



GROUNDWATER STANDING LEVEL MONITORING

Client	Westbourne Homes Limited
Project Type	Groundwater Standing Level Monitoring
Site	Ladds Garden Centre, Bath Road, Hare Hatch, RG10 9SB

Project	Version	Date
24-304.02	1	17 March 2026

1.0 INTRODUCTION

At the instruction of Westbourne Homes Limited (the Client), Aviron Associates Limited (Aviron) has undertaken standing level groundwater monitoring upon existing monitoring wells installed on 9 May 2025.

The report follows Aviron's Preliminary Risk Assessment (PRA) and Site Investigation (SI) report, referenced 24-304.01, version 2 and dated September 2025. Pertinent to this groundwater standing level assessment was the drilling of window sample boreholes WS1, WS4 and WS9 which were converted to ground gas and water monitoring wells to depths of up to 5.04m below ground level (bgl). During return monitoring on 2 and 9 June 2025 groundwater was not encountered to a depth of 5.04m bgl in WS1, nor to 4.11m bgl in WS4 and nor to 4.75m bgl in WS9.

Enclosed within **Appendix I** are **Figures 1** and **2** which provide Monitoring Well Location Plans, showing the positions of WS1, WS4 and WS9 on both existing and proposed layouts. Enclosed within **Appendix II** are Exploratory Hole Logs and Photographs, initially enclosed within the PRA and SI report.

2.0 GROUNDWATER STANDING LEVEL MONITORING RESULTS

Table 1 provides standing level groundwater 'levels' taken using an electronic dip-metre during post-investigation monitoring. Monitoring was completed upon wells installed on 9 May 2025 as part of the PRA and SI in June 2025 and following this as part of a period of 'winter' groundwater monitoring during late 2025 and early 2026.

Table 4: Groundwater Depth (bgl)			
Date	WS1	WS4	WS9
2 June 2025	Dry to 5.04m	Dry to 4.11m	Dry to 4.75m
9 June 2025	Dry to 5.04m	Dry to 4.11m	Dry to 4.75m
17 October 2025	Dry to 5.04m	Dry to 4.11m	Dry to 4.75m
14 November 2025	Dry to 5.04m	Dry to 4.11m	Dry to 4.75m
12 December 2025	Dry to 5.04m	Dry to 4.11m	Dry to 4.75m
16 January 2025	Dry to 5.04m	Dry to 4.11m	Dry to 4.75m
12 February 2025	Dry to 5.04m	Dry to 4.11m	Dry to 4.75m
12 March 2025	Dry to 5.04m	Dry to 4.11m	Dry to 4.75m

Should 'Levels' (Above Ordnance Datum – AOD) be required for groundwater measurements it is recommended a topographic survey is completed to establish a ground level directed adjacent to the monitoring wells.

Should you require further information please contact the undersigned.

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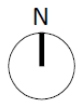
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Appendix I

Figure 1 – Existing Site Layout and Monitoring Well Location Plan

Figure 2 – Proposed Development and Monitoring Well Location Plan





Legend



Monitoring Well

Notes

Figure 1

Drawing Title

Existing Site Layout and Monitoring Well
Location Plan

Project Number 24-304.02

Project Title

Ladds Garden Village, Bath Road,
Hare Hatch, RG10 9SB

Drawn by OB

Checked by JB

Scale NTS





Legend

 Monitoring Well

Notes

Figure 2

Drawing Title	
Proposed Development and Monitoring Well Location Plan	
Project Number	24-304.02
Project Title	
Ladds Garden Village, Bath Road, Hare Hatch, RG10 9SB	
Drawn by	OB
Checked by	JB
Scale	NTS



Appendix II
Exploratory Hole Logs and Photographs





WINDOW SAMPLE LOG

Site: Ladds Garden Village, Bath Road, Hare Hatch, RG10 9SB				Project No. 24-304.01	Borehole: WS1
Client: Westbourne Homes Limited			Start: 22/05/2025	End: 22/05/2025	Sheet: 1 of 1
Method/Plant Used: Archway Dart (DO)		Co-ordinates: NT		Ground Level: NT	

Description of Strata	Legend	Depth (m bgl) (thickness)	Well Cnstr.	Samples/Tests			SPT Results						Notes
				Depth	No	Type	75mm	75mm	75mm	75mm	75mm	N' Value	
Dark brown, sandy, clayey TOPSOIL. Roots to 0.2m.		(0.5)		0.3	1	ES							
Firm becoming stiff, dark brown, occasionally white, silty, sandy, gravelly CLAY. Gravel is fine to medium, subrounded to subangular of flint. Contains occasional coarse gravel sized flints. (LAMBETH GROUP)		0.5 (2.0)		1.0		SPT	2	2	2	3	2	2	9
				2.0	2	D/SPT	5	4	5	4	4	5	18
Structureless CHALK composed of sandy silty sub-angular to rounded GRAVEL. Clasts are very weak and weak, low density, white, off-white and cream with occasional black specks. Matrix is light brown, brown. Occasional medium and coarse gravel sized flints. Grade Dc. (SEAFORD CHALK FORMATION AND NEWHAVEN CHALK FORMATION)		2.5 (2.5)		3.0	3	D/SPT	2	2	2	2	3	3	10
				4.0	4	D/SPT	2	2	2	3	2	2	9
		5.0		5.0	5	D/SPT	3	4	4	5	5	6	20

Casing record			Chiselling records			Water level observations (depths in metres below gl)					
Date	Diameter (mm)	Depth (m)	Time	From (m)	To (m)	Date	Water strike	Water level (after 20mins)	Flow	Standing level	Remarks
22/05/2025	100	1.00				22/05/2025	Dry	-	-	-	
Remarks									By		
Roots to 0.2m. No groundwater encountered in borehole. No visual or olfactory evidence of contamination. Borehole backfilled with arisings.							Logged	OC			
SPT: Standard Penetration Test, HP: Hand Penetrometer, B: Bulk Sample, D: Disturbed Sample							Checked	OB			Scale 01:25



WS1 Arisings



WS4 Arisings



WS9 Arisings



WINDOW SAMPLE LOG

Site: Ladds Garden Village, Bath Road, Hare Hatch, RG10 9SB				Project No. 24-304.01	Borehole: WS4
Client: Westbourne Homes Limited			Start: 22/05/2025	End: 22/05/2025	Sheet: 1 of 1
Method/Plant Used: Archway Dart (DO)		Co-ordinates: NT		Ground Level: NT	

Description of Strata	Legend	Depth (m bgl) (thickness)	Well Crisr.	Samples/Tests			SPT Results						Notes
				Depth	No	Type	75mm	75mm	75mm	75mm	75mm	N' Value	
Grass covered, firm, dark brown, grey, silty, sandy, very gravelly CLAY. Gravel is fine to coarse, rounded to angular of flint. Contains brick and concrete fragments. Roots to 0.2m. (MADE GROUND)		(1.1)		0.6	1	ES							
		1.1		1.0		SPT	1	1	1	2	2	2	7
Soft to firm, brown, grey, silty, sandy, gravelly CLAY. Gravel is fine, subrounded to rounded of flint. (LAMBETH GROUP)		(0.4)											
		1.5											
Firm, light brown, laminated, silty, sandy, gravelly CLAY. Gravel is fine, subrounded of flint. (LAMBETH GROUP)		(0.5)											
		2.0		2.0	2	D/SPT	2	3	5	4	5	6	20
Stiff, dark brown, silty, very sandy, occasionally gravelly CLAY. Gravel is fine rounded of flint. (LAMBETH GROUP)		(0.4)											
		2.4											
Firm to stiff, dark brown, silty, very sandy, very gravelly CLAY. Gravel is fine to coarse, rounded to angular of flint. (LAMBETH GROUP)		(0.3)		3.5	3	D							
		2.7											
Very weak and weak, low density, white with frequent black specks CHALK. Fractures very closely spaced (10/30/50), infilled (2/10/20) with orange brown comminuted chalk. Grade C. (SEAFORD CHALK FORMATION AND NEWHAVEN CHALK FORMATION)		(0.5)		3.0	4	D/SPT	7	7	7	7	7	8	29
		3.2											
Weak, white, unstained CHALK. Fractures closely spaced (50/90/150), clean or infilled (0/1/3) with white comminuted chalk, with slight orange brown staining. Grade B. (SEAFORD CHALK FORMATION AND NEWHAVEN CHALK FORMATION)		(0.8)											
		4.0		4.0	5	D/SPT	4	4	5	6	6	7	24

Casing record			Chiselling records			Water level observations (depths in metres below gl)					
Date	Diameter (mm)	Depth (m)	Time	From (m)	To (m)	Date	Water strike	Water level (after 20mins)	Flow	Standing level	Remarks
22/05/2025	100	1.00				22/05/2025	Dry	-	-	-	
Remarks									By		
Roots to 0.2m. No groundwater encountered in borehole. No visual or olfactory evidence of contamination. Borehole backfilled with arisings.						Logged		OC			
SPT: Standard Penetration Test, HP: Hand Penetrometer, B: Bulk Sample, D: Disturbed Sample						Checked		OB		Scale 01:25	



WINDOW SAMPLE LOG

Site: Ladds Garden Village, Bath Road, Hare Hatch, RG10 9SB				Project No. 24-304.01	Borehole: WS9
Client: Westbourne Homes Limited			Start: 22/05/2025	End: 22/05/2025	Sheet: 1 of 1
Method/Plant Used: Archway Dart (DO)		Co-ordinates: NT		Ground Level: NT	

Description of Strata	Legend	Depth (m bgl) (thickness)	Well Cnstr.	Samples/Tests			SPT Results						Notes
				Depth	No	Type	75mm	75mm	75mm	75mm	75mm	N' Value	
Grey and brown silty, sandy fine to coarse subangular GRAVEL of concrete and brick fragments. (MADE GROUND)		(0.4)											
		0.4											
Soft becoming firm, orange, brown, silty, sandy, occasionally gravelly CLAY. Gravel is fine to medium, subrounded to rounded of flint. (LAMBETH GROUP)		(0.6)		0.6	1	ES							
		1.0		1.0	2	D/SPT	1	1	1	2	2	2	7
Soft to firm, dark brown, silty, sandy, occasionally gravelly clay. Gravel is fine, rounded of flint. (LAMBETH GROUP)		(0.2)											
		1.2											
Firm becoming stiff, dark grey, silty, sandy, occasionally gravelly CLAY. Gravel is fine, subrounded of flint. (LAMBETH GROUP)		(1.4)											
		2.6		2.0	3	D/SPT	2	3	3	3	4	4	14
		2.2											
Stiff, brown, dark grey, silty, sandy, occasionally gravelly CLAY. Gravel is fine, subrounded of flint. (LAMBETH GROUP)		(2.2)		3.0	4	D/SPT	3	3	4	4	4	4	16
		4.8											
		5.0		4.0		SPT	3	3	4	4	4	5	17
Stiff, orange brown mottled dark grey, silty, sandy, occasionally gravelly CLAY. Gravel is fine, subrounded of flint. (LAMBETH GROUP)		(0.2)		5.0	5	D/SPT	3	4	4	5	5	5	19

Casing record			Chiselling records			Water level observations (depths in metres below gl)					
Date	Diameter (mm)	Depth (m)	Time	From (m)	To (m)	Date	Water strike	Water level (after 20mins)	Flow	Standing level	Remarks
22/05/2025	100	1.00				22/05/2025	Dry	-	-	-	
Remarks									By		
No roots found in borehole. No groundwater encountered in borehole. No visual or olfactory evidence of contamination. Borehole backfilled with arisings.							Logged	OC			
SPT: Standard Penetration Test, HP: Hand Penetrometer, B: Bulk Sample, D: Disturbed Sample							Checked	OB			Scale 01:25