CONSTRUCTION METHOD STATEMENT CMS

FOR NEW DWELLING

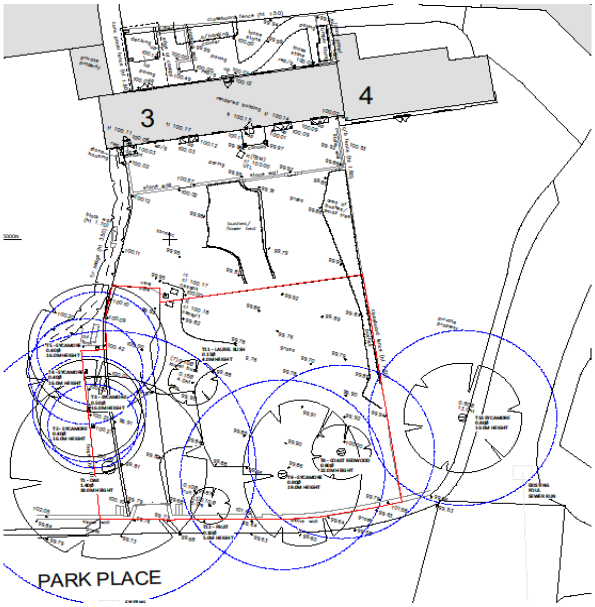
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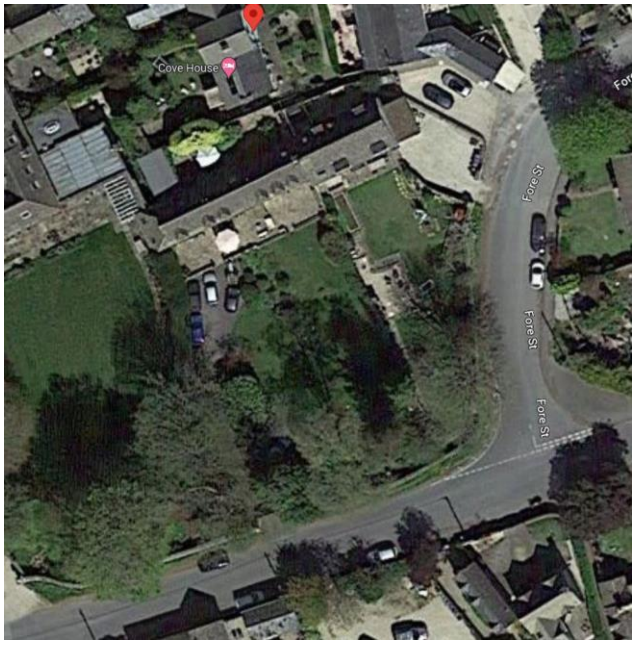
3 COVE GARDENS, ASHTON KEYNES,

SN6 6NS

PROJECT – New single-story Dwelling

SITE LOCATION - The site is located in Ashton Keynes, which is a village and civil parish in north Wiltshire which borders with Gloucestershire. The site has an area of 740m2 and is broadly flat in nature. There are a number of existing trees on site although these are primarily located along the southern and Western boundaries. These have been subject to an Arboricultural report dated June 2021 by CERTHIA CONSULTING.





1. **Parking**

Due to the site restrictions parking has to be off site the client is to assume responsibility for parking and indicating suitable areas to park for subcontractors.

2. Loading and unloading of plant and materials

All loading / unloading is to take place within the site and never outside the permitted working hours unless previously agreed upon with the client. No on-street loading will be permitted without prior approval from the client. The access gates will be shut during loading and unloading in the interest of pedestrian safety as well as dust and noise suppression.

3. Storage of plant and materials

In addition to the delivery procedures listed above, the principle of “just in time” deliveries will be followed strictly throughout the development process to ensure that plant, machinery, and materials are not stored on site before they are actually required for the building works. then materials are kept on site then this will always be within the site boundary and only for as long as absolutely necessary. All materials, especially those prone to emitting dirt or dust, will be covered by appropriate sheeting, and securely fastened. All areas within the site and on adjoining highways will be checked for spillages on a regular basis. Machinery, when in use, will be kept away from noise-sensitive areas such as residential dwellings and their gardens. All machinery and plant equipment that has to be kept on site will be switched off and secured when not in use. Additional storage area has been agreed with the neighbour.

4. Wheel washing facilities and road cleanliness

Wheel and chassis washing facilities will be provided on site within an impermeable wash bay area which is to be isolated from other areas. These facilities will ensure that mud, stones, and any other extraneous materials are removed from vehicles before they exit the site. Lorries, especially those carrying excavation mud or soil, are expected to be fully sheeted before entering and leaving the site in order to minimize the risk of any over-spilling onto the highway. Effluent resulting from these facilities will not be directed into the public sewerage or any street gullies but will be disposed off on site with the necessary consents from Thames Water or the Environmental Agency where necessary.

The contractor will monitor the surrounding highways and footpaths on a daily basis and ensure that the construction works do not have a negative impact on road cleanliness. A schedule of condition of the surrounding footpaths and highways will be prepared prior to any works starting on site to ensure the highways are kept in a good condition throughout the development process.

5. Measures to control the emission of noise vibration, dust and dirt during construction.

The best practical means are to be always used to minimize the noise and vibration impact of the works. All works are to follow the guidance of Islington's Code of Construction Practice and BS5228:2009. Machinery and vehicles will be fitted with effective silencers wherever.

available, and kept in good working order. Acoustic covers are to be closed during operation. Equipment will be operated so it produces as little noise as possible. No idling engines or plant allowed onsite. Toolbox talks will take place for all contractors to ensure they are aware of noise and vibration issues onsite.

Several measures to control dust and dirt have already been mentioned in previous paragraphs, such as:

- Wheel and chassis washing facilities near the vehicular exit
- 2.4m ply boarding around the site not on the roadside boundary.
- Covered storage areas and sheeted delivery lorries

In additional to the above, the following dust and dirt suppression measures will be pursued:

- All site personnel to enter and leave the site wearing clean clothes and shoe wear
- The use of fine sprays during the loading or unloading of materials as well as on buildings and structures (during demolition works), cutting and drilling plant, unpaved areas, sand, spoil, and aggregate stockpiles
- Preference of hydraulic construction over percussive techniques
- Where practical, the use of building materials that are pre-fabricated or cut offsite including structural elements, cladding and woodwork
- Burning of waste or unwanted materials on site to be strictly forbidden
- Covering of all skips
- Correct use of all plant and machinery and regular maintenance of their exhaust systems, which are to be positioned as far away from adjoining buildings as possible

Dirt, dust, and noise emissions will be continuously monitored by a designated person. Any deviation from the above methods will only be permitted in exceptional circumstances and with prior consent from the main contractor and all other relevant parties.

6. Site waste management

Waste will be managed under the principle of hierarchical waste management priorities which, in order of importance, are as follows: Reduce, Reuse, Recycle and Dispose. It is important to tackle waste at the outset by reducing the amount of waste being produced in the first place, that is ensuring that the correct quantity of materials are ordered in the most environmentally friendly way. Each sub-contractor will be responsible for ordering and supplying their own materials, thus minimizing the risk of waste through overordering (for which the subcontractor would be financially liable). Each sub-contractor will also be required to use the most environmentally friendly packaging at its disposal (including recycled) without adversely affecting the safe handling and protection of materials. The principle of “just-in-time” deliveries will furthermore reduce the risk of damage (and thus waste) through stockpiling. The main contractor will employ as many local sub-contractors and suppliers as possible in order to reduce fuel consumption and packaging needs. An audit trail, covering incoming materials and outgoing waste, will be kept.

Each sub-contractor will be responsible for moving waste and recycling (segregated at source where possible) into these skips and inducted beforehand on the correct use thereof. The use of a waste compactor will be considered in order to further reduce the amount of vehicle trips required.

Hazardous materials are to be sealed, stored, and disposed of in an appropriate and safe manner to avoid contact with ground- or wastewater. Burning of waste will not be allowed on site. The management and disposal of any remaining landfill waste will be handled in accordance with all relevant statutory requirements, including the Environmental

Protection Act 1990 and the Environmental Permitting Regulations 2007.

The above principles will be incorporated into all sub-contractor documentation and discussed with all relevant parties before works commence.

7. Measures for protection of the natural enviroment

As part of the Planning approval and the on site works a Tree protection plan has been developed by Certhia Consulting ltd Arboricultural report dated June 2021. This will be implemented before and during the construction programme.

8. Working hours

No deliveries or noisy work (including the loading and unloading of waste and materials) is to take place on Sundays, bank holidays or outside the following working hours:

8am – 6pm Monday to Friday

8am – 1pm Saturday

Any requests to carry out such works outside of these working hours will be directed to theLocal Authority at least seven days in advance, together with details of the works (including the expected noise levels) and why these cannot be carried out during the normal working hours.

9. Construction management site plan

