

Construction Management Plan

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Land Adjacent to Chaplegate, Scholes, Holmfirth,

CONSTRUCTION MANAGEMENT PLAN



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Introduction

This Construction Management Plan (CMP) supports the proposed development of 10 high-quality affordable rental homes located south of Chaplegate, Scholes, Holmfirth. The site is bounded to the east by Dean Bridge Lane and is centered at National Grid Reference 415863E, 407161N.

The site is currently vacant, predominantly surfaced with compacted gravel, with a small area of soft landscaping in the north-east corner. It is enclosed by a dry stone wall and a previously quarried rock face along the eastern boundary.

The purpose of this CMP is to outline the measures that will be implemented to manage construction activities safely, efficiently, and with minimal disruption to the surrounding area. It sets out procedures for site access, traffic management, environmental protection, noise and dust control, waste handling, and health and safety compliance throughout the construction period.

This document has been submitted as part of a planning application for the development and addresses the local planning authority's requirement for a Construction Management Plan (CMP). The contents address each of the requirements set out by the LPA as below:

- Site Access
- Traffic Routing
- Parking Arrangements
- Wheel Washing Facilities
- Site Contact Information





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1. Site Access

During any earthworks, site access will require careful planning. The contractor will liaise with the Local Authority to obtain all necessary permissions, including Section 80 notifications where applicable. As the site is self-contained, there will be no impact on adjoining properties; however, appropriate consideration must be given to boundary treatments, including existing walls and fencing.

Access to the site will follow the route plan outlined in the appendix of this document. The preferred route is via Scholes Moor Road and Chapplegate, with an alternative route via White Wells Road and Chapplegate when required.

Throughout the construction phase, access will be via the front entrance off Chapplegate. The site will be securely fenced, with access controlled by gates positioned on Chapplegate. These gates will be manned during working hours and locked outside of those times to maintain site security.

The main contractor will be responsible for managing highway sweeping operations, ensuring that all adjacent footpaths and driveways remain clean and unobstructed. The site must be maintained in a clean and orderly condition throughout all stages of the works.

A “Good Housekeeping” policy will be enforced across the project. This will be embedded into the site induction process to ensure all operatives are familiar with the scope of works, competent in their roles, aware of their responsibilities to others, and fully informed of site rules and procedures.

Programme details are currently in the early stages of development and remain subject to change, depending on the availability of the main contractor, mobilisation periods, and the employer’s requirements. The phasing outlined below is indicative only and will be confirmed through the contractor’s detailed project programme.

- **Construction Works:** Start date to be confirmed
- **Working Hours:**
 - Monday to Friday: 07:00 – 18:00
 - Saturday: 07:00 – 14:00 (intermittent)

2. Traffic Routing

As mentioned above, the preferred traffic routing to the site will be via Scholes Moor Road and Chapplegate, with an alternative route via White Wells Road and Chapplegate when necessary.

Throughout the construction phase, access will be via the front entrance off Chapplegate. The site will be securely fenced, with access controlled by gates positioned on Chapplegate. These gates will be manned during working hours and locked outside of those times to maintain site security.

A road condition survey was undertaken by VIA Solutions at 9:00am on Wednesday 10th September 2025. The assessment focused on Chapelgate and White Wells Road, which form part of the designated construction traffic routes.

- West: Chapelgate (to A635, Blue Route)
- North: White Wells Road (to A635, Green Route)

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Refer to Appendix 01 for the construction route plan drawing.

3. Parking Arrangements

Given the limited availability of parking spaces outside the site boundary, on site parking will be prioritised wherever possible. Information regarding nearby public car parks and local parking restrictions will be shared with all suppliers, contractors, and visitors ahead of their arrival.

Site management will oversee parking arrangements to ensure that operatives and visitors park in accordance with the Highway Code when on site spaces are unavailable.

To help reduce vehicle numbers arriving at the site, the principal contractor will be encouraged to promote car sharing and the use of public transport among all personnel.

4. Wheel Washing Facilities

The contractor will be required to implement the following measures to control the spread of dust, odour and other effluvia:

- Fence off dusty work areas using 1200 gauge membranes
- Position machinery and dust-generating activities away from sensitive receptors
- Create physical separation or barriers between dust/emission sources and receptors
- Install solid screens or barriers around dust-generating activities, at least as high as any stockpiles on site
- Cover stockpiles to prevent wind whipping
- Remove loose materials as soon as possible
- Clean hoardings, fencing, barriers and scaffolding regularly using wet methods



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- Where possible, carry out cutting, grinding and sawing off-site, and bring in prefabricated materials and modules
- Where on-site cutting and grinding is necessary, use water-efficient spray pumps to suppress dust during the process
- Ensure skips, chutes and conveyors are fully covered to prevent dust escape
- Minimise drop heights to reduce dust dispersion
- During demolition, wet down materials using a water bowser and jet wash to control dust
- Deliveries will be made on a clean surface to reduce the need for wheel washing

The effectiveness of all dust mitigation measures, including wheel washing, will be reviewed during weekly site meetings. As a minimum, all measures will comply with Section 72 of the Control of Pollution Act 1974 and BS5288.

Particular attention will be given to any remedial works required to the former quarry face, which may involve specialist operations.

5. Site Contact Information

The employer and site manager will liaise with local residents who may be affected by the works, ensuring they are kept informed about the nature of the activities, proposed working hours, and anticipated duration. Communications will include the name and telephone number of the designated site manager, which will also be clearly displayed on the site hoardings.

The site manager will be available to provide further information and respond to any complaints or emergencies that may arise at any time.

The main contractor must make their complaints procedure available to the employer and retain copies on site. All complaints will be investigated in accordance with this procedure in the first instance. If a complaint cannot be resolved to the satisfaction of the client, it will be escalated to the employer.

A log of all complaints will be maintained on site, including details of investigations, any mitigation measures implemented, and any changes made to working practices. These records must be made available to the employer and/or the local authority upon request.

All site personnel will be regularly briefed on the complaints procedure to ensure consistent and effective handling of any issues raised.

Site Manager contact Information:

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