Construction Environmental Management Plan

Land At Rear Of Former St Johns School Mill Lane Wetley Rocks Staffordshire

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Proposal

The proposal represents the construction of an alternative access road granted planning permission by Staffordshire Moorlands District Council under SMD/2019/0451 on the 20.12.2019. The road serves an affordable housing development granted under 11/00069/FUL on the 03.09.2012.

Project Details and Contacts

Site:	Land At Rear Of Former St Johns School Mill Lane Wetley Rocks
Client:	JCM Group Holdings UK Ltd
Contractor:	tbd
Agent:	Sammons Architectural Limited 10, Cawdry Buildings Fountain Street Leek Staffordshire Moorlands ST13 6HQ
Start Date:	February 2020
Completion Date:	To be confirmed

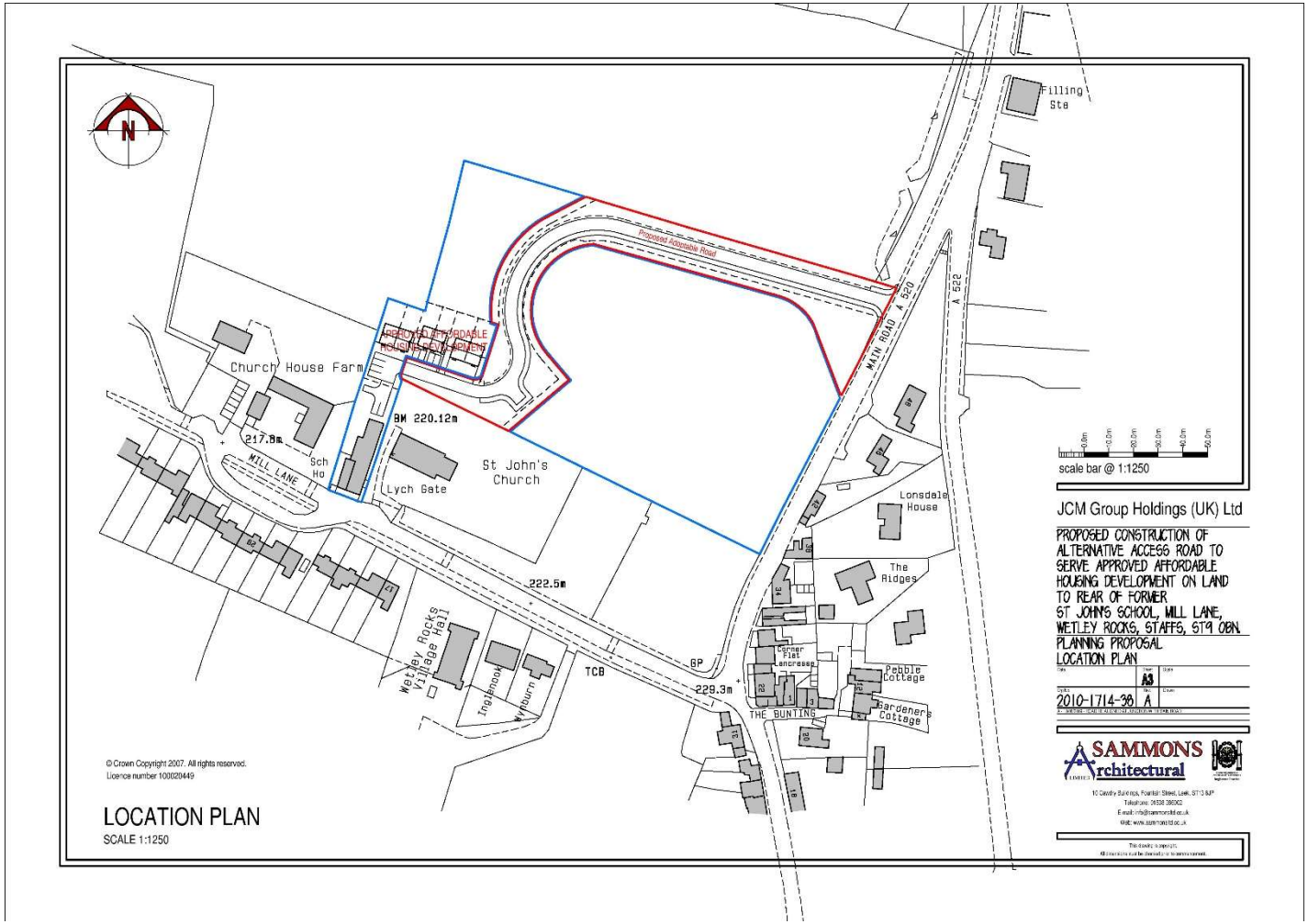
Introduction

The Construction and Environmental Management Plan (CEMP) is a requirement of the planning permission SMD/2019/0451 and sets out the control measures to be employed during the construction of the alternative access road at land at the rear of St Johns School, Wetley Rocks to minimise its environmental impacts.

This CEMP is submitted to Staffordshire Moorlands District Council prior to the development commencing for the purposes of complying with the terms of the planning permission. A copy will be retained on site throughout construction. The key aspects will be communicated to all people working on site.

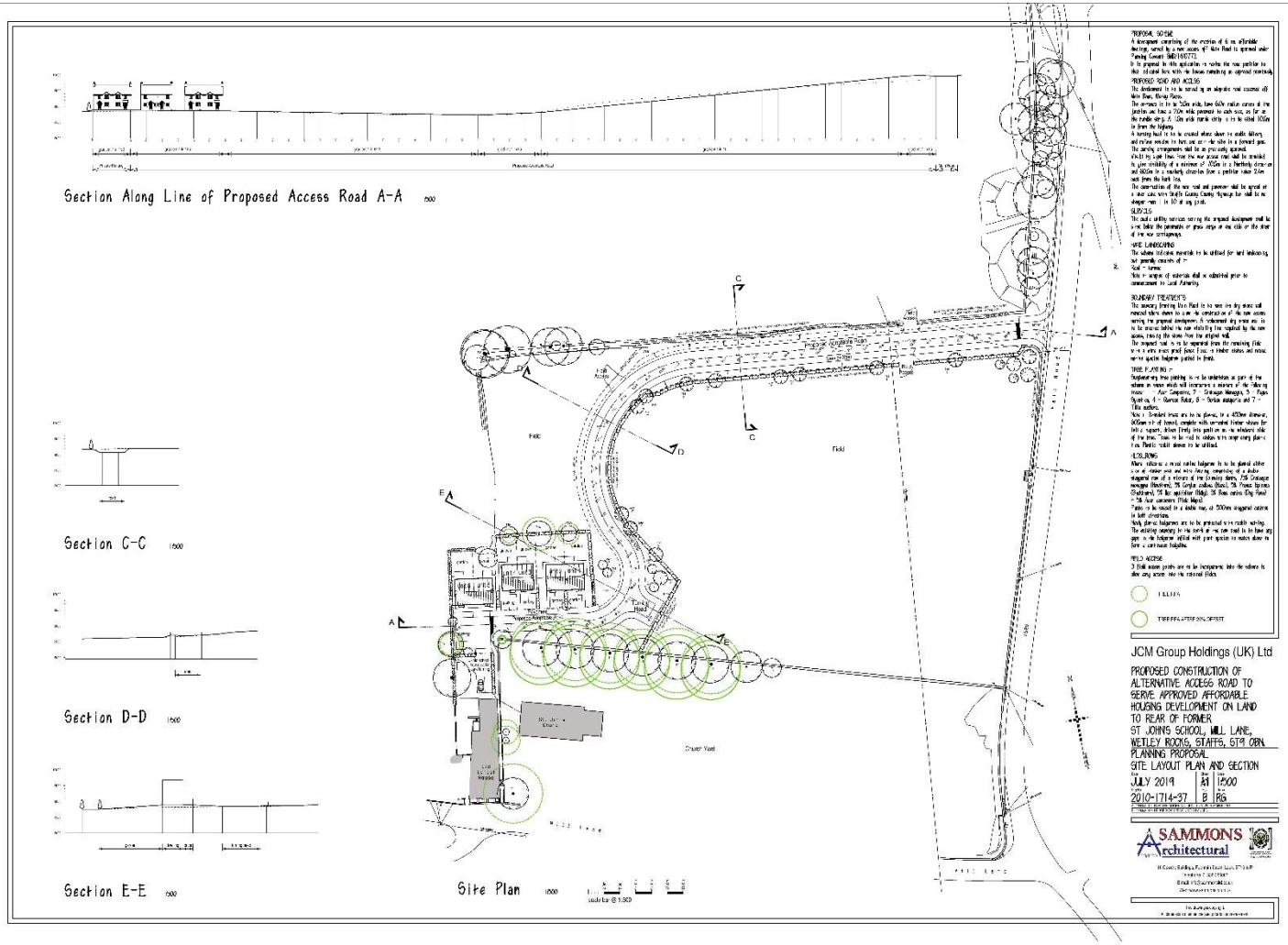
Location Plan

The site is located on the fringe of the village of Wetley Rocks in the Staffordshire Moorlands. It adjoins a mixed residential/community use area on the village's fringes. There are no watercourses on or near the site, nor are there any statutory designations or protected species of note in the area.



Site Plan

The site has a pedestrian access on to Mill Lane. The approved vehicular access in off Main Road (A520). The site is part of a former grazing field. There are hedges on some of the boundaries, but no trees of any significance. There are trees along the church boundary but outside the site ownership. These will not be affected by the proposal.



Noise, Vibration & Dust

There is likely to be some nuisance generated during the construction phase from general works such as excavation, deliveries, cement mixing etc. However, this is not considered to be a significant issue due to the small-scale nature of the development.

Demolition of the existing dwelling will involve material likely to contain asbestos. This will be removed by specialist contactors and removed to an appropriate licenced site, all in accordance with the Control of Asbestos Regulations 2012 (see Waste and Materials Management Section).

The following control measures will be implemented during the building work:

- Notification provided to neighbouring properties of the date when works are commencing on site
- No deliveries on site before 08:00 or after 17:00. No deliveries on Sundays and Bank Holidays
- Delivery wagons to switch engines off whilst waiting to be loaded or unloaded
- Plant and equipment to be switched off when not in use
- Workers to be reminded not to shout on site and to keep radios at a reasonable volume
- Any stockpiles e.g. excavated soils to be damped down / covered during dry weather if dust is being generated

Parking & Transport

Construction activities will only be carried out during the following working hours:
Mon-Fri 08:00 to 17:00
Saturday 08:00 to 16:00

An area within the compound will be set aside for the storage of construction materials and this is shown on the drawing below. A hardstanding area for delivery vehicles will be available on the route of the access road adjacent to the compound.

The construction vehicle route to the site will be off Main Road (A520) and along the path of the site access road.

Waste & Materials Management

Any waste generated on site will be removed using registered waste carriers and taken to an appropriately licensed recycling or disposal site. Copies of waste carrier registration certificates and disposal site licenses will be kept on file for at least three years following project completion.

Every movement of waste must be accompanied by a Waste Transfer Note or Hazardous Waste Consignment Note. These will be retained on site for the duration of the project and retained for at least three years following project completion.

The planning application acknowledged the presence of asbestos on the existing dwelling. Works associated with the dismantling of asbestos material and its removal from the site and disposal will be undertaken by an HSE licensed contractor.

Pollution Prevention

CONCRETE WASH OUT

Where concrete wagons need to wash their chutes prior to leaving site, this will only be carried out into an impermeable container. No concrete wash water will be allowed to enter any drains.

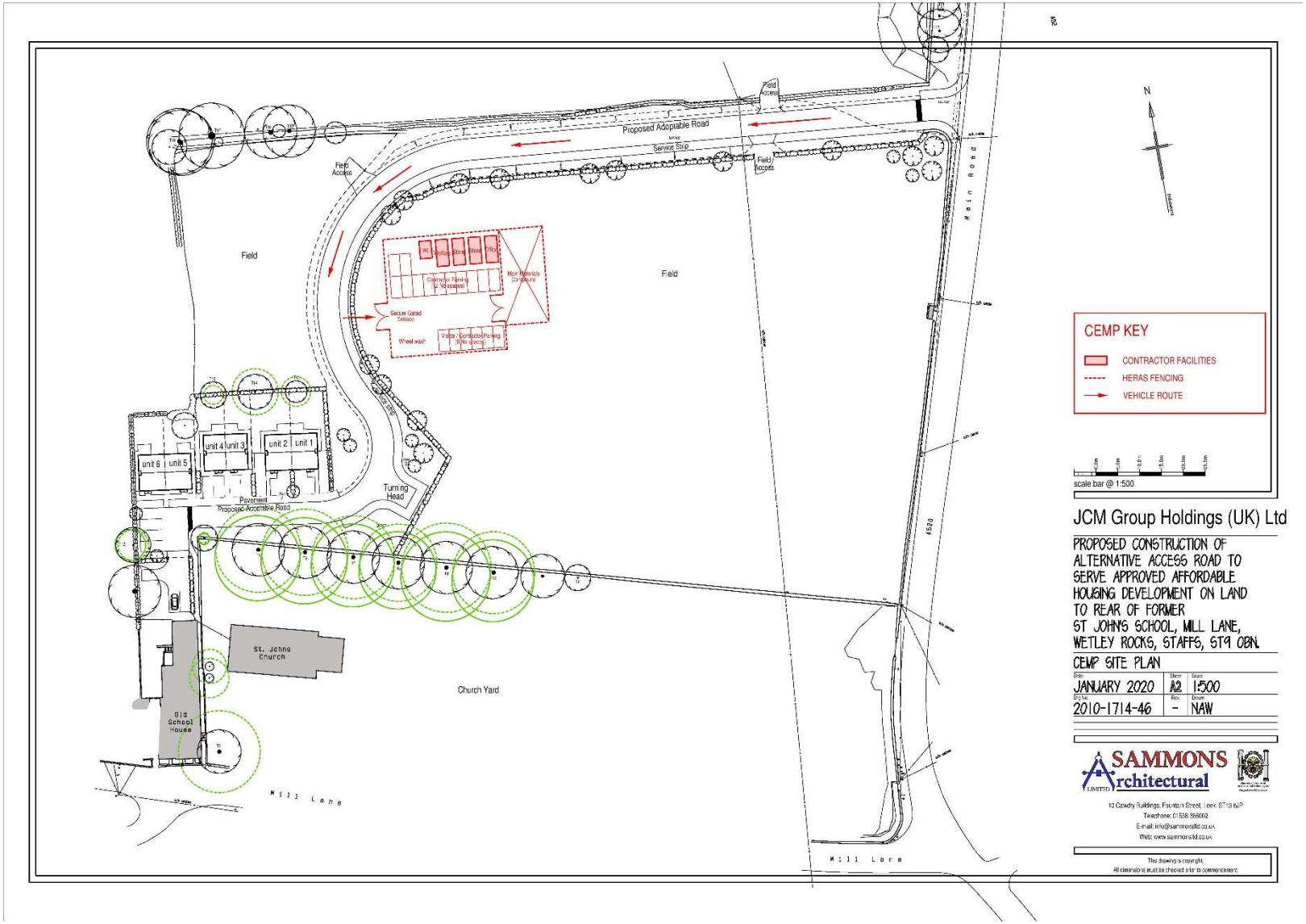
WHEEL WASH

Wheel washing will be undertaken by a high-pressure portable washer before construction and delivery vehicles are allowed to leave the site.

REFUELLING

Refuelling of plant and machinery is undertaken on site will only be carried out at least 10m away from any drain, with a drip tray placed underneath to capture any spillages. A spill kit will be available on site during construction.

CEMP Plan



Proposed Adoptable Road
Service Strip
Field Access
Field
Main Road
A520
Turning Head
Pavement
Proposed Adoptable Road
unit 6
unit 5
unit 4
unit 3
unit 2
unit 1
St. Johns Church
Church Yard
Old School House
Mill Lane
CEMP KEY
CONTRACTOR FACILITIES
HERAS FENCING
VEHICLE ROUTE
scale bar @ 1:500
JCM Group Holdings (UK) Ltd
PROPOSED CONSTRUCTION OF ALTERNATIVE ACCESS ROAD TO SERVE APPROVED AFFORDABLE HOUSING DEVELOPMENT ON LAND TO REAR OF FORMER ST JOHNS SCHOOL, MILL LANE, WETLEY ROCKS, STAFFS, ST9 0BN.
CEMP SITE PLAN
JANUARY 2020
A2
1:500
2010-1714-46
-
NAW
SAMMONS Architectural
10 Cawdry Buildings, Fountain Street, Leek, ST13 6JP
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