

Site Investigation Report

Auger Ref:

148967.1.TSI



Job Information

Client	Questgates
Client ref	QG1S1223419
Visit date	24/03/2023
Report date	24/04/2023

Job Summary

- ✓ 2 trial holes undertaken. [Read more.](#)
- ⚠ Requested root samples not taken. [Read more.](#)



Job Information

Overview

Brief

Auger were commissioned by Questgates to undertake a site investigation within the area of concern (AOC) at the property.

Findings

Trial Hole Findings

Within TH1 we revealed the footing and augered to the required depth (3m) in the proposed location. We took soil samples. No roots were found in the TH, so no samples were taken. These measurements are shown in Trial Hole Log 1 below.

Within TH2 we revealed the footing and augered to the required depth (3m) in the proposed location. We took soil and root samples. These measurements are shown in Trial Hole Log 2 below.

Photographs

Trial Hole 1

Fig 1.1: Trial Hole 1 Location



Fig 1.2: Trial Hole 1 Footing



Trial Hole 2

Fig 2.1: Trial Hole 2 Location

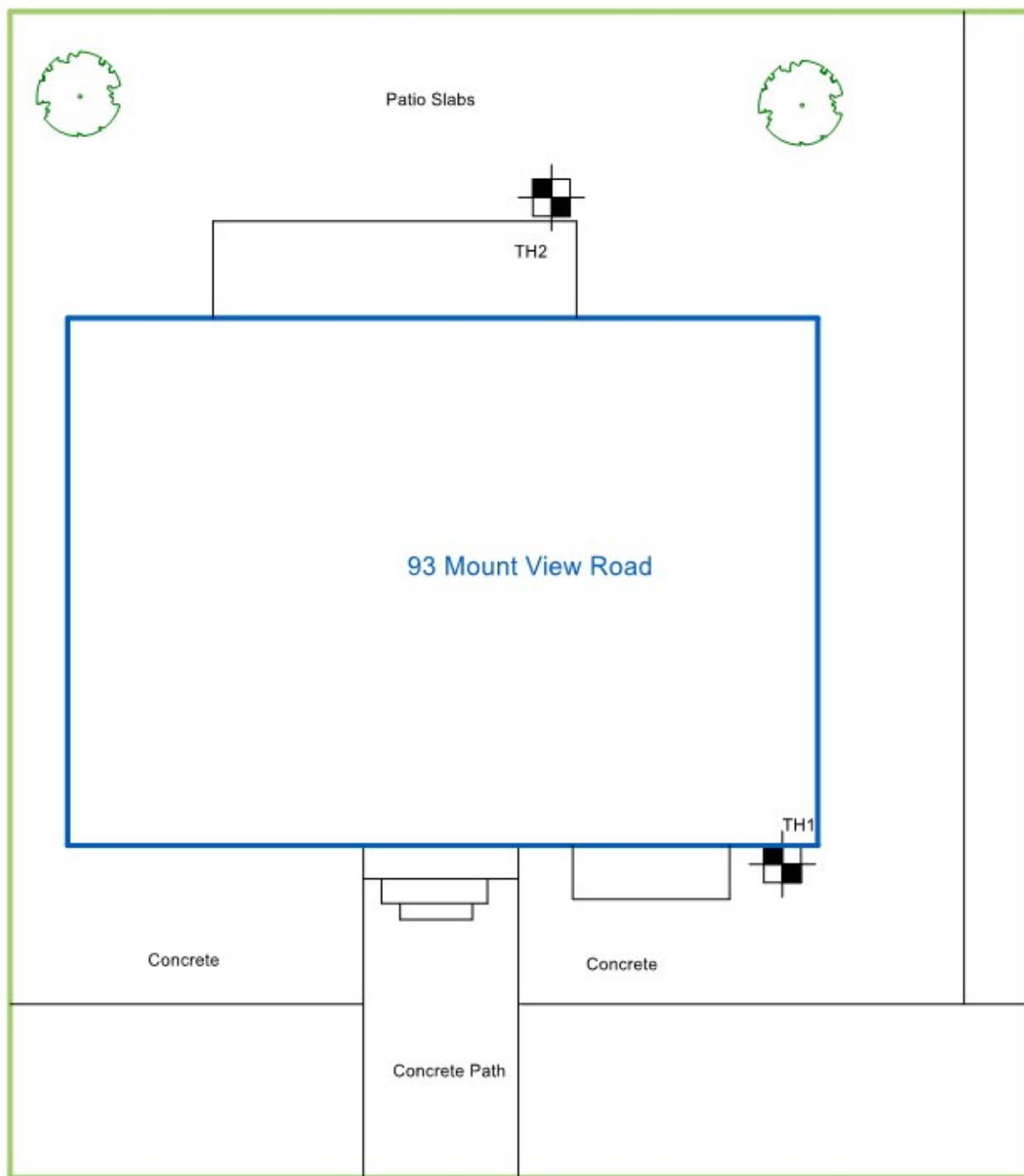


Fig 2.2: Trial Hole 2 Footing



Fig 3.1: Rear of property

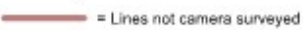
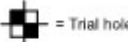
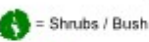
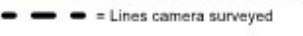
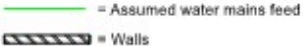
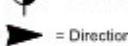




FRONT OF PROPERTY

This drawing should be used for diagrammatic purposes only. Auger are not responsible or liable for any 3rd party works undertaken using the details outlined in this drawing. Confirmation of the drainage configuration can only be confirmed by excavation or detailed technical survey.

LEGEND

	= Manhole (MH)		= Blockage / Collapse		= Lines not camera surveyed		= Trial hole		= Shrubs / Bush
	= Inspection Chamber (IC)		= Soil Vent Pipe (SVP) / WC		= Lines camera surveyed		= Borehole		= Hedge
	= Inspection Point (IP)		= Combined Waste Gully (CWG) / Foul Waste Gully (FWG)		= Assumed water mains feed		= Direction of flow		= Tree
			= Rainwater Gully (RWG)		= Walls		= Gate / Door		= Steps
			= Rainwater Pipe (RWP)		= Fences				
					= Building Outline				



Trial Hole Log No.1

Location: Front RHC

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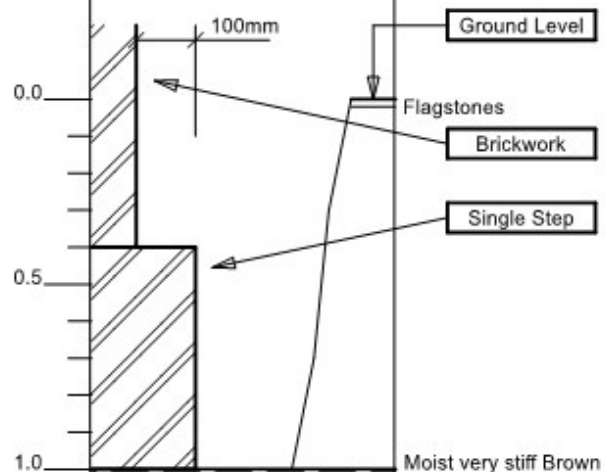
Depth (m)	Symbolic Log	Strata Description	Insitu Tests		Soil Sample	Root Sample
			SV(19)			
0.0		Ground Level				
		Concrete				
		Brickwork				
0.5		Single Step				
1.0		Moist very stiff Brown silty CLAY	82kpa		Soil @ 1m	
1.5		Moist very stiff Brown silty fine to medium gravelly CLAY	82kpa		Soil @ 1.5m	
2.0		Moist very stiff Brown silty CLAY	88kpa		Soil @ 2m	
2.5		Moist very stiff Brown silty fine to medium gravelly CLAY	88kpa		Soil @ 2.5m	
3.0		TRIAL HOLE TERMINATED	92kpa			



Trial Hole Log No.2

Location: Rear RHC of lean too

Job Ref:
148967.1.TSI

Depth (m)	Symbolic Log	Strata Description	Insitu Tests		Soil Sample	Root Sample
			SV(19)			
0.0		Ground Level				
		Flagstones				
		Brickwork				
		Single Step				
0.5						
1.0		Moist very stiff Brown silty CLAY	80kpa		Soil @ 1m	Root @ 1m
1.5		Moist very stiff Brown slightly fine gravelly silty CLAY	80kpa		Soil @ 1.5m	
2.0		Moist very stiff Brown silty CLAY	88kpa		Soil @ 2m	
2.5			90kpa		Soil @ 2.5m	
3.0		TRIAL HOLE TERMINATED	90kpa			



Root identification
Vegetation surveys
Tree/Building investigations
Plant taxonomy

Richardson's Botanical Identifications

Auger Solutions

Auger House

Cross Lane

WALLASEY

Wirral CH45 8RH

Dr Ian B K Richardson
BSc, MSc, PhD, MRSB, FLS
James Richardson
BSc (Hons. Biology)

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49-51 Whiteknights Road
Reading
RG6 7BB

Tel: (0118) 986 9552 *(Direct line)*

E-mail: richardsons@botanical.net

Web: www.botanical.net

03/05/2023

Your ref: **148967-1-1**

Our ref: **86/4313**

Dear Sirs

Root ID

The samples you sent in relation to the above on 24/03/2023 have been examined. Their structures were referable as follows:

TH2, 1.0m		
1 no.	Examined root: most like ACER (Maples, Sycamores). In its absence, our next suggestions would be CARPINUS (Hornbeam) and also AESCULUS (Horse Chestnut and related Buckeyes). This was a very IMMATURE sample - less than 0.15mm in diameter.	Alive, recently*.
1 no.	Microscopic examination showed insufficient cells for recognition.	

Click here for more information: [ACER](#) [AESCULUS](#) [CARPINUS](#)

I trust this is of help. Please call us if you have any queries; our Invoice is enclosed.

Yours faithfully

Dr Ian B K Richardson

* Based mainly on the Iodine test for starch. Starch is present in some cells of a living woody root, but is more or less rapidly broken down by soil micro-organisms on death of the root, sometimes before decay is evident. This result need not reflect the state of the parent tree.

** Try out our web site on www.botanical.net **

Unit 3 & 4,
 Heol Aur,
 Dafen Ind Estate,
 Dafen
 Llanelli,
 Carmarthenshire,
 SA14 8QN

***The testing results contained within this report have been performed by GSTL a UKAS accredited laboratory on behalf of Auger.**

 Auger House,
 Cross Lane,
 Wallasey,
 Wirral,
 CH45 8RH

Summary Of Claim Details

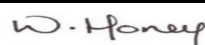
Policy Holder	
GSTL Job Reference	65580
SI Date	24/03/2023
Issue Date	24/03/2023
Report Date	14/04/2023
Auger Reference	148967.1.2.RSS
Insurance Company	Zurich
LA Claim Reference	QG1S1223419
LA Co. Reference	Questgates Subsidence

This certificate is issued in accordance with the accreditation requirements of the United Kingdom Accreditation Service. The results reported herein relate only to the material supplied to the laboratory. This certificate shall not be reproduced except in full, without the prior written approval of the laboratory.

Checked and approved

14/04/2023

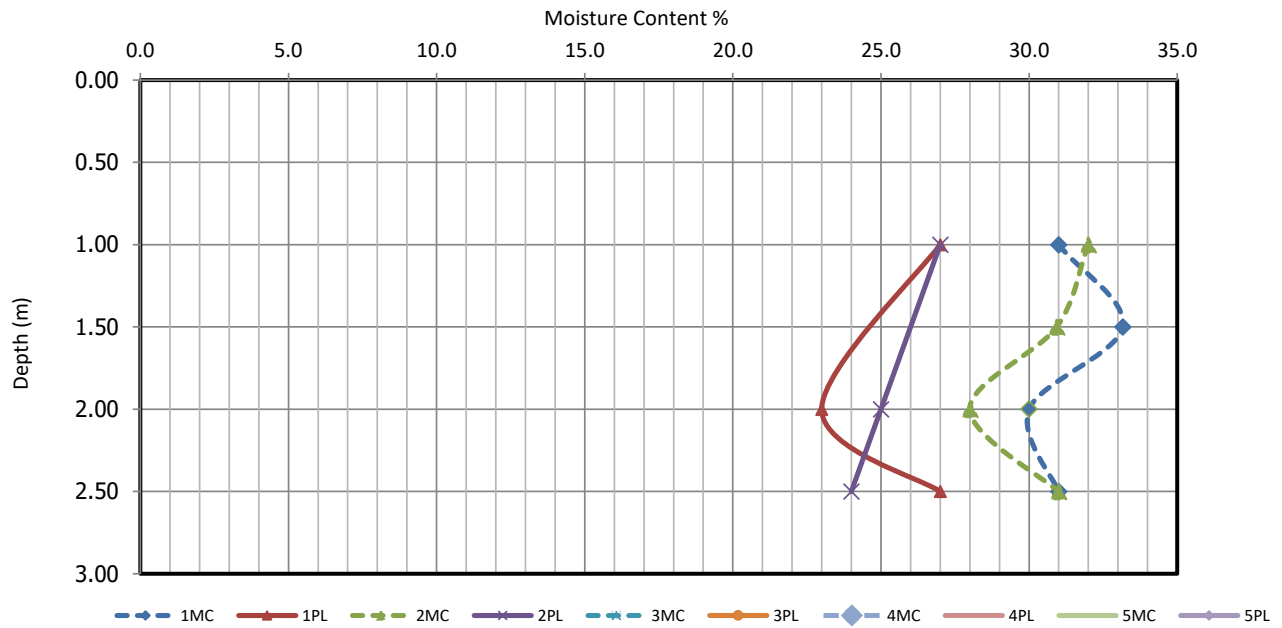
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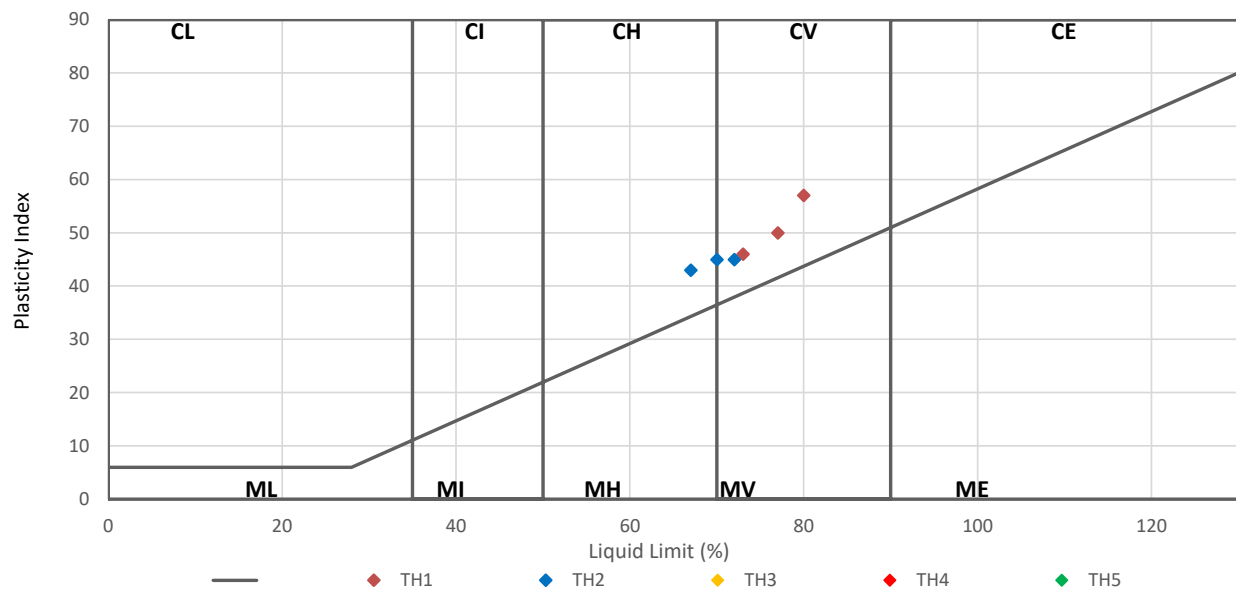

2788



Test Operator
Jason Smith



PLASTICITY CHART FOR CASAGRANDE CLASSIFICATION
BS 5930:1999+A2:2010



Modified Plasticity Index (PI) <10 : Non Classified
 Modified PI = 10 to <20 : Low volume change potential (LOW VCP)
 Modified PI = 20 to <40 : Medium volume change potential (Med VCP)
 Modified PI = 40 or greater : High volume change potential (HIGH VCP)

The Atterberg Limits May also be used to classify the volume change potential of fine soils using the National House building system, as given in the NHBC's Standards Chapter 4.2 (2003) "Building Near Trees"

Test Operator

Jason Smith