



Construction Method Statement



Proposed development viewed from the northwest-Render courtesy of Barefoot architects ltd

PROJECT-
16 Church Road
Abbots Leigh
Bristol
BS8 3QU

CONTENTS

- Planning criteria
- Site location
- Proposed works
- Public Safety and Site Security
- Site access and parking
- Movement and Storage of Materials
- Movement and Storage of Plant
- Site Welfare Facilities
- Wheel washing
- Control of Dust and dirt
- Control of noise and Vibration
- Access for, and Safety of Occupants
- Neighbouring properties
- Waste Management and material re-use
- Hours of operation
- Protection of Ecological features and Trees

APPENDICES

- T050_SITE PLAN
- T060_BLOCK PLAN

PLANNING CRITERIA

This method statement has been prepared to satisfy condition 9 (below) of planning approval 22-P-0060-FUL

'No development shall take place, including any works of demolition, until a Construction Method Statement has been submitted to, and approved in writing by, the Local Planning Authority. The approved Statement shall be adhered to throughout the construction period. The Statement shall provide for:

- (a) the parking of vehicles of site operatives and visitors*
- (b) loading and unloading of plant and materials*
- (c) wheel washing facilities*
- (d) measures to control the emission of dust and dirt during construction*
- (e) measures to control noise from works on the site*
- (f) location and specification of fencing and other measures for the protection of retained trees'*

SITE LOCATION

Drawing courtesy of Barefoot architects ltd



PROPOSED WORKS

- Renovation/extension/retrofit of existing farmhouse to create a 3 bed home with a 1 bed annexe and shared workspace
- Construction of 2no. 3 bed sunken houses

Due to the nature of the site it is necessary for investigative, enabling works and demolition to take place in advance of the main development. The project will broadly follow the stages below.

- Service disconnections
- Site hoarding
- Site set-up
- Soft strip
- Demolition
- Excavation
- Groundworks
- Construction
- Landscaping
- Completion

PUBLIC SAFETY AND SITE SECURITY

- The building site will be securely fenced with Heras type fencing lined with suitable tarpaulin wrap to render it opaque. See drawing T050_SITE PLAN
- Appropriate signage will be visible as a deterrent and warning to those tempted to try and enter the site.
- No members of the public will be allowed on site.
- Site rules and expected behaviour towards members of the public will be made clear to all contractors in induction session. Greenheart workers pride themselves on their polite and friendly communication with all neighbours and members of the public.
- All vehicle movements on Church rd will be supervised by a banksman.
- Greenheart Construction are committed to adhering to the requirements of the Health and Safety Executive (HSE) guides:
HSG150 Health and Safety in Construction
HSG151 Protecting the Public, Your Next Move

SITE ACCESS AND PARKING

- Parking for tradespeople will be provided as indicated on drawings T050_SITE PLAN, and T060_BLOCK PLAN. The hardstanding, dressed in type 01 stone, will be maintained for parking for as much of the duration of the project as possible, however during excavation and retaining wall construction for Unit 2 this will be limited.

- Secure bicycle storage will be provided adjacent to the welfare unit and site office
- Contractors will be encouraged to minimise the need for parking by
 - Car sharing
 - Walking
 - Cycling
 - Public transport
- 2 secure 10 ft shipping containers will be provided for Tool storage with internal lighting and external security lighting to help reduce the need for daily loading and unloading of tools from vans.
- Additional parking space is available in the owners field to the Southwest of the main site as indicated on drawing T060_BLOCK PLAN. use of on street parking will be discouraged.
- In the unlikely event that use of the public street for parking is absolutely necessary, the contact details of the vehicle owner will be clearly displayed such that they can be easily contacted and move the vehicle on request.
- No Vehicle Idling Policy - All vehicles on site and vehicles used by contractors, subcontractors or delivery vehicles associated with the site will be instructed to turn engines off when stationary.

MOVEMENT AND STORAGE OF MATERIALS

- As a central premise of the scheme, all materials produced by excavation and demolition are to be re-used on site
- Material storage will be located on-site in the locations marked on drawing T050_SITE PLAN
- All deliveries and waste removal vehicles will be required to approach/exit the site via Church rd from the Southwest. Due to the restricted width of the road, larger vehicles will need to reverse on to the site as indicated on the site plan.
- Road cones and information boards will be used to limit parking on the immediately adjacent stretches of Church rd at critical times to enable lorry turning.
- Any vehicles reversing onto site will be accompanied by a banksman. No vehicles will be allowed to reverse onto or off Church road from the adjoining main road
- All deliveries/waste removal will be arranged to avoid the morning rush. (8am to 9am) and afternoon school run time (3pm – 4pm)
- All deliveries/waste removal will be ordered on small lorries – 20t max to avoid access difficulties that larger lorries may encounter due to parked cars etc
- Neighbours will be informed by email and paper flyer of delivery times and special arrangements that may need to be put in place for large operations such as large deliveries and concrete pumping.
- No Vehicle Idling Policy - All vehicles on site including muck-away vehicles and delivery vehicles associated with the site will be instructed to turn engines off when stationary.

- Deliveries will be managed in accordance with a 'just in time' schedule. This is the most effective way to reduce site wastage due to damage and mis-ordering.
- All materials shall be stored in an appropriate manner so as to avoid any wind or water borne contamination. (E.g. Insulation wrapped with well secured tarpaulin).

MOVEMENT AND STORAGE OF PLANT

- Plant movement on and off site will be restricted to 930am to 3pm.
- It is anticipated that all plant will be loaded onto and off a lorry for transportation. Loading will take place within the site boundary
- No Vehicle Idling Policy - All plant and plant delivery vehicles associated with the site will be instructed to turn engines off when stationary.
- Fuel for plant will be kept in locked, bunded containers. Spill kits will be made available for use in the unlikely event of spillage

SITE WELFARE FACILITIES

- Welfare facilities will be provided for all workers on the site as shown on drawing T050_SITE PLAN. Consisting of toilet with hot water for hand washing, canteen area with seating for eating and sheltering including kettle, microwave, lighting and heating.

WHEEL WASHING

- Vehicular access to the site is limited to the area indicated on drawing T050_SITE PLAN. This area will be fully dressed with Type 1 stone which will remove any mud transfer issues.
- Wheel cleanliness will be monitored, and hose and broom/brush facilities available for cleaning as required.
- In the unlikely event of contamination of the road it will be manually cleaned with shovel & wheelbarrow and broom & water.

CONTROL OF DUST AND DIRT

- Greenheart will ensure that any dust generating activities do not affect the health of workers, neighbours and members of the public. This will be done by stopping the dust at source.
- All equipment used will be modern and well maintained for all aspects of the job to reduce noise and dust.
- Demolition work will be undertaken with water spray to minimise air born dust.

- All grinding and cutting operations will be undertaken with water suppression attached.
- Dust extraction to minimum grade M will be used on all cutting devices to remove dust at source.
- All personnel will be Face Fit tested and have a personal P3 tested mask to wear when required.
- In addition to stopping dust escape at source, there will be times when personnel will need extra protection in specific circumstances. Any process involving the exposure to Silica dust shall be undertaken by operators wearing a Face fit P3 mask.
- The vehicle unloading and parking areas will be surfaced with type 1 stone to remove mud and soil runoff. Generally, rain water will percolate through the Type 1 material. In extreme events excess stormwater runoff will be directed towards the field and ditch at the south of the site. The entire site is at or below the level of Church rd
- Material and sediment resulting from the cleaning of plant and equipment such as ready-mix concrete lorries, and concrete pumps shall be removed from site by a licenced contractor and disposed of in a licenced waste facility.

CONTROL OF NOISE AND VIBRATION

- The maximum level of vibration on site will be required to meet the criterion set out in BS5228-2:2009 as 0.3mm/s.
- Should any piling be necessary, this process will have a full risk assessment and Method statement agreed with the subcontractor prior to work commencing. This Method statement will include method of works, programme and predicted noise and vibration levels.
- All equipment used will be modern and well maintained for all aspects of the job.
- All grinding and cutting operations will be undertaken with water suppression attached.
- All electricity supplied via temporary supply (location as indicated on the site plan) – no generator use.
- No Vehicle Idling Policy - All vehicles on site and vehicles used by contractors, subcontractors or delivery vehicles associated with the site will be instructed to turn engines off when stationary.

ACCESS FOR, AND SAFETY OF OCCUPANTS

- The property owners will be living on-site during construction in a static caravan (see plan).
- Vehicular access will be provided by way of a temporary trackway through the adjoining field via the southern gate, as shown on drawing T060_BLOCK PLAN

- Pedestrian access will be provided between the clients accommodation and the road along the boundary with number 14 Church rd. This route will be maintained whenever possible, however during excavation and retaining wall construction for Unit 2 this will be temporarily blocked.

NEIGHBOURING PROPERTIES

- Party wall agreement will be sought. The proposed/agreed methodology, and all recommendations from appointed surveyor will be adhered to in full.
- All neighbours will be informed of the timetable of work and given a contact no to ring if they have any concerns.

WASTE MANAGEMENT AND MATERIALS RE-USE

Demolition:

- A full Asbestos R & D survey is booked in. Any Asbestos found will be removed by a certified and competent contractor in accordance with CDM regulations.
- All demolition materials will be separated for recycling or re use.
- Masonry will be either be stored for re-use, or crushed and reused as aggregate on site.

Construction

- The building has been designed to minimise waste with the use of natural and recyclable materials where possible.
- Materials will be carefully measured and ordered on a just in time basis to avoid waste and damage.
- All waste will be separated and recycled where possible.
- All concrete will have the maximum cement replacement content that is available locally.
- The life cycle of materials will be considered before specifying and ordering.

HOURS OF OPERATION

- General operating hours will be 7.30am until 4.30pm Monday to Friday.
- Maximum working day will be 7.30am until 5.30pm Monday to Friday and Saturday 8am until 4pm.

PROTECTION OF ECOLOGICAL FEATURES AND TREES

- Trees that are to be retained in accordance with the design, and deemed of value by the arborocultural report (extract below) will be protected by the

erection of tree protection fencing as indicated on drawing T050_SITE PLAN.

- No bat roosts have been identified during surveyance. However care will be taken in accordance to the bat survey as set out below.

BAT SURVEY

6.2 Demolition Works

6.2.1 Based on the survey results, the farmhouse and outbuilding do not currently support bat roosts, and the works are not likely to injure or kill bats or damage or destroy a resting place or its access. However, due to the assessed Low/Medium and Medium/High suitability of the farmhouse and outbuilding, respectively, and their proximity to high-quality foraging and commuting habitats, should demolition works not commence before the start of the next bat active season (generally this is May to September), then an update bat survey is recommended.

6.2.2 A precautionary approach to works is recommended, as follows:

- *Pre-works checks of the roof spaces of the farmhouse and the internal area of the outbuilding prior to demolition, undertaken by a suitably licenced ecologist.*
- *Supervision of the hand removal of roof tiles from the farmhouse and the outbuilding by the suitably licenced ecologist.*
- *Should any evidence of bats be found during the works, then works should stop immediately and advice sought from the licenced ecologist.*

L.E.M.P

3.2 Retained Habitats

Trees

3.2.1 Four mature apple Malus trees, identified as suitable to roosting bats, and a line of four young cherry Prunus avium trees located in the new Orchard, within the east of the site will be retained.

Hedgerow

3.2.2 The south-east boundary of the site is an unmanaged hedgerow with occasional trees, mainly apple. Species include hazel Corylus avellana, blackthorn Prunus spinosa, hawthorn Crataegus monogyna, elder Sambucus nigra and cherry laurel Prunus laurocerasus. This hedgerow will be retained and will be enhanced using traditional hedgerow rejuvenation methods i.e. hedge-laying and coppicing. Both methods reduce gaps and stimulates growth from the base.