Gedney, Oliver

From: Grant, David
Sent: 18 December 2020 10:38
To: _planningadvice
Subject: Land at the junction of Broadway H02-0830-20
Attachments: We sent you safe versions of your files; Letter to PCC 9.12.20.pdf; GI Report.pdf

Please add the this email and attachments to the application under 6SUP and the title – Ground Investigation Report.

Many thanks,

David Grant | Senior Planning Officer | **South Holland District Council**
Direct Dial: 01775 764472
www.sholland.gov.uk
Please note that any informal officer opinion expressed by this email is without prejudice and is not binding on the Council during the consideration of any formal application.
I WILL NOT BE WORKING BETWEEN 23 DECEMBER 2020 AND 03 JANUARY 2020 (INCLUSIVE)

From: Scott Littlechild <scott.littlechild@hotmail.co.uk>
Sent: 18 December 2020 08:15
To: Grant, David <dgrant@sholland.gov.uk>
Subject: Fw: H6249 ~ Plot Off Peterborough Road, Crowland

Mimecast Attachment Protection has deemed this file to be safe, but always exercise caution when opening files.

This message originated from outside your organization

Morning David,

The report attached has been produced by Morton and Hall Consulting following Sue Armour's comments, the report has been sent direct to Sue already and I plan on speaking with her today to see if she'll have time to review before the planning decision is made. Just forwarding to you so you are kept updated.

Thanks

Scott Littlechild
07761966789

From: Morton and Hall Consulting Ltd <info@mortonandhall.co.uk>
Sent: 16 December 2020 15:25
To: Susan.Armour@breckland-sholland.gov.uk <Susan.Armour@breckland-sholland.gov.uk>
Cc: scott.littlechild@hotmail.co.uk <scott.littlechild@hotmail.co.uk>
Subject: H6249 ~ Plot Off Peterborough Road, Crowland

Dear Mrs Armour

Please find attached correspondence regarding the above project. As you will see from the attached letter, we have got the wrong address, however if you would like a copy in the post please could you let me have the proper address.

Many thanks
Sarah

For and on behalf of
Morton & Hall Consulting Ltd
Consulting Structural Engineers And Building Design

1 Gordon Avenue, March, Cambridgeshire, PE15 8AJ
Tel: 01354 655454 Web: www.mortonandhall.co.uk

Company Registration No: 5525923

VAT No 876 0014 34

Please click here to read our GDPR privacy policy

If you are not the intended recipient, please notify the sender immediately by replying to the e-mail, and then delete it without making copies or using it in any other way.

Any views or opinions presented are solely those of the sender and do not necessarily represent those of Morton & Hall Consulting Ltd unless otherwise specifically stated.

Morton & Hall Consulting Limited
Consulting Structural Engineers and Building Design

Ref: H6249/RAM/sg

1 Gordon Avenue
March
Cambridgeshire
PE15 8AJ

Tel:01354 655454

GROUND INVESTIGATION REPORT

FOR

PROPOSED BUNGALOW

AT

PLOT OFF PETERBOROUGH ROAD

CROWLAND

PETERBOROUGH

V.A.T 876 0014 34

Reg : 5525923

1.0 INTRODUCTION

1.1 Client

Mr S Littlechild, 8 Osprey, Orton Goldhay, Peterborough, Cambs, PE2 5FW

1.2 Date of Investigation

Friday 25th January 2019

Wednesday 2nd December 2020

1.3 Brief

To visit site and attend mechanically excavated trialholes to determine underlying soil strata and to subsequently give recommendations for foundation and ground floor types.

A second inspection was undertaken in December 2020 to inspect topsoil over the site including for a driveway area, to determine if there was any evidence of surface contamination.

We have not undertaken a measured survey of the plot nor desktop studies in order to establish any existing service locations and cannot comment further in this regard.

This report shall be for the private and confidential use of the clients and their professional advisers for whom the report is undertaken, and should not be reproduced in whole or in part or relied upon by third parties for any use without the express written authority of Morton & Hall Consulting Limited.

1.4 Code of Practice for Ground Investigation

This report has been prepared in accordance with BS5930:2015 Code of Practice for Ground Investigations but is in a simplified form.

The inspection comprised a visual examination of trialhole excavations.

1.5 Desktop Study

A Desktop Study Phase I Contamination Assessment Report had been prepared by Demeter Environmental Ltd dated March 2019. The findings were that the site was of low risk from contamination.

1.6 Proposed Construction

It is proposed to construct a detached bungalow of load bearing masonry construction. Details are shown on drawings prepared by Sharman Architecture.

1.7 Appendices

The following appendices are included at the end of this report.

Appendix A	~	Drawing H6149/00	Site Layout
		Drawing H6149/01	Trialhole 1
		Drawing H6249/02	Trialhole 2
		Drawing H6249/03	Trialhole 3
		Drawing H6249/04	Trialhole 4
		Drawing H6249/05	Trialhole 5
		Drawing H6249/06	Trialhole 6
		Drawing H6249/07	Trialhole 7
Appendix B	~	Photographic Survey	

2.0 SITE INSPECTION AND INVESTIGATION

2.1 The Site

Location

The plot was located on the south eastern edge of the South Holland town of Crowland, in a residential area.

Grid Reference

The site grid reference is 524112, 309837

Survey Sheet

The British Geological Survey Sheet Peterborough 158 indicated soils to comprise Marine Sand and Gravels, but the site was also in proximity to an area of Nordelph Peat.

Topography

The site is generally level however the access to the western boundary had an incline up to the adjacent road, which formed a north and eastern boundary of the site. This was approximately 1.2m higher than the site level with reinforced concrete retaining walls set about.

Drains/Rivers

There were no open water courses adjacent the site or ditches which appeared to be filled running through the site.

Vegetation

Vegetation appeared to have been removed prior to site visit. There remained a number of small Leylandi trees up to approximately 2m, which would be in the building footprint and therefore are to be removed.

Two large Oak trees could be seen to the north of the site at approximately 20m in distance. These were in excess of 14m height.

Historical Site Usage

The Desktop Study undertaken by Demeter Environmental Ltd, did not indicate evidence of industrial usage on or adjacent the site.

In recent years it had been a residential garden.

2.2 Trialhole Findings

Trialhole 1

Trialhole 1 was excavated to 2.0m depth and revealed the following layering of strata. Refer to drawing H6249/01. In general the strata consisted of dark brown silty organic topsoil to 0.8m depth, overlying dry firm orange sands and gravels continuing beyond 2m depth.

No water table was encountered.

There was no visible contamination or odour.

Trialhole 2

Trialhole 2 was excavated to 2.2m depth and revealed the following layering of strata. Refer to drawing H6249/02. In general the strata consisted of dark brown silty organic topsoil to 0.5m depth, overlying medium light brown sandy clay to 1.4m. From 1.4m continuing beyond 2.2m were dry firm orange sands and gravels.

Water seepage was encountered at 2.2m depth.

There was no visible contamination or odour.

Trialhole 3

Trialhole 3 was excavated to 2.0m depth and revealed the following layering of strata. Refer to drawing H6249/03.

In general the strata consisted of dark brown silty organic topsoil to 0.8m depth, overlying dry firm orange sands and gravels continuing beyond 2m depth.

No water table was encountered.

There was no visible contamination or odour.

Trialholes 4 – 6

The further trialholes 4 – 6 were excavated to the side of the site cutting through the topsoil to the underside of the topsoil penetrating virgin light brown sandy clays. Refer to drawings H6249/04, 05 & 06.

The topsoil was consistent as elsewhere being dark brown silty organic material.

There was no visible contamination or odour.

Trialhole 7

Trialhole 7 was excavated as a trench across an area of the site where a brick batt surface was laid forming a former driveway. Refer to drawing H6249/07.

The brick batt surface was laid directly over dark brown silty organic topsoil which continued to approximately 0.3m depth, overlying medium light brown sandy clays and gravels.

There was no visible contamination nor any sub base under the bricks.

3.0 RECOMMENDATIONS

3.1 Concrete Strip Foundations to Proposed Bungalow

The sand and gravel soils encountered should give reasonable bearing to strip foundations at a minimum depth of 0.8m below ground level.

Where light brown clay soils are encountered, these should be excavated through so that foundations bear onto the underlying sands and gravels.

Based on the proposed plans, footings of 600mm width by 225mm minimum thickness should be sufficient to maintain safe bearing pressures up to 100KN/m^2. C25/30 concrete to BS:8500 should be adopted.

3.2 Ground Floor Construction For Proposed Dwelling

A suspended precast concrete beam and block floor construction designed by a specialist manufacturer should be adopted to span between external walls and load bearing partitions. A void of at least 150mm should be maintained between the underside of the floor and the ground all in accordance with Building Regulations.

3.3 Vegetation Management

As a general rule no trees or large shrubs should be planted within 5.0m of any building and elsewhere trees and shrubs should be kept pruned at heights no greater than their distance from any building.

3.4 1996 Party Wall Act

Under the terms of the 1996 Party Wall Act, 3m Notices should be served on adjacent owners if the new building is within 3m of an adjacent building.

3.5 **Site Inspections**

It is essential that the Engineer is instructed to return to the site to inspect the foundations during their construction to ensure that these are in accordance with the recommendations given.

Otherwise the findings of this report should not be relied upon.

3.6 **Site Contamination**

There was no evidence of contaminated soils over the site.

If during excavations any such suspected materials was encountered, this should be brought to the attention of the Engineer and Local Authority Scientific Officer immediately, so that further advice can be given.

3.7 **Limitations**

These recommendations are based on the findings of our site investigation. We point out that other conditions may exist elsewhere on the site of which we have no knowledge and accept no responsibility. The site has not been tested for contamination. The final foundation design will be dictated by the proposed type of superstructure and performance specification of the building.

Signed .....

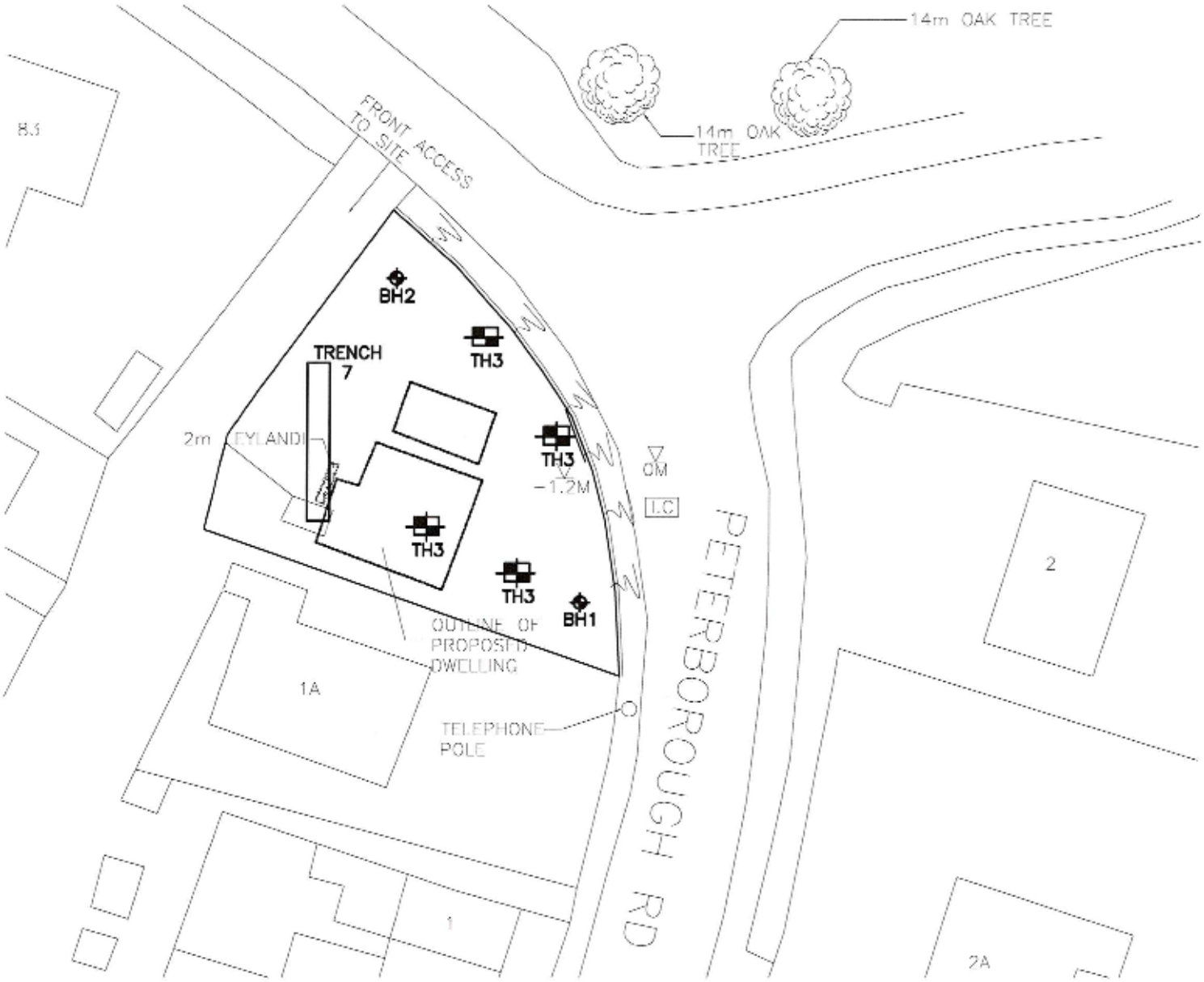
Richard A Morton, BSc. (Hons), C.Eng MFPWS

Managing Director

For and on behalf of

MORTON & HALL CONSULTING LTD

APPENDIX A



SITEPLAN

Rev. A: Dec.2020

MORTON & HALL CONSULTING LIMITED
CONSULTING STRUCTURAL ENGINEERS
1 Gordon Avenue, March, Cambridgeshire PE15 8AJ
Tel: 01354 655454
Fax: 01354 660467
E-mail: info@mortonandhall.co.uk
Website: www.mortonconsultingengineers.co.uk

client: Mr. Littlechild			
scale: 1:500	drawn: GT	checked:	
project: Plot Off Peterbrough Road, Crowland, Peterborough		date: JAN 2019	
title: Siteplan		drawing no: H6249/00A	

	DESCRIPTION	SAMPLE	WATER	COMMENTS
0.0	DARK BROWN SILTY ORGANIC TOPSOIL			
0.8	DRY FIRM ORANGE SAND & GRAVEL			
2.0				

TRIALHOLE 1

MORTON & HALL CONSULTING LIMITED
CONSULTING STRUCTURAL ENGINEERS
1 Gordon Avenue, March, Cambridgeshire PE15 8AJ
Tel: 01354 655454
Fax: 01354 660467
E-mail: info@mortonandhall.co.uk
Website: www.mortonconsultingengineers.co.uk

client: Mr. Littlechild			
scale: 1:20	drawn: GT	checked:	
project: Plot Off Peterborough Road, Crowland, Peterborough		date: JAN 2019	
title: TRIALHOLE LOG		drawing no: H6249/01	

	DESCRIPTION	SAMPLE	WATER	COMMENTS
0.0	DARK BROWN SILTY ORGANIC TOPSOIL			
0.5	BROWN MEDIUM SANDY CLAYS			
1.4	DRY FIRM ORANGE SAND & GRAVEL			WATER ENCOUNTERED AT 2.2M
2.2				

TRIALHOLE 2

MORTON & HALL CONSULTING LIMITED
CONSULTING STRUCTURAL ENGINEERS
1 Gordon Avenue, March, Cambridgeshire PE15 8AJ
Tel: 01354 655454
Fax: 01354 660467
E-mail: info@mortonandhall.co.uk
Website: www.mortonconsultingengineers.co.uk

client: Mr. Littlechild			
scale: 1:20	drawn: GT	checked:	
project: Plot Off Peterbrough Road, Crowland, Peterborough		date: JAN 2019	
title: TRIALHOLE LOG		drawing no: H6249/02	

	DESCRIPTION	SAMPLE	WATER	COMMENTS
0.0	DARK BROWN TOPSOIL			
0.3	SANDY CLAYEY GRAVEL			
0.4				

TRIALHOLE 3

MORTON & HALL CONSULTING LIMITED
CONSULTING STRUCTURAL ENGINEERS
1 Gordon Avenue, March, Cambridgeshire PE15 8AJ
Tel: 01354 655454
Fax: 01354 660467
E-mail: info@mortonandhall.co.uk
Website: www.mortonconsultingengineers.co.uk

client: Mr. Littlechild			
scale: 1:20	drawn: GT	checked:	
project: Plot Off Peterbrough Road, Crowland, Peterborough		date: Dec.2020	
title: TRIALHOLE LOG		drawing no: H6249/03	

	DESCRIPTION	SAMPLE	WATER	COMMENTS
0.0	DARK BROWN TOPSOIL			
0.3	SANDY CLAYEY GRAVEL			
0.4				

TRIALHOLE 4

MORTON & HALL CONSULTING LIMITED
CONSULTING STRUCTURAL ENGINEERS
1 Gordon Avenue, March, Cambridgeshire PE15 8AJ
Tel: 01354 655454
Fax: 01354 660467
E-mail: info@mortonandhall.co.uk
Website: www.mortonconsultingengineers.co.uk

client: Mr. Littlechild			
title: TRIALHOLE LOG	project: Plot Off Peterbrough Road, Crowland, Peterborough	scale: 1:20	drawn: GT
		date: Dec.2020	checked:
		drawing no: H6249/04	

	DESCRIPTION	SAMPLE	WATER	COMMENTS
0.0	DARK BROWN TOPSOIL			
0.3	SANDY CLAYEY GRAVEL			
0.4				

TRIALHOLE 4

MORTON & HALL CONSULTING LIMITED
CONSULTING STRUCTURAL ENGINEERS
1 Gordon Avenue, March, Cambridgeshire PE15 8AJ
Tel: 01354 655454
Fax: 01354 660467
E-mail: info@mortonandhall.co.uk
Website: www.mortonconsultingengineers.co.uk

client: Mr. Littlechild			
scale: 1:20	drawn: GT	checked:	
project: Plot Off Peterbrough Road, Crowland, Peterborough		date: Dec.2020	
title: TRIALHOLE LOG		drawing no: H6249/04	

	DESCRIPTION	SAMPLE	WATER	COMMENTS
0.0	DARK BROWN TOPSOIL			
0.3	SANDY CLAYEY GRAVEL			
0.4				

TRIALHOLE 5

MORTON & HALL CONSULTING LIMITED
CONSULTING STRUCTURAL ENGINEERS
1 Gordon Avenue, March, Cambridgeshire PE15 8AJ
Tel: 01354 655454
Fax: 01354 660467
E-mail: info@mortonandhall.co.uk
Website: www.mortonconsultingengineers.co.uk

client: Mr. Littlechild		
scale: 1:20	drawn: GT	checked:
project: Plot Off Peterbrough Road, Crowland, Peterborough	date: Dec.2020	
title: TRIALHOLE LOG	drawing no: H6249/05	

	DESCRIPTION	SAMPLE	WATER	COMMENTS
0.0	DARK BROWN TOPSOIL			
0.3	SANDY CLAYEY GRAVEL			
0.4				

TRIALHOLE 6

MORTON & HALL CONSULTING LIMITED
CONSULTING STRUCTURAL ENGINEERS
1 Gordon Avenue, March, Cambridgeshire PE15 8AJ
Tel: 01354 655454
Fax: 01354 660467
E-mail: info@mortonandhall.co.uk
Website: www.mortonconsultingengineers.co.uk

client: Mr. Littlechild			
scale: 1:20	drawn: GT	checked:	
project: Plot Off Peterbrough Road, Crowland, Peterborough		date: Dec.2020	
title: TRIALHOLE LOG		drawing no: H6249/06	

	DESCRIPTION	SAMPLE	WATER	COMMENTS
0.0				
0.1	GRAVEL & BRICK FILL			
	DARK LOAMY TOPSOIL			
0.3				
0.4	SANDY CLAYEY GRAVEL			

TRENCH 7

MORTON & HALL CONSULTING LIMITED
CONSULTING STRUCTURAL ENGINEERS
1 Gordon Avenue, March, Cambridgeshire PE15 8AJ
Tel: 01354 655454
Fax: 01354 660467
E-mail: info@mortonandhall.co.uk
Website: www.mortonconsultingengineers.co.uk

client: Mr. Littlechild			
scale: 1:20	drawn: GT	checked:	
project: Plot Off Peterbrough Road, Crowland, Peterborough		date: Dec.2020	
title: TRIALHOLE LOG		drawing no: H6249/07	

APPENDIX B

H6249

PHOTOGRAPHIC SURVEY

25th January 2020

1. View onto the access from Broadway.
2. View of the site from the eastern corner.
3. View of the site form the eastern corner.
4. View over the site from the southern corner.
5. View over the site from the western access.
6. View onto the mature Oak tree on the opposite side of Broadway.
7. View of trialhole 1.
8. View of the soils from trialhole 1.
9. View of the soils from trialhole 1.
10. View of trialhole 2.
11. View of the soils from trialhole 2.
12. View of trialhole 2.

2nd December 2020

1. Front view of the site.
2. View of the site from the side.
3. View of the location of trialhole 3.
4. View of trialhole 3 excavation.
5. View of the spoil from trialhole 3.
6. View of the location of trialhole 4.
7. View of trialhole 4 excavation.
8. View of the spoil from trialhole 4.
9. View of the location of trialhole 5.
10. View of trialhole 5 excavation.
11. View of the spoil from trialhole 5.

12. View of the location of trialhole 6.
13. View of trialhole 6 excavation.
14. View of the spoil from trialhole 6.
15. View of the location of trialhole 7.
16. View of trialhole 7 excavation.
17. View of the spoil from trialhole 7.

PHOTO REF: H6249/01

PHOTO REF: H6249/02

PHOTO REF: H6249/03

PHOTO REF: H6249/04

PHOTO REF: H6249/05

PHOTO REF: H6249/06

PHOTO REF: H6249/07

PHOTO REF: H6249/08

PHOTO REF: H6249/09

PHOTO REF: H6249/10

PHOTO REF: H6249/11

PHOTO REF: H6249/12

PHOTO REF: H6249/13

PHOTO REF: H6249/14

PHOTO REF: H6249/15

PHOTO REF: H6249/16

Morton & Hall Consulting Limited

Consulting Structural Engineers and Building Design

Email: info@mortonandhall.co.uk Website: www.mortonandhall.co.uk

Your ref:
Our ref: H6249/RAM/sg
Date: 9 December 2020

1 Gordon Avenue
March
Cambridgeshire
PE15 8AJ

Tel:01354 655454

Attn: Sue Armour
Environmental Protection Officer
Building Regulations
Peterborough City Council
Sand Martin House
Bittern Way
Fletton Quays
Peterborough PE2 8TY

Dear Madam

re: Scott Littlechild, Plot Off Peterborough Road, Crowland

Please find enclosed two copies of our Ground Investigation Report for a proposed bungalow at the above site.

This has been updated following further inspections undertaken on the 2nd December 2020 to check the topsoil for potential contamination.

The area of concern was a brick batt driveway. Excavations indicated the brick batt finish to be laid directly over topsoil with no sub base under.

Clean topsoil was found throughout.

Our report is in accordance with BS:5930:2015 but is a simplified form appropriate for assessing foundations for a single residential unit.

I attended site personally and am a Chartered Structural Engineer with over 30 years experience in assessing foundations and ground.

There was no visual contamination at this site nor was there any suggestion of contamination from the Desktop Study.

We trust this is satisfactory, however, should you have any queries please do not hesitate to contact our office.

Yours sincerely,
FOR & ON BEHALF OF
MORTON & HALL CONSULTING LIMITED

Richard A Morton, BSc, (Hons), C.Eng, MIStructE MFPWS
Managing Director

Enc GI Report x 2
cc Scott Littlechild (+ Enc x 1 ~ By Email Only)

V.A.T 876 0014 34

Reg : 5525923