DETAILED CONSTRUCTION MANAGEMENT PLAN

SITE: Northorpe Lane, Mirfield

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1.0 Introduction

This document outlines the Construction Management Plan for the construction of the proposed residential development Northorpe Lane, Mirfield and associated infrastructure works.

The plan documents Newett Homes' overall construction planning at the planning application stage for the above-mentioned works.

The contents of this document include a brief description of the project, planned project sequencing, parking and traffic, noise and vibration and production.

This document should be read in conjunction with the Construction Management Plan NLM-005-A which can be acquired through the council's public access website.

2.0 Project Description

The construction of 44 dwellings consisting of two and three storey detached and semi-detached houses with associated roads and sewers.

The site will be accessed from a single site access point served off Northorpe Lane.
Any artificial lighting is only to be provided and used within dwellings.

3.0 Programme & Phasing

Works are programmed to start as per the below:

- Ground works (roads & sewers) to commence w/c 1st August 2023 for 16 weeks.
- First plot completion w/c 1st April 2024.
- 1 plot per week thereafter.

4.0 Site Management

4.1 Working Hours

In accordance with planning requirements all construction works, and ancillary operations, including deliveries to and dispatch from the site will be restricted to:

Mon-Fri 07:30-18:30 and Sat 08:00-13:00.

It is recognized that there may be exceptional circumstances where the restriction on hours of work cannot be adhered to. In these circumstances Newett Homes will provide advance notification and justification for any extension to the working hours to the planning authority and notify neighbors before works start outside normal hours.

4.2 Roles & Responsibilities

- Head of Technical – Responsible for all technical matters / issues occurring during works.
- Head of Production – Responsible for NH site operations.

- Production Manager – Oversee CDM requirements complied with (reporting to HoP).
- Site Manager – Day to day running of the site in accordance with procedures manual.
- RG Wilbrey – External appointment to inspect H&S implementation on site.
- Public Liaison Person (PLP) – responsible for communicating with local residents throughout the works. Contact; Andrew Clark 07542845757.

5.0 Neighbour & Community Liaison & Management of Complaints

5.1 Introduction

This procedure addresses neighbour and community liaison during the redevelopment works. Newett Homes is responsible for ensuring compliance with the procedure. In addition, all staff are responsible for adhering to its requirements.

5.2 Procedure

5.2.1 Liaison

Prior to commencement of the construction works, all neighboring occupiers should be contacted by the Public Liaison Person (PLP), nominated by Newett Homes, to explain the activities to be undertaken, the duration of the works and the working hours. The PLP should also be introduced as the main point of contact and a contact telephone number provided.

A respectable standard of dress code will be maintained, and inappropriate behavior will be addressed in the site induction.

The site reception should be clearly signposted, and staff present in reception should be able to direct unexpected visitors to an appropriate member of staff.

During the works, communication with neighbors should occur through newsletters and maintained notice boards.

Neighbors should also be specifically informed about abnormal work or road closures proposed.

All licenses issued by Kirklees Council must be displayed prominently on hoardings, scaffolds, gantries, or fences.

The timing of deliveries to adjacent buildings should be considered to avoid conflict with construction vehicles.

5.2.2 Complaints

In the event of a complaint from a neighbor or a member of the public in relation to any activity, it must be recorded by the PLP in a designated logbook, stating the nature of the complaint, the cause, the time and date and, where appropriate, the remedial action taken. All site workers should immediately notify Newett Homes or Construction Manager should they receive any complaints.

Should complaints about noise, dust or vibration be received, the monitoring results at the time of the complaint should be reviewed.

The PLP or its representatives should call complainants within 24 hours of receiving the complaint for further discussion and identification of a mutually acceptable resolution. Where possible, measures should be put in place to avoid a recurrence of complaints.

5.2.3 Documentation

All complaints should be recorded in a complaint logbook with details of remedial action taken.

5.2.4 Evaluation

Documentation

The following documentation must be retained on site for inspection:

- Environmental incident logbook containing details of environmental incidents and corrective action taken;
- Copies of discharge consents and licenses;
- Waste transfer notes, hazardous waste consignment notes and waste carriers' registrations;
- Any noise and vibration monitoring record sheets with details of corrective actions taken where the action levels are exceeded.
- Any dust monitoring record sheets with details of corrective actions taken where the action levels are exceeded;
- Records of waste produced, reused, recycled and disposed of to landfill;
- Records of monthly energy usage and water usage as required;
- Records of distances travelled by each type of vehicle associated with the redevelopment works;
- Plant maintenance and defect records; and
- Complaints log book with details of the response made to complaints received.

5.2.5 Environmental Reviews

Environmental issues must be included as an item on the agenda at progress meetings, attended by Newett Homes, subcontractors, relevant trade contactors and other members of the project team where appropriate. Where relevant, the following should be discussed;

- Results of the monitoring;
- Complaints, including cause and remedial action;
- Neighborhood liaison;
- Communications with Kirklees Council and other statutory bodies; and
- Incidents that have taken place.

6.0 Site Access, Storage & Movement of Materials

For the following, please refer to Construction Management Plan drawing NLM-005.

Access onto the site will be from Northorpe Lane on the west of the site, this will be the only access into the development. No unauthorized access will be permitted. Deliveries will be scheduled to a time slot and a member of the site staff will meet the courier at the site entrance. The routing of construction traffic will be mainly from The Flushdyke Interchange of the M1, on to the A638 / A644 and then onto North Road / Shilbank Lane and then bearing North on to Northorpe Lane.

All deliveries will be deposited and stored within designated areas within the site compound area, and transported across the site as and when required.

All deliveries of materials and plant will be schedules to fall within the authorized working hours.

On-site parking for site staff is located within the compound area on the above Construction Management Plan.

7.0 Noise & Dust Management

7.1.0 Noise & Vibration Management

7.1.2 Control Measures

Newett Homes will maintain objectives to minimize the impacts of noise on the construction site and surrounding areas. Construction activities will be undertaken in accordance with BS5228 2009 Noise and Vibration Control on Construction Sites standards. In addition, the contractors will be required to adopt the following more specific measures:

- Vehicles and mechanical plant will be maintained in a good and effective working order and operated in a manner to minimize noise emissions. The contractor will ensure that all plant complies with the relevant statutory requirements;
- HGV and site vehicles will be equipped with white noise reversing alarms;
- Compressor, generator and engine compartment doors will be kept closed when not in use and plant turned off;
- All pneumatic tools will be fitted with silencers / mufflers;
- Care to be taken when unloading vehicles to avoid unnecessary noise;
- The use of particularly noise plant will be, limited, i.e., avoiding use of noisy plant early in the morning;
- Restrict the number of plant items in use at any one time;
- Reduce the speed of vehicle movements;
- Ensure that operations are designed to be undertaken with any directional noise emissions pointing away from noise-sensitive receptors;
- Drop heights will be minimized when loading vehicles with rubble;
- Vehicles will be prohibited from waiting within the site with their engines running or alternatively, located in waiting areas away from sensitive receptors;
- Local hoarding, screens and barriers will be erected to shield particularly noisy activities;

7.1.3 Notifications

Occupiers of adjacent properties will be informed up to 2 weeks in advance of the works taking place, including the duration and likely noise and vibration effects. In the case of work required in response to an emergency, the Environment Agency and local residents will be advised as soon as is reasonably practicable that emergency work is taking place.

7.2.0 Dust & Mud Management

The likely dust generation activities that are expected on site include:

- Demolition of existing buildings;
- Enabling works (e.g., verge clearance)

- Unloading, movement and transfer of materials;
- Excavation and installation of drainage and foundations;
- Dust from wheels of vehicles; and,
- Surfacing works;
- Installation of verge furniture and planting vegetation; and,
- Stockpiling.

7.2.1 Dust Control

The above activities will be mitigated using standard mitigation measures along the scheme route, and all construction compounds. These standard mitigation measures are presented in the table in **Appendix 1**.

Where standard mitigation measures may not be sufficient to minimize emissions of dust alone, additional mitigation measures are proposed and these additional measures are presented in the table in **Appendix 2**.

The mitigation measures listed in Appendixes 3 & 4 are based on those presented by the Institute of Air Quality Management in their guidance on the assessment of dust generation and construction sites.

The mitigation measures listed in Appendixes 3 & 4 often include a range of approaches to mitigate dust generation. For example, the options for the management of stockpile dust emissions include:

- Covering stockpiles;
- Seeding stockpiles; or
- The erection of fencing around stockpiles.

The final selection of the most appropriate mitigation measures will be for Newett Homes to establish dependent upon the operational needs of each location at the different stages of the works.

7.3.0 Mud Control

Mud and debris activities will occur throughout the construction and operational phases of the proposed development. During site operations, initially muck away lorries will remove spoil and materials from site. Further to this, site delivers will be carried out by lorries on a daily basis. Site transport will mainly consist of forklifts, dumpers and other minor wheeled transport.

Site operations will involve an average approximation of 12 to 18 vehicle movements each working day. During the reduced level dig phase this estimate could be up to 20 movements per day.

Site operations may be associated with a limited range of potential mud and debris including:

- Mud and debris generated by the movement of vehicles on access within the site;
- Mud and debris generated by machinery operating on the site;
- Mud and debris generated by wind action on dusty surfaces.

7.3.1 Assessment of Potential Risks – Operational Phase

Mud and debris may potentially occur during site operations as a result of movement of vehicles on the access road within the site; mechanical-handling operations; wind action on dusty surfaces; and from on-site plant, delivery vehicles and staff / visitor cars.

7.3.2 Mud Controls

Despite the low/medium/high risks associated with mud and debris from the site during the construction and operational phases, a mud and debris control scheme has been prepared in order to provide further confidence that adverse impacts will not occur and the spread of muck from the site prevented. See table 1 in **Appendix 3**. Controls are included for all identified significant sources, with the aim of preventing mud and debris at source.

The measurements taken above are in line with the guidance and recommendations detailed in the Institute of Air Quality Management – Guidance on the assessment of dust from demolition and construction 2014.

Appendix 1 - Standard Mitigation Measures

Mitigation	Mitigation measure
Mitigation for all Site: Dust Management	Develop and implement a series of dust management measures and monitoring measures. The level of detail should include as a minimum the measures set out in this table. Monitoring may include monitoring of dust deposition, dust flux, real-time PM_{10} continuous monitoring and/or visual inspections.
	Monitoring
	Undertake daily on-site and off-site inspection, where receptors are nearby, to monitor dust, record inspection results, and make the log available to the local authority etc. when asked. This should include regular dust soiling checks of surfaces such as street furniture, cars and window sills within 100m of site boundary, with cleaning to be provided if necessary.
	Preparing and Maintaining the Site
	Fully enclose site or specific operations where there is a high potential for dust production and the site is actives for an extensive period.
	Keep site fencing, barriers and scaffolding clean using wet methods where there is the risk of dust accumulation.
	Remove materials that have the potential to produce dust from site as soon as possible, unless being re-used on site. If they are being re-used on-site cover as described below.
	Cover, seed or fence stockpiles to prevent wind whipping.
	Operating Vehicle/Machinery and Sustainable Travel
	Impose and signpost a maximum-speed-limit of 15mph on surfaced and 10mph on un-surfaced haul roads and work areas (if long haul routes are required these speeds may be increased with suitable additional control measures provided).
	Ensure all vehicles switch off engines when stationary - no idling vehicles.
	All construction plant should use fuel equivalent to ultra-low sulphur diesel ("ULSD") where possible.

Appendix 1 - Standard Mitigation Measures continued……

Mitigation	Mitigation measure
	Operations
	Ensure equipment is readily available on site to clean any dry spillages, and clean up spillages as soon as reasonably practicable after the event using wet cleaning methods.
Measures Specific to Demolition	See Table 6.1.2.
Measures Specific to Surfacing Works	Surfacing equipment (e.g. planer) only to be operated with any manufacturers dust abatement measures in place.
Measures Specific to Construction	Avoid scabbling (roughening of concrete surfaces) if possible.
	Ensure sand and other aggregates are stored in bunded areas and are not allowed to dry out, unless this is required for a particular process, in which case ensure that appropriate additional control measures are in place.
Measures Specific to Trackout	Use water-assisted dust sweeper(s) on access and local roads, to remove, as necessary, any material tracked out of the site. This may require the sweeper being continuously in use.
	Avoid dry sweeping of large areas.
	Ensure vehicles entering and leaving sites are covered to prevent escape of materials during transport.
	Record all inspections of haul routes and any subsequent action in a site log book.
	Implement a wheel washing system (with rumble grids to dislodge accumulated dust and mud prior to leaving the site) where reasonably practicable.

Mitigation	Mitigation measure
Mitigation for all Sites: Communication	Develop and implement a stakeholder communications plan that includes community engagement before work commences on site.
	Display the name and contact details of person(s) accountable for air quality and dust issues on the construction compound site boundaries. This may be the environment manager/engineer or the site manager.
	Display the head or regional office contact information.
Mitigation for all Site: Dust Management	**Site Management**
	Record all dust and air quality complaints, identify cause(s), take appropriate measures to reduce emissions in a timely manner, and record the measures taken.
	Make the complaints log available to the local authority etc. as soon as reasonably practicable.
	Record any exceptional incidents that cause dust and/or air emissions, either onsite or offsite, and the action taken to resolve the situation in the log book.
	Hold regular liaison meetings with other high risk construction sites within 500m of the site boundary, to ensure plans are co-ordinated and dust and particulate matter emissions are minimised. In particular, it is important to understand the interactions of the off-site transport/deliveries which might be using the same strategic road network routes.
	Monitoring
	Carry out regular site inspections to monitor the effectiveness of mitigation measures, record inspection results, and make an inspection log available to the local authority etc. promptly upon request.
	Increase the frequency of site inspections by the person accountable for air quality and dust issues on site when activities with a high potential to produce dust are being carried out and during prolonged dry or windy conditions.

Appendix 2 – Additional Mitigation Measures continued……

Mitigation	Mitigation measure
	Undertake dust deposition, dust flux, or real-time PM_{10} continuous monitoring. Wherever possible commence baseline monitoring at least three months before work commences on site or, if it is a large site, before work on a phase commences
	Preparing and Maintaining the Site
	Plan site layout so that machinery and dust causing activities are located away from receptors, as far as is possible.
	Erect solid screens or barriers around particularly dusty activities or the site boundary that are at least as high as any stockpiles on site.
	Avoid site runoff of water or mud.
	Operating Vehicle/Machinery and Sustainable Travel
	Ensure all on-road vehicles comply with the requirements of the London Low Emission Zone and the London NRMM standards, within Greater London.
	Avoid the use of diesel or petrol powered generators and use mains electricity or battery powered equipment where practicable.
	Manage the sustainable delivery of goods and materials through careful programming of delivery.
	Implement a travel plan that supports and encourages sustainable travel (e.g. public transport, cycling, walking, and car-sharing).
	Operations
	Only use cutting, grinding or sawing equipment fitted or in conjunction with suitable dust suppression techniques such as water sprays or local extraction (e.g. suitable local exhaust ventilation systems).
	Ensure an adequate water supply on the site for effective dust/particulate matter suppression/mitigation, using non-potable water where possible and appropriate.
	Use enclosed chutes and conveyors and covered skips.

Appendix 3 – Mud & Debris Controls

	Source of debris and mud	Control methods
CONSTRUCTION PHASE	Construction Traffic	• Sheeting/containment of aggregates delivery vehicles • Access to site on paved access road • Regularly sweeping access road, as necessary • Early provision of designated internal haul routes and dampening down during dry/windy conditions, as necessary • Provide vehicle wheel wash at site exit point • Limiting vehicle speeds • Switching off all engines when not in use
	Site Activities	• Provision of effective barriers around dusty activities or site boundary • Minimising dust generating activities • Dampening down of dusty surfaces during dry/windy conditions, as necessary • Regularly sweeping hard-standing areas, as necessary • Securely covering skips • All muck away vehicles to designated hard standing areas only
OPERATIONAL PHASE	Delivery Vehicles	• Hard-surfacing of on-site areas and access road • Regularly sweeping access road and on-site hard-standing areas • Limiting vehicle speeds
	Off-site mud and debris dispersal	• Regularly sweeping access road and on-site hard-standing areas; as necessary • Road sweeper on a week bases more if required
MONITORING	All site-related activities	• Visual monitoring of site boundary by site manager or appointed person on a daily basis or immediately following complaint • Implementation of appropriate mitigation measures if visible mud or debris detected (e.g. sweeping dusty surfaces road sweeper wheel wash) • If problems persist, review and if appropriate, revise debris & mud control measures