

## ITEM No ...3.....

**REPORT TO: COMMUNITY SAFETY & PUBLIC PROTECTION COMMITTEE – 26 APRIL 2021**

**REPORT ON: CONTAMINATED LAND STRATEGY - SITE INVESTIGATION CONTRACTS**

**REPORT BY: EXECUTIVE DIRECTOR OF NEIGHBOURHOOD SERVICES**

**REPORT NO: 121-2021**

### **1.0 PURPOSE OF REPORT**

1.1 To seek Committee's approval of the proposed on-going site investigation work associated with the council's statutory contaminated land responsibilities and also update Committee on the projects undertaken in 2020/21.

### **2.0 RECOMMENDATIONS**

2.1 It is recommended that Committee notes the contents of this report in respect of the site investigations undertaken during 2020/21, and authorises the Head of Design and Property to instruct the required site investigation and remedial works up to the value of £70,000 in financial year 2021/22, as outlined in section 4.3 of this report.

### **3.0 FINANCIAL IMPLICATIONS**

3.1 The Executive Director of Corporate Services advises that the above expenditure can be met in 2021/22 from allowances for Contaminated Land within the Service Provision section of the General Services Capital Plan 2021-26.

### **4.0 MAIN TEXT**

4.1 The Environmental Protection Act 1990 places a statutory duty upon local authorities to inspect land within its area for the purposes of identifying and remediating contaminated land. Dundee City Council carries out this work under the terms of its agreed Contaminated Land Strategy.

4.2 Since the adoption of the above strategy, substantial progress has been made with the prioritisation of sites for inspection, the preparation of Phase 1 (desk-based) study reports and Phase 2 (physical or intrusive) site investigations. The table contained in Appendix 1 of this report details the projects that were undertaken in 2020/21. In 2021/22, it is proposed to continue with the strategy of focusing investigations on sites that have the most potential to have contamination, such as former industrial sites, sites that have held petroleum licences and infilled land, with consideration given to the sensitivity of the current use, such as residential or food growing, and sites identified by SEPA and the Scottish Land Commission as causing concern due to the impact on local communities due to being persistently derelict.

4.3 In line with the Council's procurement procedures, the Site Investigation Contract Framework was tendered through Public Contract Scotland. Six contractors were selected based on the assessment of their submission, with 100% quality weighting. Site Investigation works will be procured by mini competition on Public Contract Scotland and tender returns, from the six selected Contractors, assessed on 100% cost weighting. Where specialist consultancy services are required, this will be procured via Public Contract Scotland, assessed on a mixture of cost and quality weighting as is appropriate to the nature of the work. Subject to the recommendation at 2.1 being approved by Committee, the total value of all works packages will be managed by the Design and Property division and contained within the £70,000 sum. No further Committee approval would be required for each of the individual works packages. This contract was due for renewal in August 2020, but has been extended until 31<sup>st</sup> March 2022.

4.4 It is proposed that Neighbourhood Services continue to identify appropriate sites for investigation or remediation as indicated in section 4.2, being mindful of ongoing Coronavirus restrictions. The Service will continue to work with the Head of Design and Property to prepare tenders for each work package and to ensure adherence to the requirements of the Construction (Design and Management) Regulations 2015. This will avoid delays in carrying out these works and will ensure best value is achieved from the available budget. An allowance of £10,500 has been made for professional fees associated with the above, giving a total estimated expenditure of £70,000.

## **5.0 POLICY IMPLICATIONS**

5.1 This report has been subject to an assessment of any impacts on Equality and Diversity, Fairness and Poverty, Environment and Corporate Risk. A copy of the Impact Assessment is available on the Council's website at [www.dundee.gov.uk/ia](http://www.dundee.gov.uk/ia).

## **6.0 CONSULTATIONS**

6.1 The Council Management Team were consulted in the preparation of this report and agree with its contents.

## **7.0 BACKGROUND PAPERS**

7.1 **None**

Elaine Zwirlein  
**Executive Director of Neighbourhood Services**

Tom Stirling  
**Head of Community Safety and Protection**

30 March 2021



## Appendix 1-Site Investigations in 2020/21

It should be noted that investigations were limited due to COVID restrictions.

Location	Type of Site Investigations	Status
	<b>Completed Projects</b>	
Queen Street Garden, Broughty Ferry	Remediation due to presence of lead in soils	Completed
	<b>Works On-going</b>	
Former Gallowhill, Craigie and Baxter Quarries – Area A3 & A4	Specialist risk assessment software has been purchased and training completed	Ongoing
Kilspindie Road, Dunsinane Industrial Estate	Monitored natural attenuation of groundwater following primary contamination removal of source of chlorinated solvents.	On-going monitoring programme in place as agreed with SEPA to demonstrate success of remediation and downward trend.
Fintry Community Garden	Soil sampling and risk assessment.	Ongoing
Mid-Craigie Trading Estate	Soil and groundwater sampling.	Ongoing
Marchbanks council depot	Use of oil absorbent socks to remove diesel oil from existing monitoring wells	Ongoing. Currently paused - access issues.