



RENSHAW HOUSE

Mia James Construction & Interiors
May 2024

Construction Management Plan



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Record of Plan Holders and Revisions

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01. Project Overview

Renshaw Project Essentials



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Introduction to Renshaw House: Set to transform the site of the former Renshaw House at Hyde Grove, Manchester, M13 9LQ, Renshaw House is a state-of-the-art Purpose-Built Student Accommodation (PBSA) that promises to redefine student living in the heart of Manchester. This L-shaped, five-story building, complete with a roof space dedicated to green spaces and solar panels, is designed to seamlessly blend with the city's architectural heritage while offering modern, sustainable living.

Scope of Works

» Erection of an L-shaped, 5-story PBSA building with roof space, integrating

the latest in sustainable construction techniques.

» Development of comprehensive communal amenities, including.

» A spacious social area designed to foster community and interaction.

» A fully equipped gym and cinema room for leisure and wellness.

» A secure storage for 100 bicycles, promoting green transportation.

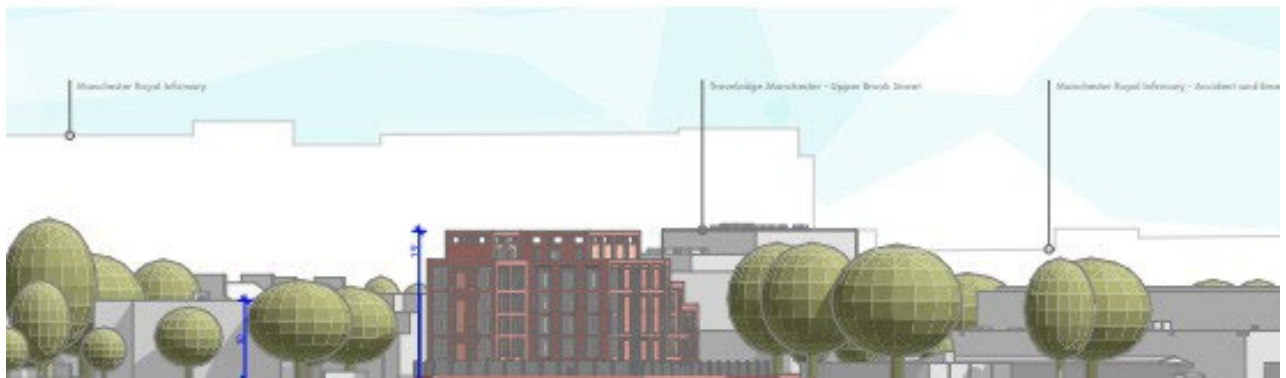
» An inviting communal garden space, providing a serene retreat within the urban landscape.

» Incorporation of green roofing and solar panels, demonstrating a commitment to environmental sustainability.

» Strategic location within the Oxford Road corridor, easy access to educational institutions, public transport, and city amenities.

01. Project Overview

Renshaw Project Essentials



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Key Project Goals and Objectives

To provide a high-quality, eco-friendly living environment tailored to the needs of modern students.

To contribute positively to the local community through aesthetic enhancements and sustainable practices.

To prioritise safety, efficiency, and minimal environmental impact throughout the construction phase.

To establish a new benchmark in PBSA, offering unparalleled amenities and living conditions for students.

Renshaw House raises the bar with its Solar Green Roof, meeting 2021's Part L Compliance for energy and ecology. It aims for a net biodiversity gain, adding an outdoor canopy and convenient laundry facilities. These enhancements spotlight our commitment to sustainable, practical student living.

Renshaw House is not just a place to live; it's a space designed to enhance the student experience, promote well-being, and foster a sense of community. Through meticulous planning and a commitment to quality and sustainability, Renshaw House is set to become a beacon of modern student accommodation in

Programme

Construction Timeline Overview

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Start.

Construction is anticipated but not confirmed to start for Q2 2025.

Contract Period.

Expected to last 14 months, targeting completion in Q3 2026, covering all construction phases from setup to finalisation.

Site Working Hours

Overview

For the construction, careful consideration has been given to the scheduling of site working hours. These hours have been established to ensure efficient progress on the project while minimising disruption to the local community and adhering to local regulations and guidelines.

Aspect	Details		
Agreed Working Hours	>> Weekdays (Monday to Friday): Work on the site will commence at 08:00 and conclude at 18:00. Saturdays: Limited activity is permitted from 08:30 to 13:00. The reduced		
Site Working Hours	Careful consideration has been given to the scheduling of site working hours. These hours have been established to ensure efficient progress on the project while minimising disruption to the local community and adhering to local regulations and guidelines.	expectation for quieter weekends. Sundays and Bank Holidays: No construction activities are scheduled for Sundays or Bank Holidays, allowing for a period of rest and quiet for both the construction team and the local community.	closely monitor and manage work hours, ensuring compliance with the agreed schedule and promptly addressing any community concerns that arise.
Agreed Working Hours	Weekdays (Monday to Friday): Work on the site will commence at 08:00 and conclude at 18:00. This schedule allows for a full day's work while ensuring that construction noise does not extend into the early morning or late evening, respecting the surrounding residential and academic environments. Saturdays: Limited activity is permitted from 08:30 to 13:00. The reduced hours and scope of work on Saturdays are designed to balance the need for progress on the project with the community's	Considerations & Exceptions In exceptional circumstances where work outside these hours is deemed necessary (e.g., to accommodate specific construction tasks that cannot be performed during regular hours or to mitigate unforeseen delays), such work will be conducted only after obtaining the necessary approvals from Manchester City Council and after providing adequate notice to affected residents and businesses. All efforts will be made to schedule the noisiest activities during the central part of the workday to minimise the impact. The construction management team will	Communication and Flexibility Open lines of communication will be maintained with the local community and stakeholders, offering a transparent approach to the scheduling of work and any necessary deviations from the standard hours. Flexibility in managing work hours will allow for adjustments in response to project needs, weather conditions, and community events, ensuring that the construction of Renshaw House progresses smoothly while maintaining a harmonious relationship with the surrounding area. The construction management team will closely monitor and manage work hours, ensuring compliance with the agreed schedule and promptly addressing any community concerns that arise.

Site Set Up

Overview

Site Set Up Summary Table

This table includes all details for implementing comprehensive security measures, such as 2m perimeter hoarding for enhanced security and privacy, along with CCTV surveillance featuring thermal cameras, and regular security patrols to maintain site integrity. It also outlines the use of full perimeter hoarding not only for securing the site but also for displaying project signage, including safety notices and emergency contact information. The establishment of a designated area within the site for offices, welfare facilities, and secure storage for tools and equipment is detailed, alongside the storage of all materials within the site perimeter in specified areas, with hazardous materials secured according to COSHH regulations. Environmental control

Aspect	Details
Security Measures	» 2m Perimeter Hoarding for security and visual privacy. CCTV Surveillance including thermal cameras. Regular Security Patrols to ensure site integrity.
Hoardings	» Full perimeter hoarding to secure the site and provide a base for project signage, including safety notices and emergency contact details.
Site Compound	» Designated area within the site for site offices, welfare facilities, and secure storage for tools and equipment.
Materials Storage	» All materials stored within site perimeter in defined areas. Hazardous materials secured in compliance with COSHH regulations.
Environmental Controls	» Measures in place to control dust, noise, and vibration impacts. Waste management facilities on-site for sorting and recycling of construction waste.
Accessibility and Safety	» Clear signage for directing construction traffic and indicating safety information. Defined access points for construction traffic, detailed in a CTMP.

Site Set Up Essentials

Establishing a well-organised and secure construction site is crucial for the smooth progression of the project. The site set-up has been meticulously planned to ensure safety, efficiency, and minimal disruption to the local environment and community.

Security Measures

2m Perimeter Hoarding: To maintain site security and privacy, a 2-meter high perimeter hoarding will be erected around the entire construction site. This hoarding will also serve as a visual barrier, minimising the visual impact of construction activities on the local community.

CCTV Surveillance

CCTV cameras, including thermal imaging cameras for night surveillance, will be installed at strategic locations around the site perimeter. This comprehensive surveillance system will enhance security, deter unauthorised access, and help monitor construction activities.

Regular Security Patrols

In addition to electronic surveillance, regular security patrols will be conducted to ensure the integrity of the site perimeter and to address any security concerns promptly.

Hoardings

The full perimeter hoarding will not only secure the site but also provide a canvas for project signage, including safety notices, project information, and emergency contact details. The site will present a professional appearance and communicate essential information to the public.

Site Compound and Materials Storage

A designated site compound will be established within the site perimeter, housing site offices, welfare facilities for the construction team, and secure storage for tools and equipment.

All materials will be stored within the defined storage areas inside the site perimeter to keep the site organised and prevent any obstruction or safety hazards. Hazardous materials will be stored in compliance with COSHH regulations, ensuring they are secured against unauthorised access and environmental exposure.

Environmental Considerations

The site set-up plan includes measures to control dust, noise, and vibration emanating from the construction site, minimising their impact on the surrounding community and environment. Waste management facilities will be provided on-site to encourage sorting and recycling of construction waste, aligning with the project's sustainability goals.

Accessibility and Safety

Clear signage will be installed around the site perimeter and within the site compound, directing construction traffic, indicating pedestrian routes, and safety information. Access points for construction traffic will be clearly defined and managed to minimise any disruption to local traffic. A Construction Traffic Management Plan (CTMP) will detail the approach routes for construction vehicles and outline measures to manage deliveries etc.

Access Strategy

Efficient and Safe Management of Site Access and Vehicle Coordination

Access Summary Table

This table encapsulates key access-related aspects, such as vehicle operation hours, route management avoiding Plymouth Grove, loading procedures, delivery coordination, and innovative parking solutions, including partnerships for subcontractor parking.

Aspect	Details
Vehicle Arrival & Departure Hours	» Operates within site hours; outside operations need approval. Minimises local traffic and resident impact.
Access Route Management	» Uses Hyde Grove for construction traffic. No entrance on Plymouth Grove to avoid main road disruption. Full Traffic Management Plan, consulting Manchester City Council (MCC), enhances strategy.
Loading and Unloading Procedures	» Designated areas with banksman oversight for efficiency. Prevents local traffic disruption.
Delivery and Vehicle Coordination	» Shedules avoid peak traffic times. Site Manager oversees vehicle movements and deliveries (Please see sweep path reports in on pages 42-43).
Parking and Personnel Access	» Limited on-site parking; partnerships with local parks for subcontractor parking. Public transport use encouraged. Site induction includes access control briefing.



Vehicle Access Points and Coordination

General Vehicle Arrival and Departure Times

Construction vehicles are scheduled within site working hours, from 08:00 to 18:00 on weekdays and 08:30 to 13:00 on Saturdays. Any activity beyond these periods, including Sundays and Bank Holidays, will require advance approval.

Access Route and Vehicle Entry

Hyde Grove is designated as the primary route for construction traffic, intentionally avoiding Plymouth Grove to lessen the impact on main road traffic and increase safety. This approach is detailed in Appendix One, guiding heavy-load delivery vehicles from the main road to Hyde Grove to minimise local traffic disruption. Our Traffic Management Plan, crafted with Manchester City Council, will further refine this strategy. This strategy is documented in the sweep path analysis, included within the relevant documents at the end of this report.

Loading and Unloading Areas

Efficient loading and unloading will be conducted in specific zones, overseen by a certified banksman to prevent local traffic disturbances and uphold site safety.

Delivery Scheduling and Vehicle Coordination

To reduce traffic impact, delivery timings are set outside peak local traffic times, requiring at least 24-hour notice from suppliers and subcontractors. The site is prepared to host a variety of construction vehicles, including skip lorries, muck-away lorries, ready-mixed concrete lorries, flatbed delivery vehicles, and articulated lorries, all within local road and site access limits. Vehicle movements and deliveries, coordinated by a Site Manager, aim for an organised traffic flow on Hyde Grove and anticipate 2 to 3 movements per day, increasing with key construction phases.

Parking Solutions and Personnel Access

Limited on-site parking leads to alternative parking provisions in nearby controlled zones, supplemented by partnerships with local parks for subcontractor parking at reduced costs. Encouraging public transport among site personnel aims to decrease parking demand. A detailed site induction will introduce access controls to all site workers, emphasising secure entry through a Physical Coded Gate.

Incorporating these comprehensive measures into vehicle access, coordination, and management underscores our commitment to reducing disruption, ensuring safety, and enhancing efficiency during Renshaw House's construction phase.

Pedestrian & Cyclist Safety

Prioritising Pedestrian and Cyclist Safety

Pedestrian and Cyclist Safety Summary Table

This table highlights our commitment to pedestrian and cyclist safety around the construction site, detailing measures such as designated clear pathways, strategic signage for guidance and hazard awareness, visibility enhancements for safe navigation, and active community engagement through regular updates and a dedicated liaison officer. Additionally, it outlines our collaboration with local authorities to ensure our safety measures align with city regulations, including temporary traffic management plans when necessary.

Aspect	Details
Clear Pathways and Signage	>> Safe, marked pathways separated from vehicle routes. Strategic placement of informative and warning signage.
Visibility Enhancements	>> Use of lighting and reflective materials for better visibility of pathways and signage.
Community Engagement	>> Dedicated liaison officer for pedestrian and cyclist safety concerns. Regular updates on access changes and construction progress.
Coordination with Local Authorities	>> Collaboration with Manchester City Council for safety measures alignment. Implementation of temporary traffic management if required.

Ensuring the safety of pedestrians and cyclists during the construction is a top priority. Our approach focuses on implementing effective safety measures, clear signage, and maintaining open communication channels with the community to mitigate any potential hazards.

Safety Measures and Signage

- » Clear Pathways: Safe, well-defined pathways for pedestrians and cyclists will be maintained around the construction site. These pathways will be clearly marked and separated from vehicle routes to ensure safety.
- » Signage: Informative signage will be placed strategically around the site, providing guidance for pedestrians and cyclists and alerting them to potential hazards.
- » Visibility Enhancements: Lighting and reflective materials will be used to enhance the visibility of pathways and signage, especially during low light conditions.

Community Engagement and Communication

- » Community Liaison: A dedicated community liaison officer will be appointed to address any concerns related to pedestrian and cyclist safety. This officer will also be responsible for disseminating information about construction activities that may affect pedestrian and cyclist routes.
- » Regular Updates: The community will receive regular updates regarding construction progress and any temporary changes to pedestrian and cyclist access. These updates will be communicated through various channels, including local community boards, social media, and the project website.

Coordination with Local Authorities.

- » Collaboration with Local Authorities: We will work closely with Manchester City Council and local transportation departments to align our pedestrian and cyclist safety measures with city regulations and best practices.
- » Temporary Traffic Management: If necessary, temporary traffic management measures will be implemented in consultation with local authorities to ensure the safety of pedestrians and cyclists during peak construction phases.

Management of Traffic

Traffic Management and Congestion Reduction Strategy

Traffic Management and Congestion Reduction Strategy Table

This table showcases our proactive measures to mitigate local traffic impact during the construction of Renshaw House, focusing on strategies both within and outside the site to alleviate congestion and ensure smooth vehicular and pedestrian movement.

Aspect	Details
Construction Traffic Management Plan (CTMP)	» Detailed plan outlining vehicle and delivery management to minimise impact on local traffic.
Delivery Scheduling	» Deliveries scheduled during off-peak hours to avoid contributing to peak time congestion.
Communication with Local Authorities	» Continuous coordination with Manchester City Council and traffic authorities to align strategies with local regulations and optimisation efforts.
Use of Banksman	» Banksman to direct construction vehicles, ensuring efficient site access and reducing road occupancy time.
Minimisation of Road Occupancy	» Strategic site access and internal logistics planning to minimise construction traffic impact on local roads, including within the site and off-site storage.
Monitoring and Adjustments	» Regular review and adjustment of traffic management strategies based on traffic flow observations and community feedback.

The construction of Renshaw House is strategically planned to ensure minimal impact on local traffic, with a focus on reducing congestion and maintaining smooth vehicular and pedestrian flows around the site.

Traffic Management Strategy

- » Construction Traffic Management Plan (CTMP): A comprehensive CTMP will be developed and implemented, outlining the approach to managing construction vehicles and deliveries to minimise their impact on local traffic.
- » Delivery Scheduling: Deliveries to the site will be scheduled during off-peak hours to reduce potential congestion on local roads, especially Hyde Grove, which functions as a no-through road.
- » Communication with Local Traffic Authorities: Continuous coordination with Manchester City Council and local traffic authorities will ensure our traffic management strategies are in line with citywide traffic flow optimisation efforts and comply with local regulations.

Measures to Mitigate Congestion

- » Use of Banksman: Trained banksmen will manage the movement of vehicles into and out of the site, ensuring efficient unloading and minimising the time vehicles spend stationary on local roads.
- » Minimisation of Road Occupancy: Efforts will include limiting the occupancy of local roads by construction traffic. This involves direct access to the site for unloading materials and strategic positioning of storage areas within the site and off-site to expedite the transfer of materials from vehicles.
- » Monitoring and Adjustments: The traffic management strategy will be regularly monitored for effectiveness, with adjustments made as necessary based on observed traffic patterns and feedback from local residents and businesses.

Control of Dirt and Dust

On the Public Highway

Dust and Dirt Control Measures Summary

This table consolidates our comprehensive approach to managing dirt and dust emissions from the Renshaw House construction site, aimed at safeguarding local roads, properties, and the wider community from potential environmental impacts. Through strategic site cleanliness protocols, the implementation of wheel wash facilities, dust suppression techniques, real-time monitoring of dust levels, and active communication with the local community, we commit to upholding the highest standards of environmental care. Adherence to regulatory compliance and the education of our site personnel in best practices further reinforce our dedication to minimising the project's environmental footprint. measures for dust, noise, and vibration impacts, waste management facilities for sorting and recycling of construction waste, and the implementation of clear signage for directing construction traffic and indicating safety information are also included. Defined access points for construction traffic, detailed in a Construction Traffic Management Plan (CTMP), ensure smooth operations and safety.

Aspect	Details
Site Cleanliness	» Regular site cleaning schedules to minimise dust generation and dirt accumulation.
Wheel Wash Facilities	» Installation of a wheel wash station for vehicles exiting the site to prevent dirt transfer to public roads.
Dust Suppression Measures	» Use of water spraying systems and dust suppressants in dust-prone areas, especially under dry conditions.
Real-time Monitoring	» Monitoring of dust levels around the site with dust meters, adjusting control measures based on real-time data.
Community Liaison	» Communication with the local community about dust control efforts and measures to maintain site cleanliness.
Compliance and Best Practices	» Adherence to environmental regulations and best practices for dust control, with site personnel trained in effective measures.

The construction of Renshaw House, given its urban setting, necessitates stringent control measures to prevent dirt and dust from affecting local roads, properties, and the broader community.

Dirt and Dust Management Strategies

- » Site Cleanliness: Regular cleaning and maintenance schedules will be implemented within the site boundaries to minimise the generation of dust and prevent the accumulation of dirt that could be transferred to public highways.
- » Wheel Wash Facilities: A wheel wash station will be installed at the exit point for construction vehicles, ensuring that mud and dirt are not carried out onto public roads by vehicles leaving the site.
- » Dust Suppression Measures: Water spraying systems and dust suppressants will be used in areas prone to generating dust, especially during dry conditions, to mitigate airborne dust particles.

Communication and Monitoring

- » Real-time Monitoring: Dust levels around the construction site will be monitored using dust meters to ensure they remain within safe and acceptable limits. Adjustments to dust control measures will be made as needed based on real-time data.
- » Community Liaison: Information regarding dust control measures and site cleanliness efforts will be communicated to the local community, providing reassurance about the steps being taken to minimise environmental and health impacts.

Compliance and Best Practices

- » Adherence to Regulations: All dirt and dust control measures will comply with local environmental regulations and best practice guidelines, ensuring the construction project does not detrimentally impact air quality or public health.
- » Training and Awareness: Site personnel will receive training on the importance of dirt and dust control, including the correct use of suppression equipment and practices to minimise the spread of dust.

Communication with Local Business and Residents

Community Communication Strategy Summary Table

This table outlines our strategic approach to maintaining open and effective communication with local businesses and residents throughout the Renshaw House construction process. It encompasses initial notifications about the project's commencement, regular updates on construction progress, and the establishment of a feedback mechanism to facilitate two-way communication. Furthermore, the strategy includes community meetings to engage directly with stakeholders and visible information boards to provide accessible and ongoing project details. Emphasising responsiveness and transparency, this plan ensures community concerns are promptly addressed and transparent operations are maintained, highlighting our commitment to positive community relations and minimising construction impacts.

Aspect	Details
Initial Notification	» Advance notification about the construction project, including key information like timeline, work hours, and contact details.
Regular Updates	» Ongoing updates provided to the community to keep them informed about construction progress and any impacts.
Feedback Mechanism	» Establishment of a dedicated channel for the community to express concerns, ask questions, or give feedback.
Community Meetings	» Hosting of periodic meetings to engage directly with the community, present updates, and address concerns.
Visible Information Boards	» Placement of information boards around the site, offering accessible updates and safety information to passersby.
Responsiveness and Transparency	» Commitment to promptly addressing community feedback and operating transparently about construction activities and mitigation measures.

Effective communication with local businesses and residents is a cornerstone of the Renshaw House construction project, acknowledging the importance of community relations and aiming to minimise any potential inconvenience caused by construction activities.

Communication Strategies

- » Initial Notification: Prior to the start of construction, local businesses and residents will be notified about the upcoming project, including key details such as the construction timeline, work hours, and contacts for further information or to report concerns.
- » Regular Updates: Throughout the construction phase, regular updates will be provided to keep the community informed about progress, any significant milestones, and potential impacts on local traffic or access.
- » Feedback Mechanism: A dedicated communication channel will be established (e.g., a hotline or email) for the community to raise concerns, ask questions, or provide feedback directly to the project team.

Community Engagement

- » Community Meetings: Periodic community meetings will be scheduled, offering a forum for face-to-face communication, presenting updates, and addressing any concerns from local businesses and residents.
- » Visible Information Boards: Information boards will be placed around the site perimeter, providing up-to-date information about the project, including safety measures, progress photos, and contact information for queries or concerns.

Responsiveness and Transparency

- » Rapid Response to Concerns: All feedback and concerns received from the community will be addressed promptly, with efforts made to resolve issues in a timely and satisfactory manner.
- » Transparent Operations: The project team is committed to operating with transparency, openly sharing information about construction activities and any expected disruptions or noise, and detailing the measures in place to mitigate such impacts.

Dust Control

Business and Residents

Dust Control Strategies and Compliance Summary Table

This summary encapsulates the comprehensive strategies and practices implemented in the construction project to manage and mitigate dust emissions. By employing advanced dust suppression systems, ensuring the covering of dust-prone stockpiles, minimising soil disturbance, and conducting continuous monitoring and visual inspections, we actively work to prevent dust from impacting the surrounding environment and community. The health and safety of construction workers are safeguarded through the provision of personal protective equipment, while strict compliance with local environmental and health regulations underpins all our dust control efforts. These measures collectively underscore our dedication to maintaining high standards of environmental care and health safety throughout the construction process.

Aspect	Details
Dust Suppression Systems	» Use of water misting and dust suppressant chemicals to prevent dust from becoming airborne.
Covering Stockpiles	» Materials that generate dust will be covered or treated, especially under windy conditions.
Minimising Disturbance	» Limiting soil disturbance areas to reduce dust generation potential.
Continuous Monitoring	» Using particulate monitors for continuous dust level monitoring, adjusting control measures as needed.
Visual Inspections	» Regular inspections to identify areas needing additional dust control efforts.
Worker Protection	» Provision of PPE to protect workers from dust exposure during high-risk activities.
Compliance with Regulations	» Adherence to all relevant environmental and health regulations to ensure safety and air quality.

Effective dust control is crucial for mitigating environmental health risks and maintaining air quality around the Renshaw House construction site. This section outlines the proactive measures taken to prevent and manage dust emissions.

Control of Dirt and Dust on the Public Highway for Renshaw House

The Renshaw House project employs a strategic approach to managing dirt and dust, aiming to minimise environmental nuisances and safety hazards associated with construction activities.

Dirt and Debris Management

Efforts to control dirt and debris include the engagement of an approved road sweeping company, equipped with specialised vehicles for cleaning adjacent roads and the site entrance. This proactive measure ensures that dirt and debris accumulation is promptly addressed, maintaining clean and safe public highways near the construction site.

Dust Mitigation Plan

A detailed dust control mitigation plan is in place, focusing on:

» **Suppression Techniques:** Spraying a fine mist over unpaved areas, stockpiles of sand, spoil, and aggregates, and during the loading and unloading of dust-generating materials to prevent dust from becoming airborne.

» **Targeted Areas:** Special attention is given to areas prone to dust generation due to traffic, wind exposure, or construction activities.

» **Wheel Washing Facilities**

» **To prevent the spread of mud and debris onto public roads:**

» **Initial Measures:** All vehicles exiting the site during groundworks will undergo manual washing to remove any adhered dirt.

» **Construction Phase Adaptations:** Despite reduced vehicle movements in later phases, a temporary wheel washing station, including access/egress hardstanding, manual wheel pressure washers, and inspections for loose debris, will be established. This ensures vehicles only leave the site clean, especially during wet weather or when conditions necessitate additional cleanliness measures.

» Vehicle Sheeting Practices

» To further control dirt and dust, vehicle sheeting will be utilised for:

» Protection and Compliance: Keeping materials dry, securing loads during transit (as mandated by the Road Traffic Act 1991), maintaining material temperature, and adhering to environmental regulations.

» Sheeting Options: Depending on the specific delivery and legal requirements, options include leaving the load unsheeted (when permissible), using automated/mechanical or manual sheeting systems without requiring personnel to climb onto vehicles, and employing work platforms or gantry/harness systems for safe sheeting operations.

» Should sheeting be necessary, a thorough risk assessment will be conducted to identify hazards and implement appropriate mitigations.



Health and Safety Duties & Responsibilities of all Project Personnel

Project Safety Roles and Compliance Framework Summary Table

This table provides a concise summary of the health and safety roles, responsibilities, and compliance mechanisms integral to the Renshaw House project. It outlines the structured approach to leadership in safety management, detailing the specific duties of the Project Manager and Safety Officer in overseeing and implementing the project's safety strategy. Additionally, it categorises the obligations of all workers and subcontractors in adhering to safety protocols and highlights the critical role of ongoing training and awareness programs. The framework ensures regular safety audits and a robust incident reporting system, establishing a comprehensive safety culture and compliance across the project. This structured overview reflects our commitment to maintaining a safe construction environment, promoting well-being, and ensuring legal adherence throughout the project's lifecycle.

Aspect	Details
Project Manager	» Ensures overall safety compliance, promotes safety culture.
Safety Officer	» Implements safety plans, conducts inspections, provides training.
All Workers	» Follow safety protocols, use PPE, report hazards.
Subcontractors	» Adhere to project safety policies, ensure worker training, maintain documentation.
Training	» Mandatory induction and ongoing safety education for all personnel.
Monitoring	» Regular audits to assess safety measures and compliance.
Incident Reporting	» Structured reporting for accidents and near-misses to facilitate investigation and corrective action.

A robust health and safety program is paramount for the success of the Renshaw House project. Clear definitions of duties and responsibilities ensure a secure working environment, promoting the highest standards of safety across all construction activities.

Health and Safety Leadership

- » Project Manager: Oversees the overall health and safety strategy, ensuring compliance with legal standards and promoting a safety-first culture.
- » Safety Officer: Implements the safety plan, conducts regular site inspections, and provides safety training and resources to all personnel.

Personnel Responsibilities

- » All Workers: Required to follow established safety protocols, wear appropriate personal protective equipment (PPE), and report any hazards or unsafe conditions immediately.
- » Subcontractors: Must adhere to the project's safety policies, ensure their workers are properly trained, and comply with all reporting and documentation requirements.

Safety Training and Awareness

- » Induction Training: Mandatory for all new personnel, covering site-specific hazards, emergency procedures, and the use of PPE.
- » Continuous Education: Regular safety meetings and training sessions will be held to reinforce safety protocols and introduce new safety measures as the project evolves.

Monitoring and Compliance

- » Regular Safety Audits: Conducted to assess the effectiveness of safety measures, identify potential risks, and implement corrective actions.
- » Incident Reporting: A structured process for reporting and investigating accidents, near-misses, and safety violations to prevent recurrence.

Health and Safety Goals

Achieving Safety Excellence

Health and Safety Excellence Objectives Summary Table

This table encapsulates the ambitious health and safety goals of the Renshaw House project, emphasising our commitment to eliminating risks, preventing accidents, and enhancing the well-being of all construction participants. It delineates our key safety objectives, including achieving zero accidents, ensuring compliance with health and safety legislation, and fostering active engagement across the team. The table further outlines strategic safety initiatives like continuous risk assessment, comprehensive safety training, and health and wellness programs. It also highlights our methodology for performance monitoring and improvement through safety performance indicators and a feedback loop for continuous safety protocol refinement. This integrated approach underscores our dedication to not only meeting but surpassing health and safety benchmarks, ensuring a safe, healthy, and productive construction environment.

Aspect	Details
Zero Accidents	» Implement proactive measures and a vigilant safety culture to prevent accidents and incidents.
Compliance with Legislation	» Adhere to all relevant health and safety laws, with processes in place to incorporate updates and changes.
Active Engagement	» Encourage involvement in safety practices, hazard reporting, and participation in safety programs.
Continuous Risk Assessment	» Regularly evaluate and mitigate risks associated with construction activities.
Safety Training and Education	» Provide ongoing training to ensure all personnel are equipped with the knowledge and skills to work safely.
Health and Wellness Programs	» Launch initiatives aimed at supporting the overall health and well-being of the workforce.
Performance Monitoring	» Use KPIs to monitor safety performance, with a focus on continuous improvement based on feedback and data analysis.

The Renshaw House project is committed to achieving the highest standards of health and safety, with clear goals set to eliminate risks, prevent accidents, and promote well-being among all involved in the construction process.

Key Safety Objectives

- » Zero Accidents: Aim for zero reportable accidents or incidents throughout the construction phase, promoting a culture of safety and vigilance.
- » Compliance with Legislation: Ensure full compliance with all local and national health and safety regulations, continually updating practices to reflect the latest standards.
- » Active Engagement: Foster an environment where every team member feels responsible for safety, encouraging active participation in safety meetings, training, and hazard identification.

Strategic Safety Initiatives

- » Continuous Risk Assessment: Implement a dynamic process for ongoing risk assessment and mitigation, adapting to new challenges as the project progresses.
- » Safety Training and Education: Provide comprehensive training programs covering critical safety topics, proper equipment use, emergency response, and hazard recognition.
- » Health and Wellness Programs: Beyond immediate safety concerns, introduce initiatives focused on the physical and mental health of workers, recognising the importance of overall well-being in achieving safety goals.

Performance Monitoring and Improvement

- » Safety Performance Indicators: utilise key performance indicators (KPIs) to measure safety outcomes, identify areas for improvement, and benchmark against industry standards.
- » Feedback and Continuous Improvement: Establish a feedback loop from all project stakeholders to refine safety protocols and practices continually.

Site Safety Inductions

Achieving Safety Excellence

Essential Safety Induction Elements Summary

This summary details the structured approach to site safety inductions for the Renshaw House project, emphasising the importance of instilling a robust safety culture from the outset. Through a comprehensive induction program, individuals are educated on site-specific hazards, emergency procedures, the correct use of personal protective equipment (PPE), and the protocols for reporting unsafe conditions. These sessions are designed to be interactive, ensuring active participation and understanding, with mandatory attendance required for all personnel prior to starting work. This initiative is pivotal in promoting safety awareness and compliance, thereby contributing to the overall goal of maintaining a secure and healthy work environment for everyone involved in the project.

Aspect	Details
Introduction to Safety Culture	» Overview of the project's safety commitments and expectations for all personnel.
Site-Specific Hazards	» Detailed briefing on potential hazards present at the Renshaw House construction site.
Emergency Procedures	» Instructions on emergency protocols, including evacuation procedures and emergency contacts.
Personal Protective Equipment (PPE)	» Guidelines on the use and care of PPE specific to various tasks and roles on the construction site.
Reporting Procedures	» Clear processes for reporting safety concerns, incidents, and near misses, emphasising the importance of communication.
Delivery and Documentation	» Induction sessions to be interactive and mandatory, with comprehensive records maintained for compliance and training purposes.

Effective site safety inductions are vital for ensuring that all individuals working on the Renshaw House project understand the safety practices, procedures, and the importance of compliance with health and safety guidelines.

Induction Program Content

- » Introduction to Safety Culture: Emphasising the project's commitment to safety first, explaining the expected safety behaviors, and the role of each worker in fostering a safe site.
- » Site-Specific Hazards: Detailed information on potential hazards specific to the Renshaw House site, including any unique risks associated with its location, design, and construction phase activities.
- » Emergency Procedures: Clear instructions on emergency response protocols, including evacuation routes, assembly points, and the roles of safety officers and emergency response teams.
- » Personal Protective Equipment (PPE): Guidelines on the correct use, maintenance, and storage of PPE provided to workers, tailored to different roles and tasks on site.
- » Reporting Procedures: Procedures for reporting unsafe conditions, incidents, or near misses, including contact information for site safety officers and management.

Delivery and Documentation

- » Mandatory Attendance: All new workers, subcontractors, and visitors must undergo the safety induction before commencing work or site visits.
- » Interactive Sessions: Inductions will be delivered through interactive sessions, including presentations, discussions, and practical demonstrations, to ensure engagement and understanding.
- » Documentation and Records: Attendance at safety induction sessions will be documented, with records maintained as part of the project's safety documentation. This ensures compliance and allows for follow-up on specific training needs.

First Aid Arrangements

Achieving Safety Excellence

Comprehensive First Aid Provision Summary

This summary outlines the essential first aid arrangements for the Renshaw House construction project, demonstrating a committed approach to ensuring the health and safety of all site personnel. The plan includes the establishment of well-equipped first aid stations and the availability of mobile first aid units to ensure a swift response to any incident. It highlights the presence of qualified first aiders, who receive continuous training to effectively handle medical emergencies. Furthermore, the summary details the procedures for emergency response and the importance of incident reporting for ongoing safety improvement. These measures collectively form a robust framework for addressing first aid needs, underpinning the project's dedication to maintaining a safe and responsive working environment.

Aspect	Details
First Aid Stations	» Well-equipped first aid stations located throughout the site for easy access.
Mobile First Aid Units	» Mobile units available for rapid response, especially in remote areas of the site.
Qualified First Aiders	» A team of trained first aiders on-site at all times, with ongoing training to maintain skills.
Emergency Response	» Defined emergency procedures for swift medical response and efficient coordination with external emergency services.
Incident Reporting	» Documentation and review of all first aid incidents to improve safety and emergency response protocols.

The Renshaw House construction project places a high priority on the availability and accessibility of first aid, emphasising quick and effective responses to any medical emergencies that may occur.

First Aid Arrangements

» The Renshaw House construction project places a high priority on the availability and accessibility of first aid, emphasising quick and effective responses to any medical emergencies that may occur.

First Aid Facilities

» First Aid Stations: Strategically located first aid stations will be easily accessible throughout the construction site, stocked with essential supplies and equipment for treating common injuries.

» Mobile First Aid Units: For larger sites or areas where accessibility may be challenging, mobile first aid units will be available to provide rapid response capabilities.

First Aid Personnel

» Qualified First Aiders: A team of personnel trained in first aid will be on-site during all working hours. These individuals will have the skills to respond effectively to a variety of medical emergencies.

» Continuous Training: First aiders will undergo regular refresher courses to ensure their skills and knowledge are up-to-date with current best practices and standards.

Emergency Response

» Emergency Procedures: Clear procedures will be established for responding to medical emergencies, including protocols for calling emergency services and guiding them to the site.

» Incident Reporting: All incidents requiring first aid treatment will be documented, and reports will be reviewed to identify potential improvements in safety measures and emergency response.

Fire & Emergency Arrangements

Achieving Safety Excellence

Emergency Response and Fire Safety Summary Table

This table outlines the integrated fire safety and emergency response strategies at the Renshaw House construction site, highlighting the thorough measures for fire prevention, detection, emergency response, and evacuation. It describes the implementation of regular risk assessments, strategic placement of fire safety equipment, and the deployment of advanced detection systems to minimise fire hazards. The summary further details the development of specific emergency procedures, the formation of dedicated emergency teams, and the execution of regular evacuation drills to ensure preparedness. Additionally, it emphasizes ongoing training and effective communication channels as key components of ensuring all site personnel are well-versed in emergency protocols. This structured approach exemplifies the project's dedication to maintaining a safe environment through comprehensive planning and proactive safety management.

Aspect	Details
Fire Prevention and Detection	» Risk assessments, fire safety equipment installation, and fire detection systems to mitigate fire hazards.
Emergency Response Plan	» Comprehensive procedures for various emergencies, with designated emergency response teams.
Evacuation Procedures	» Clearly marked routes and exits; regular drills to ensure familiarity with evacuation procedures.
Training and Communication	» Ongoing training on fire safety and emergency protocols; effective dissemination of emergency information.

The comprehensive strategy for fire safety and emergency preparedness at Renshaw House encompasses prevention, detection, response, and evacuation procedures.

Fire Prevention and Detection

- » Risk Assessment: Regular fire risk assessments to identify potential fire hazards and implement measures to mitigate these risks.
- » Fire Safety Equipment: Installation of fire extinguishers, fire blankets, and other firefighting equipment at strategic locations throughout the site. Regular maintenance and inspection schedules will ensure readiness.
- » Fire Detection Systems: Deployment of smoke detectors and fire alarms in key areas, including temporary structures and storage areas.

Emergency Response Plan

- » Emergency Procedures: Development of site-specific emergency response procedures, including clear instructions for fire outbreaks, medical emergencies, or other incidents.
- » Emergency Teams: Designation of trained emergency response teams with specific roles during an emergency, such as first aiders, fire marshals, and evacuation coordinators.

Evacuation Procedures

- » Evacuation Routes and Exits: Clearly marked and unobstructed evacuation routes and exits, with signage visible throughout the construction site.
- » Evacuation Drills: Regular evacuation drills to ensure all site personnel are familiar with evacuation procedures and assembly points.

Training and Communication

- » Training Programs: Regular training sessions for all personnel on fire safety, use of firefighting equipment, and emergency response protocols.
- » Information Dissemination: Distribution of emergency contact numbers and procedures to all workers. Posting of emergency information at strategic locations around the site.

Approval & Production of Work Safety Systems and Risk Assessments

Safety Compliance and Risk Management Process Summary

This table provides a comprehensive summary of the processes for the submission, review, approval, and tracking of Method Statements, as well as the management of high-risk activities through the Permit to Work system for the Renshaw House construction project. It outlines the necessity for sub-contractors to submit their Method Statements well in advance of their work start date to allow for a detailed safety review. Method Statements are then categorized into 'CAT A' for accepted methods or 'CAT B' for those requiring revisions, ensuring all site activities adhere to strict safety standards. Additionally, the summary details the specialised permits required for managing high-risk tasks, such as digging, confined space entry, hot work, and more, to ensure these activities are performed under rigorous safety controls. This framework is essential for maintaining a safe work environment, systematically managing risks, and ensuring all construction activities are executed with the highest safety compliance.

Aspect	Details
Method Statements Submission	» Sub-contractors to submit Method Statements well in advance, facilitating thorough review.
Review and Approval	» Method Statements categorised as 'CAT A' (accepted) or 'CAT B' (requires revision) based on safety criteria.
Documentation and Tracking	» Documenting the review process and maintaining a log of all Method Statements and their approval status.
Permits to Work System	» Comprehensive permits system for high-risk activities, ensuring controlled and safe execution of these tasks.

The Contractor is responsible for a robust process ensuring all work activities are preceded by thorough planning and risk management.

Method Statements & Risk Assessments

- » Submission Timelines: Sub-contractors are required to submit their Method Statements at least 2 weeks in advance of the scheduled start date on-site, with a preference for 30 days' notice to facilitate detailed review.
- » Review and Approval: Each Method Statement is reviewed to ensure it meets the project's safety standards. Upon approval, the Method Statement is classified as 'CAT A' status, indicating it is accepted. Method Statements failing to meet required safety criteria are designated 'CAT B' status and require revision.
- » Documentation: The review process is documented using a Method Statement Review form, which is then communicated back to the sub-contractor, confirming the status of their Method Statement.
- » Tracking: A log is maintained for all Method Statements and their current status, ensuring that all tasks undertaken on-site have been properly assessed and approved.

Permits to Work

- » To manage high-risk activities, a Permit to Work system will be in place, encompassing several specific permits tailored to various construction tasks:
- » Specialised Permits: These include:
 - » Permit to Dig
 - » Permit to Enter (Confined Space)
 - » Hot Work Permit
 - » General Work Permit (High Risk)
 - » Permit to Demolish
 - » Permit to Lift
 - » Permit to Work on Live Electrical Apparatus (Commissioning & Testing)
 - » Out of Hours Work Permit (Working without [Company] Supervision)
- » Temporary Works Permits

Control Measures

- » This system ensures activities identified as high risk are conducted under strict controls and only after receiving the appropriate permit, thereby mitigating potential hazards.

Construction Site Rules

Achieving Safety Excellence

Site Safety and Conduct Rules Summary

This table methodically outlines the key site rules and conduct guidelines for the Renshaw House construction project, encapsulating both individual responsibilities and collective duties to maintain the highest standards of safety, behaviour, and operational efficiency. It underscores the importance for all personnel to complete mandatory induction, adhere to safe working practices, and comply with personal protective equipment (PPE) requirements. Additionally, the table sets forth strict prohibitions against alcohol, drugs, and unsafe behaviours, alongside stringent health protocols to address COVID-19 risks. It further details collective responsibilities regarding the respectful use of site resources, visitor protocols, and operational safety measures, including vehicle movement, equipment operation, ladder safety, and electrical work standards. Through these detailed guidelines, Renshaw House is committed to creating a secure, efficient, and respectful working environment for every project participant.

Aspect	Details
Induction & Safe Work Compliance	>> Complete induction; adhere to safe work methods and PPE requirements.
Prohibited Behaviours & Items	>> No alcohol/drugs, personal entertainment devices; prohibition against disruptive behaviour.
Health & Safety Protocols	>> Follow COVID-19 and other health safety protocols as required.
Resource Respect & Misuse	>> Misuse of site resources leads to exclusion; ensure equipment and facility integrity.
Visitor & Operational Protocol	>> Visitors follow entry and PPE rules; vehicle and equipment operation by certified personnel only; adherence to safety signage and emergency plans.

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Renshaw House

Environmental Strategy

Environmental Impact Reduction Plan

Renshaw House prioritises environmental sustainability, focusing on green energy use, local procurement to cut emissions, rigorous waste management for recycling and reuse, and strict site practices to limit noise and prevent air pollution. This concise approach underscores our ISO 14001-aligned commitment to reducing our ecological footprint.

Aspect	Details
Energy Usage	» utilising green energy sources and monitoring consumption.
Fuel Consumption	» Prioritising local contractors to reduce transportation emissions.
Waste Management	» Implementing a Waste Management Plan focused on reuse and recycling, with landfill as the last resort.
General Practices	» Enforcing no burning, noise suppression, and CO2 emission reduction measures to protect the environment.

The Renshaw House project is dedicated to minimising its environmental footprint, adhering to the principles of ISO 14001 for environmental management.

Energy Usage

- » Green Energy: Efforts to utilise green energy sources for the construction phase, including the installation of meters to monitor and manage energy consumption efficiently.

Fuel Consumption

- » Local Procurement: Prioritising local contractors and labour to reduce transportation emissions and support the local economy, aligning with our goal to lessen environmental impact.

Waste Management

- » Sustainable Disposal and Recycling: Following a robust Waste Management Plan, we commit to:
- » Segregating waste to enable recycling and reuse.
- » Maximising the reuse of materials within the project and broader company.
- » Minimising landfill use, with landfill as the last resort for waste disposal.
- » Ensuring surplus or waste materials are managed through reuse, recycling, or, as a last option, landfill.

General Environmental Practices

- » No Burning on Site: Prohibiting the burning of materials to prevent air pollution.
- » Noise Suppression: Fitting all vehicles and plant with noise suppression devices, where available, to minimise noise pollution.
- » Restrictions on Radios: Banning radios on-site to control noise levels.
- » Noise Management: Induction sessions will include guidelines on minimising noise, including the use of plant equipment and consideration for nearby residents.
- » CO2 Reduction: utilising a power supply from the local Electrical Utility Company to reduce CO2 emissions.

Arrangements for Control of Significant Risks

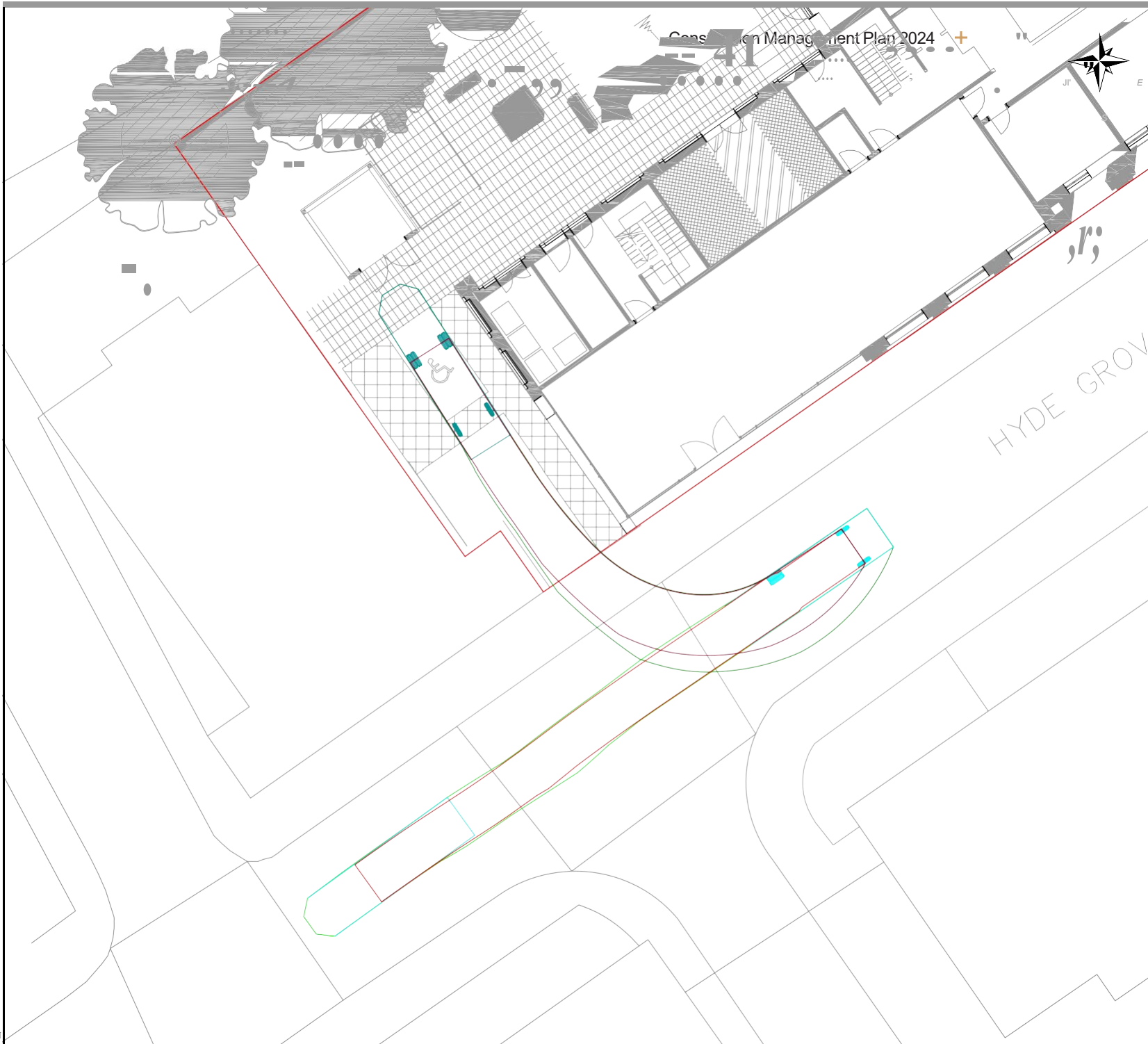
Project Risk Review

This table assesses whether significant risks are applicable to the Renshaw House project, focusing on material delivery / removal, service handling, and various construction-specific risks. A 'Y' (Yes) indicates that the risk is relevant and requires control measures, while 'N' (No) suggests the risk is not applicable.

Significant Risk Factor	YES / NO
Working with or near fragile materials	» YES / NO
Lifting operations control	» YES / NO
Plant and equipment maintenance	» YES / NO
Excavations and poor ground condition work	» YES / NO
Wells, underground earthworks, and tunnels	» YES / NO
Work on or near water with drowning risk	» YES / NO
Diving-related work	» YES / NO
Caisson or compressed air work	» YES / NO
Work involving explosives	» YES / NO
Traffic route and vehicle/pedestrian segregation	» YES / NO
Hazardous materials storage and equipment	» YES / NO
Asbestos handling	» YES / NO
Contaminated land issues	» YES / NO
Manual handling risks	» YES / NO

» YES / NO

[illegible]



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Oil:

4.319m

1.406m

1.466m

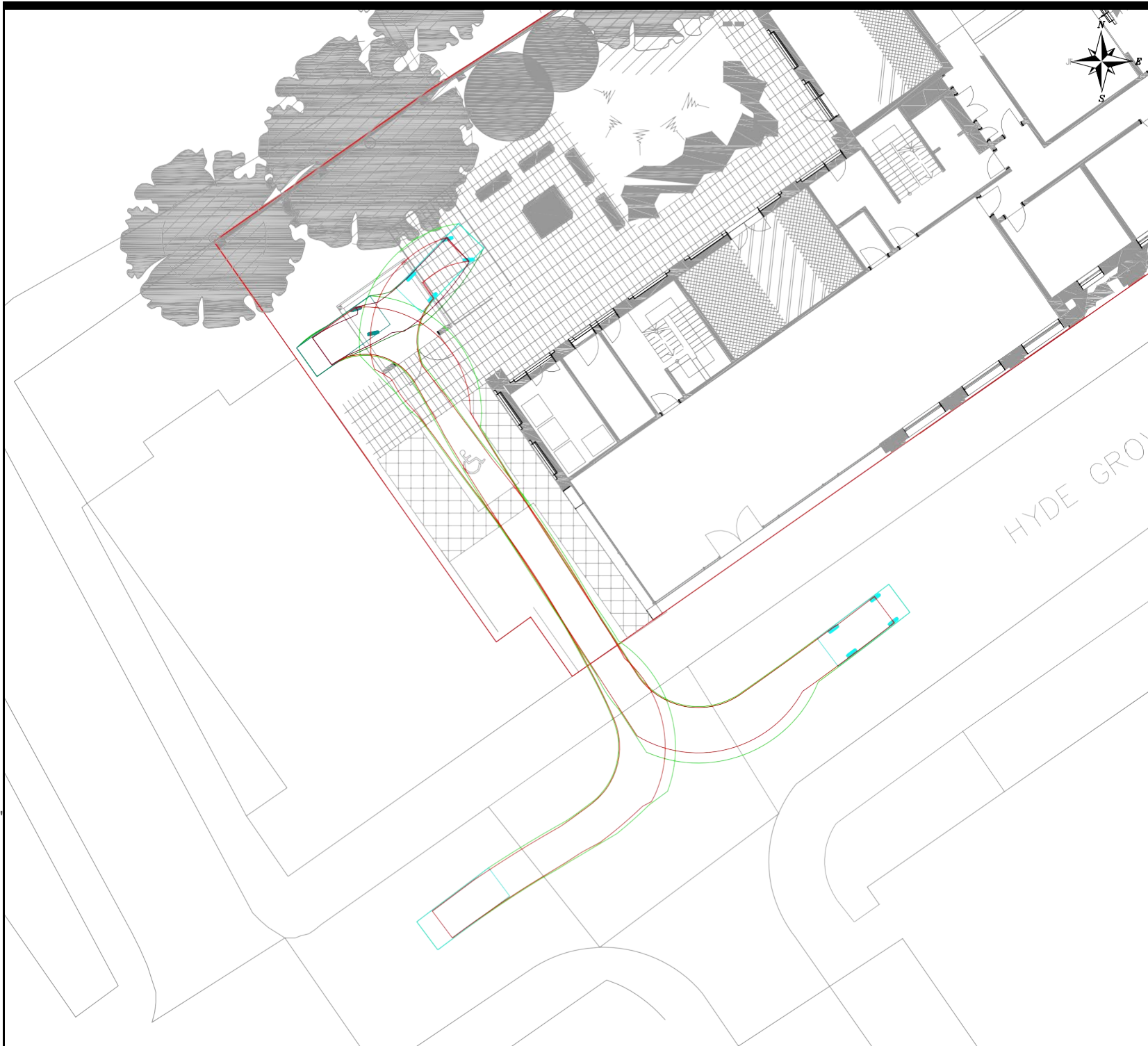
3.228m

1.591m

4.005m

3.042m

	DETAILS	DRAWN	CHECKED
CLIENT			
MIA JAMES CONSTRUCTION			
PROJECT			
RENSHAW HOUSE, MANCHESTER			
DRAWING TITLE			
SWEPT PATH ANALYSIS			
SCALES			
1:250@A3			
LG	CHECKED	JE	DAE MAR 24
Eddisons 340 Oeansgate Manchester M34LY Email: info@crofts.co.uk Tel: 0161 837 7380 Web: www.eddisons.com/services/transport-planning			
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**MIA JAMES
CONSTRUCTION**

RENSHAW HOUSE, MANCHESTER

SWEPT PATH ANALYSIS

SCALES

1:250@A3

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DATE

MAR 24

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Tel: 01618377380

Web: www.eddisons.com/services/transport/planning

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