

CD 36: Construction Environmental Management Plan

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**Construction of Four Industrial Units and Associated
Drainage, Hard and Soft Landscaping at Ashbrook
Point, Longstone Road, Heald Green, M22 5LB**

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1.0 Introduction

The Project Environmental Management Plan (EMP) has been developed to detail the way the environmental impacts of the demolition and reconfiguration works are to be minimised by the implementation of appropriate mitigation measures. The EMP is designed to ensure that the requirements of legislation, the contract and the project's environmental policy are complied with.

The Contractor will be appointed as Principal Contractor. All persons and organisations working for or on behalf of the Contractor on this potential project shall fully adopt the requirements of this Environmental Management Plan (EMP).

The Contractor shall plan, manage and monitor the construction phase in a way which ensures that, so far as is reasonably practicable, its impacts on the environment are controlled and minimised.

1.1 Project Description

Construction of 4 new industrial/ office units, with associated landscaping, including 40 car parking spaces, bin and cycle stores.

1.2 Site Information

The site sits at the rear of the Ashbrook Office Park off Longstone Road and is bounded by the Premier Inn Hotel to the north, Heald Green Railway Station to the east and houses along Irvin Drive to the west. The offices associated with Ashbrook Office Park lie to the south with residential accommodation beyond. Access to the site is from Longstone Road.

The site falls within Woodhouse Park ward of Manchester City Council, the site is, however, in close proximity to the administrative boundary of Stockport Metropolitan Council. The surrounding area is a mixture of housing, offices and operational uses associated with Manchester International Airport. A watercourse runs down the western and northern boundary, part of the Gatley Brook catchment.

1.3 Hours of Work

Normal working hours in line with Stockport Council guidance are 07.30 to 18:00 Monday to Friday and 08:00 to 14:00 on Saturdays.

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1.4 Traffic and Transport

Site Access and Vehicle Movements

Figure 1 – Site Location



The proposed primary site access is from Longstone Road to the southeast of the site as shown above in Figure 1.

As specified in the Highways Technical Note submitted with the planning application, the worst-case daily vehicle movements on /off site during remediation is 25 (22 round trips), consisting of private vehicles and HGVs. Construction / earthworks plant will be limited to within the site boundary except for occasional unavoidable movement on and off site.

Traffic Management Plan and Construction Logistics Plan (TMP)

- Pedestrian and vehicle access will be via Gate 1. No footpath closures will be required. There will be 1 way site traffic around the site. Deliveries will ring ahead and be organised by the traffic marshal/ banksman.
- The access to the work areas will be via Gate 1 off Longstone Road. During the earth works stage, the Site Manager will control personnel and deliveries to site.
- HGV drivers will be briefed to phone ahead with their expected arrival time. In most cases it will be a single vehicle that brings material to the site from wherever it is collected. If there was already a vehicle on-site, the driver of that vehicle would be told, if the second arrival was imminent, to wait within the site away from the access until the next vehicle had entered the site. All other deliveries will be managed by an appropriate member of staff will be notified to meet the delivery and arrange offloading.
- Vehicle movements to be timed sensitively to minimise effects on rush hour / busy periods.
- No vehicle holding / queuing for site entrance on surrounding streets.
- Suppliers to be made aware of transport routes to and from the site and all deliveries to be pre-booked for a certain delivery time. HGV's will reach the site along Longstone Road.
- Monitoring of the vehicle routes and traffic movement throughout the day as / if identified to be necessary.
- Trained and competent banksman to control all vehicular movements in and around the site.
- On-site parking will be provided to remove the need to park on adjacent roads and to minimise impact to surrounding residents and businesses. This will be physically separated from the areas where mobile plant and lorries are operating by temporary fencing and all plant prohibited from entering the site car park.

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- Subject to confirmation from the remediation contractor, the site car park and compound will be located close to the site entrance to avoid the need to drive through the working area of the site.
- Shared delivery scheme will be in place on this site
- All construction traffic will follow the same route.
- A green travel plan will be put in place on this site to promote public transport or cycling to work for the site operatives.
- If vehicles need to park off site then it must be done only in a proper and suitable place.
- All site deliveries will be FORS Silver accredited to protect vulnerable road users (cyclists and pedestrians).

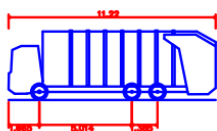
Site Access Routes / Logistics

HGV's will enter the site via the agreed logistics route via Longstone Road, HGV's will also depart via Longstone Road as per the agreed transport route. A 5-mph temporary speed limit will be enforced throughout the project.

Please see below for HGV swept path analysis.



VEHICLE USED IN TRACKING



Phoenix 2 Duo Recycler (P2-15W with Elite 6x4 chassis)
 Overall Length 11.92m
 Overall Width 2.52m
 Overall Body Height 4.75m
 Min Body Ground Clearance 0.309m
 Track Width 2.530m
 Lock to lock time 4.00s
 Kerb to Kerb Turning Radius 11.550m

Construction/site operative traffic - Parking of vehicles site operatives and visitors

- In order to avoid disruption to local traffic and prevent waiting on the adopted highway the site will open at 07:30. Contractors should not arrive to site in advance of this time and no waiting will be permitted on the local road network. Parking must be in a designated area only. If vehicles need to park off site, then it must be done only in a proper and suitable place. All Construction traffic will utilise Longstone Road for access and egress. Construction and delivery vehicles will approach Longstone Road from Styal Road and signage will be in place to ensure contractors follow this route. We will include signage at the entrance to the site along with detailed delivery instructions to contractors and suppliers.
- This access will also be used by contractor vehicles / site operatives for the duration of the build programme. During the initial period, the number of staff on site will be low. This will increase as the build progresses and more trades are introduced onto the site. At the peak period, it is envisaged that there will be a maximum of 12-15 operatives working on site at any one time, with car sharing to be encouraged. During the early phases, circa 4-5 operatives will be working on site at any one time. Works during the early phases of development can be summarised as:
 - Remediation – removal of vegetative material from the site via tipper lorries which will access and egress via Longstone Road. The site will be re-graded to a suitable level creating development platforms.
 - Site set up involving delivery of material to set up a construction compound, delivery of site cabins and delivery of key machinery required on site (e.g. excavators).
 - Once the development platforms are created, groundworkers will layout the new roads and sewers across the site.

All working hours outline in other sections of this CEMP will be adhered to during the build programme, unless otherwise agreed in advance with Manchester Council.

Delivery times and loading and unloading of plant and materials.

Associated working / construction hours will be restricted to (see exceptions below in relation to deliveries and piling works):

- Monday – Friday 07:30-18:00
- Saturday 09:00-13:00
- No working will be permitted on Sundays or Bank Holidays.

Deliveries will adhere to the following working hours:

- Monday to Friday between the hours of 07:30 and 18.00 hours
- Saturday between 09.00 and 13.00 hours

All deliveries will be given a time slot and this will be managed by the banksman / gate person located at the entrance into the industrial unit. The time slots will be suitably spaced to ensure that there will not be a backup of delivery wagons on the roads around the site.

No deliveries will be taken at the site before 07:30 without prior written approval. All operatives working on site will be briefed of the site opening times and advised not to arrive to site early to prevent waiting on the surrounding highway network.

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1.5 The Environmental Management Plan Context

The EMP makes the link between the identified environmental issues and management actions undertaken to address them and provides a mechanism by which management actions are recorded and communicated.

Construction Program

The construction program forms part of this plan and is included as an appendix.

1.6 Environmental Management Plan Objectives

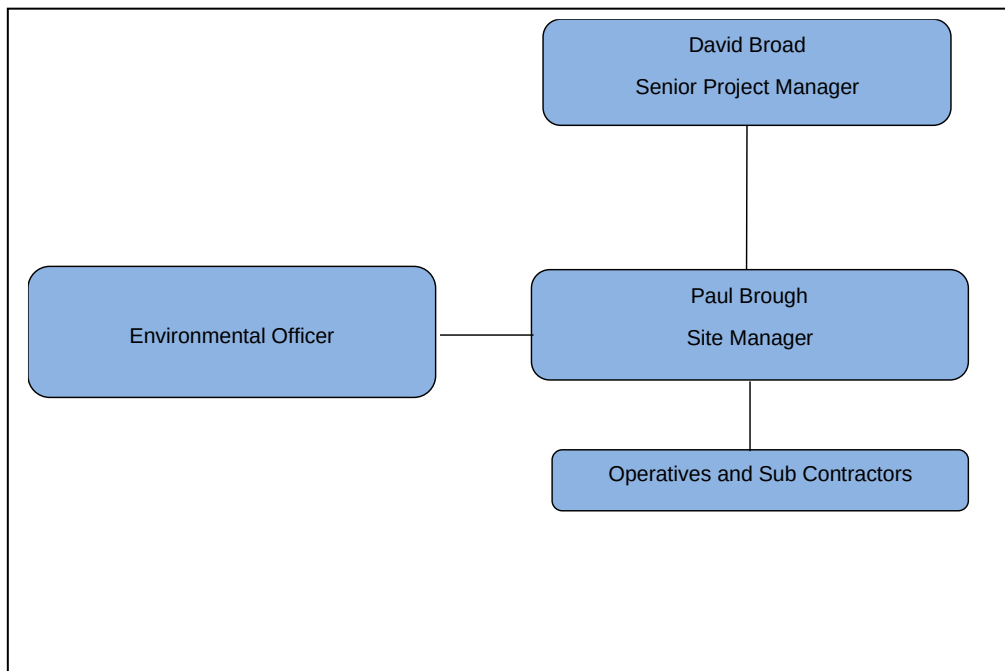
The main objectives of this EMP are to:

- Minimise the potential likelihood and impact of environmental risks related to the construction and commissioning phase of the project.
- Define responsibilities ensuring the requirements of this EMP are maintained.
- Identify Control measures required to ensure there is no unplanned or uncontrolled release that would adversely affect the environment.

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2.0 Environmental Management

2.1 Structure and Responsibility



The Contractor has full responsibility for the management of environmental and ecological protection on this site during the occupancy period. The Contractor shall coordinate and also commit its supply chain members to ensure all activities are compliant with planning, environmental and legislative requirements, this is to be a contract requirement. This will be undertaken at a number of stages, enquiry stage, contract negotiation and also during the site induction.

The Environmental Responsibilities are outlined below:

Senior Project Manager

- Overall responsibility to ensure that work activities are properly planned managed and monitored such that environmental aspects and impacts are minimised and controlled.
- Ensure that the project implements and complies with all legislative and contract requirements.
- Ensure Environmental Objectives and Targets are fully maintained and communicated.
- Ensure adequate resources are available to fulfil the Principal Contractor duties.
- Ensure adequate resources are available for training.
- Ensure effective communication of Environmental matters.

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Environmental Officer

- Responsible for environmental management of the project and shall ensure that the requirements of this EMP are effectively implemented.
- Consider environmental issues during all stages of the works, managing environmental consultants and liaising with engineering teams and client's environmental representative.
- Develop and review the EMP, site specific environmental plans and procedures and provide environmental input into RAMS.
- Develop and review Projects Environmental Aspects and Impacts Register.
- Provide environmental training as required.
- Advise the Senior Project Manager of statutory / other environmental requirements and alert them in a timely manner regarding problems that may delay project completion or harm the environment.
- Complete and submit all necessary applications for statutory consents. Be responsible for liaison with local and/or national statutory and non-statutory authorities and the public.
- Co-operate closely with the client's environmental representative and respond effectively to reports from audits and inspections.
- Advise the Senior Project Manager on the actions to be taken arising from audits of the project.
- Provide advice, reporting and investigation of environmental incidents.
- Ensure site emergency response preparedness is adequate.
- Monitor progress against the project objectives and targets.
- Ensure adequate arrangements for the storage, disposal and recycling / re-use of waste.
- Ensure adequate arrangements for the storage of fuel, oils and chemicals on site.
- Delegate any of the above duties to other appropriately qualified members of the site team.

Operative Employees & Subcontractor Employees

- All of the Contractor and subcontractor personnel working on the project shall perform their duties in accordance with the requirements of the EMP, Procedures and RAMS. This will be communicated via the site induction process.
- During the works, subcontractors will be treated the same as the Contractor staff and will be subject to regular audits and General Planned Inspections.

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- All site operatives will be expected to demonstrate 'environmental best practice' and a high level of 'individual environmental responsibility'. This will be checked regularly through audits, inspections, briefings and on-site discussions.

2.2 Communication and Coordination

Communication on site between the contractors and environmental manager and other stakeholders is a vital aspect of environmental management and will be dealt with as follows:

2.2.1 Internal Communication

- The EMP and any associated revisions will be communicated throughout the Project Team via a briefing by the Senior Project Manager.
- On-site team meetings to review performance and coordinate forthcoming activities, to include any environmental requirements, as appropriate.
- Dissemination of environmental audits, inspections, monitoring reports and environmental updates as appropriate.

2.2.2 Internal Communication (Contractors)

External communication is considered to be that between the Principal Contractor and its stakeholders, including the local authority, statutory regulatory authorities (including the Environment Agency) and with local community groups. The Environmental Officer will be responsible for receiving, documenting and responding to any environmental communication from other stakeholders. Records are kept of all written communication, including notes of verbal communications giving key information, instructions or decisions.

2.3 Reporting

The reporting requirements for the project include:

- Ground contamination
- Noise and vibration
- Neighbour comments and observations
- Dust

2.3.1 Ground Contamination

If ground contamination is encountered including asbestos, either existing or from current operational activity, it should immediately be reported to the Senior Project Manager, who will capture the data.

2.3.2 Noise and Vibration

Noise and vibration monitoring reports shall be prepared by the Contractor Environmental Officer, in line with the prepared Method Statement.

2.3.3 Neighbour Comments and Observations

Any comments or observations received from neighbours or any member of the general public must be forwarded to the Environmental Officer and reported to the Senior Project Manager. The Senior Project Manager shall work in close cooperation with the Environmental Officer to ensure timely and appropriate action is taken.

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2.4 Environmental Training

Training requirements are identified by the Environmental Officer:

Environmental training for the project includes:

- Site induction training.
- Familiarisation with this EMP and other environmental plans and procedures.
- Familiarisation with site environmental controls.
- Environmental emergency response training.
- Toolbox talks on the environmental sensitivities of the area and the avoidance of potential environmental impacts and other relevant subjects.

Training records shall be maintained by the Environmental Officer or appropriate nominee.

2.5 Environmental Incidents

All environmental incidents shall be reported directly to the Environmental Officer, including the following as a minimum:

- Environmental Incidents / Pollution.
- The discovery of archaeological remains.
- The discovery of protected / invasive species.
- The discovery of asbestos in soil or other material.
- Reportable Accidents affecting environmental receptors – e.g. protected species.

In the unlikely event of any environmental incidents and near misses occurring they will be reported to the Senior Project Manager and Environmental Officer and recorded on the company incident reporting system. All incidents will be fully investigated and reported to ensure appropriate mitigation is applied to avoid recurrence.

2.6 Emergency Contacts and Response

Environmental Officer – TBC

Senior Project Manager – TBC

The Contractor Head Office – TBC - 24 Hour Emergency Line

Environment Agency – 0800 807060

Fire Service – Emergency – 999 / 112

Ambulance Service – Emergency – 999 / 112

Police – Emergency – 999 / 112

Hospital – Manchester Royal Infirmary - 0161 276 4147

A list of hazardous material storage shall be held in the Site Office for use by emergency responders.

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3.0 Preventing Pollution of the Land

3.1 Storage and handling of fuels, oils and lubricants

A site-specific Risk Assessment shall be prepared for fuel/oil storage and refuelling taking into account the need for communication, responsibilities, Health and Safety, security, deliveries, maintenance and sensitive locations.

A designated fuel storage area will be set up within the site compound to ensure containment of any ongoing and potential accidental spillage.

All fuel tanks and bowzers shall be constructed with an integral bund built to 110% capacity and be regularly maintained and inspected. They shall also be assessed to ensure suitability i.e. integrity, vulnerability to impact. Small quantity of fuel in approved fuel cans can be temporarily stored over a plant nappy when in use in a work area.

Fuel storage tanks / bowzers must not be located in high risk areas including near water (> 10 metres), or where it could leak into surface drains.

Dispensing nozzles and hose valves must be locked within the bunded tank/bowser when not in use. Flexible delivery pipes must be fitted with an automatic shut-off device but it mustn't be possible to fix the tap or valve in the open position.

New spill kit equipment must be located next to every fuel tank and on all fuel bowzers. Fuel bowzers and storage tanks must also be labelled clearly with their contents and maximum capacity. Regular checks shall be undertaken to ensure adequate supplies of kit are available which are fit for purpose.

Operatives transporting fuel or refuelling shall be competent and trained in refuelling and spill response procedures e.g. TBT training. Only competent staff/contractors trained in refuelling and spill response are to carry out refuelling of plant and machinery. Correct equipment shall be used e.g. nozzles and funnels of an appropriate size.

All static / semi-static items of plant e.g. compressors and generators shall only be used if they have an integral bund or where not possible with a drip tray placed underneath and of a sufficient size to contain all possible spills from the plant. Plant nappy can be used for small / medium plant if it is sufficient for the plant size and the amount of oil it contains. Drip trays have to be kept clean and free from rainwater. Plant nappies shall be visually inspected for oil contamination and if appear attained / soaked must be cleaned / replaced according to manufacturer's instructions. Drip trays can be emptied by skimming any visible oil with e.g. absorbent pads until there is no visible oil sheen on the water and then water can be disposed of over ground.

Refuelling shall be carried out in designated areas. If necessary mobile bowzers can be used to refuel static plant. A drip tray or plant nappy must be used during all refuelling on site to catch any spills and / or drips.

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3.2 Hazardous Substances

Only chemicals required for current use in construction activities shall be permitted on site.

Details of the quantities and types of hazardous materials held at the site must be recorded on the COSHH register. All chemicals being delivered to site shall be accompanied with the relevant COSHH assessments and paperwork. Any chemicals unaccompanied with insufficient/incomplete paperwork will be refused on to site.

All chemicals must be stored and segregated on spill trays in lockable containers. The container must have a raised lip at the entrance designed to contain any spills that may occur within. Suitable COSHH storage boxes may be used for small quantities of materials if necessary.

A designated person must hold the key to control access and keep a record of quantities held and used.

Spill kit material appropriate for the volume and type of substances stored shall be kept within the container for use in an emergency along with the current and specific incident procedure.

3.3 Mud and other deleterious material

Mud on the public highways is a statutory nuisance and a health and safety hazard. It is minimised and prevented on this project keeping the access roads free from mud by Road cleaning which will be carried out using a mechanical brush or road sweepers.

3.4 Plant Maintenance

All plant/machinery prior to entry onto site shall be thoroughly inspected for internal bunding or other spill control, leaks of fuel, hydraulic fluid and engine oil. Any item of plant deemed to be a possible pollution threat shall not be brought to the site.

All mobile plant, including but not limited to excavators, cranes, generators etc. shall be maintained and operated such that all potential leaks and spills of fuel/lubricants are prevented or if not possible absolutely minimised.

All routine plant maintenance shall be carried out off site. However, in the event of unplanned maintenance/breakdown this will be undertaken in a designated area on site with hardstanding. Plant maintenance is to be carried out only with a drip tray under the work area and with spill kit equipment to hand.

Certified plant on site shall be recorded on the Plant Register. Plant and equipment shall be maintained as per regulations and manufacturer's specifications.

3.5 Construction waste

The following measures have been taken to minimize the quantity of waste produced during the project:

1. All arising's must be segregated on site.

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2. Reusable materials must be identified on site for processing in licenced facilities.
3. Recyclable materials will be removed from site for processing in licenced facilities.
4. Recoverable materials will be removed from site for processing in licenced facilities.

3.6 Foreign Object Damage (FOD)

To prevent the creation of Foreign Object Damage (FOD), which is any substance, particle or debris that might become air bourne and cause damage to aircraft, site personnel will need to have a heightened awareness of their responsibility in the context of this site.

This will be achieved through regular toolbox talks at site level to ensure good house-keeping is constantly maintained. Site inspections and audits will further ensure good house-keeping is being exercised.

Basic measures such as netting to skips should prevent any lightweight materials becoming airbourne but it should be noted that any netting or tarpaulins will need to be robustly secured to ensure that they do not become airbourne.

3.7 Temporary Lighting

To prevent potentially hazardous situations in respect to tempoary / construction lighting that might distract or confuse aircraft, all lighting will be capped at the horizontal with the effect that there will be no upward light spill. During the construction phase, it should be noted that no works will be undertaken at night and no temporary lighting will therefore be utilised.

3.8 Use of Crane

The use of cranes required during the ereceton of the structural steel frames will be notified to the CAA using form CAP1096 Annex A.

Obstacle lighting and marking shall be in accordance with guidance contained withing CAP1096.

3.9 Gas Venting

Gas venting will not be required as part of this construction project. As a consequence, no consultation with the aerodrome safeguarding authority for Manchester Airport will be required.

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4.0 Preventing Pollution of the Air

4.1 Exhaust fumes from plant and machinery

Contractors shall check that machinery is in good working condition before commencing work and that exhaust emission levels are acceptable. This can be achieved by completing a visual check on the smoke that is emitted from the exhaust:

- No visible haze emitted from the exhaust indicates CO₂ levels much lower than 1000ppm 8-hour TWA (time weighted average). This demonstrates that the plant or machinery poses a very low pollution risk and is in good working order.
- Occasional white, blue or black smoke emitted from the exhaust indicates CO₂ levels about 1000ppm 8-hour TWA. This demonstrates that the plant or machinery poses a medium pollution risk and should not be used until it has been serviced.
- Permanent white, blue or black smoke emitted from the exhaust indicate CO₂ levels greater than 1000ppm 8-hour TWA. This demonstrates that the plant or machinery poses a high pollution risk, this plant or machinery must not be used until it has been serviced.

Any item of plant deemed to be a pollution threat will not be granted access onto site or allowed to operate. Certified plant on site shall be recorded on the Plant Register held on site by the Site Managers. Plant and machinery shall be switched off when not in use and the keys removed from the ignition.

Ensure that regular maintenance is carried out and recorded.

Ensure daily checks are carried out.

4.2 Fumes from Chemicals and Solvents

Ensure that containers of solvents are not left unattended with lids removed.

Replace lids on containers when not in use to prevent evaporation to the atmosphere.

4.3 Dust from Site Operations

During demolition operations and periods of dry weather and prevailing winds all reasonable measures shall be taken to prevent annoyance and inconvenience to local residents, occupiers and pedestrians due to blown dust caused by site operations.

Best available techniques shall be used to prevent dust, or where this is not practicable, reduce dust emissions from the demolition and construction processes. Monitoring of particulate distribution shall be undertaken by visual observations prior to commencement of operations and periodically thereafter (to be agreed with the client on award of the contract) and recorded on the site monitoring sheet. Should visible particulate matter be emitted beyond the site boundary operations will cease and mitigation measures shall be implemented.

Mitigation measures that shall be implemented for all operations as relevant to the scope/area of works are as follows:

- Damping down the site and stockpiled aggregate using water cannons, sprays etc.
- Water spray dampening of areas to be undertaken to prevent dust blow.
- Cleaning access roads by means of a road sweeper or mechanical brush.
- Sheeting of haulage wagons entering or leaving the site.
- Adhering to the temporary site speed limit of 5 mph on site.
- Absolutely no fires on site at any time.

For more details, please see dust management below and dust management plan.

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4.4 Dust Management

Source Description	Primary Dust Control Measures	Thresholds / Triggers for Management	Contingency Dust Control Measures
Tipper wagons and Vehicle Traffic	- Add water to unpaved road surfaces if necessary. - Implement a speed limit of 5mph to slow vehicles and therefore reduce fugitive dust emissions. - Where access roads adjoin public highways, there is the potential for material to be tracked onto the paved public highway. If material is tracked onto public highways, and is creating dust, the road will be cleaned (ie. tracked material will be removed from the road surface using a road sweeper).	- If tipper wagons or vehicle traffic emissions are occurring that may impact air quality beyond the property boundary: - If visible dust is being generated from tipper wagons or vehicle traffic; and/or - If the weather forecast indicates dry conditions and strong winds are likely. - Visual cues would be the primary trigger for mitigative action to be taken with respect to fugitive dust emissions. - If the weather forecast indicates dry weather and strong winds are likely, this is also a trigger for preventative dust management action to be taken. - Visual monitoring during site activities will be conducted by the site manager/ environmental officer to determine if contingency control measures should be implemented. - Spot checks will be conducted using a portable particulate monitor. If measured concentrations are approaching an Environment Air Quality Standard (see dust management plan), contingency control measures will be implemented. Initially, the threshold level will be 90% of the standard; however this may be refined with additional monitoring. - Complaints by nearby residents	- Apply water to roadways that are being used and producing dust. - Apply gravel to roadways approaching access points. - Cover tipper wagons on windy days if dust control measures are not sufficiently preventing dust movement. - Cease activities during high wind events or when dust emissions
Vehicle Fleet Operation	- Avoid engine idling. - Ensure construction fleet vehicles are maintained according to manufacturers' guidelines. - Ensure vehicles entering and leaving sites are covered to prevent escape of materials during transport. - Implement a wheel jet washing system. - Adhere to site speed limits and designated roads.	- Periodic maintenance of construction vehicles. In addition, excessive or consistently black exhaust is a signal that an engine is not operating optimally - Ensure there is an adequate area of hard surfaced road between the wheel wash facility and the site exit, wherever site size and layout permits. - Inspect on-site traffic routes for integrity and instigate necessary repairs to the surface as soon as reasonably practicable. - Record all inspections of traffic routes and any subsequent	- Replace worn or malfunctioning equipment. - Consider different scheduling and routing options

Source Description	Primary Dust Control Measures	Thresholds / Triggers for Management	Contingency Dust Control Measures
		action in a site log book.	
Source Description	Primary Dust Control Measures	Thresholds / Triggers for Management	Contingency Dust Control Measures
Loading and Unloading	- Keep drop height onto stockpiles and tipper wagons to a minimum. - Empty loader bucket and tipper wagons (end dump) at rate to limit dust emissions. - Tipper wagons will not be loaded above the sides of the tipper wagons.	- If the weather forecast indicates dry conditions and strong winds are likely. - Visual cues will be the primary trigger for mitigative action to be taken with respect to fugitive dust emissions. - If the weather forecast indicates dry weather and strong winds are likely, this is also a trigger for preventative dust management action to be taken.	- Increase frequency of water spray usage. - Installation of engineered controls such as dust covers or collection mechanisms. - Cease activities during high wind events during
Stockpiled Materials (including aggregate piles or contaminated soil)	- Stockpiles should be located away from sensitive receptors e.g. residential, commercial and educational buildings, places of public access or other features, such as watercourses. - Where possible, ensure stockpiles are kept protected from wind erosion or enclosed or under sheeting. - Dusty materials can be damped with water sprays. - Orient piles to be parallel with the predominant wind direction. - Wind barriers (protective fences) of similar size and height to the stockpile may be used. - Keep stockpile height to a minimum. - Minimize drop height of conveyor to the stockpile.	- If visible dust is being generated from the stockpiles - If the weather forecast indicates dry conditions and strong winds are likely - Visual cues will be the primary trigger for mitigative action to be taken with respect to fugitive dust emissions. - If the weather forecast indicates dry weather and strong winds are likely, this is also a trigger for preventative dust management action to be taken. - Spot checks will be conducted using a portable particulate monitor. If measured concentrations are approaching an Environment Air Quality Standard (see dust management plan), contingency control measures will be implemented.	- Wet the stockpiles. - Cease activities at the stockpiles during high wind events or when dust emissions cannot be adequately controlled. - Cover the temporary stockpiles. - Construct a wind barrier.

Source Description	Primary Dust Control Measures	Thresholds / Triggers for Management	Contingency Dust Control Measures
Source Description	Primary Dust Control Measures	Thresholds / Triggers for Management	Contingency Dust Control Measures
Demolition Activities	▪ Soft strip inside buildings before demolition (retaining walls and windows in the rest of the building where possible, to provide a screen against dust). ▪ Bag and remove any biological debris or damp down such material before demolition. ▪ Avoid burning of waste materials. ▪ Materials should be removed from the site as soon as is practical. Prolonged storage of debris on site or exposure to wind should be avoided. ▪ Ensure good housekeeping at all times.	▪ Hold regular liaison meetings with other high risk construction sites within 500m of the site boundary, to ensure plans are co-ordinated and dust and particulate matter emissions are minimised. It is important to understand the interactions of the off-site transport/deliveries which might be using the same strategic road network routes. ▪ Record all dust and air quality complaints, identify cause(s), take appropriate measures to reduce emissions in a timely manner, and record the measures taken. Make the log available to LPA if required. ▪ Plan site layout so that machinery and dust causing activities are located away from receptors, as far as is possible. ▪ Fully enclose site or specific operations where there is a high potential for dust production and the site is active for an extensive period. ▪ All contractors and sub-contractors to be made aware of and sign-up to the dust management scheme.	▪ Ensure effective water suppression is used during demolition operations. Hand held sprays are more effective than hoses attached to equipment as the water can be directed to where it is needed. In addition high volume water suppression systems, manually controlled, can produce fine water droplets that effectively bring the dust particles to the ground.
Trackout Specific	▪ Inspect on-site traffic routes for integrity and instigate necessary repairs to the surface as soon as reasonably practicable.	▪ Record all inspections of traffic routes and any subsequent action in a site log book.	▪ Ensure Roads are dampened down on a regular basis to prevent dust from arising.

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Source Description	Primary Dust Control Measures	Thresholds / Triggers for Management	Contingency Dust Control Measures
	Implement a wheel jet washing system		
Source Description	Primary Dust Control Measures	Thresholds / Triggers for Management	Contingency Dust Control Measures

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Source Description	Primary Dust Control Measures	Thresholds / Triggers for Management	Contingency Dust Control Measures
Earthworks	- Conduct topsoil stripping only during suitable wind and weather conditions, so as to minimise the generation dust. Topsoil stripping will be conducted in areas proposed for mining no more than two months before mining commences, wherever practical. - After re-establishment of the soil profile (post mining), vegetative cover will be established within 8 months, as part of the progressive rehabilitation program. - Move as little material as possible. While excavating, this translates to keeping drop heights as low as possible - Use a front-end loader where possible to place material instead of a bulldozer. - Progressive site stripping will be used to reduce moisture content loss and to retain soil integrity. - Stabilise surfaces and/or re-vegetate as soon as possible.	- Monitor wind and weather forecasts (Bureau of Meteorology) and cease non-essential operations (i.e. topsoil stripping) during excessively windy conditions. - Material handling activities are occurring that may impact air quality beyond the property boundary: - If visible dust is being generated by material handling activities; and/or - If the weather forecast indicates dry conditions and strong winds are likely. - Visual cues will be the primary trigger for mitigative action to be taken with respect to fugitive dust emissions. - If the weather forecast indicates dry weather and strong winds are likely, this is also a trigger for preventative dust management action to be taken. - Visual monitoring during site activities will be conducted by the environmental consultant to determine if contingency control measures should be implemented. - Spot checks will be conducted using a portable particulate monitor. If measure concentrations are approaching an Environment Air Quality Standard (See Dust Management Plan) contingency control measures will be implemented.	- Wet the material when it is being handled. - Cease material handling operations during high wind events or when dust emissions cannot be adequately controlled

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5.0 Preventing Pollution to Water

Water pollution has damaging effects on the environment, humans, habitat of plants and animals. Pollution can occur if discharges of substances into surface watercourses or groundwater without prior treatment or by accident, e.g. after an accidental spill.

Key causes of pollution include:

- Spills or leaks from oil and chemical containers.
- Trade effluent going into surface water drains instead of foul water drains, or straight into watercourses.
- Removing too much water from surface waters and groundwater.
- Run-off containing de-icing materials, such as salt during winter months.
- Silt and soil from construction sites.
- Wash waters and waste products.
- Fuel spills.

It is recognised that if the water environment becomes polluted, an environmental offence may well be committed.

Surface watercourses and groundwater are protected by a number of licensing regimes that prevent and control pollution.

We will prevent water pollution by using the following control measures as necessary:

- Using sustainable drainage systems to control diffuse pollution from lightly contaminated run-off.
- Fencing off areas to prevent stock access and establishing plant cover to prevent soil erosion.
- Using silt traps, buffer strips and sandbags to prevent run-off containing sediment from polluting surface waters and groundwater.
- Storing and handling hazardous materials carefully to prevent diffuse pollution from leaks and spills and providing spill kits to clean up spills if created.
- Cover and protect all drains on site.

6.0 Ecological Protection Plan

This Environmental Protection Plan (EPP) describes the conceptual protection measures that will limit the environmental disturbances associated with the projects design. In addition to being suitable for design and construction, these conceptual environmental protection measures can be used for project activities during site clearance, demolition and construction works.

The EPP has been prepared to identify preliminary project environmental mitigation measures to support the project design and planning.

According to the ecological survey carried out by Mulberry

6.1 Wildlife

- General protection measures that apply during construction include:
- Employees and Contractor employees and agents shall not interfere with wildlife unless stated by the client i.e. removal of specific trees
- Where important wildlife species are encountered impacts shall be minimised by avoiding noisy, disruptive activities during sensitive wildlife periods

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- All refuse shall be disposed of at a licenced recycling/ landfill centre. Refuse stored on site prior to removal shall be stored in closed/covered skip or a covered stockpile as necessary.

6.2 Bats

No significant trees are to be removed as part of the development, therefore works are unlikely to disturb bats.

6.3 Badgers

No Signs of Badger activity was found within the site area.

6.4 Hedgehog

General Protection Measures in case hedgehog nests are discovered include:

- If you disturb a nest with an adult hedgehog in it, replace the nesting material. The hedgehog can then either repair the nest or build another elsewhere
- If discovered, no one shall disturb, move or destroy a hedgehog nest. If a nest or young are encountered, the Contractor shall cease work in the immediate area of the nest and contact the Senior Project Manager
- If a nest is discovered, physical protection measures such as heras fencing shall be put in place, with appropriate signage
- If a nest is discovered, provision of training and information about the importance of 'wildlife protection zones' will be carried out to all construction personnel on site.

Legislation

Hedgehogs are protected under the following legislation. Wildlife and Countryside Act 1981 (as amended) Schedule 6.

6.5 Birds

Due to the location near to Manchester airport a Bird Hazard Management plan is required. This management plan will be followed to minimise the risks of bird strike

General Protection Measures in case bird nests are discovered include:

- No tree felling, pruning works or vegetation clearance should take place during the optimum period for bird nesting (March to July inclusive) unless it has been confirmed by a suitably qualified and competent person that nesting birds are absent
- If discovered, no one shall disturb, move or destroy migratory bird nests. If a nest or young birds are encountered, the Contractor shall cease work in the immediate area of the nest and contact the Senior Project Manager
- If a nest is discovered, physical protection measures such as heras fencing shall be put in place, complete with appropriate signage
- If a nest is discovered, regular inspection and maintenance of the physical protection shall take place as necessary
- If a nest is discovered, provision of training and information about the importance of 'wildlife protection zones' will be carried out to all construction personnel on site.

Legislation

Nesting birds are protected by the Wildlife and Countryside Act 1981 (as amended). Disturbance to nesting birds is illegal.

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6.6 Trees

An Arboricultural Method Statement has been undertaken by Mulberry and the protection measures included within this document will be followed. General Protection Measures that apply shall include:

- No retained tree shall be cut down, uprooted or destroyed, nor shall any retained tree be topped or lopped other than in accordance with the approved plans
- If any retained tree is removed, uprooted or destroyed or dies, another tree shall be planted at the same place and that tree shall be of such size and species, and shall be planted at such time, as may be specified in writing by the local planning authority
- All tree work will be carried out by a competent contractor in accordance with British Standard BS 3998 "Recommendations for Tree Work". In order avoid damage to trees/shrubs adjacent to and within the site which are of important amenity value to the area

6.7 Resource Use

The Contractor shall ensure where practicable, that the use of recycled or sustainable materials shall be utilised. A dedicated agreed area shall be maintained for storage of all materials and due care and appropriate handling shall be undertaken at all times to reduce any risk of damages and wastage.

6.8 Energy Resource and Consumption

"Switch it Off" schemes and other energy saving campaigns shall be implemented on site to encourage all personnel to consider their Carbon Footprint.

6.9 Water Usage

Within site accommodation, taps shall be switched off when not in use and all staff shall be made aware of water saving techniques. Every effort to ensure reduction in water use shall be implemented where available.

6.10 Vermin

Maintenance of a clean and tidy site including vermin control is essential. The site compound area is to be maintained as vermin free. The following mitigation measures will be implemented:

- Prevention of accumulation of refuse and putrescent materials
- Ensuring any on site catering facilities pay careful attention to the mess facilities and disposal of food waste.

7. Emergency Response Instructions

This section prescribes what pollution equipment shall be available, the immediate actions to take in the event of a pollution incident and the method of reporting.

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Response Strategies

The first stages of response in the event of a pollution incident are:

Stop – Stop the leak immediately and all work in the immediate area

Contain – by using granules and spill kits, or inert material such as sand or soil, or by digging trenches etc.

Notify – Notify your supervisor immediately who in turn **shall without delay** inform the Environmental Officer

Recover – by using absorbent pads. Bag all contaminated materials

Dispose - by placing contaminated material back in the appropriate bin / container and which will be collected by a licenced Environmental Waste Company

Any spillages into a watercourse must be reported to EA as soon as possible – this will be the responsibility of the Environmental Officer

8.0 Monitor and Review

8.1. Audit, Inspection and Monitoring

The environmental performance of the construction works will be monitored and reviewed as follows.

8.2. Internal Audits

Internal audits are carried out according to The Contractor's procedures.

8.3. Inspections

Environmental Inspections shall be carried out as and when required by the Environmental Officer.

Inspections cover Health and Safety as well as some environmental aspects are carried out by all Managers and Supervisors on a weekly basis.

8.4. Corrective Action

Where practicable to do so, environmental deviations are dealt with immediately, ensuring the potential for environmental impact is minimised and the contained. Findings will be tracked to closure by the Environmental Officer or appropriate nominee.

8.5. Records

All original records associated with the environmental management of the site will be retained throughout the demolition. The Environmental Officer and the Employer shall determine which records shall be maintained beyond the project completion.

Records include but may not be limited to:

- Environmental reports
- Waste transfer notes
- Hazardous waste consignment notes
- Permits, licences and consents
- All complaints
- Site inspection / audit records

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9. ENVIRONMENTAL ASPECTS AND IMPACTS CHECKLIST

Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
Site Set up	Destruction of habitat, damage to vegetation, injury to fauna.	Loss of biodiversity Pollution of surface water, storm water drains and water courses.	Unlikely	High	Medium	- Minimise vegetation clearance. - Avoid all contact with flora and threatened fauna - Do not undertake tree felling or hedgerow clearance during the bird nesting season. - Comply with tree preservation orders if applicable	Environmental Protection Act 1990 Pollution Prevention and Control Act 1999	Low
Land Clearance / Ground Strip	Discovery of protected species (bats, badgers, great crested newts etc).	Harmful to wildlife	Likely	High	High	- Immediately stop work if you discover a protected species on site. - Close off the area to all activities with an exclusion zone of at least 20m with barriers or rope. - Do not use heavy machinery within 30m of the habitat. - Do not use light machinery within 20m of the habitat - Do not clear land or scrub with hand tools within 10m of the habitat. - Contact the Environmental Department for further advice.	Protection of badgers Act 1992 Wildlife and Countryside Act 1981 Environmental Protection Act 1990 Natural Environment and Countryside Act (NERC,2006) Conservation of Habitats and Species Regulations (2010)	Low

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Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
	Japanese Knotweed	Pollution to ground and harmful to wildlife	Unlikely	High	Medium	• Immediately stop all works within 7m of the suspect plant. • Do not stockpile potentially contaminated material within 10m of a watercourse or a drain. • Do not excavate any soil within 7m of a Japanese Knotweed plant without instruction. • Do not track plant or vehicles over the area.	Environmental Protection Act 1990 Wildlife and Countryside Act 1981	Low
	Giant Hogweed	Pollution to ground and harmful to wildlife	Unlikely	High	Medium	• Immediately stop all works. • If giant Hogweed sap, seek medical advice if you have been in contact with the sap. • Wear protective clothing before touching the plant. • Do not handle the plant. • Do not move soil that may contain seeds without specific instructions.	Environmental Protection Act 1990 Wildlife and Countryside Act 1981	Low
Excavation / Intrusive Works	Destruction of habitat, damage to vegetation, injury to fauna.	Loss of Biodiversity	Likely	Moderate	Medium	• Minimize vegetation clearance. Avoid all contact with fauna and threatened flora. • Avoid parking or storing construction materials under trees where practical. • Avoid creating stockpiles under trees, in order to avoid compaction within the root zone. • Dispose of all food scraps from work sites.	Wildlife and Countryside Act (1981) (as amended) Countryside and Rights of Way Act, 2000 Natural Environment and Rural Communities Act (NERC, 2006)	Medium

Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
						Cover or fence off all trenches and excavations overnight to prevent animal trapping, where practical.	Conservation of Habitats and Species Regulations (2010).	
	Air Emissions	Air Pollution	Likely	Moderate	Medium	- Minimize vehicle movement and speed on unsealed tracks and paths. - Consider conducting dust-emitting works with water sprays, where not prevented by water restrictions or if risk of water pollution is likely. - During high wind periods, consider covering stockpiles when not in use. - During high wind periods, consider using water sprays on stockpiles, where this is not prevented by water restrictions. - Cover vehicles transporting bulk materials such as soils and wastes to prevent loss of load or dust generation.	Pollution Prevention and Control Act 1999 Environmental Protection Act 1990 The Waste (England and Wales) Regulations 2011	Low
	Discovery of Archaeological structures and finds	Damage to heritage items.	Negligible	Low	Low	- Do not assume that any artefacts or findings are not important. - Do not remove any items from site such as bones, coins etc. as this illegal. - Stop work if you find any archaeological features.	National Heritage Act 1983	Low

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Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
						• Cordon off the area and ensure no person enters the area until authorised to do so by the local authority. Inform the local authority immediately. • Follow the instructions of any appointed representative or archaeologist is assigned to the find. • Do not allow any operations close by such as dewatering or vibration operations to continue that are in your control as this may damage further unknown items.		
	Free running silts within rain/surface waters on site	Pollution to ground. Pollution to controlled waters. Unauthorised discharge to sewer or land drains. Harmful to wildlife.	Unlikely	High	Medium	• Do not dewater any excavation without checking where the silt is going to be discharged to. • Only discharge silted water into settlement systems such as holding ponds, baffle tanks or authorised grassed area. • Do not allow silty waters to be pumped directly into any rivers, streams, ditches or surface water drains. • Minimize disturbance to vegetation cover for any activities. • Do not store soils, stones or other aggregates close to water courses. Rainwater will cause wash off into these water courses.	The Waste (England and Wales) Regulations 2011 Environmental Protection Act 1990 Control of Pollution (Amendment) Act 1989 Pollution Prevention and Control Act 1999	Low

Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
						- Do not cut ditches / cuts to relieve standing waters from heavy rain. - Ensure hard standing and roads swept regularly to reduce mud / silt build up which can be washed away in rain. - Protect surface water drains. Combined drains and water courses by using sand bags, bail filters or Terran / Geotextile bunds. - Do not dewater any excavation without checking where the silt is going to be discharged to. - Only discharge silted water into settlement systems such as holding ponds, baffle tanks or authorised grassed area. - Do not allow silty waters to be pumped directly into any rivers, streams, ditches or surface water drains. - Minimize disturbance to vegetation cover for any activities. - Do not store soils, stones or other aggregates close to water courses. Rainwater will cause wash off into these water courses.		
	Discovery of building material	Irreversible respiratory health hazard	Unlikely	High	Medium	- Use of qualified and disposal contractors. - Asbestos awareness training.	Control of Asbestos Regulations 2012.	Low

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Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
	that may contain asbestos.	caused by airborne particles. Pollution to ground. Pollution to controlled waters.				Always request and check asbestos surveys / management plan.		
Excavation near water course, activities requiring surface or groundwater removal from excavations or drilling activities	Inappropriate disposal of liquid waste	Pollution of watercourses	Unlikely	High	Medium	- Construct temporary drainage devices to control soil and water movement from the site. These may include, diversion drains, silt fences, bunds and booms; - Potentially contaminated water must be stored in an appropriate container in a bounded area on-site, for subsequent appropriate disposal. - Obtain consent from the appropriate authority if potentially contaminated water is to be discharged to the sewer system. - Locate stockpiles of construction materials a suitable distance from watercourses and drains to prevent impact. - Ensure any concrete washout is suitably collected and disposed of.	Control of Pollution (Amendment) Act 1989 Environmental Protection Act 1990 Pollution Prevention and Control Act 1999 The Waste (England and Wales) Regulations 2011	Low
Use of Plant and Machinery	Noise nuisance.	Disturbance of local	Likely	Moderate	Medium	Keep noise to a minimum and adhere to the noise levels as set out by the authority.	Environmental Protection Act - Noise Regulations	Low

Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
		community / neighbours				• Adhere to site working hours. • Noise mitigation measures to be incorporated. • Adhere to site working hours.		
Storage of hazardous materials e.g. diesel, petrol, oil.	Poor Handling Practices	Pollution of storm water or surface water drains, water courses, or ground water. Contamination of ground. Harmful to wildlife.	Likely	High	High	• Store hazardous materials securely, away from drains and watercourses. • Store bulk petrol, diesel and oil in bunded tanks and store smaller containers on drip trays that have 110% capacity of the larger container. • Keep a spill kit near to fuel and oil storage areas. • Always put lids on any containers after use • Ensure that all containers are undamaged. • Ensure that all refuelling is constantly attended and only undertaken at least 10m away from watercourses and drains. • Lock the mobile bowser or storage tank after use. • Use drip trays under all static plant and during refuelling from mobile plant. • Clean up any minor spillages. • Do not use high pressure delivery systems when filling small containers.	The Waste (England and Wales) Regulations 2011 Environmental Protection Act 1990 Control of Pollution (Amendment) Act 1989 The Waste (England and Wales) Regulations 2011 The Controlled Waste (England and Wales) Regulations 2012 Hazardous Waste Regulations 2005	Low

Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
						• Use funnels when refuelling small plant and equipment to avoid spillages. • Use the automatic shut off "pistol grip" delivery systems when refuelling from tanks or mobile bowser. Do not tamper with the shut off system at anytime. • Do not leave refuelling hoses outside bunds after use. • Do not leave bunds and drip trays to overflow. • Do not pour petrol, diesel or waste oil down drains and gullies.		
Cement / Gypsum based products	Cement, mortar, concrete and plaster washout	Harmful to wildlife. Pollution to controlled waters. Unauthorised discharge to sewer or land drains.	Unlikely	Moderate	Low	• Identify all water watercourses, gullies and drains prior to commencing work. • Undertake mixing / batching works well away from watercourses and drains. • Use only designated areas for concrete washout. • Where necessary protect nearby drains against washout water running into them. • Do not wash off any tools or plant in watercourses. • Store bulk and bagged cement and concrete additives at least 10m	Control of Pollution (Amendment) Act 1989 Environmental Protection Act 1990 Pollution Prevention and Control Act 1999 The Controlled Waste (England and Wales) Regulations 2012	Low

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Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
						away from watercourses, gullies and drains. • Provide washout pits.		
Office Activities	Paperwork	Reduction in natural resources. Greenhouse effect from generation.	Likely	Low	Medium	• Paper supplies to be sourced from sustainable supply chains via office stationary supplier. Certificate of compliance or information substantiating the source are to be held. • Printers within the building are set to double side print to reduce paper usage where possible. • Emails to contain environmental awareness message asking whether item needs to be printed off. • Paper re-cycling undertaken.	The Waste (England and Wales) Regulations 2011	Medium
	Ink Cartridges	Reduction in natural resources	Likely	Low	Medium	• Reduce usage of ink cartridges by saving records electronically. • Printers within the building are set to double side print to reduce paper usage where possible. • Emails to contain environmental awareness message asking whether item needs to be printed off. • Re-cycle.	The Waste (England and Wales) Regulations 2011 The Controlled Waste (England and Wales) Regulations 2012	Medium
	Disposal of redundant office equipment	Pollution to Ground.	Unlikely	Low	Low	• Dispose via a registered handling carrier.	Control of Pollution	Low

Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
		Pollution to Controlled waters.					(Amendment) Act 1989 The Waste (England and Wales) Regulations 2011 Regulations 1991 Pollution Prevention and Control Act 1999 The Controlled Waste (England and Wales) Regulations 2012	
	Alarm sounder testing	Noise nuisance to neighbours	Unlikely	Low	Low	- Keep to a minimum. - Warn other personnel in vicinity.	Environmental Protection Act - Noise Regulations	Low
Electricity used for lighting, equipment, heating and cooling.	Electricity	Reduction in natural resources. Greenhouse effect from generation.	Likely	Low	Medium	- Source renewable energy supply. - Monitor electricity consumption records. - Raise staff awareness via information bulletins / Emails. - Spot checks to ensure electrical equipment turned off when not in use. - Investment in technology i.e Light sensors, timers. - Regular maintenance.	N/A	Medium

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Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
						Close all windows when using air conditioning and heating systems.		
	Disposal of electrical light bulbs, fluorescent tubes, batteries and discarded electrical equipment such as TV's computer monitors, fridges and freezers.	Pollution to Ground. Pollution to controlled waters	Likely	Low	Medium	- Proper and safe disposal of waste must be ensured even after it has been passed on to another party. The duty of care has no time limit. It extends until the waste has either been disposed of or fully recovered. - Duty of care requires that all waste is stored and disposed of responsibly, it is only handled or dealt with by authorised individuals or companies and a record is to be kept of all waste received or transferred (i.e. Waste Transfer Notes (WTN)). A WTN must be created for each load of waste that leaves the site. The waste should be adequately described on the TWN. - Ensure those that treat, store or dispose of the waste have Waste Management Licence or Exemption Certificate. - Ensure that the carrier is a registered waste carrier for this purpose. - Check to establish if any containers or other materials taken back by the supplier are being reprocessed or disposed of.	The Waste (England and Wales) Regulations 2011 Environmental Protection Act 1990 Control of Pollution (Amendment) Act 1989 The Waste (England and Wales) Regulations 2011 The Controlled Waste (England and Wales) Regulations 2012 Hazardous Waste Regulations 2005	Medium

Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
						• Ensure that all wastes that arise irregularly (e.g. redundant materials, wastes arising from cleaning up spills) are declared on TWNs. Some may be regarded as hazardous waste. • Ensure that all contractors use the identified skips and bins and that these are kept in good order. No waste is to be left on the floors around the skip / bin. Use skip sheeting to reduce dusts or wind scatter.		
Water Use	Drinking water Toilets Cleaning	Reduction in natural resources. Greenhouse effect from generation.	Likely	Low	Medium	• Usage monitored and minimised where practicable.	N/A	Low
Waste	Disposing of non-hazardous waste	Reduction of natural resources. Pollution to ground.	Likely	Low	Medium	• Proper and safe disposal of waste must be ensured even after it has been passed on to another party. The duty of care has no time limit. It extends until the waste has either been disposed of or fully recovered. • Duty of care requires that all waste is stored and disposed of responsibly, it is only handled or dealt with by authorised individuals	The Waste (England and Wales) Regulations 2011 Environmental Protection Act 1990 Control of Pollution (Amendment) Act 1989	Low

Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
						or companies and a record is to be kept of all waste received or transferred (i.e. Waste Transfer Notes (WTN)). A WTN must be created for each load of waste that leaves the site. The waste should be adequately described on the TWN. • Ensure those that treat, store or dispose of the waste have Waste Management Licence or Exemption Certificate. • Ensure that the carrier is a registered waste carrier for this purpose. • Check to establish if any containers or other materials taken back by the supplier are being reprocessed or disposed of. • Ensure that all wastes that arise irregularly (e.g redundant materials, wastes arising from cleaning up spills) are declared on TWNs. Some may be regarded as hazardous waste. • Ensure that all contractors use the identified skips and bins and that these are kept in good order. No waste is to be left on the floors around the skip / bin. Use skip sheeting to reduce dusts or wind scatter.	The Waste (England and Wales) Regulations 2011 The Controlled Waste (England and Wales) Regulations 2012	

Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
	Disposing of hazardous waste	Reduction of natural resources. Pollution to ground Harmful to wildlife.	Likely	Low	Medium	• Mixing of hazardous with non-hazardous waste is prohibited. • The mixing of different categories of hazardous waste together in the same container is prohibited. • Whenever hazardous waste is removed, a consignment note must be completed and accompany the hazardous waste. • Ensure that the carrier is a registered waste carrier for this purpose. • Check that the waste carrier will supply the Hazardous Waste Consignment Note prior to arranging the removal of the waste. • Get a copy of the completed consignment note form the Carrier as proof the materials have been disposed of appropriately. By law consignment notes need to be kept for at least 3 years. • A producer, holder or consignor of hazardous waste, must keep a record in the Hazardous Waste Register of the quantity, nature, origin, destination, frequency of collection, mode of transport and treatment of the waste. This must be kept for three years.	The Waste (England and Wales) Regulations 2011 Environmental Protection Act 1990 Control of Pollution (Amendment) Act 1989 Regulations 1991 Hazardous Waste Regulations 2005	Low

Activity	Environmental Aspect	Environmental Impact	Likelihood	Severity	Significance Rating	Control Measures	Legislation	Revised Rating
Transport	Driving to and from site	Reduction of natural resources. Pollution to ground. Harmful to wildlife. Greenhouse effect from generation.	Likely	Low	Medium	• Car sharing is encouraged. • Renew company car fleet every 3-4 years.	N/A	Low

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