



Wargrave Tennis Club
Recreation Ground
Wargrave, Berkshire, RG10 8BG
5th February 2025

Land Contamination Assessment

Applicant: Michael Simpson, Chairman

Site Address: Wargrave Tennis Club, Recreation Ground, Wargrave, Berkshire RG10 8EP

1. Introduction

This Land Contamination Assessment has been prepared in support of the planning application for the installation of a temporary pop-up padel court at Wargrave Tennis Club. The proposed site falls within an area designated as contaminated land on Wokingham Borough Council's Planning Constraints map. However, this assessment demonstrates that the proposal presents no risk of contamination exposure due to the nature of the installation and the existing site conditions.

2. Site Description and History

- **Current Use:** The proposed padel court will be installed on one of the eight existing tennis courts at Wargrave Tennis Club, which has a sealed tarmac surface.
- **Ground Conditions:** The site is an established sports facility with a long-standing impermeable surface, preventing direct exposure to any underlying contaminants.
- **No Earthworks Required:** The proposed padel court is a non-permanent, modular structure that does not require any foundation excavation, ground penetration, or soil disturbance.

3. Nature of the Proposed Development

The proposed development consists of a pop-up padel court, which:

- Sits entirely above ground with no requirement for excavation or subsurface works.
- Maintains the existing tarmac surface without alteration, preserving the current site conditions.
- Can be fully removed without any residual impact on the land.

Given these characteristics, there is no potential for contamination pathways to be created.

4. Risk Assessment

Risk Factor	Assessment
Potential for Contaminant Exposure	None – The court is installed on an impermeable tarmac surface, preventing direct contact with any underlying contamination.
Disturbance of Contaminated Ground	None – No excavation or ground penetration will occur.
Introduction of Contaminants	None – The proposal does not involve any processes that could introduce contaminants.
Impact on Human Health	None – Users of the facility will not come into contact with the underlying ground.
Impact on Water and Drainage	None – The installation does not alter surface water drainage patterns.

5. Conclusion

This assessment demonstrates that the proposed pop-up padel court at Wargrave Tennis Club presents no contamination risk due to the following reasons:

- The court is installed above ground on an existing impermeable tarmac surface, eliminating any contact with potential contaminants.
- No foundation works or soil disturbance will take place.
- The structure is temporary and fully reversible, ensuring no long-term impact on land conditions.

Given these factors, we respectfully submit that no further contamination assessment or mitigation measures are necessary for this proposal.

Contact Information:

For further inquiries or additional information, please contact Michael Simpson on 07813 800134.

Location of Proposed Padel Court (on an existing tarmac tennis court)

