SEVENOAKS ENVIRONMENTAL CONSULTANCY

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Pembury
Tunbridge Wells
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enquiries@sevenoaksenvironmental.co.uk

Urfan Mehmood,
The Joyful Whippet,
Steepdown Road,
Sompting,
BN15 0LJ

21st May 2021

**Our Ref:** 3993 21 05 21 Ltr 03 Rpt 03 REV A RD UM

Dear Urfan,

## SITE: The Joyful Whippet, Steepdown Road, Sompting, BN15 0LJ
## SERVICE: BRE 365 Soakage Tests

Following your instruction, via email, to conduct BRE 365 Soakage Tests, SEC attended site on the 20th May to undertake the work.

At the time of writing the site comprised an approximately rectangular plot laid to soft landscaping and was overgrown with vegetation (see Figure 1 for Site Location Plan). The scope of investigation undertaken was prescribed by your Drainage Engineers and consisted of 4no. mechanically excavated trial pits up to 2.00m bgl (See Figure 2 for Exploratory Hole Location Plan). It is understood that this work was required to help inform the drainage strategy for the proposed development which includes the construction of 6no. residential dwellings with associated parking and landscaping.

From a brief review of BGS Geological Mapping, the site was identified to be possibly underlain by bedrock geology comprising Newhaven Chalk Formation (Chalk) with Head (Clay, Silt and Gravel) as overlying superficial deposits.

The scope of works undertaken generally comprised:

- Full time site supervision by an SEC Engineer to conduct soakage tests in accordance with BRE365 guidance which involves filling the test pits three times in quick succession whilst monitoring the rate of seepage, as well logging the ground conditions to BS 5930 / Eurocode 7 and CIRIA 574 and documenting the investigation;
- Provision of a mechanical excavator with an operator to excavate 4no. trial pits up to 2.00m bgl (BRE01-BRE04) as specified by the appointed Drainage Engineers;
- Provision of a 2000 litre water bowser to supply “clean” mains water; and
- Production of a Factual Report

An SEC Engineer supervised the excavation of 4no. trial pits (BRE01-BRE04) up to 2.00m bgl (see Appendix B Site Photos). Ground conditions encountered appeared to be generally consistent with those indicated by the

BGS records. BRE01 had to be relocated (BRE01a) due to a lead pipe being identified within BRE01 at 0.42m bgl causing the location to be abandoned.

Soakage tests were commenced within the 4 no. trial pits; however, the progress of the tests was slow. This was observed specifically in BRE02 and BRE04 which were located close to the eastern boundary of site. This area comprised fine, sandy, clayey material. 2no. pits (BRE01 and BRE03) were able to carry out 2no. tests while the other 2no. pits (BRE02 and BRE04) carried out 1no. test due to slow progress.

Please see Appendix C for Soakage Test Data and Trial Pit Logs.

See Appendix D for General Limitation and Exceptions

Kind regards

**Damian Jones**
Managing Director
d.jones@sevenoaksenvironmental.co.uk

enc.
Appendix A – Figures
Figure 1 – Site Location Plan
Figure 2 – Exploratory Hole Location Plan
Appendix B – Site Photos
Appendix C – BRE 365 Soakage Data
Appendix D – General Limitations and Exceptions

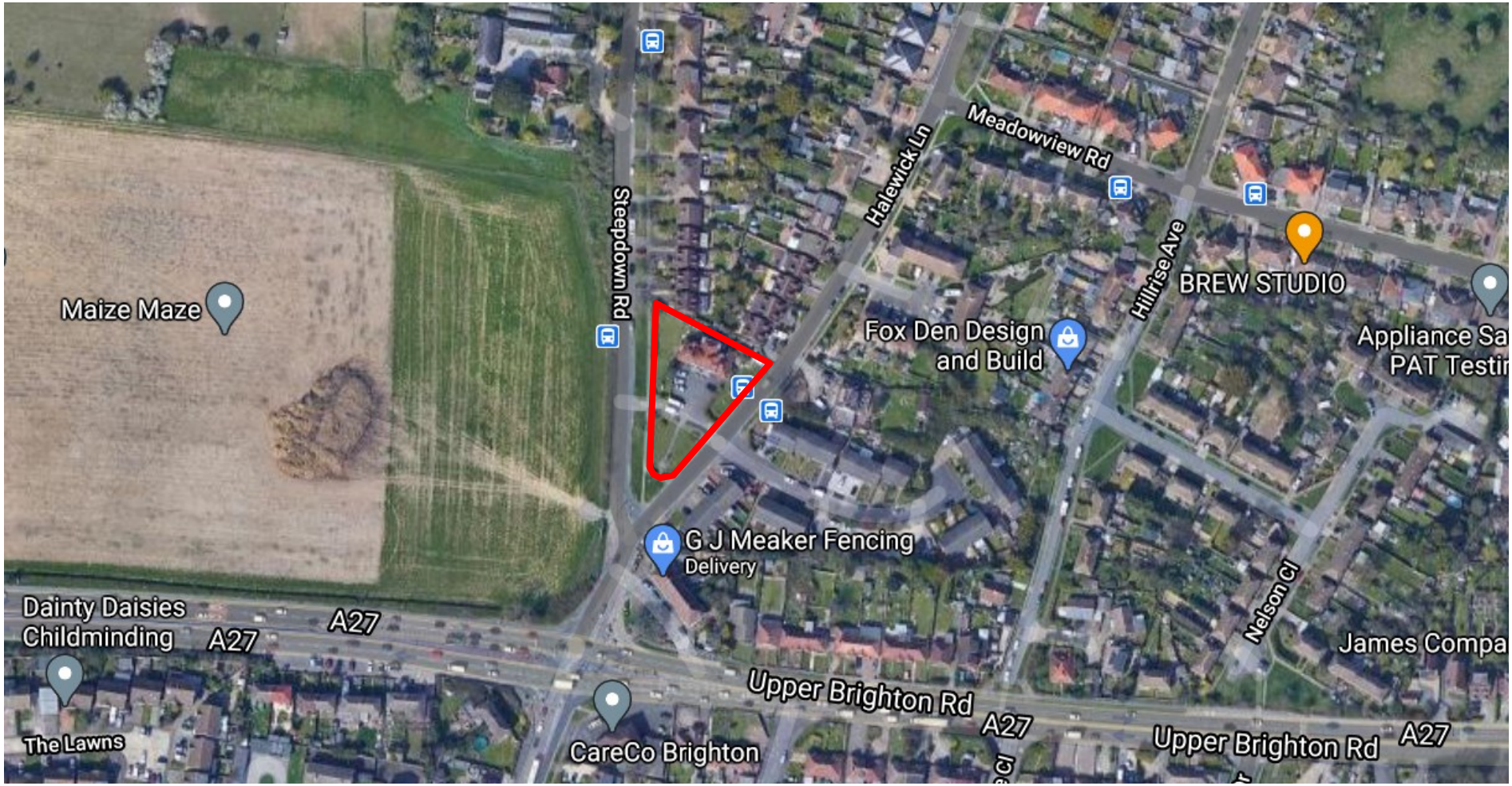
# Appendix A

Figures

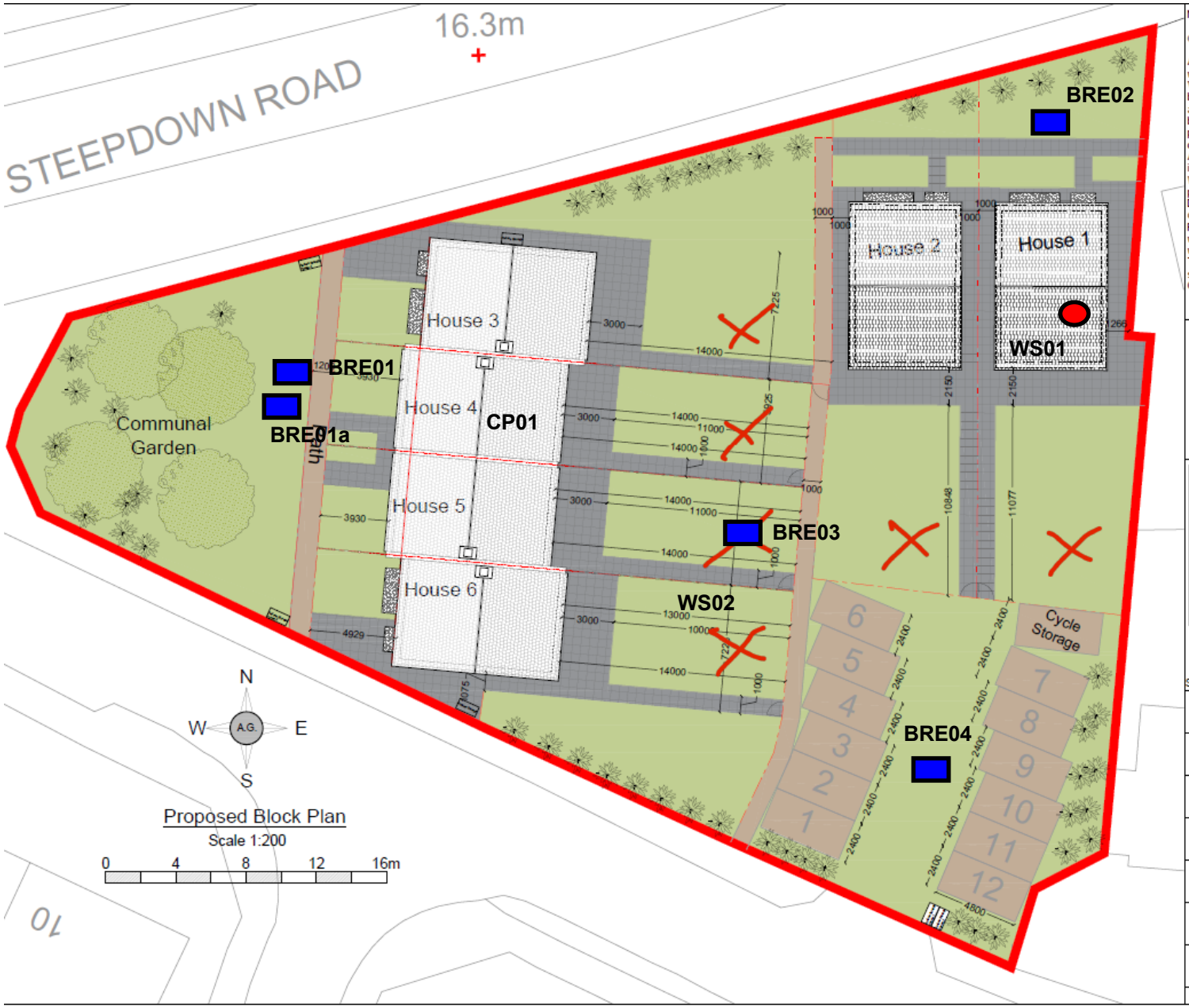
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This map is not to be relied upon for accuracy and is for identification purposes only

E




| | | | |
|---|---|---|---|
| SITE: The Joyful Whippet, Steepdown Road, Sompting, BN15 0LJ | SCALE: NTS | JOB NO: 3993 | SEVENOAKS ENVIRONMENTAL CONSULTANCY |
| FIGURE TITLE: Site Location Plan | REV: 01 | FIGURE NO: 01 | |




NOTES:

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All dimension should be checked on site prior to works commencing.
Variations in squareness, depth of plaster etc, must be checked for. Where new walls are shown as aligned with existing walls, physical removal of brickwork and / or plaster to establish the actual position of the wall being attached to must be checked.
Any discrepancies should be reported in writing immediately.
When printing off PDF's, check that the drawings are printed to correct paper size and scale.
Documents should be used as to the drawing status described
Property owner to ensure that all aspects of the "party wall etc., act 1996" are complied with prior to any works commencing on site.
These drawings are not to be re-drawn, copied or sold unless permission has been given by Alexander Gemini Ltd.

0 1 2 3m
SCALE: 1:50
0 1 2 3 4 5 6m
SCALE: 1:100

Alexander Gemini Ltd.
WWW.ALEXANDERGEMINI.CO.UK
INFO@ALEXANDERGEMINI.CO.UK
SITE FINDING - DESIGN - PLANNING - DEVELOPING

**PROJECT DESCRIPTION**
New Build Development of 6x New Houses

**SITE ADDRESS**
The Joyful Whippet Steepdown Road Sompting BN15 0LJ

**DRAWING TITLE**
Proposed Block Plan

**PROJECT STATUS**
Planning

**DRAWING SCALE** : 1:100 @ A3

**DATE** : OCT. 2020
**DRAWN BY** T.A.K **CHECKED BY** L.P.

**REVISION** : P

**DRAWING NUMBER** : SH17

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This map is not to be relied upon for accuracy and is for identification purposes only

| | | | |
|---|---|---|---|
| SITE: Joyful Whippet, Steepdown Road, Sompting, West Sussex, BN15 0LJ | SCALE: NTS | JOB NO: 3993 | SEVENOAKS ENVIRONMENTAL CONSULTANCY |
| FIGURE TITLE: Proposed Exploratory Hole Location Plan | REV: 01 | FIGURE NO: 2 | |

# Appendix B

Site Photographs



Photo 1 – View of BRE02

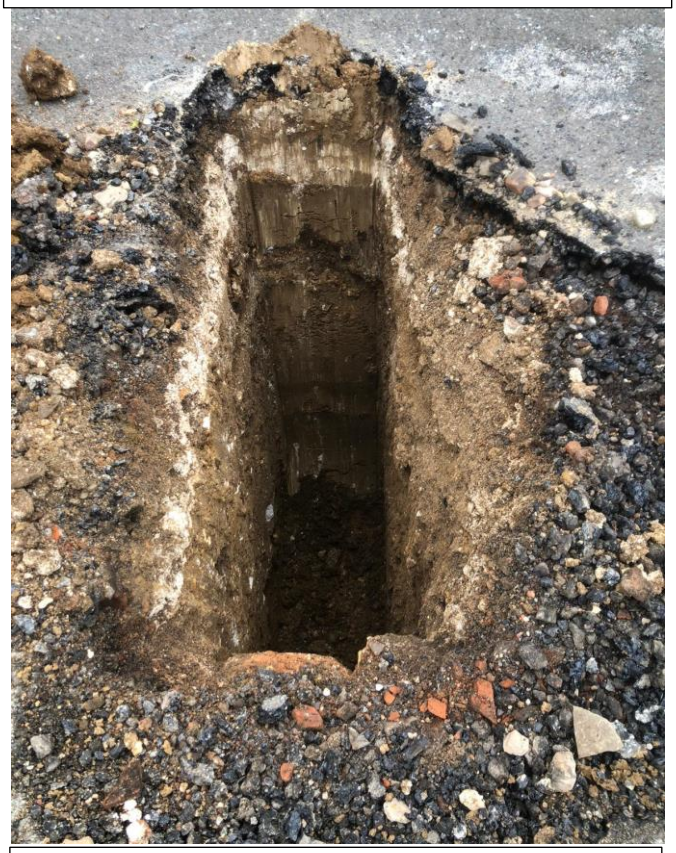


Photo 2 – View of BRE03



Photo 3 – View of BRE04



Photo 4 – Photo of lead pipe in BRE01



Photo 5 – General view facing west.



Photo 6 – General view facing east.



Photo 7 – General view facing west.

# Appendix C

Soakage Test Data and Trial Pit Logs

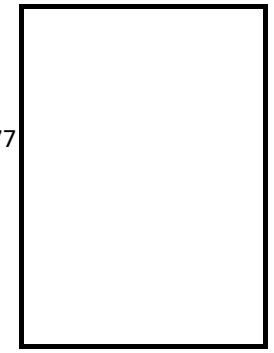
| 3993 | BRE01a |
|---|---|
| Soakage Test 1 | |
| Time (Minutes) | Depth (m bgl) |
| 0 | 1.14 |
| 1 | 1.18 |
| 2 | 1.2 |
| 3 | 1.22 |
| 5 | 1.25 |
| 6 | 1.27 |
| 7 | 1.29 |
| 12 | 1.35 |
| 15 | 1.39 |
| 16 | 1.4 |
| 18 | 1.42 |
| 20 | 1.43 |
| 25 | 1.48 |
| 30 | 1.51 |
| 35 | 1.56 |
| 40 | 1.59 |
| 50 | 1.63 |
| 73 | 1.74 |
| 90 | 1.86 |

| 3993 | BRE01a |
|---|---|
| Soakage Test 2 | |
| Time (Minutes) | Depth (m bgl) |
| 0 | 1.13 |
| 1 | 1.13 |
| 2 | 1.14 |
| 4 | 1.16 |
| 6 | 1.18 |
| 7 | 1.19 |
| 8 | 1.2 |
| 9 | 1.22 |
| 10 | 1.23 |
| 11 | 1.24 |
| 12 | 1.24 |
| 13 | 1.26 |
| 15 | 1.28 |
| 18 | 1.29 |
| 20 | 1.31 |
| 25 | 1.33 |
| 30 | 1.36 |
| 50 | 1.46 |
| 75 | 1.56 |
| 92 | 1.62 |
| 108 | 1.66 |
| 113 | 1.67 |

Trial Pit Parameters

North Depth 2.15

Length 1.77



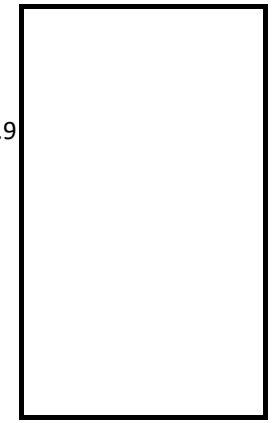
South Width 0.7

| 3993 | BRE02 |
|---|---|
| Soakage Test 1 | |
| Time (Minutes) | Depth (m bgl) |
| 0 | 0.99 |
| 1 | 1.09 |
| 2 | 1.13 |
| 3 | 1.15 |
| 5 | 1.19 |
| 10 | 1.32 |
| 20 | 1.43 |
| 30 | 1.49 |
| 60 | 1.54 |
| 120 | 1.69 |
| 180 | 1.78 |
| 240 | 1.82 |
| | |
| | |
| | |

Trial Pit Parameters

East Depth 2.1

Length 1.9

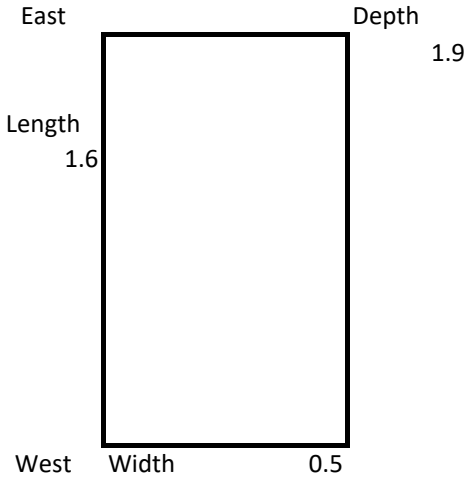


West Width 0.6

| 3993 | BRE03 |
|---|---|
| Soakage Test 1 | |
| Time (Minutes) | Depth (m bgl) |
| 0 | 0.96 |
| 1 | 1.06 |
| 2 | 1.11 |
| 3 | 1.16 |
| 5 | 1.26 |
| 10 | 1.29 |
| 20 | 1.41 |
| 30 | 1.49 |
| 90 | 1.68 |
| 120 | 1.7 |
| 130 | 1.71 |
| 180 | 1.73 |
| 240 | 1.76 |
| | |
| | |
| | |

| 3993 | BRE03 |
|---|---|
| Soakage Test 2 | |
| Time (Minutes) | Depth (m bgl) |
| 0 | 0.98 |
| 1 | 1.01 |
| 2 | 1.04 |
| 3 | 1.06 |
| 5 | 1.11 |
| 10 | 1.16 |
| 20 | 1.27 |
| 30 | 1.38 |
| 60 | 1.49 |
| 90 | 1.59 |
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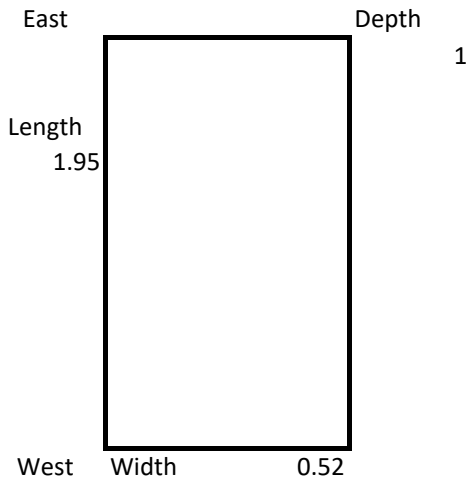
Trial Pit Parameters



| 3993 | BRE04 |
|---|---|
| Soakage Test 1 | |
| Time (Minutes) | Depth (m bgl) |
| 0 | 1 |
| 2 | 1.11 |
| 3 | 1.17 |
| 4 | 1.18 |
| 5 | 1.21 |
| 6 | 1.23 |
| 8 | 1.27 |
| 9 | 1.28 |
| 10 | 1.31 |
| 11 | 1.32 |
| 12 | 1.33 |
| 13 | 1.35 |
| 14 | 1.37 |
| 15 | 1.37 |
| 16 | 1.38 |
| 18 | 1.4 |
| 22 | 1.44 |
| 24 | 1.46 |
| 26 | 1.48 |
| 28 | 1.49 |
| 30 | 1.5 |
| 40 | 1.55 |
| 50 | 1.58 |
| 60 | 1.59 |
| 90 | 1.62 |
| 134 | 1.66 |
| 218 | 1.71 |
| 303 | Dry |

| 3993 | BRE04 |
|---|---|
| Soakage Test 2 | |
| Time (Minutes) | Depth (m bgl) |
| 0 | 1.16 |
| 1 | 1.25 |
| 2 | 1.28 |
| 3 | 1.31 |
| 4 | 1.35 |
| 5 | 1.39 |
| 6 | 1.41 |
| 7 | 1.41 |
| 8 | 1.44 |
| 9 | 1.45 |
| 10 | 1.46 |
| 11 | 1.48 |
| 12 | 1.49 |
| 14 | 1.51 |
| 16 | 1.52 |
| 20 | 1.54 |
| 22 | 1.55 |
| 24 | 1.56 |
| 26 | 1.57 |
| 28 | 1.59 |
| 30 | 1.59 |

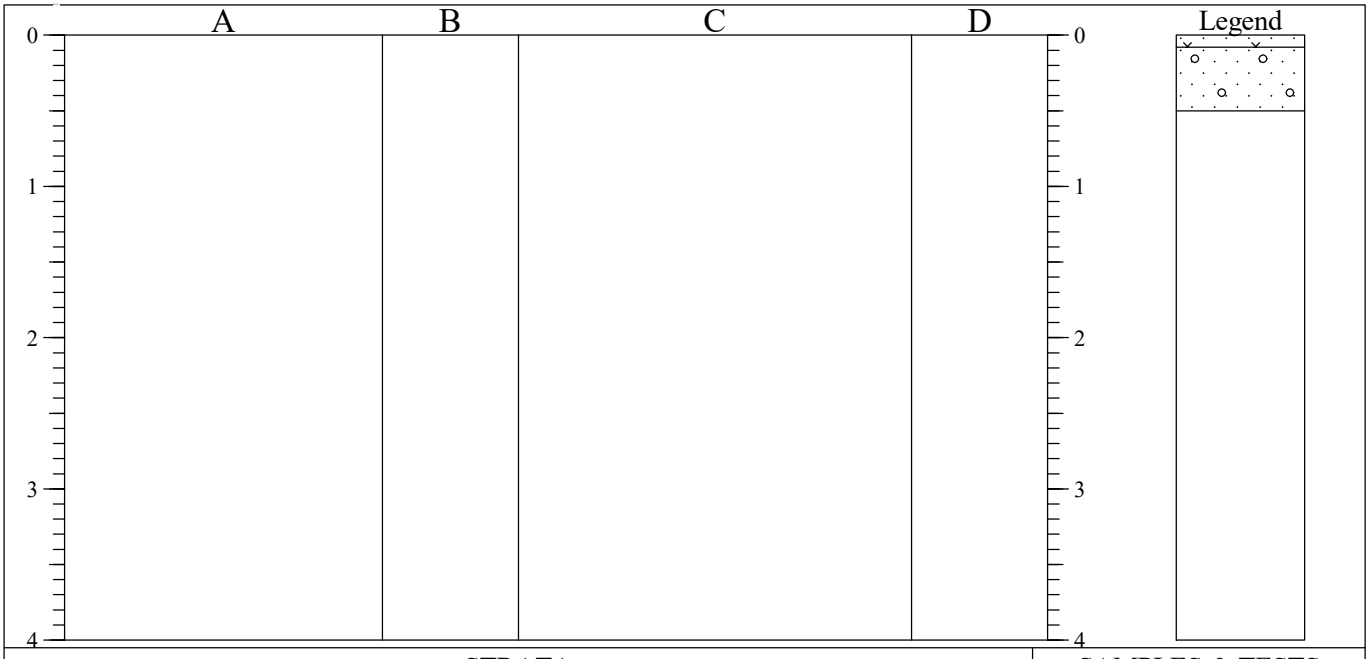
Trial Pit Parameters



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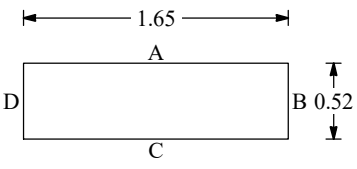
# TRIAL PIT LOG

| Project | | | | TRIAL PIT No |
|---|---|---|---|---|
| BRE 365 Soakaway Tests at The Joyful Whippet, Steepdown Road, Sompting, BN15 0LJ | | | | **BRE01** |
| Job No | Date | Ground Level (m) | Co-Ordinates () | |
| 3993 | 20-05-21<br>20-05-21 | | | |
| Contractor | | | | Sheet |
| Sevenoaks Environmental Consultancy Ltd | | | | 1 of 1 |




| STRATA | | | SAMPLES & TESTS | | |
|---|---|---|---|---|---|
| Depth | No | DESCRIPTION | Depth | No | Remarks/Tests |
| 0.00-0.08 | | MADE GROUND Grass over brown silty Sand (Topsoil) with frequent fine rootlets. | | | |
| 0.08-0.50 | | Light brown slightly gravelly SAND with frequent fine rootlets. Gravel is as frequent fine subrounded flint and chalk. | | | |

Shoring/Support:
Stability:







## GENERAL REMARKS

Terminated upon encountering lead pipe @0.42m bgl. No Groundwater encountered.

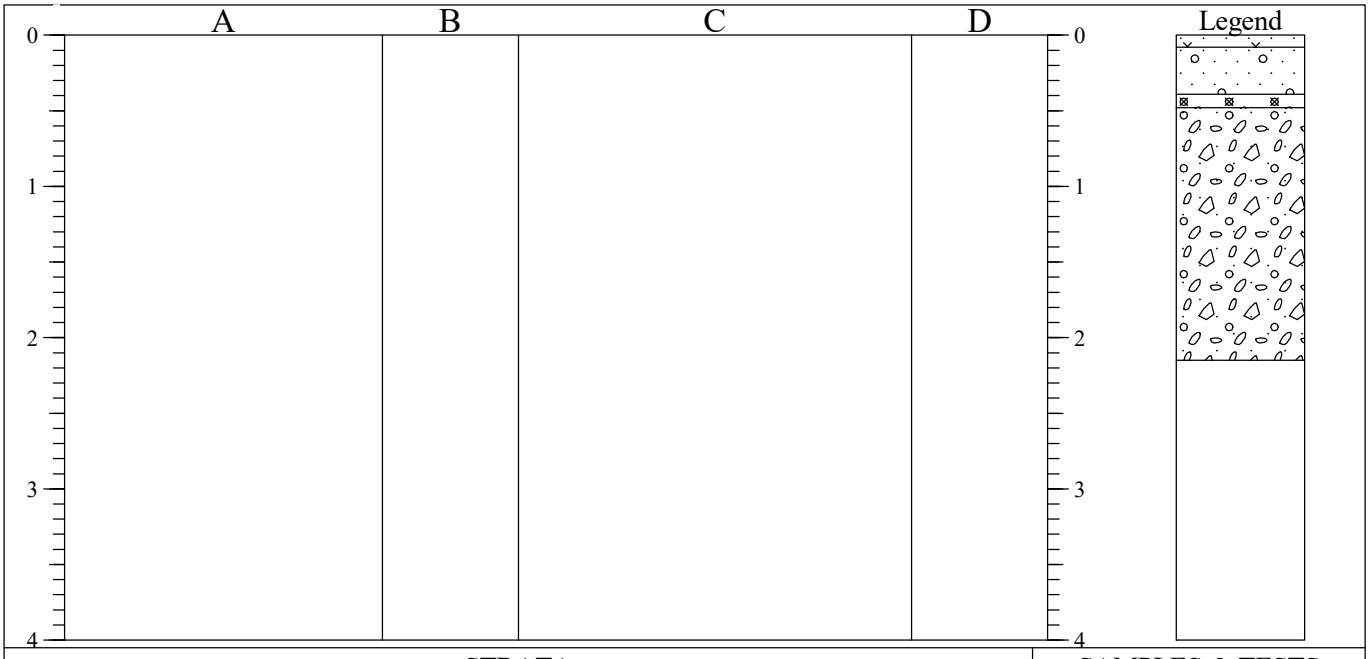
| All dimensions in metres<br>Scale 1:50 | Client Urfan Mehmood | Method/<br>Plant Used JCB 3CX | Logged By<br>RD |
|---|---|---|---|

AGS3 UK TP 3993 THE JOYFUL WHIPPET TRIAL PITS.GPJ AGS3_ALL.GDT 21/5/21

SEVENOAKS ENVIRONMENTAL CONSULTANCY

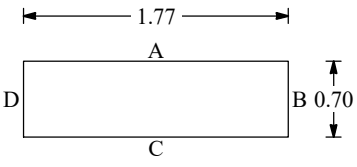
# TRIAL PIT LOG

| Project | | | | TRIAL PIT No |
|---|---|---|---|---|
| BRE 365 Soakaway Tests at The Joyful Whippet, Steepdown Road, Sompting, BN15 0LJ | | | | **BRE01a** |
| Job No | Date | Ground Level (m) | Co-Ordinates () | |
| 3993 | 20-05-21<br>20-05-21 | | | |
| Contractor | | | | Sheet |
| Sevenoaks Environmental Consultancy Ltd | | | | 1 of 1 |




| STRATA | | | SAMPLES & TESTS | | |
|---|---|---|---|---|---|
| Depth | No | DESCRIPTION | Depth | No | Remarks/Tests |
| 0.00-0.08 | | MADE GROUND Grass over brown silty Sand (Topsoil) with frequent fine rootlets. | | | |
| 0.08-0.39 | | Light brown slightly gravelly SAND with frequent fine rootlets. Gravel is as frequent fine subrounded flint and chalk. | | | |
| 0.39-0.48 | | Whiteish cream slightly clayey silty GRAVEL. Gravel is as frequent fine subrounded siltstone/ chalk and fine to coarse subrounded to subangular flint. | | | |
| 0.48-2.15 | | Creamy yellow sandy slightly silty GRAVEL. Gravel is as frequent fine to coarse subrounded to subangular flint, fine to coarse subrounded chalk/ siltstone, frequent fine to medium subrounded limestone/ sandstone.<br><br>@0.98m bgl Colour becomes yellowish orange. | 1.00 | D | |

Shoring/Support:
Stability:







## GENERAL REMARKS

No Groundwater encountered.

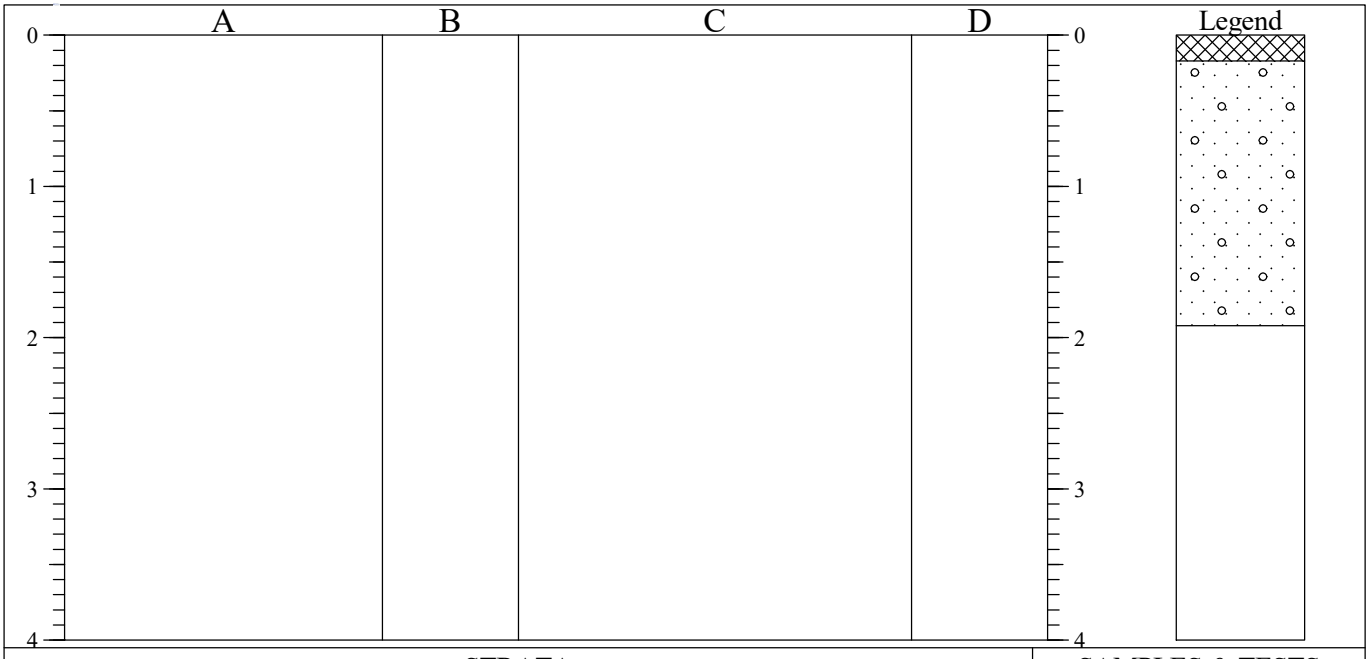
| All dimensions in metres<br>Scale 1:50 | Client Urfan Mehmood | Method/<br>Plant Used JCB 3CX | Logged By<br>RD |
|---|---|---|---|

AGS3 UK TP 3993 THE JOYFUL WHIPPET TRIAL PITS.GPJ AGS3_ALL.GDT 21/5/21

SEVENOAKS ENVIRONMENTAL CONSULTANCY

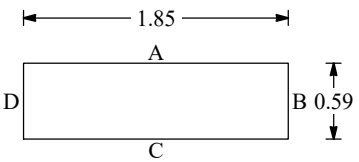
# TRIAL PIT LOG

| Project | | | | TRIAL PIT No |
|---|---|---|---|---|
| BRE 365 Soakaway Tests at The Joyful Whippet, Steepdown Road, Sompting, BN15 0LJ | | | | **BRE02** |
| Job No | Date | Ground Level (m) | Co-Ordinates () | |
| 3993 | 20-05-21<br>20-05-21 | | | |
| Contractor | | | | Sheet |
| Sevenoaks Environmental Consultancy Ltd | | | | 1 of 1 |




| STRATA | | | SAMPLES & TESTS | | |
|---|---|---|---|---|---|
| Depth | No | DESCRIPTION | Depth | No | Remarks/Tests |
| 0.00-0.17 | | MADE GROUND Grass over brown sandy slightly gravelly Clay (topsoil) with frequent fine rootlets. Sand is fine. Gravel is as numerous fine to medium subrounded flint. | 0.10 | D | |
| 0.17-1.92 | | Light brown slightly clayey very gravelly SAND. Sand is fine to coarse. Gravel is as frequent fine to coarse subangular to subrounded flint and subrounded some fine chalk. | 1.00 | D | |

Shoring/Support:
Stability:







## GENERAL REMARKS

No Groundwater encountered.

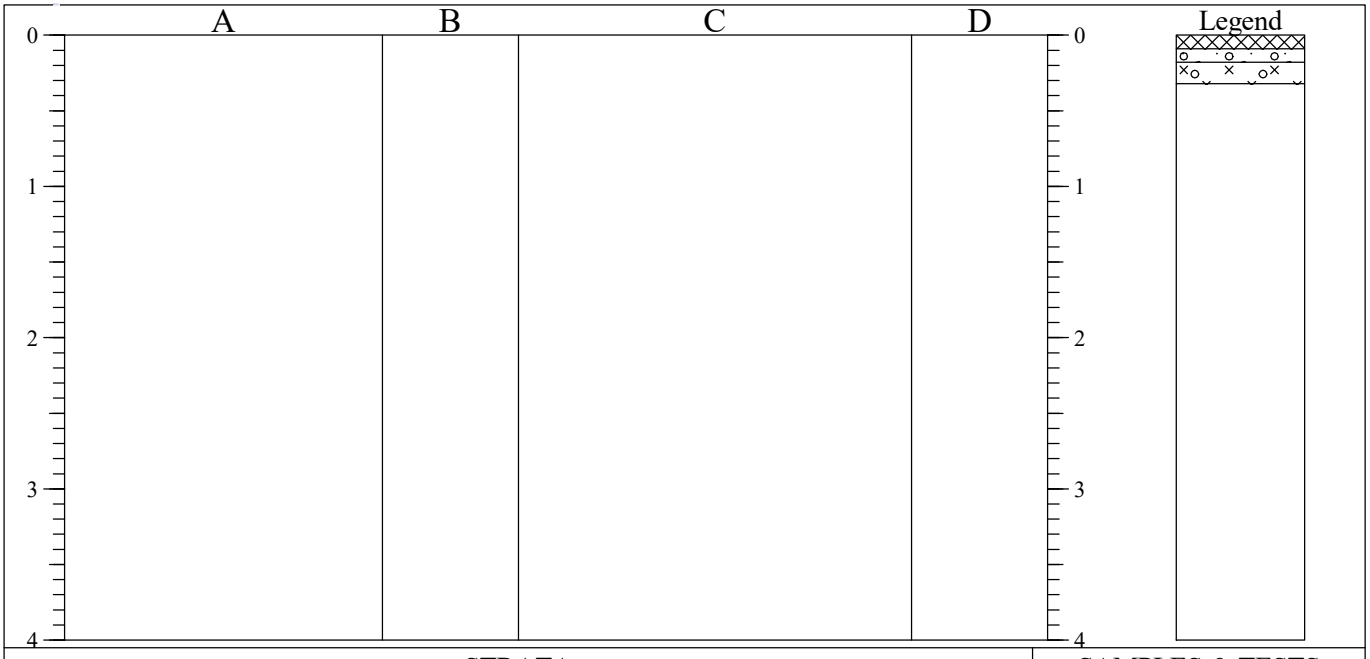
| All dimensions in metres<br>Scale 1:50 | Client Urfan Mehmood | Method/<br>Plant Used JCB 3CX | Logged By<br>RD |
|---|---|---|---|

AGS3 UK TP 3993 THE JOYFUL WHIPPET TRIAL PITS.GPJ AGS3_ALL.GDT 21/5/21

SEVENOAKS ENVIRONMENTAL CONSULTANCY

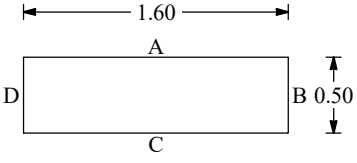
# TRIAL PIT LOG

| Project | | | | TRIAL PIT No |
|---|---|---|---|---|
| BRE 365 Soakaway Tests at The Joyful Whippet, Steepdown Road, Sompting, BN15 0LJ | | | | **BRE03** |
| Job No | Date | Ground Level (m) | Co-Ordinates () | |
| 3993 | 20-05-21<br>20-05-21 | | | |
| Contractor | | | | Sheet |
| Sevenoaks Environmental Consultancy Ltd | | | | 1 of 1 |




| STRATA | | | SAMPLES & TESTS | | |
|---|---|---|---|---|---|
| Depth | No | DESCRIPTION | Depth | No | Remarks/Tests |
| 0.00-0.09 | | MADE GROUND Tarmac | | | |
| 0.09-0.18 | | MADE GROUND Brown slightly clayey sandy GRAVEL. Gravel is as frequent fine subrounded tarmac and numerous fine to coarse subabngular to subrounded concrete and occasional fine to coarse subangular brick. | | | |
| 0.18-0.32 | | Cream slightly gravelly SILT (recovered as chalk). Gravel is as numerous fine to medium subrounded silt stone. | 1.00 | D | |

Shoring/Support:
Stability:







## GENERAL REMARKS

No Groundwater encountered.

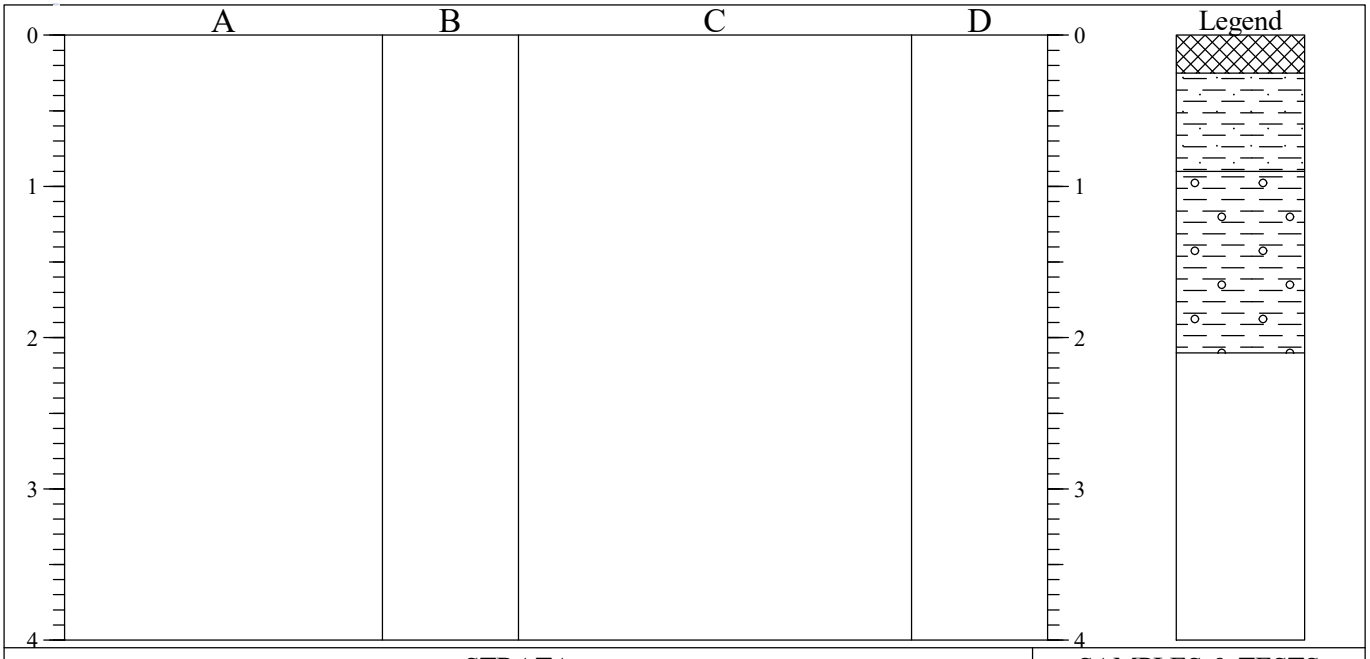
| All dimensions in metres<br>Scale 1:50 | Client Urfan Mehmood | Method/<br>Plant Used JCB 3CX | Logged By<br>RD |
|---|---|---|---|

AGS3 UK TP 3993 THE JOYFUL WHIPPET TRIAL PITS.GPJ AGS3_ALL.GDT 21/5/21

SEVENOAKS ENVIRONMENTAL CONSULTANCY

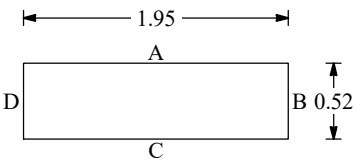
# TRIAL PIT LOG

| Project | | | | TRIAL PIT No |
|---|---|---|---|---|
| BRE 365 Soakaway Tests at The Joyful Whippet, Steepdown Road, Sompting, BN15 0LJ | | | | **BRE04** |
| Job No | Date | Ground Level (m) | Co-Ordinates () | |
| 3993 | 20-05-21<br>20-05-21 | | | |
| Contractor | | | | Sheet |
| Sevenoaks Environmental Consultancy Ltd | | | | 1 of 1 |




| STRATA | | | SAMPLES & TESTS | | |
|---|---|---|---|---|---|
| Depth | No | DESCRIPTION | Depth | No | Remarks/Tests |
| 0.00-0.25 | | MADE GROUND Grass over brown slightly clayey gravelly Sand (topsoil) with frequent fine rootlets. Gravel is as frequent fine to coarse subangular to subrounded flint. | 0.15 | D | |
| 0.25-0.90 | | Light brown very gravelly slightloy sandy CLAY. Gravel is as frequent fine to coarse subrounded chalk and frequent fine to coarse subangular flint. Sand is fine to coarse. | 0.60 | D | |
| 0.90-2.10 | | Brown very sandy slightly gravelly CLAY. Gravel is as frequent fine to coarse subangular flint and frequent fine subrounded chalk. | 1.50 | D | |

Shoring/Support:
Stability:







GENERAL REMARKS

No Groundwater encountered.

| All dimensions in metres<br>Scale 1:50 | Client Urfan Mehmood | Method/<br>Plant Used JCB 3CX | Logged By<br>RD |
|---|---|---|---|

AGS3 UK TP 3993 THE JOYFUL WHIPPET TRIAL PITS.GPJ AGS3_ALL.GDT 21/5/21

# Appendix D

General Limitations and Exceptions

# General Limitations and Exceptions

1. The advice given in this report with respect to contaminated land/pollution is based on the guidelines available at the time of writing.

2. This report does not include for an assessment of above-ground structures on site for the presence of potential asbestos containing materials.

3. The Client is advised that the conditions observed on site by SEC at the time of the investigation or assessment is subject to change. Certain indicators of the presence of hazardous substances may have been latent at the time of the most recent site reconnaissance or investigation and they may subsequently have become observable.

4. Comments made relating to land gas or groundwater conditions are based on observations made at the time of an investigation unless otherwise stated. However, land gas or groundwater conditions may vary as a result of seasonal or other effects. It would be prudent to conduct groundwater monitoring.

5. This assessment may be subject to amendment in light of additional information becoming available.

6. The findings and opinions conveyed in this report are based on information obtained from a variety of sources, including that from chemical testing laboratories, and which SEC has assumed are correct. Nevertheless, SEC cannot and does not guarantee the authenticity or reliability of the information it has relied upon. SEC can accept no responsibility for inaccuracies within the data supplied by other parties.

7. This report is written in the context of an agreed scope of work between SEC and the Client and should not be used in a different context. In light of additional information becoming available, improved practices and changes in legislation amendment or re-interpretation of the assessment or report in whole or part may be necessary after its original submission.

8. This report is provided for sole use by the Client and is confidential to them. No responsibility whatsoever for the contents of the report will be accepted to anyone other than the Client.

9. SEC believes that providing information about limitations is essential to help the Client identify and thereby manage risks.

10. The copyright of written materials supplied shall remain the property of SEC but with a royalty free perpetual licence, granted to the Client on payment in full of any outstanding monies.

11. SEC does not provide legal advice and the advice of the Client‘s legal advisors may also be required.

12. No allowance has been made in this report for testing which may be required for waste categorisation prior to the removal of any material from site for disposal.

13. The report is issued on the condition that SEC will under no circumstances be liable for any loss arising directly or indirectly from ground conditions between the boreholes or trial pits which have not been shown by the borehole, trial pits or other tests carried out during the investigation.

14. In addition, SEC will not be liable for any loss whatsoever arising directly or indirectly from any opinion given on the possible configuration of strata both between the borehole and/or trial pit positions and/or below the maximum depth of the investigation. Such opinions, where given, are for guidance only.

15. No person other than the client to whom this report is addressed, shall rely on it in any respect and no duty of care shall be owed to any such third party.

16. Copyright of this Report remains with SEC and in addition we will not accept any responsibility for the report and recommendations given until our invoice is settled in full.

17. That this investigation has relied on information from a discrete number of exploratory hole locations and allowances should be made for the variation in ground conditions between these locations and within the site boundary.

18. It should be noted that the Made Ground depth recorded above is that encountered within the trial pits undertaken during the phase of work to which this report pertains. Owing to the variable nature and unknown deposition criteria of Made Ground it is possible that deeper or more extensive areas of Made Ground may exist at this site which have not been revealed by the current work.

19. Should the proposed end use or site layout change then a reassessment of potential risks will be required.