

Envirocheck®

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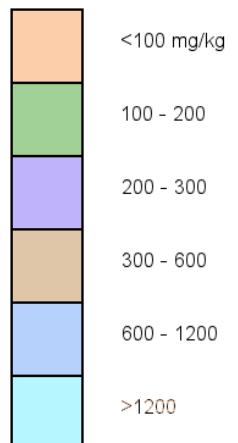
General

Specified Site Specified Buffer(s)

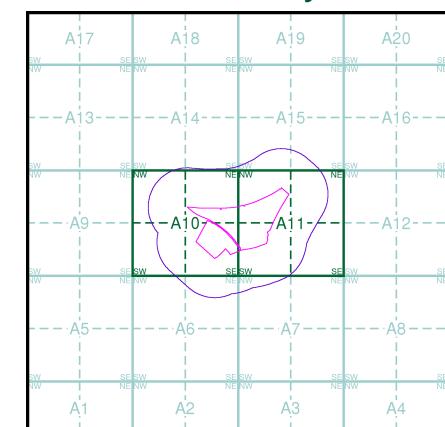
Bearing Reference Point

Estimated Soil Chemistry Lead

Lead Concentrations mg/kg



Estimated Soil Chemistry Lead - Slice A



Order Details

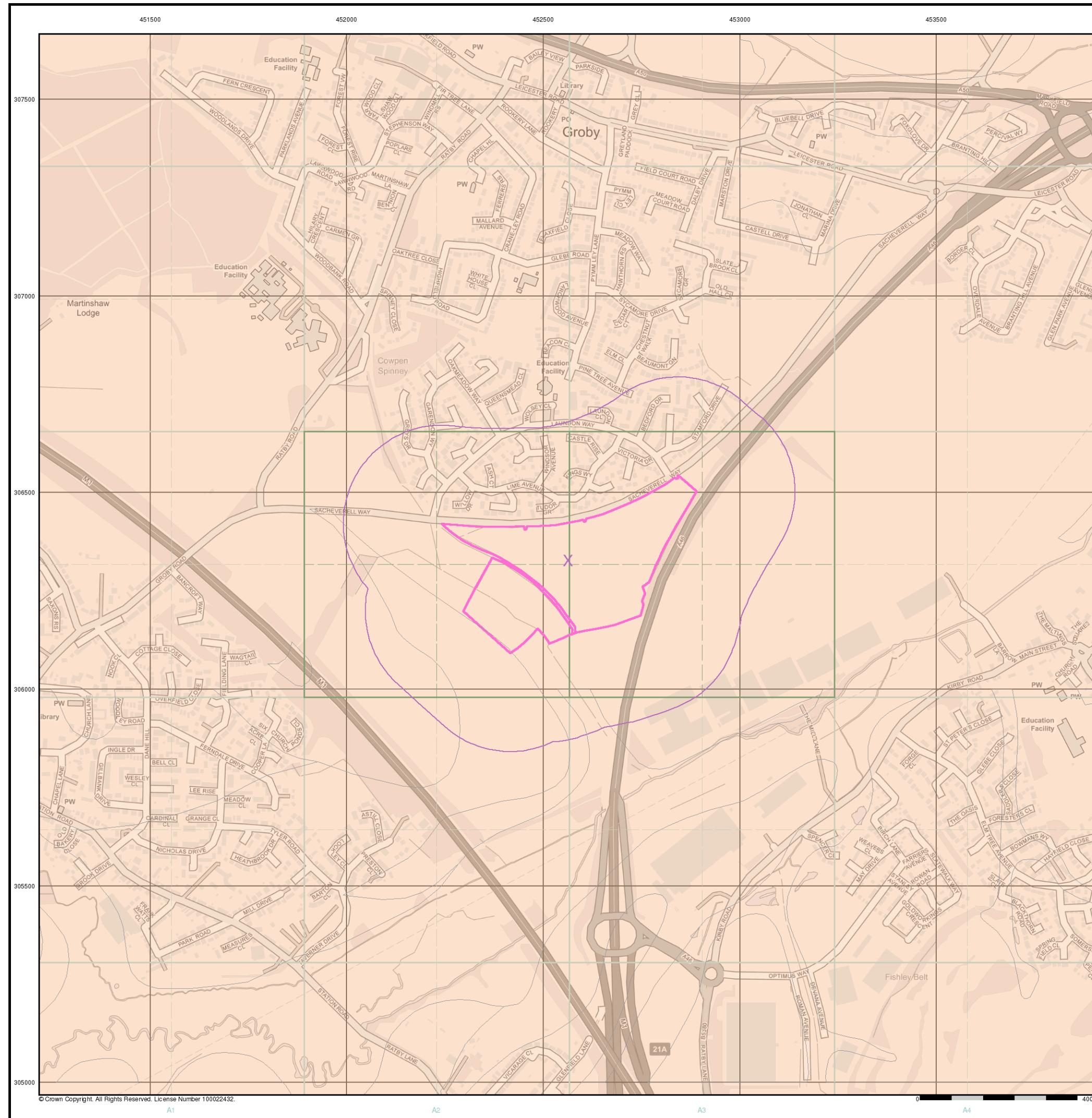
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 Customer Ref: D44049
 National Grid Reference: 452560, 306330
 Slice: A
 Site Area (Ha): 14.11
 Search buffer (m): 250

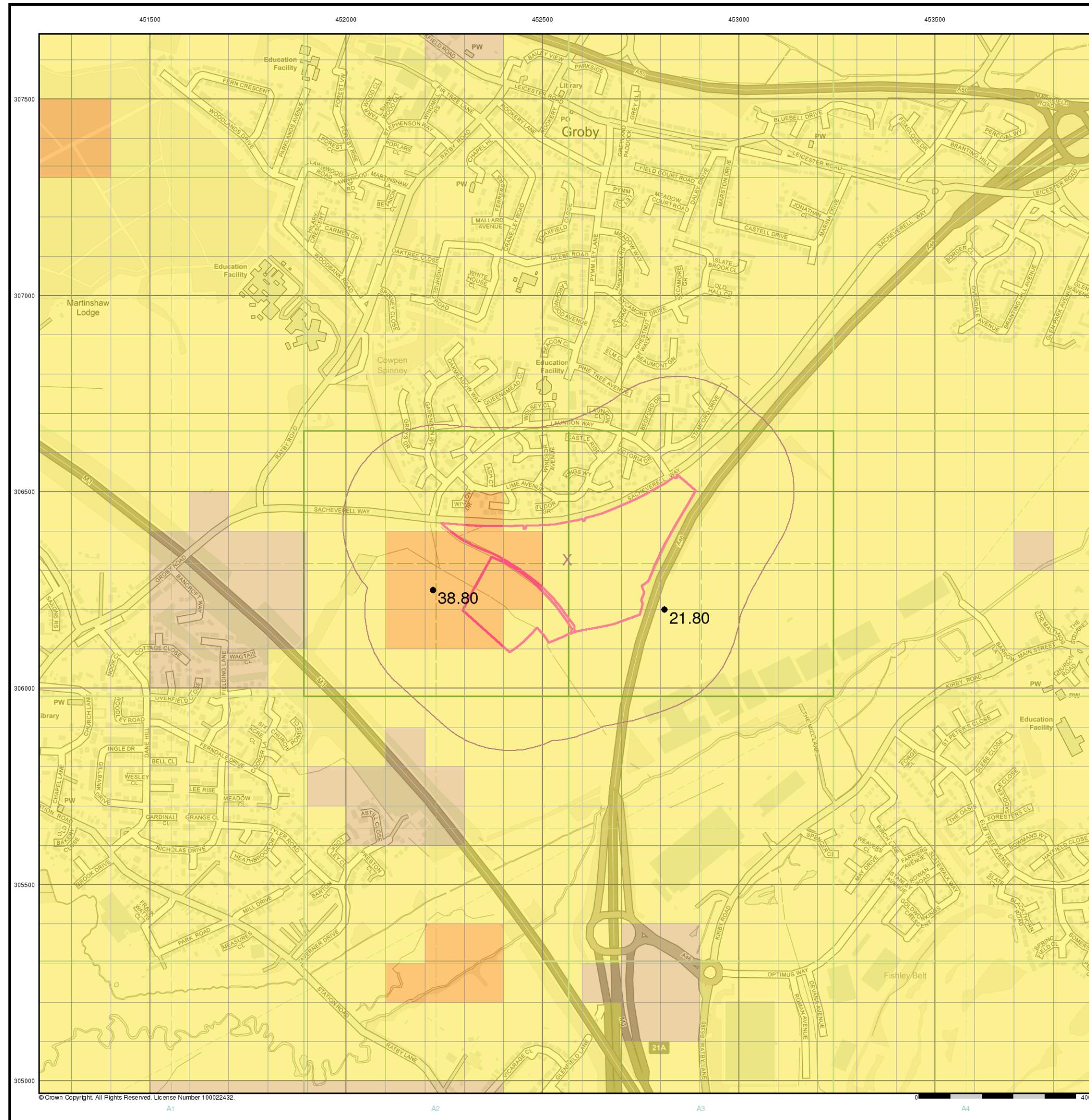
Site Details

Land south of Sacheverell Way, Groby

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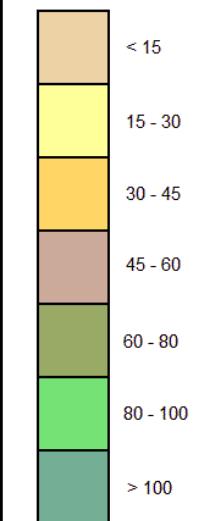
General

Specified Site Specified Buffer(s) Bearing Reference Point

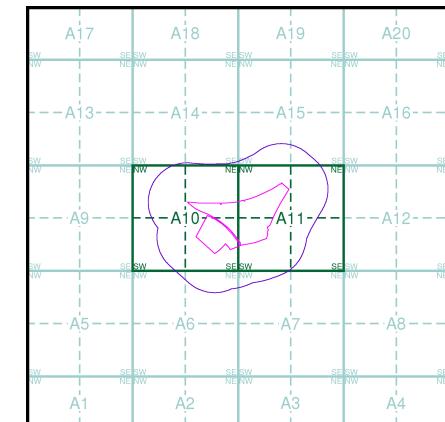
Urban Soil Chemistry Nickel

BGS Urban Soil Chemistry Measured Concentration Values (mg/kg)

Nickel Concentrations mg/kg



Urban Soil Chemistry Nickel - Slice A



Order Details

Order Details: 353836700_1_1
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General

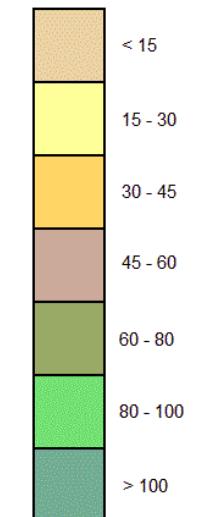
Specified Site

Specified Buffer(s)

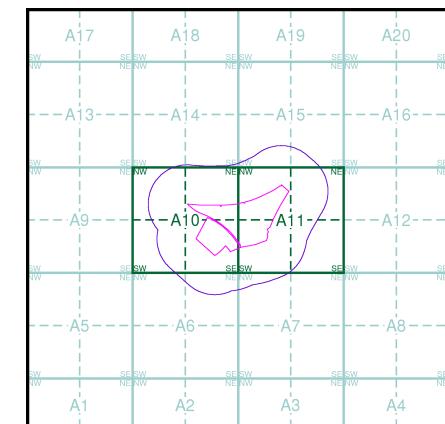
Bearing Reference Point

Estimated Soil Chemistry Nickel

Nickel Concentrations mg/kg



Estimated Soil Chemistry Nickel - Slice A



Order Details

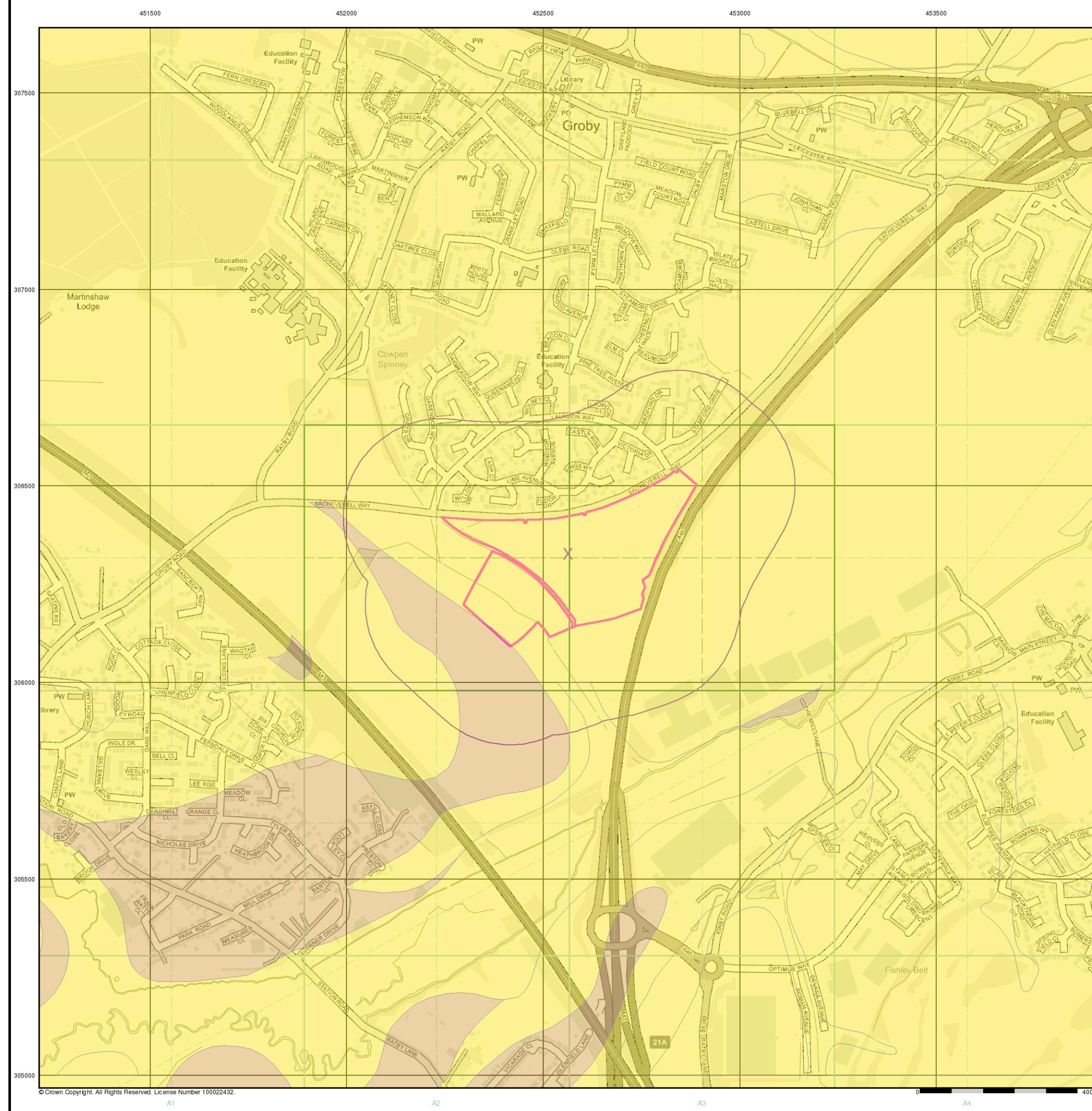
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Envirocheck® Report:

Mining and Ground Stability Datasheet

Order Details:

Order Number:
353836700_1_1

Customer Reference:
D44049

National Grid Reference:
452560, 306330

Slice:
A

Site Area (Ha):
14.11

Search Buffer (m):
250

Site Details:

Land south of Sacheverell Way
Groby

Client Details:

Ms L Daniels
GeoDyne Ltd
Clarendon House
Clarendon Business Park
Clumber Avenue
Nottingham
NG5 1AH

Report Section and Details	Page Number
Summary	-
<p>The Summary section provides an overview of the data contained within the report, detailing the number of data set features or the existence of a data set in relation to the buffer selected.</p> <p>For ease of reference, the report is broken down into 4 sections of data; Mining and Natural Cavities Data, Historical Land Use Information (1:2,500), Historical Land Use Information (1:10,000) and Ground Stability Data (1:50,000).</p>	
Mining and Natural Cavities Data	-
<p>The Mining and Natural Cavities Data section features data sets related to the existence of mining areas and their potential hazards; and details of naturally formed cavities.</p> <p>Data sets within this section are not plotted, with the exception of BGS Recorded Mineral Sites and Potential Mining Areas which feature on the Historical Land Use Information (1:10,000) map.</p>	
Historical Land Use Information (1:2,500)	1
<p>The Historical Land Use Information (1:2,500) section contains data captured from analysis carried out by Landmark of 1:1,250 and 1:2,500 scale historical Ordnance Survey mapping, identifying areas where, historically, the land uses were potentially contaminative.</p> <p>For the purpose of this Envirocheck module, only historical data relating to mining and ground stability has been included and plotted on the corresponding Historical Land Use Information (1:2,500) map. This section also includes the Subterranean Features data set, which details various man-made and man-used underground spaces obtained from the Subterranea Britannica society.</p>	
Historical Land Use Information (1:10,000)	2
<p>The Historical Land Use (1:10,000) section covers data captured from the systematic analysis carried out by Landmark of 1:10, 560 and 1:10,000 scale historical Ordnance Survey mapping dating back to the mid-19th century, identifying potentially contaminative past industrial land uses.</p> <p>For the purpose of this Envirocheck module, only data relating to mining and ground stability has been included and plotted on the accompanying Historical Land Use Information (1:10,000) map.</p>	
Ground Stability Data (1:50,000)	3
<p>The Ground Stability (1:50,000) section includes the BGS Geosure data suite, reporting features to 250m and plotted onto 3 separate maps. Also reported is brine subsidence, brine mining and salt mining data sets, of which Brine Pumping and Salt Mining Related Features are plotted, and subsidence insurance claims and insurance investigations data, which is not plotted.</p>	
Historical Map List	4
<p>The Historical Map List section details the historical mapping that has been analysed for your site, in relation to the Historical Land Use Information sections.</p>	
Data Currency	5
Data Suppliers	6
Useful Contacts	7

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The brine subsidence data relating to the Driwtich area as provided in this report is derived from JPB studies and physical monitoring undertaken annually over more than 35 years. For more detailed interpretation contact enquiries@jpb.co.uk. JPB retain the copyright and intellectual rights to this data and accept no liability for any loss or damage, including in direct or consequential loss, arising from the use of this data.

The Mining Instability data was obtained on licence from Ove Arup & Partners Limited (for further information, contact mining.review@arup.com). No reproduction or further use of such Data is to be made without the prior written consent of Ove Arup & Partners Limited. The supplied Mining Instability data is derived from publicly available records and other third party sources and neither Ove Arup & Partners nor Landmark warrant the accuracy or completeness of such information or data.

Data Type	Page Number	On Site	0 to 250m
Mining and Natural Cavities Data			
BGS Recorded Mineral Sites			
Coal Mining Affected Areas			n/a
Man Made Mining Cavities			
Mining Instability			n/a
Natural Cavities			
Non Coal Mining Areas of Great Britain			
Potential Mining Areas			
Historical Land Use Information (1:2,500)			
Extractive Industries or Potential Excavations from 1855-1909 (100m)			
Extractive Industries or Potential Excavations from 1893-1915 (100m)			
Extractive Industries or Potential Excavations from 1906-1937 (100m)			
Extractive Industries or Potential Excavations from 1924-1949 (100m)			
Extractive Industries or Potential Excavations from 1950-1980 (100m)	pg 1		2
Subterranean Features (100m)			
Historical Land Use Information (1:10,000)			
Air Shafts			
Disturbed Ground			
General Quarrying			
Heap, unknown constituents			
Mineral Railway	pg 2	1	
Mining & quarrying general			
Mining of coal & lignite			
Quarrying of sand & clay, operation of sand & gravel pits			
Former Marshes			
Potentially Infilled Land (Non-Water)	pg 2		1
Potentially Infilled Land (Water)	pg 2	1	3
Ground Stability Data (1:50,000)			
CBSCB Compensation District			n/a
Brine Pumping Related Features			
Brine Subsidence Solution Area			
Potential for Collapsible Ground Stability Hazards	pg 3	Yes	
Potential for Compressible Ground Stability Hazards	pg 3	Yes	Yes
Potential for Ground Dissolution Stability Hazards	pg 3	Yes	
Potential for Landslide Ground Stability Hazards	pg 3	Yes	Yes
Potential for Running Sand Ground Stability Hazards	pg 3	Yes	Yes
Potential for Shrinking or Swelling Clay Ground Stability Hazards	pg 3	Yes	Yes
Salt Mining Related Features			

Report Version v53.0

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
1	Extractive Industries or Potential Excavations from 1950-1980 Use: Pond First Map Published 1958 Date: Last Map Published N/A Date:	A10SE (S)	4	-	452511 306115
2	Extractive Industries or Potential Excavations from 1950-1980 Use: Pond First Map Published 1958 Date: Last Map Published N/A Date:	A11NE (E)	61	-	452937 306448

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
3	Mineral Railway Use: Not Supplied Date of Mapping: 1889 - 1955	A10SE (SW)	0	-	452488 306252
4	Potentially Infilled Land (Non-Water) Use: Unknown Filled Ground (Pit, quarry etc) Date of Mapping: 1992	A11SW (SE)	160	-	452815 306042
5	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1904	A10NE (NW)	0	-	452543 306371
6	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1955	A10NE (NW)	63	-	452470 306477
7	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1955	A10NE (N)	131	-	452548 306552
8	Potentially Infilled Land (Water) Use: Unknown Filled Ground (Pond, marsh, river, stream, dock etc) Date of Mapping: 1955	A15SW (N)	248	-	452715 306755

Map ID	Details	Quadrant Reference (Compass Direction)	Estimated Distance From Site	Contact	NGR
	CBSCB Compensation District The site does not fall within the brine compensation area.				
	Brine Subsidence Solution Area The site does not fall within the brine subsidence solution area.				
9	Potential for Collapsible Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A10NE (NE)	0	1	452564 306327
	Potential for Collapsible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A10SE (SW)	0	1	452465 306228
10	Potential for Compressible Ground Stability Hazards Hazard Potential: Moderate Source: British Geological Survey, National Geoscience Information Service	A10SE (SW)	0	1	452465 306228
11	Potential for Compressible Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A11SW (SE)	194	1	452816 306004
	Potential for Compressible Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A10NE (NE)	0	1	452564 306327
	Potential for Ground Dissolution Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A10NE (NE)	0	1	452564 306327
12	Potential for Landslide Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A10NE (NE)	0	1	452564 306327
13	Potential for Landslide Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A11NE (NE)	167	1	452992 306635
14	Potential for Running Sand Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A10SE (SW)	0	1	452465 306228
15	Potential for Running Sand Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A10NE (NE)	0	1	452564 306327
	Potential for Running Sand Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A10SE (SW)	0	1	452451 306176
	Potential for Running Sand Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A10SE (SW)	0	1	452518 306288
	Potential for Running Sand Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A10NW (NW)	189	1	452104 306550
16	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Very Low Source: British Geological Survey, National Geoscience Information Service	A10SE (SW)	0	1	452518 306288
17	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: Low Source: British Geological Survey, National Geoscience Information Service	A10NE (NE)	0	1	452564 306327
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A10SE (SW)	0	1	452451 306176
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A10SE (S)	0	1	452540 306227
	Potential for Shrinking or Swelling Clay Ground Stability Hazards Hazard Potential: No Hazard Source: British Geological Survey, National Geoscience Information Service	A10SE (SW)	53	1	452262 306159

The following mapping has been analysed for Historical Land Use Information (1:2,500):

1:2,500	Mapsheet	Published Date
Ordnance Survey Plan	SK5105	1957
Ordnance Survey Plan	SK5305	1957
Ordnance Survey Plan	SK5306	1957
Ordnance Survey Plan	SK5106	1958
Ordnance Survey Plan	SK5205	1958
Ordnance Survey Plan	SK5205	1958
Ordnance Survey Plan	SK5206	1958
Ordnance Survey Plan	SK5206	1958

The following mapping has been analysed for Historical Land Use Information (1:10,000):

1:10,560	Mapsheet	Published Date
Leicestershire	030_NE	1889
Leicestershire	030_SE	1889
Leicestershire	030_NE	1904
Leicestershire	030_SE	1904
Leicestershire	030_NE	1930
Leicestershire	030_SE	1931
Leicestershire	030_SE	1938
Ordnance Survey Plan	SK50NW	1955
Ordnance Survey Plan	SK50SW	1955
1:10,000	Mapsheet	Published Date
Ordnance Survey Plan	SK50SW	1991
Ordnance Survey Plan	SK50NW	1992

Mining and Cavities Data	Version	Update Cycle
BGS Recorded Mineral Sites British Geological Survey - National Geoscience Information Service	January 2024	Bi-Annually
Coal Mining Affected Areas The Coal Authority - Property Searches	February 2023	Annual Rolling Update
Man Made Mining Cavities Stantec UK Ltd	December 2023	Bi-Annually
Mining Instability Ove Arup & Partners	June 1998	Not Applicable
Natural Cavities Stantec UK Ltd	December 2023	Bi-Annually
Non Coal Mining Areas of Great Britain British Geological Survey - National Geoscience Information Service	May 2015	Not Applicable
Historical Land Use Information (1:2,500)	Version	Update Cycle
Subterranean Features Landmark Information Group Limited	July 2023	Bi-Annually
Ground Stability Data (1:50,000)	Version	Update Cycle
CBSCB Compensation District Cheshire Brine Subsidence Compensation Board (CBSCB) Cheshire Brine Subsidence Compensation Board (CBSCB)	August 2011 November 2020	As notified
Potential for Collapsible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	April 2020	As notified
Potential for Compressible Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Ground Dissolution Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Landslide Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Running Sand Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Potential for Shrinking or Swelling Clay Ground Stability Hazards British Geological Survey - National Geoscience Information Service	January 2019	As notified
Brine Subsidence Solution Area Johnson Poole & Bloomer	December 2020	

A selection of organisations who provide data within this report

Data Supplier	Data Supplier Logo
Ordnance Survey	
British Geological Survey	 British Geological Survey NATIONAL ENVIRONMENT RESEARCH COUNCIL
The Coal Authority	
Ove Arup	
Stantec UK Ltd	
Wardell Armstrong	
Johnson Poole & Bloomer	

Contact	Name and Address	Contact Details
1	British Geological Survey - Enquiry Service British Geological Survey, Environmental Science Centre, Keyworth, Nottingham, Nottinghamshire, NG12 5GG	Telephone: 0115 936 3143 Fax: 0115 936 3276 Email: enquiries@bgs.ac.uk Website: www.bgs.ac.uk
-	Landmark Information Group Limited Imperium, Imperial Way, Reading, Berkshire, RG2 0TD	Telephone: 0844 844 9952 Fax: 0844 844 9951 Email: customerservices@landmarkinfo.co.uk Website: www.landmarkinfo.co.uk

Historical Land Use Information (1:10,000)

General

● Specified Site ● Specified Buffer(s) X Bearing Reference Point Map ID
 Several of Type at Location

Potentially Contaminative Industrial Uses (Past Land Uses - Mining)

	Point	Line	Polygon
Air Shafts	◆	—	■
Disturbed Ground	◆	—	■
General Quarrying	◆	—	■
Heap, unknown constituents	◆	—	■
Mineral Railway	◆	—	■
Mining and Quarrying General	◆	—	■
Mining of Coal & Lignite	◆	—	■
Quarrying of Sand and Clay, Operation of Sand and Gravel Pits	◆	—	■

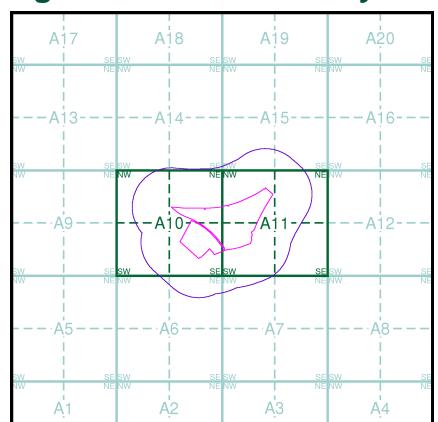
Historical Land Use

	Point	Line	Polygon
Potentially Infilled Land (Non-Water)	●	—	■
Potentially Infilled Land (Water)	●	—	■
Former Marsh	●	—	■

Mining Data

Potential Mining Area
 BGS Recorded Mineral Site

Mining and Ground Stability - Slice A

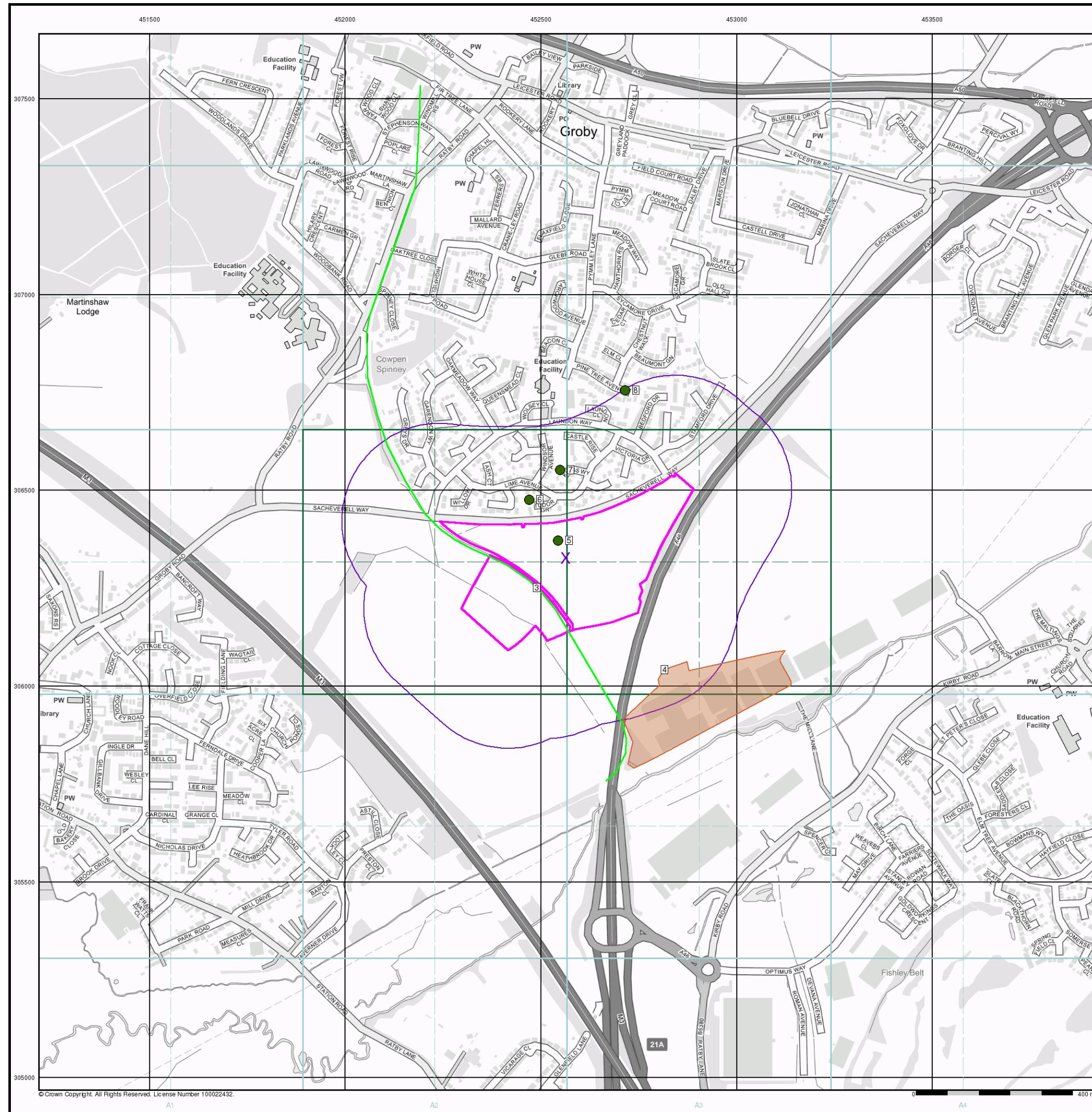


Order Details

Order Number: 353836700_1_1
 Customer Ref: D44049
 National Grid Reference: 452560, 306330
 Slice: A
 Site Area (Ha): 14.11
 Search Buffer (m): 250

Site Details

Land south of Sacheverell Way, Groby



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Ground Stability Data (1:50,000)

General

- Specified Site
- Specified Buffer(s)
- Bearing Reference Point
- Slice
- Map ID

Potential for Compressible Ground Stability Hazards

- High
- Moderate
- Low
- Very Low

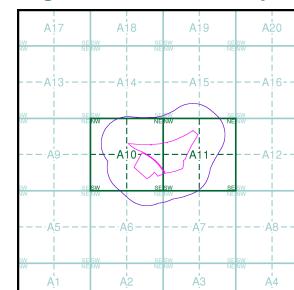
Potential for Collapsible Ground Stability Hazards

- High
- Moderate
- Low
- Very Low

Brine Pumping and Salt Mining

- Point
- Polygon
- Brine Pumping Related Feature
- Salt Mining Related Feature

Mining and Ground Stability - Slice A



Order Details

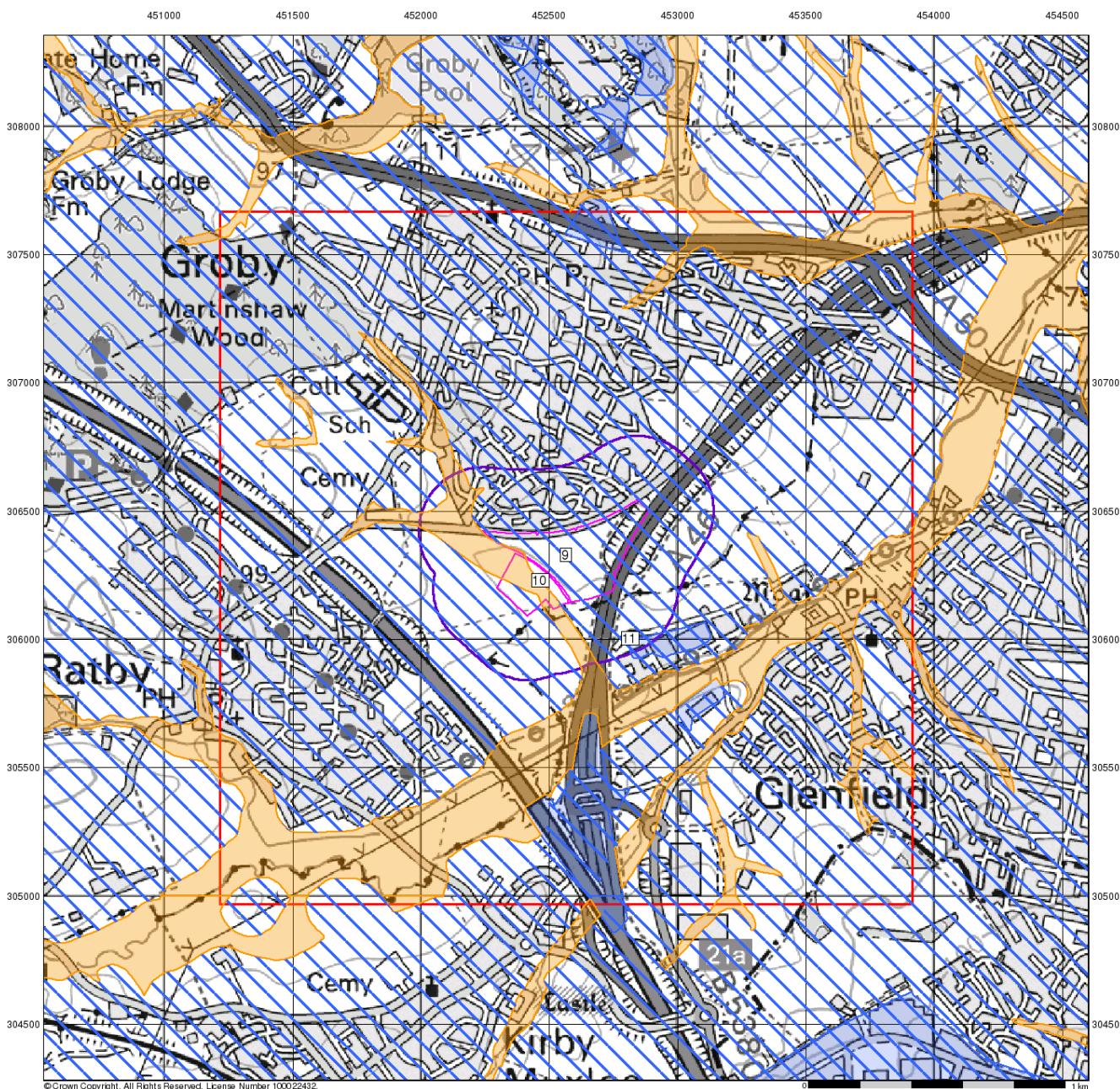
Order Number: 353836700_1_1
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Ground Stability Data (1:50,000)

General

 Specified Site  Specified Buffer(s)  Bearing Reference Point
 Slice  Map ID

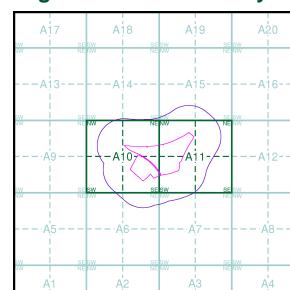
Potential for Landslide Ground Stability Hazards

 High  Low
 Moderate  Very Low

Potential for Ground Dissolution Stability Hazards

 High  Low
 Moderate  Very Low

Mining and Ground Stability - Slice A



Order Details

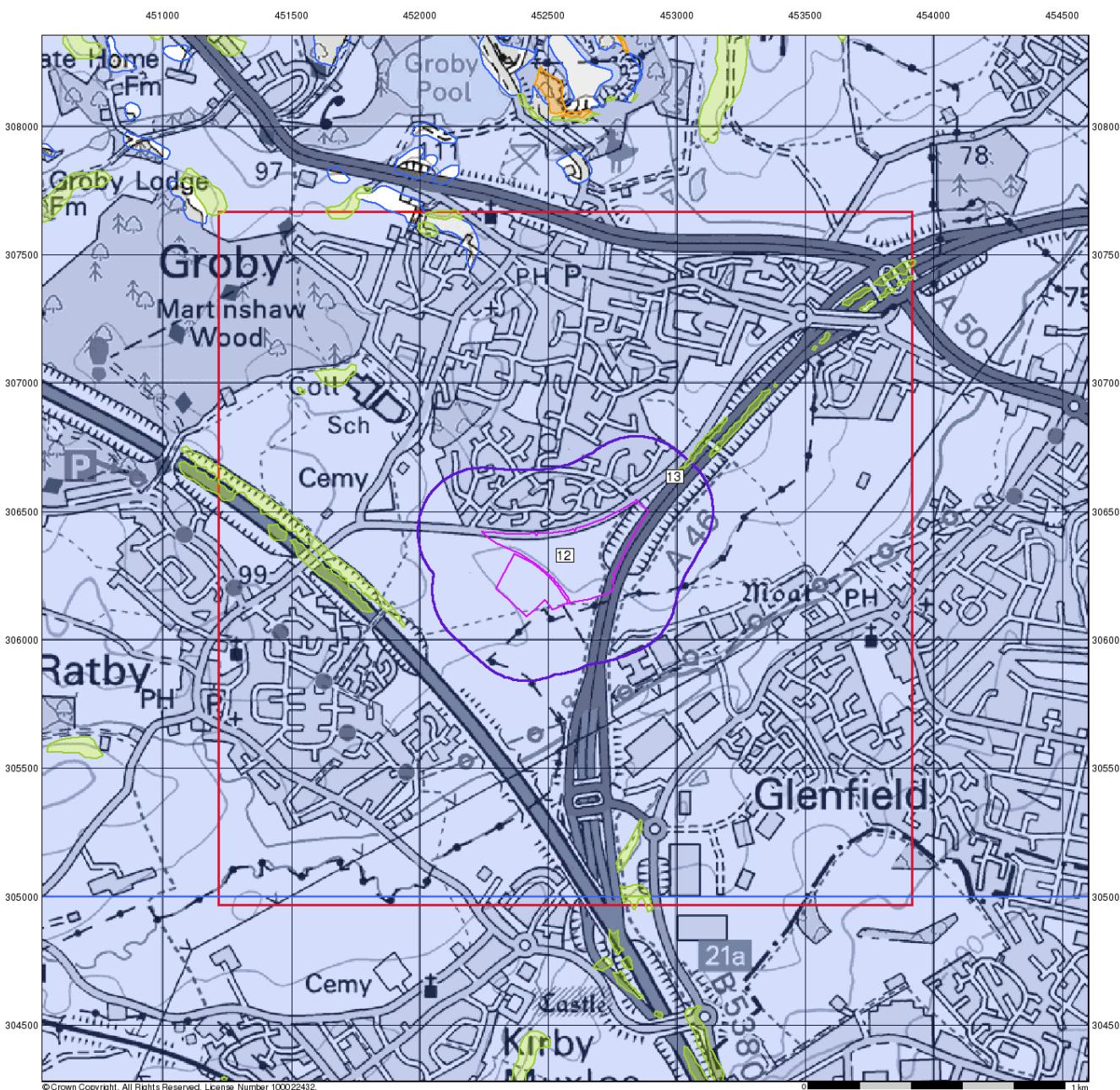
Order Number: 353836700_1_1
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Ground Stability Data (1:50,000)

General

△ Specified Site △ Specified Buffer(s) X Bearing Reference Point
□ Slice □ Map ID

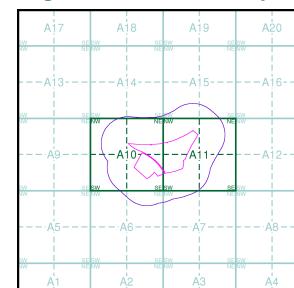
Potential for Running Sand Ground Stability Hazards

■	High	■	Low
■	Moderate	■	Very Low

Potential for Shrinking or Swelling Clay Ground Stability Hazards

□	High	□	Low
□	Moderate	□	Very Low

Mining and Ground Stability - Slice A

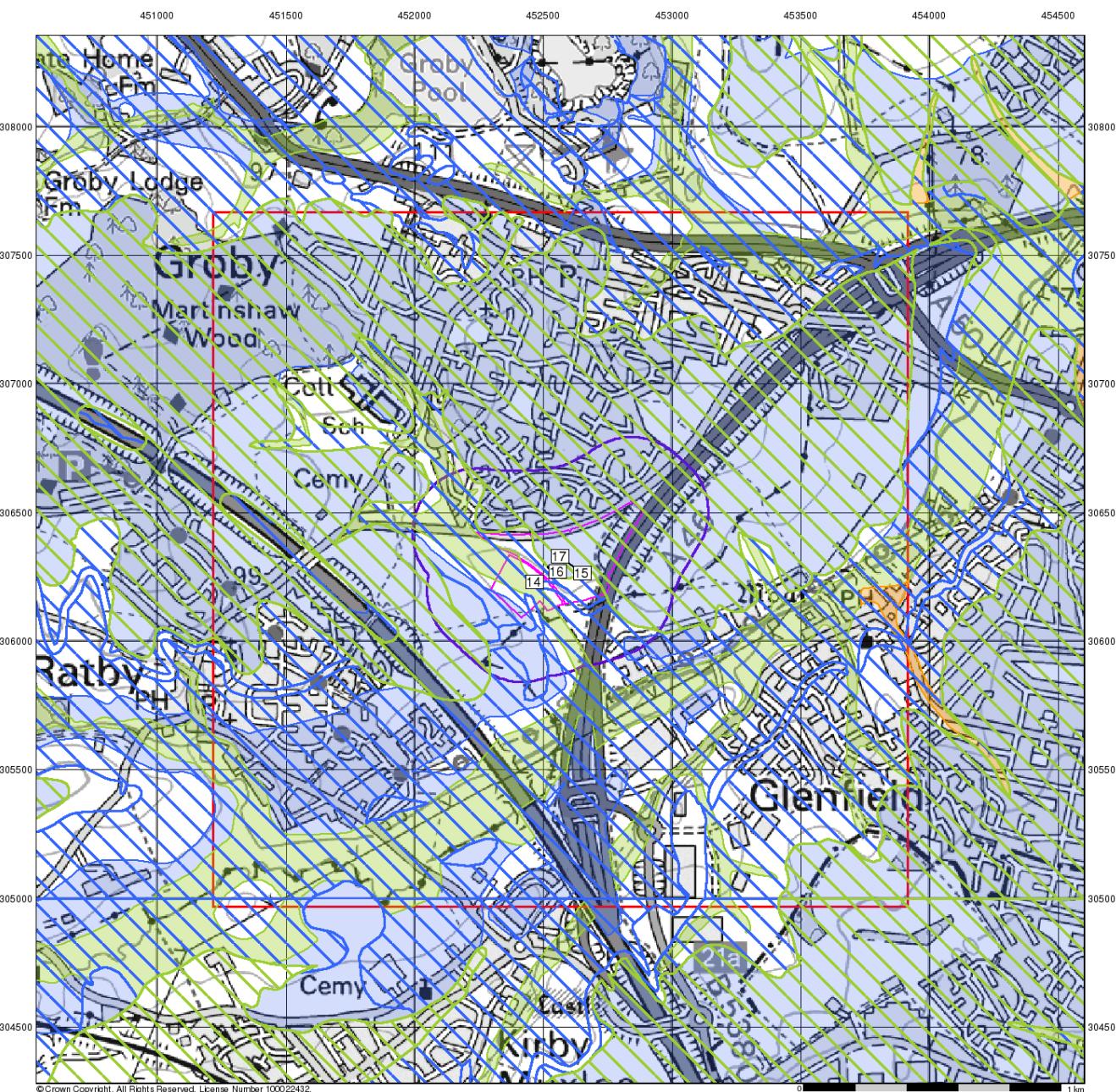


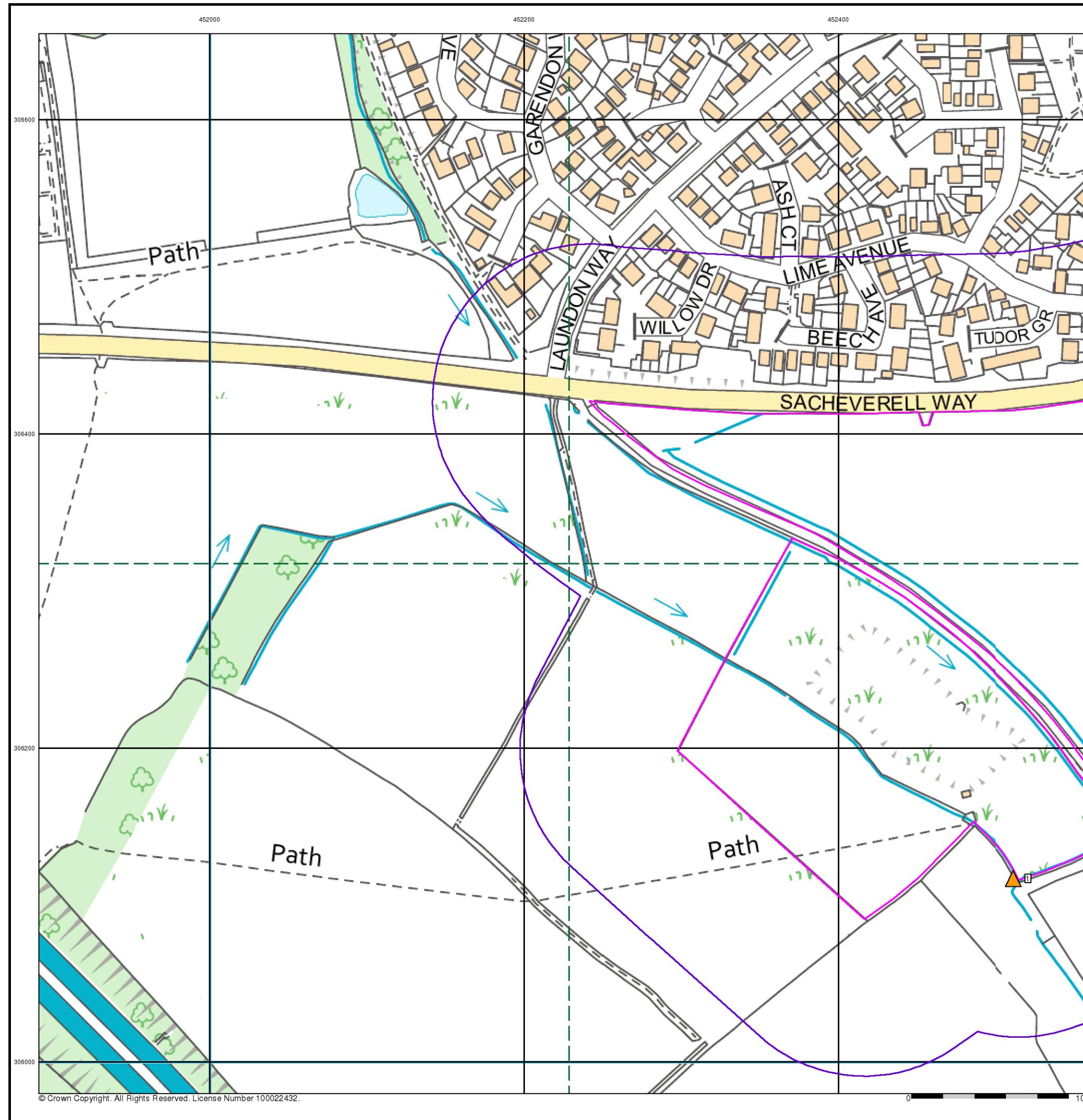
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Site Details

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Historical Land Use Information (1:2,500)

General

Specified Site Specified Buffer(s) Bearing Reference Point Map ID
 Several of Type at Location

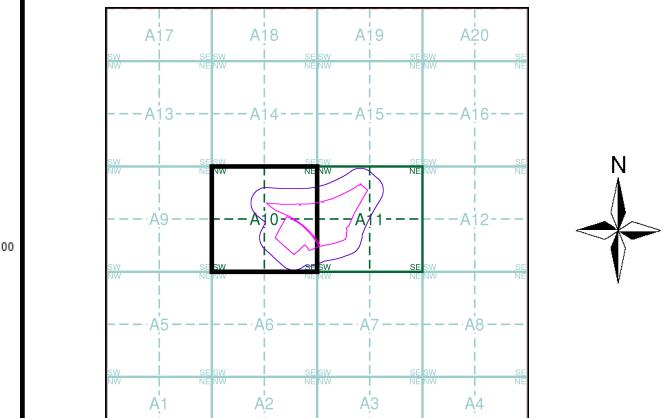
Potentially Contaminative Industrial Uses (Extractive Industries Activity)

Point	Line	Polygon
▲	—	■
▲	—	■
▲	—	■
▲	—	■
▲	—	■
▲	—	■

Subterranean Features

Point	Line	Polygon
▼	—	■

Mining and Ground Stability - Segment A10

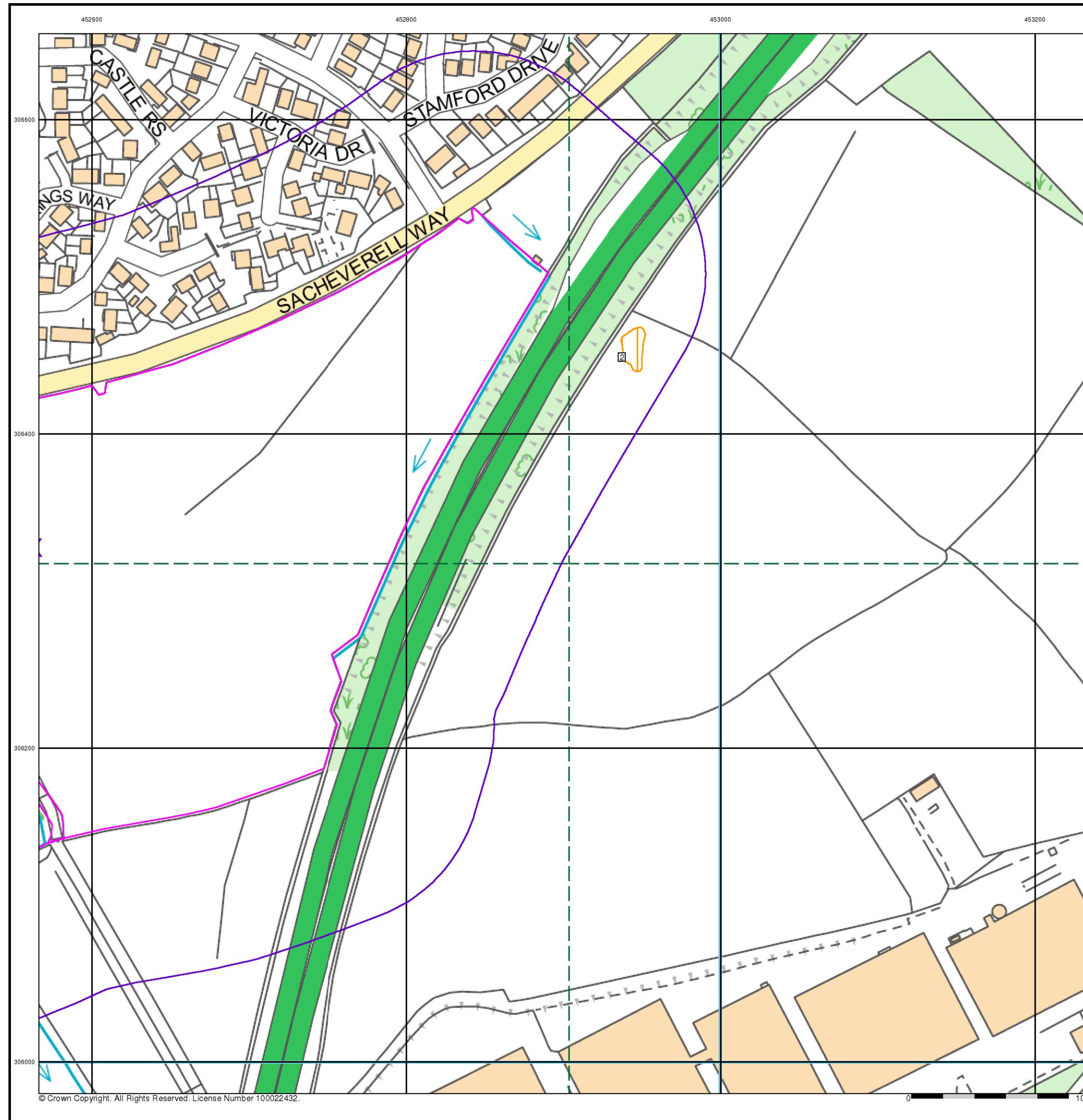


Order Details

Order Number: 353836700_1_1
 Customer Ref: D44049
 National Grid Reference: 452560, 306330
 Slice: A
 Site Area (Ha): 14.11
 Plot Buffer (m): 100

Site Details

Land south of Sacheverell Way, Groby



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Historical Land Use Information (1:2,500)

General

Specified Site Specified Buffer(s) Bearing Reference Point Map ID
Several of Type at Location

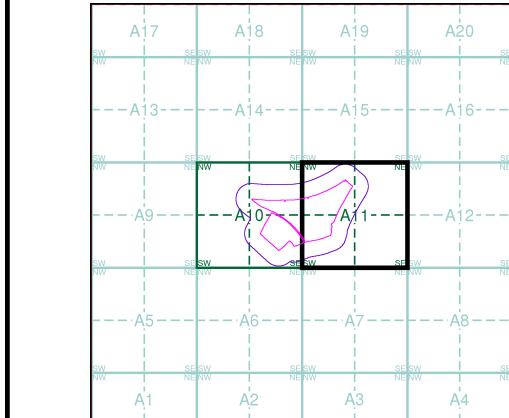
Potentially Contaminative Industrial Uses (Extractive Industries Activity)

Point	Line	Polygon
▲	—	■
▲	—	■
▲	—	■
▲	—	■
▲	—	■
▲	—	■

Subterranean Features

Point	Line	Polygon
▼	—	■

Mining and Ground Stability - Segment A11



Order Details

Order Number: 353836700_1_1
Customer Ref: D44049
National Grid Reference: 452560, 306330
Slice: A
Site Area (Ha): 14.11
Plot Buffer (m): 100

Site Details

Land south of Sacheverell Way, Groby

APPENDIX IX

Conditions & Limitations

Conditions & Limitations

Phase I Desk Studies

1. Works undertaken to provide the basis of the Phase I Desk Study report comprise a review of information available from a number of sources/parties (potentially also including the Client) together with a walk over of the site (where applicable and included within the quotation). The opinions given in the Phase I Desk Study are based on the information available from third parties/sources that has been obtained within the available timeframe. GeoDyne Limited assumes all third party information to be true and correct and therefore cannot accept liability for the accuracy of such information supplied.
2. Should additional information become available that may affect the comments and opinions made within the Phase I Desk Study, GeoDyne Limited reserves the right to review such information and make modifications to comments/opinions as appropriate.
3. It should be borne in mind that a Phase I Desk Study collates available information to generate a conceptual model of the site. The actual geotechnical and environmental considerations can only be fully quantified by intrusive investigation works to confirm the accuracy of the conceptual site model.

Phase II Intrusive Investigations

1. Our quotation assumes that access to the site will be arranged by others at no cost to ourselves.
2. We have assumed that free access is available throughout to the entire site and that works can be undertaken during a single mobilisation. Where restricted access is encountered, or where additional unscheduled mobilisations are required, additional costs may be incurred to the client.
3. We have assumed that all available information relating to buried services will be supplied by the Client at no cost to ourselves. No responsibility will be accepted for damage to underground services that have not been brought to our prior attention by the Client.
4. All excavations/boreholes will be backfilled with compacted arisings upon completion, with any excess arisings left proud of ground levels. Excess arisings will not be removed from the site unless specifically requested by the Client. Where we are requested to remove excess arisings, all associated costs will be passed to the Client.
5. We will attempt to leave the site in a clean and tidy state, however, it must be understood that some disturbance of the site is unavoidable during intrusive works.
6. Exploratory holes are positioned approximately on site by GeoDyne Limited. Should the client require precise locations of all exploratory points, additional fees will be incurred. It must be borne in mind that backfilled trial pits can create 'soft spots', therefore, should the Client wish to designate 'no dig' zones, for example under the footprint of proposed structures, these must be brought to our attention prior to commencement of works.
7. Groundwater observations relate to conditions encountered at the time of investigation. It must be understood that groundwater levels may vary as a result of recent climatic conditions or seasonal variation.
8. Trial pits and boreholes examine only a small proportion of the total site area. No liability can be accepted for conditions not revealed in exploratory holes, particularly between positions. All extrapolations of available data are given in good faith.

Payment

1. Payment terms are strictly 28 days from the invoice date.
2. Prior to commencement of works, we require receipt of formal written instruction from the party accepting full financial responsibility for the work. In the absence of such an instruction, we would expect the instructing Consulting Engineers/Architects to accept full financial responsibility for the works.
3. Receipt of instruction to commence work shall be taken as acceptance and compliance of the foregoing conditions.

Liability

1. GeoDyne Limited offer £5,000,000.00 Professional Indemnity Insurance (in aggregate over the year). This shall be the limit of our liability for works undertaken. No individual liability shall be implied to, or accepted by, any employee for works undertaken for and on the behalf of GeoDyne Limited.

