

Your Ref:

Our Ref: B21114-JNP-XX-XX-RP-G-1003

Chkd: PT

Quarters Developments Ltd.
Coutances Park,
Coutances Way,
Ilkley,
LS29 7HQ

For the attention of Will Yates

27th October 2021

Dear Will,

Re: Meadowcroft, Lower Lark Hill, Cleckheaton – Remediation Recommendation

As outlined in the JNP Group Phase II Contaminated Land Investigation (Ref: B21114-JNP-XX-XX-RP-G-1002), due to the contamination encountered within the made ground across the Meadowcroft Cleckheaton site, it is recommended that, in proposed garden areas, the made ground should be removed down to natural ground, or to a depth of 600mm (whichever is the lesser), and be replaced with a capping layer of clean subsoil and topsoil up to 600mm thick. The capping layer should consist of a minimum of 150mm of topsoil, and up to 450mm of subsoil. Natural soils excavated as part of the works at the site can be used as part of the capping layer.

The above remediation recommendation, and the acceptance of this recommendation in place of a formal remediation strategy report, is subject to approval by Kirklees Council and the Environmental Health Officer.

Yours sincerely,

Redacted

Ciaran Jeanes
MSci (Hons) FGS
Graduate Geoenvironmental Engineer