MATTHEW HOMES LIMITED

Construction Management Plan & Traffic Plan rev B

THE LILLIES, YAPTON ROAD, BARNHAM

PLANNING REF: BN/32/15/OUT

MATTHEW HOMES LIMITED
45-47 HIGH STREET
POTTERS BAR
HERTFORDSHIRE
EN6 5AW

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Introduction

In the preparation of the Construction Management Plan (CMP) it is the stated intention to ensure that all available techniques (best practicable means) will be used to minimise the level of noise, dust and vibration, to which neighbouring business premises and residential properties will be exposed.

This document is intended to cover our Barnham development and it sets out the overall aims for environmental and amenity protection during construction.

To this effect an Environmental Co-ordinator has been appointed to be the principal contact for environmental issues raised by authorities and the public at the development and this relates to the site clearance, remediation and the construction of the infrastructure and associated works.

The Environmental Co-ordinator for infrastructure associated will be:

Matthew Homes Limited
45-47 High Street
Potters Bar
Hertfordshire
EN6 5AW

Tel: 01707 655550
Email: build@matthew-homes.com

The Ecological Clerk of Works will be: ACD Environmental

Tel: 01666 825646
Email: Mail@acdenv.co.uk

The Environmental Co-ordinator will undertake to notify the local residents of their position as a point of contact and outline the intended programme of works. The Environmental Co-ordinator, as supervisor of this plan, will also liaise with the Ecological Clerk of Works (ECoW) overseeing the Ecological Management Plan for Barnham particularly with regard to protection of retained habitat protection, species protection and appropriate fencing.

Site personnel contacts details as follows:

Matthew Homes Head Office – 01707 655550
Site Manager – TBC
Contracts Manager – David Bowles – 07918 602433

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Training

All employees and contractors will be informed about the need to minimise noise and a controlled approach to dust management together with a briefing on the Ecological Management Plan and the role of the Ecological Clerk of Works, throughout the construction process.

Monitoring of Construction Noise and Vibration, including hours of operation

Introduction

All available techniques (best practicable means) shall be used to minimise, as far as necessary, the level of noise and vibration to which neighbouring offices and residential premises will be exposed.

As part of on site training employees and contractors will be advised on the following:

a) The proper use and maintenance of tools and equipment;
b) The positioning of machinery on site to reduce the emission of noise to the neighbourhood and to site personnel;
c) Avoidance of unnecessary noise when carrying out operations and when operating plant and equipment;
d) Using and maintaining measures adopted for noise control;
e) By reporting defective noise control equipment;
f) Managers and supervisors recognising the need for employees to make proper use of measure to minimise noise.

Statement of Intent

The following measures shall be undertaken to mitigate any potential pollution from noise and vibration emissions on the construction site. Proposed methods and frequency of monitoring of these effects are included.

- **Site Location**

The Lillies, Yapton Road, Barnham

- **Site Access**

On site speed limits shall be restricted to 10mph and strictly enforced to prevent any abnormal levels of noise being produced – note Traffic Management Plan.

- **Construction Plant and Equipment**

All plant shall be fitted with the statutory exhaust systems and where reasonably practicable the most up to date equipment shall be used to prevent excessive noise levels. Stationary plant such as compressors and generators will be located away from sensitive locations. Any generators or pumps required on site shall be the 'super silent' type. On site, temporary stockpiles of materials shall be positioned in such a way as to provide temporary noise barriers. Regular and effective maintenance of machinery, such as lubrication, balancing and best use of damping effects, will be undertaken to minimise operational noise. Modifications of plant /

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equipment will be carried out to achieve noise reduction if the problems persist. Whilst waiting all vehicles should switch of their engines and not leave them idling.

- **Cutting, Grinding and Sawing**

Where possible material will be brought to site pre-cut to prevent any additional noise arising.

- **Working Hours**

The designated site working hours will be 0730 hours - 1730 hours on Monday to Friday and 0800 hours - 1300 hours on Saturday. There is no proposed Sunday working or on bank holidays.

Deliveries must be scheduled to avoid network peak hours (07:30 - 09:30 and 16:30 - 18:30), as well as the local school afternoon pick-up period.

Out-of-hours contact details will be as follows:
Matthew Homes Head Office – 01707 655550
Site Manager – TBC
Contracts Manager – David Bowles - 07918602433

Once confirmed these details will be displayed prominently on all site hoarding viewable to the general public.

- **Vibration**

All vibration generating tools shall be used in line with the manufacturers' guidelines and where reasonably practicable the most up to date equipment shall be used.

- **Monitoring**

Due to the location and the nature of the activities on site in relation to the proximity of neighbouring housing and businesses, along with the working hours specified, it is anticipated that the level of noise and vibration generated will not give rise to major disturbance.

Noise monitoring shall be undertaken with the hand held sound level meter at pre-determined locations and times during the day. The monitoring and recording shall be undertaken in the line with the applicable local guidelines.

Noise monitoring will be undertaken in accordance with the following:

The Control of Pollution Act 1974
The Control of Noise at Work Regulation 2005
British Standard Codes of Practice BS 5228: Noise Control on Construction and Open Sites
Construction Site Noise Code – Greenwich Council, Version 3 June 2009

We would propose to use the above Construction Site Noise Codes, along with consultation with the local authority environmental health department as a basis for developing an applicable noise monitoring scheme to be adopted within the development.

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Noise risk assessments will be carried out where the noise level is likely to exceed 80dB.

Control of Dust and Air Bourne Pollution

Introduction

All available techniques (best practicable means) shall be used to minimise, as far as is necessary, the level of dust generation to which neighbouring residential estates will be exposed.

As part of on site training employees and contractors will be advised on the following:

a) The proper use and maintenance of tools and equipment;
b) The importance of regular inspection;
c) Avoidance of unnecessary dust generation when carrying out operations, particularly with regard to vehicle speeds and use of plant and equipment;
d) Awareness of dry and / windy conditions;
e) Managers and supervisors recognising the need for employees to make proper use of measures to minimise dust.

Statement of Intent

The following measures shall be undertaken to mitigate any potential pollution of dust on site. Proposed methods and frequency of monitoring of these effects are included.

- **Site Access**

Access to the site will be directly from Yapton Road. All traffic must be routed to and from the A27 direction.

As and when required (notably during dry / windy periods) the road will be kept free of dust by means of road sweeping / wheel washing. The road sweeper is on a 'same day' call out agreement. During the periods of major earthmoving the road sweeper shall be in full time attendance.

Forklift movement around site will be restricted to hardstanding areas only. In the event of the forklift going outside the designated areas then the machine will be cleaned of any mud so that migration of mud is removed.

Material stacking areas are to be accessible by temporary or permanent roads. All delivery vehicles will stay on these surfaces, and they are to be checked to ensure they are clean prior to leaving the site.

In the event wheel washing is required, a jet wash and brush will be made available and any resultant debris will be removed.

Any surplus material stored on site will be covered to reduce dust migration.

Materials to be delivered to correct dimensions to reduce dust as a result of cutting.

A speed limit of 10mph will be enforced.

No parking or waiting will be permitted on Yapton Road. We will set back the site entrance to allow an area for small vehicles to wait off road if necessary. All delivery drivers to be instructed of time constraints when orders are placed.

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All traffic must adhere to restrictions along their given route, in particular headroom under Barnham Railway Bridge which is 3.6m max headroom, and understand crossing requirements on North End Road railway crossing. Instructions for both to be given to all staff, contractors, suppliers and visitors.

- **Damping Down**

During dry and / or windy conditions or as otherwise required the on site haul roads shall be damped down to prevent dust arising. This will be carried out using a tractor and water bowser.

The same method of dust control will be applied to completed hard finished areas on site as the works progress.

- **Site Security**

2.4m High hoarding & gates to be erected across the front on site on Yapton Road.

2.4m High metal Herras fencing to all other boundaries, secured with driven timber stakes.

- **Vehicles**

In order to reduce dust created from vehicles all traffic will observe the 10mph site speed limit.

Any vehicles entering and exiting the site will ensure all loads / materials are covered over where required.

Suitable wheel washing facilities shall be employed at the site access.

The loading of vehicles will be monitored by a banksman to ensure in the unlikely event that overloading, loading and dropping materials from height will be prevented where practicable. The banksmen will also make the final checks on site.

- **Excavation and Earthworks**

Dusty activities on site will be damped down as detailed above and where practicable the areas following cutting and excavation operations will be covered over.

These operations will be carried out in small areas where practicable to minimise the production of dust.

- **Cutting, Grinding and Sawing**

Where possible materials will be brought to site pre-cut.

All plant used for cutting will be fitted where possible with water suppression systems. This will apply notably to the cutting of concrete pipes and rings when required.

- **Monitoring**

Due to the 'low-risk' identified and the minimal anticipated effects of dust and air borne pollution on the site we would propose that only visual monitoring on a daily basis is required if the above control measures are adhered to. Records of both dust prevention measures and daily visual reports will be maintained.

All preventative measures and monitoring techniques shall be carried out in line with 'The Control of Dust and Emissions from Construction and Demolition – Best Practice Guidance, November 2006, produced by the Greater London Authority.

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Vehicle and Highway Cleaning, Site Accesses and Site Parking for Contractors Vehicles

Statement of Intent

The following measures shall be undertaken to mitigate any potential hazard from the deposition of detritus onto the public highway. The proposed scheme for construction accesses and site parking are also outlined along with the proposed methods and monitoring of all the above.

- **Construction Access and Site Compound**

The proposed location of the construction access as identified on the Traffic Management Plan (enclosed) via Yapton Road.

Plastic signage will be displayed on existing highway signs and streetlights on all residential roads bordering our development stating no access or parking for construction vehicles. Matthew Homes will also include in our own signage at the site entrance stating that all contractors must park on the site in the car parking provided.

- **Vehicle and Highway Cleaning Proposals**

We propose to install a Multi Wheel wash to service the site as set out within the Traffic Management Plan.

A road sweeper shall be on full time call during the hours of work.

- **Monitoring and Maintenance Regime**

The conditions of the on site haul roads, site accesses and public highway shall be monitored by the site management on a daily basis with records taken and recorded on site. Wheel wash facilities shall be checked on a daily basis and cleaning shall be on a weekly basis or as frequently as is necessary to ensure maximum efficiency.

A designated person will maintain responsibility for the operation of the wheel wash at all times during construction hours of activity.

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APPENDIX 1

Proposed Construction Site Accesses,
Wheel Wash Facilities and Site Compound
Traffic Management Plan