

Principle Designer - Richard Andrews Architects Ltd.



Project: Renovation
Work at The Printworks

Construction Environmental Management Plan

January 2024

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1. Purpose and conditions

The purpose of this pre-construction Environmental Plan is to discharge the planning conditions found within document named: '23_P_0590_FUL-DECISION__FUL__APPROVE-3279388' as follows:

'Item number 3 - No development shall be commenced until a Construction Environmental Management Plan (CEMP) has been submitted to and approved in writing by the Local Planning Authority. The CEMP shall include:

- a) the location where site operatives and visitor vehicle parking shall take place on the site
- b) (b) the location of the site compound for the loading, unloading and storage of plant and materials including waste materials, and temporary site offices.
- c) (c) the means to reduce mud and debris from the site being deposited on the road network, including details of road cleaning and/or wheel wash facilities
- d) (d) measures to control the emission of dust and dirt during construction.
- e) (e) measures to control noise from works on the site

The development shall be carried out in accordance with the approved CEMP.

Reason: This needs to be a pre-commencement planning condition because it is in the interests of public safety and to minimise the impact on the development of nearby residents as required by Policies CS3 & CS10 of the North Somerset Core Strategy.'

2. Condition responses.

- a. **the location where site operatives and visitor vehicle parking shall take place on the site.**
 - Please see drawing number R435-20 A1 with notes showing parking locations in the yard. Smaller vehicles can also utilise the undercroft area.
- b. **the location of the site compound for the loading, unloading and storage of plant and materials including waste materials, and temporary site offices.**
 - Please see drawing number R435-20 A1. Loading and unloading to take place at the roller shutter on Gloucester Street. Materials can be placed straight inside the building. At this location skips can also be placed directly inside the building.
 - An extra location where a skip for waste materials can be placed is in the back right corner of the yard.
 - Temporary site office will be in the ground floor unit 12 Richmond Street, where there are facilities including kitchenette and disabled toilet.
- c. **the means to reduce mud and debris from the site being deposited on the road network, including details of road cleaning and/or wheel wash facilities.**
 - Please see drawing number R435-20 A1. Wheel washing to be used in location shown with temporary bund in place draining into existing man hole.

Additionally, the following should be adhered to:

- The public highway must be kept in a condition whereby it is mud free. This is applicable to both roads and pavements.
- d. **measures to control the emission of dust and dirt during construction.**
 - Utilise a dust suppression misting equipment such as the DF mini mist or similar

In addition, the following should be adhered to:

- All plant and equipment shall be maintained in accordance with manufacturer's recommendations to ensure emissions to atmosphere are minimised.
- Any equipment used to cut paving blocks, kerbs, flagstones etc. shall be operated with a water suppression attachment or a dust filter.
- Engines of plant, machinery, and lorries shall be turned off at all times when not in use.
- Delivery activities, plant, stockpiled materials and/or any other activities liable to significant dust generation shall be located as far away as possible from the development site boundaries and neighbouring properties.
- Stored materials liable to dust generation shall be dampened down, covered with tarpaulin, or otherwise contained as far as reasonably possible.

- *Drop heights from conveyors, loading shovels, hoppers, and other loading or handling equipment shall be minimised and fine water sprays should be used on equipment where necessary.*
- *Skips, chutes, and conveyors shall be covered and if necessary enclosed to ensure that dust does not escape.*
- *All vehicles carrying dusty materials shall be securely covered. Water suppression shall be used in dry conditions to reduce dust emissions (e.g. mobile bowsers or fixed sprayers as appropriate). A water suppression contingency plan should be included detailing water supply to site and what equipment will be kept available (e.g. number and size of bowsers, sprinklers, mist canons etc.)*

e. measures to control noise from works on the site.

- *Utilise hoarding to screen the site as shown - Please see drawing number R435-20 A1 and ensure works are carried out during Monday – Friday between 8:00am – 18:00PM and Saturdays 8:00am – 13:00pm.*

In addition, the following should be adhered to:

- *All vehicles and plant used during the development will be maintained in good and efficient working order, and in accordance with manufacturer's specification.*
- *All vehicles, mechanical plant, and machinery used during the development shall be fitted with proper and effective silencers (where available AND/OR in compliance with health & safety requirements) and shall be maintained in good and efficient working order.*
- *All plant and machinery in intermittent use shall be shut down in the intervening periods between works.*
- *Plant and machinery capable of generating significant noise and vibration levels will be operated in a manner to restrict its duration.*
- *Static plant and machinery shall be sited as far away as possible from inhabited buildings or other noise sensitive locations.*
- *All compressors shall be 'noise reduced' models that are fitted with properly lined and sealed acoustic covers which shall be kept closed whenever the machines are in use. All ancillary pneumatic percussion tools shall be fitted with mufflers or silencers of the type recommended by the manufacturers.*
- *Wherever possible mains electricity or battery powered equipment shall be used instead of diesel or petrol powered generators.*
- *The handling of materials shall be conducted in such a manner that minimises noise, including minimising drop heights into hoppers and lorries.*
- *No stereos or similar amplified devices shall be audible beyond the site boundary.*