

Station Road East, Stowmarket

Former Use:	Various Industrial Uses, including a malthouse and a coal yard
Client:	Cameron Hamilton Homes Ltd
Value:	£undisclosed
Size:	<1 Hectares

The site was occupied by three separate businesses. Uses at the time comprised vehicle workshop, former Food Services empty cold storage warehouse and a used car business. Historically the surrounding land was comprised malthouses, a Coal Yard and later a depot.

The Client proposed to redevelop the site as a block of flats with associated hardstanding and two small areas of soft landscaping.

Provectus completed a geo environmental site investigation at the site that revealed that an area of significant hydrocarbon contamination lay under part of the footprint of the proposed new building.

A remedial options appraisal of the site revealed that the removal of all material with elevated concentrations of contaminants on the site was not likely to be economically viable with respect to the proposed development. To achieve the remedial objectives it was therefore proposed to adopt a combined approach comprising removal and in-situ treatment of the source material as indicated below:



- Excavation and removal of significant hydrocarbon impacted materials in the south eastern part of the site. The area of excavation was dependent on the identified areas from the site investigations and all impacted materials above the agreed values within this area were removed. The soil was removed to a maximum depth of 2m below existing ground level (above the identified groundwater table).
- In-situ treatment of hydrocarbon contaminated groundwater in the south eastern part of the site by means of introducing an In-Situ Submerged Oxygen Curtain (ISOCTM) into the underlying aquifer.
- Construction of a cover layer across the site.
- Installation of gas protection measures to buildings