

# **STATEMENT OF CONSTRUCTION PRACTICE**

in respect of

Planning Application Reference 23/06802/FU

at

Willow Cottage, Crabtree Green, Collingham

for and behalf of

Mr & Mrs Ware

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# 1 INTRODUCTION

## 1.1 Overview

This statement of construction practice is for the demolition of the existing property and construction of one dwelling with associated works at Willow Cottage, Crabtree Green, Collingham.

## 1.2 Site Description

The site is situated off Crabtree Green, Collingham and is currently accessed by a single driveway. It occupies approximately ½ acre set back from the highway with a grass verge.

The site is generally flat, and is enclosed by a mixture of fences, hedging and large mature trees. It is surrounded by residential dwellings.

## 1.3 Working Hours

Noisy work is only allowed between the following hours, there will be no noisy works outside of these hours:

- Monday to Friday                      08:00 to 18:00
- Saturday                                    08.00 to 13:00
- Sunday or Bank Holidays            No noisy working

## 1.4 Publication

This statement will be available to view on Public Access.

In addition, it will also be available on request by email via contact details provided on the hoarding/external board.

# 2 SITE SET UP

## 2.1 Vehicle Movements

All site operatives and visitors must park in the designated car park and are not to block access for deliveries. No parking on pavements by any vehicle to be allowed.

All site traffic will be managed and monitored to ensure that safety is maintained and consideration is given to neighbours and nearby residents, pedestrians and other road users.

All vehicles will enter and leave site in a forward gear where possible. If this is not possible then a 'banks person' will assist with the vehicle exiting the site.

## 2.2 Means of Access / Egress

The existing driveway to the property will be widened (under Planning Reference 23/06802/FU) if needed to enable larger vehicles to access / egress the site.

The gate will be left open at all times whilst the site is in use to avoid deliveries from blocking the highway.

### 2.3 Location of Site Compound

Welfare in compliance with the Construction (Design & Management) Regulations 2015 will be situated within the site boundary.

This will be kept clean and tidy at all times with regular emptying of the waste.

### 2.4 Storage

Deliveries will be on a 'just in time' basis to limit the amount of materials stored on site.

As far as is practicable, delivery numbers will be kept to a minimum by combining orders to make best use of the space available on a delivery wagon.

There will be an area to the front of the property within the site boundary for unloading / loading of plant and materials along with a designated materials delivery area.

### 2.5 Erection and Maintenance of Security Hoarding

Heras fencing to be erected along the entire frontage of the property where the hedging has been planted. No other security fencing or hoarding required as the site is bounded on to all other areas by hedging, fencing and mature trees.

The Heras fencing will be used as an entrance gate at the location of the existing driveway. It will be used to close off the entrance when the site is unmanned.

All Heras security fencing will be inspected daily for damage / faults and repaired / replaced if necessary.

This is a single self-build development, no hoarding for advertisement purposes will be used.

## 3 SITE CONTROLS

### 3.1 Prevention of mud and dirt on the highway

The following procedures will be implemented in order of priority:

- .1 It will be a priority to reduce the possibility of transfer of debris to the road. This will be achieved through good housekeeping and organisation to reduce the chances of vehicles picking up mud, dirt and grit while moving about site.
- .2 A clean off area will be formed at the entrance to the site, and signs erected telling drivers that they must check vehicles before leaving site.
- .3 A wheel washing facility consisting of a labourer washing the wheels of vehicles using a pressure washer or other means before leaving site will be provided to the front of the property.

### 3.2 Control of dust and emissions from site

The following will be carried out where reasonably practicable:

- Soft stripping during demolition. Where this is not possible then water suppression will be used on debris that could generate dust, and, where practical, manual or mechanical demolition techniques will be used.
- Seal cement, sand, fine aggregates and other fine powders after use. All to dampen down any stockpiles to prevent dust from forming.
- Within the confines of the site, storage of plant, materials and machinery will be located away from sensitive residential areas and the highway.
- Any skips located on site will be in a position limiting dust and rubbish. Covers / sheeting to prevent dust and materials escaping will be used.
- The site will be actively monitored to ensure the control of dust and emissions. Extra site monitoring will take place during dry and windy conditions.
- Clean any spillages with immediate effect following the manufactures specific requirements.
- Regular cleaning down of the site to remove the build up of fine waste dust material.
- Reduce vehicle idling by ensuring they do not have to wait to park safely.
- Minimise cutting, grinding and sawing on-site by utilising pre-fabricated materials and modules where possible. In case where such work must take place, spraying water over the material as it is being cut will be carried out.
- Where scrubbling is undertaken then the surfaces will be pre-washed, work areas screened off and debris swept away.
- There will be no fires on site.

## 4 RECYCLING

Where possible the following recycling techniques and practices will be implemented to reduce waste, conserve resources and promote sustainability.

### 4.1 Material Segregation and On-Site Recycling

Recyclable and non-recyclable waste materials will be separated on site. This will be achieved by establishing designated waste storage areas for different categories of waste, such as metals, plastics, and timber.

If required the stone, concrete and bricks will be crushed on site to reused as aggregate for the new house.

#### 4.2 Deconstruction and Salvage

Some of the existing materials, such as wood, bricks, and fixtures can be salvaged and re-used on this scheme or sold on to be incorporated into other projects. The house will be carefully dismantled prioritising deconstruction over traditional demolition to preserve these materials.

#### 4.3 Off-Site Recycling Facilities

In cases where on-site recycling is not viable, waste materials will be transported to off-site recycling facilities for further processing. The waste will be managed responsibly and in compliance with relevant regulations.

#### 4.4 Waste Exchange Networks

If there is a nearby scheme that is part of a waste exchange network then this would offer the opportunity to facilitate the transfer of reusable materials between projects.

# **APPENDIX A**

## **Site Plan**

