CONSTRUCTION MANAGEMENT PLAN

&

GENERAL INFORMATION

PROJECT

Construction of 26 Dwellings Land adjacent to London Road/Drainside, South Kirton, Boston

for

RICHARD REED BUILDERS Ltd

Date: January 2018

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1.0 Description of the Works

The construction of 26 residential properties including access road, mains drainage, provision of utilities and forming of associated landscaping.

2.0 Sequence of works

Commencement Date: To be confirmed

Duration of the Works: To be confirmed

Completion Date: To be confirmed

Phase 1 – Forming of site access, mains drainage and construction of estate road

Phase 2 - Plots 1 - 3

Phase 3 - Plots 24 - 26

Phase 4 - Plots 4 - 6

Phase 5 - Plots 7 - 9

Phase 6 – Plots 10 –15

Phase 7 – Plots 16 – 18

Phase 8 - Plots 21 - 23

Completion phase - Plots 19 - 20

3.0 Site establishment & welfare arrangements

Welfare and storage of materials located in Compound areas 1 and 2 $\,$

Welfare facilities to include:

- Welfare on site to be as required under the Construction (Design & Management) Regulations 2015.
- Canteen area
- Site office.
- Toilet facility

Material storage

To have secure storage facility within compound (container)

General material storage within compound area with materials being distributed to plots from compound.

Materials such as bricks to be located close to plots. All materials to be left in safe state when site is not manned. All areas of working are to be protected by Heras fencing once the site is started to be occupied.

Car parking

Is to be generally on site and not on the main London Road

4.0 Environmental

The Contractor will be expected to provide details of his onsite environmental coordinator who will be expected to deal with traffic management, car parking, noise and dust monitoring/control, fuel, vibration and other environmental issues.

All works should be carried out in accordance with the Environment Agency Pollution Prevention Guidelines' including 'PPG6 'Guidance for working at construction or demolition sites.

Working hours for the site are likely to be 08.00 - 17.30. Monday – Friday and Saturday 08.00 - 16.00. There shall be strictly no plant operations outside of these hours.

Tree protection

Trees within the area of working are to be protected in accordance with Mark Hudson 'Tree Constraints and Protection Report.

Noise and Environmental Pollution

The plant and equipment for the work is to be selected so as to keep the noise levels to ae minimum. All plant and equipment being used should be inspected /serviced at regular intervals and maintained when necessary.

All plant and equipment shall be positioned accordingly on site so as to cause minimum disturbance to local residents.

The noise levels shall be monitored on a regular basis.

Environmental pollution will be kept to an absolute minimum and damping down will be carried out as required by site conditions.

Disposal of Waste Materials (Hazardous and Non-Hazardous)

Disposal of all waste materials will be in accordance with current regulation requirements. Any hazardous waste will be transported by a registered carrier to a licensed tip – strictly in accordance with the Hazardous Waste Regulations 2005.

All waste/spoil carriers should have debris netting covering loads when leaving site.

5.0 Traffic and plant Management

Site vehicles will have wheels was down prior to leaving site to reduce unwanted debris being spread to the highway. This is to be located close to the site entrance. There will be the need for tree protection.

Where possible all vehicles are to leave site in a forward gear and if necessary there is to be a banks man present especially if exceptional loads or deliveries.

No lorries are to remain on the London Road unless supervised by a banks man. If necessary there is be liaison with the Lincolnshire County Council Highways Department.

Plant is to be fully maintained to avoid accidental discharges and storage of fuels is to be managed in accordance with current legislation. The Contractor should have spill kits available.

Consideration should be given to prevent any risk of contamination of existing watercourses and the adjoining agricultural land.

The Contractor shall be responsible for ensuring that all tools, equipment, plant and machinery used during works on the site are:

- Suitable for the purpose to which they are applied
- Inspected prior to each use and use discontinued where any defect is found
- Subject to regular testing and inspection as required under The Provision and Use of Workplace Equipment Regulations 1998 (PUWER) or other relevant legislation
- Only operated by fully trained and competent persons
- Not left unattended on the site at any time unless secure
- Comply with the Lifting Operations & Lifting Equipment Regulations 1998 (LOLER)

6.0 Site Security and Access

Access onto site can be gained from the London Road.

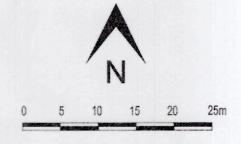
All site personnel are to sign in and out on a daily basis in the register located in the site manager's office.

All visitors coming onto site must wait inside the entrance and wait for the site manager. Visitors must receive a site specific induction, be wearing all minimum PPE requirements and be accompanied by the site manager or his representative whilst on site.

'Heras' type temporary security fencing shall be erected around the perimeter of the works where required to form a safe working enclosure.



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Housing Schedule							
Beds	House Type	Plot No's	No of Units				
Private							
4	HT1	4,8(H),10(H),16	4				
4	HT2	9(H),18(H),20	3				
4	HT4	2(H),21,24(H)	3				
4	HT6	3,5	2				
4	HT7	6,11,17(H),23,26(H)	5				
5	НТ9	7,22(H),25	3				
4	HT11	1,19	2				
		Total	22				
Afforda	ible						
2	НТ8	12,13	2				
3	HT10	14,15	2				
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G	JB		witched. Footprint amer reduced, various amend		25-10-16				
F	JB	Reduced by 2		20-10-16					
E	JB		igned on new survey ba		18-10-16				
D	RB	Redesigned t		27-06-16					
C	ww	Northern foot	02-11-15						
В	JB	Pond remove Plot 43 revise	26-10-15 13-10-15						
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All measurements should be checked against on site conditions and any discrepancies should be brought to the attention of the Robert Doughty Consultancy