

PORTER ROBSON

A R C H I T E C T U R E

Construction Environmental Management Plan

Application No. F/24/96720

Land to the Rear of 33 Chestnut Avenue, Eastleigh SO50 5AN

This document has been prepared by PORTER ROBSON to accompany the Conditions Discharge
Application being submitted to Eastleigh Borough Council

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1. Working Hours

Construction (including demolition, site preparation, deliveries, loading/unloading, and operation of plant) will be restricted to the following hours:

Monday to Friday: 08:00–18:00

Saturday: 08:00–13:00

Sundays and Bank/Public Holidays: No works, except for genuine emergency works to make the site safe, which will be notified to the Local Planning Authority as soon as practicable.

No noisy operations (e.g. breaking out, cutting, use of compressors) will take place outside these hours.

2. Methods of Construction Works

Given the small scale of the development, methods will be proportionate, using light to medium plant only.

Demolition – The garage only consists of the concrete panels and frame. This will be dismantled and removed from site via licenced waste carriers.

Groundworks and Foundations will be carried out using a small excavator and hand-guided compaction equipment. Topsoil will be stripped and stored carefully within the site boundary for later reuse in landscaping where practicable.

Superstructure and Fit-Out construction of the new dwelling will use traditional masonry with a timber truss and tiled roof. The internal fit out will follow in a traditional method.

The site will be securely fenced/hoarded and kept locked outside working hours.

All operatives will receive a site induction which includes environmental controls, neighbour amenity and complaint procedures.

3. Deliveries

Vehicular access will be via Mansbridge Road, using the approved access arrangements.

All delivery drivers / companies will be provided with relevant information including access routes and contact details as part of the order.

Deliveries will be requested to arrive during working hours only.

A banksman will supervise reversing and manoeuvring of vehicles where required.

Materials will be unloaded directly into the designated materials area to minimise handling and time on the highway.

4. Site Layout

Refer to drawing 1182-PRA-NB-00-DR-A-1112-A - Proposed CEMP Site Plan

5. Measures to Control Dust, Noise and Vibration

Dust

Use of water suppression for cutting, breaking or drilling concrete, masonry and similar materials.

Use of enclosed or sheeted skips for dusty waste.

Stockpiles kept to a minimum height, located away from boundaries where practicable, and damped down in dry/windy conditions.

Hard surfaces and access routes kept clean and tidy.

No burning of waste or vegetation on site in accordance with planning Condition 7.

Noise

Quieter plant will be selected where available and regular maintenance of all plant and equipment as per schedules will be undertaken.

Use of acoustic covers or mufflers on generators and compressors will be implemented where appropriate.

Engines will not be left idling when not in active use.

No loud radios or amplified music will be allowed on site where it can be heard beyond the site boundary.

Particularly noisy activities (e.g. breaking out concrete) will be programmed to avoid early mornings and will be intermittent rather than continuous where possible.

Vibration

Limited vibration will be required in the construction of the dwelling - where compaction is necessary, small hand-guided compaction equipment will be used.

6. Prevention of Mud on the Highway

Due to the size of the site and limited construction there will be minimal vehicle movements directly to and from the site. The front of the site will be laid to hard standing early in the project to enable the site to be set up, which reduces the likelihood of mud on the road. Where mud is deposited on the road, this will be swept up promptly.

7. Construction Waste

A licensed waste contractor will provide skips for the site. Skips will be located within the site compound as per the site plan.

Waste will be segregated where reasonably practicable (e.g. inert waste, metals, timber, packaging).

All waste will be removed from site by registered waste carriers and taken to appropriately licensed facilities. Waste transfer notes will be retained.

The site will be kept tidy; waste will not be allowed to accumulate on the ground.

8. Temporary Lighting

Temporary lighting during construction will be restricted to what is necessary for safe working and security.

Where used it will be downward-facing, hooded or directional fittings to minimise light spill onto neighbouring properties and the highway.

Avoid high-intensity floodlighting except where strictly necessary for safety.

Be switched off outside working hours wherever possible, except low-level security lighting on motion sensors if deemed necessary.

9. Complaints Procedure

A clear system will be in place to record and respond to any complaints. Site Contact Details will be displayed on a notice board at the site entrance.

Due to the size of the project, complaints will be dealt with by the client / contractor directly.