

County Series 1:2,500 scale

National Grid 1:2,500 / 1:1,250 scale



Historical Map Pack Legend

GENERAL FEATURES

Wood	Marsh	Reeds
Fir	Mixed Wood	Brush Wood
Osiers	Orchard	Bush
Rough Pasture	Furze	Ford
Stepping Stones	Ferry	Sloping Masonry
Flat Rock	Lock	Waterfall
Shingle	Gravel Pit	Quarry
Sand Pit	Refuse Heap	Clay Pit

Trigonometrical Station	SL Sluice
507 Altitude at Trigonometrical Station	Tz Trough
B.M. 325-9 Bench Mark	Sp Spring
342 Surface Level	WF Well
Permanent Traverse Station	MR Mooring Ring
Antiquities (site of)	MP Mooring Post
Arrow denotes flow of water	BS Boundary Stone
	BP Boundary Post

ROADS

Road over single stream	Road crossing railway
Road over River or Canal	Railway crossing River or Canal
Railway crossing Road	Level Crossing
Embankment	Cutting

ABBREVIATIONS

Trigonometrical Station	SL Sluice
507 Altitude at Trigonometrical Station	Tz Trough
B.M. 325-9 Bench Mark	Sp Spring
342 Surface Level	WF Well
Permanent Traverse Station	MR Mooring Ring
Antiquities (site of)	MP Mooring Post
Arrow denotes flow of water	BS Boundary Stone
	BP Boundary Post

GENERAL FEATURES

Non-coniferous Trees	Slopes	Antiquity (site of)
Coniferous Trees	Cliff	Culvert
Surveyed Trees	Cave Entrance	Direction of water flow
Orchard Trees	Rock	Electricity Pylon
Coppice, Osier	Boulders	ETL Electricity Transmission Line
Scrub	Sloping Masonry	Triangulation Station
Bracken	Roofed Building	ts Traverse Station (permanent)
Heath	Glasshouse	Bench Mark
Rough Grassland	Archway	Surface Level
Marsh, Saltings	Change of boundary marking	rp Revision Point (instrumentally fixed)
Reeds	see AREAS notes	Revision Point & Bench Mark coincident

Top	Slopes	Quarry	Refuse Heap	Sloping Masonry
Flat Rock	Sand	Sand Pit	Culvert	Archway
Shingle	Boulders	Gravel Pit	Cliff Face	Glazed Roof Building

BOUNDARIES

England & Wales

	County Boundary (geographical)
	County & Civil Parish Boundary coterminous
	Admin County or County Borough Boundary
	London Borough Boundary
	County District Boundaries based on civil parish

England, Wales & Scotland

	Civil Parish Boundary
	Parly & Ward Boundaries based on civil parish
	Co Const Bdy
	Parly & Ward Boundaries not based on civil parish
	Co Const Bdy

Scotland

	County Boundary (geographical)
	County Council Boundary
	County of the City Boundary
	County of the City Boundary
	Burgh Boundary
	Burgh Boundary
	District Council Boundary
	District Council Boundary

* Not with parish † Coincident with parish

ABBREVIATIONS

B.H. Beer House	F.Sta. Fire Station	M.P.U. Mail Pick-up	S.L. Signal Light
B.M. Bench Mark	G.P. Guide Post	M.S. Mile Stone	Sl. Sluice
B.P. Boundary Post	G.V.C. Gaa Valve Compound	N.T. National Trust	S.P. Signal Post
B.S. Boundary Stone	H. Hydrant or Hydraulic	N.T.L. Normal Tidal Limit	Spr. Spring
C. Crane	ha. Hectares	N.T.S. National Trust for Scotland	S.Sta. Signal Station
C.H. Club House	L.B. Letter Box	P. Pillar, Pole or Post	T.C.B. Telephone Call Box
Cn. Chimney	L.B.Sta. Lifeboat Station	P.C. Public Convenience	T.C.P. Telephone Call Post
Cn. Capstan	L.C. Level Crossing	P.C.B. Police Call Box	Tk. Tank or Track
D.Fn. Drinking Fountain	L.G. Loading Gauge	P.H. Public House	Tr. Trough
Dk. Dock	L.Ho. Lighthouse	P.O. Post Office	ts. Traverse Station
El.P. Electricity Pillar or Post	L.Twr. Lighting Tower	Pp. Pump	W. Well
E.T.L. Electricity Transmission Line	m. Metres	P.T.P. Police Telephone Pillar	W.B. Weighbridge
F.A. Fire Alarm	M.H.W. Mean High Water	Resr. Reservoir	Wd.Pp. Wind Pump
F.A.P. Fire Alarm Pillar	M.H.W.S. Mean High Water Springs	R.H. Road House	Wks. Works
F.B. Filter Bed, Foot Bridge	M.L.W. Mean Low Water	rp. Revision Point	Wt.Pt. Water Point
F.B.M. Fundamental Bench Mark	M.L.W.S. Mean Low Water Springs	S. Stone	Wt.T. Water Tap
F.S. Flagstaff	M.P. Mile or Mooring Post	S.B. Signal Box	

County Series 1:1,250 scale ~ County Series & National Grid 1:2,500 scale

Information present on these legends is sourced from the same Ordnance Survey mapping as the maps used in this product.

If you have a query regarding any of the maps provided within this map pack, please contact GroundSure's technical helpline. We will endeavour to answer any queries you may have.

Technical Helpline:
Tel 08444159000

groundsureinsight@groundsure.com
www.groundsure.com

Site Details:

Premier Inn, Maple Road,
Barnsley, S75 3DL

Client Ref: EMS_952452_1182574
Report Ref: EMS-952452_1210473
Grid Ref: 433546, 399070

Map Name: County Series

Map date: 1893

Scale: 1:2,500

Printed at: 1:2,500



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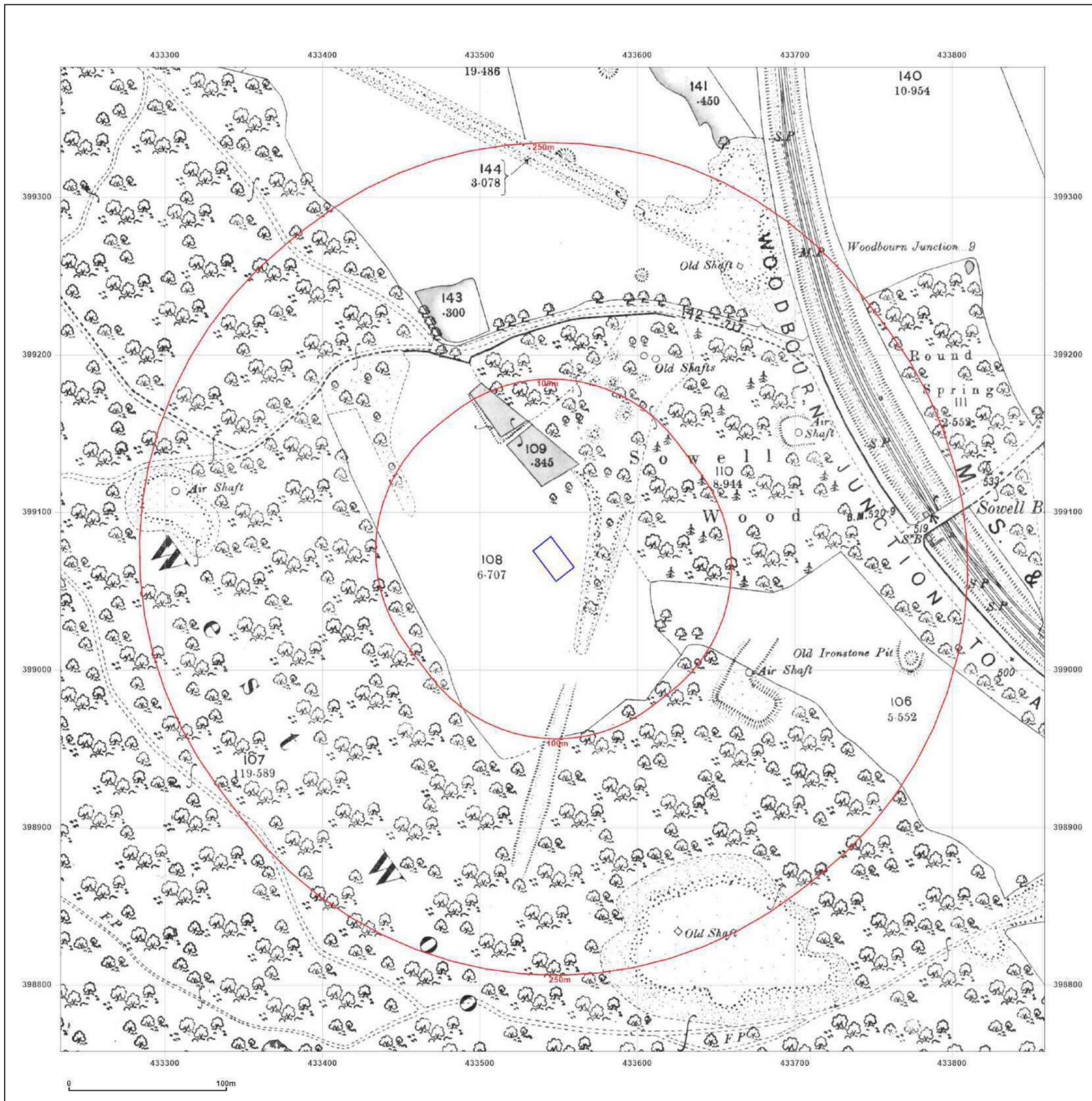


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Grid Ref: 433546, 399070

Map Name: County Series

Map date: 1905

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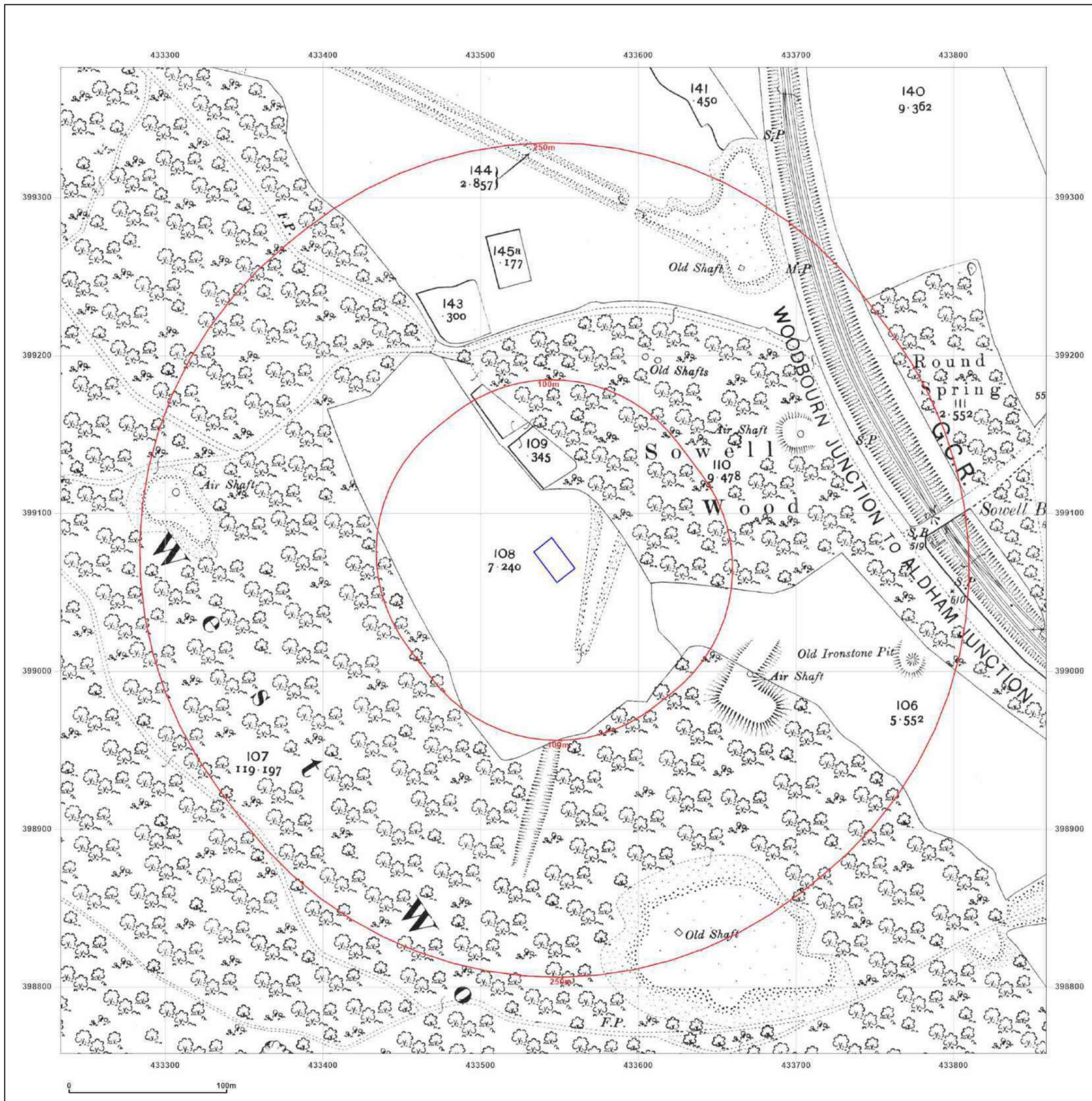


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Client Ref: EMS_952452_1182574
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Grid Ref: 433546, 399070

Map Name: County Series

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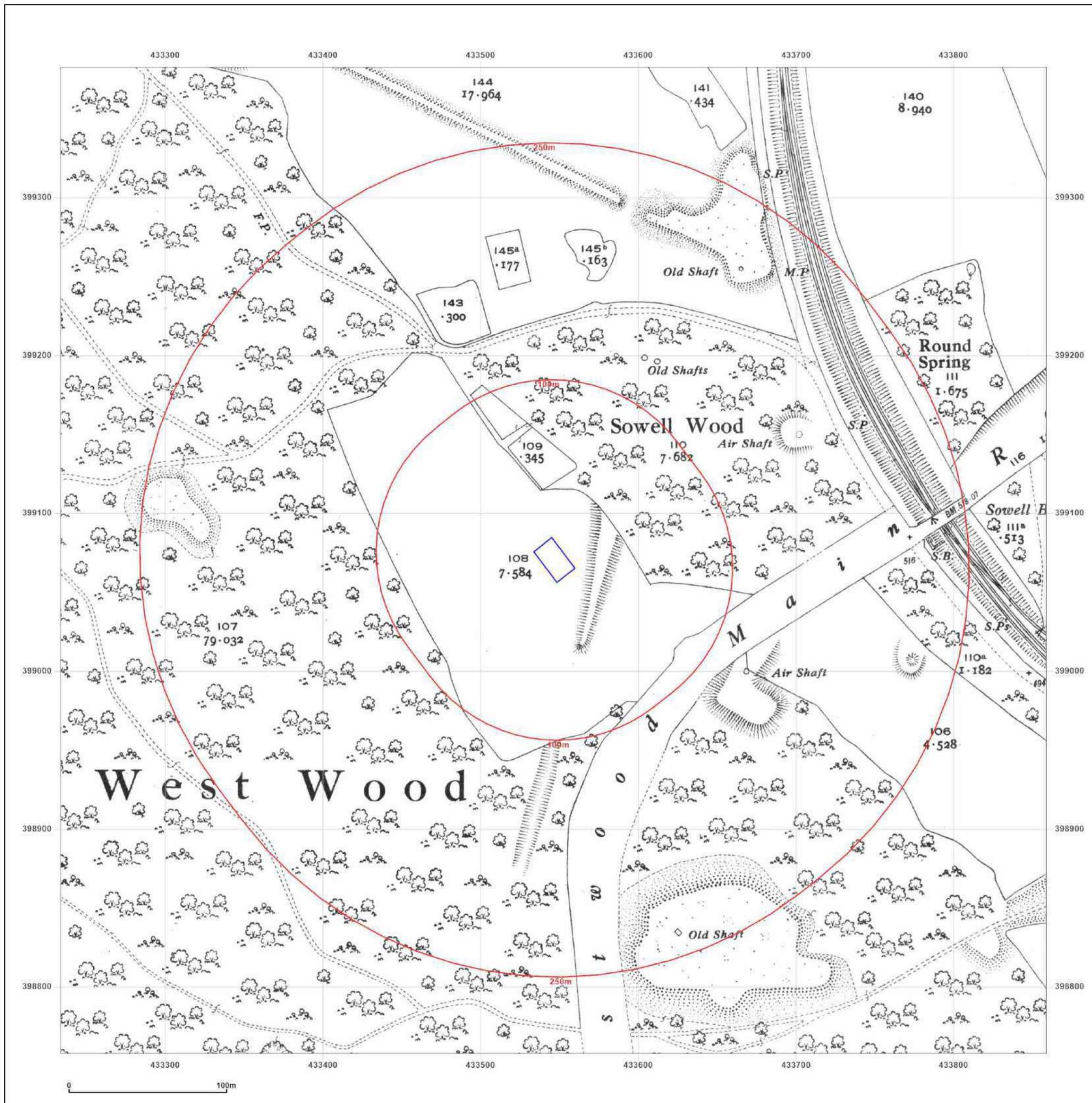


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Client Ref: EMS_952452_1182574
Report Ref: EMS-952452_1210473
Grid Ref: 433546, 399070

Map Name: National Grid

Map date: 1956

Scale: 1:2,500

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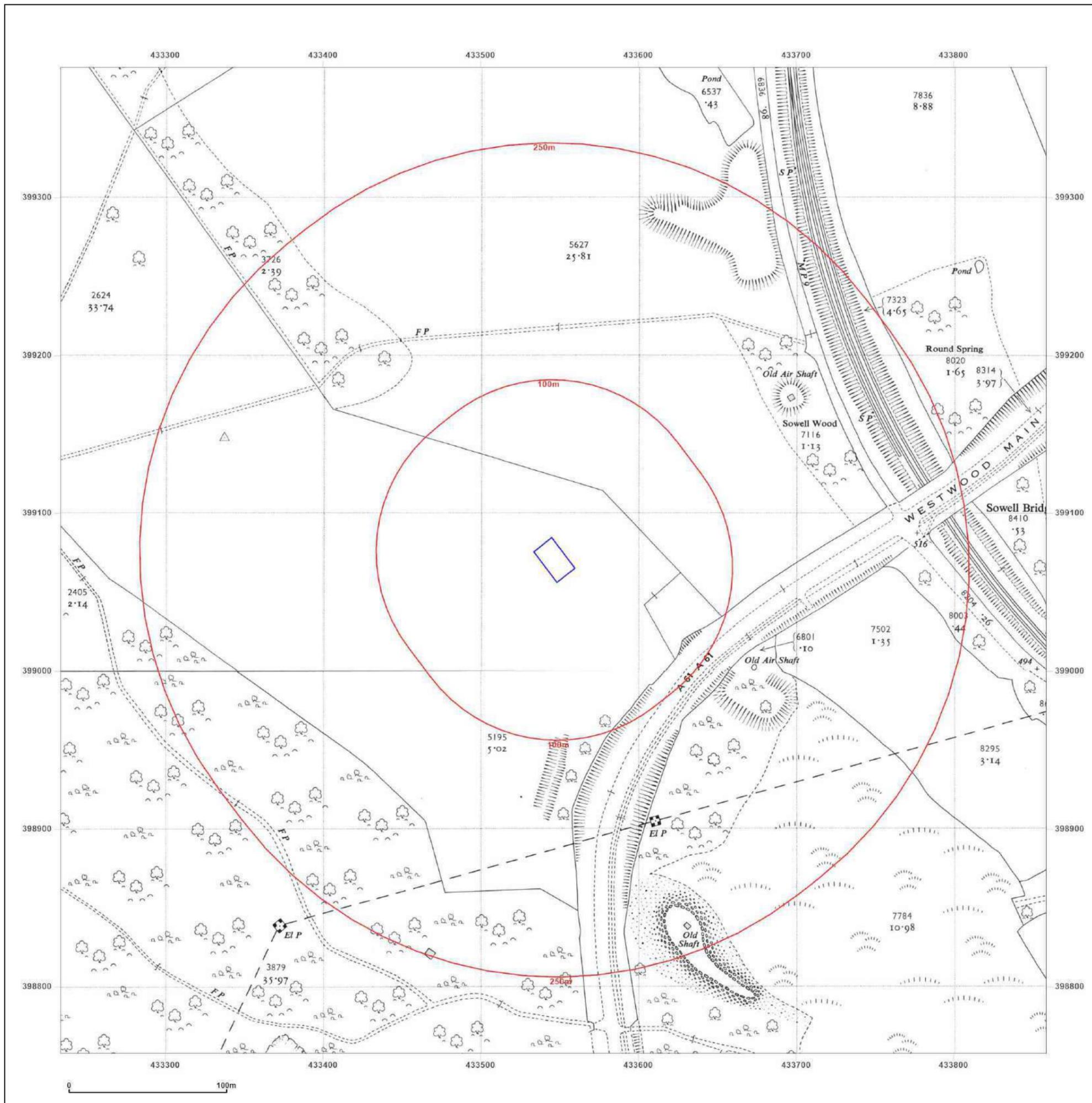


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Client Ref: EMS_952452_1182574
Report Ref: EMS-952452_1210473
Grid Ref: 433546, 399070

Map Name: National Grid

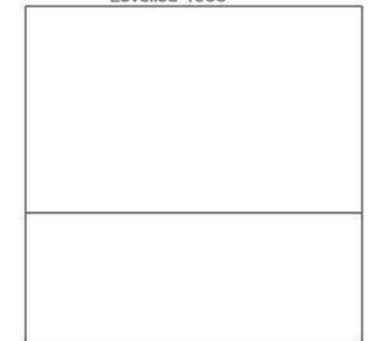
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Edition N/A
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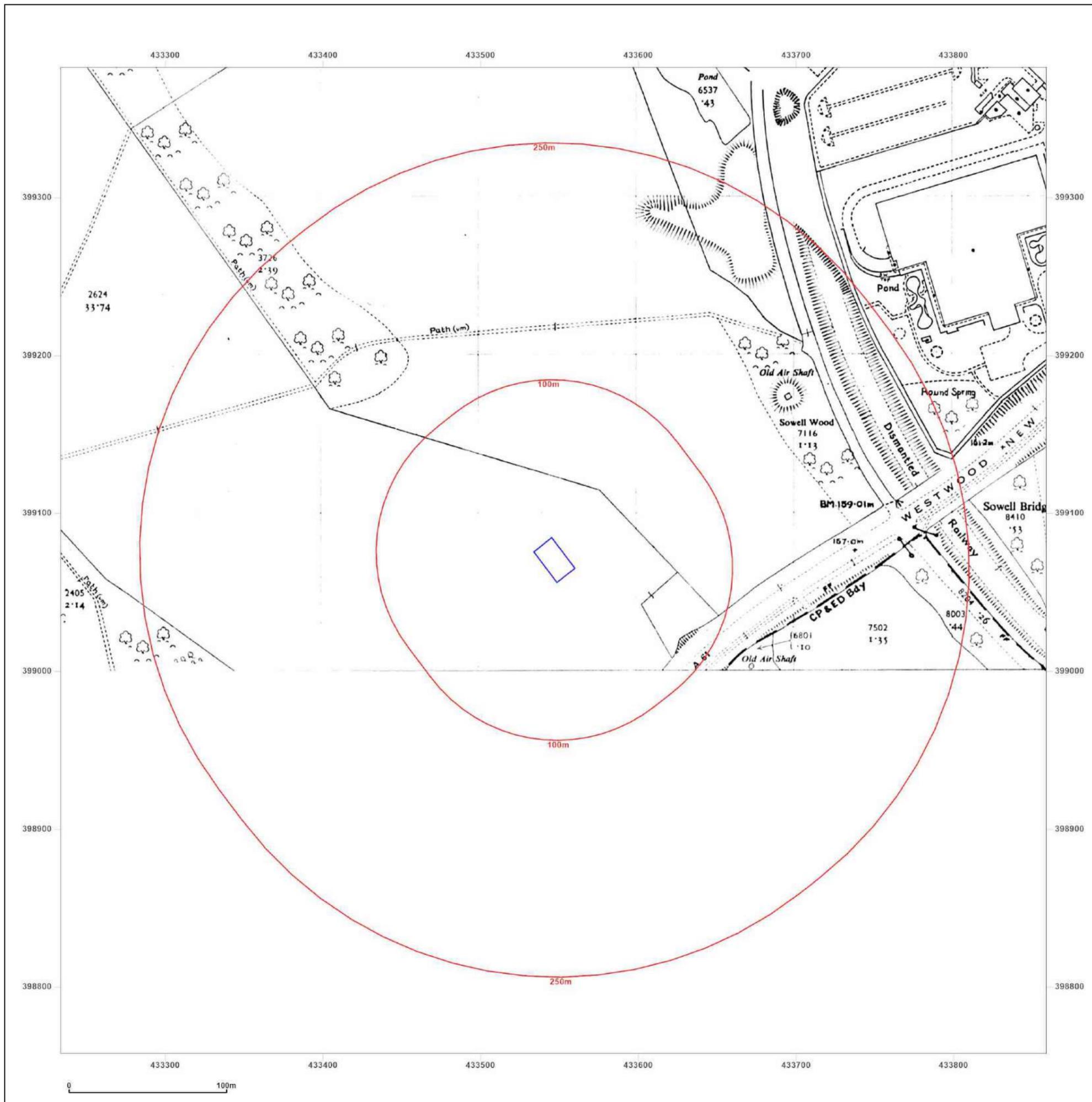


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Report Ref: EMS-952452_1210473
Grid Ref: 433546, 399070

Map Name: National Grid

Map date: 1984-1989

Scale: 1:2,500

Printed at: 1:2,500



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Revised 1984
Edition N/A
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Levelled 1963



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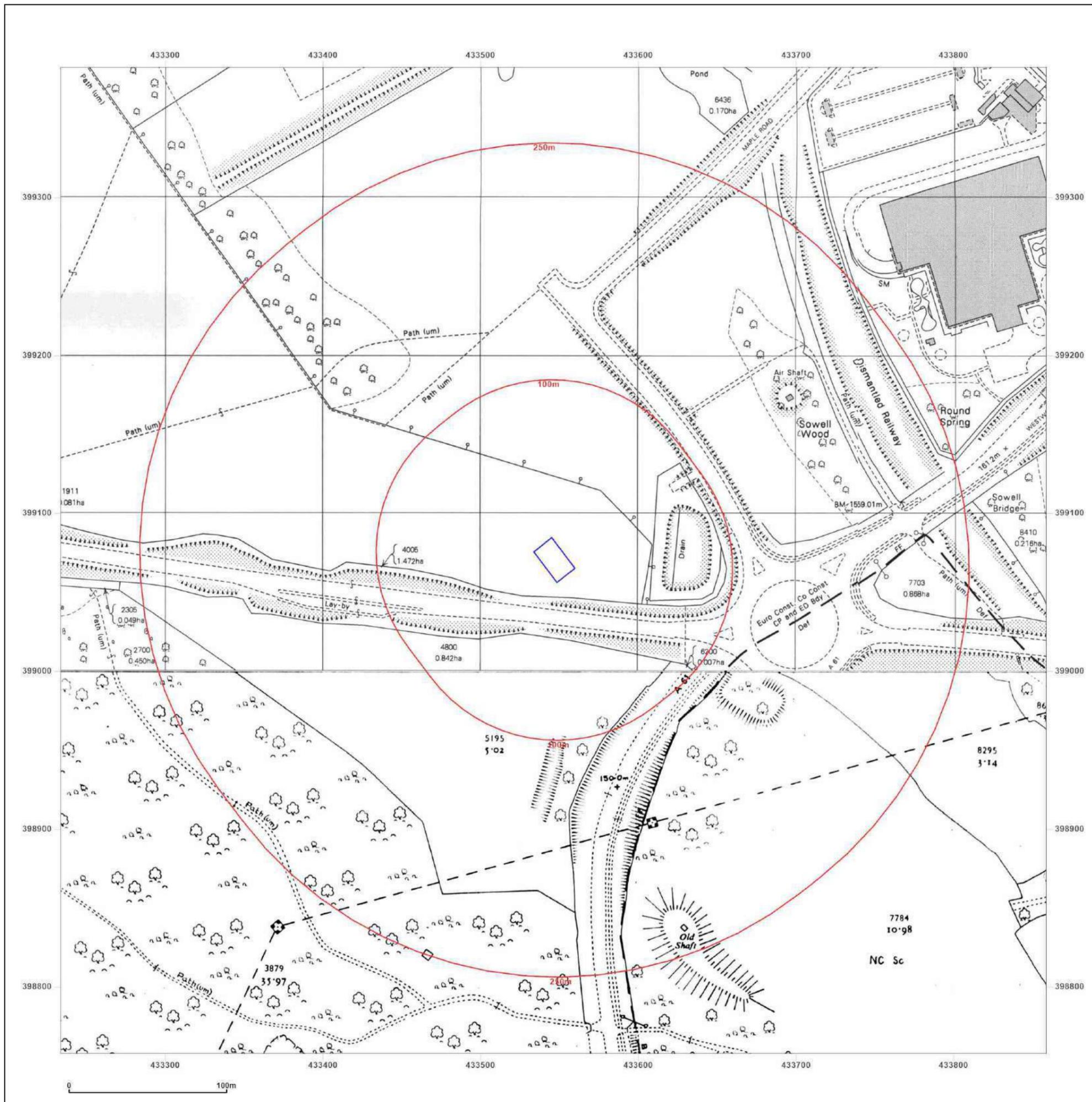


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Client Ref: EMS_952452_1182574
Report Ref: EMS-952452_1210473
Grid Ref: 433546, 399070

Map Name: National Grid

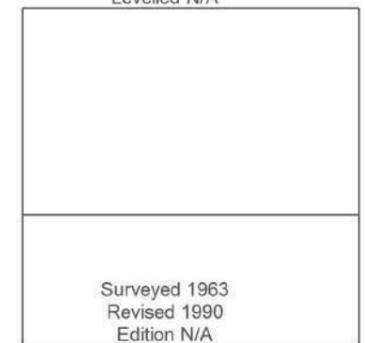
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Printed at: 1:2,500



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Revised 1990
Edition N/A
Copyright 1990
Levelled 1963



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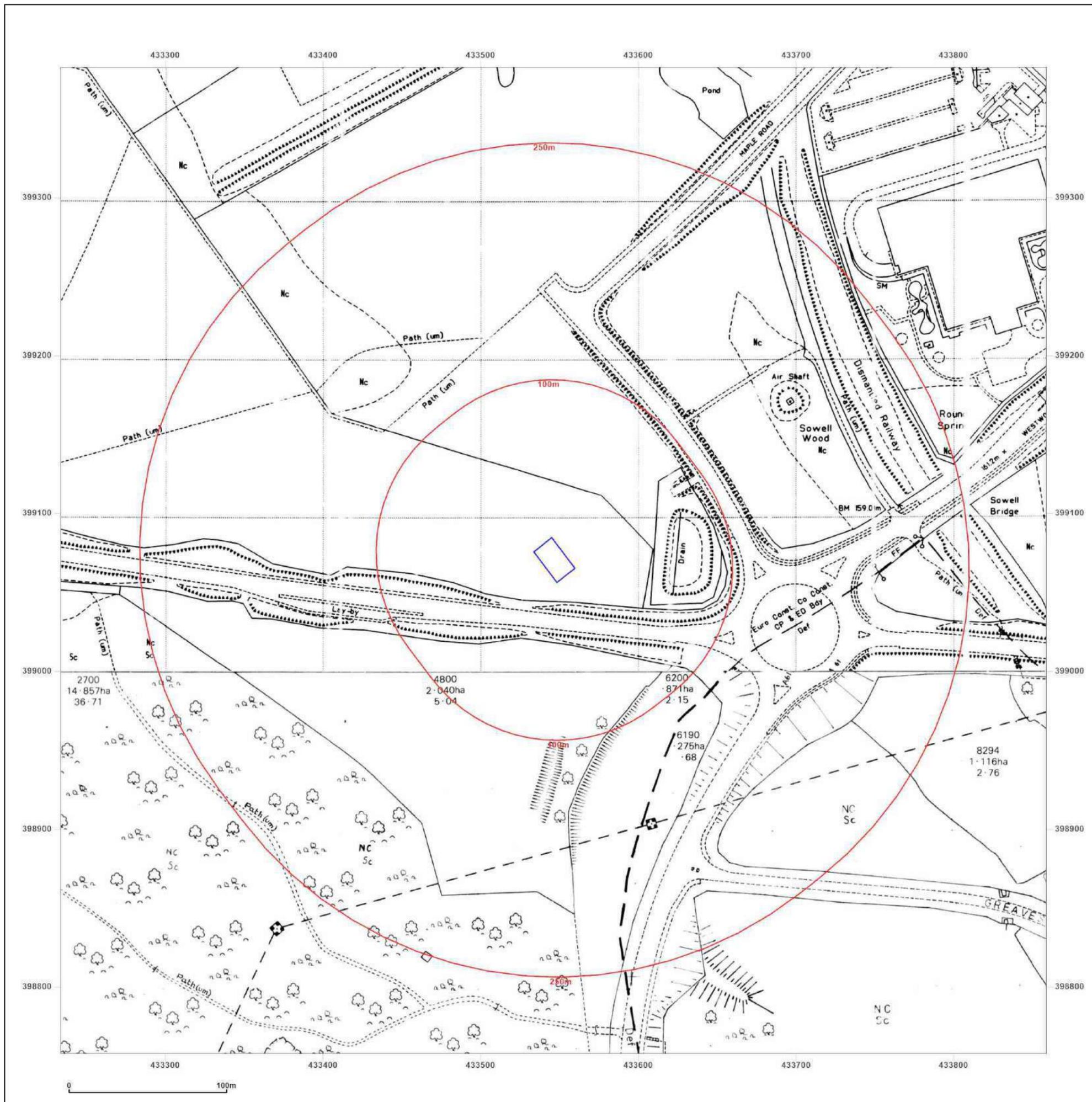


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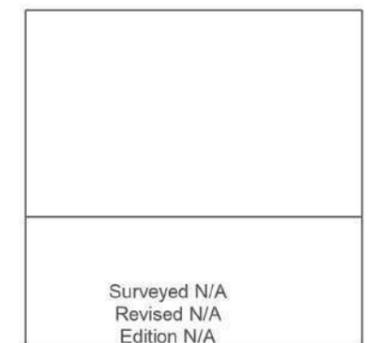
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Report Ref: EMS-952452_1210473
Grid Ref: 433546, 399070

Map Name: National Grid

Map date: 1993

Scale: 1:2,500

Printed at: 1:2,500



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Edition N/A
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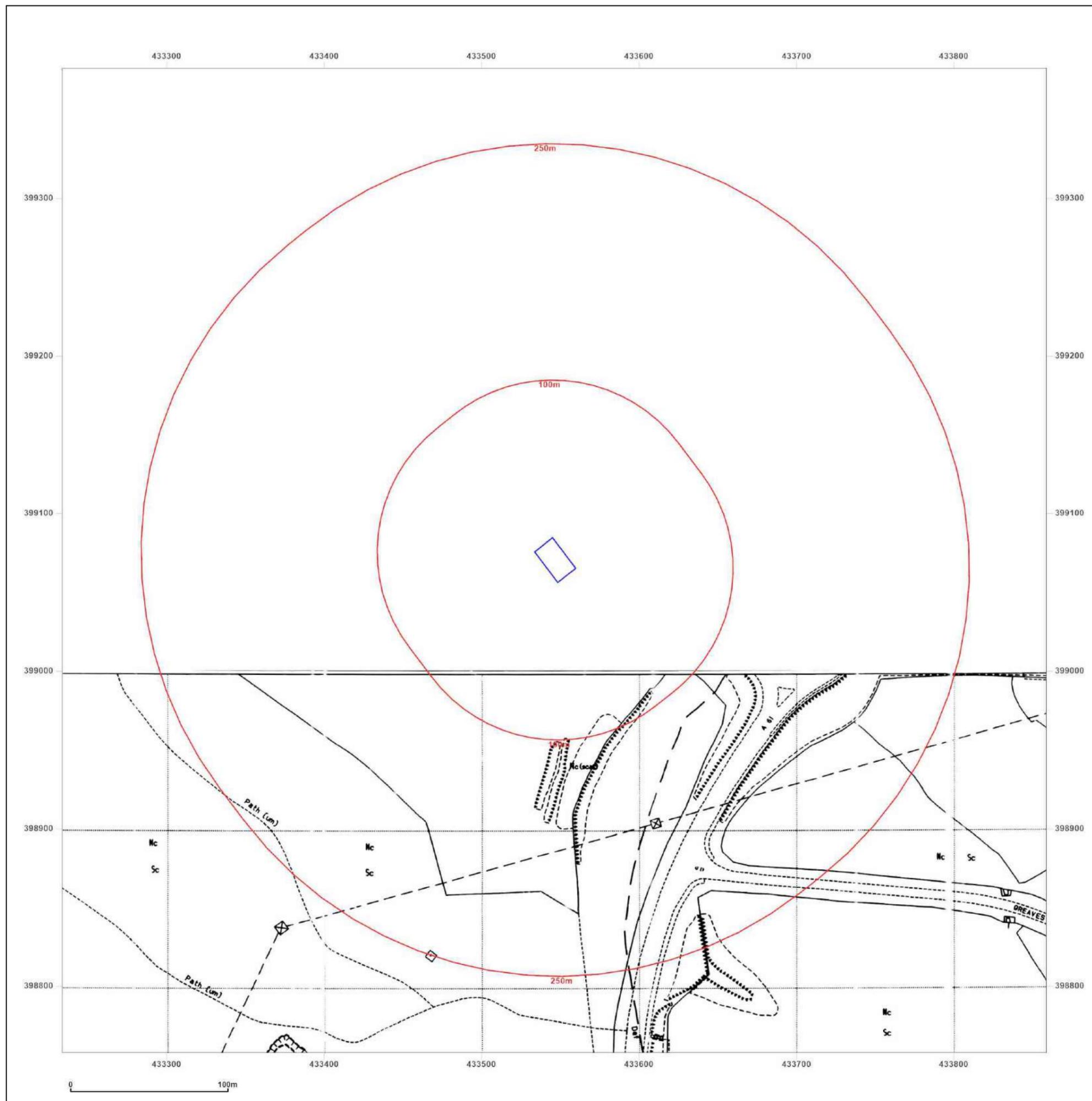


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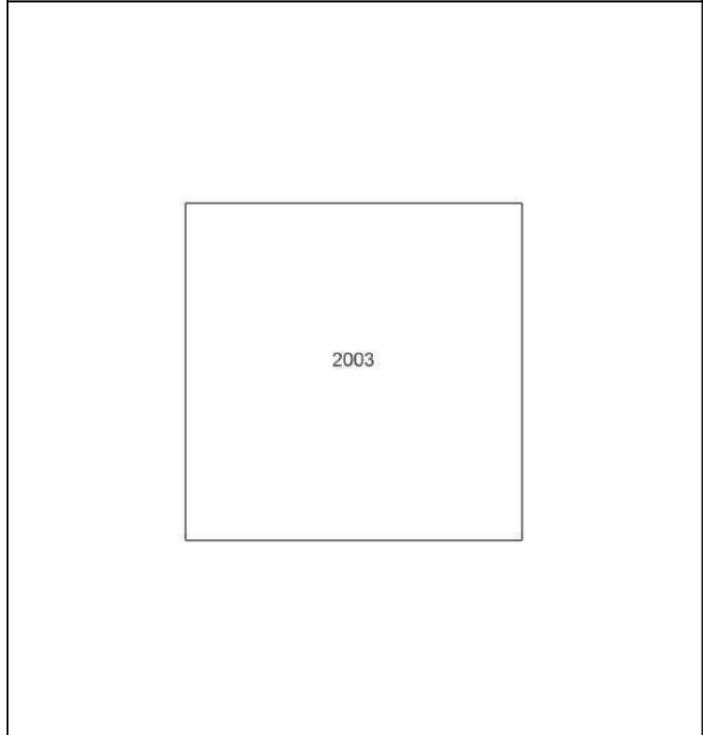
Client Ref: EMS_952452_1182574
Report Ref: EMS-952452_1210473
Grid Ref: 433546, 399070

Map Name: LandLine

Map date: 2003

Scale: 1:1,250

Printed at: 1:1,250



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Appendix 2 – Mining Reports



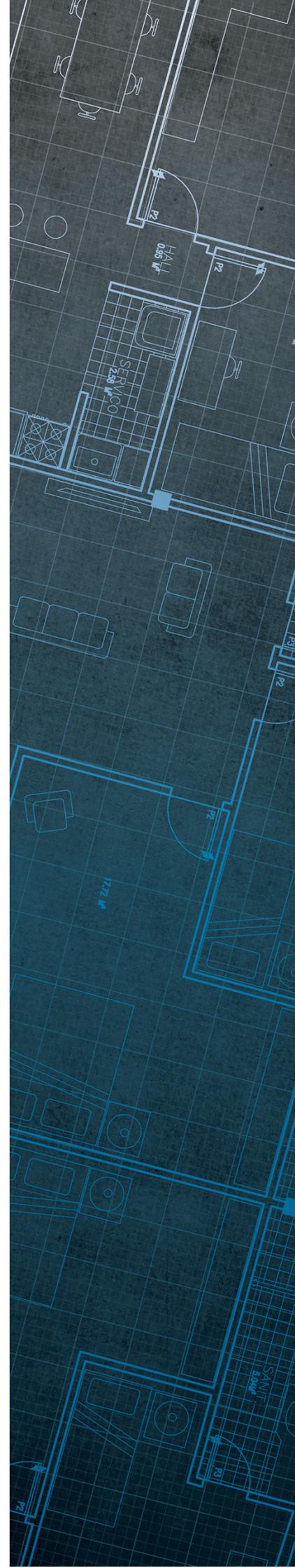
The Coal
Authority

Consultants Coal Mining Report

Premier Inn
Maple Road
Tankersley
Barnsley
Barnsley
S75 3DL

Date of enquiry: 19 June 2024
Date enquiry received: 19 June 2024
Issue date: 19 June 2024

Our reference: 51003432037001
Your reference: CRM.183.056 RH Geo



Consultants Coal Mining Report

This report is based on and limited to the records held by the Coal Authority at the time the report was produced.

Client name

ENZYGO LTD

Enquiry address

Premier Inn
Maple Road
Tankersley
Barnsley
Barnsley
S75 3DL

How to contact us

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Approximate position of property



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Section 1 – Mining activity and geology

Past underground mining

Colliery	Seam	Mineral	Coal Authority reference	Depth (m)	Direction to working	Dipping rate of seam worked (degrees)	Dipped direction of seam worked	Extraction thickness (cm)	Year last mined
TANKERSLEY	THORNCLIFFE	Coal	65R1	40	Beneath Property	5.5	North-East	68	1887
TANKERSLEY	SILKSTONE	Coal	6IYD	110	South	6.8	North-East	170	1856
unnamed	SILKSTONE	Coal	65RL	114	Beneath Property	5.2	East	170	1875
TANKERSLEY	WHINMOOR	Coal	6IYC	158	South	5.7	North-East	81	1922
TANKERSLEY	WHINMOOR	Coal	65RB	161	Beneath Property	5.3	North-East	74	1920

Probable unrecorded shallow workings

None.

Spine roadways at shallow depth

No spine roadway recorded at shallow depth.

Mine entries

Entry type	Reference	Grid reference	Treatment description	Mineral	Conveyancing details
Shaft	433399-031	433601 399057	Has been filled to an unknown specification and has probably been removed to some extent by opencast mining.	Coal	
Shaft	433399-032	433581 399094	Has been filled to an unknown specification and has probably been removed to some extent by opencast mining.	Coal	
Shaft	433399-033	433543 399137	has been filled to an unknown specification and has probably been removed to some extent by opencast mining	Coal	
Shaft	433399-034	433505 399174	has been filled to an unknown specification and has probably been removed to some extent by opencast mining	Coal	
Shaft	433399-048	433480 399129	Has been excavated by opencast mining	Coal	
Shaft	433399-049	433522 399142	has been excavated by opencast mining	Coal	
Shaft	433399-050	433575 399124	has been excavated by opencast mining	Coal	
Shaft	433399-051	433548 399114	has been excavated by opencast mining	Coal	
Shaft	433399-052	433525 399093	has been excavated by opencast mining	Coal	
Shaft	433399-053	433569 399106	Has been excavated by opencast mining.	Coal	
Shaft	433399-054	433554 399069	Has been excavated by opencast mining.	Coal	
Shaft	433399-055	433599 399065	Has been excavated by opencast mining	Coal	

Abandoned mine plan catalogue numbers

The following abandoned mine plan catalogue numbers intersect with some, or all, of the enquiry boundary:

8643	16782	M17
8641	16772	16774
M675	9356	PO0

Our records show we have more plans than those shown above which could affect the enquiry boundary.

Please contact us on 0345 762 6848 to determine the exact abandoned mine plans you require based on your needs.

Outcrops

No outcrops recorded.

Geological faults, fissures and breaklines

No faults, fissures or breaklines recorded.

Opencast mines

Please refer to the "Summary of findings" map (on separate sheet) for details of any opencast areas within 500 metres of the enquiry boundary.

Coal Authority managed tips

None recorded within 500 metres of the enquiry boundary.

Section 2 – Investigative or remedial activity

Please refer to the 'Summary of findings' map (on separate sheet) for details of any activity within the area of the site boundary.

Site investigations

Distance to site investigation (m)	Direction
10.5	South-West

See Section 4 for further information.

Remediated sites

None recorded within 50 metres of the enquiry boundary.

Coal mining subsidence

The Coal Authority has not received a damage notice or claim for the subject property, or any property within 50 metres of the enquiry boundary, since 31 October 1994.

There is no current Stop Notice delaying the start of remedial works or repairs to the property.

The Coal Authority is not aware of any request having been made to carry out preventive works before coal is worked under section 33 of the Coal Mining Subsidence Act 1991.

Mine gas

Distance to gas incident/remediation (m)	Direction
175.3	North-East

See Section 4 for further information.

Mine water treatment schemes

None recorded within 500 metres of the enquiry boundary.

Section 3 – Licensing and future mining activity

Future underground mining

None recorded.

Coal mining licensing

None recorded within 200 metres of the enquiry boundary.

Court orders

None recorded.

Section 46 notices

No notices have been given, under section 46 of the Coal Mining Subsidence Act 1991, stating that the land is at risk of subsidence.

Withdrawal of support notices

The property is not in an area where a notice to withdraw support has been given.

The property is not in an area where a notice has been given under section 41 of the Coal Industry Act 1994, cancelling the entitlement to withdraw support.

Payments to owners of former copyhold land

The property is not in an area where a relevant notice has been published under the Coal Industry Act 1975/Coal Industry Act 1994.

Section 4 – Further information

The following potential risks have been identified and as part of your risk assessment should be investigated further.

Future development

If development proposals are being considered, technical advice relating to both the investigation of coal and former coal mines and their treatment should be obtained before beginning work on site. All proposals should apply specialist engineering practice required for former mining areas. No development should be undertaken that intersects, disturbs or interferes with any coal or coal mines without first obtaining the permission of the Coal Authority.

MINE GAS: Please note, if there are no recorded instances of mine gas within 500m of the enquiry boundary, this does not mean that mine gas is not present within the vicinity. The Coal Authority Mine Gas data is limited to only those sites where a Mine Gas incident has been recorded. Developers should be aware that the investigation of coal seams, mine workings or mine entries may have the potential to generate and/or displace underground gases. Associated risks both to the development site and any neighbouring land or properties should be fully considered when undertaking any ground works. The need for effective measures to prevent gases migrating onto any land or into any properties, either during investigation or remediation work, or after development must also be assessed and properly addressed. In these instances, the Coal Authority recommends that a more detailed Gas Risk Assessment is undertaken by a competent assessor.

Development advice

The site is within an area of historical coal mining activity. Should you require advice and/or support on understanding the mining legacy, its risks to your development or what next steps you need to take, please contact us.

Site investigations

The site is within an area of previous interest. It is close to where the Coal Authority has received information relating to past site investigations.

The site requires further investigation and may influence how you approach your risk assessment.

Mine gas remedial works

The site is within an area of previous interest. It is close to where the Coal Authority has investigated and subsequently remediated the effects of mine or ground gas emissions following specific reported hazards.

The site requires further investigation and may influence your risk assessment. We recommend that you order the **Coal Authority Mine Gas Emission Report**, which will include more information about the hazard.

For further information on specific site or ground investigations in relation to any issues raised in Section 4, please call us on 0345 762 6848 or email us at groundstability@coal.gov.uk.

Section 5 – Data definitions

The datasets used in this report have limitations and assumptions within their results. For more guidance on the data and the results specific to the enquiry boundary, please **call us on 0345 762 6848** or **email us at groundstability@coal.gov.uk**.

Past underground coal mining

Details of all recorded underground mining relative to the enquiry boundary. Only past underground workings where the enquiry boundary is within 0.7 times the depth of the workings (zone of likely physical influence) allowing for seam inclination, will be included.

Probable unrecorded shallow workings

Areas where the Coal Authority believes there to be unrecorded coal workings that exist at or close to the surface (less than 30 metres deep).

Spine roadways at shallow depth

Connecting roadways either, working to working, or, surface to working, both in-seam and cross measures that exist at or close to the surface (less than 30 metres deep), either within or within 10 metres of the enquiry boundary.

Mine entries

Details of any shaft or adit either within, or within 100 metres of the enquiry boundary including approximate location, brief treatment details where known, the mineral worked from the mine entry and conveyance details where the mine entry has previously been sold by the Authority or its predecessors British Coal or the National Coal Board.

Abandoned mine plan catalogue numbers

Plan numbers extracted from the abandoned mines catalogue containing details of coal and other mineral abandonment plans deposited via the Mines Inspectorate in accordance with the Coal Mines Regulation Act and Metalliferous Mines Regulation Act 1872. A maximum of 9 plan extents that intersect with the enquiry boundary will be included. This does not infer that the workings and/or mine entries shown on the abandonment plan will be relevant to the site/property boundary.

Outcrops

Details of seam outcrops will be included where the enquiry boundary intersects with a conjectured or actual seam outcrop location (derived by either the British Geological Survey or the Coal Authority) or intersects with a defined 50 metres buffer on the coal (dip) side of the outcrop. An indication of whether the Coal Authority believes the seam to be of sufficient thickness and/or quality to have been worked will also be included.

Geological faults, fissures and breaklines

Geological disturbances or fractures in the bedrock. Surface fault lines (British Geological Survey derived data) and fissures and breaklines (Coal Authority derived data) intersecting with the enquiry boundary will be included. In some circumstances faults, fissures or breaklines have been known to contribute to surface subsidence damage as a consequence of underground coal mining.

Opencast mines

Opencast coal sites from which coal has been removed in the past by opencast (surface) methods and where the enquiry boundary is within 500 metres of either the licence area, site boundary, excavation area (high wall) or coaling area.

Coal Authority managed tips

Locations of disused colliery tip sites owned and managed by the Coal Authority, located within 500 metres of the enquiry boundary.

Site investigations

Details of site investigations within 50 metres of the enquiry boundary where the Coal Authority has received information relating to coal mining risk investigation and/or remediation by third parties.

Remediated sites

Sites where the Coal Authority has undertaken remedial works either within or within 50 metres of the enquiry boundary following report of a hazard relating to coal mining under the Coal Authority's Emergency Surface Hazard Call Out procedures.

Coal mining subsidence

Details of alleged coal mining subsidence claims made since 31 October 1994 either within or within 50 metres of the enquiry boundary. Where the claim relates to the enquiry boundary confirmation of whether the claim was accepted, rejected or whether liability is still being determined will be given. Where the claim has been discharged, whether this was by repair, payment of compensation or a combination of both, the value of the claim, where known, will also be given.

Details of any current 'Stop Notice' deferring remedial works or repairs affecting the property/site, and if so the date of the notice.

Details of any request made to execute preventative works before coal is worked under section 33 of the Coal Mining Subsidence Act 1991. If yes, whether any person withheld consent or failed to comply with any request to execute preventative works.

Mine gas

Reports of alleged mine gas emissions received by the Coal Authority, either within or within 500 metres of the enquiry boundary that subsequently required investigation and action by the Coal Authority to mitigate the effects of the mine gas emission. Please note, if there are no recorded instances of mine gas reported, this does not mean that mine gas is not present within the vicinity. The Coal Authority Mine Gas data is limited to only those sites where a Mine Gas incident has been recorded.

Mine water treatment schemes

Locations where the Coal Authority has constructed or operates assets that remove pollutants from mine water prior to the treated mine water being discharged into the receiving water body.

These schemes are part of the UK's strategy to meet the requirements of the Water Framework Directive. Schemes fall into 2 basic categories: Remedial – mitigating the impact of existing pollution or Preventative – preventing a future pollution incident.

Mine water treatment schemes generally consist of one or more primary settlement lagoons and one or more reed beds for secondary treatment. A small number are more specialised process treatment plants.

Future underground mining

Details of all planned underground mining relative to the enquiry boundary. Only those future workings where the enquiry boundary is within 0.7 times the depth of the workings (zone of likely physical influence) allowing for seam inclination will be included.

Coal mining licensing

Details of all licenses issued by the Coal Authority either within or within 200 metres of the enquiry boundary in relation to the under taking of surface coal mining, underground coal mining or underground coal gasification.

Court orders

Orders in respect of the working of coal under the Mines (Working Facilities and Support) Acts of 1923 and 1966 or any statutory modification or amendment thereof.

Section 46 notices

Notice of proposals relating to underground coal mining operations that have been given under section 46 of the Coal Mining Subsidence Act 1991.

Withdrawal of support notices

Published notices of entitlement to withdraw support and the date of the notice. Details of any revocation notice withdrawing the entitlement to withdraw support given under Section 41 of the Coal Industry Act 1994.

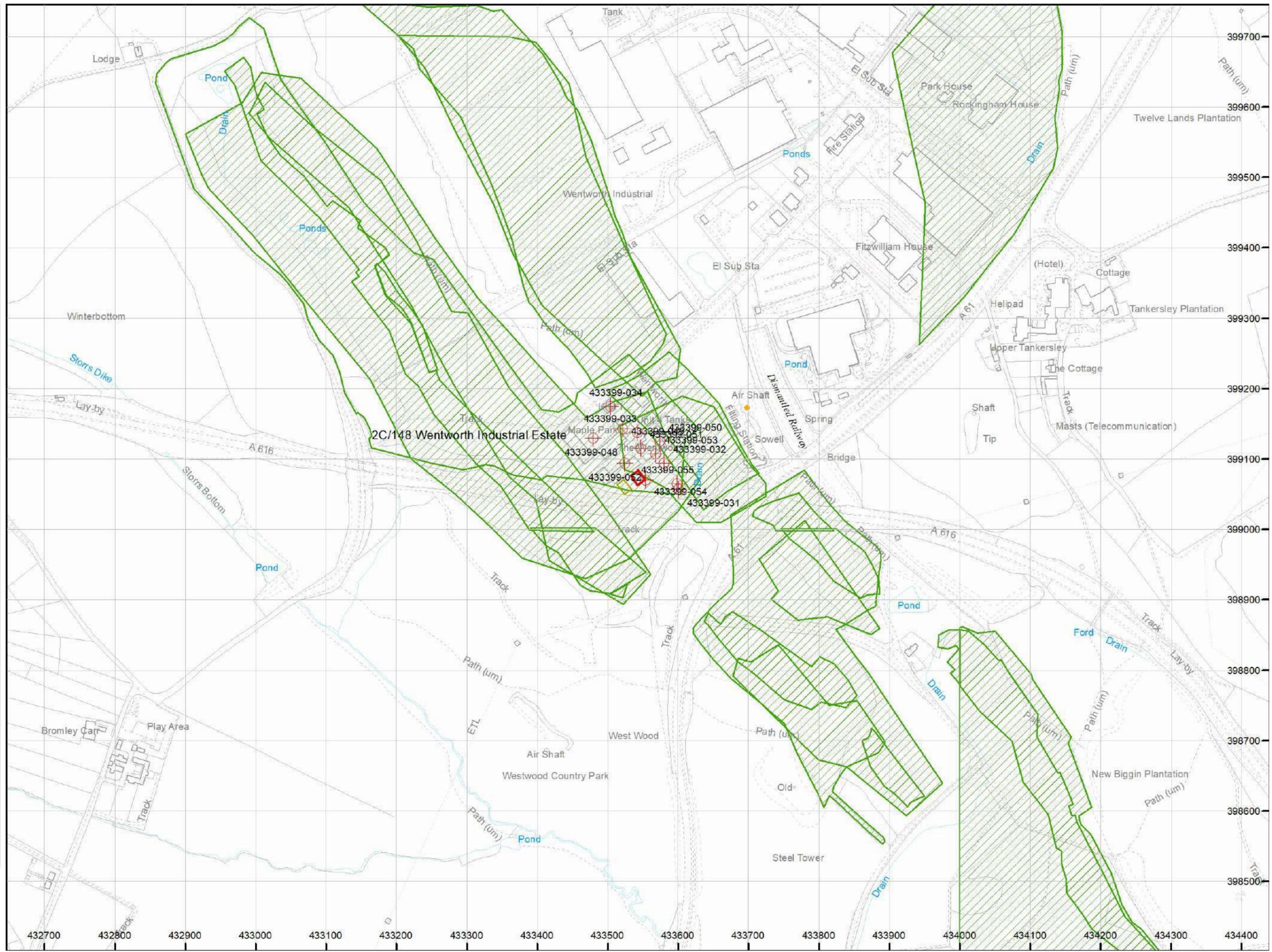
Payment to owners of former copyhold land

Relevant notices which may affect the property and any subsequent notice of retained interests in coal and coal mines, acceptance or rejection notices and whether any compensation has been paid to a claimant.

The map highlights any specific surface or subsurface features within or near to the boundary of the site.

Key

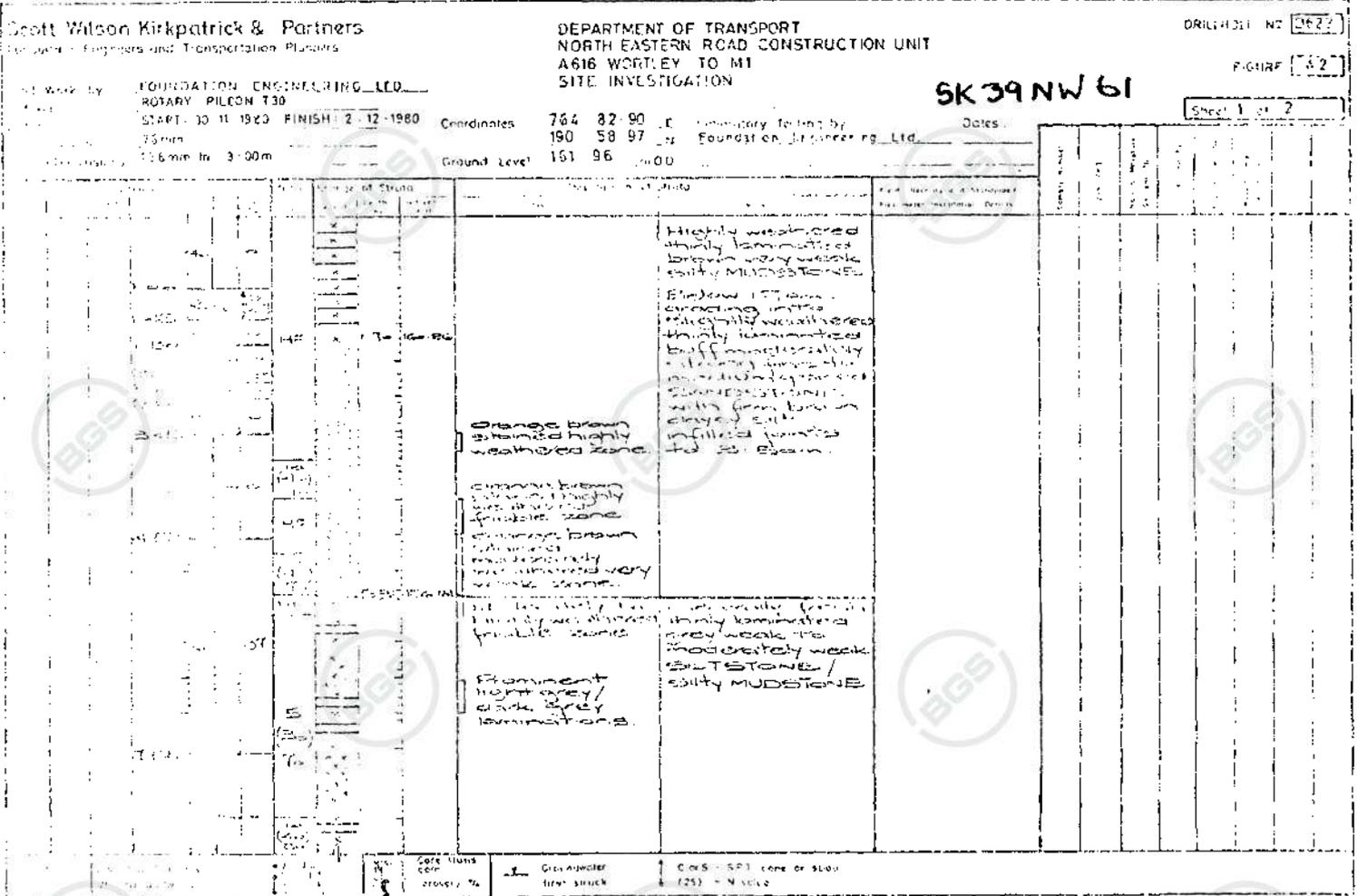
- Approximate position of the enquiry boundary shown 
- Disused mine shaft 
- Opencast mine licence area 
- Unlicensed opencast site 
- Site investigations 
- Mine gas remedial works 

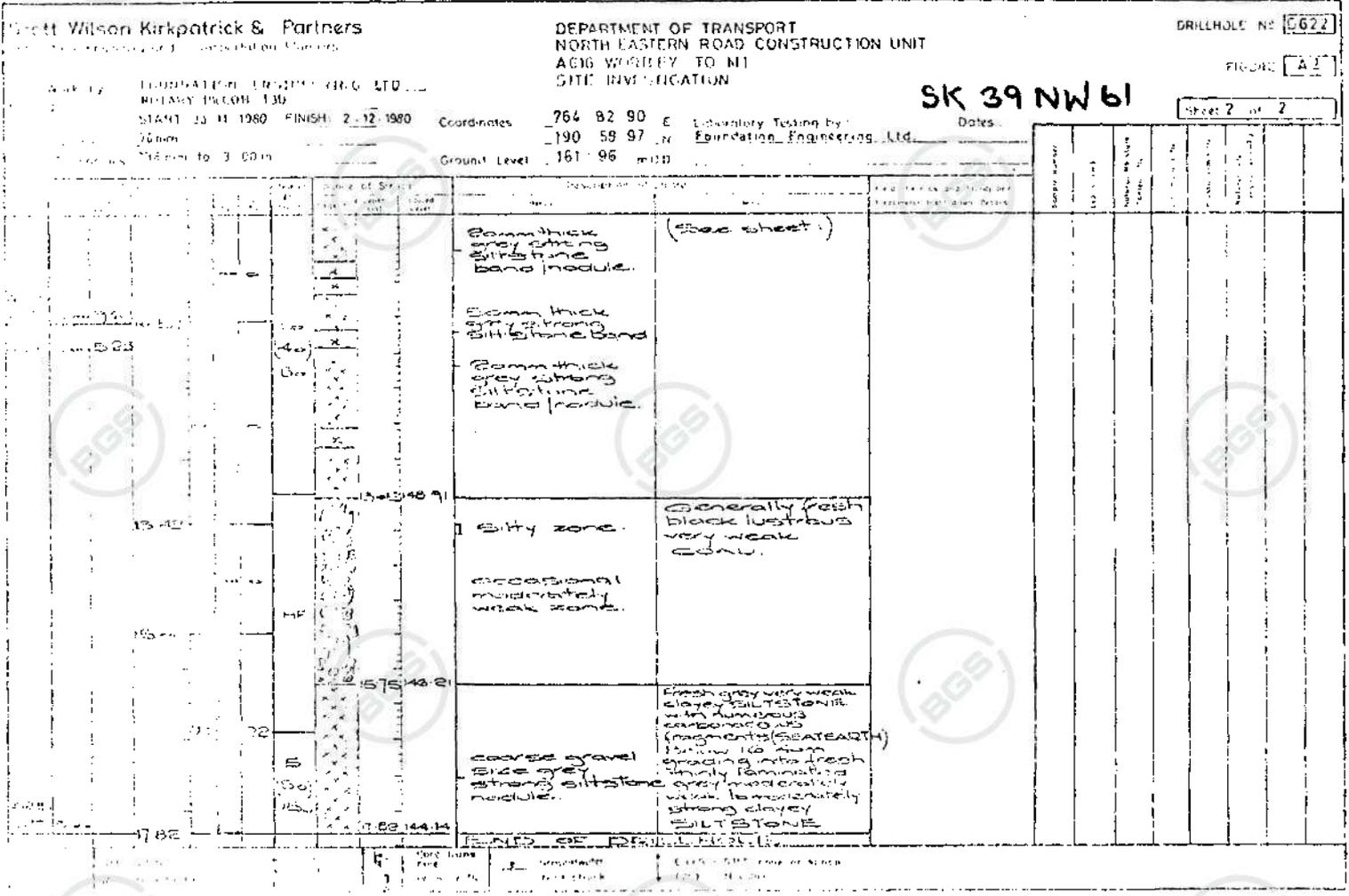


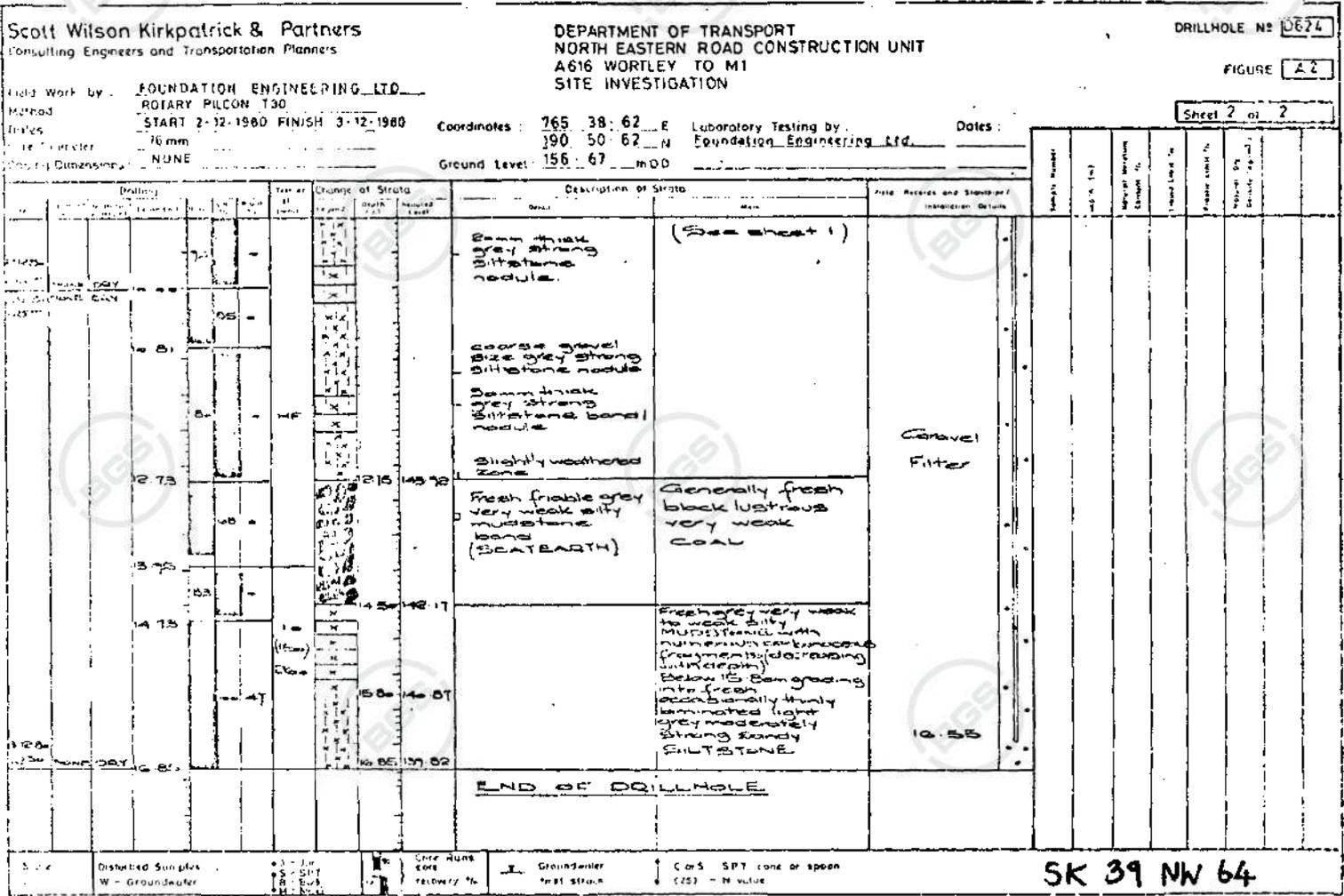
How to contact us
 0345 762 6848 (UK)
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 www.groundstability.com

Appendix 3 – BGS Borehole Logs for the area

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MANCHESTER OFFICE

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3 Hardman Square
Spinningfields
Manchester M3 3EB
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Appendix 3 – Exploratory Hole Logs

Percussion Drilling Log

Project Name: Premier Inn, Maple Road, Barnsley, S75 3DL		Client: Booth King Partnership		Date: 09/04/2025 - 10/04/2025	
Location: Premier Inn, Maple Road, Barnsley, S75 3DL		Contractor:			
Project No. : CRM.1483.096		Crew Name:		Drilling Equipment:	
Borehole Number BH01	Hole Type CP	Level	Logged By	Scale 1:50	Page Number Sheet 1 of 2

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.30	B		0.18			MADE GROUND: ASPHALT.	
	0.50	B		0.60			MADE GROUND: Type 1.	
	0.50	ES						
	1.00	B		0.60			MADE GROUND: Firm becoming stiff brownish black slightly sandy gravelly CLAY. Sand is fine and medium. Gravel is angular and subangular fine to coarse flint, brick and bituminous inclusions. Whole brick encountered at 12.9m.	1
	1.00	ES						
	1.20	D						
	1.20	SPT	N=14 (2,3/3,3,4,4)					
	2.00	D						
	2.00	SPT	N=14 (1,2/3,3,4,4)	2				
	3.00	D		0.60				3
	3.00	SPT	N=15 (2,2/4,3,4,4)					
	4.00	D						
	4.00	SPT	N=24 (3,4/5,6,6,7)	4				
	5.00	D		0.60				5
	5.00	SPT	N=28 (5,6/7,7,7,7)					
	6.00	D		0.60				6
	6.00	SPT	N=30 (5,7/7,7,7,9)					
	7.00	D		0.60				7
	7.50	D						
	7.50	SPT	N=29 (6,6/7,7,8,7)					
	8.50	D		0.60				8
	9.00	D						
	9.00	SPT	N=34 (5,10/9,10,7,8)	9				
	10.00	D		10				

Hole Diameter		Casing Diameter		Chiselling				Inclination and Orientation			
Depth Base	Diameter	Depth Base	Diameter	Depth Top	Depth Base	Duration	Tool	Depth Top	Depth Base	Inclination	Orientation

Remarks
 Dando shell and auger rig. Hand dug inspection pit 0.0-1.2m, cable percussion casing and tools (150mm) 1.2-18.1m. 150mm diam casing to 18.1m. Groundwater not encountered. Chiselling undertaken 17.8-18.1m (2hr). On completion, the borehole was backfilled with bentonite 18.13-17.5m, material arisings 17.5-0.3m, concrete 0.3-0.2m, asphalt 0.2-0.0m.



Percussion Drilling Log

Project Name: Premier Inn, Maple Road, Barnsley, S75 3DL		Client: Booth King Partnership		Date: 09/04/2025 - 10/04/2025	
Location: Premier Inn, Maple Road, Barnsley, S75 3DL		Contractor:			
Project No. : CRM.1483.096		Crew Name:		Drilling Equipment:	
Borehole Number BH01	Hole Type CP	Level	Logged By	Scale 1:50	Page Number Sheet 2 of 2

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
[Hatched Pattern]	10.50 10.50	D SPT	N=42 (7,8/10,11,10,11)			[Cross-hatched Pattern]	MADE GROUND: Firm becoming stiff brownish black slightly sandy gravelly CLAY. Sand is fine and medium. Gravel is angular and subangular fine to coarse flint, brick and bituminous inclusions. Whole brick encountered at 12.9m.	11
	11.50	D						12
	12.00 12.00	D SPT	N=34 (5,6/9,7,9,9)					13
	13.00	D						14
	13.50 13.50	D SPT	N=27 (4,7/7,6,7,7)					15
	14.50	D						16
	15.00 15.00	D SPT	50 (12,12/50 for 175mm)					17
	15.70 15.70	D SPT	N=50 (9,11/50 for 265mm)					18
	16.50 16.50	D SPT	N=40 (10,9/10,9,11,10)					19
	17.50	D						20
	17.80	D		17.80		[Dotted Pattern]	Very stiff orangish brownish grey gravelly CLAY. Gravel is angular and subangular fine to coarse claystone.	18
	18.00 18.00	D SPT	50 (20 for 25mm/50 for 25mm)	18.13				End of Borehole at 18.13m
	18.10 18.10	D SPT	50 (25 for 15mm/50 for 15mm)					19

Hole Diameter		Casing Diameter		Chiselling				Inclination and Orientation			
Depth Base	Diameter	Depth Base	Diameter	Depth Top	Depth Base	Duration	Tool	Depth Top	Depth Base	Inclination	Orientation

Remarks
 Dando shell and auger rig. Hand dug inspection pit 0.0-1.2m, cable percussion casing and tools (150mm) 1.2-18.1m. 150mm diam casing to 18.1m. Groundwater not encountered. Chiselling undertaken 17.8-18.1m (2hr). On completion, the borehole was backfilled with bentonite 18.13-17.5m, material arisings 17.5-0.3m, concrete 0.3-0.2m, asphalt 0.2-0.0m.



Percussion Drilling Log

Project Name: Premier Inn, Maple Road, Barnsley, S75 3DL		Client: Booth King Partnership		Date: 10/04/2025	
Location: Premier Inn, Maple Road, Barnsley, S75 3DL		Contractor:			
Project No. : CRM.1483.096		Crew Name: Harry Clark		Drilling Equipment:	
Borehole Number WS01	Hole Type WS	Level	Logged By Harry Clark	Scale 1:50	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.15			0.15		MADE GROUND: ASPHALT.		
	0.35			0.35		MADE GROUND: Type one.		
	0.50	B				MADE GROUND: Stiff light grey very sandy very gravelly CLAY. Sand is fine to medium. Gravel is composed of fine to medium angular to sub-angular claystone and flint with with rare, with concrete and brick fragments.		
	0.50	D						
	0.50	ES						
	1.00	D		0.80		MADE GROUND: Firm and stiff light grey sandy gravelly CLAY. Sand is fine to medium. Gravel is composed of fine to medium angular to sub-angular claystone and flint with with rare, with concrete and brick fragments.		1
	1.00	ES						
	1.20	SPT	N=25 (4,4/5,6,7,7)					
	2.00	D				MADE GROUND: Stiff brownish black sandy gravelly CLAY. Sand is fine to medium. Gravel is composed of fine angular to sub-angular flint with with occasional, with brick fragments and Bitchmous inclusions (up to 10mm).		2
	2.00	SPT	N=15 (3,3/3,3,4,5)					
2.50				2.50		MADE GROUND: Stiff light grey sandy gravelly CLAY. Sand is fine to medium. Gravel is composed of fine to medium angular to sub-angular claystone and flint with with rare, with concrete and brick fragments.		
2.80	D							
3.00	SPT	N=25 (2,3/6,6,6,7)						3
3.00								
4.00	D							4
4.00	SPT	N=46 (3,4/7,16,12,11)						
5.00	D							5
5.00	SPT	N=20 (3,3/4,5,5,6)						
				5.45		End of Borehole at 5.45m		6
								7
								8
								9
								10

Hole Diameter		Casing Diameter		Chiselling				Inclination and Orientation			
Depth Base	Diameter	Depth Base	Diameter	Depth Top	Depth Base	Duration	Tool	Depth Top	Depth Base	Inclination	Orientation
2.00	102							0.00	5.45	90	
3.00	87										
4.00	77										
5.00	67										

Remarks
 Premier 110 tracked rig. Hand dug inspection pit 0.0-1.2m, dynamic sampled 1.2-5.0m. Casing not used. Groundwater not encountered. On completion, a slotted standpipe (50mm) was installed to 5.0m, bentonite seal 5.0-4.5m, granular response zone 4.5-1.0m, bentonite seal 1.0-0.4m, gravel 0.4-0.3m, concrete 0.3-0.2m, asphalt and lockable stopcock cover 0.2-0.0m.



Percussion Drilling Log

Project Name: Premier Inn, Maple Road, Barnsley, S75 3DL		Client: Booth King Partnership		Date: 10/04/2025	
Location: Premier Inn, Maple Road, Barnsley, S75 3DL		Contractor:			
Project No. : CRM.1483.096		Crew Name: Harry Clark		Drilling Equipment:	
Borehole Number WS02	Hole Type WS	Level	Logged By Harry Clark	Scale 1:50	Page Number Sheet 1 of 1

Well	Water Strikes	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
		Depth (m)	Type	Results					
					0.15		MADE GROUND: ASPHALT.		
					0.35		MADE GROUND: Type 1.		
		0.50	D						
		0.50	ES						
						0.75		MADE GROUND: Stiff light grey very sandy very gravelly CLAY. Sand is fine to medium. Gravel is composed of fine to medium angular to sub-angular claystone and flint with with rare, with concrete and brick fragments.	1
		1.00	D						
		1.00	ES						
		1.20	SPT	N=25 (5,5/7,6,6,6)				MADE GROUND: Stiff light grey sandy gravelly CLAY. Sand is fine to medium. Gravel is composed of fine to medium angular to sub-angular claystone and flint with with rare, with concrete and brick fragments.	1
						2.00		MADE GROUND: Firm becoming stiff brownish blackish grey sandy gravelly CLAY. Sand is fine to medium. Gravel is composed of fine angular to sub-angular flint with with occasional, with brick fragments and Bitchmous inclusions (up to 10mm).	2
		2.00	SPT	N=10 (1,1/1,3,3,3)					
								3	
	3.00	D							
	3.00	SPT	N=14 (3,3/2,4,3,5)						
								4	
	4.00	D							
	4.00	SPT	N=40 (3,4/5,7,15,13)						
								5	
	5.00	D							
	5.00	SPT	N=25 (5,5/5,6,7,7)						
					5.45		End of Borehole at 5.45m	6	
								7	
								8	
								9	
								10	

Hole Diameter		Casing Diameter		Chiselling				Inclination and Orientation			
Depth Base	Diameter	Depth Base	Diameter	Depth Top	Depth Base	Duration	Tool	Depth Top	Depth Base	Inclination	Orientation
2.00	102							0.00	5.45	90	
3.00	87										
4.00	77										
5.00	67										

Remarks
 Premier 110 tracked rig. Hand dug inspection pit 0.0-1.2m, dynamic sampled 1.2-5.0m. Casing not used. Groundwater not encountered. On completion, a slotted standpipe (50mm) was installed to 5.0m, bentonite seal 5.0-4.5m, granular response zone 4.5-1.0m, bentonite seal 1.0-0.4m, gravel 0.4-0.3m, concrete 0.3-0.2m, asphalt and lockable stopcock cover 0.2-0.0m.



Percussion Drilling Log

Project Name: Premier Inn, Maple Road, Barnsley, S75 3DL		Client: Booth King Partnership		Date: 09/04/2025	
Location: Premier Inn, Maple Road, Barnsley, S75 3DL		Contractor:			
Project No. : CRM.1483.096		Crew Name: Edward Smith		Drilling Equipment:	
Borehole Number WS03	Hole Type WS	Level	Logged By Edward Smith	Scale 1:50	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
				0.15			TOPSOIL.	
	0.50	D		0.60			MADE GROUND: Dark orangish brown fine to medium SAND & GRAVEL. Gravel is composed of fine to medium angular to sub-angular flint, with concrete and brick fragments.	
	0.50	ES					MADE GROUND: Soft becoming firm locally stiff light grey sandy gravelly CLAY. Sand is fine to medium. Gravel is composed of fine to medium angular to sub-angular claystone and flint with with rare, with concrete and brick fragments.	1
	1.00	D						
	1.00	ES						
	1.20	SPT	N=8 (1,1/2,2,2,2)					
	2.00	D						
	2.00	SPT	N=22 (1,3/3,6,6,7)					
	3.00	D						
	3.00	SPT	N=14 (1,2/3,3,4,4)					
4.00	D							
4.00	SPT	N=24 (1,3/5,6,7,6)						
5.00	D							
5.00	SPT	N=20 (1,2/4,4,5,7)	4.70			MADE GROUND: Stiff brownish black sandy gravelly CLAY. Sand is fine to medium. Gravel is composed of fine angular to sub-angular flint with with occasional, with brick fragments and Bitchmous inclusions (up to 10mm).	5	
5.45			5.45					
								8
								9
								10

Hole Diameter		Casing Diameter		Chiselling				Inclination and Orientation			
Depth Base	Diameter	Depth Base	Diameter	Depth Top	Depth Base	Duration	Tool	Depth Top	Depth Base	Inclination	Orientation
2.00	102							0.00	5.45	90	
3.00	87										
4.00	77										
5.00	67										

Remarks
 Premier 110 tracked rig. Hand dug inspection pit 0.0-1.2m, dynamic sampled 1.2-5.0m. Casing not used. Groundwater not encountered. On completion, a slotted standpipe (50mm) was installed to 5.0m, granular response zone 5.45-1.0m, bentonite seal 1.0-0.2m, concrete and lockable stopcock cover 0.2-0.0m.



Percussion Drilling Log

Project Name: Premier Inn, Maple Road, Barnsley, S75 3DL		Client: Booth King Partnership		Date: 09/04/2025	
Location: Premier Inn, Maple Road, Barnsley, S75 3DL		Contractor:			
Project No. : CRM.1483.096		Crew Name: Edward Smith		Drilling Equipment:	
Borehole Number WS04	Hole Type WS	Level	Logged By Edward Smith	Scale 1:50	Page Number Sheet 1 of 1

Well	Sample and In Situ Testing			Depth (m)	Level (m)	Legend	Stratum Description	
	Depth (m)	Type	Results					
	0.30	B		0.15		MADE GROUND: ASPHALT. MADE GROUND: Cream slightly clayey gravelly medium SAND. Gravel is composed of flint and limestone and concrete.		
	0.50	D		0.60				
	0.50	ES						
	1.00	D						
	1.00	ES				MADE GROUND: Soft becoming stiff brownish black sandy gravelly CLAY. Sand is fine to medium. Gravel is composed of fine angular to sub-angular flint with with occasional, with brick fragments and Bitchmous inclusions (up to 10mm).	1	
	1.20	SPT	N=6 (1,1/1,1,2,2)					
	2.00	D					2	
	2.00	SPT	N=22 (4,4/5,5,6,6)					
	3.00	D					3	
	3.00	SPT	N=22 (3,3/4,5,6,7)					
4.00	D					4		
4.00	SPT	N=25 (3,3/5,8,6,6)						
5.00	D			4.50		MADE GROUND: Firm light grey sandy gravelly CLAY. Sand is fine to medium. Gravel is composed of fine to medium angular to sub-angular claystone and flint with with rare, with concrete and brick fragments.	5	
5.00	SPT	N=14 (1,2/2,3,4,5)						
				5.45		End of Borehole at 5.45m	6	
							7	
							8	
							9	
							10	

Hole Diameter		Casing Diameter		Chiselling				Inclination and Orientation			
Depth Base	Diameter	Depth Base	Diameter	Depth Top	Depth Base	Duration	Tool	Depth Top	Depth Base	Inclination	Orientation
2.00	102							0.00	5.45	90	
3.00	87										
4.00	77										
5.00	67										

Remarks
Premier 110 tracked rig. Hand dug inspection pit 0.0-1.2m, dynamic sampled 1.2-5.0m. Casing not used. Groundwater not encountered. On completion, a slotted standpipe (50mm) was installed to 5.0m, granular response zone 5.45-1.0m, bentonite seal 1.0-0.2m, concrete and lockable stopcock cover 0.2-0.0m.



Appendix 4 – Chemical Testing



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Analytical Report Number : 25-025576

Project / Site name:	Premier Inn Maple Road Barnsley	Samples received on:	17/04/2025
Your job number:	CRM 1483 096	Samples instructed on/ Analysis started on:	17/05/2025
Your order number:	CRM 1483 096	Analysis completed by:	27/05/2025
Report Issue Number:	1	Report issued on:	27/05/2025
Samples Analysed:	4 soil samples		

Signed: _____

Anna Goc
PL Head of Reporting Team
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :

soils - 4 weeks from reporting
leachates - 2 weeks from reporting
waters - 2 weeks from reporting
asbestos - 6 months from reporting
air - once the analysis is complete

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Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

Analytical Report Number: 25-025576
 Project / Site name: Premier Inn Maple Road Barnsley
 Your Order No: CRM 1483 096

Lab Sample Number	549451	549452	549453	549454
Sample Reference	WS01	WS02	WS03	WS04
Sample Number	None Supplied	None Supplied	None Supplied	None Supplied
Water Matrix	N/A	N/A	N/A	N/A
Depth (m)	0.5	0.5	0.5	0.5
Date Sampled				
Time Taken	None Supplied	None Supplied	None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status	

Stone Content	%	0.1	NONE	28.6	24.8	< 0.1	26.5
Moisture Content	%	0.01	NONE	6.4	2.8	10	4.5
Total mass of sample received	kg	0.1	NONE	2	2	2	2

Asbestos

Asbestos in Soil Detected/Not Detected	Type	N/A	ISO 17025	Not-detected	Not-detected	Not-detected	Not-detected
Asbestos Analyst ID	N/A	N/A	N/A	KJK	KJK	KJK	KJK
Analysis completed	N/A	N/A	N/A	27/05/2025	27/05/2025	27/05/2025	27/05/2025

General Inorganics

pH (L099)	pH Units	N/A	MCERTS	8.8	9.5	8.4	10.5
Organic Matter (automated)	%	0.1	MCERTS	1.6	1.9	3.2	6
Total Organic Carbon (TOC) - Automated	%	0.1	MCERTS	0.9	1.1	1.9	3.5

Speciated PAHs

Naphthalene	mg/kg	0.05	MCERTS	0.24	0.16	5.6	< 0.05
Acenaphthylene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	0.95	< 0.05
Acenaphthene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	1.8	< 0.05
Fluorene	mg/kg	0.05	MCERTS	< 0.05	0.06	2.3	< 0.05
Phenanthrene	mg/kg	0.05	MCERTS	0.24	0.34	17	< 0.05
Anthracene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	4.6	< 0.05
Fluoranthene	mg/kg	0.05	MCERTS	0.17	0.46	25	< 0.05
Pyrene	mg/kg	0.05	MCERTS	< 0.05	0.43	23	0.05
Benzo(a)anthracene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	13	< 0.05
Chrysene	mg/kg	0.05	MCERTS	0.12	0.27	11	< 0.05
Benzo(b)fluoranthene	mg/kg	0.05	ISO 17025	0.16	0.25	14	< 0.05
Benzo(k)fluoranthene	mg/kg	0.05	ISO 17025	0.06	0.13	5	< 0.05
Benzo(a)pyrene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	12	< 0.05
Indeno(1,2,3-cd)pyrene	mg/kg	0.05	MCERTS	0.07	0.11	5.5	< 0.05
Dibenz(a,h)anthracene	mg/kg	0.05	MCERTS	< 0.05	< 0.05	1.2	< 0.05
Benzo(ghi)perylene	mg/kg	0.05	MCERTS	0.09	0.13	5.6	0.09

Total PAH

Speciated Total EPA-16 PAHs	mg/kg	0.8	ISO 17025	1.15	2.35	147	< 0.80
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Heavy Metals / Metalloids

Arsenic (aqua regia extractable)	mg/kg	1	MCERTS	14	5.4	12	2.4
Boron (water soluble)	mg/kg	0.2	MCERTS	0.7	0.6	0.8	0.5
Cadmium (aqua regia extractable)	mg/kg	0.2	MCERTS	0.4	0.5	0.6	0.8
Chromium (hexavalent)	mg/kg	1.8	MCERTS	< 1.8	< 1.8	< 1.8	< 1.8
Chromium (aqua regia extractable)	mg/kg	1	MCERTS	23	16	66	16
Copper (aqua regia extractable)	mg/kg	1	MCERTS	45	27	56	10
Lead (aqua regia extractable)	mg/kg	1	MCERTS	24	16	100	37
Mercury (aqua regia extractable)	mg/kg	0.3	MCERTS	< 0.3	< 0.3	< 0.3	< 0.3
Nickel (aqua regia extractable)	mg/kg	1	MCERTS	36	26	65	6.3
Selenium (aqua regia extractable)	mg/kg	1	MCERTS	< 1.0	< 1.0	< 1.0	< 1.0
Zinc (aqua regia extractable)	mg/kg	1	MCERTS	85	89	120	45

Analytical Report Number: 25-025576
 Project / Site name: Premier Inn Maple Road Barnsley
 Your Order No: CRM 1483 096

Lab Sample Number	549451			549452			549453			549454		
Sample Reference	WS01			WS02			WS03			WS04		
Sample Number	None Supplied			None Supplied			None Supplied			None Supplied		
Water Matrix	N/A			N/A			N/A			N/A		
Depth (m)	0.5			0.5			0.5			0.5		
Date Sampled												
Time Taken	None Supplied			None Supplied			None Supplied			None Supplied		
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status									

Petroleum Hydrocarbons

TPHCWG - Aliphatic >EC5 - EC6 _{HS_ID_AL}	mg/kg	0.01	MCERTS	< 0.010	< 0.010	< 0.010	< 0.010
TPHCWG - Aliphatic >EC6 - EC8 _{HS_ID_AL}	mg/kg	0.01	MCERTS	< 0.010	< 0.010	< 0.010	< 0.010
TPHCWG - Aliphatic >EC8 - EC10 _{HS_ID_AL}	mg/kg	0.01	MCERTS	< 0.010	< 0.010	< 0.010	< 0.010
TPHCWG - Aliphatic >EC10 - EC12 _{EH_CU_ID_AL}	mg/kg	1	MCERTS	2.1	3.5	1.5	1.7
TPHCWG - Aliphatic >EC12 - EC16 _{EH_CU_ID_AL}	mg/kg	2	MCERTS	3.4	8.9	8.8	3.5
TPHCWG - Aliphatic >EC16 - EC21 _{EH_CU_ID_AL}	mg/kg	8	MCERTS	8.4	24	13	8.6
TPHCWG - Aliphatic >EC21 - EC35 _{EH_CU_ID_AL}	mg/kg	8	MCERTS	81	130	56	720
TPHCWG - Aliphatic >EC5 - EC35 _{EH_CU+HS_ID_AL}	mg/kg	10	NONE	95	160	80	730

TPHCWG - Aromatic >EC5 - EC7 _{HS_ID_AR}	mg/kg	0.01	MCERTS	< 0.010	< 0.010	< 0.010	< 0.010
TPHCWG - Aromatic >EC7 - EC8 _{HS_ID_AR}	mg/kg	0.01	MCERTS	< 0.010	< 0.010	< 0.010	< 0.010
TPHCWG - Aromatic >EC8 - EC10 _{HS_ID_AR}	mg/kg	0.02	MCERTS	< 0.020	< 0.020	< 0.020	< 0.020
TPHCWG - Aromatic >EC10 - EC12 _{EH_CU_ID_AR}	mg/kg	1	MCERTS	< 1.0	1.6	4.7	< 1.0
TPHCWG - Aromatic >EC12 - EC16 _{EH_CU_ID_AR}	mg/kg	2	MCERTS	< 2.0	13	13	< 2.0
TPHCWG - Aromatic >EC16 - EC21 _{EH_CU_ID_AR}	mg/kg	10	MCERTS	< 10	23	97	11
TPHCWG - Aromatic >EC21 - EC35 _{EH_CU_ID_AR}	mg/kg	10	MCERTS	70	240	160	1000
TPHCWG - Aromatic >EC5 - EC35 _{EH_CU+HS_ID_AR}	mg/kg	10	NONE	70	280	270	1000

VOCs

MTBE (Methyl Tertiary Butyl Ether)	µg/kg	5	MCERTS	< 5.0	< 5.0	< 5.0	< 5.0
Benzene	µg/kg	5	MCERTS	< 5.0	< 5.0	< 5.0	< 5.0
Toluene	µg/kg	5	MCERTS	< 5.0	< 5.0	< 5.0	< 5.0
Ethylbenzene	µg/kg	5	MCERTS	< 5.0	< 5.0	< 5.0	< 5.0
p & m-Xylene	µg/kg	8	MCERTS	< 8.0	< 8.0	< 8.0	< 8.0
o-Xylene	µg/kg	5	MCERTS	< 5.0	< 5.0	< 5.0	< 5.0

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected

Analytical Report Number : 25-025576

Project / Site name: Premier Inn Maple Road Barnsley

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
549451	WS01	None Supplied	0.5	Brown loam and sand with stones
549452	WS02	None Supplied	0.5	Brown sandy loam with stones
549453	WS03	None Supplied	0.5	Brown loam and sand with gravel and vegetation
549454	WS04	None Supplied	0.5	Brown sandy loam with stones

Analytical Report Number : 25-025576

Project / Site name: Premier Inn Maple Road Barnsley

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Asbestos identification in Soil	Asbestos Identification with the use of polarised light microscopy in conjunction with dispersion staining techniques	In-house method based on HSG 248, 2021	A001B	D	ISO 17025
Organic matter (Automated) in soil	Determination of organic matter in soil by oxidising with potassium dichromate followed by titration with iron (II) sulphate (Walkley Black Method)	In-house method	L009B	D	MCERTS
Total organic carbon (Automated) in soil	Determination of organic matter in soil by oxidising with potassium dichromate followed by titration with iron (II) sulphate (Walkley Black Method)	In-house method	L009B	D	MCERTS
Moisture Content	Moisture content, determined gravimetrically (up to 30°C)	In-house method	L019B	W	NONE
Stones content of soil	Standard preparation for all samples unless otherwise detailed. Gravimetric determination of stone > 10 mm as % dry weight	In-house method based on British Standard Methods and MCERTS requirements.	L019B	D	NONE
Metals in soil by ICP-OES	Determination of metals in soil by aqua-regia digestion followed by ICP-OES	In-house method based on MEWAM 2006 Methods for the Determination of Metals in Soil	L038B	D	MCERTS
Boron, water soluble, in soil	Determination of water soluble boron in soil by hot water extract followed by ICP-OES	In-house method based on Second Site Properties version 3	L038B	D	MCERTS
Speciated PAHs and/or Semi-volatile organic compounds in soil	Determination of semi-volatile organic compounds (including PAH) in soil by extraction in dichloromethane and hexane followed by GC-MS	In-house method based on USEPA 8270	L064B	D	MCERTS
BTEX and/or Volatile organic compounds in soil	Determination of volatile organic compounds in soil by headspace GC-MS	In-house method based on USEPA 8260	L073B	W	MCERTS
Total petroleum hydrocarbons with carbon banding by GC-FID/GC-MS HS in soil	Determination of total petroleum hydrocarbons in soil by GC-FID/GC-MS HS with carbon banding aliphatic and aromatic	In-house method	L076B/L088-PL	D/W	MCERTS
Hexavalent chromium in soil	Determination of hexavalent chromium in soil by extraction in NaOH and addition of 1,5 diphenylcarbazide followed by colorimetry	In-house method	L080-PL	W	MCERTS
pH in soil (automated)	Determination of pH in soil by addition of water followed by automated electrometric measurement	In-house method	L099-PL	D	MCERTS

Analytical Report Number : 25-025576

Project / Site name: Premier Inn Maple Road Barnsley

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Soil Descriptions	Textural classification	In-house method	L019B	W	NONE

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).

For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).

For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.

Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30°C.

Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Quality control parameter failure associated with individual result applies to calculated sum of individuals.

The result for sum should be interpreted with caution



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Analytical Report Number : 25-027360

Project / Site name:	Premier Inn Maple Road Barnsley	Samples received on:	29/04/2025
Your job number:	CRM 1483 096	Samples instructed on/ Analysis started on:	27/05/2025
Your order number:	CRM 1483 096	Analysis completed by:	05/06/2025
Report Issue Number:	1	Report issued on:	05/06/2025
Samples Analysed:	2 leachate samples		

Signed: _____

Anna Goc
PL Head of Reporting Team
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :	soils	- 4 weeks from reporting
	leachates	- 2 weeks from reporting
	waters	- 2 weeks from reporting
	asbestos	- 6 months from reporting
	air	- once the analysis is complete

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Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.



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Analytical Report Number: 25-027360

Project / Site name: Premier Inn Maple Road Barnsley

Your Order No: CRM 1483 096

Lab Sample Number				559278	559279
Sample Reference				WS02	WS03
Sample Number				None Supplied	None Supplied
Water Matrix				N/A	N/A
Depth (m)				1	1
Date Sampled					
Time Taken				None Supplied	None Supplied
Analytical Parameter (Leachate Analysis)	Units	Test Limit of detection	Test Accreditation Status		

General Inorganics

Hardness - Total	mgCaCO ₃ /l	1	ISO 17025	10.1	17.3
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Speciated PAHs

Naphthalene	µg/l	0.01	NONE	< 0.01	< 0.01
Acenaphthylene	µg/l	0.01	NONE	< 0.01	< 0.01
Acenaphthene	µg/l	0.01	NONE	0.05	0.04
Fluorene	µg/l	0.01	NONE	0.04	0.03
Phenanthrene	µg/l	0.01	NONE	< 0.01	0.05
Anthracene	µg/l	0.01	NONE	< 0.01	< 0.01
Fluoranthene	µg/l	0.01	NONE	< 0.01	< 0.01
Pyrene	µg/l	0.01	NONE	< 0.01	< 0.01
Benzo(a)anthracene	µg/l	0.01	NONE	< 0.01	< 0.01
Chrysene	µg/l	0.01	NONE	< 0.01	< 0.01
Benzo(b)fluoranthene	µg/l	0.01	NONE	< 0.01	< 0.01
Benzo(k)fluoranthene	µg/l	0.01	NONE	< 0.01	< 0.01
Benzo(a)pyrene	µg/l	0.01	NONE	< 0.01	< 0.01
Indeno(1,2,3-cd)pyrene	µg/l	0.01	NONE	< 0.01	< 0.01
Dibenz(a,h)anthracene	µg/l	0.01	NONE	< 0.01	< 0.01
Benzo(ghi)perylene	µg/l	0.01	NONE	< 0.01	< 0.01

Total PAH

Total EPA-16 PAHs	µg/l	0.16	NONE	< 0.16	< 0.16
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Heavy Metals / Metalloids

Arsenic (dissolved)	µg/l	1	ISO 17025	5	1.2
Boron (dissolved)	µg/l	10	ISO 17025	61	29
Cadmium (dissolved)	µg/l	0.08	ISO 17025	< 0.08	< 0.08
Chromium (hexavalent)	µg/l	5	ISO 17025	< 5.0	< 5.0
Chromium (dissolved)	µg/l	0.4	ISO 17025	1.1	0.7
Copper (dissolved)	µg/l	0.7	ISO 17025	15	12
Lead (dissolved)	µg/l	1	ISO 17025	< 1.0	< 1.0
Mercury (dissolved)	µg/l	0.5	ISO 17025	< 0.5	< 0.5
Nickel (dissolved)	µg/l	0.3	ISO 17025	< 0.3	< 0.3
Selenium (dissolved)	µg/l	4	ISO 17025	< 4.0	< 4.0
Zinc (dissolved)	µg/l	0.4	ISO 17025	14	12

Petroleum Hydrocarbons

TPH (>EC10 - EC12) <small>EH_ID_TOTAL_MS</small>	µg/l	10	NONE	< 10	< 10
TPH (>EC16 - EC21) <small>EH_ID_TOTAL_MS</small>	µg/l	10	NONE	< 10	< 10
TPH (>EC21 - EC40) <small>EH_ID_TOTAL_MS</small>	µg/l	10	NONE	< 10	< 10
TPH Total >EC6 - EC40 <small>EH+HS_ID_TOTAL_MS</small>	µg/l	10	NONE	< 10	< 10
Petroleum Range Organics (EC6 - EC10) <small>HS_ID_TOTAL</small>	µg/l	10	NONE	< 10	< 10
TPH (EC10 - EC40) <small>EH_ID_TOTAL_MS</small>	µg/l	10	NONE	< 10	< 10

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected



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Analytical Report Number : 25-027360

Project / Site name: Premier Inn Maple Road Barnsley

Water matrix abbreviations:

Surface Water (SW) Potable Water (PW) Ground Water (GW) Process Waters Heating/Cooling (PrW) DI Process Water (DI PrW)

Final Sewage Effluent (FSE) Landfill Leachate (LL)

Analytical Test Name	Analytical Method Description	Analytical Method Reference	Method number	Wet / Dry Analysis	Accreditation Status
Metals by ICP-OES in leachate	Determination of metals in leachate by acidification followed by ICP-OES	In-house method based on MEWAM 2006 Methods for the Determination of Metals in Soil	L039B	W	ISO 17025
Total Hardness of leachates	Determination of hardness in leachates by calculation from calcium and magnesium	In-house method based on Examination of Water and Wastewater 20th Edition: Clesceri, Greenberg & Eaton	L045B	W	ISO 17025
Total petroleum hydrocarbons by GC-MS/GC-MS HS in leachate	Determination of total petroleum hydrocarbons in leachate by GC-MS/GC-MS HS	In-house method	L070B/L088-PL	W	NONE
Hexavalent chromium in leachate	Determination of hexavalent chromium in leachate by acidification, addition of 1,5 diphenylcarbazide followed by colorimetry	In-house method	L080-PL	W	ISO 17025
Speciated PAHs and/or Semi-volatile organic compounds in leachate	SVOCs and PAHs in leachate	In-house method	L102B		NONE
NRA Leachate 10:1		In-house method based on interim NRA guidance (1994)	L020B	W	NONE

For method numbers ending in 'UK' or 'A' analysis have been carried out in our laboratory in the United Kingdom (Watford).

For method numbers ending in 'F' analysis have been carried out in our laboratory in the United Kingdom (East Kilbride).

For method numbers ending in 'PL' or 'B' analysis have been carried out in our laboratory in Poland.

Soil analytical results are expressed on a dry weight basis. Where analysis is carried out on as-received the results obtained are multiplied by a moisture correction factor that is determined gravimetrically using the moisture content which is carried out at a maximum of 30°C.

Unless otherwise indicated, site information, order number, project number, sampling date, time, sample reference and depth are provided by the client. The instructed on date indicates the date on which this information was provided to the laboratory.

Information in Support of Analytical Results

List of HWOL Acronyms and Operators

Acronym	Descriptions
HS	Headspace Analysis
MS	Mass spectrometry
FID	Flame Ionisation Detector
GC	Gas Chromatography
EH	Extractable Hydrocarbons (i.e. everything extracted by the solvent(s))
CU	Clean-up - e.g. by Florisil®, silica gel
1D	GC - Single coil/column gas chromatography
2D	GC-GC - Double coil/column gas chromatography
Total	Aliphatics & Aromatics
AL	Aliphatics
AR	Aromatics
#1	EH_2D_Total but with humics mathematically subtracted
#2	EH_2D_Total but with fatty acids mathematically subtracted
-	Operator - underscore to separate acronyms (exception for +)
+	Operator to indicate cumulative e.g. EH+HS_Total or EH_CU+HS_Total

Quality control parameter failure associated with individual result applies to calculated sum of individuals.

The result for sum should be interpreted with caution



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Analytical Report Number : 25-025579

Project / Site name:	Premier Inn Maple Road Barnsley	Samples received on:	17/04/2025
Your job number:	CRM 1483 096	Samples instructed on/ Analysis started on:	17/05/2025
Your order number:	CRM 1483 096	Analysis completed by:	27/05/2025
Report Issue Number:	1	Report issued on:	27/05/2025
Samples Analysed:	2 soil samples - 2 2stage samples		

Signed: _____

Anna Goc
PL Head of Reporting Team
For & on behalf of i2 Analytical Ltd.

Standard Geotechnical, Asbestos and Chemical Testing Laboratory located at: ul. Pionierów 39, 41-711 Ruda Śląska, Poland.

Accredited tests are defined within the report, opinions and interpretations expressed herein are outside the scope of accreditation.

Standard sample disposal times, unless otherwise agreed with the laboratory, are :	soils	- 4 weeks from reporting
	leachates	- 2 weeks from reporting
	waters	- 2 weeks from reporting
	asbestos	- 6 months from reporting
	air	- once the analysis is complete

Retention period for records and reports is minimum 6 years from the date of issue of the final report.
Some records may be kept for longer according to other legal/best practice requirements.

Any assessments of compliance with specifications are based on actual analytical results with no contribution from uncertainty of measurement.
Application of uncertainty of measurement would provide a range within which the true result lies.
An estimate of measurement uncertainty can be provided on request.

Analytical Report Number: 25-025579

Project / Site name: Premier Inn Maple Road Barnsley

Your Order No: CRM 1483 096

Lab Sample Number				549460	549717
Sample Reference				WS01	WS04
Sample Number				None Supplied	None Supplied
Water Matrix				N/A	N/A
Depth (m)				1	1
Date Sampled					
Time Taken				None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status		

Stone Content	%	0.1	NONE	24.2	37.8
Moisture Content	%	0.01	NONE	4.7	7.3
Total mass of sample received	kg	0.1	NONE	2	2

General Inorganics

pH (L005B)	pH Units	N/A	MCERTS	8	7.2
Total Organic Carbon (TOC) – Manual	%	0.1	MCERTS	0.7	0.9
Loss on Ignition @ 450°C	%	0.2	MCERTS	2.3	3.8
Acid Neutralisation Capacity	mmol/kg	-9999	NONE	2.7	0.95

Speciated PAHs

Naphthalene	mg/kg	0.05	MCERTS	0.22	0.32
Acenaphthylene	mg/kg	0.05	MCERTS	< 0.05	< 0.05
Acenaphthene	mg/kg	0.05	MCERTS	< 0.05	< 0.05
Fluorene	mg/kg	0.05	MCERTS	< 0.05	0.06
Phenanthrene	mg/kg	0.05	MCERTS	0.16	0.22
Anthracene	mg/kg	0.05	MCERTS	< 0.05	< 0.05
Fluoranthene	mg/kg	0.05	MCERTS	< 0.05	0.05
Pyrene	mg/kg	0.05	MCERTS	< 0.05	0.06
Benzo(a)anthracene	mg/kg	0.05	MCERTS	< 0.05	< 0.05
Chrysene	mg/kg	0.05	MCERTS	< 0.05	< 0.05
Benzo(b)fluoranthene	mg/kg	0.05	ISO 17025	< 0.05	< 0.05
Benzo(k)fluoranthene	mg/kg	0.05	ISO 17025	< 0.05	< 0.05
Benzo(a)pyrene	mg/kg	0.05	MCERTS	< 0.05	< 0.05
Indeno(1,2,3-cd)pyrene	mg/kg	0.05	MCERTS	< 0.05	< 0.05
Dibenz(a,h)anthracene	mg/kg	0.05	MCERTS	< 0.05	< 0.05
Benzo(ghi)perylene	mg/kg	0.05	MCERTS	< 0.05	< 0.05
Coronene	mg/kg	0.05	NONE	< 0.05	< 0.05

Total PAH

Total WAC-17 PAHs	mg/kg	0.85	NONE	< 0.85	< 0.85
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Petroleum Hydrocarbons

Mineral Oil (EC10 - EC40) <small>EH, CU, ID, AL</small>	mg/kg	10	NONE	17	< 10
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VOCs

Benzene	µg/kg	5	MCERTS	< 5.0	< 5.0
Toluene	µg/kg	5	MCERTS	< 5.0	< 5.0
Ethylbenzene	µg/kg	5	MCERTS	< 5.0	< 5.0
p & m-Xylene	µg/kg	8	MCERTS	< 8.0	< 8.0
o-Xylene	µg/kg	5	MCERTS	< 5.0	< 5.0
Total BTEX	µg/kg	10	MCERTS	< 10	< 10

Analytical Report Number: 25-025579
 Project / Site name: Premier Inn Maple Road Barnsley
 Your Order No: CRM 1483 096

Lab Sample Number				549460	549717
Sample Reference				WS01	WS04
Sample Number				None Supplied	None Supplied
Water Matrix				N/A	N/A
Depth (m)				1	1
Date Sampled					
Time Taken				None Supplied	None Supplied
Analytical Parameter (Soil Analysis)	Units	Test Limit of detection	Test Accreditation Status		

PCBs by GC-MS

PCB Congener 28	mg/kg	0.001	MCERTS	< 0.001	< 0.001
PCB Congener 52	mg/kg	0.001	MCERTS	< 0.001	< 0.001
PCB Congener 101	mg/kg	0.001	MCERTS	< 0.001	< 0.001
PCB Congener 118	mg/kg	0.001	MCERTS	< 0.001	< 0.001
PCB Congener 138	mg/kg	0.001	MCERTS	< 0.001	< 0.001
PCB Congener 153	mg/kg	0.001	MCERTS	< 0.001	< 0.001
PCB Congener 180	mg/kg	0.001	MCERTS	< 0.001	< 0.001
Total PCBs	mg/kg	0.007	MCERTS	< 0.007	< 0.007

U/S = Unsuitable Sample I/S = Insufficient Sample ND = Not detected



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Environmental Science

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Waste Acceptance Criteria Analytical Results						
Report No:	25-025579					
				Client: ENZYGO GEO		
Location	Premier Inn Maple Road Barnsley			Landfill Waste Acceptance Criteria		
Lab Reference (Sample Number)	549460			Limits		
Sampling Date	sampdatenu11			Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill
Sample ID	WS01					
Depth (m)	1.00					
Solid Waste Analysis						
TOC (%)**	0.7			3%	5%	6%
Loss on Ignition (%) **	2.3			--	--	10%
BTEX (µg/kg)**	< 10			6000	--	--
Sum of PCBs (mg/kg)**	< 0.007			1	--	--
Mineral Oil (mg/kg) <small>BH_ID_CU_AL</small>	17			500	--	--
Total PAH (WAC-17) (mg/kg)	< 0.85			100	--	--
pH (units)**	8			--	>6	--
Acid Neutralisation Capacity (mmol / kg)	2.7			--	To be evaluated	To be evaluated
Eluate Analysis						
	2:1	8:1		Cumulative 10:1	Limit values for compliance leaching test	
(BS EN 12457 - 3 preparation utilising end over end leaching procedure)	mg/l	mg/l		mg/kg	using BS EN 12457-3 at L/S 10 l/kg (mg/kg)	
Arsenic *	< 0.0020	< 0.0020		< 0.020	0.5	2
Barium *	0.029	0.012		0.14	20	100
Cadmium *	< 0.00010	< 0.00010		< 0.0010	0.04	1
Chromium *	< 0.00060	0.00083		0.0079	0.5	10
Copper *	0.0062	< 0.00070		< 0.0070	2	50
Mercury *	< 0.00070	< 0.0007		< 0.0070	0.01	0.2
Molybdenum *	0.004	0.0027		0.029	0.5	10
Nickel *	0.001	< 0.00090		< 0.0090	0.4	10
Lead *	0.0075	< 0.0017		< 0.017	0.5	10
Antimony *	< 0.0020	< 0.0020		< 0.020	0.06	0.7
Selenium *	< 0.0050	< 0.0050		< 0.050	0.1	0.5
Zinc *	0.002	< 0.00090		< 0.0090	4	50
Chloride *	8.5	< 4.0		33	800	15000
Fluoride*	0.81	0.42		4.7	10	150
Sulphate *	59	9		150	1000	20000
TDS*	170	65		780	4000	60000
Phenol Index (Monohydric Phenols) *	< 0.16	< 0.13		< 0.50	1	-
DOC	7.74	6		61.9	500	800
Leach Test Information						
Stone Content (%)	24.2					
Sample Mass (kg)	2					
Dry Matter (%)	95					
Moisture (%)	4.7					
Stage 1						
Volume Eluate L2 (litres)	0.336					
Filtered Eluate VE1 (litres)	0.22					
Results are expressed on a dry weight basis, after correction for moisture content where applicable. * = UKAS accredited (liquid eluate analysis only)						
Stated limits are for guidance only and i2 cannot be held responsible for any discrepancies with current legislation ** = MCERTS accredited						
Landfill WAC analysis (specifically leaching test results) must not be used for hazardous waste classification purposes as defined by the Waste (England and Wales) Regulations 2011 (as amended) and EA Guidance WM3. This analysis is only applicable for landfill acceptance criteria (The Environmental Permitting (England and Wales) Regulations) and does not give any indication as to whether a waste may be hazardous or non-hazardous.						
Where colour coding is used on this report, this is for guidance purposes only. This does not constitute a statement of conformity of pass or fail.						
Application of uncertainty of measurement would provide a range within which the true result lies. An estimate of measurement uncertainty can be provided on request.						



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Environmental Science

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Waste Acceptance Criteria Analytical Results						
Report No:	25-025579					
				Client: ENZYGO GEO		
Location	Premier Inn Maple Road Barnsley					
Lab Reference (Sample Number)	549717			Landfill Waste Acceptance Criteria		
Sampling Date	sampdatenu11			Limits		
Sample ID	WS04			Inert Waste Landfill	Stable Non-reactive HAZARDOUS waste in non-hazardous Landfill	Hazardous Waste Landfill
Depth (m)	1.00					
Solid Waste Analysis						
TOC (%)**	0.9			3%	5%	6%
Loss on Ignition (%) **	3.8			--	--	10%
BTEX (µg/kg)**	< 10			6000	--	--
Sum of PCBs (mg/kg)**	< 0.007			1	--	--
Mineral Oil (mg/kg) <small>EH, ID, CU, AL</small>	< 10			500	--	--
Total PAH (WAC-17) (mg/kg)	< 0.85			100	--	--
pH (units)**	7.2			--	>6	--
Acid Neutralisation Capacity (mmol / kg)	0.95			--	To be evaluated	To be evaluated
Eluate Analysis						
	2:1	8:1		Cumulative 10:1	Limit values for compliance leaching test	
(BS EN 12457 - 3 preparation utilising end over end leaching procedure)	mg/l		mg/l	mg/kg	using BS EN 12457-3 at L/S 10 l/kg (mg/kg)	
Arsenic *	< 0.0020	< 0.0020		< 0.020	0.5	2
Barium *	0.026	0.013		0.14	20	100
Cadmium *	0.0002	0.00013		0.0014	0.04	1
Chromium *	< 0.00060	< 0.00060		< 0.0060	0.5	10
Copper *	0.0032	< 0.00070		< 0.0070	2	50
Mercury *	< 0.00070	< 0.0007		< 0.0070	0.01	0.2
Molybdenum *	0.0024	0.0033		0.032	0.5	10
Nickel *	0.0039	< 0.00090		< 0.0090	0.4	10
Lead *	< 0.0017	< 0.0017		< 0.017	0.5	10
Antimony *	< 0.0020	< 0.0020		< 0.020	0.06	0.7
Selenium *	0.009	< 0.0050		< 0.050	0.1	0.5
Zinc *	0.0089	< 0.00090		0.01	4	50
Chloride *	8.2	< 4.0		23	800	15000
Fluoride*	0.55	0.47		4.8	10	150
Sulphate *	200	25		450	1000	20000
TDS*	300	80		1100	4000	60000
Phenol Index (Monohydric Phenols) *	< 0.16	< 0.13		< 0.50	1	-
DOC	7.49	4.1		44.7	500	800
Leach Test Information						
Stone Content (%)	37.8					
Sample Mass (kg)	2					
Dry Matter (%)	93					
Moisture (%)	7.3					
Stage 1						
Volume Eluate L2 (litres)	0.334					
Filtered Eluate VE1 (litres)	0.2					
Results are expressed on a dry weight basis, after correction for moisture content where applicable. * = UKAS accredited (liquid eluate analysis only)						
Stated limits are for guidance only and i2 cannot be held responsible for any discrepancies with current legislation ** = MCERTS accredited						
Landfill WAC analysis (specifically leaching test results) must not be used for hazardous waste classification purposes as defined by the Waste (England and Wales) Regulations 2011 (as amended) and EA Guidance WM3. This analysis is only applicable for landfill acceptance criteria (The Environmental Permitting (England and Wales) Regulations) and does not give any indication as to whether a waste may be hazardous or non-hazardous.						
Where colour coding is used on this report, this is for guidance purposes only. This does not constitute a statement of conformity of pass or fail.						
Application of uncertainty of measurement would provide a range within which the true result lies. An estimate of measurement uncertainty can be provided on request.						



Analytical Report Number : 25-025579

Project / Site name: Premier Inn Maple Road Barnsley

* These descriptions are only intended to act as a cross check if sample identities are questioned. The major constituent of the sample is intended to act with respect to MCERTS validation. The laboratory is accredited for sand, clay and loam (MCERTS) soil types. Data for unaccredited types of solid should be interpreted with care.

Stone content of a sample is calculated as the % weight of the stones not passing a 10 mm sieve. Results are not corrected for stone content.

Lab Sample Number	Sample Reference	Sample Number	Depth (m)	Sample Description *
549460	WS01	None Supplied	1	Brown sandy loam with stones
549717	WS04	None Supplied	1	Brown clay and loam with stones