

Construction Phase Plan

1 Summary

1.1 The site will be accessed via William Mundy Way.

1.2 The general scope of work is:

- Site hoarding and security – Subject to adaptation
- River protection - complete
- Remediation as required - ongoing works
- Access road - complete
- Drainage and services
- Piling and foundations
- Standard work in a progressive manner
- Brick/blockwork/concrete work
- Internal walls – first and second fix
- External works – private gardens, paths, parking and landscaping

1.3 Security;

- Hoarding together with both vehicular and pedestrians' gates have been installed and are kept closed during working hours, other than for deliveries.

1.4 Deliveries;

- The Traffic Management Plan is in Appendix 1.
- Articulated Lorries will be restricted as necessary.
- All deliveries to be unloaded by the site fork lift truck, and cranes if required.
- All skips to be lifted using the skip collection lorry.
- Storage allowance for Subcontractors – to be agreed with Site Management.

1.5 Site welfare - See attached plan, but to include;

- Project Managers office x1
- Site Managers office x1
- WC block x1
- Drying room x1
- Canteen container x2
- Meeting room x1
- Containers x2

1.6 The site compound will be established, together with the limited contractors parking area, material storage area and waste segregation zone. Contractor parking and the storage area may be developed within the basement area, when the element of work has been completed.

1.7 Temporary walkways will be constructed to provide safe pedestrian segregation across the site.

1.8 Site signage and wheel washing areas will be established at the entrance to the site.

1.9 The works will be serviced with a forklift truck and cranes where required, which will be subject to strict operating procedures which will be held within the construction site office.

1.10 Staffing supervision:

- 1x Senior Site Manager
- 1x Site Manager
- 1x Crane Supervisor/Slinger if required
- 1x Tower Crane Drivers if required
- 1x Forklift Drivers
- 1x Gateman/General Labourers
- 2x General Labourers
- 1x Welfare Labourer
- 2x Handymen

1.11 The site has been registered with the Considerate Constructors Scheme.

1.12 Plant and Equipment:

- 1x Buggiscope Forklift
- 1x 17m Forklift
- 1x Munster Crane if required
- 3x Tipping skips
- 4x Boat skips
- 1x Brick Forks
- 1x Material hoist
- Wireless Fire Alarm System

- 1.13 The Scaffolding contractor will be responsible for the design, supply, installation, adaption and removal of all scaffold required for the development including temporary staircases, loading bays, working platforms and crash decks. Generic designs will be acceptable for all scaffold outside of this remit. All scaffolds will be erected compliant to SG4:15, with regard to protected working areas and/or advanced handrail systems.

Scaffolders should work to TG20:13.

All lifts involving works with loose materials, such as bricks or blocks will be protected with the installation of brick guards. Debris netting or branded Monarflex will also be installed to elevation adjacent existing boundaries. The branded Monarflex will be supplied by Weston Homes as free issue to the successful contractor, for them to install. Maintenance of the Monarflex will be the responsibility of the subcontractor and a suitable design will be offered for approval prior to works commencing.

2. Construction Environmental Management Plan

2.1 Contractors access arrangements for vehicles, plant and personnel including the location of construction routes to, from and within the site, details of their signing, monitoring and enforcement measures.

Access to the site is from William Mundy Way. All plant and site vehicles will enter via this route, the site plan should be referred to for reference to the unloading area, and also the Traffic Management Plan in Appendix 1 of this report.

Public access will be managed by a secure controlled boundary.

Mud on roads will be minimised by the use of wheel washing facilities within the site boundary and by the provision of a mechanical road sweeper that will visit site as necessary, and sweep the approach roads and any local roads too.

2.2 Construction hours.

The construction hours are;

- 08:00 to 18:00hrs Monday to Friday
- 08:00 to 13:00hrs Saturday
- No work on Sundays or Bank Holidays

2.3 Delivery times for construction purpose.

Generally the same as above.

2.4 Soil management strategy

Materials removed will be classified (WAC) prior to their removal, and Duty of Care certificates will be provided by the haulage company. All clean topsoil imported for the landscape areas will be certified to meet the relevant standards.

3. Site Inductions

3.1 All project personnel should be appropriately briefed about the project/specific environmental impacts and mitigation measures, before they are allowed on site. The briefing will cover such aspects as;

- Guidance on the significance and sensitivity of environmental features near the proposed development application Site
- The environmental effects of construction
- Responsibilities for environmental monitoring and reporting
- Procedures for responding to environmental incidents and emergencies, and
- Procedures to manage significant aspects – waste, fuel, pollution prevention etc.

4. Environmental Auditing

4.1 The environmental adviser for the main works contractor should also carry out appropriate environmental inspections and monitoring of all the contractor's environmental performance in the form of monthly audits. Formal audits will be against an audit checklist, which will form part of the CEMP. The checklist will provide a mechanism to monitor and assess compliance against all the requirements and standards stated by the main works contractor. In addition, the contractor's management teams should conduct regular site inspections.

5. Noise

5.1 British Standard 5228

BS5228:2009 & A1:2014 Noise and Vibration Control on construction and open sites, Part 1: Noise and Part 2: Vibration sets out a methodology for predicting noise levels arising from a wide variety of construction and related activities. BS5228 also sets out tables of sound power levels generated by a wide variety of mobile equipment.

Noise levels generated by site operations and experienced at local receptors will depend upon a number of variables, the most significant of which are:

- The amount of noise generated by plant and equipment being used at the development site, generally expressed as a sound power level;
- The periods of operation of the plant at the development site, known as the 'on time',
- The distance between the noise source and the receptor, known as the 'standoff',
- The attention due to ground absorption or barrier screening effects; and
- The reflections of noise due to the presence of hard vertical faces, such as walls.

BS5228:2009 gives several examples of acceptable limits for construction or demolition noise. The simplest being based upon the exceedance of fixed noise limits and states in paragraph E.2:

"Noise from construction and demolition sites should not exceed the level at which conversation in the nearest building would be difficult with the windows shut."

Paragraph E.2 goes on to state:

"Noise levels, between say 07.00 and 19.00hrs, outside the nearest window of the occupied room closest to the site boundary should not exceed:

- 70dBA in rural, suburban areas from main road traffic and industrial noise;
- 75dBA in urban areas near roads in heavy industrial areas.

These limits are for daytime working outside living rooms and offices".

It is inevitable with a development of this nature that some disturbance will be caused to those living nearby during the construction phases. However, construction noise is localised and temporary in nature.

5.2 The construction works will therefore adopt the following controls:

- Abide by the working hours stipulated in the planning conditions
i.e., Monday – Friday 08.00 to 18.00 hours and
Saturday 08.00 to 13.00 hours
No work on Sundays or Bank Holidays
- Provide site boundary barriers as needed.
- Adopt the principals of “Best Practicable Means”.
- Use compressors that have silencers or are sound reduced models.
- Fit silencers or mufflers to pneumatic tools, when necessary.
- Programme deliveries to arrive only during daylight hours, and act carefully when unloading vehicles to minimise disturbance to local residents.
- Delivery vehicles should be prohibited from waiting within the site with their engines running.
- All plant items will be properly maintained and operated according to the manufacturer’s instructions.
- Plant will be sited, as far as possible, away from noise sensitive receptors.
- The site will be registered with the Considerate Constructors Scheme.

5.3 In addition to the above controls, a H&S Manager will visit the site at least once every 2 weeks and will inspect site conditions to ensure that adequate controls are being maintained at all times. Furthermore, boundary noise level readings will be undertaken when necessary.

6. Dust Control

6.1 A hard surface will be maintained as far as possible, so that it can be cleaned and maintained. This will also allow delivery trucks to be kept relatively clean and significantly reduce the likelihood of dust on roads outside the site. In addition, wheel washing will be established at the main site entrance.

6.2 Cleaning of the road will be carried out as necessary.

6.3 Materials will be stored in a central location and distributed to the work areas by a crane and a forklift truck. Any stock piles of crushed materials will be damped down as and when necessary.

6.4 Summary of control measures –

Mud on roads

- A road sweeper to be employed as necessary
- Banksmen to clear large debris immediately
- Only designated routes to be used (not via local towns)
- Traffic Management plan to be adopted
- Wheel washing at exit point of site
- Wagons to be covered

6.5 Dust and Emissions

- Keep haul routes away from sensitive areas
 - Good quality access to be provided
 - Damping down as required
 - Sheeted vehicles
 - Site speed restrictions

6.6 Plant

- Ensure exhausts do not discharge directly to the ground

6.7 Material handling and storage

- Locate stockpile in central areas where possible
- Keep stockpiles to a minimum
- Damp down as necessary
- No burning on site

6.8 In the event of a complaint, further control measures will be put in place, and if necessary, dust levels will be monitored at site boundaries. The trigger value for the project is set at 200mg/m²/day.

7. Waste

7.1 Site Management will

- Comply with relevant waste management legislation and policy
- Reduce the amount of waste produced where feasible
- Segregate key waste streams for re-use, recycling and recovery
- Reduce the environmental impact of waste arisings
- Set Key Performance Indicators
- Achieve a good practise standard for waste management

8. Traffic

8.1 A copy of the traffic management plan is contained in Appendix 1.

Public access will be managed by a secure controlled boundary at the access to the site boundary.

8.2 There will be very limited parking available on site.

Loading and unloading of Plant will take place within the site, off the entrance from William Mundy Way.

Temporary walkways and haul roads will be constructed to provide safe vehicle and pedestrian segregation on the development.

9. Management of Materials

9.1 There will be a Site Waste Management Plan that will monitor and record waste generated from construction works and set targets for recycling and reuse. All Subcontractors will be inducted into the waste strategy requirements, and the quantity of materials will be regularly updated within the SWMP by the Waste Champion, with a copy remaining on site at all times.

9.2 An area of the site will be designated for material storage, and a container will be provided for equipment to be stored, as well as some of the smaller (more valuable) material elements.

10. Tree Protection Works

10.1 There are no TPO's in place.

11. Communications with the Local Community

11.1 A letter has been issued to all occupiers of adjacent properties, informing them of the intention to develop the site, and providing them with the contact details for both Weston Homes and Stansted Environmental Services.

11.2 A regular newsletter will be sent by the Construction Team to local residents and occupiers of Commercial premises.

11.3 The site contact details will clearly be displayed at the entrance to the site.