

REPORT TO: ENVIRONMENT COMMITTEE – 9th JUNE 2014

REPORT ON: CONTAMINATED LAND STRATEGY - SITE INVESTIGATION CONTRACTS

REPORT BY: DIRECTOR OF ENVIRONMENT

REPORT NO: 236-2014

1.0 PURPOSE OF REPORT

To seek approval for the on-going site investigation work associated with the council's statutory contaminated land responsibilities and update Committee on the projects undertaken in 2013/2014.

2.0 RECOMMENDATIONS

- 2.1 It is recommended that Committee notes the contents of this report and authorises the City Engineer to instruct the required site investigation works up to the value of £100,000 in financial year 2014/15, through the existing Unit Rate Contract.

3.0 FINANCIAL IMPLICATIONS

- 3.1 The Director of Corporate Services advises that the above expenditure can be met from allowances within the Council's Capital Budget 2014/15 (p22) – Open Space – Contaminated Land.

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, includes the preparation of Phase 1 (desk-based) study reports, and Phase 2 (physical or intrusive) site investigations. The table and location plans contained in Appendix 1, 2 and 3 of this report details the projects that were undertaken in 2013/2014. In 2014/2015 it is the intention to focus investigations on sites that formerly held petroleum licences, areas of historically infilled land, and former industrial sites that are now residential, and may pose a potential risk to residents.
- 4.3 Reference is made to Article V of the Policy and Resources Committee of 19th August 2013 when the use of the Unit Rate Contract for contaminated land works was agreed and updated.
- 4.4 It is proposed that the Environment Department continue to identify appropriate sites for investigation or remediation as indicated in section 4.2. The Department will continue to work with the City Engineer to prepare tenders based on the Unit Rate Contract for each work package. This will avoid delays in carrying out these works and will ensure best value is achieved from the available budget. An allowance of £10,000 has been made for professional fees associated with the above, giving a total estimated expenditure of £100,000.

5.0 POLICY IMPLICATIONS

This report has been screened for any policy implications in respect of Sustainability, Strategic Environmental Assessment, Anti-poverty, Equality Impact Assessment and Risk Management.

The major issues identified are:

5.1 Sustainability

5.1.1 The sustainability policy principles that are addressed in this report are:-

- ensure compliance with relevant environmental legislation and related policy guidance; and
- monitor remediation of contaminated land and reduce land dereliction throughout the city.

5.1.2 The acceptance of the contents of this report will assist the Council in meeting its statutory obligations in relation to the remediation of contaminated land within the city.

6.0 CONSULTATIONS

6.1 The Chief Executive, Director of Corporate Services, Head of Democratic and Legal Services and Director of City Development have all been consulted in relation to this report.

7.0 BACKGROUND PAPERS

7.1 None

Ken Laing
Director of Environment

Kenny Kerr
Head of Environmental Protection

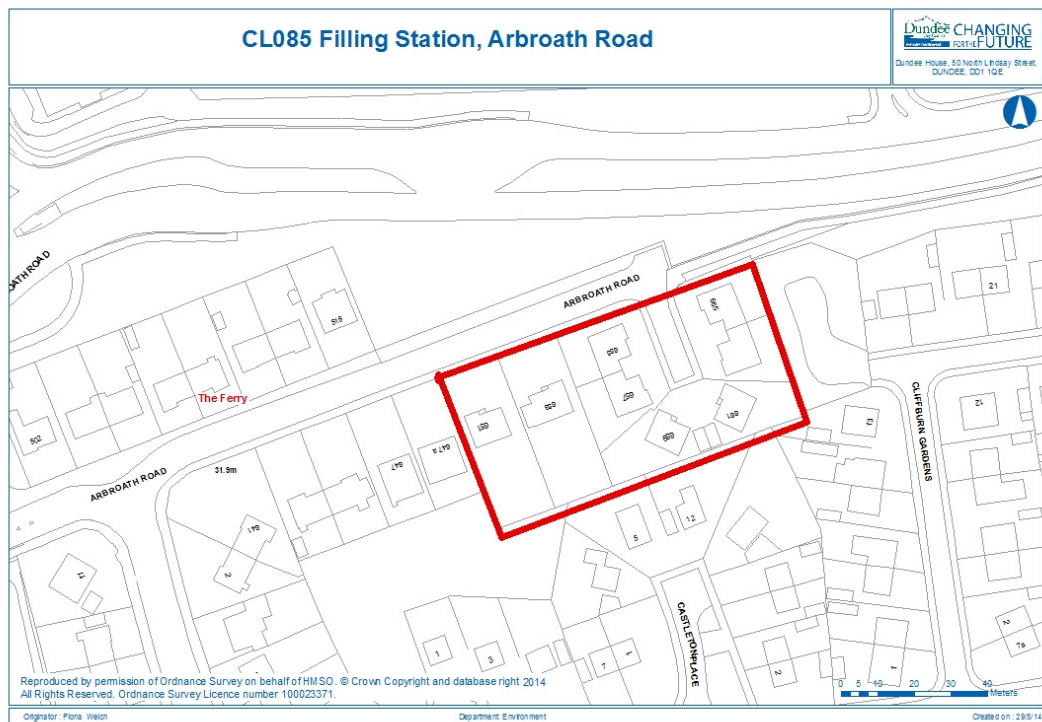
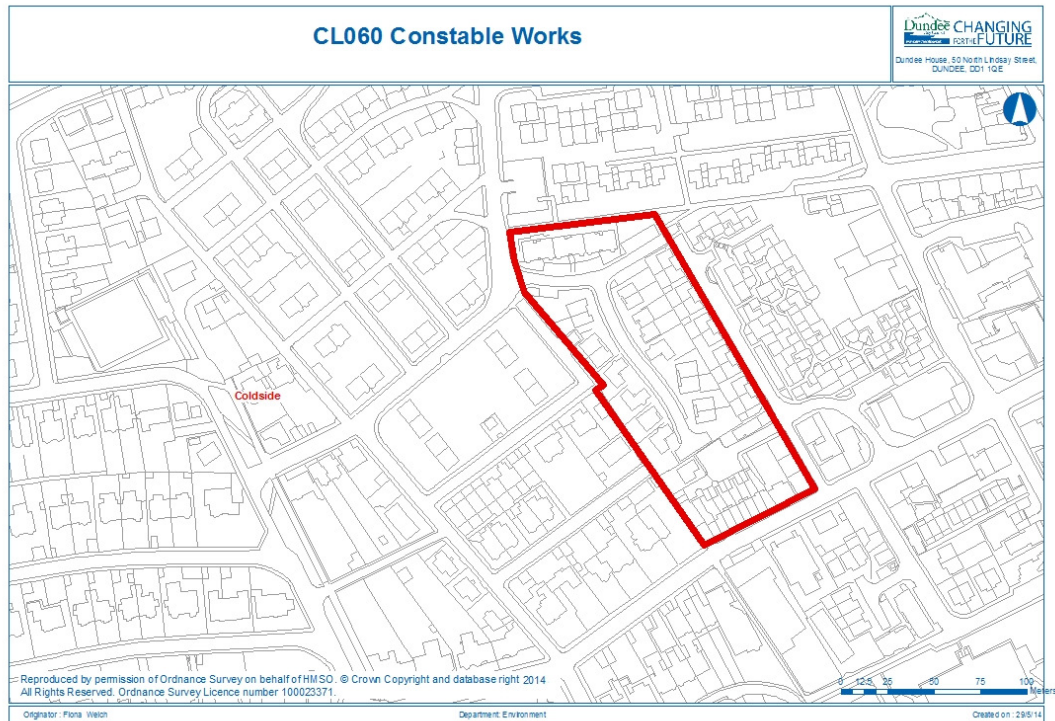
13th May 2014

APPENDIX 1

Location	Type of Site Investigations	Status
Completed Projects		
Constable Works	Soil sampling	Complete / site suitable for current use
Arbroath Road filling station	GPR, soil, vapour and water monitoring	Complete / site suitable for current use
Lower Seafield Works & cooling ponds	Soil sampling	Complete/ site suitable for current use
Geophysical survey work (various sites)	Ground Penetrating Radar (GPR)	Investigation Works Complete
Works On-going		
Upper Seafield Works	Review existing data against new guidance on asbestos.	On-going.
Hillbank Linen Works	Review existing data against new guidance on asbestos.	On-going
Rockwell Works	Review existing data against new guidance on asbestos and new screening levels (C4SL) recently published in England.	On-going
Kilspindie Road	Groundwater monitoring	Primary remediation complete. On-going monitoring programme in place as agreed with SEPA to monitor the natural attenuation of chlorinated solvents and demonstrate efficacy of source removal works.
Midmill Gas holder (Drumgeith Road)	Gas, surface and groundwater monitoring	Primary remediation complete, ongoing monitoring of gas, ground and surface water by land-owner to prove efficacy of works to date.
Charleston Quarry	Gas monitoring	On-going (further gas monitoring information required to fully characterise the site)
Marchbanks	Gas and groundwater monitoring including drainage network	On-going. Further water and gas monitoring required to fully characterise the site, prior to submission of information to SEPA.

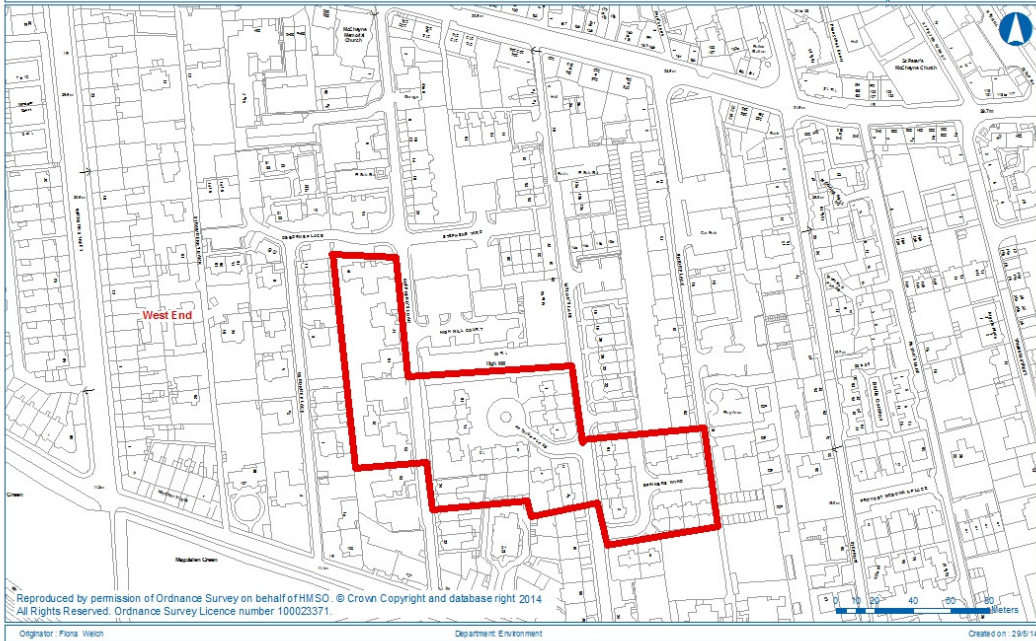
APPENDIX 2

Completed Projects 2013/2014



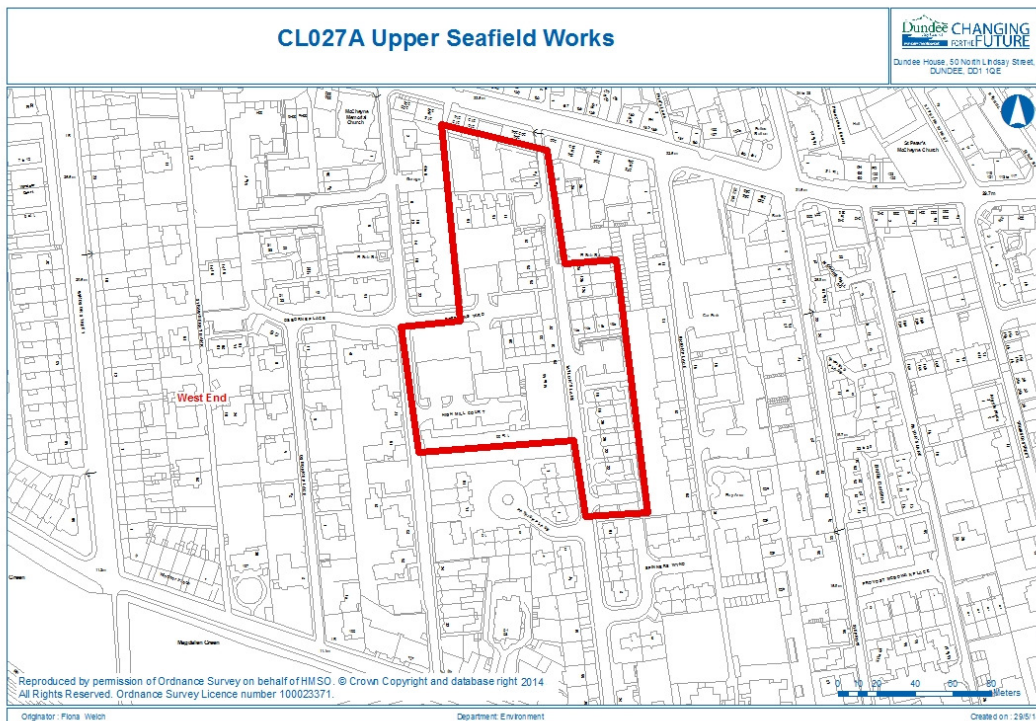
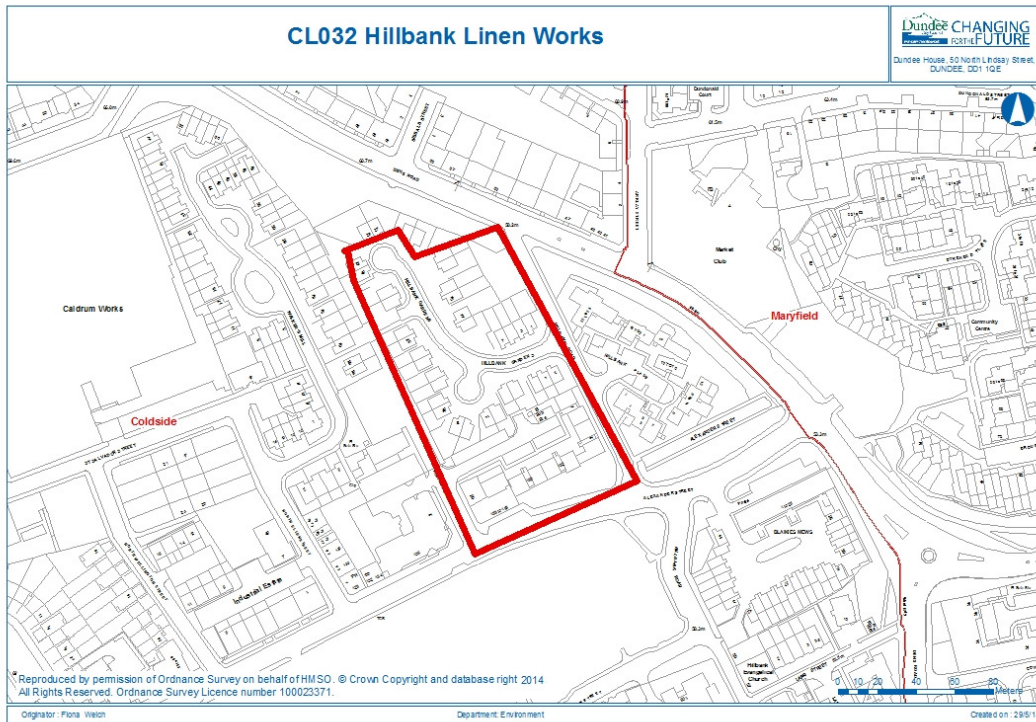
CL027B Lower Seafield Works (and Cooling ponds)

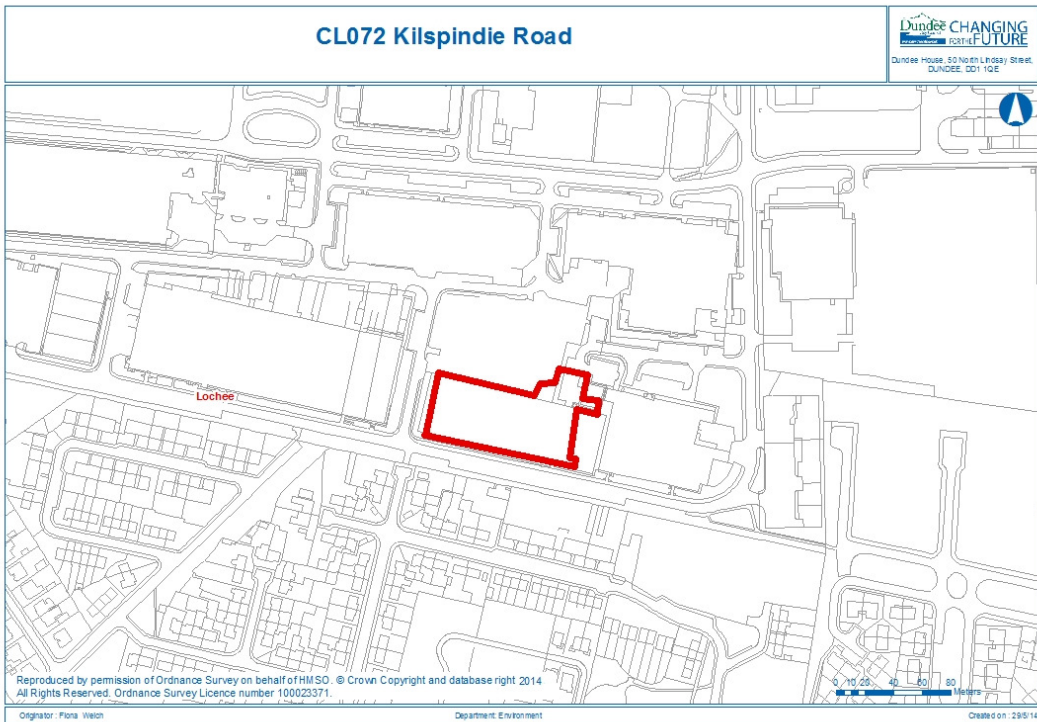
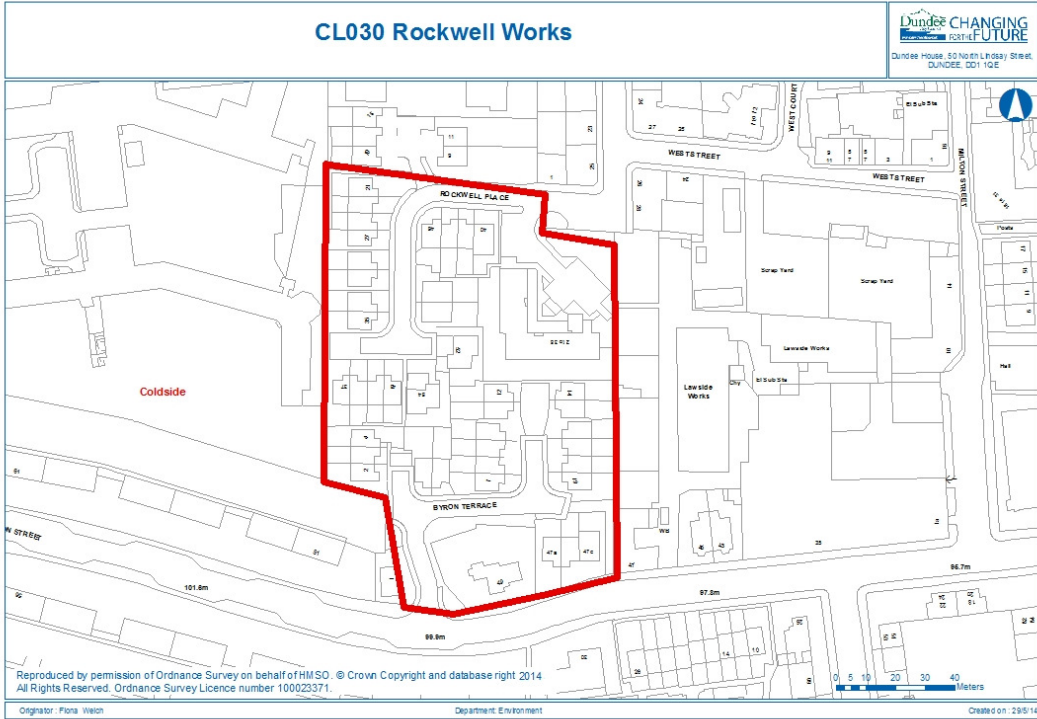
Dundee CHANGING
the FUTURE
Dundee House, 50 North Lindsay Street,
DUNDEE, DD1 1QE



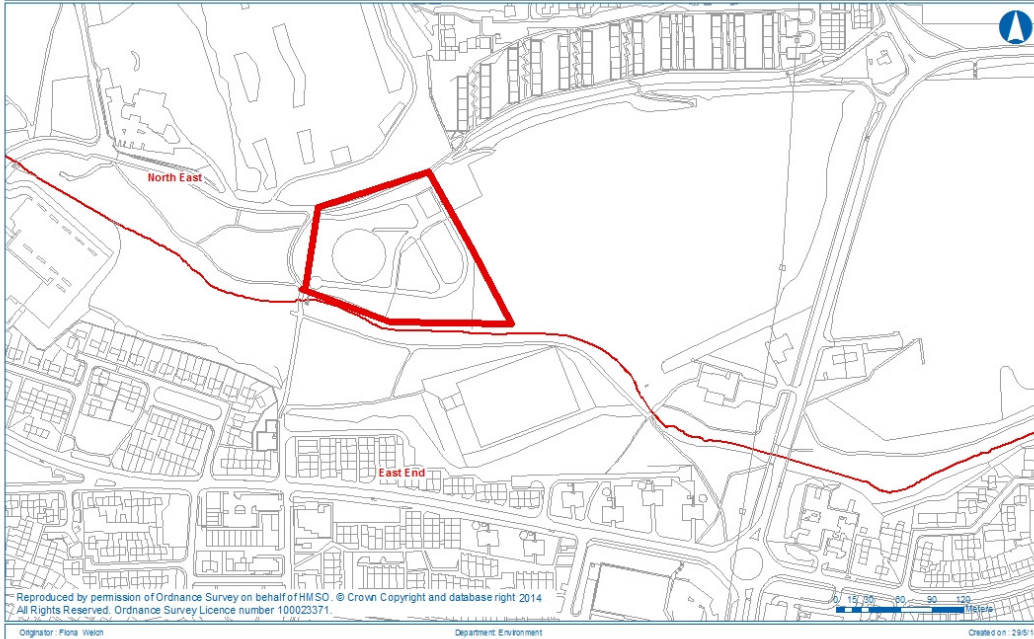
APPENDIX 3

Ongoing Projects





CL071 Midmill Gas Holder

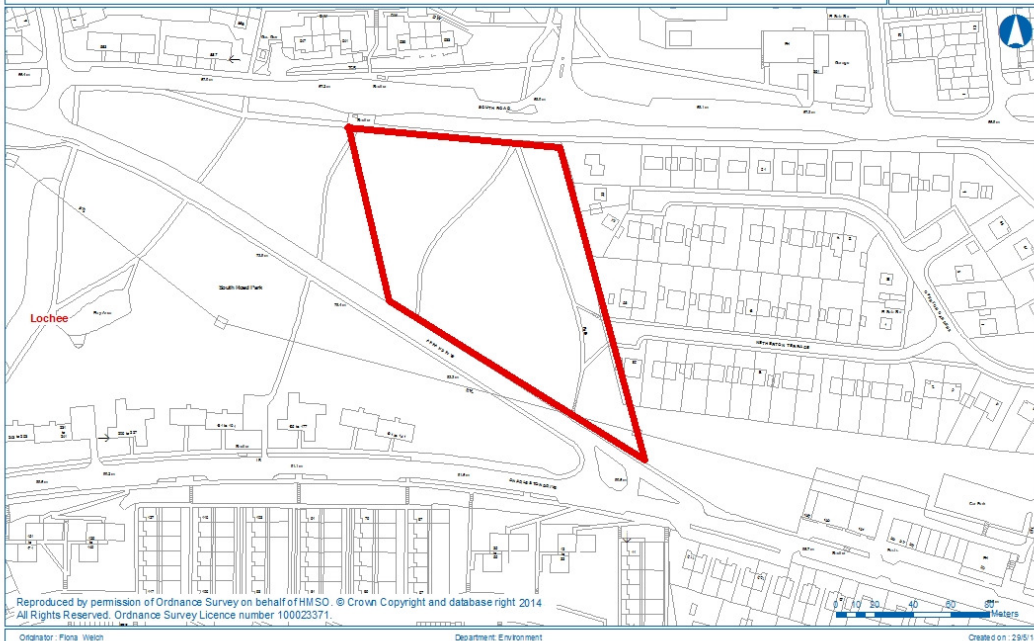


Originator: Fiona Welch

Department: Environment

Created on: 2/9/14

CL004 Charleston Quarry



Originator: Fiona Welch

Department: Environment

Created on: 2/9/14

CL089 Marchbanks diesel

