

CONSTRUCTION MANAGEMENT PLAN

Erection of industrial building (unit 35b)
Relocation of existing office and workshop

APP REF: A/154/17/PL



This document has been prepared to discharge condition 3 from application reference:
A/154/17/PL- Located at The vinery , Arundel rd, Poling, West Sussex, BN189PY for the
Erection of a new industrial building and relocation of existing office/workshop.

Condition 3 reads:

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

- a. An indicative programme for carrying out the works
 - b. The arrangements for public consultation and liaison during the construction works.
 - c. Measures to minimise the noise (including vibration) generated by the construction process to include hours of work, proposed method should foundation piling occur, the careful selection of plant and machinery and use of noise mitigation barriers.
 - d. Detail of any flood lighting, including location, height, type and direction.
 - e. The parking of site operatives and visitors
 - f. Loading and unloading of plant and materials
 - g. Storage of plant and materials used in construction and development
 - h. Wheel washing facilities
 - i. Measures to control the emission of dust and dirt during construction
- Reason: In order to safeguard the amenity in accordance with policy GE7 of the Arun District Local Plan.

A. Site preparation and construction stages of the developments;

2m high Heras fencing is fixed around the site perimeter as indicated on approved site plan. The hoarding is to be erected prior to any demolition commencing.
The building works are expected to commence in November and will last for a period of about 6 months. Key stages are:

- Demolition, site clearance and groundworks 8 weeks. (estimated 20-30 concrete trucks over a two week period for foundation slabs, delivery of digger, no material expected to leave the site)
- Concrete floor. 1 week. (10-15 concrete lorries per day for two days)
- Bringing on site and construction of steelwork. 8 weeks. 4 lorry loads.
- Cladding. 4 weeks. 4 lorry loads
- Other site works. 8 weeks. 1 delivery a day.



Make all cheques payable to M LIKELY CONSTRUCTION SERVICES LTD
HSBC SC 40 21 03 ACC NO 71872869 VAT REGISTERED NO: 878563669
REGISTERED OFFICE THE CABIN, THE VINERY, WEST SUSSEX, BN18 9PY
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- Other daily trips. 2-3 vans

B. Details of the routing of construction vehicles to the site and access and egress arrangements within the site;

Refer to site management plan attached noting location of site traffic entering the site from the main entrance,

Allocated contractor parking on site with an overflow car park if needed for contractors and visitors, on site vehicle turning is available for larger deliveries if required at the west end of the vinery on a large hard standing open area

C. The storage of plant and materials,

All materials and plant will be safely stored on site within the compound/ site

D. The arrangements for public consultation and liaison

A temporary site hut/office will be installed on the north side of the compound which will be cordoned off away from any site works

Site manager will be on site every day to ensure the build goes smoothly and to comply with the CMP

E. Minimize the noise

All plant and processors comply with industry standard specification for use within Construction sites. The contractor will utilize every endeavor to comply with BS5228 Part 1 for minimizing noise levels during the execution of the works by using tools and Equipment that produce the least noise, and vibration, and working in a sequence and At times to minimize the effect of noise.

No piling is required

Noise mitigation barriers will be installed on the east elevation of the site (residential side) to ensure all steps are being taken to help assist in the noise generated in the construction process

Approved planning hours state;

Monday – Friday 07.00hrs to 18.00hrs

Saturday- 08.00hrs to 13.00hrs

Bank holidays and Sundays (no working)



Breaking out of existing concrete will be the most disruptive process and all measures will be taken to ensure that this is done in a controlled manner. A home visit and letter will be delivered to all neighbours before any of the works commence to give local residents and tenants warning of the works and times that they will be carried out.

F. Wheel washing facilities

A jet wash will be set up at the site entrance on a stoned access to hose off any surplus soils picked up during all groundwork stages, the Vinery also have an in house road sweeper that will be on hand to use whenever needed.

G. Dirt and dust controlling

No specific mitigation, other than adopting best constructive practices are proposed with regard to air quality. The CMP will ensure that measures are in place to minimise dust during construction activities, during drier periods and earth works operations.
All loose loads will be covered.

H. Flood lighting

External lighting has not yet been agreed but we would like to think that there would be 4no led flood lights divided equally along the north elevation of the building to give an ambient light to show a safe path to separate doorways, a separate bulkhead light would also be used to mark unit numbers and pedestrian doorways.

I. Closure

This report has been prepared with all reasonable skill, care and diligence, and taking account of the manpower resources devoted to it by agreement with the client. information reported herein is based on the interpretation of data collected and have been accepted in good faith as being accurate and valid.

