Construction Management Plan

Incorporating Site Waste & Service Delivery Plan
FOR: **New Build 4 x 2-bedroom houses with associated car parking spaces and landscaping**
AT: **Rear land 14-16 Farncombe Road, Worthing, West Sussex**
PREPARED FOR: **Patagonia Properties Limited**

Introduction

This Construction Logistics and Management Plan (CLMP), incorporating the Waste/Site Waste Management/Service Delivery Plan, has been prepared on behalf of **Patagonia Properties Ltd** in support of a Pre-Commencement Condition submission to the local authority for **4 x new 2-bedroom dwelling houses with associated car parking spaces and landscaping** at the development site **Rear Land, 14-16 Farncombe Road, Worthing**.

The purpose of this Plan is to ensure that the proposed construction works are carried out with minimal disruption to the local road network, residents, and businesses. It sets out the measures to be taken by the contractor to manage logistics, site waste, and deliveries in an efficient and considerate manner, in line with local regulations and best practices.

Construction Hours

The construction hours will be strictly regulated to ensure minimal disturbance to local residents and businesses. The maximum hours for construction are as follows:

- **Weekdays (Monday to Friday):** 8:00 AM to 5:30 PM.
- **Saturdays:** 9:00 AM to 1:00 PM.
- **Sundays and Bank Holidays:** No construction work will be carried out.

These hours have been designed to balance the need to complete the project efficiently while being mindful of the local community's peace and well-being.

Parking and Transport

To reduce the impact on the surrounding area, on-site parking for operatives and visitors will not be provided. Instead, the following measures will be in place:

- **Public Transport:** Site operatives and visitors will be encouraged to use public transportation, given the good local transport links.
- **Local Labor:** The contractor will seek to employ workers from the local area where possible, by advertising positions through local newspapers and agencies.
- **Parking Restrictions:** Operatives will be advised not to park in local residential streets, reducing the impact on local traffic and parking availability.

These steps will help minimize traffic congestion and the environmental impact caused by construction-related travel.

Site Security and Setup

Security Fencing: A 2.4-meter-high secure fencing will be erected around the entire site boundary fitted with a hessian screen to enhance security and control dust. This fencing will include appropriately sized, lockable gates for vehicular and pedestrian access. These gates will be kept locked when not in use, ensuring the security of the site at all times.

- **Controlled Access:** Whenever the gates are open for deliveries or removals, they will be manned, and a log will be maintained of all vehicles and materials entering or leaving the site.
- **Temporary Facilities:** Temporary containers will be positioned on the southern side of the site, providing storage for materials and housing essential facilities, such as toilets, an office, first aid station, and kitchenette.
- **Clear Access Routes:** To ensure site safety, clear access routes will be maintained at all times, keeping paths to these facilities free of obstructions and trip hazards.

Waste Management and Recycling

One of our corporate missions is to ensure that the minimal waste we produce from our sites is recycled with an average recycling rate across previous projects of 93% of waste including aggregates being recycled. The project will aim to reduce, reuse, and recycle waste wherever possible to minimize environmental impact.

- **Waste Management Contractor:** Recorra South East will be responsible for providing skips and undertaking the recycling of waste materials. Recorra have a strong track record of collaborating with construction companies in reducing their carbon footprint and ensuring as much waste as possible avoids landfill.

- **Waste Segregation:** Skips for waste collection will be located on the site, with separate skips provided for different types of waste (e.g., soil, general waste, recyclable materials). Waste will be categorized and disposed of according to waste management regulations.
- **Soil and Hazardous Materials:** The nature of the project involves soil removal, which will be carried out in a controlled manner. Should asbestos or any other hazardous materials be identified in the soil, these will be reported to the Health and Safety Executive (HSE) and removed by licensed contractors in accordance with regulatory requirements.
- **No On-site Burning:** No waste will be burned on site. All waste will be collected and transported to licensed recycling or disposal facilities.
- **Sustainable Sourcing:** New timber and other materials will be sourced from sustainable suppliers where possible. The contractor will maintain records of sourcing for all materials used during construction.

These waste management practices ensure that environmental standards are upheld, and all legal obligations regarding waste disposal are met.

Minimizing Impact on Local Residents

The contractor will take all reasonable steps to minimize noise, dust, and disruption to local residents and businesses. The following measures will be implemented:

- **Noise Control:** Using equipment that meets current British Standards for noise emissions, the contractor will seek to minimize noise pollution. Where necessary, acoustic barriers will be used to further reduce noise impact on surrounding properties.
- **Dust and Air Quality Management:** Dust suppression techniques, such as water spraying, will be employed during construction activities to limit airborne particles. Additionally, vehicles leaving the site will have their wheels cleaned to prevent dirt and debris from contaminating local roads.

Deliveries and Site Maintenance

Deliveries to the site and waste collection will be carefully coordinated to prevent disruption to the local area.

- **Access Point:** Site access for deliveries will be via **Farncombe Road**.

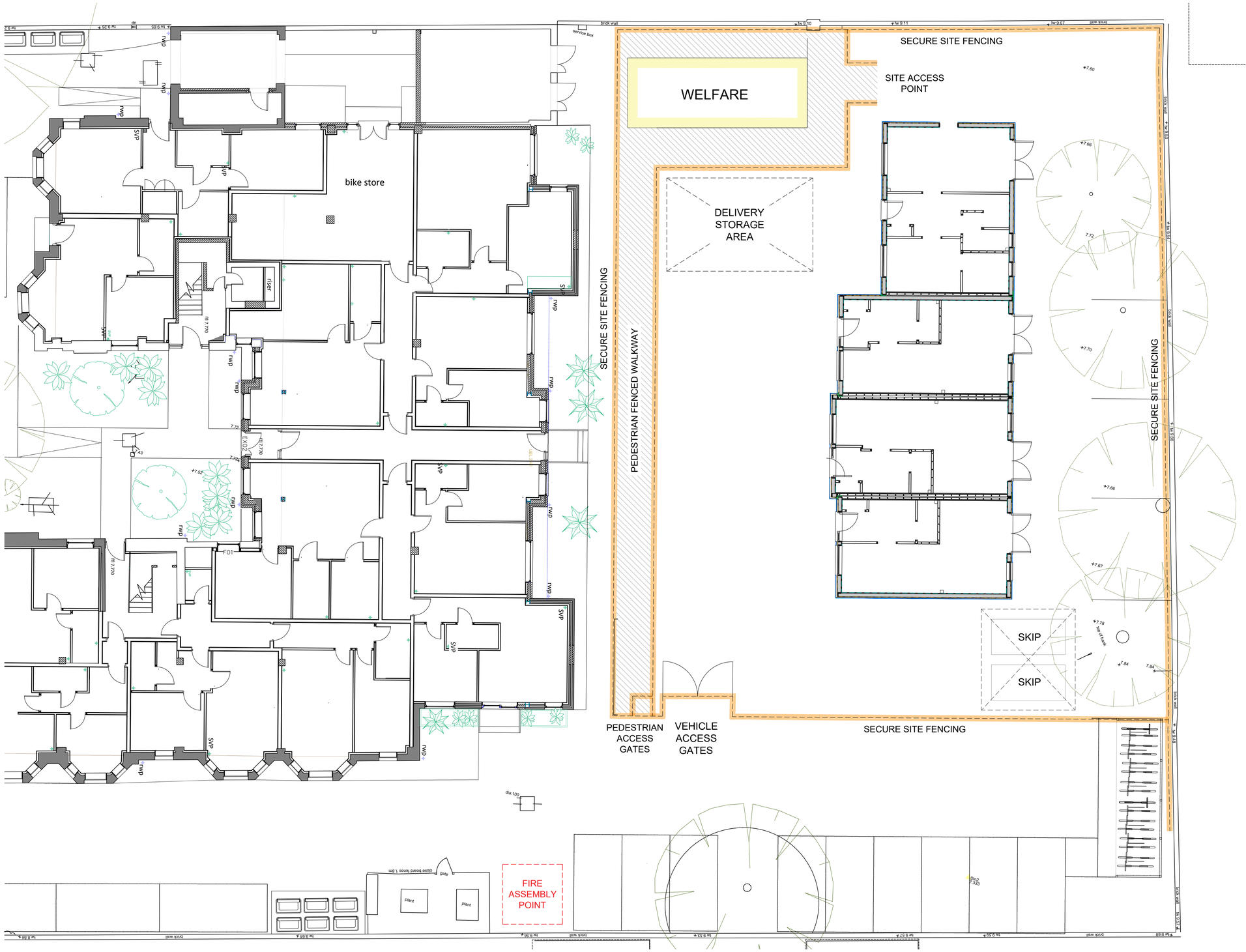
- **Regular Road Cleaning:** The contractor will ensure that **Farncombe Road** is kept clean and free of debris during the project, with road cleaning taking place at regular intervals if required.
- **Pre-arranged Deliveries:** All deliveries and waste collections will be pre-arranged to avoid congestion. Vehicles arriving at the site will be managed to ensure no backlogs form on local roads.
- **Vehicle Size:** Due to space constraints, only suitably sized delivery vehicles will be used. These will include 4x2 small grab lorries, skip lorries, fork-lift truck, telehandler and general delivery vehicles not exceeding 6 wheel lorries. This will ensure that larger vehicles do not cause blockages or delays on the surrounding roads. All vehicles will be able to enter the site forwards and leave the site forwards.
- **Traffic Marshalls:** Traffic Marshalls will be stationed at the entrance of 14-16 Farncombe Road to direct deliveries into the site and ensure pedestrian safety whilst vehicles are entering or existing the site.

Waste Minimisation and Sustainability

- **Material Estimation:** To avoid wastage, materials will be carefully estimated and ordered as required, minimizing over-ordering and excess.
- **Recycling:** Materials that are not reusable on-site will be taken to appropriate recycling centres. This will include timber, steel, and other recyclable construction materials.
- **Energy-efficient Materials:** Where possible, energy-efficient and environmentally sustainable materials will be used in the construction of the new houses.

Summary

This Construction Logistics and Management Plan outlines the measures that will be taken to ensure that the development causes minimal disruption to the local community and adheres to the highest environmental and safety standards. The contractor will work closely with the local authority to resolve any issues that may arise during construction, ensuring the Plan remains effective throughout the project. A copy of this Plan will be kept on-site and made available for inspection by the local authority.



SITE PLAN
SCALE 1:100

1000 0 5000mm

STANDARD NOTES

REPORT ALL ERRORS

ALL BUILDING MATERIALS, COMPONENTS AND WORKMANSHIP TO COMPLY WITH THE CURRENT BUILDING REGULATIONS, THE RELEVANT BRITISH STANDARDS AND CODE OF PRACTICE AND THE APPROPRIATE MANUFACTURERS RECOMMENDATIONS THAT FROM TIME TO TIME MAY APPLY.

ALL DIMENSIONS ARE TO BE CHECKED AND VERIFIED ON SITE PRIOR TO COMMENCEMENT OF WORKS, AND WHERE NECESSARY SHOP DRAWINGS ARE TO BE PREPARED AND AGREED

ALL ELECTRICAL WORKS TO COMPLY WITH CURRENT IEE REGULATIONS.

ALL SOFTWOOD TO BE DELIVERED TO SITE TREATED AND PRIMED.

SEE ALSO RELEVANT DRAWINGS FROM ANY SPECIALIST WORK OR STRUCTURAL DETAILS.

THIS DRAWING IS ISSUED ON THE CONDITION THAT IT IS NOT DISCLOSED, COPIED OR REPRINTED WITHOUT THE PRIOR WRITTEN CONCENT.

ALL DRAWINGS ARE TO BE CHECKED AND CONFIRMED BY A STRUCTURAL ENGINEER PRIOR TO ANY CONSTRUCTION. STRUCTURAL DESIGN OF ELEMENTS ARE BEYOND THE SCOPE OF THE PI CARRIED BY SWG DESIGNS

SCALE FOR PLANNING PURPOSES ONLY. CONSTRUCT USING GIVEN DIMENSIONS ONLY IF IN DOUBT ASK.

Rev	Date	Revisions	Rev	Date	Revisions
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Job Title
14 - 16 Farncombe Road,
Worthing,
BN11 2BE

Drawing Title
PROPOSED CONSTRUCTION MANAGEMENT PLAN

Scale AS SHOWN @ (A1)

Date 24-Oct-24

Drawn By

Drawing No
24-069-P-01