

From: Kevin.Beer [REDACTED]
Sent: 12 May 2026 11:28
To: Sophie.Moore [REDACTED]
Subject: DISC/26/0095 - Dial Post Developments, Worthing Road, Dial Post

Dear Sophie,

Environmental Health have reviewed the Southern Testing letter report dated 11 February 2026 and we have the following comments to make.

1. We note the comment 'Following the placement of site-won subsoil, and imported topsoil to plots 1 and 2, we attended site on the 1st October 2025. At the time of this site visit the garden areas to these plots had been completed'. From reviewing the chemical test certificates a sample was also collected on 23.10.25, we would therefore be grateful for commentary in the report to reflect this.
2. Whilst photos have been provided in the appendices, whilst are welcomed, confusingly there are two Plate 1's, two Plate 2's etc. We would therefore be grateful if the plates can be re-numbered from 1 to 8 and referenced accordingly in the main body of the report along with clear dates when each photo was taken.
3. We also note the comment 'At the time of this site visit the garden areas to these plots had been completed'. One of the plates does however appear to show one of the gardens still being 'made up' so we would question whether this photo was taken at the time of the Southern Testing visit on 01.10.25.
4. We note that analytical report number 25-053998 makes reference to samples TS2A, TS2B and TS2C. We assume 'TS' means topsoil, it is however not clear where these samples have been collected from. We would be grateful for commentary in the report confirming where all samples have been collected from.
5. So we can understand the relationship between the sample depth and the ground conditions encountered we would also be grateful for the logs for the locations where samples were collected from.
6. We note the comment 'The soils encountered comprised imported topsoil, consisting of mid brown silty clay sandy soil with organic matter to 150mm. Below this were site-won soils, comprising brown silty clay with rare gravel of flint, brick and concrete. Please see enclosed photographs'. The photograph provided does not provide sufficient detail – we would reasonably expect the excavated validation pits to be photographed with a measuring stick clearly shown in the photo.
7. There are also no material transfer notes for the imported material, it is therefore not clear how much topsoil has been imported onto the site, the origin of the material etc and if the sampling undertaken is sufficient.

Given the above unfortunately we are unable to recommend the discharge of condition 14 for plots 1 and 2 at this time.

Kind regards

Kevin

Kevin Beer

Environmental Protection Officer (Pollution)



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