

**CONSTRUCTION METHOD STATEMENT SUBMITTED IN RELATION TO APPLICATION REF:
14/02921/OUT
OUTLINE APPLICATION FOR THE ERECTION OF UP TO 9 NO DWELLINGS AND ASSOCIATED
PARKING (TO INCLUDE ACCESS) FOLLOWING DEMOLITION OF EXISTING BUILDINGS - AMENDED
DESCRIPTION**

1.0 PURPOSE OF CONSTRUCTION METHOD STATEMENT

- 1.1 This Construction Method Statement outlines the approach that will be taken to managing construction works on the above site.
- 1.2 It has been drawn up to ensure that congestion in the surrounding area is avoided and to protect the amenities of the area.
- 1.3 It sets out significant health and safety risks that have been identified and ensures that a safe working environment is maintained.
- 1.4 The approved Statement shall be adhered to throughout the construction period.

2.0 CONSTRUCTION PROJECT GENERAL INFORMATION

- 2.1 The project is the construction of 9 dwellings with gardens, bell mouth access on to the B4368, onsite parking and associated works.
- 2.2 Site Address: Manor Farm, Monkhopton, Bridgnorth, Shropshire, WV16 6SB.
- 2.3 The project will be built in stages. Currently it is envisaged that work will be done in two phases; Phase A being the construction of Plots 6, 7, 8 & 9 and the new internal access road; Phase B being the construction of Plots 1 - 5.
- 2.4 A full programme of works has not yet been determined and will be arranged following appointment of contractors.
- 2.5 It is anticipated that works will begin onsite in March 2021, subject to coronavirus restrictions.
- 2.6 Construction is expected to take place slowly, on a small scale and will begin on the part of the site furthest away from the nearest residential properties.
- 2.7 There are no residential properties immediately adjacent to the site. The site adjoins land owned by the Site Owner. There are two residential neighbours that are nearby (Oak Apple Cottage and Manor Farmhouse).
- 2.8 The site access (Access 1, as shown on appended plan) is away from nearby residential properties.

3.0 CONSTRUCTION METHOD STATEMENT

Site Management

- 3.1 The Site will be managed by the Site Manager, who will report to the Site Owner. The Site Manager and Site Owner may be the same person. The Site Manager may change during the project construction.
- 3.2 The site will be maintained in a safe and tidy manner. Tidying procedures will be checked by the Site Manager on a weekly basis.
- 3.3 The importance of site cleanliness and the need to abide by the processes set out in this CMS will be communicated in site inductions and all briefings to site workers. Compliance with this statement will be included as a condition of instruction for any contractors employed.

- 3.4 Power and water supplies are already on site and will be made available during construction works, until the permanent services have been connected to the site.

Working Hours

- 3.5 As per the outline planning consent (14/02921/OUT, Condition 8), working hours for the construction project will be:
- Monday to Friday – 7.30am – 7.00pm
 - Saturday – 8.00am – 6.00pm
 - Sundays and Public Holidays – no working

Site Boundary

- 3.6 Heras fencing or equivalent will be erected around the trees in the site, in accordance with the agreed tree protection measures and condition of the planning consent.
- 3.7 Temporary fencing will also be used to mark temporary site work boundaries internally on the site during the construction phases, to safeguard other users of buildings in or close to the site and to keep construction work and other farmyard users separate and safe.
- 3.8 All fencing will be regularly checked and maintained in a clean and tidy condition. Signage at the site boundaries will be positioned so it is clearly visible to warn members of the public and any other site users of any potential hazards.

Site Access and Parking Areas

- 3.9 Access to the site during construction will be taken via two of the three accesses into the yard, Access 1 and Access 2. (See appended plan).
- 3.10 Neither of these accesses are used by any residential properties near to the site, whereas Access 3 is. Access 3 will not be used by delivery vehicles to the site in order to keep separation between residential and construction use.
- 3.11 Accesses 1 and 2 are already able to cope with large vehicles entering and exiting, such as the articulated grain lorries that regularly access the site now.
- 3.12 The existing concrete drive will be used where appropriate for access and deliveries to site, until the new internal road is created.
- 3.13 A temporary sign capable of being put out and taken in by one person will be placed at Access 1 or 2 when deliveries are expected to signpost drivers into the yard.
- 3.14 There is ample space within the site to park and turn large vehicles so that they can exit the site safely. Parking areas for people working on site and people visiting the site will be kept separate, as marked on the appended plan.
- 3.15 Where possible, existing farm machinery will be used by the farming business to help with construction. This reduces the amount of people coming to site who are not familiar with it and reduces the types of vehicles on site. Neighbours are used to hearing farm vehicle noise and continuing to use those vehicles whose noise is familiar is likely to create less noise disturbance than using new vehicles for work that the farm vehicles such as the loader can do.

Loading and Unloading of Plant and Materials

- 3.16 All unloading and loading of delivery vehicles will take place within the site, on the side furthest away from the residential properties. Using a location well away from existing residential users will keep dust and noise impacts as low as possible on these neighbouring users.
- 3.17 It is anticipated that the largest lorry type used in the construction process will be those delivering ready mixed concrete. These are generally 32 tonne lorries. Other vehicles that are expected to arrive on site will be standard size lorries and flatbed delivery vehicles, delivery vans and the cars of the staff working on the site. The farm loader will also be used in operations where possible, to load and unload deliveries and transfer items around the site.

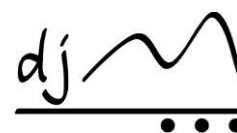
- 3.18 Flatbed vehicles delivering other vehicles to site will be able to load and unload within the site safely and turn around within the site to depart.
- 3.19 To avoid the risk of delivery vehicles backing up onto the highway and causing congestion, there is sufficient internal access route to facilitate short-term parking for multiple delivery vehicles.
- 3.20 A traffic marshal will be available on site to coordinate deliveries and ensure the safety of other site users.
- 3.21 Deliveries will be consolidated wherever possible to make sure full loads rather than part loads are arriving on site and to minimise the number of vehicle movements into and out of the site.

Storage of Plant and Materials

- 3.22 Plant and materials will be delivered to site on a just in time basis, so that things are not stored before they are needed by the building works.
- 3.23 Where it is necessary to store plant and materials for a short period, they will be kept within the site boundary in locked shipping containers or in the existing adjoining farm buildings.

Dirt and Dust Control Measures and Wheel Washing

- 3.24 The activities taking place as part of this planning consent within the site are not likely to create dust or mud in places that would affect neighbouring users but precautions will be taken.
- 3.25 Using the existing concrete drive for access to the centre of the site means that there should be minimal mud and dust on the site and leaving the site. This drive is not close to neighbours and runs between existing farm buildings, which helps to buffer noise and vehicle activity. There will be no additional impact on nearby residential neighbours from using this access.
- 3.26 Some of the construction activities that will take place on site could create airborne dust that can travel.
- 3.27 If necessary, the following control measures would be adopted where appropriate to prevent dirt, mud and dust leaving the site:
- Wheel washing facilities and water for dust suppression on other parts of vehicles.
 - Covered storage areas and lorries being sheeted or part loads to remove excavated spoil.
 - Where possible, using building materials and structures that have been pre-fabricated offsite, to minimize the need for use of machinery on site, creating noise and dust.
 - Covering skips when on site.
 - Covering all skips leaving the site.
 - Use methods of working that create less dust where possible.
 - Using plant and machinery and operating stationary machinery work stations as far away as possible from neighbouring residential uses.
 - Using existing site buildings to screen works where possible.
- 3.28 Lorries carrying excavation material will be fully sheeted before entering and leaving the site to reduce the risk of over spillage onto the highway.
- 3.29 Trailers taking materials onto and of the site will not be filled to the top to reduce the risk of over spillage onto the highway.
- 3.30 Monitoring of dust and mud at the entrance to the highway shall be undertaken by a nominated person each day via visual inspection to make sure that the construction activities do not have an impact on road cleanliness.
- 3.31 All dust levels are to be kept to a minimum and where possible controlled at source by the use of dust suppression systems.



- 3.32 Site operatives will wear suitable PPE where the levels of dust cannot be controlled, ensuring exposure is well within legal limits.

Demolition

- 3.33 Demolition will be carried out carefully and by properly experienced workmen.

Site Waste Management

- 3.34 Waste will be managed under the waste management hierarchy principle in the following order of importance:

- Reduce
- Reuse
- Recycle
- Dispose

- 3.35 The advantage of the site being on a working farm is that most of the materials from the demolition work can be reused elsewhere on the farm or recycled.

- 3.36 Priority will be given to reusing salvaged waste on site where possible in the permanent works being done, for example, concrete that is taken up can be crushed and used as sub-base for the new access within the site and for landscaping.

- 3.37 Waste can also be reduced by accurately calculating the amounts of materials that are needed and so not over ordering.

- 3.38 All waste transfer rules will be followed and permits and transfer notes obtained as required and a record of these kept for the duration of the construction period.

- 3.39 As well as reducing onsite waste, use of reclaimed aggregates will be prioritized over virgin materials where possible, safe and cost effective to do so.

- 3.40 Where reuse is not possible on site, then reuse on the wider farm will be undertaken. Where that is not possible, as much waste as possible will be recycled offsite by approved recycling companies located as near to the site as possible.

- 3.41 Hazardous materials will be dealt with by being sealed, stored and disposed of in a manner in accordance with regulations and safely.

- 3.42 The management and disposal of any waste that needs to go to landfill will be handled in accordance with all relevant statutory requirements.

Waste Segregation

- 3.43 A specific area shall be laid out and labelled to facilitate the separation of materials for potential recycling, salvage, reuse and return. Recycling and waste skips are to be kept clean and clearly marked in order to avoid contamination of materials.

- 3.44 Skips or trailers ("containers") for segregation of waste required during the construction at different times are identified currently as:

- Wood
- Metal
- Brick/rubble
- Plasterboard
- Paper and cardboard (bagged up)

- 3.45 The containers will be monitored to ensure contamination does not occur.

Offices and Welfare Facilities

- 3.46 Welfare facilities for Site Owner and Site Owner's staff are already in place on site within an existing permanent building adjacent to the site.

- 3.47 Welfare facilities for contractors and subcontractors will be provided by those contractors and sub-contractors as a temporary facility located in an appropriate location within the site.

Coronavirus Measures

- 3.48 Given that works will begin on site whilst coronavirus restrictions are still in place, the following measures will be implemented to keep people on site as safe as possible:
- Plenty of space for social distancing within the site (the site is large enough to accommodate this easily).
 - Keep numbers of visitors to a minimum, only allowing essential visits to happen.
 - Using face coverings when in proximity to another worker on site, whether indoors or outdoors.
 - Using consistent team of contractors and teams from the same company where possible to keep potential transmission routes to a minimum.
 - Making sure that there is enough space in welfare facilities and enough welfare facilities.
 - Making several hand sanitizer stations available within the site, that are regularly monitored.

Neighbour and Community Liaison

- 3.49 Site Owner will be the contact for neighbours and the local community who have questions about the construction project or any concerns. A logbook of these queries will be maintained, recording the query raised and the action taken in respect of the query.
- 3.50 When appropriate, the works programme will be discussed directly with the closest residential neighbours (two residences) and any other existing site users before works begin. With permission, contact details for these neighbours will be made available for the Site Owner.

4.0 HEALTH AND SAFETY AND TRAINING PROCEDURES

Risk management

- 4.1 All persons associated with site activities that could create significant risk of injury will be specifically briefed in the hazards and control measures applicable to the safe system of work.
- 4.2 Regular risk assessments will be undertaken by the Site Manager.
- 4.3 The key risks identified in respect of work on site and their control measure is below:

PROJECT SPECIFIC HEALTH AND SAFETY (H&S) RISK IDENTIFIED	IDENTIFIED H&S RISK CONTROL MEASURE
Work On Site	
Noise and Vibration	Work in accordance with the recommendations of the Control of Noise at Work Regulations.
Control of demolition	Controlled through risk assessments and method statements appropriate to the specific situation and will be in accordance with HSE approved guidance.
Control of lifting operations	Lifting operations procedures will follow HSE approved guidance. Specific lifting operations will be controlled through risk assessments and method statements.
Work in excavations and poor ground conditions	Controlled through risk assessments and method statements appropriate to the specific situation and will be in accordance with the HSE approved guidance.

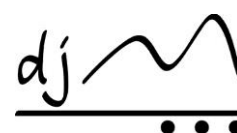


The logo consists of the lowercase letters 'dj' in a stylized, handwritten font, followed by a wavy line that resembles a mountain range or a signal wave. Below the 'dj' and the wave are three small black dots arranged horizontally.

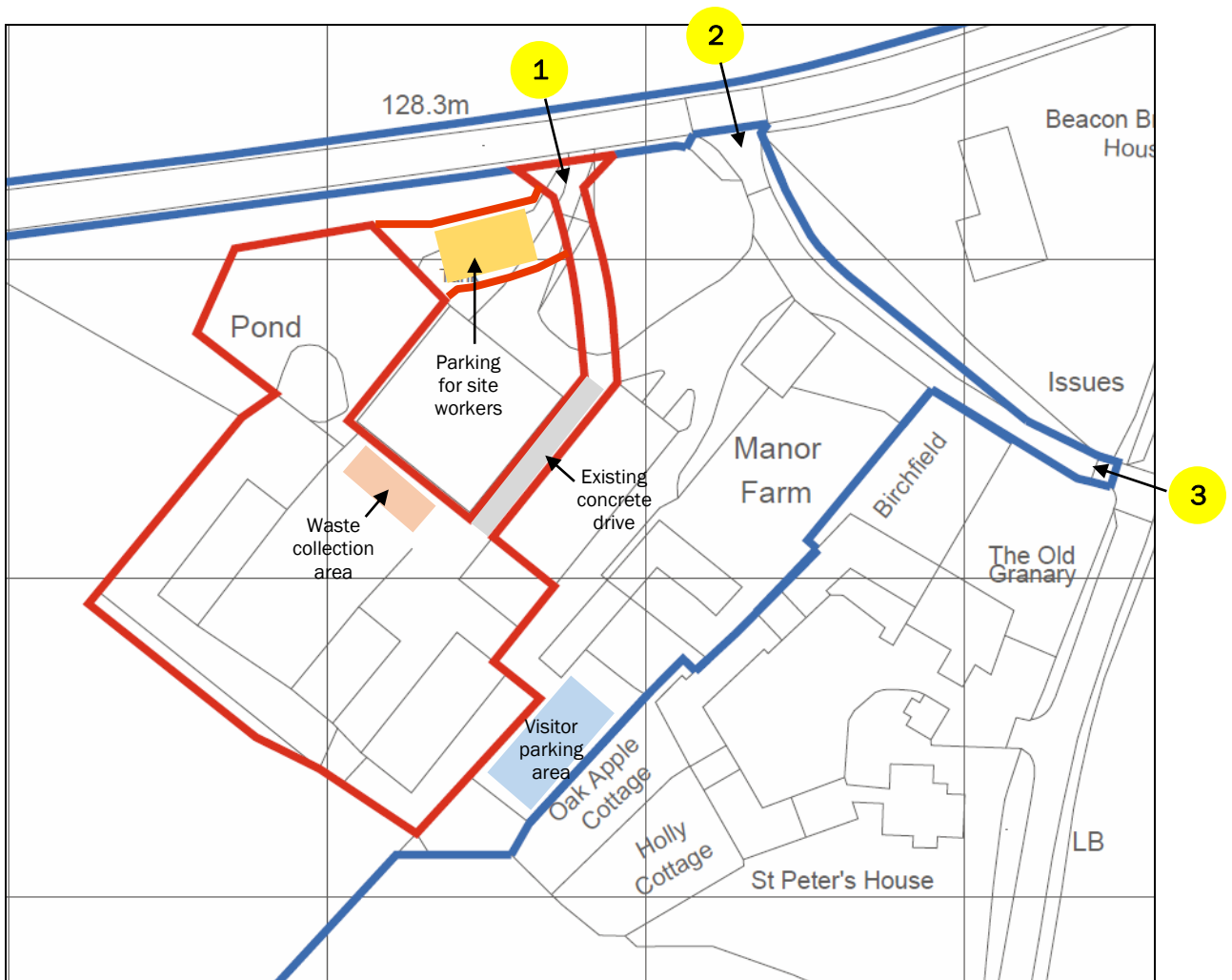
Experience in specialist activities and machinery operation	All persons employed as plant operators, scaffolders, etc. will have been appropriately trained.
Working at height	Controlled through risk assessments, method statements and training appropriate to the specific situation and will be in accordance with HSE approved guidance.
Ventilation	Controlled through risk assessments, method statements and training appropriate to the specific situation and will be in accordance with HSE approved guidance.
Personal Protective Equipment	Worn from entry onto site until reaching work station and longer if appropriate. High visibility vests will be provided to visitors entering the site, if they do not have their own.
General Measures	
UV protection	UV protection from the sun is provided indirectly by the site rules requiring safety helmets and appropriate clothing. If necessary additional guidance will be provided in accordance with HSE approved guidance.

- 4.4 The Site Manager will maintain a running review of the work being done and will keep asking and answering the following questions to ensure site safety and worker safety:
- Is there a safer way of doing this task?
 - Will workers actually implement the controls as planned?
 - Do controls make the job difficult or inconvenient?
 - Are there small changes that will improve the intended method?
 - How will controls work in adverse conditions?
 - Will workers require additional briefing or instructions?
- 4.5 They will implement changes to proposed methods of work if circumstances when the work is carried out require such change so that the work can be carried out safely, for example during extreme weather conditions.
- Emergency Procedures
- 4.6 The emergency procedure for fires on site, machinery malfunction, accidents and first aid will be made clear to all workers when they begin work on site.
- 4.7 The plans and procedures will be managed by the Site Manager.
- 4.8 Clear signs giving information about the same and the location of the first aid point will be put up around the site during the works.

DJM Consulting
1st February 2021



Appendix 1 – Site Working Plan



0 Access Points