

Adjacent to no 36 Quadring Rd Donington

	A	B
1		Site Management Plan
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3	Introduction	The site is former agricultural land that lies between 36 and 44 Quadring Rd, Donington. Full planning has been granted for 7 bungalows with a private drive.
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5	Phasing	Phasing of the development is programmed to be over approx 18 to 24 months, beginning with plots 6,5,4 followed by 3,2,1 and finally 7.
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7	Working hours	Working hours will be from 7.30 until 19.30 weekdays, and 7.30 until 17.00 on Saturdays. Occasionally it may be required to take deliveries outside of these hours, but due regard will be given to local residents where reasonably practicable.
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9	Access, parking and unloading	The site has a road frontage of 16m between no 36 and 44 Quadring Rd, and the access will take up 6m of this adjacent to no 36. A large area just inside the site will be hardcored to use as car parking and offloading of deliveries. Until the access is completed, further into the site, large delivery vehicles will be required to reverse into the site using a competent banksman. The hardcore area should reduce mud and debris on construction traffic but vehicles leaving the site will be monitored and if required washed down before leaving site. The site manager will monitor the highway outside of site and if necessary arrange for sweeping. Guidance will be given to all site vehicles to avoid blocking the access of neighbouring properties.
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11	Temporary fencing	Temporary fencing and gates will be used throughout the site to manage access and security where required.
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13	Lighting	Should lighting be required for certain activities for safety reasons, reasonable steps will be made to mitigate light spillage to neighbouring properties
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15	Welfare	A mobile site welfare hut will be positioned on site to enable the drying of clothes and shelter for site operatives. Hot water and drinking water will also be available as well as serviced WC.
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17	Noise and disturbance	It is impossible to build without causing a certain amount of noise disturbance. Mitigating measures will be used to minimise disturbance such as turning off engines when not in use, only using generators where necessary, using quieter methods of work where possible, minimising the use of site radios etc. The site manager will be responsible for monitoring and minimises where reasonably practicable. Dust will be minimised and water suppression used where necessary.
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19	Protecting the Public	Public welfare will be of utmost importance and the security fencing and appropriate signage will be used to minimise any wandering into site. The site manager will be on site to manage any issues should they arise.
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21	Site surface water	Information from the soils tests shows that the site drains well due to sandy silt formation. However the site will be monitored and if laying water is apparent then temporary soakaway ditches will be constructed in the appropriate areas. Namely in parallel to the access road. The site naturally slopes away from the Highway so no water runoff will occur, in a similar way the site is lower than the majority of the surrounding properties so any surface water runoff issues should not be realised.
22		
23	Sustainability and Environment	Environment and sustainability is high on the list for PAG Developments Ltd and where possible, waste material will be kept to a minimum and recycled where appropriate. Efficiency in working methods and materials will be sought and used where practicable. Care will be taken during construction and enabling habitat will be installed for existing and future wildlife where practicable such as Hedgehog Highways etc