



Construction Method Statement

RESIDENTIAL DEVELOPMENT AT HOLBEACH MANOR EAST, OFF FLEET ROAD, HOLBEACH. PE12 7AX
Planning Ref: H05-0664-21 - Condition No 14

Site hours of operation –

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No Development works shall take place other than the following hours

07.30 to 17.30 hours Monday to Friday (Deliveries 8am – 4pm)

(Contractors can attend from 7am but no on-site operations prior to 7.30am)

08.00 to 14.30 hours Saturdays.

No working Sundays or Bank Holidays. (With the exception of attendance for security)

Noise, Dust, Vibrations & Emissions –

All stationary vehicles attending or working on site to switch off engines where possible.

If any pumps/generators are required, then these will only be used during site operational hours.

Wash or clean down vehicles effectively before leaving site using mains water supply which is available on site. Wheel wash facility provision by commercial hose pipe/pressure washer.

Machinery & dust creating activities are to be located away from neighbouring properties and will be due to the nature of the site. Any cutting, grinding or sawing of materials is to be avoided wherever possible but where carried out water suppressant or suitable local exhaust ventilation systems are to be employed.

Skips are to be placed away from sensitive receptors i.e., neighbouring properties, and securely covered.

Minimise drop heights to control fall of materials and ensure regular replacements of skips.

In periods of dry weather damp down materials to minimise dust generation.

No burning of materials is to be permitted on site as waste materials necessarily arising from the build process are to be collected by specialist contractor for recycling.

Site Access & Security

Site access and security will be provided, to ensure the works that are being undertaken as segregated from the public areas outside, security fixed post and Heras fencing panels forming new perimeter fencing will surround the boundary of the site, these will be netted with corporate privacy net.

Designated site personnel will be responsible for providing security and controlling access to the site.

Vehicle and pedestrian access will be segregated.

Access gates will be closed when not in use and manned during the hours of operation of the works.

Demolition Works

To be undertaken by specialist approved Demolition Contractor.

Loading & Unloading

Access for deliveries to the site will be off Fleet Road. Lorry access will be allowed on site and all materials securely stored.

Pre booked deliveries will be made during the prescribed working hours.

Plant & Machinery

Excavation of foundations and associated groundworks by specialist sub-contractor with excavators to be delivered and removed from site by trailer.

Telehandler/specialist crane hire for loading out build stages including installation of roof trusses to two storey dwellings.

Any specialist operations may be required e.g., craneage are to be subject to appropriate risk assessment, method statements and due consultation with any potentially affected third party prior to carrying out any operation.

Welfare

Site welfare facilities will be available throughout the construction period. These will be located within temporary site cabins with the site office being within the main office building.

SEAGATE HOMES GROUP

Holbeach Manor, Fleet Road, Holbeach, Lincs. PE12 7AX

www.seagatehomes.co.uk

Tel: 01406 365533

Tree Protection

There are existing trees and hedgerows being retained, so please also refer to tree protection plan and read in conjunction with Arboriculture report by A. Belson Ltd and the notes below.

Where trees are shown on drawing number 4119.Holbeach.Seagate.AIP to be retained on site they shall be protected during construction work as follows. i) chestnut pale or similar fencing 1.5metres in height shall be provided around the trees to be retained before development commenced at a minimum distance from trunks equal to the spread of the crowns of the trees. No materials, equipment, site huts, fuels or other items shall be placed or stored within the areas enclosed by the fencing so erected and the ground levels within those areas shall not be altered, nor shall any excavation be made. ii) No burning or materials or other items shall take place within 3 metres of the crown spread of any of the trees to be retained. iii) no services shall be routed under the spread of the crowns of the trees to be retained iv) no retained tree shall be cut down, uprooted, destroyed, topped or lopped unless first agreed in writing by the planning Authority (with the exception of the red horse chestnut 7026 which may be pruned once to give clearance to the water tower building by 1m; v) if any trees to be retained dies or is to be removed it shall be replaced within six months thereafter with a tree of such size and species which shall be first be agreed in writing by the local planning authority.

A site plan accompanies this statement indicating location of site office, temporary buildings, storage locations for plant and materials and the location of parking of vehicles for site operatives and visitors.

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