyning

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
704202	CBR16	None Supplied	0.3	Brown loam and clay with gravel and vegetation
704203	MHP01	None Supplied	0.4	Brown clay and loam with gravel and vegetation
704205	MWS201	None Supplied	0.2	Brown loam and clay with gravel and vegetation
704206	MHP03	None Supplied	0.3	Brown loam and clay with gravel and vegetation

Analytical Report Number : 25-053486

Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
pH at 20°C in soil	Determination of pH in soil by addition of water followed by electrometric measurement	In-house method	L005B	W	MCERTS
Total organic carbon (Automated) in soil	Determination of organic matter in soil by oxidising with potassium dichromate followed by titration with iron (II) sulphate (Walkley Black Method)	In-house method	L009B	D	MCERTS
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
PCB's By GC-MS in soil	Determination of PCB by extraction with hexane followed by GC-MS	In-house method based on USEPA 8082	L027B	D	MCERTS
Total dissolved solids 10:1 WAC	Determination of total dissolved solids in water by electrometric measurement	In-house method based on Examination of Water and Wastewater 20th Edition: Clesceri, Greenberg & Eaton	L031B	W	ISO 17025
Fluoride 10:1 WAC	Determination of fluoride in leachate by 1:1 ratio with a buffer solution followed by Ion Selective Electrode	In-house method based on Use of Total Ionic Strength Adjustment Buffer for Electrode Determination	L033B	W	ISO 17025
Dissolved organic carbon 10:1 WAC	Determination of dissolved organic carbon in leachate by TOC/DOC NDIR Analyser	In-house method based on Examination of Water and Wastewater 20th Edition: Clesceri, Greenberg & Eaton	L037B	W	NONE
Metals in leachate by ICP-OES	Determination of metals in leachate by acidification followed by ICP-OES	In-house method based on MEWAM 2006 Methods for the Determination of Metals in Soil	L039B	W	ISO 17025
One stage WAC 10:1 leachate preparation	One stage batch test at a liquid to solid ratio of 10 L/kg	BS EN 12457-2-2002	L043B	W	ISO 17025
Acid neutralisation capacity of soil	Determination of acid neutralisation capacity by addition of acid or alkali followed by electronic probe	In-house method based on Guidance on Sampling and Testing of Wastes to Meet Landfill Waste Acceptance	L046B	W	NONE
Loss on ignition of soil @ 450°C	Determination of loss on ignition in soil by gravimetrically with the sample being ignited in a muffle furnace	In-house method	L047-PL	D	MCERTS
Speciated PAHs and/or Semi-volatile organic compounds in soil	Determination of semi-volatile organic compounds (including PAH) in soil by extraction in dichloromethane and hexane followed by GC-MS	In-house method based on USEPA 8270	L064B	D	MCERTS
BTEX and/or Volatile organic compounds in soil	Determination of volatile organic compounds in soil by headspace GC-MS	In-house method based on USEPA 8260	L073B	W	MCERTS
Total petroleum hydrocarbons by GC-FID in soil	Determination of total petroleum hydrocarbons in soil by GC-FID	In-house method	L076B	D	NONE

Analytical Report Number : 25-053486

Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Monohydric phenols 10:1 WAC	Determination of phenols in leachate by distillation followed by colorimetry	In-house method based on Examination of Water and Wastewater 20th Edition: Clesceri, Greenberg & Eaton	L080-PL	W	ISO 17025
Chloride 10:1 WAC	Determination of Chloride colorimetrically by discrete analyser	In-house based on MEWAM Method ISBN 0117516260	L082B	W	ISO 17025
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).

For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).

For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.

Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30°C.

Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.

The result for sum should be interpreted with caution

*I/S- Insufficient sample for analysis.

Analytical Report Number : 25-053486

Project / Site name: Glebe Farm, Steyning

This deviation report indicates the sample and test deviations that apply to the samples submitted for analysis. Please note that the associated result(s) may be unreliable and should be interpreted with care.

Key: a - No sampling date b - Incorrect container/Insufficient material provided c - Holding time d - Headspace e - Temperature

Sample ID	Other ID	Sample Type	Lab Sample Number	Sample Deviation	Test Name	Test Ref	Test Deviation
CBR16	N/A	L	704202	b	One stage WAC 10:1 leachate preparation	L043B	b
MHP01	N/A	L	704203	b	One stage WAC 10:1 leachate preparation	L043B	b
MHP03	N/A	L	704206	b	One stage WAC 10:1 leachate preparation	L043B	b
MWS201	N/A	L	704205	b	One stage WAC 10:1 leachate preparation	L043B	b



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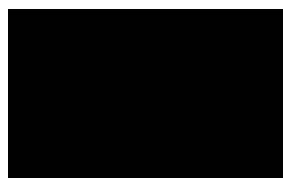
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Analytical Report Number : 25-054183

Project / Site name:	Glebe Farm, Steyning	Samples received on:	03/10/2025
Your job number:	21949AH	Samples instructed on/ Analysis started on:	07/10/2025
Your order number:	25-2-FDO-LABS	Analysis completed by:	27/10/2025
Report Issue Number:	1	Report issued on:	27/10/2025
Samples Analysed:	2 soil samples		



Signed:

Rachel Chappell
Key Account Manager
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils	- 4 weeks from reporting
leachates	- 2 weeks from reporting
waters	- 2 weeks from reporting
asbestos	- 6 months from reporting
air	- once the analysis is complete

Excel copies of reports are only valid when accompanied by this PDF certificate.

Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

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Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
	Fail BS 3882							client	
Report No:	25-054183						Merebrook		
Location	Glebe Farm, Steyning								
Lab Reference (Sample Number)	707757								
Sampling Date	30/09/2025								
Sample ID	CBR13								
Depth (m)	0.10			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	I/S	N	N	N	N	N	N
Maximum coarse fragment content:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	8.70						
	Clay 5-20%		-	-	-	-	-	-	-
	Clay 20-35%		-	-	-	-	-	-	-
Soil pH:		pH	6.50	Y	N	N	Y	N	N
Carbonate:		%m/m	4.40	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.38	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	28.00	Y	Y	Y	N	N	N
	Extractable Potassium	mg/l	174.00	Y	Y	Y	-	-	-
	Extractable Magnesium	mg/l	320.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	13.68	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	2400.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	62.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	34.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	20.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Fail	Fail	Fail	Fail	Fail	Fail
Results are expressed on a dry weight basis, after correction for moisture content where applicable Stated limits are for guidance only and I2 cannot be held responsible for any discrepancies with current legislation									

** = MCERTS accredited

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Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
Fail BS 3882				client					
Report No:	25-054183			Merebrook					
Location	Glebe Farm, Steyning								
Lab Reference (Sample Number)	707758								
Sampling Date	30/09/2025								
Sample ID	CBR7								
Depth (m)	0.10			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	I/S	N	N	N	N	N	N
Maximum coarse fragment content:	>2mm	%m/m	5.60	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	4.30						
	Clay 5-20%		-	-	-	-	-	-	-
	Clay 20-35%		-	-	-	-	-	-	-
Soil pH:		pH	6.60	Y	N	N	Y	N	N
Carbonate:		%m/m	4.20	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.17	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	14.00	N	N	N	Y	Y	Y
	Extractable Potassium	mg/l	82.10	N	N	N	-	-	-
	Extractable Magnesium	mg/l	190.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	14.80	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	2300.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	51.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	23.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	17.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Fail	Fail	Fail	Fail	Fail	Fail

Results are expressed on a dry weight basis, after correction for moisture content where applicable
Stated limits are for guidance only and I2 cannot be held responsible for any discrepancies with current legislation

** = MCERTS accredited

Analytical Report Number : 25-054183

Project / Site name: Glebe Farm, Steyning

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
707757	CBR13	None Supplied	0.1	Brown clay and loam with vegetation
707758	CBR7	None Supplied	0.1	Brown loam and sand with vegetation

Analytical Report Number : 25-054183
Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:
Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)
Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Coarse Fragment and Contaminant Analysis	Determination of >2mm contaminants	BS3882:2007 & BS8601:2013 & PAS 100:2005	L019B	D	NONE
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
Conductivity (BS 3882/BS 8601)	Determination of the conductivity of soil in accordance with BS 3882:2007 methodology	BS 3882:2007 & BS 8601:2013	L031B	D	NONE
Carbonate (Topsoil - BS 3882)	Determination of Carbonate as per BS 3882:2015	Method based on BS 3882:2015	L034-PL	D	NONE
Extractable/Available Metals (BS 3882/BS 8601)	Determination of the extractable metals in soil, in accordance with BS 3882:2007 methodology	BS3882:2007 & BS8601:2013	L038B	D	NONE
Metals in soil by ICP-OES	Determination of metals in soil by aqua-regia digestion followed by ICP-OES	In-house method based on MEWAM 2006 Methods for the Determination of Metals in Soil	L038B	D	MCERTS
Carbon to Nitrogen Ratio (Topsoil - BS3882:2015)	Carbon to Nitrogen ratio (:1) calculated using Loss on Ignition	BS3882:2015	L047-PL/L087B	W	NONE
Mass loss on ignition (Topsoil - BS 3882)	Determination of Loss on Ignition as per BS 3882:2015	Method based on BS 3882:2015	L047-PL	D	NONE
Phosphorus as PO ₄ (BS 3882/BS 8601)	Determination of the extractable phosphorus in soil, in accordance with BS 3882:2007 methodology	Method based on BS 3882:2015 & BS 8601:2013	L048B	D	NONE
Kjeldahl nitrogen in soil	Determination of total nitrogen using the Kjeldahl-digestion method and ion selective electrode	In-house method based on BS 7755-3.7:1995	L087B	D	NONE
pH (BS 3882/BS 8601)	Determination of the pH of soil in accordance with BS 3882:2007 methodology	BS 3882:2007 & BS 8601:2013	L099-PL	D	NONE
Topsoil (BS 3882:2015)	Specification for topsoil	BS 3882:2015	PL		NONE
Textural Classification Diagram (BS 3882:2015)	BS 3882:2015	BS 3882:2015	PL		NONE
Geotechnical Testing	See attached geotechnical report	See attached geotechnical report	PL		NONE

Analytical Report Number : 25-054183
Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:
Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)
Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).
For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).
For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.
Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30oC.
Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.
The result for sum should be interpreted with caution

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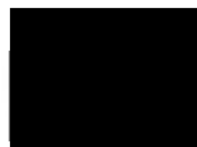
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Analytical Report Number : 25-054322

Project / Site name:	Glebe Farm, Steyning	Samples received on:	07/10/2025
Your job number:	21949AH	Samples instructed on/ Analysis started on:	07/10/2025
Your order number:	25-2-FDO-LABS	Analysis completed by:	16/10/2025
Report Issue Number:	1	Report issued on:	16/10/2025
Samples Analysed:	4 soil samples		



Signed:

Rachel Chappell
Key Account Manager
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils	- 4 weeks from reporting
leachates	- 2 weeks from reporting
waters	- 2 weeks from reporting
asbestos	- 6 months from reporting
air	- once the analysis is complete

Excel copies of reports are only valid when accompanied by this PDF certificate.

Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

Analytical Report Number: 25-054322
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	708384	708385	708386	708387
Sample Reference	MTP105	MTP108	MTP109	MTP110
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A
Depth (m)	0.10	0.30	0.60	0.20
Date Sampled	06/10/2025	06/10/2025	06/10/2025	06/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

Stone Content	%	0.1	NONE	9.1	< 0.1	< 0.1	< 0.1
Moisture Content	%	0.01	NONE	15	23	24	19
Total mass of sample received	kg	0.1	NONE	0.8	0.4	0.8	0.7

Asbestos

Asbestos in Soil Detected/Not Detected	Type	N/A	ISO 17025	Not-detected	Not-detected	Not-detected	Not-detected
Asbestos Analyst ID	N/A	N/A	N/A	KWB	KWB	KWB	KWB
Analysis completed	N/A	N/A	N/A	15/10/2025	15/10/2025	15/10/2025	15/10/2025

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	7.1	6.4	6.7	6.1
Water Soluble Sulphate as SO ₄ 16hr extraction (2:1)	mg/kg	2.5	MCERTS	76	30	16	19
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	g/l	0.00125	MCERTS	0.0379	0.0148	0.0079	0.0097
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	mg/l	1.25	MCERTS	37.9	14.8	7.9	9.7
Organic Matter (automated)	%	0.1	MCERTS	2.5	2.3	1.9	2
Total Organic Carbon (TOC) - Automated	%	0.1	MCERTS	1.4	1.3	1.1	1.1

Total Phenols

Total Phenols (monohydric)	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0
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Speciated PAHs

Naphthalene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05
Acenaphthylene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05
Acenaphthene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05
Fluorene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05
Phenanthrene	mg/kg	0.05	MCERTS	0.06	< 0.05	< 0.05	< 0.05
Anthracene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05
Fluoranthene	mg/kg	0.05	MCERTS	0.11	0.09	< 0.05	< 0.05
Pyrene	mg/kg	0.05	MCERTS	0.09	0.09	< 0.05	< 0.05
Benzo(a)anthracene	mg/kg	0.05	MCERTS	0.07	0.08	< 0.05	< 0.05
Chrysene	mg/kg	0.05	MCERTS	0.06	0.09	< 0.05	< 0.05
Benzo(b)fluoranthene	mg/kg	0.05	ISO 17025	0.09	0.1	< 0.05	< 0.05
Benzo(k)fluoranthene	mg/kg	0.05	ISO 17025	< 0.05	0.06	< 0.05	< 0.05
Benzo(a)pyrene	mg/kg	0.05	MCERTS	0.07	0.08	< 0.05	< 0.05
Indeno(1,2,3-cd)pyrene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05
Dibenz(a,h)anthracene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	< 0.05	< 0.05
Benzo(ghi)perylene	mg/kg	0.05	MCERTS	< 0.05	0.05	< 0.05	< 0.05

Total PAH

Speciated Total EPA-16 PAHs	mg/kg	0.8	ISO 17025	< 0.80	< 0.80	< 0.80	< 0.80
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Analytical Report Number: 25-054322
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	708384	708385	708386	708387
Sample Reference	MTP105	MTP108	MTP109	MTP110
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A
Depth (m)	0.10	0.30	0.60	0.20
Date Sampled	06/10/2025	06/10/2025	06/10/2025	06/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

Heavy Metals / Metalloids

Arsenic (aqua regia extractable)	mg/kg	1	MCERTS	9.6	7.8	5.9	8.2
Barium (aqua regia extractable)	mg/kg	1	MCERTS	68	68	94	74
Cadmium (aqua regia extractable)	mg/kg	0.2	MCERTS	< 0.2	< 0.2	< 0.2	< 0.2
Chromium (hexavalent)	mg/kg	1.8	MCERTS	< 1.8	< 1.8	< 1.8	< 1.8
Chromium (III)	mg/kg	1	NONE	24	22	23	25
Chromium (aqua regia extractable)	mg/kg	1	MCERTS	24	22	23	25
Copper (aqua regia extractable)	mg/kg	1	MCERTS	20	23	24	23
Lead (aqua regia extractable)	mg/kg	1	MCERTS	31	31	15	28
Mercury (aqua regia extractable)	mg/kg	0.3	MCERTS	< 0.3	< 0.3	< 0.3	< 0.3
Nickel (aqua regia extractable)	mg/kg	1	MCERTS	23	24	27	25
Selenium (aqua regia extractable)	mg/kg	1	MCERTS	< 1.0	< 1.0	1	< 1.0
Vanadium (aqua regia extractable)	mg/kg	1	MCERTS	34	27	27	31
Zinc (aqua regia extractable)	mg/kg	1	MCERTS	48	48	74	47

Petroleum Hydrocarbons

TPHCWG - Aliphatic >EC5 - EC6 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010	< 0.010
TPHCWG - Aliphatic >EC6 - EC8 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010	< 0.010
TPHCWG - Aliphatic >EC8 - EC10 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010	< 0.010
TPHCWG - Aliphatic >EC10 - EC12 _{EH_CU_1D_AL}	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0
TPHCWG - Aliphatic >EC12 - EC16 _{EH_CU_1D_AL}	mg/kg	2	MCERTS	< 2.0	< 2.0	< 2.0	< 2.0
TPHCWG - Aliphatic >EC16 - EC21 _{EH_CU_1D_AL}	mg/kg	8	MCERTS	< 8.0	< 8.0	< 8.0	< 8.0
TPHCWG - Aliphatic >EC21 - EC35 _{EH_CU_1D_AL}	mg/kg	8	MCERTS	< 8.0	< 8.0	< 8.0	< 8.0
TPHCWG - Aliphatic >EC35 - EC40 _{EH_CU_1D_AL}	mg/kg	10	NONE	< 10	< 10	< 10	< 10
TPHCWG - Aliphatic >EC5 - EC35 _{EH_CU+HS_1D_AL}	mg/kg	10	NONE	< 10	< 10	< 10	< 10
TPHCWG - Aliphatic >EC5 - EC40 _{EH_CU+HS_1D_AL}	mg/kg	10	NONE	< 10	< 10	< 10	< 10

TPHCWG - Aromatic >EC5 - EC7 _{HS_1D_AR}	mg/kg	0.01	MCERTS	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010	< 0.010
TPHCWG - Aromatic >EC7 - EC8 _{HS_1D_AR}	mg/kg	0.01	MCERTS	< 0.010 ^{***}	< 0.010 ^{***}	< 0.010	< 0.010
TPHCWG - Aromatic >EC8 - EC10 _{HS_1D_AR}	mg/kg	0.02	MCERTS	< 0.020 ^{***}	< 0.020 ^{***}	< 0.020	< 0.020
TPHCWG - Aromatic >EC10 - EC12 _{EH_CU_1D_AR}	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0
TPHCWG - Aromatic >EC12 - EC16 _{EH_CU_1D_AR}	mg/kg	2	MCERTS	< 2.0	< 2.0	< 2.0	< 2.0
TPHCWG - Aromatic >EC16 - EC21 _{EH_CU_1D_AR}	mg/kg	10	MCERTS	< 10	< 10	< 10	< 10
TPHCWG - Aromatic >EC21 - EC35 _{EH_CU_1D_AR}	mg/kg	10	MCERTS	< 10	< 10	< 10	< 10
TPHCWG - Aromatic >EC35 - EC40 _{EH_CU_1D_AR}	mg/kg	10	NONE	< 10	< 10	< 10	< 10
TPHCWG - Aromatic >EC5 - EC35 _{EH_CU+HS_1D_AR}	mg/kg	10	NONE	< 10	< 10	< 10	< 10
TPHCWG - Aromatic >EC5 - EC40 _{EH_CU+HS_1D_AR}	mg/kg	10	NONE	< 10	< 10	< 10	< 10

TPH Total >EC5 - EC40 _{EH_CU+HS_1D_TOTAL}	mg/kg	10	NONE	< 10	< 10	< 10	< 10
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VOCs

MTBE (Methyl Tertiary Butyl Ether)	µg/kg	5	MCERTS	< 5.0 ^{***}	< 5.0 ^{***}	< 5.0	< 5.0
Benzene	µg/kg	5	MCERTS	< 5.0 ^{***}	< 5.0 ^{***}	< 5.0	< 5.0
Toluene	µg/kg	5	MCERTS	< 5.0 ^{***}	< 5.0 ^{***}	< 5.0	< 5.0
Ethylbenzene	µg/kg	5	MCERTS	< 5.0 ^{***}	< 5.0 ^{***}	< 5.0	< 5.0
p & m-Xylene	µg/kg	8	MCERTS	< 8.0 ^{***}	< 8.0 ^{***}	< 8.0	< 8.0
o-Xylene	µg/kg	5	MCERTS	< 5.0 ^{***}	< 5.0 ^{***}	< 5.0	< 5.0

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number : 25-054322

Project / Site name: Glebe Farm, Steyning

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
708384	MTP105	None Supplied	0.1	Brown clay and loam with vegetation and stones
708385	MTP108	None Supplied	0.3	Brown clay and loam with gravel and vegetation
708386	MTP109	None Supplied	0.6	Brown clay and loam with gravel and vegetation
708387	MTP110	None Supplied	0.2	Brown clay and loam with gravel and vegetation

Analytical Report Number : 25-054322

Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Asbestos identification in Soil	Asbestos Identification with the use of polarised light microscopy in conjunction with dispersion staining techniques	In-house method based on HSG 248, 2021	A001B	D	ISO 17025
Organic matter (Automated) in soil	Determination of organic matter in soil by oxidising with potassium dichromate followed by titration with iron (II) sulphate (Walkley Black Method)	In-house method	L009B	D	MCERTS
Total organic carbon (Automated) in soil	Determination of organic matter in soil by oxidising with potassium dichromate followed by titration with iron (II) sulphate (Walkley Black Method)	In-house method	L009B	D	MCERTS
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
Metals in soil by ICP-OES	Determination of metals in soil by aqua-regia digestion followed by ICP-OES	In-house method based on MEWAM 2006 Methods for the Determination of Metals in Soil	L038B	D	MCERTS
Sulphate, water soluble, in soil (16hr extraction)	Sulphate, water soluble, in soil (16hr extraction)	In-house method	L038B	D	MCERTS
Speciated PAHs and/or Semi-volatile organic compounds in soil	Determination of semi-volatile organic compounds (including PAH) in soil by extraction in dichloromethane and hexane followed by GC-MS	In-house method based on USEPA 8270	L064B	D	MCERTS
BTEX and/or Volatile organic compounds in soil	Determination of volatile organic compounds in soil by headspace GC-MS	In-house method based on USEPA 8260	L073B	W	MCERTS
Total petroleum hydrocarbons with carbon banding by GC-FID in soil	Determination of total petroleum hydrocarbons in soil by GC-FID with carbon banding aliphatic and aromatic	In-house method	L076B	D	MCERTS
Total petroleum hydrocarbons with carbon banding by GC-FID/GC-MS HS in soil (Summed Bands)	Determination of total petroleum hydrocarbons in soil by GC-FID/GC-MS HS with carbon banding aliphatic and aromatic (Summed Bands).	Calculation	L076B/L088-PL	D/W	NONE
Chromium III in soil	In-house method by calculation from total Cr and Cr VI	In-house method by calculation	L080-PL/L130B	W	NONE
Hexavalent chromium in soil	Determination of hexavalent chromium in soil by extraction in NaOH and addition of 1,5 diphenylcarbazide followed by colorimetry	In-house method	L080-PL	W	MCERTS
Monohydric phenols in soil	Determination of phenols in soil by extraction with sodium hydroxide followed by distillation followed by colorimetry	In-house method based on Examination of Water and Wastewater 20th Edition: Clesceri, Greenberg & Eaton	L080-PL	W	MCERTS
Total petroleum hydrocarbons with carbon banding by HS-GC/MS in soil	Determination of total petroleum hydrocarbons in soil by HS-GC/MS with carbon banding aliphatic and aromatic	In-house method	L088-PL	W	MCERTS

Analytical Report Number : 25-054322

Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
pH in soil (automated)	Determination of pH in soil by addition of water followed by automated electrometric measurement	In-house method	L099-PL	D	MCERTS
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).

For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).

For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.

Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30°C.

Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.

The result for sum should be interpreted with caution

**t- No additional VOC container submitted for provision of repeat/dilution. The result should be considered as deviating and should be interpreted with caution.

TEST CERTIFICATE

SPECIFICATION FOR TOPSOIL
In-house method based on: BS 3882: 2015



Client: Merebrook
Client Address: 1 St Anns Street, Manchester,
M2 7LR

Contact: Not Given
Site Address: Glebe Farm, Steyning

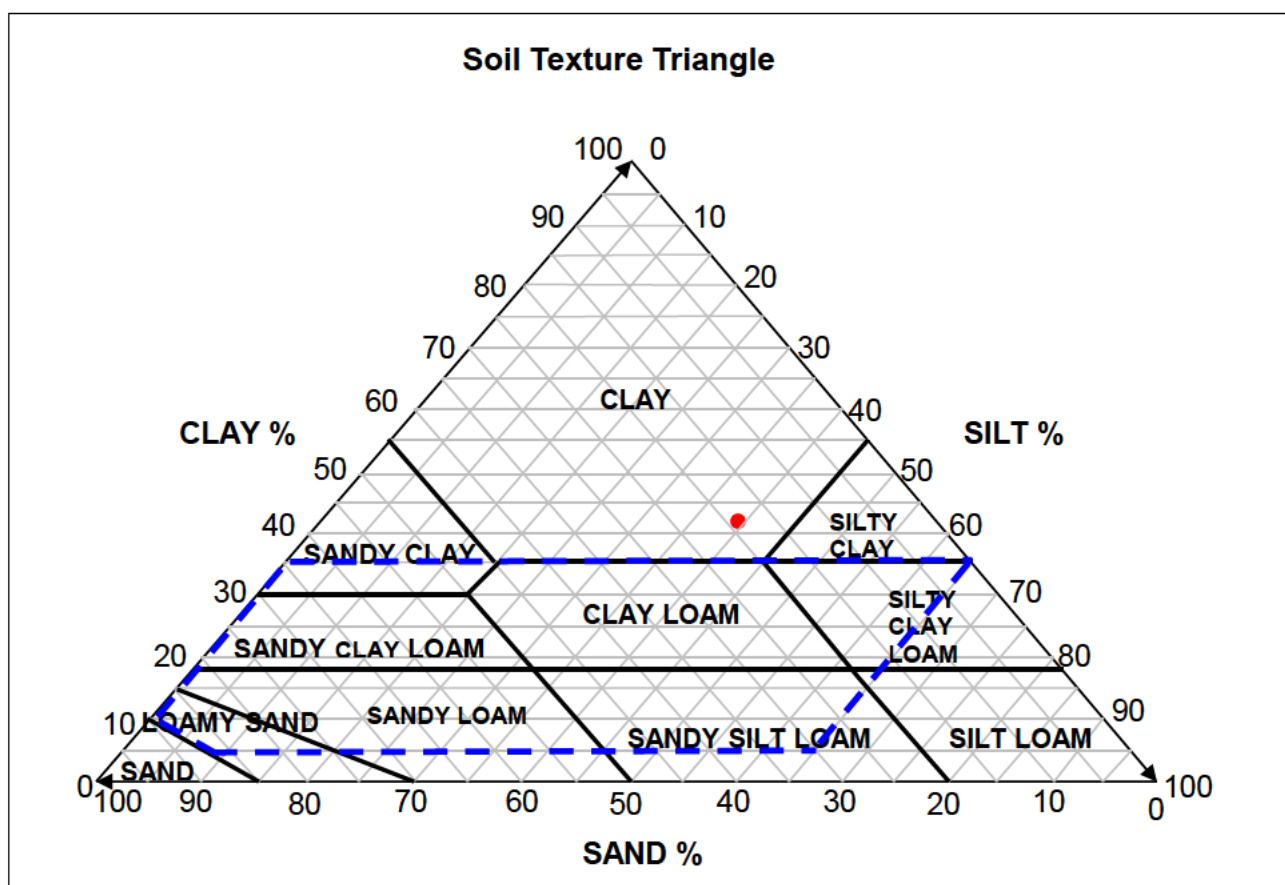
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Client Reference: 21949AH
Job Number: 25-054323-1
Date Sampled: 06/10/2025
Date Received: 07/10/2025
Date Tested: 10/10/2025
Sampled By: Not Given

Test Results:

Laboratory Reference: 708388
Hole No.: MTP106
Sample Reference: Not Given
Sample Description: CLAY

Depth Top [m]: 0.10
Depth Base [m]: Not Given
Sample Type: ES



Sample Proportion	% dry mass
Sand	19.2
Silt	37.8
Clay	43.0

Texture within acceptable area (Y/N)

Remarks:

Opinions and interpretations expressed herein are outside of the scope of the UKAS Accreditation. This report may not be reproduced other than in full without the prior written approval of the issuing laboratory. The results included within the report relate only to the sample(s) submitted for testing.

Signed:



Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

TEST CERTIFICATE

SPECIFICATION FOR TOPSOIL
In-house method based on: BS 3882: 2015



Client: Merebrook
Client Address: 1 St Anns Street, Manchester,
M2 7LR

Contact: Not Given
Site Address: Glebe Farm, Steyning

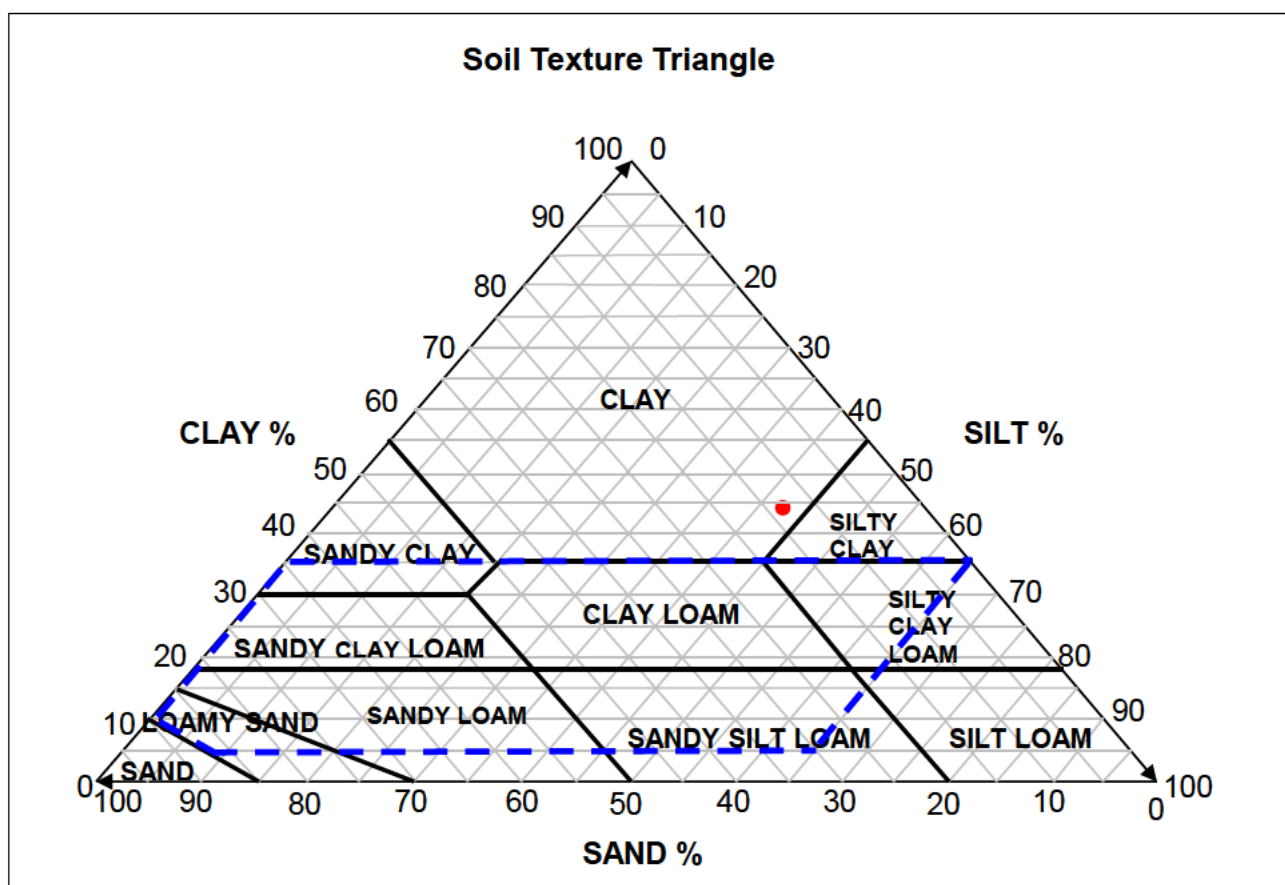
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Client Reference: 21949AH
Job Number: 25-054323-1
Date Sampled: 06/10/2025
Date Received: 07/10/2025
Date Tested: 10/10/2025
Sampled By: Not Given

Test Results:

Laboratory Reference: 708389
Hole No.: CBR04
Sample Reference: Not Given
Sample Description: CLAY

Depth Top [m]: 0.10
Depth Base [m]: Not Given
Sample Type: ES



Sample Proportion	% dry mass
Sand	13.9
Silt	40.9
Clay	45.2

Texture within acceptable area (Y/N)

Remarks:

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Signed:



Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

Page 1 of 1

Date Reported: 14/10/2025

GF 286.12

TEST CERTIFICATE

SPECIFICATION FOR TOPSOIL
In-house method based on: BS 3882: 2015



Client: Merebrook
Client Address: 1 St Anns Street, Manchester,
M2 7LR

Contact: Not Given
Site Address: Glebe Farm, Steyning

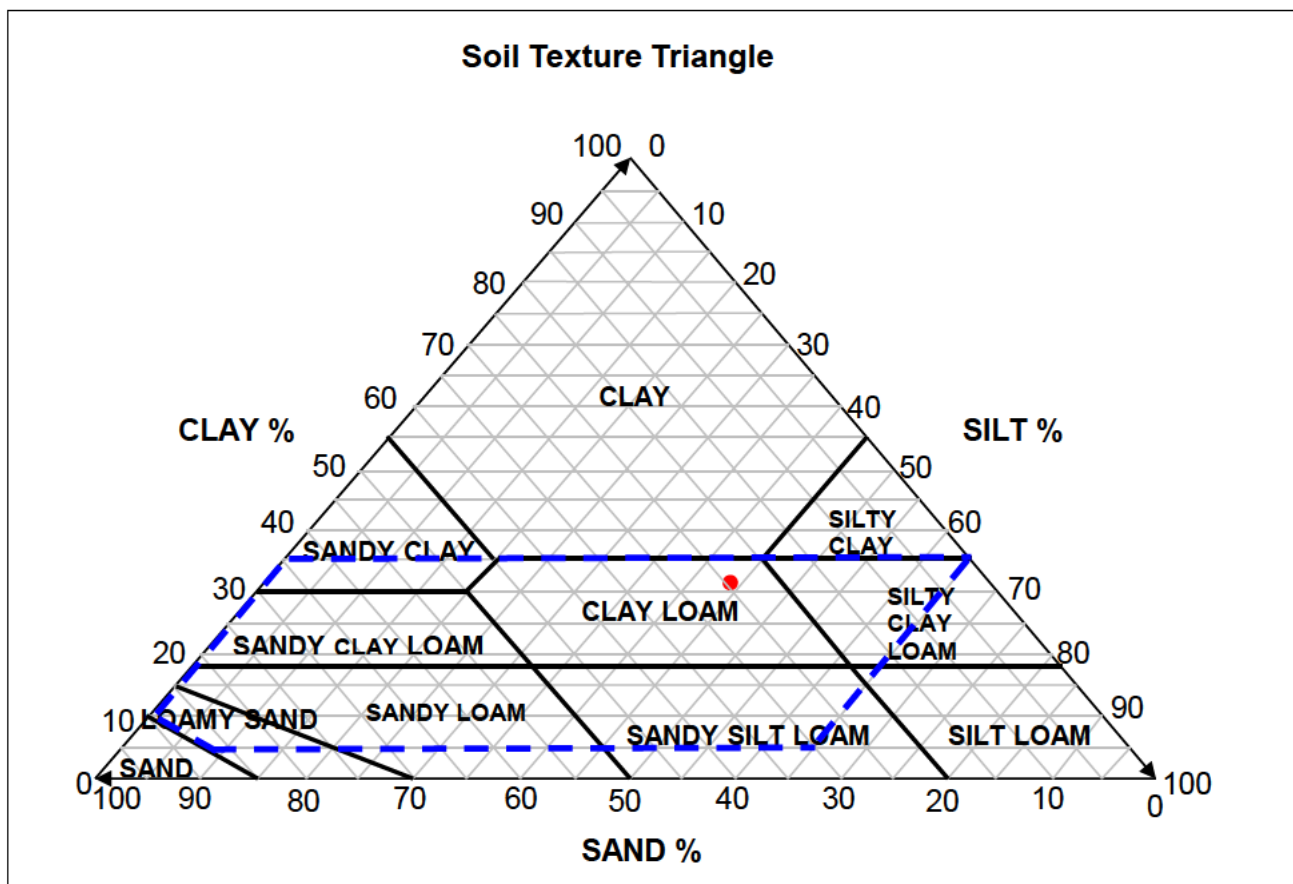
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Client Reference: 21949AH
Job Number: 25-054323-1
Date Sampled: 06/10/2025
Date Received: 07/10/2025
Date Tested: 10/10/2025
Sampled By: Not Given

Test Results:

Laboratory Reference: 708390
Hole No.: MTP108
Sample Reference: Not Given
Sample Description: CLAY LOAM

Depth Top [m]: 0.30
Depth Base [m]: Not Given
Sample Type: ES



Sample Proportion	% dry mass
Sand	25.0
Silt	42.4
Clay	32.6

Texture within acceptable area (Y/N)

Remarks:

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Signed:



Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

TEST CERTIFICATE

SPECIFICATION FOR TOPSOIL
In-house method based on: BS 3882: 2015



Client: Merebrook
Client Address: 1 St Anns Street, Manchester,
M2 7LR

Contact: Not Given
Site Address: Glebe Farm, Steyning

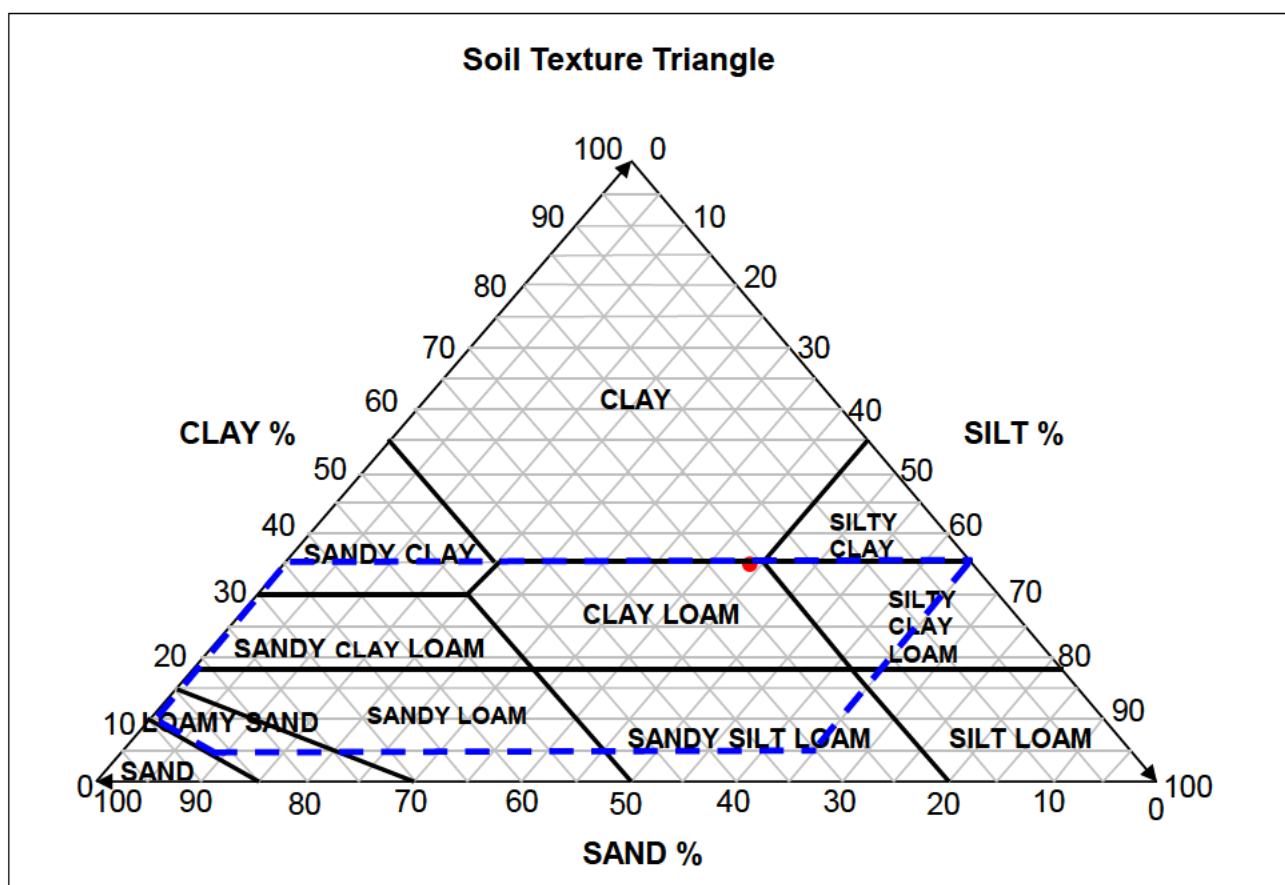
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Client Reference: 21949AH
Job Number: 25-054323-1
Date Sampled: 06/10/2025
Date Received: 07/10/2025
Date Tested: 10/10/2025
Sampled By: Not Given

Test Results:

Laboratory Reference: 708391
Hole No.: CBR11
Sample Reference: Not Given
Sample Description: CLAY

Depth Top [m]: 0.20
Depth Base [m]: Not Given
Sample Type: ES



Sample Proportion	% dry mass
Sand	21.5
Silt	42.4
Clay	36.1

Texture within acceptable area (Y/N)

Remarks:

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Signed:



Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd



Merebrook
1 St Anns Street
Manchester
M2 7LR

i2 Analytical Ltd.
7 Woodshots Meadow,
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Business Park,
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t: 01923 225404

f: 01923 237404

e: info-i2analytical@normecgroup.com

Analytical Report Number : 25-054323

Project / Site name:	Glebe Farm, Steyning	Samples received on:	07/10/2025
Your job number:	21949AH	Samples instructed on/ Analysis started on:	07/10/2025
Your order number:	25-2-FDO-LABS	Analysis completed by:	20/10/2025
Report Issue Number:	1	Report issued on:	20/10/2025
Samples Analysed:	4 soil samples		



Signed:

Rachel Chappell
Key Account Manager
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils	- 4 weeks from reporting
leachates	- 2 weeks from reporting
waters	- 2 weeks from reporting
asbestos	- 6 months from reporting
air	- once the analysis is complete

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Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

i2 Analytical
7 Woodshots Meadow
Croxley Green Business Park
Watford, WD18 8YS

Telephone: 01923 225404
Fax: 01923 237404
email: reception@i2analytical.com

Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
	Fail BS 3882							client	
Report No:	25-054323						Merebrook		
Location	Glebe Farm, Steyning								
Lab Reference (Sample Number)	708388								
Sampling Date	06/10/2025								
Sample ID	MTP106								
Depth (m)	0.10			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	CLAY	N	N	N	N	N	N
Maximum coarse fragment content:	>2mm	%m/m	6.30	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	6.80						
	Clay 5-20%		-	-	-	-	-	-	-
	Clay 20-35%		-	-	-	-	-	-	-
Soil pH:		pH	6.50	Y	N	N	Y	N	N
Carbonate:		%m/m	5.00	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.28	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	8.60	N	N	N	Y	Y	Y
	Extractable Potassium	mg/l	150.00	Y	Y	Y	-	-	-
	Extractable Magnesium	mg/l	270.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	14.15	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	2200.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	62.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	25.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	27.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Fail	Fail	Fail	Fail	Fail	Fail
Results are expressed on a dry weight basis, after correction for moisture content where applicable Stated limits are for guidance only and I2 cannot be held responsible for any discrepancies with current legislation									

** = MCERTS accredited

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Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
Fail BS 3882				client					
Report No:	25-054323			Merebrook					
Location	Glebe Farm, Steyning								
Lab Reference (Sample Number)	708389								
Sampling Date	06/10/2025								
Sample ID	CBR04								
Depth (m)	0.10			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	CLAY	N	N	N	N	N	N
Maximum coarse fragment content:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	6.60						
	Clay 5-20%		-	-	-	-	-	-	-
	Clay 20-35%		-	-	-	-	-	-	-
Soil pH:		pH	6.80	Y	N	N	Y	N	N
Carbonate:		%m/m	4.40	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.32	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	13.00	N	N	N	Y	Y	Y
	Extractable Potassium	mg/l	131.00	Y	Y	Y	-	-	-
	Extractable Magnesium	mg/l	250.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	12.21	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	2300.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	56.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	22.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	21.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Fail	Fail	Fail	Fail	Fail	Fail

Results are expressed on a dry weight basis, after correction for moisture content where applicable
Stated limits are for guidance only and I2 cannot be held responsible for any discrepancies with current legislation

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Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
	Pass BS 3882 for Multipurpose Topsoil;						client		
Report No:	25-054323					Merebrook			
Location	Glebe Farm, Steyning								
Lab Reference (Sample Number)	708390								
Sampling Date	06/10/2025								
Sample ID	MTP108								
Depth (m)	0.30			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	CLAY LOAM	Y	Y	Y	Y	Y	Y
Maximum coarse fragment content:	>2mm	%m/m	6.60	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	5.00						
	Clay 5-20%		-	-	-	-	-	-	-
	Clay 20-35%		Y	Y	Y	Y	Y	Y	Y
Soil pH:		pH	6.90	Y	N	N	Y	N	N
Carbonate:		%m/m	5.40	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.18	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	22.00	Y	Y	Y	N	N	N
	Extractable Potassium	mg/l	132.00	Y	Y	Y	-	-	-
	Extractable Magnesium	mg/l	220.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	16.08	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	2300.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	51.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	24.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	25.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Pass	Fail	Fail	Fail	Fail	Fail
Results are expressed on a dry weight basis, after correction for moisture content where applicable Stated limits are for guidance only and I2 cannot be held responsible for any discrepancies with current legislation									

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Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
Fail BS 3882				client					
Report No:	25-054323			Merebrook					
Location	Glebe Farm, Steyning								
Lab Reference (Sample Number)	708391								
Sampling Date	06/10/2025								
Sample ID	CBR11								
Depth (m)	0.20			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	CLAY	N	N	N	N	N	N
Maximum coarse fragment content:	>2mm	%m/m	1.80	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	6.00						
	Clay 5-20%		-	-	-	-	-	-	-
	Clay 20-35%		-	-	-	-	-	-	-
Soil pH:		pH	6.90	Y	N	N	Y	N	N
Carbonate:		%m/m	4.30	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.24	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	31.00	Y	Y	Y	N	N	N
	Extractable Potassium	mg/l	455.00	Y	Y	Y	-	-	-
	Extractable Magnesium	mg/l	370.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	14.82	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	2300.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	57.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	28.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	28.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Fail	Fail	Fail	Fail	Fail	Fail

Results are expressed on a dry weight basis, after correction for moisture content where applicable
Stated limits are for guidance only and I2 cannot be held responsible for any discrepancies with current legislation

** = MCERTS accredited

Analytical Report Number : 25-054323

Project / Site name: Glebe Farm, Steyning

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
708388	MTP106	None Supplied	0.1	Brown loam and clay with gravel and vegetation
708389	CBR04	None Supplied	0.1	Brown loam and clay with gravel and vegetation
708390	MTP108	None Supplied	0.3	Brown clay and loam with gravel and vegetation
708391	CBR11	None Supplied	0.2	Brown loam and clay with gravel and vegetation

Analytical Report Number : 25-054323

Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Coarse Fragment and Contaminant Analysis	Determination of >2mm contaminants	BS3882:2007 & BS8601:2013 & PAS 100:2005	L019B	D	NONE
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
Conductivity (BS 3882/BS 8601)	Determination of the conductivity of soil in accordance with BS 3882:2007 methodology	BS 3882:2007 & BS 8601:2013	L031B	D	NONE
Carbonate (Topsoil - BS 3882)	Determination of Carbonate as per BS 3882:2015	Method based on BS 3882:2015	L034-PL	D	NONE
Extractable/Available Metals (BS 3882/BS 8601)	Determination of the extractable metals in soil, in accordance with BS 3882:2007 methodology	BS3882:2007 & BS8601:2013	L038B	D	NONE
Metals in soil by ICP-OES	Determination of metals in soil by aqua-regia digestion followed by ICP-OES	In-house method based on MEWAM 2006 Methods for the Determination of Metals in Soil	L038B	D	MCERTS
Carbon to Nitrogen Ratio (Topsoil - BS3882:2015)	Carbon to Nitrogen ratio (:1) calculated using Loss on Ignition	BS3882:2015	L047-PL/L087B	W	NONE
Mass loss on ignition (Topsoil - BS 3882)	Determination of Loss on Ignition as per BS 3882:2015	Method based on BS 3882:2015	L047-PL	D	NONE
Phosphorus as PO ₄ (BS 3882/BS 8601)	Determination of the extractable phosphorus in soil, in accordance with BS 3882:2007 methodology	Method based on BS 3882:2015 & BS 8601:2013	L048B	D	NONE
Kjeldahl nitrogen in soil	Determination of total nitrogen using the Kjeldahl-digestion method and ion selective electrode	In-house method based on BS 7755-3.7:1995	L087B	D	NONE
pH (BS 3882/BS 8601)	Determination of the pH of soil in accordance with BS 3882:2007 methodology	BS 3882:2007 & BS 8601:2013	L099-PL	D	NONE
Topsoil (BS 3882:2015)	Specification for topsoil	BS 3882:2015	PL		NONE
Textural Classification Diagram (BS 3882:2015)	BS 3882:2015	BS 3882:2015	PL		NONE
Geotechnical Testing	See attached geotechnical report	See attached geotechnical report	PL		NONE

Analytical Report Number : 25-054323

Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).

For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).

For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.

Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30oC.

Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.

The result for sum should be interpreted with caution

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Analytical Report Number : 25-054324

Project / Site name:	Glebe Farm, Steyning	Samples received on:	07/10/2025
Your job number:	21949AH	Samples instructed on/ Analysis started on:	07/10/2025
Your order number:	25-2-FDO-LABS	Analysis completed by:	16/10/2025
Report Issue Number:	1	Report issued on:	16/10/2025
Samples Analysed:	1 10:1 WAC sample		

Signed:

Joanna Biolik
Senior Reporting Specialist
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils	- 4 weeks from reporting
leachates	- 2 weeks from reporting
waters	- 2 weeks from reporting
asbestos	- 6 months from reporting
air	- once the analysis is complete

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Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

Analytical Report Number: 25-054324
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number				708392
Sample Reference				MTP109
Sample Number				None Supplied
Water Matrix				N/A
Depth (m)				0.50
Date Sampled				06/10/2025
Time Taken				None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

Stone Content	%	0.1	NONE	< 0.1
Moisture Content	%	0.01	NONE	24
Total mass of sample received	kg	0.1	NONE	2

General Inorganics

pH (L005B)	pH Units	N/A	MCERTS	7
Total Organic Carbon (TOC) - Automated	%	0.1	MCERTS	1
Loss on Ignition @ 450°C	%	0.2	MCERTS	3.8
Acid Neutralisation Capacity	mmol/kg	-9999	NONE	0

Speciated PAHs

Naphthalene	mg/kg	0.05	MCERTS	0.07
Acenaphthylene	mg/kg	0.05	MCERTS	< 0.05
Acenaphthene	mg/kg	0.05	MCERTS	< 0.05
Fluorene	mg/kg	0.05	MCERTS	< 0.05
Phenanthrene	mg/kg	0.05	MCERTS	< 0.05
Anthracene	mg/kg	0.05	MCERTS	< 0.05
Fluoranthene	mg/kg	0.05	MCERTS	< 0.05
Pyrene	mg/kg	0.05	MCERTS	< 0.05
Benzo(a)anthracene	mg/kg	0.05	MCERTS	< 0.05
Chrysene	mg/kg	0.05	MCERTS	< 0.05
Benzo(b)fluoranthene	mg/kg	0.05	ISO 17025	< 0.05
Benzo(k)fluoranthene	mg/kg	0.05	ISO 17025	< 0.05
Benzo(a)pyrene	mg/kg	0.05	MCERTS	< 0.05
Indeno(1,2,3-cd)pyrene	mg/kg	0.05	MCERTS	< 0.05
Dibenz(a,h)anthracene	mg/kg	0.05	MCERTS	< 0.05
Benzo(ghi)perylene	mg/kg	0.05	MCERTS	< 0.05
Coronene	mg/kg	0.05	NONE	< 0.05

Total PAH

Total WAC-17 PAHs	mg/kg	0.85	NONE	< 0.85
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Petroleum Hydrocarbons

Mineral Oil (EC10 - EC40) EH_CU_1D_AL	mg/kg	10	NONE	< 10
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VOCs

Benzene	µg/kg	5	MCERTS	< 5.0
Toluene	µg/kg	5	MCERTS	< 5.0
Ethylbenzene	µg/kg	5	MCERTS	< 5.0
p & m-Xylene	µg/kg	8	MCERTS	< 8.0
o-Xylene	µg/kg	5	MCERTS	< 5.0

Total BTEX	µg/kg	10	MCERTS	< 10
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Analytical Report Number: 25-054324
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				708392
Sample Reference				MTP109
Sample Number				None Supplied
Water Matrix				N/A
Depth (m)				0.50
Date Sampled				06/10/2025
Time Taken				None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

PCBs by GC-MS

PCB Congener 28	mg/kg	0.001	MCERTS	< 0.001
PCB Congener 52	mg/kg	0.001	MCERTS	< 0.001
PCB Congener 101	mg/kg	0.001	MCERTS	< 0.001
PCB Congener 118	mg/kg	0.001	MCERTS	< 0.001
PCB Congener 138	mg/kg	0.001	MCERTS	< 0.001
PCB Congener 153	mg/kg	0.001	MCERTS	< 0.001
PCB Congener 180	mg/kg	0.001	MCERTS	< 0.001

Total PCBs	mg/kg	0.007	MCERTS	< 0.007
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U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

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Waste Acceptance Criteria Analytical Results

Report No:	25-054324					
				Client: Merebrook		
Location	Glebe Farm, Steyning					
Lab Reference (Sample Number)	708392			Landfill Waste Acceptance Criteria		
				Limits		
Sampling Date	06/10/2025			Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill
Sample ID	MTP109					
Depth (m)	0.50					
Solid Waste Analysis						
TOC (%)**	1			3%	5%	6%
Loss on Ignition (%) **	3.8			--	--	10%
BTEX (µg/kg) **	< 10			6000	--	--
Sum of PCBs (mg/kg) **	< 0.007			1	--	--
Mineral Oil (mg/kg) EH, 10, CU, AL	< 10			500	--	--
Total PAH (WAC-17) (mg/kg)	< 0.85			100	--	--
pH (units)**	7			--	>6	--
Acid Neutralisation Capacity (mmol / kg)	0			--	To be evaluated	To be evaluated
Eluate Analysis (BS EN 12457 - 2 preparation utilising end over end leaching procedure)	10:1		10:1	Limit values for compliance leaching test		
	mg/l		mg/kg	using BS EN 12457-2 at L/S 10 l/kg (mg/kg)		
Arsenic *	< 0.00100		< 0.0100	0.5	2	25
Barium *	0.00279		0.0279	20	100	300
Cadmium *	< 0.000100		< 0.00100	0.04	1	5
Chromium *	0.00075		0.0075	0.5	10	70
Copper *	0.029		0.29	2	50	100
Mercury *	< 0.000500		< 0.00500	0.01	0.2	2
Molybdenum *	< 0.000400		< 0.00400	0.5	10	30
Nickel *	0.0025		0.025	0.4	10	40
Lead *	0.029		0.29	0.5	10	50
Antimony *	0.0032		0.032	0.06	0.7	5
Selenium *	< 0.0040		< 0.040	0.1	0.5	7
Zinc *	0.021		0.21	4	50	200
Chloride *	1.4		14	800	15000	25000
Fluoride*	0.26		2.6	10	150	500
Sulphate *	1.9		19	1000	20000	50000
TDS*	19		190	4000	60000	100000
Phenol Index (Monohydric Phenols) *	< 0.010		< 0.10	1	-	-
DOC	11.7		117	500	800	1000
Leach Test Information						
Stone Content (%)	< 0.1					
Sample Mass (kg)	2					
Dry Matter (%)	76					
Moisture (%)	24					
Results are expressed on a dry weight basis, after correction for moisture content where applicable.				* = UKAS accredited (liquid eluate analysis only)		
Stated limits are for guidance only and i2 cannot be held responsible for any discrepancies with current legislation				** = MCERTS accredited		

Landfill WAC analysis (specifically leaching test results) must not be used for hazardous waste classification purposes as defined by the Waste (England and Wales) Regulations 2011 (as amended) and EA Guidance WM3. This analysis is only applicable for landfill acceptance criteria (The Environmental Permitting (England and Wales) Regulations) and does not give any indication as to whether a waste may be hazardous or non-hazardous.



Analytical Report Number : 25-054324

Project / Site name: Glebe Farm, Steyning

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
708392	MTP109	None Supplied	0.5	Brown clay and loam with gravel and vegetation

Analytical Report Number : 25-054324
Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:
Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)
Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
pH at 20°C in soil	Determination of pH in soil by addition of water followed by electrometric measurement	In-house method	L005B	W	MCERTS
Total organic carbon (Automated) in soil	Determination of organic matter in soil by oxidising with potassium dichromate followed by titration with iron (II) sulphate (Walkley Black Method)	In-house method	L009B	D	MCERTS
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
PCB's By GC-MS in soil	Determination of PCB by extraction with hexane followed by GC-MS	In-house method based on USEPA 8082	L027B	D	MCERTS
Total dissolved solids 10:1 WAC	Determination of total dissolved solids in water by electrometric measurement	In-house method based on Examination of Water and Wastewater 20th Edition: Clesceri, Greenberg & Eaton	L031B	W	ISO 17025
Fluoride 10:1 WAC	Determination of fluoride in leachate by 1:1 ratio with a buffer solution followed by Ion Selective Electrode	In-house method based on Use of Total Ionic Strength Adjustment Buffer for Electrode Determination	L033B	W	ISO 17025
Dissolved organic carbon 10:1 WAC	Determination of dissolved organic carbon in leachate by TOC/DOC NDIR Analyser	In-house method based on Examination of Water and Wastewater 20th Edition: Clesceri, Greenberg & Eaton	L037B	W	NONE
Metals in leachate by ICP-OES	Determination of metals in leachate by acidification followed by ICP-OES	In-house method based on MEWAM 2006 Methods for the Determination of Metals in Soil	L039B	W	ISO 17025
One stage WAC 10:1 leachate preparation	One stage batch test at a liquid to solid ratio of 10 L/kg	BS EN 12457-2-2002	L043B	W	ISO 17025
Acid neutralisation capacity of soil	Determination of acid neutralisation capacity by addition of acid or alkali followed by electronic probe	In-house method based on Guidance on Sampling and Testing of Wastes to Meet Landfill Waste Acceptance	L046B	W	NONE
Loss on ignition of soil @ 450°C	Determination of loss on ignition in soil by gravimetrically with the sample being ignited in a muffle furnace	In-house method	L047-PL	D	MCERTS
Speciated PAHs and/or Semi-volatile organic compounds in soil	Determination of semi-volatile organic compounds (including PAH) in soil by extraction in dichloromethane and hexane followed by GC-MS	In-house method based on USEPA 8270	L064B	D	MCERTS
BTEX and/or Volatile organic compounds in soil	Determination of volatile organic compounds in soil by headspace GC-MS	In-house method based on USEPA 8260	L073B	W	MCERTS
Total petroleum hydrocarbons by GC-FID in soil	Determination of total petroleum hydrocarbons in soil by GC-FID	In-house method	L076B	D	NONE
Monohydric phenols 10:1 WAC	Determination of phenols in leachate by distillation followed by colorimetry	In-house method based on Examination of Water and Wastewater 20th Edition: Clesceri, Greenberg & Eaton	L080-PL	W	ISO 17025

Analytical Report Number : 25-054324
Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:
Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)
Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Chloride 10:1 WAC	Determination of Chloride colorimetrically by discrete analyser	In-house based on MEWAM Method ISBN 0117516260	L082B	W	ISO 17025
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).
For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).
For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.
Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30oC.
Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.
The result for sum should be interpreted with caution



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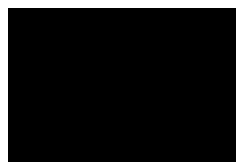
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Analytical Report Number : 25-054415

Project / Site name:	Glebe Farm, Steyning	Samples received on:	08/10/2025
Your job number:	21949AH	Samples instructed on/ Analysis started on:	08/10/2025
Your order number:	25-2-FDO-LABS	Analysis completed by:	24/10/2025
Report Issue Number:	1	Report issued on:	24/10/2025
Samples Analysed:	6 soil samples		



Signed:

Rachel Chappell
Key Account Manager
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils	- 4 weeks from reporting
leachates	- 2 weeks from reporting
waters	- 2 weeks from reporting
asbestos	- 6 months from reporting
air	- once the analysis is complete

Excel copies of reports are only valid when accompanied by this PDF certificate.

Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

Analytical Report Number: 25-054415
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	708966	708967	708968	708969	708970
Sample Reference	MTP111	MTP112	MTP112	MTP112	MTP113
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A	N/A
Depth (m)	0.10	0.10	0.50	1.00	0.10
Date Sampled	07/10/2025	07/10/2025	07/10/2025	07/10/2025	07/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status		

Stone Content	%	0.1	NONE	< 0.1	< 0.1	< 0.1	40.8	< 0.1
Moisture Content	%	0.01	NONE	16	13	17	10	19
Total mass of sample received	kg	0.1	NONE	1	1.7	0.9	0.7	0.7

Asbestos

Asbestos in Soil Detected/Not Detected	Type	N/A	ISO 17025	-	-	Not-detected	-	Not-detected
Asbestos Analyst ID	N/A	N/A	N/A	-	-	JWU	-	JWU
Analysis completed	N/A	N/A	N/A	-	-	16/10/2025	-	16/10/2025

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	5.7	-	6.8	8.7	6.4
Water Soluble Sulphate as SO ₄ 16hr extraction (2:1)	mg/kg	2.5	MCERTS	25	-	11	33	18
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	g/l	0.00125	MCERTS	0.0124	-	0.00541	0.0164	0.00922
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	mg/l	1.25	MCERTS	12.4	-	5.41	16.4	9.22
Organic Matter (automated)	%	0.1	MCERTS	3.2	-	2.2	0.5	4.8
Total Organic Carbon (TOC) - Automated	%	0.1	MCERTS	1.8	-	1.3	0.3	2.8

Total Phenols

Total Phenols (monohydric)	mg/kg	1	MCERTS	< 1.0	-	< 1.0	< 1.0	< 1.0
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Speciated PAHs

Naphthalene	mg/kg	0.05	MCERTS	0.2	-	0.41	0.07	0.15
Acenaphthylene	mg/kg	0.05	MCERTS	< 0.05	-	< 0.05	< 0.05	< 0.05
Acenaphthene	mg/kg	0.05	MCERTS	< 0.05	-	0.06	< 0.05	< 0.05
Fluorene	mg/kg	0.05	MCERTS	< 0.05	-	0.06	< 0.05	< 0.05
Phenanthrene	mg/kg	0.05	MCERTS	0.05	-	0.05	< 0.05	0.26
Anthracene	mg/kg	0.05	MCERTS	< 0.05	-	< 0.05	< 0.05	0.06
Fluoranthene	mg/kg	0.05	MCERTS	0.08	-	< 0.05	< 0.05	0.62
Pyrene	mg/kg	0.05	MCERTS	0.09	-	< 0.05	< 0.05	0.59
Benzo(a)anthracene	mg/kg	0.05	MCERTS	< 0.05	-	< 0.05	< 0.05	0.35
Chrysene	mg/kg	0.05	MCERTS	< 0.05	-	< 0.05	< 0.05	0.37
Benzo(b)fluoranthene	mg/kg	0.05	ISO 17025	< 0.05	-	< 0.05	< 0.05	0.4
Benzo(k)fluoranthene	mg/kg	0.05	ISO 17025	< 0.05	-	< 0.05	< 0.05	0.18
Benzo(a)pyrene	mg/kg	0.05	MCERTS	< 0.05	-	< 0.05	< 0.05	0.33
Indeno(1,2,3-cd)pyrene	mg/kg	0.05	MCERTS	< 0.05	-	< 0.05	< 0.05	0.18
Dibenz(a,h)anthracene	mg/kg	0.05	MCERTS	< 0.05	-	< 0.05	< 0.05	< 0.05
Benzo(ghi)perylene	mg/kg	0.05	MCERTS	< 0.05	-	< 0.05	< 0.05	0.05

Total PAH

Speciated Total EPA-16 PAHs	mg/kg	0.8	ISO 17025	< 0.80	-	< 0.80	< 0.80	3.55
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Analytical Report Number: 25-054415
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number	708966	708967	708968	708969	708970
Sample Reference	MTP111	MTP112	MTP112	MTP112	MTP113
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A	N/A
Depth (m)	0.10	0.10	0.50	1.00	0.10
Date Sampled	07/10/2025	07/10/2025	07/10/2025	07/10/2025	07/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status		

Heavy Metals / Metalloids

Arsenic (aqua regia extractable)	mg/kg	1	MCERTS	13	-	18	14	13
Barium (aqua regia extractable)	mg/kg	1	MCERTS	90	-	99	55	73
Cadmium (aqua regia extractable)	mg/kg	0.2	MCERTS	0.3	-	0.3	< 0.2	0.3
Chromium (hexavalent)	mg/kg	1.8	MCERTS	< 1.8	-	< 1.8	< 1.8	< 1.8
Chromium (III)	mg/kg	1	NONE	26	-	32	11	26
Chromium (aqua regia extractable)	mg/kg	1	MCERTS	26	-	32	11	26
Copper (aqua regia extractable)	mg/kg	1	MCERTS	21	-	32	16	33
Lead (aqua regia extractable)	mg/kg	1	MCERTS	33	-	18	8.7	36
Mercury (aqua regia extractable)	mg/kg	0.3	MCERTS	< 0.3	-	< 0.3	< 0.3	< 0.3
Nickel (aqua regia extractable)	mg/kg	1	MCERTS	27	-	36	24	29
Selenium (aqua regia extractable)	mg/kg	1	MCERTS	1.1	-	< 1.0	1	< 1.0
Vanadium (aqua regia extractable)	mg/kg	1	MCERTS	41	-	47	16	41
Zinc (aqua regia extractable)	mg/kg	1	MCERTS	69	-	150	37	80

Petroleum Hydrocarbons

TPHCWG - Aliphatic >EC5 - EC6 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010	-	< 0.010	< 0.010	< 0.010
TPHCWG - Aliphatic >EC6 - EC8 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010	-	< 0.010	< 0.010	< 0.010
TPHCWG - Aliphatic >EC8 - EC10 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010	-	< 0.010	< 0.010	< 0.010
TPHCWG - Aliphatic >EC10 - EC12 _{EH_CU_1D_AL}	mg/kg	1	MCERTS	< 1.0	-	2.4	< 1.0	< 1.0
TPHCWG - Aliphatic >EC12 - EC16 _{EH_CU_1D_AL}	mg/kg	2	MCERTS	< 2.0	-	5.5	< 2.0	< 2.0
TPHCWG - Aliphatic >EC16 - EC21 _{EH_CU_1D_AL}	mg/kg	8	MCERTS	< 8.0	-	< 8.0	< 8.0	< 8.0
TPHCWG - Aliphatic >EC21 - EC35 _{EH_CU_1D_AL}	mg/kg	8	MCERTS	< 8.0	-	< 8.0	< 8.0	< 8.0
TPHCWG - Aliphatic >EC35 - EC40 _{EH_CU_1D_AL}	mg/kg	10	NONE	< 10	-	< 10	< 10	< 10
TPHCWG - Aliphatic >EC5 - EC35 _{EH_CU+HS_1D_AL}	mg/kg	10	NONE	< 10	-	< 10	< 10	< 10
TPHCWG - Aliphatic >EC5 - EC40 _{EH_CU+HS_1D_AL}	mg/kg	10	NONE	< 10	-	< 10	< 10	< 10

TPHCWG - Aromatic >EC5 - EC7 _{HS_1D_AR}	mg/kg	0.01	MCERTS	< 0.010	-	< 0.010	< 0.010	< 0.010
TPHCWG - Aromatic >EC7 - EC8 _{HS_1D_AR}	mg/kg	0.01	MCERTS	< 0.010	-	< 0.010	< 0.010	< 0.010
TPHCWG - Aromatic >EC8 - EC10 _{HS_1D_AR}	mg/kg	0.02	MCERTS	< 0.020	-	< 0.020	< 0.020	< 0.020
TPHCWG - Aromatic >EC10 - EC12 _{EH_CU_1D_AR}	mg/kg	1	MCERTS	< 1.0	-	< 1.0	< 1.0	< 1.0
TPHCWG - Aromatic >EC12 - EC16 _{EH_CU_1D_AR}	mg/kg	2	MCERTS	< 2.0	-	< 2.0	< 2.0	< 2.0
TPHCWG - Aromatic >EC16 - EC21 _{EH_CU_1D_AR}	mg/kg	10	MCERTS	< 10	-	< 10	< 10	< 10
TPHCWG - Aromatic >EC21 - EC35 _{EH_CU_1D_AR}	mg/kg	10	MCERTS	< 10	-	< 10	< 10	< 10
TPHCWG - Aromatic >EC35 - EC40 _{EH_CU_1D_AR}	mg/kg	10	NONE	< 10	-	< 10	< 10	< 10
TPHCWG - Aromatic >EC5 - EC35 _{EH_CU+HS_1D_AR}	mg/kg	10	NONE	< 10	-	< 10	< 10	< 10
TPHCWG - Aromatic >EC5 - EC40 _{EH_CU+HS_1D_AR}	mg/kg	10	NONE	< 10	-	< 10	< 10	< 10

TPH Total >EC5 - EC40 _{EH_CU+HS_1D_TOTAL}	mg/kg	10	NONE	< 10	-	< 10	< 10	< 10
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VOCs

MTBE (Methyl Tertiary Butyl Ether)	µg/kg	5	MCERTS	< 5.0	-	< 5.0	< 5.0	< 5.0
Benzene	µg/kg	5	MCERTS	< 5.0	-	< 5.0	< 5.0	< 5.0
Toluene	µg/kg	5	MCERTS	< 5.0	-	< 5.0	< 5.0	< 5.0
Ethylbenzene	µg/kg	5	MCERTS	< 5.0	-	< 5.0	< 5.0	< 5.0
p & m-Xylene	µg/kg	8	MCERTS	< 8.0	-	< 8.0	< 8.0	< 8.0
o-Xylene	µg/kg	5	MCERTS	< 5.0	-	< 5.0	< 5.0	< 5.0

Analytical Report Number: 25-054415
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number				708966	708967	708968	708969	708970
Sample Reference				MTP111	MTP112	MTP112	MTP112	MTP113
Sample Number				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A	N/A	N/A
Depth (m)				0.10	0.10	0.50	1.00	0.10
Date Sampled				07/10/2025	07/10/2025	07/10/2025	07/10/2025	07/10/2025
Time Taken				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status					

Pesticides (GC-MS)

Alpha-BHC (Benzene Hexachloride)	µg/kg	10	NONE	-	< 10	-	-	-
Alachlor	µg/kg	10	NONE	-	< 10	-	-	-
Bifenthrin	µg/kg	10	NONE	-	< 10	-	-	-
Cyhalothrin (Lambda)	µg/kg	10	NONE	-	< 10	-	-	-
Gamma-BHC (Lindane, gamma HCH)	µg/kg	10	NONE	-	< 10	-	-	-
Omethoate	µg/kg	10	NONE	-	< 10	-	-	-
1,2,3-Trichlorobenzene	µg/kg	10	NONE	-	< 10	-	-	-
1,3,5-Trichlorobenzene	µg/kg	10	NONE	-	< 10	-	-	-
2,6-Dichlorobenzonitrile	µg/kg	10	NONE	-	< 10	-	-	-
Dimethylvinphos	µg/kg	10	NONE	-	< 10	-	-	-
Demeton-O	µg/kg	10	NONE	-	< 10	-	-	-
Demeton-S	µg/kg	10	NONE	-	< 10	-	-	-
Endrin Aldehyde	µg/kg	10	NONE	-	< 10	-	-	-
Endrin Ketone	µg/kg	10	NONE	-	< 10	-	-	-
Hexachlorobutadiene	µg/kg	10	NONE	-	< 10	-	-	-
Phosphamidon (Sum)	µg/kg	10	NONE	-	< 10	-	-	-
1,2,4,5-Tetrachlorobenzene	µg/kg	10	NONE	-	< 10	-	-	-
Cis-Permethrin	µg/kg	10	NONE	-	< 10	-	-	-
Endosulfan sulfate	µg/kg	10	NONE	-	< 10	-	-	-
Etrinfos	µg/kg	10	NONE	-	< 10	-	-	-
Fenvalerate (Sum)	µg/kg	10	NONE	-	< 10	-	-	-
Hexachlorobenzene	µg/kg	10	NONE	-	< 10	-	-	-
Mevinphos, E+Z	µg/kg	10	NONE	-	< 10	-	-	-
Pentachlorobenzene	µg/kg	10	NONE	-	< 10	-	-	-
Pirimiphos-ethyl	µg/kg	10	NONE	-	< 10	-	-	-
Propetamphos	µg/kg	10	NONE	-	< 10	-	-	-
Tecnazene	µg/kg	10	NONE	-	< 10	-	-	-
Triadimefon	µg/kg	10	NONE	-	< 10	-	-	-
Trans-Permethrin	µg/kg	10	NONE	-	< 10	-	-	-
Aldrin	µg/kg	10	NONE	-	< 10	-	-	-
Azinphos-methyl	µg/kg	10	NONE	-	< 10	-	-	-
Beta-BHC	µg/kg	10	NONE	-	< 10	-	-	-
Cis-Chlordane	µg/kg	10	NONE	-	< 10	-	-	-
Chlorfenvinphos	µg/kg	10	NONE	-	< 10	-	-	-
Chlorpyrifos	µg/kg	10	NONE	-	< 10	-	-	-
Chlorothalonil	µg/kg	10	NONE	-	< 10	-	-	-
Carbophenothion	µg/kg	10	NONE	-	< 10	-	-	-
Cyfluthrin (Sum)	µg/kg	10	NONE	-	< 10	-	-	-
Delta-BHC	µg/kg	10	NONE	-	< 10	-	-	-
Dieldrin	µg/kg	10	NONE	-	< 10	-	-	-
Deltamethrin	µg/kg	10	NONE	-	< 10	-	-	-
Heptachlor Exo-epoxide	µg/kg	10	NONE	-	< 10	-	-	-
Endrin	µg/kg	10	NONE	-	< 10	-	-	-
Endosulfan I (alpha isomer)	µg/kg	10	NONE	-	< 10	-	-	-
Endosulfan II (beta isomer)	µg/kg	10	NONE	-	< 10	-	-	-
Fenthion	µg/kg	10	NONE	-	< 10	-	-	-
Isodrin	µg/kg	10	NONE	-	< 10	-	-	-
Methacrifos	µg/kg	10	NONE	-	< 10	-	-	-

Analytical Report Number: 25-054415
Project / Site name: Glebe Farm, Steyning
Your Order No: 25-2-FDO-LABS

Lab Sample Number				708966	708967	708968	708969	708970
Sample Reference				MTP111	MTP112	MTP112	MTP112	MTP113
Sample Number				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A	N/A	N/A
Depth (m)				0.10	0.10	0.50	1.00	0.10
Date Sampled				07/10/2025	07/10/2025	07/10/2025	07/10/2025	07/10/2025
Time Taken				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status					
O,p'-DDD	µg/kg	10	NONE	-	< 10	-	-	-
O,p'-DDE	µg/kg	10	NONE	-	< 10	-	-	-
O,p'-DDT	µg/kg	10	NONE	-	< 10	-	-	-
Parathion	µg/kg	10	NONE	-	< 10	-	-	-
Parathion-methyl	µg/kg	10	NONE	-	< 10	-	-	-
Pendimethalin	µg/kg	10	NONE	-	< 10	-	-	-
Phorate	µg/kg	10	NONE	-	< 10	-	-	-
Phosalone	µg/kg	10	NONE	-	< 10	-	-	-
P,p'-DDD	µg/kg	10	NONE	-	< 10	-	-	-
P,p'-DDE	µg/kg	10	NONE	-	< 10	-	-	-
P,p'-DDT	µg/kg	10	NONE	-	< 10	-	-	-
P,p'-Methoxychlor	µg/kg	10	NONE	-	< 10	-	-	-
Propyzamide	µg/kg	10	NONE	-	< 10	-	-	-
Triazophos	µg/kg	10	NONE	-	< 10	-	-	-
Trans-Chlordane	µg/kg	10	NONE	-	< 10	-	-	-
Cypermethrin (Sum)	µg/kg	10	NONE	-	< 10	-	-	-
Dichlorvos	µg/kg	10	NONE	-	< 10	-	-	-
Dimethoate	µg/kg	10	NONE	-	< 10	-	-	-
Diazinon	µg/kg	10	NONE	-	< 10	-	-	-
Ethion	µg/kg	10	NONE	-	< 10	-	-	-
Fenitrothion	µg/kg	10	NONE	-	< 10	-	-	-
Malathion	µg/kg	10	NONE	-	< 10	-	-	-
Pirimiphos-methyl	µg/kg	10	NONE	-	< 10	-	-	-
Trifluralin	µg/kg	10	NONE	-	< 10	-	-	-
Azinphos-ethyl	µg/kg	10	NONE	-	< 10	-	-	-

Acid Herbicides

4-CPA	µg/kg	10	NONE	-	< 10	-	-	-
Dinoseb	µg/kg	10	NONE	-	< 10	-	-	-
Flamprop	µg/kg	10	NONE	-	< 10	-	-	-
Ioxynil	µg/kg	10	NONE	-	< 10	-	-	-
2,3,6-TBA	µg/kg	10	NONE	-	< 10	-	-	-
Bromacil	µg/kg	10	NONE	-	< 10	-	-	-
Diclofop	µg/kg	10	NONE	-	< 10	-	-	-
Flamprop-Isopropyl	µg/kg	10	NONE	-	< 10	-	-	-
MCPP (Mecoprop)	µg/kg	10	NONE	-	< 10	-	-	-
Bromoxynil	µg/kg	10	NONE	-	< 10	-	-	-
Dichlorprop	µg/kg	10	NONE	-	< 10	-	-	-
Clopyralid	µg/kg	10	NONE	-	< 10	-	-	-
2,4-D	µg/kg	10	NONE	-	< 10	-	-	-
2,4-DB	µg/kg	10	NONE	-	< 10	-	-	-
Dicamba	µg/kg	10	NONE	-	< 10	-	-	-
2,4,5-TP (Fenoprop)	µg/kg	10	NONE	-	< 10	-	-	-
MCPB	µg/kg	10	NONE	-	< 10	-	-	-
Picloram	µg/kg	10	NONE	-	< 10	-	-	-
2,4,5-T	µg/kg	10	NONE	-	< 10	-	-	-
MCPA	µg/kg	10	NONE	-	< 10	-	-	-

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number: 25-054415
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				708971
Sample Reference				MTP115
Sample Number				None Supplied
Water Matrix				N/A
Depth (m)				0.20
Date Sampled				07/10/2025
Time Taken				None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

Stone Content	%	0.1	NONE	8.2
Moisture Content	%	0.01	NONE	19
Total mass of sample received	kg	0.1	NONE	0.7

Asbestos

Asbestos in Soil Detected/Not Detected	Type	N/A	ISO 17025	Not-detected
Asbestos Analyst ID	N/A	N/A	N/A	JWU
Analysis completed	N/A	N/A	N/A	16/10/2025

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	6
Water Soluble Sulphate as SO ₄ 16hr extraction (2:1)	mg/kg	2.5	MCERTS	16
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	g/l	0.00125	MCERTS	0.00791
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	mg/l	1.25	MCERTS	7.91
Organic Matter (automated)	%	0.1	MCERTS	4.3
Total Organic Carbon (TOC) - Automated	%	0.1	MCERTS	2.5

Total Phenols

Total Phenols (monohydric)	mg/kg	1	MCERTS	< 1.0
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Speciated PAHs

Naphthalene	mg/kg	0.05	MCERTS	0.18
Acenaphthylene	mg/kg	0.05	MCERTS	< 0.05
Acenaphthene	mg/kg	0.05	MCERTS	< 0.05
Fluorene	mg/kg	0.05	MCERTS	< 0.05
Phenanthrene	mg/kg	0.05	MCERTS	0.08
Anthracene	mg/kg	0.05	MCERTS	< 0.05
Fluoranthene	mg/kg	0.05	MCERTS	0.18
Pyrene	mg/kg	0.05	MCERTS	0.18
Benzo(a)anthracene	mg/kg	0.05	MCERTS	0.12
Chrysene	mg/kg	0.05	MCERTS	0.1
Benzo(b)fluoranthene	mg/kg	0.05	ISO 17025	0.15
Benzo(k)fluoranthene	mg/kg	0.05	ISO 17025	0.07
Benzo(a)pyrene	mg/kg	0.05	MCERTS	0.15
Indeno(1,2,3-cd)pyrene	mg/kg	0.05	MCERTS	0.07
Dibenz(a,h)anthracene	mg/kg	0.05	MCERTS	< 0.05
Benzo(ghi)perylene	mg/kg	0.05	MCERTS	< 0.05

Total PAH

Speciated Total EPA-16 PAHs	mg/kg	0.8	ISO 17025	1.28
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Analytical Report Number: 25-054415
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				708971
Sample Reference				MTP115
Sample Number				None Supplied
Water Matrix				N/A
Depth (m)				0.20
Date Sampled				07/10/2025
Time Taken				None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

Heavy Metals / Metalloids

Arsenic (aqua regia extractable)	mg/kg	1	MCERTS	13
Barium (aqua regia extractable)	mg/kg	1	MCERTS	90
Cadmium (aqua regia extractable)	mg/kg	0.2	MCERTS	0.3
Chromium (hexavalent)	mg/kg	1.8	MCERTS	< 1.8
Chromium (III)	mg/kg	1	NONE	28
Chromium (aqua regia extractable)	mg/kg	1	MCERTS	28
Copper (aqua regia extractable)	mg/kg	1	MCERTS	24
Lead (aqua regia extractable)	mg/kg	1	MCERTS	36
Mercury (aqua regia extractable)	mg/kg	0.3	MCERTS	< 0.3
Nickel (aqua regia extractable)	mg/kg	1	MCERTS	28
Selenium (aqua regia extractable)	mg/kg	1	MCERTS	< 1.0
Vanadium (aqua regia extractable)	mg/kg	1	MCERTS	45
Zinc (aqua regia extractable)	mg/kg	1	MCERTS	70

Petroleum Hydrocarbons

TPHCWG - Aliphatic >EC5 - EC6 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010
TPHCWG - Aliphatic >EC6 - EC8 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010
TPHCWG - Aliphatic >EC8 - EC10 _{HS_1D_AL}	mg/kg	0.01	MCERTS	< 0.010
TPHCWG - Aliphatic >EC10 - EC12 _{EH_CU_1D_AL}	mg/kg	1	MCERTS	< 1.0
TPHCWG - Aliphatic >EC12 - EC16 _{EH_CU_1D_AL}	mg/kg	2	MCERTS	< 2.0
TPHCWG - Aliphatic >EC16 - EC21 _{EH_CU_1D_AL}	mg/kg	8	MCERTS	< 8.0
TPHCWG - Aliphatic >EC21 - EC35 _{EH_CU_1D_AL}	mg/kg	8	MCERTS	< 8.0
TPHCWG - Aliphatic >EC35 - EC40 _{EH_CU_1D_AL}	mg/kg	10	NONE	< 10
TPHCWG - Aliphatic >EC5 - EC35 _{EH_CU+HS_1D_AL}	mg/kg	10	NONE	< 10
TPHCWG - Aliphatic >EC5 - EC40 _{EH_CU+HS_1D_AL}	mg/kg	10	NONE	< 10

TPHCWG - Aromatic >EC5 - EC7 _{HS_1D_AR}	mg/kg	0.01	MCERTS	< 0.010
TPHCWG - Aromatic >EC7 - EC8 _{HS_1D_AR}	mg/kg	0.01	MCERTS	< 0.010
TPHCWG - Aromatic >EC8 - EC10 _{HS_1D_AR}	mg/kg	0.02	MCERTS	< 0.020
TPHCWG - Aromatic >EC10 - EC12 _{EH_CU_1D_AR}	mg/kg	1	MCERTS	< 1.0
TPHCWG - Aromatic >EC12 - EC16 _{EH_CU_1D_AR}	mg/kg	2	MCERTS	< 2.0
TPHCWG - Aromatic >EC16 - EC21 _{EH_CU_1D_AR}	mg/kg	10	MCERTS	< 10
TPHCWG - Aromatic >EC21 - EC35 _{EH_CU_1D_AR}	mg/kg	10	MCERTS	< 10
TPHCWG - Aromatic >EC35 - EC40 _{EH_CU_1D_AR}	mg/kg	10	NONE	< 10
TPHCWG - Aromatic >EC5 - EC35 _{EH_CU+HS_1D_AR}	mg/kg	10	NONE	< 10
TPHCWG - Aromatic >EC5 - EC40 _{EH_CU+HS_1D_AR}	mg/kg	10	NONE	< 10

TPH Total >EC5 - EC40 _{EH_CU+HS_1D_TOTAL}	mg/kg	10	NONE	< 10
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VOCs

MTBE (Methyl Tertiary Butyl Ether)	µg/kg	5	MCERTS	< 5.0
Benzene	µg/kg	5	MCERTS	< 5.0
Toluene	µg/kg	5	MCERTS	< 5.0
Ethylbenzene	µg/kg	5	MCERTS	< 5.0
p & m-Xylene	µg/kg	8	MCERTS	< 8.0
o-Xylene	µg/kg	5	MCERTS	< 5.0

Analytical Report Number: 25-054415
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				708971
Sample Reference				MTP115
Sample Number				None Supplied
Water Matrix				N/A
Depth (m)				0.20
Date Sampled				07/10/2025
Time Taken				None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

Pesticides (GC-MS)

Alpha-BHC (Benzene Hexachloride)	µg/kg	10	NONE	-
Alachlor	µg/kg	10	NONE	-
Bifenthrin	µg/kg	10	NONE	-
Cyhalothrin (Lambda)	µg/kg	10	NONE	-
Gamma-BHC (Lindane, gamma HCH)	µg/kg	10	NONE	-
Omethoate	µg/kg	10	NONE	-
1,2,3-Trichlorobenzene	µg/kg	10	NONE	-
1,3,5-Trichlorobenzene	µg/kg	10	NONE	-
2,6-Dichlorobenzonitrile	µg/kg	10	NONE	-
Dimethylvinphos	µg/kg	10	NONE	-
Demeton-O	µg/kg	10	NONE	-
Demeton-S	µg/kg	10	NONE	-
Endrin Aldehyde	µg/kg	10	NONE	-
Endrin Ketone	µg/kg	10	NONE	-
Hexachlorobutadiene	µg/kg	10	NONE	-
Phosphamidon (Sum)	µg/kg	10	NONE	-
1,2,4,5-Tetrachlorobenzene	µg/kg	10	NONE	-
Cis-Permethrin	µg/kg	10	NONE	-
Endosulfan sulfate	µg/kg	10	NONE	-
Etrifos	µg/kg	10	NONE	-
Fenvalerate (Sum)	µg/kg	10	NONE	-
Hexachlorobenzene	µg/kg	10	NONE	-
Mevinphos, E+Z	µg/kg	10	NONE	-
Pentachlorobenzene	µg/kg	10	NONE	-
Pirimiphos-ethyl	µg/kg	10	NONE	-
Propetamphos	µg/kg	10	NONE	-
Tecnazene	µg/kg	10	NONE	-
Triadimefon	µg/kg	10	NONE	-
Trans-Permethrin	µg/kg	10	NONE	-
Aldrin	µg/kg	10	NONE	-
Azinphos-methyl	µg/kg	10	NONE	-
Beta-BHC	µg/kg	10	NONE	-
Cis-Chlordane	µg/kg	10	NONE	-
Chlorfenvinphos	µg/kg	10	NONE	-
Chlorpyrifos	µg/kg	10	NONE	-
Chlorothalonil	µg/kg	10	NONE	-
Carbophenothion	µg/kg	10	NONE	-
Cyfluthrin (Sum)	µg/kg	10	NONE	-
Delta-BHC	µg/kg	10	NONE	-
Dieldrin	µg/kg	10	NONE	-
Deltamethrin	µg/kg	10	NONE	-
Heptachlor Exo-epoxide	µg/kg	10	NONE	-
Endrin	µg/kg	10	NONE	-
Endosulfan I (alpha isomer)	µg/kg	10	NONE	-
Endosulfan II (beta isomer)	µg/kg	10	NONE	-
Fenthion	µg/kg	10	NONE	-
Isodrin	µg/kg	10	NONE	-
Methacrifos	µg/kg	10	NONE	-

Analytical Report Number: 25-054415
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				708971
Sample Reference				MTP115
Sample Number				None Supplied
Water Matrix				N/A
Depth (m)				0.20
Date Sampled				07/10/2025
Time Taken				None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	
O,p'-DDD	µg/kg	10	NONE	-
O,p'-DDE	µg/kg	10	NONE	-
O,p'-DDT	µg/kg	10	NONE	-
Parathion	µg/kg	10	NONE	-
Parathion-methyl	µg/kg	10	NONE	-
Pendimethalin	µg/kg	10	NONE	-
Phorate	µg/kg	10	NONE	-
Phosalone	µg/kg	10	NONE	-
P,p'-DDD	µg/kg	10	NONE	-
P,p'-DDE	µg/kg	10	NONE	-
P,p'-DDT	µg/kg	10	NONE	-
P,p'-Methoxychlor	µg/kg	10	NONE	-
Propyzamide	µg/kg	10	NONE	-
Triazophos	µg/kg	10	NONE	-
Trans-Chlordane	µg/kg	10	NONE	-
Cypermethrin (Sum)	µg/kg	10	NONE	-
Dichlorvos	µg/kg	10	NONE	-
Dimethoate	µg/kg	10	NONE	-
Diazinon	µg/kg	10	NONE	-
Ethion	µg/kg	10	NONE	-
Fenitrothion	µg/kg	10	NONE	-
Malathion	µg/kg	10	NONE	-
Pirimiphos-methyl	µg/kg	10	NONE	-
Trifluralin	µg/kg	10	NONE	-
Azinphos-ethyl	µg/kg	10	NONE	-

Acid Herbicides

4-CPA	µg/kg	10	NONE	-
Dinoseb	µg/kg	10	NONE	-
Flamprop	µg/kg	10	NONE	-
Ioxynil	µg/kg	10	NONE	-
2,3,6-TBA	µg/kg	10	NONE	-
Bromacil	µg/kg	10	NONE	-
Diclofop	µg/kg	10	NONE	-
Flamprop-Isopropyl	µg/kg	10	NONE	-
MCPP (Mecoprop)	µg/kg	10	NONE	-
Bromoxynil	µg/kg	10	NONE	-
Dichlorprop	µg/kg	10	NONE	-
Clopyralid	µg/kg	10	NONE	-
2,4-D	µg/kg	10	NONE	-
2,4-DB	µg/kg	10	NONE	-
Dicamba	µg/kg	10	NONE	-
2,4,5-TP (Fenoprop)	µg/kg	10	NONE	-
MCPB	µg/kg	10	NONE	-
Picloram	µg/kg	10	NONE	-
2,4,5-T	µg/kg	10	NONE	-
MCPA	µg/kg	10	NONE	-

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number : 25-054415

Project / Site name: Glebe Farm, Steyning

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
708966	MTP111	None Supplied	0.1	Brown loam and clay with gravel and vegetation
708967	MTP112	None Supplied	0.1	Brown loam with gravel and vegetation
708968	MTP112	None Supplied	0.5	Brown loam and clay with gravel and vegetation
708969	MTP112	None Supplied	1	Brown clay and sand with stones
708970	MTP113	None Supplied	0.1	Brown loam and clay with gravel and vegetation
708971	MTP115	None Supplied	0.2	Brown loam and clay with vegetation and stones

Analytical Report Number : 25-054415

Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Organic matter (Automated) in soil	Determination of organic matter in soil by oxidising with potassium dichromate followed by titration with iron (II) sulphate (Walkley Black Method)	In-house method	L009B	D	MCERTS
Total organic carbon (Automated) in soil	Determination of organic matter in soil by oxidising with potassium dichromate followed by titration with iron (II) sulphate (Walkley Black Method)	In-house method	L009B	D	MCERTS
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
Metals in soil by ICP-OES	Determination of metals in soil by aqua-regia digestion followed by ICP-OES	In-house method based on MEWAM 2006 Methods for the Determination of Metals in Soil	L038B	D	MCERTS
Sulphate, water soluble, in soil (16hr extraction)	Sulphate, water soluble, in soil (16hr extraction)	In-house method	L038B	D	MCERTS
Speciated PAHs and/or Semi-volatile organic compounds in soil	Determination of semi-volatile organic compounds (including PAH) in soil by extraction in dichloromethane and hexane followed by GC-MS	In-house method based on USEPA 8270	L064B	D	MCERTS
BTEX and/or Volatile organic compounds in soil	Determination of volatile organic compounds in soil by headspace GC-MS	In-house method based on USEPA 8260	L073B	W	MCERTS
Total petroleum hydrocarbons with carbon banding by GC-FID in soil	Determination of total petroleum hydrocarbons in soil by GC-FID with carbon banding aliphatic and aromatic	In-house method	L076B	D	MCERTS
Total petroleum hydrocarbons with carbon banding by GC-FID/GC-MS HS in soil (Summed Bands)	Determination of total petroleum hydrocarbons in soil by GC-FID/GC-MS HS with carbon banding aliphatic and aromatic (Summed Bands).	Calculation	L076B/L088-PL	D/W	NONE
Chromium III in soil	In-house method by calculation from total Cr and Cr VI	In-house method by calculation	L080-PL/L130B	W	NONE
Hexavalent chromium in soil	Determination of hexavalent chromium in soil by extraction in NaOH and addition of 1,5 diphenylcarbazide followed by colorimetry	In-house method	L080-PL	W	MCERTS
Monohydric phenols in soil	Determination of phenols in soil by extraction with sodium hydroxide followed by distillation followed by colorimetry	In-house method based on Examination of Water and Wastewater 20th Edition: Clesceri, Greenberg & Eaton	L080-PL	W	MCERTS
Total petroleum hydrocarbons with carbon banding by HS-GC/MS in soil	Determination of total petroleum hydrocarbons in soil by HS-GC/MS with carbon banding aliphatic and aromatic	In-house method	L088-PL	W	MCERTS
pH in soil (automated)	Determination of pH in soil by addition of water followed by automated electrometric measurement	In-house method	L099-PL	D	MCERTS

Analytical Report Number : 25-054415
Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:
Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)
Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE
Pesticides by GC-MS/MS	Determination of Pesticides in soil by GC MS/MS	In-house method	L055B	W	NONE
Acid Herbicides by LC-MS	Determination of Acid Herbicides in soil by LC -MS	In-house method	PL	W	NONE
Asbestos identification in Soil	Asbestos Identification with the use of polarised light microscopy in conjunction with dispersion staining techniques	In-house method based on HSG 248, 2021	A001B	D	ISO 17025

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).
For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).
For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.
Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30oC.
Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.
The result for sum should be interpreted with caution



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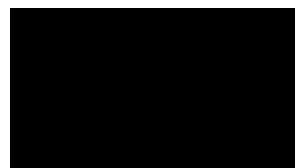
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Analytical Report Number : 25-054419

Project / Site name:	Glebe Farm, Steyning	Samples received on:	08/10/2025
Your job number:	21949AH	Samples instructed on/ Analysis started on:	08/10/2025
Your order number:	25-2-FDO-LABS	Analysis completed by:	28/10/2025
Report Issue Number:	1	Report issued on:	28/10/2025
Samples Analysed:	1 soil sample - 1 leachate sample		



Signed:

Rachel Chappell
Key Account Manager
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils	- 4 weeks from reporting
leachates	- 2 weeks from reporting
waters	- 2 weeks from reporting
asbestos	- 6 months from reporting
air	- once the analysis is complete

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Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

Analytical Report Number: 25-054419
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number	708976			
Sample Reference	MTP112			
Sample Number	None Supplied			
Water Matrix	N/A			
Depth (m)	0.60			
Date Sampled	07/10/2025			
Time Taken	None Supplied			
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

Stone Content	%	0.1	NONE	< 0.1
Moisture Content	%	0.01	NONE	15
Total mass of sample received	kg	0.1	NONE	0.2

General Inorganics

pH (L005B)	pH Units	N/A	MCERTS	7.3
Total Organic Carbon (TOC) - Automated	%	0.1	MCERTS	0.8
Loss on Ignition @ 450°C	%	0.2	MCERTS	4.6
Acid Neutralisation Capacity	mmol/kg	-9999	NONE	0.91

Speciated PAHs

Naphthalene	mg/kg	0.05	MCERTS	< 0.05
Acenaphthylene	mg/kg	0.05	MCERTS	< 0.05
Acenaphthene	mg/kg	0.05	MCERTS	< 0.05
Fluorene	mg/kg	0.05	MCERTS	< 0.05
Phenanthrene	mg/kg	0.05	MCERTS	0.27
Anthracene	mg/kg	0.05	MCERTS	0.08
Fluoranthene	mg/kg	0.05	MCERTS	0.48
Pyrene	mg/kg	0.05	MCERTS	0.37
Benzo(a)anthracene	mg/kg	0.05	MCERTS	0.25
Chrysene	mg/kg	0.05	MCERTS	0.23
Benzo(b)fluoranthene	mg/kg	0.05	ISO 17025	0.28
Benzo(k)fluoranthene	mg/kg	0.05	ISO 17025	0.15
Benzo(a)pyrene	mg/kg	0.05	MCERTS	0.24
Indeno(1,2,3-cd)pyrene	mg/kg	0.05	MCERTS	0.13
Dibenz(a,h)anthracene	mg/kg	0.05	MCERTS	< 0.05
Benzo(ghi)perylene	mg/kg	0.05	MCERTS	0.15
Coronene	mg/kg	0.05	NONE	< 0.05

Total PAH

Total WAC-17 PAHs	mg/kg	0.85	NONE	2.63
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Petroleum Hydrocarbons

Mineral Oil (EC10 - EC40) EH_CU_ID_AL	mg/kg	10	NONE	< 10
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VOCs

Benzene	µg/kg	5	MCERTS	< 5.0
Toluene	µg/kg	5	MCERTS	< 5.0
Ethylbenzene	µg/kg	5	MCERTS	< 5.0
p & m-Xylene	µg/kg	8	MCERTS	< 8.0
o-Xylene	µg/kg	5	MCERTS	< 5.0
Total BTEX	µg/kg	10	MCERTS	< 10



Analytical Report Number: 25-054419
 Project / Site name: Glebe Farm, Steyning
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				708976
Sample Reference				MTP112
Sample Number				None Supplied
Water Matrix				N/A
Depth (m)				0.60
Date Sampled				07/10/2025
Time Taken				None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

PCBs by GC-MS

PCB Congener 28	mg/kg	0.001	MCERTS	< 0.001
PCB Congener 52	mg/kg	0.001	MCERTS	< 0.001
PCB Congener 101	mg/kg	0.001	MCERTS	< 0.001
PCB Congener 118	mg/kg	0.001	MCERTS	< 0.001
PCB Congener 138	mg/kg	0.001	MCERTS	< 0.001
PCB Congener 153	mg/kg	0.001	MCERTS	< 0.001
PCB Congener 180	mg/kg	0.001	MCERTS	< 0.001
Total PCBs	mg/kg	0.007	MCERTS	< 0.007

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number: 25-054419
Project / Site name: Glebe Farm, Steyning

Your Order No: 25-2-FDO-LABS

Lab Sample Number				708976
Sample Reference				MTP112
Sample Number				None Supplied
Water Matrix				N/A
Depth (m)				0.60
Date Sampled				07/10/2025
Time Taken				None Supplied
Analytical Parameter (Leachate Analysis)	Units	Test Limit of detection	Test Accreditation Status	

10:1 WAC Leachate

Arsenic	mg/l	0.001	ISO 17025	< 0.00100
Barium	mg/l	0.00005	ISO 17025	0.00898
Cadmium	mg/l	0.0001	ISO 17025	< 0.000100
Chromium	mg/l	0.0004	ISO 17025	0.00042
Copper	mg/l	0.0007	ISO 17025	0.057
Mercury	mg/l	0.0005	ISO 17025	< 0.000500
Molybdenum	mg/l	0.0004	ISO 17025	< 0.000400
Nickel	mg/l	0.0003	ISO 17025	0.00085
Lead	mg/l	0.001	ISO 17025	< 0.0010
Antimony	mg/l	0.0017	ISO 17025	< 0.0017
Selenium	mg/l	0.004	ISO 17025	< 0.0040
Zinc	mg/l	0.0004	ISO 17025	0.035
Chloride	mg/l	0.15	ISO 17025	1.9
Fluoride	mg/l	0.05	ISO 17025	0.22
Sulphate	mg/l	0.045	ISO 17025	2.9
Total dissolved solids	mg/l	6	ISO 17025	22
Total monohydric phenols	mg/l	0.01	ISO 17025	< 0.010
Dissolved organic carbon	mg/l	0.1	NONE	9.19

10:1 WAC Leachate

Arsenic	mg/kg	0.01	NONE	< 0.0100
Barium	mg/kg	0.0005	NONE	0.0898
Cadmium	mg/kg	0.001	NONE	< 0.00100
Chromium	mg/kg	0.004	NONE	0.0042
Copper	mg/kg	0.007	NONE	0.57
Mercury	mg/kg	0.005	NONE	< 0.00500
Molybdenum	mg/kg	0.004	NONE	< 0.00400
Nickel	mg/kg	0.003	NONE	0.0085
Lead	mg/kg	0.01	NONE	< 0.010
Antimony	mg/kg	0.017	NONE	< 0.017
Selenium	mg/kg	0.04	NONE	< 0.040
Zinc	mg/kg	0.004	NONE	0.35
Chloride	mg/kg	1.5	NONE	19
Fluoride	mg/kg	0.5	NONE	2.2
Sulphate	mg/kg	0.45	NONE	29
Total dissolved solids	mg/kg	60	NONE	220
Total monohydric phenols	mg/kg	0.1	NONE	< 0.10
Dissolved organic carbon	mg/kg	1	NONE	91.9

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

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Waste Acceptance Criteria Analytical Results							
Report No:	25-054419						
				Client: Merebrook			
Location	Glebe Farm, Steyning						
Lab Reference (Sample Number)	708976			Landfill Waste Acceptance Criteria			
				Limits			
Sampling Date	07/10/2025			Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill	
Sample ID	MTP112						
Depth (m)	0.60						
Solid Waste Analysis							
TOC (%)**	0.8			3%	5%	6%	
Loss on Ignition (%) **	4.6			--	--	10%	
BTEX (µg/kg) **	< 10			6000	--	--	
Sum of PCBs (mg/kg) **	< 0.007			1	--	--	
Mineral Oil (mg/kg) EH, 1D, CU, AL	< 10			500	--	--	
Total PAH (WAC-17) (mg/kg)	2.63			100	--	--	
pH (units)**	7.3			--	>6	--	
Acid Neutralisation Capacity (mmol / kg)	0.91			--	To be evaluated	To be evaluated	
Eluate Analysis (BS EN 12457 - 2 preparation utilising end over end leaching procedure)	10:1			10:1	Limit values for compliance leaching test		
	mg/l			mg/kg	using BS EN 12457-2 at L/S 10 l/kg (mg/kg)		
Arsenic *	< 0.00100			< 0.0100	0.5	2	25
Barium *	0.00898			0.0898	20	100	300
Cadmium *	< 0.000100			< 0.00100	0.04	1	5
Chromium *	0.00042			0.0042	0.5	10	70
Copper *	0.057			0.57	2	50	100
Mercury *	< 0.000500			< 0.00500	0.01	0.2	2
Molybdenum *	< 0.000400			< 0.00400	0.5	10	30
Nickel *	0.00085			0.0085	0.4	10	40
Lead *	< 0.0010			< 0.010	0.5	10	50
Antimony *	< 0.0017			< 0.017	0.06	0.7	5
Selenium *	< 0.0040			< 0.040	0.1	0.5	7
Zinc *	0.035			0.35	4	50	200
Chloride *	1.9			19	800	15000	25000
Fluoride*	0.22			2.2	10	150	500
Sulphate *	2.9			29	1000	20000	50000
TDS*	22			220	4000	60000	100000
Phenol Index (Monohydric Phenols) *	< 0.010			< 0.10	1	-	-
DOC	9.19			91.9	500	800	1000
Leach Test Information							
Stone Content (%)	< 0.1						
Sample Mass (kg)	0.2						
Dry Matter (%)	85						
Moisture (%)	15						
Results are expressed on a dry weight basis, after correction for moisture content where applicable.							
				* = UKAS accredited (liquid eluate analysis only)			
Stated limits are for guidance only and i2 cannot be held responsible for any discrepancies with current legislation				** = MCERTS accredited			
Landfill WAC analysis (specifically leaching test results) must not be used for hazardous waste classification purposes as defined by the Waste (England and Wales) Regulations 2011 (as amended) and EA Guidance WM3. This analysis is only applicable for landfill acceptance criteria (The Environmental Permitting (England and Wales) Regulations) and does not give any indication as to whether a waste may be hazardous or non-hazardous.							



Analytical Report Number : 25-054419

Project / Site name: Glebe Farm, Steyning

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
708976	MTP112	None Supplied	0.6	Brown clay and sand with gravel

Analytical Report Number : 25-054419

Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
pH at 20°C in soil	Determination of pH in soil by addition of water followed by electrometric measurement	In-house method	L005B	W	MCERTS
Total organic carbon (Automated) in soil	Determination of organic matter in soil by oxidising with potassium dichromate followed by titration with iron (II) sulphate (Walkley Black Method)	In-house method	L009B	D	MCERTS
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
PCB's By GC-MS in soil	Determination of PCB by extraction with hexane followed by GC-MS	In-house method based on USEPA 8082	L027B	D	MCERTS
Total dissolved solids 10:1 WAC	Determination of total dissolved solids in water by electrometric measurement	In-house method based on Examination of Water and Wastewater 20th Edition: Clesceri, Greenberg & Eaton	L031B	W	ISO 17025
Fluoride 10:1 WAC	Determination of fluoride in leachate by 1:1 ratio with a buffer solution followed by Ion Selective Electrode	In-house method based on Use of Total Ionic Strength Adjustment Buffer for Electrode Determination	L033B	W	ISO 17025
Dissolved organic carbon 10:1 WAC	Determination of dissolved organic carbon in leachate by TOC/DOC NDIR Analyser	In-house method based on Examination of Water and Wastewater 20th Edition: Clesceri, Greenberg & Eaton	L037B	W	NONE
Metals in leachate by ICP-OES	Determination of metals in leachate by acidification followed by ICP-OES	In-house method based on MEWAM 2006 Methods for the Determination of Metals in Soil	L039B	W	ISO 17025
One stage WAC 10:1 leachate preparation	One stage batch test at a liquid to solid ratio of 10 L/kg	BS EN 12457-2-2002	L043B	W	ISO 17025
Acid neutralisation capacity of soil	Determination of acid neutralisation capacity by addition of acid or alkali followed by electronic probe	In-house method based on Guidance on Sampling and Testing of Wastes to Meet Landfill Waste Acceptance	L046B	W	NONE
Loss on ignition of soil @ 450°C	Determination of loss on ignition in soil by gravimetrically with the sample being ignited in a muffle furnace	In-house method	L047-PL	D	MCERTS
Speciated PAHs and/or Semi-volatile organic compounds in soil	Determination of semi-volatile organic compounds (including PAH) in soil by extraction in dichloromethane and hexane followed by GC-MS	In-house method based on USEPA 8270	L064B	D	MCERTS
BTEX and/or Volatile organic compounds in soil	Determination of volatile organic compounds in soil by headspace GC-MS	In-house method based on USEPA 8260	L073B	W	MCERTS
Total petroleum hydrocarbons by GC-FID in soil	Determination of total petroleum hydrocarbons in soil by GC-FID	In-house method	L076B	D	NONE

Analytical Report Number : 25-054419

Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Monohydric phenols 10:1 WAC	Determination of phenols in leachate by distillation followed by colorimetry	In-house method based on Examination of Water and Wastewater 20th Edition: Clesceri, Greenberg & Eaton	L080-PL	W	ISO 17025
Chloride 10:1 WAC	Determination of Chloride colorimetrically by discrete analyser	In-house based on MEWAM Method ISBN 0117516260	L082B	W	ISO 17025
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).

For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).

For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.

Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30°C.

Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.

The result for sum should be interpreted with caution

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Analytical Report Number : 25-054420

Project / Site name:	Glebe Farm, Steyning	Samples received on:	08/10/2025
Your job number:	21949AH	Samples instructed on/ Analysis started on:	08/10/2025
Your order number:	25-2-FDO-LABS	Analysis completed by:	28/10/2025
Report Issue Number:	1	Report issued on:	28/10/2025
Samples Analysed:	3 soil samples		

Signed:

Joanna Biolik
Senior Reporting Specialist
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils	- 4 weeks from reporting
leachates	- 2 weeks from reporting
waters	- 2 weeks from reporting
asbestos	- 6 months from reporting
air	- once the analysis is complete

Excel copies of reports are only valid when accompanied by this PDF certificate.

Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

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Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
	Pass BS 3882 for Low fertility;						client		
Report No:	25-054420					Merebrook			
Location	Glebe Farm, Steyning								
Lab Reference (Sample Number)	708977								
Sampling Date	07/10/2025								
Sample ID	MTP111								
Depth (m)	0.10			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	SANDY SILT LOAM	Y	Y	Y	Y	Y	Y
Maximum coarse fragment content:	>2mm	%m/m	14.00	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	4.50						
	Clay 5-20%		Y	Y	Y	Y	Y	Y	Y
	Clay 20-35%		-	-	-	-	-	-	-
Soil pH:		pH	6.60	Y	N	N	Y	N	N
Carbonate:		%m/m	4.30	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.20	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	9.80	N	N	N	Y	Y	Y
	Extractable Potassium	mg/l	175.00	Y	Y	Y	-	-	-
	Extractable Magnesium	mg/l	150.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	13.41	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	1900.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	98.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	34.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	20.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Fail	Fail	Fail	Pass	Fail	Fail
Results are expressed on a dry weight basis, after correction for moisture content where applicable Stated limits are for guidance only and i2 cannot be held responsible for any discrepancies with current legislation									

** = MCERTS accredited

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Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
	Pass BS 3882 for Low fertility; Low fertility calcareous						client		
Report No:	25-054420					Merebrook			
Location	Glebe Farm, Steyning								
Lab Reference (Sample Number)	708978								
Sampling Date	07/10/2025								
Sample ID	MTP112								
Depth (m)	0.10			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	CLAY LOAM	Y	Y	Y	Y	Y	Y
Maximum coarse fragment content:	>2mm	%m/m	8.80	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	5.90						
	Clay 5-20%		-	-	-	-	-	-	-
	Clay 20-35%		Y	Y	Y	Y	Y	Y	Y
Soil pH:		pH	7.90	Y	N	Y	Y	N	Y
Carbonate:		%m/m	2.20	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.25	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	5.80	N	N	N	Y	Y	Y
	Extractable Potassium	mg/l	80.40	N	N	N	-	-	-
	Extractable Magnesium	mg/l	100.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	13.98	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	1900.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	60.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	22.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	26.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Fail	Fail	Fail	Pass	Fail	Pass
Results are expressed on a dry weight basis, after correction for moisture content where applicable Stated limits are for guidance only and i2 cannot be held responsible for any discrepancies with current legislation									

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Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
	Pass BS 3882 for Low fertility;					client			
Report No:	25-054420				Merebrook				
Location	Glebe Farm, Steyning								
Lab Reference (Sample Number)	708979								
Sampling Date	07/10/2025								
Sample ID	MTP114								
Depth (m)	0.20			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	SANDY SILT LOAM	Y	Y	Y	Y	Y	Y
Maximum coarse fragment content:	>2mm	%m/m	5.50	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	5.70						
	Clay 5-20%		Y	Y	Y	Y	Y	Y	Y
	Clay 20-35%		-	-	-	-	-	-	-
Soil pH:		pH	6.60	Y	N	N	Y	N	N
Carbonate:		%m/m	3.20	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.24	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	5.10	N	N	N	Y	Y	Y
	Extractable Potassium	mg/l	117.00	N	N	N	-	-	-
	Extractable Magnesium	mg/l	160.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	14.15	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	1800.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	74.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	21.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	26.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Fail	Fail	Fail	Pass	Fail	Fail
Results are expressed on a dry weight basis, after correction for moisture content where applicable Stated limits are for guidance only and i2 cannot be held responsible for any discrepancies with current legislation									

** = MCERTS accredited



Analytical Report Number : 25-054420
 Project / Site name: Glebe Farm, Steyning

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
708977	MTP111	None Supplied	0.1	Brown loam and clay with gravel and vegetation
708978	MTP112	None Supplied	0.1	Brown loam with gravel and vegetation
708979	MTP114	None Supplied	0.2	Brown loam and clay with gravel and vegetation

Analytical Report Number : 25-054420
Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:
Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)
Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Coarse Fragment and Contaminant Analysis	Determination of >2mm contaminants	BS3882:2007 & BS8601:2013 & PAS 100:2005	L019B	D	NONE
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
Conductivity (BS 3882/BS 8601)	Determination of the conductivity of soil in accordance with BS 3882:2007 methodology	BS 3882:2007 & BS 8601:2013	L031B	D	NONE
Carbonate (Topsoil - BS 3882)	Determination of Carbonate as per BS 3882:2015	Method based on BS 3882:2015	L034-PL	D	NONE
Extractable/Available Metals (BS 3882/BS 8601)	Determination of the extractable metals in soil, in accordance with BS 3882:2007 methodology	BS3882:2007 & BS8601:2013	L038B	D	NONE
Metals in soil by ICP-OES	Determination of metals in soil by aqua-regia digestion followed by ICP-OES	In-house method based on MEWAM 2006 Methods for the Determination of Metals in Soil	L038B	D	MCERTS
Carbon to Nitrogen Ratio (Topsoil - BS3882:2015)	Carbon to Nitrogen ratio (:1) calculated using Loss on Ignition	BS3882:2015	L047-PL/L087B	W	NONE
Mass loss on ignition (Topsoil - BS 3882)	Determination of Loss on Ignition as per BS 3882:2015	Method based on BS 3882:2015	L047-PL	D	NONE
Phosphorus as PO4 (BS 3882/BS 8601)	Determination of the extractable phosphorus in soil, in accordance with BS 3882:2007 methodology	Method based on BS 3882:2015 & BS 8601:2013	L048B	D	NONE
Kjeldahl nitrogen in soil	Determination of total nitrogen using the Kjeldahl-digestion method and ion selective electrode	In-house method based on BS 7755-3.7:1995	L087B	D	NONE
pH (BS 3882/BS 8601)	Determination of the pH of soil in accordance with BS 3882:2007 methodology	BS 3882:2007 & BS 8601:2013	L099-PL	D	NONE
Topsoil (BS 3882:2015)	Specification for topsoil	BS 3882:2015	PL		NONE
Textural Classification Diagram (BS 3882:2015)	BS 3882:2015	BS 3882:2015	PL		NONE
Geotechnical Testing	See attached geotechnical report	See attached geotechnical report	PL		NONE

Analytical Report Number : 25-054420
Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:
Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)
Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).
For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).
For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.
Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30oC.
Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.
The result for sum should be interpreted with caution

TEST CERTIFICATE

SPECIFICATION FOR TOPSOIL
In-house method based on: BS 3882: 2015



Client: Merebrook
Client Address: 1 St Anns Street, Manchester,
M2 7LR

Contact: Not Given
Site Address: Glebe Farm, Steyning

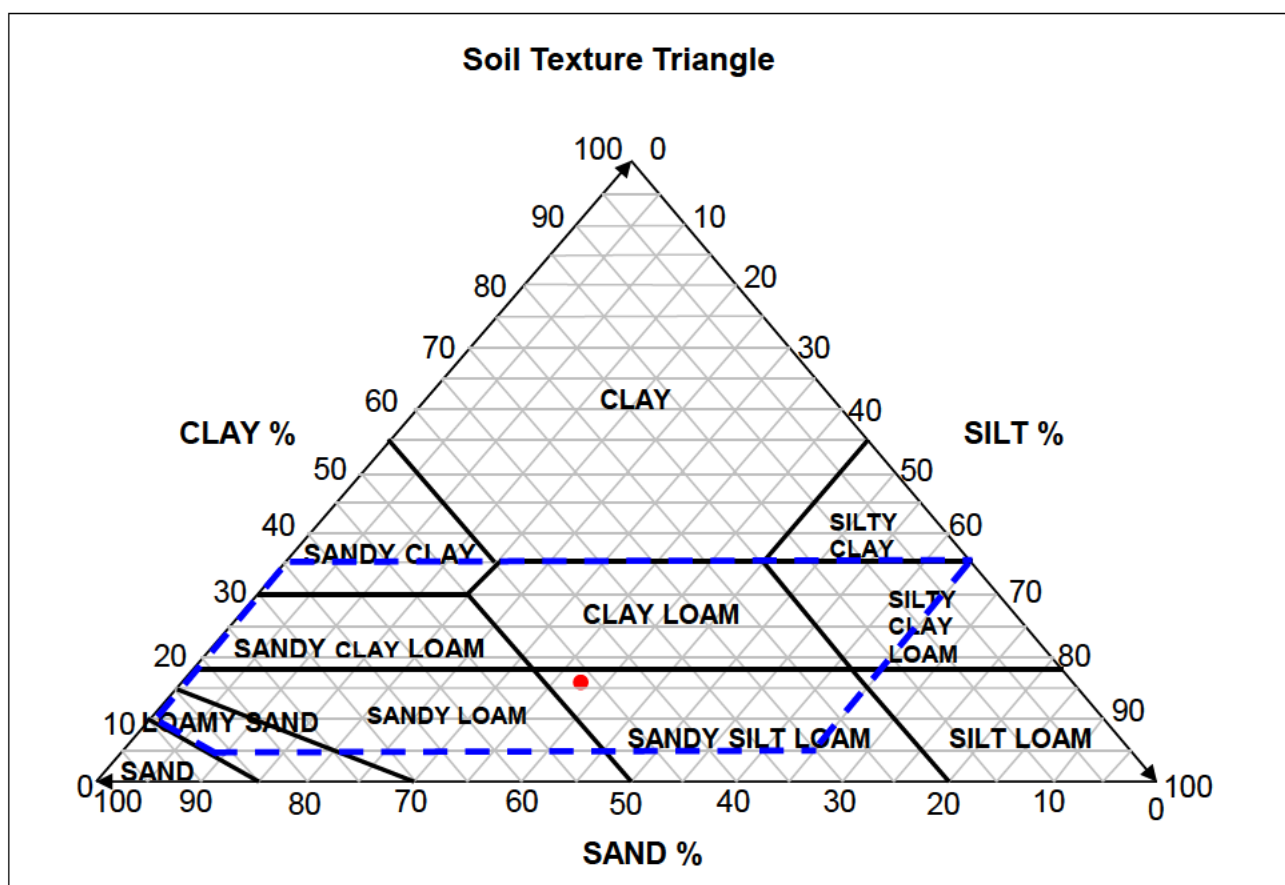
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Client Reference: 21949AH
Job Number: 25-054420-2
Date Sampled: 07/10/2025
Date Received: 08/10/2025
Date Tested: 13/10/2025
Sampled By: Not Given

Test Results:

Laboratory Reference: 708977
Hole No.: MTP111
Sample Reference: Not Given
Sample Description: SANDY SILT LOAM

Depth Top [m]: 0.10
Depth Base [m]: Not Given
Sample Type: ES



Sample Proportion	% dry mass
Sand	46.9
Silt	36.1
Clay	17.0

Texture within acceptable area (Y/N) ☒ Y

Remarks:

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Signed:



Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

Page 1 of 1

Date Reported: 27/10/2025

GF 286.12

TEST CERTIFICATE

SPECIFICATION FOR TOPSOIL
In-house method based on: BS 3882: 2015



Client: Merebrook
Client Address: 1 St Anns Street, Manchester,
M2 7LR

Contact: Not Given
Site Address: Glebe Farm, Steyning

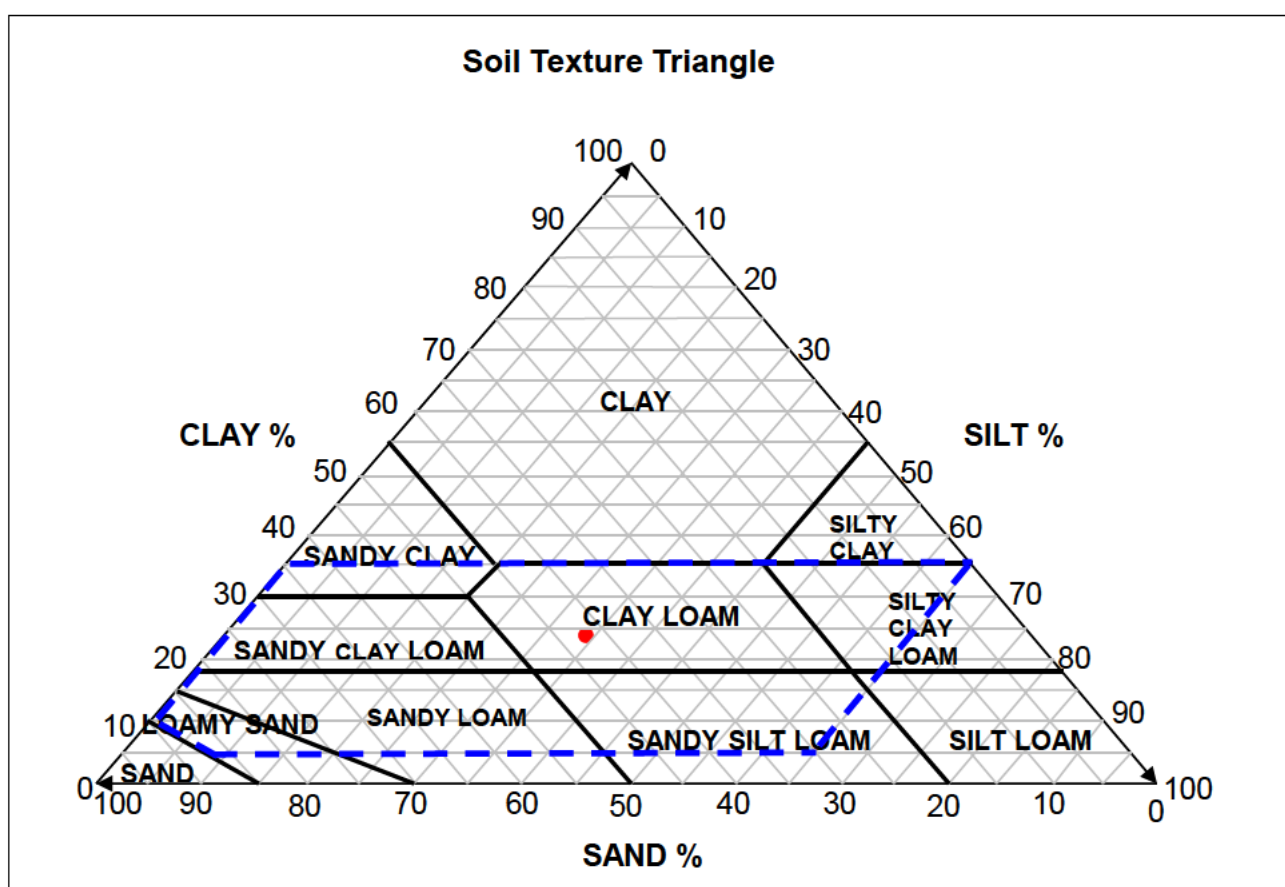
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Client Reference: 21949AH
Job Number: 25-054420-2
Date Sampled: 07/10/2025
Date Received: 08/10/2025
Date Tested: 23/10/2025
Sampled By: Not Given

Test Results:

Laboratory Reference: 708978
Hole No.: MTP112
Sample Reference: Not Given
Sample Description: CLAY LOAM

Depth Top [m]: 0.10
Depth Base [m]: Not Given
Sample Type: ES



Sample Proportion	% dry mass
Sand	42.5
Silt	32.6
Clay	24.9

Texture within acceptable area (Y/N) ☒ Y

Remarks: Replaces Analytical Report Number 25-054420, issue no 1; Additional results of Topsoil

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Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

TEST CERTIFICATE

SPECIFICATION FOR TOPSOIL
In-house method based on: BS 3882: 2015



Client: Merebrook
Client Address: 1 St Anns Street, Manchester,
M2 7LR

Contact: Not Given
Site Address: Glebe Farm, Steyning

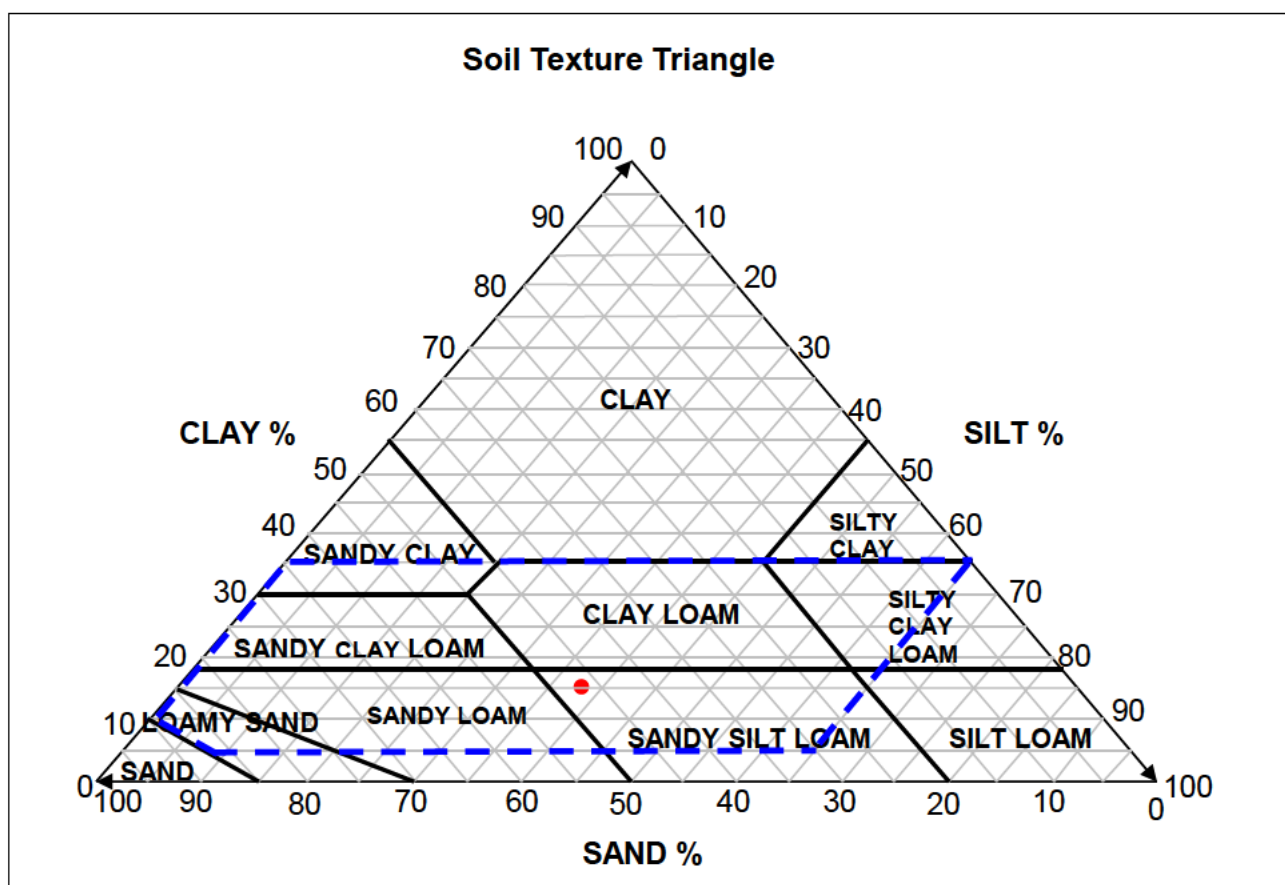
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Client Reference: 21949AH
Job Number: 25-054420-2
Date Sampled: 07/10/2025
Date Received: 08/10/2025
Date Tested: 13/10/2025
Sampled By: Not Given

Test Results:

Laboratory Reference: 708979
Hole No.: MTP114
Sample Reference: Not Given
Sample Description: SANDY SILT LOAM

Depth Top [m]: 0.20
Depth Base [m]: Not Given
Sample Type: ES



Sample Proportion	% dry mass
Sand	47.2
Silt	36.5
Clay	16.3

Texture within acceptable area (Y/N) ☒ Y

Remarks:

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Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

Page 1 of 1

Date Reported: 27/10/2025

GF 286.12

TEST CERTIFICATE

SPECIFICATION FOR TOPSOIL
In-house method based on: BS 3882: 2015



Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Ben Alexander
Site Address: Glebe Farm, Steyning

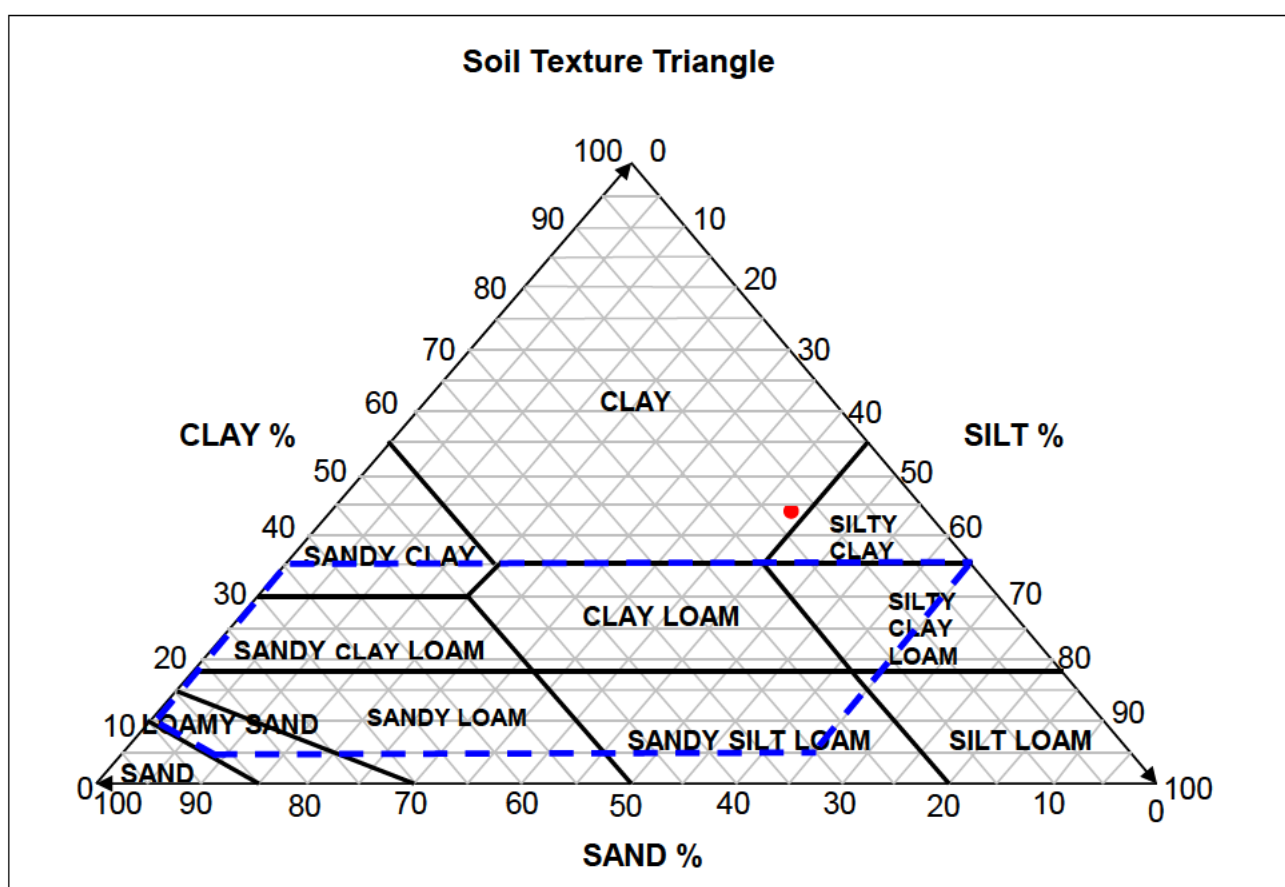
Client Reference: 21949AH
Job Number: 25-055908-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 22/10/2025
Sampled By: Not Given

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 717433
Hole No.: CBR10
Sample Reference: Not Given
Sample Description: CLAY

Depth Top [m]: 0.10
Depth Base [m]: Not Given
Sample Type: ES



Sample Proportion	% dry mass
Sand	13.2
Silt	41.8
Clay	45.0

Texture within acceptable area (Y/N)

Remarks:

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Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

TEST CERTIFICATE

SPECIFICATION FOR TOPSOIL
In-house method based on: BS 3882: 2015



Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Ben Alexander
Site Address: Glebe Farm, Steyning

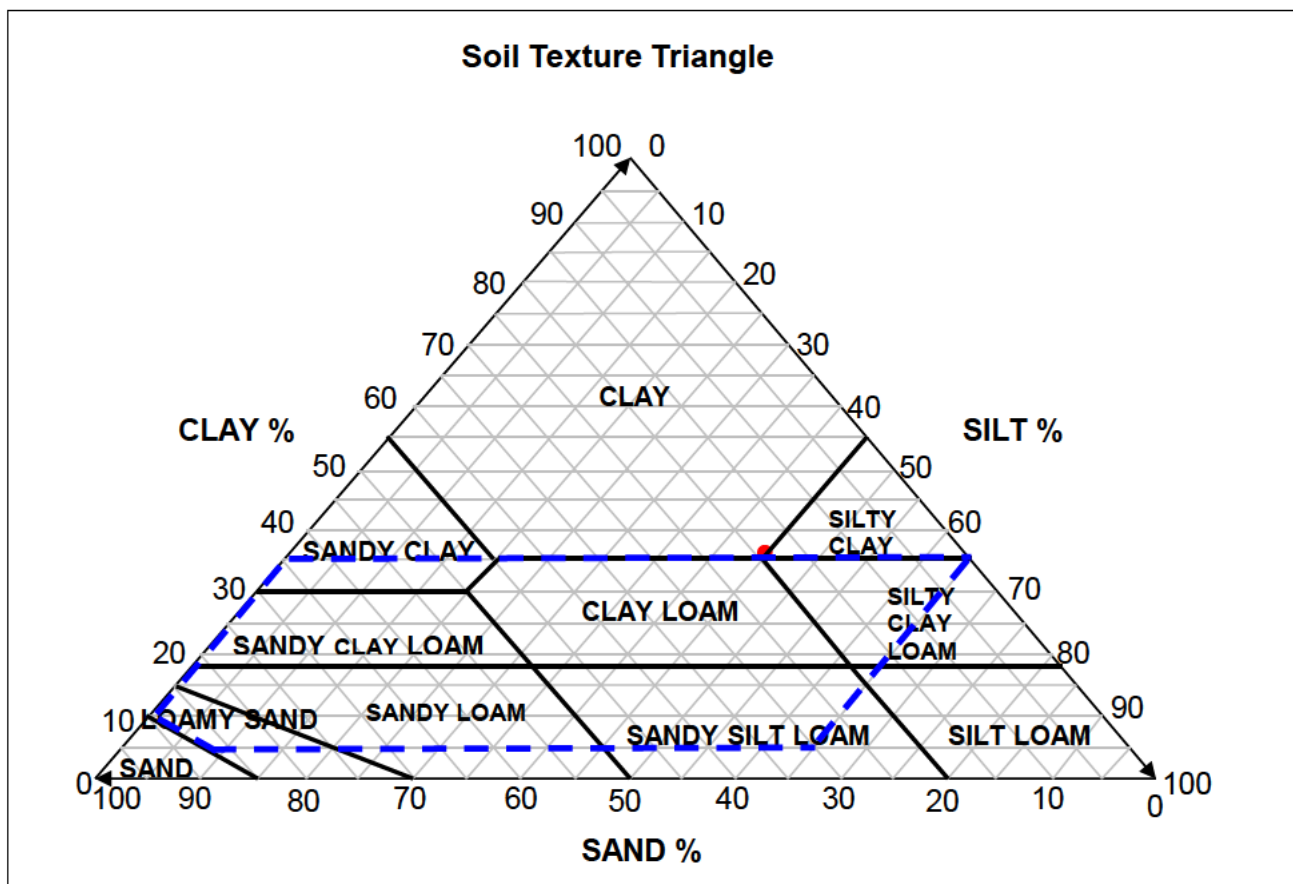
Client Reference: 21949AH
Job Number: 25-055908-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 22/10/2025
Sampled By: Not Given

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 717434
Hole No.: CBR2
Sample Reference: Not Given
Sample Description: CLAY

Depth Top [m]: 0.20
Depth Base [m]: Not Given
Sample Type: ES



Sample Proportion	% dry mass
Sand	19.3
Silt	43.2
Clay	37.5

Texture within acceptable area (Y/N)

Remarks:

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Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

TEST CERTIFICATE

SPECIFICATION FOR TOPSOIL
In-house method based on: BS 3882: 2015



Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
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Contact: Ben Alexander
Site Address: Glebe Farm, Steyning

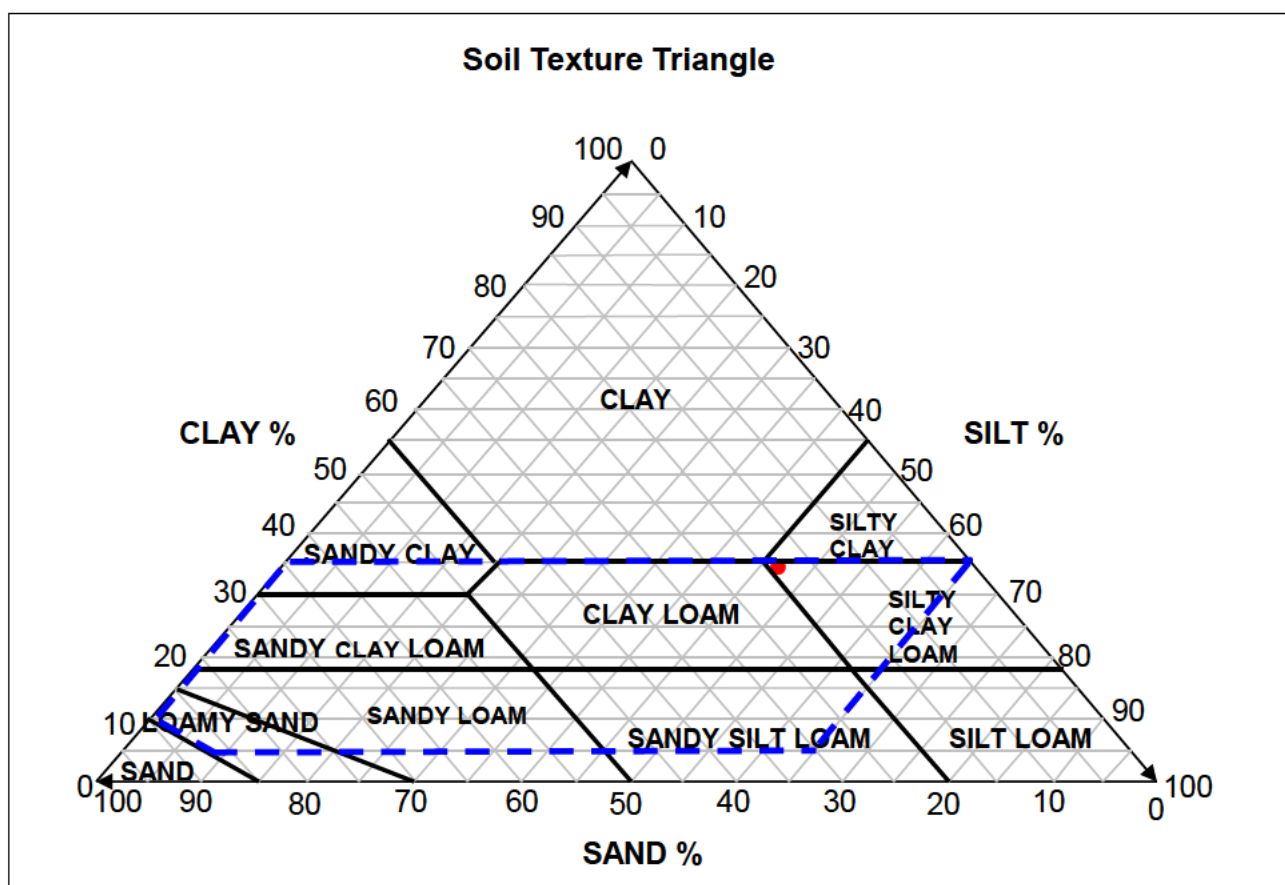
Client Reference: 21949AH
Job Number: 25-055908-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 22/10/2025
Sampled By: Not Given

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 717435
Hole No.: CBR12
Sample Reference: Not Given
Sample Description: SILTY CLAY

Depth Top [m]: 0.20
Depth Base [m]: Not Given
Sample Type: ES



Sample Proportion	% dry mass
Sand	19.1
Silt	45.3
Clay	35.6

Texture within acceptable area (Y/N)

Remarks:

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Signed:



Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd



Merebrook
First Floor
1 Leonard Place
Westerham Road
Keston
BR2 6HQ

t: 01689 889980

e: balexander@merebrook.co.uk
charlie.oliveira@merebrook.co.uk;labresults@merebrook.co.uk

i2 Analytical Ltd.
7 Woodshots Meadow,
Croxley Green
Business Park,
Watford,
Herts,
WD18 8YS

t: 01923 225404

f: 01923 237404

e: info-i2analytical@normecgroup.com

Analytical Report Number : 25-055908

Project / Site name:	Glebe Farm, Steyning	Samples received on:	08/10/2025
Your job number:	21949AH	Samples instructed on/ Analysis started on:	17/10/2025
Your order number:	25-2-FDO-LABS	Analysis completed by:	27/10/2025
Report Issue Number:	1	Report issued on:	27/10/2025
Samples Analysed:	3 soil samples		

Signed:

Rachel Chappell
Key Account Manager
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils	- 4 weeks from reporting
leachates	- 2 weeks from reporting
waters	- 2 weeks from reporting
asbestos	- 6 months from reporting
air	- once the analysis is complete

Excel copies of reports are only valid when accompanied by this PDF certificate.

Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

i2 Analytical
7 Woodshots Meadow
Croxley Green Business Park
Watford, WD18 8YS

Telephone: 01923 225404
Fax: 01923 237404
email:reception@i2analytical.com

Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
	Fail BS 3882							client	
Report No:	25-055908						Merebrook		
Location	Glebe Farm, Steyning								
Lab Reference (Sample Number)	717433								
Sampling Date	06/10/2025								
Sample ID	CBR10								
Depth (m)	0.10			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	CLAY	N	N	N	N	N	N
Maximum coarse fragment content:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	5.90						
	Clay 5-20%		-	-	-	-	-	-	-
	Clay 20-35%		-	-	-	-	-	-	-
Soil pH:		pH	7.60	Y	N	Y	Y	N	Y
Carbonate:		%m/m	4.30	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.24	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	80.00	Y	Y	Y	N	N	N
	Extractable Potassium	mg/l	361.00	Y	Y	Y	-	-	-
	Extractable Magnesium	mg/l	240.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	14.45	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	2200.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	75.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	29.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	22.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Fail	Fail	Fail	Fail	Fail	Fail
Results are expressed on a dry weight basis, after correction for moisture content where applicable Stated limits are for guidance only and I2 cannot be held responsible for any discrepancies with current legislation									

** = MCERTS accredited

i2 Analytical
7 Woodshots Meadow
Croxley Green Business Park
Watford, WD18 8YS

Telephone: 01923 225404
Fax: 01923 237404
email: reception@i2analytical.com

Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
Fail BS 3882				client					
Report No:	25-055908			Merebrook					
Location	Glebe Farm, Steyning								
Lab Reference (Sample Number)	717434								
Sampling Date	06/10/2025								
Sample ID	CBR2								
Depth (m)	0.20			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	CLAY	N	N	N	N	N	N
Maximum coarse fragment content:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	6.70						
	Clay 5-20%		-	-	-	-	-	-	-
	Clay 20-35%		-	-	-	-	-	-	-
Soil pH:		pH	7.70	Y	N	Y	Y	N	Y
Carbonate:		%m/m	5.20	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.30	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	20.00	Y	Y	Y	Y	Y	Y
	Extractable Potassium	mg/l	103.00	N	N	N	-	-	-
	Extractable Magnesium	mg/l	200.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	13.35	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	2000.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	62.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	24.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	25.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Fail	Fail	Fail	Fail	Fail	Fail

Results are expressed on a dry weight basis, after correction for moisture content where applicable
Stated limits are for guidance only and I2 cannot be held responsible for any discrepancies with current legislation

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email: reception@i2analytical.com

Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
	Fail BS 3882				client				
Report No:	25-055908			Merebrook					
Location	Glebe Farm, Steyning								
Lab Reference (Sample Number)	717435								
Sampling Date	06/10/2025								
Sample ID	CBR12								
Depth (m)	0.20			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	SILTY CLAY	N	N	N	N	N	N
Maximum coarse fragment content:	>2mm	%m/m	7.30	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	6.50						
	Clay 5-20%		-	-	-	-	-	-	-
	Clay 20-35%		-	-	-	-	-	-	-
Soil pH:		pH	7.00	Y	N	N	Y	N	N
Carbonate:		%m/m	5.20	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.32	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	25.00	Y	Y	Y	N	N	N
	Extractable Potassium	mg/l	306.00	Y	Y	Y	-	-	-
	Extractable Magnesium	mg/l	290.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	11.96	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	2300.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	58.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	24.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	26.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Fail	Fail	Fail	Fail	Fail	Fail

Results are expressed on a dry weight basis, after correction for moisture content where applicable
Stated limits are for guidance only and I2 cannot be held responsible for any discrepancies with current legislation

** = MCERTS accredited

Analytical Report Number : 25-055908

Project / Site name: Glebe Farm, Steyning

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
717433	CBR10	None Supplied	0.1	Brown loam and clay with gravel and vegetation
717434	CBR2	None Supplied	0.2	Brown loam and clay with gravel and vegetation
717435	CBR12	None Supplied	0.2	Brown loam and clay with gravel and vegetation

Analytical Report Number : 25-055908
Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:
Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)
Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Coarse Fragment and Contaminant Analysis	Determination of >2mm contaminants	BS3882:2007 & BS8601:2013 & PAS 100:2005	L019B	D	NONE
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
Conductivity (BS 3882/BS 8601)	Determination of the conductivity of soil in accordance with BS 3882:2007 methodology	BS 3882:2007 & BS 8601:2013	L031B	D	NONE
Carbonate (Topsoil - BS 3882)	Determination of Carbonate as per BS 3882:2015	Method based on BS 3882:2015	L034-PL	D	NONE
Extractable/Available Metals (BS 3882/BS 8601)	Determination of the extractable metals in soil, in accordance with BS 3882:2007 methodology	BS3882:2007 & BS8601:2013	L038B	D	NONE
Metals in soil by ICP-OES	Determination of metals in soil by aqua-regia digestion followed by ICP-OES	In-house method based on MEWAM 2006 Methods for the Determination of Metals in Soil	L038B	D	MCERTS
Carbon to Nitrogen Ratio (Topsoil - BS3882:2015)	Carbon to Nitrogen ratio (:1) calculated using Loss on Ignition	BS3882:2015	L047-PL/L087B	W	NONE
Mass loss on ignition (Topsoil - BS 3882)	Determination of Loss on Ignition as per BS 3882:2015	Method based on BS 3882:2015	L047-PL	D	NONE
Phosphorus as PO ₄ (BS 3882/BS 8601)	Determination of the extractable phosphorus in soil, in accordance with BS 3882:2007 methodology	Method based on BS 3882:2015 & BS 8601:2013	L048B	D	NONE
Kjeldahl nitrogen in soil	Determination of total nitrogen using the Kjeldahl-digestion method and ion selective electrode	In-house method based on BS 7755-3.7:1995	L087B	D	NONE
pH (BS 3882/BS 8601)	Determination of the pH of soil in accordance with BS 3882:2007 methodology	BS 3882:2007 & BS 8601:2013	L099-PL	D	NONE
Topsoil (BS 3882:2015)	Specification for topsoil	BS 3882:2015	PL		NONE
Textural Classification Diagram (BS 3882:2015)	BS 3882:2015	BS 3882:2015	PL		NONE
Geotechnical Testing	See attached geotechnical report	See attached geotechnical report	PL		NONE

Analytical Report Number : 25-055908

Project / Site name: Glebe Farm, Steyning

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).

For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).

For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.

Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30oC.

Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.

The result for sum should be interpreted with caution

TEST CERTIFICATE

SPECIFICATION FOR TOPSOIL
In-house method based on: BS 3882: 2015



Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: C Oliveira
Site Address: Glebe Farm

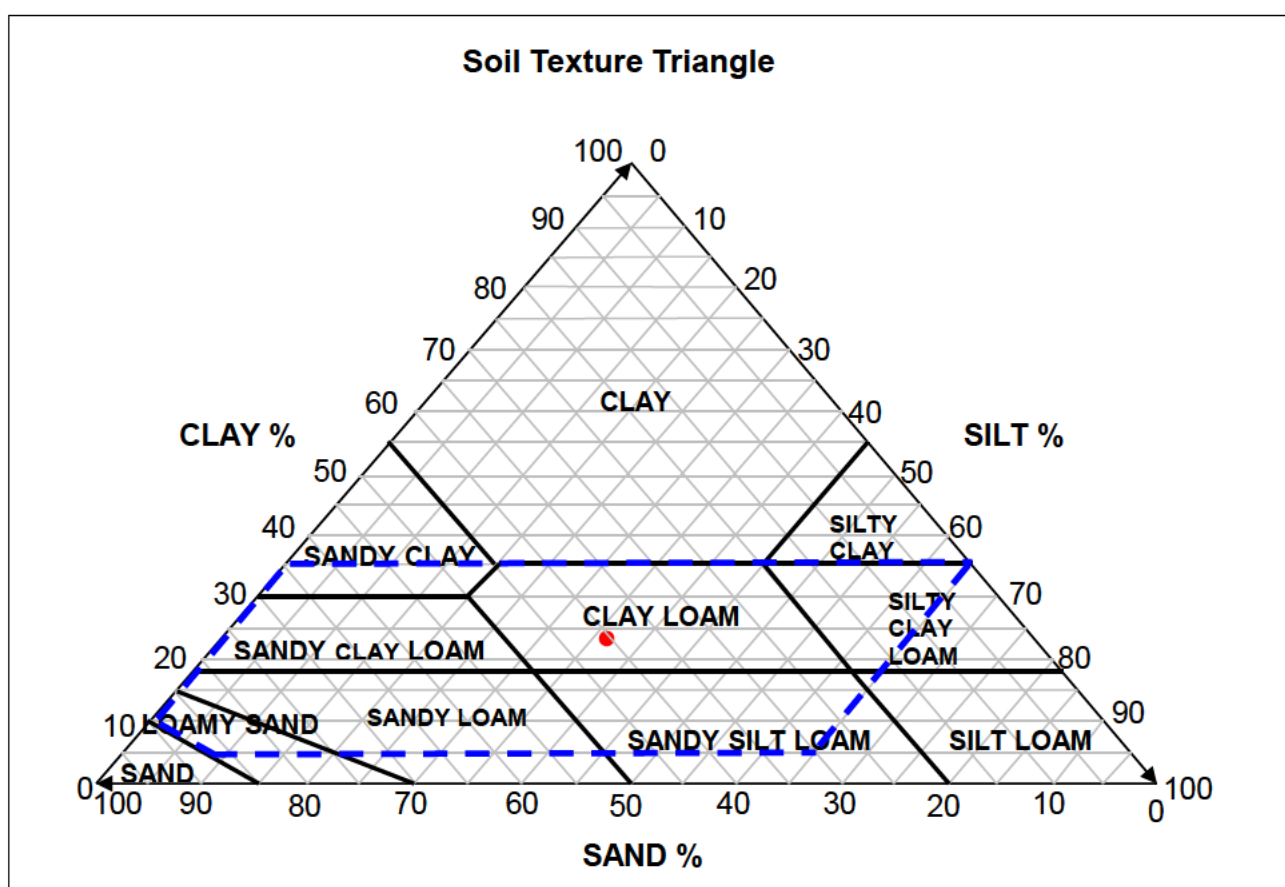
Client Reference: 21949AH
Job Number: 25-058450-1
Date Sampled: 24/10/2025
Date Received: 28/10/2025
Date Tested: 03/11/2025
Sampled By: Not Given

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 732019
Hole No.: CBR8-ES
Sample Reference: Not Given
Sample Description: CLAY LOAM

Depth Top [m]: 0.20
Depth Base [m]: Not Given
Sample Type: D



Sample Proportion	% dry mass
Sand	40.8
Silt	34.8
Clay	24.4

Texture within acceptable area (Y/N) ☒ Y

Remarks:

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Signed:



Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

TEST CERTIFICATE

SPECIFICATION FOR TOPSOIL
In-house method based on: BS 3882: 2015



Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
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BR2 6HQ
Contact: C Oliveira
Site Address: Glebe Farm

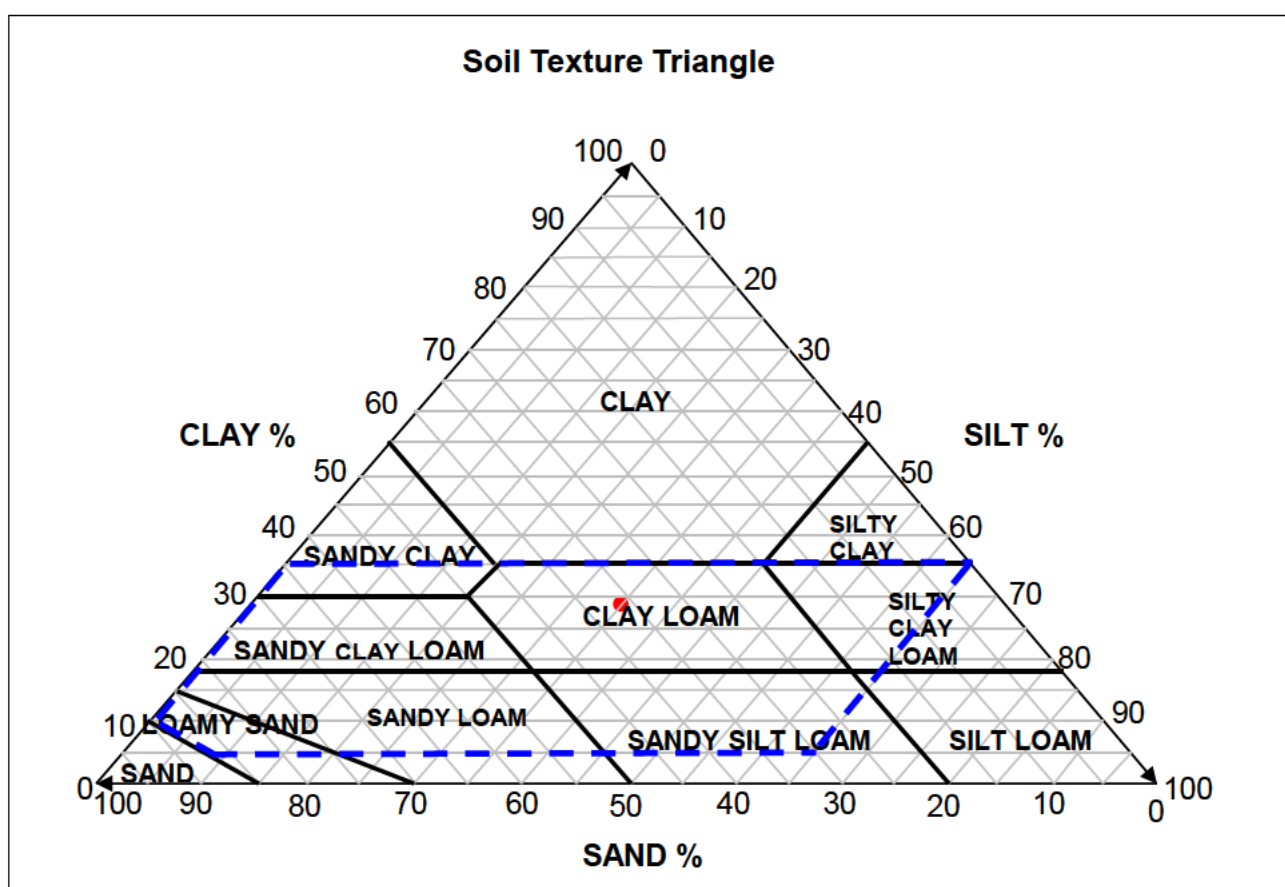
Client Reference: 21949AH
Job Number: 25-058450-1
Date Sampled: 24/10/2025
Date Received: 28/10/2025
Date Tested: 03/11/2025
Sampled By: Not Given

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 732020
Hole No.: CBR14-ES
Sample Reference: Not Given
Sample Description: CLAY LOAM

Depth Top [m]: 0.20
Depth Base [m]: Not Given
Sample Type: D



Sample Proportion	% dry mass
Sand	36.7
Silt	33.3
Clay	30.0

Texture within acceptable area (Y/N)

Remarks:

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TEST CERTIFICATE

SPECIFICATION FOR TOPSOIL
In-house method based on: BS 3882: 2015



Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
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Contact: C Oliveira
Site Address: Glebe Farm

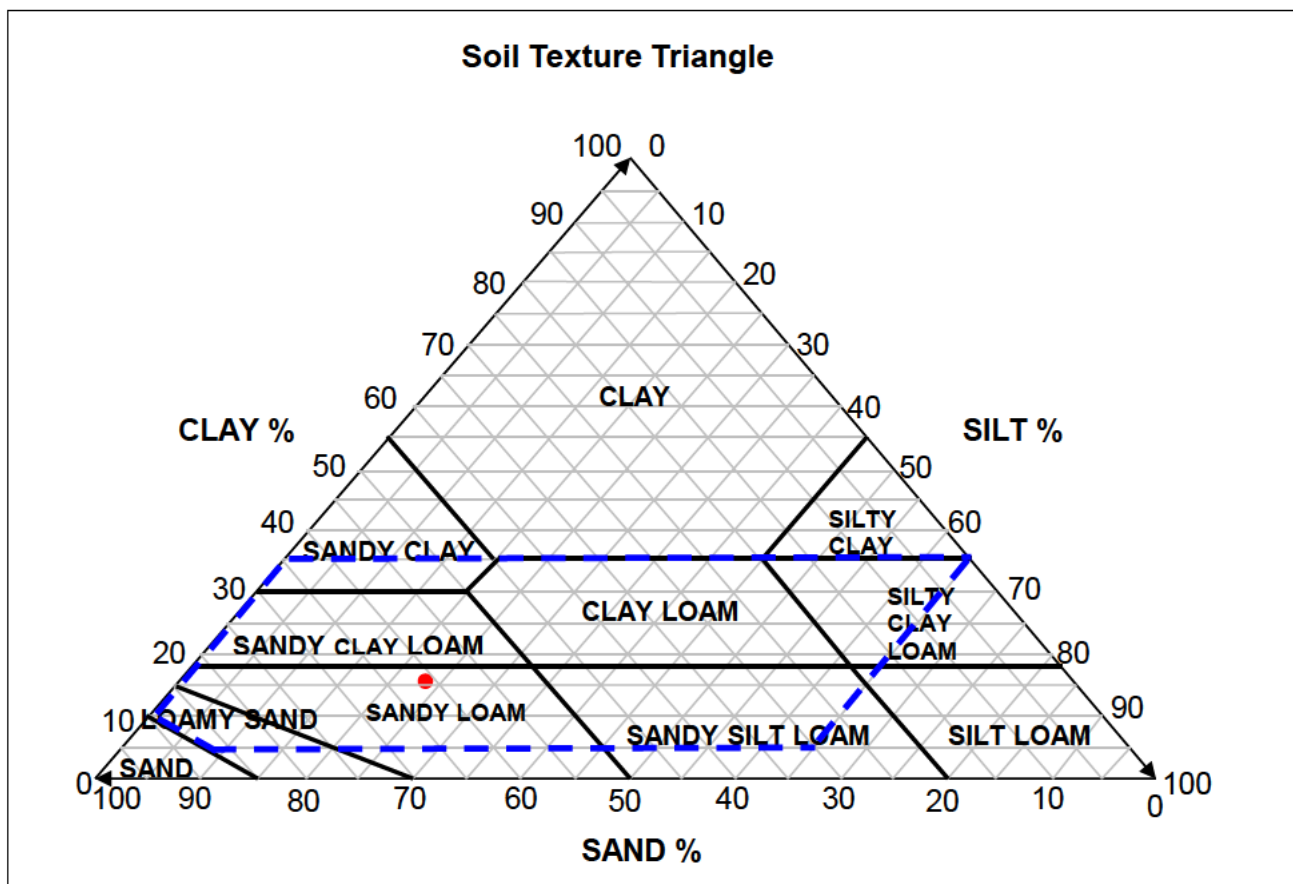
Client Reference: 21949AH
Job Number: 25-058450-1
Date Sampled: 24/10/2025
Date Received: 28/10/2025
Date Tested: 03/11/2025
Sampled By: Not Given

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 732021
Hole No.: CBR15-ES
Sample Reference: Not Given
Sample Description: SANDY LOAM

Depth Top [m]: 0.20
Depth Base [m]: Not Given
Sample Type: D



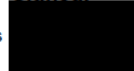
Sample Proportion	% dry mass
Sand	61.6
Silt	21.7
Clay	16.7

Texture within acceptable area (Y/N)

Remarks:

Opinions and interpretations expressed herein are outside of the scope of the UKAS Accreditation. This report may not be reproduced other than in full without the prior written approval of the issuing laboratory. The results included within the report relate only to the sample(s) submitted for testing.

Signed:



Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd



Merebrook
First Floor
1 Leonard Place
Westerham Road
Keston
BR2 6HQ

t: 01689 889980

e: charlie.oliveira@merebrook.co.uk;labresults@merebrook.co.uk
balexander@merebrook.co.uk

i2 Analytical Ltd.
7 Woodshots Meadow,
Croxley Green
Business Park,
Watford,
Herts,
WD18 8YS

t: 01923 225404

f: 01923 237404

e: info-i2analytical@normecgroup.com

Analytical Report Number : 25-058450

Project / Site name:	Glebe Farm	Samples received on:	28/10/2025
Your job number:	21949AH	Samples instructed on/ Analysis started on:	28/10/2025
Your order number:	25 2 FDO LABS	Analysis completed by:	10/11/2025
Report Issue Number:	1	Report issued on:	10/11/2025
Samples Analysed:	3 soil samples		



Signed: _____

Rachel Chappell
Key Account Manager
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils	- 4 weeks from reporting
leachates	- 2 weeks from reporting
waters	- 2 weeks from reporting
asbestos	- 6 months from reporting
air	- once the analysis is complete

Excel copies of reports are only valid when accompanied by this PDF certificate.

Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

i2 Analytical
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Telephone: 01923 225404
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Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
	Pass BS 3882 for Low fertility;							client	
Report No:	25-058450						Merebrook		
Location	Glebe Farm								
Lab Reference (Sample Number)	732019								
Sampling Date	24/10/2025								
Sample ID	CBR8-ES								
Depth (m)	0.20			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	CLAY LOAM	Y	Y	Y	Y	Y	Y
Maximum coarse fragment content:	>2mm	%m/m	7.90	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	9.90						
	Clay 5-20%		-	-	-	-	-	-	-
	Clay 20-35%		Y	Y	Y	Y	Y	Y	Y
Soil pH:		pH	6.10	Y	N	N	Y	N	N
Carbonate:		%m/m	5.60	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.56	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	11.00	N	N	N	Y	Y	Y
	Extractable Potassium	mg/l	114.00	N	N	N	-	-	-
	Extractable Magnesium	mg/l	220.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	10.41	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	1700.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	65.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	26.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	24.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Fail	Fail	Fail	Pass	Fail	Fail
Results are expressed on a dry weight basis, after correction for moisture content where applicable Stated limits are for guidance only and I2 cannot be held responsible for any discrepancies with current legislation									

** = MCERTS accredited

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Watford, WD18 8YS

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Fax: 01923 237404
email: reception@i2analytical.com

Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
	Pass BS 3882 for Multipurpose Topsoil;						client		
Report No:	25-058450					Merebrook			
Location	Glebe Farm								
Lab Reference (Sample Number)	732020								
Sampling Date	24/10/2025								
Sample ID	CBR14-ES								
Depth (m)	0.20			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	CLAY LOAM	Y	Y	Y	Y	Y	Y
Maximum coarse fragment content:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	13.00						
	Clay 5-20%		-	-	-	-	-	-	-
	Clay 20-35%		Y	Y	Y	Y	Y	Y	Y
Soil pH:		pH	5.80	Y	N	N	Y	N	N
Carbonate:		%m/m	5.40	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.71	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	34.00	Y	Y	Y	N	N	N
	Extractable Potassium	mg/l	142.00	Y	Y	Y	-	-	-
	Extractable Magnesium	mg/l	250.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	10.72	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	1600.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	61.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	22.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	18.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Pass	Fail	Fail	Fail	Fail	Fail
Results are expressed on a dry weight basis, after correction for moisture content where applicable Stated limits are for guidance only and I2 cannot be held responsible for any discrepancies with current legislation									

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Certificate of Analysis									
BS 3882:2015 Specification For Topsoil									
	Pass BS 3882 for Low fertility;						client		
Report No:	25-058450					Merebrook			
Location	Glebe Farm								
Lab Reference (Sample Number)	732021								
Sampling Date	24/10/2025								
Sample ID	CBR15-ES								
Depth (m)	0.20			Compliant with range (Y/N)					
		unit	Result	Multi-P	Acid	Calc	Low-F	Low-F(a)	Low-F(c)
Soil texture	<2mm fraction	%m/m	SANDY LOAM	Y	Y	Y	Y	Y	Y
Maximum coarse fragment content:	>2mm	%m/m	6.80	Y	Y	Y	Y	Y	Y
	>20mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	>50mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
Mass loss on ignition		%	7.60						
	Clay 5-20%		Y	Y	Y	Y	Y	Y	Y
	Clay 20-35%		-	-	-	-	-	-	-
Soil pH:		pH	6.20	Y	N	N	Y	N	N
Carbonate:		%m/m	5.50	-	-	Y	-	-	Y
Available plant nutrients	Nitrogen	%m/m	0.42	Y	Y	Y	-	-	-
	Extractable Phosphate (as P)	mg/l	3.90	N	N	N	Y	Y	Y
	Extractable Potassium	mg/l	123.00	Y	Y	Y	-	-	-
	Extractable Magnesium	mg/l	300.00	Y	Y	Y	-	-	-
Carbon: Nitrogen Ratio:		:1	10.72	Y	Y	Y	Y	Y	Y
Conductivity		us/cm	1700.00	Y	-	-	-	-	-
Phytotoxic contaminants:	** Total Zinc	mg/kg	67.00	Y	Y	Y	Y	Y	Y
	** Total Copper	mg/kg	23.00	Y	Y	Y	Y	Y	Y
	** Total Nickel	mg/kg	24.00	Y	Y	Y	Y	Y	Y
Visible contaminants:	>2mm	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Plastics	%m/m	0.00	Y	Y	Y	Y	Y	Y
	Sharps	no. in 1 kg	0.00	Y	Y	Y	Y	Y	Y
Compliance:				Fail	Fail	Fail	Pass	Fail	Fail
Results are expressed on a dry weight basis, after correction for moisture content where applicable Stated limits are for guidance only and I2 cannot be held responsible for any discrepancies with current legislation									

** = MCERTS accredited

Analytical Report Number : 25-058450

Project / Site name: Glebe Farm

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
732019	CBR8-ES	None Supplied	0.2	Brown loam with gravel and vegetation
732020	CBR14-ES	None Supplied	0.2	Brown loam with gravel and vegetation
732021	CBR15-ES	None Supplied	0.2	Brown loam with gravel and vegetation

Analytical Report Number : 25-058450

Project / Site name: Glebe Farm

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Coarse Fragment and Contaminant Analysis	Determination of >2mm contaminants	BS3882:2007 & BS8601:2013 & PAS 100:2005	L019B	D	NONE
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
Conductivity (BS 3882/BS 8601)	Determination of the conductivity of soil in accordance with BS 3882:2007 methodology	BS 3882:2007 & BS 8601:2013	L031B	D	NONE
Carbonate (Topsoil - BS 3882)	Determination of Carbonate as per BS 3882:2015	Method based on BS 3882:2015	L034-PL	D	NONE
Extractable/Available Metals (BS 3882/BS 8601)	Determination of the extractable metals in soil, in accordance with BS 3882:2007 methodology	BS3882:2007 & BS8601:2013	L038B	D	NONE
Metals in soil by ICP-OES	Determination of metals in soil by aqua-regia digestion followed by ICP-OES	In-house method based on MEWAM 2006 Methods for the Determination of Metals in Soil	L038B	D	MCERTS
Carbon to Nitrogen Ratio (Topsoil - BS3882:2015)	Carbon to Nitrogen ratio (:1) calculated using Loss on Ignition	BS3882:2015	L047-PL/L087B	W	NONE
Mass loss on ignition (Topsoil - BS 3882)	Determination of Loss on Ignition as per BS 3882:2015	Method based on BS 3882:2015	L047-PL	D	NONE
Phosphorus as PO ₄ (BS 3882/BS 8601)	Determination of the extractable phosphorus in soil, in accordance with BS 3882:2007 methodology	Method based on BS 3882:2015 & BS 8601:2013	L048B	D	NONE
Kjeldahl nitrogen in soil	Determination of total nitrogen using the Kjeldahl-digestion method and ion selective electrode	In-house method based on BS 7755-3.7:1995	L087B	D	NONE
pH (BS 3882/BS 8601)	Determination of the pH of soil in accordance with BS 3882:2007 methodology	BS 3882:2007 & BS 8601:2013	L099-PL	D	NONE
Topsoil (BS 3882:2015)	Specification for topsoil	BS 3882:2015	PL		NONE
Textural Classification Diagram (BS 3882:2015)	BS 3882:2015	BS 3882:2015	PL		NONE
Geotechnical Testing	See attached geotechnical report	See attached geotechnical report	PL		NONE

Analytical Report Number : 25-058450

Project / Site name: Glebe Farm

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).

For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).

For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.

Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30oC.

Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.

The result for sum should be interpreted with caution

APPENDIX 7 ▪ Geotechnical Laboratory Certificates

TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Callum Moller
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056500-1
 Date Sampled: 29/09/2025
 Date Received: 06/10/2025
 Date Tested: 27/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

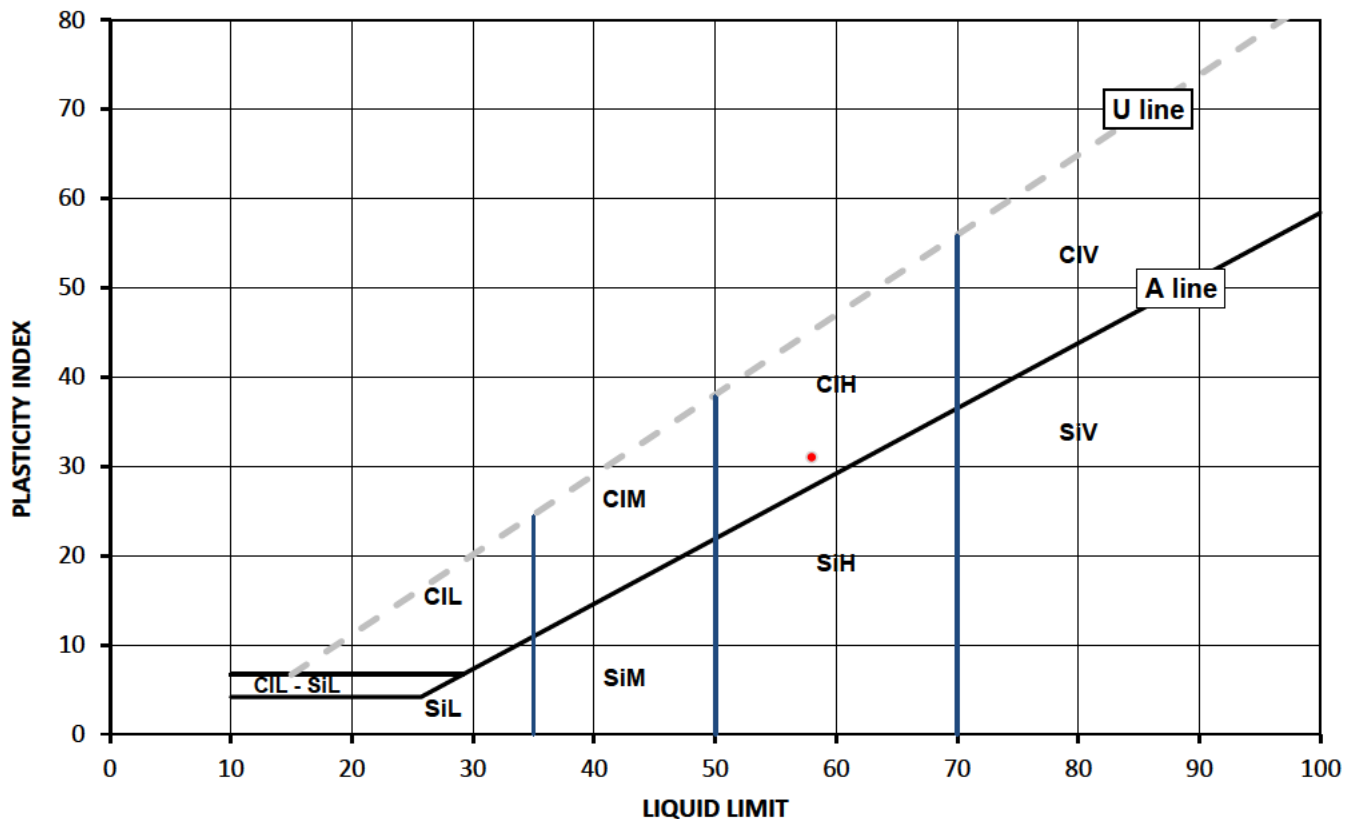
Test Results:

Laboratory Reference: 720368
 Hole No.: BH01
 Sample Reference: Not Given
 Sample Description: Yellowish brown slightly gravelly slightly sandy silty CLAY

Depth Top [m]: 0.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after washing to remove >0.425mm; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
22.6	58	27	31	-0.13	1.13	75



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

Signed:

Katarzyna Koziel
 Geotechnical Reporting Team Leader
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

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 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Callum Moller
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056500-1
 Date Sampled: 29/09/2025
 Date Received: 06/10/2025
 Date Tested: 23/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

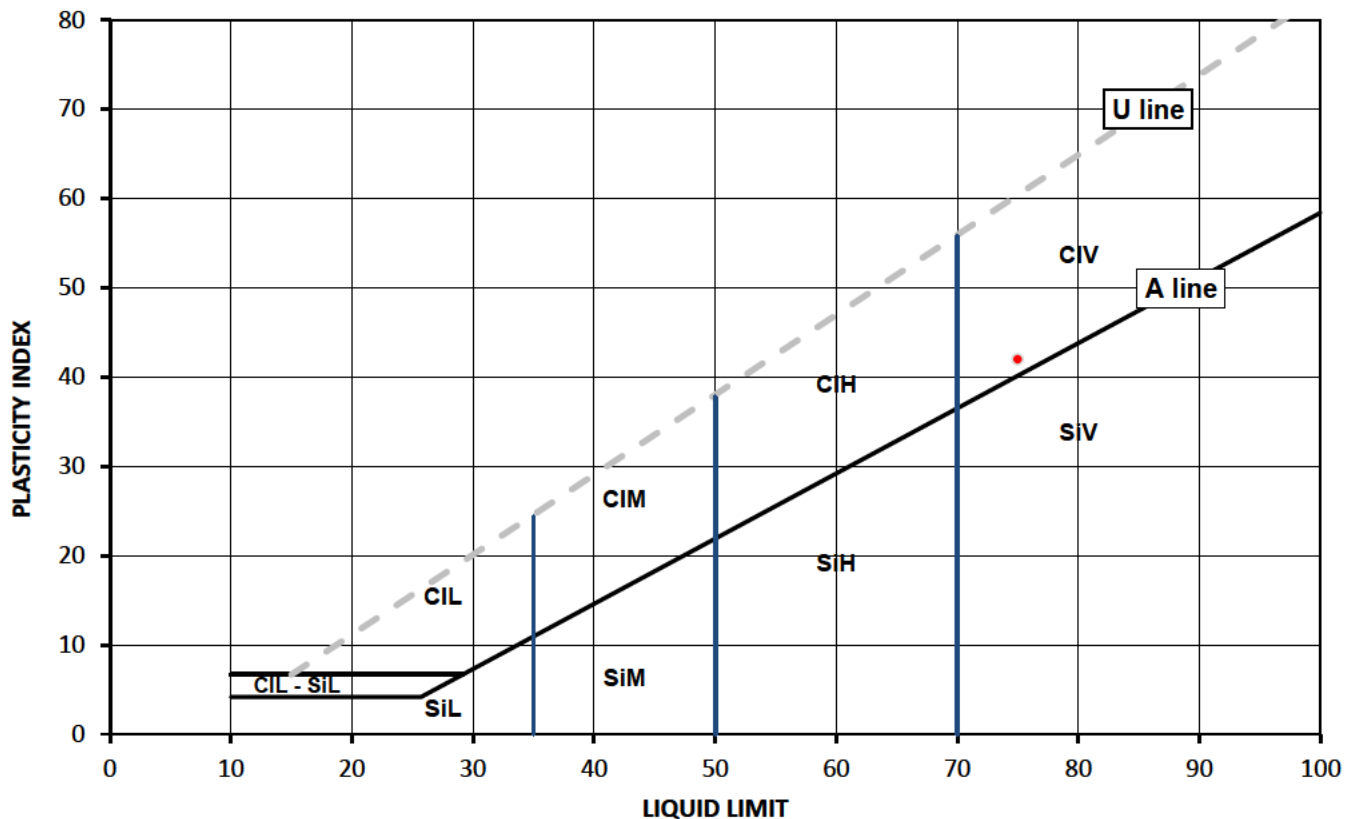
Test Results:

Laboratory Reference: 720369
 Hole No.: BH01
 Sample Reference: Not Given
 Sample Description: Brownish grey silty CLAY

Depth Top [m]: 3.00
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
27.0	75	33	42	-0.14	1.14	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

Signed:

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TEST CERTIFICATE

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 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Callum Moller
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056500-1
 Date Sampled: 29/09/2025
 Date Received: 06/10/2025
 Date Tested: 23/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

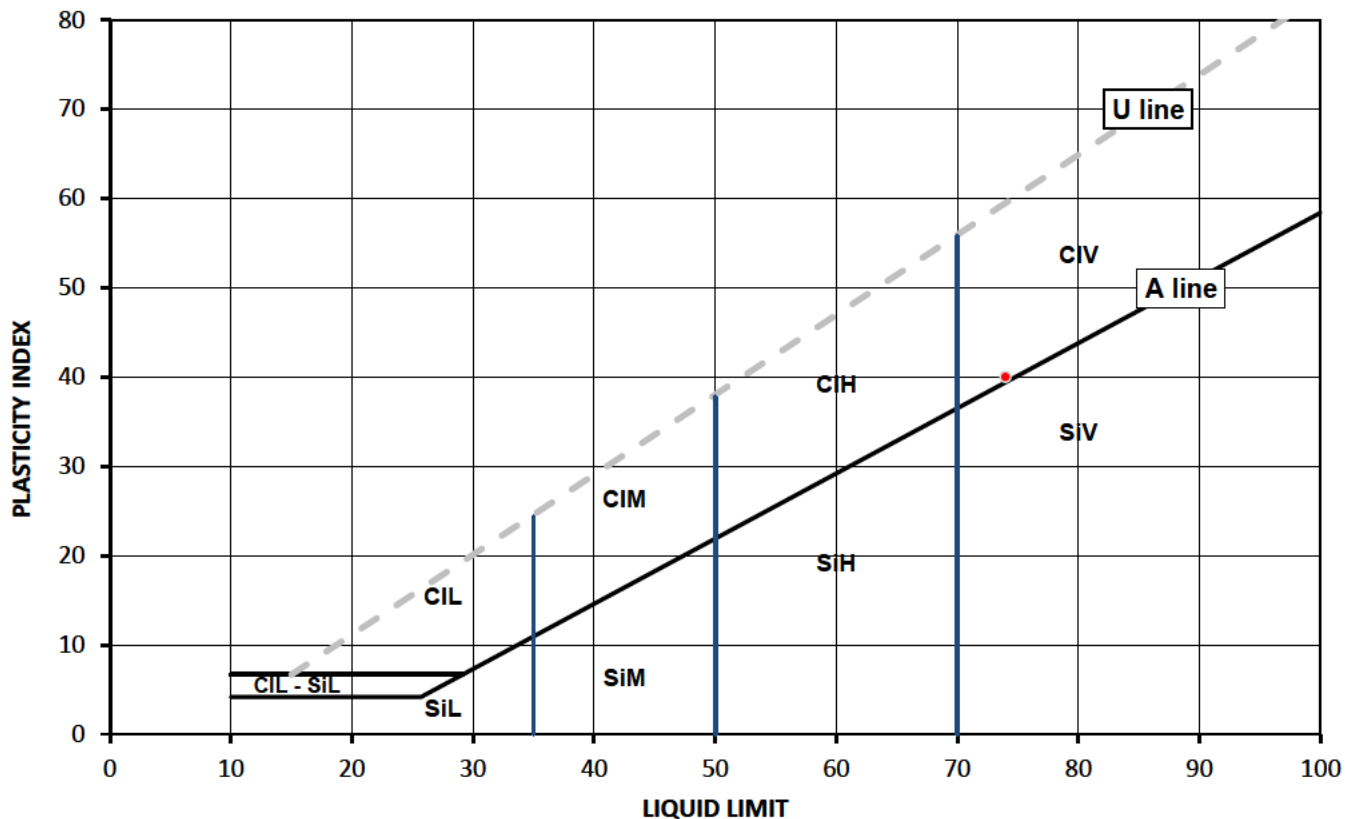
Test Results:

Laboratory Reference: 720371
 Hole No.: BH01
 Sample Reference: Not Given
 Sample Description: Brownish grey silty CLAY

Depth Top [m]: 5.00
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
26.2	74	34	40	-0.20	1.20	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

Signed:

Katarzyna Koziel
 Geotechnical Reporting Team Leader
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Callum Moller
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056500-1
 Date Sampled: 30/09/2025
 Date Received: 06/10/2025
 Date Tested: 27/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

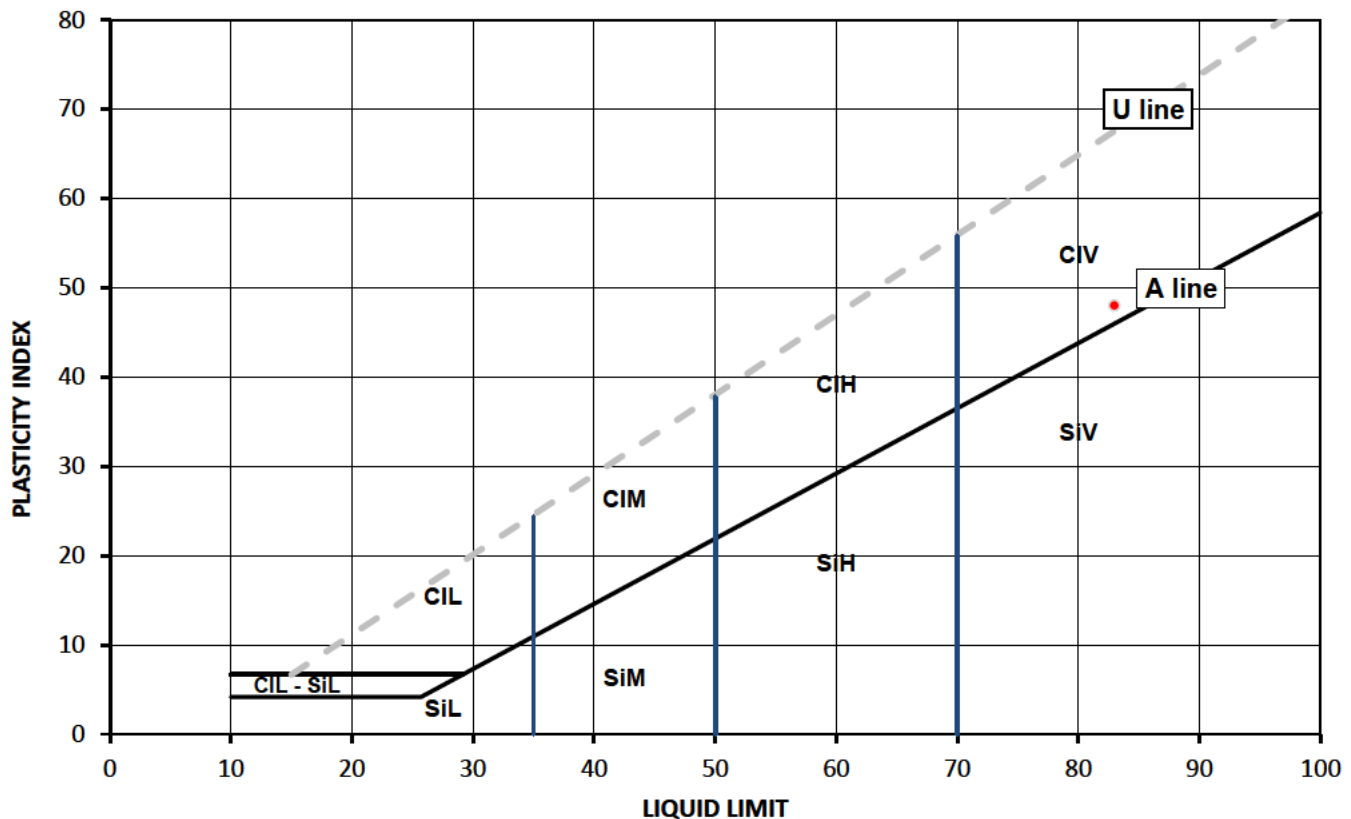
Test Results:

Laboratory Reference: 720372
 Hole No.: BH2
 Sample Reference: Not Given
 Sample Description: Light brown silty CLAY

Depth Top [m]: 0.60
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
28.3	83	35	48	-0.15	1.15	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	append to classification for organic material (eg CIHO)
	V Very high	
	O Organic	

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

Signed:

Katarzyna Koziel
 Geotechnical Reporting Team Leader
 for and on behalf of i2 Analytical Ltd

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Page 1 of 1

Date Reported: 18/11/2025

GF 337.16

TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Callum Moller
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056500-1
 Date Sampled: 30/09/2025
 Date Received: 06/10/2025
 Date Tested: 23/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

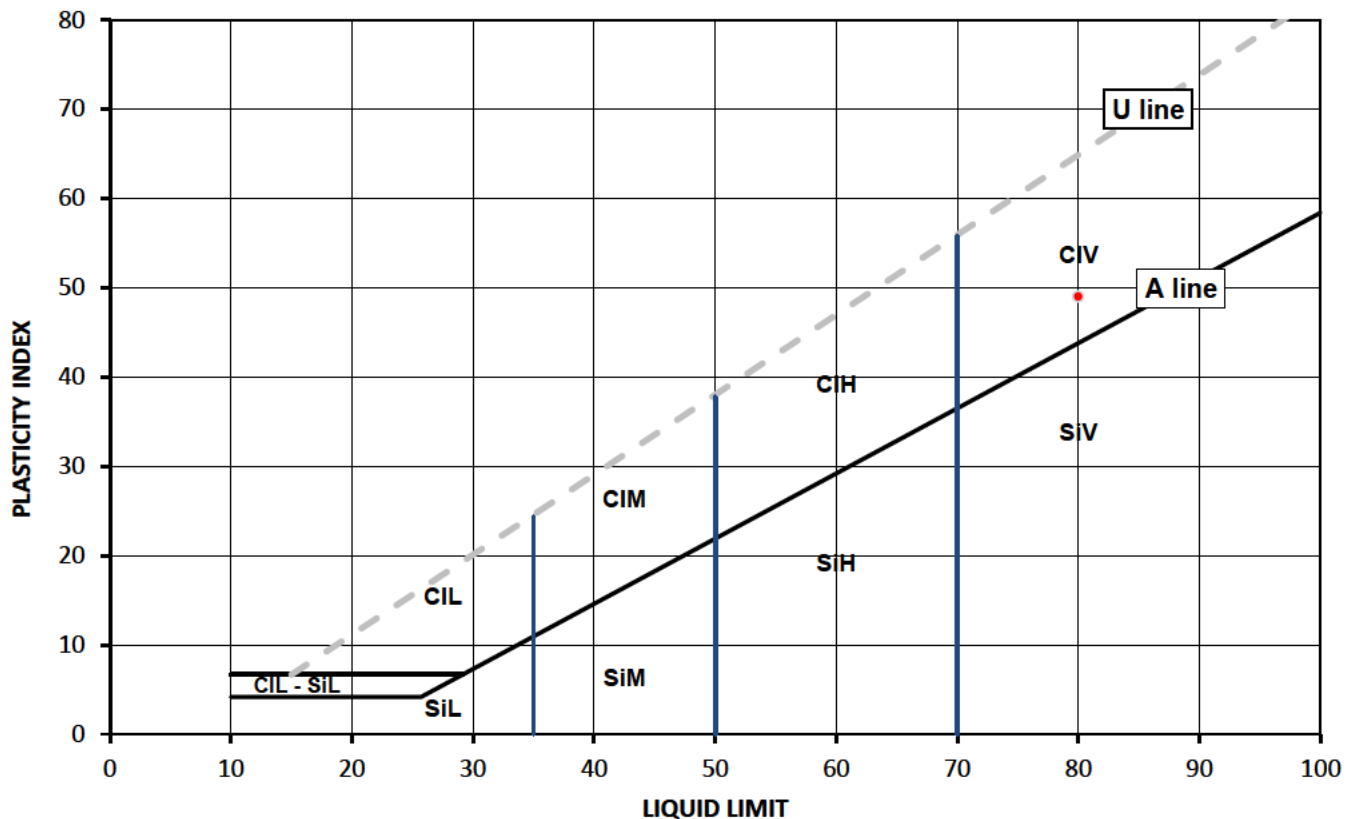
Test Results:

Laboratory Reference: 720373
 Hole No.: BH2
 Sample Reference: Not Given
 Sample Description: Brownish grey slightly gravelly CLAY

Depth Top [m]: 2.00
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested after >0.425mm removed by hand; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
33.5	80	31	49	0.06	0.94	99



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

Signed:

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 Geotechnical Reporting Team Leader
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

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 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Callum Moller
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056500-1
 Date Sampled: 30/09/2025
 Date Received: 06/10/2025
 Date Tested: 23/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

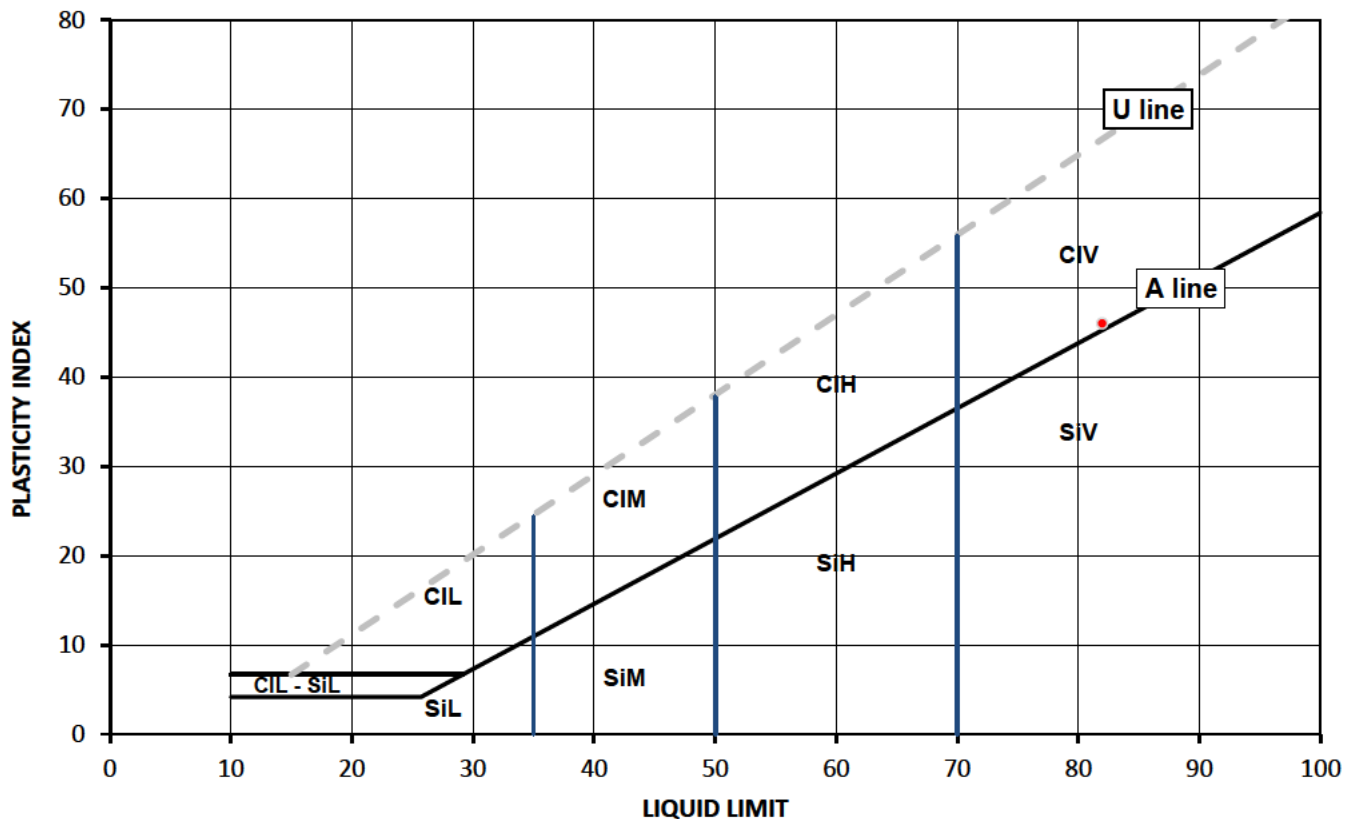
Test Results:

Laboratory Reference: 720375
 Hole No.: BH2
 Sample Reference: Not Given
 Sample Description: Brownish grey silty CLAY

Depth Top [m]: 2.75
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
30.8	82	36	46	-0.11	1.11	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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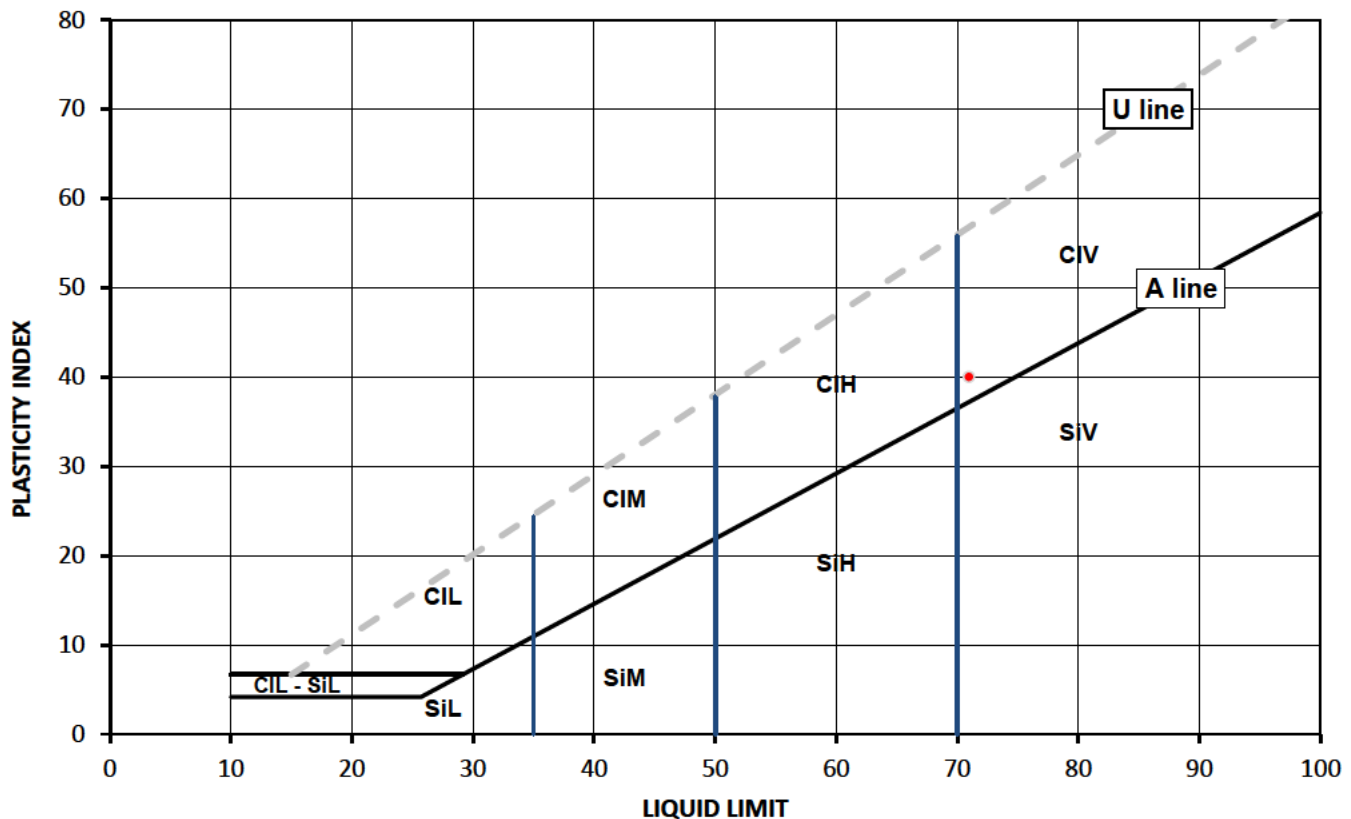
Test Results:

Laboratory Reference: 720378
 Hole No.: BH2
 Sample Reference: Not Given
 Sample Description: Brownish grey silty CLAY

Depth Top [m]: 7.20
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
34.7	71	31	40	0.10	0.90	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

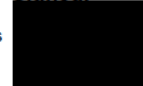
	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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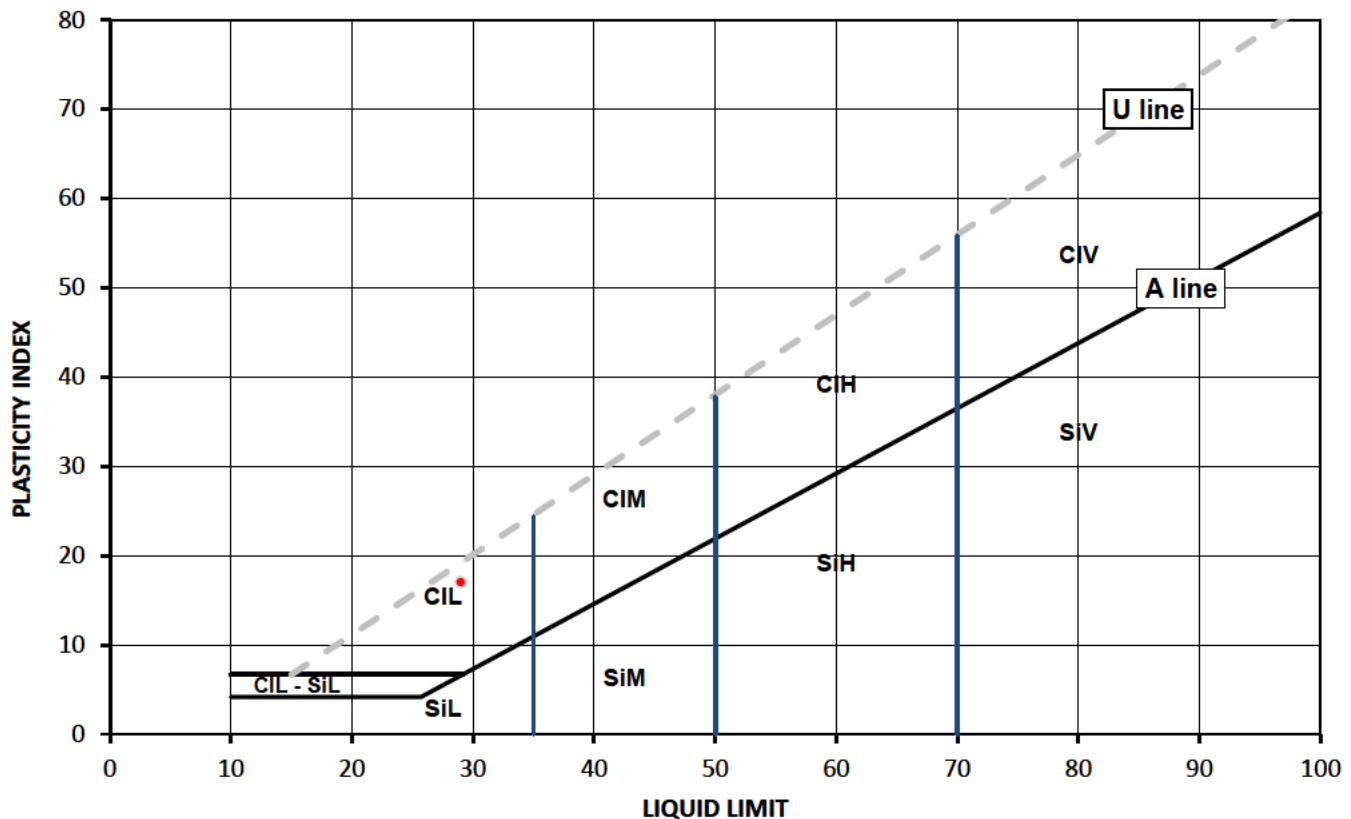
Test Results:

Laboratory Reference: 720379
 Hole No.: BH3
 Sample Reference: Not Given
 Sample Description: Yellowish brown very sandy CLAY

Depth Top [m]: 0.90
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
15.6	29	12	17	0.24	0.76	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	H	50 to 70
	V	exceeding 70
	O	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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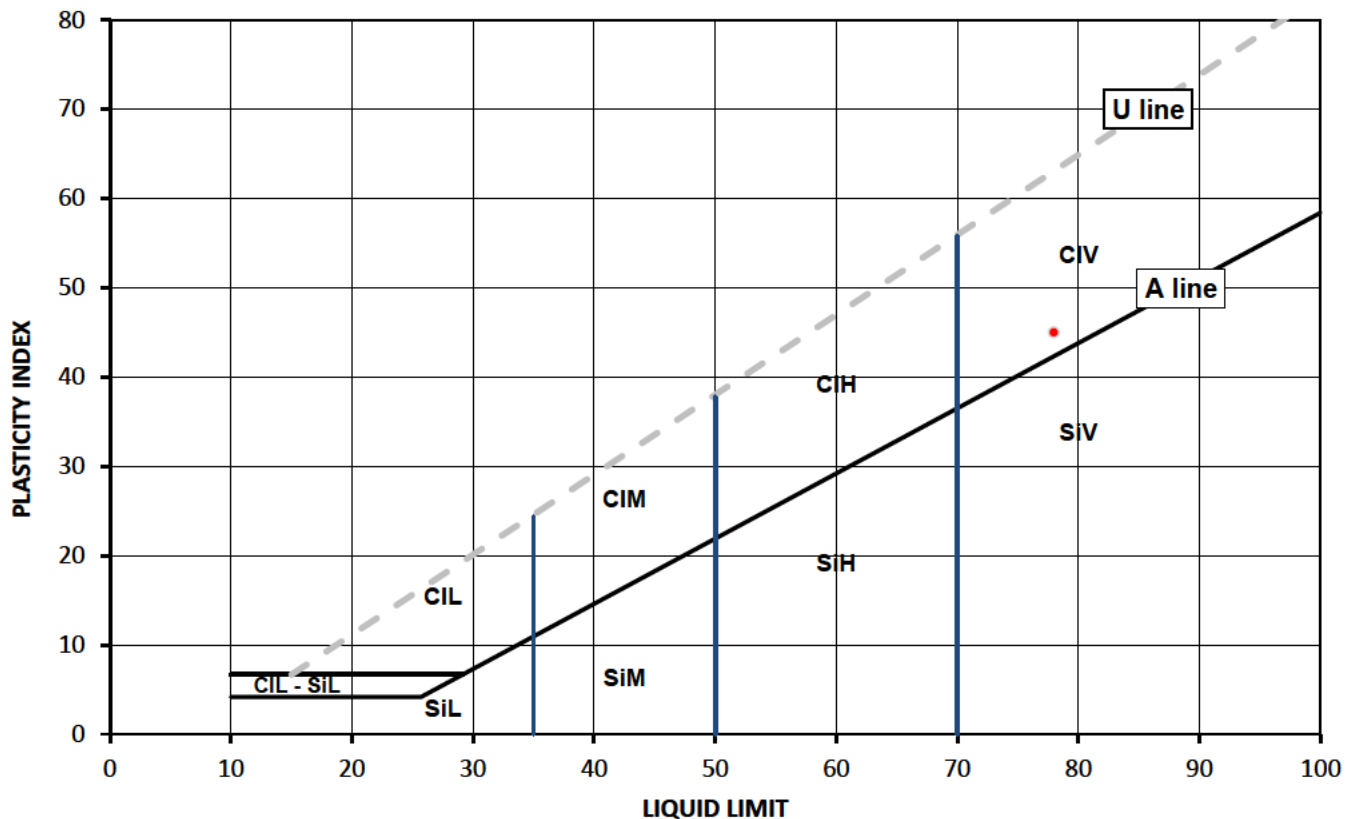
Test Results:

Laboratory Reference: 720380
 Hole No.: BH3
 Sample Reference: Not Given
 Sample Description: Brownish brown slightly gravelly silty CLAY

Depth Top [m]: 2.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after >0.425mm removed by hand; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
34.4	78	33	45	0.02	0.98	98



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	append to classification for organic material (eg ClHO)
	V Very high	
	O Organic	

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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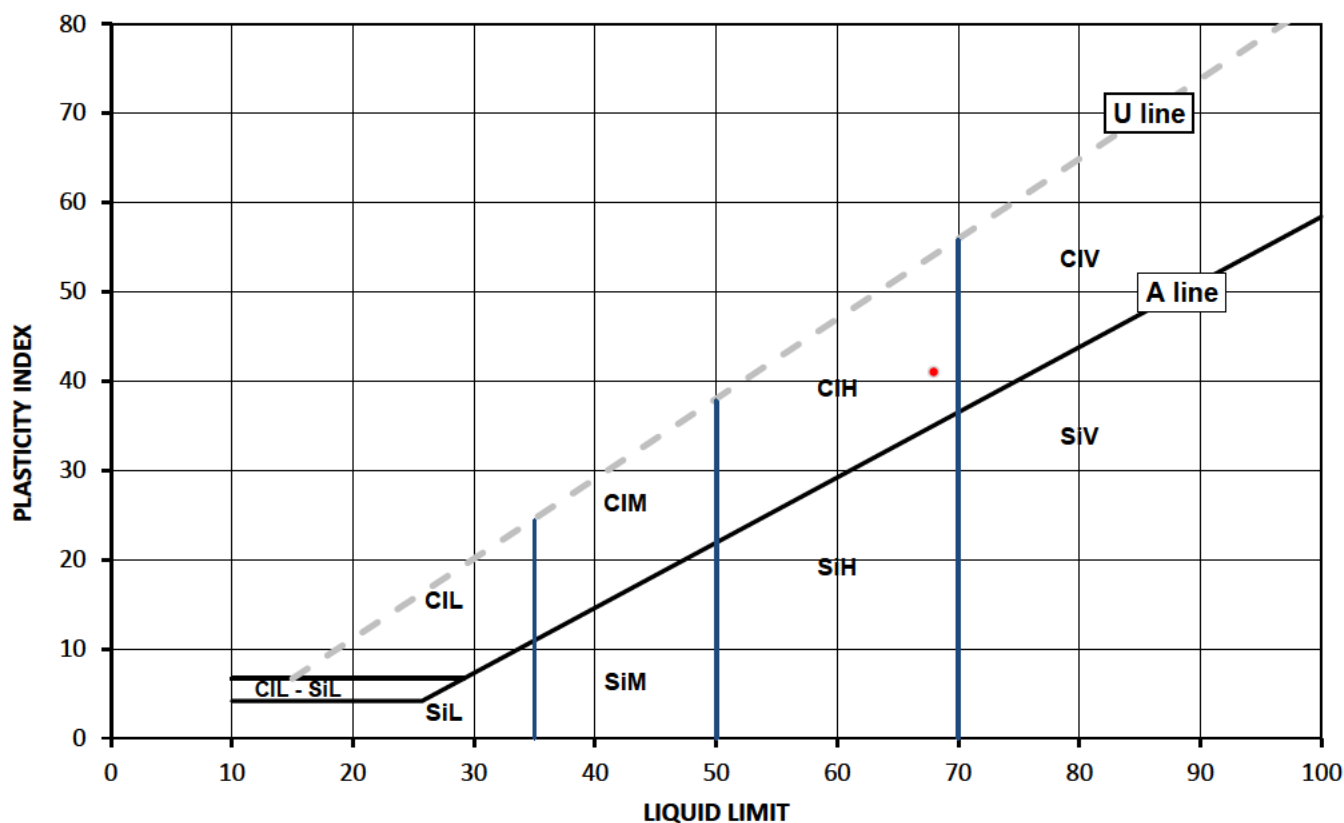
Test Results:

Laboratory Reference: 720382
 Hole No.: BH3
 Sample Reference: Not Given
 Sample Description: Brownish grey CLAY

Depth Top [m]: 3.00
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
34.0	68	27	41	0.17	0.83	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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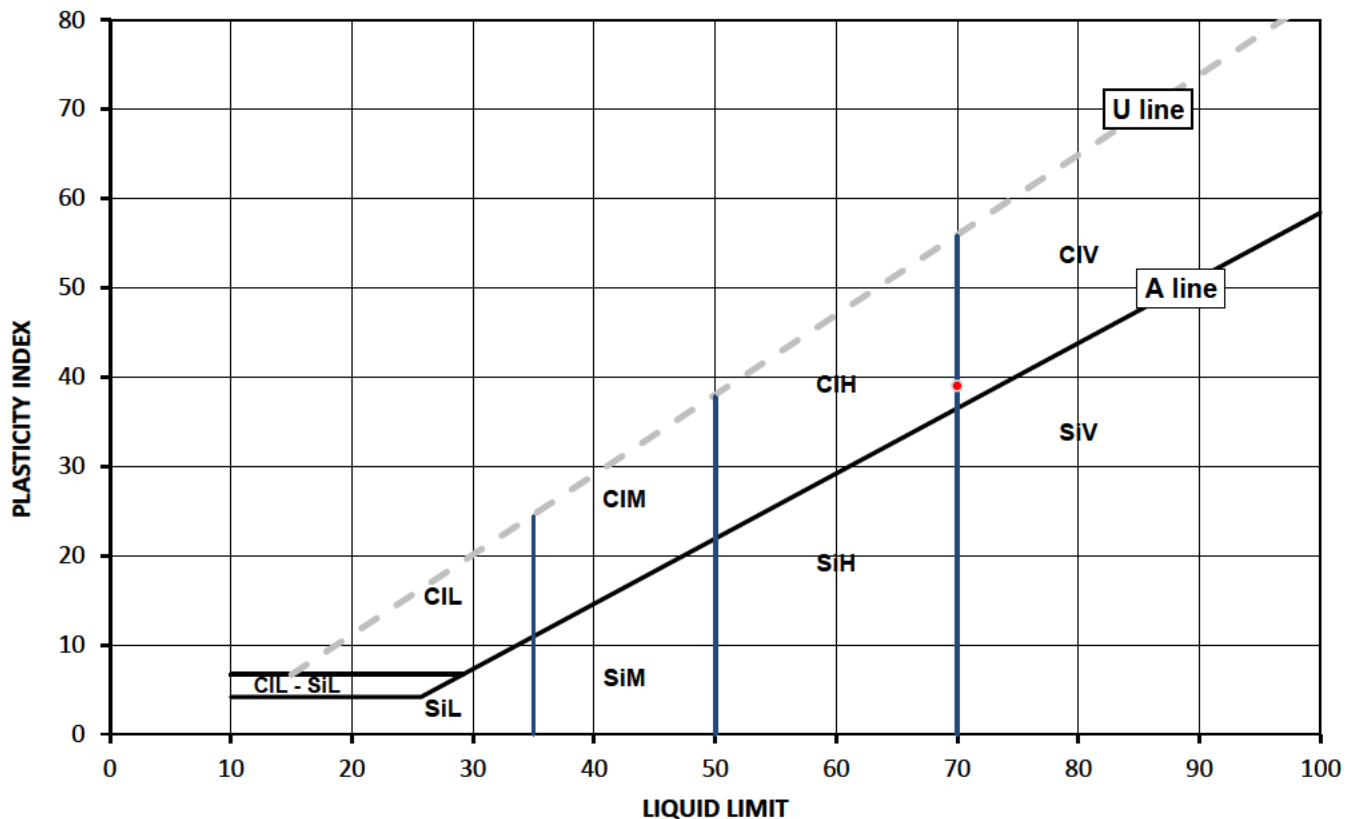
Test Results:

Laboratory Reference: 720383
 Hole No.: BH3
 Sample Reference: Not Given
 Sample Description: Greyish brown silty CLAY

Depth Top [m]: 3.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
30.9	70	31	39	0.00	1.00	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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Page 1 of 1

Date Reported: 18/11/2025

GF 337.16

TEST CERTIFICATE

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Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

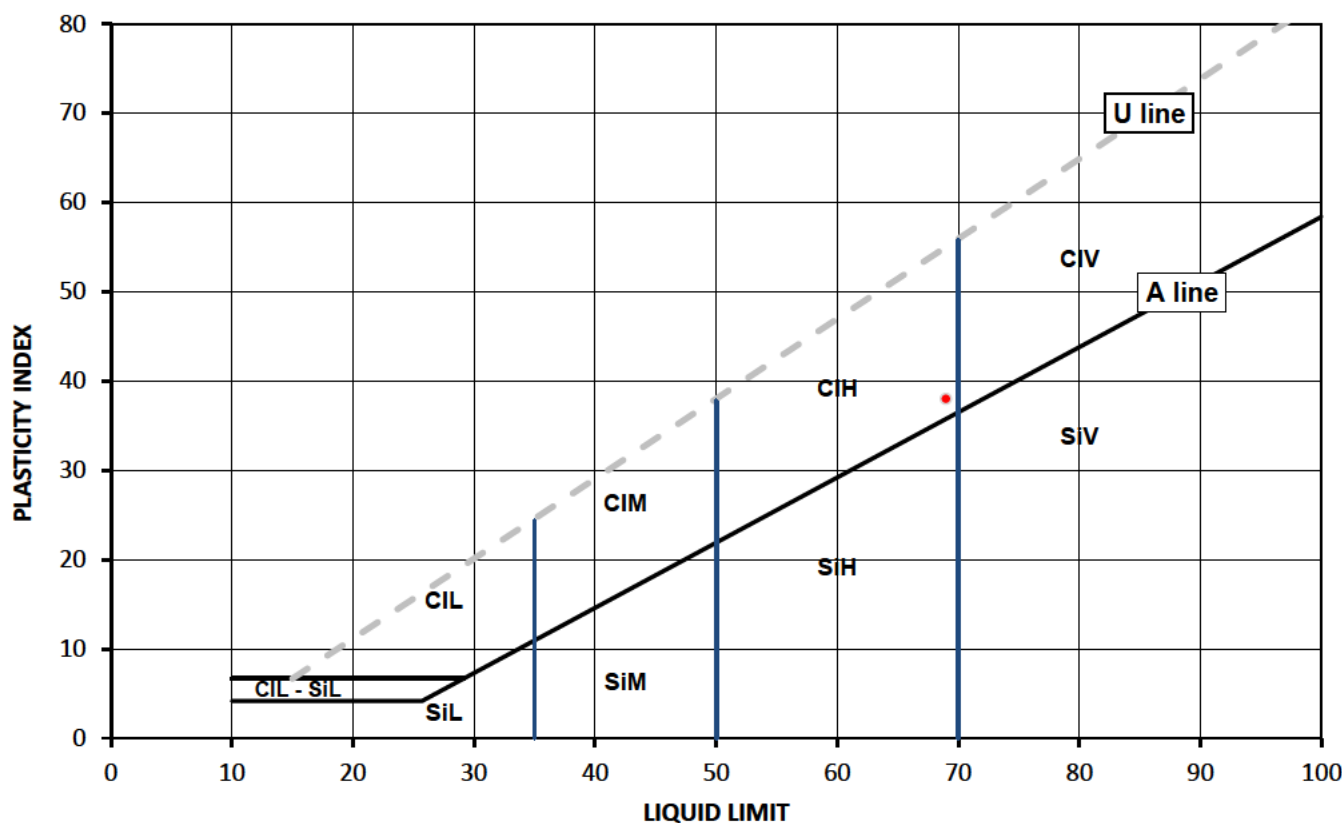
Test Results:

Laboratory Reference: 720384
 Hole No.: BH3
 Sample Reference: Not Given
 Sample Description: Brownish grey silty CLAY

Depth Top [m]: 4.00
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
22.5	69	31	38	-0.21	1.21	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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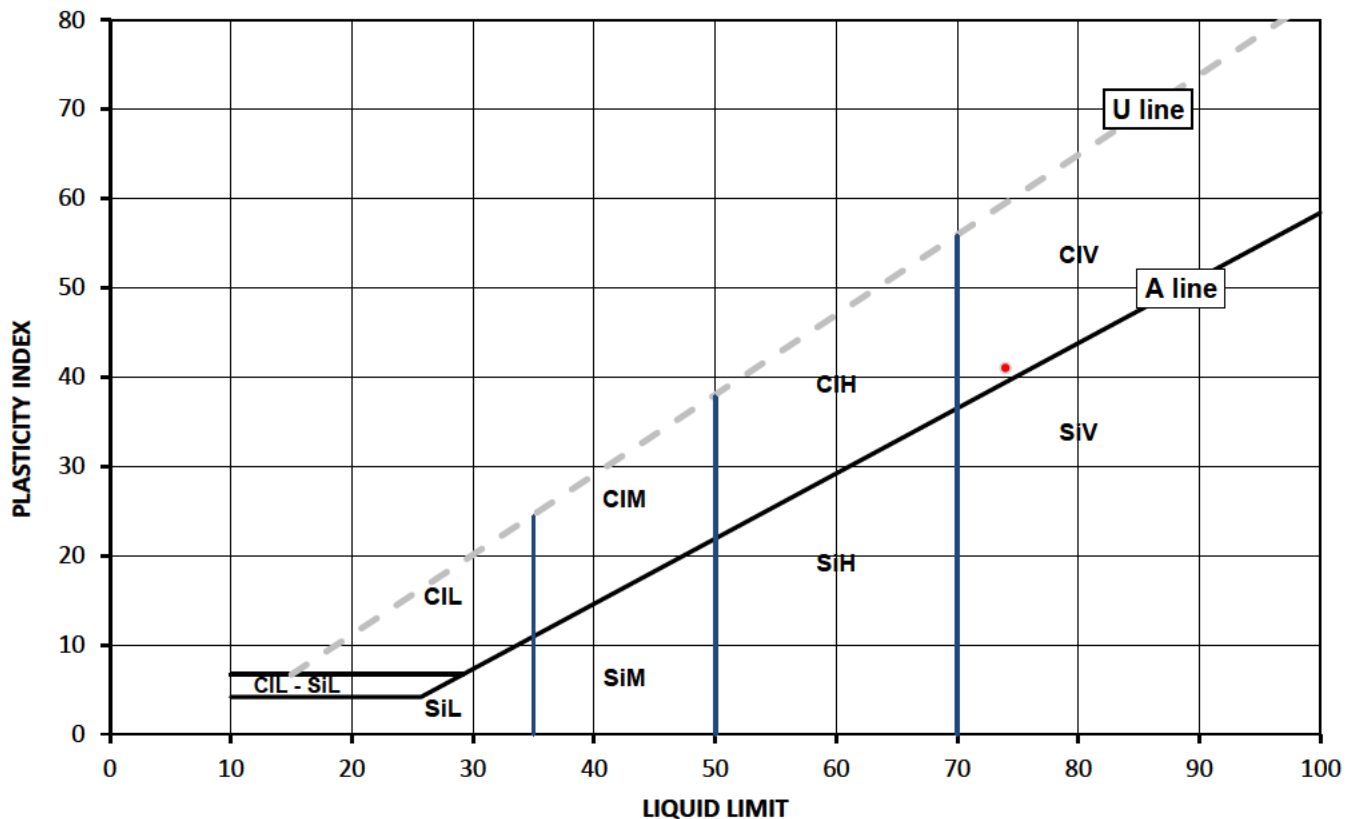
Test Results:

Laboratory Reference: 720385
 Hole No.: BH3
 Sample Reference: Not Given
 Sample Description: Greyish brown silty CLAY

Depth Top [m]: 4.50
 Depth Base [m]: Not Given
 Sample Type: U

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
28.8	74	33	41	-0.10	1.10	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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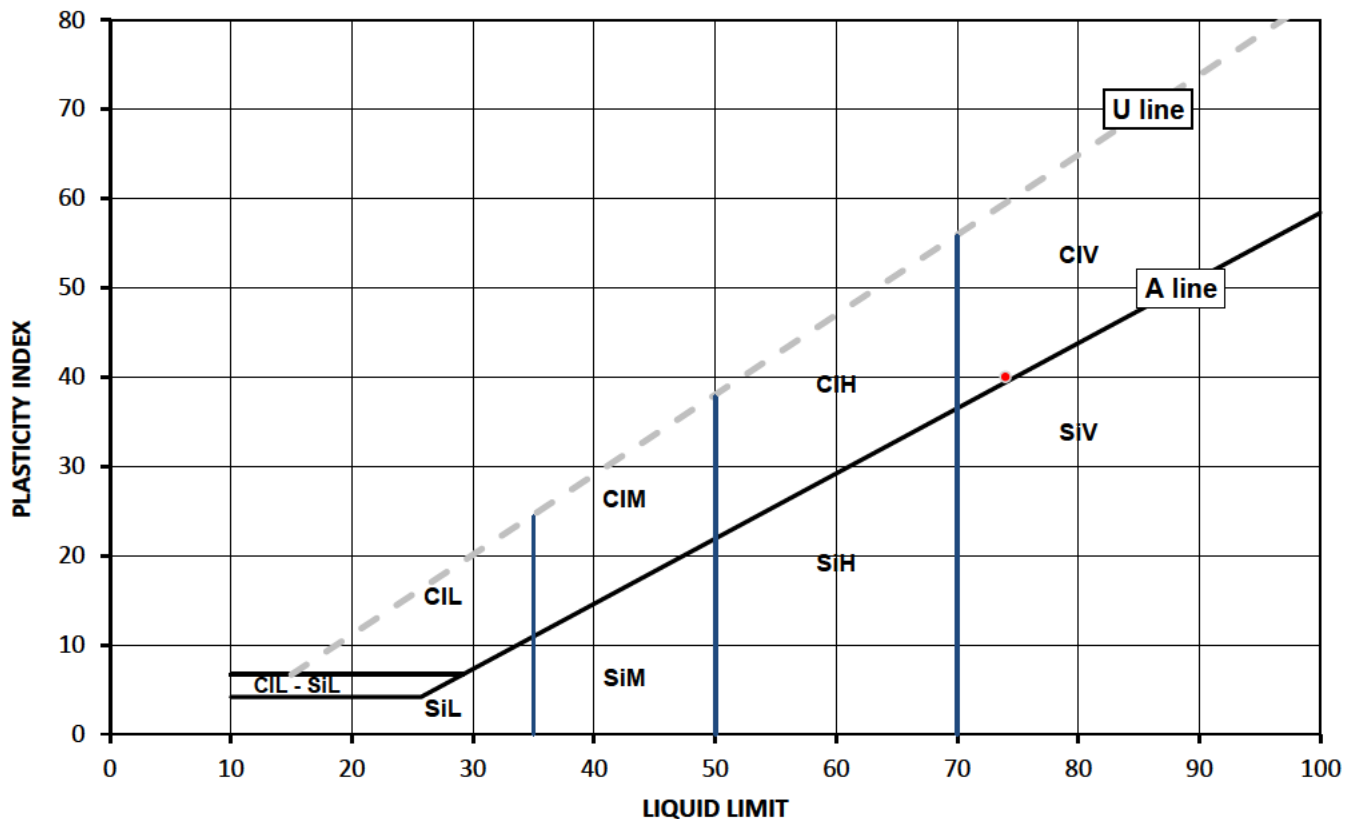
Test Results:

Laboratory Reference: 720386
 Hole No.: BH3
 Sample Reference: Not Given
 Sample Description: Brownish grey silty CLAY

Depth Top [m]: 4.80
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
29.0	74	34	40	-0.13	1.13	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

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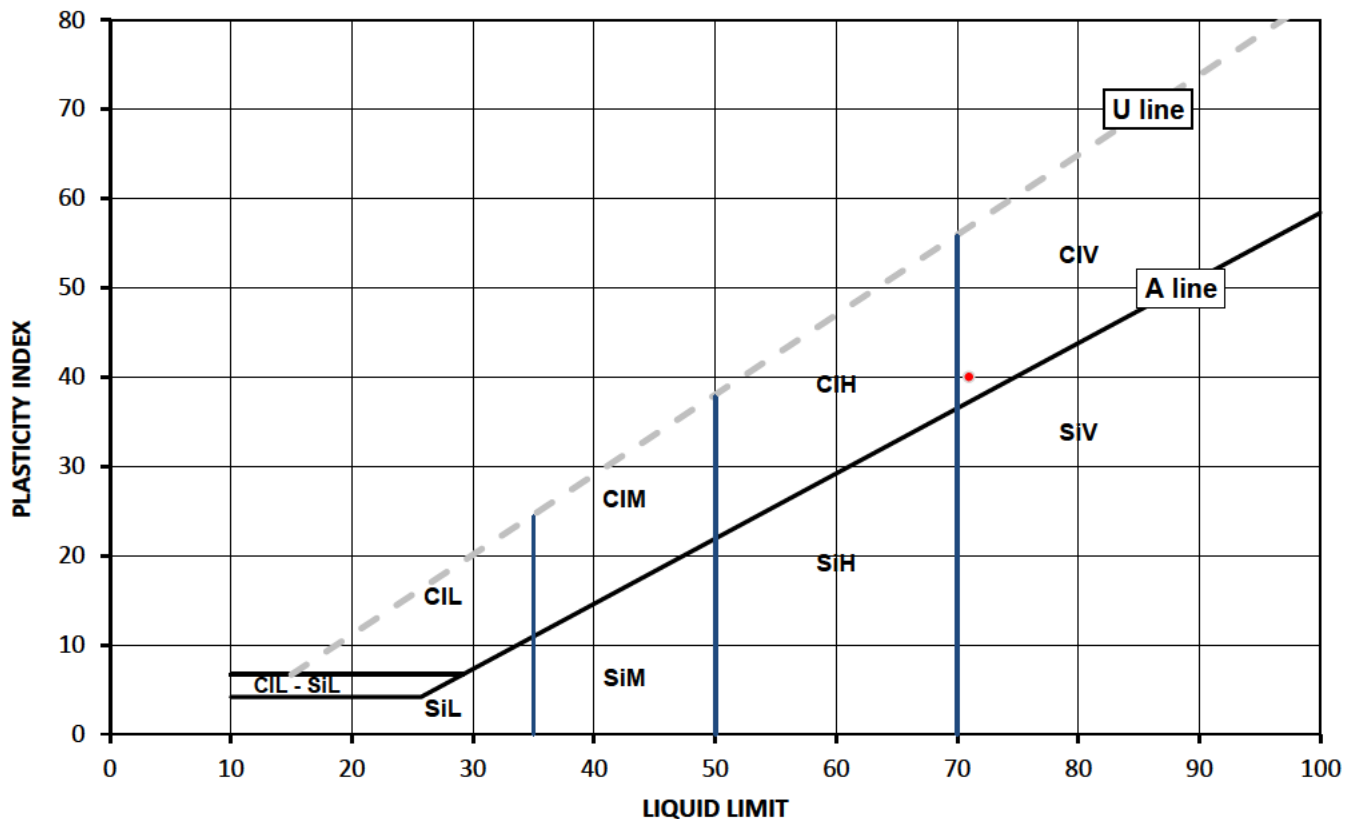
Test Results:

Laboratory Reference: 720388
 Hole No.: BH4
 Sample Reference: Not Given
 Sample Description: Brown slightly gravelly CLAY

Depth Top [m]: 0.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after washing to remove >0.425mm; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
29.0	71	31	40	-0.05	1.05	93



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

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 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

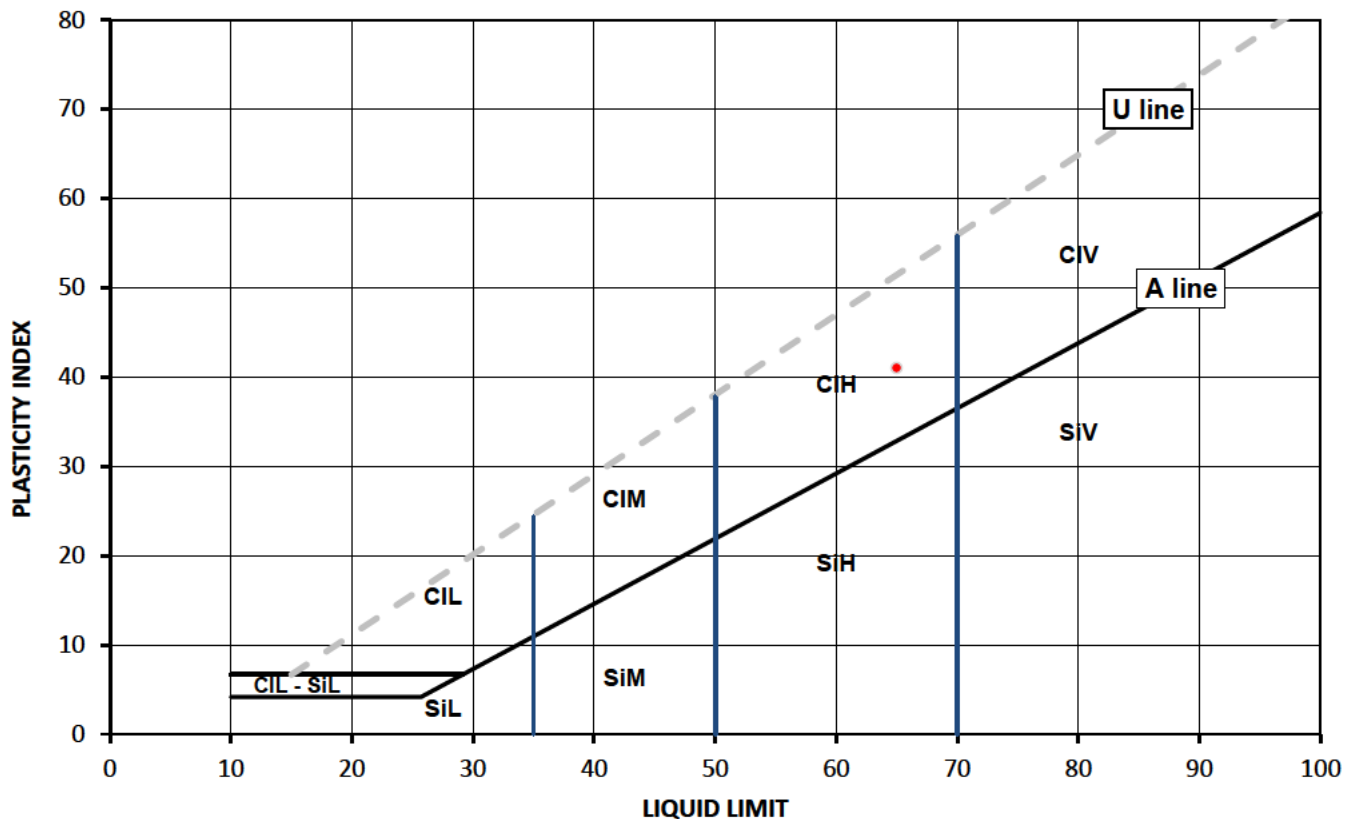
Test Results:

Laboratory Reference: 720389
 Hole No.: BH4
 Sample Reference: Not Given
 Sample Description: Brownish grey slightly gravelly CLAY

Depth Top [m]: 1.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after >0.425mm removed by hand; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
29.2	65	24	41	0.12	0.88	85



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	append to classification for organic material (eg CIHO)
	V Very high	
	O Organic	

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

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Signed:



Katarzyna Koziel
 Geotechnical Reporting Team Leader
 for and on behalf of i2 Analytical Ltd

TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Callum Moller
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056500-1
 Date Sampled: 01/10/2025
 Date Received: 06/10/2025
 Date Tested: 23/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

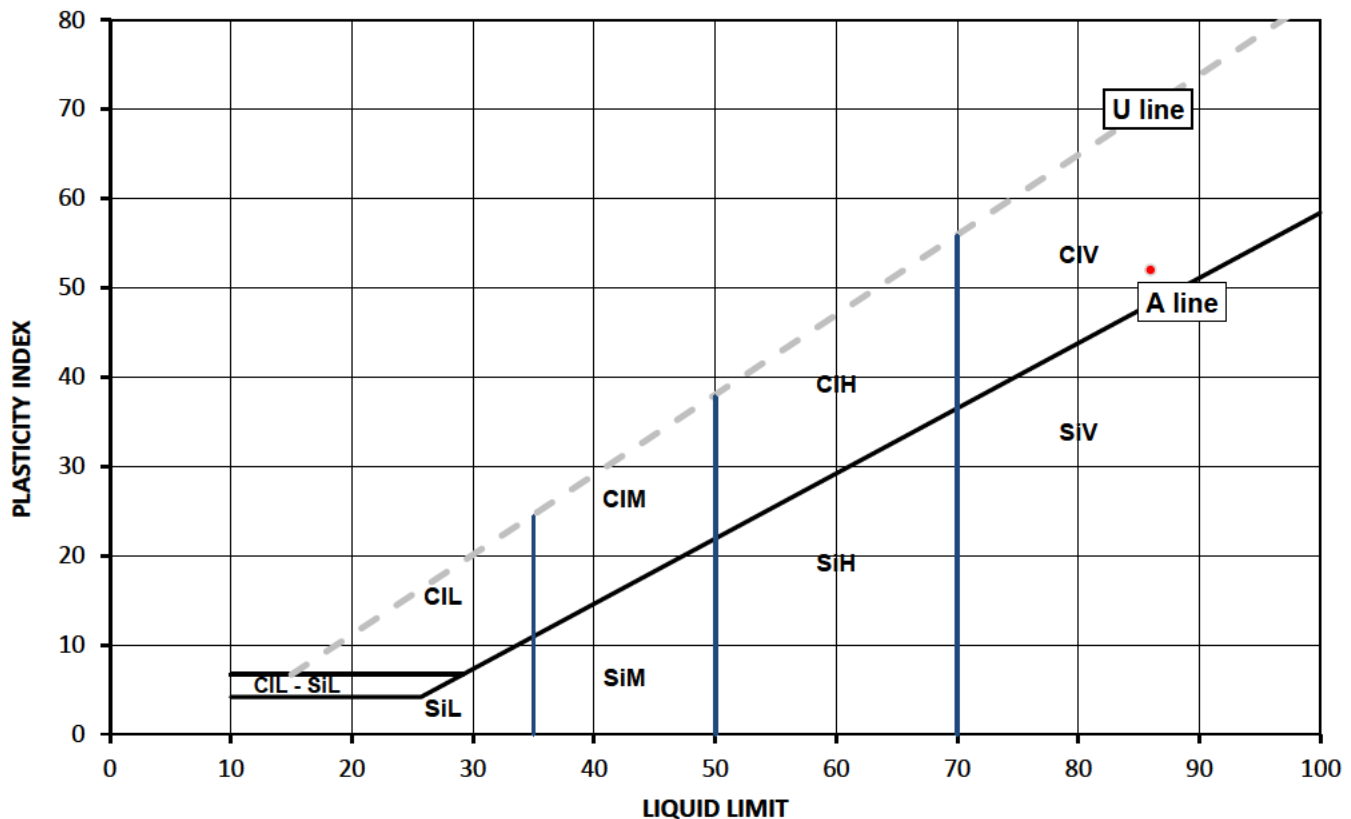
Test Results:

Laboratory Reference: 720391
 Hole No.: BH4
 Sample Reference: Not Given
 Sample Description: Brownish grey silty CLAY

Depth Top [m]: 3.00
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
37.2	86	34	52	0.06	0.94	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	append to classification for organic material (eg ClHO)
	V Very high	
	O Organic	

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

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TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Callum Moller
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056500-1
 Date Sampled: 01/10/2025
 Date Received: 06/10/2025
 Date Tested: 27/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

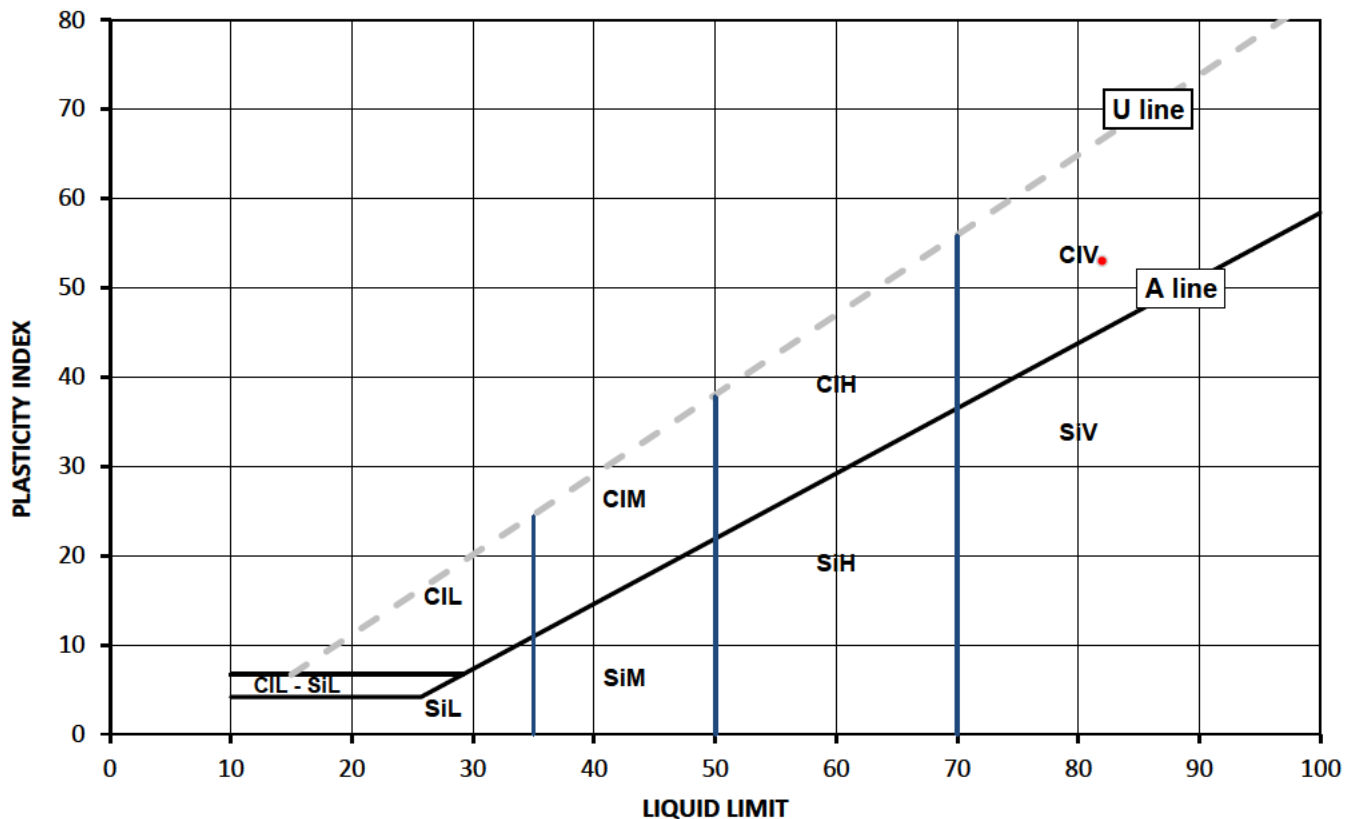
Test Results:

Laboratory Reference: 720392
 Hole No.: BH4
 Sample Reference: Not Given
 Sample Description: Light brown CLAY

Depth Top [m]: 3.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
37.2	82	29	53	0.15	0.85	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
		50 to 70
		exceeding 70
		append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

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TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Callum Moller
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056500-1
 Date Sampled: 01/10/2025
 Date Received: 06/10/2025
 Date Tested: 23/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

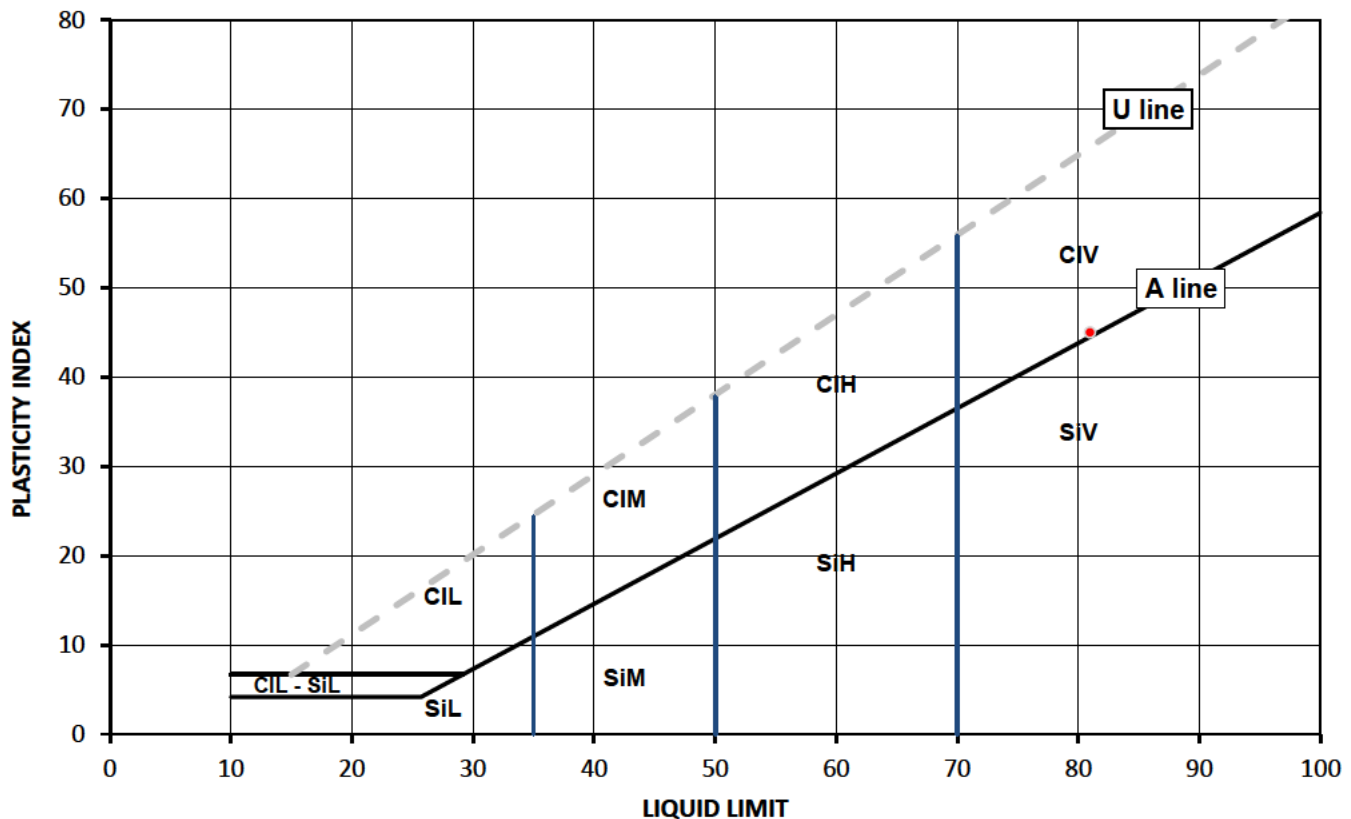
Test Results:

Laboratory Reference: 720393
 Hole No.: BH4
 Sample Reference: Not Given
 Sample Description: Brownish grey silty CLAY

Depth Top [m]: 3.50
 Depth Base [m]: 3.95
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
28.8	81	36	45	-0.16	1.16	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

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TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Callum Moller
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056500-1
 Date Sampled: 01/10/2025
 Date Received: 06/10/2025
 Date Tested: 23/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

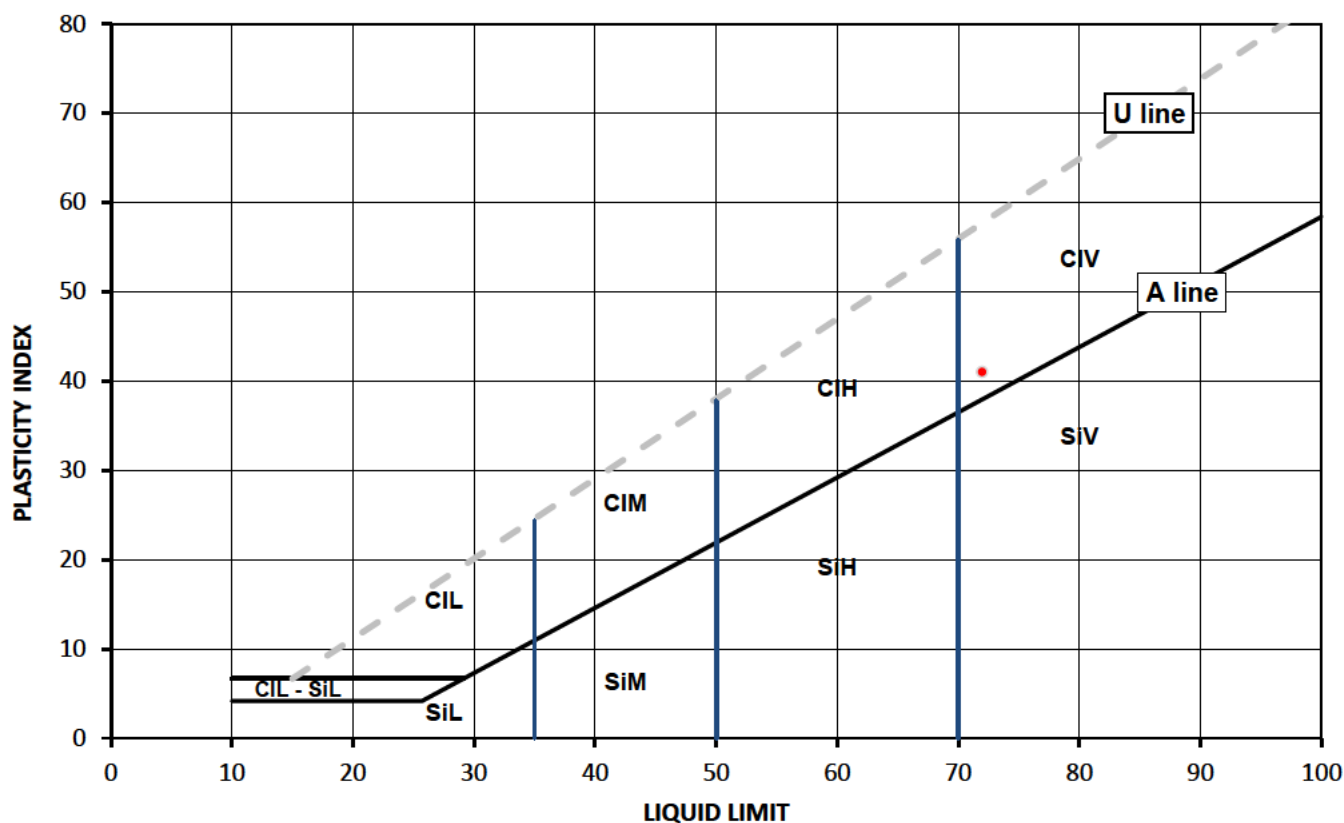
Test Results:

Laboratory Reference: 720395
 Hole No.: BH4
 Sample Reference: Not Given
 Sample Description: Brownish grey slightly gravelly silty CLAY

Depth Top [m]: 6.50
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested after >0.425mm removed by hand; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
28.6	72	31	41	-0.05	1.05	99



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	append to classification for organic material (eg CIHO)
	V Very high	
	O Organic	

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

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SUMMARY REPORT

SUMMARY OF CLASSIFICATION TEST RESULTS

Tested in Accordance with:



4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Callum Moller
 Site Address: Glebe Farm

BS EN ISO 17892-12:2018+A2:2022 cl 5.3 and 5.5, Fall Cone Method, 4 Pt
 Test, BS 1377-2:2022, cl 5.2 and 6. W by BS EN ISO 17892-1:2014+A1:2022.

Client Reference: 21949AH
 Job Number: 25-056500-1
 Date Sampled: 29/09 - 30/09/2025
 Date Received: 06/10/2025
 Date Tested: 23/10 - 27/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

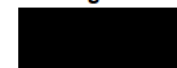
Laboratory Reference	Hole No.	Sample				Description	Remarks	W	Liquid & Plastic Limit							Density		
		Reference	Depth Top	Depth Base	Type				% Passing 425um	WL*	Correlation Factor	Wp	Ip	Cone type	Sample Preparation	bulk	dry	PD
			m	m					%	%		%	%			Mg/m3	Mg/m3	Mg/m3
720368	BH01	Not Given	0.50	Not Given	B	Yellowish brown slightly gravelly slightly sandy silty CLAY	Atterberg 4 Point	22.6	75	58	-	27	31	80g/30 deg	WR / I			
720369	BH01	Not Given	3.00	Not Given	D	Brownish grey silty CLAY	Atterberg 4 Point	27.0	100	75	-	33	42	80g/30 deg	N / I			
720371	BH01	Not Given	5.00	Not Given	D	Brownish grey silty CLAY	Atterberg 4 Point	26.2	100	74	-	34	40	80g/30 deg	N / I			
720372	BH2	Not Given	0.60	Not Given	B	Light brown silty CLAY	Atterberg 4 Point	28.3	100	83	-	35	48	80g/30 deg	N / I			
720373	BH2	Not Given	2.00	Not Given	D	Brownish grey slightly gravelly CLAY	Atterberg 4 Point	33.5	99	80	-	31	49	80g/30 deg	R / I			
720375	BH2	Not Given	2.75	Not Given	D	Brownish grey silty CLAY	Atterberg 4 Point	30.8	100	82	-	36	46	80g/30 deg	N / I			
720378	BH2	Not Given	7.20	Not Given	B	Brownish grey silty CLAY	Atterberg 4 Point	34.7	100	71	-	31	40	80g/30 deg	N / I			
720379	BH3	Not Given	0.90	Not Given	D	Yellowish brown very sandy CLAY	Atterberg 4 Point	15.6	100	29	-	12	17	80g/30 deg	N / I			
720380	BH3	Not Given	2.00	Not Given	B	Brownish brown slightly gravelly silty CLAY	Atterberg 4 Point	34.4	98	78	-	33	45	80g/30 deg	R / I			
720382	BH3	Not Given	3.00	Not Given	D	Brownish grey CLAY	Atterberg 4 Point	34.0	100	68	-	27	41	80g/30 deg	N / I			

Note: # Non accredited; NP - Non plastic; N - Tested in natural condition, R - Tested after >0,425mm removed by hand, WR - Tested after washing to remove >425mm; I - The water content in the sample was increased, D - The water content in the sample was decreased; * - One point liquid limit corrected as per the report Correlation Factor by Clayton C.R.I and Jukes A.W (1978)

Comments:

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 Geotechnical Reporting Team Leader
 for and on behalf of i2 Analytical Ltd



SUMMARY REPORT

SUMMARY OF CLASSIFICATION TEST RESULTS

Tested in Accordance with:



4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Callum Moller
 Site Address: Glebe Farm

BS EN ISO 17892-12:2018+A2:2022 cl 5.3 and 5.5, Fall Cone Method, 4 Pt
 Test, BS 1377-2:2022, cl 5.2 and 6. W by BS EN ISO 17892-1:2014+A1:2022.

Client Reference: 21949AH
 Job Number: 25-056500-1
 Date Sampled: 30/09 - 01/10/2025
 Date Received: 06/10/2025
 Date Tested: 23/10 - 06/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

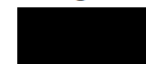
Laboratory Reference	Hole No.	Sample				Description	Remarks	W	Liquid & Plastic Limit							Density		
		Reference	Depth Top	Depth Base	Type				% Passing 425um	WL*	Correlation Factor	Wp	Ip	Cone type	Sample Preparation	bulk	dry	PD
			m	m					%	%		%	%			Mg/m3	Mg/m3	Mg/m3
720383	BH3	Not Given	3.00	Not Given	B	Greyish brown silty CLAY	Atterberg 4 Point	30.9	100	70	-	31	39	80g/30 deg	N / I			
720384	BH3	Not Given	4.00	Not Given	D	Brownish grey silty CLAY	Atterberg 4 Point	22.5	100	69	-	31	38	80g/30 deg	N / I			
720385	BH3	Not Given	4.50	Not Given	U	Greyish brown silty CLAY	Atterberg 4 Point	28.8	100	74	-	33	41	80g/30 deg	N / I			
720386	BH3	Not Given	4.80	Not Given	D	Brownish grey silty CLAY	Atterberg 4 Point	29.0	100	74	-	34	40	80g/30 deg	N / I			
720388	BH4	Not Given	0.50	Not Given	B	Brown slightly gravelly CLAY	Atterberg 4 Point	29.0	93	71	-	31	40	80g/30 deg	WR / I			
720389	BH4	Not Given	1.50	Not Given	B	Brownish grey slightly gravelly CLAY	Atterberg 4 Point	29.2	85	65	-	24	41	80g/30 deg	R / I			
720391	BH4	Not Given	3.00	Not Given	D	Brownish grey silty CLAY	Atterberg 4 Point	37.2	100	86	-	34	52	80g/30 deg	N / I			
720392	BH4	Not Given	3.50	Not Given	B	Light brown CLAY	Atterberg 4 Point	37.2	100	82	-	29	53	80g/30 deg	N / I			
720393	BH4	Not Given	3.50	3.95	B	Brownish grey silty CLAY	Atterberg 4 Point	28.8	100	81	-	36	45	80g/30 deg	N / I			
720395	BH4	Not Given	6.50	Not Given	D	Brownish grey slightly gravelly silty CLAY	Atterberg 4 Point	28.6	99	72	-	31	41	80g/30 deg	R / I			

Note: # Non accredited; NP - Non plastic; N - Tested in natural condition, R - Tested after >0.425mm removed by hand, WR - Tested after washing to remove >425mm; I - The water content in the sample was increased, D - The water content in the sample was decreased; * - One point liquid limit corrected as per the report Correlation Factor by Clayton C.R.I and Jukes A.W (1978)

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 Geotechnical Reporting Team Leader
 for and on behalf of i2 Analytical Ltd



SUMMARY REPORT

DETERMINATION OF WATER CONTENT

Tested in Accordance with: BS EN ISO 17892-1:2014+A1:2022, BS 1377-2: 2022, clause 4.1



4041
Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Callum Moller
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056500-1
Date Sampled: 29/09 - 30/09/2025
Date Received: 06/10/2025
Date Tested: 23/10 - 27/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

Laboratory Reference	Hole No.	Sample				Description	Remarks	WC											
		Reference	Depth Top m	Depth Base m	Type														
720368	BH01	Not Given	0.50	Not Given	B	Yellowish brown slightly gravelly slightly sandy silty CLAY		22.6											
720369	BH01	Not Given	3.00	Not Given	D	Brownish grey silty CLAY		27.0											
720371	BH01	Not Given	5.00	Not Given	D	Brownish grey silty CLAY		26.2											
720372	BH2	Not Given	0.60	Not Given	B	Light brown silty CLAY		28.3											
720373	BH2	Not Given	2.00	Not Given	D	Brownish grey slightly gravelly CLAY		33.5											
720375	BH2	Not Given	2.75	Not Given	D	Brownish grey silty CLAY		30.8											
720378	BH2	Not Given	7.20	Not Given	B	Brownish grey silty CLAY		34.7											
720379	BH3	Not Given	0.90	Not Given	D	Yellowish brown very sandy CLAY		15.6											
720380	BH3	Not Given	2.00	Not Given	B	Brownish brown slightly gravelly silty CLAY		34.4											
720382	BH3	Not Given	3.00	Not Given	D	Brownish grey CLAY		34.0											

Comments:

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for and on behalf of i2 Analytical Ltd



SUMMARY REPORT

DETERMINATION OF WATER CONTENT

Tested in Accordance with: BS EN ISO 17892-1:2014+A1:2022, BS 1377-2: 2022, clause 4.1



4041
Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Callum Moller
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056500-1
Date Sampled: 30/09 - 01/10/2025
Date Received: 06/10/2025
Date Tested: 23/10 - 06/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

Laboratory Reference	Hole No.	Sample				Description	Remarks	WC											
		Reference	Depth Top m	Depth Base m	Type														
720383	BH3	Not Given	3.00	Not Given	B	Greyish brown silty CLAY		30.9											
720384	BH3	Not Given	4.00	Not Given	D	Brownish grey silty CLAY		22.5											
720385	BH3	Not Given	4.50	Not Given	U	Greyish brown silty CLAY		28.8											
720386	BH3	Not Given	4.80	Not Given	D	Brownish grey silty CLAY		29.0											
720388	BH4	Not Given	0.50	Not Given	B	Brown slightly gravelly CLAY		29.0											
720389	BH4	Not Given	1.50	Not Given	B	Brownish grey slightly gravelly CLAY		29.2											
720391	BH4	Not Given	3.00	Not Given	D	Brownish grey silty CLAY		37.2											
720392	BH4	Not Given	3.50	Not Given	B	Light brown CLAY		37.2											
720393	BH4	Not Given	3.50	3.95	B	Brownish grey silty CLAY		28.8											
720395	BH4	Not Given	6.50	Not Given	D	Brownish grey slightly gravelly silty CLAY		28.6											

Comments:

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Signed:



Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

TEST CERTIFICATE

UNCONSOLIDATED UNDRAINED TRIAXIAL TEST

Tested in Accordance with: BS EN ISO 17892-8:2018,
BS 1377-2 Cl. 28:2022

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Tim Stempt
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056500-1
Date Sampled: 29/09/2025
Date Received: 06/10/2025
Date Tested: 14/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

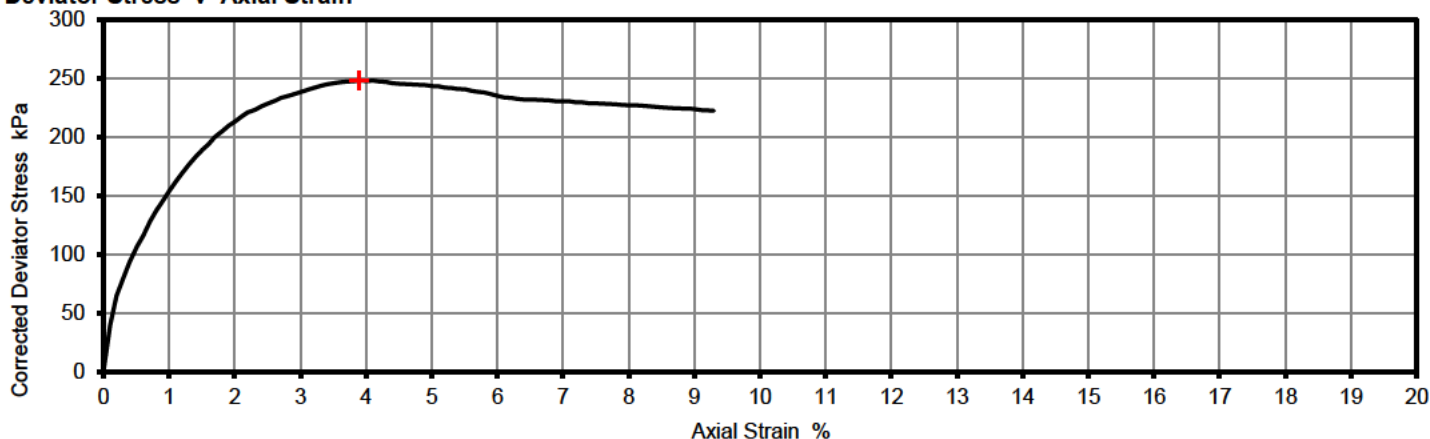
Laboratory Reference: 720370
Hole No.: BH01
Sample Reference: Not Given
Sample Description: Light brown silty CLAY
Sample Preparation: Sample prepared in accordance with BS EN ISO 17892-8: 2018 Clause 6.2.

Depth Top [m]: 3.50
Depth Base [m]: Not Given
Sample Type: U

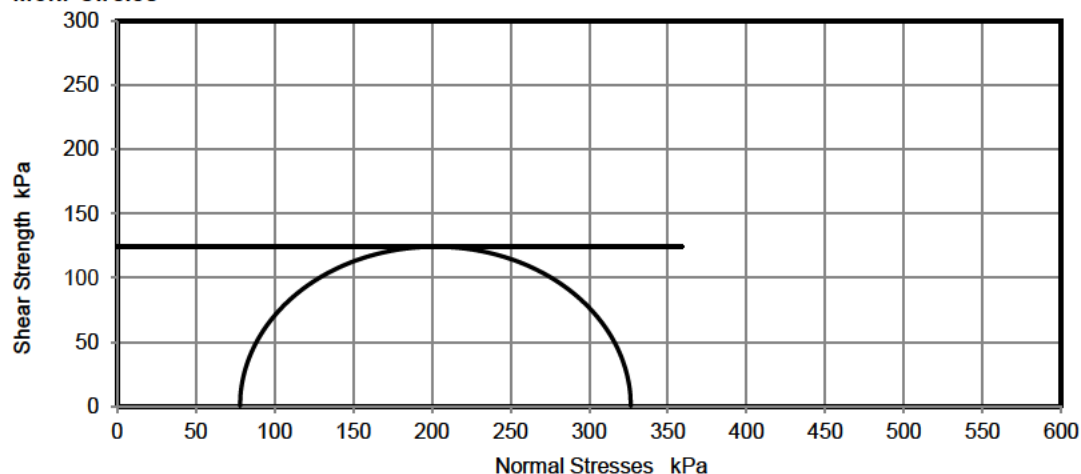
Test Number	1
Depth within Sample	- m
Length	99.51 mm
Diameter	49.85 mm
Length Prior to Shearing	99.51 mm
Bulk Density	1.94 Mg/m ³
Initial Water Content	28.2 %
Final Water Content	28.1 %
Dry Density	1.52 Mg/m ³

Rate of Strain	1.00 %/min
Cell Pressure	78 kPa
Axial Strain at Failure	3.9 %
Deviator Stress, ($\sigma_v - \sigma_h$)	248 kPa
Undrained Shear Strength, c_u	124 kPa $\frac{1}{2}(\sigma_v - \sigma_h)$
Mode of Failure	Brittle
Membrane Thickness	0.25 mm
Membrane Correction	1.12 kPa

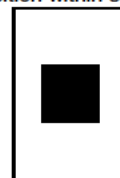
Deviator Stress v Axial Strain



Mohr Circles



Position within sample



Note: Deviator stress corrected for area change and membrane effects.

Remarks:

Signed:

Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

UNCONSOLIDATED UNDRAINED TRIAXIAL TEST

Tested in Accordance with: BS EN ISO 17982-8:2018,
BS 1377-2 Cl. 28:2022

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Tim Stempt
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056500-1
Date Sampled: 30/09/2025
Date Received: 06/10/2025
Date Tested: 14/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

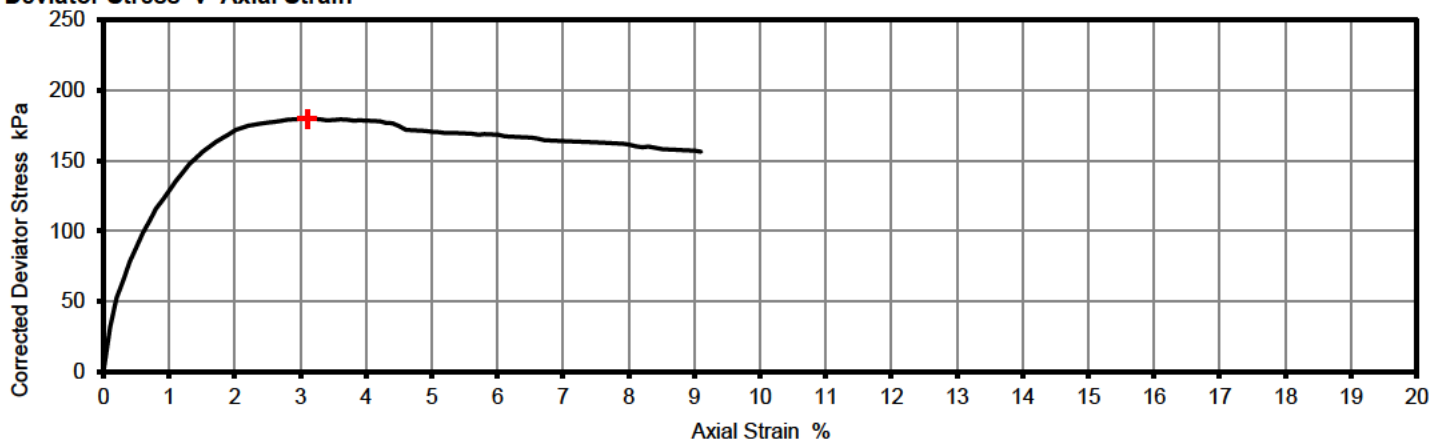
Laboratory Reference: 720374
Hole No.: BH2
Sample Reference: Not Given
Sample Description: Light brown silty CLAY
Sample Preparation: Sample prepared in accordance with BS EN ISO 17892-8: 2018 Clause 6.2.

Depth Top [m]: 2.50
Depth Base [m]: Not Given
Sample Type: U

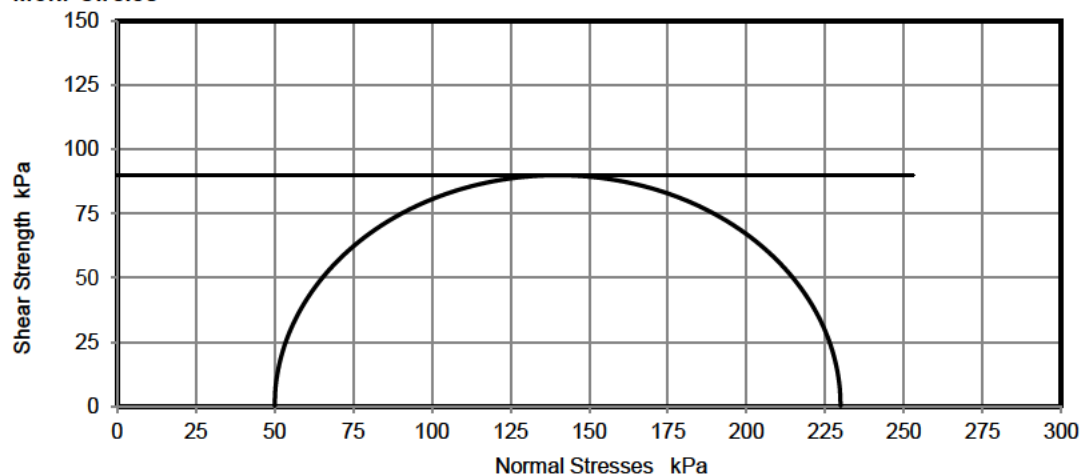
Test Number	1
Depth within Sample	- m
Length	99.76 mm
Diameter	50.11 mm
Length Prior to Shearing	99.76 mm
Bulk Density	1.87 Mg/m ³
Initial Water Content	31.0 %
Final Water Content	30.5 %
Dry Density	1.43 Mg/m ³

Rate of Strain	1.00 %/min
Cell Pressure	50 kPa
Axial Strain at Failure	3.1 %
Deviator Stress, ($\sigma_v - \sigma_h$)	180 kPa
Undrained Shear Strength, c_u	90 kPa $\frac{1}{2}(\sigma_v - \sigma_h)$
Mode of Failure	Brittle
Membrane Thickness	0.24 mm
Membrane Correction	0.85 kPa

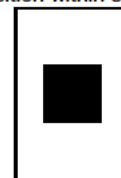
Deviator Stress v Axial Strain



Mohr Circles



Position within sample



Note: Deviator stress corrected for area change and membrane effects.

Remarks:

Signed:

Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

UNCONSOLIDATED UNDRAINED TRIAXIAL TEST

Tested in Accordance with: BS EN ISO 17892-8:2018,
BS 1377-2 Cl. 28:2022

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Tim Stempt
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056500-1
Date Sampled: 30/09/2025
Date Received: 06/10/2025
Date Tested: 14/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

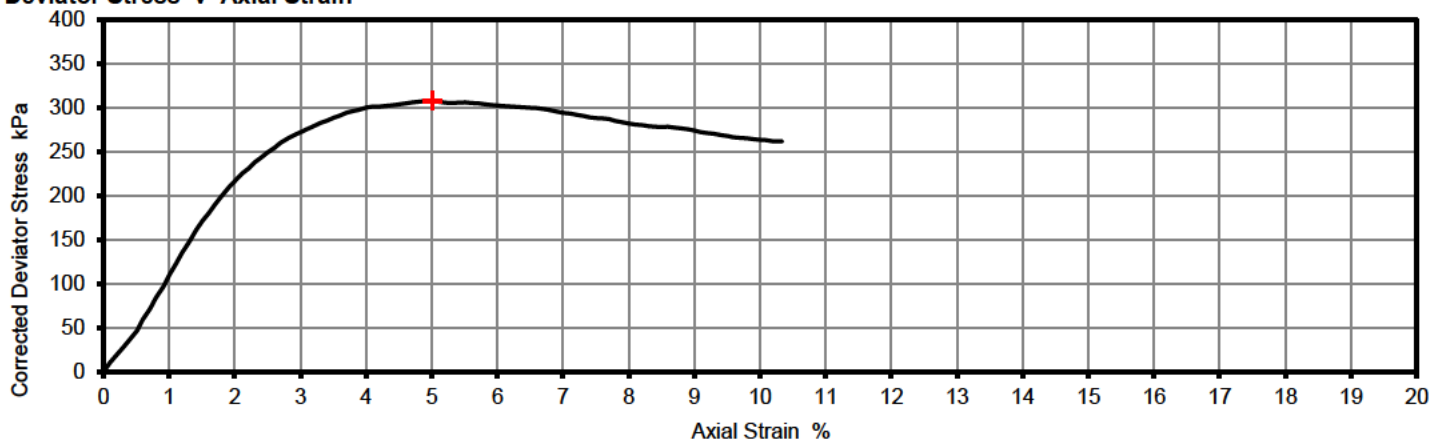
Laboratory Reference: 720376
Hole No.: BH2
Sample Reference: Not Given
Sample Description: Light brown silty CLAY
Sample Preparation: Sample prepared in accordance with BS EN ISO 17892-8: 2018 Clause 6.2.

Depth Top [m]: 4.50
Depth Base [m]: Not Given
Sample Type: U

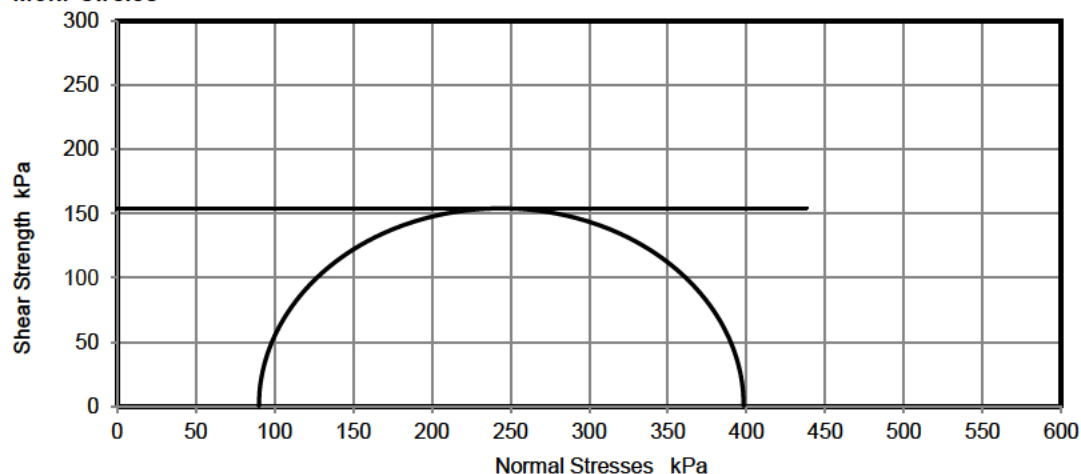
Test Number	1
Depth within Sample	- m
Length	99.83 mm
Diameter	49.79 mm
Length Prior to Shearing	99.83 mm
Bulk Density	1.95 Mg/m ³
Initial Water Content	30.8 %
Final Water Content	28.9 %
Dry Density	1.49 Mg/m ³

Rate of Strain	1.00 %/min
Cell Pressure	90 kPa
Axial Strain at Failure	5.0 %
Deviator Stress, ($\sigma_v - \sigma_h$)	308 kPa
Undrained Shear Strength, c_u	154 kPa $\frac{1}{2}(\sigma_v - \sigma_h)$
Mode of Failure	Brittle
Membrane Thickness	0.26 mm
Membrane Correction	1.49 kPa

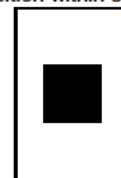
Deviator Stress v Axial Strain



Mohr Circles



Position within sample



Note: Deviator stress corrected for area change and membrane effects.

Remarks:

Signed:

Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

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BS 1377-2 Cl. 28:2022

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Tim Stempt
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056500-1
Date Sampled: 30/09/2025
Date Received: 06/10/2025
Date Tested: 14/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

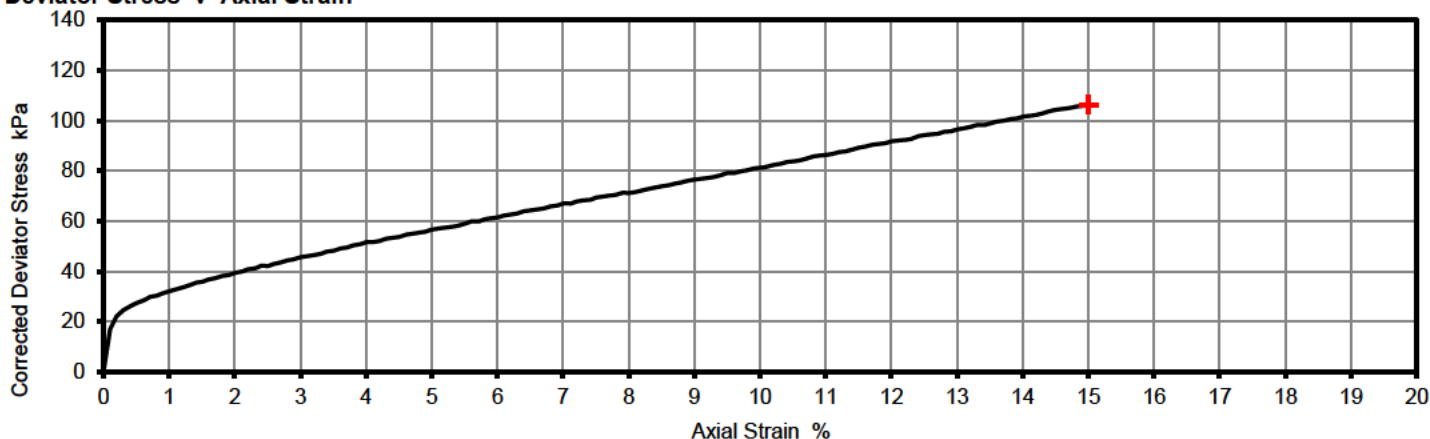
Laboratory Reference: 720377
Hole No.: BH2
Sample Reference: Not Given
Sample Description: Light brown silty CLAY
Sample Preparation: Sample prepared in accordance with BS EN ISO 17892-8: 2018 Clause 6.2.

Depth Top [m]: 7.00
Depth Base [m]: Not Given
Sample Type: U

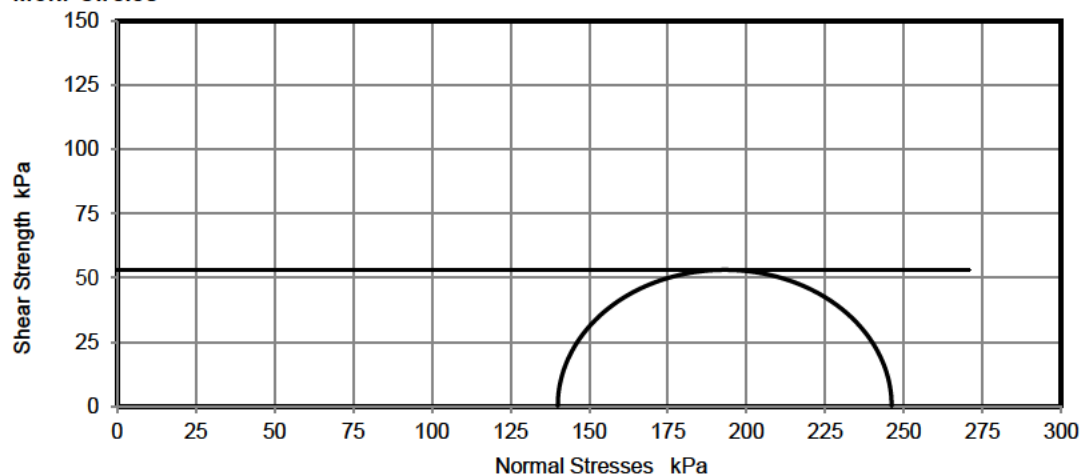
Test Number	1
Depth within Sample	- m
Length	99.37 mm
Diameter	50.17 mm
Length Prior to Shearing	99.37 mm
Bulk Density	1.89 Mg/m ³
Initial Water Content	31.2 %
Final Water Content	30.6 %
Dry Density	1.44 Mg/m ³

Rate of Strain	1.00 %/min
Cell Pressure	140 kPa
Axial Strain at Failure	15.0 %
Deviator Stress, ($\sigma_v - \sigma_h$)	106 kPa
Undrained Shear Strength, c_u	53 kPa $\frac{1}{2}(\sigma_v - \sigma_h)$
Mode of Failure	Compound
Membrane Thickness	0.25 mm
Membrane Correction	4.31 kPa

Deviator Stress v Axial Strain



Mohr Circles



Position within sample



Note: Deviator stress corrected for area change and membrane effects.

Remarks:

Signed:

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Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

UNCONSOLIDATED UNDRAINED TRIAXIAL TEST

Tested in Accordance with: BS EN ISO 17892-8:2018,
BS 1377-2 Cl. 28:2022

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Tim Stempt
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056500-1
Date Sampled: 30/09/2025
Date Received: 06/10/2025
Date Tested: 14/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

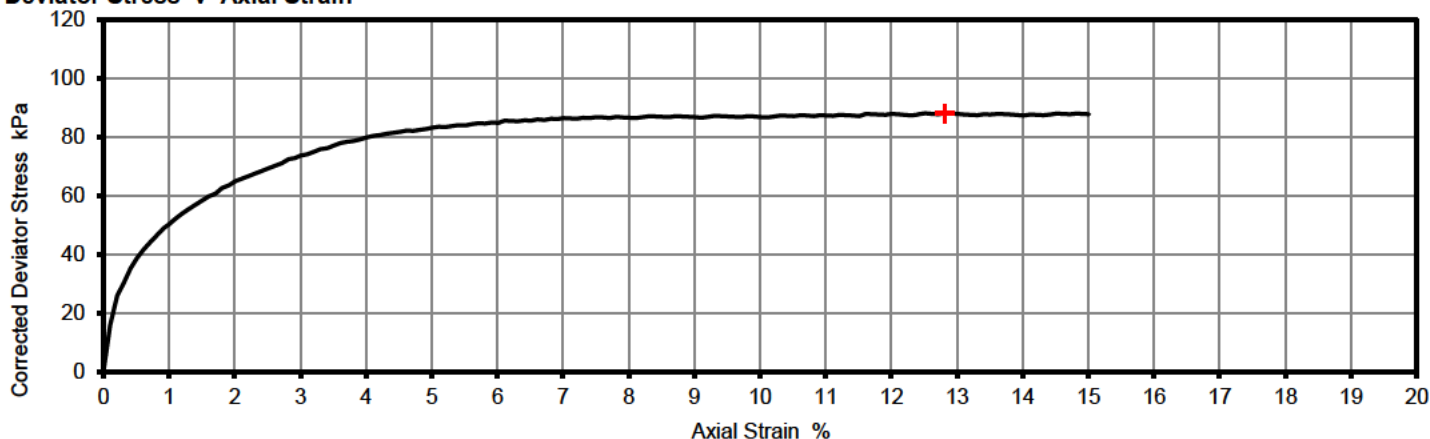
Laboratory Reference: 720381
Hole No.: BH3
Sample Reference: Not Given
Sample Description: Light brown silty CLAY
Sample Preparation: Sample prepared in accordance with BS EN ISO 17892-8: 2018 Clause 6.2.

Depth Top [m]: 2.50
Depth Base [m]: Not Given
Sample Type: U

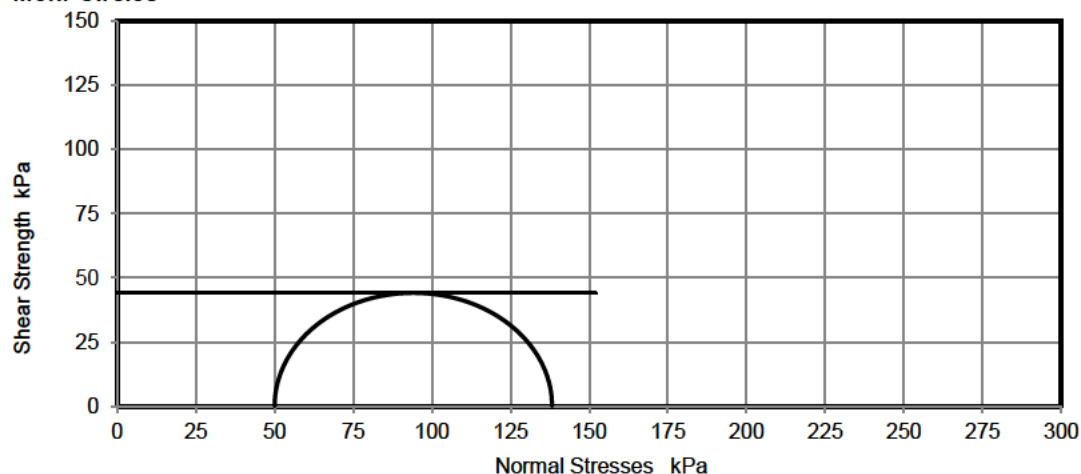
Test Number	1
Depth within Sample	- m
Length	99.47 mm
Diameter	50.25 mm
Length Prior to Shearing	99.47 mm
Bulk Density	1.66 Mg/m3
Initial Water Content	55.4 %
Final Water Content	54.8 %
Dry Density	1.07 Mg/m3

Rate of Strain	1.00 %/min
Cell Pressure	50 kPa
Axial Strain at Failure	12.8 %
Deviator Stress, ($\sigma_v - \sigma_h$)	88 kPa
Undrained Shear Strength, c_u	44 kPa $\frac{1}{2}(\sigma_v - \sigma_h)$
Mode of Failure	Brittle
Membrane Thickness	0.24 mm
Membrane Correction	3.53 kPa

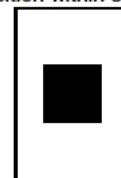
Deviator Stress v Axial Strain



Mohr Circles



Position within sample



Note: Deviator stress corrected for area change and membrane effects.

Remarks:

Signed:

Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

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BS 1377-2 Cl. 28:2022

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Tim Stempt
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056500-1
Date Sampled: 01/10/2025
Date Received: 06/10/2025
Date Tested: 17/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

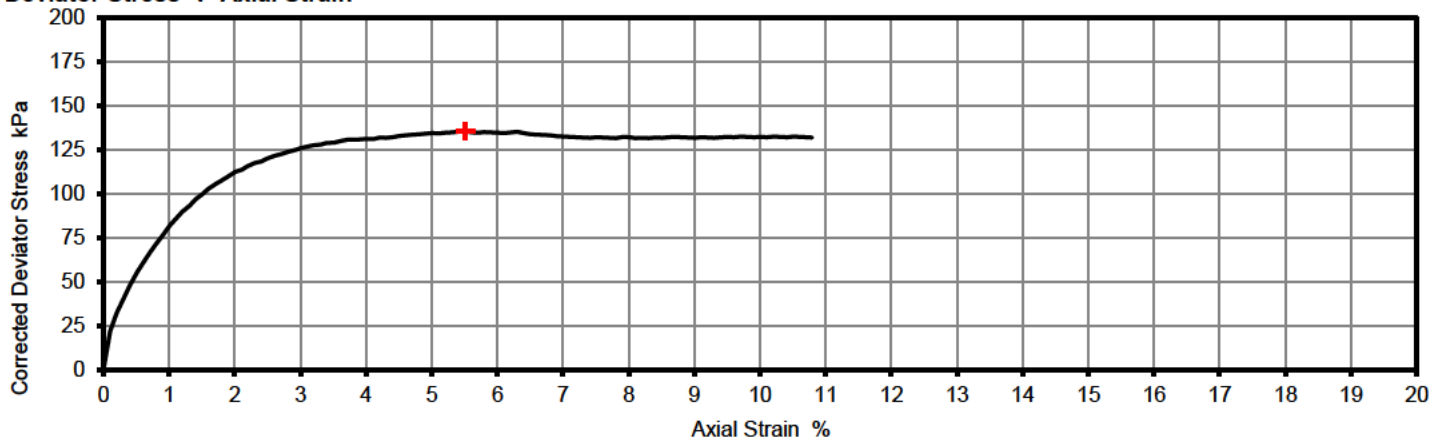
Laboratory Reference: 720390
Hole No.: BH4
Sample Reference: Not Given
Sample Description: Light brown silty CLAY
Sample Preparation: Sample prepared in accordance with BS EN ISO 17892-8: 2018 Clause 6.2.

Depth Top [m]: 2.00
Depth Base [m]: 2.45
Sample Type: U

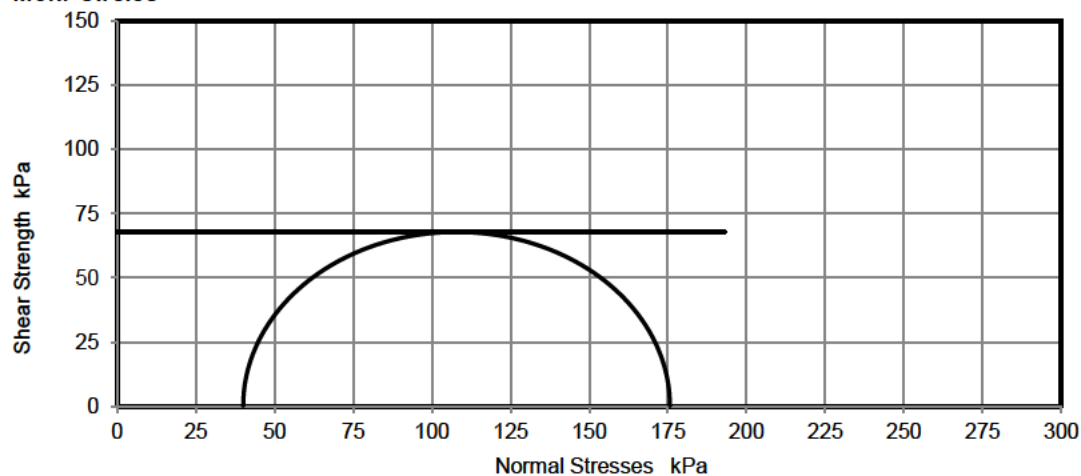
Test Number	1
Depth within Sample	- m
Length	99.98 mm
Diameter	49.80 mm
Length Prior to Shearing	99.98 mm
Bulk Density	1.85 Mg/m3
Initial Water Content	34.8 %
Final Water Content	33.0 %
Dry Density	1.37 Mg/m3

Rate of Strain	1.00 %/min
Cell Pressure	40 kPa
Axial Strain at Failure	5.5 %
Deviator Stress, ($\sigma_v - \sigma_h$)	136 kPa
Undrained Shear Strength, c_u	68 kPa $\frac{1}{2}(\sigma_v - \sigma_h)$
Mode of Failure	Brittle
Membrane Thickness	0.24 mm
Membrane Correction	1.53 kPa

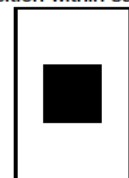
Deviator Stress v Axial Strain



Mohr Circles



Position within sample



Note: Deviator stress corrected for area change and membrane effects.

Remarks:

Signed:

Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

UNCONSOLIDATED UNDRAINED TRIAXIAL TEST

Tested in Accordance with: BS EN ISO 17982-8:2018,
BS 1377-2 Cl. 28:2022

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Tim Stempt
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056500-1
Date Sampled: 01/10/2025
Date Received: 06/10/2025
Date Tested: 17/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

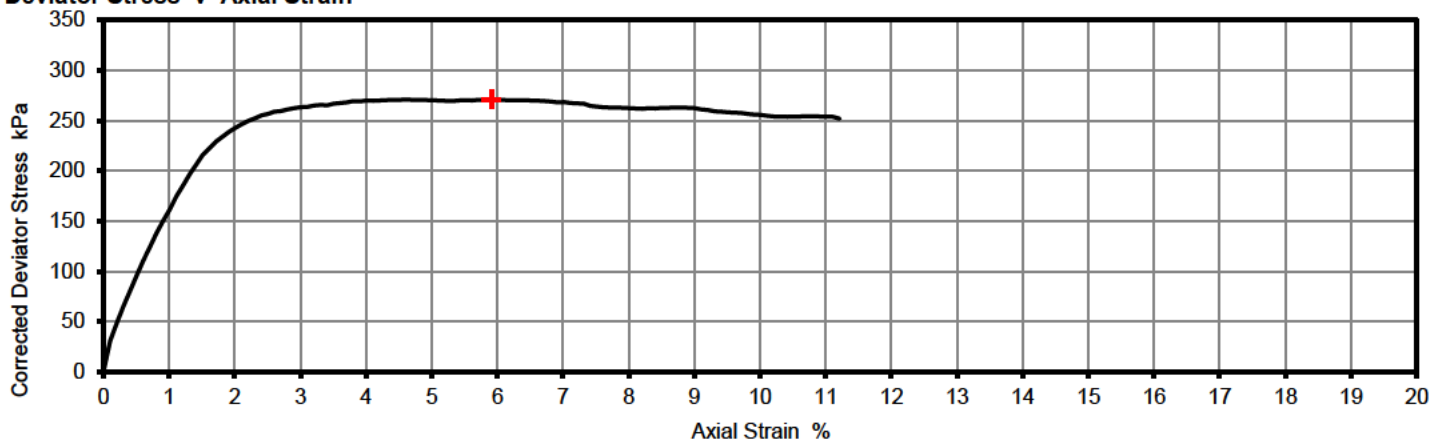
Laboratory Reference: 720394
Hole No.: BH4
Sample Reference: Not Given
Sample Description: Light brown silty CLAY
Sample Preparation: Sample prepared in accordance with BS EN ISO 17892-8: 2018 Clause 6.2.

Depth Top [m]: 4.50
Depth Base [m]: Not Given
Sample Type: U

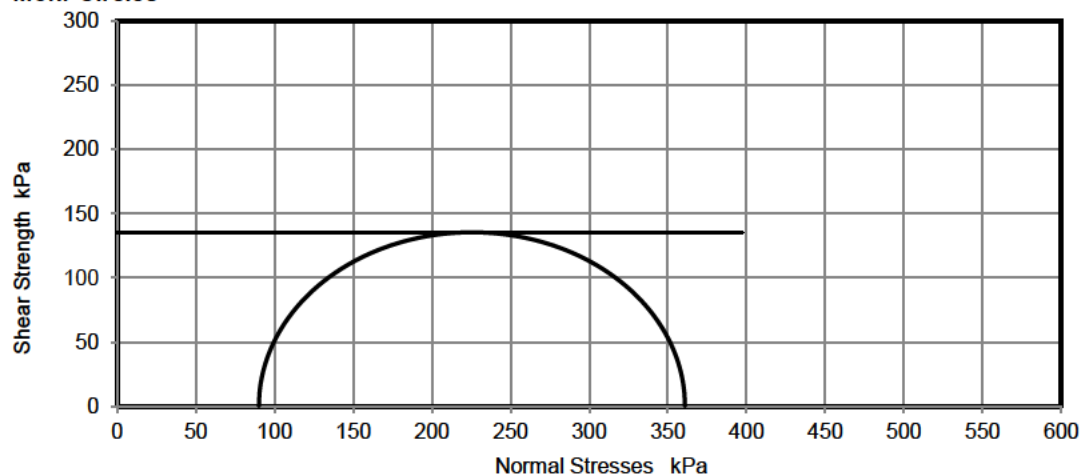
Test Number	1
Depth within Sample	- m
Length	99.80 mm
Diameter	50.09 mm
Length Prior to Shearing	99.80 mm
Bulk Density	1.91 Mg/m ³
Initial Water Content	27.9 %
Final Water Content	27.3 %
Dry Density	1.49 Mg/m ³

Rate of Strain	1.00 %/min
Cell Pressure	90 kPa
Axial Strain at Failure	5.9 %
Deviator Stress, ($\sigma_v - \sigma_h$)	271 kPa
Undrained Shear Strength, c_u	135 kPa $\frac{1}{2}(\sigma_v - \sigma_h)$
Mode of Failure	Brittle
Membrane Thickness	0.25 mm
Membrane Correction	1.71 kPa

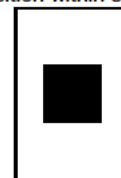
Deviator Stress v Axial Strain



Mohr Circles



Position within sample



Note: Deviator stress corrected for area change and membrane effects.

Remarks:

Signed:

Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DIRECT SHEAR TEST USING THE SHEARBOX
Tested in Accordance with: BS EN ISO 17892-10:2018,
BS 1377-2 Cl. 25.2:2022

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Tim Stempt
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056501-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 28/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720396
Hole No.: MTP106 / CBR5
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 2.00
Depth Base [m]: Not Given
Sample Type: B

Preparation Details Sample carried out on lump

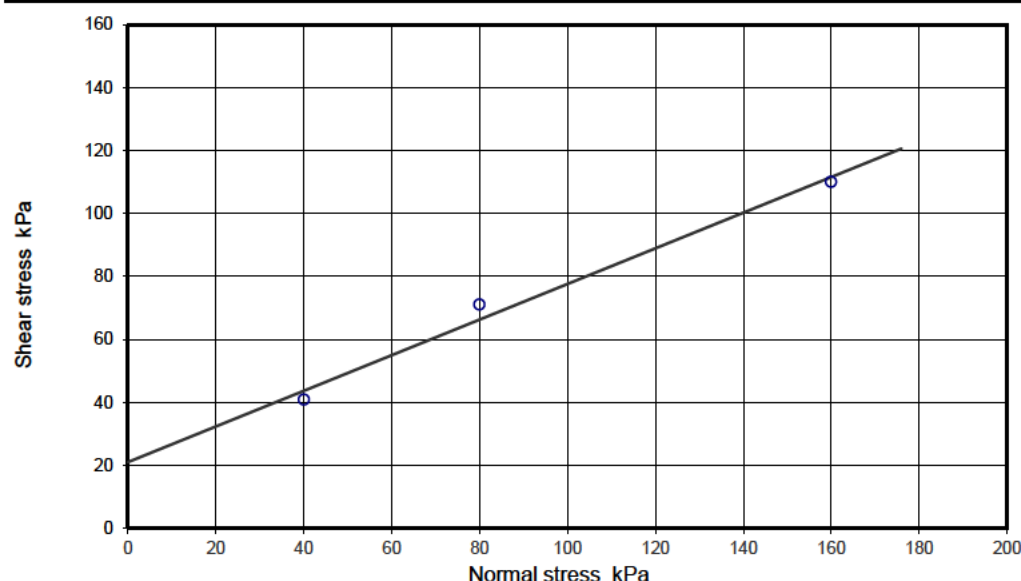
Specimen Details

Test No.

		1	2	3			
Initial	Height	20.0	20.0	20.0			mm
	Length	60.0	60.0	60.0			mm
	Breadth	60.0	60.0	60.0			mm
	Particle Density - (assumed)	2.65	2.65	2.65			Mg/m ³
	Bulk Density	1.67	1.67	1.67			Mg/m ³
	Water Content	42.4	42.4	42.4			%
	Dry density	1.17	1.17	1.17			Mg/m ³
	Voids ratio	1.265	1.265	1.265			
Consolidation	Degree of Saturation	89	89	89			%
	Consolidation / Normal Stress applied	40	80	160			kPa
	Change in height during consolidation	0.773	2.813	3.387			mm
After test	Voids ratio after consolidation	1.177	0.946	0.881			
	Final Water content	48.8	45.9	41.4			%

Shearing stage(s)

Rate of displacement	Peak	1.000	1.000	1.000			mm/min
	Residual						mm/min
Peak values, (o)	Relative horizontal displacement	8.52	9.01	8.46			mm
	Shear stress	40.8	71.0	110.0			kPa
	Vertical Movement at peak shear stress	1.53	3.92	4.04			mm
Residual values, (x)	No. of traverses (including peak run)	1	1	1			
	Relative horizontal displacement						mm
	Shear stress						kPa
	Vertical movement at residual shear stress						mm



Total test time 1.5 days

Shear Strength Parameters

Peak strength, (o)	Regression	Manual
c'	kPa	21.00
Ø'	degrees	29.5

Residual strength, (x)

c'R	kPa	not assessed	-
Ø'R	degrees	not assessed	-

Remarks: Test carried out with rapid rate of displacement as per client request.

Signed:

Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DIRECT SHEAR TEST USING THE SHEARBOX

Tested in Accordance with: BS EN ISO 17892-10:2018,
BS 1377-2 Cl. 25.2:2022



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Tim Stempt
Site Address: Glebe Farm

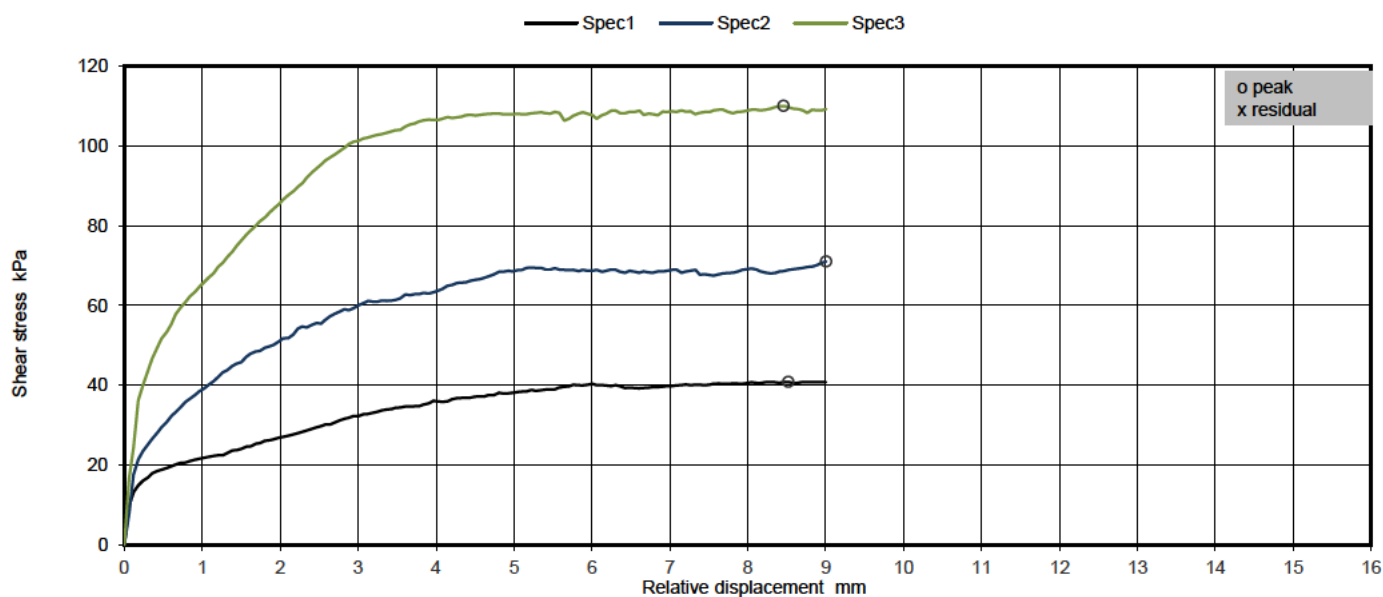
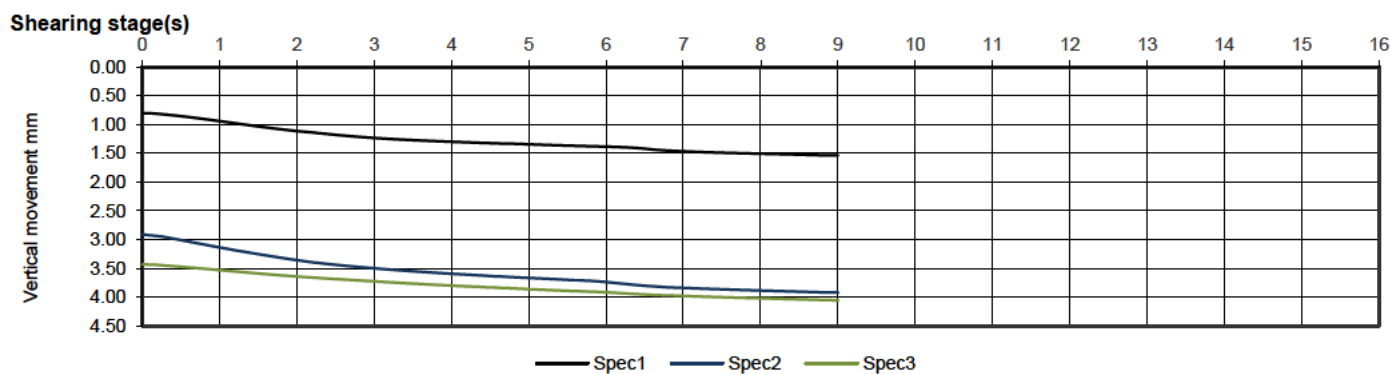
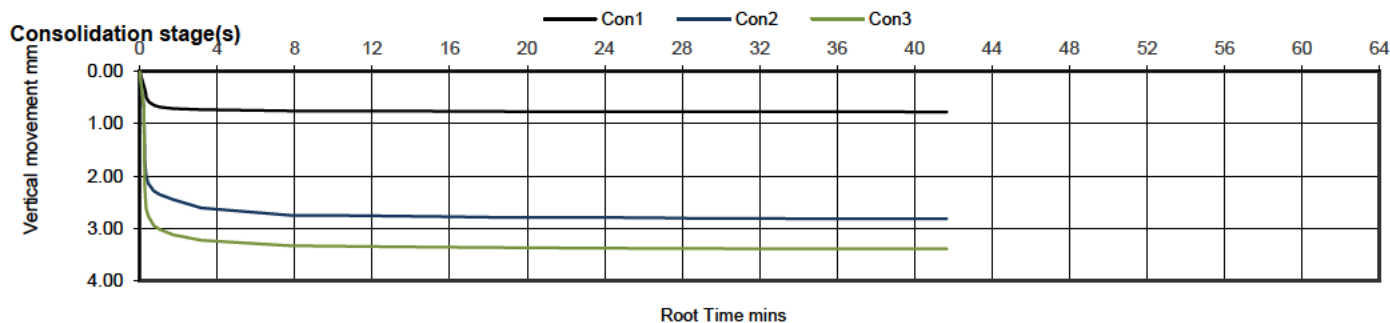
Client Reference: 21949AH
Job Number: 25-056501-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 28/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720396
Hole No.: MTP106 / CBR5
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 2.00
Depth Base [m]: Not Given
Sample Type: B



Remarks: Test carried out with rapid rate of displacement as per client request

Signed:

Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DIRECT SHEAR TEST USING THE SHEARBOX

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BS 1377-2 Cl. 25.2:2022

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Tim Stempt
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056501-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 28/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720397
Hole No.: MTP106 / CBR5
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 3.10
Depth Base [m]: Not Given
Sample Type: B

Preparation Details Sample carried out on lump

Specimen Details

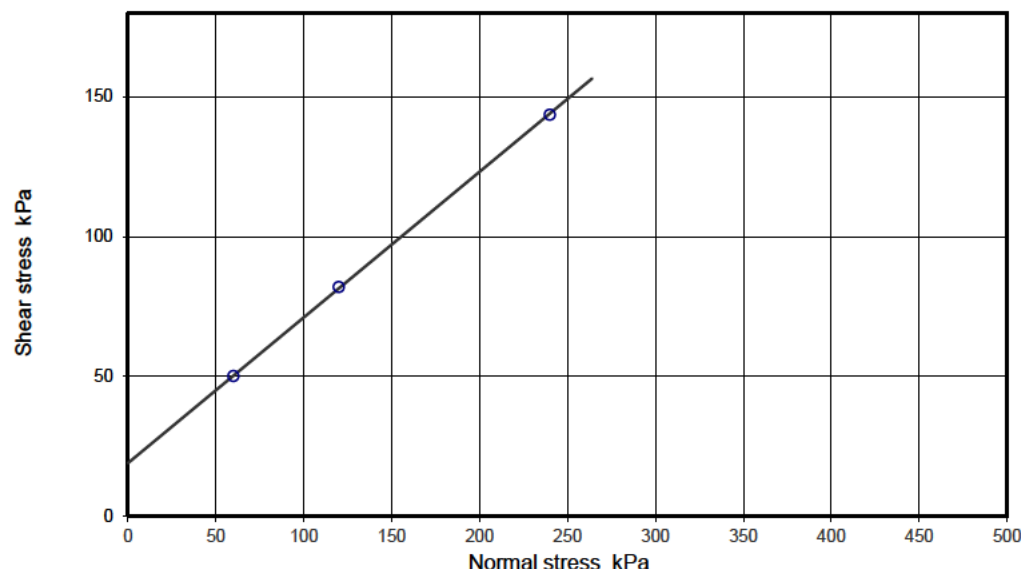
Test No.

		1	2	3			
Initial	Height	20.0	20.0	20.0			mm
	Length	60.0	60.0	60.0			mm
	Breadth	60.0	60.0	60.0			mm
	Particle Density - (assumed)	2.65	2.65	2.65			Mg/m ³
	Bulk Density	1.70	1.70	1.70			Mg/m ³
	Water Content	28.1	28.1	28.1			%
	Dry density	1.33	1.33	1.33			Mg/m ³
	Voids ratio	0.992	0.992	0.992			
Consolidation	Degree of Saturation	75	75	75			%
	Consolidation / Normal Stress applied	60	120	240			kPa
	Change in height during consolidation	1.556	2.566	2.643			mm
After test	Voids ratio after consolidation	0.837	0.736	0.729			
	Final Water content	41.3	37.9	35.8			%

Shearing stage(s)

Rate of displacement	Peak	1.000	1.000	1.000			mm/min
	Residual						mm/min
Peak values, (o)	Relative horizontal displacement	9.00	8.89	7.99			mm
	Shear stress	50.1	81.9	143.4			kPa
	Vertical Movement at peak shear stress	1.97	3.26	3.63			mm
Residual values, (x)	No. of traverses (including peak run)	1	1	1			
	Relative horizontal displacement						mm
	Shear stress						kPa
	Vertical movement at residual shear stress						mm

Total test time 1.5 days



Shear Strength Parameters

Peak strength, (o)	Regression	Manual
c'	kPa	19.00
Ø'	degrees	27.5

Residual strength, (x)

c'R	kPa	not assessed	-
Ø'R	degrees	not assessed	-

Remarks: Test carried out with rapid rate of displacement as per client request. Sample was slightly dry.

Signed:

Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DIRECT SHEAR TEST USING THE SHEARBOX

Tested in Accordance with: BS EN ISO 17892-10:2018,
BS 1377-2 Cl. 25.2:2022



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Tim Stempt
Site Address: Glebe Farm

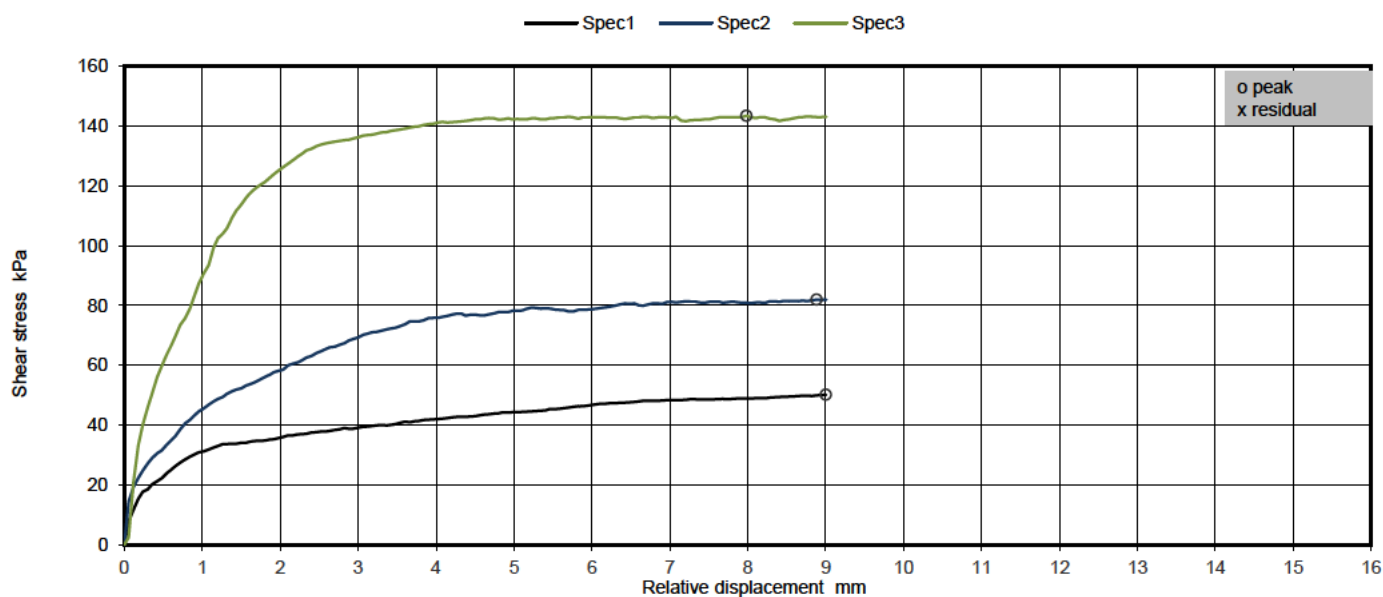
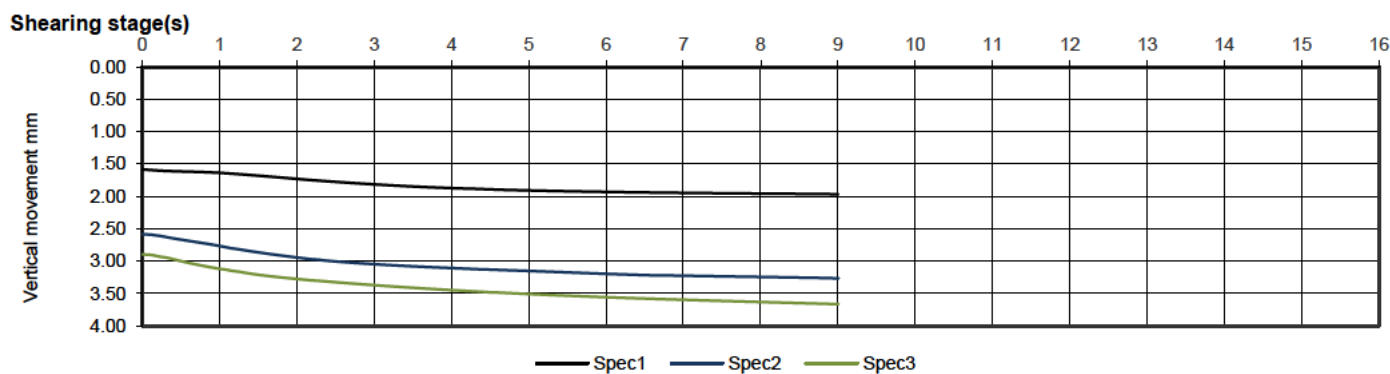
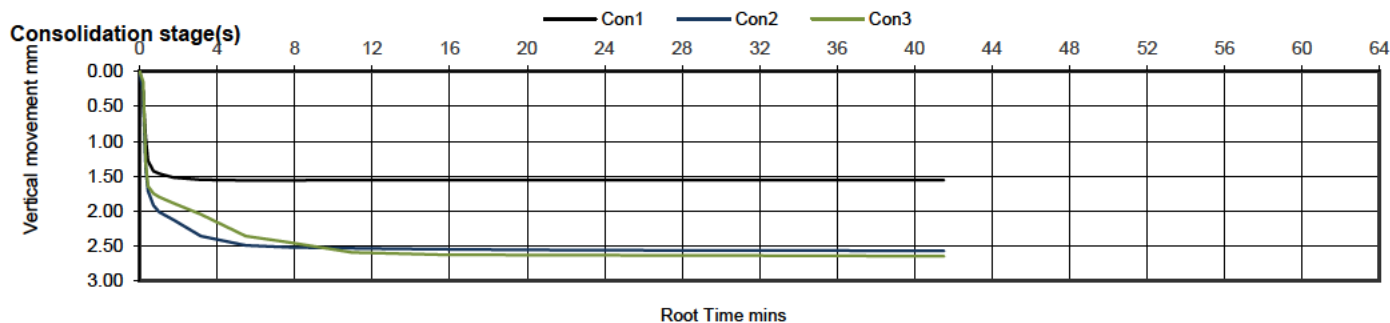
Client Reference: 21949AH
Job Number: 25-056501-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 28/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720397
Hole No.: MTP106 / CBR5
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 3.10
Depth Base [m]: Not Given
Sample Type: B



Remarks: Test carried out with rapid rate of displacement as per client request. Sample was slightly dry.

Signed:

Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

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Page 2 of 2

Date Reported: 31/10/2025

GF 442.7

i2 Analytical Ltd, Unit 8, Harrowden Road, Brackmills Industrial Estate, Northampton, NN4 7EB

TEST CERTIFICATE

DIRECT SHEAR TEST USING THE SHEARBOX

Tested in Accordance with: BS EN ISO 17892-10:2018,
BS 1377-2 Cl. 25.2:2022

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Tim Stempt
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056501-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 28/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720398
Hole No.: MTP107 / CBR03
Sample Reference: Not Given
Sample Description: Light brown slightly sandy CLAY

Depth Top [m]: 1.00
Depth Base [m]: Not Given
Sample Type: B

Preparation Details Sample carried out on lump

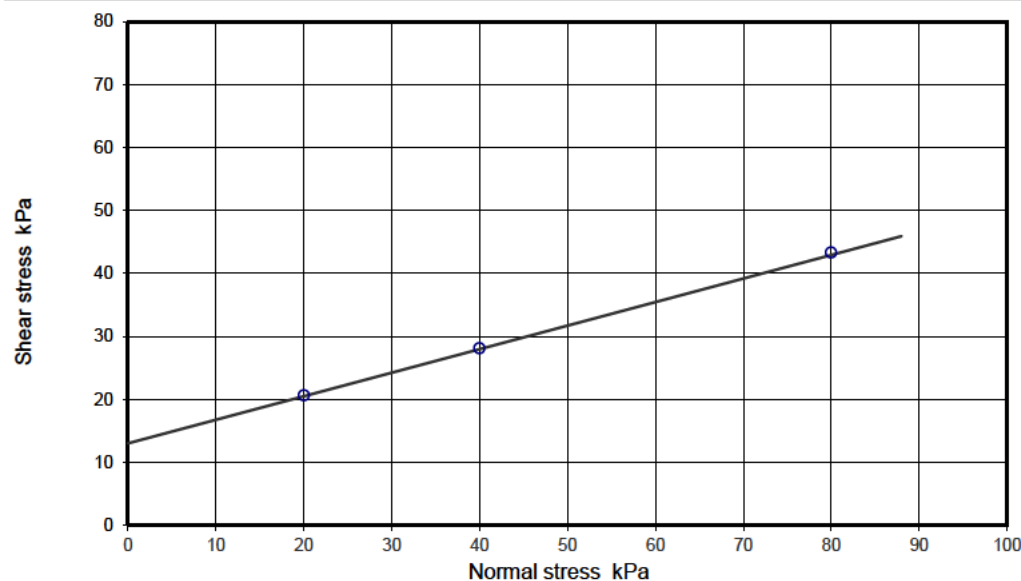
Specimen Details

Test No.

		1	2	3			
Initial	Height	20.2	20.2	20.2			mm
	Length	60.0	60.0	60.0			mm
	Breadth	60.0	60.0	60.0			mm
	Particle Density - (assumed)	2.65	2.65	2.65			Mg/m ³
	Bulk Density	1.62	1.62	1.62			Mg/m ³
	Water Content	42.9	42.9	42.9			%
	Dry density	1.13	1.13	1.13			Mg/m ³
	Voids ratio	1.345	1.345	1.345			
Consolidation	Degree of Saturation	85	85	85			%
	Consolidation / Normal Stress applied	20	40	80			kPa
	Change in height during consolidation	0.102	0.818	0.730			mm
After test	Voids ratio after consolidation	1.333	1.250	1.260			
	Final Water content	53.2	51.3	49.0			%

Shearing stage(s)

Rate of displacement	Peak	1.000	1.000	1.000			mm/min
	Residual						mm/min
Peak values, (o)	Relative horizontal displacement	4.21	4.21	4.27			mm
	Shear stress	20.6	28.1	43.3			kPa
	Vertical Movement at peak shear stress	0.03	1.06	1.24			mm
Residual values, (x)	No. of traverses (including peak run)	1	1	1			
	Relative horizontal displacement						mm
	Shear stress						kPa
	Vertical movement at residual shear stress						mm



Total test time 1.5 days

Shear Strength Parameters

Peak strength, (o)	Regression	Manual
c'	kPa	13.00
Ø'	degrees	20.5

Residual strength, (x)

c'R	kPa	not assessed	-
Ø'R	degrees	not assessed	-

Remarks: Test carried out with rapid rate of displacement as per client request. Stage 1 - swelling

Signed:

Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DIRECT SHEAR TEST USING THE SHEARBOX

Tested in Accordance with: BS EN ISO 17892-10:2018,
BS 1377-2 Cl. 25.2:2022



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Tim Stempt
Site Address: Glebe Farm

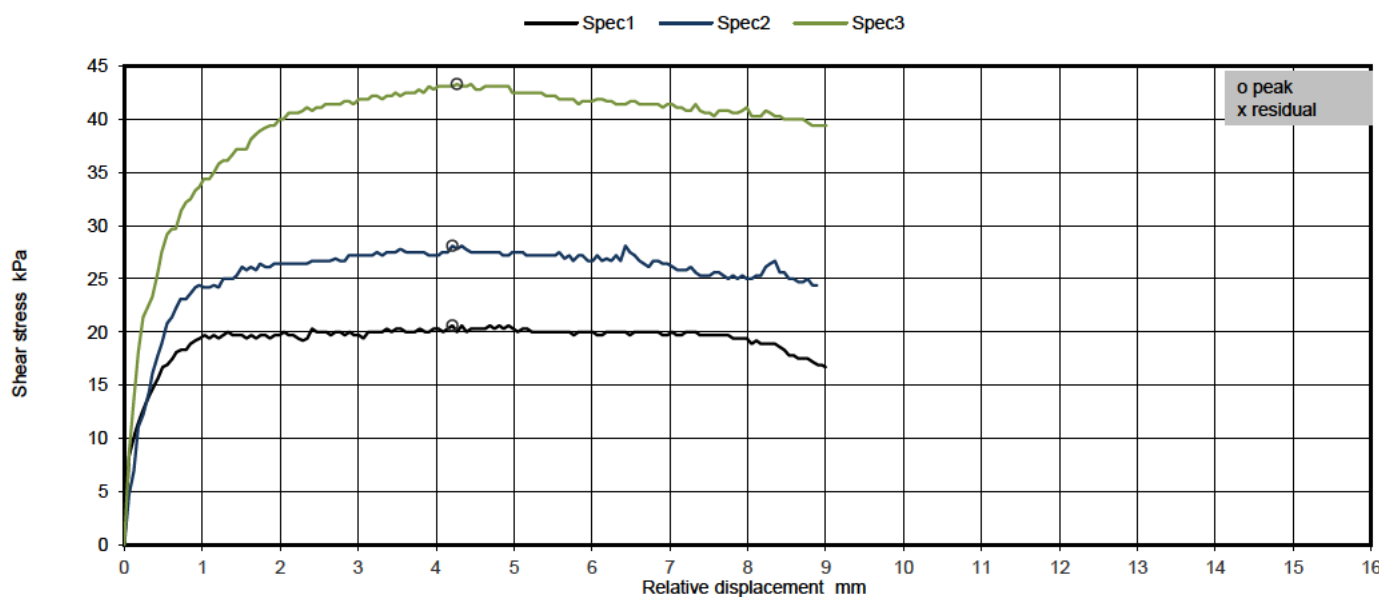
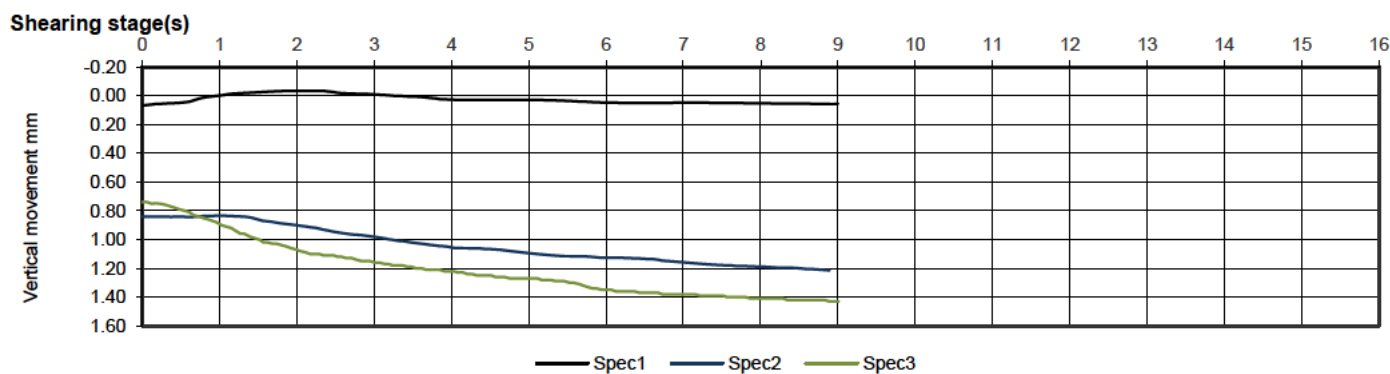
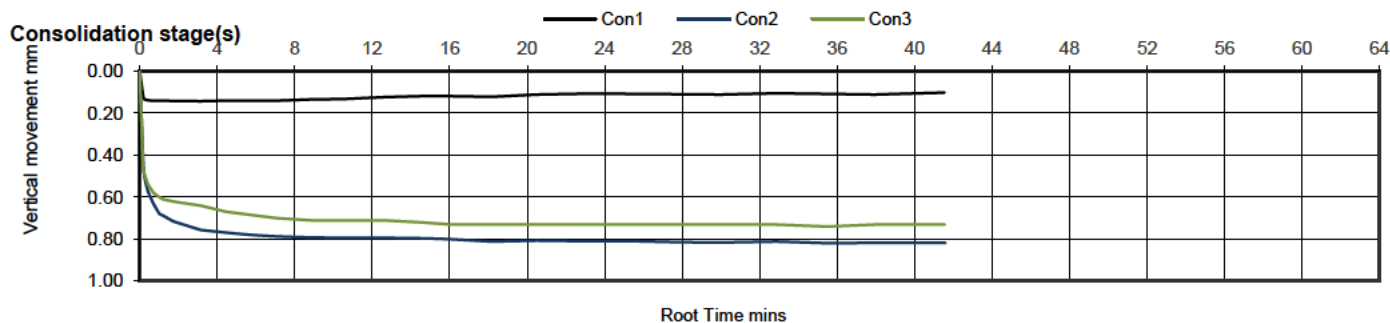
Client Reference: 21949AH
Job Number: 25-056501-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 28/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720398
Hole No.: MTP107 / CBR03
Sample Reference: Not Given
Sample Description: Light brown slightly sandy CLAY

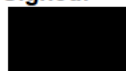
Depth Top [m]: 1.00
Depth Base [m]: Not Given
Sample Type: B



Remarks: Test carried out with rapid rate of displacement as per client request. Stage 1 - swelling

Opinions and interpretations expressed herein are outside of the scope of the UKAS Accreditation. This report may not be reproduced other than in full without the prior written approval of the issuing laboratory. The results included within the report relate only to the sample(s) submitted for testing.

Signed:



Katarzyna Koziel
Geotechnical Reporting Team Leader
for and on behalf of i2 Analytical Ltd



Merebrook
First Floor
1 Leonard Place
Westerham Road
Keston
BR2 6HQ

t: 01689 889980

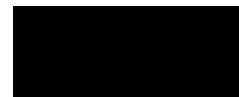
e: tim.stempt@merebrook.co.uk
charlie.oliveira@merebrook.co.uk;labresults@merebrook.co.uk

i2 Analytical Ltd.
7 Woodshots Meadow,
Croxley Green
Business Park,
Watford,
Herts,
WD18 8YS

t: 01923 225404
f: 01923 237404
e: info-i2analytical@normecgroup.com

Analytical Report Number : 25-056502

Project / Site name:	Glebe Farm	Samples received on:	06/10/2025
Your job number:	21949AH	Samples instructed on/ Analysis started on:	17/10/2025
Your order number:	25-2-FDO-LABS	Analysis completed by:	31/10/2025
Report Issue Number:	1	Report issued on:	31/10/2025
Samples Analysed:	16 soil samples		



Signed:

Anna Goc
PL Head of Reporting Team
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils	- 4 weeks from reporting
leachates	- 2 weeks from reporting
waters	- 2 weeks from reporting
asbestos	- 6 months from reporting
air	- once the analysis is complete

Excel copies of reports are only valid when accompanied by this PDF certificate.

Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

Analytical Report Number: 25-056502

Project / Site name: Glebe Farm

Your Order No: 25-2-FDO-LABS

Lab Sample Number	720399	720400	720401	720402	720403
Sample Reference	BH01	BH01	BH01	BH01	BH2
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A	N/A
Depth (m)	2.00	7.00	10.00	12.00	4.00
Date Sampled	29/09/2025	29/09/2025	29/09/2025	29/09/2025	30/09/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status		

Stone Content	%	0.1	NONE	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Moisture Content	%	0.01	NONE	18	13	18	16	13
Total mass of sample received	kg	0.1	NONE	0.7	1	1.6	1.1	2

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	8.2	8.1	8.1	7.9	8
Total Sulphate as SO ₄	%	0.005	MCERTS	0.065	0.028	0.095	0.088	0.116
Water Soluble Sulphate as SO ₄ 16hr extraction (2:1)	mg/kg	2.5	MCERTS	54	59	880	580	860
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	mg/l	1.25	MCERTS	26.7	29.5	439	290	431
Water Soluble Chloride (2:1) (leachate equivalent)	mg/l	0.5	MCERTS	3.2	1.3	6.4	10	12
Total Sulphur	mg/kg	50	MCERTS	220	97	4600	2100	2900
Total Sulphur	%	0.005	MCERTS	0.022	0.01	0.459	0.207	0.29
Water Soluble Nitrate (2:1) as N (leachate equivalent)	mg/l	2	NONE	< 2.0	< 2.0	< 2.0	< 2.0	< 2.0

Heavy Metals / Metalloids

Magnesium (leachate equivalent)	mg/l	2.5	NONE	3.3	< 2.5	9.7	9.9	11
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U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number: 25-056502

Project / Site name: Glebe Farm

Your Order No: 25-2-FDO-LABS

Lab Sample Number				720404	720405	720406	720407	720408
Sample Reference				BH2	BH2	BH3	BH3	BH3
Sample Number				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A	N/A	N/A
Depth (m)				8.00	14.00	6.00	8.00	16.00
Date Sampled				30/09/2025	30/09/2025	30/09/2025	30/09/2025	30/09/2025
Time Taken				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)				Units	Test Limit of detection	Test Accreditation Status		

Stone Content	%	0.1	NONE	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Moisture Content	%	0.01	NONE	32	23	14	17	22
Total mass of sample received	kg	0.1	NONE	0.7	1.5	0.9	0.5	0.9

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	8	8.1	8	8	7.8
Total Sulphate as SO ₄	%	0.005	MCERTS	0.074	0.087	0.042	0.062	0.233
Water Soluble Sulphate as SO ₄ 16hr extraction (2:1)	mg/kg	2.5	MCERTS	420	890	47	450	2200
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	mg/l	1.25	MCERTS	209	446	23.4	225	1080
Water Soluble Chloride (2:1) (leachate equivalent)	mg/l	0.5	MCERTS	49	9.4	1.2	1.2	38
Total Sulphur	mg/kg	50	MCERTS	1200	4800	200	1300	4500
Total Sulphur	%	0.005	MCERTS	0.121	0.477	0.02	0.129	0.448
Water Soluble Nitrate (2:1) as N (leachate equivalent)	mg/l	2	NONE	< 2.0	< 2.0	< 2.0	< 2.0	< 2.0

Heavy Metals / Metalloids

Magnesium (leachate equivalent)	mg/l	2.5	NONE	6.4	20	3.1	7.7	62
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U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number: 25-056502
 Project / Site name: Glebe Farm
 Your Order No: 25-2-FDO-LABS

Lab Sample Number	720409	720410	720411	720412	720413
Sample Reference	BH3	BH4	BH4	BH4	BH4
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A	N/A
Depth (m)	19.00	4.80	8.00	11.00	14.00
Date Sampled	30/09/2025	01/10/2025	01/10/2025	01/10/2025	01/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status		

Stone Content	%	0.1	NONE	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Moisture Content	%	0.01	NONE	23	13	14	10	20
Total mass of sample received	kg	0.1	NONE	1	0.9	0.3	0.9	1.1

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	8.4	8.4	8.2	7.8	7.8
Total Sulphate as SO ₄	%	0.005	MCERTS	0.082	0.025	0.08	0.206	0.208
Water Soluble Sulphate as SO ₄ 16hr extraction (2:1)	mg/kg	2.5	MCERTS	700	31	630	1900	2100
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	mg/l	1.25	MCERTS	348	15.2	317	967	1040
Water Soluble Chloride (2:1) (leachate equivalent)	mg/l	0.5	MCERTS	6.2	2.9	3.5	27	23
Total Sulphur	mg/kg	50	MCERTS	3700	96	1400	4600	3900
Total Sulphur	%	0.005	MCERTS	0.368	0.01	0.137	0.46	0.387
Water Soluble Nitrate (2:1) as N (leachate equivalent)	mg/l	2	NONE	< 2.0	< 2.0	< 2.0	< 2.0	< 2.0

Heavy Metals / Metalloids

Magnesium (leachate equivalent)	mg/l	2.5	NONE	25	2.6	8.1	23	51
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U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number: 25-056502
 Project / Site name: Glebe Farm
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				720414
Sample Reference				BH4
Sample Number				None Supplied
Water Matrix				N/A
Depth (m)				15.50
Date Sampled				01/10/2025
Time Taken				None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

Stone Content	%	0.1	NONE	< 0.1
Moisture Content	%	0.01	NONE	19
Total mass of sample received	kg	0.1	NONE	1.1

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	7.8
Total Sulphate as SO ₄	%	0.005	MCERTS	0.257
Water Soluble Sulphate as SO ₄ 16hr extraction (2:1)	mg/kg	2.5	MCERTS	3000
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	mg/l	1.25	MCERTS	1520
Water Soluble Chloride (2:1) (leachate equivalent)	mg/l	0.5	MCERTS	59
Total Sulphur	mg/kg	50	MCERTS	4600
Total Sulphur	%	0.005	MCERTS	0.464
Water Soluble Nitrate (2:1) as N (leachate equivalent)	mg/l	2	NONE	< 2.0

Heavy Metals / Metalloids

Magnesium (leachate equivalent)	mg/l	2.5	NONE	48
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U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number : 25-056502

Project / Site name: Glebe Farm

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
720399	BH01	None Supplied	2	Brown clay and sand
720400	BH01	None Supplied	7	Brown clay and sand
720401	BH01	None Supplied	10	Brown clay with gravel
720402	BH01	None Supplied	12	Brown clay and sand
720403	BH2	None Supplied	4	Brown clay and sand
720404	BH2	None Supplied	8	Brown clay
720405	BH2	None Supplied	14	Brown clay and sand
720406	BH3	None Supplied	6	Brown clay
720407	BH3	None Supplied	8	Brown clay
720408	BH3	None Supplied	16	Brown clay
720409	BH3	None Supplied	19	Brown clay with gravel
720410	BH4	None Supplied	4.8	Brown clay and sand
720411	BH4	None Supplied	8	Brown clay and sand with gravel
720412	BH4	None Supplied	11	Brown clay
720413	BH4	None Supplied	14	Brown clay
720414	BH4	None Supplied	15.5	Brown clay

Analytical Report Number : 25-056502

Project / Site name: Glebe Farm

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
Magnesium, water soluble, in soil	Determination of water soluble magnesium by extraction with water followed by ICP-OES	In-house method based on TRL 447	L038B	D	NONE
Total sulphate (as SO ₄ in soil)	Determination of total sulphate in soil by extraction with 10% HCl followed by ICP-OES	In-house method	L038B	D	MCERTS
Sulphate, water soluble, in soil (16hr extraction)	Sulphate, water soluble, in soil (16hr extraction)	In-house method	L038B	D	MCERTS
Total Sulphur in soil	Determination of total sulphur in soil by extraction with aqua-regia, potassium bromide/bromate followed by ICP-OES	In-house method	L038B	D	MCERTS
Water Soluble Nitrate (2:1) as N in soil	Determination of nitrate by reaction with sodium salicylate and colorimetry	In-house method based on Examination of Water and Wastewater & Polish Standard Method PN-82/C-04579.08, 2:1 extraction	L078-PL	W	NONE
Chloride, water soluble, in soil	Determination of Chloride colorimetrically by discrete analyser	In-house method	L082B	D	MCERTS
pH in soil (automated)	Determination of pH in soil by addition of water followed by automated electrometric measurement	In-house method	L099-PL	D	MCERTS
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).

For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).

For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.

Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30°C.

Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.

The result for sum should be interpreted with caution



Sample Deviation Report



Normec
i2 Analytical

Analytical Report Number : 25-056502

Project / Site name: Glebe Farm

This deviation report indicates the sample and test deviations that apply to the samples submitted for analysis. Please note that the associated result(s) may be unreliable and should be interpreted with care.

Key: a - No sampling date b - Incorrect container/Insufficient material provided c - Holding time d - Headspace e - Temperature

Sample ID	Other ID	Sample Type	Lab Sample Number	Sample Deviation	Test Name	Test Ref	Test Deviation
BH01	N/A	S	720399	c	Chloride, water soluble, in soil	L082B	c
BH01	N/A	S	720399	c	pH in soil (automated)	L099-PL	c
BH01	N/A	S	720400	c	Chloride, water soluble, in soil	L082B	c
BH01	N/A	S	720400	c	pH in soil (automated)	L099-PL	c
BH01	N/A	S	720401	c	Chloride, water soluble, in soil	L082B	c
BH01	N/A	S	720401	c	pH in soil (automated)	L099-PL	c
BH01	N/A	S	720402	c	Chloride, water soluble, in soil	L082B	c
BH01	N/A	S	720402	c	pH in soil (automated)	L099-PL	c
BH2	N/A	S	720403	c	pH in soil (automated)	L099-PL	c
BH2	N/A	S	720404	c	pH in soil (automated)	L099-PL	c
BH2	N/A	S	720405	c	pH in soil (automated)	L099-PL	c
BH3	N/A	S	720406	c	pH in soil (automated)	L099-PL	c
BH3	N/A	S	720407	c	pH in soil (automated)	L099-PL	c
BH3	N/A	S	720408	c	pH in soil (automated)	L099-PL	c
BH3	N/A	S	720409	c	pH in soil (automated)	L099-PL	c
BH4	N/A	S	720410	c	pH in soil (automated)	L099-PL	c
BH4	N/A	S	720411	c	pH in soil (automated)	L099-PL	c
BH4	N/A	S	720412	c	pH in soil (automated)	L099-PL	c
BH4	N/A	S	720413	c	pH in soil (automated)	L099-PL	c
BH4	N/A	S	720414	c	pH in soil (automated)	L099-PL	c

TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 02/10/2025
 Date Received: 08/10/2025
 Date Tested: 27/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

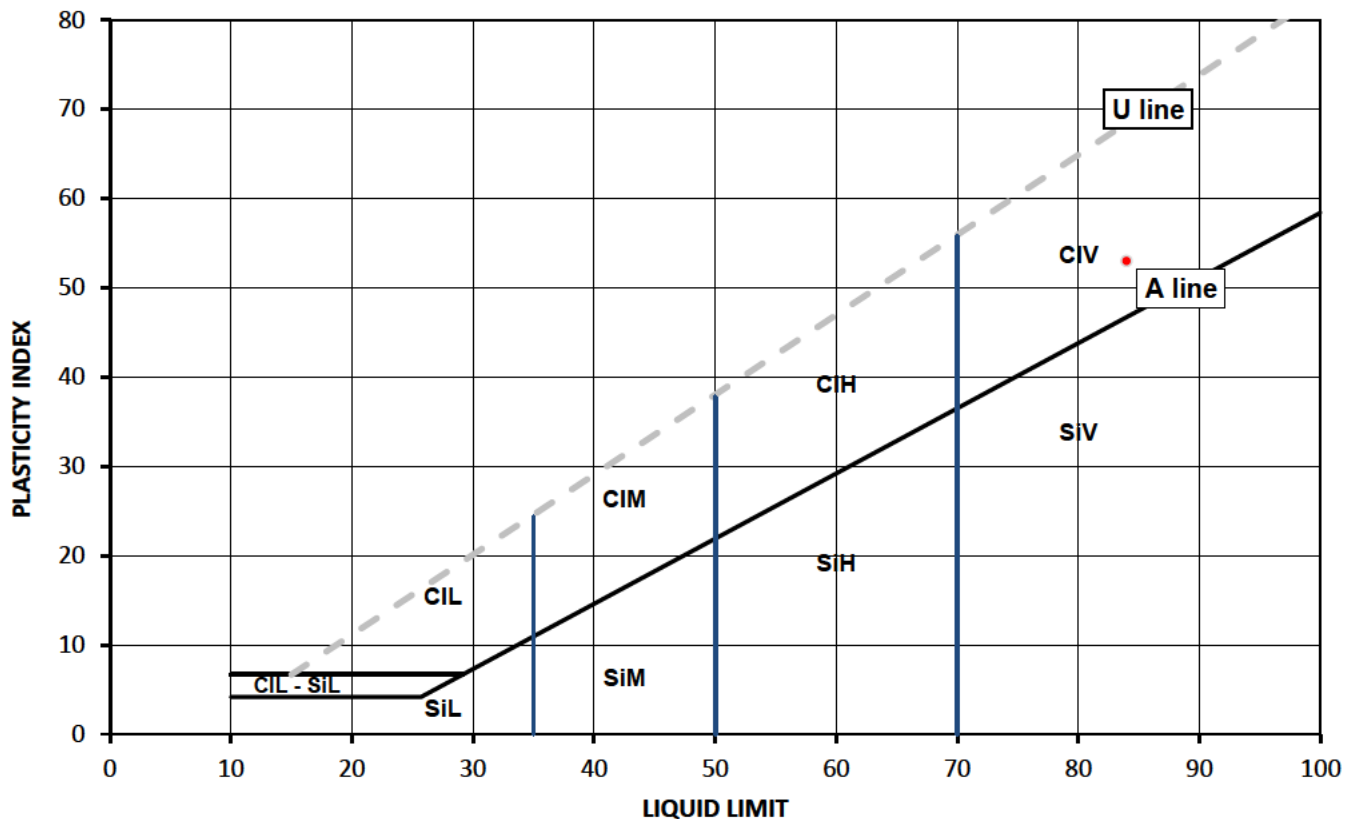
Test Results:

Laboratory Reference: 720608
 Hole No.: BH05
 Sample Reference: Not Given
 Sample Description: Greyish brown CLAY

Depth Top [m]: 1.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
32.4	84	31	53	0.02	0.98	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

Signed:

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 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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Date Reported: 12/12/2025

GF 337.16

TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 02/10/2025
 Date Received: 08/10/2025
 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

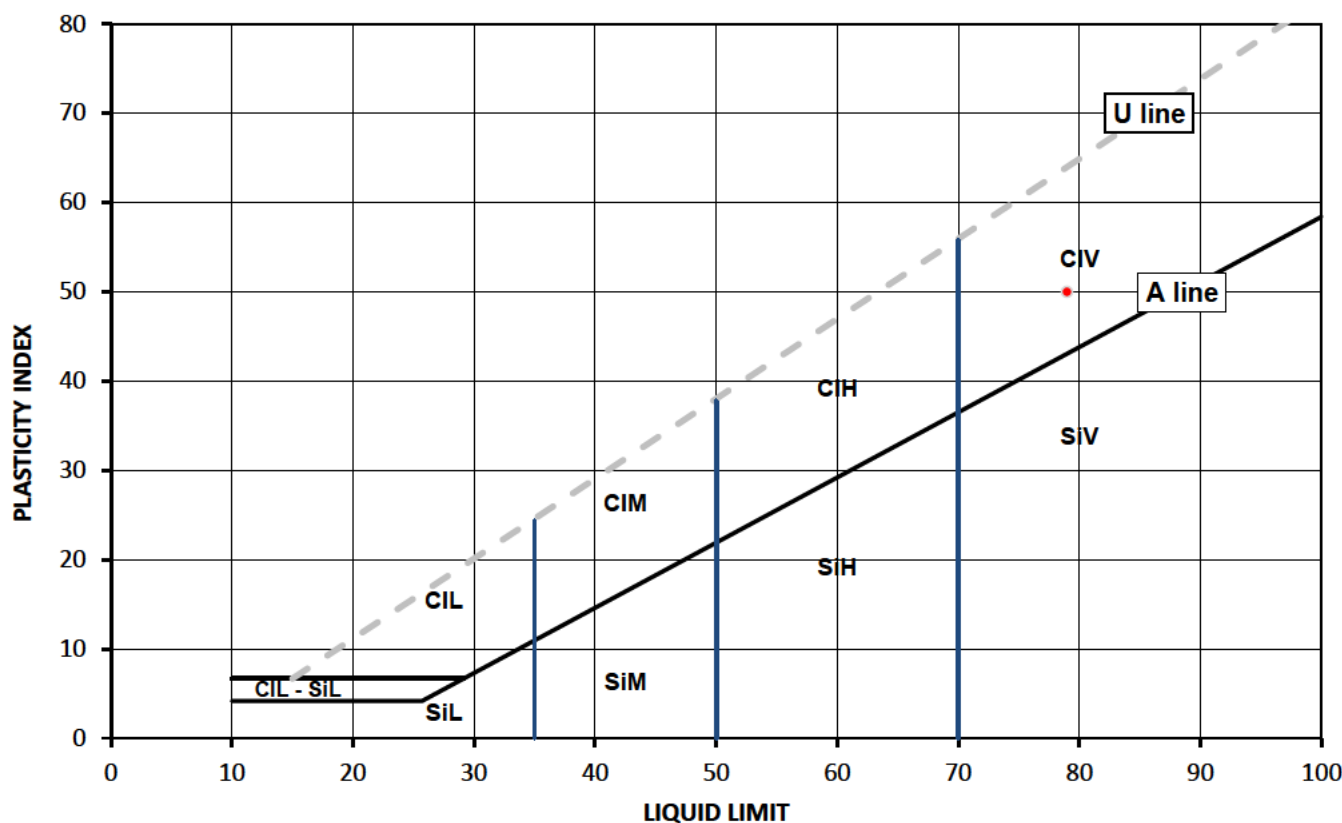
Test Results:

Laboratory Reference: 720610
 Hole No.: BH05
 Sample Reference: Not Given
 Sample Description: Light brownish grey CLAY

Depth Top [m]: 2.90
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
24.4	79	29	50	-0.10	1.10	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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TEST CERTIFICATE

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Client Reference: 21949AH
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 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

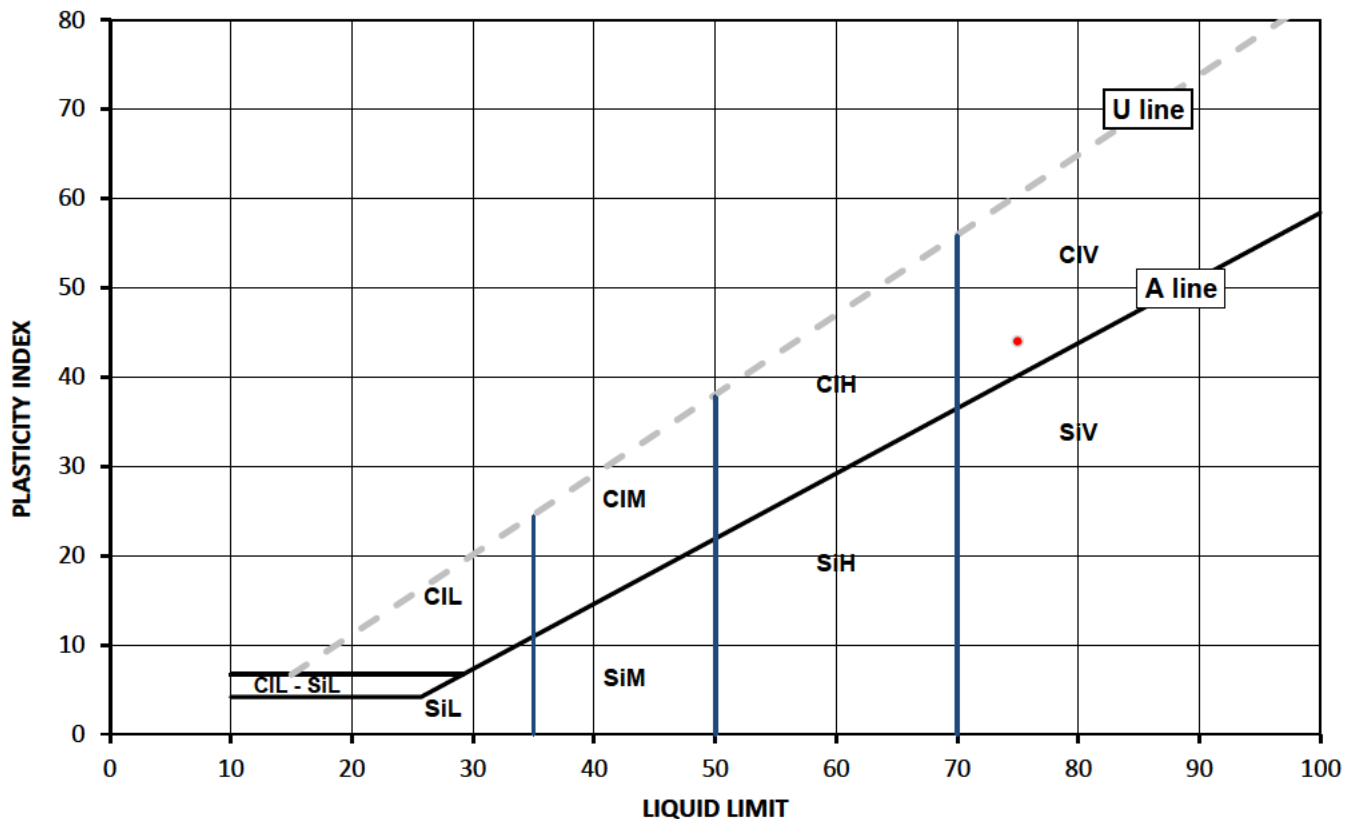
Test Results:

Laboratory Reference: 720611
 Hole No.: BH05
 Sample Reference: Not Given
 Sample Description: Light brownish grey CLAY

Depth Top [m]: 4.00
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
26.3	75	31	44	-0.11	1.11	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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TEST CERTIFICATE

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 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

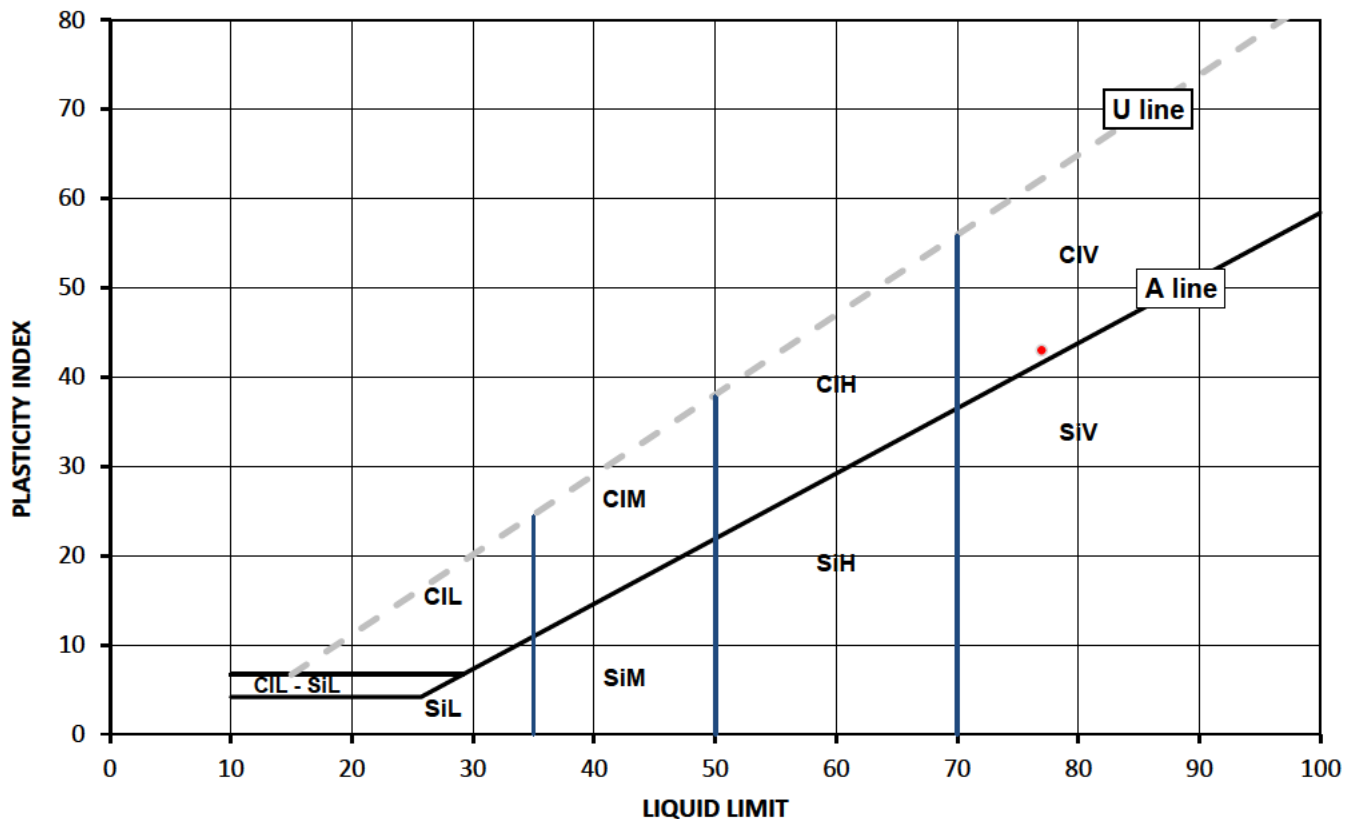
Test Results:

Laboratory Reference: 720613
 Hole No.: BH05
 Sample Reference: Not Given
 Sample Description: Light brownish grey silty CLAY

Depth Top [m]: 4.85
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
30.6	77	34	43	-0.07	1.07	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
		50 to 70
		exceeding 70
	Organic	append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Site Address: Glebe Farm

Client Reference: 21949AH
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 Date Sampled: 03/10/2025
 Date Received: 08/10/2025
 Date Tested: 27/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

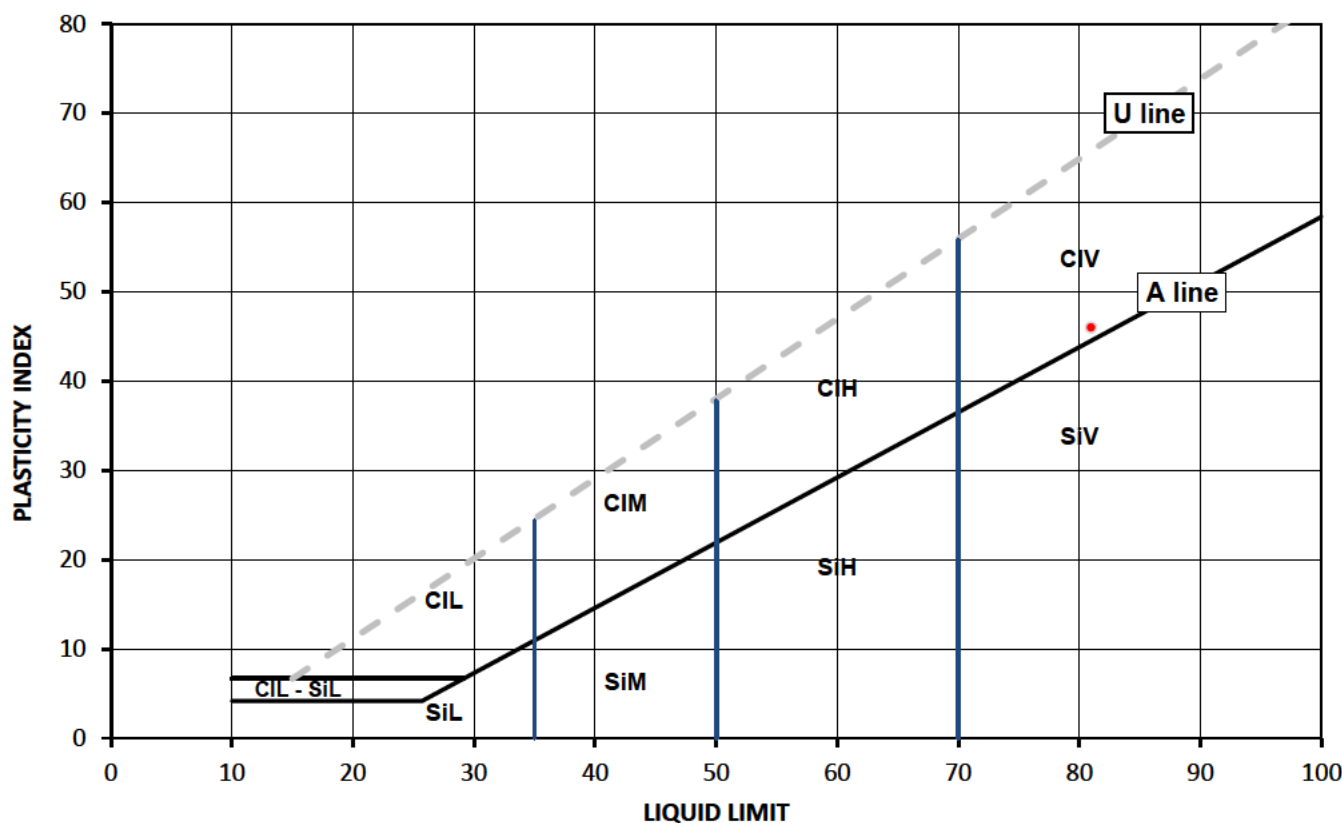
Test Results:

Laboratory Reference: 720615
 Hole No.: BH06
 Sample Reference: Not Given
 Sample Description: Light brown slightly gravelly silty CLAY

Depth Top [m]: 0.90
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after >0.425mm removed by hand; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
41.5	81	35	46	0.15	0.85	96



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	append to classification for organic material (eg CIHO)
	V Very high	
	O Organic	

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Sampled By: Client - Tim Stempt

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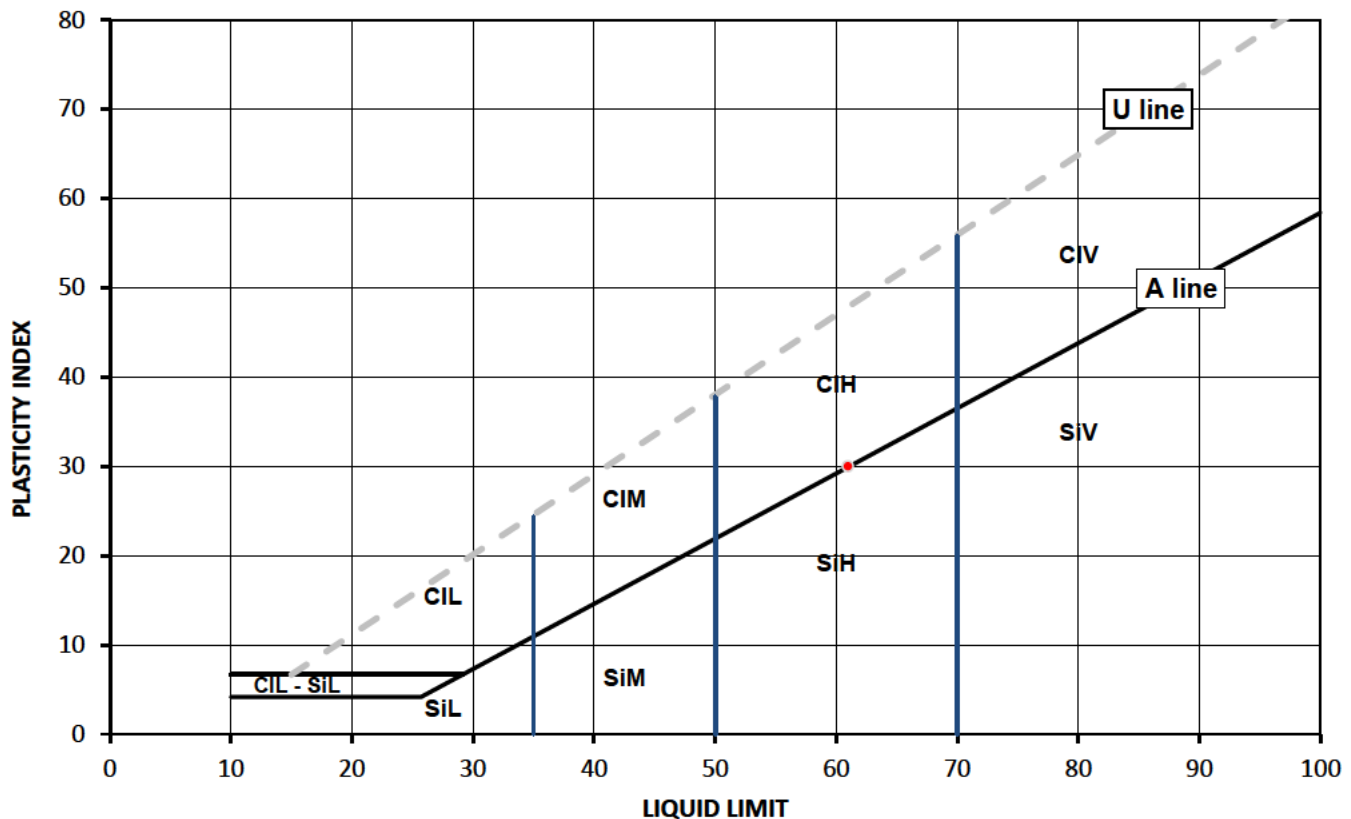
Test Results:

Laboratory Reference: 720616
 Hole No.: BH06
 Sample Reference: Not Given
 Sample Description: Greyish brown gravelly CLAY

Depth Top [m]: 2.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after washing to remove >0.425mm; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
17.6	61	31	30	-0.43	1.43	58



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

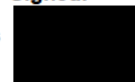
	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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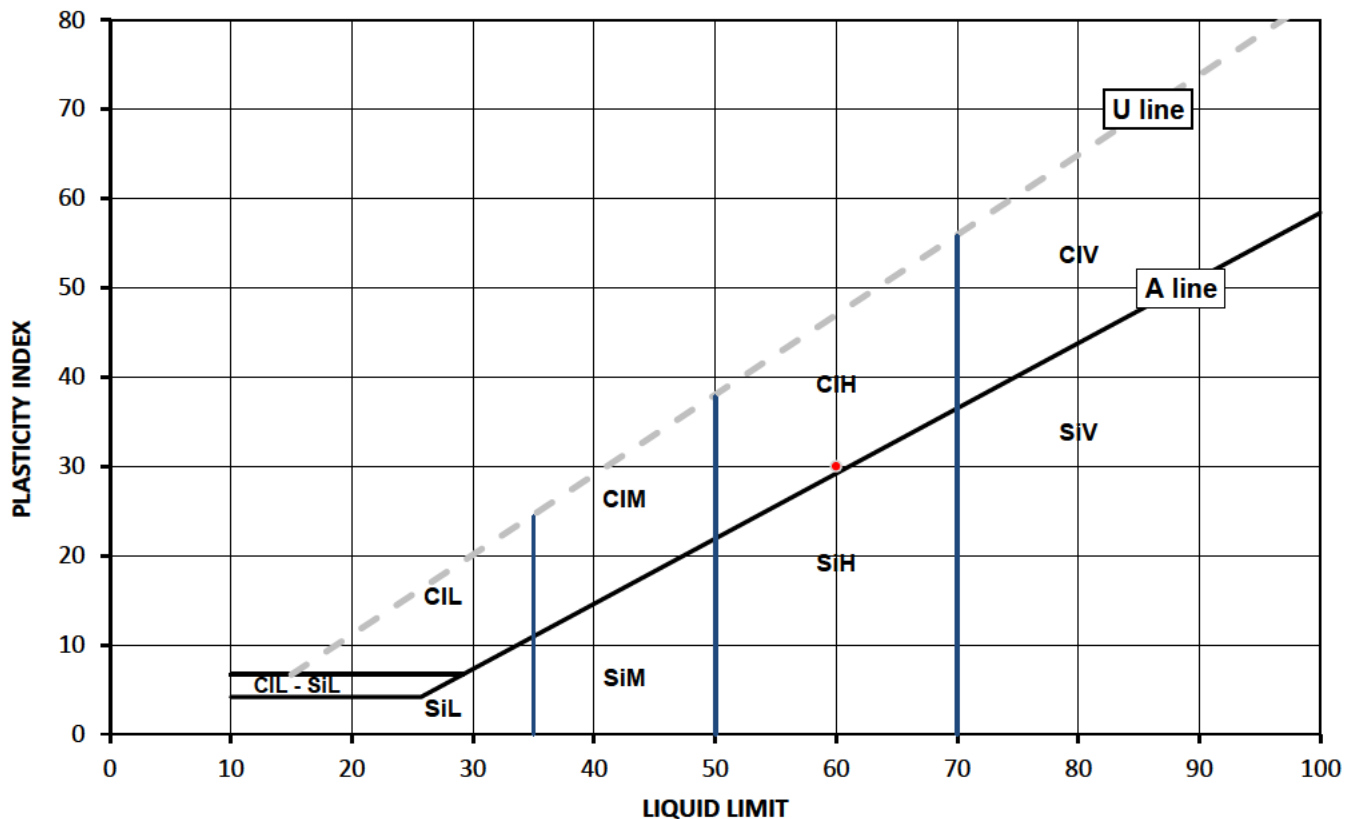
Test Results:

Laboratory Reference: 720617
 Hole No.: BH06
 Sample Reference: Not Given
 Sample Description: Greyish brown gravelly silty CLAY

Depth Top [m]: 3.40
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after washing to remove >0.425mm; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
31.0	60	30	30	0.03	0.97	64



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

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 Site Address: Glebe Farm

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 Date Sampled: 03/10/2025
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 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

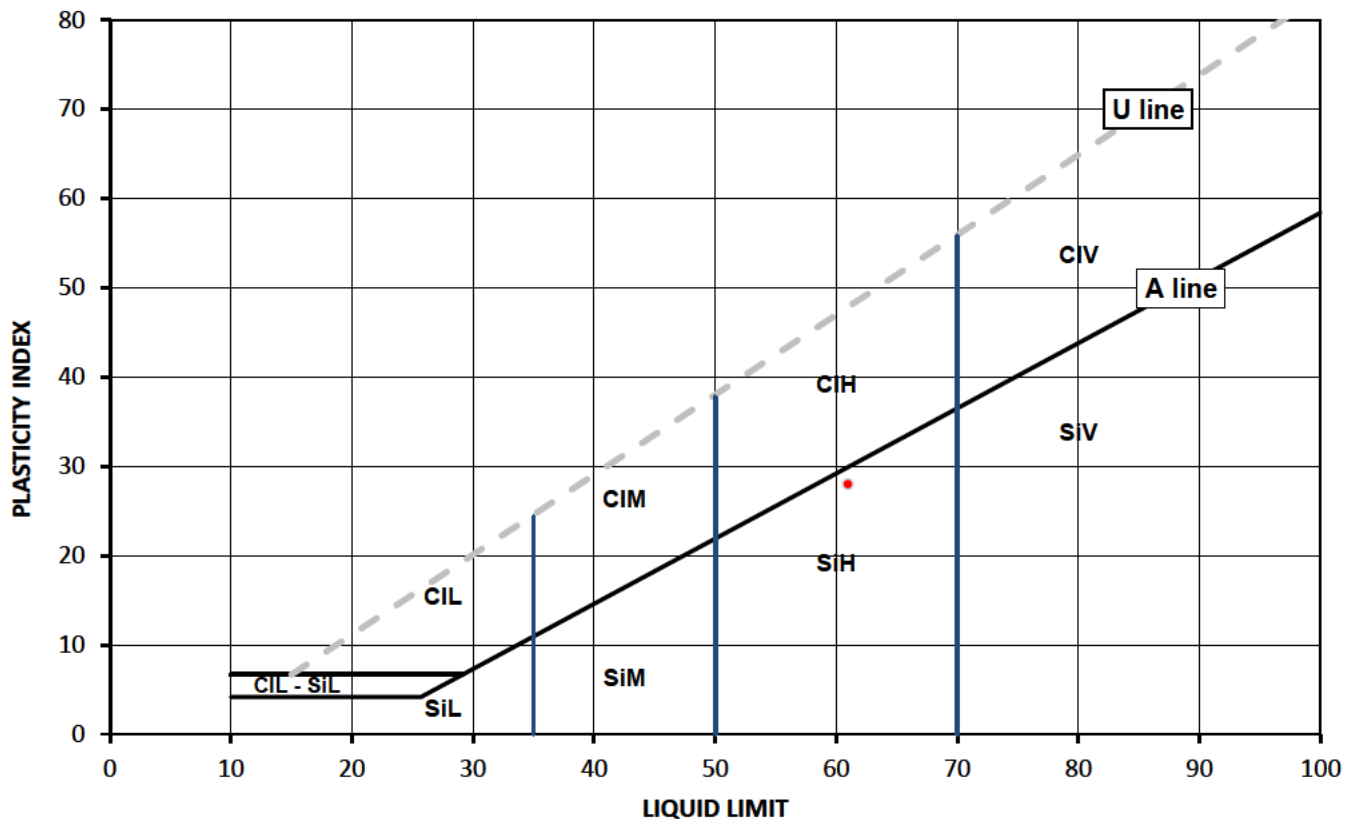
Test Results:

Laboratory Reference: 720618
 Hole No.: BH06
 Sample Reference: Not Given
 Sample Description: Light brownish grey silty CLAY

Depth Top [m]: 5.00
 Depth Base [m]: Not Given
 Sample Type: D

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
24.4	61	33	28	-0.32	1.32	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

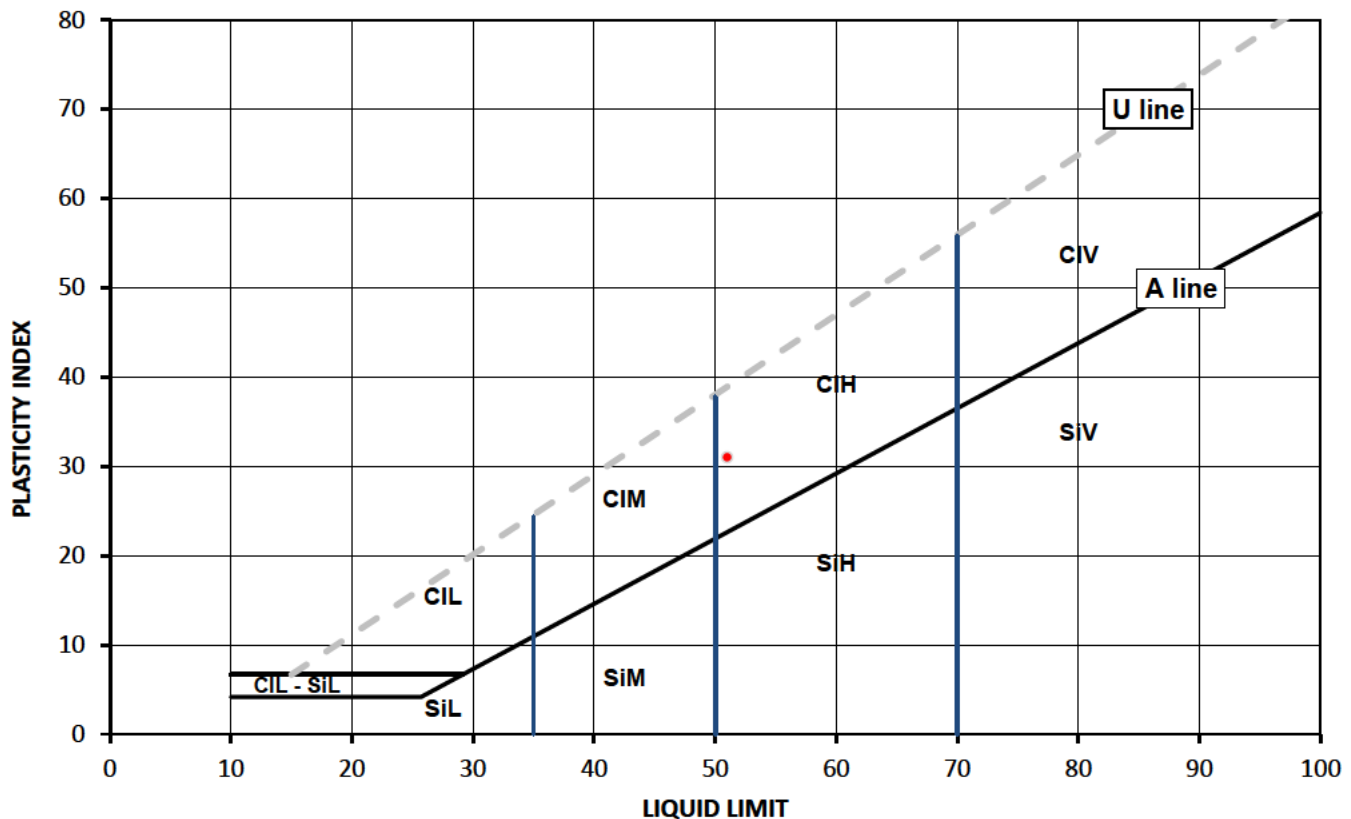
Test Results:

Laboratory Reference: 720619
 Hole No.: MTP101
 Sample Reference: Not Given
 Sample Description: Greyish brown slightly sandy CLAY

Depth Top [m]: 1.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
25.5	51	20	31	0.19	0.81	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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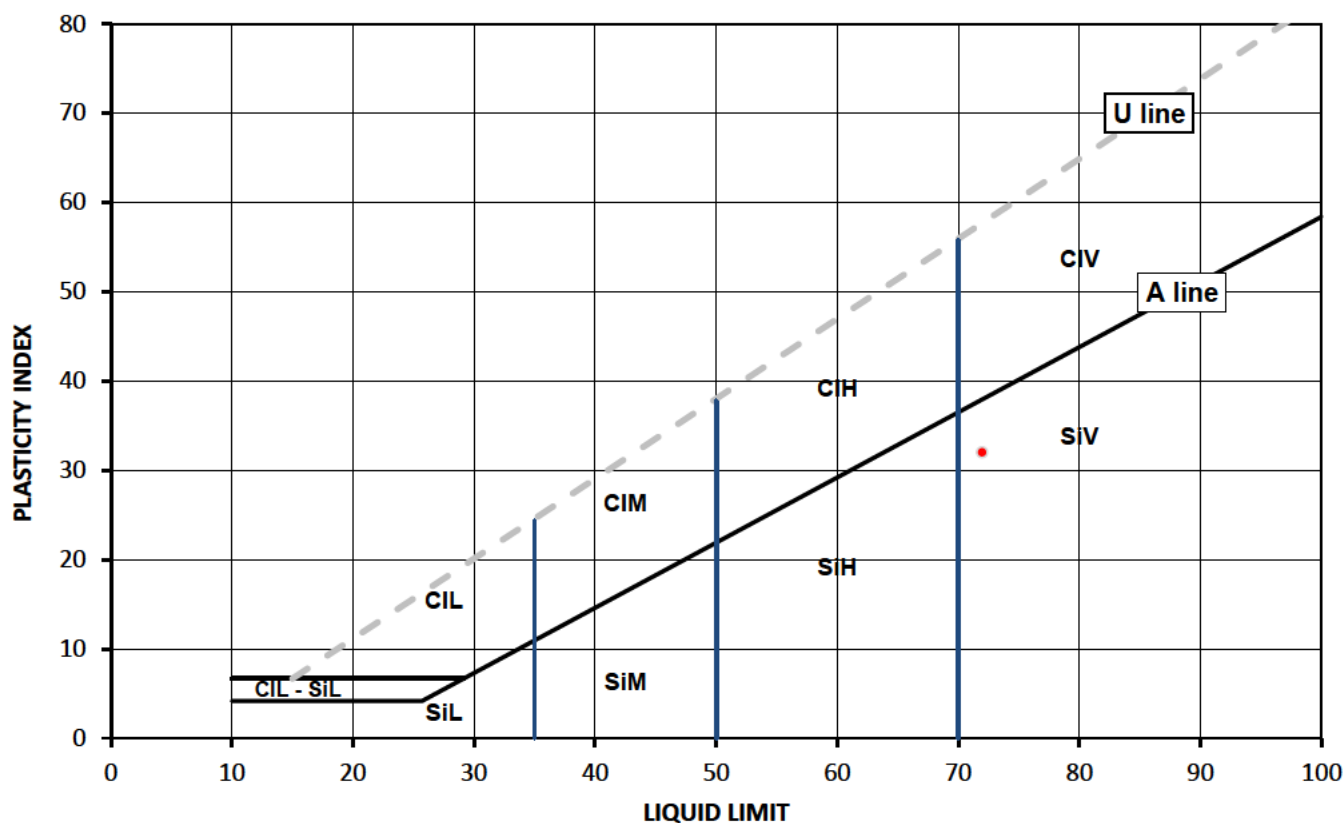
Test Results:

Laboratory Reference: 720620
 Hole No.: MTP101
 Sample Reference: Not Given
 Sample Description: Greyish brown silty CLAY

Depth Top [m]: 2.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
47.0	72	40	32	0.22	0.78	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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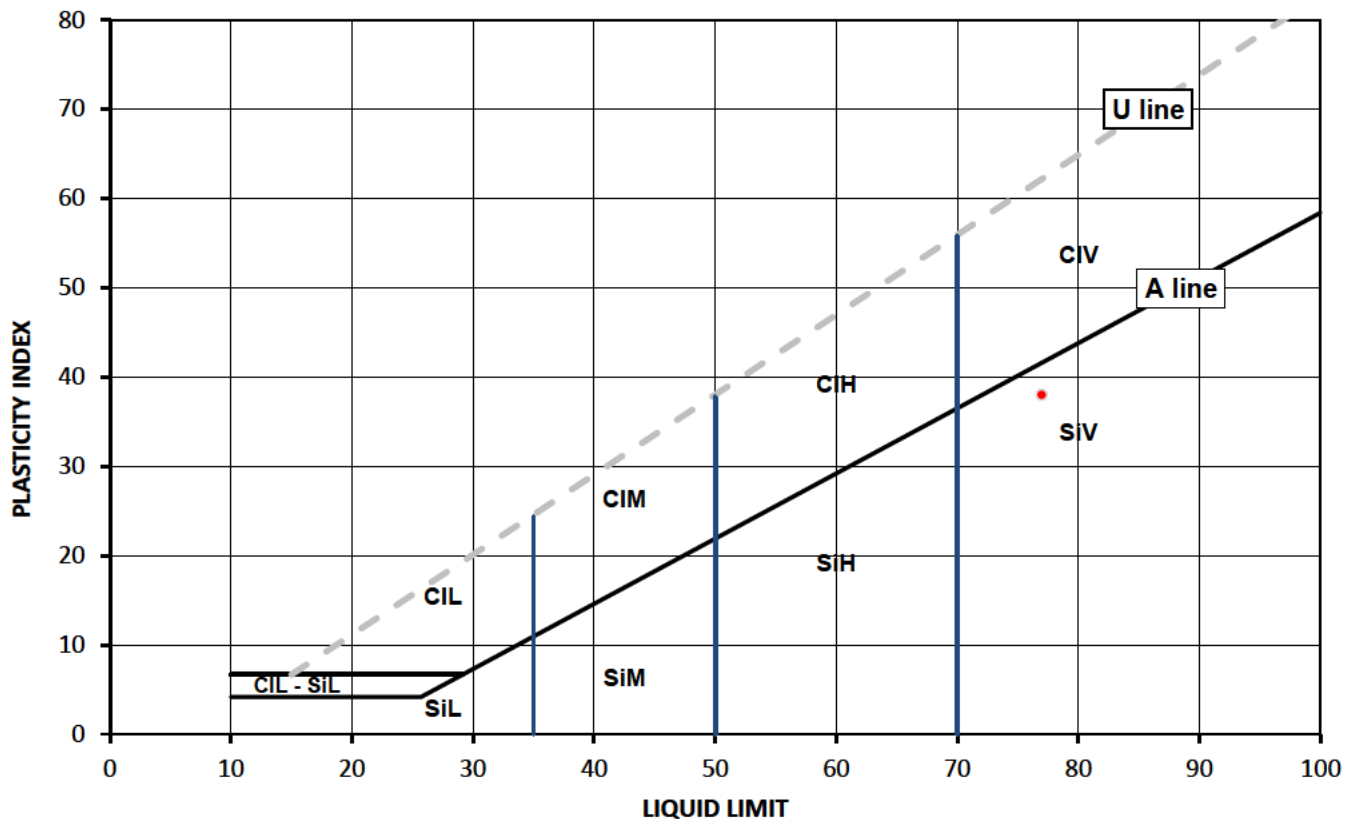
Test Results:

Laboratory Reference: 720621
 Hole No.: MTP101
 Sample Reference: Not Given
 Sample Description: Light brown slightly gravelly silty CLAY

Depth Top [m]: 3.30
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after washing to remove >0.425mm; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
33.7	77	39	38	-0.13	1.13	93



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	append to classification for organic material (eg CIHO)
	V Very high	
	O Organic	

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

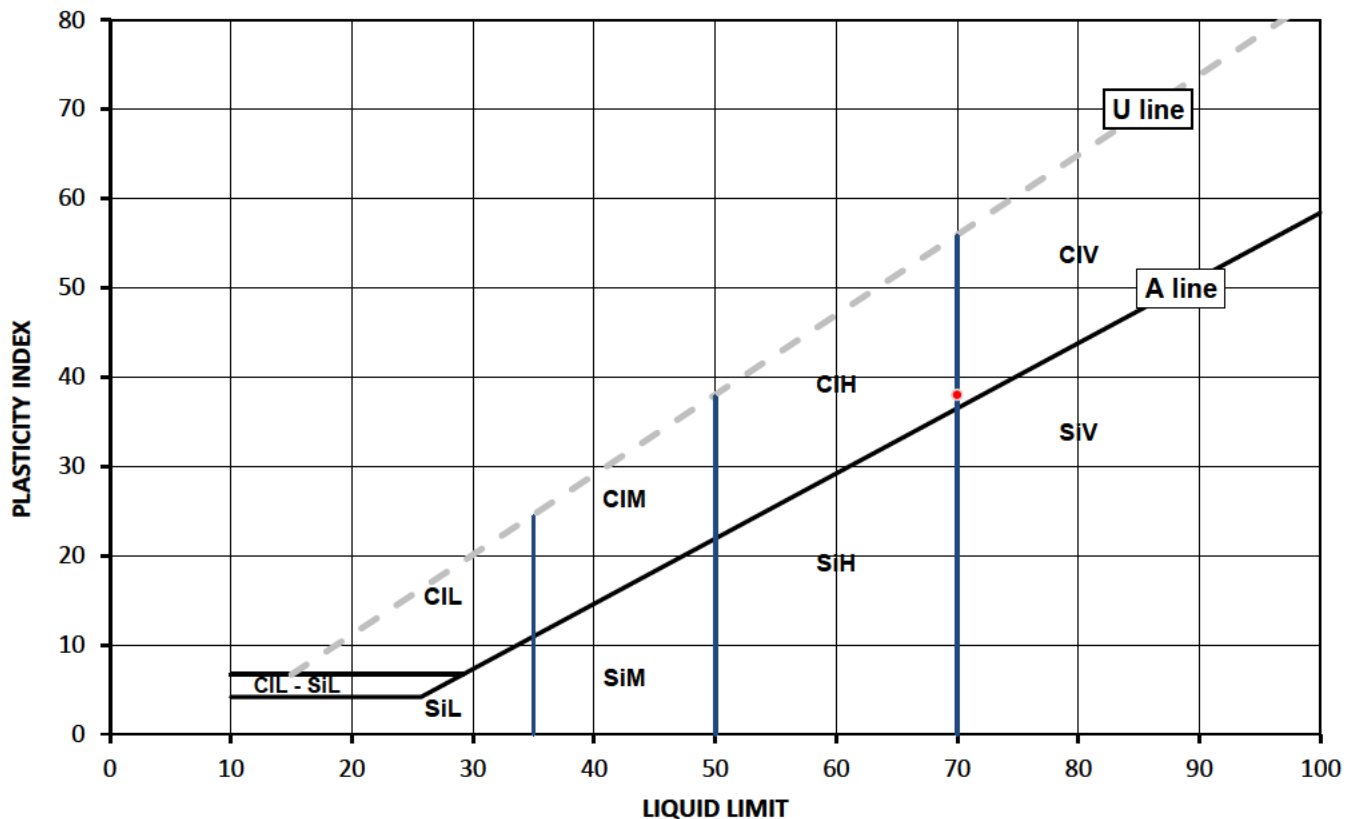
Test Results:

Laboratory Reference: 720622
Hole No.: MTP102
Sample Reference: Not Given
Sample Description: Light brown slightly gravelly silty CLAY

Depth Top [m]: 1.00
Depth Base [m]: Not Given
Sample Type: B

Sample Preparation: Tested after washing to remove >0.425mm; The water content in the sample was increased
Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
41.1	70	32	38	0.24	0.76	94



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	append to classification for organic material (eg CIHO)
	V Very high	
	O Organic	

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

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Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

Date Reported: 12/12/2025

GF 337.16

TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 30/09/2025
 Date Received: 08/10/2025
 Date Tested: 27/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

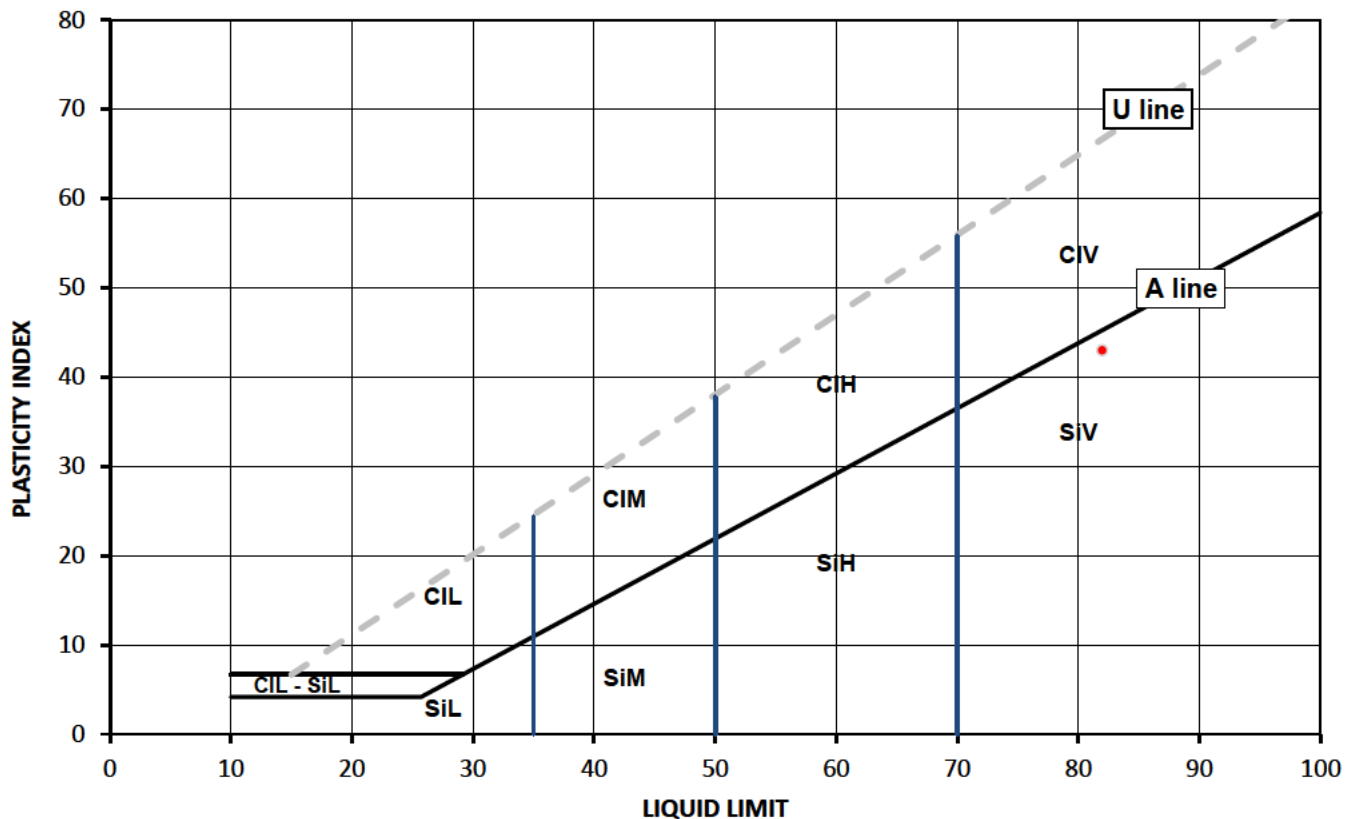
Test Results:

Laboratory Reference: 720624
 Hole No.: MTP102
 Sample Reference: Not Given
 Sample Description: Greyish brown silty CLAY

Depth Top [m]: 3.10
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
45.8	82	39	43	0.16	0.84	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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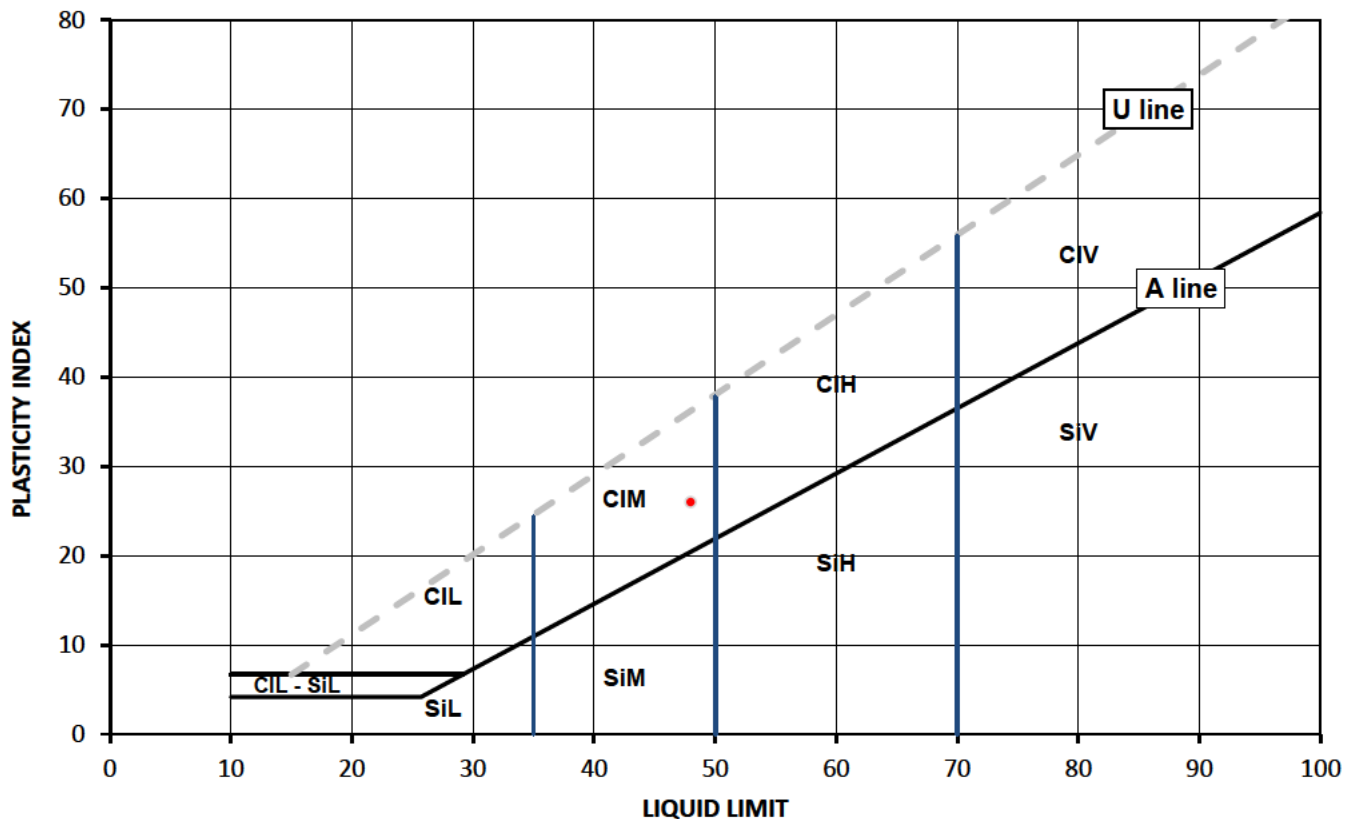
Test Results:

Laboratory Reference: 720625
 Hole No.: MTP103
 Sample Reference: Not Given
 Sample Description: Light brown slightly sandy CLAY

Depth Top [m]: 1.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
22.4	48	22	26	0.00	1.00	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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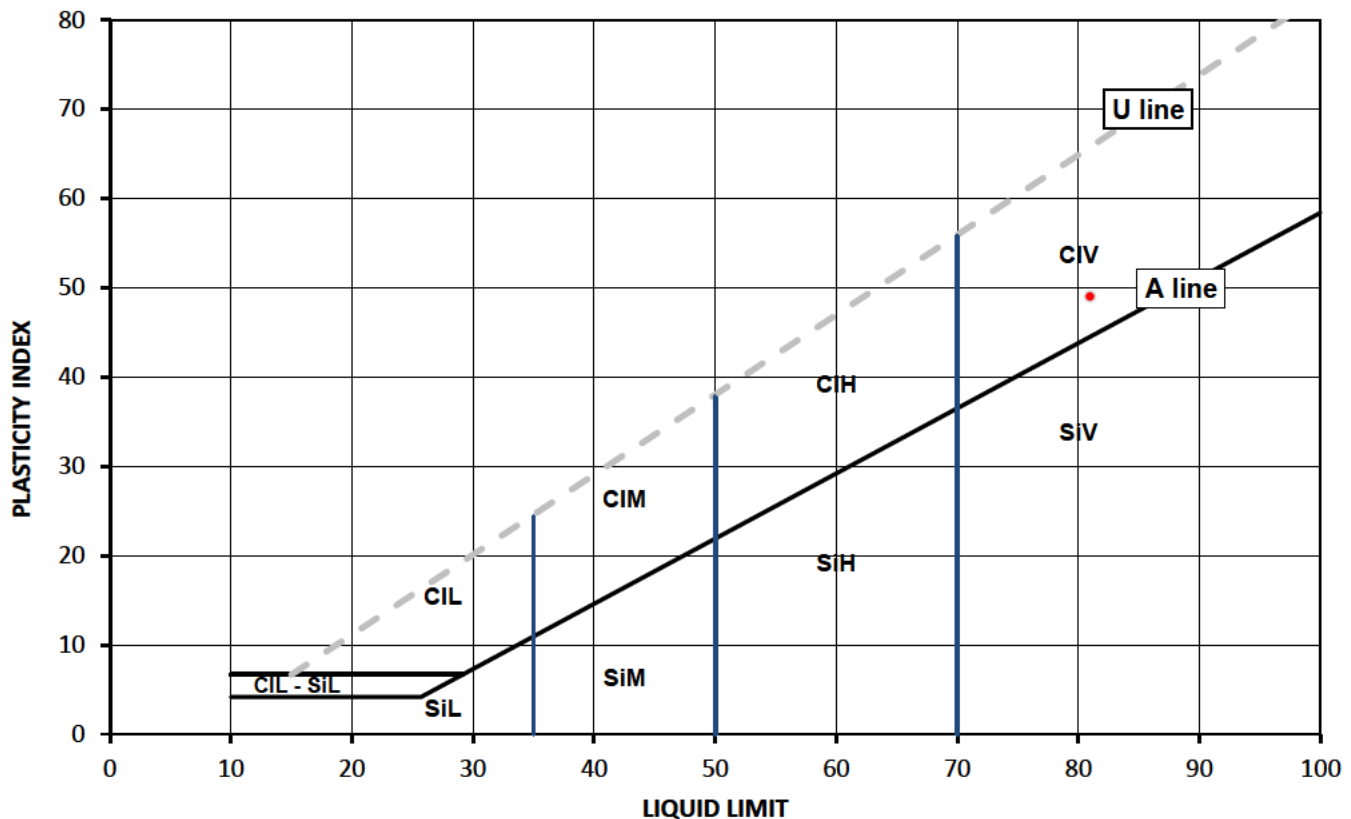
Test Results:

Laboratory Reference: 720626
 Hole No.: MTP103
 Sample Reference: Not Given
 Sample Description: Greyish brown slightly gravelly CLAY

Depth Top [m]: 2.20
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after washing to remove >0.425mm; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
33.3	81	32	49	0.02	0.98	99



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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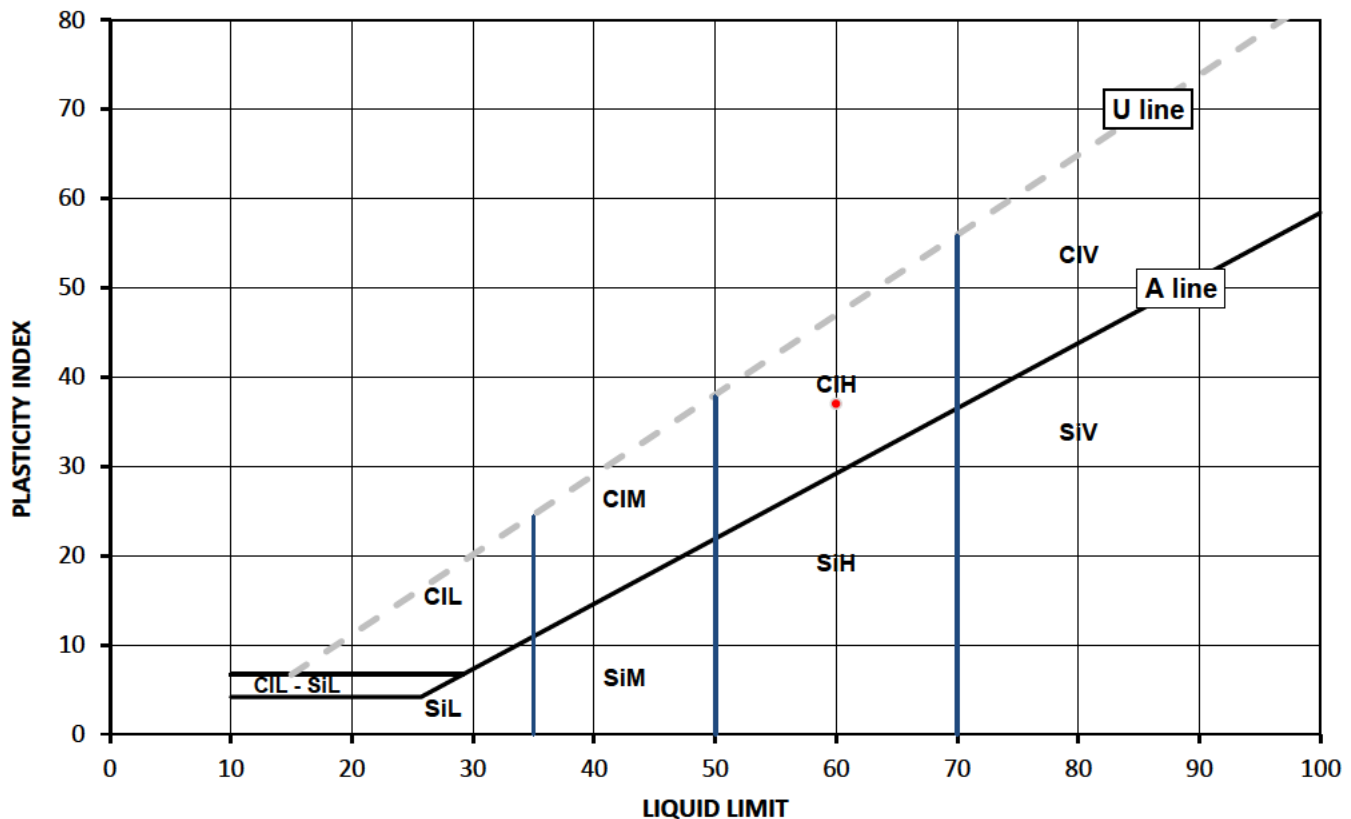
Test Results:

Laboratory Reference: 720628
 Hole No.: MTP104
 Sample Reference: Not Given
 Sample Description: Brown slightly gravelly CLAY

Depth Top [m]: 1.90
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after washing to remove >0.425mm; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
29.7	60	23	37	0.19	0.81	80



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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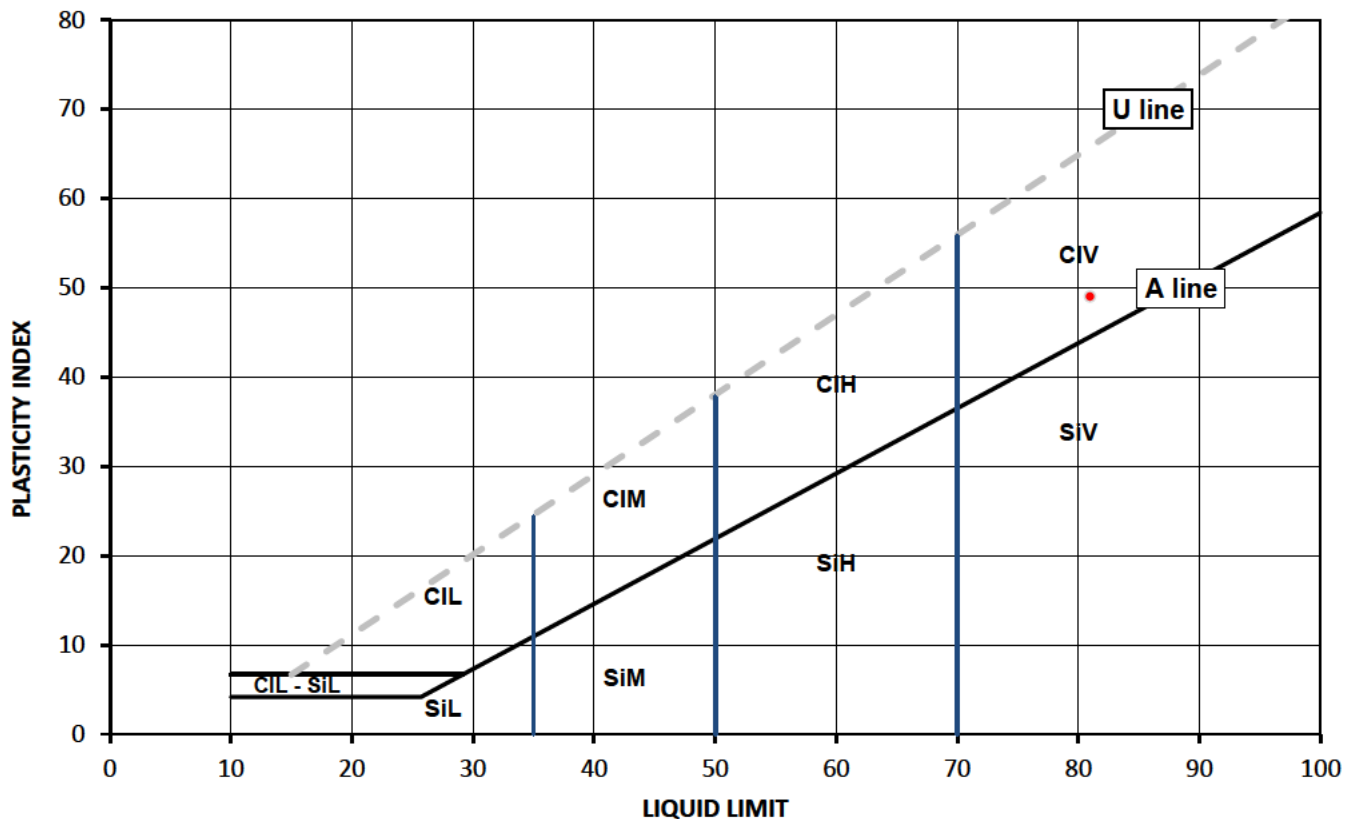
Test Results:

Laboratory Reference: 720629
 Hole No.: MTP104
 Sample Reference: Not Given
 Sample Description: Greyish brown slightly gravelly CLAY

Depth Top [m]: 2.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after washing to remove >0.425mm; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
35.3	81	32	49	0.06	0.94	69



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	append to classification for organic material (eg ClHO)
	V Very high	
	O Organic	

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 06/10/2025
 Date Received: 08/10/2025
 Date Tested: 28/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

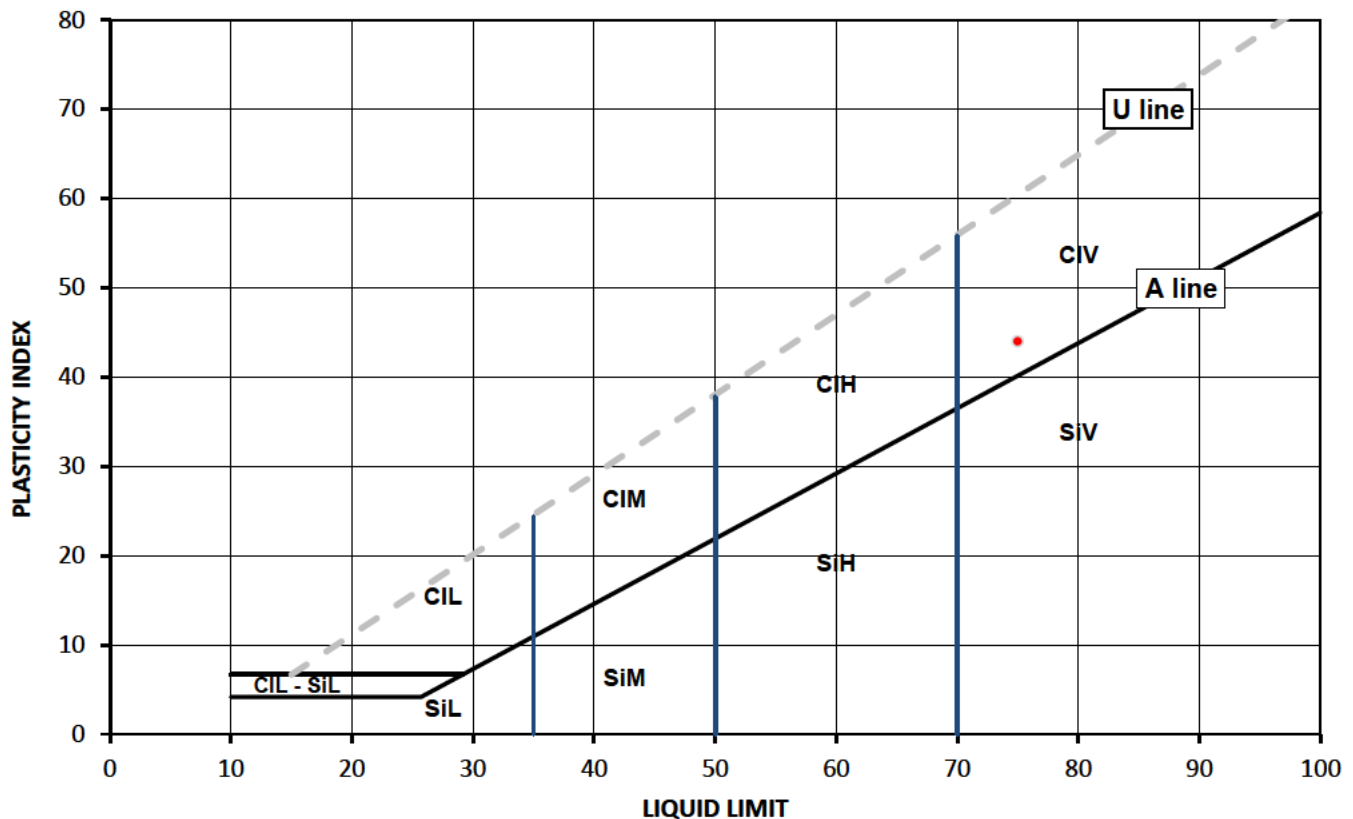
Test Results:

Laboratory Reference: 720634
 Hole No.: MTP107 / CBR03
 Sample Reference: Not Given
 Sample Description: Light grey CLAY

Depth Top [m]: 2.20
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
32.9	75	31	44	0.05	0.95	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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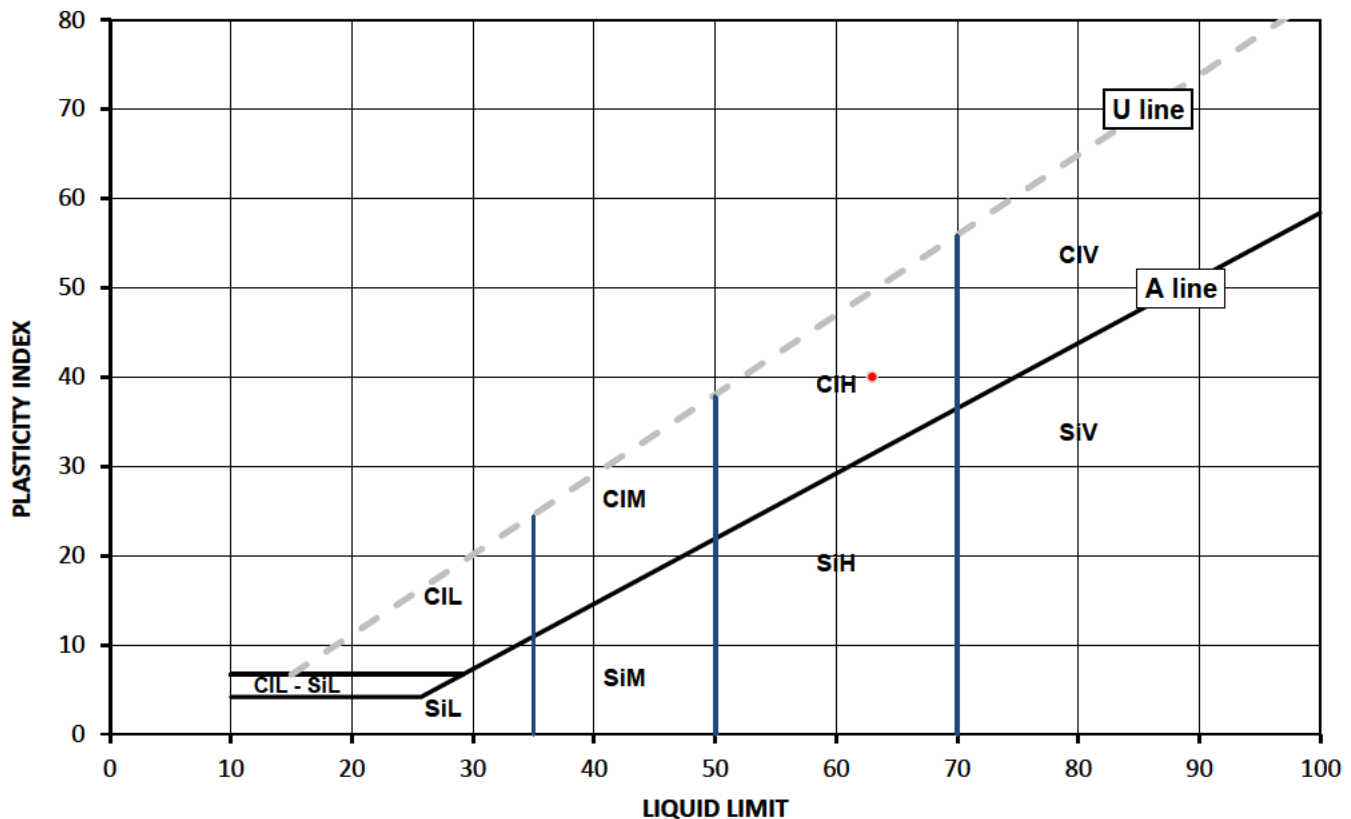
Test Results:

Laboratory Reference: 720635
 Hole No.: MTP107 / CBR03
 Sample Reference: Not Given
 Sample Description: Light brown CLAY

Depth Top [m]: 3.10
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
23.3	63	23	40	0.00	1.00	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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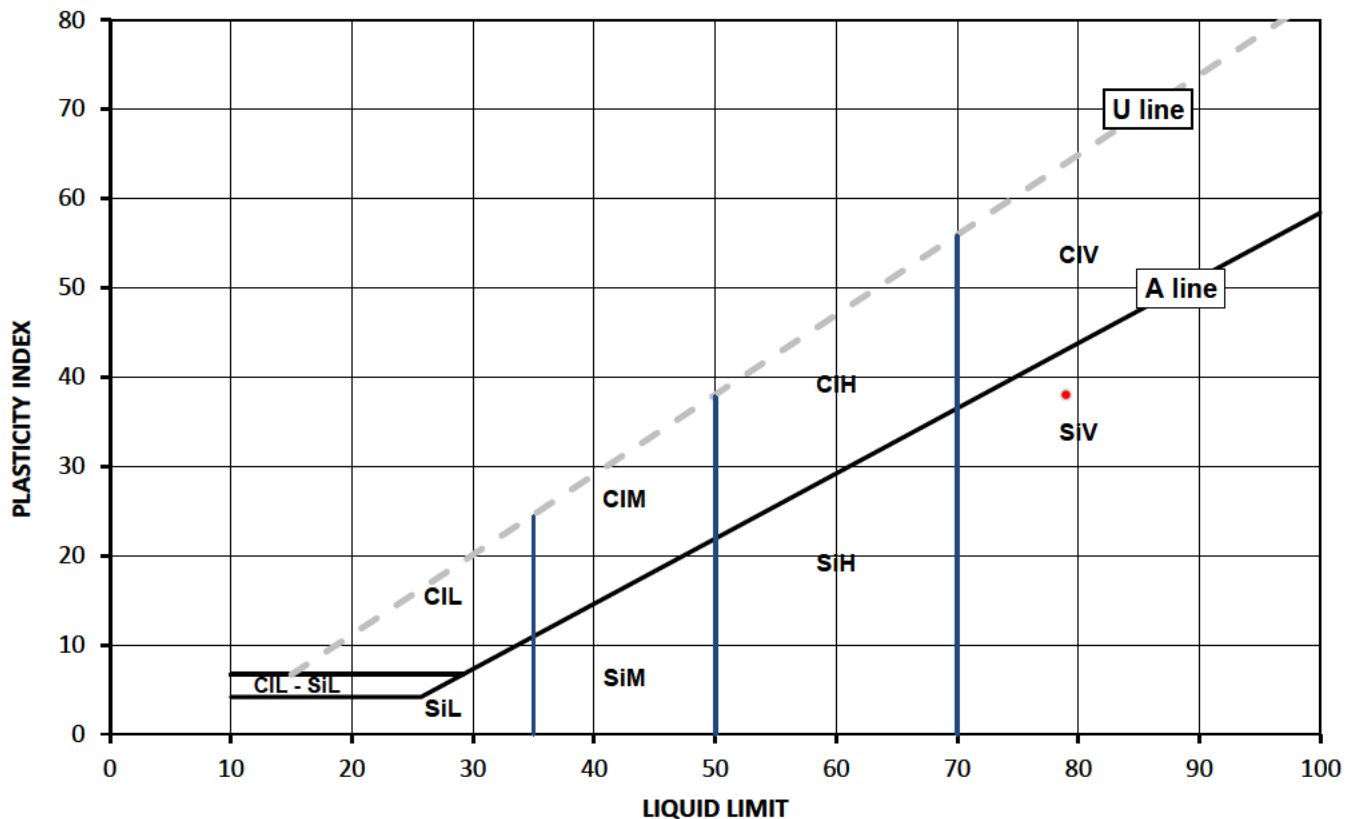
Test Results:

Laboratory Reference: 720637
 Hole No.: MTP108 / CBR1
 Sample Reference: Not Given
 Sample Description: Light brown silty CLAY

Depth Top [m]: 1.40
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
46.5	79	41	38	0.16	0.84	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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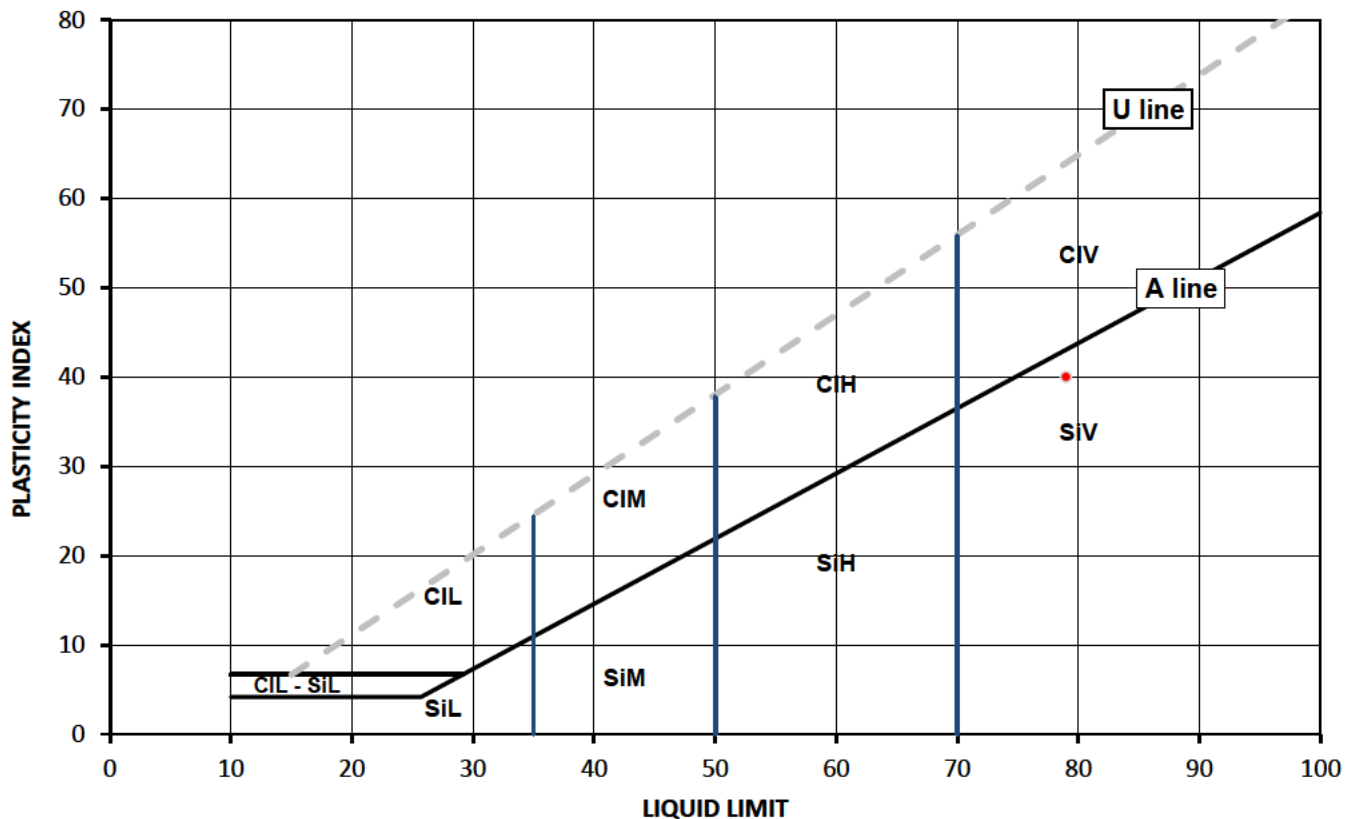
Test Results:

Laboratory Reference: 720638
 Hole No.: MTP108 / CBR1
 Sample Reference: Not Given
 Sample Description: Light brown slightly gravelly silty CLAY

Depth Top [m]: 2.20
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after >0.425mm removed by hand; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
41.3	79	39	40	0.05	0.95	90



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	append to classification for organic material (eg CIHO)
	V Very high	
	O Organic	

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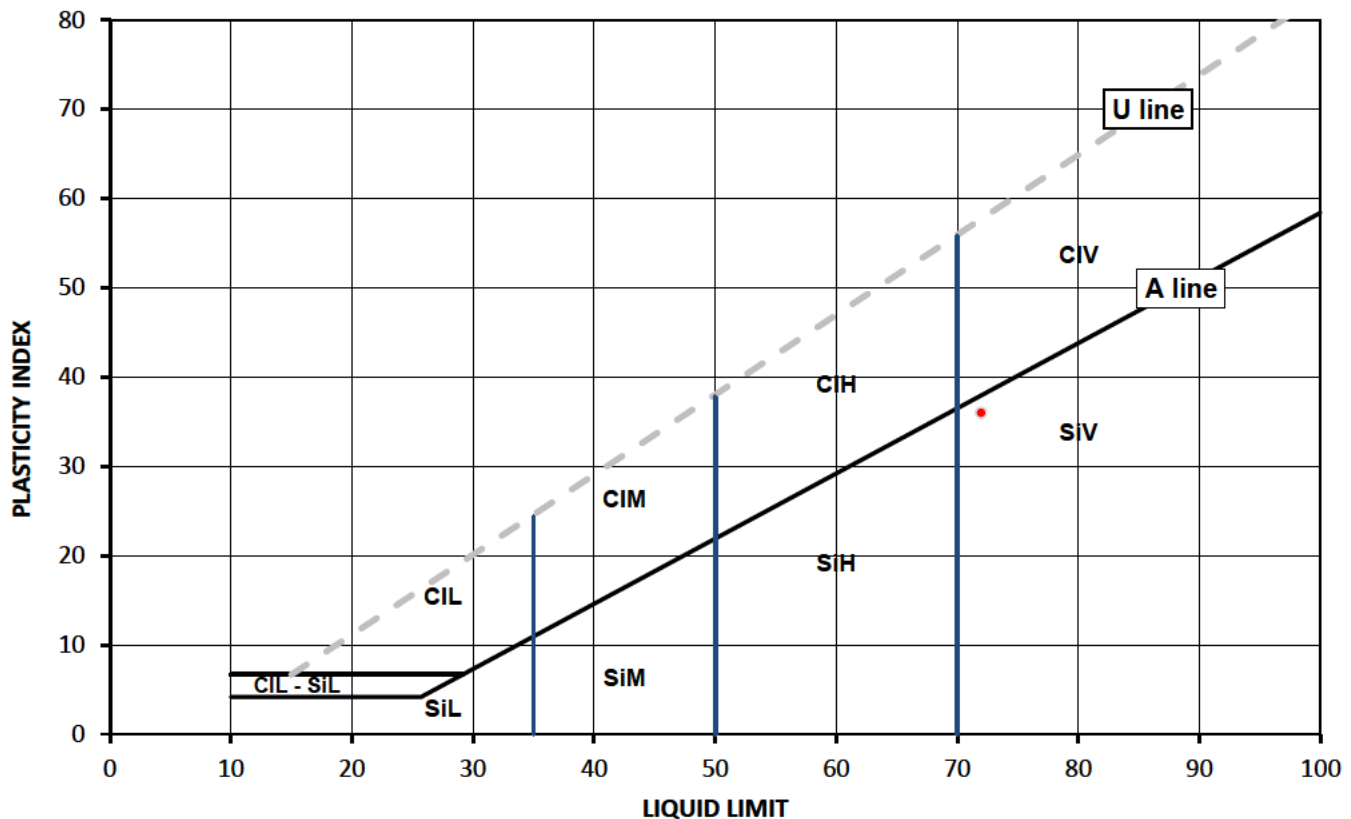
Test Results:

Laboratory Reference: 720639
 Hole No.: MTP108 / CBR1
 Sample Reference: Not Given
 Sample Description: Grey silty CLAY

Depth Top [m]: 3.30
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
29.8	72	36	36	-0.17	1.17	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 06/10/2025
 Date Received: 08/10/2025
 Date Tested: 28/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

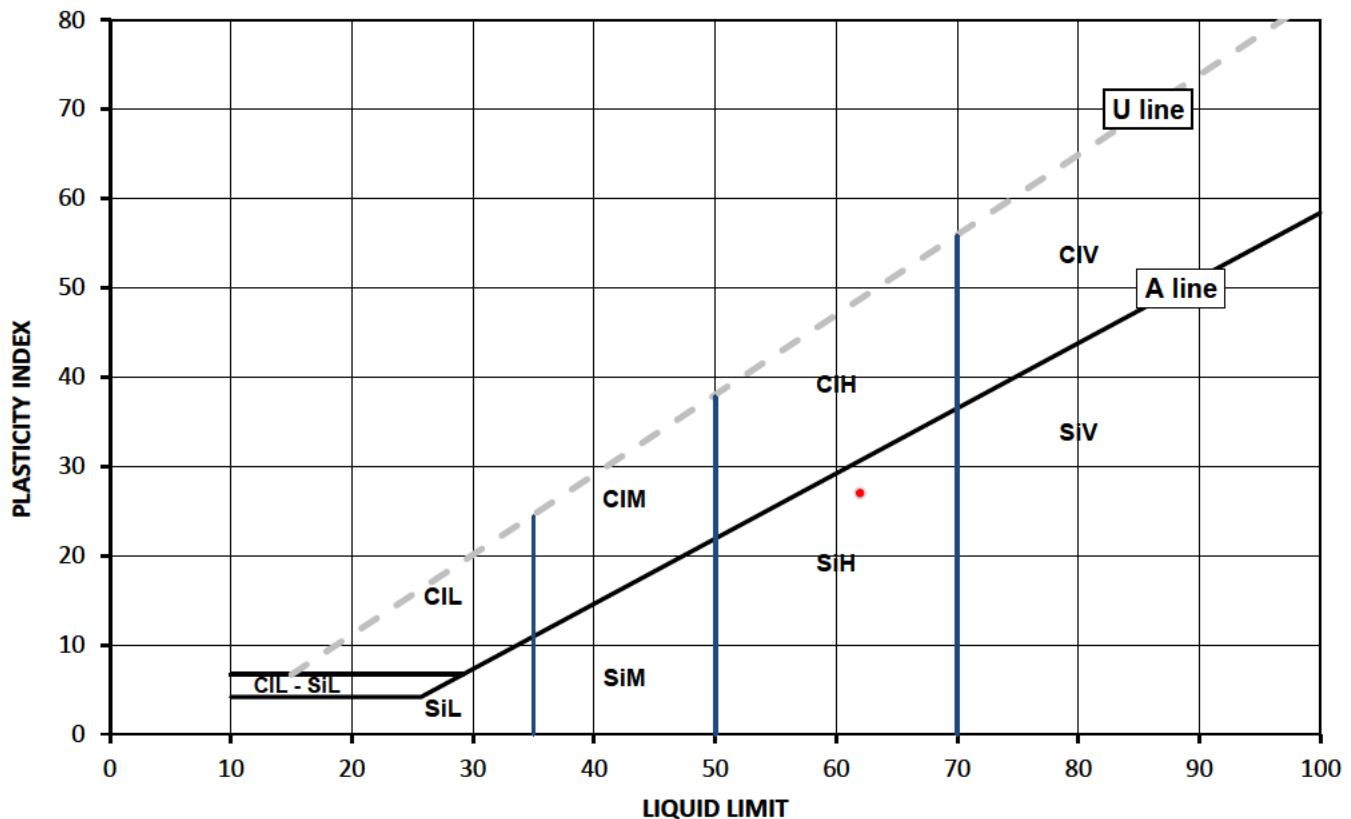
Test Results:

Laboratory Reference: 720640
 Hole No.: MTP109
 Sample Reference: Not Given
 Sample Description: Grey silty CLAY

Depth Top [m]: 1.20
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
33.4	62	35	27	-0.07	1.07	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

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Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 06/10/2025
 Date Received: 08/10/2025
 Date Tested: 27/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

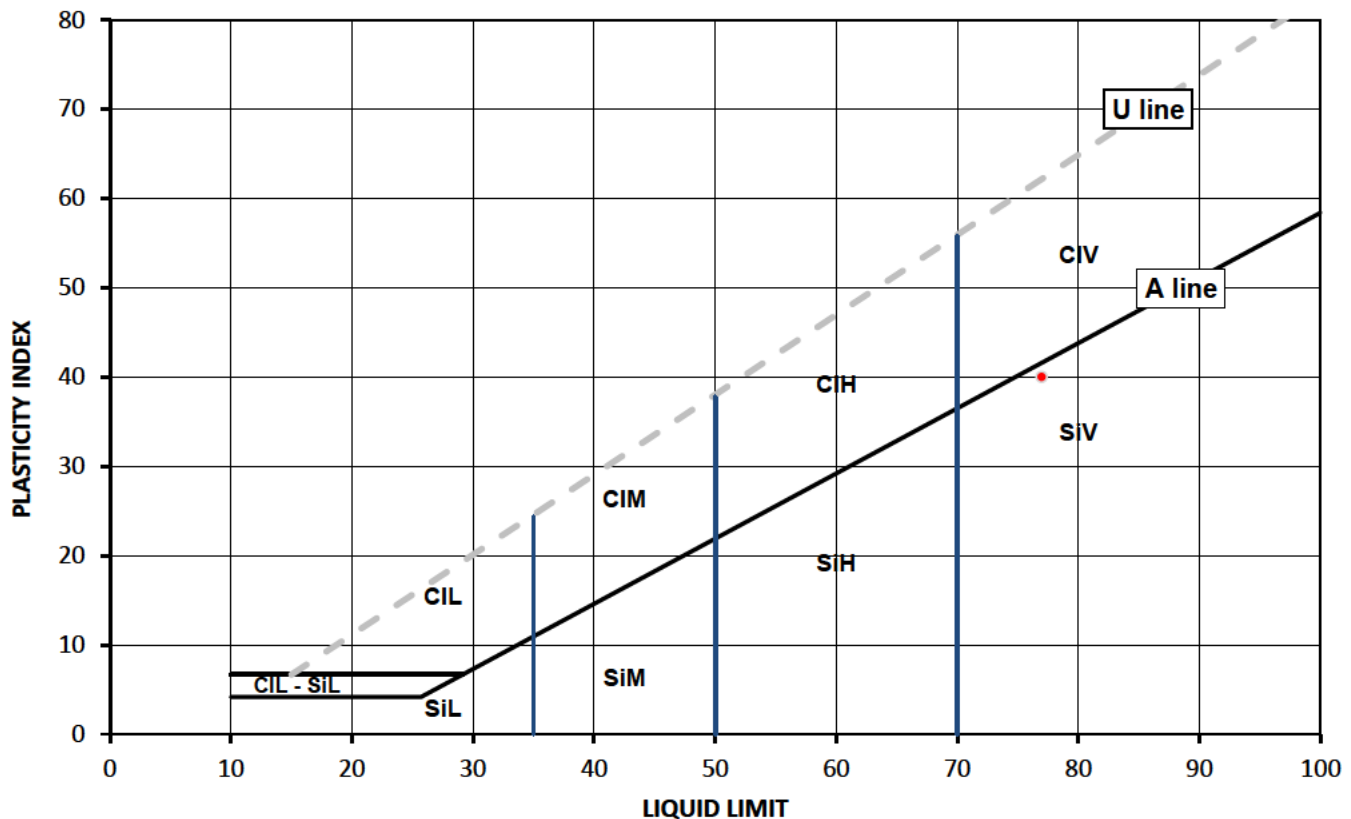
Test Results:

Laboratory Reference: 720641
 Hole No.: MTP109
 Sample Reference: Not Given
 Sample Description: Brownish grey gravelly silty CLAY

Depth Top [m]: 2.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after washing to remove >0.425mm; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
28.2	77	37	40	-0.23	1.23	54



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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Page 1 of 1

Date Reported: 12/12/2025

GF 337.16

TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

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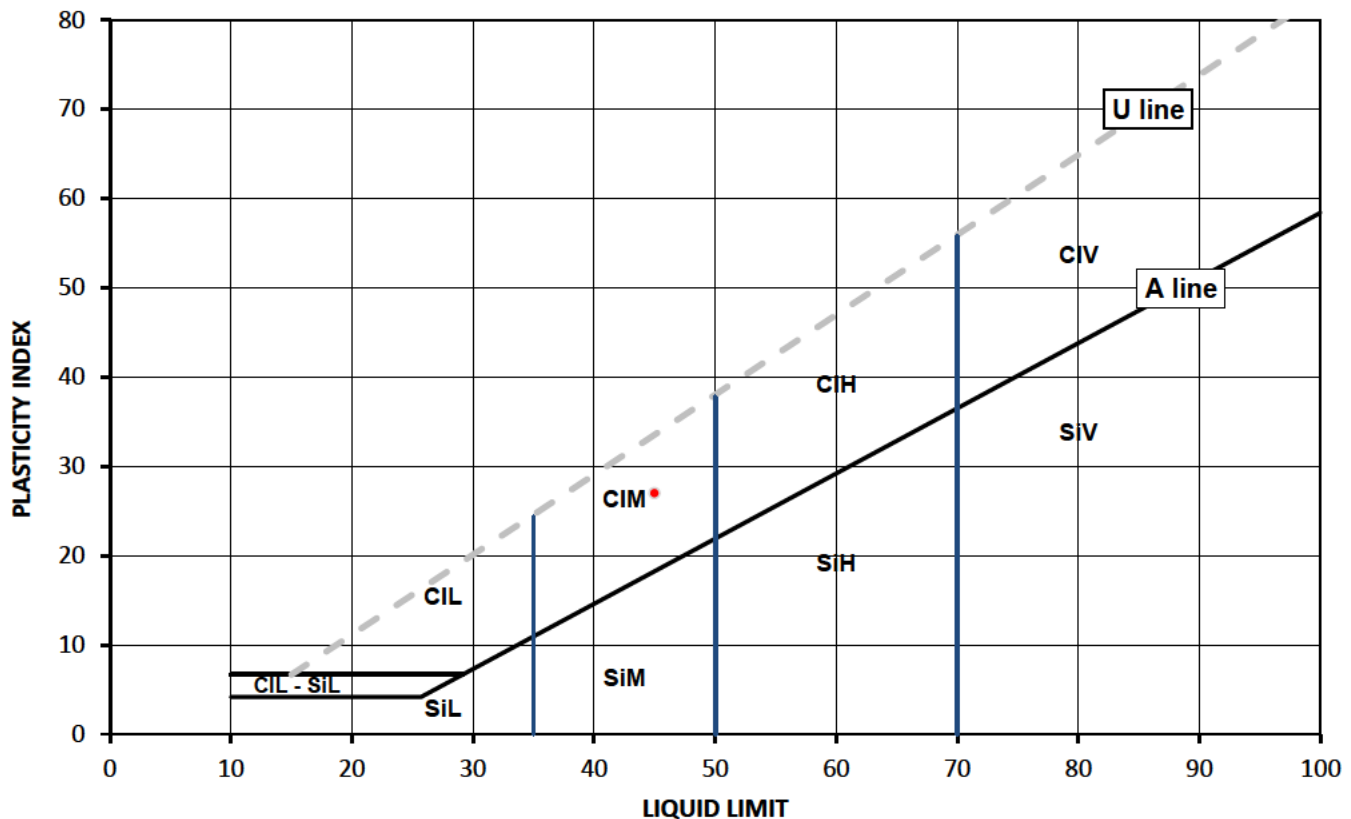
Test Results:

Laboratory Reference: 720642
 Hole No.: MTP11
 Sample Reference: Not Given
 Sample Description: Brown sandy CLAY

Depth Top [m]: 1.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
21.6	45	18	27	0.15	0.85	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
		50 to 70
		exceeding 70
	Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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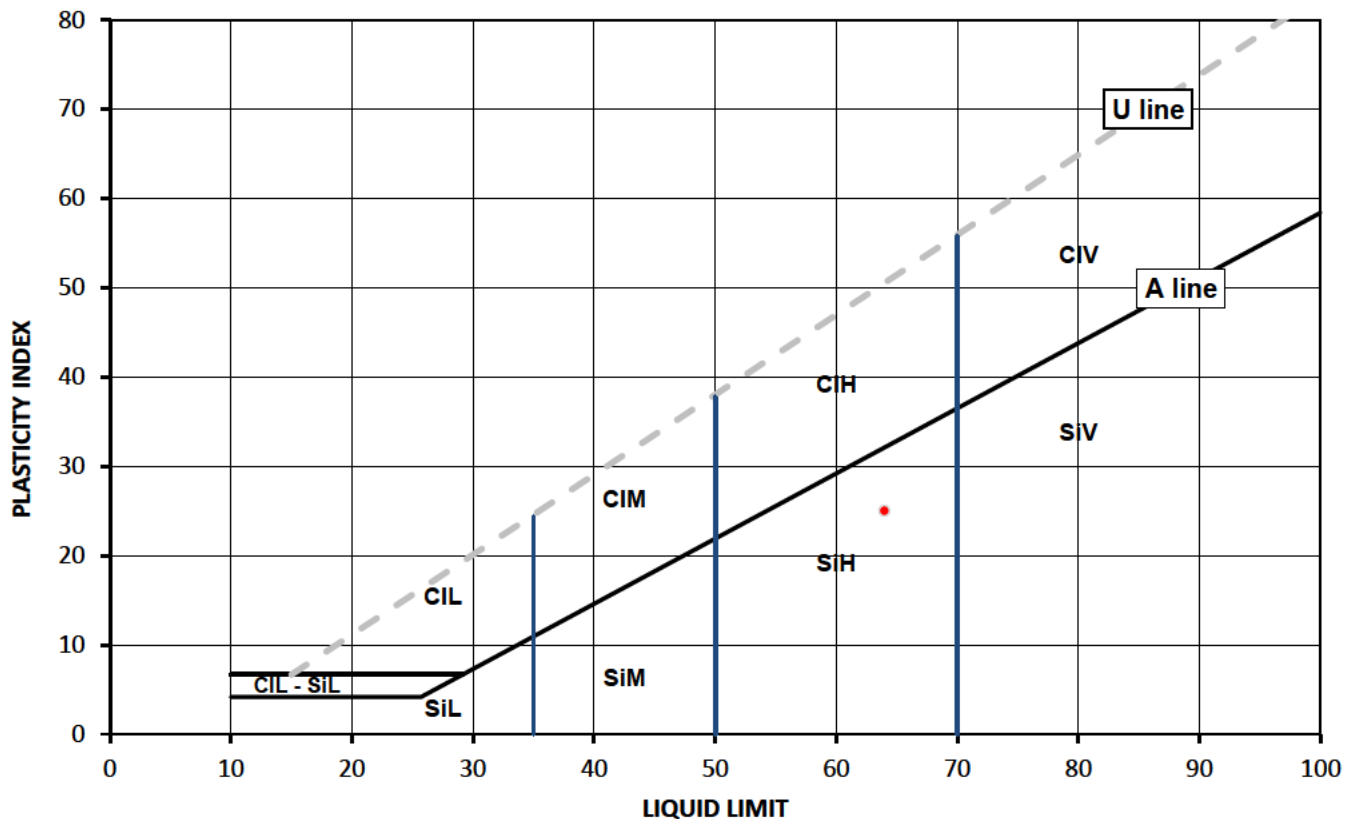
Test Results:

Laboratory Reference: 720643
 Hole No.: MTP110
 Sample Reference: Not Given
 Sample Description: Light brown clayey SILT

Depth Top [m]: 1.10
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
36.4	64	39	25	-0.12	1.12	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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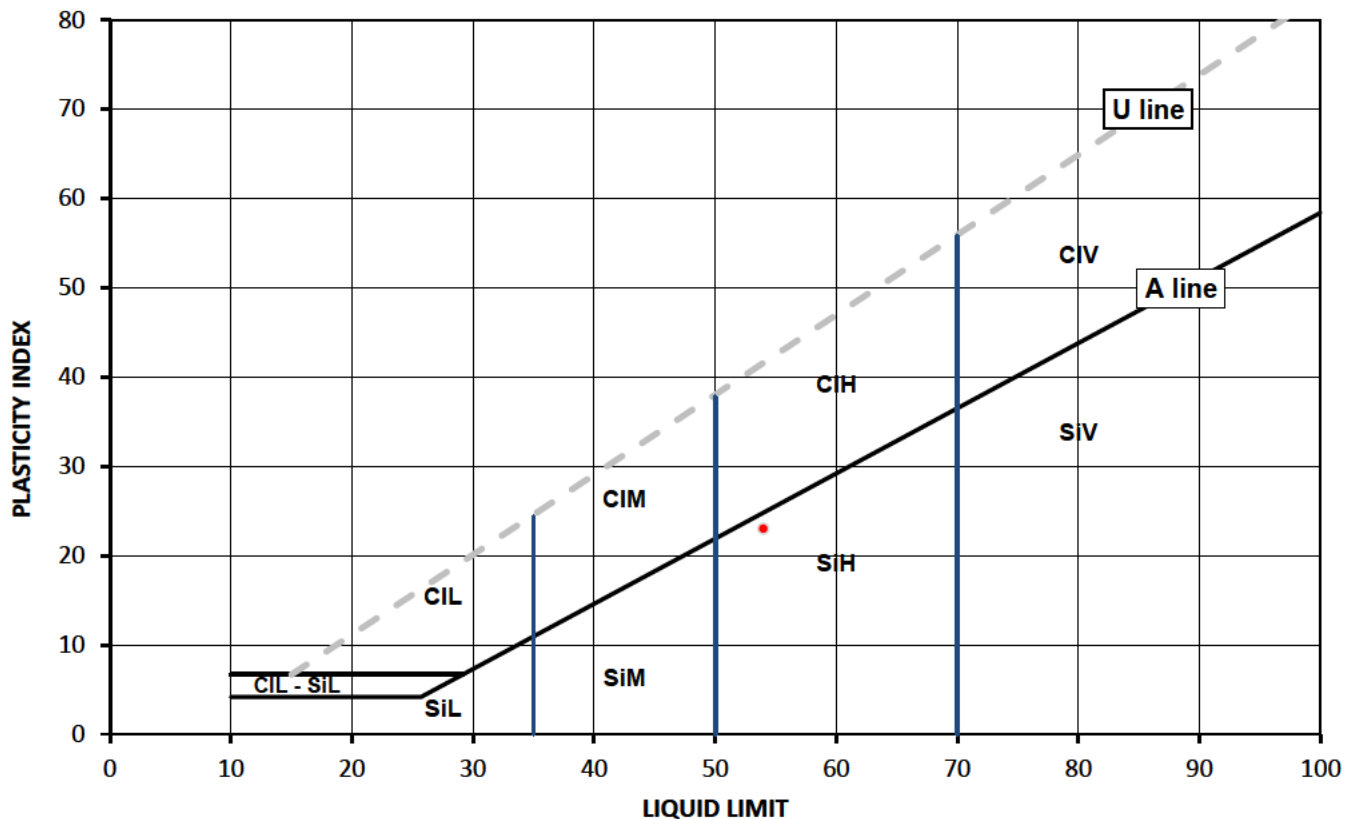
Test Results:

Laboratory Reference: 720644
 Hole No.: MTP110
 Sample Reference: Not Given
 Sample Description: Brownish grey slightly sandy silty CLAY

Depth Top [m]: 2.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
14.9	54	31	23	-0.70	1.70	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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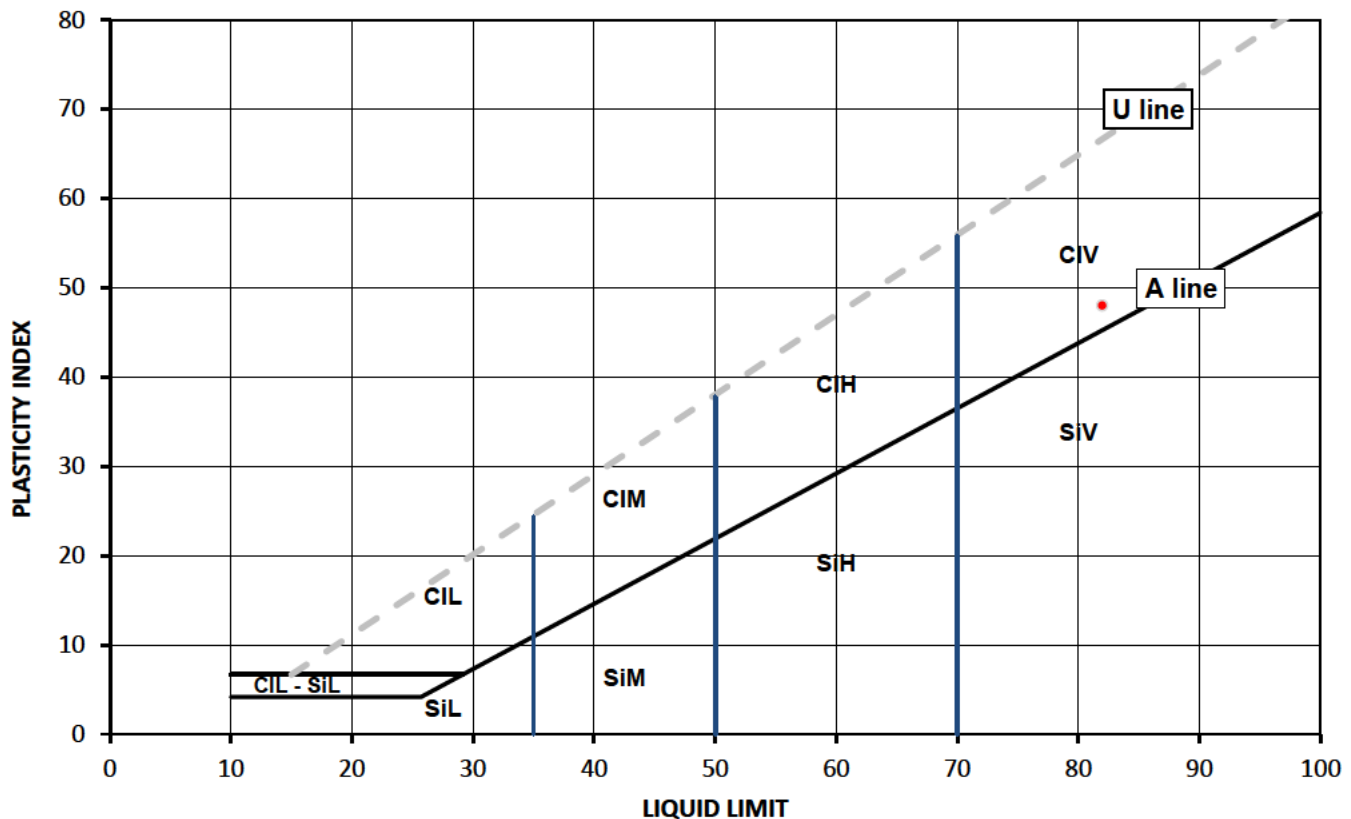
Test Results:

Laboratory Reference: 720645
 Hole No.: MTP111 / CBR9
 Sample Reference: Not Given
 Sample Description: Light brown CLAY

Depth Top [m]: 2.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
25.1	82	34	48	-0.19	1.19	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	append to classification for organic material (eg CIHO)
	V Very high	
	O Organic	

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

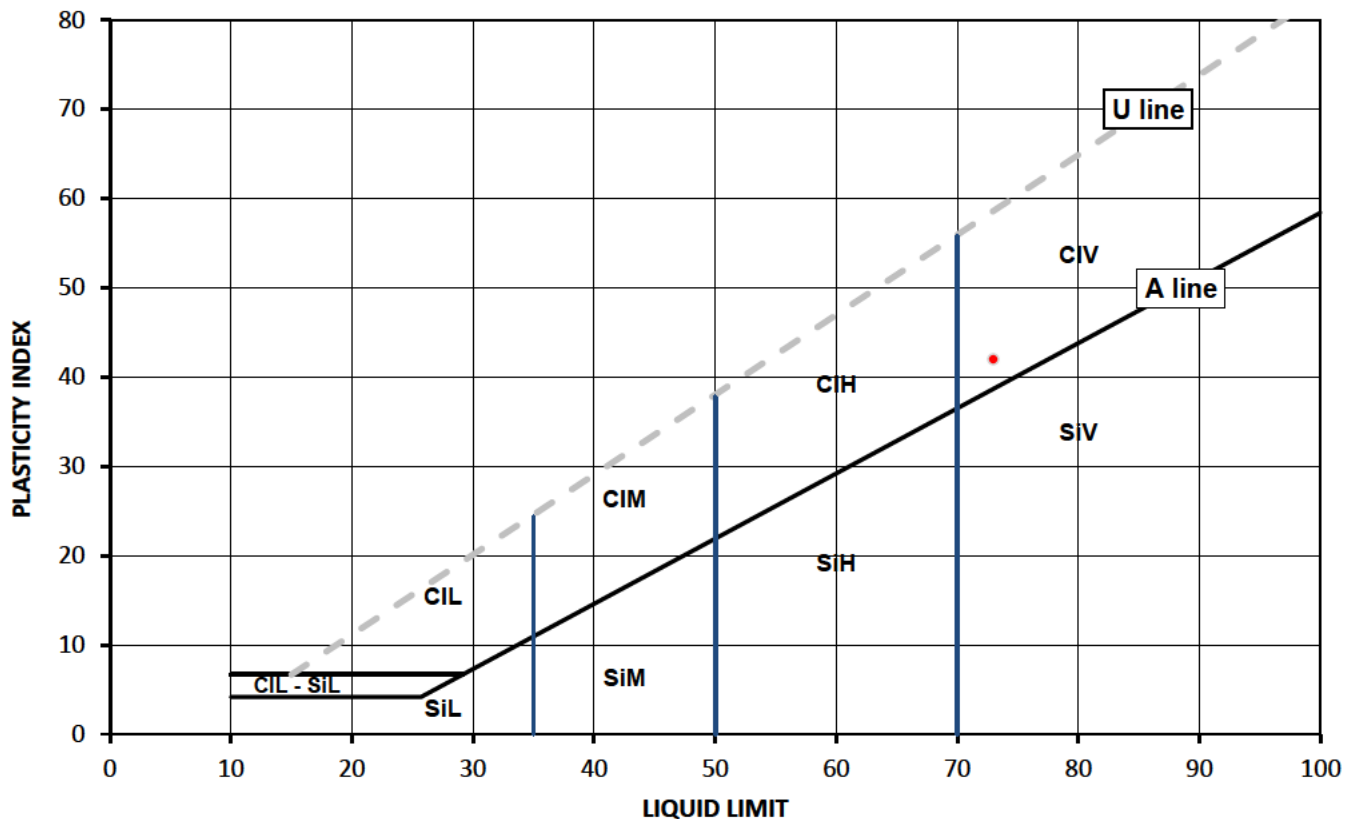
Test Results:

Laboratory Reference: 720646
 Hole No.: MTP111 / CBR9
 Sample Reference: Not Given
 Sample Description: Grey CLAY

Depth Top [m]: 3.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
24.0	73	31	42	-0.17	1.17	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

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 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

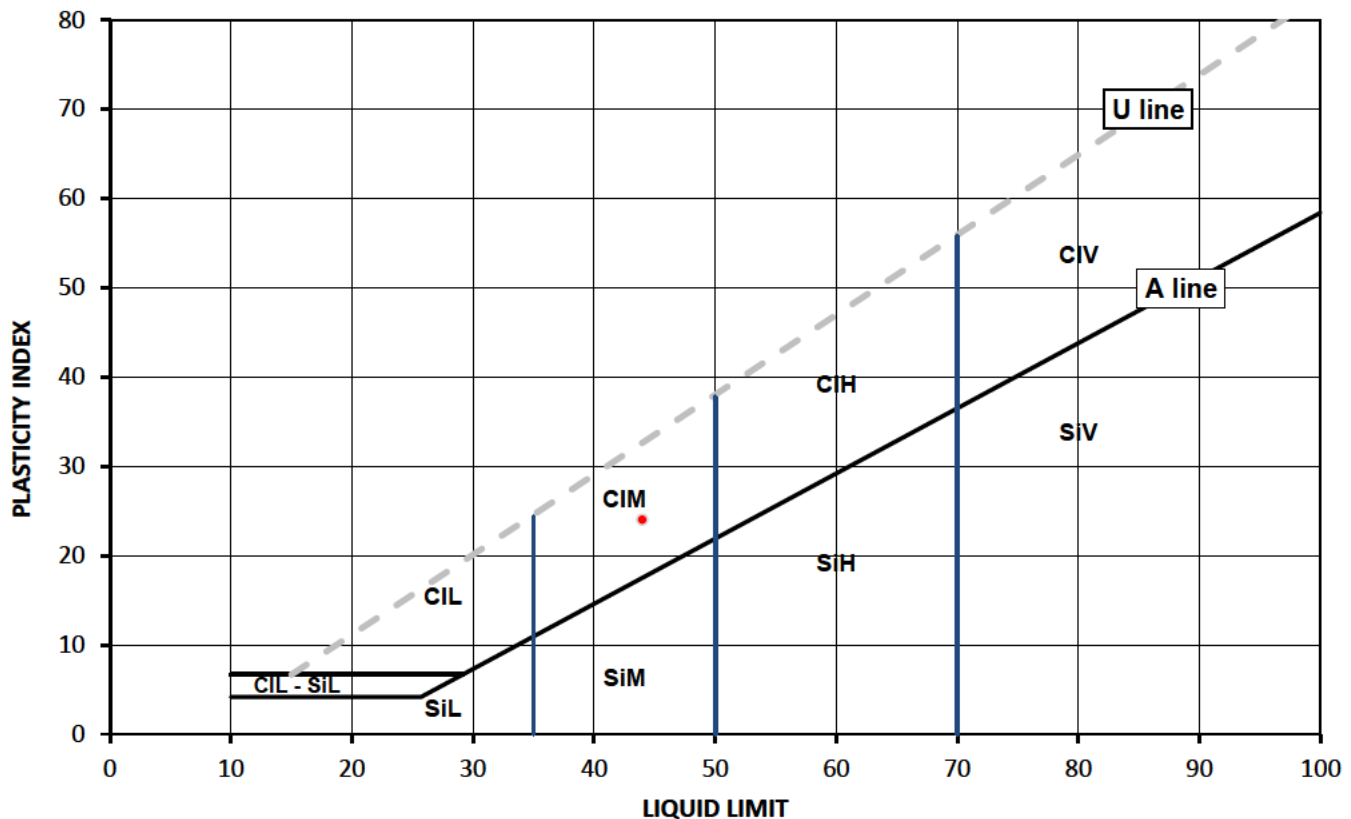
Test Results:

Laboratory Reference: 720647
 Hole No.: MTP112
 Sample Reference: Not Given
 Sample Description: Brown very gravelly sandy CLAY

Depth Top [m]: 1.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after washing to remove >0.425mm; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
16.2	44	20	24	-0.17	1.17	47



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
		50 to 70
		exceeding 70
	Organic	append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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Client Reference: 21949AH
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 Date Received: 08/10/2025
 Date Tested: 28/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

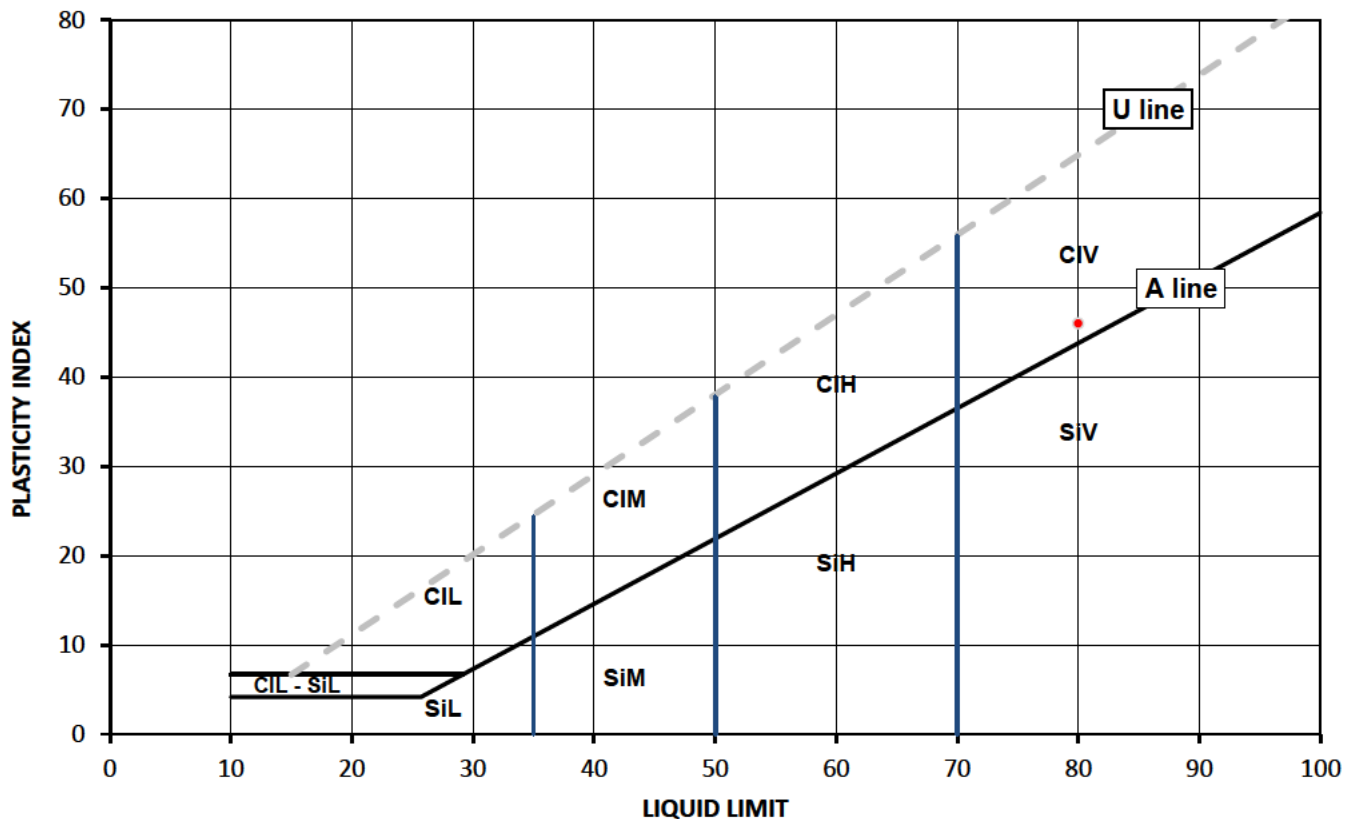
Test Results:

Laboratory Reference: 720648
 Hole No.: MTP112
 Sample Reference: Not Given
 Sample Description: Light brown silty CLAY

Depth Top [m]: 2.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
31.0	80	34	46	-0.07	1.07	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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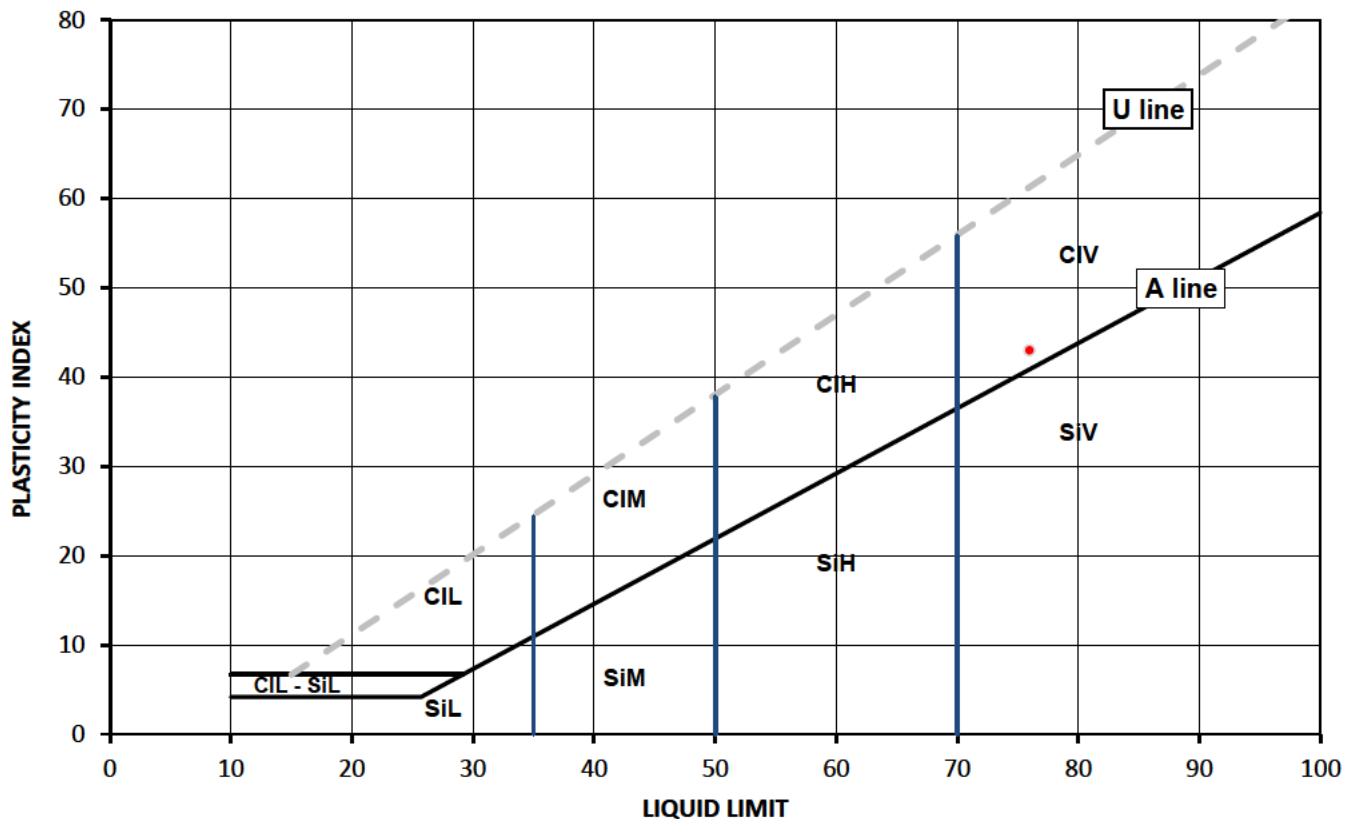
Test Results:

Laboratory Reference: 720649
 Hole No.: MTP112
 Sample Reference: Not Given
 Sample Description: Light brown silty CLAY

Depth Top [m]: 3.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
28.4	76	33	43	-0.12	1.12	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

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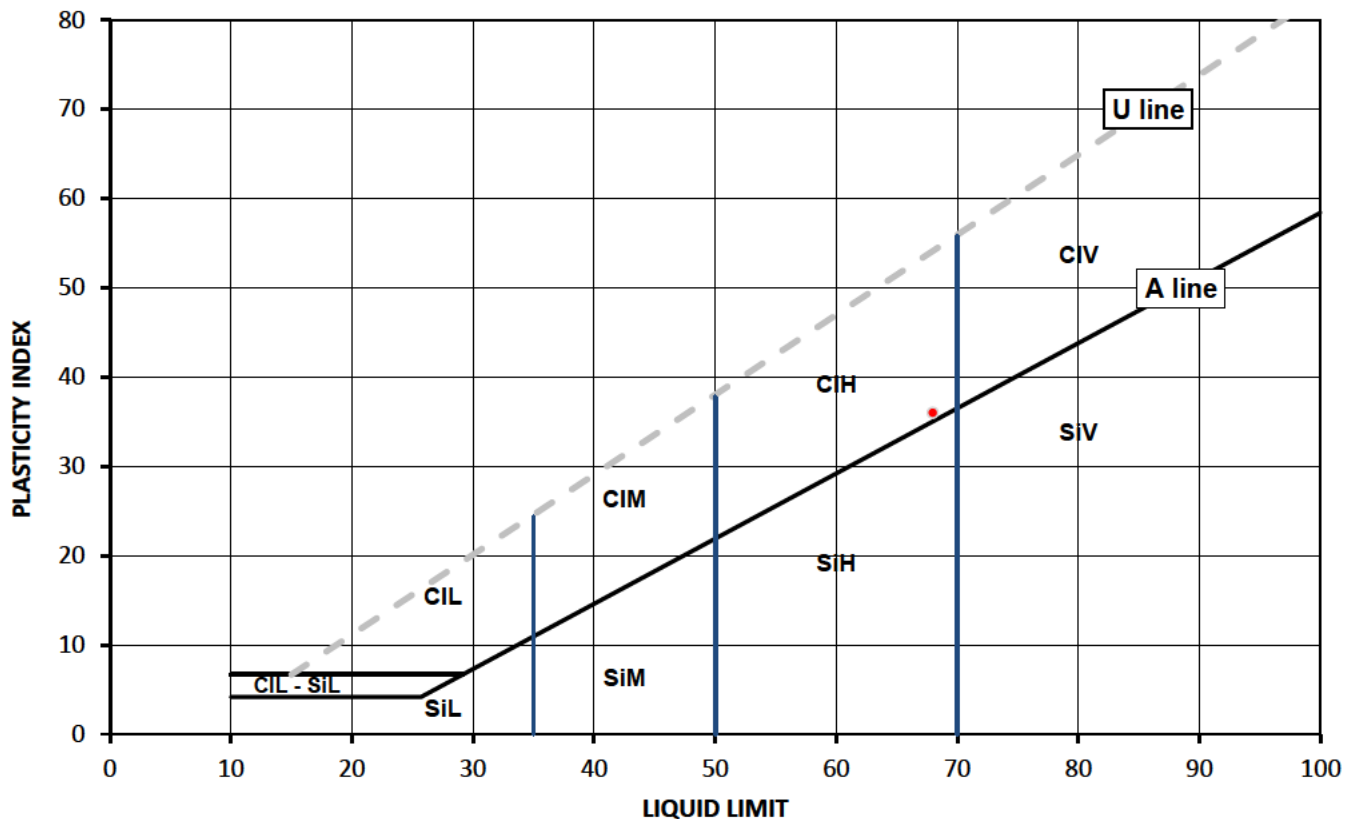
Test Results:

Laboratory Reference: 720650
 Hole No.: MTP113
 Sample Reference: Not Given
 Sample Description: Brown clayey GRAVEL

Depth Top [m]: 0.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after washing to remove >0.425mm; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
9.5	68	32	36	-0.61	1.61	14



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Date Tested: 28/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

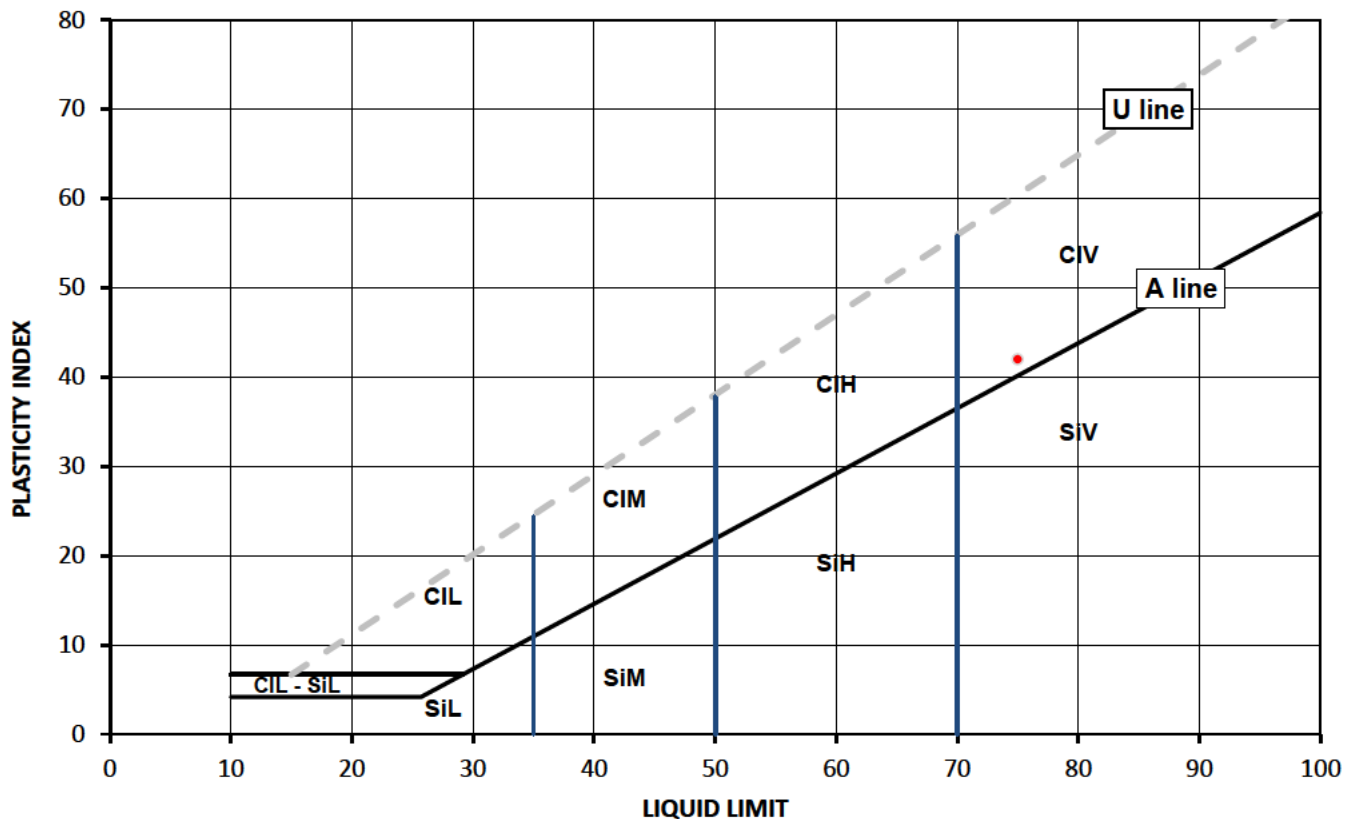
Test Results:

Laboratory Reference: 720651
 Hole No.: MTP113
 Sample Reference: Not Given
 Sample Description: Grey silty CLAY

Depth Top [m]: 1.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
31.0	75	33	42	-0.05	1.05	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

Signed:

Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

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 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 07/10/2025
 Date Received: 08/10/2025
 Date Tested: 28/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

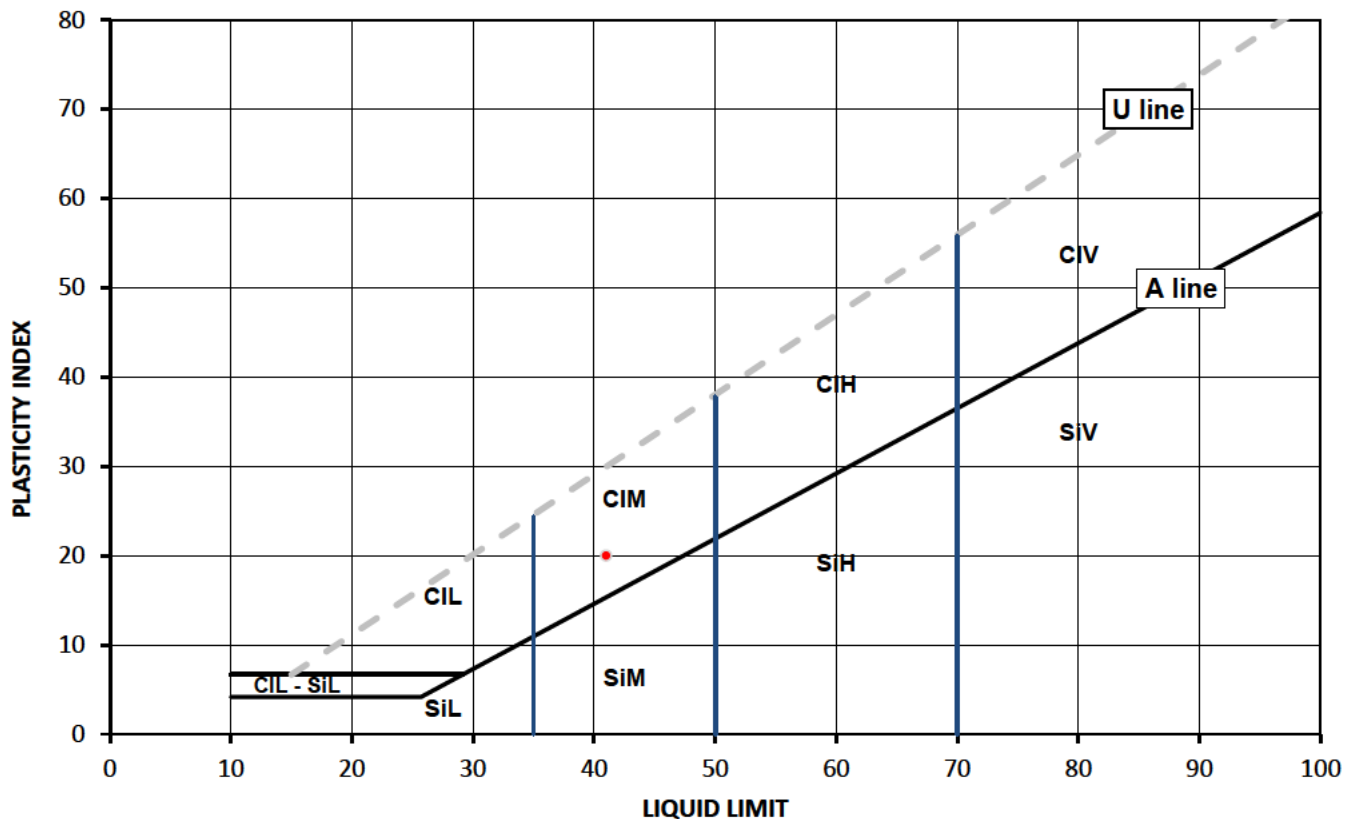
Test Results:

Laboratory Reference: 720652
 Hole No.: MTP114
 Sample Reference: Not Given
 Sample Description: Brown slightly gravelly sandy CLAY

Depth Top [m]: 0.90
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after >0.425mm removed by hand; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
21.4	41	21	20	0.00	1.00	96



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Job Number: 25-056523-1
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 Date Received: 08/10/2025
 Date Tested: 28/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

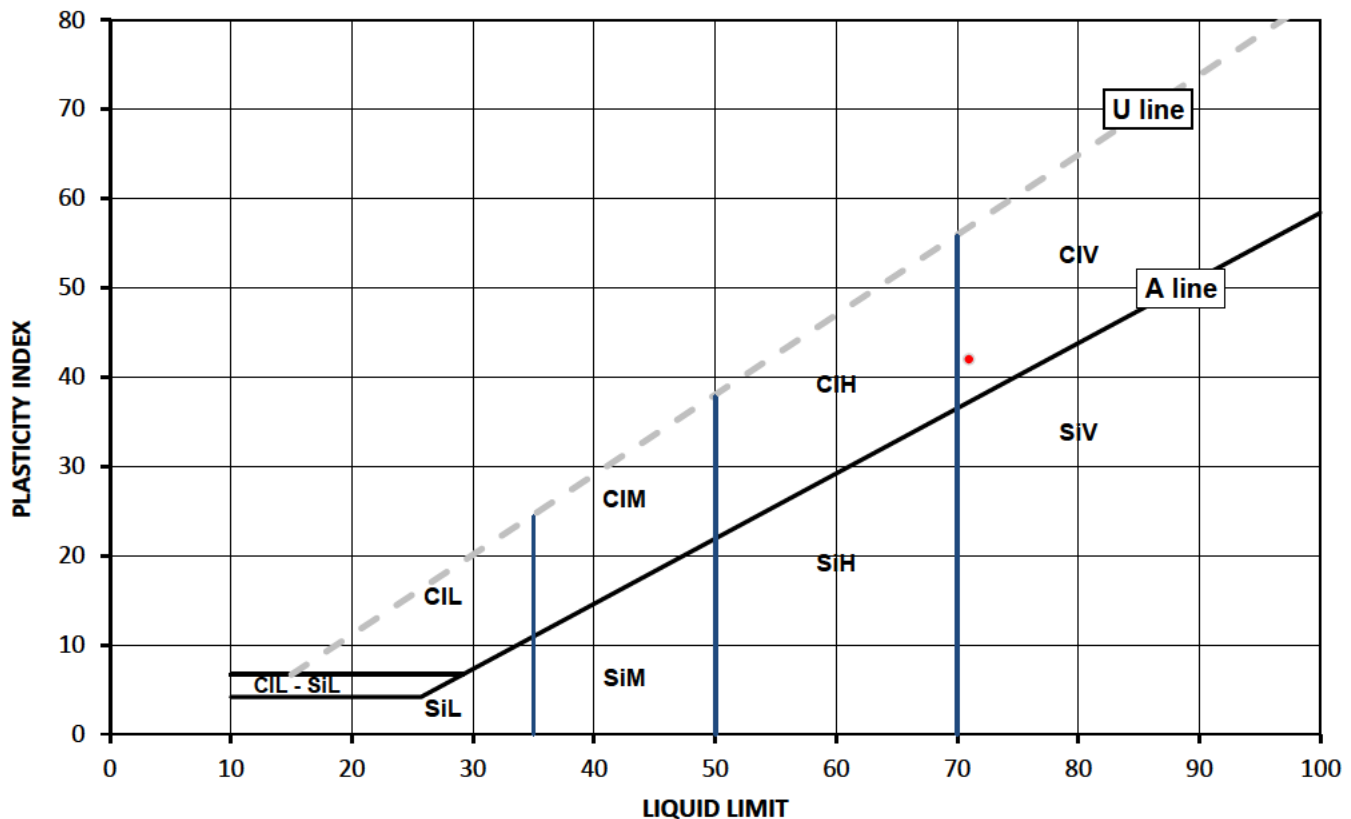
Test Results:

Laboratory Reference: 720653
 Hole No.: MTP114
 Sample Reference: Not Given
 Sample Description: Brown slightly gravelly CLAY

Depth Top [m]: 2.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after >0.425mm removed by hand; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
34.1	71	29	42	0.12	0.88	99



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
CI Clay	L Low	below 35
Si Silt	M Medium	35 to 50
	H High	50 to 70
	V Very high	exceeding 70
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 07/10/2025
 Date Received: 08/10/2025
 Date Tested: 27/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

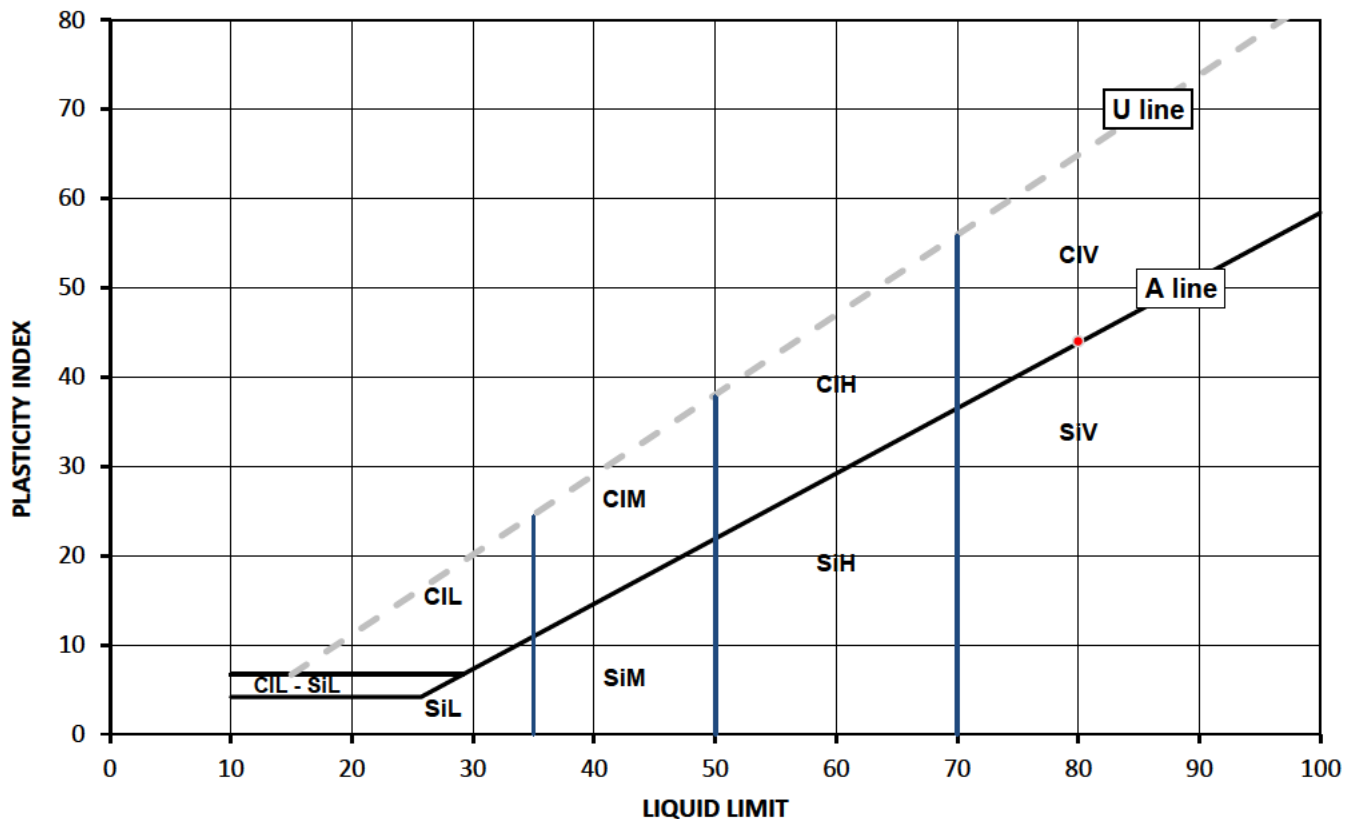
Test Results:

Laboratory Reference: 720654
 Hole No.: MTP114
 Sample Reference: Not Given
 Sample Description: Light brown silty CLAY

Depth Top [m]: 3.30
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
44.2	80	36	44	0.18	0.82	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Site Address: Glebe Farm

Client Reference: 21949AH
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 Date Sampled: 07/10/2025
 Date Received: 08/10/2025
 Date Tested: 28/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

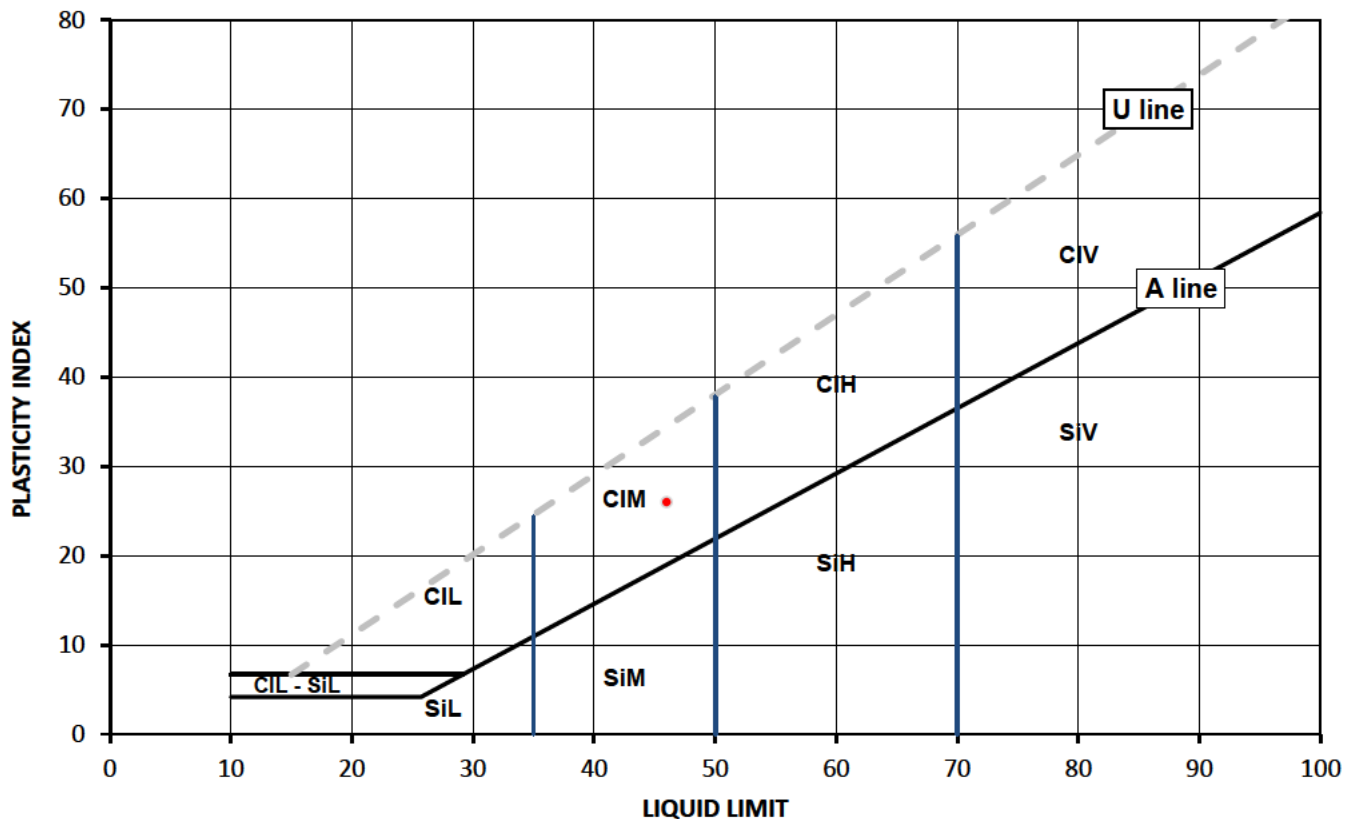
Test Results:

Laboratory Reference: 720655
 Hole No.: MTP115
 Sample Reference: Not Given
 Sample Description: Yellowish brown gravelly slightly sandy CLAY

Depth Top [m]: 0.70
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested after washing to remove >0.425mm; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
15.9	46	20	26	-0.15	1.15	57



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Date Tested: 28/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

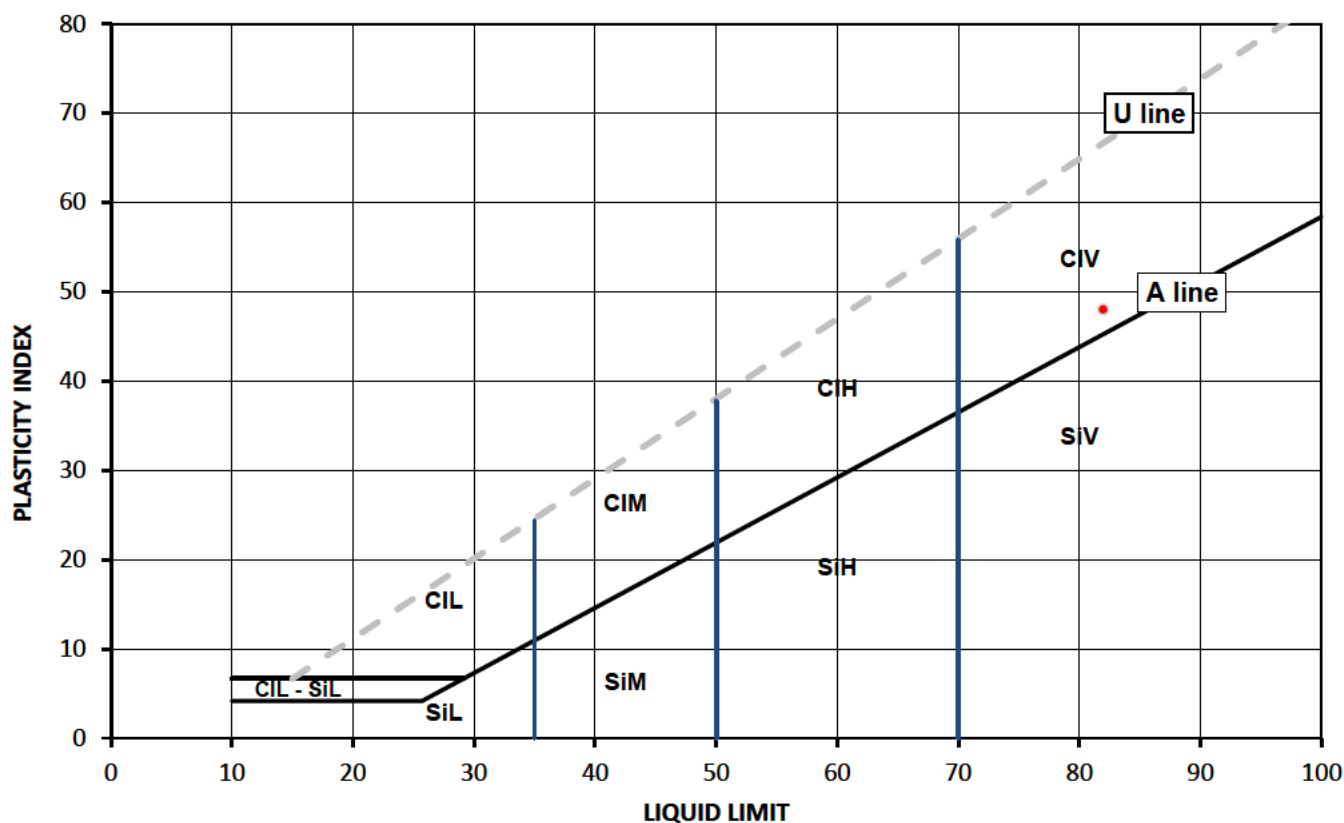
Test Results:

Laboratory Reference: 720656
 Hole No.: MTP115
 Sample Reference: Not Given
 Sample Description: Light brown silty CLAY

Depth Top [m]: 1.70
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
40.2	82	34	48	0.13	0.88	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
		50 to 70
		exceeding 70
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 02/10/2025
 Date Received: 08/10/2025
 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

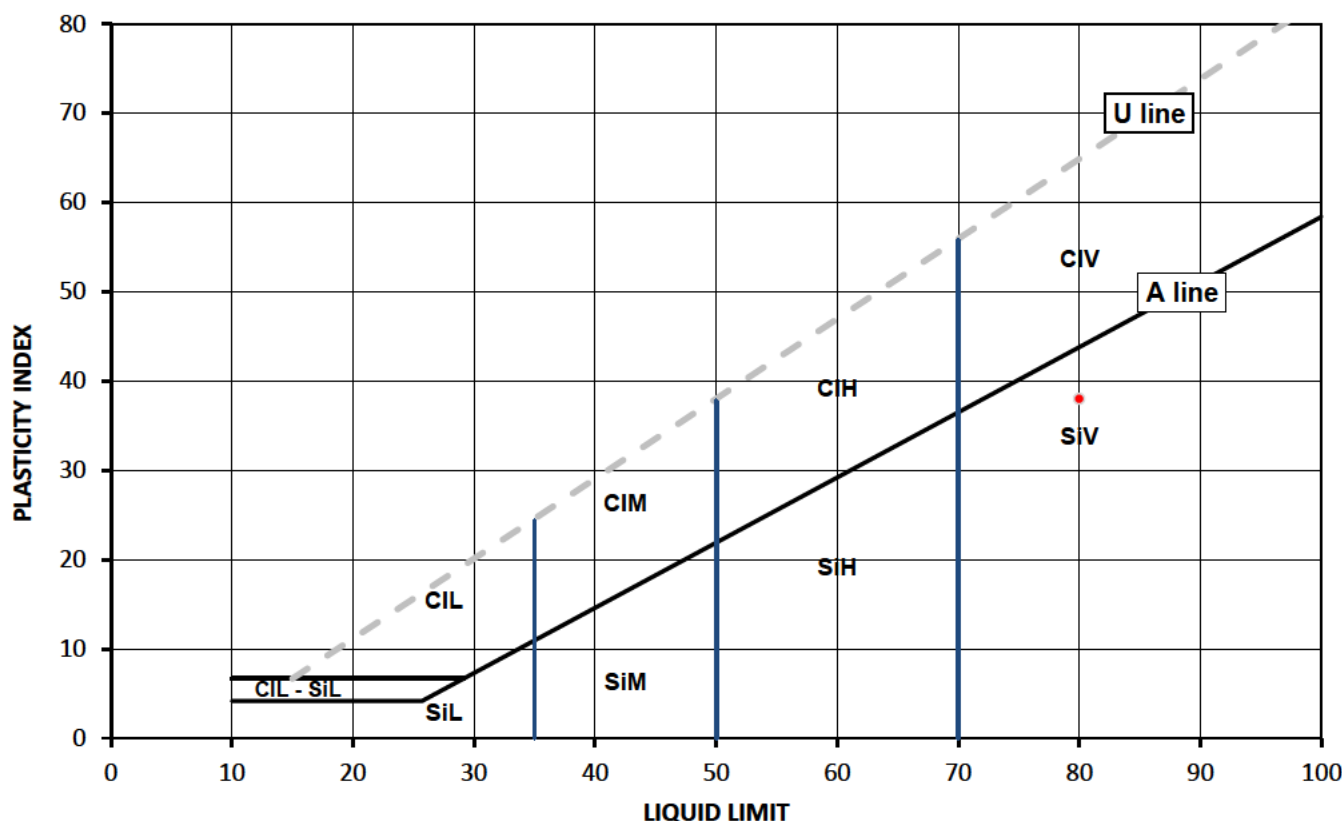
Test Results:

Laboratory Reference: 720657
 Hole No.: MWS201
 Sample Reference: Not Given
 Sample Description: Light brownish grey silty CLAY

Depth Top [m]: 0.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
45.1	80	42	38	0.08	0.92	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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Page 1 of 1

Date Reported: 12/12/2025

GF 337.16

TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 02/10/2025
 Date Received: 08/10/2025
 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

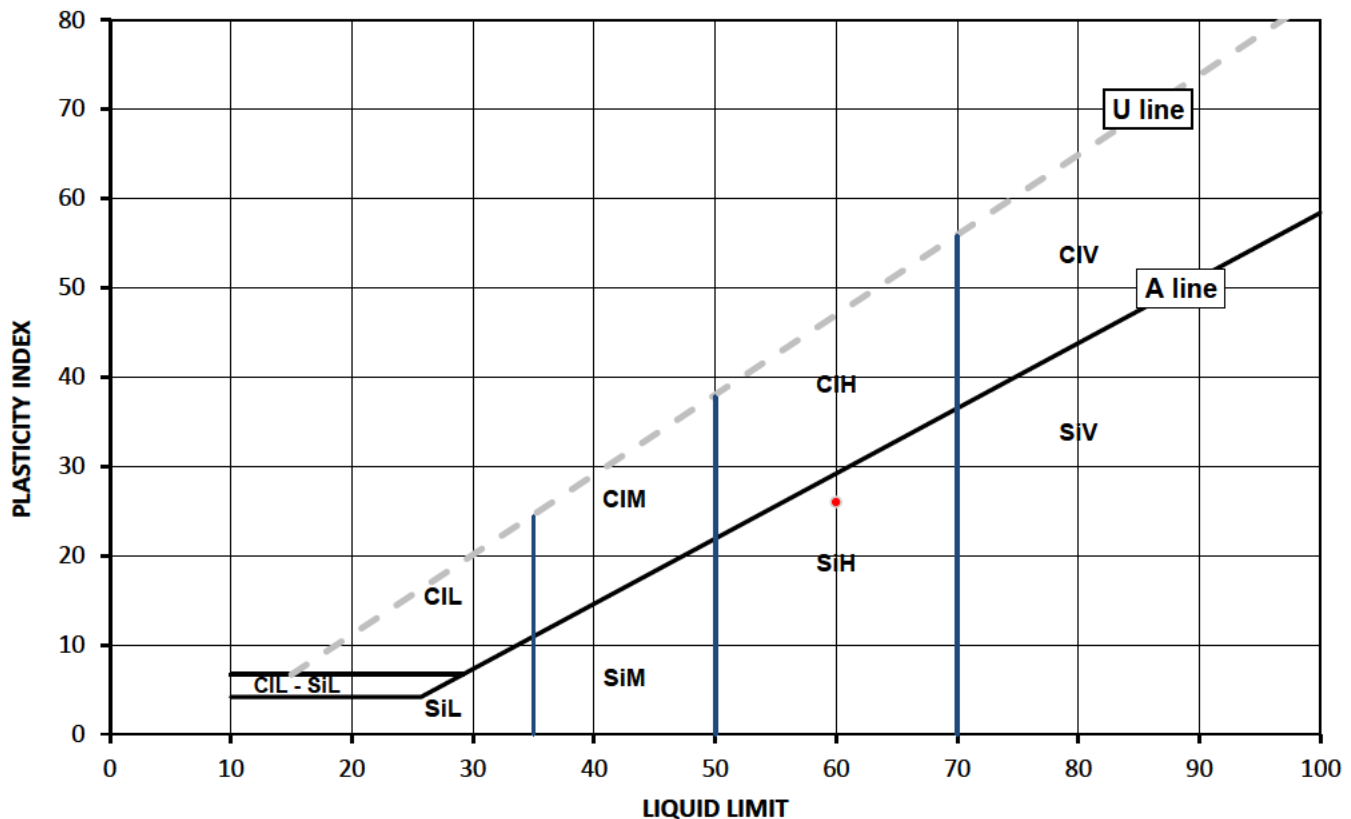
Test Results:

Laboratory Reference: 720658
 Hole No.: MWS201
 Sample Reference: Not Given
 Sample Description: Light brownish grey silty CLAY

Depth Top [m]: 1.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
22.3	60	34	26	-0.46	1.46	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

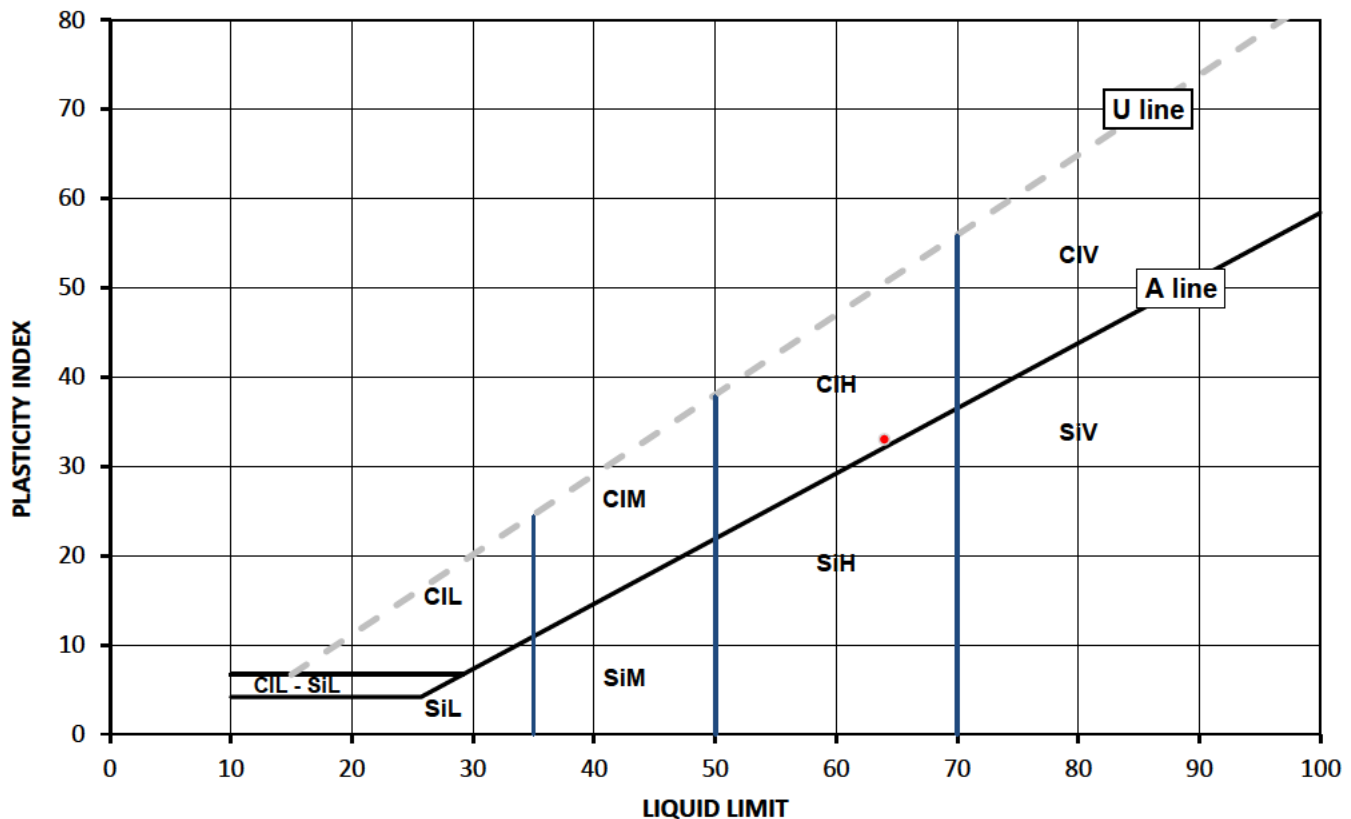
Test Results:

Laboratory Reference: 720659
 Hole No.: MWS201
 Sample Reference: Not Given
 Sample Description: Light brownish grey silty CLAY

Depth Top [m]: 2.00
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
22.6	64	31	33	-0.24	1.24	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

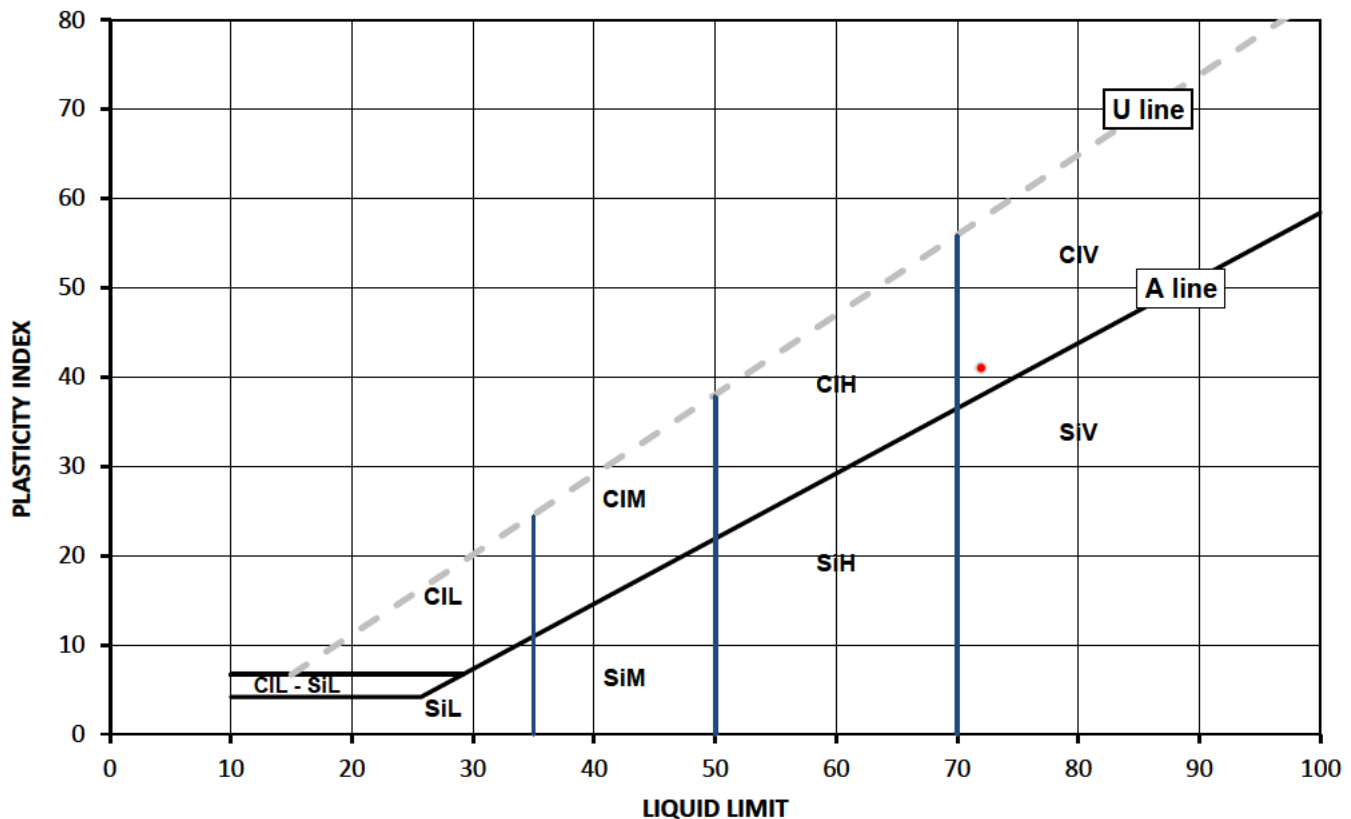
Test Results:

Laboratory Reference: 720660
 Hole No.: MWS201
 Sample Reference: Not Given
 Sample Description: Light grey silty CLAY

Depth Top [m]: 3.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
26.6	72	31	41	-0.10	1.10	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	
	V Very high	
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

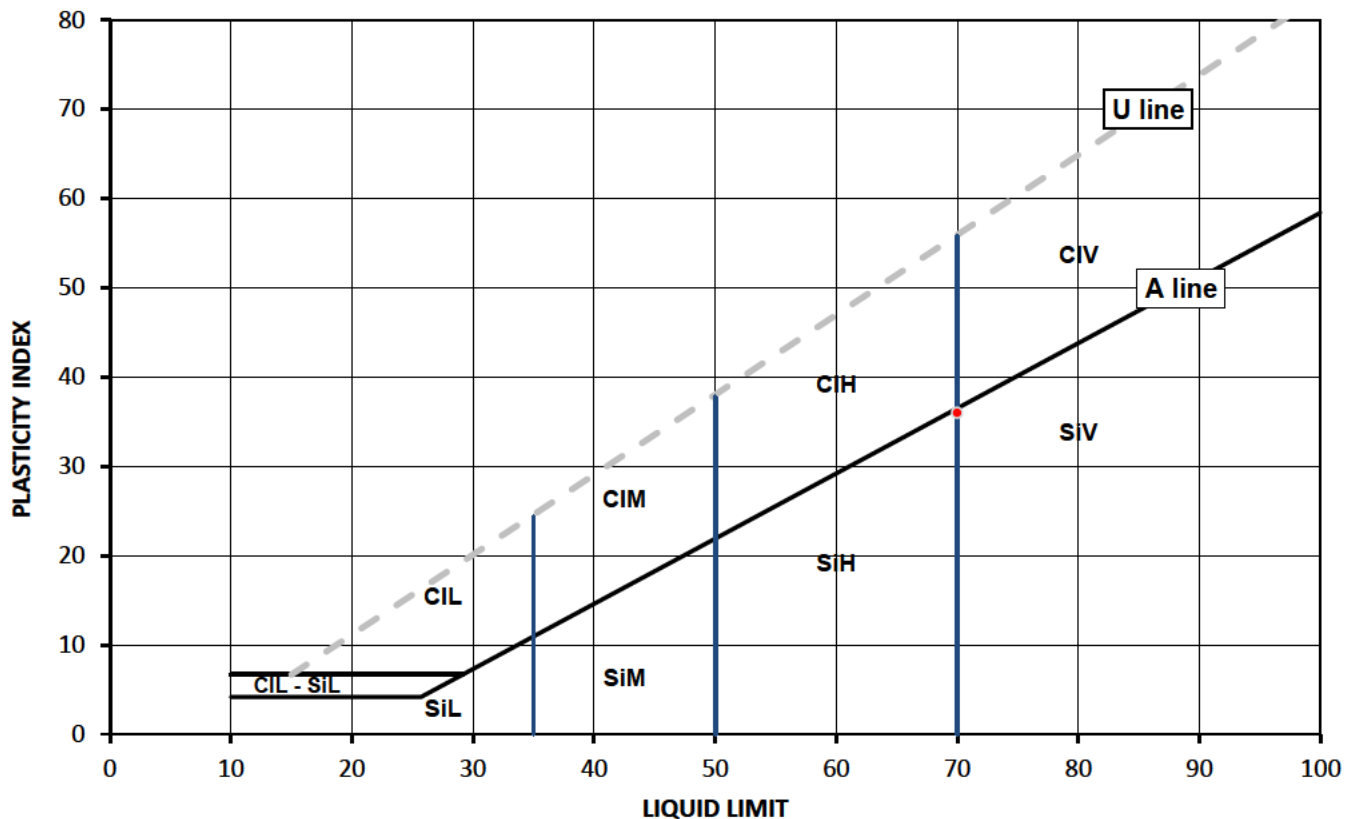
Test Results:

Laboratory Reference: 720661
 Hole No.: MWS201
 Sample Reference: Not Given
 Sample Description: Light brownish grey silty CLAY

Depth Top [m]: 4.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
26.6	70	34	36	-0.19	1.19	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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 Date Received: 08/10/2025
 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

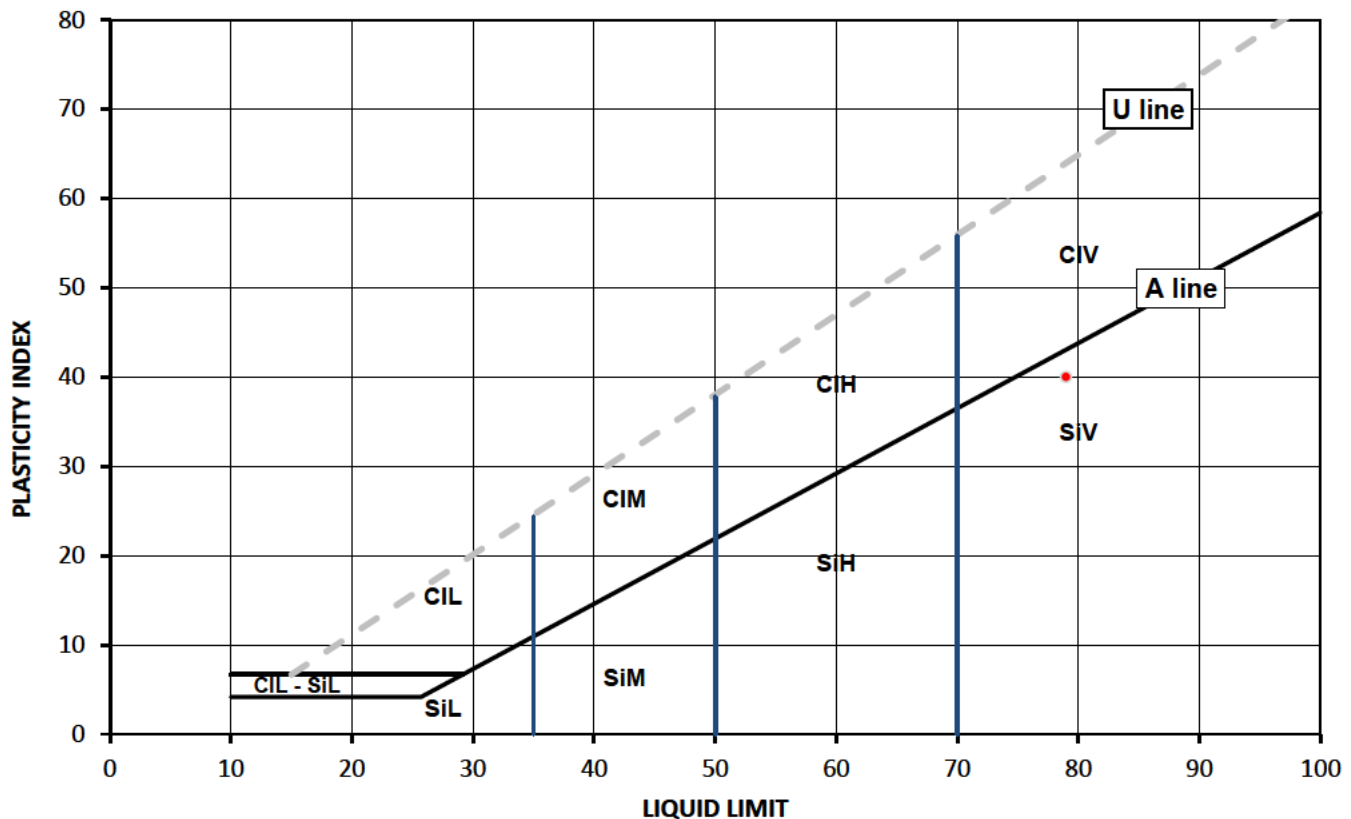
Test Results:

Laboratory Reference: 720662
 Hole No.: MWS202
 Sample Reference: Not Given
 Sample Description: Brownish grey silty CLAY

Depth Top [m]: 0.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
41.5	79	39	40	0.08	0.93	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	append to classification for organic material (eg CIHO)
	V Very high	
	O Organic	

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

Signed:

Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 02/10/2025
 Date Received: 08/10/2025
 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

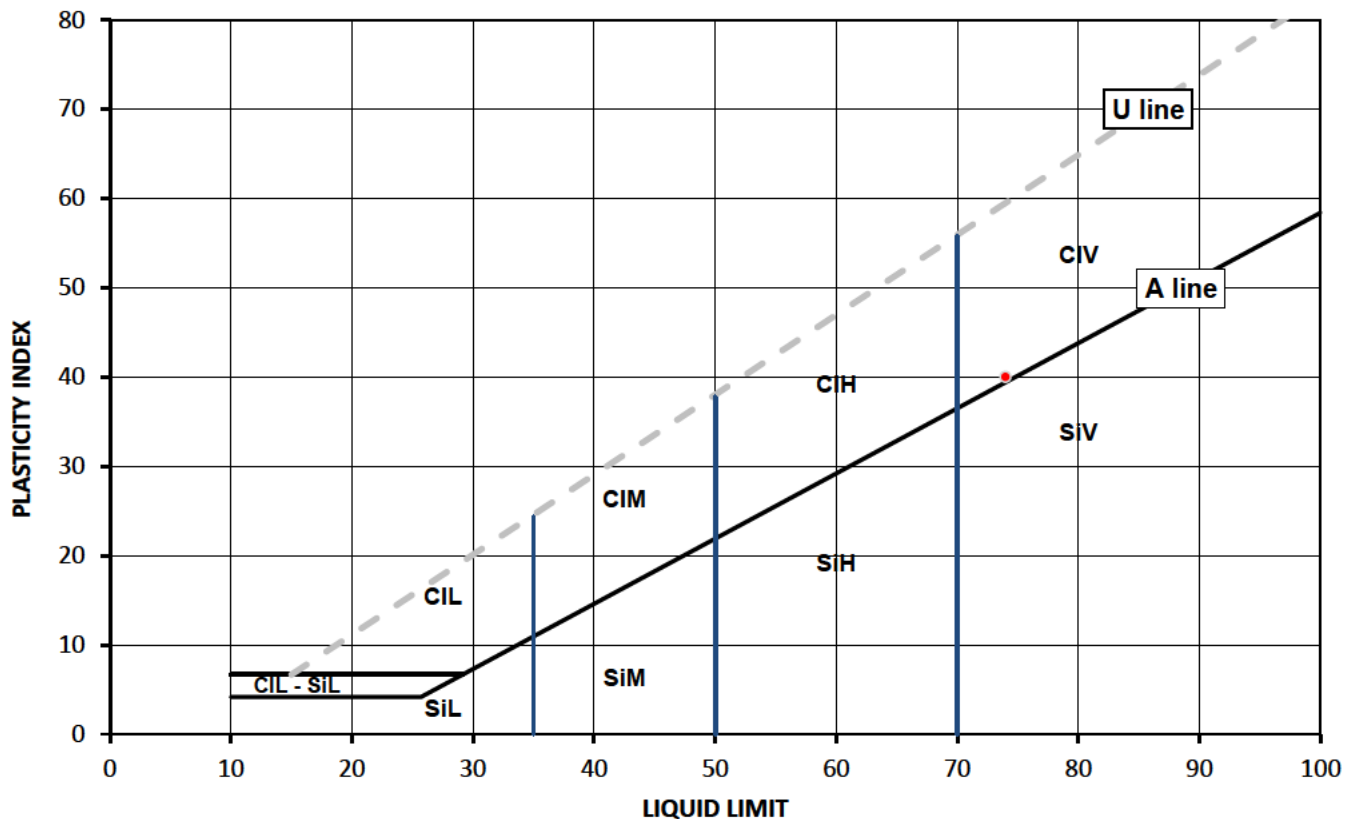
Test Results:

Laboratory Reference: 720663
 Hole No.: MWS202
 Sample Reference: Not Given
 Sample Description: Light grey silty CLAY

Depth Top [m]: 2.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
18.5	74	34	40	-0.38	1.38	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L Low	50 to 70
	M Medium	exceeding 70
	H High	append to classification for organic material (eg CIHO)
	V Very high	
	O Organic	

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

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TEST CERTIFICATE

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 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 02/10/2025
 Date Received: 08/10/2025
 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

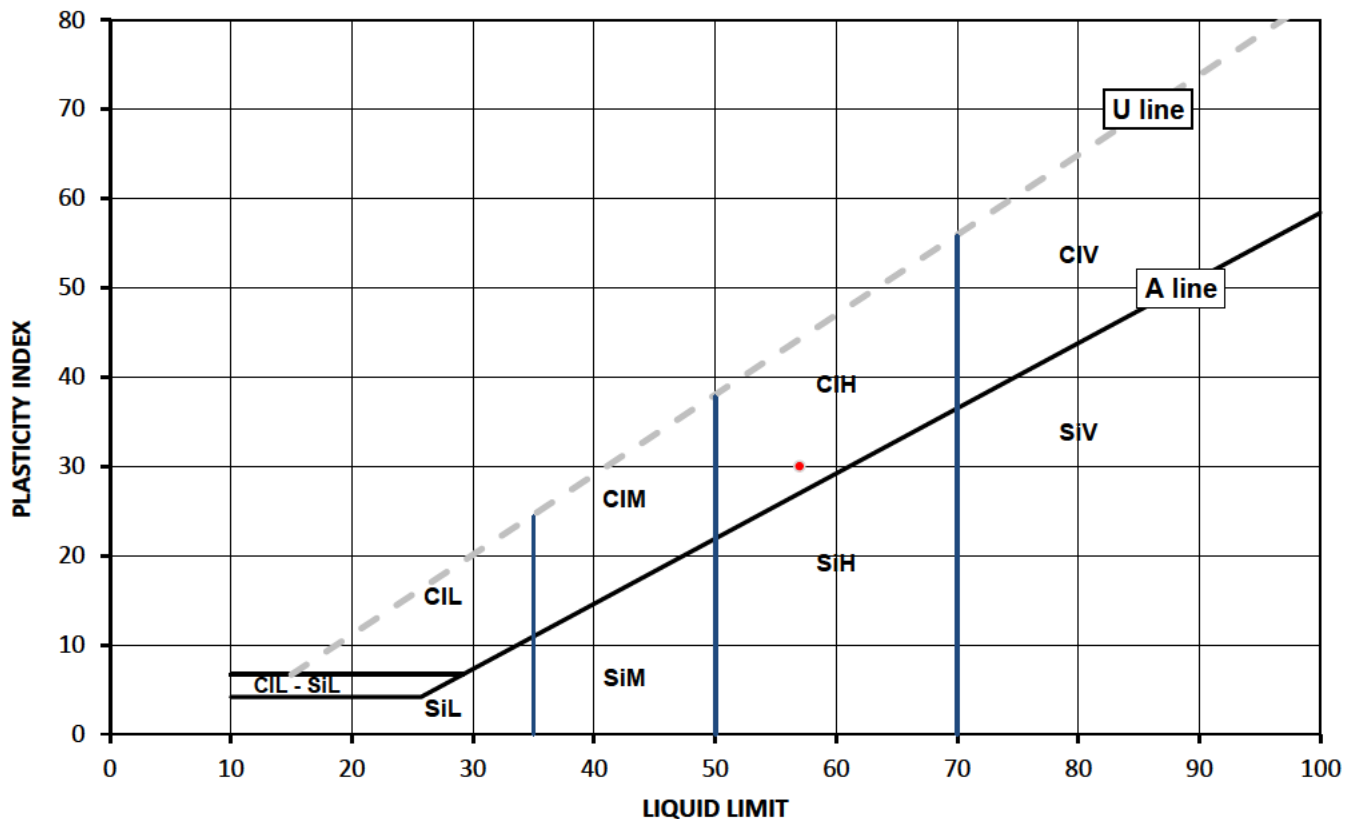
Test Results:

Laboratory Reference: 720664
 Hole No.: MWS202
 Sample Reference: Not Given
 Sample Description: Light grey slightly sandy silty CLAY

Depth Top [m]: 3.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
19.8	57	27	30	-0.23	1.23	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 02/10/2025
 Date Received: 08/10/2025
 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

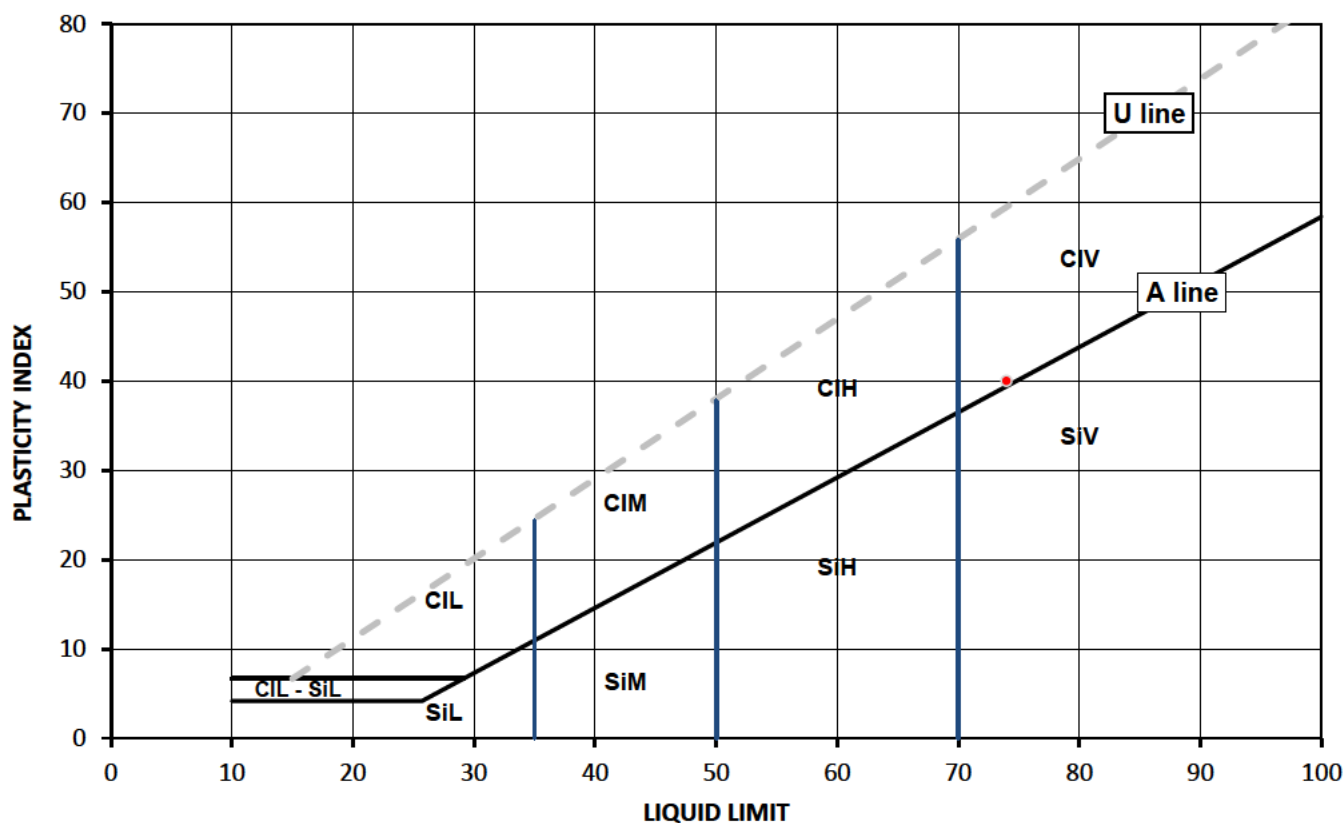
Test Results:

Laboratory Reference: 720665
 Hole No.: MWS202
 Sample Reference: Not Given
 Sample Description: Light brownish grey silty CLAY

Depth Top [m]: 4.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
27.7	74	34	40	-0.15	1.15	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

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Page 1 of 1

Date Reported: 12/12/2025

GF 337.16

TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 02/10/2025
 Date Received: 08/10/2025
 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

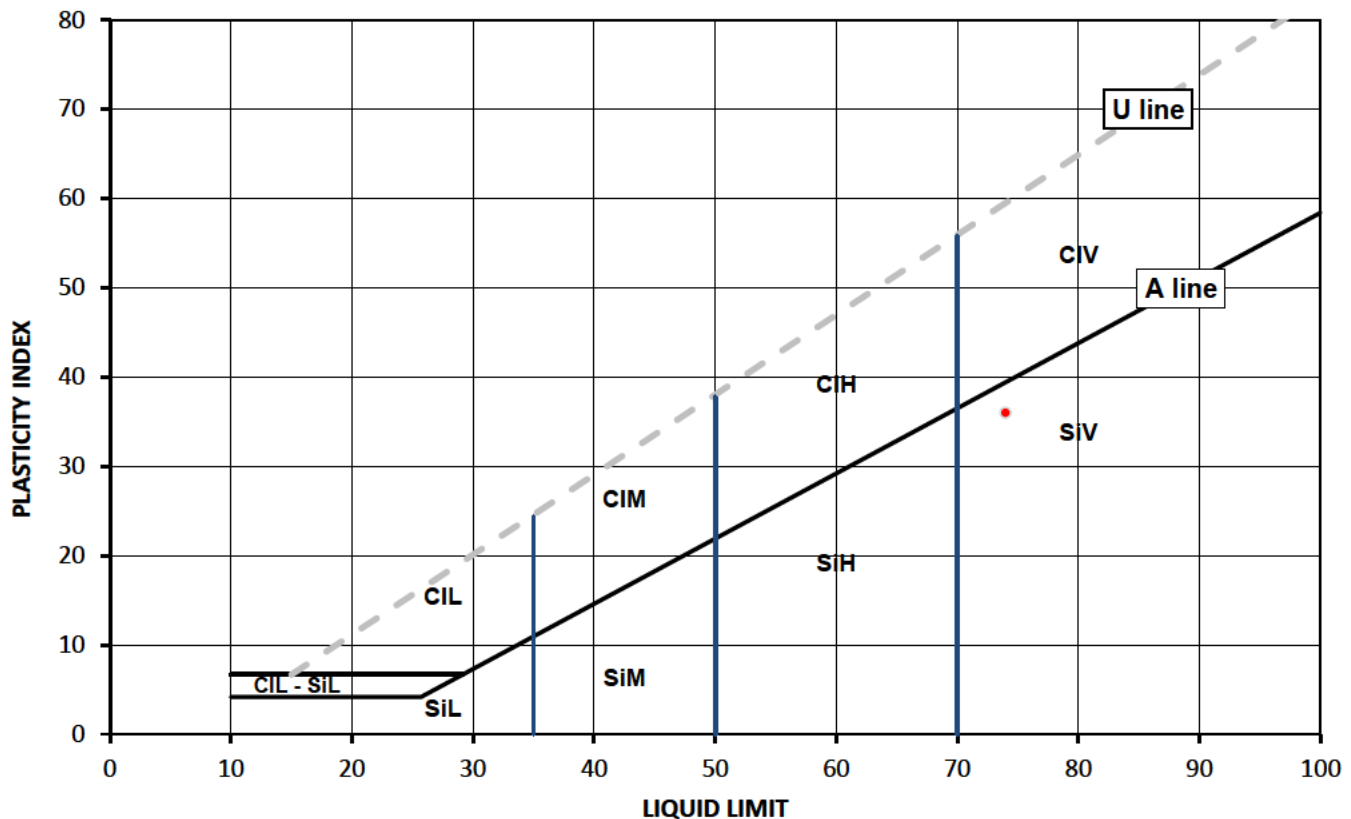
Test Results:

Laboratory Reference: 720666
 Hole No.: MWS203
 Sample Reference: Not Given
 Sample Description: Brownish grey silty CLAY

Depth Top [m]: 0.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
38.3	74	38	36	0.00	1.00	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
CI Clay	L Low	below 35
Si Silt	M Medium	35 to 50
	H High	50 to 70
	V Very high	exceeding 70
	O Organic	append to classification for organic material (eg CIHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

Remarks:

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TEST CERTIFICATE

DETERMINATION OF LIQUID AND PLASTIC LIMITS
 Tested in Accordance with: BS EN ISO 17892-12:2018+A2:2022,
 cl 5.3 and 5.5, Fall Cone Method, 4 Pt Test, BS 1377-2:2022, cl 5.2 and 6

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 02/10/2025
 Date Received: 08/10/2025
 Date Tested: 24/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

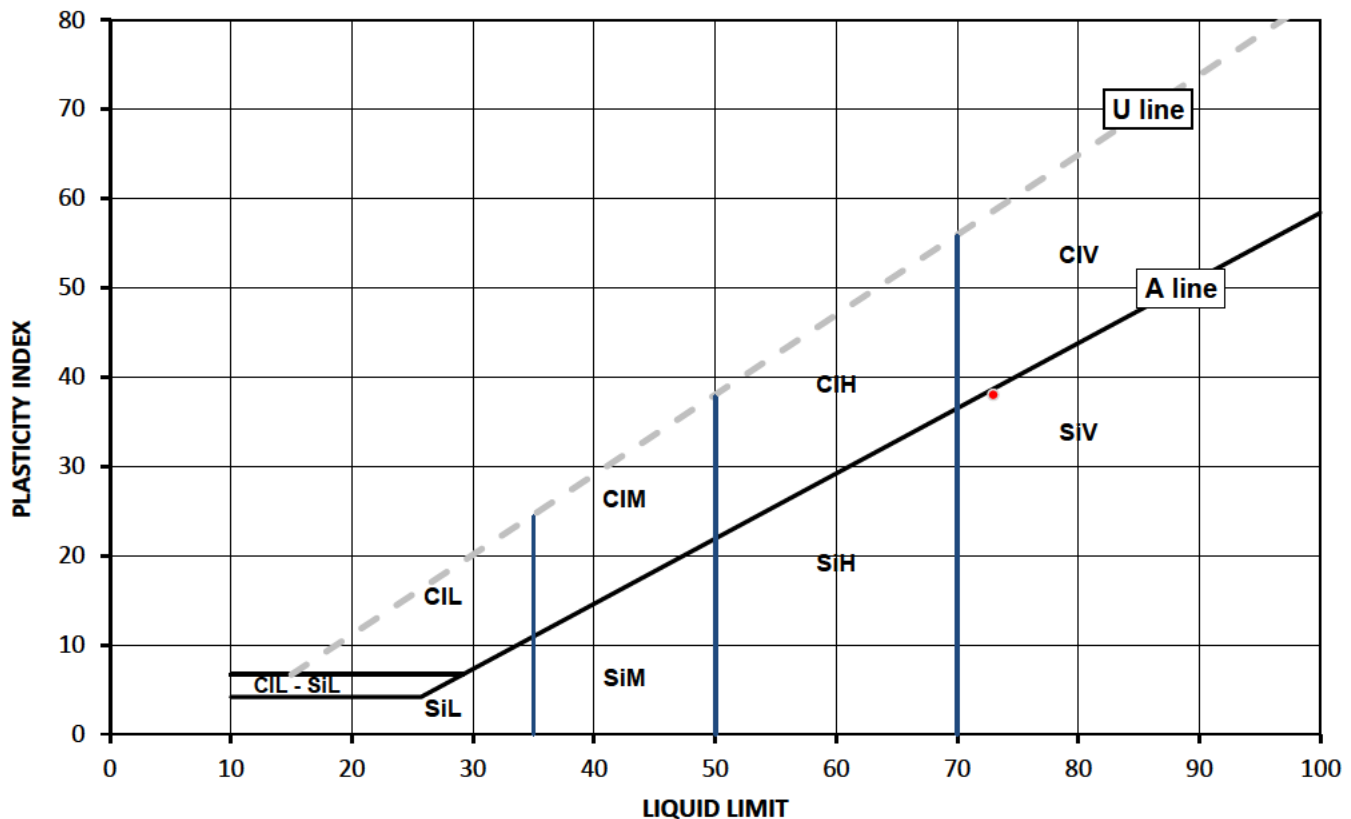
Test Results:

Laboratory Reference: 720667
 Hole No.: MWS203
 Sample Reference: Not Given
 Sample Description: Brownish grey silty CLAY

Depth Top [m]: 1.50
 Depth Base [m]: Not Given
 Sample Type: B

Sample Preparation: Tested in natural condition; The water content in the sample was increased
 Cone Type: 80g/30deg

As Received Water Content [W] %	Liquid Limit [WL] %	Plastic Limit [Wp] %	Plasticity Index [Ip] %	Liquidity Index [IL] % #	Consistency Index [IC] % #	% Passing 425µm BS Test Sieve
39.2	73	35	38	0.11	0.89	100



Legend, based on BS EN ISO 14688 2:2018 Geotechnical investigation and testing – Identification and classification of soil

	Plasticity	Liquid Limit
Cl	Clay	below 35
Si	Silt	35 to 50
	L	Low
	M	Medium
	H	High
	V	Very high
	O	Organic
		append to classification for organic material (eg ClHO)

Note: Water Content by BS EN ISO 17892-1:2014+A1:2022, BS 1377-2:2022; # Non accredited

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SUMMARY REPORT

SUMMARY OF CLASSIFICATION TEST RESULTS

Tested in Accordance with:



4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

BS EN ISO 17892-12:2018+A2:2022 cl 5.3 and 5.5, Fall Cone Method, 4 Pt
 Test, BS 1377-2:2022, cl 5.2 and 6. W by BS EN ISO 17892-1:2014+A1:2022.

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 30/09 - 03/10/2025
 Date Received: 08/10/2025
 Date Tested: 24/10 - 27/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

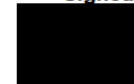
Laboratory Reference	Hole No.	Sample				Description	Remarks	W	Liquid & Plastic Limit							Density		
		Reference	Depth Top	Depth Base	Type				% Passing 425um	WL*	Correlation Factor	Wp	Ip	Cone type	Sample Preparation	bulk	dry	PD
			m	m														
720608	BH05	Not Given	1.00	Not Given	B	Greyish brown CLAY	Atterberg 4 Point	32.4	100	84	-	31	53	80g/30 deg	N / I			
720610	BH05	Not Given	2.90	Not Given	D	Light brownish grey CLAY	Atterberg 4 Point	24.4	100	79	-	29	50	80g/30 deg	N / I			
720611	BH05	Not Given	4.00	Not Given	D	Light brownish grey CLAY	Atterberg 4 Point	26.3	100	75	-	31	44	80g/30 deg	N / I			
720613	BH05	Not Given	4.85	Not Given	D	Light brownish grey silty CLAY	Atterberg 4 Point	30.6	100	77	-	34	43	80g/30 deg	N / I			
720615	BH06	Not Given	0.90	Not Given	B	Light brown slightly gravelly silty CLAY	Atterberg 4 Point	41.5	96	81	-	35	46	80g/30 deg	R / I			
720616	BH06	Not Given	2.50	Not Given	B	Greyish brown gravelly CLAY	Atterberg 4 Point	17.6	58	61	-	31	30	80g/30 deg	WR / I			
720617	BH06	Not Given	3.40	Not Given	B	Greyish brown gravelly silty CLAY	Atterberg 4 Point	31.0	64	60	-	30	30	80g/30 deg	WR / I			
720618	BH06	Not Given	5.00	Not Given	D	Light brownish grey silty CLAY	Atterberg 4 Point	24.4	100	61	-	33	28	80g/30 deg	N / I			
720619	MTP101	Not Given	1.00	Not Given	B	Greyish brown slightly sandy CLAY	Atterberg 4 Point	25.5	100	51	-	20	31	80g/30 deg	N / I			
720620	MTP101	Not Given	2.50	Not Given	B	Greyish brown silty CLAY	Atterberg 4 Point	47.0	100	72	-	40	32	80g/30 deg	N / I			

Note: # Non accredited; NP - Non plastic; N - Tested in natural condition, R - Tested after >0.425mm removed by hand, WR - Tested after washing to remove >425mm; I - The water content in the sample was increased, D - The water content in the sample was decreased; * - One point liquid limit corrected as per the report Correlation Factor by Clayton C.R.I and Jukes A.W (1978)

Comments:

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SUMMARY REPORT

SUMMARY OF CLASSIFICATION TEST RESULTS

Tested in Accordance with:



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

BS EN ISO 17892-12:2018+A2:2022 cl 5.3 and 5.5, Fall Cone Method, 4 Pt
Test, BS 1377-2:2022, cl 5.2 and 6. W by BS EN ISO 17892-1:2014+A1:2022.
Particle Density by pycnometer BS EN ISO 17892-3:2015.

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09 - 06/10/2025
Date Received: 08/10/2025
Date Tested: 27/10 - 28/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Śląska, Poland

Test results

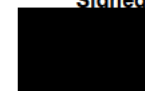
Laboratory Reference	Hole No.	Sample				Description	Remarks	W	Liquid & Plastic Limit								Density		
		Reference	Depth Top	Depth Base	Type				% Passing 425um	WL*	Correlation Factor	Wp	Ip	Cone type	Sample Preparation	bulk	dry	PD	
			m	m					%	%		%	%	Mg/m3		Mg/m3	Mg/m		
720621	MTP101	Not Given	3.30	Not Given	B	Light brown slightly gravelly silty CLAY	Atterberg 4 Point	33.7	93	77	-	39	38	80g/30 deg	WR / I				
720622	MTP102	Not Given	1.00	Not Given	B	Light brown slightly gravelly silty CLAY	Atterberg 4 Point	41.1	94	70	-	32	38	80g/30 deg	WR / I				
720624	MTP102	Not Given	3.10	Not Given	B	Greyish brown silty CLAY	Atterberg 4 Point	45.8	100	82	-	39	43	80g/30 deg	N / I				
720625	MTP103	Not Given	1.00	Not Given	B	Light brown slightly sandy CLAY	Atterberg 4 Point	22.4	100	48	-	22	26	80g/30 deg	N / I				
720626	MTP103	Not Given	2.20	Not Given	B	Greyish brown slightly gravelly CLAY	Atterberg 4 Point	33.3	99	81	-	32	49	80g/30 deg	WR / I				
720628	MTP104	Not Given	1.90	Not Given	B	Brown slightly gravelly CLAY	Atterberg 4 Point	29.7	80	60	-	23	37	80g/30 deg	WR / I				
720629	MTP104	Not Given	2.50	Not Given	B	Greyish brown slightly gravelly CLAY	Atterberg 4 Point	35.3	69	81	-	32	49	80g/30 deg	WR / I				
720631	MTP105	Not Given	2.00	Not Given	B	Greyish brown slightly gravelly slightly sandy silty CLAY												2.64	
720634	MTP107 / CBR03	Not Given	2.20	Not Given	B	Light grey CLAY	Atterberg 4 Point	32.9	100	75	-	31	44	80g/30 deg	N / I				
720635	MTP107 / CBR03	Not Given	3.10	Not Given	B	Light brown CLAY	Atterberg 4 Point	23.3	100	63	-	23	40	80g/30 deg	N / I				

Note: # Non accredited; NP - Non plastic; N - Tested in natural condition, R - Tested after >0.425mm removed by hand, WR - Tested after washing to remove >425mm; I - The water content in the sample was increased, D - The water content in the sample was decreased; * - One point liquid limit corrected as per the report Correlation Factor by Clayton C.R.I and Jukes A.W (1978)

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SUMMARY REPORT

SUMMARY OF CLASSIFICATION TEST RESULTS

Tested in Accordance with:



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

BS EN ISO 17892-12:2018+A2:2022 cl 5.3 and 5.5, Fall Cone Method, 4 Pt
Test, BS 1377-2:2022, cl 5.2 and 6. W by BS EN ISO 17892-1:2014+A1:2022.

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10 - 07/10/2025
Date Received: 08/10/2025
Date Tested: 27/10 - 28/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

Laboratory Reference	Hole No.	Sample				Description	Remarks	W	Liquid & Plastic Limit							Density		
		Reference	Depth Top m	Depth Base m	Type				% Passing 425um %	WL* %	Correlation Factor	Wp %	Ip %	Cone type	Sample Preparation	bulk Mg/m3	dry Mg/m3	PD Mg/m3
720637	MTP108 / CBR1	Not Given	1.40	Not Given	B	Light brown silty CLAY	Atterberg 4 Point	46.5	100	79	-	41	38	80g/30 deg	N / I			
720638	MTP108 / CBR1	Not Given	2.20	Not Given	B	Light brown slightly gravelly silty CLAY	Atterberg 4 Point	41.3	90	79	-	39	40	80g/30 deg	R / I			
720639	MTP108 / CBR1	Not Given	3.30	Not Given	B	Grey silty CLAY	Atterberg 4 Point	29.8	100	72	-	36	36	80g/30 deg	N / I			
720640	MTP109	Not Given	1.20	Not Given	B	Grey silty CLAY	Atterberg 4 Point	33.4	100	62	-	35	27	80g/30 deg	N / I			
720641	MTP109	Not Given	2.00	Not Given	B	Brownish grey gravelly silty CLAY	Atterberg 4 Point	28.2	54	77	-	37	40	80g/30 deg	WR / I			
720642	MTP11	Not Given	1.00	Not Given	B	Brown sandy CLAY	Atterberg 4 Point	21.6	100	45	-	18	27	80g/30 deg	N / I			
720643	MTP110	Not Given	1.10	Not Given	B	Light brown clayey SILT	Atterberg 4 Point	36.4	100	64	-	39	25	80g/30 deg	N / I			
720644	MTP110	Not Given	2.00	Not Given	B	Brownish grey slightly sandy silty CLAY	Atterberg 4 Point	14.9	100	54	-	31	23	80g/30 deg	N / I			
720645	MTP111 / CBR9	Not Given	2.00	Not Given	B	Light brown CLAY	Atterberg 4 Point	25.1	100	82	-	34	48	80g/30 deg	N / I			
720646	MTP111 / CBR9	Not Given	3.00	Not Given	B	Grey CLAY	Atterberg 4 Point	24.0	100	73	-	31	42	80g/30 deg	N / I			

Note: # Non accredited; NP - Non plastic; N - Tested in natural condition, R - Tested after >0.425mm removed by hand, WR - Tested after washing to remove >425mm; I - The water content in the sample was increased, D - The water content in the sample was decreased; * - One point liquid limit corrected as per the report Correlation Factor by Clayton C.R.I and Jukes A.W (1978)

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SUMMARY REPORT

SUMMARY OF CLASSIFICATION TEST RESULTS

Tested in Accordance with:



4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

BS EN ISO 17892-12:2018+A2:2022 cl 5.3 and 5.5, Fall Cone Method, 4 Pt
 Test, BS 1377-2:2022, cl 5.2 and 6. W by BS EN ISO 17892-1:2014+A1:2022.

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 07/10/2025
 Date Received: 08/10/2025
 Date Tested: 24/10 - 28/10/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

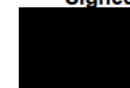
Laboratory Reference	Hole No.	Sample				Description	Remarks	W	Liquid & Plastic Limit							Density		
		Reference	Depth Top	Depth Base	Type				% Passing 425um	WL*	Correlation Factor	Wp	Ip	Cone type	Sample Preparation	bulk	dry	PD
			m	m														
720647	MTP112	Not Given	1.00	Not Given	B	Brown very gravelly sandy CLAY	Atterberg 4 Point	16.2	47	44	-	20	24	80g/30 deg	WR / I			
720648	MTP112	Not Given	2.00	Not Given	B	Light brown silty CLAY	Atterberg 4 Point	31.0	100	80	-	34	46	80g/30 deg	N / I			
720649	MTP112	Not Given	3.00	Not Given	B	Light brown silty CLAY	Atterberg 4 Point	28.4	100	76	-	33	43	80g/30 deg	N / I			
720650	MTP113	Not Given	0.50	Not Given	B	Brown clayey GRAVEL	Atterberg 4 Point	9.5	14	68	-	32	36	80g/30 deg	WR / I			
720651	MTP113	Not Given	1.50	Not Given	B	Grey silty CLAY	Atterberg 4 Point	31.0	100	75	-	33	42	80g/30 deg	N / I			
720652	MTP114	Not Given	0.90	Not Given	B	Brown slightly gravelly sandy CLAY	Atterberg 4 Point	21.4	96	41	-	21	20	80g/30 deg	R / I			
720653	MTP114	Not Given	2.00	Not Given	B	Brown slightly gravelly CLAY	Atterberg 4 Point	34.1	99	71	-	29	42	80g/30 deg	R / I			
720654	MTP114	Not Given	3.30	Not Given	B	Light brown silty CLAY	Atterberg 4 Point	44.2	100	80	-	36	44	80g/30 deg	N / I			
720655	MTP115	Not Given	0.70	Not Given	B	Yellowish brown gravelly slightly sandy CLAY	Atterberg 4 Point	15.9	57	46	-	20	26	80g/30 deg	WR / I			
720656	MTP115	Not Given	1.70	Not Given	B	Light brown silty CLAY	Atterberg 4 Point	40.2	100	82	-	34	48	80g/30 deg	N / I			

Note: # Non accredited; NP - Non plastic; N - Tested in natural condition, R - Tested after >0.425mm removed by hand, WR - Tested after washing to remove >425mm; I - The water content in the sample was increased, D - The water content in the sample was decreased; * - One point liquid limit corrected as per the report Correlation Factor by Clayton C.R.I and Jukes A.W (1978)

Comments:

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Signed:



Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd



SUMMARY REPORT

SUMMARY OF CLASSIFICATION TEST RESULTS

Tested in Accordance with:



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

BS EN ISO 17892-12:2018+A2:2022 cl 5.3 and 5.5, Fall Cone Method, 4 Pt
Test, BS 1377-2:2022, cl 5.2 and 6. W by BS EN ISO 17892-1:2014+A1:2022.

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 02/10/2025
Date Received: 08/10/2025
Date Tested: 24/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

Laboratory Reference	Hole No.	Sample				Description	Remarks	W	Liquid & Plastic Limit							Density		
		Reference	Depth Top m	Depth Base m	Type				% Passing 425um %	WL* %	Correlation Factor	Wp %	Ip %	Cone type	Sample Preparation	bulk Mg/m3	dry Mg/m3	PD Mg/m3
720657	MWS201	Not Given	0.50	Not Given	B	Light brownish grey silty CLAY	Atterberg 4 Point	45.1	100	80	-	42	38	80g/30 deg	N / I			
720658	MWS201	Not Given	1.50	Not Given	B	Light brownish grey silty CLAY	Atterberg 4 Point	22.3	100	60	-	34	26	80g/30 deg	N / I			
720659	MWS201	Not Given	2.00	Not Given	B	Light brownish grey silty CLAY	Atterberg 4 Point	22.6	100	64	-	31	33	80g/30 deg	N / I			
720660	MWS201	Not Given	3.50	Not Given	B	Light grey silty CLAY	Atterberg 4 Point	26.6	100	72	-	31	41	80g/30 deg	N / I			
720661	MWS201	Not Given	4.50	Not Given	B	Light brownish grey silty CLAY	Atterberg 4 Point	26.6	100	70	-	34	36	80g/30 deg	N / I			
720662	MWS202	Not Given	0.50	Not Given	B	Brownish grey silty CLAY	Atterberg 4 Point	41.5	100	79	-	39	40	80g/30 deg	N / I			
720663	MWS202	Not Given	2.50	Not Given	B	Light grey silty CLAY	Atterberg 4 Point	18.5	100	74	-	34	40	80g/30 deg	N / I			
720664	MWS202	Not Given	3.50	Not Given	B	Light grey slightly sandy silty CLAY	Atterberg 4 Point	19.8	100	57	-	27	30	80g/30 deg	N / I			
720665	MWS202	Not Given	4.50	Not Given	B	Light brownish grey silty CLAY	Atterberg 4 Point	27.7	100	74	-	34	40	80g/30 deg	N / I			
720666	MWS203	Not Given	0.50	Not Given	B	Brownish grey silty CLAY	Atterberg 4 Point	38.3	100	74	-	38	36	80g/30 deg	N / I			

Note: # Non accredited; NP - Non plastic; N - Tested in natural condition, R - Tested after >0,425mm removed by hand, WR - Tested after washing to remove >425mm; I - The water content in the sample was increased, D - The water content in the sample was decreased; * - One point liquid limit corrected as per the report Correlation Factor by Clayton C.R.I and Jukes A.W (1978)

Comments:

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Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd



SUMMARY REPORT

SUMMARY OF CLASSIFICATION TEST RESULTS

Tested in Accordance with:



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ

Contact: Charlie Oliveira
Site Address: Glebe Farm

BS EN ISO 17892-12:2018+A2:2022 cl 5.3 and 5.5, Fall Cone Method, 4 Pt
Test, BS 1377-2:2022, cl 5.2 and 6. W by BS EN ISO 17892-1:2014+A1:2022.

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 02/10/2025
Date Received: 08/10/2025
Date Tested: 24/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

Laboratory Reference	Hole No.	Sample				Description	Remarks	W	Liquid & Plastic Limit							Density		
		Reference	Depth Top	Depth Base	Type				% Passing 425um	WL*	Correlation Factor	Wp	Ip	Cone type	Sample Preparation	bulk	dry	PD
			m	m														
720667	MWS203	Not Given	1.50	Not Given	B	Brownish grey silty CLAY	Atterberg 4 Point	39.2	100	73	-	35	38	80g/30 deg	N / I			

Note: # Non accredited; NP - Non plastic; N - Tested in natural condition, R - Tested after >0.425mm removed by hand, WR - Tested after washing to remove >425mm; I - The water content in the sample was increased, D - The water content in the sample was decreased; * - One point liquid limit corrected as per the report Correlation Factor by Clayton C.R.I and Jukes A.W (1978)

Comments:

Signed:



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SUMMARY REPORT

DETERMINATION OF WATER CONTENT

Tested in Accordance with: BS EN ISO 17892-1:2014+A1:2022, BS 1377-2: 2022, clause 4.1



4041
Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09 - 03/10/2025
Date Received: 08/10/2025
Date Tested: 24/10 - 27/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

Laboratory Reference	Hole No.	Sample				Description	Remarks	WC											
		Reference	Depth Top m	Depth Base m	Type														
720608	BH05	Not Given	1.00	Not Given	B	Greyish brown CLAY		32.4											
720610	BH05	Not Given	2.90	Not Given	D	Light brownish grey CLAY		24.4											
720611	BH05	Not Given	4.00	Not Given	D	Light brownish grey CLAY		26.3											
720613	BH05	Not Given	4.85	Not Given	D	Light brownish grey silty CLAY		30.6											
720615	BH06	Not Given	0.90	Not Given	B	Light brown slightly gravelly silty CLAY		41.5											
720616	BH06	Not Given	2.50	Not Given	B	Greyish brown gravelly CLAY		17.6											
720617	BH06	Not Given	3.40	Not Given	B	Greyish brown gravelly silty CLAY		31.0											
720618	BH06	Not Given	5.00	Not Given	D	Light brownish grey silty CLAY		24.4											
720619	MTP101	Not Given	1.00	Not Given	B	Greyish brown slightly sandy CLAY		25.5											
720620	MTP101	Not Given	2.50	Not Given	B	Greyish brown silty CLAY		47.0											

Comments:

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SUMMARY REPORT

DETERMINATION OF WATER CONTENT

Tested in Accordance with: BS EN ISO 17892-1:2014+A1:2022, BS 1377-2: 2022, clause 4.1



4041
Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09 - 06/10/2025
Date Received: 08/10/2025
Date Tested: 27/10 - 28/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

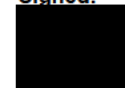
Test results

Laboratory Reference	Hole No.	Sample				Description	Remarks	WC											
		Reference	Depth Top m	Depth Base m	Type														
720621	MTP101	Not Given	3.30	Not Given	B	Light brown slightly gravelly silty CLAY		33.7											
720622	MTP102	Not Given	1.00	Not Given	B	Light brown slightly gravelly silty CLAY		41.1											
720624	MTP102	Not Given	3.10	Not Given	B	Greyish brown silty CLAY		45.8											
720625	MTP103	Not Given	1.00	Not Given	B	Light brown slightly sandy CLAY		22.4											
720626	MTP103	Not Given	2.20	Not Given	B	Greyish brown slightly gravelly CLAY		33.3											
720628	MTP104	Not Given	1.90	Not Given	B	Brown slightly gravelly CLAY		29.7											
720629	MTP104	Not Given	2.50	Not Given	B	Greyish brown slightly gravelly CLAY		35.3											
720634	MTP107 / CBR03	Not Given	2.20	Not Given	B	Light grey CLAY		32.9											
720635	MTP107 / CBR03	Not Given	3.10	Not Given	B	Light brown CLAY		23.3											
720637	MTP108 / CBR1	Not Given	1.40	Not Given	B	Light brown silty CLAY		46.5											

Comments:

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SUMMARY REPORT

DETERMINATION OF WATER CONTENT

Tested in Accordance with: BS EN ISO 17892-1:2014+A1:2022, BS 1377-2: 2022, clause 4.1



4041
Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10 - 07/10/2025
Date Received: 08/10/2025
Date Tested: 27/10 - 28/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

Laboratory Reference	Hole No.	Sample				Description	Remarks	WC											
		Reference	Depth Top m	Depth Base m	Type														
720638	MTP108 / CBR1	Not Given	2.20	Not Given	B	Light brown slightly gravelly silty CLAY		41.3											
720639	MTP108 / CBR1	Not Given	3.30	Not Given	B	Grey silty CLAY		29.8											
720640	MTP109	Not Given	1.20	Not Given	B	Grey silty CLAY		33.4											
720641	MTP109	Not Given	2.00	Not Given	B	Brownish grey gravelly silty CLAY		28.2											
720642	MTP11	Not Given	1.00	Not Given	B	Brown sandy CLAY		21.6											
720643	MTP110	Not Given	1.10	Not Given	B	Light brown clayey SILT		36.4											
720644	MTP110	Not Given	2.00	Not Given	B	Brownish grey slightly sandy silty CLAY		14.9											
720645	MTP111 / CBR9	Not Given	2.00	Not Given	B	Light brown CLAY		25.1											
720646	MTP111 / CBR9	Not Given	3.00	Not Given	B	Grey CLAY		24.0											
720647	MTP112	Not Given	1.00	Not Given	B	Brown very gravelly sandy CLAY		16.2											

Comments:

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SUMMARY REPORT

DETERMINATION OF WATER CONTENT

Tested in Accordance with: BS EN ISO 17892-1:2014+A1:2022, BS 1377-2: 2022, clause 4.1



4041
Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 02/10 - 07/10/2025
Date Received: 08/10/2025
Date Tested: 24/10 - 28/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

Laboratory Reference	Hole No.	Sample				Description	Remarks	WC											
		Reference	Depth Top m	Depth Base m	Type														
720648	MTP112	Not Given	2.00	Not Given	B	Light brown silty CLAY		31.0											
720649	MTP112	Not Given	3.00	Not Given	B	Light brown silty CLAY		28.4											
720650	MTP113	Not Given	0.50	Not Given	B	Brown clayey GRAVEL		9.5											
720651	MTP113	Not Given	1.50	Not Given	B	Grey silty CLAY		31.0											
720652	MTP114	Not Given	0.90	Not Given	B	Brown slightly gravelly sandy CLAY		21.4											
720653	MTP114	Not Given	2.00	Not Given	B	Brown slightly gravelly CLAY		34.1											
720654	MTP114	Not Given	3.30	Not Given	B	Light brown silty CLAY		44.2											
720655	MTP115	Not Given	0.70	Not Given	B	Yellowish brown gravelly slightly sandy CLAY		15.9											
720656	MTP115	Not Given	1.70	Not Given	B	Light brown silty CLAY		40.2											
720657	MWS201	Not Given	0.50	Not Given	B	Light brownish grey silty CLAY		45.1											

Comments:

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SUMMARY REPORT

DETERMINATION OF WATER CONTENT

Tested in Accordance with: BS EN ISO 17892-1:2014+A1:2022, BS 1377-2: 2022, clause 4.1



4041
Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 02/10/2025
Date Received: 08/10/2025
Date Tested: 24/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

Laboratory Reference	Hole No.	Sample				Description	Remarks	WC %											
		Reference	Depth Top m	Depth Base m	Type														
720658	MWS201	Not Given	1.50	Not Given	B	Light brownish grey silty CLAY		22.3											
720659	MWS201	Not Given	2.00	Not Given	B	Light brownish grey silty CLAY		22.6											
720660	MWS201	Not Given	3.50	Not Given	B	Light grey silty CLAY		26.6											
720661	MWS201	Not Given	4.50	Not Given	B	Light brownish grey silty CLAY		26.6											
720662	MWS202	Not Given	0.50	Not Given	B	Brownish grey silty CLAY		41.5											
720663	MWS202	Not Given	2.50	Not Given	B	Light grey silty CLAY		18.5											
720664	MWS202	Not Given	3.50	Not Given	B	Light grey slightly sandy silty CLAY		19.8											
720665	MWS202	Not Given	4.50	Not Given	B	Light brownish grey silty CLAY		27.7											
720666	MWS203	Not Given	0.50	Not Given	B	Brownish grey silty CLAY		38.3											
720667	MWS203	Not Given	1.50	Not Given	B	Brownish grey silty CLAY		39.2											

Comments:

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TEST CERTIFICATE

DETERMINATION OF PARTICLE SIZE DISTRIBUTION

Tested in Accordance with: BS EN ISO 17892-4:2016,
BS 1377-2:2022 cl. 10



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

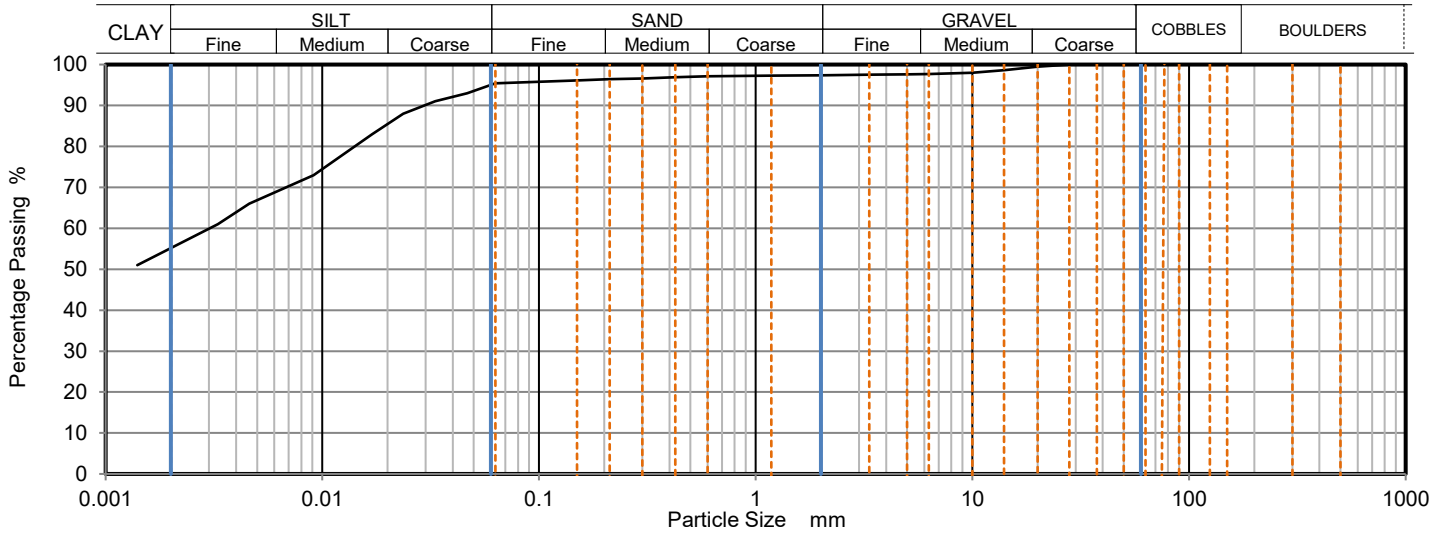
Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09/2025
Date Received: 08/10/2025
Date Tested: 27/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720631
Hole No.: MTP105
Sample Reference: Not Given
Sample Description: Greyish brown slightly gravelly slightly sandy silty CLAY
Sample Preparation: Sample was quartered, oven dried at 106.1 °C and broken down by hand.

Depth Top [m]: 2.00
Depth Base [m]: Not Given
Sample Type: B



Sieving		Sedimentation	
Particle Size mm	% Passing	Particle Size mm	% Passing
500	100	0.0466	93
300	100	0.0332	91
150	100	0.0236	88
125	100	0.0170	83
90	100	0.0091	73
75	100	0.0046	66
63	100	0.0033	61
50	100	0.0014	51
37.5	100		
28	100		
20	100		
14	99		
10	98		
6.3	98		
5	98		
3.35	98		
2	97		
1.18	97		
0.6	97	Particle density (measured) 2.64 Mg/m3	
0.425	97		
0.3	97		
0.212	96		
0.15	96		
0.063	95		

Sample Proportions	% dry mass
Very coarse	0
Gravel	3
Sand	2
Silt	40
Clay	55

Grading Analysis		
D100	mm	28
D60	mm	0.00298
D30	mm	
D10	mm	
Uniformity Coefficient		
Curvature Coefficient		

Uniformity and Curvature Coefficient calculated in accordance with BS EN ISO 14688-2:2018

Note: Tested in Accordance with ISO 17892 -4, by sieving and hydrometer sedimentation

Remarks:

Signed:

Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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SUMMARY REPORT

DETERMINATION OF PARTICLE DENSITY - FLUID PYCNOMETER METHOD

Tested in Accordance with: BS EN ISO 17892-3: 2015



4041
Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09/2025
Date Received: 08/10/2025
Date Tested: 27/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test results

Laboratory Reference	Hole No.	Sample				Description	Remarks	PD Mg/m3	WC %	Preparation			
		Reference	Depth Top m	Depth Base m	Type								
720631	MTP105	Not Given	2.00	Not Given	B	Greyish brown slightly gravelly slightly sandy silty CLAY		2.64	36.8	quartered			

Note: PD - Particle Density; WC - Water Content by BS EN ISO 17892-1

Comments:

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TEST CERTIFICATE

DETERMINATION OF DRY DENSITY/WATER CONTENT RELATIONSHIP COMPACTION METHOD USING 2.5 KG RAMMER

Tested in Accordance with: BS 1377-2: 2022, cl.11

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

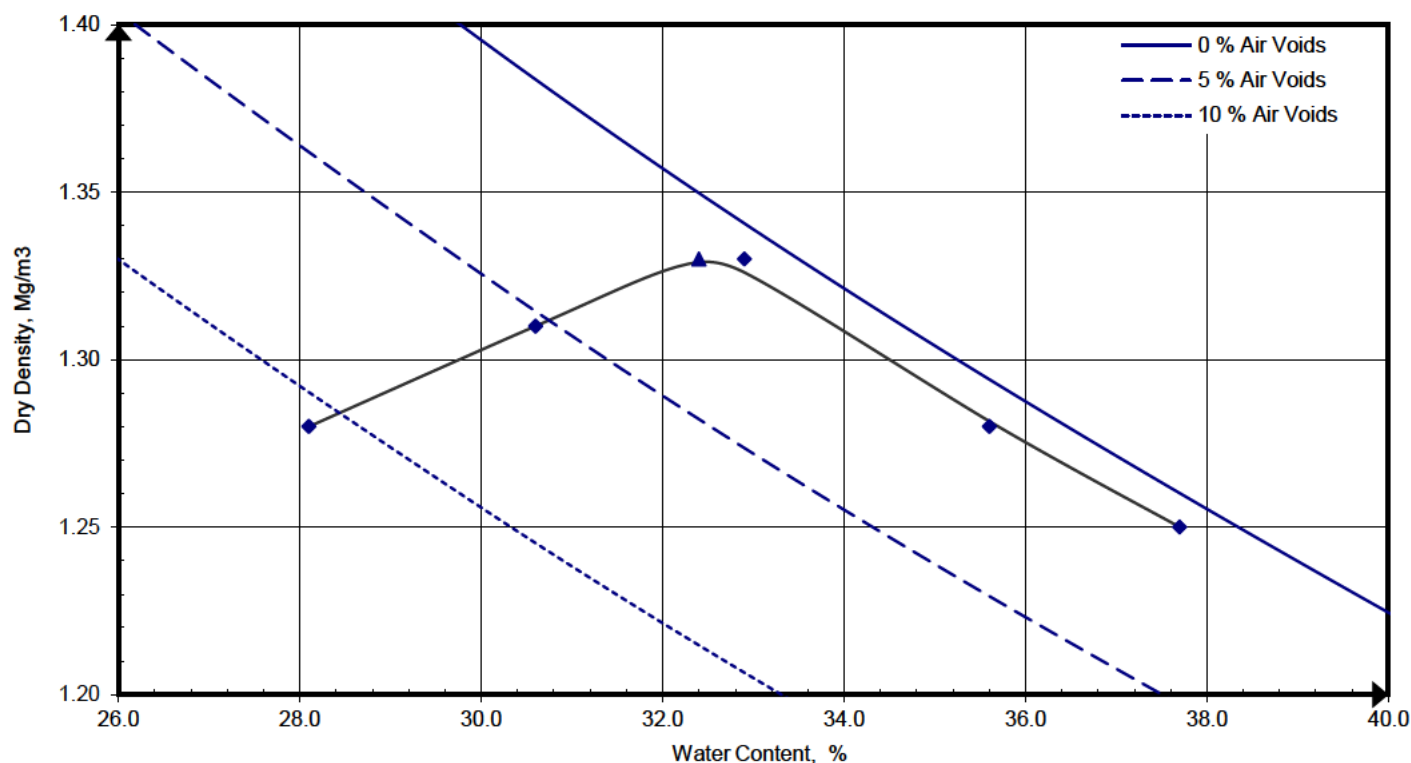
Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09/2025
Date Received: 08/10/2025
Date Tested: 12/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720623
Hole No.: MTP102
Sample Reference: Not Given
Sample Description: Light brown slightly silty CLAY
Sample Preparation: Sample was whole tested and broken down by hand. Material used was natural.

Depth Top [m]: 2.30
Depth Base [m]: Not Given
Sample Type: B



Compaction Point No.	1	2	3	4	5	
Water Content	%	28.1	30.6	32.9	35.6	37.7
Dry Density	Mg/m³	1.28	1.31	1.33	1.28	1.25

Grading zone	1
Mould Type	CBR
Samples Used	Single sample tested

Material Retained on 37.5 mm Sieve	%	0
Material Retained on 20.0 mm Sieve	%	0
Particle Density - Assumed	Mg/m³	2.40
As received Water Content	%	47.9
Maximum Dry Density	Mg/m³	1.33

Optimum Water Content	%	32
-----------------------	---	----

Note: BS 1377-2:2022, CL 11.4

Remarks: Test specimen used for water content determination, of each compaction point, was smaller than the recommended mass, as per BS EN ISO 17892-1: 2014+A1: 2022, Table 1

Signed:

Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF DRY DENSITY/WATER CONTENT RELATIONSHIP COMPACTION METHOD USING 2.5 KG RAMMER

Tested in Accordance with: BS 1377-2: 2022, cl.11

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

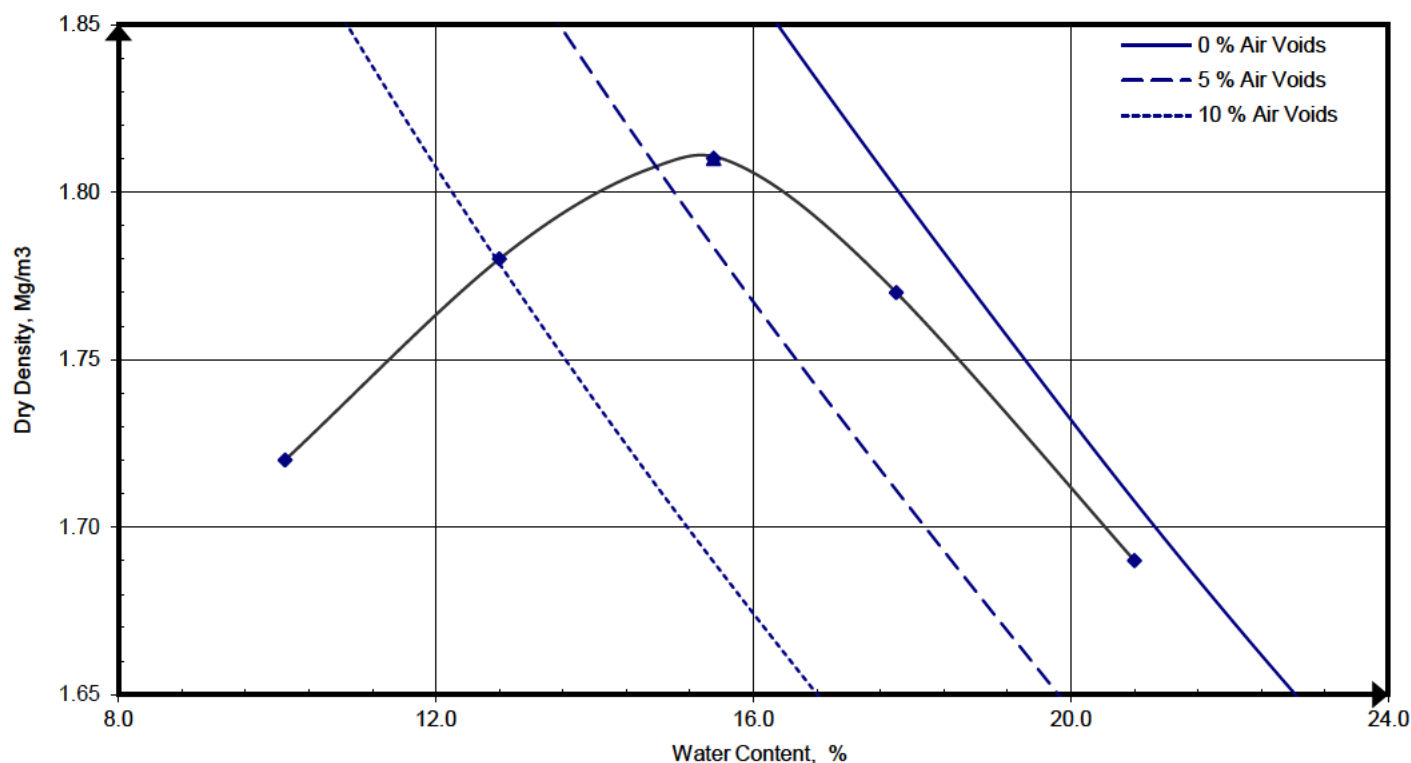
Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09/2025
Date Received: 08/10/2025
Date Tested: 12/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720627
Hole No.: MTP104
Sample Reference: Not Given
Sample Description: Light brown silty CLAY
Sample Preparation: Sample was quartered and broken down by hand. Material used was natural.

Depth Top [m]: 0.90
Depth Base [m]: Not Given
Sample Type: B



Compaction Point No.		1	2	3	4	5
Water Content	%	10.1	12.8	15.5	17.8	20.8
Dry Density	Mg/m³	1.72	1.78	1.81	1.77	1.69

Grading zone	2
Mould Type	CBR
Samples Used	Single sample tested

Material Retained on 37.5 mm Sieve	%	0
Material Retained on 20.0 mm Sieve	%	0
Particle Density - Assumed	Mg/m³	2.65
As received Water Content	%	20.8
Maximum Dry Density	Mg/m³	1.81

Optimum Water Content	%	16
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Note: BS 1377-2:2022, CL 11.4

Remarks: Test specimen used for water content determination, of each compaction point, was smaller than the recommended mass, as per BS EN ISO 17892-1: 2014+A1: 2022, Table 1

Signed:

Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF DRY DENSITY/WATER CONTENT RELATIONSHIP COMPACTION METHOD USING 2.5 KG RAMMER

Tested in Accordance with: BS 1377-2: 2022, cl.11

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

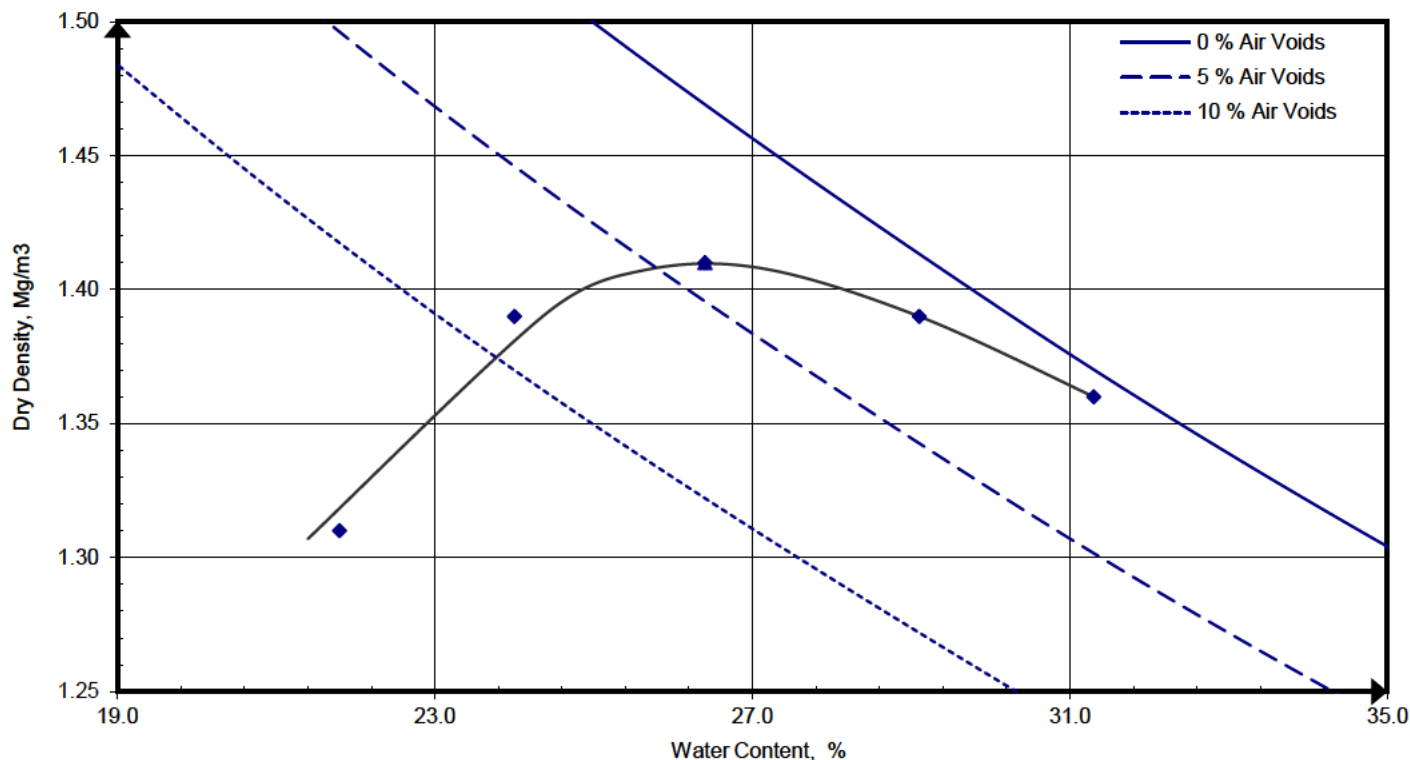
Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09/2025
Date Received: 08/10/2025
Date Tested: 12/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720630
Hole No.: MTP105
Sample Reference: Not Given
Sample Description: Light brown CLAY
Sample Preparation: Sample was whole tested and broken down by hand. Material used was natural.

Depth Top [m]: 1.00
Depth Base [m]: Not Given
Sample Type: B



Compaction Point No.	1	2	3	4	5	
Water Content	%	21.8	24.0	26.4	29.1	31.3
Dry Density	Mg/m³	1.31	1.39	1.41	1.39	1.36

Grading zone	1
Mould Type	CBR
Samples Used	Single sample tested

Material Retained on 37.5 mm Sieve	%	0
Material Retained on 20.0 mm Sieve	%	0
Particle Density - Assumed	Mg/m³	2.40
As received Water Content	%	42.5
Maximum Dry Density	Mg/m³	1.41

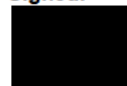
Optimum Water Content	%	26
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Note: BS 1377-2:2022, CL 11.4

Remarks: Test specimen used for water content determination, of each compaction point, was smaller than the recommended mass, as per BS EN ISO 17892-1: 2014+A1: 2022, Table 1

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Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 06/10/2025
 Date Received: 08/10/2025
 Date Tested: 12/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720632
 Hole No.: MTP106 / CBR5
 Sample Reference: Not Given
 Sample Description: Light brown CLAY

Depth Top [m]: 0.40
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

Condition: Remoulded
 Details: Recompacted with specified standard effort using 2.5kg rammer

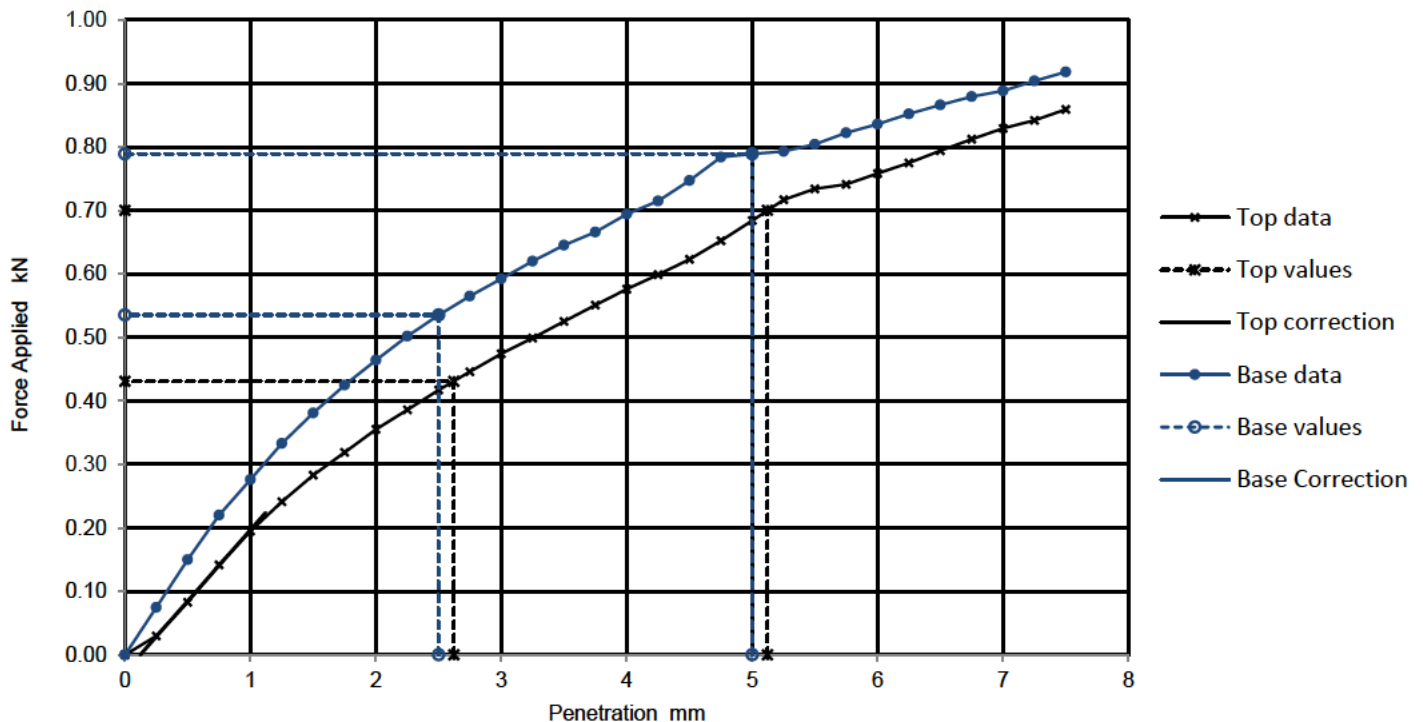
Soaking details: Not soaked
 Period of soaking: days
 Time to surface: days
 Amount of swell recorded: mm
 Dry density after soaking: Mg/m3

Material retained on 20mm sieve removed: 0 %

Initial Specimen details: Bulk density: 1.71 Mg/m3
 Dry density: 1.18 Mg/m3
 Water content: 44.6 %

Surcharge applied: 8 kg
 4.8 kPa

Force v Penetration Plots



Results

TOP
 BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	3.3	3.5	3.5	3.8
No	4.1	3.9	4.1	

Water Content %
45.7
45.6

Remarks:

Test/ Specimen specific remarks:

Signed:

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 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 12/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720633
Hole No.: MTP106 / CBR03
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

Specimen Preparation:

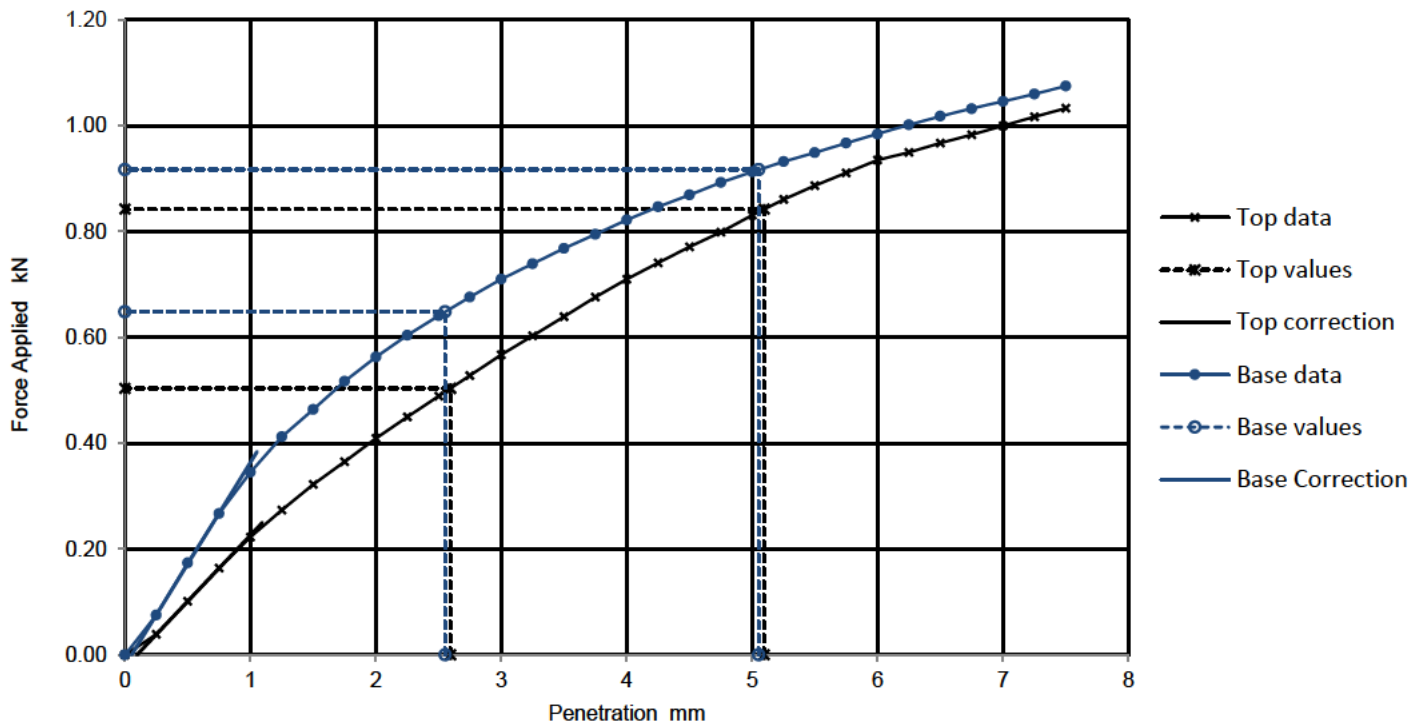
Condition: Remoulded
Details: Recompacted with specified standard effort using 2.5kg rammer

Soaking details: Not soaked
Period of soaking: days
Time to surface: days
Amount of swell recorded: mm
Dry density after soaking: Mg/m³

Material retained on 20mm sieve removed: 0 %

Initial Specimen details: Bulk density: 1.69 Mg/m³
Dry density: 1.18 Mg/m³
Water content: 43.7 %
Surcharge applied: 8 kg
4.8 kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	3.8	4.2	4.2	4.6
Yes	4.9	4.6	4.9	

Water Content %
43.2
43

Remarks:

Test/ Specimen specific remarks:

Signed:

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for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 12/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

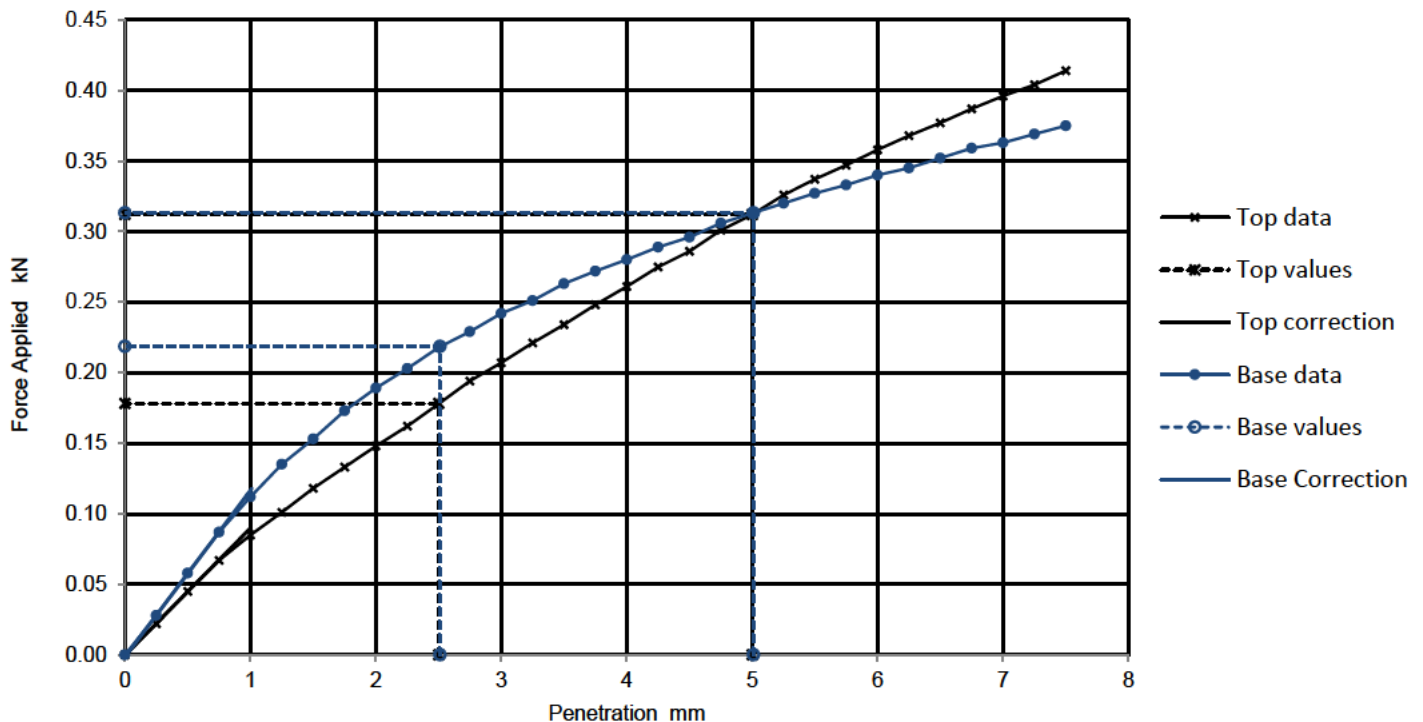
Laboratory Reference: 720636
Hole No.: MTP108 / CBR1
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 0.50
Depth Base [m]: Not Given
Sample Type: B

Specimen Preparation:

Condition	Remoulded	Soaking details	Not soaked
Details	Recompacted with specified standard effort using 2.5kg rammer	Period of soaking	days
		Time to surface	days
		Amount of swell recorded	mm
		Dry density after soaking	Mg/m3
Material retained on 20mm sieve removed	0 %		
Initial Specimen details	Bulk density	1.80	Mg/m3
	Dry density	1.17	Mg/m3
	Water content	53.3	%
	Surcharge applied	8	kg
		4.8	kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	1.3	1.6	1.6	1.6
Yes	1.7	1.6	1.7	

Water Content %
53.2
53.3

Remarks:

Test/ Specimen specific remarks:

Signed:

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 13/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

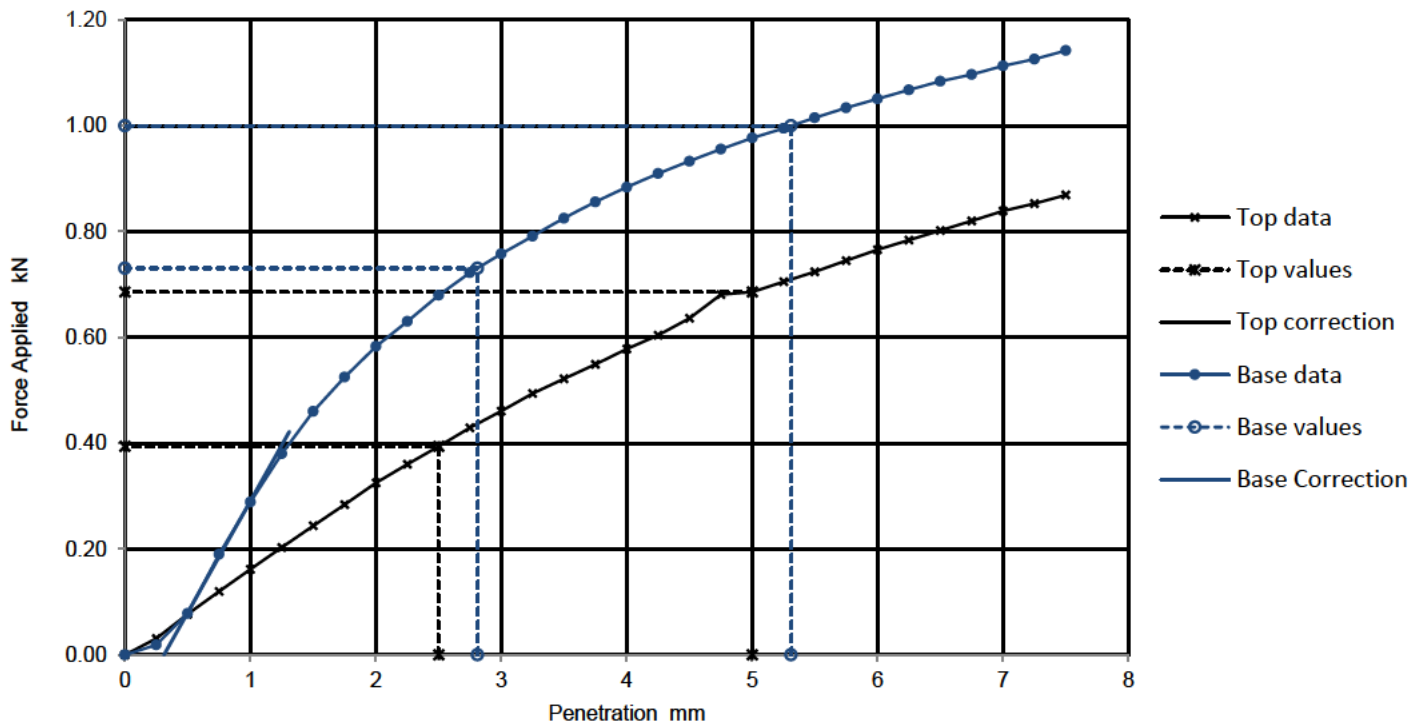
Laboratory Reference: 720668
Hole No.: CBR10 (OCT 25)
Sample Reference: Not Given
Sample Description: Yellowish brown CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

Specimen Preparation:

Condition	Remoulded	Soaking details	Not soaked
Details	Recompacted with specified standard effort using 2.5kg rammer	Period of soaking	days
		Time to surface	days
		Amount of swell recorded	mm
		Dry density after soaking	Mg/m3
Material retained on 20mm sieve removed	0 %		
Initial Specimen details	Bulk density	1.73	Mg/m3
	Dry density	1.23	Mg/m3
	Water content	41.1	%
	Surcharge applied	8	kg
		4.9	kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	3	3.4	3.4	
Yes	5.5	5	5.5	

Water Content %
40.7
40.9

Remarks:

Test/ Specimen specific remarks:

Signed:

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 07/10/2025
Date Received: 08/10/2025
Date Tested: 13/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720669
Hole No.: CBR11 (OCT 25)
Sample Reference: Not Given
Sample Description: Yellowish brown gravelly silty CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

Specimen Preparation:

Condition: Remoulded
Details: Recompacted with specified standard effort using 2.5kg rammer

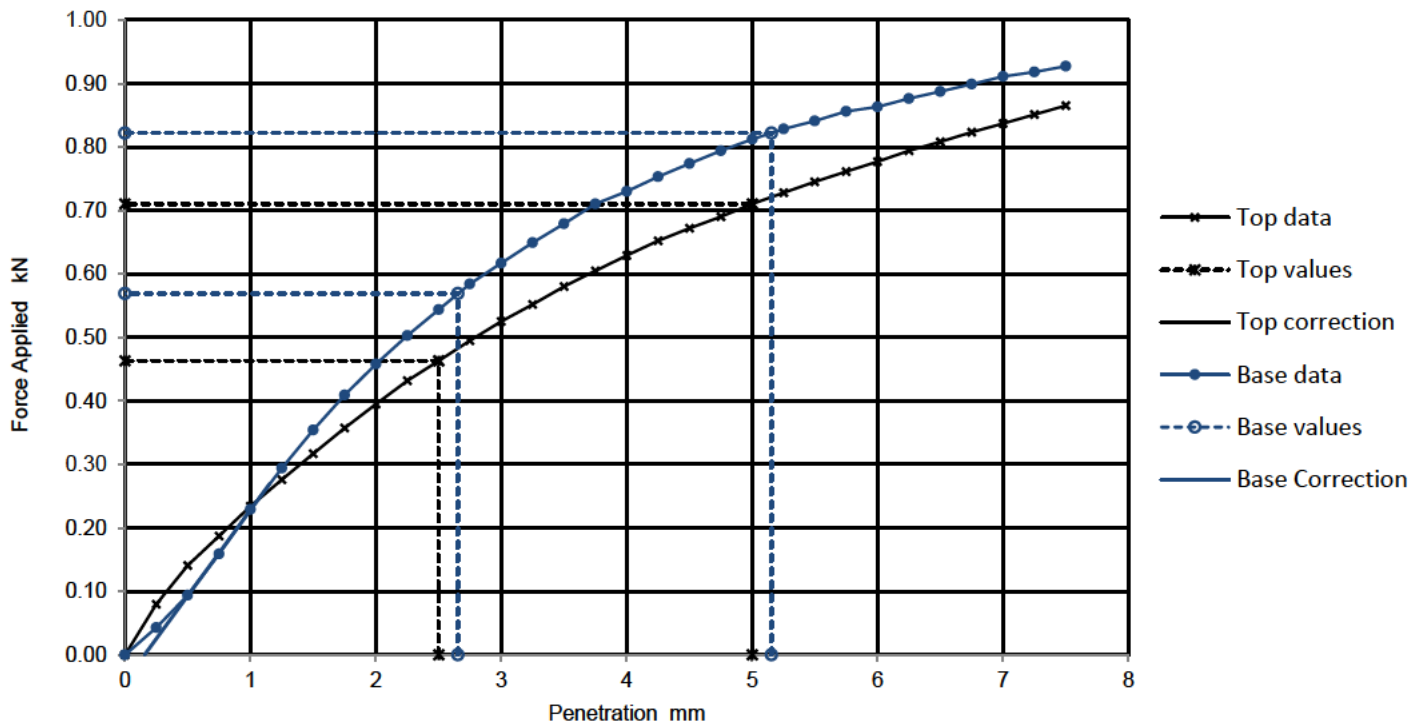
Soaking details: Not soaked
Period of soaking: days
Time to surface: days
Amount of swell recorded: mm
Dry density after soaking: Mg/m3

Material retained on 20mm sieve removed: 14 %

Initial Specimen details: Bulk density: 1.74 Mg/m3
Dry density: 1.23 Mg/m3
Water content: 41.2 %

Surcharge applied: 8 kg
4.8 kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	3.5	3.6	3.6	3.9
Yes	4.3	4.1	4.3	

Water Content %
41.1
42.1

Remarks:

Test/ Specimen specific remarks:

Signed:

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 13/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

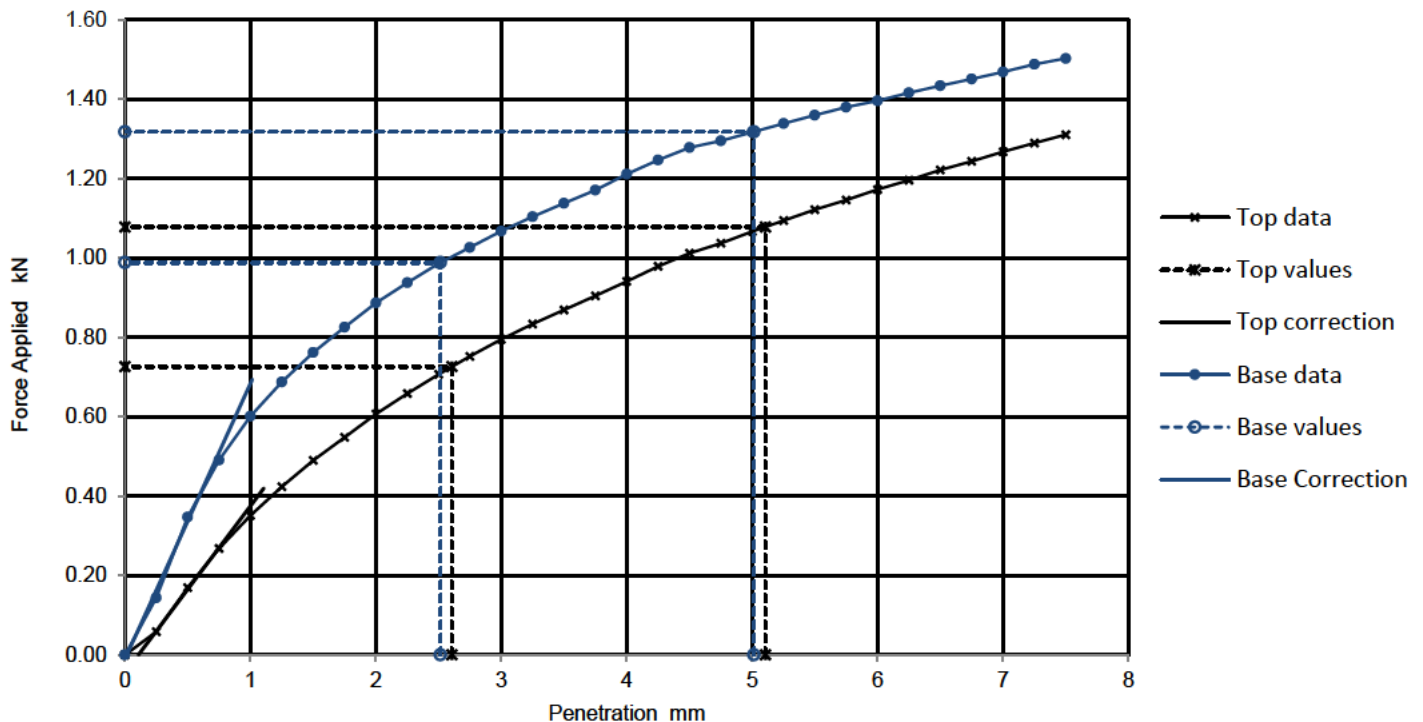
Laboratory Reference: 720670
Hole No.: CBR12
Sample Reference: Not Given
Sample Description: Yellowish brown CLAY

Depth Top [m]: 0.50
Depth Base [m]: Not Given
Sample Type: B

Specimen Preparation:

Condition	Remoulded			Soaking details		Not soaked	
Details	Recompacted with specified standard effort using 2.5kg rammer			Period of soaking		days	
				Time to surface		days	
				Amount of swell recorded		mm	
Material retained on 20mm sieve removed	0	%		Dry density after soaking		Mg/m3	
Initial Specimen details	Bulk density	1.73	Mg/m3	Surcharge applied	8	kg	
	Dry density	1.24	Mg/m3		4.9	kPa	
	Water content	39.8	%				

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	5.5	5.4	5.5	
Yes	7.5	6.6	7.5	

Water Content %
41
40

Remarks:

Test/ Specimen specific remarks:

Signed:

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Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 01/10/2025
 Date Received: 08/10/2025
 Date Tested: 13/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720671
 Hole No.: CBR13
 Sample Reference: Not Given
 Sample Description: Yellowish brown CLAY

Depth Top [m]: 0.30
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

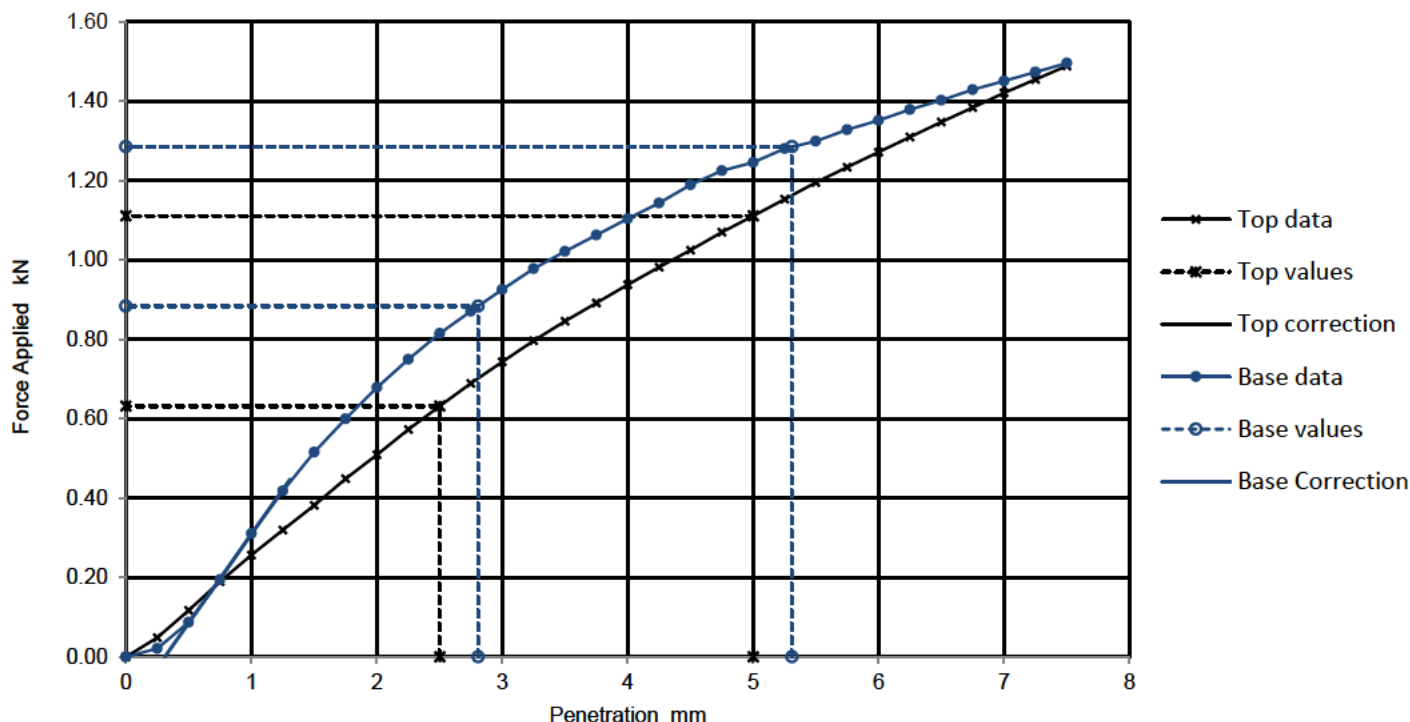
Condition: Remoulded
 Details: Recompacted with specified standard effort using 2.5kg rammer

Soaking details: Not soaked
 Period of soaking: days
 Time to surface: days
 Amount of swell recorded: mm
 Dry density after soaking: Mg/m3

Material retained on 20mm sieve removed: 0 %

Initial Specimen details: Bulk density: 1.70 Mg/m3
 Dry density: 1.23 Mg/m3
 Water content: 37.9 %
 Surcharge applied: 8 kg
 4.9 kPa

Force v Penetration Plots



Results

TOP
 BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	4.8	5.6	5.6	6.1
Yes	6.7	6.4	6.7	

Water Content %
38.6
38.3

Remarks:

Test/ Specimen specific remarks:

Signed:

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 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 30/09/2025
 Date Received: 08/10/2025
 Date Tested: 13/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720672
 Hole No.: CBR14
 Sample Reference: Not Given
 Sample Description: Light brown silty CLAY

Depth Top [m]: 0.40
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

Condition: Remoulded
 Details: Recompacted with specified standard effort using 2.5kg rammer

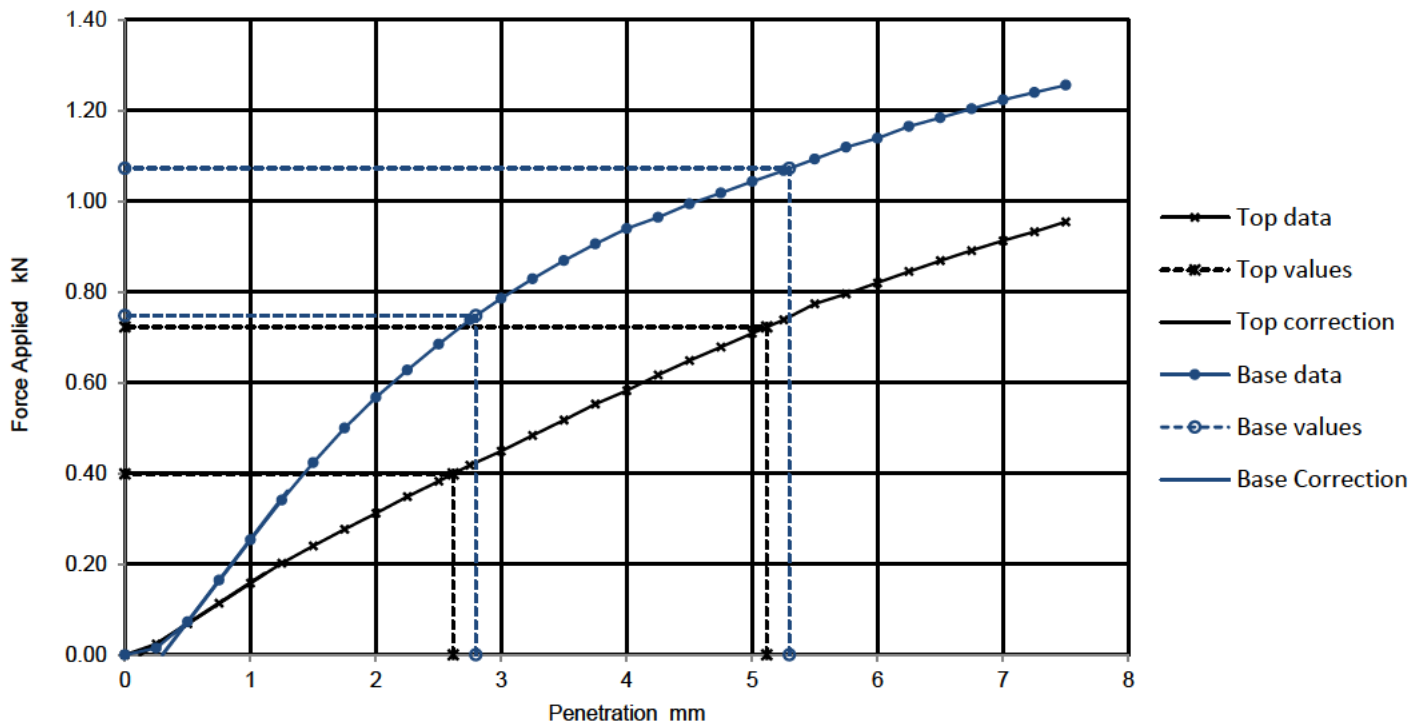
Soaking details: Not soaked
 Period of soaking: days
 Time to surface: days
 Amount of swell recorded: mm
 Dry density after soaking: Mg/m³

Material retained on 20mm sieve removed: 0 %

Initial Specimen details:
 Bulk density: 1.67 Mg/m³
 Dry density: 1.17 Mg/m³
 Water content: 43.3 %

Surcharge applied: 8 kg
 4.8 kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	3	3.6	3.6	
Yes	5.7	5.4	5.7	

Water Content %
44
42.9

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 30/09/2025
 Date Received: 08/10/2025
 Date Tested: 13/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

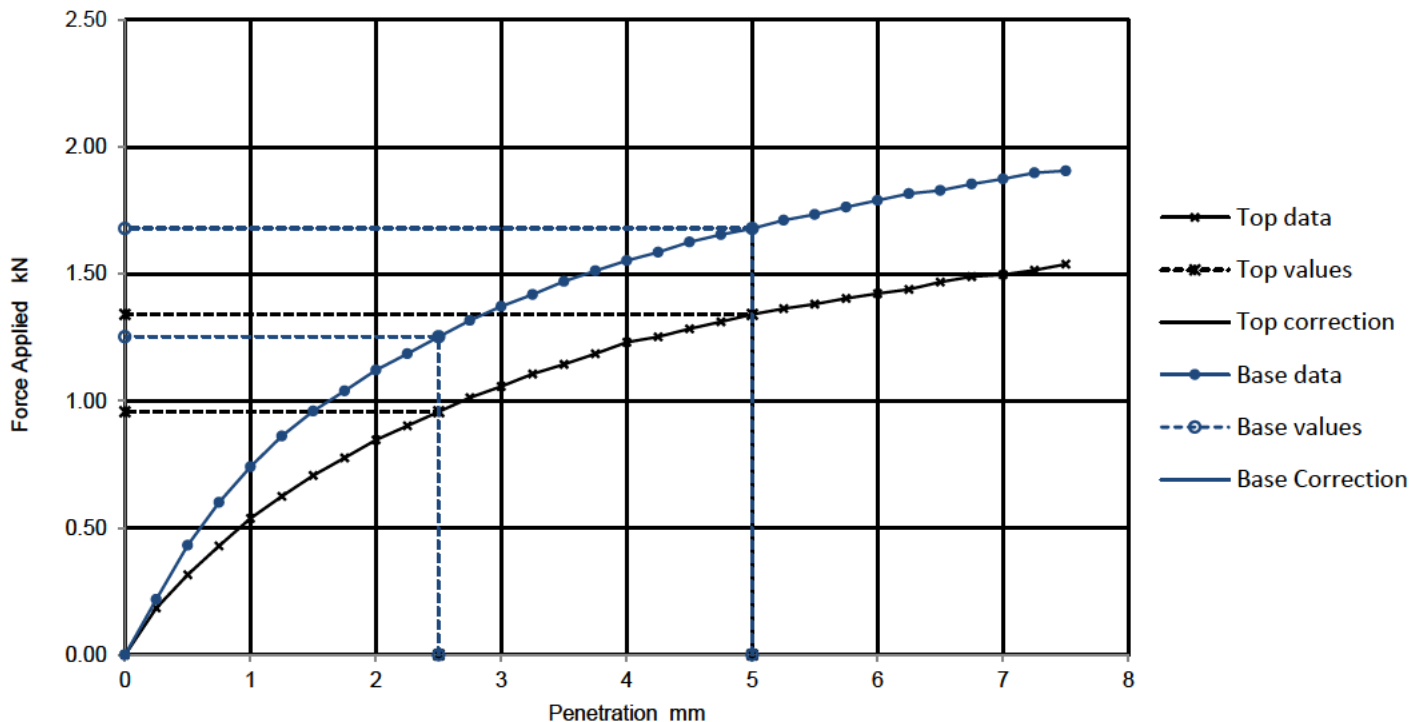
Laboratory Reference: 720673
 Hole No.: CBR15
 Sample Reference: Not Given
 Sample Description: Brown slightly gravelly CLAY

Depth Top [m]: 0.30
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

Condition	Remoulded	Soaking details	Not soaked
Details	Recompacted with specified standard effort using 2.5kg rammer	Period of soaking	days
		Time to surface	days
		Amount of swell recorded	mm
		Dry density after soaking	Mg/m3
Material retained on 20mm sieve removed	0 %		
Initial Specimen details	Bulk density	1.91	Mg/m3
	Dry density	1.56	Mg/m3
	Water content	22.3	%
	Surcharge applied	8	kg
		4.8	kPa

Force v Penetration Plots



Results

TOP
BASE

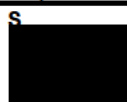
Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	7.3	6.7	7.3	
No	9.5	8.4	9.5	

Water Content %
22
21.8

Remarks:

Test/ Specimen specific remarks:

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 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 30/09/2025
 Date Received: 08/10/2025
 Date Tested: 13/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720674
 Hole No.: CBR16
 Sample Reference: Not Given
 Sample Description: Brown CLAY

Depth Top [m]: 0.40
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

Condition: Remoulded
 Details: Recompacted with specified standard effort using 2.5kg rammer

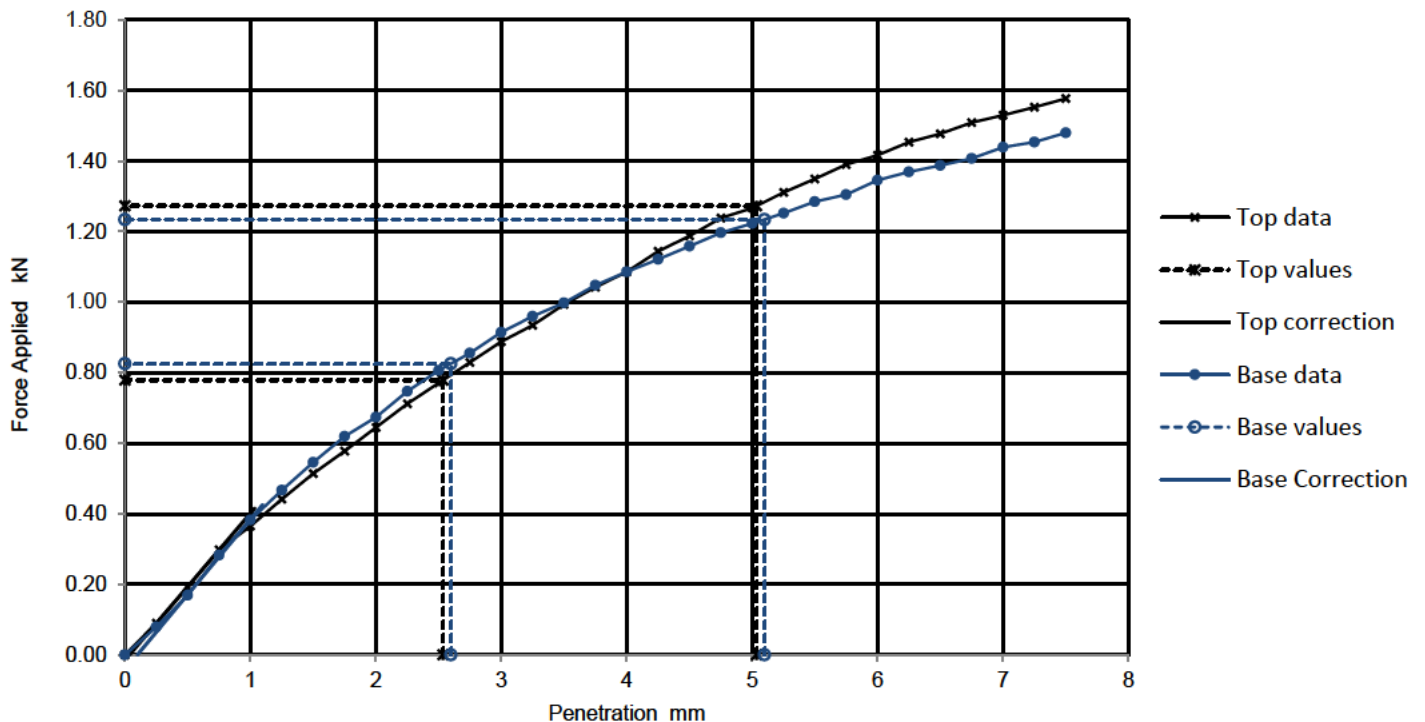
Soaking details: Not soaked
 Period of soaking: days
 Time to surface: days
 Amount of swell recorded: mm
 Dry density after soaking: Mg/m3

Material retained on 20mm sieve removed: 0 %

Initial Specimen details: Bulk density: 1.94 Mg/m3
 Dry density: 1.59 Mg/m3
 Water content: 21.7 %

Surcharge applied: 8 kg
 4.8 kPa

Force v Penetration Plots



Results

TOP
 BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	5.9	6.4	6.4	6.3
Yes	6.3	6.2	6.3	

Water Content %
21.3
21.3

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 06/10/2025
 Date Received: 08/10/2025
 Date Tested: 12/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

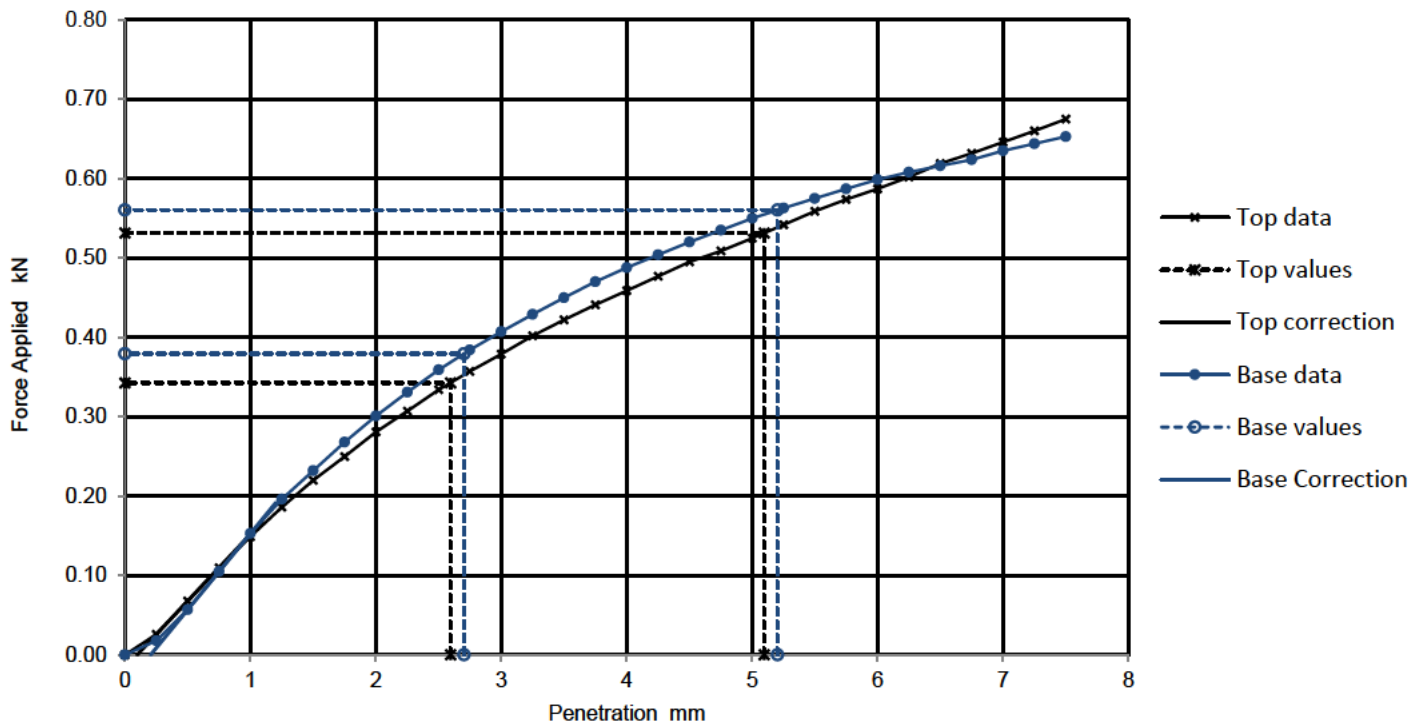
Laboratory Reference: 720675
 Hole No.: CBR2
 Sample Reference: Not Given
 Sample Description: Light brown CLAY

Depth Top [m]: 0.40
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

Condition	Remoulded	Soaking details	Not soaked
Details	Recompacted with specified standard effort using 2.5kg rammer	Period of soaking	days
		Time to surface	days
		Amount of swell recorded	mm
		Dry density after soaking	Mg/m3
Material retained on 20mm sieve removed	0 %		
Initial Specimen details	Bulk density	1.67	Mg/m3
	Dry density	1.13	Mg/m3
	Water content	47.9	%
	Surcharge applied	8	kg
		4.8	kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	2.6	2.7	2.7	2.8
Yes	2.9	2.8	2.9	

Water Content %
47.8
47.6

Remarks:

Test/ Specimen specific remarks:

Signed:

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 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 06/10/2025
 Date Received: 08/10/2025
 Date Tested: 13/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720676
 Hole No.: CBR4
 Sample Reference: Not Given
 Sample Description: Light brown CLAY

Depth Top [m]: 0.40
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

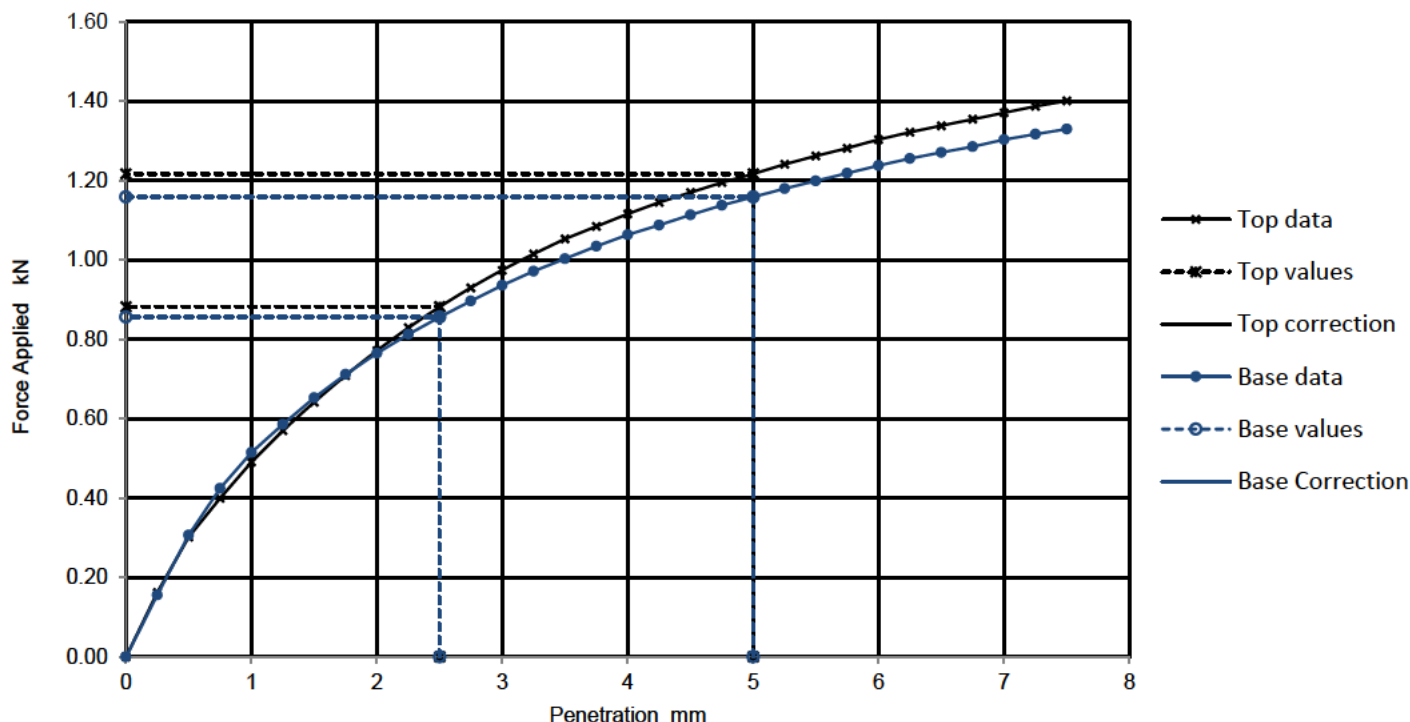
Condition: Remoulded
 Details: Recompacted with specified standard effort using 2.5kg rammer

Soaking details: Not soaked
 Period of soaking: days
 Time to surface: days
 Amount of swell recorded: mm
 Dry density after soaking: Mg/m3

Material retained on 20mm sieve removed: 0 %

Initial Specimen details: Bulk density: 1.72 Mg/m3
 Dry density: 1.23 Mg/m3
 Water content: 39.3 %
 Surcharge applied: 8 kg
 4.8 kPa

Force v Penetration Plots



Results

TOP
 BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	6.7	6.1	6.7	6.6
No	6.5	5.8	6.5	

Water Content %
40.1
40.8

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09/2025
Date Received: 08/10/2025
Date Tested: 13/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720677
Hole No.: CBR6
Sample Reference: Not Given
Sample Description: Brown CLAY

Depth Top [m]: 0.30
Depth Base [m]: Not Given
Sample Type: B

Specimen Preparation:

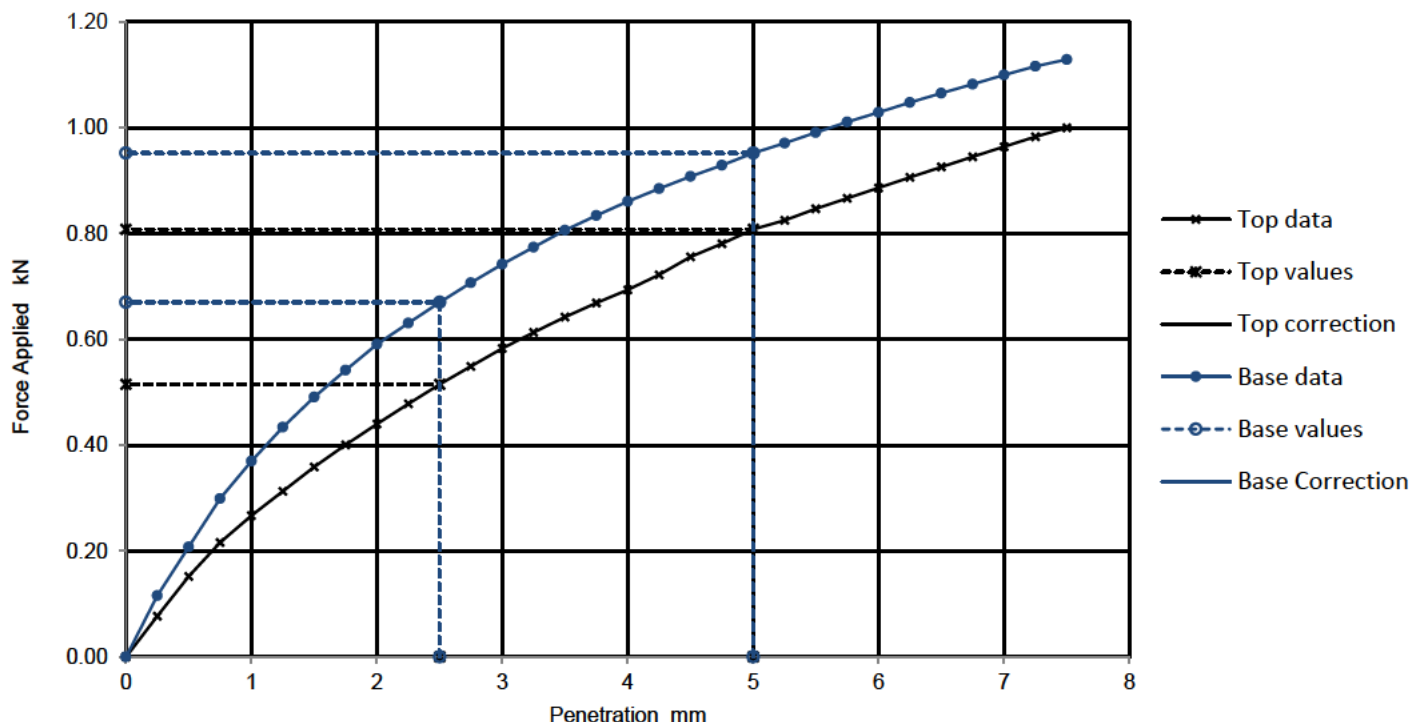
Condition Remoulded
Details Recompacted with specified standard effort using 2.5kg rammer

Soaking details Not soaked
Period of soaking days
Time to surface days
Amount of swell recorded mm
Dry density after soaking Mg/m3

Material retained on 20mm sieve removed 3 %

Initial Specimen details Bulk density 1.95 Mg/m3
Dry density 1.56 Mg/m3
Water content 25.1 %
Surcharge applied 8 kg
4.9 kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	3.9	4	4	
No	5.1	4.8	5.1	

Water Content %
24.7
24.6

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 30/09/2025
 Date Received: 08/10/2025
 Date Tested: 13/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

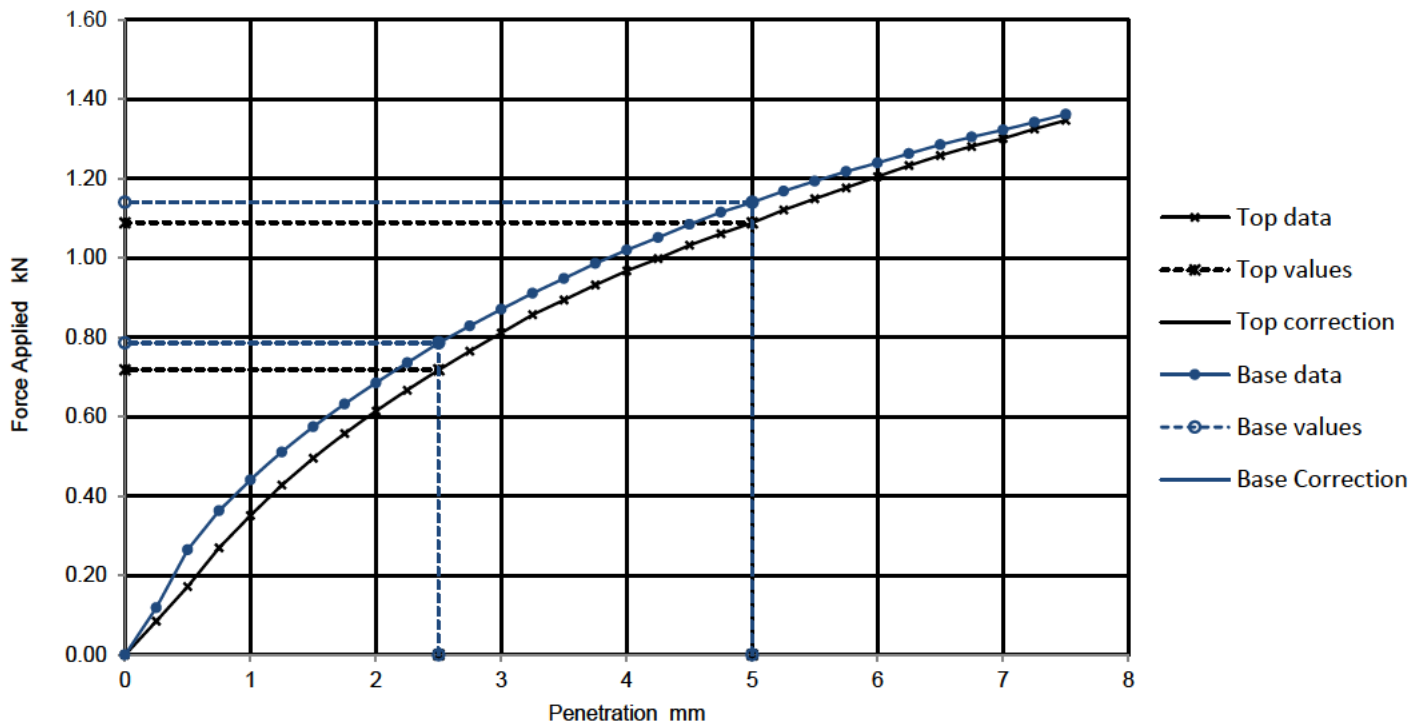
Laboratory Reference: 720678
 Hole No.: CBR7
 Sample Reference: Not Given
 Sample Description: Brown slightly gravelly CLAY

Depth Top [m]: 0.30
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

Condition	Remoulded	Soaking details	Not soaked
Details	Recompacted with specified standard effort using 2.5kg rammer	Period of soaking	days
		Time to surface	days
		Amount of swell recorded	mm
		Dry density after soaking	Mg/m3
Material retained on 20mm sieve removed	0 %		
Initial Specimen details	Bulk density	1.98	Mg/m3
	Dry density	1.63	Mg/m3
	Water content	21.3	%
	Surcharge applied	8	kg
		4.8	kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	5.4	5.4	5.4	5.7
No	6	5.7	6	

Water Content %
21.4
20.9

Remarks:

Test/ Specimen specific remarks:

Signed:

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 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR)

Tested in Accordance with: BS 1377-2:2022 Cl. 15

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 30/09/2025
 Date Received: 08/10/2025
 Date Tested: 12/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

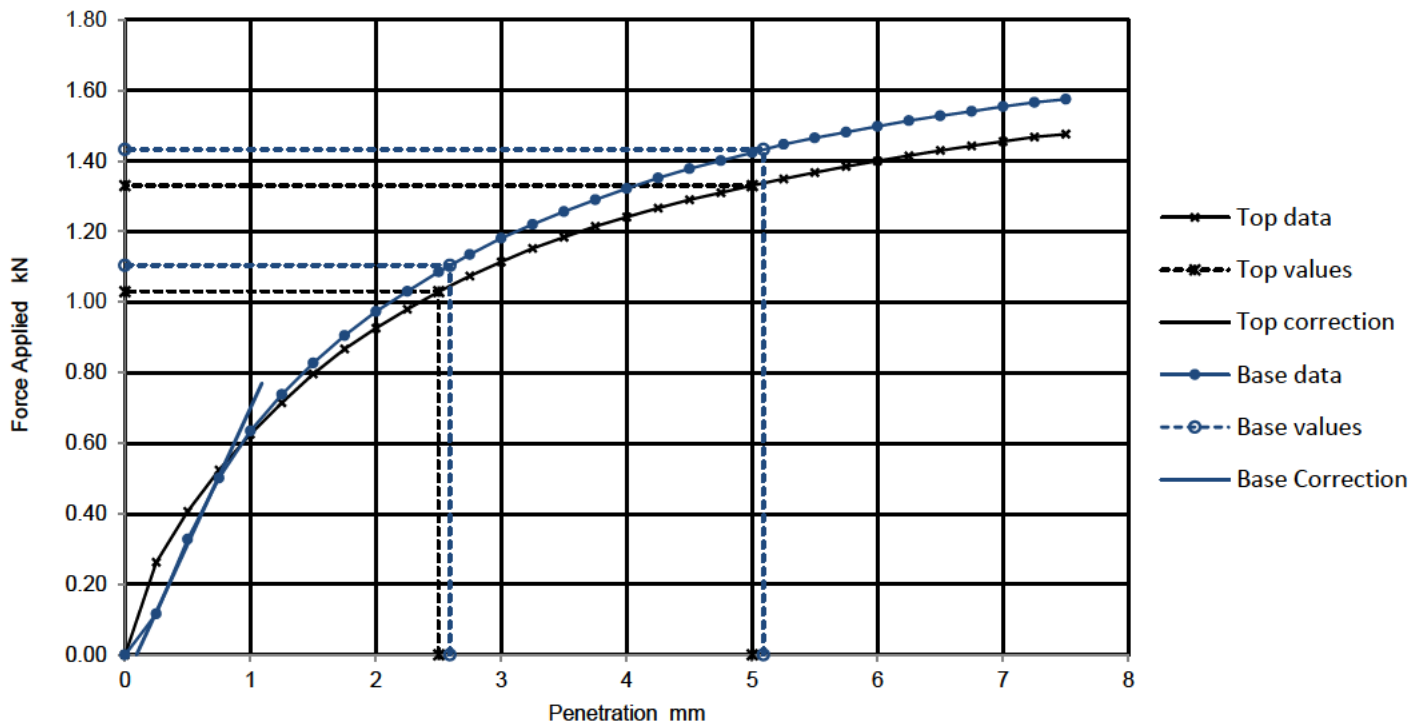
Laboratory Reference: 720679
 Hole No.: CBR8
 Sample Reference: Not Given
 Sample Description: Light brown CLAY

Depth Top [m]: 0.40
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

Condition	Remoulded	Soaking details	Not soaked
Details	Recompacted with specified standard effort using 2.5kg rammer	Period of soaking	days
		Time to surface	days
		Amount of swell recorded	mm
		Dry density after soaking	Mg/m3
Material retained on 20mm sieve removed	0 %		
Initial Specimen details	Bulk density	1.72	Mg/m3
	Dry density	1.22	Mg/m3
	Water content	41.0	%
	Surcharge applied	8	kg
		4.8	kPa

Force v Penetration Plots



Results

	Curve correction applied	CBR Values, %				Water Content %
		2.5mm	5mm	Highest	Average	
TOP	No	7.8	6.7	7.8	8.1	39.6
BASE	Yes	8.4	7.2	8.4		40.5

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720632
Hole No.: MTP106 / CBR5
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

Specimen Preparation:

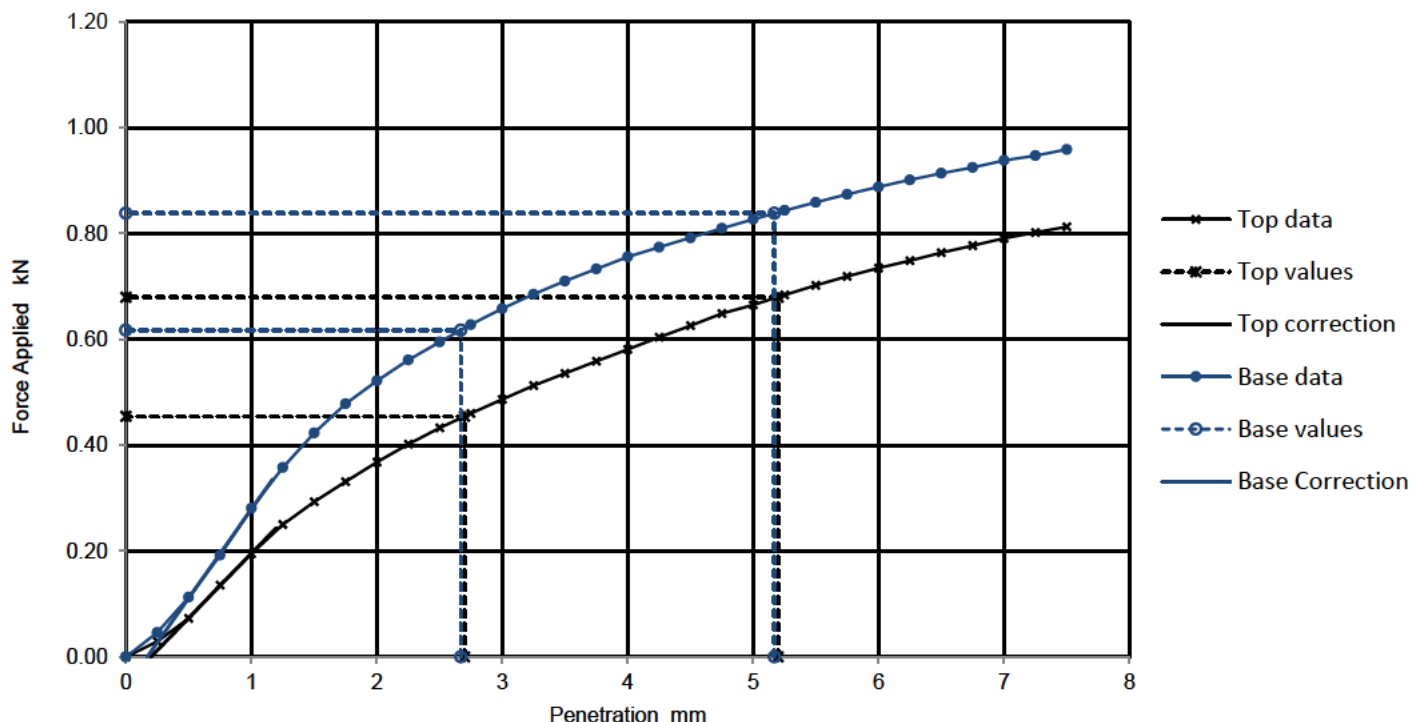
Condition: Remoulded
Details: Recompact with specified standard effort using 2.5kg rammer

Soaking details
Period of soaking: 4 days
Time to surface: 3 days
Amount of swell recorded: 0.10 mm
Dry density after soaking: 1.00 Mg/m3

Material retained on 20mm sieve removed: 0 %

Initial Specimen details
Bulk density: 1.45 Mg/m3
Dry density: 1.00 Mg/m3
Water content: 44.6 %
Surcharge applied: 8 kg
4.9 kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	3.4	3.4	3.4	
Yes	4.7	4.2	4.7	

Water Content %
46.9
45.8

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 Cl 15.3



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

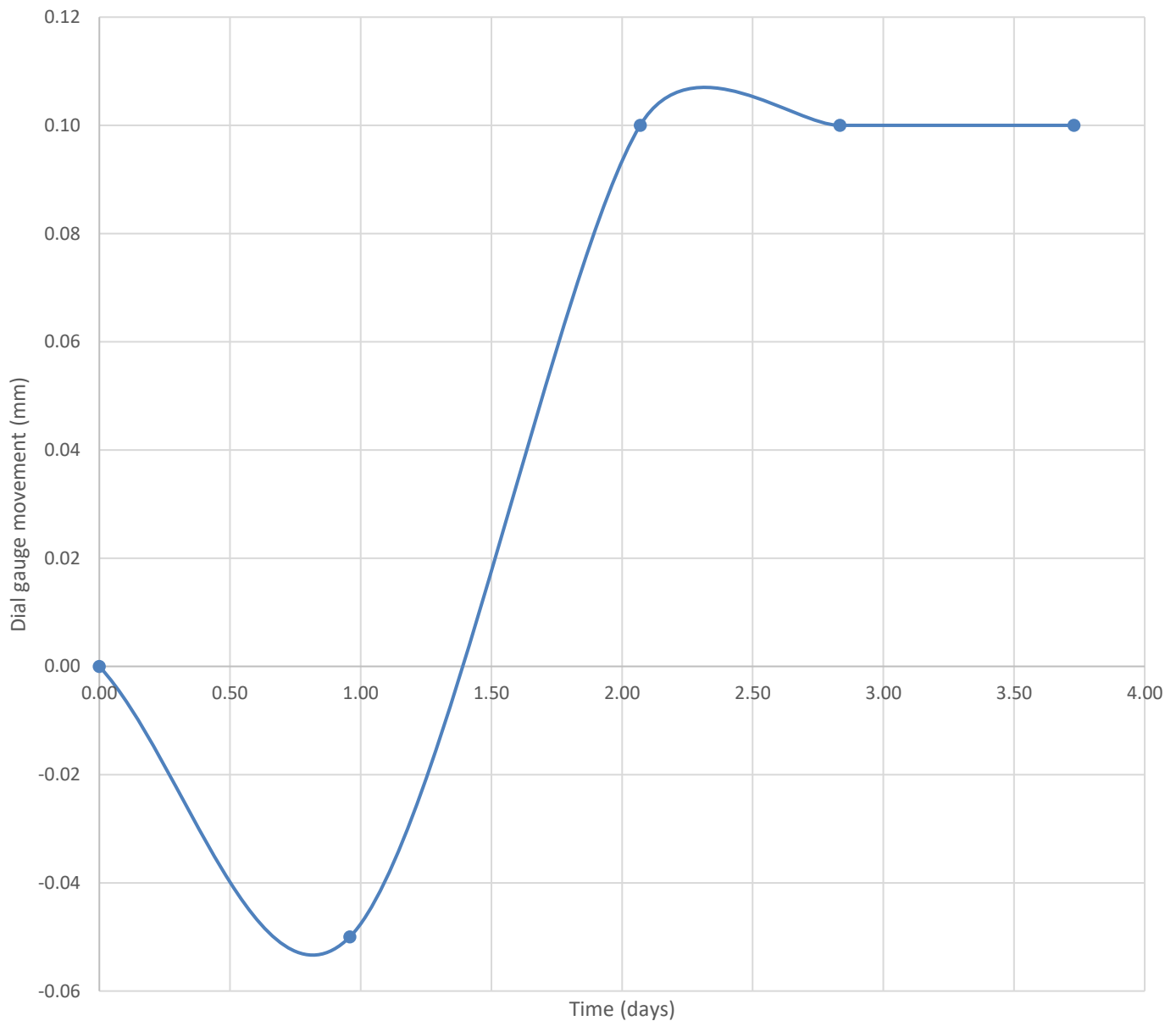
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720632
Hole No.: MTP106 / CBR5
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph

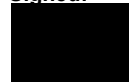


Remarks:

Test/ Specimen
specific remarks:

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Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

Page 2 of 2

Date Reported: 12/12/2025

GF 597.3

TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720633
Hole No.: MTP106 / CBR03
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

Specimen Preparation:

Condition Remoulded
Details Recompacted with specified standard effort using 2.5kg rammer

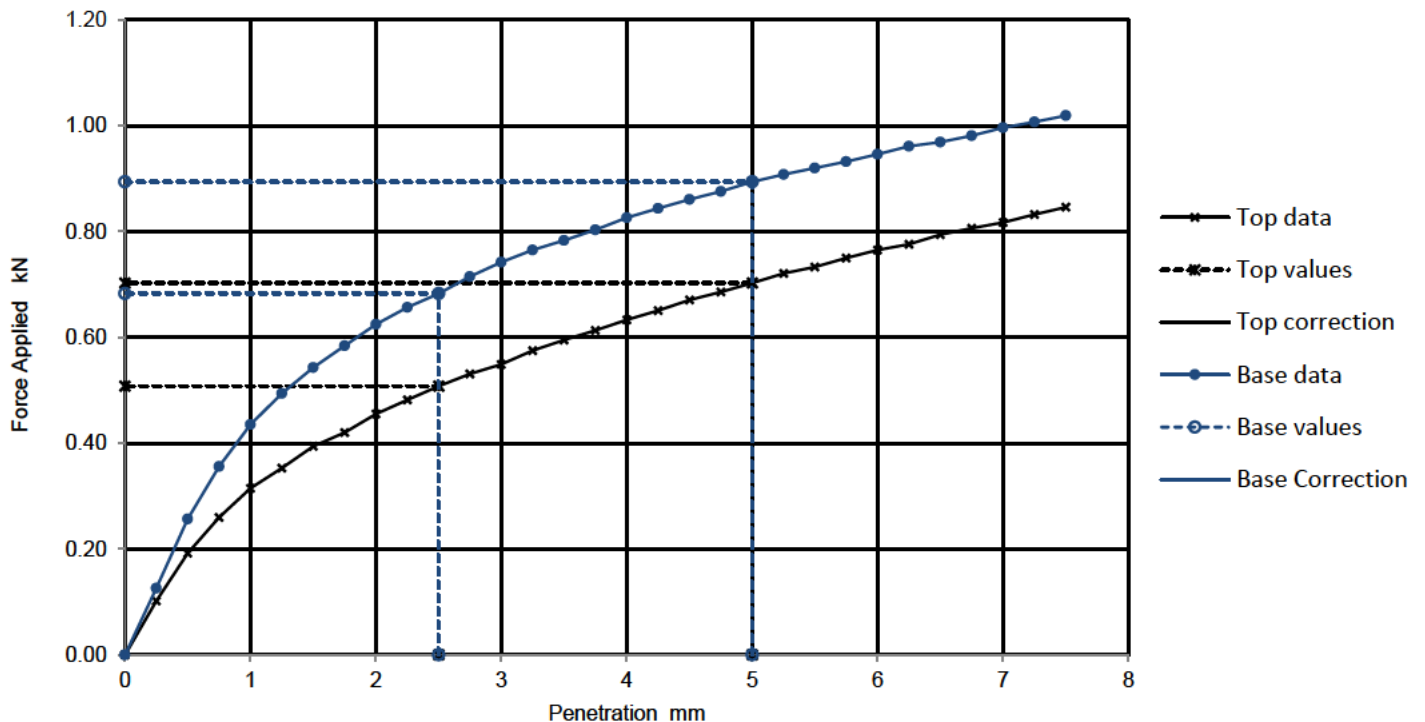
Soaking details
Period of soaking 4 days
Time to surface 3 days
Amount of swell recorded 0.59 mm
Dry density after soaking 1.20 Mg/m3

Material retained on 20mm sieve removed 0 %

Initial Specimen details
Bulk density 1.73 Mg/m3
Dry density 1.20 Mg/m3
Water content 43.7 %

Surcharge applied 8 kg
4.9 kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	3.8	3.5	3.8	
No	5.2	4.5	5.2	

Water Content %
44.1
43.2

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3



Normec
i2 Analytical

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

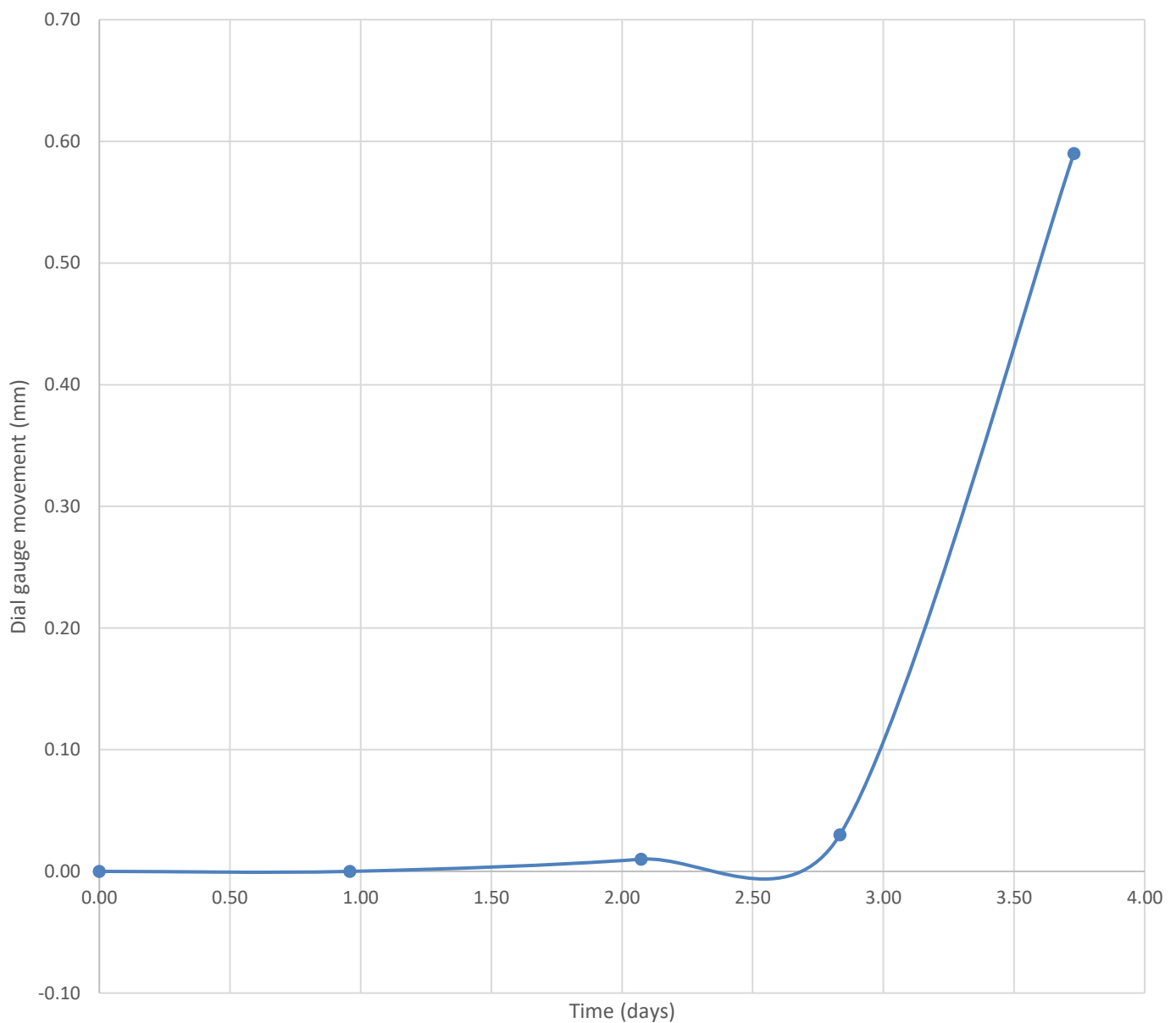
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720633
Hole No.: MTP106 / CBR03
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph

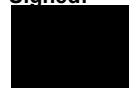


Remarks:

Test/ Specimen
specific remarks:

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Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

Page 2 of 2

Date Reported: 12/12/2025

GF 597.3

TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 19/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720636
Hole No.: MTP108 / CBR1
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 0.50
Depth Base [m]: Not Given
Sample Type: B

Specimen Preparation:

Condition Remoulded
Details Recompacted with specified standard effort using 2.5kg rammer

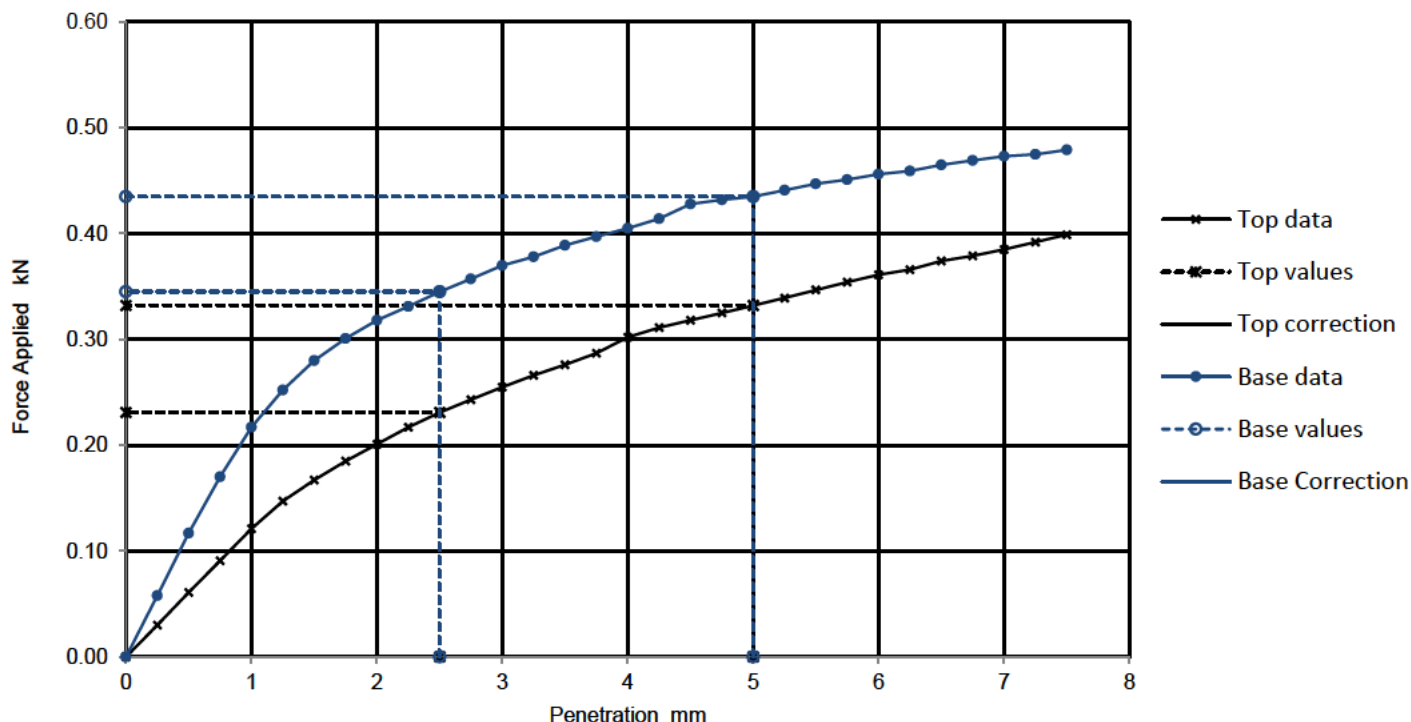
Soaking details
Period of soaking 4 days
Time to surface 3 days
Amount of swell recorded -0.14 mm
Dry density after soaking 1.07 Mg/m3

Material retained on 20mm sieve removed 0 %

Initial Specimen details
Bulk density 1.64 Mg/m3
Dry density 1.07 Mg/m3
Water content 53.3 %

Surcharge applied 8 kg
4.9 kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	1.8	1.7	1.8	
No	2.6	2.2	2.6	

Water Content %
51.5
52.5

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3



Normec
i2 Analytical

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 19/11/2025
Sampled By: Cliernt - Tim Stempt

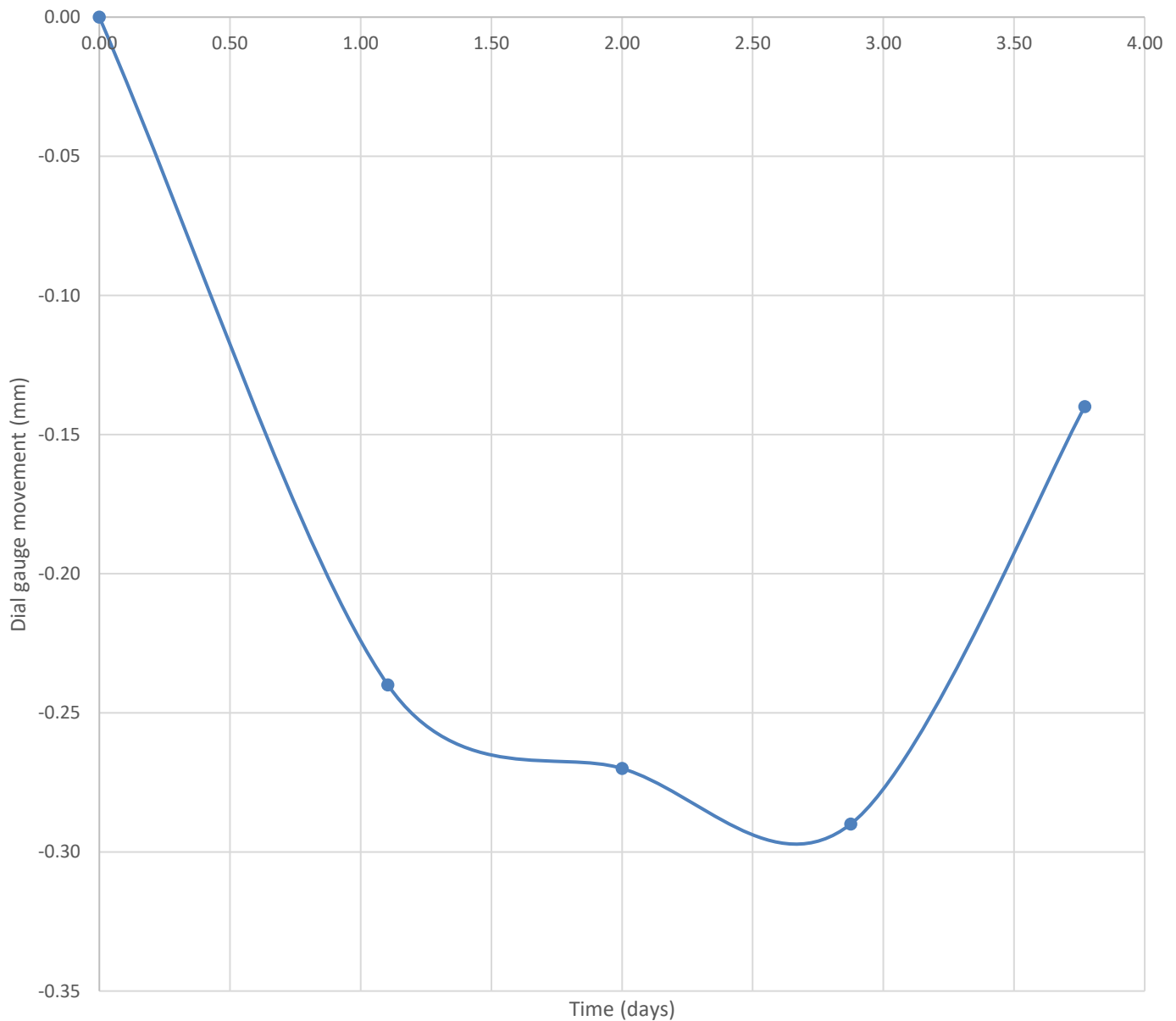
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720636
Hole No.: MTP108 / CBR1
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 0.50
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph



Remarks:

Test/ Specimen
specific remarks:

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Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

Page 2 of 2

Date Reported: 12/12/2025

GF 597.3

TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 06/10/2025
 Date Received: 08/10/2025
 Date Tested: 15/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720668
 Hole No.: CBR10 (OCT 25)
 Sample Reference: Not Given
 Sample Description: Yellowish brown CLAY

Depth Top [m]: 0.40
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

Condition: Remoulded
 Details: Recompacted with specified standard effort using 2.5kg rammer

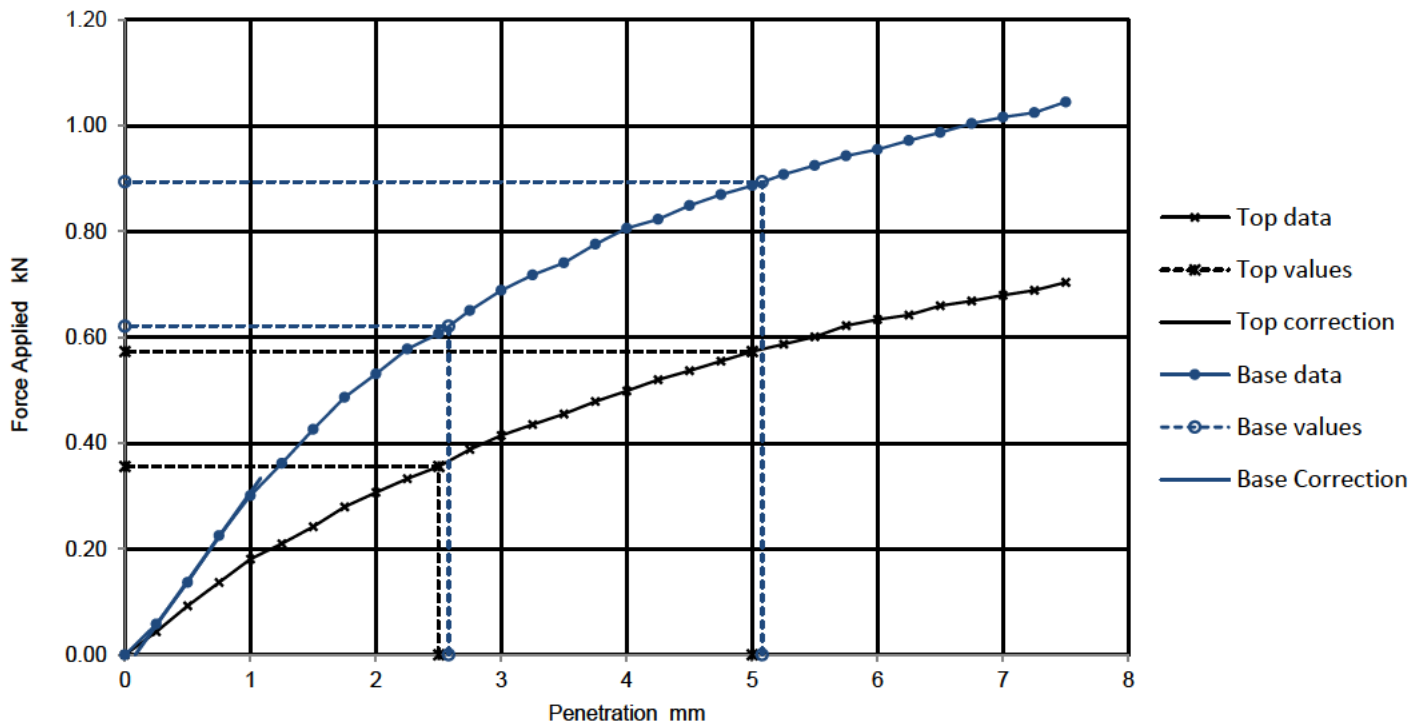
Soaking details
 Period of soaking: 4 days
 Time to surface: 3 days
 Amount of swell recorded: 0.22 mm
 Dry density after soaking: 1.22 Mg/m3

Material retained on 20mm sieve removed: 0 %

Initial Specimen details
 Bulk density: 1.73 Mg/m3
 Dry density: 1.22 Mg/m3
 Water content: 41.6 %

Surcharge applied: 8 kg
 4.9 kPa

Force v Penetration Plots



Results

TOP
 BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	2.7	2.9	2.9	
Yes	4.7	4.5	4.7	

Water Content %
42.1
39.9

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3



Normec
i2 Analytical

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

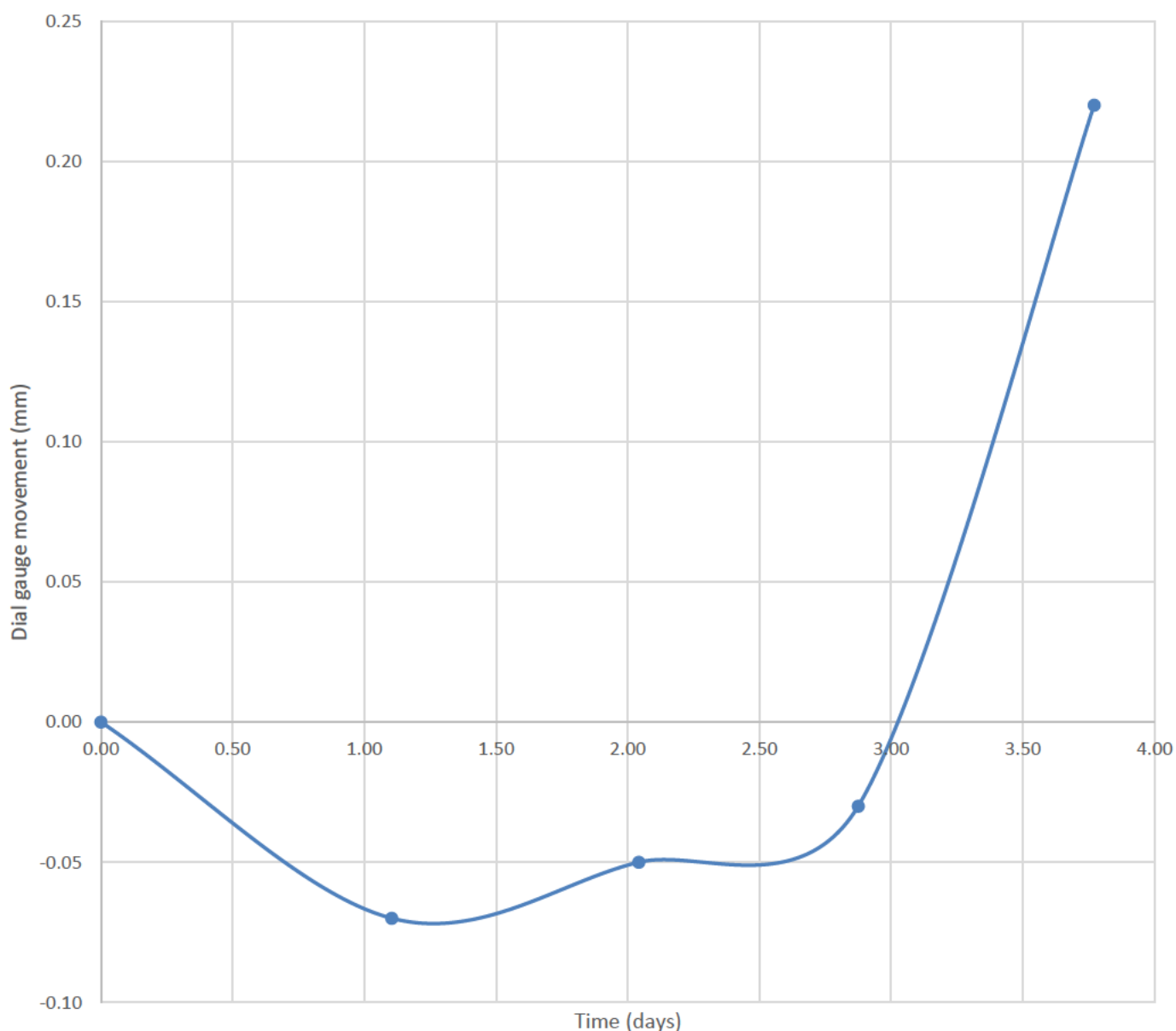
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720668
Hole No.: CBR10 (OCT 25)
Sample Reference: Not Given
Sample Description: Yellowish brown CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph



Remarks:

Test/ Specimen
specific remarks:

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Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 07/10/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720669
Hole No.: CBR11 (OCT 25)
Sample Reference: Not Given
Sample Description: Yellowish brown gravelly silty CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

Specimen Preparation:

Condition: Remoulded
Details: Recompacted with specified standard effort using 2.5kg rammer

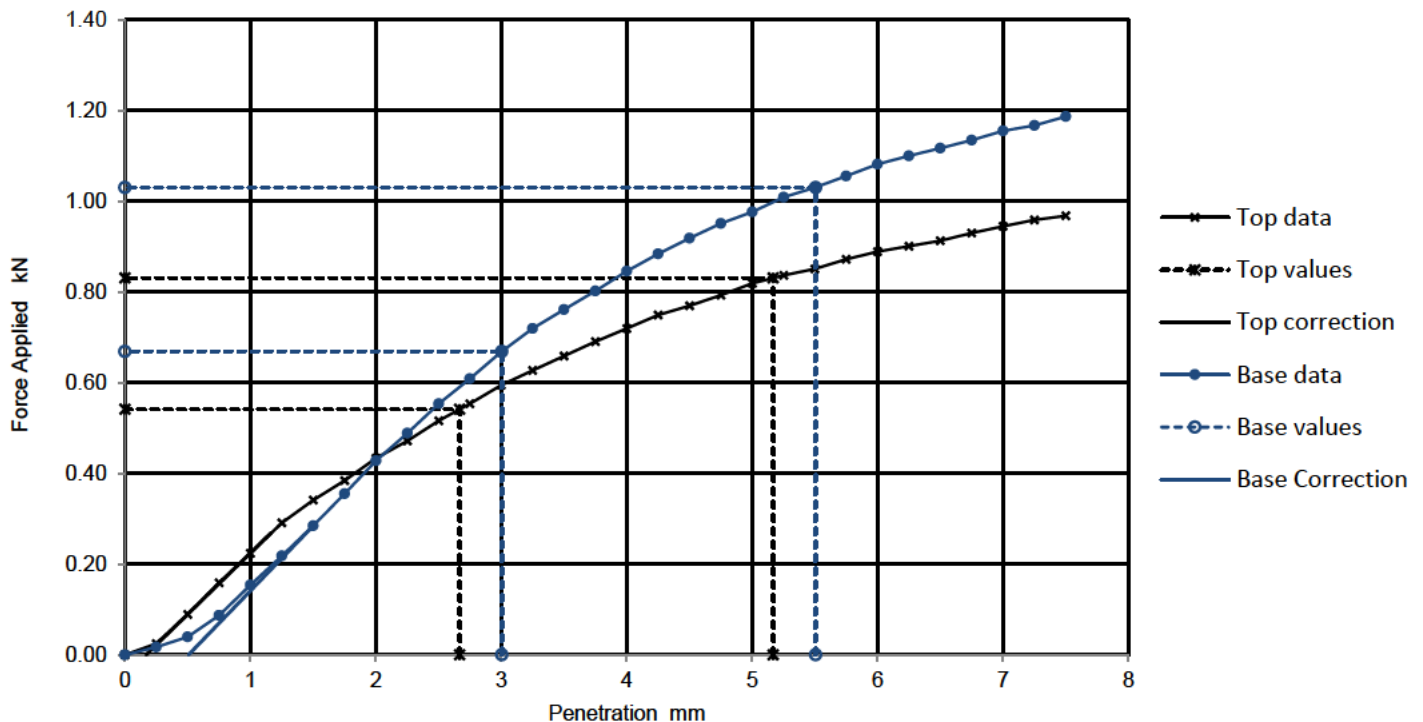
Soaking details
Period of soaking: 4 days
Time to surface: 3 days
Amount of swell recorded: 0.10 mm
Dry density after soaking: 1.24 Mg/m3

Material retained on 20mm sieve removed: 14 %

Initial Specimen details
Bulk density: 1.75 Mg/m3
Dry density: 1.24 Mg/m3
Water content: 41.2 %

Surcharge applied: 8 kg
4.9 kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	4.1	4.2	4.2	
Yes	5.1	5.2	5.2	

Water Content %
43.7
43.5

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 Cl 15.3



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 07/10/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

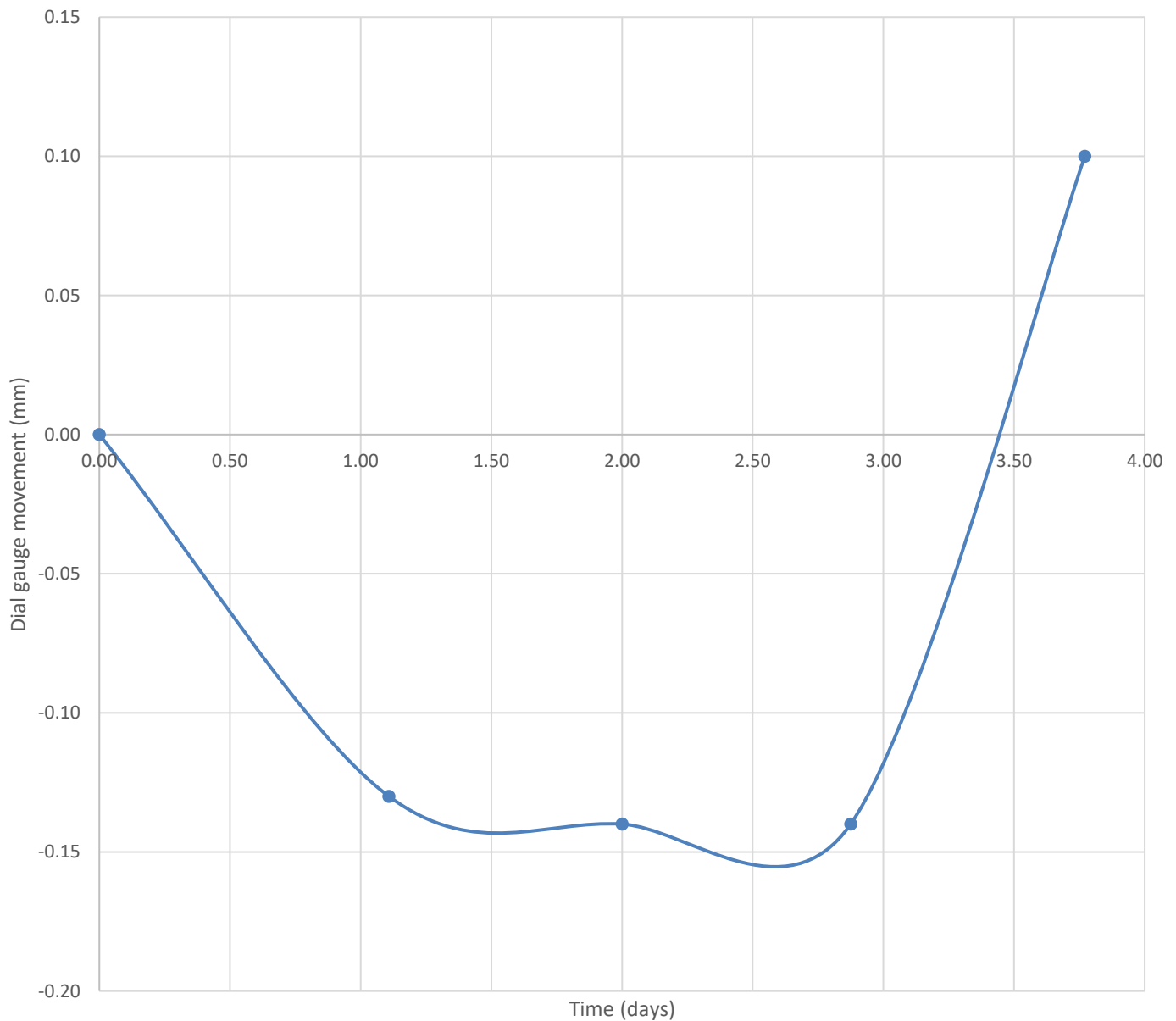
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720669
Hole No.: CBR11 (OCT 25)
Sample Reference: Not Given
Sample Description: Yellowish brown gravelly silty CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph



Remarks:

Test/ Specimen
specific remarks:

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Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

Page 2 of 2

Date Reported: 12/12/2025

GF 597.3

TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 06/10/2025
 Date Received: 08/10/2025
 Date Tested: 15/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720670
 Hole No.: CBR12
 Sample Reference: Not Given
 Sample Description: Yellowish brown CLAY

Depth Top [m]: 0.50
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

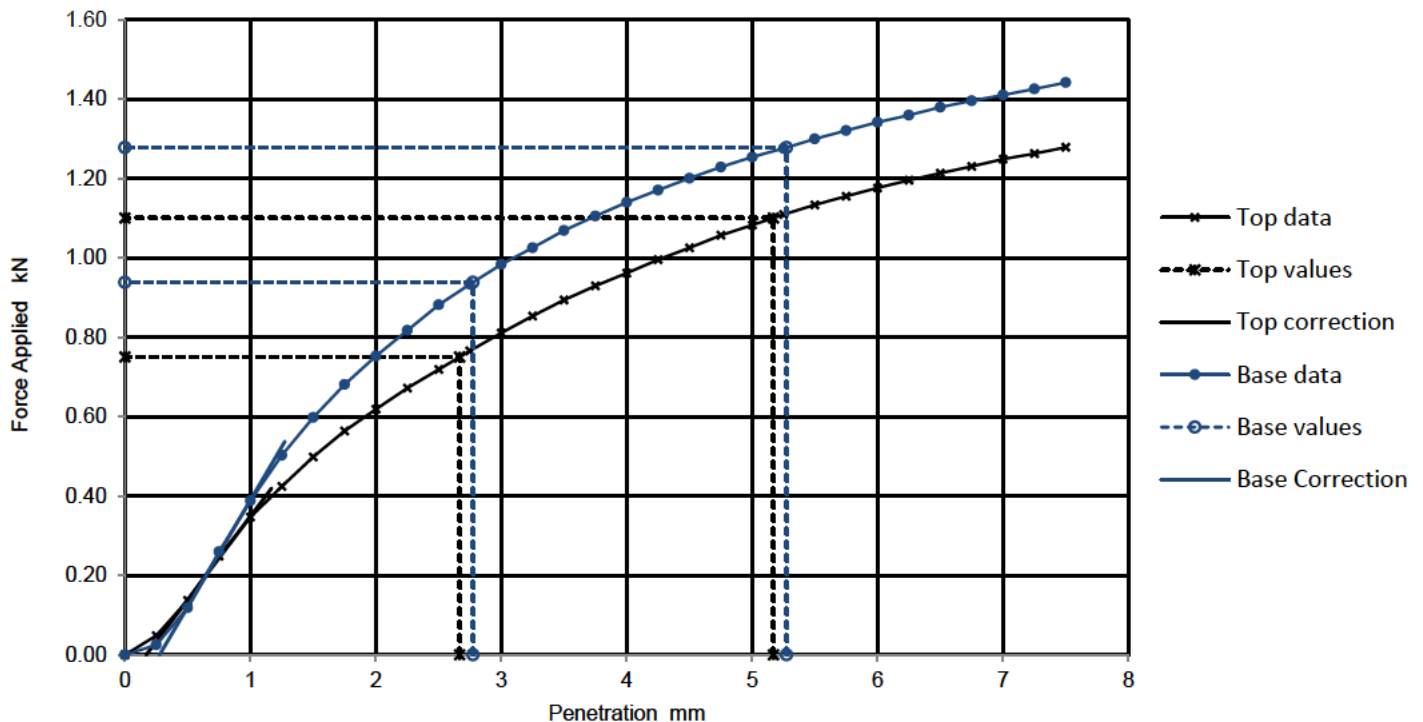
Condition: Remoulded
 Details: Recompacted with specified standard effort using 2.5kg rammer

Soaking details
 Period of soaking: 4 days
 Time to surface: 3 days
 Amount of swell recorded: 0.52 mm
 Dry density after soaking: 1.21 Mg/m3

Material retained on 20mm sieve removed: 0 %

Initial Specimen details
 Bulk density: 1.72 Mg/m3
 Dry density: 1.22 Mg/m3
 Water content: 41.4 %
 Surcharge applied: 8 kg
 4.9 kPa

Force v Penetration Plots



Results

TOP
 BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	5.7	5.5	5.7	
Yes	7.1	6.4	7.1	

Water Content %
40.1
37.6

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3



Normec
i2 Analytical

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Cliernt - Tim Stempt

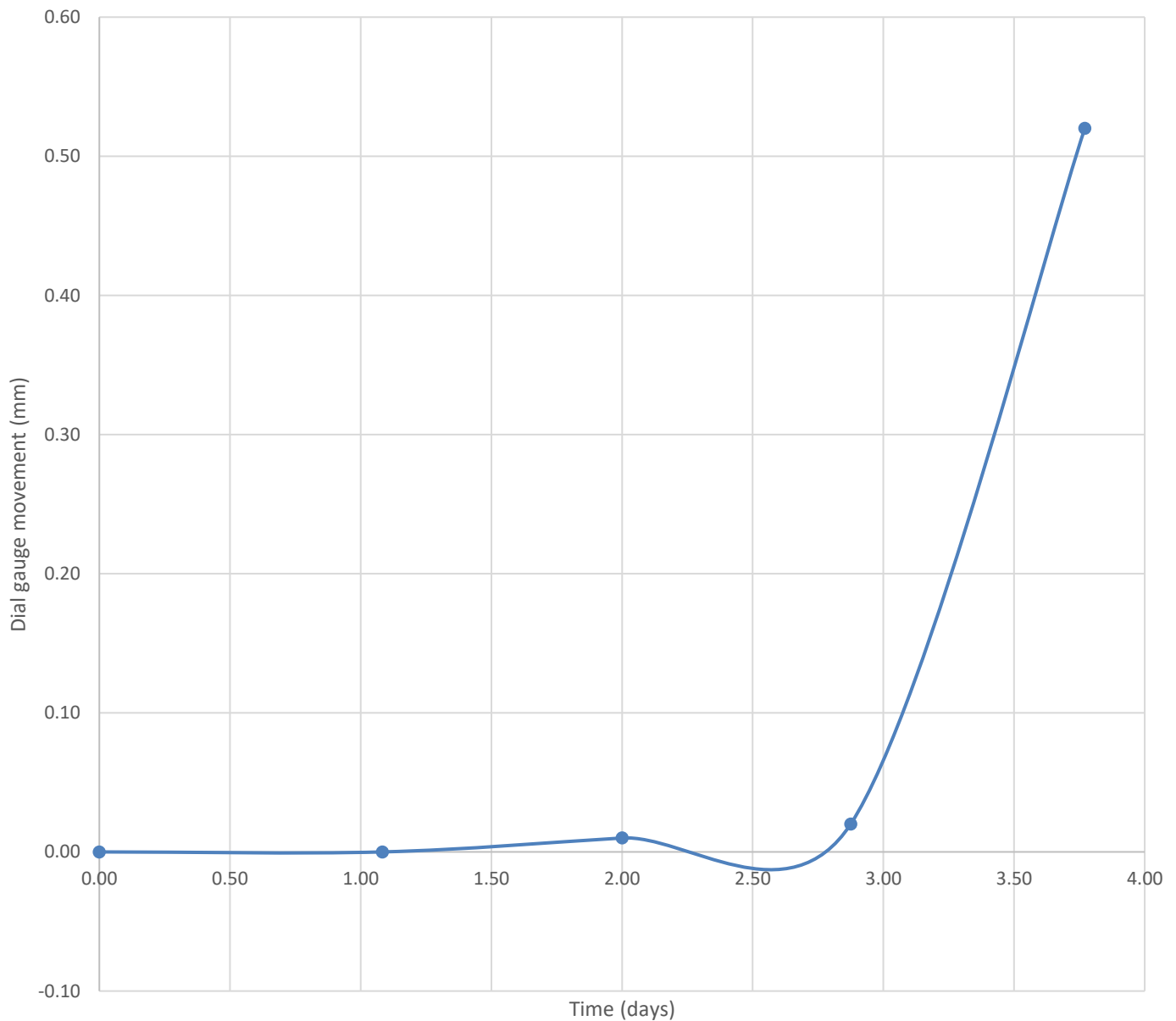
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720670
Hole No.: CBR12
Sample Reference: Not Given
Sample Description: Yellowish brown CLAY

Depth Top [m]: 0.50
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph



Remarks:

Test/ Specimen
specific remarks:

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 01/10/2025
 Date Received: 08/10/2025
 Date Tested: 15/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720671
 Hole No.: CBR13
 Sample Reference: Not Given
 Sample Description: Yellowish brown CLAY

Depth Top [m]: 0.30
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

Condition: Remoulded
 Details: Recompacted with specified standard effort using 2.5kg rammer

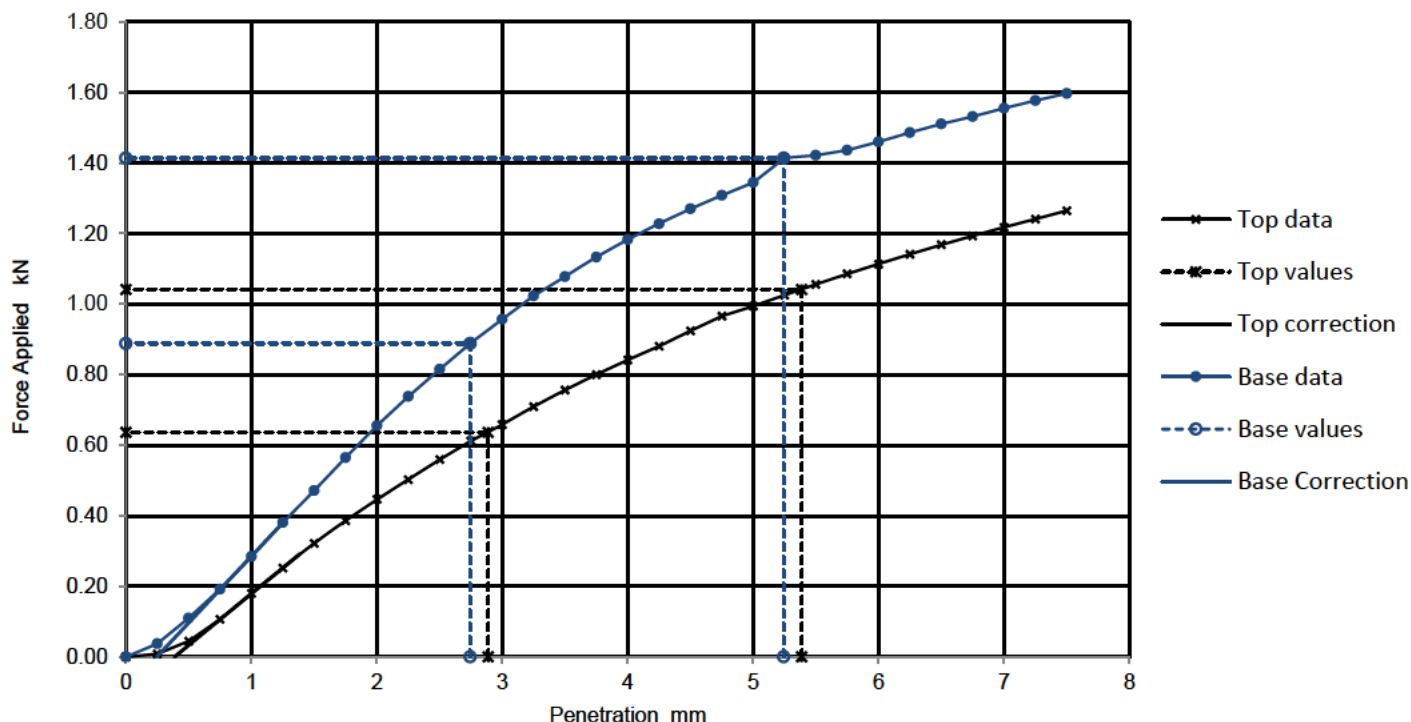
Soaking details
 Period of soaking: 4 days
 Time to surface: 3 days
 Amount of swell recorded: 0.20 mm
 Dry density after soaking: 1.22 Mg/m³

Material retained on 20mm sieve removed: 0 %

Initial Specimen details
 Bulk density: 1.71 Mg/m³
 Dry density: 1.22 Mg/m³
 Water content: 40.3 %

Surcharge applied: 8 kg
 4.9 kPa

Force v Penetration Plots



Results

TOP
 BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	4.8	5.2	5.2	
Yes	6.7	7.1	7.1	

Water Content %
38.3
33.7

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 01/10/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

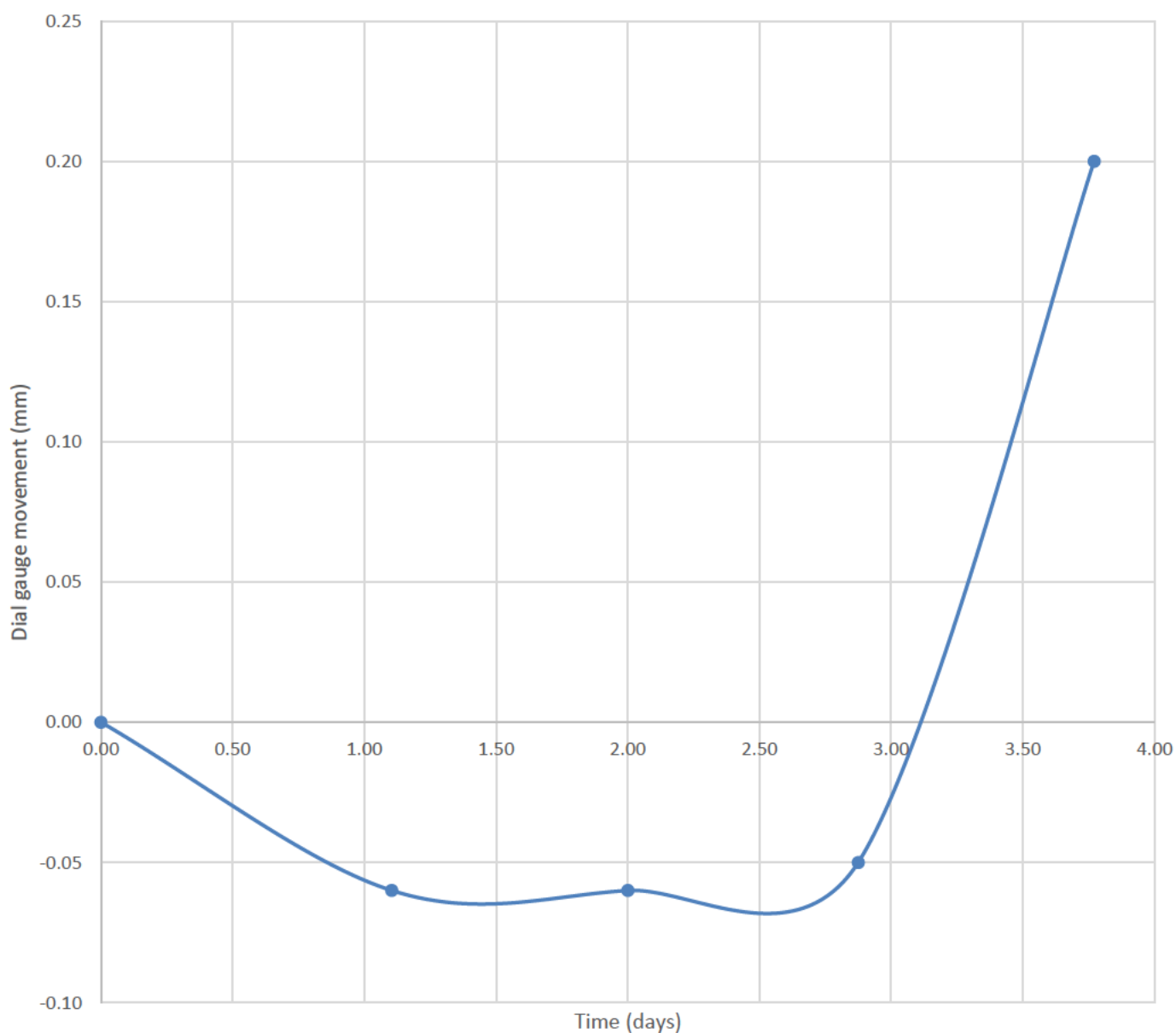
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720671
Hole No.: CBR13
Sample Reference: Not Given
Sample Description: Yellowish brown CLAY

Depth Top [m]: 0.30
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph



Remarks:

Test/ Specimen specific remarks:

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 30/09/2025
 Date Received: 08/10/2025
 Date Tested: 17/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720672
 Hole No.: CBR14
 Sample Reference: Not Given
 Sample Description: Light brown silty CLAY

Depth Top [m]: 0.40
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

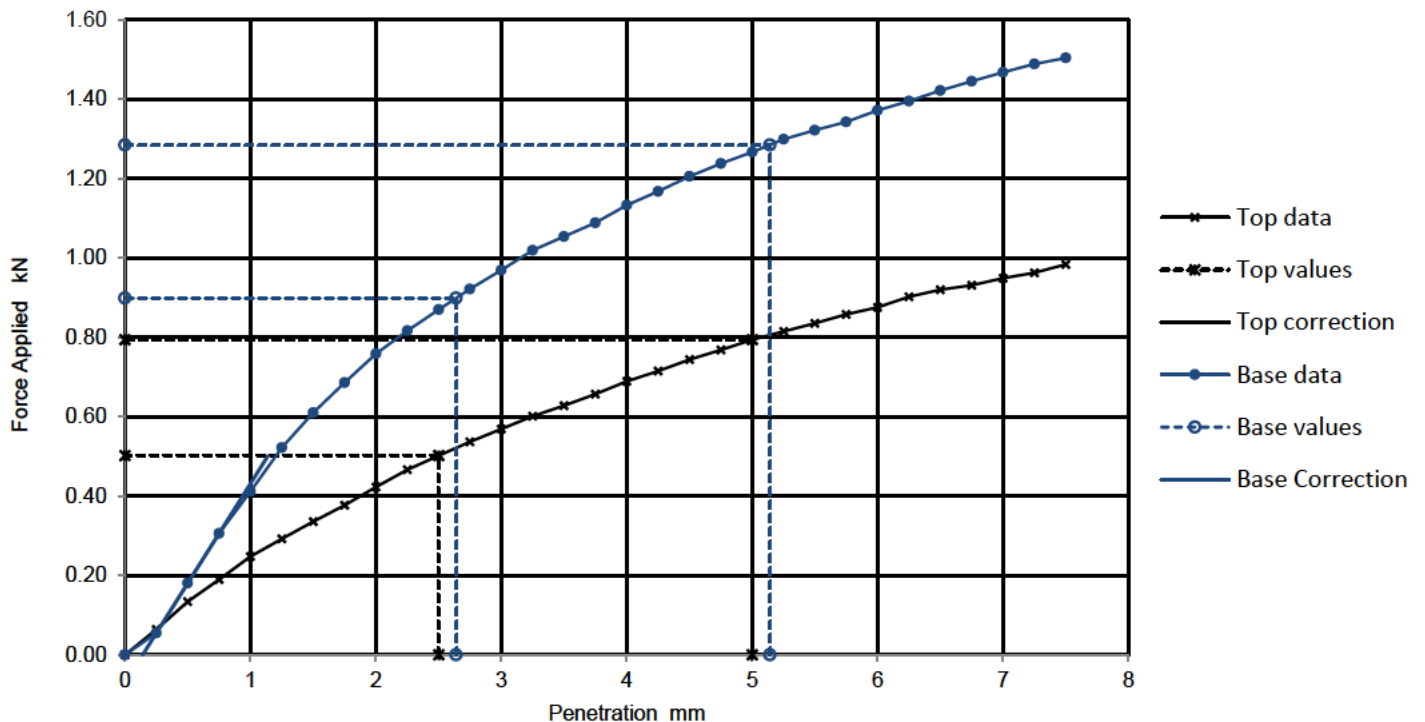
Condition: Remoulded
 Details: Recompacted with specified standard effort using 2.5kg rammer

Soaking details
 Period of soaking: 4 days
 Time to surface: 3 days
 Amount of swell recorded: 0.01 mm
 Dry density after soaking: 1.18 Mg/m3

Material retained on 20mm sieve removed: 0 %

Initial Specimen details
 Bulk density: 1.69 Mg/m3
 Dry density: 1.18 Mg/m3
 Water content: 43.3 %
 Surcharge applied: 8 kg
 4.9 kPa

Force v Penetration Plots



Results

TOP
 BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	3.8	4	4	
Yes	6.8	6.4	6.8	

Water Content %
44.6
43.2

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09/2025
Date Received: 08/10/2025
Date Tested: 17/11/2025
Sampled By: Client - Tim Stempt

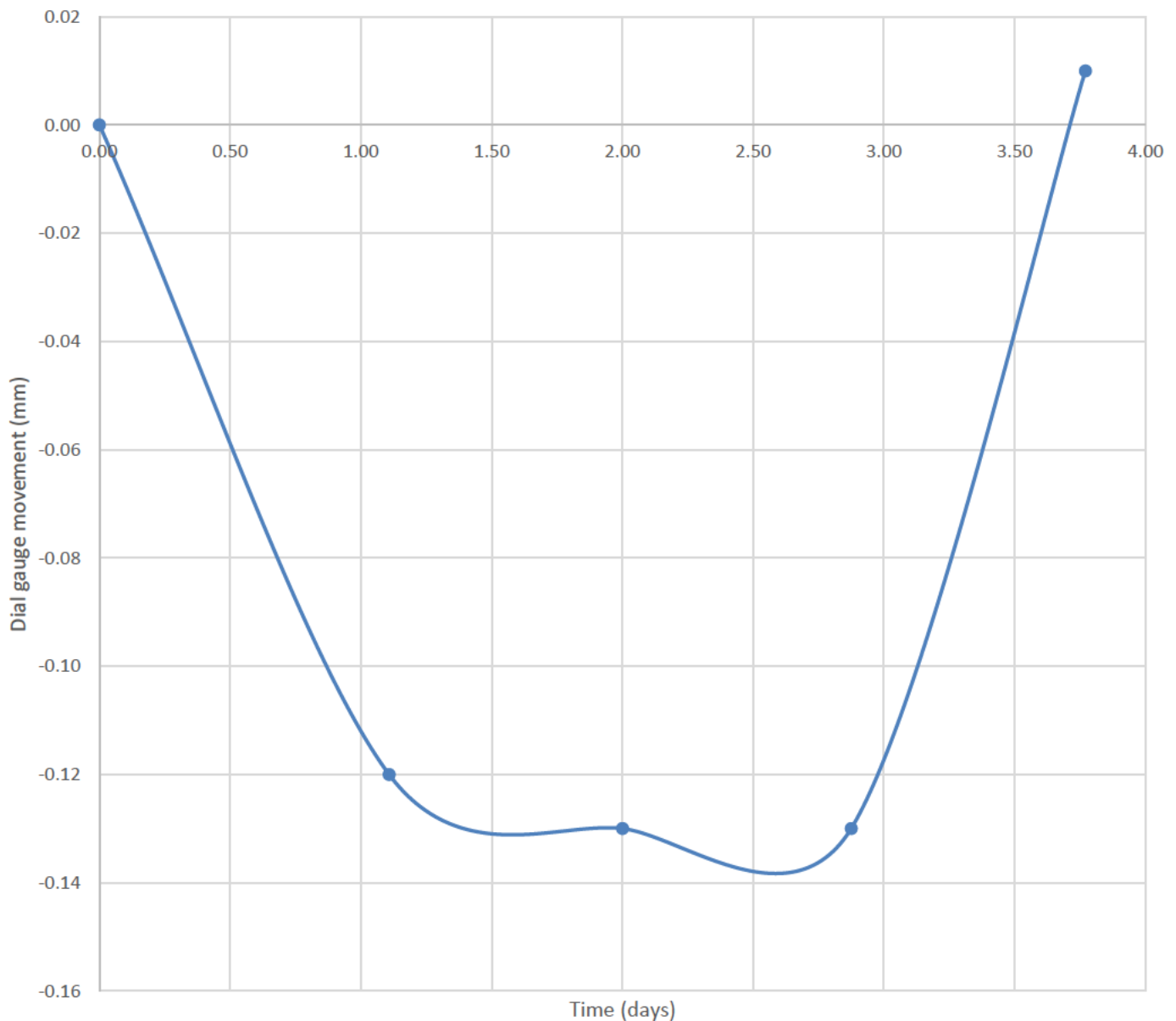
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720672
Hole No.: CBR14
Sample Reference: Not Given
Sample Description: Light brown silty CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph



Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 30/09/2025
 Date Received: 08/10/2025
 Date Tested: 15/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720673
 Hole No.: CBR15
 Sample Reference: Not Given
 Sample Description: Brown slightly gravelly CLAY

Depth Top [m]: 0.30
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

Condition: Remoulded
 Details: Recompacted with specified standard effort using 2.5kg rammer

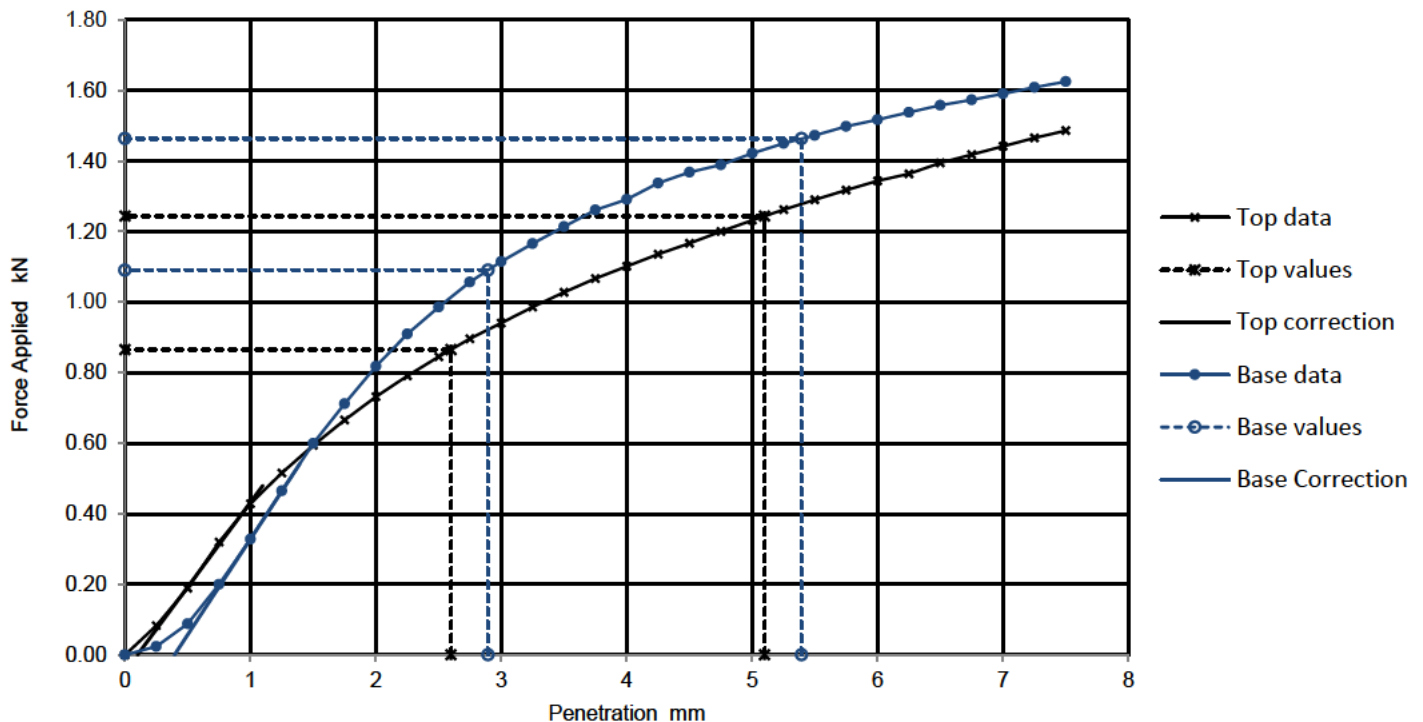
Soaking details
 Period of soaking: 4 days
 Time to surface: 3 days
 Amount of swell recorded: 0.64 mm
 Dry density after soaking: 1.59 Mg/m³

Material retained on 20mm sieve removed: 0 %

Initial Specimen details
 Bulk density: 1.96 Mg/m³
 Dry density: 1.60 Mg/m³
 Water content: 22.3 %

Surcharge applied: 8 kg
 4.9 kPa

Force v Penetration Plots



Results

TOP
 BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	6.6	6.2	6.6	
Yes	8.3	7.3	8.3	

Water Content %
23.6
24.2

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

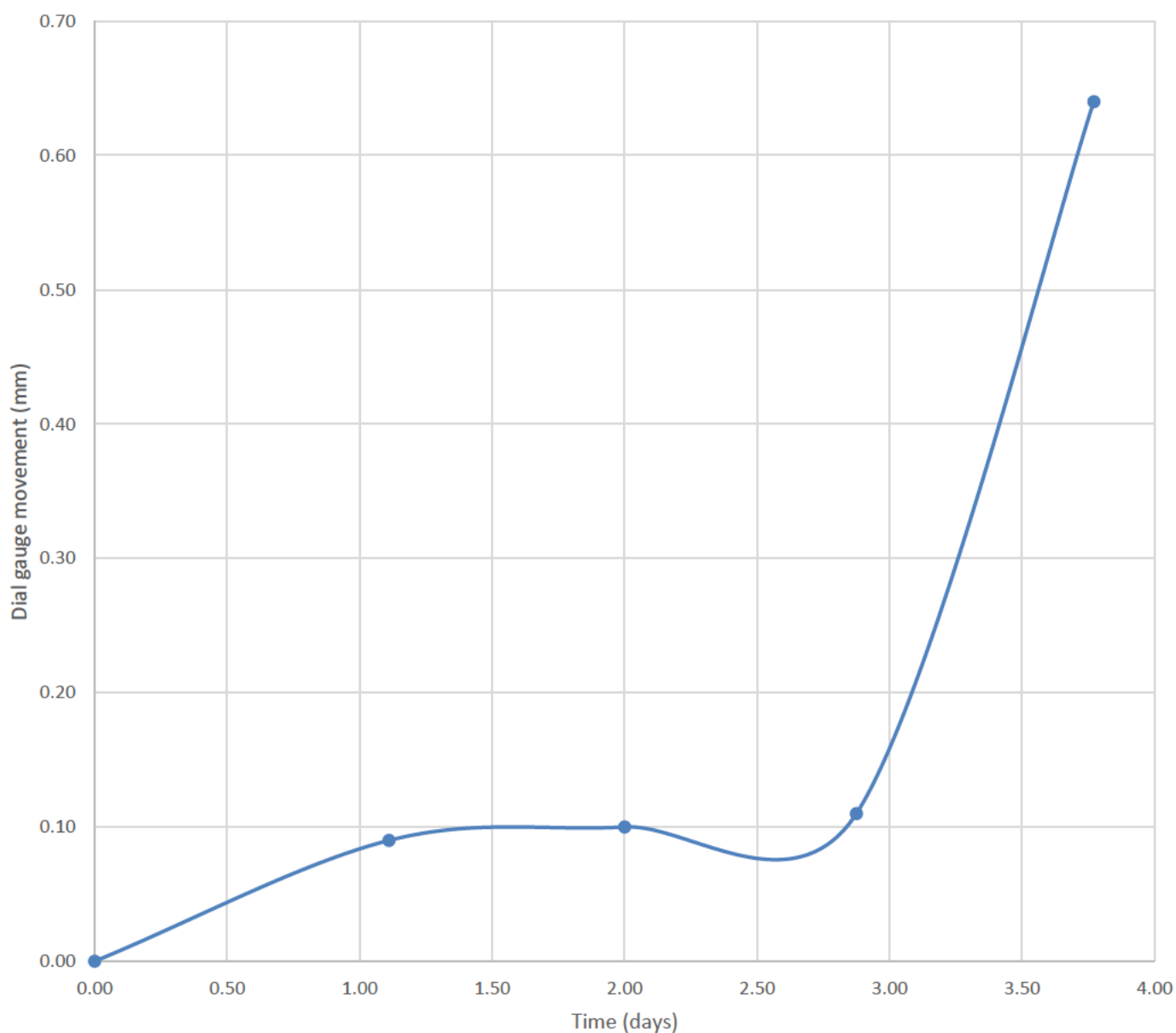
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720673
Hole No.: CBR15
Sample Reference: Not Given
Sample Description: Brown slightly gravelly CLAY

Depth Top [m]: 0.30
Depth Base [m]: Not Given
Sample Type: B

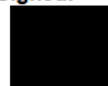
CBR Soaked Graph



Remarks:

Test/ Specimen specific remarks:

Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 30/09/2025
 Date Received: 08/10/2025
 Date Tested: 15/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720674
 Hole No.: CBR16
 Sample Reference: Not Given
 Sample Description: Brown CLAY

Depth Top [m]: 0.40
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

Condition: Remoulded
 Details: Recompacted with specified standard effort using 2.5kg rammer

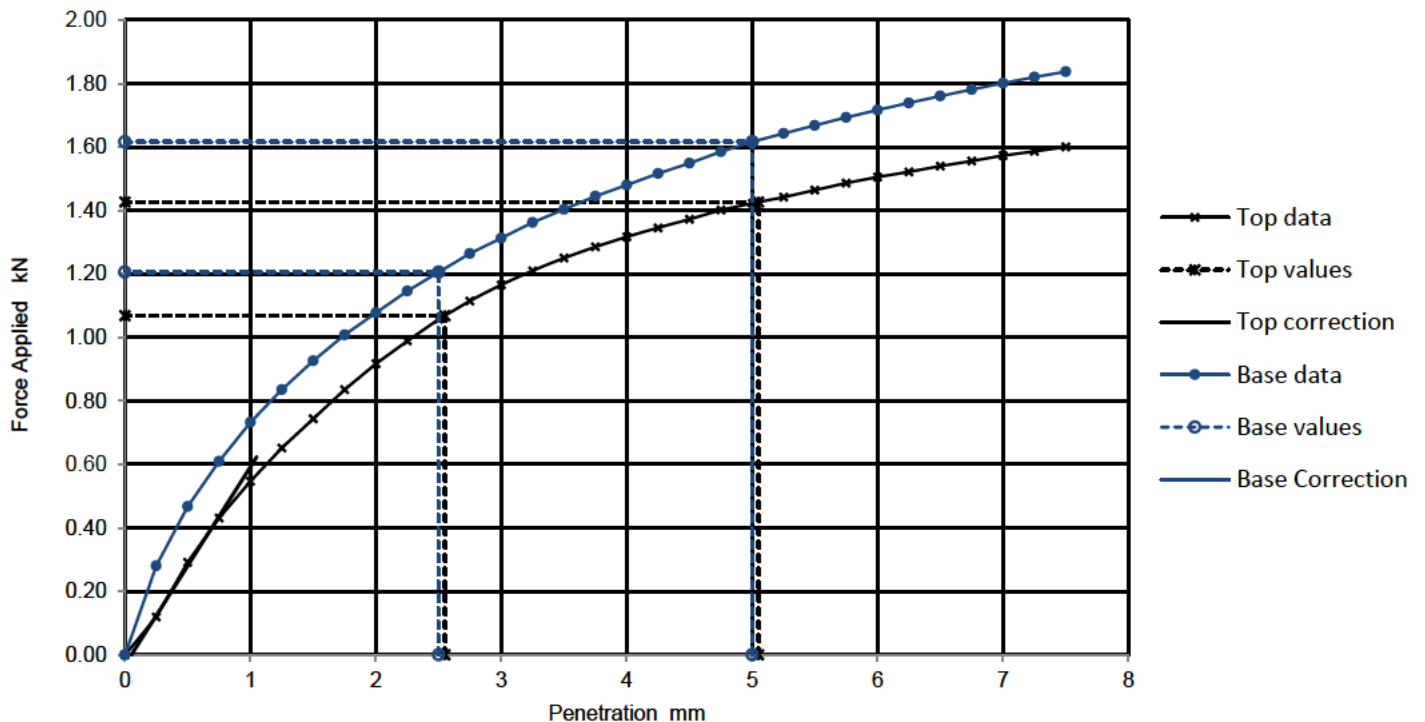
Soaking details
 Period of soaking: 4 days
 Time to surface: 3 days
 Amount of swell recorded: 0.30 mm
 Dry density after soaking: 1.60 Mg/m3

Material retained on 20mm sieve removed: 0 %

Initial Specimen details
 Bulk density: 1.95 Mg/m3
 Dry density: 1.60 Mg/m3
 Water content: 21.7 %

Surcharge applied: 8 kg
 4.9 kPa

Force v Penetration Plots



Results

TOP
 BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	8.1	7.1	8.1	8.6
No	9.1	8.1	9.1	

Water Content %
23.5
22.5

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

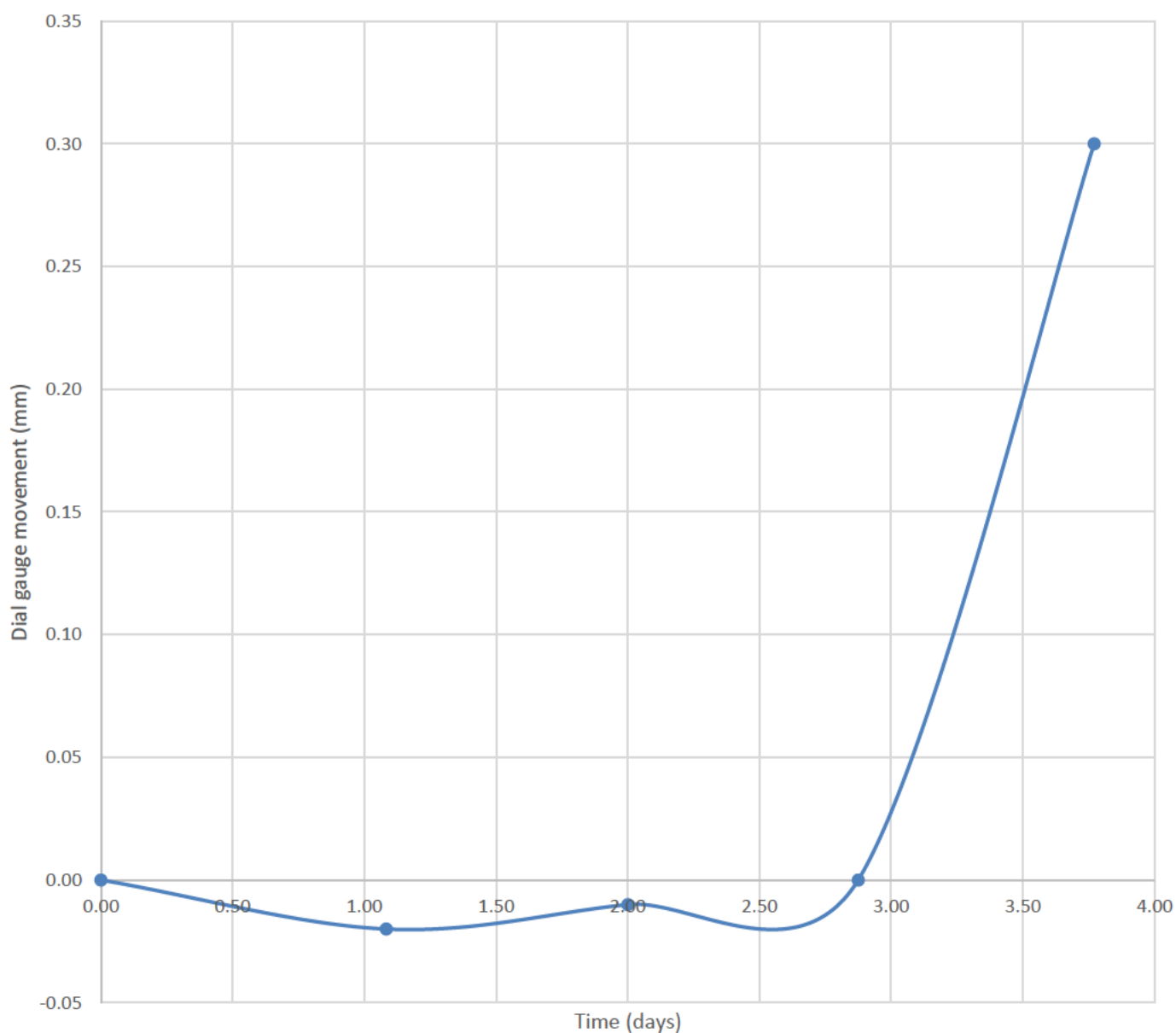
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720674
Hole No.: CBR16
Sample Reference: Not Given
Sample Description: Brown CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph



Remarks:

Test/ Specimen
specific remarks:

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Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

Page 2 of 2

Date Reported: 12/12/2025

GF 597.3

TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720675
Hole No.: CBR2
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

Specimen Preparation:

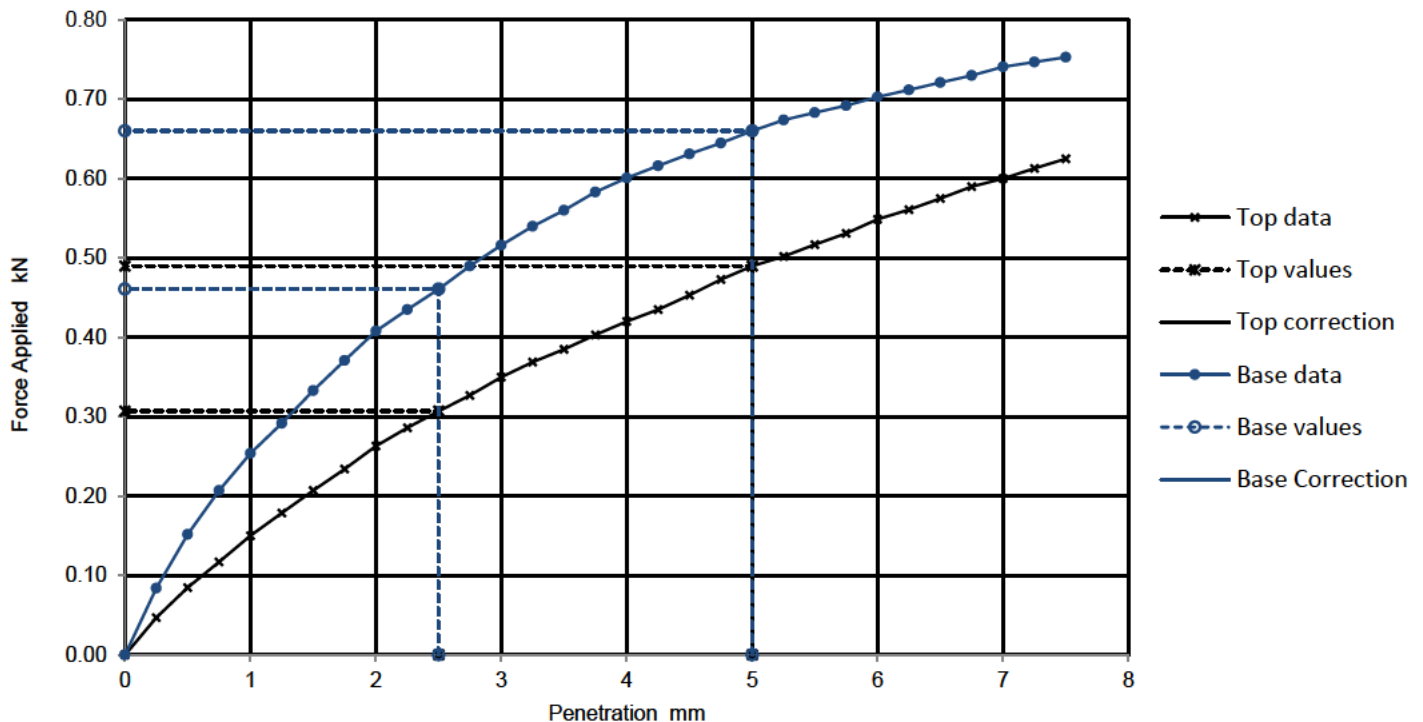
Condition Remoulded
Details Recompacted with specified standard effort using 2.5kg rammer

Soaking details
Period of soaking 4 days
Time to surface 3 days
Amount of swell recorded 0.13 mm
Dry density after soaking 1.14 Mg/m3

Material retained on 20mm sieve removed 0 %

Initial Specimen details Bulk density 1.68 Mg/m3
Dry density 1.14 Mg/m3
Water content 47.6 %
Surcharge applied 8 kg
4.9 kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	2.3	2.5	2.5	
No	3.5	3.3	3.5	

Water Content %
48.2
47.8

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

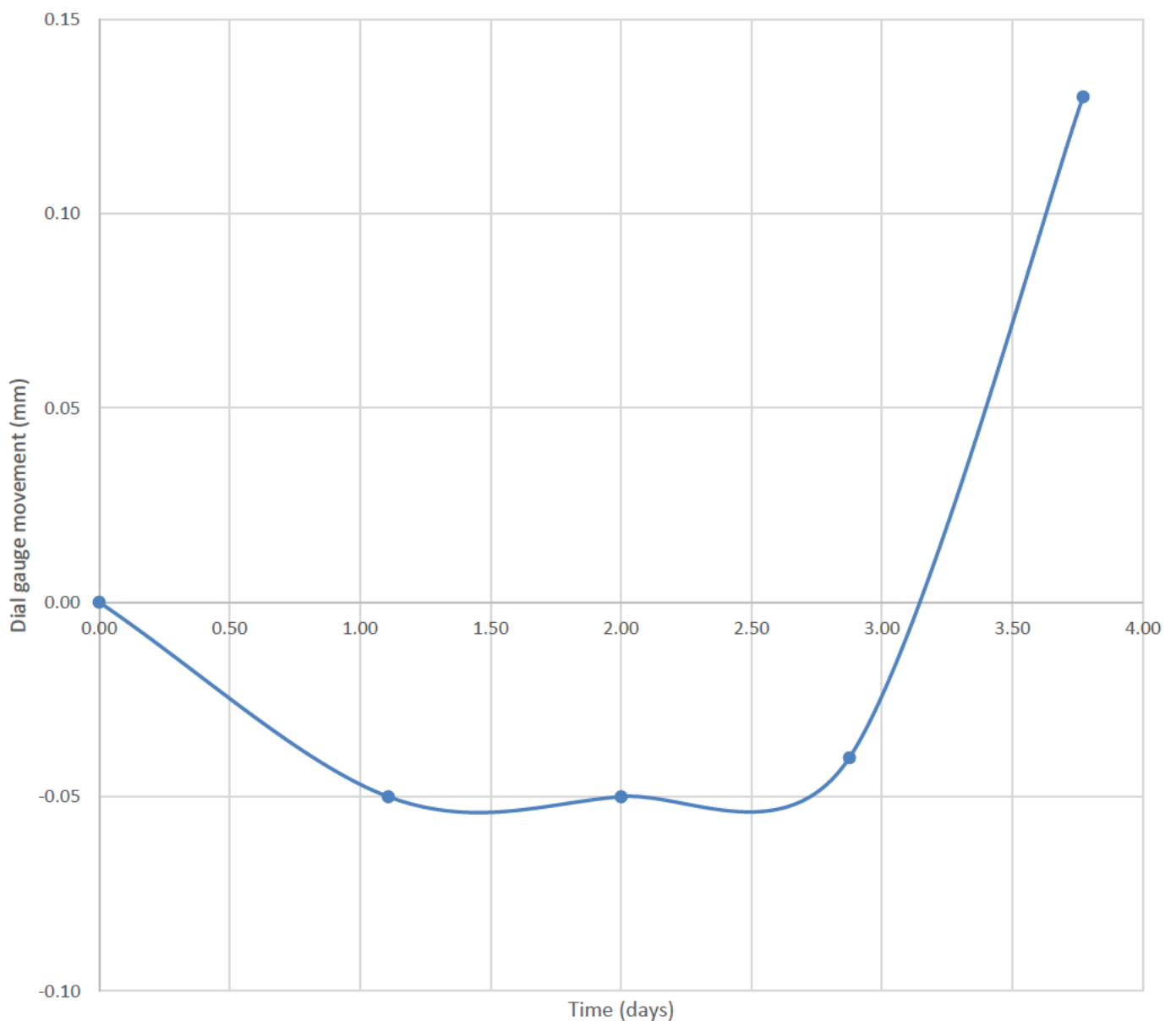
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720675
Hole No.: CBR2
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph

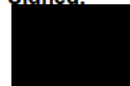


Remarks:

Test/ Specimen
specific remarks:

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Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 06/10/2025
 Date Received: 08/10/2025
 Date Tested: 15/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720676
 Hole No.: CBR4
 Sample Reference: Not Given
 Sample Description: Light brown CLAY

Depth Top [m]: 0.40
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

Condition: Undisturbed
 Details: Undisturbed

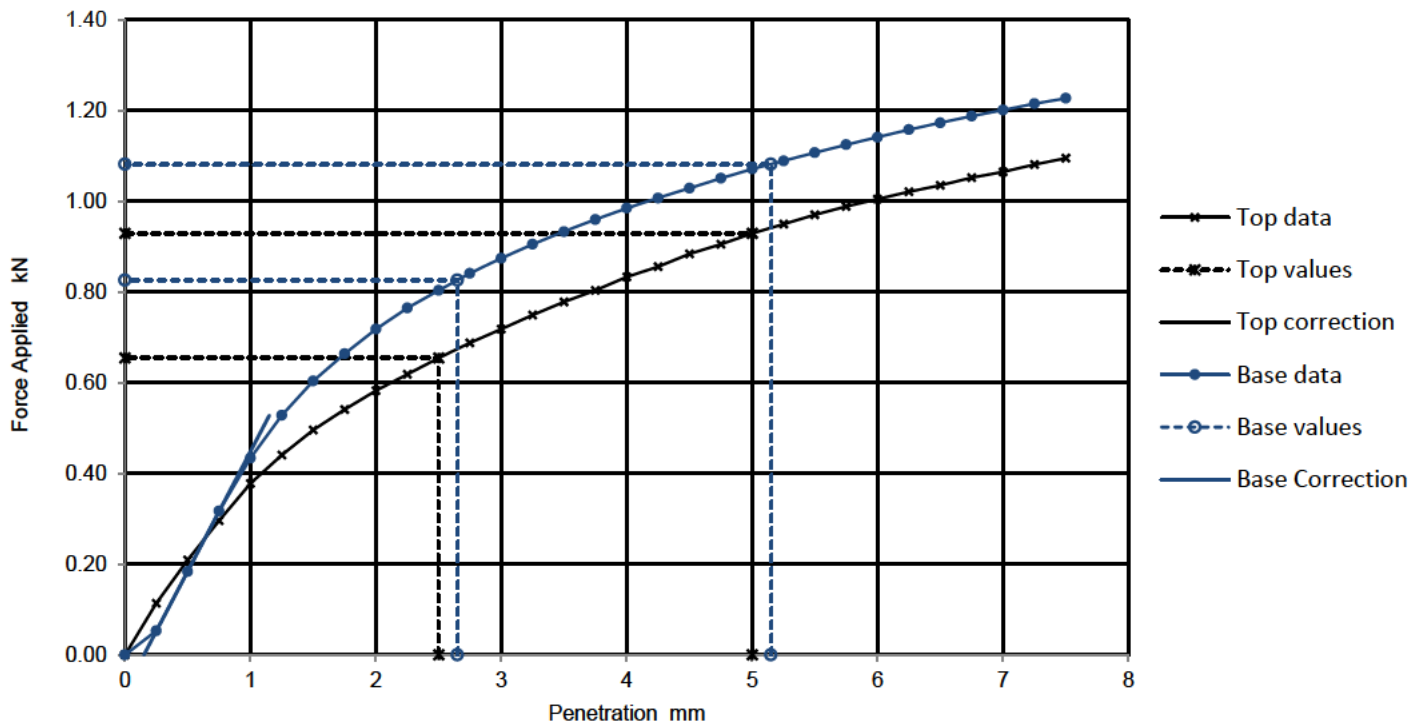
Soaking details
 Period of soaking: 4 days
 Time to surface: 3 days
 Amount of swell recorded: 0.58 mm
 Dry density after soaking: 1.24 Mg/m3

Material retained on 20mm sieve removed: 0 %

Initial Specimen details
 Bulk density: 1.73 Mg/m3
 Dry density: 1.24 Mg/m3
 Water content: 39.3 %

Surcharge applied: 8 kg
 4.9 kPa

Force v Penetration Plots



Results

TOP
 BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	5	4.6	5	
Yes	6.3	5.4	6.3	

Water Content %
42.5
40.8

Remarks:

Test/ Specimen specific remarks:

Signed:

Monika Siewior
 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 06/10/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

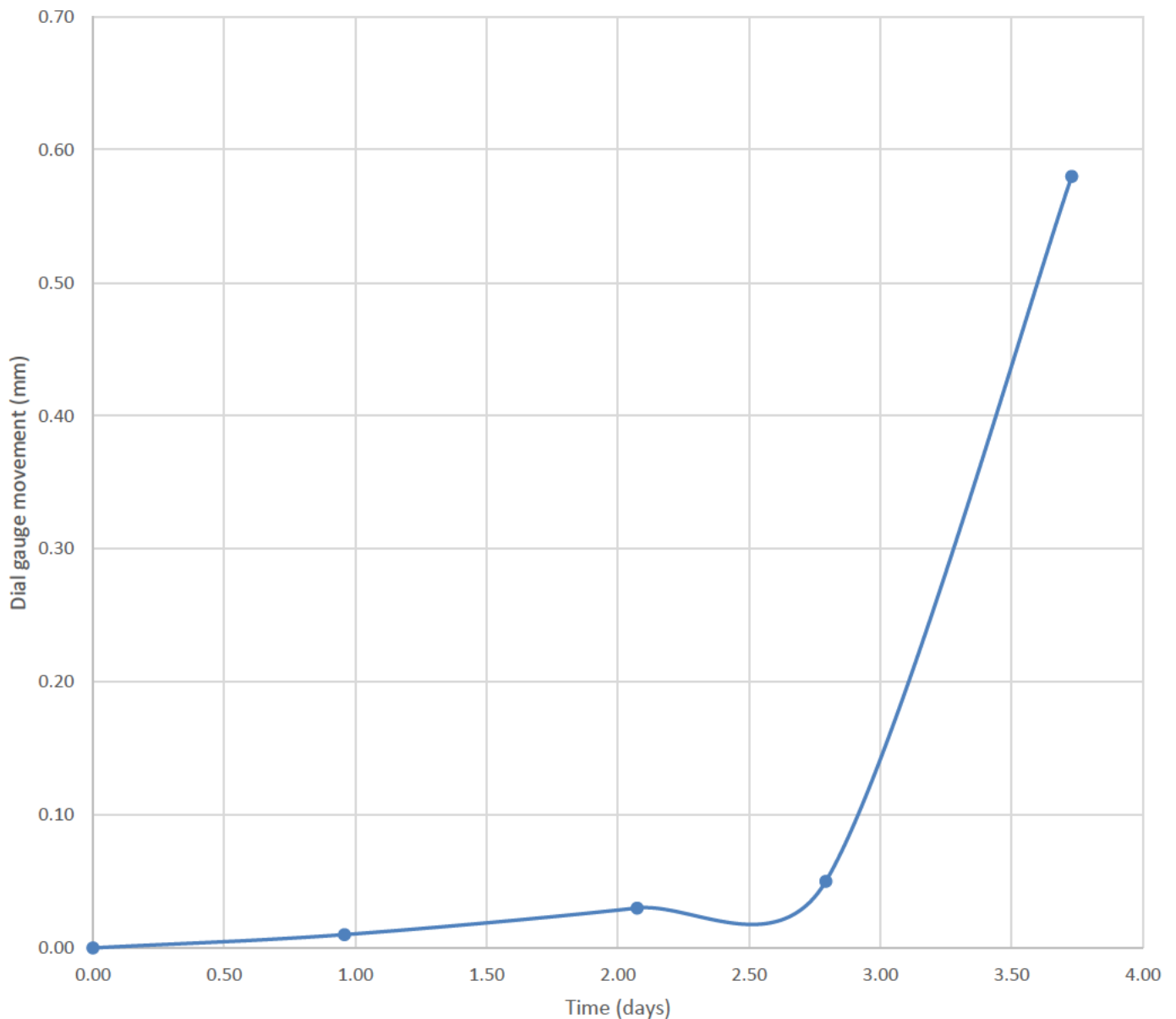
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720676
Hole No.: CBR4
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph



Remarks:

Test/ Specimen
specific remarks:

Signed:

Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 30/09/2025
 Date Received: 08/10/2025
 Date Tested: 15/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720677
 Hole No.: CBR6
 Sample Reference: Not Given
 Sample Description: Brown CLAY

Depth Top [m]: 0.30
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

Condition: Remoulded
 Details: Recompacted with specified standard effort using 2.5kg rammer

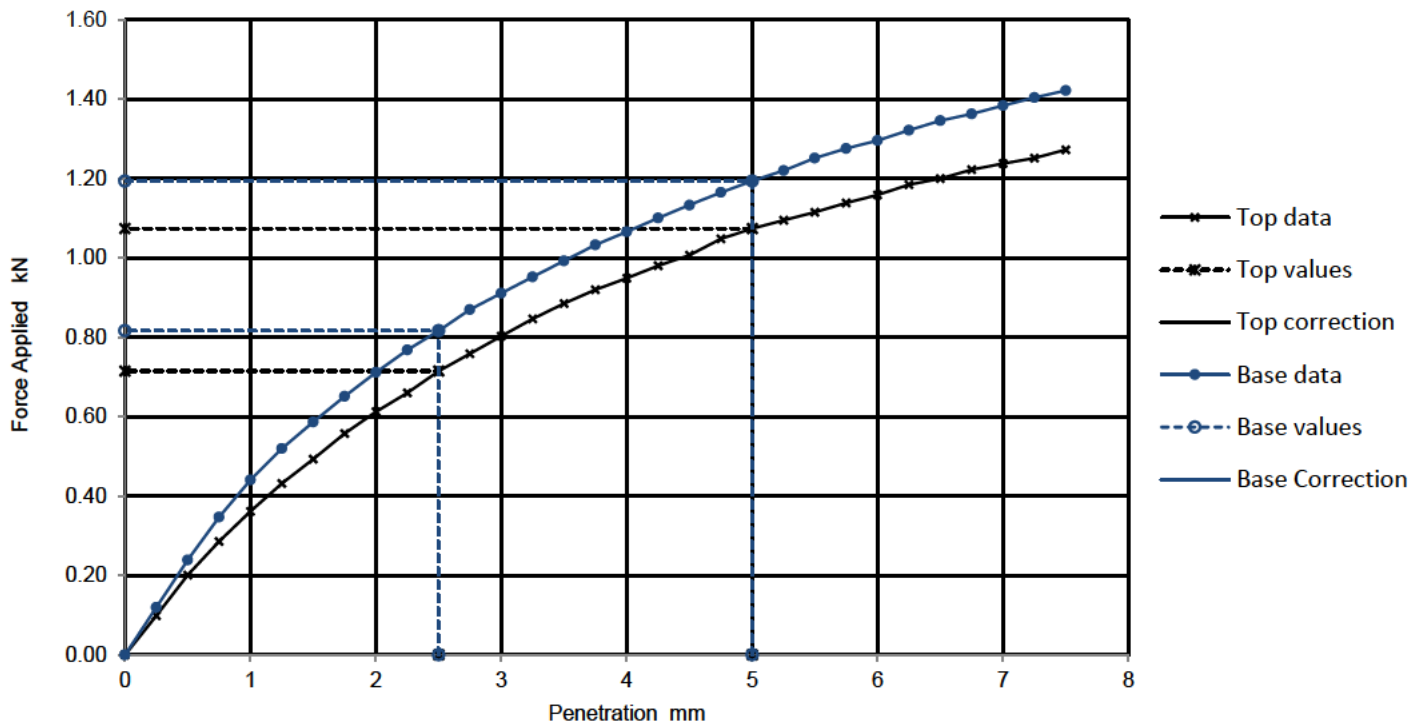
Soaking details
 Period of soaking: 4 days
 Time to surface: 3 days
 Amount of swell recorded: 0.01 mm
 Dry density after soaking: 1.56 Mg/m3

Material retained on 20mm sieve removed: 1 %

Initial Specimen details
 Bulk density: 1.94 Mg/m3
 Dry density: 1.56 Mg/m3
 Water content: 24.6 %

Surcharge applied: 8 kg
 4.9 kPa

Force v Penetration Plots



Results

TOP
 BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	5.4	5.4	5.4	5.8
No	6.2	6	6.2	

Water Content %
25.5
25.0

Remarks:

Test/ Specimen specific remarks:

Signed:

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 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

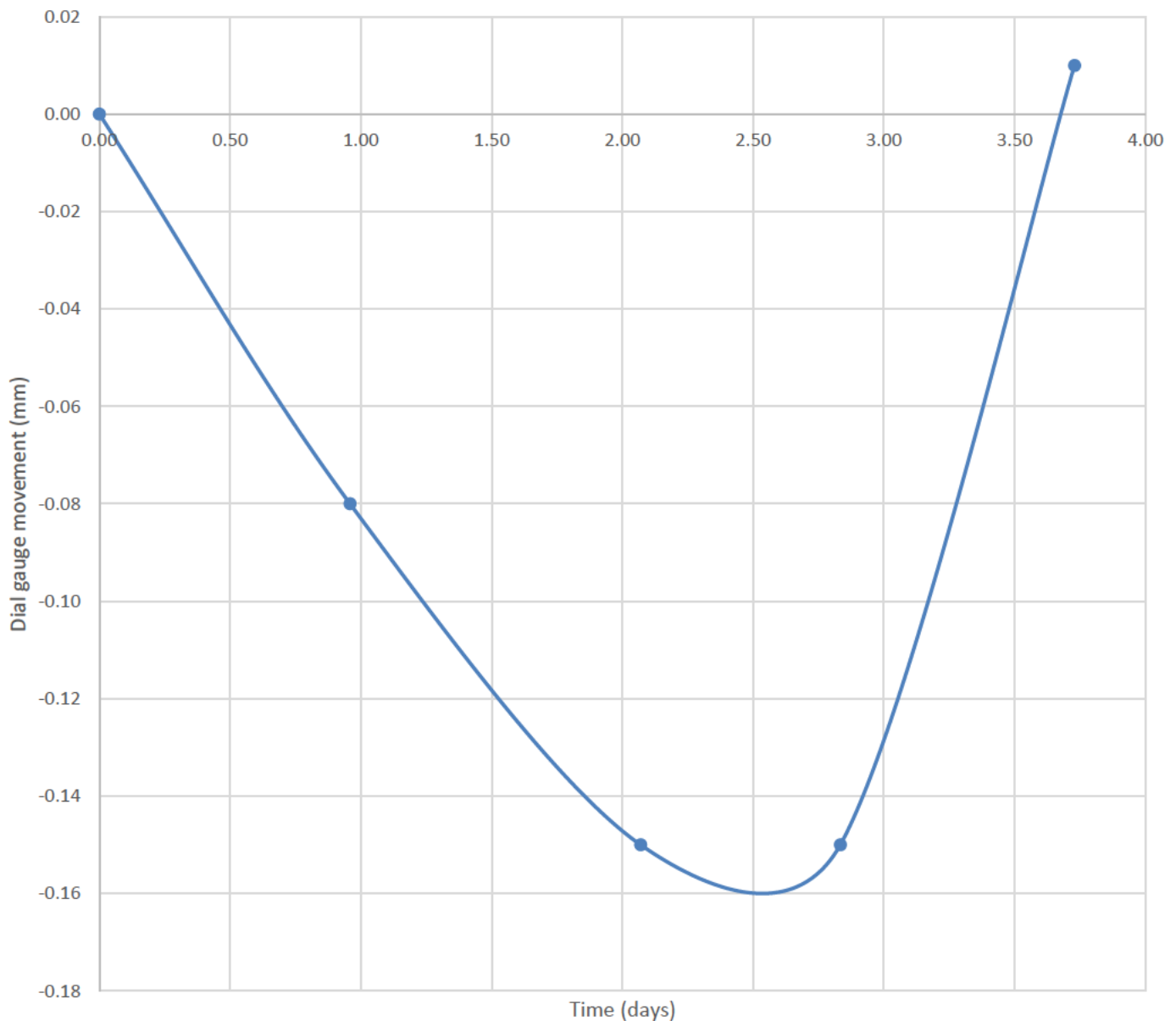
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720677
Hole No.: CBR6
Sample Reference: Not Given
Sample Description: Brown CLAY

Depth Top [m]: 0.30
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph



Remarks:

Test/ Specimen specific remarks:

Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3

4041

Client: Merebrook
 Client Address: First Floor, 1 Leonard Place,
 Westerham Road, Keston,
 BR2 6HQ
 Contact: Charlie Oliveira
 Site Address: Glebe Farm

Client Reference: 21949AH
 Job Number: 25-056523-1
 Date Sampled: 30/09/2025
 Date Received: 08/10/2025
 Date Tested: 15/11/2025
 Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720678
 Hole No.: CBR7
 Sample Reference: Not Given
 Sample Description: Brown slightly gravelly CLAY

Depth Top [m]: 0.30
 Depth Base [m]: Not Given
 Sample Type: B

Specimen Preparation:

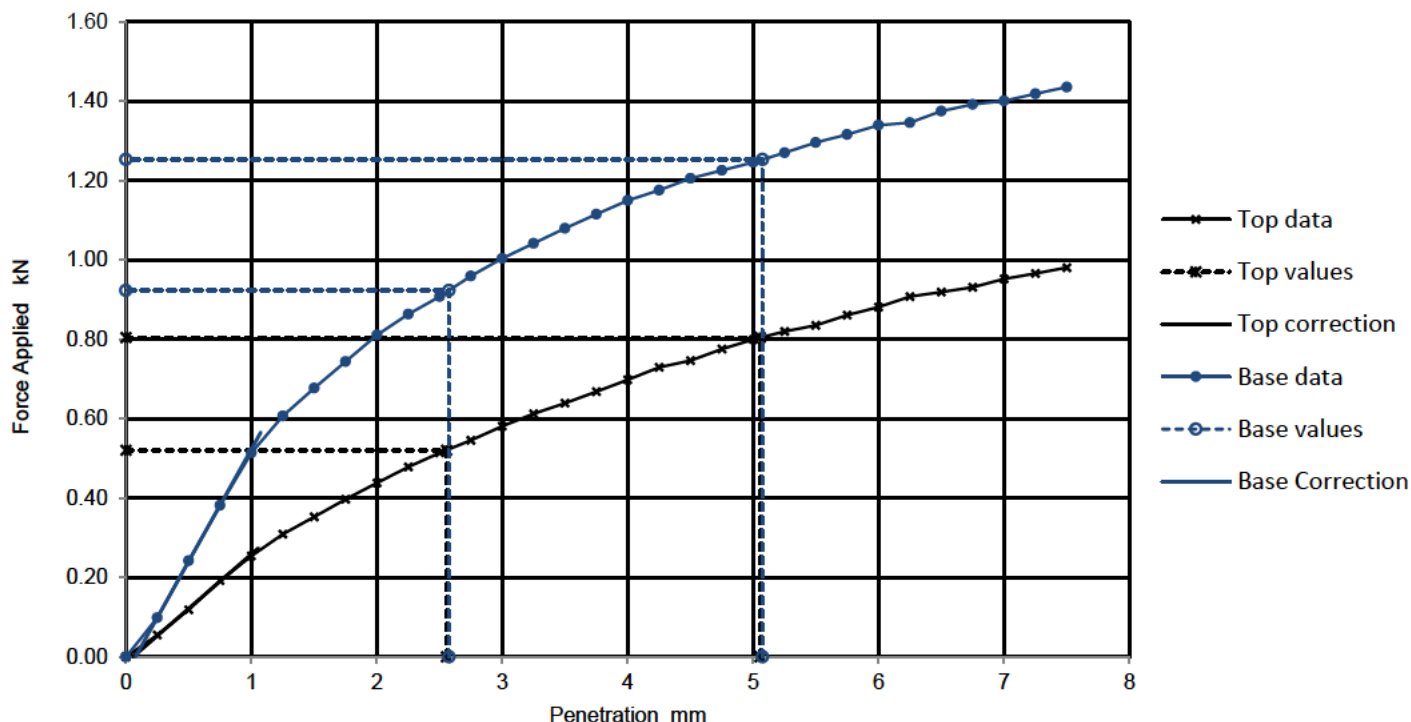
Condition: Remoulded
 Details: Recompact with specified standard effort using 2.5kg rammer

Soaking details
 Period of soaking: 4 days
 Time to surface: 2 days
 Amount of swell recorded: 0.10 mm
 Dry density after soaking: 1.62 Mg/m³

Material retained on 20mm sieve removed: 0 %

Initial Specimen details
 Bulk density: 1.97 Mg/m³
 Dry density: 1.62 Mg/m³
 Water content: 21.3 %
 Surcharge applied: 8 kg
 4.9 kPa

Force v Penetration Plots



Results

TOP
 BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
Yes	3.9	4	4	
Yes	7	6.3	7	

Water Content %
24.1
22.2

Remarks:

Test/ Specimen specific remarks:

Signed:

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 Senior Reporting Specialist
 for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

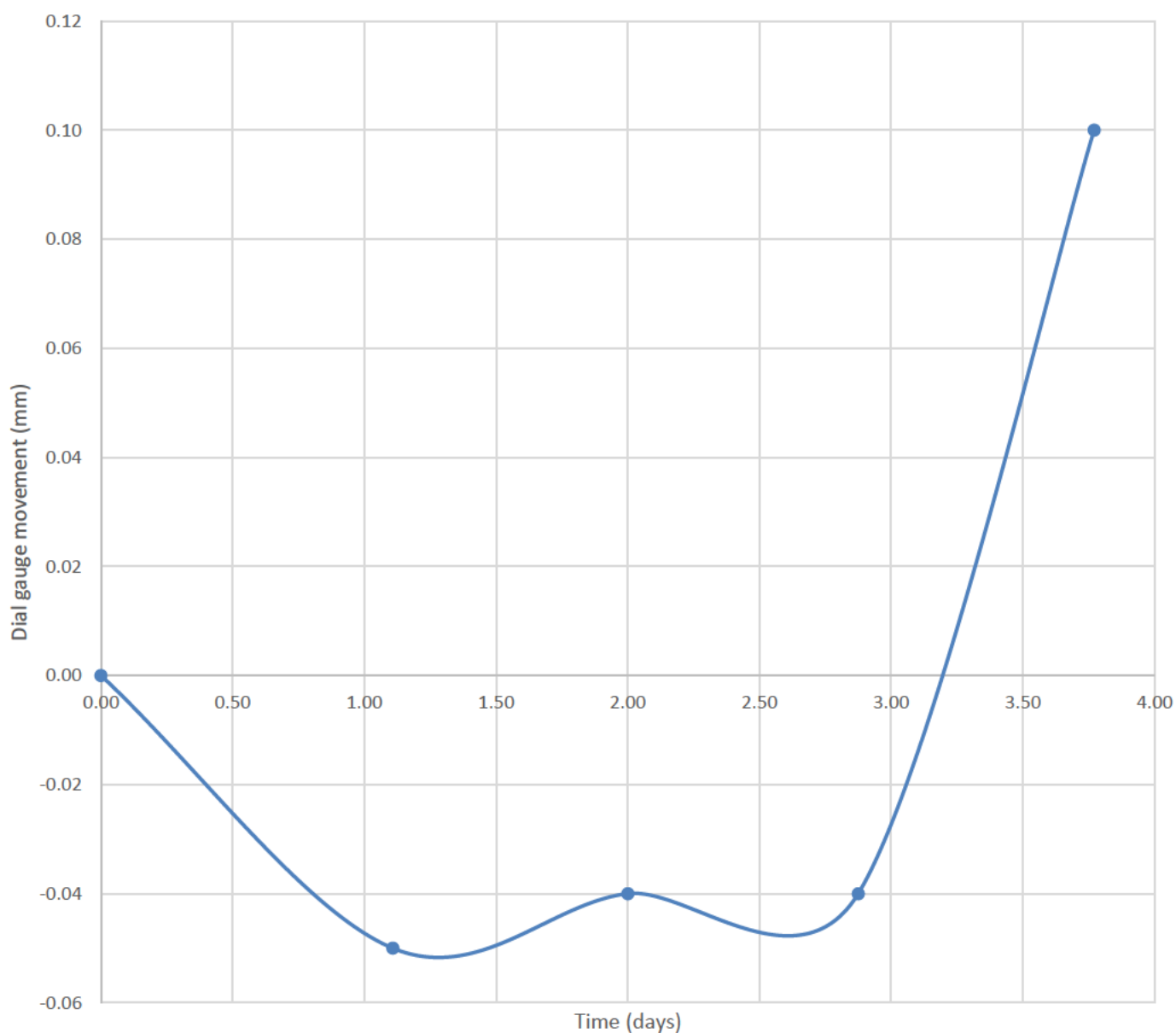
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720678
Hole No.: CBR7
Sample Reference: Not Given
Sample Description: Brown slightly gravelly CLAY

Depth Top [m]: 0.30
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph



Remarks:

Test/ Specimen specific remarks:

Signed:



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Tested in Accordance with: BS 1377-2:2022 CI 15.3

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720679
Hole No.: CBR8
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

Specimen Preparation:

Condition: Remoulded
Details: Recompacted with specified standard effort using 2.5kg rammer

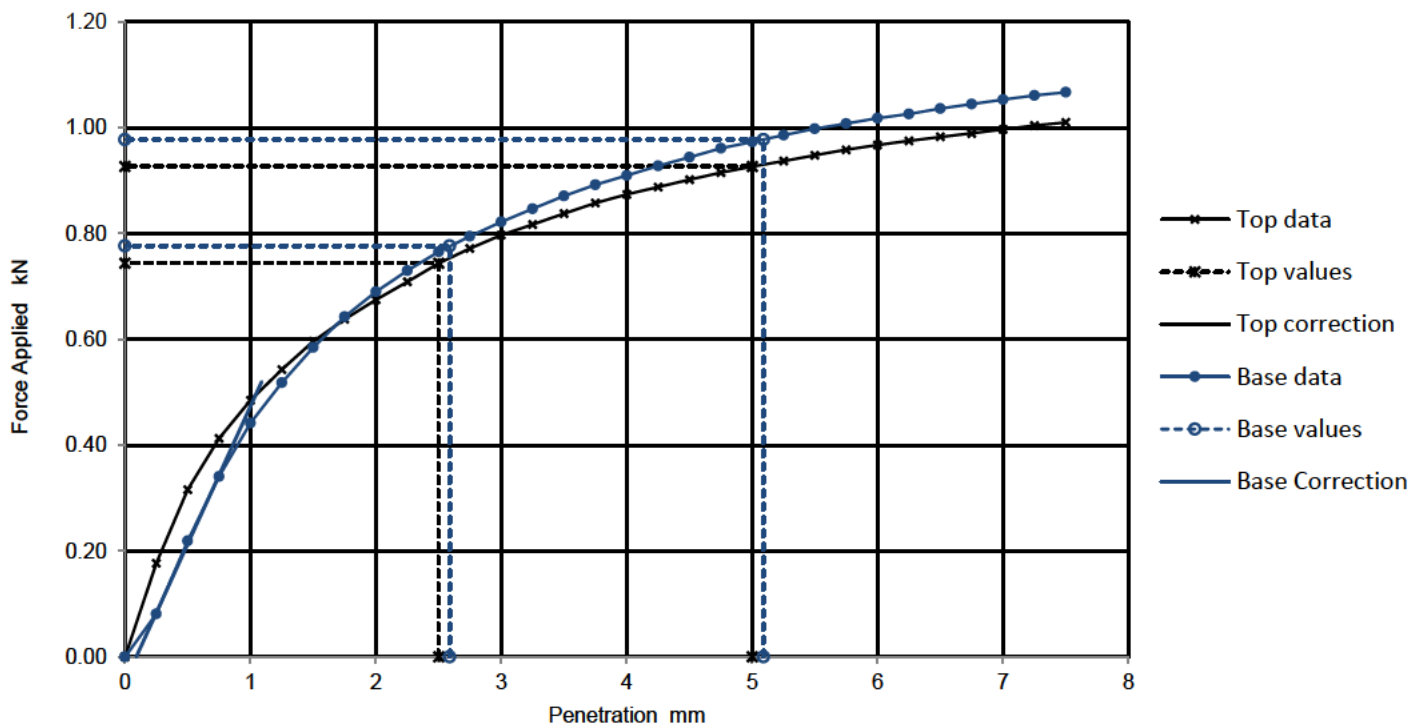
Soaking details
Period of soaking: 4 days
Time to surface: 3 days
Amount of swell recorded: 0.97 mm
Dry density after soaking: 1.21 Mg/m3

Material retained on 20mm sieve removed: 0 %

Initial Specimen details
Bulk density: 1.72 Mg/m3
Dry density: 1.22 Mg/m3
Water content: 40.8 %

Surcharge applied: 8 kg
4.9 kPa

Force v Penetration Plots



Results

TOP
BASE

Curve correction applied	CBR Values, %			
	2.5mm	5mm	Highest	Average
No	5.6	4.6	5.6	5.8
Yes	5.9	4.9	5.9	

Water Content %
43.6
43.7

Remarks:

Test/ Specimen specific remarks:

Signed:

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Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

DETERMINATION OF THE CALIFORNIA BEARING RATIO (CBR) SOAKED

Tested in Accordance with: BS 1377-2:2022 CI 15.3



4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 30/09/2025
Date Received: 08/10/2025
Date Tested: 15/11/2025
Sampled By: Client - Tim Stempt

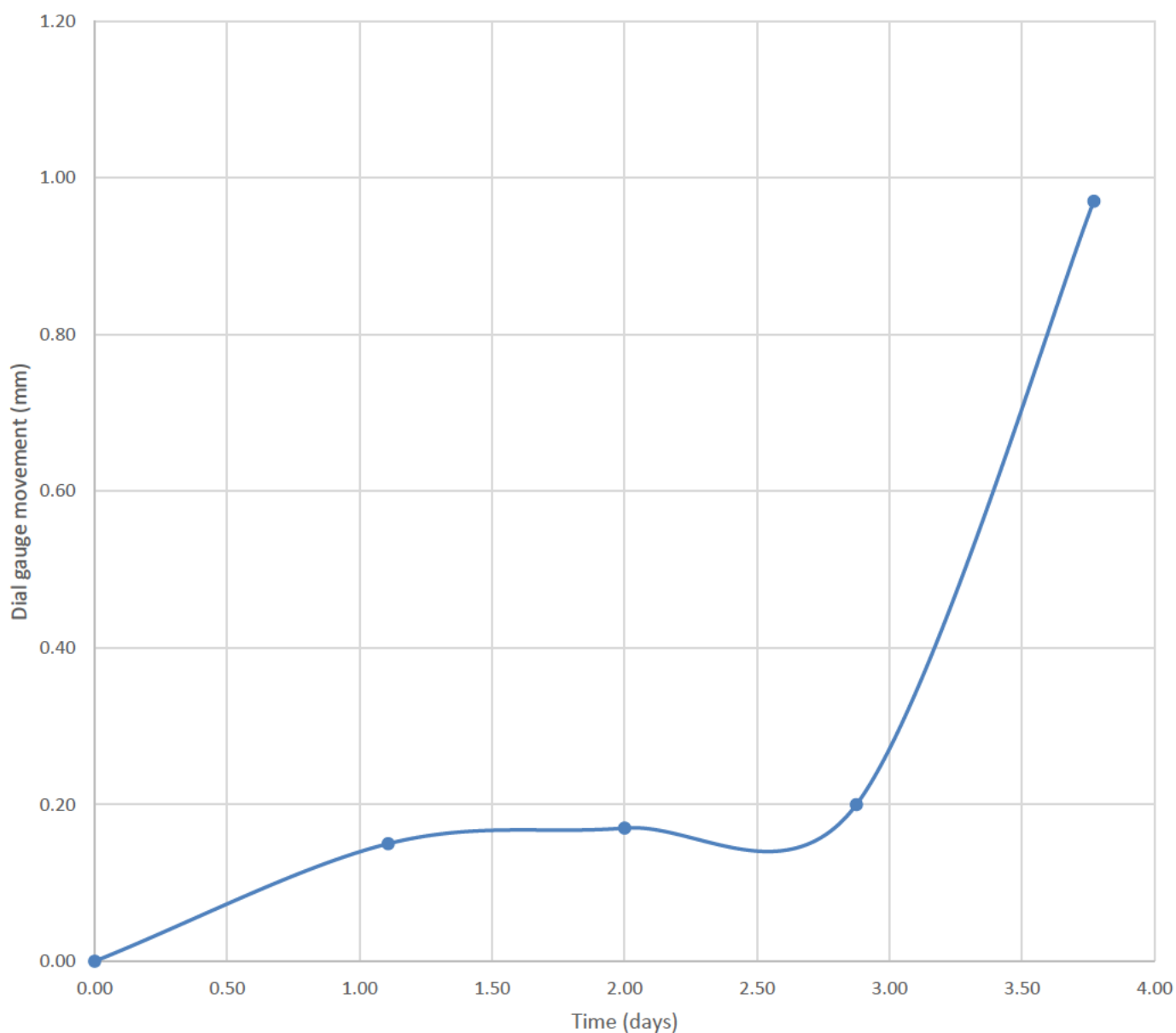
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720679
Hole No.: CBR8
Sample Reference: Not Given
Sample Description: Light brown CLAY

Depth Top [m]: 0.40
Depth Base [m]: Not Given
Sample Type: B

CBR Soaked Graph



Remarks:

Test/ Specimen specific remarks:

Signed:



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TEST CERTIFICATE

UNCONSOLIDATED UNDRAINED TRIAXIAL TEST

Tested in Accordance with: BS EN ISO 17892-8:2018,
BS 1377-2 Cl. 28:2022

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 02/10/2025
Date Received: 08/10/2025
Date Tested: 29/10/2025
Sampled By: Client - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

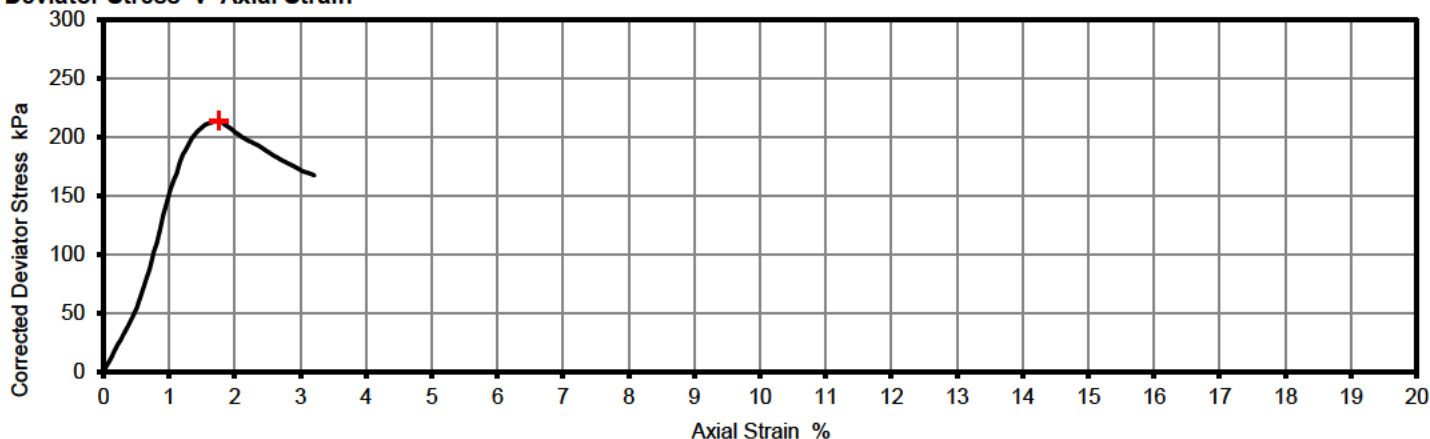
Laboratory Reference: 720614
Hole No.: BH05
Sample Reference: Not Given
Sample Description: Dark grey CLAY
Sample Preparation: Sample prepared in accordance with BS EN ISO 17892-8: 2018 Clause 6.2.

Depth Top [m]: 7.00
Depth Base [m]: Not Given
Sample Type: U

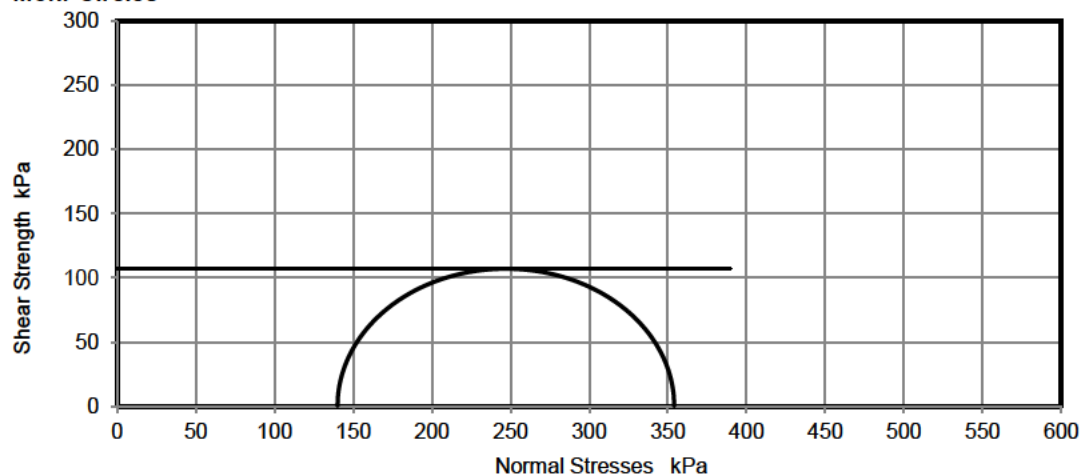
Test Number	1
Depth within Sample	- m
Length	99.56 mm
Diameter	50.19 mm
Length Prior to Shearing	99.56 mm
Bulk Density	1.97 Mg/m ³
Initial Water Content	23.8 %
Final Water Content	23.4 %
Dry Density	1.59 Mg/m ³

Rate of Strain	1.00 %/min
Cell Pressure	140 kPa
Axial Strain at Failure	1.8 %
Deviator Stress, ($\sigma_v - \sigma_h$)	214 kPa
Undrained Shear Strength, c_u	107 kPa $\frac{1}{2}(\sigma_v - \sigma_h)$
Mode of Failure	Brittle
Membrane Thickness	0.23 mm
Membrane Correction	0.46 kPa

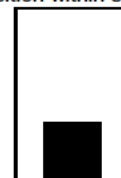
Deviator Stress v Axial Strain



Mohr Circles



Position within sample



Note: Deviator stress corrected for area change and membrane effects.

Remarks:

Signed:

Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

CONSOLIDATED UNDRAINED TRIAXIAL COMPRESSION TEST WITH MEASUREMENT OF PORE WATER PRESSURE

Tested in Accordance with: BS EN ISO 17892-9:2018,
BS 1377-2 Cl. 29:2022

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 02/10/2025
Date Received: 10/08/2025
Date Tested: 26/11/2025
Sampled By: Clint - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

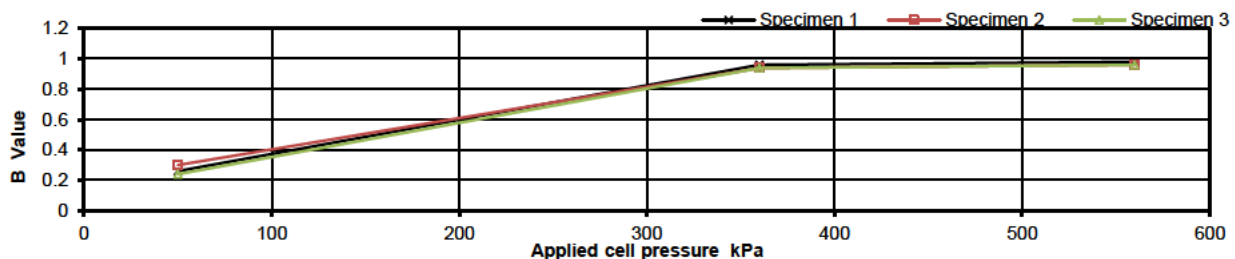
Test Results:

Laboratory Reference: 720609
Hole No.: BH05
Sample Reference: Not Given
Sample Description: Light brown silty CLAY with fragments of siltstones
Sample Preparation: Sample prepared in accordance with BS EN ISO 17892-9: 2018 Clause 6.2.

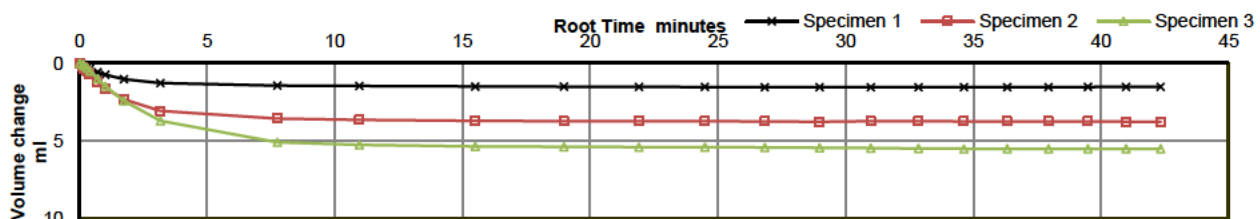
Depth Top [m]: 2.50
Depth Base [m]: Not Given
Sample Type: U

Specimen Details		1	2	3
Initial	Height mm	77.7	77.8	76.3
	Diameter mm	38.1	37.9	38.4
	Bulk Density Mg/m ³	1.92	1.89	1.87
	Water Content %	30.6	30.6	30.6
	Dry Density Mg/m ³	1.47	1.45	1.43
	Saturation %	101	97	95
	Voids Ratio	0.805	0.833	0.854
Final	Membrane thickness mm	0.24	0.25	0.25
	Bulk Density Mg/m ³	1.99	2.01	2.01
	Water Content %	32.6	33.5	33.7
Dry density Mg/m ³		1.50	1.51	1.50

Saturation Details		1	2	3
Method		Cell and Back Pressures increased simultaneously		
Cell Pressure Increments	kPa	50	50	50
Differential Pressure	kPa	5	5	5
Final Cell Pressure	kPa	560	560	560
Final Pore Water Pressure	kPa	554	554	554
Final B Value		0.98	0.96	0.96
Duration	days	5	5	5



Consolidation Details		1	2	3	
Specimen		1	2	3	
Drainage conditions		Radial+1 end	Radial+1 end	Radial+1 end	
Cell pressure applied		650	700	799	kPa
Back pressure applied		600	600	600	kPa
Effective pressure		50	100	200	kPa
Pore pressure at start of consolidation		643	691	766	kPa
Pore pressure at end of consolidation		600	601	601	kPa
Pore pressure dissipation at end of consolidation		100	99	99	%
Vertical strain at end of consolidation		0.574	1.431	2.079	%
Volumetric strain at end of consolidation		1.723	4.292	6.237	%
Rate of volumetric strain		-0.002	0.001	0.001	%/h
Duration		1	1	1	days



Remarks: Deviator stresses corrected for area change, vertical side drains and up to 0.24 mm thick rubber membrane. Subsample 1 contained fragments of siltstones. Interpretation conducted on subsamples 2 and 3.

Signed:

Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

CONSOLIDATED UNDRAINED TRIAXIAL COMPRESSION TEST WITH MEASUREMENT OF PORE WATER PRESSURE

Tested in Accordance with: BS EN ISO 17892-9:2018,
BS 1377-2 Cl. 29:2022

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 02/10/2025
Date Received: 10/08/2025
Date Tested: 26/11/2025
Sampled By: Clint - Tim Stempt

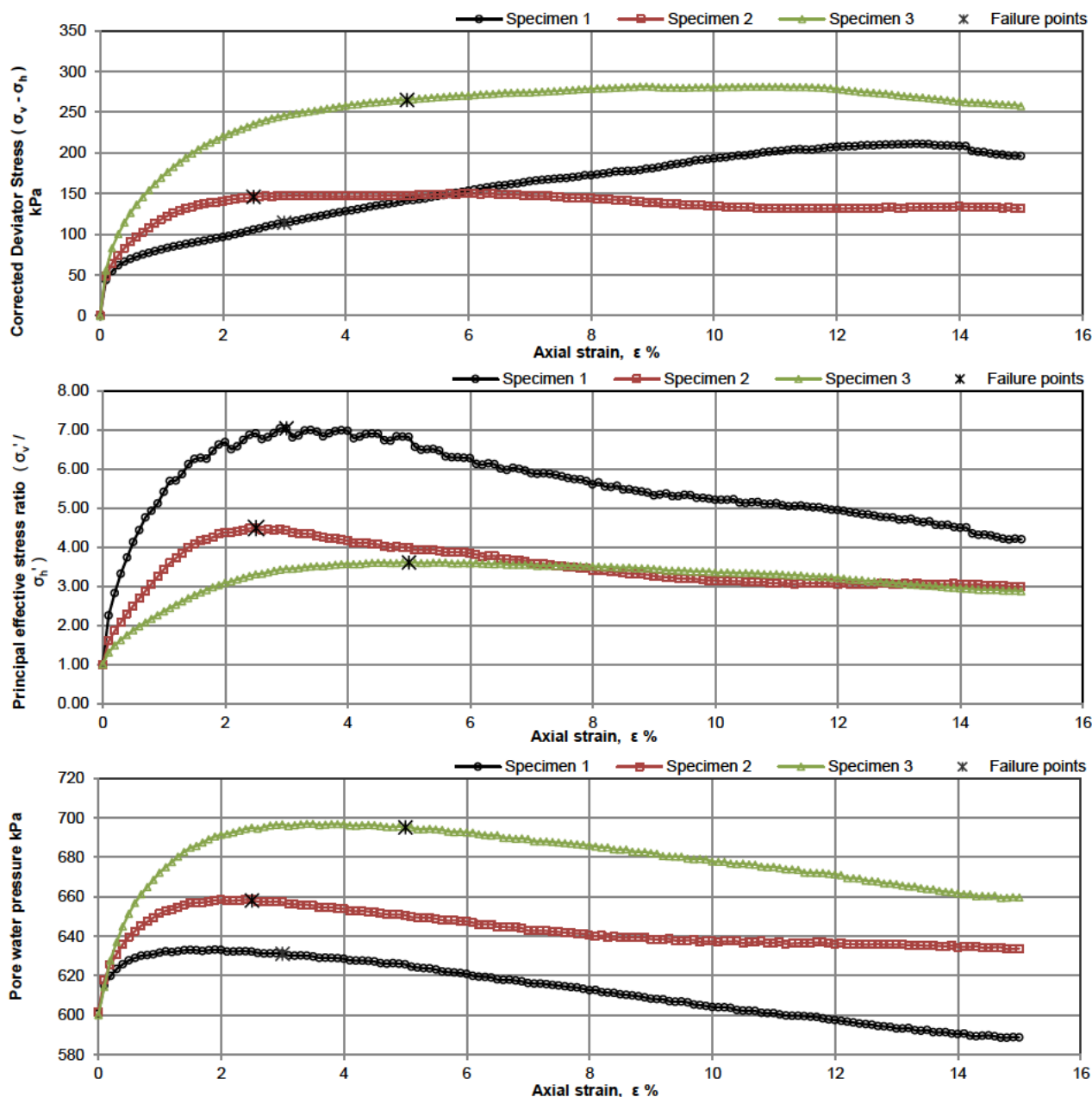
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720609
Hole No.: BH05
Sample Reference: Not Given
Sample Description: Light brown silty CLAY with fragments of siltstones

Depth Top [m]: 2.50
Depth Base [m]: Not Given
Sample Type: U

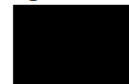
Compression stages - graphical data



Remarks:

Deviator stresses corrected for area change, vertical side drains and up to 0.24 mm thick rubber membrane. Subsample 1 contained fragments of siltstones. Interpretation conducted on subsamples 2 and 3.

Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

Opinions and interpretations expressed herein are outside of the scope of the UKAS Accreditation. This report may not be reproduced other than in full without the prior written approval of the issuing laboratory. The results included within the report relate only to the sample(s) submitted for testing.

TEST CERTIFICATE

CONSOLIDATED UNDRAINED TRIAXIAL COMPRESSION TEST WITH MEASUREMENT OF PORE WATER PRESSURE

Tested in Accordance with: BS EN ISO 17892-9:2018,
BS 1377-2 Cl. 29:2022

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 02/10/2025
Date Received: 10/08/2025
Date Tested: 26/11/2025
Sampled By: Clint - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720609
Hole No.: BH05
Sample Reference: Not Given
Sample Description: Light brown silty CLAY with fragments of siltstones

Depth Top [m]: 2.50
Depth Base [m]: Not Given
Sample Type: U

Compression stages - table of results and interpretation

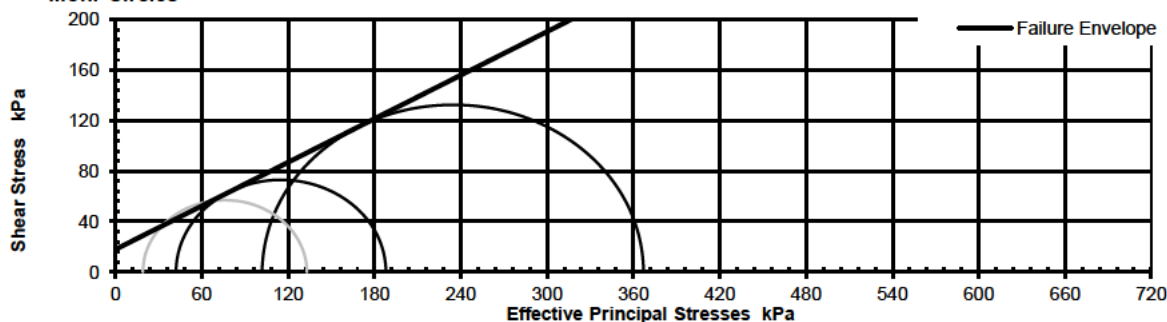
Failure criterion: Maximum effective principal stress ratio

Specimen	Cell pressure kPa	Initial pwp kPa	Initial σ_h' kPa	Rate of strain %/hr	Axial strain, ϵ_f %	$(\sigma_v - \sigma_h)_f$ kPa	$(\sigma_v' / \sigma_h')_f$ kPa	$\sigma_h' f$ kPa	$\sigma_v' f$ kPa	uf kPa	Af	Duration days
1	650	600	50	0.78	3.0	114	7.04	19	133	631	0.26	1
2	700	600	100	0.78	2.5	146	4.49	42	187	658	0.39	1
3	799	600	200	0.80	5.0	265	3.61	102	367	695	0.36	1

Specimen	1	2	3
Secant modulus E50 MPa	N/A	N/A	N/A
Strain at E50 %	N/A	N/A	N/A

Specimen	1	2	3
Membrane correction kPa	1.09	0.94	1.89
Side drain correction kPa	10.03	10.18	10.11

Mohr Circles



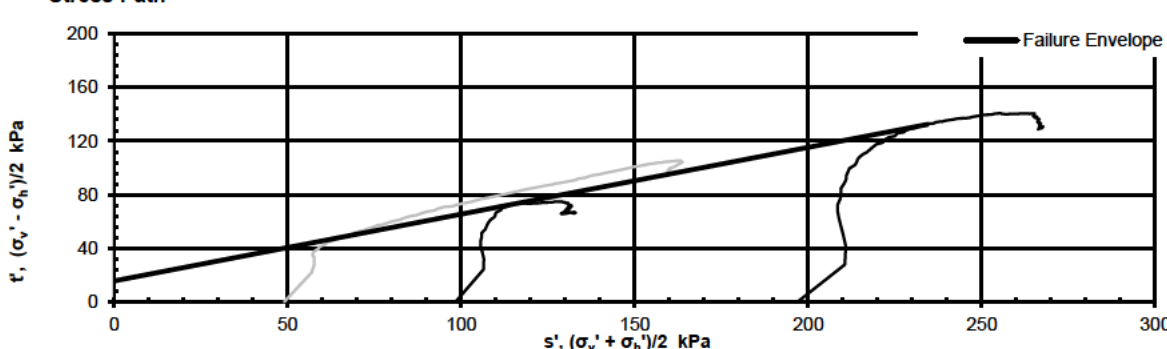
Particle density

Assumed
2.65 Mg/m ³

Position within sample



Stress Path



Mode of failure



Compound



Brittle



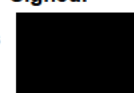
Compound

Shear Strength Parameters	Linear regression	Manual re-assessment
c' kPa	18.2	-
ϕ' degrees	29.9	-

Specimen	Total duration
1	7 days
2	7 days
3	7 days

Remarks: Deviator stresses corrected for area change, vertical side drains and up to 0.24 mm thick rubber membrane. Subsample 1 contained fragments of siltstones. Interpretation conducted on subsamples 2 and 3.

Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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TEST CERTIFICATE

CONSOLIDATED UNDRAINED TRIAXIAL COMPRESSION TEST WITH MEASUREMENT OF PORE WATER PRESSURE

Tested in Accordance with: BS EN ISO 17892-9:2018,
BS 1377-2 Cl. 29:2022

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 02/10/2025
Date Received: 10/08/2025
Date Tested: 24/11/2025
Sampled By: Clint - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

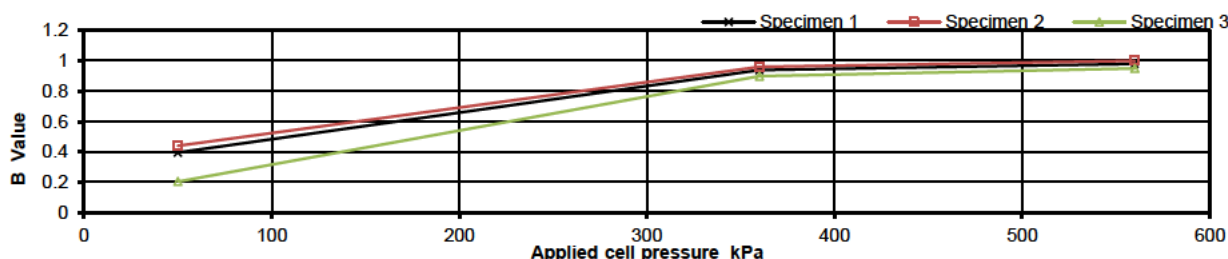
Test Results:

Laboratory Reference: 720612
Hole No.: BH05
Sample Reference: Not Given
Sample Description: Light brown silty CLAY
Sample Preparation: Sample prepared in accordance with BS EN ISO 17892-9: 2018 Clause 6.2.

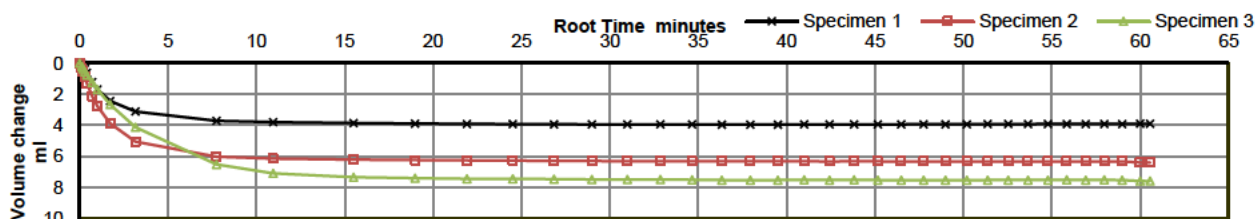
Depth Top [m]: 4.50
Depth Base [m]: Not Given
Sample Type: U

Specimen Details		1	2	3
Initial	Height mm	77.0	76.2	76.7
	Diameter mm	37.8	37.9	38.0
	Bulk Density Mg/m³	1.93	1.93	1.95
	Water Content %	27.4	27.4	27.4
	Dry Density Mg/m³	1.52	1.51	1.53
	Saturation %	97	97	99
	Voids Ratio	0.747	0.75	0.734
	Membrane thickness mm	0.23	0.24	0.24
Final	Bulk Density Mg/m³	2.09	2.11	2.17
	Water Content %	31.1	29.1	31.7
	Dry density Mg/m³	1.59	1.64	1.65

Saturation Details		1	2	3
Method		Cell and Back Pressures increased simultaneously		
Cell Pressure Increments	kPa	50	50	50
Differential Pressure	kPa	5	5	5
Final Cell Pressure	kPa	560	560	560
Final Pore Water Pressure	kPa	554	555	552
Final B Value		0.98	1.00	0.95
Duration	days	4	4	4



Consolidation Details	Specimen	1	2	3	
	Drainage conditions	Radial+1 end	Radial+1 end	Radial+1 end	
	Cell pressure applied	699	800	950	kPa
	Back pressure applied	599	600	550	kPa
	Effective pressure	100	200	400	kPa
	Pore pressure at start of consolidation	680	793	908	kPa
	Pore pressure at end of consolidation	600	600	552	kPa
	Pore pressure dissipation at end of consolidation	99	100	100	%
	Vertical strain at end of consolidation	1.505	2.479	2.912	%
	Volumetric strain at end of consolidation	4.514	7.437	8.735	%
	Rate of volumetric strain	-0.002	0.000	0.000	%/h
	Duration	2.5	2.5	2.5	days



Remarks: Deviator stresses corrected for area change, vertical side drains and up to 0.24 mm thick rubber membrane.

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CONSOLIDATED UNDRAINED TRIAXIAL COMPRESSION TEST WITH MEASUREMENT OF PORE WATER PRESSURE

Tested in Accordance with: BS EN ISO 17892-9:2018,
BS 1377-2 Cl. 29:2022

4041

Client: Merebrook
Client Address: First Floor, 1 Leonard Place,
Westerham Road, Keston,
BR2 6HQ
Contact: Charlie Oliveira
Site Address: Glebe Farm

Client Reference: 21949AH
Job Number: 25-056523-1
Date Sampled: 02/10/2025
Date Received: 10/08/2025
Date Tested: 24/11/2025
Sampled By: Clint - Tim Stempt

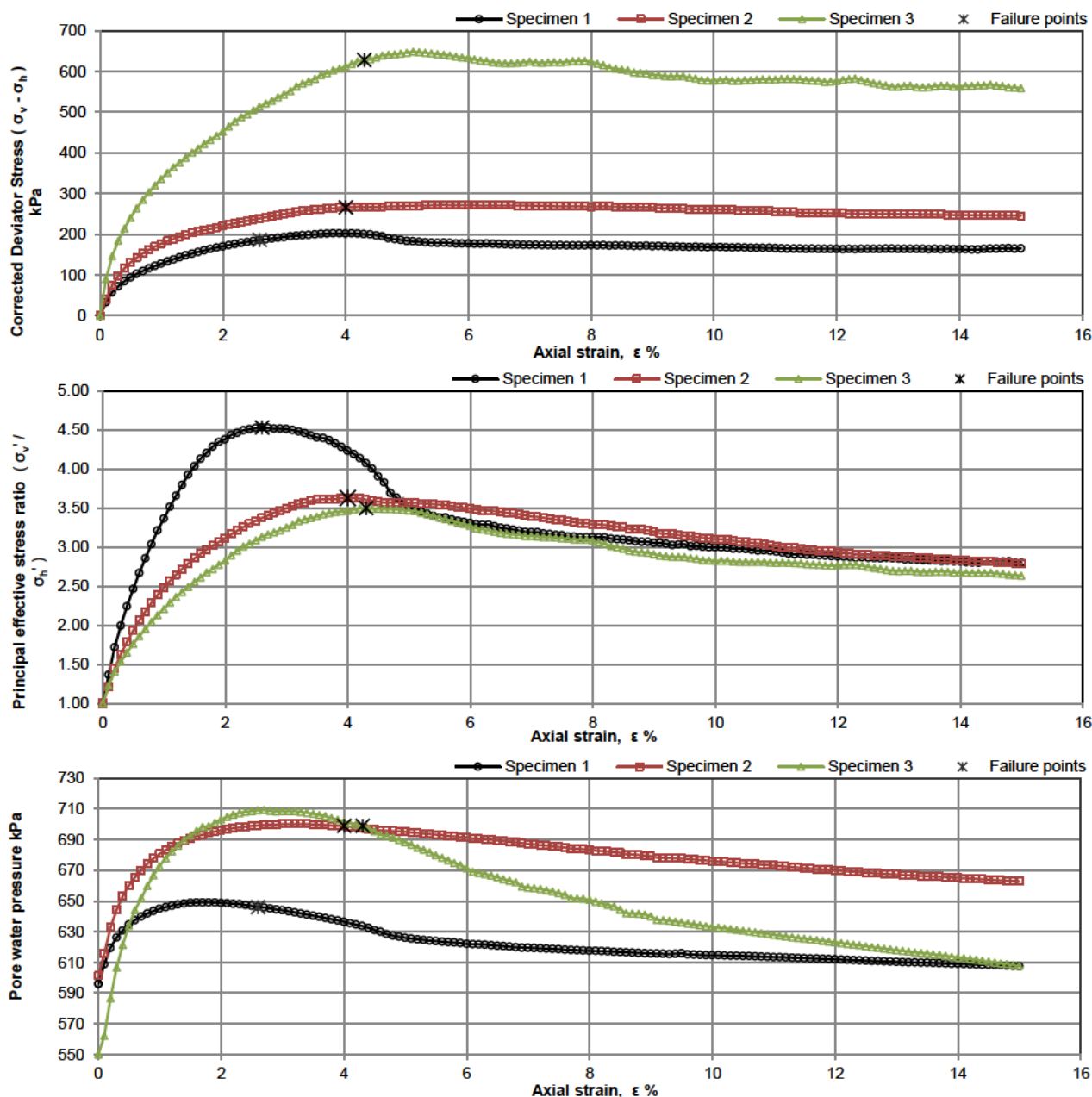
Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720612
Hole No.: BH05
Sample Reference: Not Given
Sample Description: Light brown silty CLAY

Depth Top [m]: 4.50
Depth Base [m]: Not Given
Sample Type: U

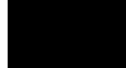
Compression stages - graphical data



Remarks: Deviator stresses corrected for area change, vertical side drains and up to 0.24 mm thick rubber membrane.

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Date Tested: 24/11/2025
Sampled By: Clint - Tim Stempt

Testing carried out at i2 Analytical Limited, ul. Pionierow, 41-711 Ruda Slaska, Poland

Test Results:

Laboratory Reference: 720612
Hole No.: BH05
Sample Reference: Not Given
Sample Description: Light brown silty CLAY

Depth Top [m]: 4.50
Depth Base [m]: Not Given
Sample Type: U

Compression stages - table of results and interpretation

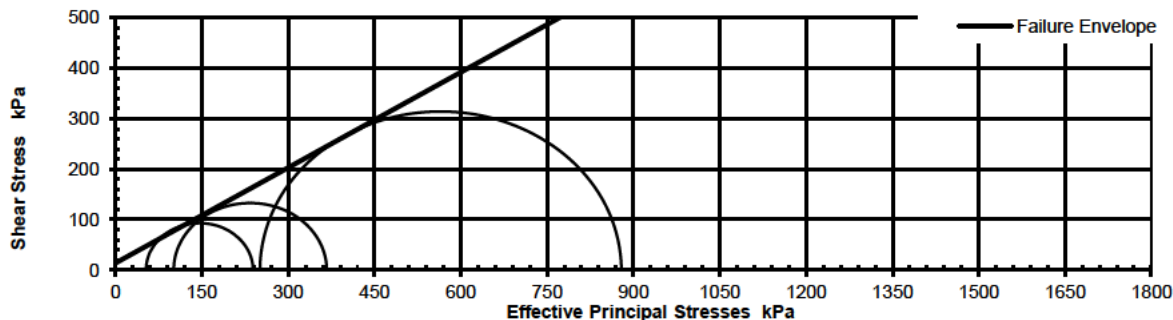
Failure criterion: Maximum deviator stress

Specimen	Cell pressure kPa	Initial pwp kPa	Initial σ_h' kPa	Rate of strain %/hr	Axial strain, ϵ_f %	$(\sigma_v - \sigma_h)_f$ kPa	$(\sigma_v' / \sigma_h')_f$ kPa	$\sigma_h'_f$ kPa	$\sigma_v'_f$ kPa	u_f kPa	A_f	Duration days
1	699	599	100	1.58	2.6	186	4.53	53	238	646	0.27	0.5
2	800	600	200	1.61	4.0	266	3.63	101	368	699	0.37	0.5
3	950	550	400	1.61	4.3	628	3.50	251	880	699	0.24	0.5

Specimen	1	2	3
Secant modulus E_{50} MPa	N/A	N/A	N/A
Strain at E_{50} %	N/A	N/A	N/A

Specimen	1	2	3
Membrane correction kPa	0.90	1.45	1.56
Side drain correction kPa	10.21	10.29	10.31

Mohr Circles

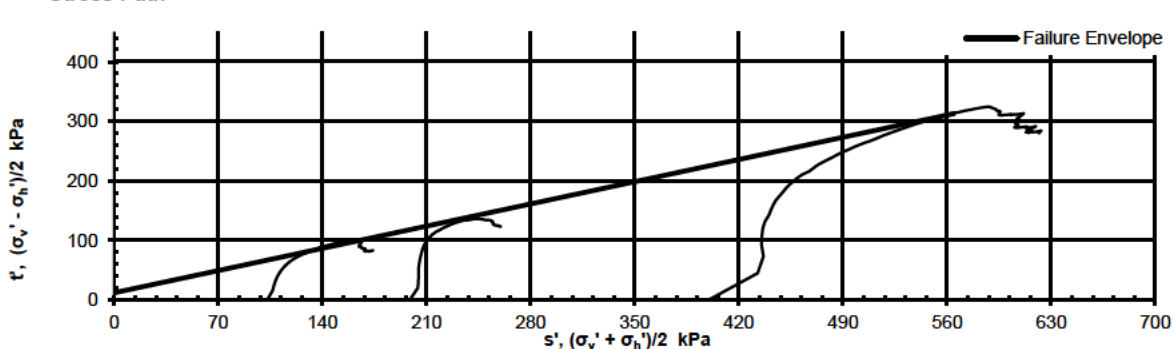


Particle density
Assumed
2.65 Mg/m³

Position within
sample



Stress Path



Shear Strength Parameters	Linear regression	Manual re-assessment
c' kPa	14.4	-
ϕ' degrees	32.2	-

Specimen	Total duration
1	7 days
2	7 days
3	7 days



Brittle



Brittle

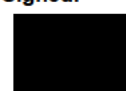


Brittle

Mode of failure

Remarks: Deviator stresses corrected for area change, vertical side drains and up to 0.24 mm thick rubber membrane.

Signed:



Monika Siewior
Senior Reporting Specialist
for and on behalf of i2 Analytical Ltd

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BR2 6HQ

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e: charlie.oliveira@merebrook.co.uk;labresults@merebrook.co.uk
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Croxley Green
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WD18 8YS

t: 01923 225404

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e: info-i2analytical@normecgroup.com

Analytical Report Number : 25-056528

Project / Site name:	Glebe Farm	Samples received on:	08/10/2025
Your job number:	21949AH	Samples instructed on/ Analysis started on:	20/10/2025
Your order number:	25-2-FDO-LABS	Analysis completed by:	03/11/2025
Report Issue Number:	1	Report issued on:	03/11/2025
Samples Analysed:	9 soil samples		

Signed:

Rachel Chappell
Key Account Manager
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils	- 4 weeks from reporting
leachates	- 2 weeks from reporting
waters	- 2 weeks from reporting
asbestos	- 6 months from reporting
air	- once the analysis is complete

Excel copies of reports are only valid when accompanied by this PDF certificate.

Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

Analytical Report Number: 25-056528
 Project / Site name: Glebe Farm
 Your Order No: 25-2-FDO-LABS

Lab Sample Number				720711	720712	720713	720714	720715
Sample Reference				BH05	BH05	BH05	BH06	BH06
Sample Number				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix				N/A	N/A	N/A	N/A	N/A
Depth (m)				2.00	5.00	11.00	2.00	4.50
Date Sampled				02/10/2025	02/10/2025	02/10/2025	03/10/2025	03/10/2025
Time Taken				None Supplied	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status					

Stone Content	%	0.1	NONE	< 0.1	< 0.1	< 0.1	< 0.1	< 0.1
Moisture Content	%	0.01	NONE	16	12	19	19	13
Total mass of sample received	kg	0.1	NONE	1.2	0.3	1.3	1	0.4

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	8.4	8.1	7.9	8.2	8.4
Total Sulphate as SO ₄	%	0.005	MCERTS	0.032	0.027	0.134	0.03	0.027
Water Soluble Sulphate as SO ₄ 16hr extraction (2:1)	mg/kg	2.5	MCERTS	26	14	1300	55	16
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	mg/l	1.25	MCERTS	12.7	7.14	674	27.4	7.77
Water Soluble Chloride (2:1) (leachate equivalent)	mg/l	0.5	MCERTS	1.2	1.7	18	1.7	1.3
Total Sulphur	mg/kg	50	MCERTS	160	130	4200	130	120
Total Sulphur	%	0.005	MCERTS	0.016	0.013	0.421	0.013	0.012
Water Soluble Nitrate (2:1) as N (leachate equivalent)	mg/l	2	NONE	< 2.0	< 2.0	< 2.0	< 2.0	< 2.0

Heavy Metals / Metalloids

Magnesium (leachate equivalent)	mg/l	2.5	NONE	< 2.5	< 2.5	15	4.6	< 2.5
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U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number: 25-056528
 Project / Site name: Glebe Farm
 Your Order No: 25-2-FDO-LABS

Lab Sample Number	720716	720717	720718	720719
Sample Reference	BH06	MTP113	MTP115	MWS202
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A
Depth (m)	12.50	2.80	3.10	1.50
Date Sampled	03/10/2025	07/10/2025	07/10/2025	02/10/2025
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

Stone Content	%	0.1	NONE	< 0.1	< 0.1	< 0.1	< 0.1
Moisture Content	%	0.01	NONE	24	18	19	11
Total mass of sample received	kg	0.1	NONE	1.2	0.3	0.2	0.6

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	8	8	8.1	8.2
Total Sulphate as SO ₄	%	0.005	MCERTS	0.035	0.026	0.018	0.024
Water Soluble Sulphate as SO ₄ 16hr extraction (2:1)	mg/kg	2.5	MCERTS	46	23	11	35
Water Soluble SO ₄ 16hr extraction (2:1 Leachate Equivalent)	mg/l	1.25	MCERTS	23	11.4	5.56	17.6
Water Soluble Chloride (2:1) (leachate equivalent)	mg/l	0.5	MCERTS	3.2	1.6	1.2	1.2
Total Sulphur	mg/kg	50	MCERTS	200	190	81	110
Total Sulphur	%	0.005	MCERTS	0.02	0.019	0.008	0.011
Water Soluble Nitrate (2:1) as N (leachate equivalent)	mg/l	2	NONE	< 2.0	< 2.0	< 2.0	< 2.0

Heavy Metals / Metalloids

Magnesium (leachate equivalent)	mg/l	2.5	NONE	3.1	2.7	2.7	< 2.5
---------------------------------	------	-----	------	-----	-----	-----	-------

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number : 25-056528

Project / Site name: Glebe Farm

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
720711	BH05	None Supplied	2	Light brown clay with gravel
720712	BH05	None Supplied	5	Light brown sandy clay with gravel
720713	BH05	None Supplied	11	Grey clay
720714	BH06	None Supplied	2	Light brown sandy clay with gravel
720715	BH06	None Supplied	4.5	Light brown sandy clay
720716	BH06	None Supplied	12.5	Light brown sandy clay
720717	MTP113	None Supplied	2.8	Brown clay and loam with gravel and vegetation
720718	MTP115	None Supplied	3.1	Brown sandy clay with gravel
720719	MWS202	None Supplied	1.5	Light brown sandy clay with gravel

Analytical Report Number : 25-056528

Project / Site name: Glebe Farm

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
Magnesium, water soluble, in soil	Determination of water soluble magnesium by extraction with water followed by ICP-OES	In-house method based on TRL 447	L038B	D	NONE
Total sulphate (as SO ₄ in soil)	Determination of total sulphate in soil by extraction with 10% HCl followed by ICP-OES	In-house method	L038B	D	MCERTS
Sulphate, water soluble, in soil (16hr extraction)	Sulphate, water soluble, in soil (16hr extraction)	In-house method	L038B	D	MCERTS
Total Sulphur in soil	Determination of total sulphur in soil by extraction with aqua-regia, potassium bromide/bromate followed by ICP-OES	In-house method	L038B	D	MCERTS
Water Soluble Nitrate (2:1) as N in soil	Determination of nitrate by reaction with sodium salicylate and colorimetry	In-house method based on Examination of Water and Wastewater & Polish Standard Method PN-82/C-04579.08, 2:1 extraction	L078-PL	W	NONE
Chloride, water soluble, in soil	Determination of Chloride colorimetrically by discrete analyser	In-house method	L082B	D	MCERTS
pH in soil (automated)	Determination of pH in soil by addition of water followed by automated electrometric measurement	In-house method	L099-PL	D	MCERTS
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).

For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).

For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.

Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30°C.

Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.

The result for sum should be interpreted with caution

Analytical Report Number : 25-056528

Project / Site name: Glebe Farm

This deviation report indicates the sample and test deviations that apply to the samples submitted for analysis. Please note that the associated result(s) may be unreliable and should be interpreted with care.

Key: a - No sampling date b - Incorrect container/Insufficient material provided c - Holding time d - Headspace e - Temperature

Sample ID	Other ID	Sample Type	Lab Sample Number	Sample Deviation	Test Name	Test Ref	Test Deviation
BH05	N/A	S	720711	c	Chloride, water soluble, in soil	L082B	c
BH05	N/A	S	720711	c	pH in soil (automated)	L099-PL	c
BH05	N/A	S	720712	c	Chloride, water soluble, in soil	L082B	c
BH05	N/A	S	720712	c	pH in soil (automated)	L099-PL	c
BH05	N/A	S	720713	c	Chloride, water soluble, in soil	L082B	c
BH05	N/A	S	720713	c	pH in soil (automated)	L099-PL	c
BH06	N/A	S	720714	c	pH in soil (automated)	L099-PL	c
BH06	N/A	S	720715	c	pH in soil (automated)	L099-PL	c
BH06	N/A	S	720716	c	pH in soil (automated)	L099-PL	c
MTP113	N/A	S	720717	c	pH in soil (automated)	L099-PL	c
MTP115	N/A	S	720718	c	pH in soil (automated)	L099-PL	c
MWS202	N/A	S	720719	c	Chloride, water soluble, in soil	L082B	c
MWS202	N/A	S	720719	c	pH in soil (automated)	L099-PL	c

APPENDIX 8

- Field Monitoring Records
- Groundwater Level Data
- Hazardous Soil Gas Data

GAS MONITORING RECORD ROUND 1



Location Reference	Time	Flow and Pressure Measurements				Gas Measurements									VOC Measurements		Dip Measurements		Comments
		Flow		Atmospheric Pressure	Differential Pressure	Methane Max	Methane Steady	Methane LEL	Carbon Dioxide Max	Carbon Dioxide Steady	Oxygen	Carbon Monoxide	Hydrogen Sulphide	Time Taken to Reach Steady State	Hexane	PID	Depth to Water	Depth to Base	
		max	steady																
		l hr ⁻¹																	
WS1	-	0	0	1022	0	0	0	-	4.5	4.5	4.5	0	0	-	-	nr	-	-	-
WS2	-	0	0	1022	0	0	0	-	1.5	1.5	16.4	0	0	-	-	nr	-	-	-
WS4	-	0	0	1022	0	0	0	-	2.8	2.8	12	0	0	-	-	nr	-	-	-
WS7	-	0	0	1022	0	0	0	-	1.5	1.5	15.9	0	0	-	-	nr	-	-	-
WS8	-	0	0	1022	0	0	0	-	1.8	1.8	16.4	0	0	-	-	nr	-	-	-
WS10	-	0	0	1022	0	0	0	-	2.3	2.3	12.5	0	0	-	-	nr	-	-	-
WS13	-	0	0	1022	0	0	0	-	1.4	1.4	17.1	0	0	-	-	nr	-	-	-
WS15	-	1.1	0	1022	4	0	0	-	2.7	2.7	11.7	0	0	-	-	nr	-	-	-
WS17	-	0	0	1022	0	0	0	-	4.3	4.3	2.6	0	0	-	-	nr	-	-	-
WS20	-	0	0	1022	0	0	0	-	0.4	0.4	20.1	0	0	-	-	nr	-	-	-
WS21	-	0	0	1022	0	0	0	-	2.3	2.3	9.5	0	0	-	-	nr	-	-	-
WS25	-	0	0	1022	0	0	0	-	2.1	2.1	14.4	0	0	-	-	nr	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
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-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Weather:		0.0				nr = not recorded					Gas Analyser		PID		Site:			0	
						Model:					-		-		Project Number:			0	
						Serial Number:					-		-		Monitored By:			Monitoring done by others	
						Date of Last Calibration:					-		-		Date:			00/01/1900	

GAS MONITORING RECORD ROUND 2



Location Reference	Time	Flow and Pressure Measurements				Gas Measurements									VOC Measurements		Dip Measurements		Comments
		Flow		Atmospheric Pressure	Differential Pressure	Methane Max	Methane Steady	Methane LEL	Carbon Dioxide Max	Carbon Dioxide Steady	Oxygen	Carbon Monoxide	Hydrogen Sulphide	Time Taken to Reach Steady State	Hexane	PID	Depth to Water	Depth to Base	
		max	steady																
		l hr ⁻¹																	
WS1	-	0	0	1031	0	0	0	-	5.2	5.2	7	0	0	-	-	nr	-	-	-
WS2	-	2.1	0	1031	14	0	0	-	1.5	1.5	16.4	0	0	-	-	nr	-	-	-
WS4	-	0	0	1031	0	0	0	-	2.9	2.9	11.8	0	0	-	-	nr	-	-	-
WS7	-	0	0	1031	0	0	0	-	1.6	1.6	16.1	0	0	-	-	nr	-	-	-
WS8	-	0	0	1031	0	0	0	-	1.3	1.3	17.1	0	0	-	-	nr	-	-	-
WS10	-	0	0	1031	0	0	0	-	2	2	13	0	0	-	-	nr	-	-	-
WS13	-	0	0	1031	0	0	0	-	1.5	1.5	17	0	0	-	-	nr	-	-	-
WS15	-	0	0	1031	0	0	0	-	2.9	2.9	10.8	0	0	-	-	nr	-	-	-
WS17	-	0	0	1031	0	0	0	-	4.4	4.4	3.6	0	0	-	-	nr	-	-	-
WS20	-	0	0	1031	0	0	0	-	0.6	0.6	19.6	0	0	-	-	nr	-	-	-
WS21	-	0	0	1031	0	0	0	-	2.4	2.4	8.5	0	0	-	-	nr	-	-	-
WS25	-	0	0	1031	0	0	0	-	2	2	15.4	0	0	-	-	nr	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Weather:		0.0				nr = not recorded					Gas Analyser		PID		Site:			0	
						Model:					-		-		Project Number:			0	
						Serial Number:					-		-		Monitored By:			Monitoring done by others	
						Date of Last Calibration:					-		-		Date:			00/01/1900	

GAS MONITORING RECORD ROUND 3



Location Reference	Time	Flow and Pressure Measurements				Gas Measurements								VOC Measurements		Dip Measurements		Comments	
		Flow		Atmospheric Pressure	Differential Pressure	Methane Max	Methane Steady	Methane LEL	Carbon Dioxide Max	Carbon Dioxide Steady	Oxygen	Carbon Monoxide	Hydrogen Sulphide	Time Taken to Reach Steady State	Hexane	PID	Depth to Water		Depth to Base
		max	steady																
		l hr ⁻¹																	
WS1	-	0	0	1023	0	0	0	-	5.2	-	5.5	-	nr	-	-	nr	-	-	-
WS2	-	-0.2	0	1023	-6	0	0	-	1.5	-	16.8	-	nr	-	-	nr	-	-	-
WS4	-	0	0	1023	0	0	0	-	2.9	-	12.4	-	nr	-	-	nr	-	-	-
WS7	-	0	0	1023	0	0	0	-	1.6	-	17	-	nr	-	-	nr	-	-	-
WS8	-	0	0	1023	0	0	0	-	1.6	-	17.8	-	nr	-	-	nr	-	-	-
WS10	-	0	0	1023	0	0	0	-	2.3	-	12.9	-	nr	-	-	nr	-	-	-
WS13	-	0	0	1023	0	0	0	-	1.5	-	17.5	-	nr	-	-	nr	-	-	-
WS15	-	0	0	1023	0	0	0	-	3	-	10.9	-	nr	-	-	nr	-	-	-
WS17	-	0	0	1023	0	0	0	-	4.5	-	4.5	-	nr	-	-	nr	-	-	-
WS20	-	0	0	1023	0	0	0	-	0.1	-	20.4	-	nr	-	-	nr	-	-	-
WS21	-	0	0	1023	0	0	0	-	2.5	-	8.2	-	nr	-	-	nr	-	-	-
WS25	-	0	0	1023	0	0	0	-	2.1	-	15.3	-	nr	-	-	nr	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Weather:		0.0				nr = not recorded				Gas Analyser		PID		Site:		0			
						Model:				-		-		Project Number:		0			
						Serial Number:				-		-		Monitored By:		Monitoring done by others			
						Date of Last Calibration:				-		-		Date:		00/01/1900			

GAS MONITORING RECORD ROUND 4



Location Reference	Time	Flow and Pressure Measurements				Gas Measurements								VOC Measurements		Dip Measurements		Comments	
		Flow		Atmospheric Pressure	Differential Pressure	Methane Max	Methane Steady	Methane LEL	Carbon Dioxide Max	Carbon Dioxide Steady	Oxygen	Carbon Monoxide	Hydrogen Sulphide	Time Taken to Reach Steady State	Hexane	PID	Depth to Water		Depth to Base
		max	steady																
		l hr ⁻¹																	
WS1	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS2	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS4	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS7	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS8	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS10	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS13	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS15	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS17	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS20	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS21	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS25	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
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-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Weather:		0.0				nr = not recorded					Gas Analyser		PID		Site:			0	
						Model:					-		-		Project Number:			0	
						Serial Number:					-		-		Monitored By:			0	
						Date of Last Calibration:					-		-		Date:			00/01/1900	

GAS MONITORING RECORD ROUND 5



Location Reference	Time	Flow and Pressure Measurements				Gas Measurements								VOC Measurements		Dip Measurements		Comments	
		Flow		Atmospheric Pressure	Differential Pressure	Methane Max	Methane Steady	Methane LEL	Carbon Dioxide Max	Carbon Dioxide Steady	Oxygen	Carbon Monoxide	Hydrogen Sulphide	Time Taken to Reach Steady State	Hexane	PID	Depth to Water		Depth to Base
		max	steady																
		l hr ⁻¹																	
WS1	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS2	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS4	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS7	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS8	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS10	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS13	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS15	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS17	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS20	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS21	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS25	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
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-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Weather:		0.0				nr = not recorded					Gas Analyser		PID		Site:			0	
						Model:					-		-		Project Number:			0	
						Serial Number:					-		-		Monitored By:			0	
						Date of Last Calibration:					-		-		Date:			00/01/1900	

GAS MONITORING RECORD ROUND 6



Location Reference	Time	Flow and Pressure Measurements				Gas Measurements								VOC Measurements		Dip Measurements		Comments	
		Flow		Atmospheric Pressure	Differential Pressure	Methane Max	Methane Steady	Methane LEL	Carbon Dioxide Max	Carbon Dioxide Steady	Oxygen	Carbon Monoxide	Hydrogen Sulphide	Time Taken to Reach Steady State	Hexane	PID	Depth to Water		Depth to Base
		max	steady																
		l hr ⁻¹																	
WS1	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS2	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS4	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS7	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS8	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS10	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS13	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS15	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS17	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS20	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS21	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
WS25	-	-	-	-	-	-	-	-	-	-	-	-	nr	-	-	nr	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
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-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Weather:		0.0				nr = not recorded					Gas Analyser		PID		Site:			0	
						Model:					-		-		Project Number:			0	
						Serial Number:					-		-		Monitored By:			0	
						Date of Last Calibration:					-		-		Date:			00/01/1900	

GAS MONITORING RECORD ROUND 1



Location Reference	Time	Flow and Pressure Measurements				Gas Measurements									VOC Measurements		Dip Measurements		Comments
		Flow		Atmospheric Pressure	Differential Pressure	Methane Max	Methane Steady	Methane LEL	Carbon Dioxide Max	Carbon Dioxide Steady	Oxygen	Carbon Monoxide	Hydrogen Sulphide	Time Taken to Reach Steady State	Hexane	PID	Depth to Water	Depth to Base	
		max	steady																
		l hr ⁻¹																	
MWS102	13:00	0	0	998	0	0	0	0	1.5	1.5	19.1	0	0	30.000	0.013	0	2.20	2.50	-
MWS103	13:10	0	0	998	0	0	0	0	0.9	0.9	19.6	0	0	30.000	0.014	0	2.45	3.75	-
MWS105	13:20	0	0	998	0	0	0	0	1.6	1.6	18.6	0	0	30.000	0.012	0	1.30	3.90	-
MWS201	13:40	0	0	998	0	0	0	0	0.8	0.8	19.1	0	0	30.000	0.012	1	2.30	3.00	-
MWS202	13:50	0	0	997	0	0	0	0	1.7	1.7	17.9	0	0	30.000	0.012	1	3.00	3.10	-
MWS203	14:00	0	0	998	0	0	0	0	0.7	0.7	19.2	0	0	30.000	0.013	0	1.50	2.00	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
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-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Weather:		Min				nr = not recorded					Gas Analyser		PID		Site:			Glebe Farm, Steyning	
						Model:					GFM436		MiniRAE 3000		Project Number:			21949ah	
						Serial Number:					12002		592-920925		Monitored By:			Matt Baylis	
						Date of Last Calibration:					04/08/2025		18/10/2025		Date:			24/10/2025	

GAS MONITORING RECORD ROUND 2



Location Reference	Time	Flow and Pressure Measurements				Gas Measurements									VOC Measurements		Dip Measurements		Comments	
		Flow		Atmospheric Pressure	Differential Pressure	Methane Max	Methane Steady	Methane LEL	Carbon Dioxide Max	Carbon Dioxide Steady	Oxygen	Carbon Monoxide	Hydrogen Sulphide	Time Taken to Reach Steady State	Hexane	PID	Depth to Water	Depth to Base		
		max	steady																	
		l hr ⁻¹																		
MWS102	11:00	0	0	1002	0	0	0	0	1.4	1.4	18.6	0	0	45	0.000	nr	2.40	5.00	-	
MWS103	11:15	0	0	1002	0	0	0	0	0.8	0.8	19.5	0	0	45	0.000	nr	2.96	3.00	-	
MWS105	11:30	0	0	1002	0	0	0	0	0.8	0.8	19.9	0	0	45	0.000	nr	1.95	3.00	-	
MWS201	11:45	0	0	1001	0	0	0	0	1.2	1.2	17.3	0	0	45	0.000	nr	2.96	3.00	-	
MWS202	12:00	0	0	1000	0	0	0	0	2	2	17.1	0	0	45	0.000	nr	2.97	3.00	-	
MWS203	12:15	0	0	1001	0	0	0	0	1.6	1.6	16.4	0	0	45	0.000	nr	1.96	2.00	-	
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Weather:		Raining, Pressure steady in past 12 hours.				nr = not recorded					Gas Analyser		PID		Site:				Glebe Farm, Steyning	
						Model:					GFM436		0.0		Project Number:				21949ah	
						Serial Number:					12002		0		Monitored By:				Cameron Swatton	
						Date of Last Calibration:					04/08/2025		00/01/1900		Date:				10/11/2025	

GAS MONITORING RECORD ROUND 3



Location Reference	Time	Flow and Pressure Measurements				Gas Measurements									VOC Measurements		Dip Measurements		Comments
		Flow		Atmospheric Pressure	Differential Pressure	Methane Max	Methane Steady	Methane LEL	Carbon Dioxide Max	Carbon Dioxide Steady	Oxygen	Carbon Monoxide	Hydrogen Sulphide	Time Taken to Reach Steady State	Hexane	PID	Depth to Water	Depth to Base	
		max	steady																
		l hr ⁻¹																	
MWS102	11:00	0	0	1003	0	0	0	0	0.9	0.9	19.7	0	0	45	0.000	0	DRY	4.00	-
MWS103	11:15	0	0	1003	0	0	0	0	0.9	0.9	19.1	0	0	45	0.000	0	DRY	4.00	-
MWS105	11:30	0	0	1003	0	0	0	0	1.3	1.3	19.2	0	0	45	0.000	0	1.40	4.00	-
MWS201	11:45	0	0	1002	0	0	0	0	1.9	1.9	14.9	0	0	45	0.000	0	2.60	3.10	-
MWS202	12:00	0	0	1002	0	0	0	0	2.2	2.2	15.3	0	0	45	0.000	0	3.10	3.10	-
MWS203	12:15	0	0	1003	0	0	0	0	1.8	1.8	14.6	0	0	45	0.000	0	1.60	2.10	-
-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
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-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Weather:		Raining, windy, pressure steady in past 12 hours				nr = not recorded					Gas Analyser		PID		Site:			Glebe Farm, Steyning	
						Model:					GFM436		MiniRAE 3000		Project Number:			21949ah	
						Serial Number:					12002		592-920925		Monitored By:			Cameron Swaton	
						Date of Last Calibration:					04/08/2025		18/10/2025		Date:			18/12/2025	

APPENDIX 9 ▪ Gas Risk Assessment

MODIFIED WILSON AND CARD GAS CHARACTERISTIC SITUATION

SITE: Glebe Farm, Steyning

JOB NUMBER:

21949ah

27/11/2025

Modified Wilson and Card Classification

					BS 8485:2015+A1:2019 Gas Protection Scores - refer to standard for full guidance			
					Minimum Gas Protection Score Required			
Characteristic Situation	Risk Classification	Gas Screening Value Threshold (L hr ⁻¹)	Additional Factors	Typical Source of Generation	Type A Building	Type B Building	Type C Building	Type D Building
1	very low risk	<0.07	typically methane not to exceed 1% and/or carbon dioxide 5% otherwise consider increase to situation 2	natural soils with low organic content; 'typical' made ground	0	0	0	0
2	low risk	0.07 to <0.7	borehole air flow rate not to exceed 70 L hr ⁻¹ otherwise consider increase to situation 3	natural soils with high peat/organic content; 'typical' made ground	3.5	3.5	2.5	1.5
3	moderate risk	0.7 to <3.5		old landfill, inert waste, mineworking flooded	4.5	4	3	2.5
4	moderate to high risk	3.5 to <15	quantitative risk assessment required to evaluate scope of protective measures	mineworking susceptible to flooding, completed landfill	6.5 ^{A)}	5.5 ^{A)}	4.5	3.5
5	high risk	15 to <70		mineworking unflooded inactive with shallow workings near surface	hazard too high for this method to define protection measures	6 ^{A)}	5.5	4.5
6	very high risk	>70		recent landfill site	hazard too high for this method to define protection measures	hazard too high for this method to define protection measures	hazard too high for this method to define protection measures	6

BS 8485:2015+A1:2019 Gas Protection Measures - refer to standard for full guidance					
Select two or more elements from the following three types of protection to achieve score (only one element per type permitted)					
Structural Barrier	Score ^{A)}	Ventilation Measures		Score	Gas Resistant Membrane
Precast suspended segmental subfloor (i.e. beam and block)	0	Pressure relief pathway (usually formed of low fines gravel or with a thin geocomposite blanket or strips terminating in a gravel trench external to the building)		0.5	Gas resistant membrane meeting all of the following criteria: 1. sufficiently impervious, both in the sheet material and in the sealing of sheets and sealing around sheet penetrations, to prevent any significant passage of methane and/or carbon dioxide through the membrane. <i>A membrane with a methane gas transmission rate <40.0 ml/day/m2/atm (average) for sheets and joints (tested in accordance with BS ISO 15105-1:2007 manometric method) is regarded as sufficiently impervious.</i> 2. sufficiently durable to remain serviceable for the anticipated life of the building and duration of gas emissions 3. sufficiently strong* to withstand the installation process and following trades until covered (e.g. penetration from steel fibres in fibre reinforced concrete, penetration of reinforcement ties, tearing due to working above it, dropping tools, etc) and to withstand in-service stresses (e.g. settlement if placed below a floor slab) 5. capable, after installation, of providing a complete barrier to the entry of the relevant gas 6. verified in accordance with CIRIA C735 * For example, reinforced LDPE (virgin polymer) membranes having a minimum mass per unit area of 370 g/m2 and not significantly less than 0.4 mm thickness between the reinforcement scrim (tested in accordance with Procedure D (2 mm diameter tip) of BS EN ISO 9863-1:2016) installed above floor slabs are considered sufficiently strong to meet the performance criteria (see also C.3). Thicker and more robust membranes or an additional membrane protection layer should be installed directly beneath cast-in-situ floor slabs
Cast in situ ground-bearing floor slab (with only nominal mesh reinforcement)	0.5	Passive sub floor dispersal layer	Very good performance ^{E)}	2.5	
			Good performance ^{E)}	1.5	
Cast in situ monolithic reinforced ground bearing raft or reinforced cast in situ suspended floor slab with minimal penetrations	1 or 1.5 ^{B)}	Active dispersal layer, usually comprising fans with active abstraction (suction) from a subfloor dilution layer, with roof level vents. The dilution layer may comprise a clear void or be formed of geocomposite or polystyrene void formers ^{E)}		1.5 to 2.5	
Basement floor and walls conforming to BS 8102:2009, Grade 2 waterproofing ^{C)D)}	2	Active positive pressurization by the creation of a blanket of external fresh air beneath the building floor slab by pumps supplying air to points across the central footprint of the building into a permeable layer, usually formed of a thin geocomposite blanket ^{E)}		1.5 to 2.5	
Basement floor and walls conforming to BS 8102:2009, Grade 3 waterproofing ^{C)D)}	2.5	Ventilated car park (floor slab of occupied part of the building under consideration is underlain by a basement or undercroft car park) ^{F)}		4	

Notes

A) The scores are conditional on breaches of floor slabs, etc., being effectively sealed

B) To achieve a score of 1.5 the raft or suspended slab should be well reinforced to control cracking and have minimal penetrations cast in

C) The score is conditional on the waterproofing being provided by a suitable structural barrier with the design and detailing of the walls and floor meeting the requirements for Type B protection. The score cannot be assigned for Type A (waterproof membrane) or Type C (drained cavity wall).

D) If a membrane is installed beneath and around the basement to provide Type A waterproofing (BS 8102:2009), it can be assigned a gas protection score in accordance with Table 7, if it meets all the criteria for a gas resistant membrane in that table

E) Refer to BS 8485:2015 Annex B to determine performance and assign score

F) Assumes that the car park is vented to deal with car exhaust fumes, designed to Buildings Regulations 2000, Approved Document F

Building Types**Type A**

Private ownership with no building management controls on alterations to the internal structure, the use of rooms, the ventilation of rooms or the structural fabric of the building. Some small rooms present. Probably conventional building construction (rather than civil engineering). Examples include private housing and some retail premises.

FOR TYPE A BUILDINGS ACTIVE VENTILATION MEASURES ARE INAPPROPRIATE

Type B

Private or commercial property with central building management control of any alterations to the building or its uses but limited or no central building management control of the maintenance of the building, including the gas protection measures. Multiple occupancy. Small to medium size rooms with passive ventilation of rooms and other internal spaces throughout ground floor and basement areas. May be conventional building or civil engineering construction. Examples include managed apartments, multiple occupancy offices, some retail premises and parts of some public buildings (such as schools, hospitals, leisure centres) and parts of hotels.

Type C

Commercial building with central building management control of any alterations to the building or its uses and central building management control of the maintenance of the building, including the gas protection measures. Single occupancy of ground floor and basement areas. Small to large size rooms with active ventilation or good passive ventilation of all rooms and other internal spaces throughout ground floor and basement areas. Probably civil engineering construction. Examples include offices, some retail premises, and parts of some public buildings (such as schools, hospitals, leisure centres and parts of hotels).

Type D

Industrial style building having large volume internal space(s) that are well ventilated. Corporate ownership with building management controls on alterations to the ground floor and basement areas of the building and on maintenance of ground gas protective measures. Probably civil engineering construction. Examples are retail park sales buildings, factory shop floor areas, warehouses. (Small rooms within these style buildings should be separately categorized as Type B or Type C).



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