PHASE I GEO-ENVIRONMENTAL SITE ASSESSMENT

WEST STREET, SOMPTING, WEST SUSSEX, BN15 0DF

REC REFERENCE: 1CO104163(20612)P1R2

REPORT PREPARED FOR: PERSIMMON HOMES SOUTH COAST

FEBRUARY 2019



National Consultancy, Locally Delivered

A CONCEPT LIFE SCIENCES COMPANY

QUALITY ASSURANCE

Issue/revision	Issue 1	Revision 1	Revision 2
Remarks	Draft	Updated Site Plans	Updated Site Location and Development Plans
Date	November 2018	February 2019	February 2019
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<table>
<tr><th colspan="7">EXECUTIVE SUMMARY</th></tr>
<tr><td>Site Address</td><td colspan="6">West Street, Sompting, West Sussex, BN15 0DF</td></tr>
<tr><td>Grid Reference</td><td colspan="6">516712,105505</td></tr>
<tr><td>Site Area</td><td colspan="6">44.61 ha</td></tr>
<tr><td>Current Site Use</td><td colspan="6">The site currently comprises large open fields for agricultural use.</td></tr>
<tr><td rowspan="6">Environmental Setting</td><td colspan="6">Based on the masterplan the site has been described as three areas.</td></tr>
<tr><td>Area</td><td>Superficial Geology</td><td>Bedrock Geology</td><td colspan="2">Aquifer Designation</td></tr>
<tr><td></td><td></td><td></td><td>Superficial</td><td>Bedrock</td></tr>
<tr><td>Phase 1</td><td>Alluvium</td><td rowspan="3">Tarrant Chalk Member</td><td rowspan="3">Secondary (undifferentiated)</td><td rowspan="3">Principal</td></tr>
<tr><td>Phase 2</td><td rowspan="2">Head Deposits</td></tr>
<tr><td rowspan="2">Ecological Enhancement Area</td></tr>
<tr><td>Alluvium</td><td rowspan="2">Lambeth Group</td><td rowspan="2">Secondary (A)</td><td rowspan="2">Secondary (A)</td></tr>
<tr><td>Raised Beach Deposits</td></tr>
<tr><td colspan="6">▸ No Source Protection Zones were identified on site.
▸ Flood zones 2 and 3 are associated with the drains/ watercourses located along the western side of Phase 1 and throughout the Ecological Enhancement Area. Flood zones do not affect the proposed development area.</td></tr>
<tr><td>Site History</td><td colspan="6">Throughout the history of the site, it has predominantly comprised open fields, likely used agriculturally.</td></tr>
<tr><td>Radon</td><td colspan="6">No radon protective measures are considered necessary.</td></tr>
<tr><td>Conceptual Site Model (CSM)</td><td colspan="6">A number of potential sources of contamination have been identified as follows:

On site

No potential sources of contamination were identified on site.

Off site
▸ Former landfill/waste site immediately bordering the south west of the Ecological Enhancement Area; and
▸ Former Landfill and waste sites located to the south of the railway lines south of the Ecological Enhancement Area.</td></tr>
<tr><td>Conclusions</td><td colspan="6">The overall environmental risk assessment for Phase 1 and Phase 2 is considered to be low.</td></tr>
<tr><td>Recommendations</td><td colspan="6">It is recommended that an intrusive Phase II Geo-environmental survey is undertaken to gain a geotechnical understanding of the site and to assess quality of the soil for possible reuse on site. Ground gas monitoring wells should be installed in Phase 1 given the proximity of the former landfill.</td></tr>
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1.0 INTRODUCTION

1.1 Background

Resource and Environmental Consultants Ltd (REC) has been commissioned by Persimmon Homes South Coast ("The Client") to undertake a Phase I Geo-Environmental Site Assessment at West Street, Sompting, West Sussex, BN15 0DF ("The site"). A site location plan (ref. 1CO104163-001) is included within Appendix III.

1.2 Proposed Development

Hybrid planning application. (1) Outline planning permission (all matters reserved with the exception of access) for the erection of up to and including 520 dwellings, community orchard/growing space, non-vehicular links between the site and Worthing, traffic calming measures, associated landscaping, open space / recreation areas, provision of formal playing pitches, ecological enhancements including improvements and extension to Cokeham Brooks Local Wildlife Site, and all other associated development works. (2) Full planning permission for 100 dwellings (part of the overall 520 dwellings comprising 9 no 1-bed, 44 no. 2-bed, 37 no. 3-bed and 10 no 4-bed homes, including 30% affordable housing) and all other associated development works (Phase1). (3) Change of use of land south of Hamble Recreation Ground to community/education and agricultural/horticultural uses associated with a new Community Farm.

1.3 Objectives

The objectives of the desk-based study are to support the planning process for the development.

1.4 Scope of Works

- Undertake a site walkover to identify any current areas of potential environmental concern in order to establish the source, pathway, receptor conceptual site model (CSM);
- Review historical plans, geology, hydrogeology, site sensitivity, flood-plain issues, mining records and any local authority information available in order to complete a Desk Study in line with Environment Agency (EA) document Model Procedures for the Management of Contaminated Land (Contaminated Land Report 11 (CLR11));
- Assess the implications of any potential environmental risks, liabilities and development constraints associated with the site in relation to the future use of the site and in relation to potential off-site receptors;
- Provide preliminary recommendations on any potential development issues; and,
- Provide recommendations regarding future works required.

1.5 Sources of Information

Background information was sought from the following sources:

- Groundsure Database Search (report references: GS-5656935 & GS-5656936) including historical mapping dated 1875 to 2014. A selection of historical maps are reproduced in Section 3.1 and Appendix IV;
- Online planning records held by Adur and Worthing Councils;
- Environment Agency Groundwater Vulnerability Map (http://www.natureonthemap.naturalengland.org.uk/MagicMap.aspx);
- Radon: Guidance on protective measures for new buildings (BRE Document BR 211, 2015) and HPA Indicative Radon Atlas for England and Wales); and,
- British Geological Survey Online GeoIndex.

1.5 Risk Classification

REC has utilised the available data to classify the site on the basis of its likely contaminated land liability and potential for geotechnical constraints in relation to the property development. The risk classification definitions are summarised below:

Table 1.1 Risk Classification

Risk	Definition
Low	There are unlikely to be significant contaminated land liabilities associated with the property.
Low-Moderate	There are unlikely to be significant contaminated land liabilities associated with the property with regard to the proposed use. However, minor issues may require further consideration in the event of a future redevelopment of the site etc.
Moderate	Some potential contaminated land liabilities are likely to affect the property as a result of historical and/or current activities. The risks identified are unlikely to pose an immediate significant issue but the purchaser/developer may wish to make further enquiries of the vendor or undertake further environmental improvements. Redevelopment of the site will likely require further site investigation.
Moderate-High	Some potentially significant contaminated land liabilities have been identified at the property that requires further assessment including intrusive ground investigations.
High	Significant potential contaminated land liabilities have been identified at the property. Further assessment including intrusive ground investigation will be required to determine to level of risk and associated liability.

1.6 Confidentiality

REC has prepared this report solely for the use of the Client and those parties with whom a warranty agreement has been executed, or with whom an assignment has been agreed. Should any third party wish to use or rely upon the contents of the report, written approval must be sought from REC.

2.0 SITE SETTING

2.1 Site Details

A site location plan is presented in Appendix III as Drawing No. 1CO104163-001. All acronyms used within this report are defined in the Glossary presented in Appendix II.

Table 2.1 Site Summary

Site Address	West Street, Sompting, West Sussex, BN15 0DF
National Grid Reference	516712,105505
Site Area	44.61 ha

2.2 Current Site Use

At the time of the site walkover (29th November 2018), the site occupied a number of fields spanning an area between the A27 Upper Brighton Road to the north and the West Coastway railway line to the south. For ease of descriptions, the site has been broken down in to three areas based on the Illustrative Masterplan provided by Persimmon Homes (drawing no: 3000 Rev C) as displayed in Figure 2.1 below. Further reference to these areas is made **in bold** throughout the document:

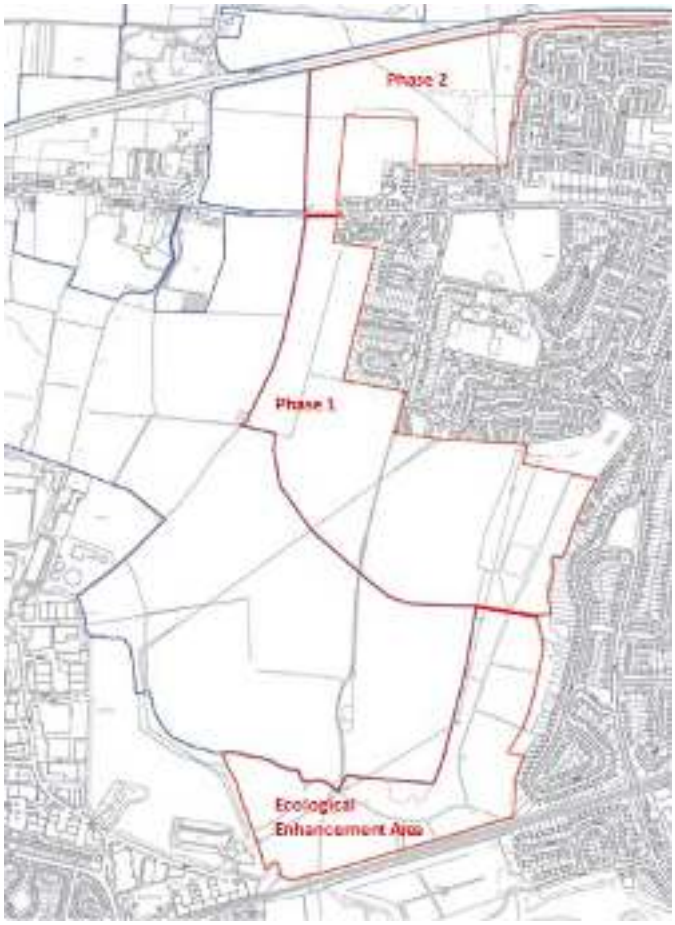

Figure 2.1 – Site walkover area boundaries

With the exception of the part of the site between West Street and the A27, no part of the site was publicly accessible resulting in limited coverage of parts of the site.

Phase 1 - Immediately South of West Street

This area of the site is formed of agricultural fields used for crop growing and livestock (sheep) grazing. The site is bounded to the north and east by residential developments and to the south and west by agricultural fields. A farm track denoted by Google Satellite imagery as an extension of Loose Lane forms the boundary between two fields in an area of the site located South of Sylvan Road albeit Loose Lane is not publicly accessible within the site with a locked gate located at the edge of the residential area. An overhead power line – not the same power line as found North of West Street – runs through the two fields south of Sylvan Road in a roughly north east to south west alignment. Imagery from Google Satellite view indicates the drainage ditch to run through the eastern area of the site.

Phase 2 - North of West Street

This area of the site is formed of a mixture of open fields and paddocks. A public footpath cutting across this area in a roughly north west to south east alignment and runs from the corner of the field at the Intersection of Malthouse Close and Dankton Lane, to the A27 Upper Brighton Road. Livestock (horses) were present in all paddocks and all open fields located west of the public footpaths. A high voltage overhead power line runs through the eastern side of this area of the site and is aligned roughly north to south. Selected photographs are shown in Plates 2-5 in Appendix IV.

Ecological Enhancement Area - The Easterly Fields

This area of the site is formed of a mixture of woodland and open fields bounded to the east by residential units along Ullswater Road. Due to a lack of publically accessible suitable viewpoints along the residential development, coverage of this area of the site was limited to the northern area of the site as seen from the Maytree Close Recreation Ground.

A drainage ditch was observed to run from the northern boundary of this area of the site in a roughly north-south alignment and imagery from Google Satellite view indicates the drainage ditch to run throughout this area of the site. A high voltage power line – the same power line as the one that runs through North of the Site – runs along the western end of this area in a roughly north south alignment until a point where Google Satellite imagery indicates a change of alignment towards the south west.

The north of this area of the site included observations of construction waste including a skip, a chalk stockpile and a topsoil stockpile.

Due to a lack of publicly accessible viewpoints from Ullswater Road or along the residential development, coverage of the southern portion of this area was limited to the south western area of the site as seen from the Viridor Household Waste Recycling Centre and was observed as open fields crossed regularly by drainage ditches. No livestock was observed within this area of the site although a livestock feeding station was observed indicating livestock to be present. The westernmost fields within this area is crossed by a high voltage power line – the same power line as the one that runs through North of the Site – in a roughly north east to south west alignment.

A current site layout plan is given in Appendix III (ref. 1CO104163-002). Selected photographs from the site walkover are presented in Appendix IV.

Hazardous Materials Storage and PCBs

No Above Ground Storage Tanks (ASTs) or evidence of Underground Storage Tanks (USTs) were observed anywhere within the site. Fly tipped waste was only observed within the north of The Easterly Fields formed of construction waste however, it is noted that coverage of this and the Southerly Fields were limited. A high voltage overhead power line runs through all areas of the site except for the area known as Immediately South of West Street.

2.3 Surrounding Area

The surrounding land uses are summarised below:

Table 2.2 Summary of Surrounding Land Uses

Direction	Land Use
North	A27 with agricultural fields beyond
East	Residential development
South	West Coastway railway line with woodland and allotments beyond
West	Agricultural fields

3.0 SITE HISTORY

3.1 On-Site Historical Development

A review of historical maps pertinent to the site is summarised in Table 3.1 below. All grid square references made within Table 3.1 refer to the historical mapping grid found in Figure 3.1 below.

Figure 3.1 – Historical Mapping Grid

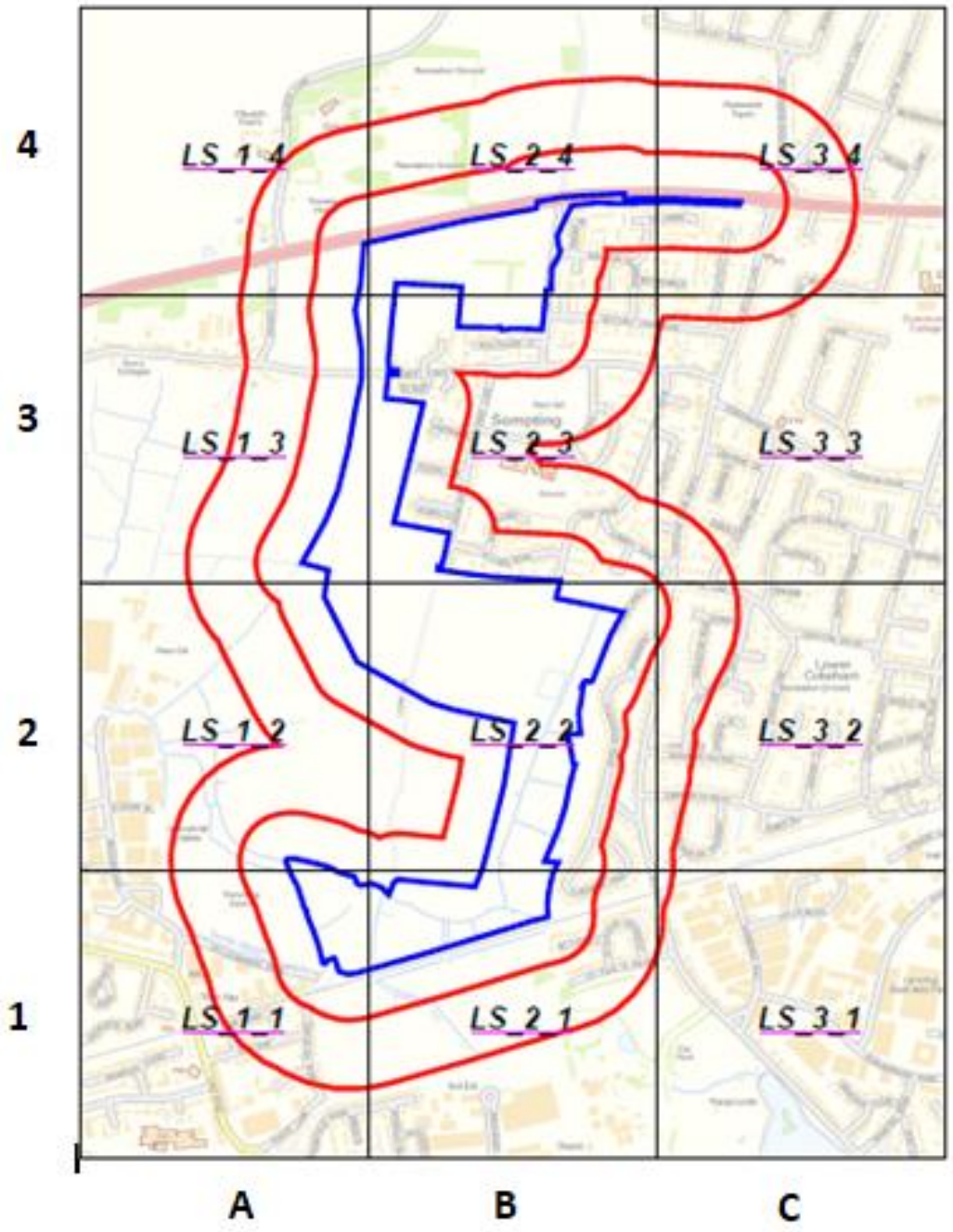

Table 3.1 Summary of Potentially Contaminative Historical Land Uses

Map Edition	Historical Land Use	Map Extract
1875 to 1933 (1:1,250, 1:2,500 & 1:10,560)	Large areas of the site are within open fields. No structures are found within the site boundary. Many paths/trails, however, are located across the site. A main road is noted running through the north of the site as displayed in grid square B4-C4 (**Phase 2)**. A railway is noted to be running west-to-east along the southern boundary of the site **(Ecological Enhancement Area)**. An area liable to flooding is also noted to be to the west of the site. The surrounding area has a mixture of residential developments and agricultural uses with the town of Sompting to the northwest and the village of Upper Cokeham to the northeast. Several farms are noted to be surrounding the area.	 Map scale 1:10,560 dated 1875 (Grid squares A3, A4, B3 & B4)
1933 to 1950 (1:1,250, 1:2,500 & 1:10,560)	In the 1933 map a small rectangular structure now occupies the north of the site which appears to be associated with Yewtree Farm (**Phase 2)**. The remainder of the site remains largely occupied by fields and lanes. A Gravel Pit is noted to be approximately 160m from the site boundary in Upper Cokeham at the northeast of the site in grid square C4. A nursery and allotment gardens are also noted in grid square B3 with further nurseries noted in grid square A1. The surrounding area remains largely of residential and agricultural use.	 Map scale 1:10,560 dated 1933 (Grid squares A1, A2, B1 & B2)
1950 to 1971 (1:1,250, 1:2,500 & 1:10,000)	In the 1950 map there are no structural changes identified within the site boundary. The road first identified passing through the north of the site in the 1875 map **(Phase 2)** has now been developed into the Sompting By Pass Road. Upper Brighton Road is now also noted to run west-to-east through the centre of the site. At the north of the site in grid squares B3 & B4 2no. large nurseries are noted to be adjacent to the site. A tank is also noted in the same area. The surrounding area has undergone rapid urbanisation with Sompting to the north and Worthing to the south expanding towards the site boundary.	 Map scale 1:10,560 dated 1950 (Grid squares B3, B4, C3 & C4)

Map Edition	Historical Land Use	Map Extract
1971 to 2002 (1:1,250, 1:2,500 & 1:10,000)	The rectangular structure within the site boundary is no longer noted as of the 1974 map with the remainder of the area remaining unchanged from the previous historical maps. To the southeast in grid square B2 the area has undergone industrial development with a depot, works and a factory noted on the map though these are not within influencing distance of the site. However, other unlabelled structures, presumed industrial are noted to be within influencing distance of the site beyond the railway line to the south. With exception of the recent industrial development to the south, the surrounding area remains largely dominated by residential developments.	 Map scale 1:10,000 dated 1971 (Grid squares B1, B2, C1 & C2)
2002 to 2014 (1:10,000)	In the 2002 historical map, the area within the site boundary remains unchanged from previous maps, now reflective of the current layout of the site. The area to the south west of the site has now undergone industrial development which is evident from the 1981 map. The surrounding area remains predominantly residentially driven.	 Map scale 1:10,000 dated 2002 (Grid square A1)
2014 to present (1:10,000)	From the latest historic map of 2014 to the present day the site and surrounding area has not undergone any significant development. The site is bounded to the south by the railway noted in the 1875 map, to the east by the town of Sompting, to the north by the A27 Upper Brighton Road) and the west by the town of Broadwater.	 Map scale 1:10,000 dated 2014 (Grid squares B3, B4, C3 & C4)

3.2 Off-Site Historical Development

A review of potentially contaminative land uses identified on historical Ordnance Survey maps within a 250m radius of the site is summarised below in Table 3.2 Influencing zones are in reference to those define in the site walkover in section 2.2 of this report:

Table 3.2 Summary of Potentially Contaminative Off-Site Historical Land Uses

Surrounding Feature	Distance (m)	Dates	Direction	Influencing Area
Refuse Heap	1-139	1981	SW & S	**Ecological Enhancement Area**
Unspecified Tank	5 - 249	1875-1970	Various	**Phase 1 & 2**
Electricity Substations	7 - 245	1952-1994	Various	**Phase 1 & 2**
Unspecified Works	30	1981	SW	**Ecological Enhancement Area**
Garage	73 - 82	1952-1994	E and SE	**Ecological Enhancement Area**
Gravel Pit	99 - 184	1909-1947	S and NE	**Phase 1 & 2**
Unspecified Pit	148 - 157	1947-1957	E	**Phase 1 & 2**

3.3 Planning History

REC has undertaken a review of online planning records held by Adur and Worthing Councils with no sites observed to have any environmentally pertinent conditions to the application.

4.0 ENVIRONMENTAL SETTING

4.1 Geology & Hydrogeology

The British Geological Survey (BGS) memoirs and geological maps with respect to the area indicate that the site is underlain by the following geological sequence:

Table 4.1 Summary of Geological and Hydrogeological Data

Geological Unit	Classification	Description	Aquifer Classification	Permeability	Sensitivity	Colour Reference
Alluvium	Drift	Clay, Silt, Sand and Peat	Secondary Undifferentiated	Very Low to High	Very High	
Raised Beach Deposits		Sand and Gravel	Secondary (A)	High to Very High		
Head Deposits		Clay, Silt, Sand and Gravel	Secondary Undifferentiated	Very Low to High		
Lambeth Group	Bedrock	Clay, Silt and Sand	Secondary (A)	Very low to Moderate	Moderate	
Tarrant Chalk Member		Chalk	Principal	Very high	Very High	

A detailed schematic of the anticipated geology is shown below in Figure 4.1 and 4.2 below. N.B Numbering is not consistent with that of the site walkover undertaken by REC.

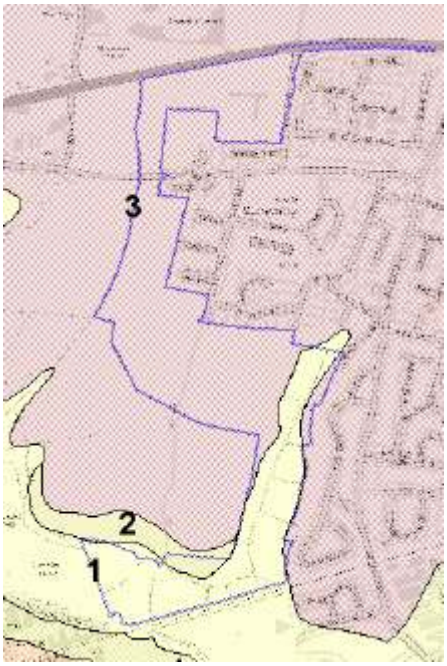

Figure 4.1 – Summary of Superficial Geological Conditions

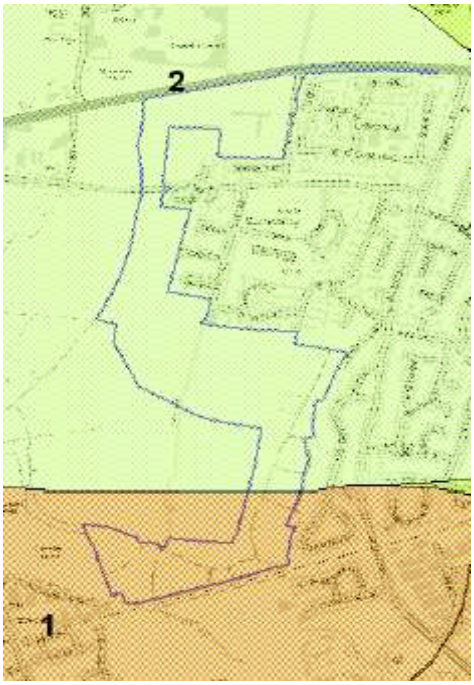

Figure 4.2 – Summary of Bedrock Geological Conditions

The Groundsure report indicates there are six groundwater abstractions and two potable water abstraction licences within a 1km radius of the site with the closest located 734m west at Northbrook ps Point 2 for a potable water supply. The site does not lie within a Source Protection Zone.

The soil leaching potential of the site is categorised as having High Leaching Potential (HU) – Soil information for urban areas assumed to be highly permeable in the absence of site specific information.

Based on the local topography and location of surface watercourses it is considered likely that shallow groundwater, if present, will flow towards the inland rivers that are present on site draining into the Adur and Teville catchment areas and further to the English Channel approximately 1km to the south.

4.2 Ground Stability

Geotechnical Data presented within the Groundsure report identifies the following ground conditions:

Table 4.2 Summary of Data Search Information

Hazard	Designation	Comments
Shrink-Swell Clay	**Moderate**	**Ground conditions predominantly medium plasticity. Do not plant or remove trees or remove trees or shrubs near to buildings without expert advice about their effect and management.**
Landslides	Very Low	Slope instability problems are unlikely to be present.
Ground Dissolution	Low	Significant soluble rocks are present. Low possibility of subsidence occurring naturally, but may be possible in adverse conditions such as high surface or subsurface water flow.
Compressible Ground	**Moderate**	**Significant potential for compressibility problems. Avoid large differential loadings of ground. Do not drain or de-water ground near the property without technical advice.**
Collapsible Deposits	Very Low	Deposits with potential to collapse when loaded and saturated are unlikely to be present.
Running Sand	Very Low	Very low potential for running sand problems if water table rises or if sandy strata are exposed to water. No special actions required, to avoid problems due to running sand.

It should be noted that this data is qualitative and based on anticipated ground conditions only and not on any other topographical information such as trees.

4.3 Mining and Ground Workings

The site is not in an area affected by coal mining and as such, no coal authority reports were required for this assessment. However, sporadic underground mining of chalk on a restricted extent may have occurred.

4.4 Hydrology

The nearest surface water feature is an unnamed drain located in the eastern part of the Phase 1. It flows south towards other drains waters courses which flow south towards the English Channel. No surface water abstraction licenses are reported within a 1km radius of the site.

The Ecological Enhancement Area is situated within Flood Zones 2 and Zone 3. Similarly the drain on the eastern side of **Phase 1** has flood zones associated with it but the zone are not to the extent where they impact on the proposed development.

Additionally, the site is at risk of superficial deposits flooding which can be associated with shallow unconsolidated aquifers such as the alluvium or granular bands with the Head deposits.

4.5 Radon Risk Potential

The UK radon website indicates the site is situated in an area where between 1 - 3% of properties are above the Action Level. Therefore no radon protective measures are considered necessary.

4.6 Industrial Land Uses

The site is situated within a predominately residential area, with the Trade Directory recording current potentially contaminative industrial land uses within 250m. Those deemed pertinent to the report are presented in the Table 4.3 below. Influencing zones are in reference to those define in the site walkover in section 2.2 of this report:

Table 4.3 Summary of Industrial Land Uses

Feature	Activity	Distance (m)	Direction	Influencing Area
Electricity substations*	Electrical Features	6	S	**Phase 2**
Swift Motor Services Ltd	Vehicle Repair, Testing and Servicing	62	SW	**Ecological Enhancement Area**
Various industrial and engineering*	Industrial Products	101	Various	**Ecological Enhancement Area**
Amenity Tip	Refuse Disposal Facilities	248	W	**Ecological Enhancement Area**

*Nearest listed only

4.7 Sensitive Land Uses

The following sensitive land uses have been identified within 1km of the site;

- The site is located within a Nitrate Vulnerable Zone; and,
- The South Downs is a national park and an environmentally sensitive area with its closest point 7m north of the site.

5.0 CONSULTATIONS

5.1 Contaminated Land Officer

A request for contamination info pertinent to the site was sent to the Contaminated Land Officer at Adur and Worthing Councils on 30th November 2018. A reply was received on 19th December by post stating that a charge would be payable for an additional environmental search.

5.2 Landfill Sites and Waste Treatment Sites

A review of available information indicates that there are eight records of active or historical landfill and waste treatment sites within a 250m radius of the site. The details of these records are shown in Table 5.1 below:

Table 5.1 Landfill and waste treatment sites

Site	Waste Type	Distance (m)	Direction	Details
Decoy Farm	Inert, Commercial & Household	1	SW	Environment Agency Historical Landfill Operational 1970-1977
Meadow Road	Inert, Industrial, Commercial, Household & Liquid sludge	28	S	Environment Agency Historical Landfill Operational 1963-1970
Brooklands	Inert, Industrial, Commercial & Household	32	S	Environment Agency Historical Landfill Operational 1950-1962
Refuse Tip	Unknown	43-176	S	1963-1971 mapping records
Land at Willowbrook Road	Non-hazardous & hazardous HWA Site	47	W	Environment Agency Licensed Waste Site Currently operational
Amenity Tip	Unknown	161	W	Amenity Tip Currently operational
Willowbrook Road	Unknown	201	SW	Waste Transfer Station Construction proposed
Worthing H W R C	Household, commercial & Industrial	215	SW	Waste Transfer Station Operational 1995-2003

5.3 Regulatory Database

The following information has been obtained from a commercially available environmental database. The summary table only includes records not otherwise detailed in the report and relevant to the site.

Table 5.2 Summary of Groundsure Data

Activity	0-249m	250-500m	Details
Licensed Discharge Consents	2	40	The nearest discharge consent is 179m west at Industrial development for miscellaneous discharges.
Part A(2) and Part B Activities	1	3	The nearest Part B permit is MRM (Worthing) 62m south west for respraying of Road Vehicles. No enforcements notified.
Radioactive Substances	0	2	Both records relate to Allergy Therapeutics Ltd located 332m south west for the accumulation of radioactive waste and the keeping and use of radioactive materials.
Pollution incidents	7	9	The nearest pollution incident occurred on 21/02/2003 located 163m south west of site. The pollutant involved was oils and fuel. No impact was recorded to land or air. However a Category 3 (minor) impact was recorded to water.
Dangerous Substances Sites	0	9	All records relate to 484m south at Corodine Ltd for Chromium.

6.0 CONCEPTUAL SITE MODEL (CSM)

6.1 Initial CSM

In accordance with Environment Agency, CLR11 (2004) and BSI 10175 (Code of Practice for Investigation of Potentially Contaminated Land), REC Ltd have developed an initial CSM to identify potential contamination sources, migration pathways and receptors within the study area.

6.2 Contaminant Sources

A number of potential sources of contamination have been identified as follows:

On site

No potential sources of contamination were identified on site.

Off site

- Refuse heap (1m south west); and
- Landfill/waste site (nearest 28m south);

6.3 Potential Pathways

Receptors may be potentially at risk from the identified potential sources of contamination via the following pathways:

- Migration of ground gases.

6.4 Potential Receptors

Human Receptors

- Future users of the site and buildings.

Construction workers are not considered to be a plausible receptor as exposure will be managed through the use of appropriate PPE and hygienic working practices, as required under HSE/ CDM regulations. Furthermore, potential exposure to possible contaminants is not expected to be over prolonged work duration thereby limiting any impact to ground workers.

6.5 Conceptual Site Model

A site specific CSM has therefore been created using the above information and is provided on the following page.

Table 6.6 Conceptual Site Model see my covering email

Source	Contaminant	Potential migration pathway	Potential Receptors	Likelihood of Occurrence	Severity	Overall Risk Rating	Active / Inactive
Off-Site							
Refuse Heap (1m south west)	Ground gas	Lateral migration onto site	Future Site Users	Unlikely	Severe	Moderate	**Potentially Active –** further investigation recommended.
Landfill/waste site (nearest 28m south)							

7.0 CONCLUSIONS

Human Health

The potential risk posed to human health from **off-site** sources is considered to be **Moderate**.

Controlled Waters

The potential risk posed to controlled waters from **on-site** sources is considered to be **Low**.

Overall Environmental Risk Assessment

Overall, the preliminary risk classification of the site in relation to the proposed redevelopment is considered to be **Moderate.**

8.0 RECOMMENDATIONS

It is recommended that an intrusive Phase II Geo-environmental survey is undertaken to gain a geotechnical understanding of the site and to assess quality of the soil for possible reuse on site. For the development of **Phase 1** it is recommended that ground gas monitoring wells are installed and ground gas monitoring is undertaken as part of the investigation due to the risk of ground gas posed from the adjacent landfill site.

END OF REPORT

APPENDIX I

LIMITATIONS

1. This report and its findings should be considered in relation to the terms of reference and objectives agreed between REC Ltd and the Client.

2. For the work, reliance has been placed on publicly available data obtained from the sources identified. The information is not necessarily exhaustive and further information relevant to the site may be available from other sources. When using the information it has been assumed it is correct. No attempt has been made to verify the information.

3. This report has been produced in accordance with current UK policy and legislative requirements for land and groundwater contamination which are enforced by the local authority and the Environment Agency. Liabilities associated with land contamination are complex and requires advice from legal professionals.

4. During the site walkover reasonable effort has been made to obtain an overview of the site conditions. However, during the site walkover no attempt has been made to enter areas of the site that are unsafe or present a risk to health and safety, are locked, barricaded, overgrown, or the location of the area has not be made known or accessible.

5. Site sensitivity assessments have been made based on available information at the time of writing and are ultimately for the decision of the regulatory authorities.

6. The executive summary, conclusions and recommendations sections of the report provide an overview and guidance only and should not be specifically relied upon without considering the context of the report in full.

7. REC cannot be held responsible for any use of the report or its contents for any purpose other than that for which it was prepared. The copyright in this report and other plans and documents prepared by REC is owned by them and no such plans or documents may be reproduced, published or adapted without written consent. Complete copies of this may, however, be made and distributed by the client as is expected in dealing with matters related to its commission. Should the client pass copies of the report to other parties for information, the whole report should be copied, but no professional liability or warranties shall be extended to other parties by REC in this connection without their explicit written agreement there to by REC.

8. New information, revised practices or changes in legislation may necessitate the re-interpretation of the report, in whole or in part.

APPENDIX II

GLOSSARY

TERMS

AST	Above Ground Storage Tank
BGS	British Geological Survey
BSI	British Standards Institute
BTEX	Benzene, Toluene, Ethylbenzene, Xylenes
CIEH	Chartered Institute of Environmental Health
CIRIA	Construction Industry Research Association
CLEA	Contaminated Land Exposure Assessment
CSM	Conceptual Site Model
DNAPL	Dense Non-Aqueous Phase Liquid (chlorinated solvents, PCB)
DWS	Drinking Water Standard
EA	Environment Agency
EQS	Environmental Quality Standard
GAC	General Assessment Criteria
GL	Ground Level
GSV	Gas Screening Value
HCV	Health Criteria Value
ICSM	Initial Conceptual Site Model
LNAPL	Light Non-Aqueous Phase Liquid (petrol, diesel, kerosene)
ND	Not Detected
LMRL	Lower Method Reporting Limit
NR	Not Recorded
PAH	Poly Aromatic Hydrocarbon
PCB	Poly-Chlorinated Biphenyl
PID	Photo Ionisation Detector
QA	Quality Assurance
SGV	Soil Guideline Value
SPH	Separate Phase Hydrocarbon
Sp.TPH (CWG)	Total Petroleum Hydrocarbon (Criteria Working Group)
SPT	Standard Penetration Test
SVOC	Semi Volatile Organic Compound
UST	Underground Storage Tank
VCCs	Vibro Concrete Columns
VOC	Volatile Organic Compound
WTE	Water Table Elevation

APPENDIX III

DRAWINGS

REC Ltd
Basepoint Winchester,
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Winchester, SO23 0LD
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KEY:

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Site Location

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Job No. & Title:	Client:	Drawn by: JS	Notes:	Drawing Title:
1CO104163 West Street, Sompting	Persimmon Homes	Approved by: CT Date: December 2018	**NOT TO SCALE** Taken from **OpenStreetMap.org**	1CO104163-001 – Site Location Plan



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Job No. & Title:	Client:	Drawn by: LB	Notes:	Drawing Title:
1CO104163 West Street, Sompting	Persimmon Homes	Approved by: CT Date: February 2019	**NOT TO SCALE** Taken from Turley drawing no: 3000 – rev E dated 11th February 2019.	1CO104163-002 – Site Development Plan

APPENDIX IV

PHOTOGRAPHS



PLATE 1 – PUBLIC FOOTPATH ACROSS NORTH OF THE SITE



PLATE 2 – NORTH OF WEST STREET FACING NORTH FROM THE PUBLIC FOOTPATH



PLATE 3 – NORTH OF WEST STREET FACING WEST FROM THE PUBLIC FOOTPATH



PLATE 4 – OPEN FIELD ADJACENT TO THE FOOTPATH IN THE AREA NORTH OF WEST STREET



PLATE 5 – NORTH OF WEST STREET, THE FIELD IN THE NORTH WESTERN CORNER OF THE SITE



PLATE 6 – HORSE PADDOCKS ADJACENT TO DANKTON LANE



PLATE 7 – VIEW FROM WEST STREET FACING NORTH WITH FURTHER HORSE PADDOCKS



PLATE 8 – VIEW FROM WEST STREET FACING SOUTH



PLATE 9 – VIEW FROM PEVERIL DRIVE FACING WEST



PLATE 10 – VIEW FROM LOOSE LANE FACING SOUTH WEST



PLATE 11 – VIEW FROM LOOSE LANE FACING SOUTH EAST



PLATE 12 – VIEW ALONG LOOSE LANE FACING SOUTH



PLATE 13 – VIEW FROM TEST ROAD FACING SOUTH



PLATE 14 – VIEW FROM THE MAYTREE CLOSE RECREATION GROUND FACING SOUTH SHOWING FLY TIPPED CONSTRUCTION WASTE



PLATE 15 – VIEW FROM THE MAYTREE CLOSE RECREATION GROUND FACING SOUTH SHOWING DRAINAGE CHANNEL

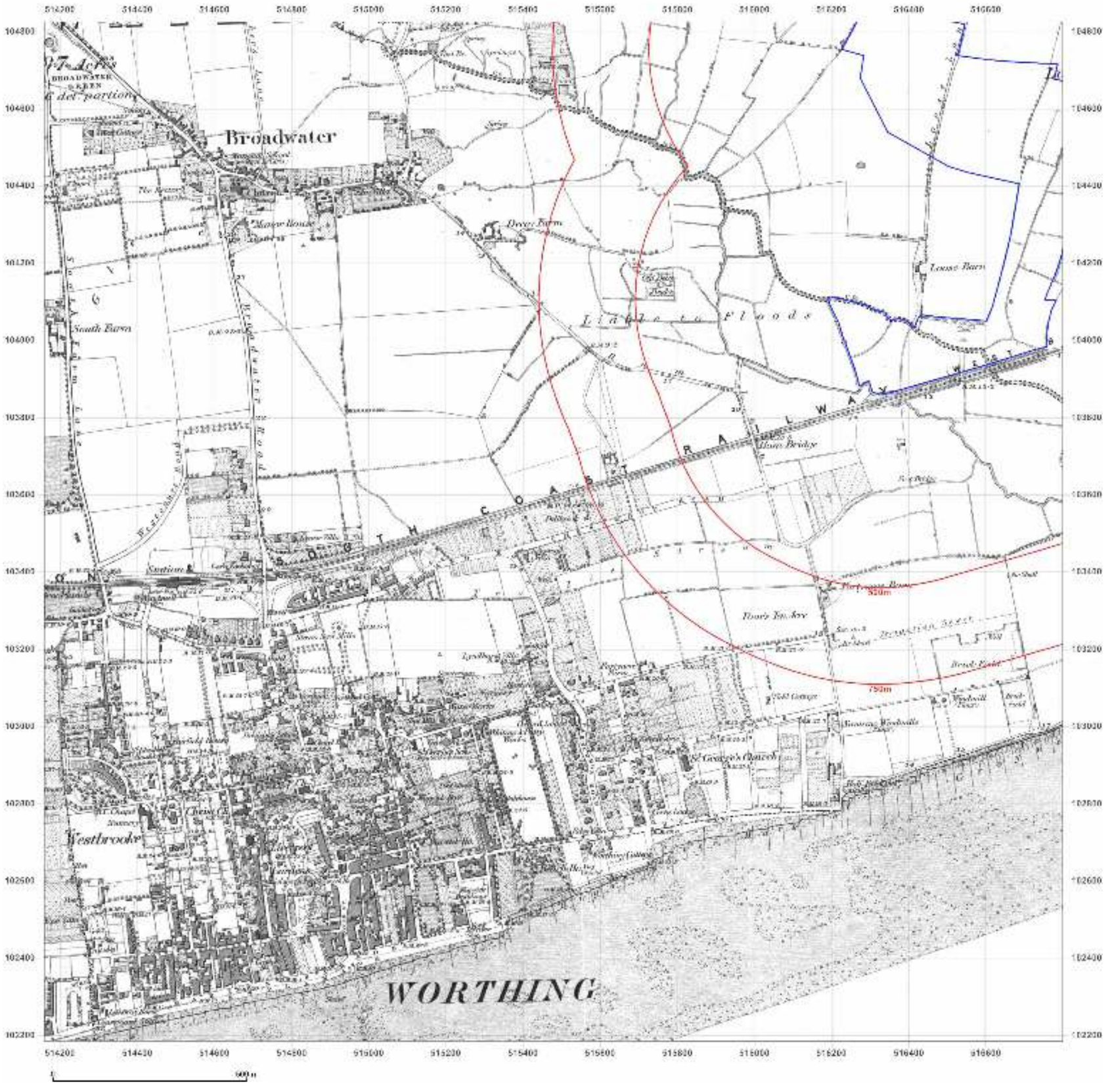


PLATE 15 – VIEW INTO SOUTHERLY FIELDS FROM THE VIRIDOR HOUSEHOLD WASTE RECYCLING CENTRE

APPENDIX V HISTORICAL MAPS

APPENDIX V

HISTORICAL MAPS



Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

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Report Ref: GS-5656937_SS_1_1
Grid Ref: 515478, 103504

Map Name: County Series
Map date: **1875**
Scale: 1:10,560
Printed at: 1:10,560

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Revised 1875
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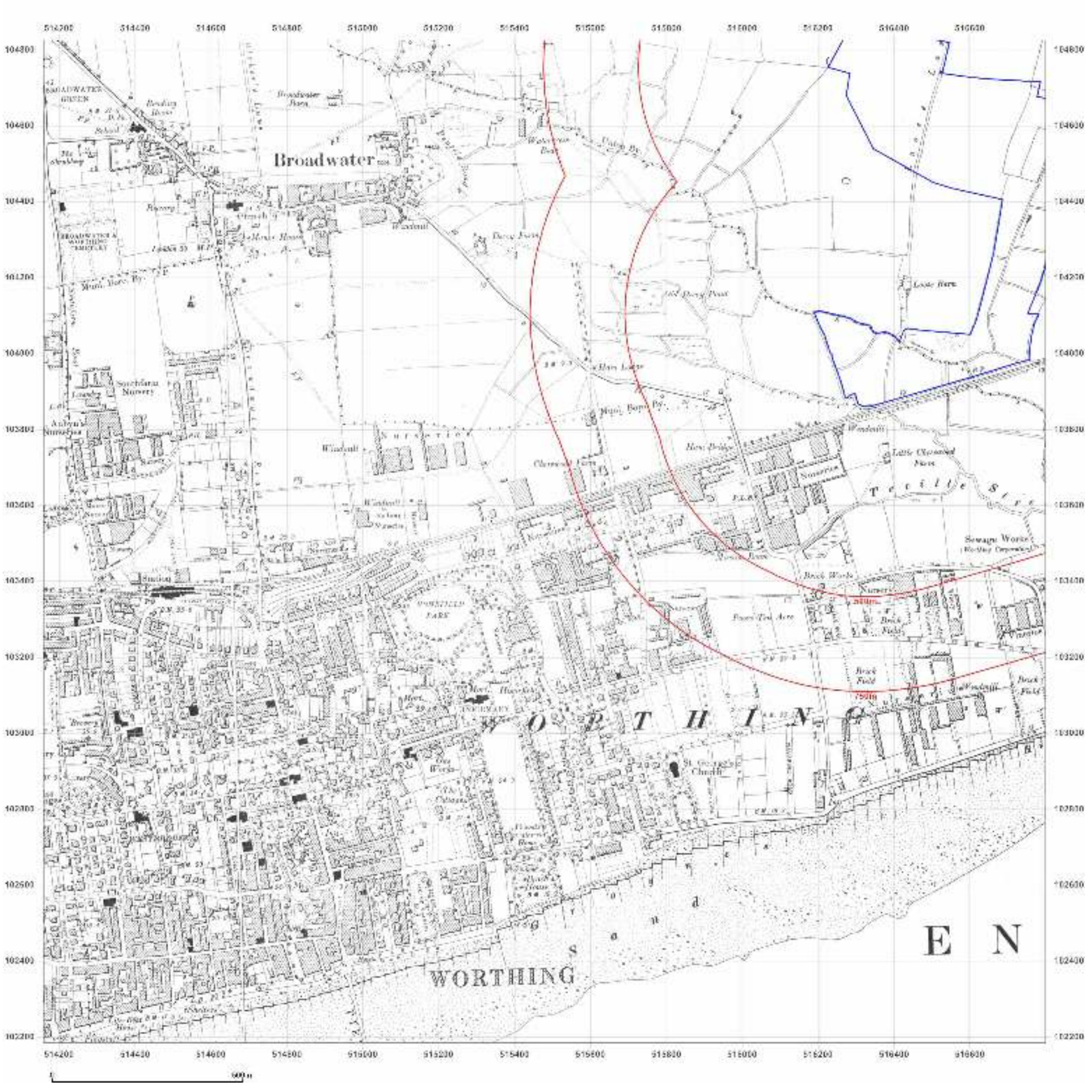
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WORTHING
Broadwater Brook
Broadwater Green
Broadwater Cemetery
Southern Nursery
Aubyn's Nursery
Windmill
Windmill Inn
Sewage Works
Brick Works
Brick Field
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Tarring Road
Tarring Road Post
Hare Lodge
Lodge Farm
Little Chesswood Farm
Somerton
Tarring Rd
Broadwater Cemetery
Broadwater Church
Broadwater Rectory
Broadwater Vicarage
Broadwater Parish Church
Broadwater Sunday School
Broadwater Workhouse
Broadwater Union Workhouse
Broadwater Union Workhouse (Infirmary)
Broadwater Union Workhouse (Master's House)
Broadwater Union Workhouse (Porter's Lodge)
Broadwater Union Workhouse (Steward's House)
Broadwater Union Workhouse (Workhouse)
Broadwater Union Workhouse (Yard)
Broadwater Union Workhouse (Yard Wall)
Broadwater Union Workhouse (Yard Wall Gate)
Broadwater Union Workhouse (Yard Wall Gate Lodge)
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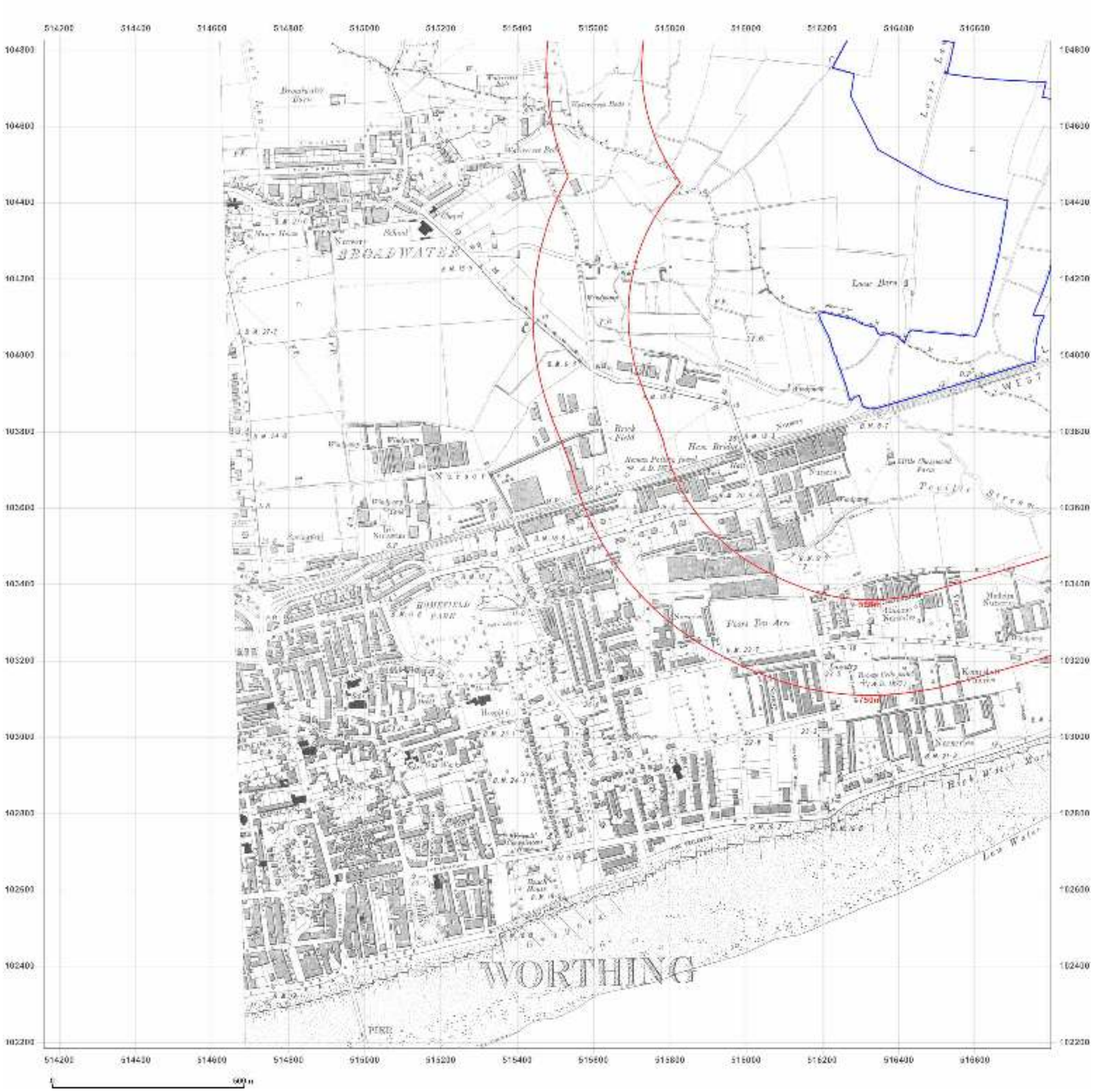
Broadwater Union Workhouse (Yard Wall Gate Lodge


BROADWATER
BROADWATER & WORTHING CEMETERY
Nursery
WORTHING
Broadwater Barn
Lucas Barn
Black Patch
Pens To Acre
Nurseries
Glebe
Rectory
Vicarage
Church
Chapel
Pond
Reservoir
Sewage Works
Tumulus
Mile Post
Milestone
Boundary Stone
Cattle Grid
Sluice
Sand Pit
Chalk Pit
Quarry
Level
Tramway
Sidings
Mud
Sand
Shingle
Rocks
Groyne
Pier
Jetty
Slipway
Steps
Mean High Water
Mean Low Water
Mean Water Mark
Boundary
Parish Boundary
Borough Boundary
Footpath
Bridle Path
Road
Railway
Telegraph Line
Overhead Cable
Underground Cable
Pylon
Electricity Sub Station
Gas Governor
Gas Main
Water Main
Water Tank
Water Tower
Windmill
Wind Pump
Telephone Call Box
Telephone Exchange
Post Office
Public Telephone
Public Convenience
Coastguard Station
Lifeboat Station
Lighthouse
Beacon
Boundary Post
Boundary Mark
Boundary Pillar
Boundary Beacon
Boundary Cairn
Boundary Fence
Boundary Wall
Boundary Hedge
Boundary Bank
Boundary Ditch
Boundary Stone



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Report Ref: GS-5656937_SS_1_1
Grid Ref: 515478, 103504

Map Name: County Series

Map date: **1909**

Scale: 1:10,560

Printed at: 1:10,560

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Revised 1909
Edition N/A
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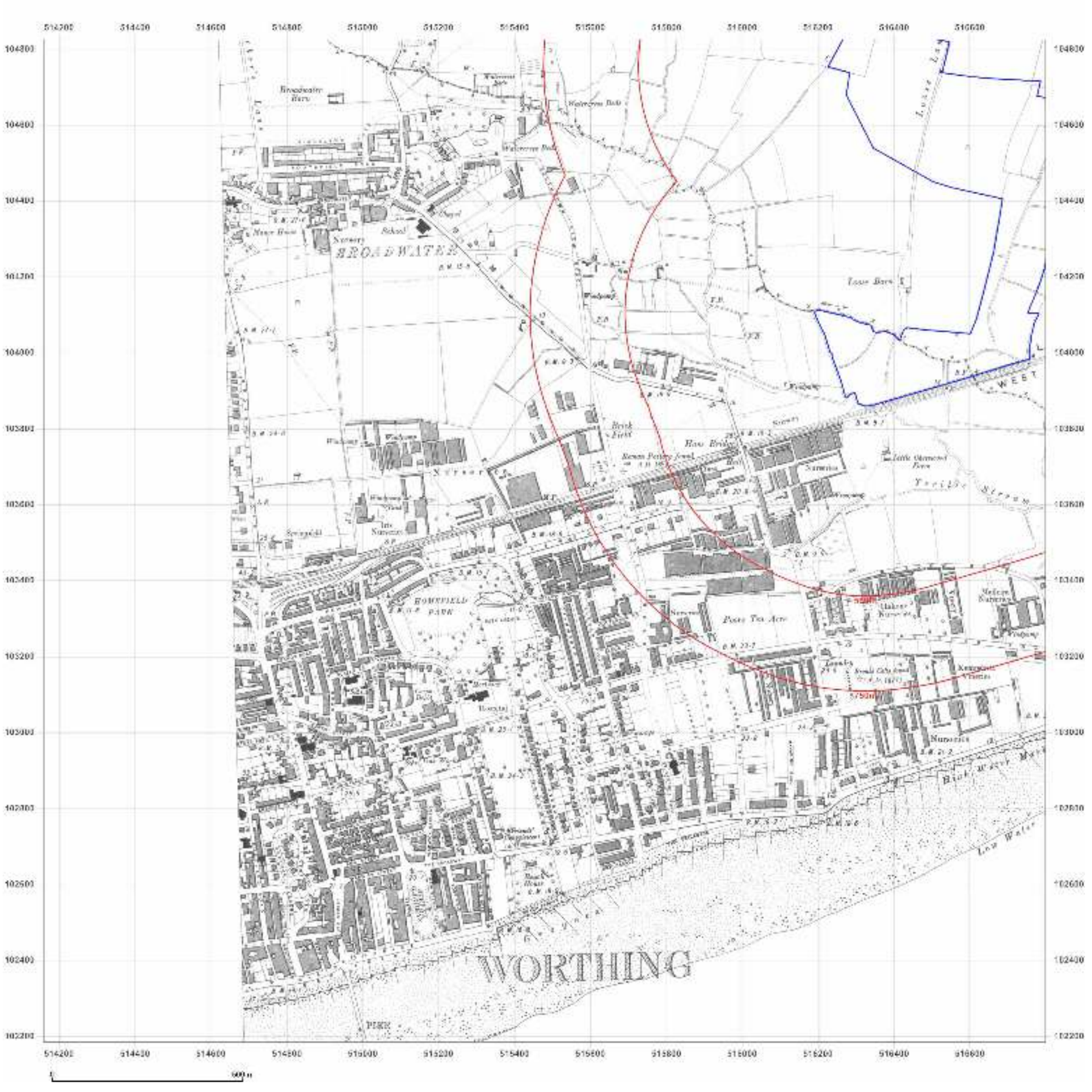
BROADWATER
WORTHING
Broadwater Barn
Nursery
School
Brick Field
Hoe Bridge
Nursery
Ten Acre
Nursery
Nursery
Nursery



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BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_1
Grid Ref: 515478, 103504

Map Name: County Series

Map date: **1932-1933**

Scale: 1:10,560

Printed at: 1:10,560

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Client Ref: 1CO104163_005927
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Grid Ref: 515478, 103504

Map Name: County Series

Map date: **1938**

Scale: 1:10,560

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Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_1
Grid Ref: 515478, 103504

Map Name: County Series

Map date: **1950**

Scale: 1:10,560

Printed at: 1:10,560

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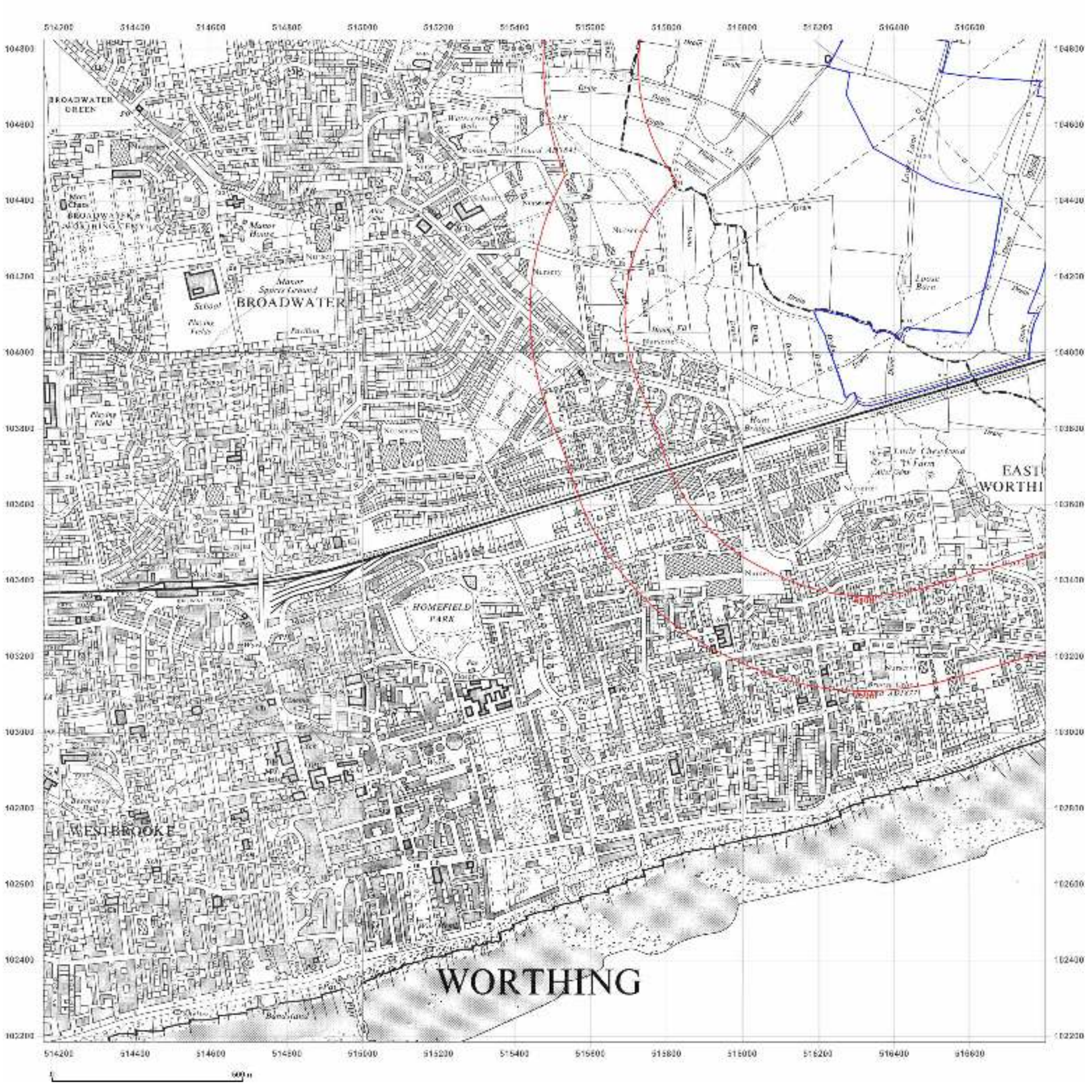

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Report Ref: GS-5656937_SS_1_1
Grid Ref: 515478, 103504

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Map date: **1962**
Scale: 1:10,560
Printed at: 1:10,560

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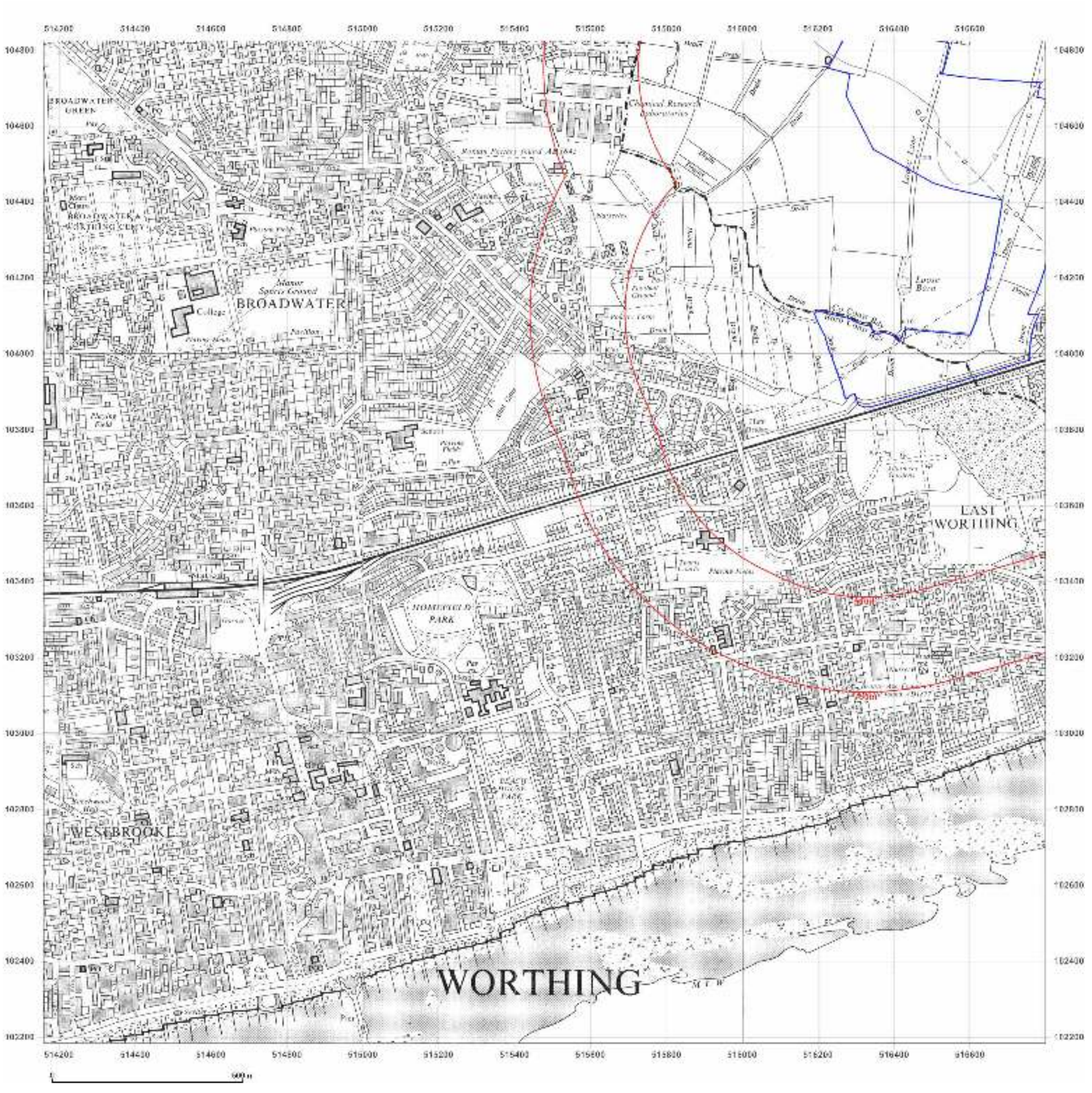

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Report Ref: GS-5656937_SS_1_1
Grid Ref: 515478, 103504

Map Name: Provisional
Map date: **1969**
Scale: 1:10,560
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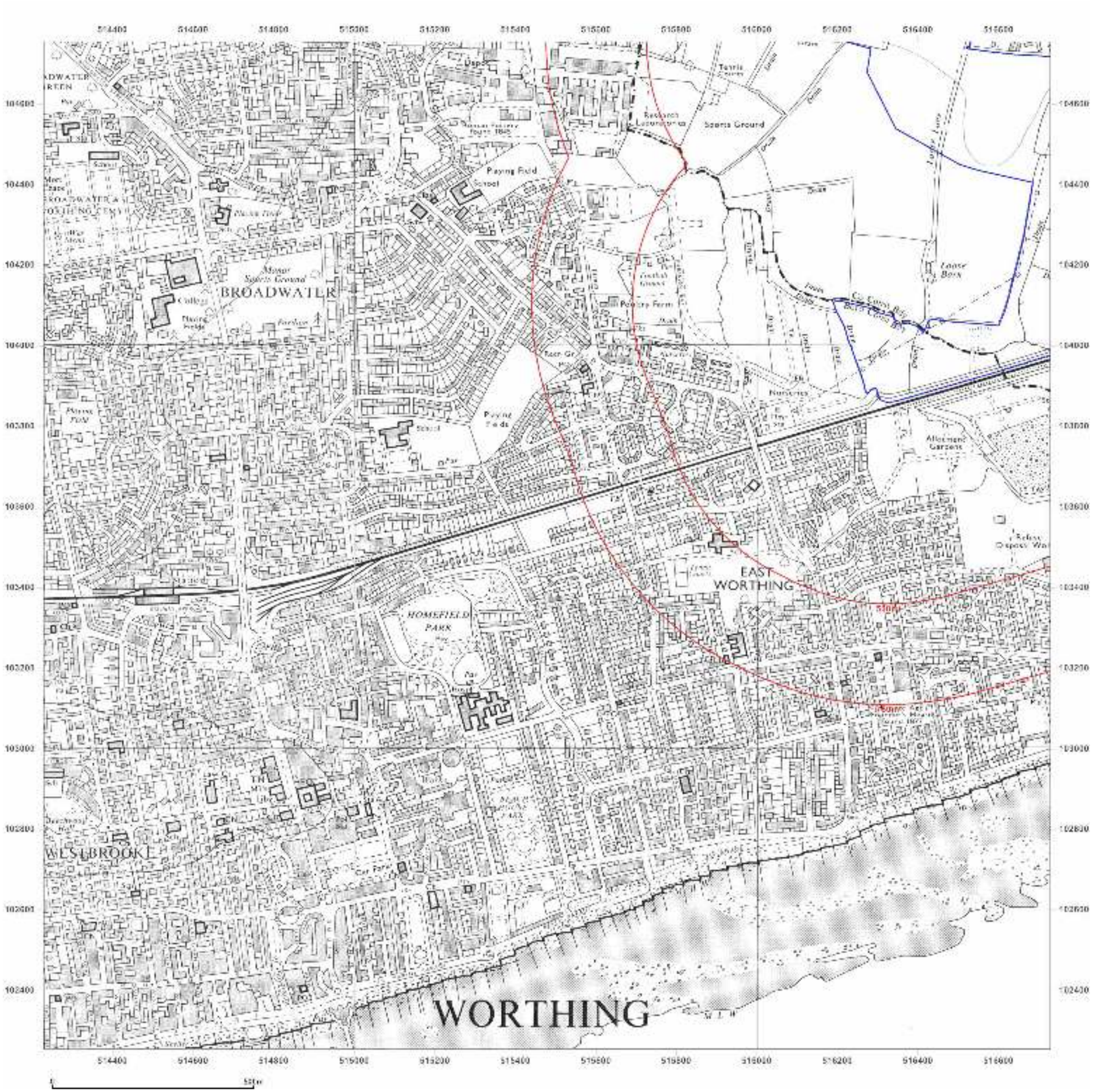

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Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_1
Grid Ref: 515478, 103504

Map Name: National Grid

Map date: **1971**

Scale: 1:10,000

Printed at: 1:10,000

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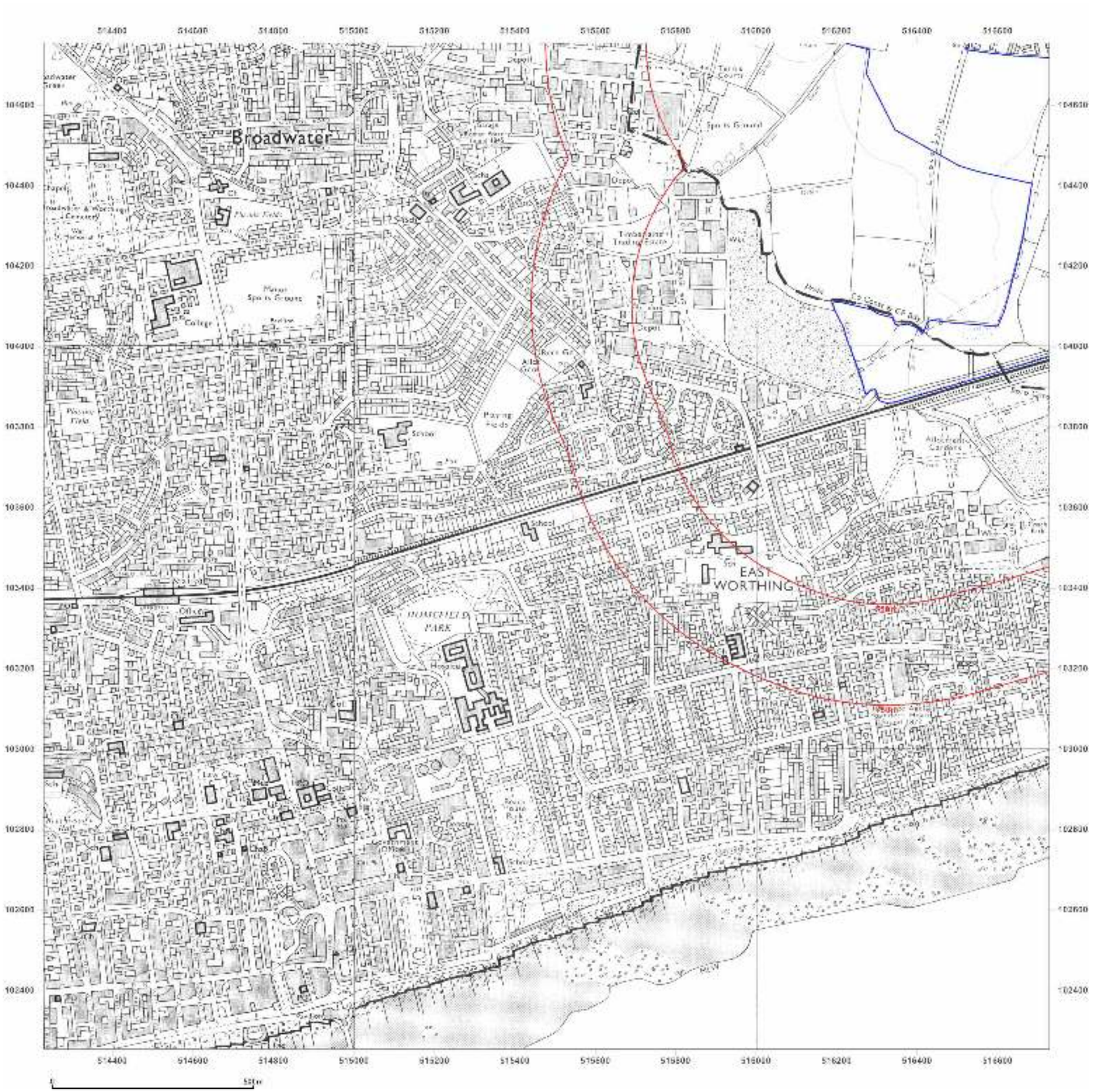

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Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_1
Grid Ref: 515478, 103504

Map Name: National Grid

Map date: **1978-1981**

Scale: 1:10,000

Printed at: 1:10,000

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Edition N/A
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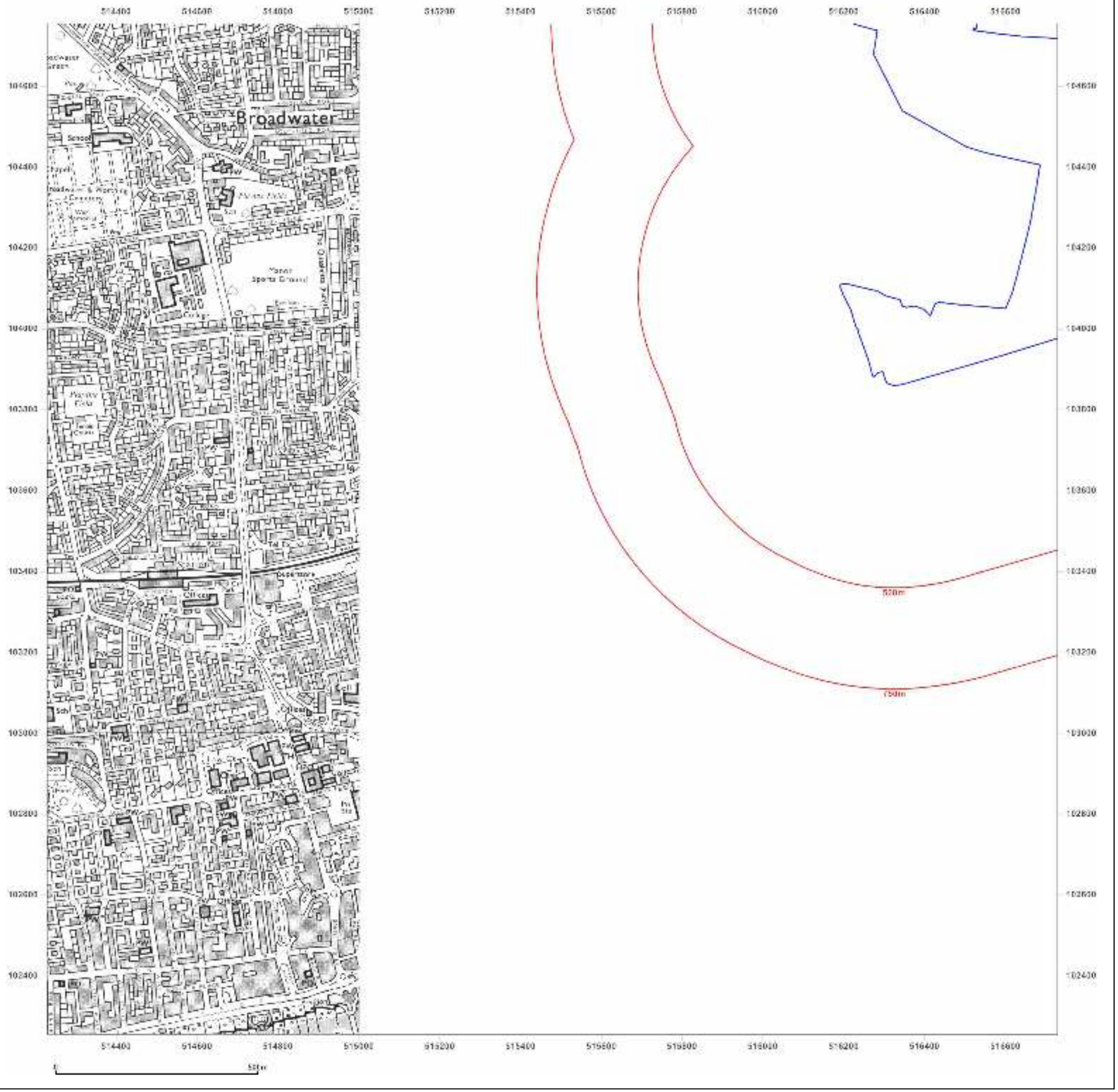

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BN15 0DF

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Report Ref: GS-5656937_SS_1_1
Grid Ref: 515478, 103504

Map Name: National Grid
Map date: **1991**
Scale: 1:10,000
Printed at: 1:10,000

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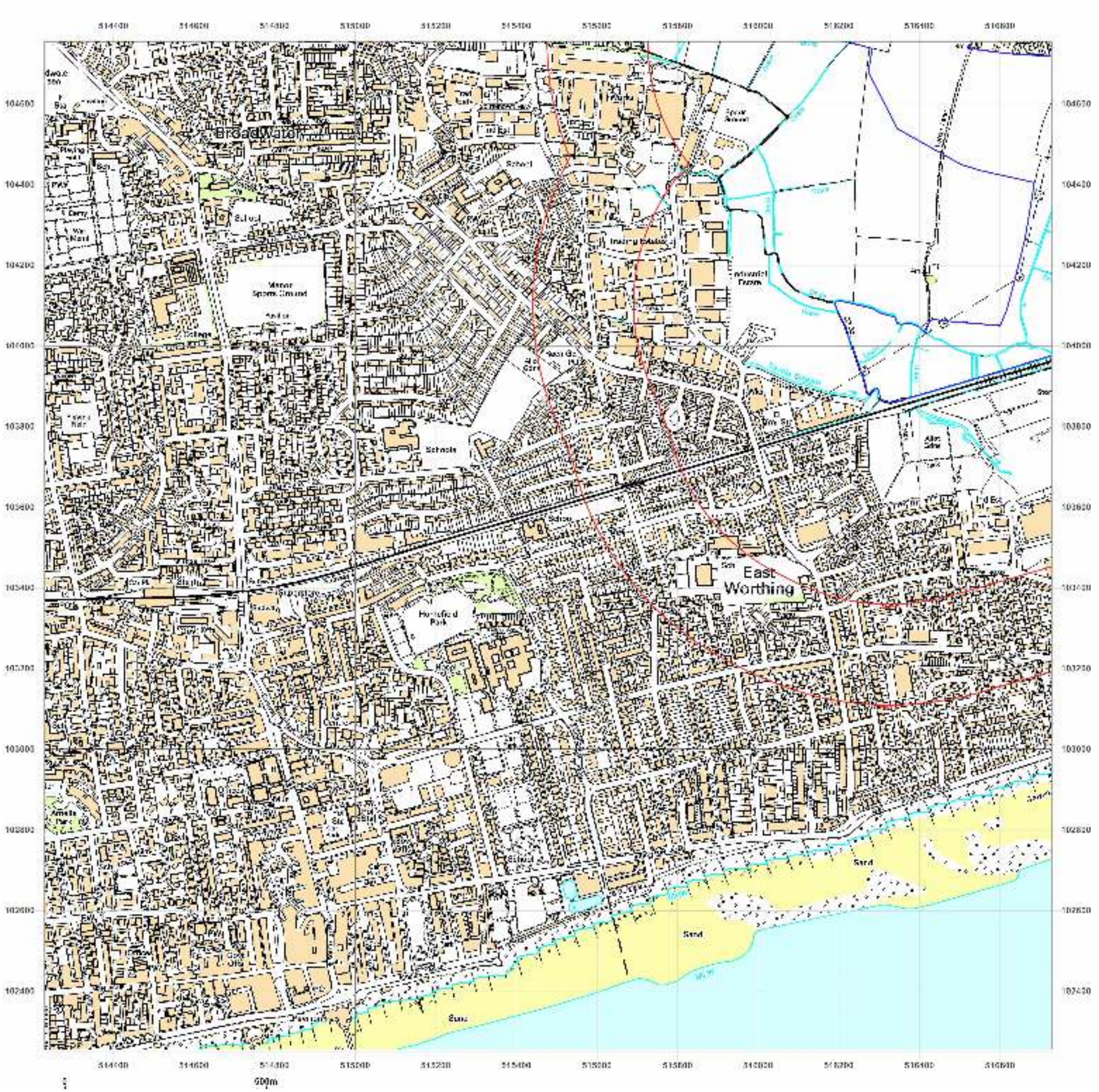

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_1
Grid Ref: 515478, 103504

Map Name: 1:10,000 Raster

Map date: 2002

Scale: 1:10,000

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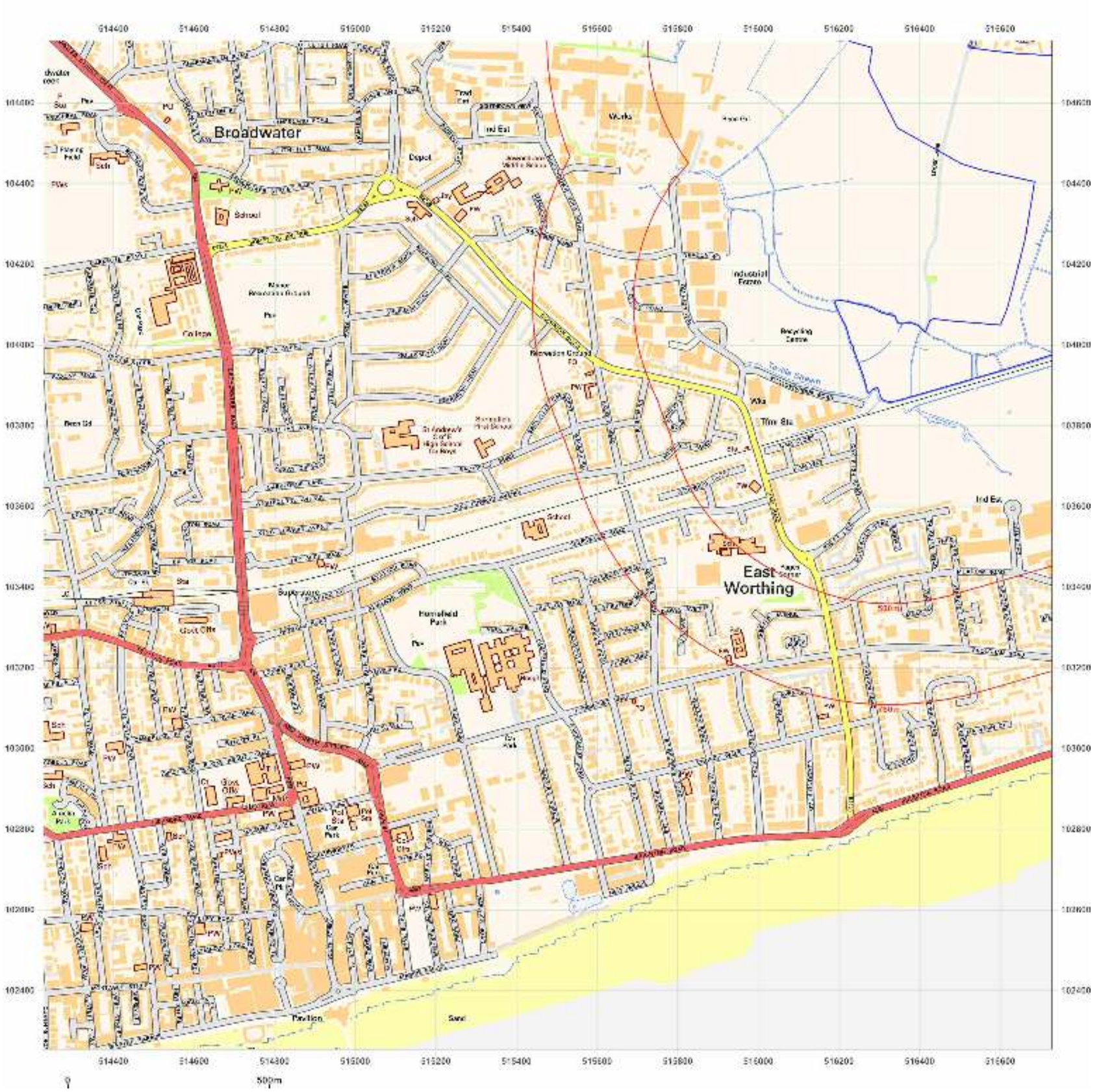

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Site Details:

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BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_1
Grid Ref: 515478, 103504

Map Name: National Grid

Map date: **2010**

Scale: 1:10,000

Printed at: 1:10,000

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Report Ref: GS-5656937_SS_1_1
Grid Ref: 515478, 103504

Map Name: National Grid
Map date: 2014
Scale: 1:10,000
Printed at: 1:10,000

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2014

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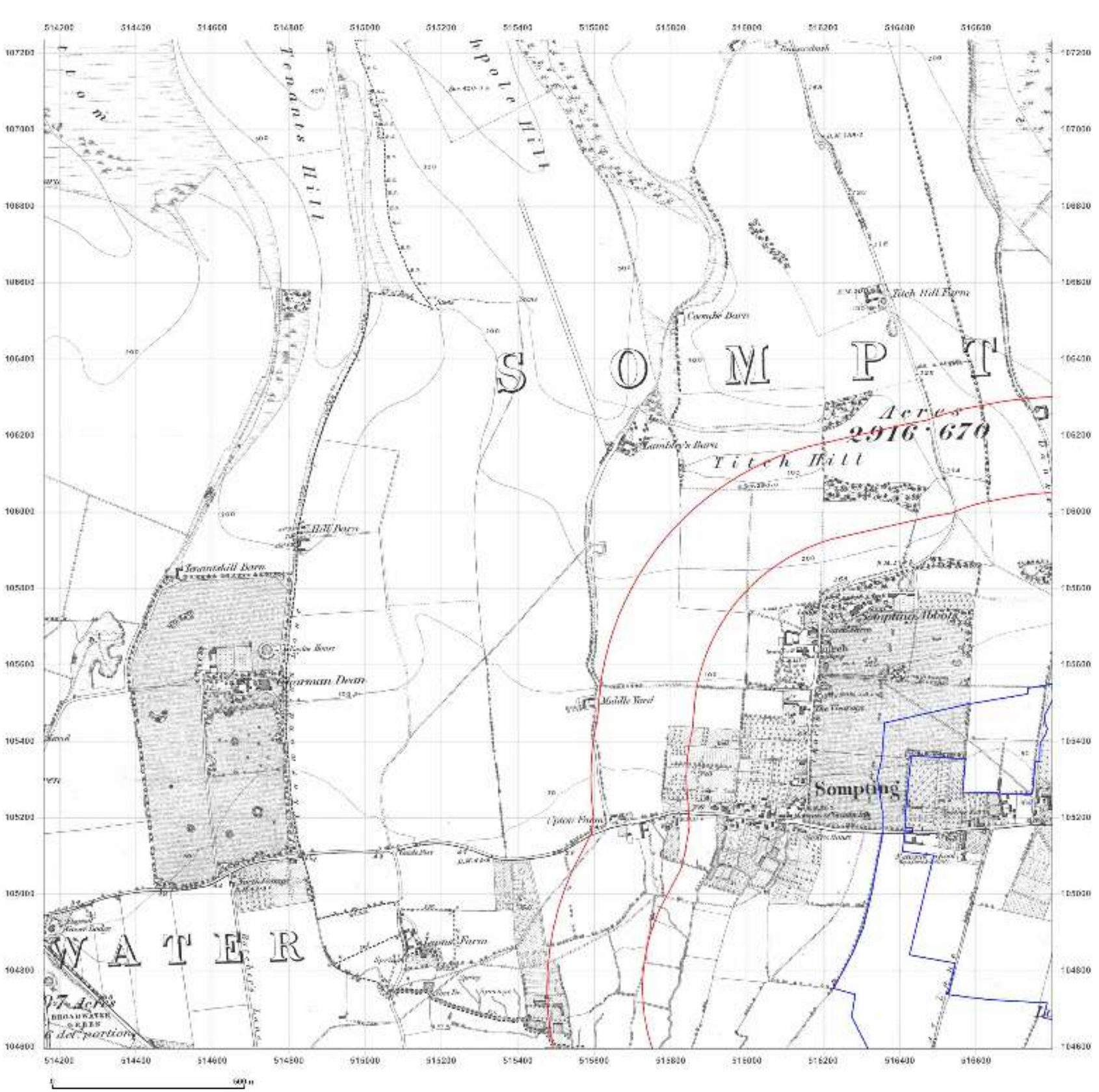
Production date: 29 November 2018

Map legend available at:
www.groundsure.com/sites/default/files/groundsure_legend.pdf



Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_2
Grid Ref: 515478, 105914

Map Name: County Series

Map date: **1875**

Scale: 1:10,560

Printed at: 1:10,560

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Surveyed 1875
Revised 1875
Edition N/A
Copyright N/A
Levelled N/A

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Production date: 29 November 2018

Map legend available at:
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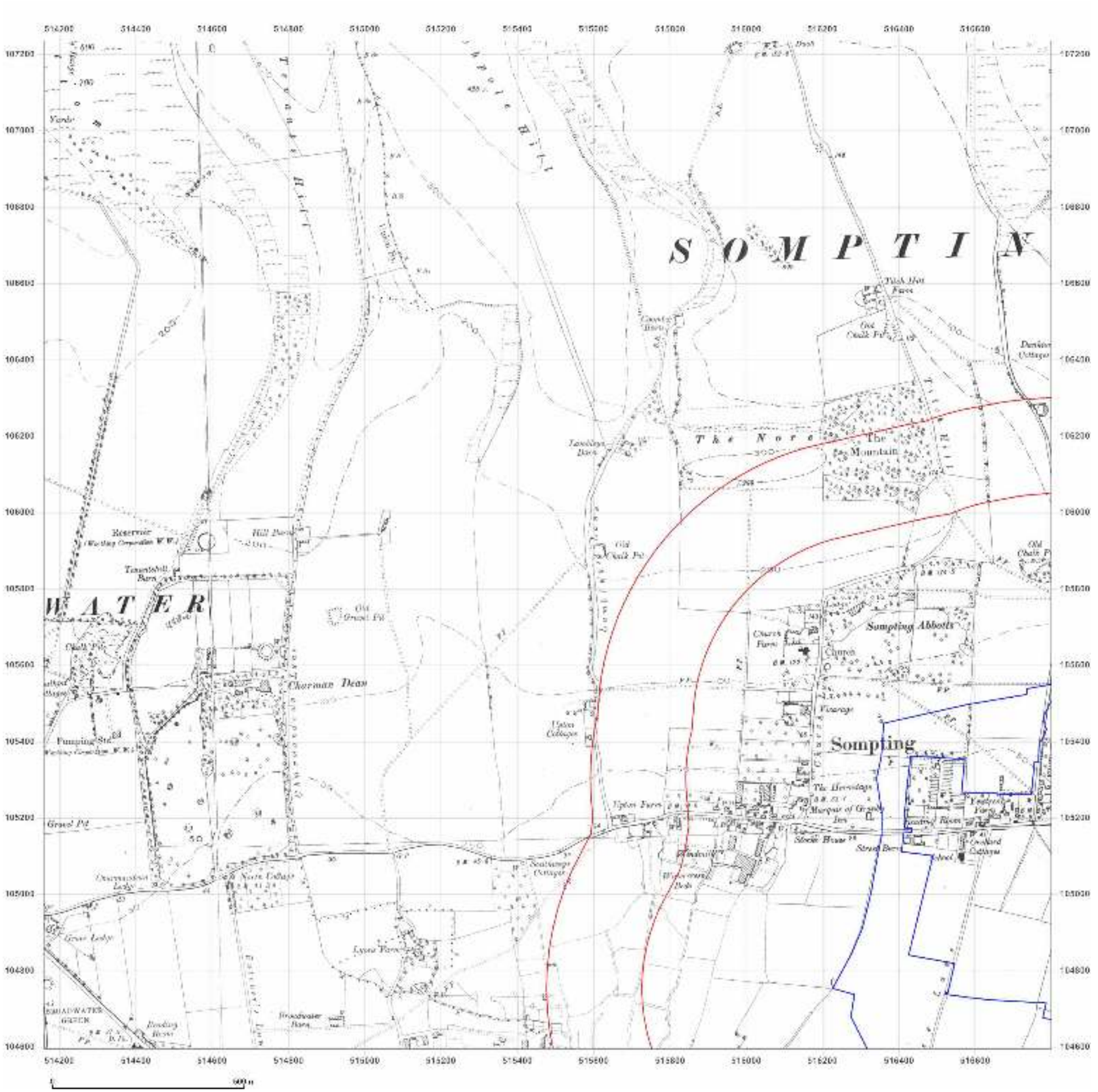
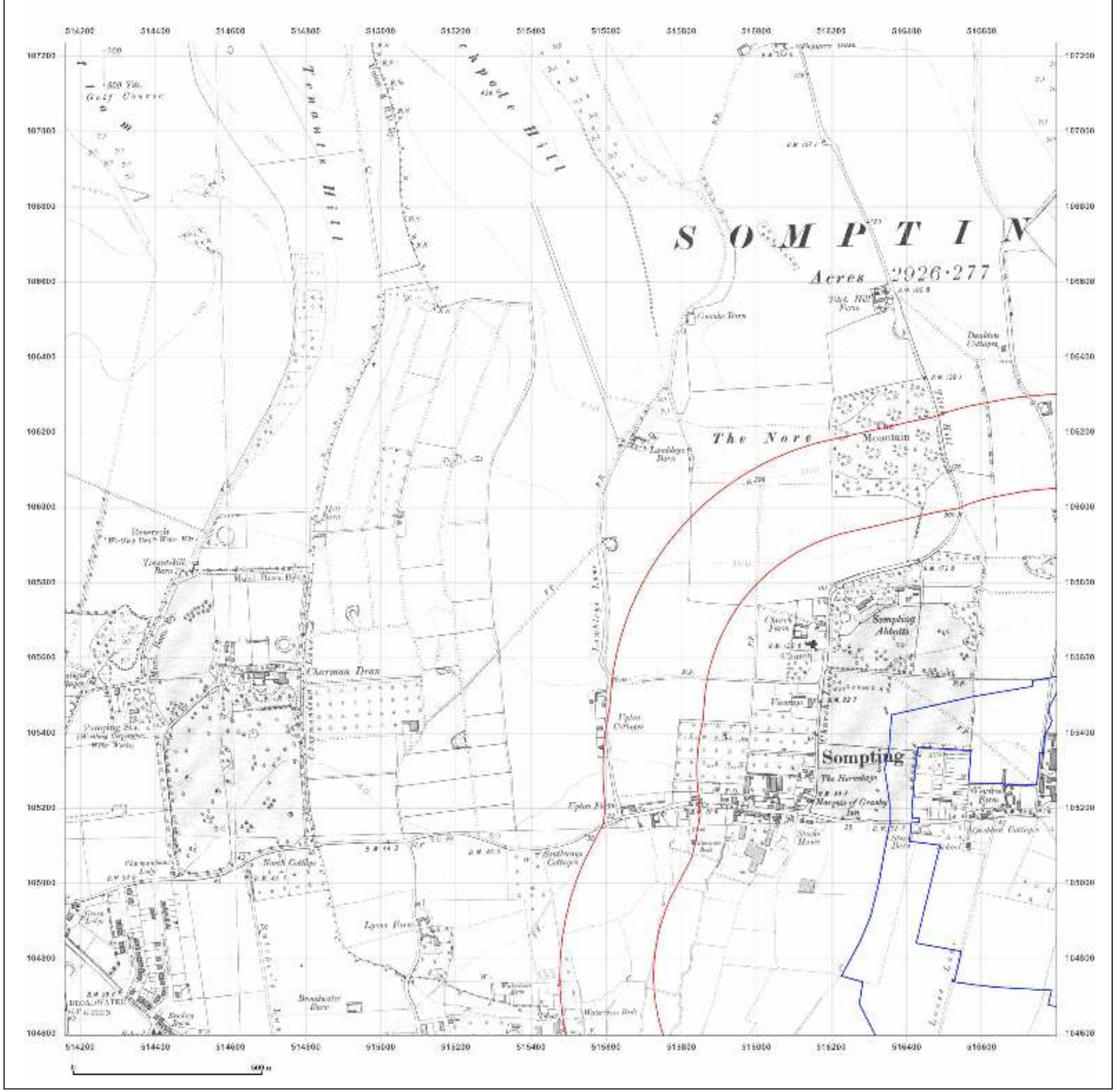
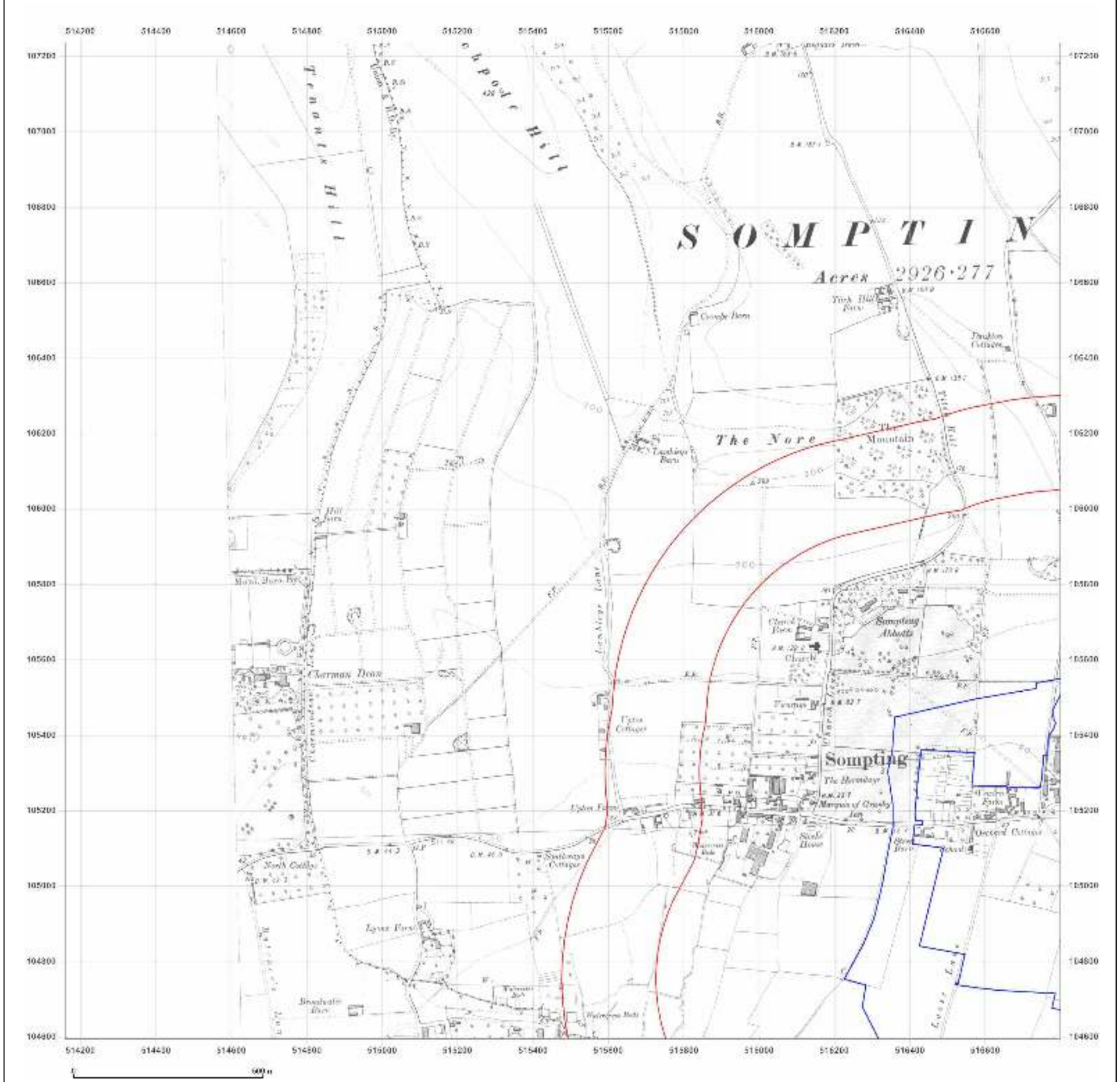

SOMPTIN
WATER
Sompting
Sompting Abbotts
The Mountain
Chanctonbury Dean
Gravel Pit
Old Gravel Pit
Old Chalk Pit
Reservoir
Pumping Station
Tamplehill Barn
Upton Farm
Upton Cottages
Church Farm
Church
Vicarage
Lyons Farm
Lyons Lodge
Broadwater Barn
Broadwater Green
Broadwater Brook
Sompting Rectory
Sompting Lodge
Southlands Cottages
Woodcroft
Woodcroft Beds
Stroud House
Stroud Barn
Crofland Cottages
Crofland Farm
Tye Hereditaments
Marquis of Granby Inn
Tye Cottages
Tye Farm
Tye Barn
Tye Lodge
Tye Bungalow
Tye Cottage
Tye Meadow
Tye Field
Tye Paddock
Tye Orchard
Tye Garden
Tye Yard


SOMPTIN
Acres 2926·277
Sompting
The Nore
Chanctonbury Hill
Tenantry Hill
Charman Drax
Lyons Barn
Broadwater Barn
Golf Course
Reservoir
Sompting Abbotts
The Mountain
The Hermitage
Marquis of Granby
Ypres Cottage
Southways Cottage
North Cottage
Stocks House
Stocks Barn
Waterman Barn
Vicarage
Church Barn
Church
Pumping Sta
Pumping Sta (Sewage Disposal Works)
Reservoir (Water Works)
Tenantry Barn
Mount House
Mount Barn
Lyons Barn
Ypres Barn
Broadwater Barn
Stocks Barn
Vicarage Barn
Lancing Lane
Sompting Lane
Tenantry Lane
Broadwater Lane
Waterman Lane
Stocks Lane
Vicarage Lane
Church Lane
Lyons Lane
Broadwater Lane
Laystalls Barn
Tank (Water)
Tank (Water) Works
Gasoline Store
Gasoline Store
Gasoline Store



Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_2
Grid Ref: 515478, 105914

Map Name: County Series

Map date: **1909**

Scale: 1:10,560

Printed at: 1:10,560

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Surveyed 1873
Revised 1909
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1873
Revised 1909
Edition N/A
Copyright N/A
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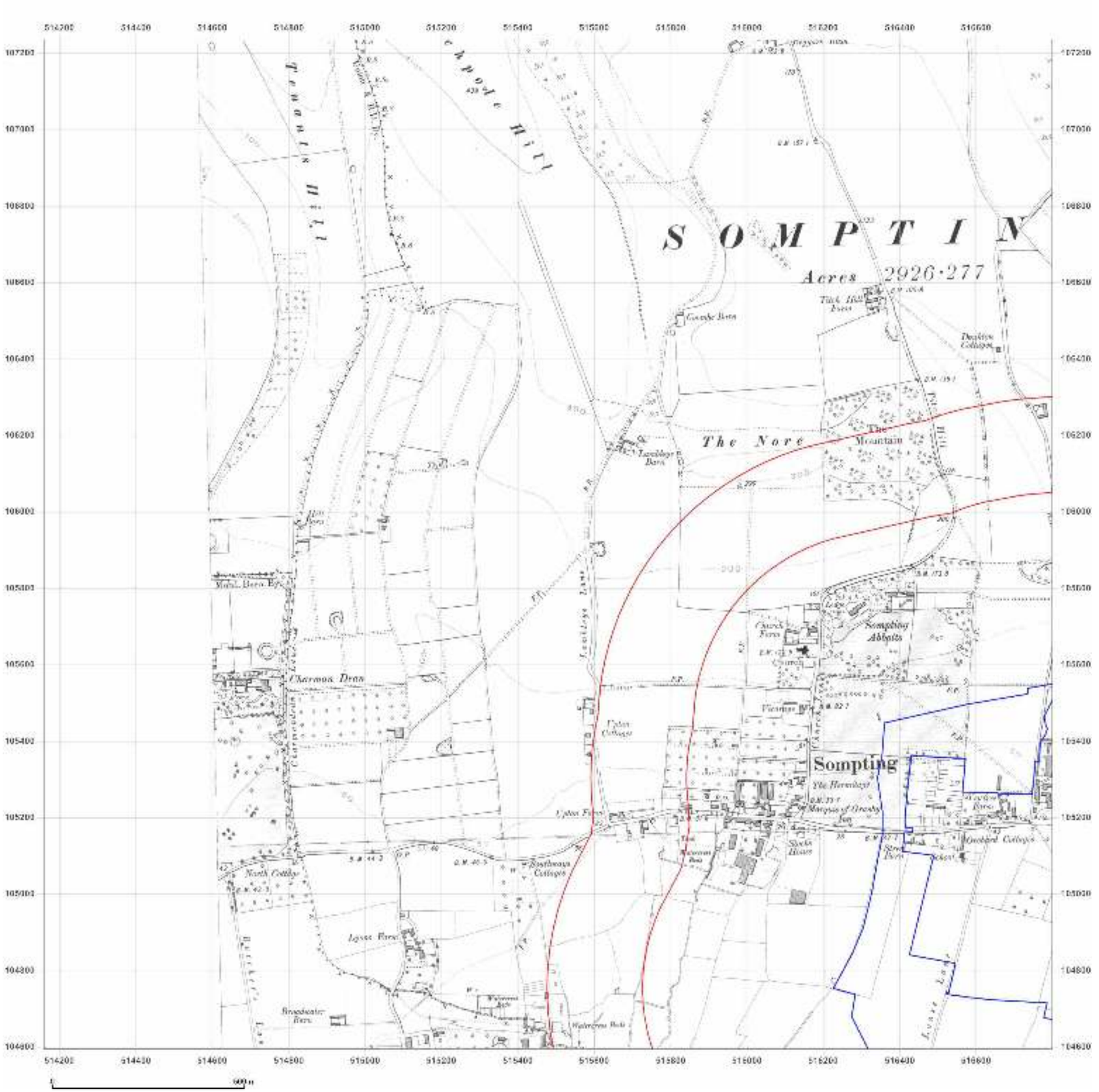

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_2
Grid Ref: 515478, 105914

Map Name: County Series

Map date: **1909**

Scale: 1:10,560

Printed at: 1:10,560

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Surveyed 1873
Revised 1909
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1873
Revised 1909
Edition N/A
Copyright N/A
Levelled N/A

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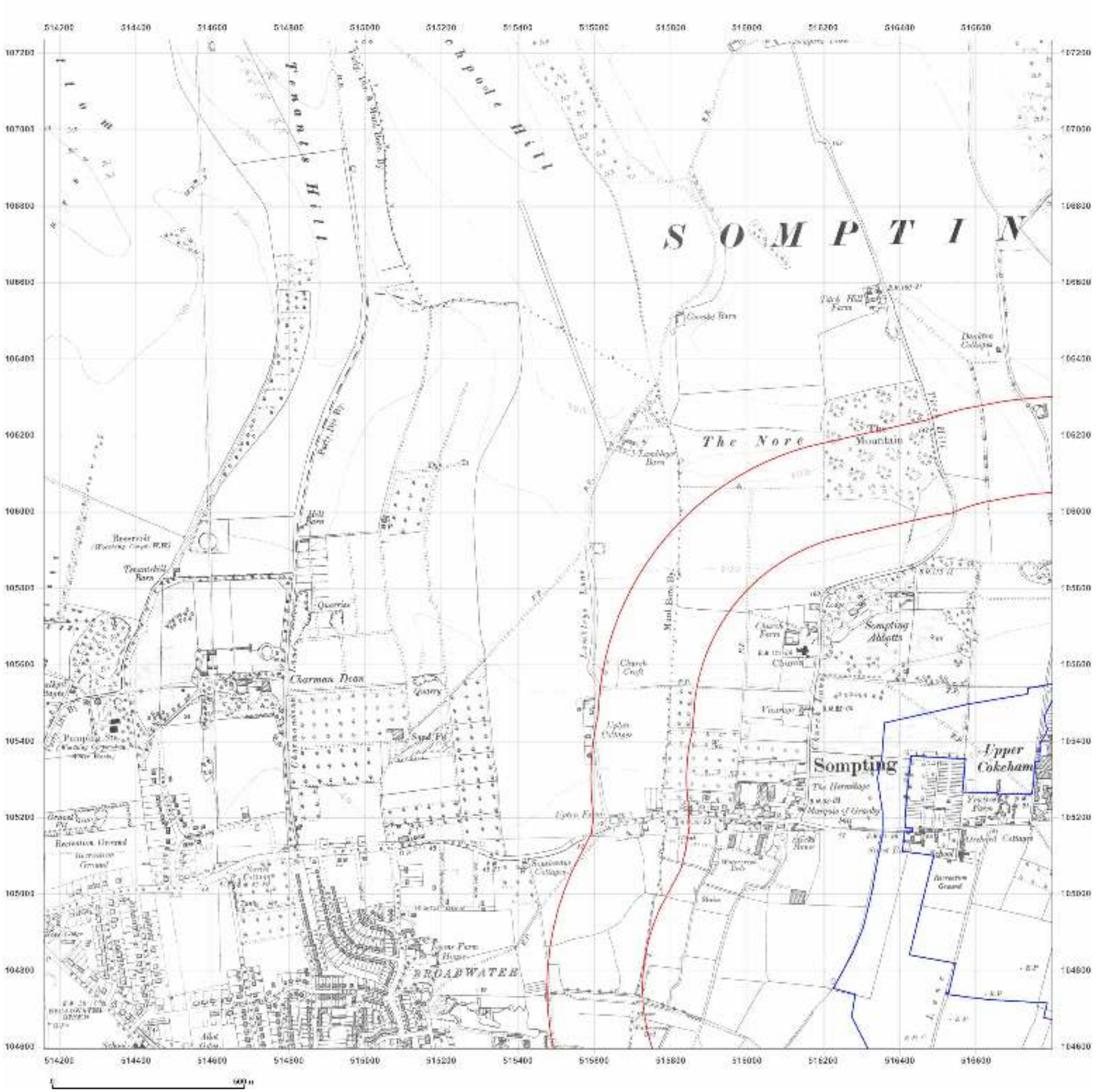

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_2
Grid Ref: 515478, 105914

Map Name: County Series
Map date: **1932-1933**
Scale: 1:10,560
Printed at: 1:10,560

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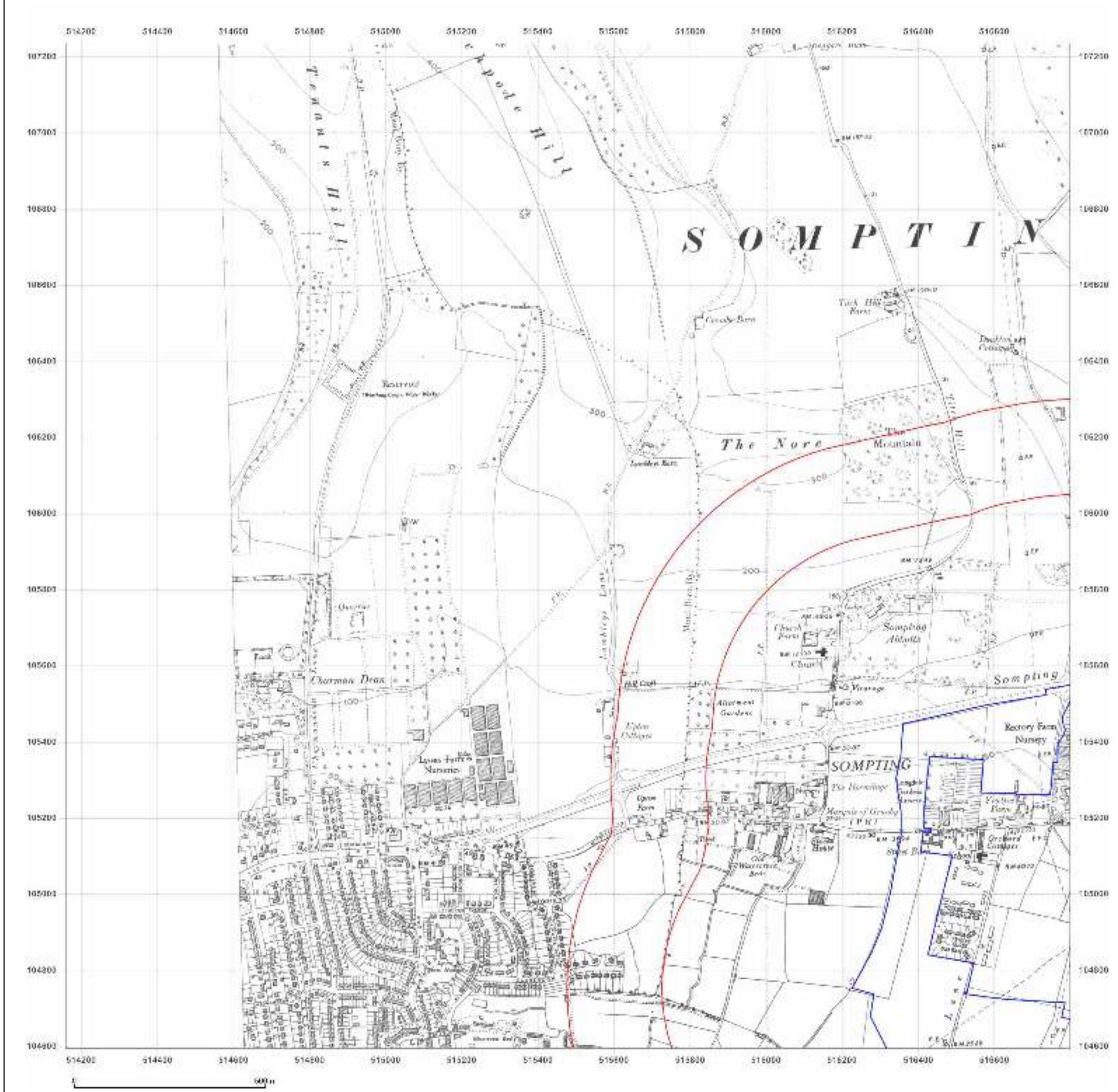

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_2
Grid Ref: 515478, 105914

Map Name: County Series

Map date: **1947-1950**

Scale: 1:10,560

Printed at: 1:10,560

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Surveyed 1873
Revised 1947
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1873
Revised 1910
Edition N/A
Copyright N/A
Levelled N/A

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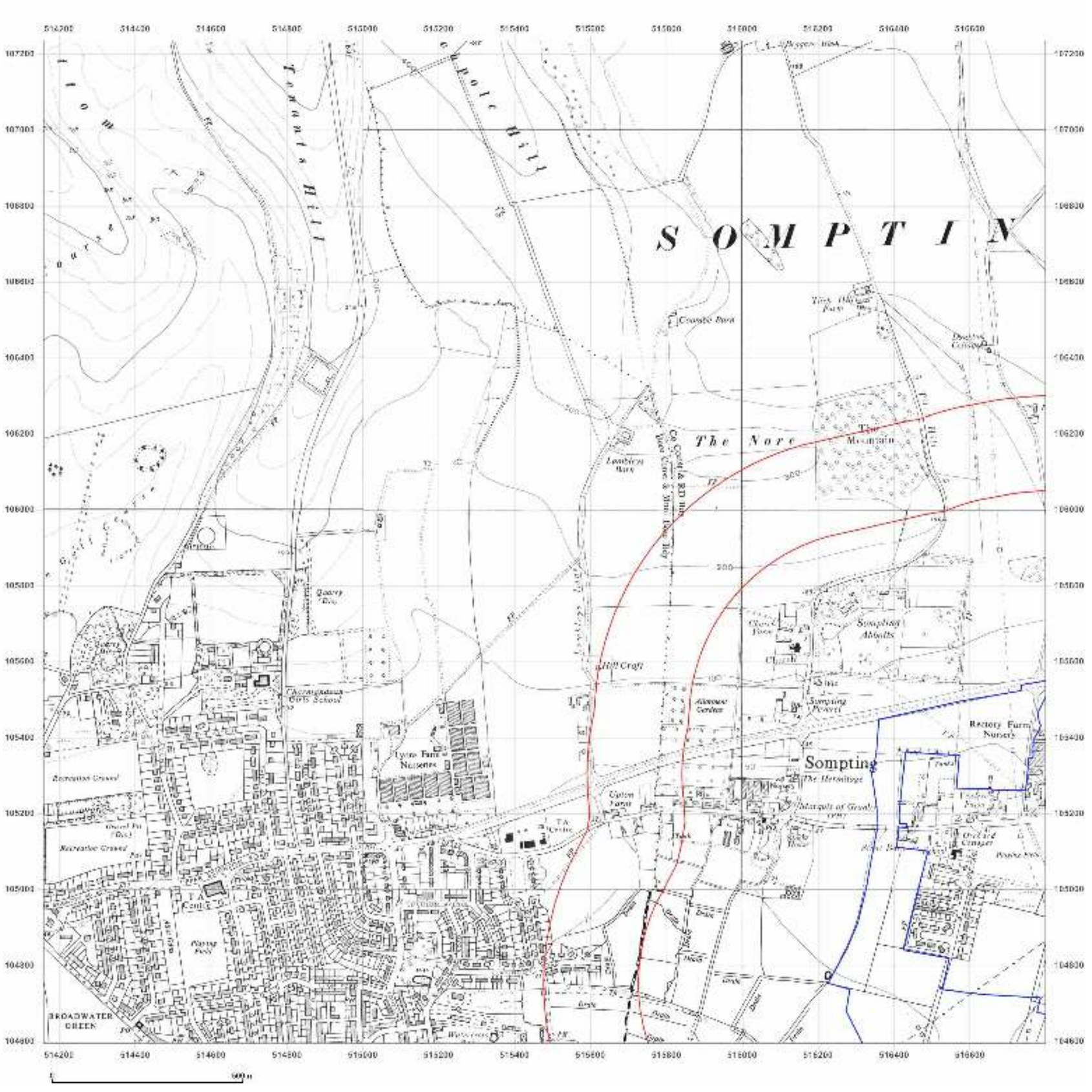

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Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_2
Grid Ref: 515478, 105914

Map Name: Provisional
Map date: **1957-1962**
Scale: 1:10,560
Printed at: 1:10,560

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Surveyed 1957
Revised 1957
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1957
Revised 1957
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1962
Revised 1962
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1962
Revised 1962
Edition N/A
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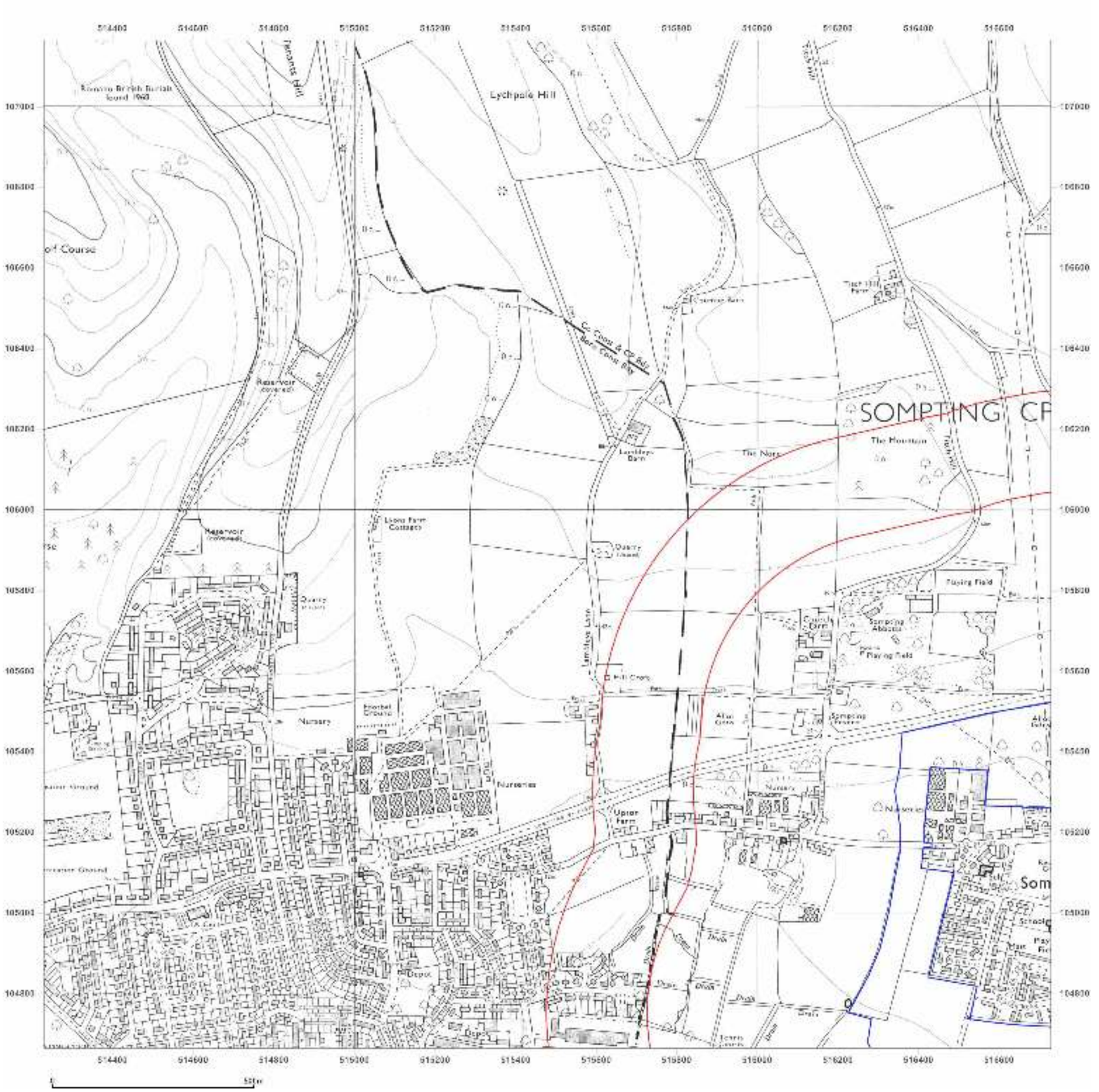
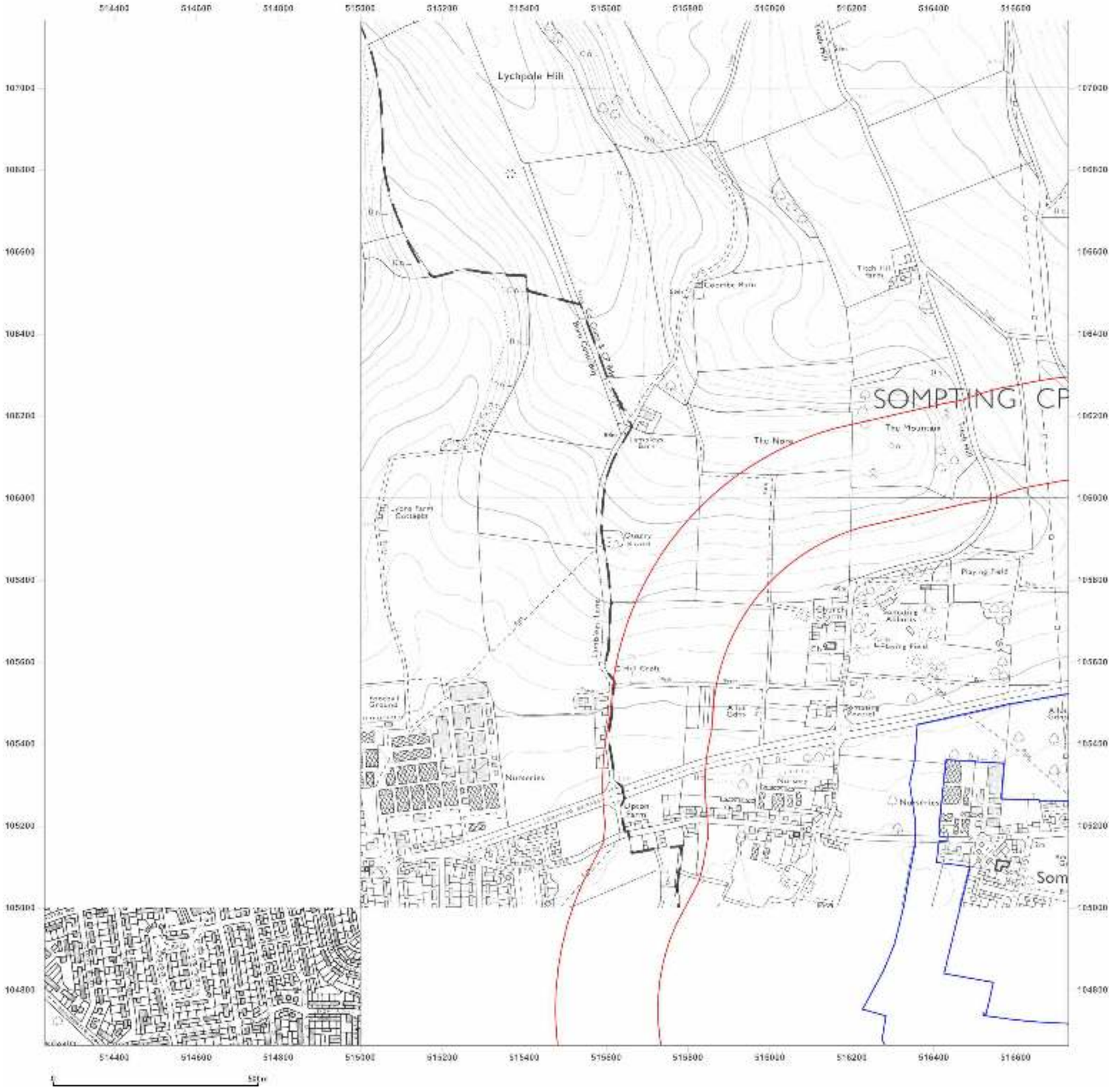

Lychpole Hill
Reservoir
Reservoir
Lyons Farm Cottages
Nursery
Nurseries
Nurseries
Upper Farm
Fishing Field
Sompting Abbotts
Playing Field
Sompting Preceptory
The Mount
The Nore
Lambleys Barn
Quarry
Depot
Pond
Pond
Pond



Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_2
Grid Ref: 515478, 105914

Map Name: National Grid

Map date: **1989-1991**

Scale: 1:10,000

Printed at: 1:10,000

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Surveyed 1973
Revised 1989
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1990
Revised 1991
Edition N/A
Copyright N/A
Levelled N/A

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Site Details:

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BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_2
Grid Ref: 515478, 105914

Map Name: 1:10,000 Raster
Map date: 2002
Scale: 1:10,000
Printed at: 1:10,000

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Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_2
Grid Ref: 515478, 105914

Map Name: National Grid
Map date: 2010
Scale: 1:10,000
Printed at: 1:10,000

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2010

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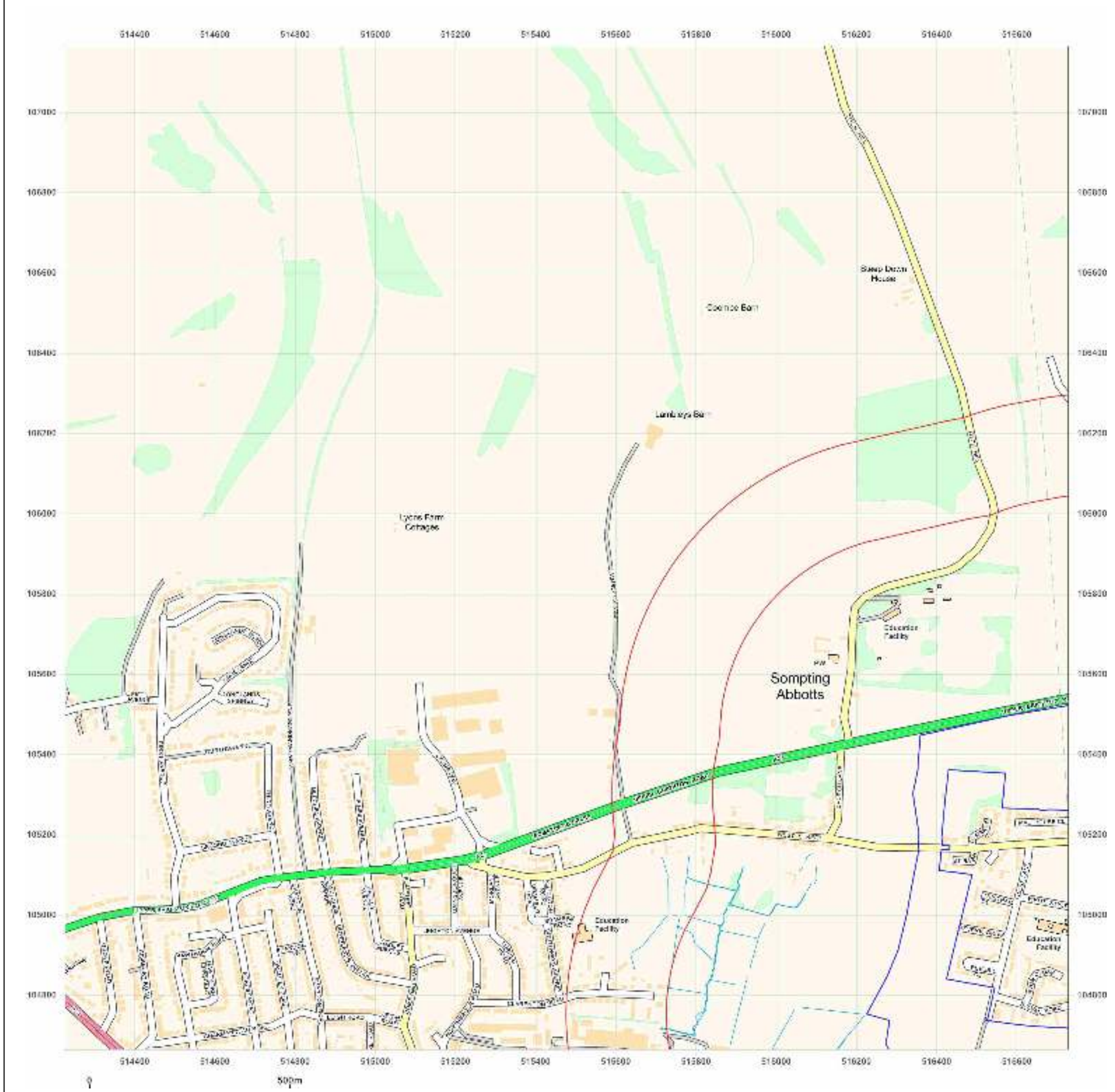

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_1_2
Grid Ref: 515478, 105914

Map Name: National Grid
Map date: 2014
Scale: 1:10,000
Printed at: 1:10,000

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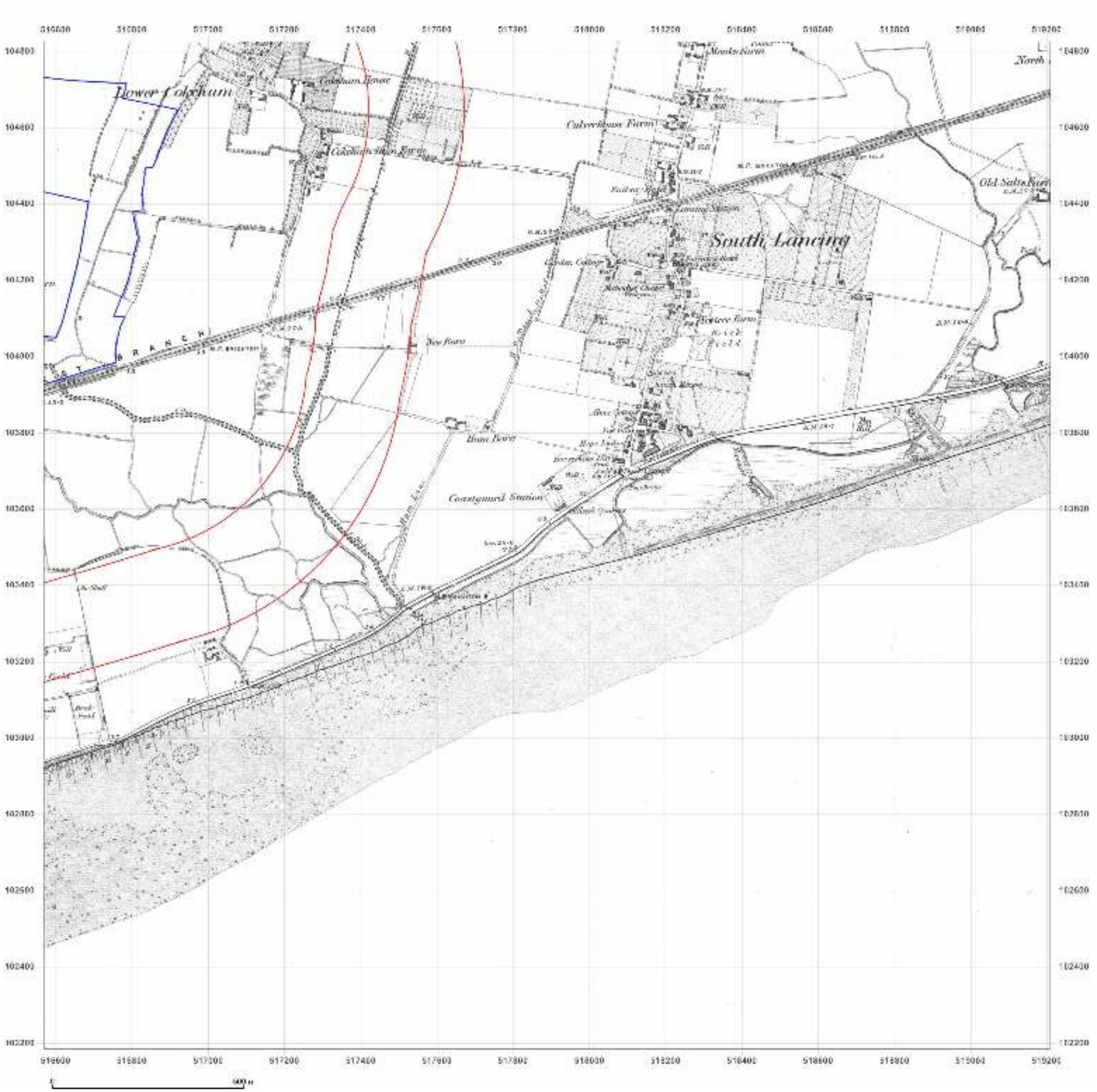

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: County Series

Map date: **1875**

Scale: 1:10,560

Printed at: 1:10,560

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Surveyed 1875
Revised 1875
Edition N/A
Copyright N/A
Levelled N/A

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Production date: 29 November 2018

Map legend available at:
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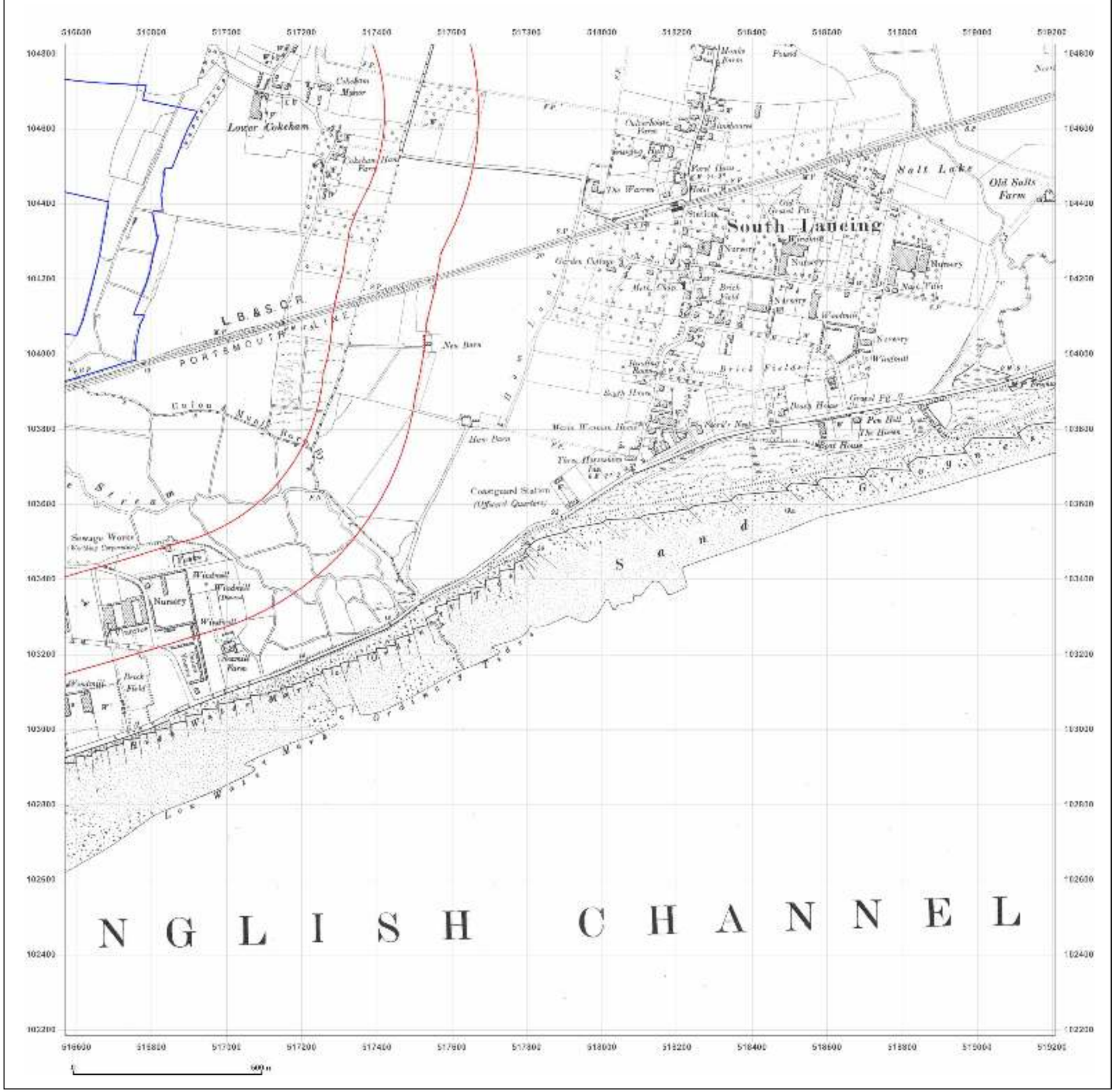

Surveyed 1875
Revised 1896
Edition N/A
Copyright N/A
Levelled N/A

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: County Series
Map date: **1896**
Scale: 1:10,560
Printed at: 1:10,560

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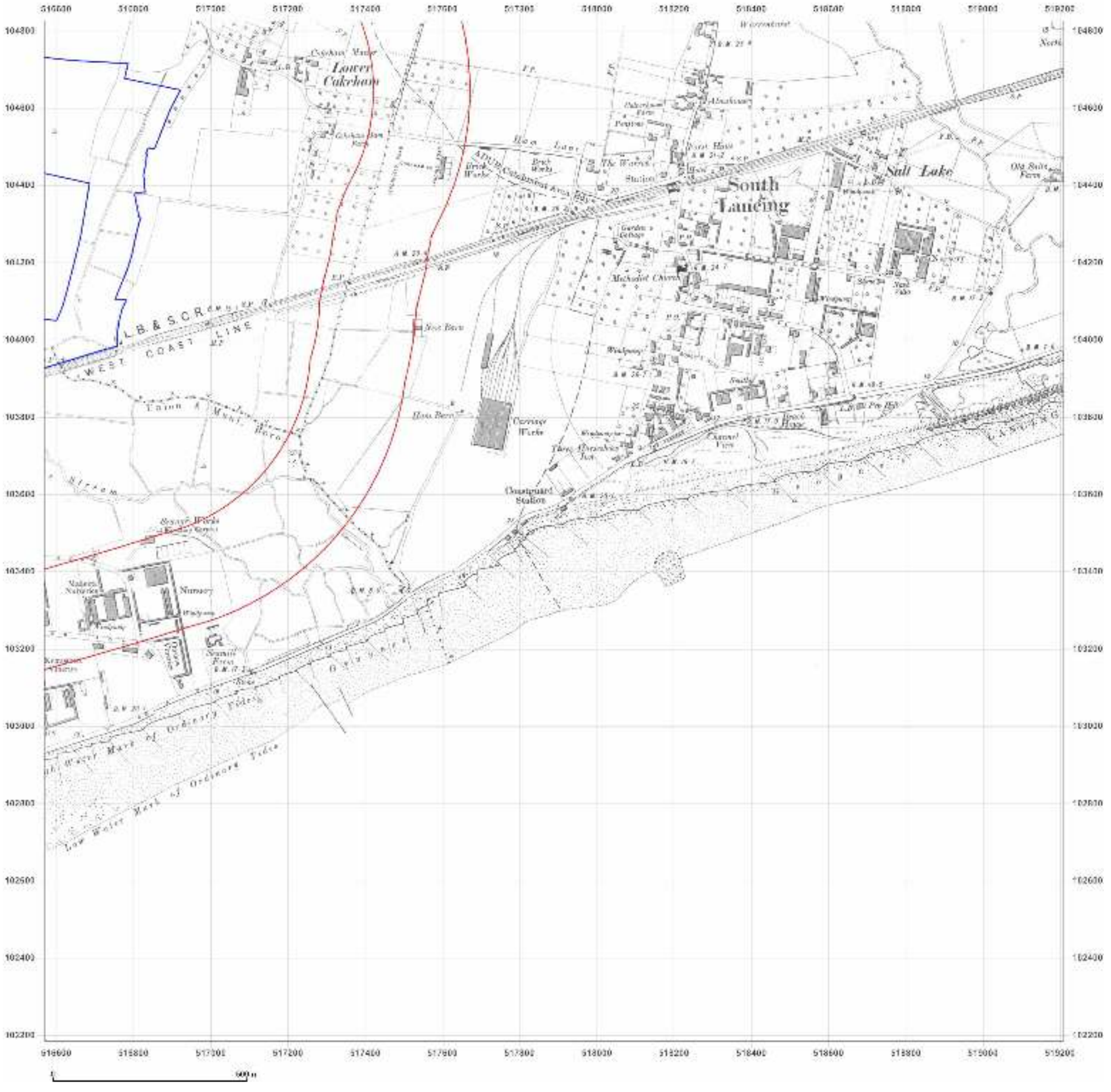

Surveyed 1875
Revised 1909
Edition N/A
Copyright N/A
Levelled N/A

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: County Series

Map date: **1909**

Scale: 1:10,560

Printed at: 1:10,560

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Production date: 29 November 2018

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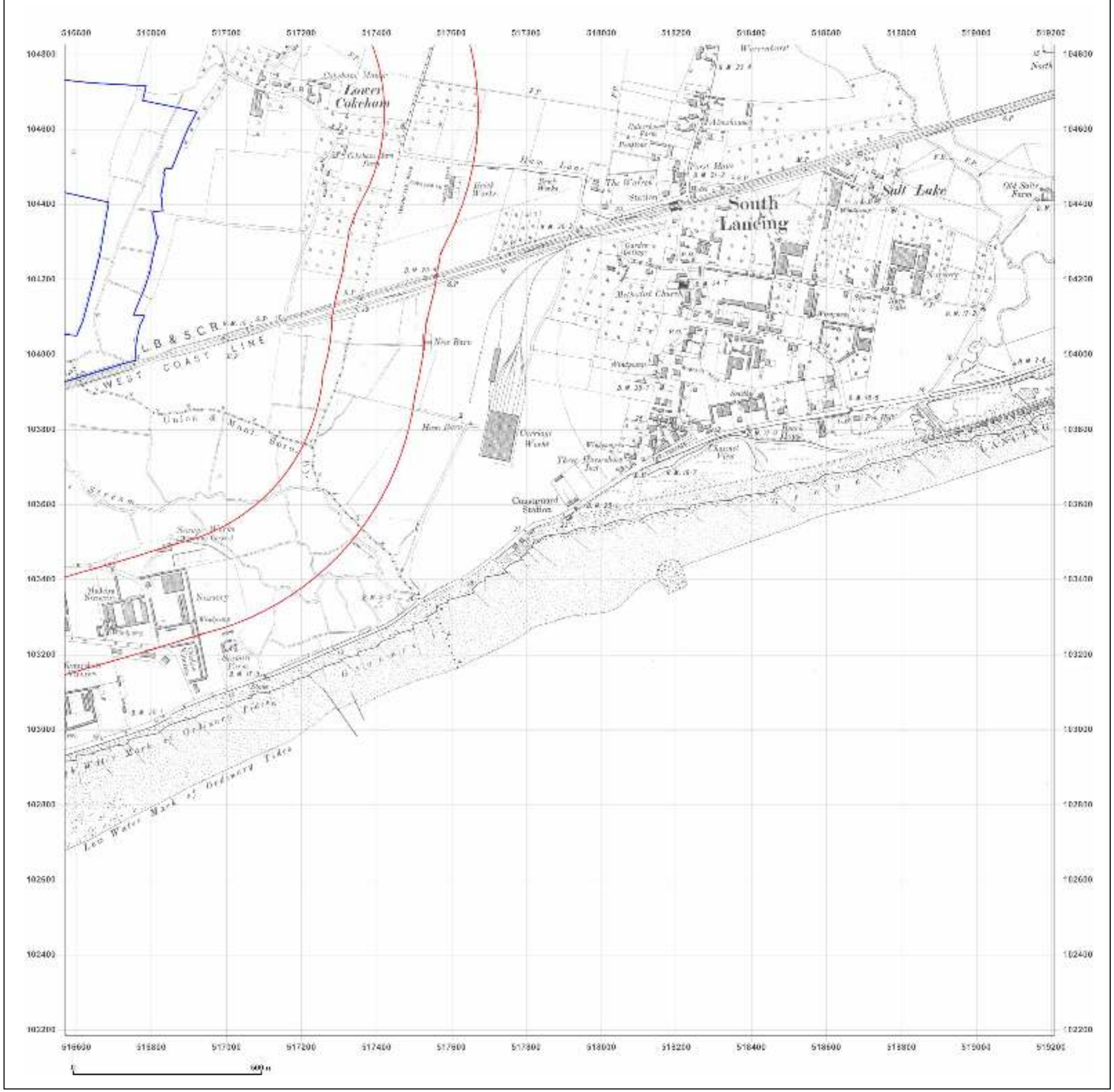

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: County Series

Map date: **1909**

Scale: 1:10,560

Printed at: 1:10,560

N
W E
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Surveyed 1875
Revised 1909
Edition N/A
Copyright N/A
Levelled N/A

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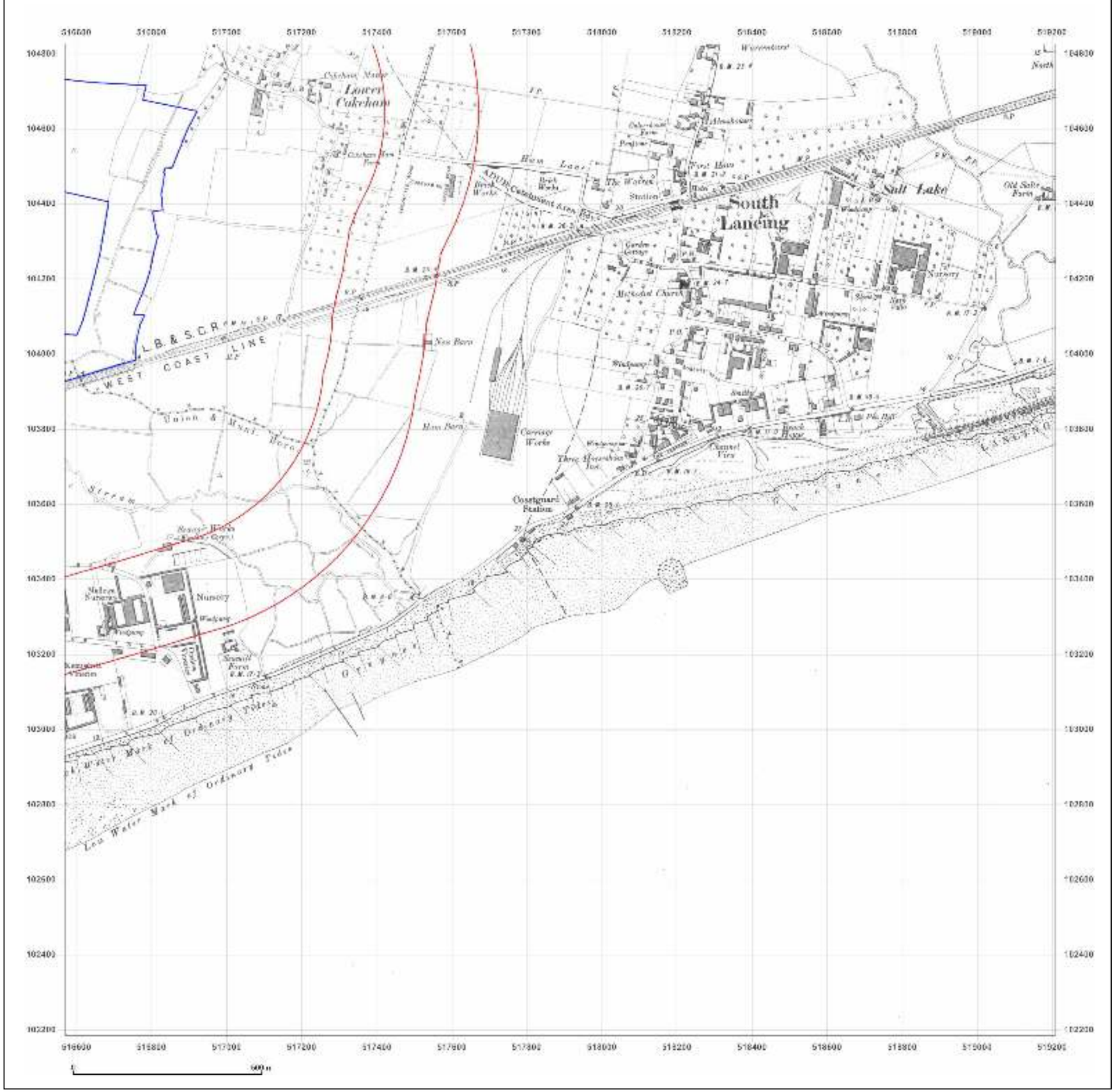

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: County Series
Map date: **1909**
Scale: 1:10,560
Printed at: 1:10,560

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Map legend available at:
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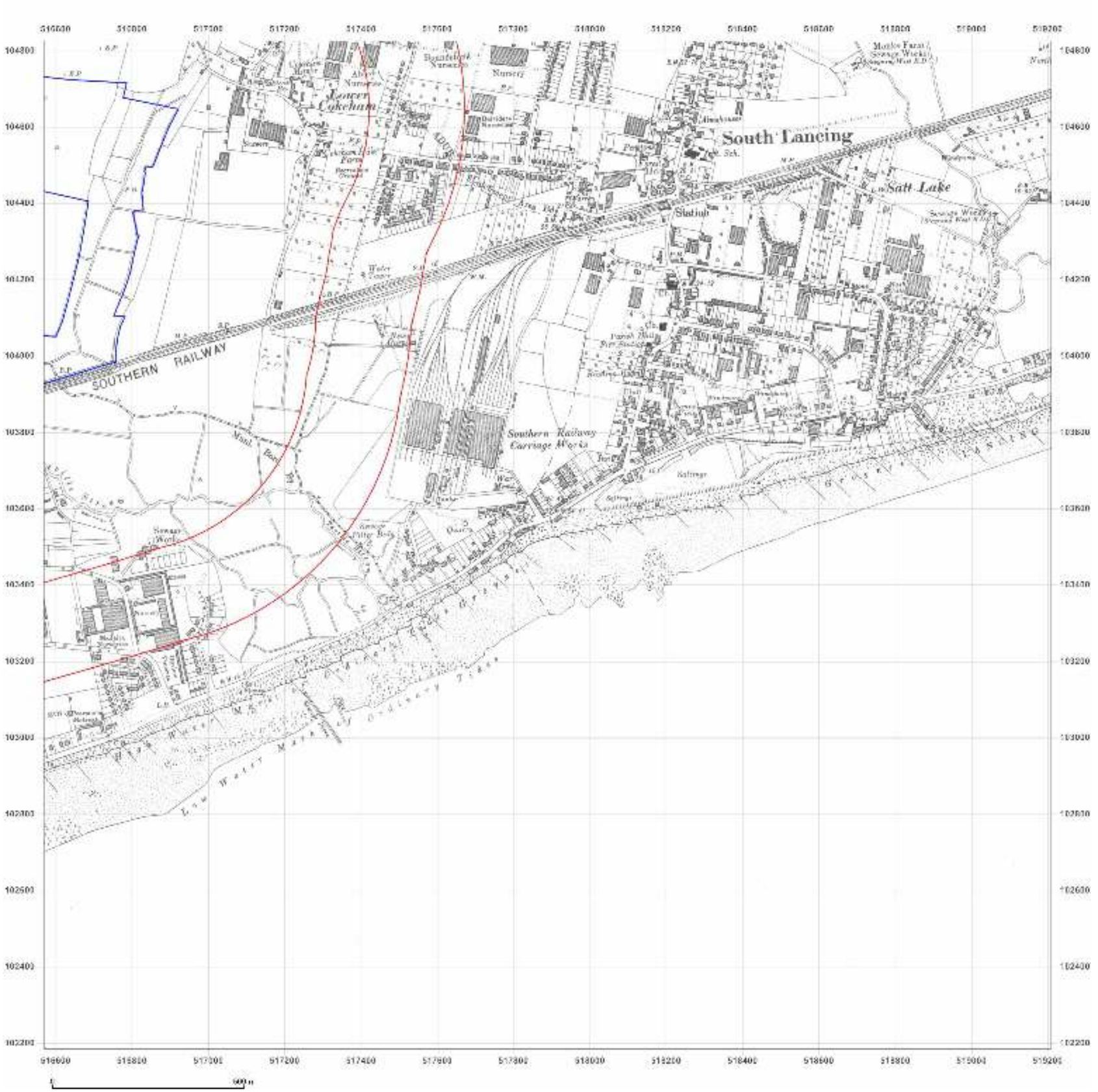

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: County Series
Map date: **1932**
Scale: 1:10,560
Printed at: 1:10,560

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Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: County Series

Map date: **1938**

Scale: 1:10,560

Printed at: 1:10,560

N
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Surveyed 1875
Revised 1938
Edition N/A
Copyright N/A
Levelled 1909

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Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: County Series

Map date: **1950**

Scale: 1:10,560

Printed at: 1:10,560

N
W E
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Surveyed 1875
Revised 1950
Edition N/A
Copyright N/A
Levelled N/A

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Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: Provisional
Map date: **1962**
Scale: 1:10,560
Printed at: 1:10,560

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Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: Provisional

Map date: **1969**

Scale: 1:10,560

Printed at: 1:10,560

N
W E
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Surveyed 1867
Revised 1969
Edition N/A
Copyright N/A
Levelled N/A

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Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: National Grid
Map date: **1971**
Scale: 1:10,000
Printed at: 1:10,000

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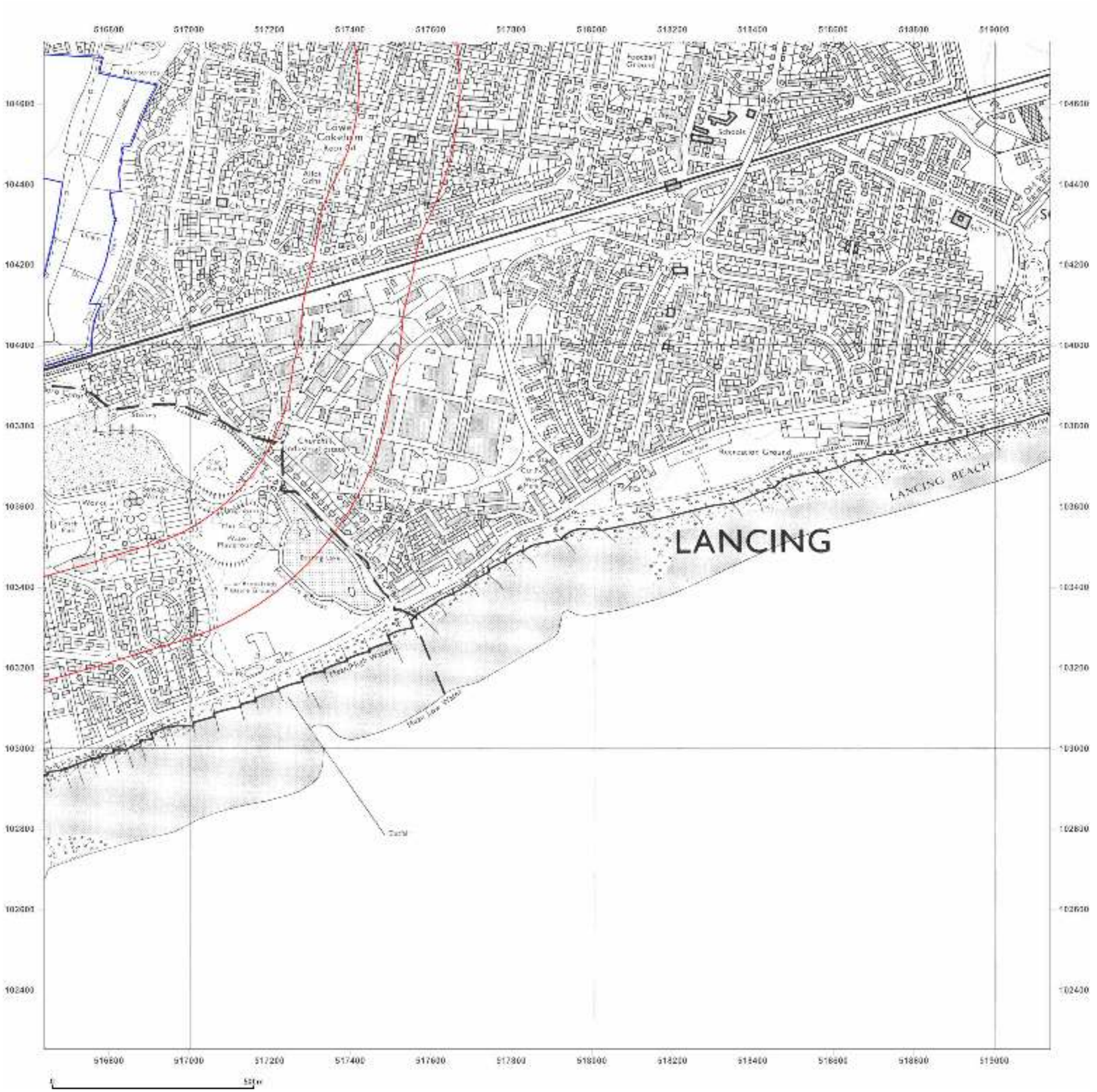
Production date: 29 November 2018

Map legend available at:
www.groundsure.com/sites/default/files/groundsure_legend.pdf



Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: National Grid

Map date: **1981**

Scale: 1:10,000

Printed at: 1:10,000

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Surveyed 1975
Revised 1981
Edition N/A
Copyright N/A
Levelled N/A

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Production date: 29 November 2018

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Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: 1:10,000 Raster
Map date: 2002
Scale: 1:10,000
Printed at: 1:10,000

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Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: National Grid
Map date: 2010
Scale: 1:10,000
Printed at: 1:10,000

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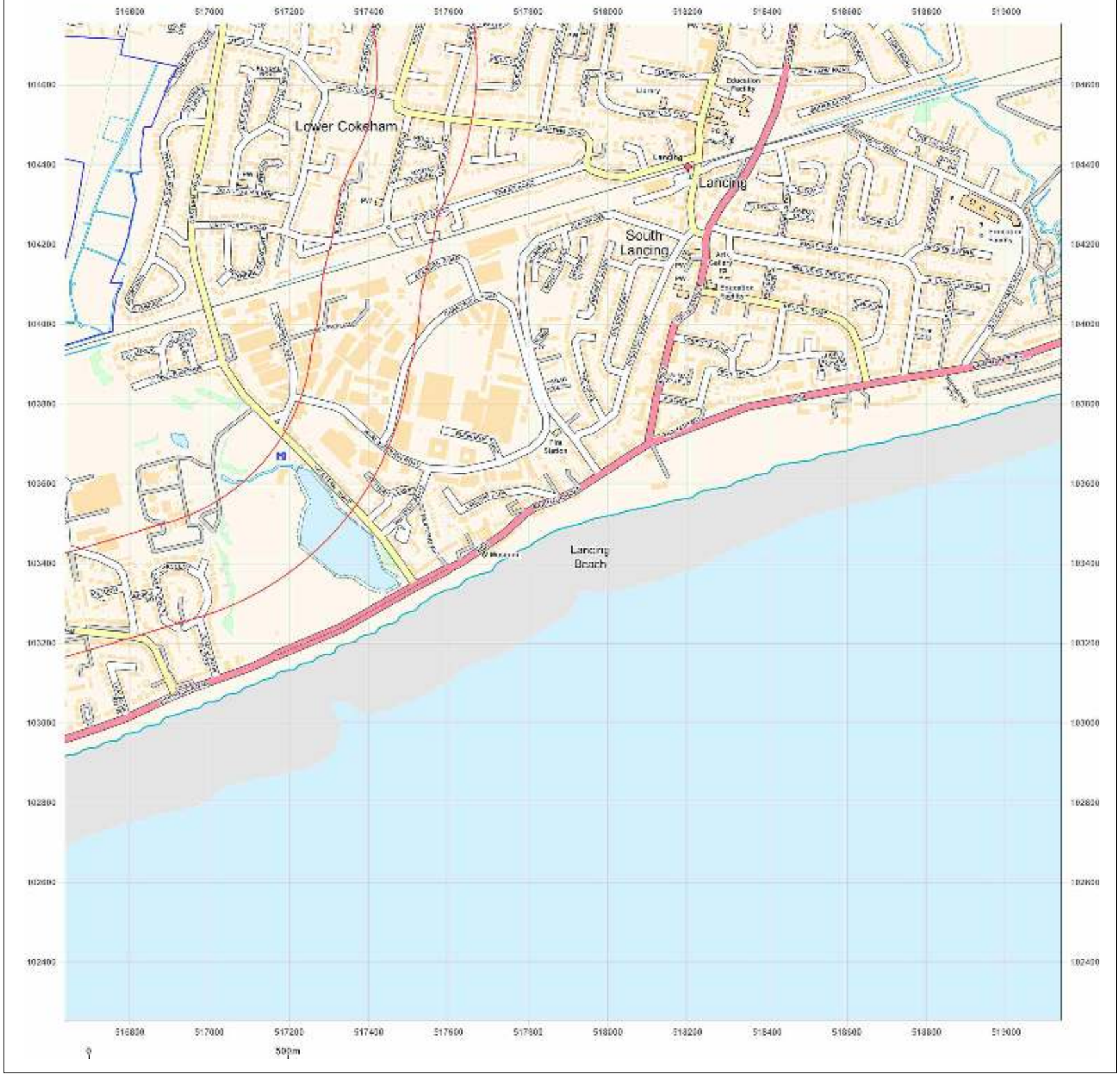

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_1
Grid Ref: 517888, 103504

Map Name: National Grid

Map date: **2014**

Scale: 1:10,000

Printed at: 1:10,000

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2014

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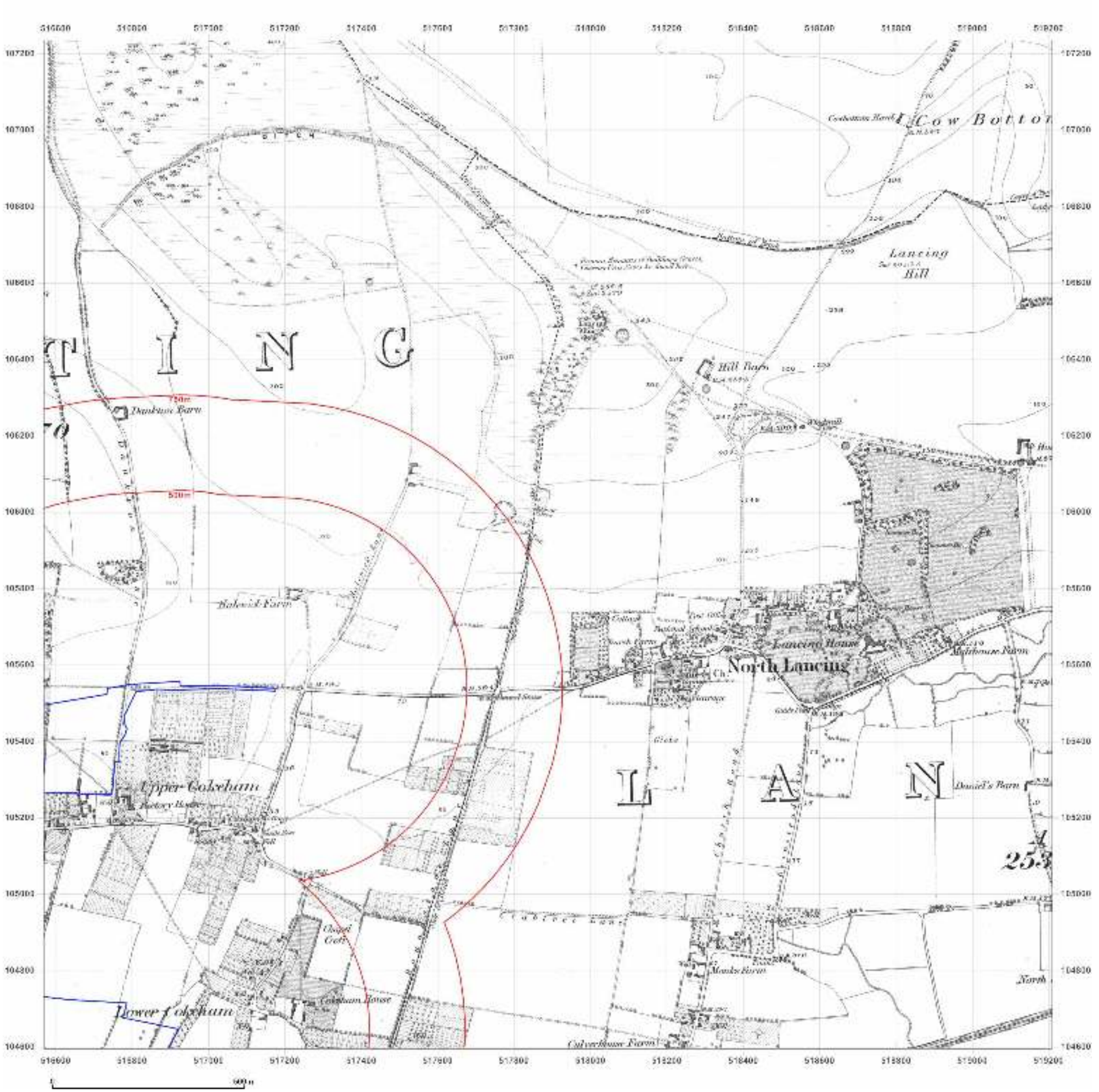

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_2
Grid Ref: 517888, 105914

Map Name: County Series

Map date: **1875**

Scale: 1:10,560

Printed at: 1:10,560

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Production date: 29 November 2018

Map legend available at:
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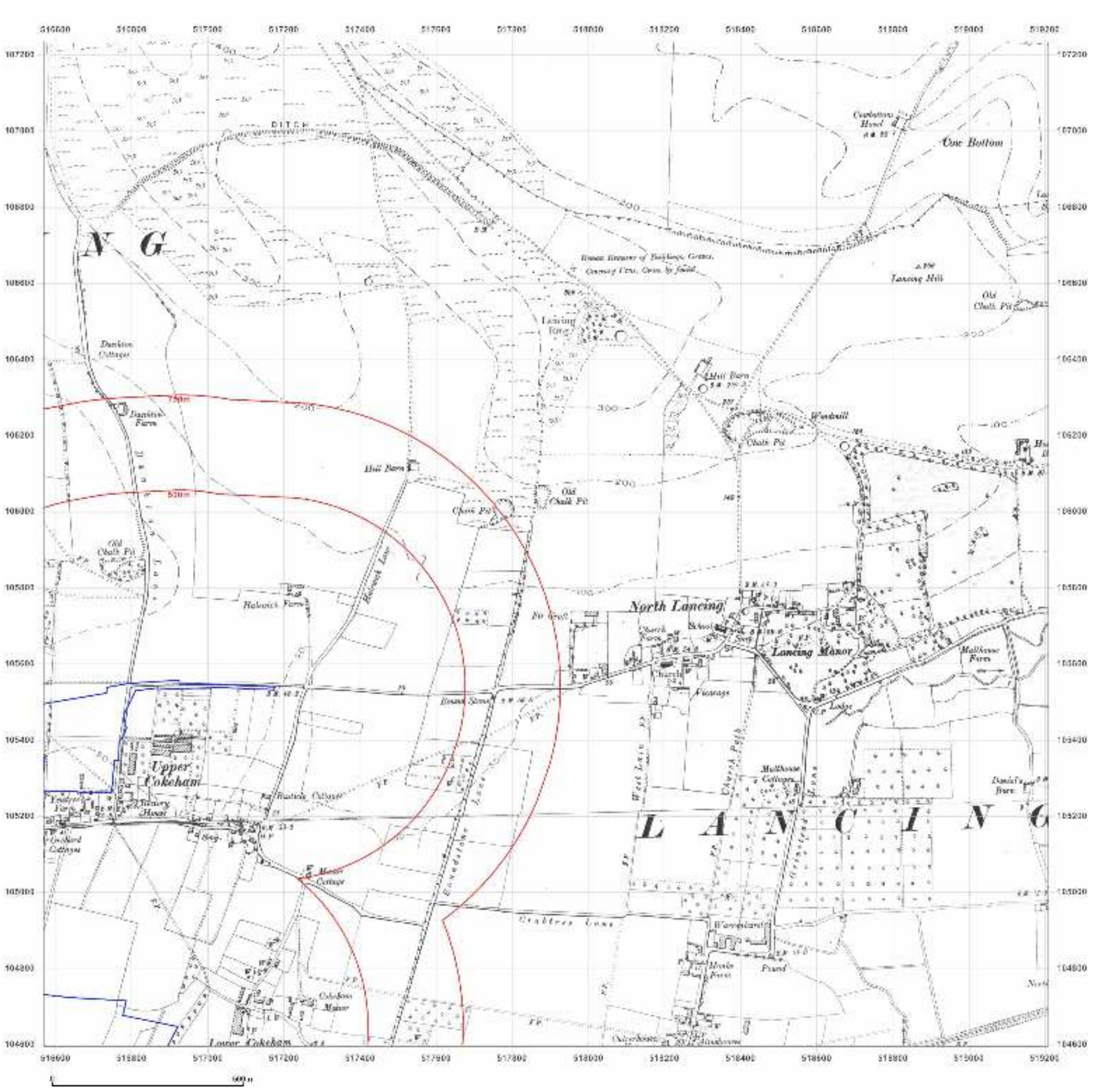

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_2
Grid Ref: 517888, 105914

Map Name: County Series

Map date: **1896**

Scale: 1:10,560

Printed at: 1:10,560

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Surveyed 1875
Revised 1896
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1875
Revised 1896
Edition N/A
Copyright N/A
Levelled N/A

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Production date: 29 November 2018

Map legend available at:
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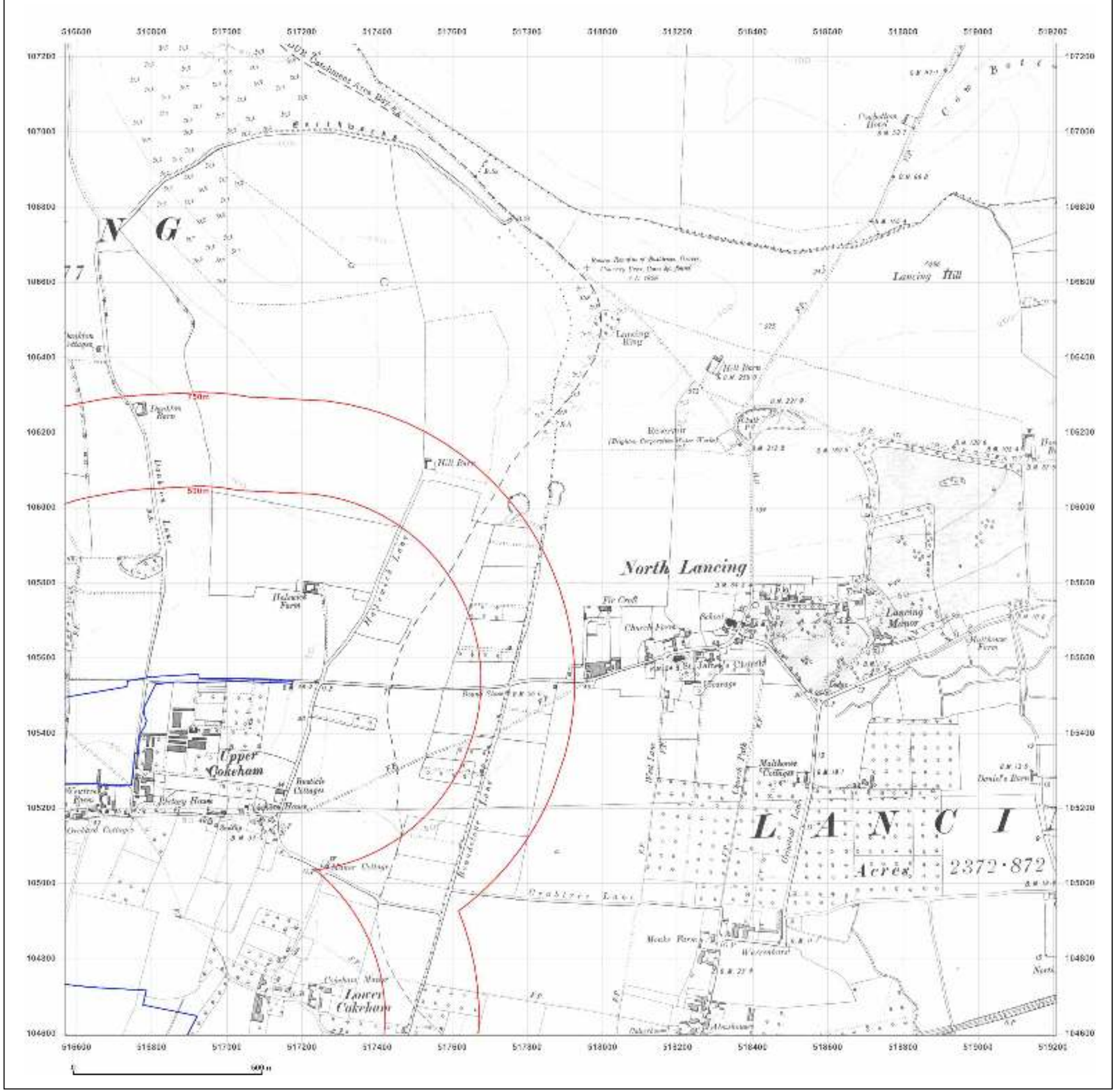
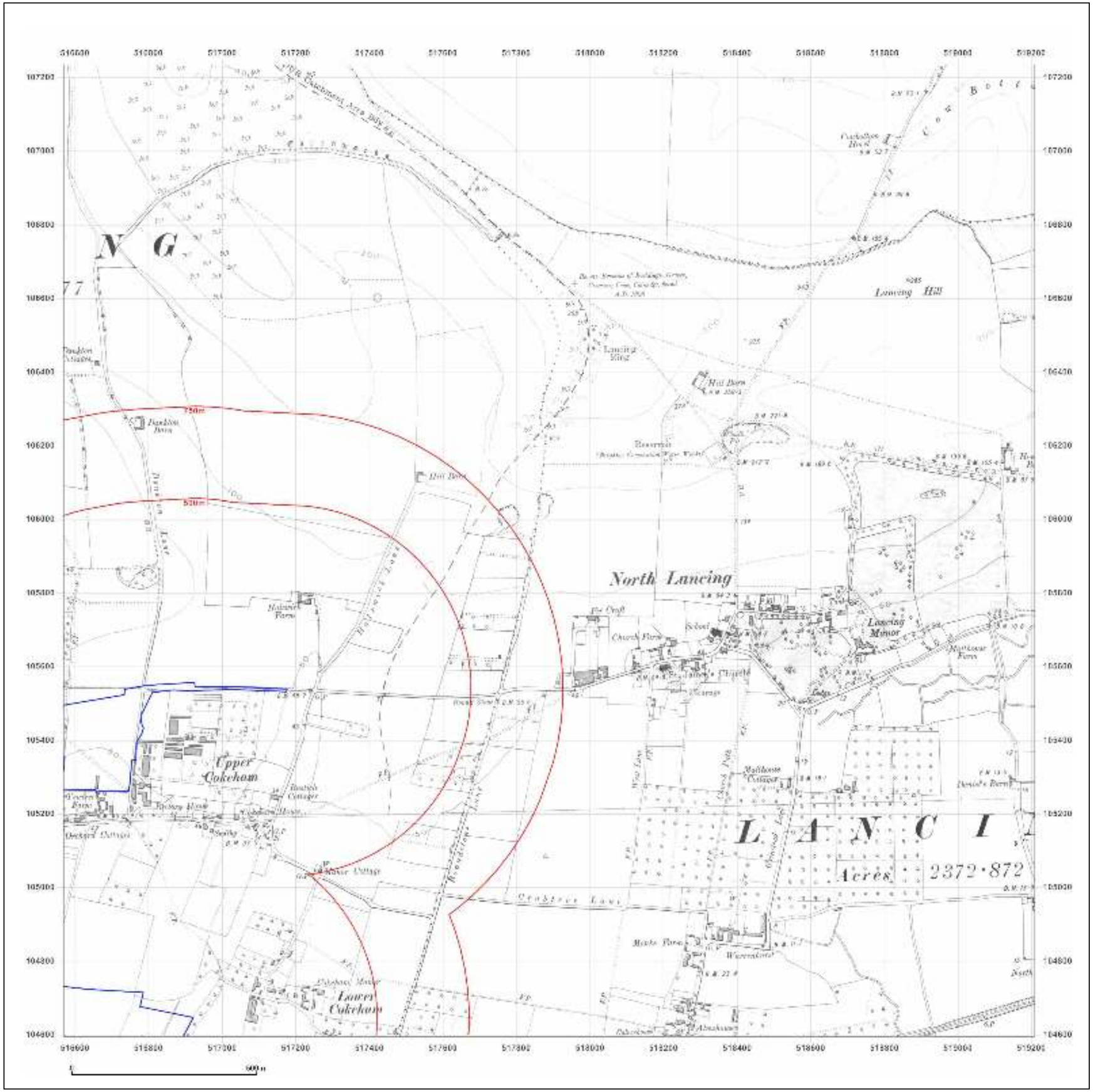

Lancing Hill
North Lancing
Upper Cokeham
Lower Cokeham
Brooklands Lane
Hill Barn
Reservoir
Lancing Manor
Church Farm
Halewick Farm
Mill Lane
Grinstead Lane
Manor Lane
Ground Park
Meeds Farm
Waterland
Old Shoreham Road
Hill Barn
Lancing Ring
Fir Croft
Malthouse Cottages
Malthouse Farm
Daniel's Barn
Jockey House
Orchard Cottages
Manor Cottages
Western Farm
Meeds
Cokeham Manor
Pumping Station
Tumulus
Tumulus
Tumulus



Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_2
Grid Ref: 517888, 105914

Map Name: County Series

Map date: **1909**

Scale: 1:10,560

Printed at: 1:10,560

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Surveyed 1873
Revised 1909
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1875
Revised 1909
Edition N/A
Copyright N/A
Levelled N/A

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Production date: 29 November 2018

Map legend available at:
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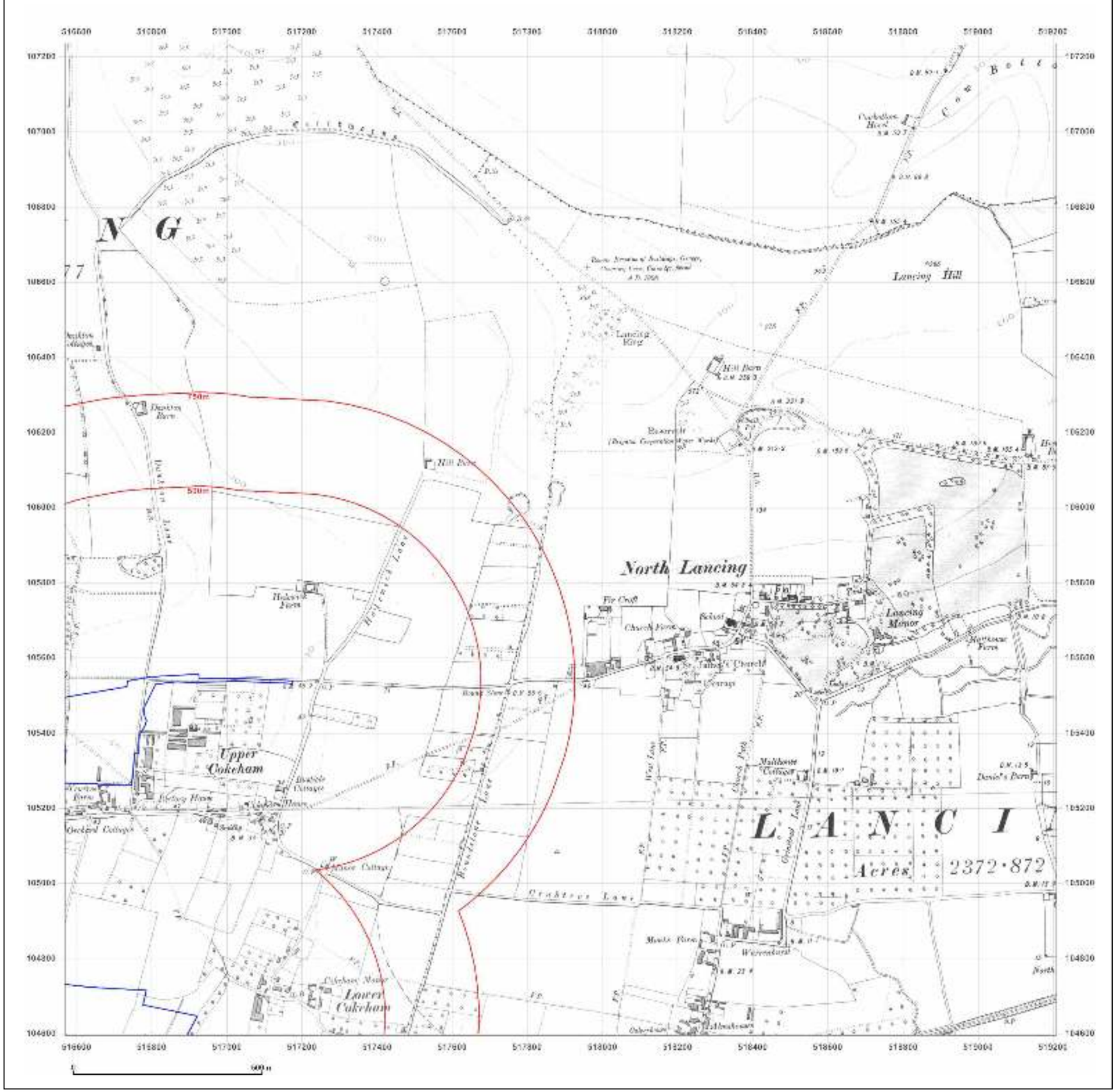
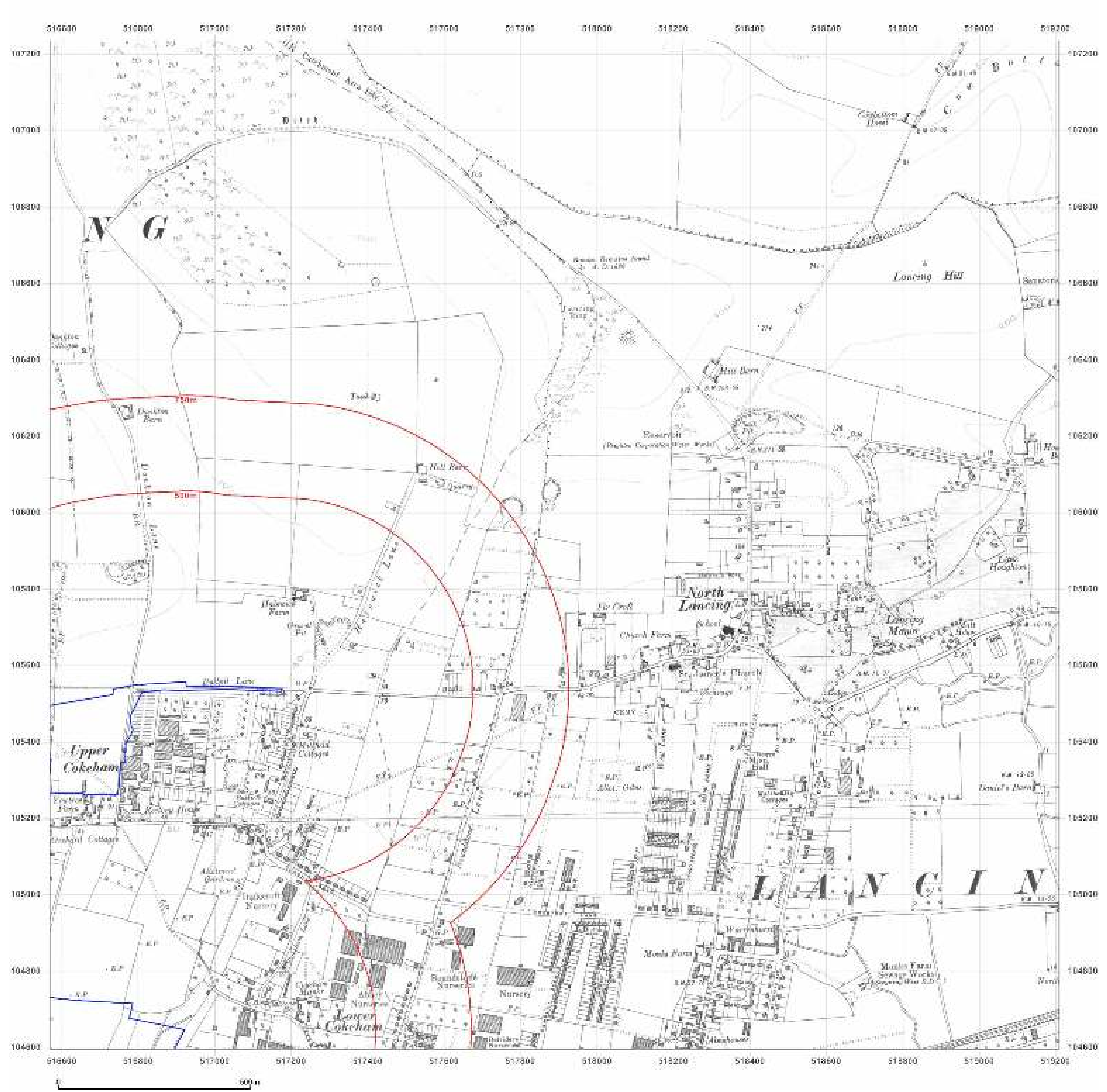

North Lancing
Upper Cokeham
Lower Cokeham
Lancing Hill
Lancing Manor
Hill Barn
Hill Barn
Hoe Farm
Hoe Farm
Church Farm
Fir Croft
Malthouse Cottage
Orchard Cottage
Beeches Cottage
Hollow Farm
Hollow Farm
Hoe Farm
Manor Farm
Manor Farm
Manor Cottage
Manor Cottage
Meads Farm
Werrendene
Davis's Farm
Hoe Lane
Church Path
Ground Lane
Manor Lane
Manor Lane
Manor



Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_2
Grid Ref: 517888, 105914

Map Name: County Series

Map date: **1932**

Scale: 1:10,560

Printed at: 1:10,560

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Surveyed 1873
Revised 1932
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1875
Revised 1932
Edition N/A
Copyright N/A
Levelled N/A

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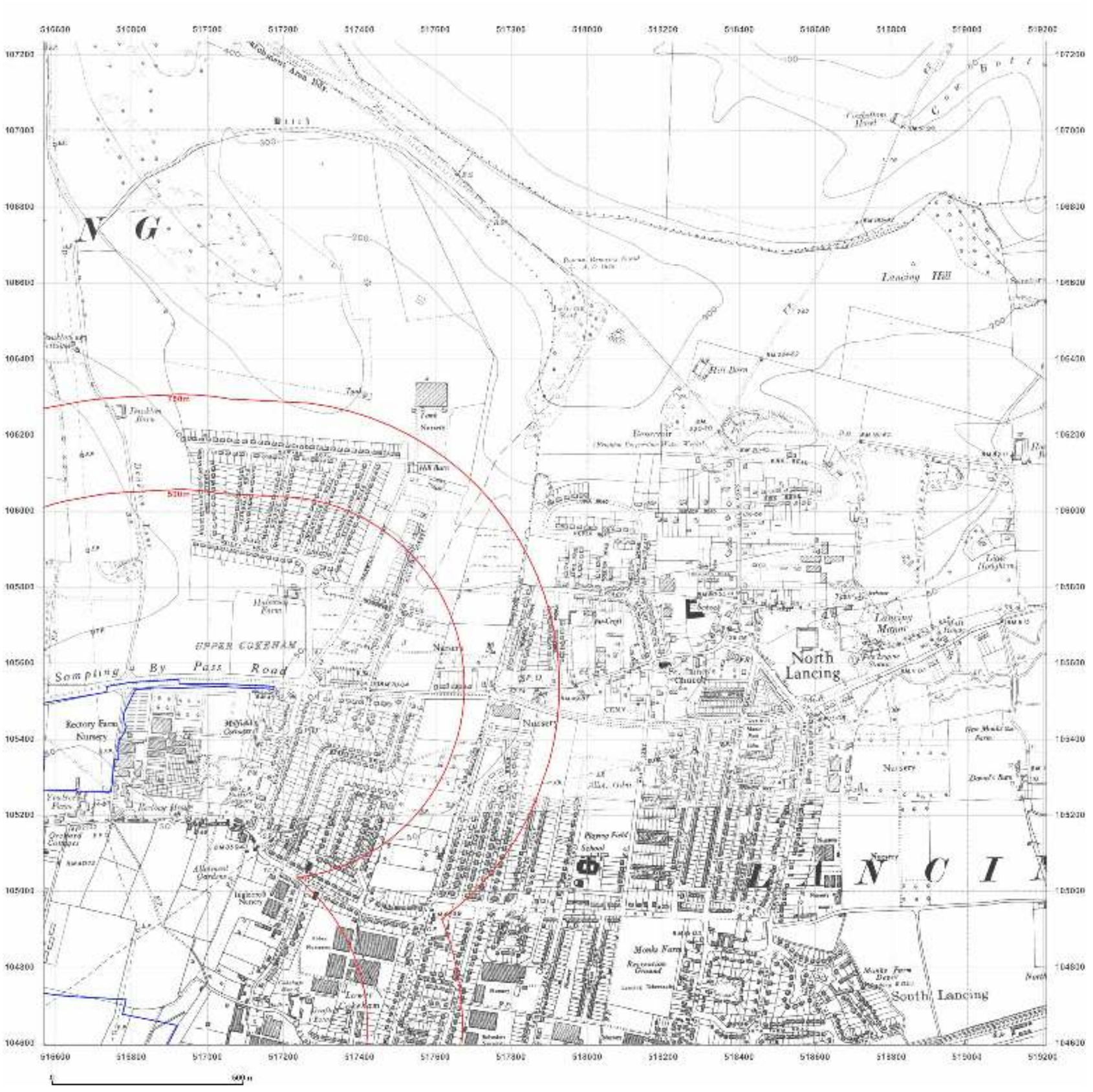
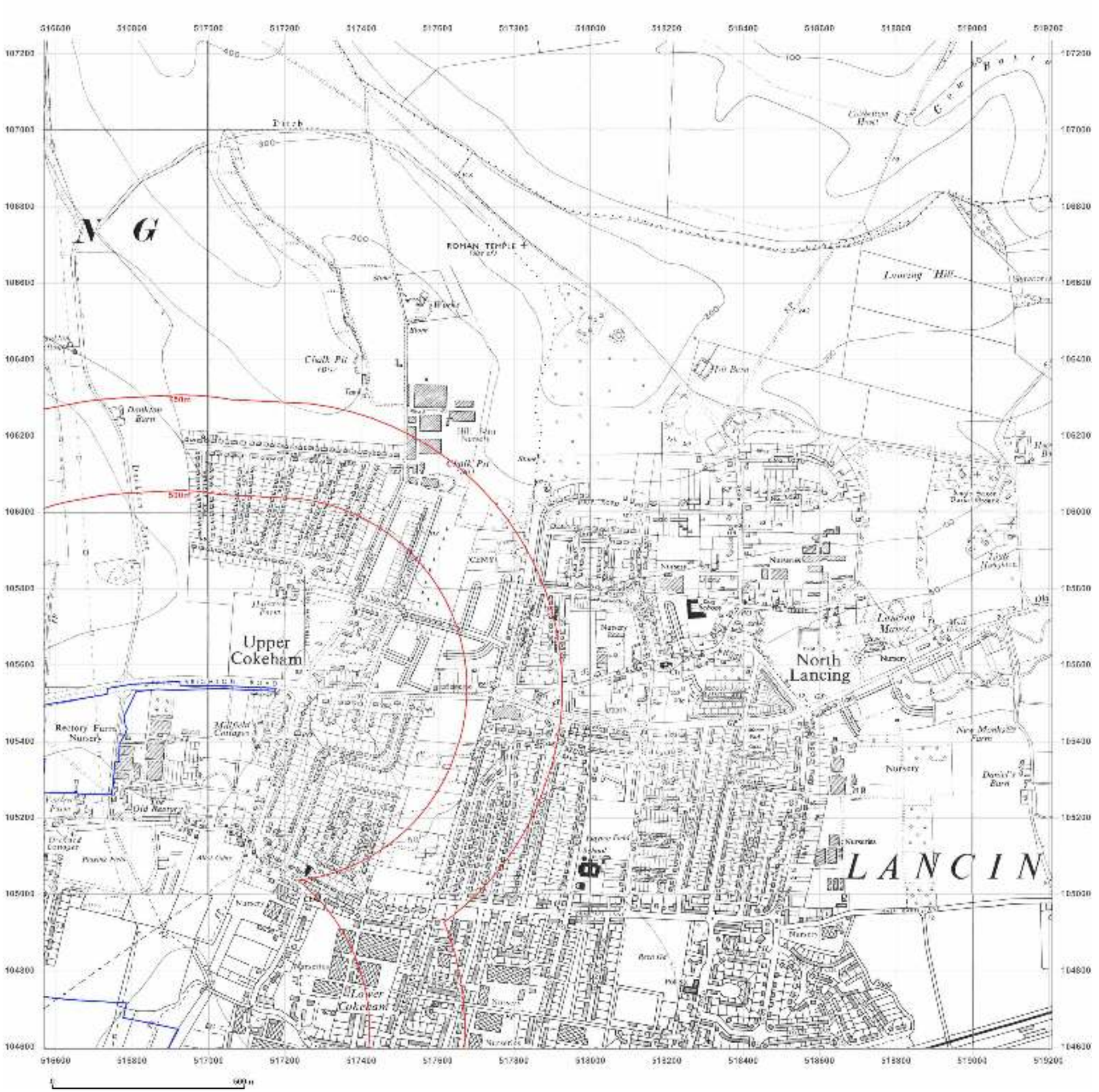

Sompting By Pass Road
North Lancing
South Lancing
Nursery
Church
Playing Field
School
Recreation Ground
Rectory Farm Nursery
Monks Farm
Leasing Hill
UPPER COKEHAM
Reservoir
Nursery
Nursery
Nursery



Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_2
Grid Ref: 517888, 105914

Map Name: Provisional
Map date: **1957-1962**
Scale: 1:10,560
Printed at: 1:10,560

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Surveyed 1957
Revised 1957
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1962
Revised 1962
Edition N/A
Copyright N/A
Levelled N/A

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Production date: 29 November 2018

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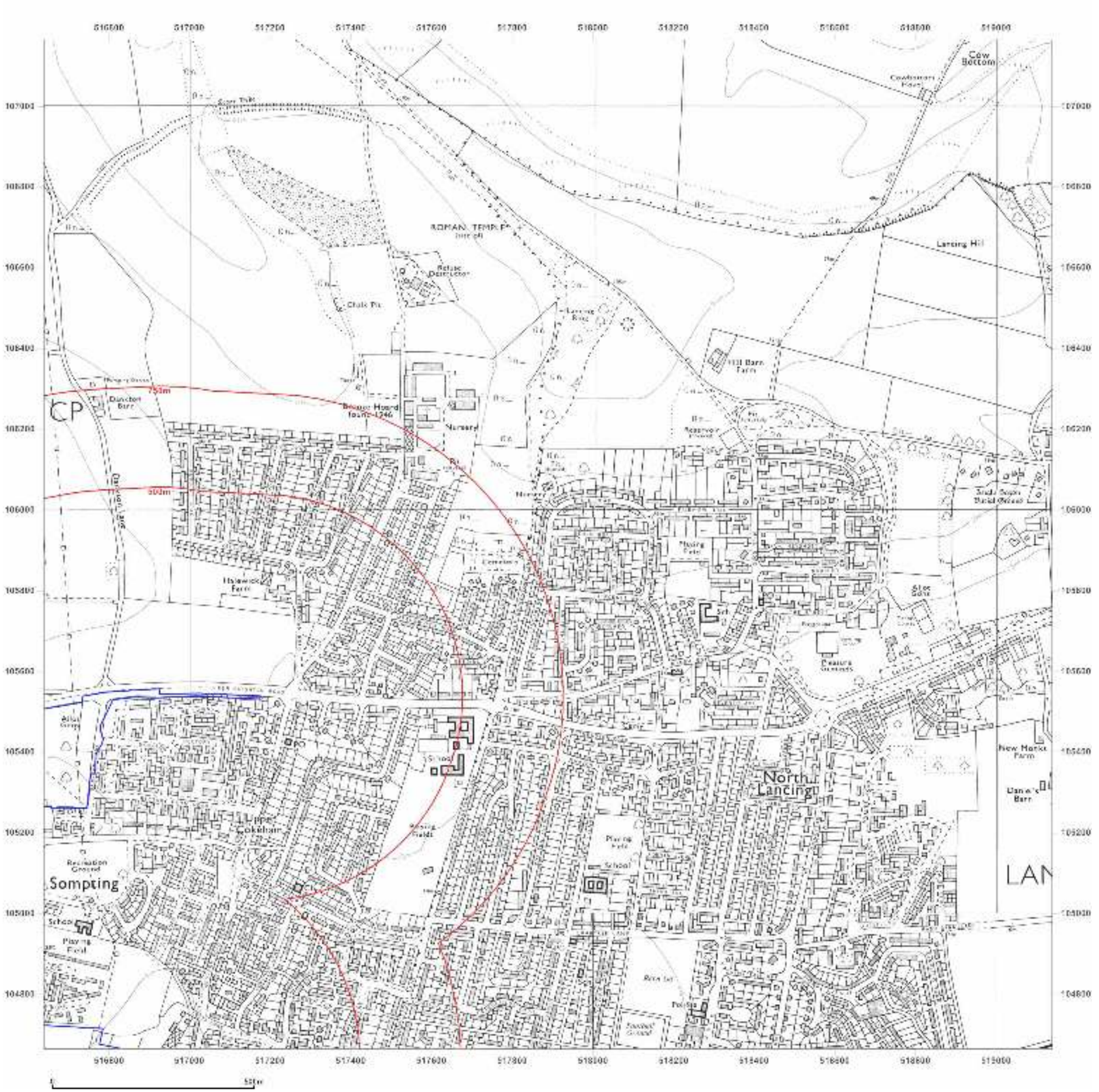

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_2
Grid Ref: 517888, 105914

Map Name: National Grid

Map date: **1971-1974**

Scale: 1:10,000

Printed at: 1:10,000

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Surveyed 1973
Revised 1974
Edition N/A
Copyright N/A
Levelled N/A

Surveyed 1971
Revised 1971
Edition N/A
Copyright N/A
Levelled N/A

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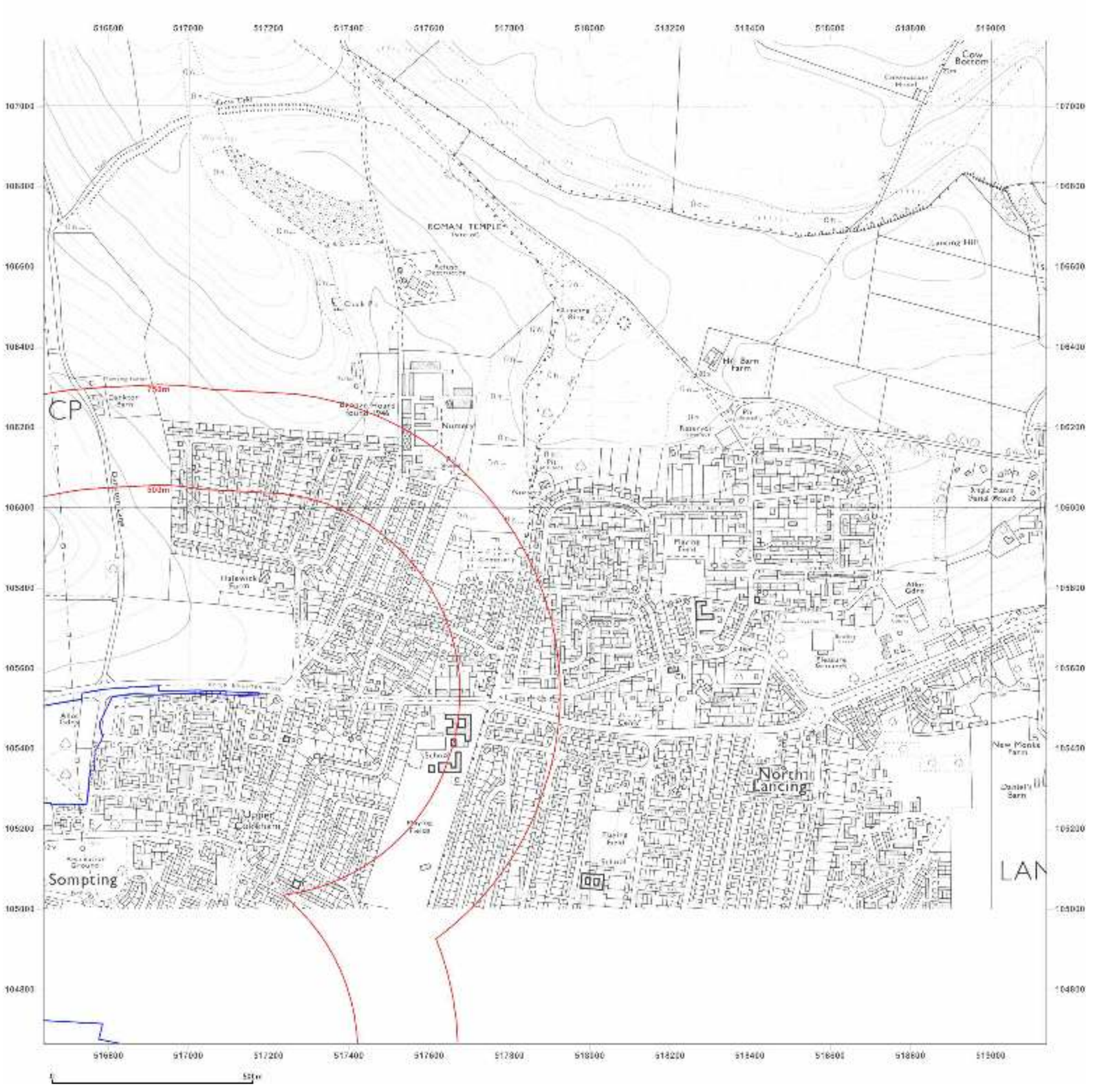

Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_2
Grid Ref: 517888, 105914

Map Name: National Grid

Map date: **1989**

Scale: 1:10,000

Printed at: 1:10,000

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Surveyed 1975
Revised 1988
Edition N/A
Copyright N/A
Levelled N/A

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Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_2
Grid Ref: 517888, 105914

Map Name: 1:10,000 Raster

Map date: **2002**

Scale: 1:10,000

Printed at: 1:10,000

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Site Details:

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BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_2
Grid Ref: 517888, 105914

Map Name: National Grid
Map date: 2010
Scale: 1:10,000
Printed at: 1:10,000

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Groundsure INSIGHTS

Site Details:

WEST DTREET, SOMPTING,
BN15 0DF

Client Ref: 1CO104163_005927
Report Ref: GS-5656937_SS_2_2
Grid Ref: 517888, 105914

Map Name: National Grid
Map date: 2014
Scale: 1:10,000
Printed at: 1:10,000

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