

Construction Environmental Management Plan (CEMP)

Sparkle Street, Manchester



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1.0 Introduction

The JRL Group has a sustainable vision for all its construction sites based upon eco-efficient practices and eco-effective behaviour. Fundamental to its vision are the continual improvements in environmental performance throughout its sites and an understanding of their corporate responsibility to the communities it works within. The JRL Group environmental management procedure sets out the objective to achieve environmental and sustainable development simultaneously with a view to continuously improve the service, quality and commitment it provides.

This Construction Environmental Management Plan (CEMP) document has been produced in outline format. As a live and dynamic document, additions may be made to this plan as the project evolves.

2.0 Environmental Management System

JRL Group's environmental policy has been developed in accordance with the nature, scale and environmental impacts of the company's activities. This policy provides a broad framework for setting environmental objectives and targets and delivering sustainable development and has the full support and commitment of the Board of Directors. Our environmental policy includes a commitment to continual improvement in the prevention of pollution and to compliance with the relevant environmental legislation, regulations and requirements. The Policy is updated annually and forms part of the EMS, which is certified to ISO 14001: 2015 standard.

It is the responsibility of the Project Manager to ensure effective implementation and understanding of the environmental management system. This should be undertaken with the support of environment manager, advisor, specialists and other suitably qualified personnel. It must also be made clear to all site personnel that each individual has a responsibility to ensure no environmental incidents occur.

The following outlines the processes and plans to be implemented on site to ensure all environmental aspects and impacts are identified and sufficient measures are put in place to reduce risks associated with the works.

2.1 Aspects & Impacts Register

In line with JRL Group Ltd. procedures, an Aspects and Impacts Register and Risk Assessment has been completed for the project in order to reduce the environmental impact of our site activities. This register also includes the control measures which will be put in place to minimise our environmental impacts. The Project Manager is responsible for ensuring that the control measures are fully implemented and monitored. The Risk Assessment is scored by analysing whether the aspects are regulated by legislation, are a contractual requirement and according to the likelihood and severity of the aspect occurring.

The significant environmental aspects which have been identified for this project are:

- Noise
- Dust
- Vibration
- Vehicle movements

2.2 Project Details

Sparkle Street comprises demolition of existing part vacant buildings and erection of a part 10 storey, part 27, part 28 storey residential development comprising 359 homes (Use Class C3) with supporting amenity spaces, and associated highways works, landscaping, plant areas, and other associated works.

2.3 Site Location

Sparkle Street, Manchester is in the Manchester City Council. The address for the development is Sparkle Street, Manchester, M1 2NA.

The Sparkle Street, Manchester site is bounded by Sparkle Street to the southwest, Store Street to the north, unmade vacant land to the east and Piccadilly Railway located beyond residential apartments to the south.



Figure 1: Site Location

2.4 Scope of Works

Programme Dates	Scope of Works
March 26 – July 26	Site establishment and enabling works
July 26 – November 26	Substructure, piling and basement excavation

October 26 – September 27	Superstructure
February 27 – June 28	Façade
February 27 – January 29	Internal fit-out
July 28 – February 29	Landscaping works
February 29	Completion Date

2.5 Subcontractors on Site

Midgard Ltd have been appointed principal contractor for Sparkle Street, Manchester. In addition, the following JRL Group companies, which are also audited against the ISO 14001 EMS, are included within the design and build process:

- JRL Drylining
- J Reddington
- JRL Civil Engineering
- London Tower Crane Hire & Sale
- McMullen Facades

All subcontractors appointed are expected to comply with the requirements of this CEMP and the JRL Group environmental procedures.

3.0 Project Team Roles and Responsibilities

All members of the Project team are responsible for the effective planning, implementation, management, monitoring and review of all environmental control measures identified in this plan.

It is the responsibility of the Project Manager to ensure that team members are aware of their environmental responsibilities and that they are suitably trained as necessary.

Name	Responsibilities
David Rowlands Project Director	<i>To inform subcontractors and suppliers of significant environmental impacts and control measures required to minimise them.</i> <i>To request, review and comment on the subcontractors' method statements.</i> <i>To notify the Environmental Manager of any environmental incidents on site</i> <i>To encourage near miss reporting.</i>
Laura Cabeza Escobar Environmental Manager	<i>To write and maintain the CEMP.</i> <i>To complete the Environmental Aspects and Impacts Register.</i> <i>To manage and control all of the environmental documentation produced on this project.</i> <i>To carry out formal environmental management system audits.</i> <i>To carry out incident investigations and reporting if required.</i> <i>To liaise with the Council's Environmental Health Department and any other regulatory authorities including the EA.</i> <i>To collate monthly environmental data provided by the Environmental Champion.</i>

	To assist the site in preparation for Considerate Constructor Scheme visits. To advise the project team on environmental queries. To champion and promote environmental best practices on site.
Ben Dixon Senior HS&E Manager	To carry out monthly HS&E site inspections. To support incident investigations and reporting if required. To champion environmental best practices and the considerate constructors scheme on site. To conduct on-site environmental training with the workforce (eg. spill kit training).
Paul Jennings Social Value Manager	To assist the site with maintaining a good relationship with local residents. To organise resident meetings when required and publish quarterly newsletters. To arrange events with local charities, schools etc. To maintain a complaints and enquiries log for the project.
David Rowlands Environmental Champion	To carry out weekly SHE 6E environmental checklist. To check waste transfer notes are compliant and collate in the site file. To check timber delivery notes are compliant and collate in the site file. To collate material delivery notes in the site file. To provide water and electricity meter readings and photos of meters to the Environmental Manager.. To provide fuel consumption figures to the Environmental Manager.. To promote awareness of the RMP among the workforce. To enforce waste segregation on site (i.e. separate hazardous waste streams in separate Hazibags). To conduct at least two monthly environmental toolbox talk to raise environmental awareness amongst the workforce.

4.0 Environmental Contractual Requirements

Requirements	Summary of Requirements
Client Reporting Requirements	Monthly client reporting - Noise, dust and vibration monitoring - eKPIs – electricity, fuel, water consumption and related carbon emissions - Carbon emissions from site deliveries – Datascope/Biosite Considerate Constructors Scheme – project ref. TBC
Contractual Obligations	Planning Consent – 139986/FO/2024 Section 106 Agreement Home Quality Marks – 3.5 Stars
Specific local authority agreements	Section 61 (<i>not required by Manchester City Council</i>)
Requirements from previous studies or/and reports	The following tender documents have been reviewed as part of the CEMP production and their recommendations have been incorporated within this document: Ecological Survey and Assessment (ERAP (Consultant Ecologists) Ltd, April 2024)

	• Noise Impact Assessment (Cass Allen Associates Ltd, April 2024) • Phase 2 Ground Investigation (Curtins, April 2024) • Arboricultural Impact Assessment (Bowland Tree Consultancy Ltd, July 2023) • Remediation Strategy (Curtins, December 25)
Other Statutory Authority Requirements	Thames Water Trade Effluent/Groundwater Discharge Licence BRE Publication “Controlling Particles, Vapour and Noise Pollution from Construction Sites”

The JRL Group will comply with all key environmental legislation and guidance as outlined in the company’s Environmental Legislation Register *BO-JRLG-EM-XX-RG-Z-0001*.

5.0 Nuisance

Nuisance for the purposes of this document is broken into four sections, namely dust, noise, vibration and lighting. The following section detail activities and control methods to be implemented on the project.

Sensitive receptors likely to be affected by construction nuisance as identified in consultation with the local authority include:

- 43 Store St (Residential)
- 31-32 Chapel Town St (Residential)
- 39 Chapel Town St (Residential)
- Thomas Telford Basin (Residential)
- 1-10 Wharf CI (Residential)



5.1 Site Operating Hours

Site operating hours are Monday to Friday, 07:30 to 18:00 and Saturday from 08:30 to 14:00. There will be no works carried out on Sundays or Bank holidays.

Should Works outside the normal hours of working be required, these will be subject to prior approval by Manchester City Council, under section 61 of the Control of Pollution Act 1974, unless these are emergency works. As relevant, Midgard will make an application to by Manchester City Council as soon as reasonably practicable and not less than 14 days before the relevant Works are to take place.

5.2 Dust Mitigation

Appropriate preventative measures to control dust emissions can significantly reduce the potential for dust generation. A robust site specific dust mitigation strategy can be found Section 17.0; this will be adhered to at all times and briefed to all workers on induction and via Tool box talks. The table below outlines how we aim to avoid impacts rising from dust that could affect our neighbours and the local environment.

Risk	Mitigation
Construction Traffic	- All construction traffic will follow specifically designated routes. - Speed limits will be put into place on site for all vehicular movements. - All vehicles carrying loose material will be covered. - Wheel wash facility to be used for vehicles leaving site.
Vehicles & Equipment	- Wet materials that have the potential to leak from the vehicle shall be transported in sealed vehicles. - For HGVs, the standard is Euro 6 for NO_x and PM. For heavier vans and mini buses the standard is Euro 6. - No idling when vehicles are stationary. The engines of vehicles and plant on site shall be not left running unnecessarily. - Avoid the use of diesel powered generators and use mains electricity or battery powered equipment, where possible. Diesel powered generators shall only be used if mains electricity or battery powered equipment is not available.
Highways	- Where appropriate, use of road sweepers will be incorporated to ensure highways remain clear of dust and mud. - Road edges and pathways will be swept by hand and damped down as necessary.
Stockpiles	- To be sealed or sprayed as required. - Location of stockpiles away from any sensitive receptors.

Dust Suppression	• Mobile bowzers to be deployed on site at regular intervals. Activity to be increased during significantly dry and windy periods. • Appropriate hoardings shall be provided around the whole working area to ensure reduction in dust migration. • Deliveries of significantly dusty materials to be sprayed to reduce dust potential. • All cutting and grinding operations to be conducted in ways to reduce risk of dust migration (wet cutting techniques etc). • Site preparation: - Appropriate hoarding shall be provided around the whole working area to reduce dust dispersion; - The name and contact details of person(s) accountable for air quality pollutant emissions and dust issues shall be displayed on the site boundary; - Hoardings, fencing, barriers and scaffolding shall be regularly cleaned using wet methods (not blowing with compressed air lines) to prevent re-suspension of particulate matter. - All the appropriate spill kit cleans up and containment materials shall be available in strategic locations on site and they shall be utilized immediately in the event of a spillage occurring; - A stakeholder communications plan shall be developed and implement, including community engagement before work commences on site. • On-site activities: - Dust producing plant shall be kept as far away as possible from sensitive areas (and may be screened). A physical distance and/or barrier shall be created between dust/emission generating activities and receptors; - Stockpiles shall be covered or seeded to prevent wind whipping, and loose materials shall be removed as soon as possible; - The materials with the potential to produce dust (i.e. sand and other aggregates) shall be kept away from working area boundaries and shall be ensured that are stored in bunded areas and are not allowed to dry out unless required for a particular process and other control measures are in place; - Where practicable, re-fabrication, fabrication and dismantling of materials and machinery shall be encouraged to be undertaken off-site to reduce the need for grinding, sawing and cutting on-site. In cases where such work must take place, water-based dust control shall be used. - The site shall use cutting, grinding or sawing equipment fitted, or in conjunction with, suitable dust suppression techniques such as water sprays or local extraction; - The site shall implement the use of water to effectively suppress dust emissions;
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	- An adequate supply of water shall be available at all work areas for dust suppression measures. Where practicable, used water shall be collected and reused to maximize the use of recycled and non-potable water; - All dust control equipment shall be maintained in good condition and a record of maintenance and servicing activities shall be kept; - Dust control will be maintained using sprinkler systems, and localised measures eg vacuums and wet cutting; - Drop heights shall be minimised from conveyors loading shovels, hoppers and other loading (lorries, etc.) or handling equipment, and fine water sprays shall be used on such equipment; - The site shall provide enclosing chutes and/or conveyors. The site shall use enclosed conveyors where crossing roads, other public areas and property which is not ownership or control by the site. Loaded bins and skips shall be sheeted or otherwise enclosed; - The movement of delivery materials shall be handled in a manner which minimises dust production and disturbance; - The burning of material on site shall be strictly prohibited; - The site shall use enclosures or shield areas designated for mixing large quantities of cement, bentonite, grouts and other similar materials. The location of designated areas for mixing these materials shall be remote from the site boundary and potential receptors; - The site shall ensure that bulk cement and other fine powder materials shall be delivered in enclosed tankers. For construction, for smaller supplies of fine
Respiratory Protective Equipment (RPE)	• Some work activities may result in harmful substances contaminating the air in the form of dust, mist, gas or fume. Adequate and suitable RPE will be selected to ensure the wearer is protected. For example when: cutting a material such as stone or wood, using a product containing volatile solvents, handling a dusty powder. • Two main types of RPE are respirators (filtering devices) and breathing apparatus. • Respirators must not be used in oxygen-deficient atmospheres. • RPE is the last line of protection and all other control measures should be in place. • RPE needs to be worn correctly and stored, cleaned and checked regularly to ensure it remains effective. • Face-fit tests will be carried out to ensure correct size is selected for the wearer. Site will have personnel trained to carry this out. • Ensure the assigned protection factor is above the calculated value – checking the SDS.

Dust Inspection & TBTs	• All employees shall be provided with an appropriate induction and ongoing briefings and tool box talks (TBT) regarding management of environmental issues (ie. dust mitigation measures required from the works they are carrying out, etc.); • Weekly dust site inspections shall be carried out to monitor compliance with air quality and dust control procedures, and to monitor site outside the work site; • Records of inspection results shall be maintained within the respective site offices, and make available to the local authority when asked; • When activities with a high potential to produce dust and emissions are being carried out during prolonged dry or windy conditions, daily dust inspections at the boundary of such activities shall be completed to ensure dust and emissions are controlled; • Record any exceptional occurrences causing dust episodes on or off the site and the action taken to resolve the situation; • In the event of non-compliance with the agreed thresholds, obvious visual impacts and/or complaints, the following measures shall be implemented: Immediately undertake an investigation of activities on site to ascertain whether any visible dust is emanating from the site or activities are occurring that are not in line with dust control procedures; If on-site sources are identified as breaching the agreed thresholds, the relevant activities shall be rectified and/or suspended where practicable until remedial measures can be implemented; Actions shall be recorded in a site logbook; The activity shall then be monitored to ensure that the mitigation measures are working and that there is no repeat incident; If the cause of the alert is not related to site operations, the outcome of any investigations shall be recorded in the site logbook.
Monitoring	• Noise and dust monitors will be installed along the perimeter of the hoarding. • Ongoing visual monitoring to be undertaken by site personnel on regular basis, both on and off site to ensure no migration of dust • Regular liaison with the Council's EHO and Client to be undertaken throughout the project • Regular reviews of mitigation methodology to be undertaken by Environment Manager and Project Manager

5.3 Noise and Vibration

Noise and vibration will be managed by applying best practicable means as defined under Section 72 of the Control of Pollution Act (COPA) 1974, to all activities, including the following:

- Carefully select equipment and construction methods to reduce noise and vibration.
- Use of hoardings or screens as noise barriers.
- Locate plant as far as reasonable practicable from receptor.
- Ensure that plant is shut down when they are not in use.
- Construct temporary infrastructure (e.g. haul roads) of materials that minimise noise and vibration.
- Monitor the noise levels regularly to confirm the noise level of site activities.
- Include noise minimisation practice in induction.
- Liaise with the community to provide information of the noisy work activities and their durations.
- Arrange delivery times to suit the area.

A noise survey was carried out by Cass Allen from 02/05/23 to 10/05/23 to assess existing noise levels in the area.

Attended Noise Monitoring Results:

Date	Position	Time	Meas. Length	LAeq, dB	Lamax, dB	LA90, dB	Observations
02/05/23	N1	16:59	25 sec	58	61	57	Noise dictated by distant train arriving and announcements
		17:00	5min	55	62	51	Noise dictated by distant trains arriving, leaving, idle engines in the station, announcements, total plant, breaks squeaking when train approaches the station. Female announcement quieter than male.
		17:05		53	60	52	
		17:10		56	61	53	
	N2	17:20		66	80	57	Noise dictated by road traffic on Store Street
		17:25	9 secs	71	75	62	
		17:25	7 secs	71	74	68	
		17:25	12 secs	63	73	55	

Unattended Noise Monitoring Result:

Meas. Period	Position	Daytime (07:00-23:00 h)		Night-time (23:00-07:00 h)		
		LAeq,16h, dB	LA90,1h, dB	LAeq,8h, dB	LA90,5mins, dB	LAmix, dB
02/05/23-10/05/23	L1	65	54	62	42	78
02/05/23-03/05/23	L2	57	51	52	42	72

Midgard will work towards a daily average (10 hour) noise level of 75 dB LAeq,T in line with best practice during the construction phase, aiming for no one hour periods to raise above 80 LAeq,T.

The types of plant and machinery that are likely to be used on-site per development works activity are included in the below table. The noise levels have been taken from BS 5228-1:2009+A1:2014 Code of practice for noise and vibration control on construction and open sites.

	Assumptions: BS 5228 Noise Level dB(A) @10m	Percent on-times assumptions
Groundworks		
Excavator	75.0 dB(A)	30%
Generator	73.0 dB(A)	100%
9T Dump truck	79.0 dB(A)	20%
20T Tracked excavator	74.0 dB(A)	30%
7T Roller	68.0 dB(A)	30%
Concrete mixing	77.0dB(A)	60%
Concrete pump	78.0 dB(A)	30%
Deliveries and muck away	78.0 dB(A)	20%
Superstructure		

Poker Vibrator	76.0 dB(A)	40%
Petrol Saw	86.0 dB(A)	5%
50T Mobile Crane	84.0 dB(A)	60%
Concrete mixing	77.0 dB(A)	60%
Concrete pump	78.0 dB(A)	50%
Deliveries	78.0 dB(A)	20%
Hand tools and material handling	77.0 dB(A)	5%
Scaffolding		
Fork lift	76.0 dB(A)	20%
Deliveries	78.0 dB(A)	20%
Hand tools and material handling	77.0 dB(A)	5%
Roof Works		
50T Mobile Crane	84.0 dB(A)	40%
Fork lift	76.0 dB(A)	20%
Petrol Saw	86.0 dB(A)	5%
Deliveries and muck away	78.0 dB(A)	20%
Hand tools and material handling	77.0 dB(A)	5%
Façade		
Fork lift	76.0 dB(A)	20%
Chop Saw	78.0 dB(A)	5%
Deliveries	78.0 dB(A)	20%
Hand tools and material handling	77.0 dB(A)	5%
Externals		
Excavator	75.0 dB(A)	30%
Generator	73.0 dB(A)	100%
9T Dump truck	79.0 dB(A)	30%
20T Tracked excavator	74.0 dB(A)	30%
7T Roller	68.0 dB(A)	30%
Concrete mixing	77.0 dB(A)	60%
Concrete pump	78.0 dB(A)	50%
Deliveries and muck away	78.0 dB(A)	20%

Midgard will carry out 24-hour noise and dust monitoring using Class 1 noise monitors, situated across the development. This data will be reviewed regularly by the Environmental Manager and shared with the site management team. Notifications will be sent to the Environmental Manager and site team when exceedances occur. This allows the team to temporarily stop noisy works and review the noise levels and works being carried out. Using our noise monitoring data, we will undertake noise modelling to predict noise levels at the sensitive receptors highlighted in section 5.0.

Midgard will commit to suitable limits for dust once background dust monitoring has been carried out. Midgard will have noise and dust monitors on site at minimum 2 weeks prior to works commencing.

To mitigate noise levels, the Midgard team will:

- Use temporary screens during construction activities which are taking place within close proximity to noise sensitive receptors.
- All machinery will be regularly maintained to control noise emissions, with particular emphasis on lubrication of bearings and the integrity of silencers.
- Site staff will be made aware that they are working adjacent to a sensitive area and avoid all unnecessary noise due to misuse of tools and equipment, unnecessary shouting and radios.
- As far as possible, the avoidance of two noisy operations occurring simultaneously in close proximity to the same sensitive receptor.
- Ensure engines are turned off when possible.
- Where reasonably practicable, plant and or methods of work likely to cause significant levels of vibration at the receptors identified will be replaced by less intrusive plant/methods of working.

Site construction methods will take into account the need to minimise vibration and be based on best practice industry practices. In the phases of works where vibration due to site activity is not anticipated and no monitoring is deemed required, Midgard will make provisions to ensure monitoring can be set up to investigate reasonable complaints from the neighbourhood.

5.4 Light Disturbance

The surrounding vicinity to the site currently creates a significant amount of light pollution. Any further task lighting required on the project is not expected to cause a nuisance. All task lighting, however, will aim to minimise the impacts of light spillage on adjacent retained habitats as far as reasonably practicable by ensuring any security lighting that is left on overnight is kept to a minimum and away from any sensitive receptors. Lighting will be timed to be off outside of normal working hours.

6.0 Waste Management System

A Resource Management Plan will be completed when we confirm our waste management suppliers. It will contain:

- Procedures and commitments for minimising non-hazardous waste
- Procedures for minimising hazardous waste
- Procedures for monitoring, measuring and reporting hazardous and non-hazardous site waste
- Procedures for sorting, reusing and recycling construction waste into defined waste groups, either on site or through a licensed external contractor
- The name or job title of the individual responsible for implementing the above
- Identification of the key refurbishment/demolition materials.
- Potential applications and any related issues for the reuse and recycling of the key refurbishment and demolition materials.
- Target of > 90% (by tonnage) of non-hazardous construction waste shall be diverted from landfill

6.1 Disposal of Non-Hazardous Waste

All non-hazardous waste will be removed from site within strict adherence to all waste legislation requirements, including Duty of Care Regulations. Prior to any agreed use of hauliers or waste disposal sites,

the appropriate licences will be thoroughly checked to ensure that particular waste streams can be accepted and carrier licences are valid. This can only be undertaken by authorised personnel and copies of all necessary licences must be retained on site at all time and reviewed for expiry. No waste will leave site without appropriate waste transfer notes. It is essential that all waste transfer notes are inspected for detail and must contain the correct description of waste as well as the correct waste code, in line with the List of Waste Codes Regulations.

6.2 Disposal of Hazardous Waste

The Project Manager will ensure that the hazardous waste is segregated, stored safely and that measures are implemented to avoid contamination of other waste. This will be achieved using "Hazibags" which are flexible intermediate bulk containers (IBC) which is UN approved for Packing Groups II and III. No hazardous waste will leave the site without the correctly completed Consignment Note. The consignment notes must contain all necessary information including waste description and hazardous waste registration number. Any carriers removing hazardous waste must have appropriate licences and disposal sites must be verified to be able to accept waste being sent. These checks and signing of consignment notes can only be undertaken by authorised personnel. All hazardous waste must be stored on site in appropriate, covered or locked skips. No mixing of hazardous and non-hazardous waste is authorised.

In both instances above waste disposal options will look to ensure minimal transportation requirements where financially viable.

6.3 Waste Reporting, Records and Location

All waste transfer / consignment notes will be held on site throughout the duration of the project. It is a legal requirement for all WTNs to be kept for a minimum of two years and WCNs for a minimum of three years. Each waste transfer will be fully documented and the Resource Management Plan updated accordingly with waste carriers and disposal details.

7.0 Water

Erection of concrete structures during the construction will be monitored to prevent associated contaminated material entering any watercourses. Pre-cast work or permanent formwork will reduce the amount of in-situ concreting required. Washing out of concrete wagons or other equipment used in concreting operations will be undertaken in designated contained washout areas. These will be located away from all watercourses and drains and will be impermeable to prevent infiltration to ground.

Where stockpiles have to be located with a direct path to a watercourse a bund will be in place to reduce all pollution risks.

The positioning of fuel storage tanks and other potentially polluting materials and maintenance/refuelling facilities will be on bunded areas of hard standing with dedicated drainage systems. All fuels and oils will be secured within a bunded area and the secondary containment system must provide storage for at least 110% of the tank's maximum capacity. Stored materials on site will be checked regularly for containment integrity (both primary and secondary), quantity stored and security of storage.

Spill kits will be made available, and site operatives trained in their use, to deal with any spillages. All spill kits will be fully stocked and kept dry at all times.

8.0 Transportation and Traffic Management

The Construction Design and Management Regulations 2015 Regulations 17, 27 and 28 states that it is the responsibility of the Principal Contractor, for controlling the access onto site, vehicles, the boundary of the

site and the security and the traffic routes. This project will have a Traffic Management Plan, which will have a review process at the appropriate times and continue to be a live document throughout the many changing faces of this contract

The main aim of the regulations is to ensure that by giving adequate consideration to the use of and the movement of vehicles and pedestrians at the planning stage, many of the risks posed by site traffic can be minimised or avoided. This plan will also be cross-referenced in other documents such as the:

- Traffic Management and Logistics Plan
- Construction Phase Health & Safety Plan
- The Fire and Emergency Plan.

A traffic management plan has been implemented on the site. The plan outlines timings of deliveries and routes to be taken by hauliers and workers to ensure minimal disruption to local residents and businesses. This will include potential risk for noise disturbance as well as minimising additional traffic during peak periods.

We are committed to encourage our employees to utilise active travel methods and to not travel via private car to work. There is no parking available in the nearby roads (adjoining the site) for any construction traffic related to the site.

8.1 Traffic Routes

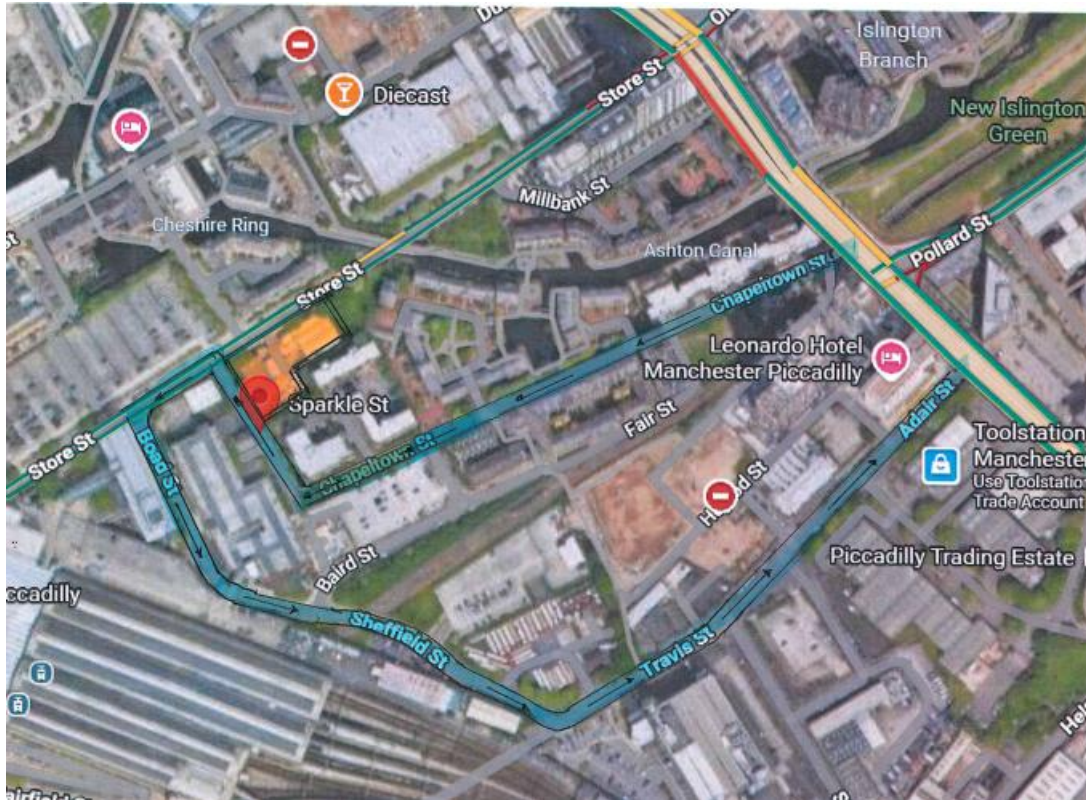
The traffic management plan requires that the works will be organised in such a way that the traffic routes are suitable for the passage of vehicles using them with regard to locations and width of lanes.

Traffic routes will not be approved unless:

- Vehicles can use the traffic route without causing danger to themselves or other road user.
- Pedestrian access or egress is sufficiently separated from vehicle routes as will enable the pedestrian to see any approaching vehicle or plant.
- There is sufficient separation between vehicles and pedestrians, or where this is not reasonably practicable or in an emergency there are other means for the protection of pedestrians;
- There are effective means of warning of the approach of any vehicle.

All large deliveries will use a one-way route from the A665 ring road, travelling down Chapeltown Street into Sparkle Street. Deliveries will be offloaded on either Sparkle Street or Store Street behind the hoarding. Once vehicles are unloaded, they will exit via Store Street, take the first left onto Board Street/Sheffield Street, then turn left onto Travis Street/Adair Street to rejoin the A665 ring road.

Large delivery vehicles will not access or exit the site the viaduct bridge; this route will be restricted to small deliveries only. All contractors will be informed of these restrictions within their contracts.



8.2 Vehicles

Any vehicle being used for construction work will:

- Be driven in a manner that is safe.
- Be loaded in a way that it can be driven, operated or towed safely.
- Have suitable steps taken to prevent unintended movement of the vehicle.
- Have the person in control of the vehicle the capability to give adequate warning to any person liable to be at risk from the movement of the vehicle.
- Be fully aware of weight restrictions and exclusion zones on the site.
- Be fully aware of the TM plan speed restrictions on approach to the site and speed restriction on site - 5mph.

To that end no person shall;

- Be allowed to ride on, or in a vehicle unless a proper place has been provided for that purpose.
- Be required or permitted to remain on any vehicle during the loading or unloading of any loose material, unless a safe place has been provided for that purpose.

Where any vehicle is being used in the proximity of any excavation, pile-bores, edge of ramp or embankment, suitable and sufficient measures will be taken to prevent the vehicle overrunning the edge or falling in the bore.

All JRL vehicles will comply with the following criteria:

- Diesel – Euro 6 (VI) standard or better (roughly end of 2015 onwards);
- Petrol – Euro 4 standard or better (roughly 2006 onwards);
- Gas – Euro 6 (VI) standard or better;

- Fully electric or hydrogen fuel cell – all are compliant and avoid CAZ charges;
- Hybrid electric – the diesel/petrol engine must meet the relevant criteria above.

Vehicles delivering to site should be a minimum of FORS Silver.

Anticipated traffic movements will vary throughout the programme period, as will the size and type of vehicle. As a general rule the number and size of vehicles will be greater during the earlier phases of the project whilst our scope of the ground and structural works are underway. Traffic will decrease as the internal and finishes works are carried out.

8.3 Site Entrances and Security

Access route for vehicles is provided from Store Street.

In addition the pedestrian access to the site is via a separate entrance gate with biometric controlled turnstiles. The pedestrian entrance will always be as close as possible to the welfare facilities to allow a safe access to these facilities for the operatives to change and ensure they have the correct Personal Protective Equipment on prior to entering the site itself. At the site entrance any visitors will be ushered through a safe segregated walkway to the site offices to meet with the site management for a site induction.

The site boundary will be secured to prevent unauthorised access by a plywood hoarding of a surface density of no less than 7 kg/m² of 2.4m high. Consideration will be given to the location of climbing aids, such as street furniture and utility boxes and hoarding extended where required. Hoarding licences will be obtained from Manchester City Council. Where hoarding creates poorly lit walkways, Midgard will install bulkhead lights.

The gates will be controlled all the time via the Gatemen/Traffic Marshals. When the gate is not in attendance then the gates shall be closed.

8.4 Logistics and Delivery

All delivery vehicles will drive into site with the assistance of the traffic marshal to the designated loading/unloading area. Traffic marshals will halt pedestrians and cyclists while vehicles are entering and leaving the site. Once the vehicle is unloaded or loaded, the vehicle will leave site under the Traffic Marshal's guidance.

As a general rule, construction vehicles will only be allowed to park on site for the purposes of loading and unloading. The Traffic Marshal will be responsible for the control and coordination of all aspects of material deliveries and movement. Tower cranes may be utilised to facilitate easy and quick unloading of delivery vehicles.

When vehicles are entering or leaving the site, these will be supervised by a Traffic marshal. With regard to cyclist safety, our banksman will pay special attention to any pedestrians or cyclist when vehicles are moved onto or off the site.

Mud and debris on the road is one of the main environmental nuisance and safety problems arising from construction sites. Midgard will make provisions to minimise this problem. In the early stages of the project when ground works are being carried out, the area outside the vehicle gates will be constantly swept and washed down. If necessary jet washers will be used to wash down all vehicles that enter/leave the construction site. We will also make provision for cleaning the adjoining roads daily and as required by an approved road sweeper. We will insist on all muck away lorry's be fully sheeted to minimise the risk of any mud over-spilling onto the highway.

We will consider spraying a fine spray to suppress dust on the following:

- Unpaved areas that are subject to traffic or wind.
- Sand, spoil and aggregate stockpiles.
- During loading/unloading of dust generating materials.

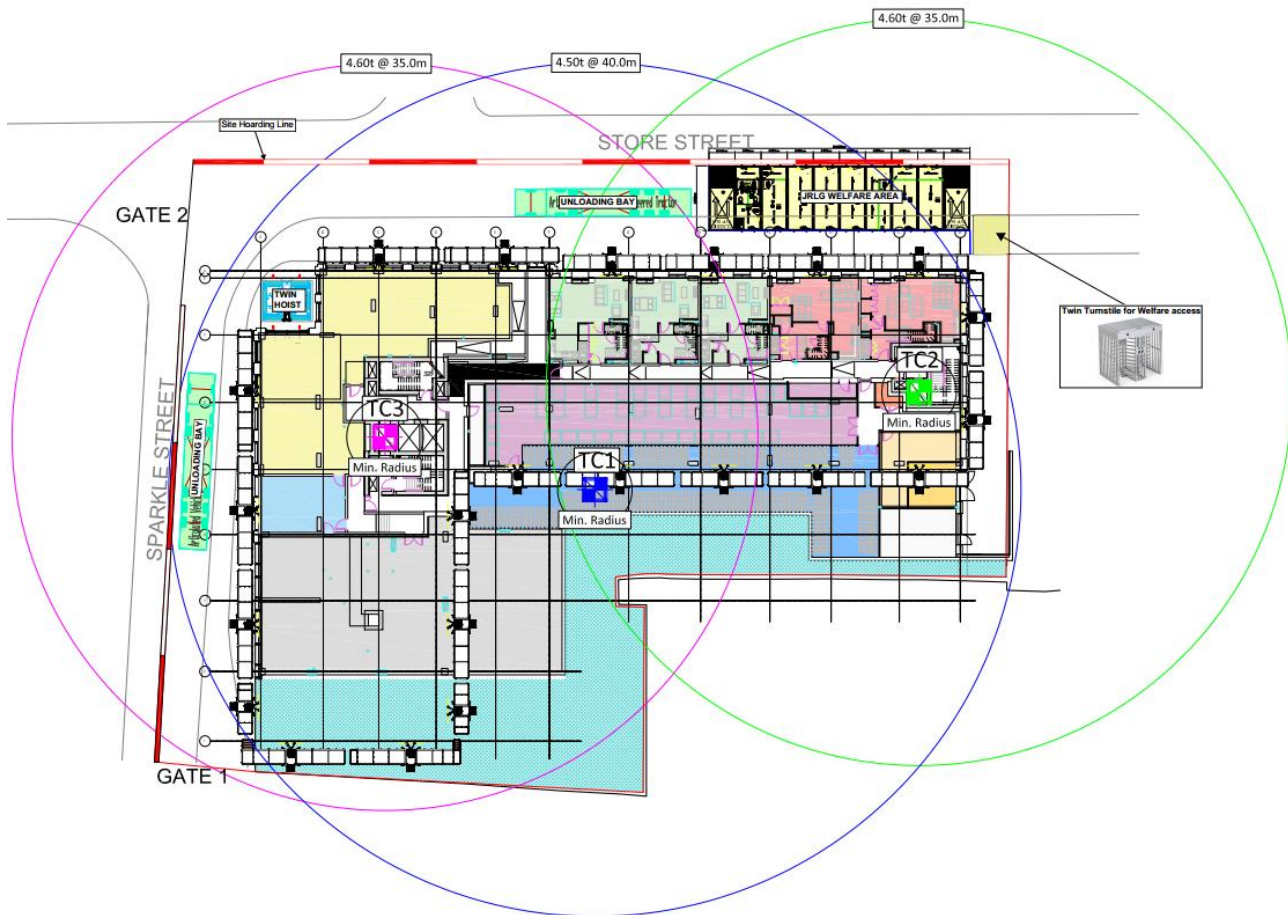


Figure 2: Logistics Plan

8.5 Delivery Management System

Datascope/Biosite, a site wide electronic delivery management system will be used on this project. All deliveries will be booked in advance so that they are timed to prevent a backlog of vehicles and disruption to surrounding area. Traffic Marshals will make sure, as far as practical that only booked deliveries to site are accepted and any vehicles attempting to deliver without complying with this system will be refused access, within reason.

All plant deliveries will be coordinated to be delivered out of peak times, whenever practical, to avoid any congestion and to avoid key operational periods. This policy will be communicated to our supply chains and we will check compliance with these procedures and follow up with any sub-contractors and suppliers who fail to adhere to these rules.

The delivery of all materials, plant and equipment will be pre-planned and arranged with designated times of the day according to the construction programme to minimise the impact on the local area. Vehicles will not be permitted to enter the Site before 8am, unless a specific requirements are in place, for example large

abnormal loads. All goods deliveries will be to designated areas on Site where all vehicles will be unloaded with the materials taken to the appropriate storage area immediately.

8.6 CLOCS Champions and FORS

The JRL Group are committed to actively promoting and implementing the Construction Logistics and Community Safety (CLOCS) standard as CLOCS Champions. As both a principal contractor and fleet operator, we want to develop and implement the safest site and minimise the impact on the community. Site-specific Construction Traffic Management and Logistics Plans are created with each phase of the build sequence taken into account. At each phase we ensure stable loading/unloading areas, competent traffic marshals and a safe and suitable 'last mile' route. Our logistics teams on site complete gate checks of vehicles and their drivers to monitor compliance against the CLOCS standard. The JRL Group fleet is also accredited to FORS Gold.

Primary goals of the CLOCS standard:

- Zero collisions between construction vehicles and the community
- Improved air quality and reduced emissions
- Increased efficiency
- Fewer vehicle journeys
- Reduced reputational risk

8.7 Construction Worker's Travel Plan

A robust, realistic and achievable travel plan is considered crucial in encouraging sustainable travel choices by those visiting the site. The aims of the Construction Worker's Travel Plan are to consider the safety and travel patterns of other road users and pedestrians and ensure the environmental and highway capacity impact is minimised. Reducing single occupancy private vehicle trip will support the mitigation of potential impact on the temporary increase in the number of traffic movements on the local road network during construction.

During peak travel workers on site will in large be travelling during the peak hours of 6:30 to 8:30 and 17:00 to 19:00 Monday to Friday.

Midgard are committed to encourage our employees to utilise active travel methods and to not travel via private car to work. There is no parking available on site or in the nearby roads (adjoining the site) for any construction traffic related to the site.

The development is well served by public transport, with convenient access to Manchester Piccadilly Station, Metro stops and a number of bus services, it is therefore expected of our workforce to utilise these.

Safe and secure cycle parking will be provided to promote cycling to work. There are several local roads which have been designated as roads which are appropriate for use by cyclists.

Information on active travel methods will be shared with the workforce during the site's induction and site notice boards.

To enable specific actions to be monitored, travel surveys will be undertaken to monitor the effectiveness of the plan and to evaluate changes in travel patterns.

9.0 Land Contamination

Where there is potential for contaminated materials to be removed from site, stockpiling of such material will be kept to a minimum and the storage area must be secure to ensure it does not pose risk of leaching into any water courses. When disposing of any contaminated wastes, carriers and disposal sites must be verified for the type of waste stream prior to any removal being undertaken. Prior to any soils being removed from site, a comprehensive test will be carried out to determine whether the soils are inert/hazardous or non-hazardous. The results of this testing will determine which disposal route is most appropriate.

9.1 Ground Conditions

The ground conditions across the site comprises Made Ground overlying cohesive and granular Glacial Till deposits, granular Glaciofluvial Sheet Deposits and sandstone of the Chester Formation.

9.2 Contamination

Several exceedances have been noted, including lead, aliphatic hydrocarbon EC8-EC10, aliphatic hydrocarbon EC10-EC12, aromatic hydrocarbon EC8-EC10, aromatic hydrocarbon EC12-EC16, benzo(a)pyrene, dibenzo(ah)anthracene.

Asbestos containing materials (ACMs) were identified during the ground investigation within shallow Made Ground soils. One Made Ground soil samples identified loose fibres of chrysotile.

Groundwater chemical analysis results indicate marginally elevated concentrations of C21-C35 hydrocarbons (BH02 only) and benzo(a)pyrene (BH01 only). These elevated concentrations are likely to be associated with background concentrations, accounting for the wider historical industrial use of Manchester city centre, rather than the site won contamination.

9.3 Verification

With reference to the potential contaminant linkages, remedial actions are recommended in order for the site to be brought up to a condition that is deemed 'suitable for use'.

9.3.1 Remedial Action 1 – Contamination and Asbestos Management During Construction

Affected Made Ground should not be crushed or in any way treated due to risk of asbestos fibres release. It may be possible to use such Made Ground soils as general fill subject to in situ trial tests and where managed appropriately by the Method Statement compiled by the Asbestos Management Specialist.

The following steps should be taken:

- Asbestos Management Plan to be developed and actioned by the Contractor prior to and during works.
- All identified or suspected ACM to be submitted to a laboratory for testing, and/or removed from site to a suitable licensed waste disposal facility. ACM, where observed, must be picked and removed, it can't be re-buried on the development site accounting for significant earthworks and disturbance which will be undertaken.
- The Contractor is responsible for providing appropriate records of ACM identified, and provision of disposal records.

9.3.2 Remedial Action 2 – Delineation, excavation, and removal of TPH and VOC impacted soils

To remove potential for exposure to volatile contamination identified during the ground investigation to residential end users via inhalation of soil vapours sourced from contaminated Made Ground soils, the remedial measures comprise the delineation, excavation and removal of TPH and VOC impacted soils. A full-time watching brief should be undertaken during excavation of hydrocarbon impacted soils by a qualified Geo-Environmental Engineer. The material is to be removed from site to a suitably licenced waste disposal facility.

9.3.3 Remedial Action 3 – Installation of Engineered Capping

For all soft landscaped areas, a clean cover layer is recommended. It is therefore recommended that verified clean capping is incorporated in general soft landscaping areas.

The following minimum depths of clean cover layers are proposed:

- 450mm depth – soft landscaping, shrubs and herbaceous planted areas

This is to be made up of a minimum 150mm imported topsoil. Additionally, a high visibility warning geotextile, or clean and inert hardcore break layer is to be installed beneath the clean cover system.

9.4 Environmental Management during Remedial Works

Measures to prevent the emission of contamination to air and into the wider environment to include (but not limited to):

- Damping down of dry soils/Made Ground materials;
- Odour suppression as necessary during excavation of potentially contaminated materials – damping down and / or misting as appropriate;
- Asbestos in air monitoring during earthworks (including boundary and personal monitoring);
- Use of a wheel wash or road sweeper to address mud on roads;
- Control of water including surface water run-off and water in excavations to prevent escape to adjacent properties and/or watercourses;
- Operation of works only within the times permitted under the planning permission; and
- Details of incident recording procedures.

9.5 Addressing Previously Unidentified “Hotspots” of Contamination

Should an area of contamination be identified by visual or olfactory means during development works, the following procedure shall be followed:

- Immediately stop all works in the area where contamination is suspected
- Immediately inform the Project Manager who should then contact the Environmental Manager and Environmental Consultant
- The Environmental Consultant shall provide a verbal response outlining immediate actions with regard to Site Health and Safety and to limit the potential for contaminants to migrate
- The Environmental Consultant shall judge each occurrence on merit and should it be deemed necessary the Environmental Consultant shall attend Site to oversee the removal of the ‘hotspot’ and collect validation samples

- Any excavated material should be isolated from all other material at the Site, on plastic sheeting and covered with plastic sheeting until the material can be tested for contamination and an appropriate disposal route can be identified
- Any 'hotspot' stockpiles and excavations should be fenced off, have appropriate signage and their locations recorded on a Site drawing
- Should any excavated material be required to be disposed of at an off-Site location, the material shall be isolated from all other material at the Site prior to disposal at a suitably licensed facility. All documentation associated with the movement and disposal of any such material shall be supplied to the Environmental Consultant shall, including waste transfer documentation;
- Subject to appropriate Site Health & Safety controls (typically comprising fencing off the excavation) the excavation will remain open until the validation has been completed. Alternatively, for Site Health & Safety reasons, it may be necessary to backfill the excavation with Site derived material. In this case, the location of the excavation will be accurately recorded and the excavation reopened if required, based on the validation results
- The Regulatory Authorities shall be informed by the Environmental Consultant shall of any remedial activities required and associated validation testing results. Representatives of these organisations may also wish to visit the Site.

9.6 Unexploded Ordnance (UXO)

Buried UXO can present a significant risk to construction works. The discovery of a suspect device during works can cause considerable disruption to operations. UXO in the UK can originate from three principle sources:

1. Munition resulting from wartime activities including German bombing in WWI and WWII, long range shelling and defensive activities
2. Munitions deposited as a result of military training and exercises
3. Munitions lost, burnt, buried or otherwise discarded either deliberately, accidentally or ineffectively.

The site has low risk. Site specific UXO awareness briefings will be given to all personnel conducting intrusive works.

10.0 Wildlife and Natural Features

The protection of the wildlife and natural features must be adopted on site to ensure that construction activities cause the least damage to the surrounding natural environment. Our Project Team will:

- Liaise with subcontractors to ensure that their activities will not be damaging the flora and fauna on site.
- If protected species are discovered during construction, work will be stopped immediately.
- When trees are found on site, Tree Preservation Order (TPO) is applicable.

10.1 Designated Sites

10.1.1 Statutory Designated Sites

The site is not and does not form part of any statutory designated site for nature conservation.

10.1.2 Non-Statutory Designated Sites

The site is not and does not form part of any non-statutory designated site for nature conservation called Site of Biological Interest (SBI) in Greater Manchester.

Two SBIs are located within 2km radius from the centre of the site:

- Ashton Canal (West) – 0.04 km to the east
- Rochdale Canal Stott's Lane – Ducie Street Basin – 0.16 km to the north-east

10.2 Habitats

The site comprises building and hard standing, ornamental trees and shrubs at the northern and eastern site boundaries, and an area of unmanaged scrub and grassland at the rear (southern end) of the site.

10.3 Invasive Non-Native Species

The presence of Japanese Rose and Hollyberry Cotoneaster, both invasive species listed under Schedule 9 of the Wildlife and Countryside Act 1981, have been detected within the site.

A strategy to control and prevent the spread of the plant should be implemented prior to development. This is likely to include instigating a programme of removal of any plant material. Soil containing fragments of the plant material should also be removed to a specialist facility.

10.4 Trees

The development as proposed will require the removal of one individual tree of moderate quality, six trees and two hedges that have been identified as low quality, and one group identified as unsuitable for retention regardless of the development proposal.

Trees to be protected have been identified and a tree protection strategy will be deployed in accordance with BS 5837:2012.



- The prolonged storage of uncontained and uncovered topsoil in piles on site should be carefully considered and possibly fenced-off if needed as these are readily adopted by burrowing animals such as foxes (*Vulpes vulpe*) for dens.
- Chemicals should be contained in such a way that wild animals cannot access or knock them over.
- Fires should be avoided altogether within the site.
- Loose litter and food should not be left in accessible areas of the site overnight.

10.7 Bats

During both construction and operation, lighting has the potential to disturb commuting and foraging bats. Key considerations of bat sensitive lighting strategy will be:

- Type of luminaire – low pressure or high-pressure sodium lamps have the lowest impact on the bats
- Avoidance of light spill – External lighting should only be used in areas where it is required for health and safety reasons. Hoods and cowls for lamps can be installed to focus light on areas where it is required
- Height of lighting column – in general, the lower the height of lighting columns, the lower the impact on foraging and commuting bats;
- Light levels – Lighting should be at the lowest levels allowed, whilst not compromising health and safety.

11.0 Resource Use

JRL Group in line with our Sustainable Procurement Policy and Sustainable Procurement Plan will ensure, where practicable, the use of recycled or sustainable materials sourced from a responsible source, where possible BES 6001 certified. Furthermore, in line with company protocol, all concrete should be obtained from a certified sustainable source, wood must have chain of custody documentation and be FSC/PEFC certified and steel should have CARES Sustainable Constructional Steel or similar certification.

There is little space on site for the storage of bulk materials, therefore deliveries will be scheduled on a “just-in-time” basis. A dedicated area will be maintained for storage of all materials and due care and appropriate handling will be undertaken at all times to reduce any risk of damages and wastage. Packaging of items should not be removed until required, to ensure maximum potential for returning of unused goods.

Midgard will ensure the site maintains “good housekeeping” at all times during the construction process. This will include, but not limited to:

- Smoking and vaping areas with suitable disposal facilities
- Open fires are prohibited at all times
- Rubbish will be removed at frequent intervals with segregation of waste streams where possible
- Site will be kept clean and tidy
- Hoarding line will be inspected, repaired and re-painted as necessary
- Welfare facilities will be kept clean with canteen/food waste disposed of within a covered skip
- A smoking and vaping area will be provided within the welfare area with suitable disposal facilities
- Public highways/pedestrian footpaths within the vicinity of site will be kept clean by use of jet washes and road sweepers
- Pest control if required.

12.0 Energy Consumption and Monitoring

The JRL Group seek to reduce the emissions of greenhouse gases from the construction process, and therefore look for ways to reduce energy use. Sources of emissions contributing to the JRL Group's carbon footprint include:

- Electricity supply for site accommodation and site works – temporary building supply (TBS) applied for at the earliest opportunity
- White diesel or alternative fuels used in site plant and generators (if required)
- Petrol and diesel used for commuting and business travel including transportation of plant and materials to site and collection of waste from the project
- Water supply and waste water treatment.

"Switch it Off" schemes and other energy saving campaigns shall be implemented on site to encourage all personnel to consider their carbon footprint. Use of car sharing and buses shall be encouraged as outlined in the CTMP. Posters shall be clearly displayed within the site offices to ensure all personnel are aware of the CTMP requirements. This shall also be covered within the site induction and regular toolbox talks held relating to the subject.

Data relating to the environmental KPIs (eKPIs) – electricity, fuel and water consumption is collected monthly and displayed on the environmental board in both technical and non-technical format.

13.0 Community Liaison

The Site Manager will take charge of all day to day liaisons, with further support from the health, safety & environmental team who will be on site on at least monthly basis. A quarterly newsletter, outlining progress, potential disturbances and contact details will be distributed to neighbouring properties, as well as displayed on the sites notice board. The site notice board will also display Contact details for the general public to be able to contact the contractor and ask questions, queries or file a complaint. Further letters will be delivered if any works are to be carried outside of normal working hours (as agreed with Manchester City Council) or are especially disruptive.

13.1 Complaints Procedure

A complaints procedure will be implemented across the site and will provide a mechanism for local stakeholders to raise the concerns about the project and to receive feedback once those complaints are investigated and closed out.

Midgard's site management team and the health, safety & environmental team will work in collaboration with the Client and the local community. Contact details for the project's community representative will be made available on the site contact boards and regular newsletters.

Emergency out of hours contact will be the Project Manager David Rowlands, 07810 798 359 and the onsite security.

When a complaint is received the following actions will be taken:

- All complaints must be forwarded to the health, safety & environmental team and to Manchester City Council as soon as they are received regardless of how they are received, the Environmental Protection team will be copied into all complaints regarding noise, vibration, light and dust;

- The site's community representative will record complaints in a site complaint register and this will include time, date, complainant and nature of complaint, and the initial response;
- Where the complaint is in relation to noise, the works will be stopped immediately;
- The site's community representative will initially respond to the complainant within 24-hours of the complaint being raised;
- The site's community representative will review details of activities from the site logs/ from the area involved and this will include details of any site monitoring details from the environmental team;
- An initial root cause investigation will be undertaken with works restarted where the issue can be resolved immediately. Where this is not possible a revised plan of action will be initiated, which could include a modification of the task involved, a change in timing or the implementation of additional mitigation measures. Issues will be escalated to the Health, Safety & Environmental Director, Site Management and the Client where necessary; and
- The site's community representative will contact the complainant to describe what has been done and to check for further concerns.

If the complaint has been resolved, the complaint record will be closed.

The site management team and health, safety & environmental team will review the complaints register on a regular basis to identify any common trends as part of the overall environmental auditing process.

13.2 Considerate Constructors Scheme

The Site will be registered with the Considerate Constructor Scheme and through compliance with the 'Code of Considerate Practice' will develop sound relations with all stakeholders that may be affected by the work. The project is committed to achieving a score of 40+ in Considerate Constructors visits.

14.0 Site Environmental Documentation

All environmental documentation must be kept on site at all times and be available for inspection by internal and external auditors, as well as the client, council's environmental protection team and management. Where any document is amended, previous versions will be superseded and the Environment Manager notified. Site personnel will be made aware immediately, if any significant changes in works procedures are implemented.

Initial start-up documentation will include the following:

- Construction Environmental Management Plan (CEMP)
- Resource Management Plan (RMP)
- SHE 6E Site Managers Weekly Checklist
- Environmental Emergency Plan
- Aspects, Impacts and Risk Assessment Matrix

15.0 Auditing and Monitoring

A regular audit schedule will be set up at project start. This audit schedule will include both internal inspections and audits for the project. It is the responsibility of the site management to ensure all documentation and evidence required for audit purposes is kept up to date and freely available for inspection at all times.

A weekly site inspection using the SHE 6E Weekly Environmental Checklist will be carried out by a Site Manager to ensure environmental risks are being managed appropriately. A monthly scored audit will also be carried out by the HS&E Manager/Advisor to ensure the Site Manager's inspections are being carried out correctly and the site's environmental performance is in line with company policy. The site environmental management system will be audited to the standards set out by ISO 14001: 2015.

Additional legal compliance audits will also be undertaken at inspection and audit. Any system failures will be documented and appropriate corrective actions issued and implemented. All documents will be filed and retained on site for auditing purposes. Any failure to undertake such monitoring will be deemed as a non-conformance with procedure and appropriate corrective action will be implemented. The action and time limit required shall be specified for each non-conformance and will be addressed as a matter of priority.

16.0 Training and Awareness

All personnel and subcontractors are selected by Midgard and the JRL Group with due consideration of qualifications and experience in line with the JRL Group Sustainable Procurement Plan and Policy. For all personnel, the baseline level of environmental awareness is initiated through the mandatory site-specific inductions and Construction Skills Certification Scheme (CSCS) / Construction Plant Competence Scheme (CPCS) qualification. All site personnel must have the correct CSCS/CPCS card level for their role's duties before commencing works on site.

Prior to commencement of works, a risk assessment and method statement (RAMs) will be provided by the site supervisor. These briefings will cover relevant environmental impacts of the activity to be carried out as well as the procedures that must be followed in the event of an emergency. The training will include reference to the importance of adhering to the contents of the CEMP.

Further training requirements will be identified by the health, safety & environmental team and site supervisors. This will include emergency spill response procedures and awareness training. In addition regular environmental-themed Toolbox Talks (TBTs) will be delivered on site. A minimum of two topics should be covered each month for the duration of the project with additional delivery in the event of an incident, non-conformity or complaint.

General environmental issues, legislative and regulatory requirements will be communicated internally by the issue of internal memos, meetings, training sessions and posters which can be displayed on the environmental board. Key concerns will be raised in Daily Activity Briefings (DABs) and weekly meetings.

17.0 Control of Dust and Emissions

Activity	The Control of Dust and Emissions arising from construction works at Sparkle Street, Manchester
Description	JRL Group intends to use Best Practicable Means BPM, to prevent dust and other pollutant emissions from being carried outside of the site boundary. This method statement is for the duration of the whole contract, but will be reviewed periodically as the contract reaches different milestone stages.
	Pre-Site Preparation All site staff will be fully trained and competent for the role they are to undertake on site.

	Erect solid barriers to site boundaries. Pre sit planning to ensure all Site fuel, machinery and chemical storage, and dust generating activities should not be located close to boundaries or sensitive receptors where possible. Haul Roads The haul roads will be inspected for potholes, puddles and dusty conditions on a daily basis, well maintained haul roads will reduce the dust levels of construction traffic. Dampening down methods will be a road sweeper on the hard stand haul road into site and the public road leading to site. Site Entrances and Exits Wheel washing will be in place for leaving vehicles so no fugitive dust particles are taken off site. Vehicles leaving site with dusty or loose material will all be covered before leaving site. Excavations and Earthworks All dusty activities should be dampened down, especially during dry and windy weather. Minimise the drop heights to control the fall of materials in the air. Stockpiling will not be required and therefore not permitted throughout the lifespan of the project. Chutes and Skips Securely cover skips where dust or loose detritus can become windblown. Minimise the drop heights to control the fall of materials. Regularly dampen down surfaces within in the skips with water. Waste Management A site specific Resource Management Plan has been developed and workers will be briefed on what it stipulates through site inductions and tool box talks. Hazardous or Contaminated Materials COSHH assessments will be done for materials coming to site to take into account risks to the workforce from exposure to any harmful substances generated by work activities. All Hazardous materials/waste will be properly signed and segregated. In addition all hazardous materials to site are to have the MSDS stored and available within site office and within COSHH stores in case of emergency. Dealing with spillages Use bunded areas wherever practicable. Regularly inspect the site area for spillages, ensuring that spillage kits are readily available. Ensure an update to Spill Pollution Incident Report Plan (SPIRP) is posted in and around the COSHH store and ensure all staff are briefed on it. Clean the spillages using the agreed wet handling methods. These will be in the COSHH assessments once the design has established the exact materials to be used. Inform the Environmental Agency, Greater Manchester Fire and Rescue Service or the Health Protection Agency [HPA] if harmful substances are spilled. Tarmac Laying and use of Bitumen
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	Do not overheat bitumen as this may catch fire and cause smoke; always keep the pots covered with lids. Use great care in all of the processes to prevent spillages and extinguish any accidental fires immediately. Noise and CO₂ Emission Controls for Vehicles and Plant Construction Traffic, On or off site All vehicles are to switch off engines when not in use. A strict 5mph limit will be in place through the site, where possible low sulphur fuel will be used. . All plant must have upward facing exhausts to disperse fumes effectively and equipment well and regularly maintained. Cutting, Grinding and Sawing Ensure that power tools have suitable and sufficient extraction or water suppression appliances near to face of the works. Ensure that the extraction fans and filters on the plant are serviced regularly in accordance with the recommended maintenance regimes. Water suppression equipment should also be regularly maintained to ensure the proper level of protection is given. Breaking down Piles JRL Group shall be using a method for breaking down piles designed to crush the pile using hydraulic machine attachments, along with this all the piles will have foam inserts on each up-stand of rebar. The crush action creates a horizontal cut and foam allows large sections of the pile to be extracted. This method will reduce the airborne dust considerably that is usually generated from breaking piles. The pile on occasions may need to be hand trimmed with angle grinder and light breakers. Dust control Both of the aforementioned activities will be subjected to localised water suppression supplied from reusing the ground water from the settlement tank to minimise fresh water use on site. On site soakaways are being utilised for sustainable drainage in addition to this FFP3 rated RPE shall be used by operative whilst using angle grinder.
Responsibilities	Project Manager: David Rowlands Environmental Manager: Laura Cabeza Escobar
Risk Assessments	See <i>Risk Assessments</i>: - (BO-JRLG-EM-XX-RA-Z-0001) to (BO-JRLG-EM-XX-RA-Z-0010) inclusive
Controls	Procurement packages will be sent out containing the best practice guidance "The control of dusts and emission from construction and demolition" to the companies who are to make deliveries of materials and plant to site. <u>Along with this method statement.</u> All people are to report to the security main gate for deliveries and visitors to site office. All people coming to site require a site Induction for site workers or site visitors. Site boundaries are to be inspected visually daily and a written inspection every seven days unless adverse weather, or a breach or damage has occurred to the boundary.

	Pre-planning of deliveries coming to site, must be a strict regime as the site entrance road will not be able to take queuing traffic. Deliveries will be turned away if they cannot be accommodated. Muck away at busy times are to be called on request from the local tip. During wet conditions on site all vehicles will be washed within the wheel wash area. A permanent road sweeper will always be in attendance on site. A site story board telling site operatives and visitors of site activities going on site of the hazards and exclusion zones within the site. Designated smoking areas on site. Smoking anywhere else on site will be instant dismissal. Spill kits will be located near fuel bowzers. Spill kit training and pollution prevention training will be given to all site operatives. If required further dust suppression measures to mitigate dust displacement will be initiated, such as covering up ground or materials, on site, increase water suppression with the use of a mist cannon. Localised dust can be dealt with at source by On-tool extraction: Local exhaust ventilation (LEV) systems can be fitted directly onto tools and works to remove dust as it is produced.
PPE Requirements	White Hard Hats for all site personnel with exemption of the managers/supervisors who will have black. Yellow High Visibility coats or Surcoats to be worn by all with the exemption of traffic banksmen & crane banksmen who will wear orange ones. Steel toe-capped work boots, shoes or wellingtons with Midsole protection strip for all site personnel. Safety glasses and safety gloves are mandatory at all times also. All other PPE / RPE will be identified through risk assessments and specific safe systems of work
Emergency Arrangements	There is an emergency contingency plan that will be available and briefed at induction, but also named people are responsible for carrying out the actions when an emergency occurs. On site there will be trained people for the use of spill kits and the safe disposal. Trained fire marshals, which will assist in fire drills every six months during the contract. Inform the Environmental Agency, Greater Manchester Fire and Rescue Service or the Health Protection Agency (HPA) if harmful substances are spilled. Inform the Greater Manchester Fire and Rescue Service and Police if a fire or smoke is on site and /or going to be impacting on third parties. Access routes to nearest A&E are displayed in welfare area and on the story boards There will be named, and fully trained first Aiders on site during site hours.
Temporary amended systems	Exclusion zones will be pre-planned and then displayed on site storyboard and instructed via briefings and clearly designated with appropriate barriers and signage when in use.
To whom the information has been submitted	• All site personnel • The Client • All third parties should they request it

Monitoring & Compliance	Carry out daily visual inspections of site activities for dust controls and site conditions and record in site diary. There will be an accurate log kept for complaints from third parties, with a contact number available on the site boundary. Have a five day and daily weather report with wind direction for planning purposes on dust control. Numerous site audits, for safety, environment and quality will be undertaken by JRL Group at group level and external audits will also be conducted via the various organisations that the group belong to and the client wish to audit the site (NHBC, Considerate Constructors Scheme, etc).		
Prepared by:	Laura Cabeza Escobar	Date:	12/02/25
Operatives / Staff carrying out these works will be informed of the contents of this method statement			
Signed by:		Date:	
(Person supervising the works) For and on behalf of:			

18.0 Appendices

18.1 Appendix A: JRL Group Environmental Policy



Environmental Policy

This statement is a declaration of the director’s intent to go above and beyond the organisation’s environmental compliance obligations. The JRL Group not only has a responsibility to protect and where possible, enhance the environment, but also recognises its place to influence sustainable design through an informed and engaged workforce. The JRL Group will also strive to continually improve the environmental management system and aim to enhance environmental performance in all construction activities.

The Group will:

- Employ an environment team to oversee all environmental compliance, monitor and report on environmental metrics, meet client requirements and manage, audit and report on the environmental management system to senior management.
- Ensure it has the competencies and resources to effectively implement the environmental management system across the company.
- Comply with all relevant legislation, client and other industry requirements.
- Support a company culture that promotes ownership and responsibility of environmental matters and champion best practise across the company.
- Prevent environmental pollution, with a specific focus on activities associated with fuel storage, concrete, air emissions, noise, vibration and waste management.
- Be prepared to respond immediately in the case of an environmental emergency, by establishing emergency procedures on site and allocating resources to do so.
- Reduce the environmental impacts of our projects by designing out waste and adhering to the waste hierarchy.
- Set annually reviewed measurable and realistic environmental objectives and targets to demonstrate continuous improvement across the JRL Group business.
- Work with our supply chain to source environmentally sustainable materials whilst remaining cost effective.

The Directors, senior management and Environment team are responsible for the management of environmental issues and the implementation of this policy across the company and will ensure the appropriate resources are available. This policy and our overall environmental performance will be reviewed on an annual basis, or if necessary, in light of legislative or organisational changes.



Kevin Keegan
JRL Group Director
January 2025

RN: BO-JRLG-BM-XX-POL-Z-0010	Page 1 of 1	Suitability: A1	Rev: C09
TN: BO-JRLG-BM-XX-FM-Z-0008 A1 C01			Security: Public

18.2 Appendix B: JRL Group Sustainable Procurement Policy



Sustainable Procurement Policy

JRL Group is committed to procuring sustainable, ethical and responsibly sourced materials, goods and services. This means JRL Group takes into account the social, economic and environmental impact purchasing has on people and communities, locally, regionally and globally.

JRL Group considers what products are made from, where they have come from, who has made them, under what conditions they are made, how they are transported and eventually how they are decommissioned, or manufactured into other products. All materials, whether for permanent or temporary use, purchased by JRL Group or through its supply chain will support the requirements of BREEAM or other sustainable schemes.

The specific sustainable procurement practices which JRL Group is committed to at all levels within the Company are as follows:

- Procure durable goods and services, which reflect up-to-date specifications or standards for environmental sustainability (e.g. BES 60001, CARES, ISO 14001, A+ BRE Green Guide rating);
- Promote a level of sustainability awareness amongst JRL Group supply chain partners and encourage them to adopt sustainable practices;
- Include sustainability issues as part of our subcontractor & supplier appointment process;
- Prohibit the use of products or processes, which are potentially damaging to the environment, such as toxic materials or refrigerants with high global warming potential, where a less environmentally damaging alternative is available;
- Reduce the purchase of new products when is possible to re-use or repair existing products;
- Where we have design responsibilities, specify products which have high recycled content and with a high recyclability factor;
- Where possible purchase local materials, products and services;
- Raise awareness of and procure ethical and Fair Trade certified products;
- Purchase only Legal and Sustainable Timber products with a valid CoC Certificate;
- Procure recycled and sustainability certified paper products;
- Reduce the procurement of single-use products and materials with excessive packaging;
- To work with suppliers who can assist the JRL Group with its aspirations to reduce its environmental impacts.

This policy statement will be communicated to all persons working for and on behalf of JRL Group.



Kevin Keegan
JRL Group Director
January 2025

RN: BO-JRLG-BM-XX-POL-Z-0023	Page 1 of 1	Suitability: A1	Rev: C06
TN: BO-JRLG-BM-XX-FM-Z-0008 A1 C01			Security: Public

18.3 Appendix C: Emergency Preparedness Plan

1.0 Scope

JRL Group's Environmental Emergency Preparedness Plan aims to minimise the environmental impact of the potential environmental incidents due to occur during the duration of the works. This document will describe the environmental risks defined as unplanned, undesired events that could result in harm to people and/or damage to the environment.

JRL Group will ensure the site activities comply with legal and contractual requirements and are developed in a way to minimise their impact to the environment and human health.

2.0 Emergency Contact Details

Name	Contact Details
Project Director	David Rowlands 07810 798 359
Emergency Services	999/112 Local Hospital: Manchester Royal Infirmary 0161 276 1234
Environment Agency	0370 850 6506
Health, Safety & Environmental Director	Ben Dixon 07789 957 445
Environmental Manager	Laura Cabeza Escobar 07810 826 668

3.0 Environmental High Impact / Risks

The following environmental high impacts have been identified:

Environmental Risks	Impact / Effect	Control Measures	Response
Fire	Emissions of toxic fumes and smoke to atmosphere.	Fire drills on a regular basis. Site fire risk assessment. Firefighting equipment in agreed locations around the site. Emergency evacuation plan. Trained traffic wardens and first aiders.	Refer to JRL Group <i>Fire & Emergency Plan (H&S)</i> .
Explosion	Emissions of toxic fumes and smoke to atmosphere.	Safe storage and use of flammable substances and compressed gases.	▪ Contact the alarm. ▪ Activate emergency evacuation plan. ▪ Contact the emergency services.

Discovery of suspect site contamination	Emissions and exposure to contaminated material. Release of toxic substances to the environment.	Awareness training to the workforce.	If site contamination is suspected: - Stop all work immediately. - Evacuate personnel to a safe distance. - If safe to do so, cordon off the area to prevent access. - Inform Project Manager and/or Site Supervisor of the incident. - All personnel are to remain in the vicinity (at a safe distance from suspect material) until actions are agreed. - Complete the incident using the Environmental Incident Form.
Fuel/oil/chemical spillage	Release of chemicals to the environment. Toxic substances entering drainage systems or water courses. Environmental damage to aquatic life.	Hazardous waste containers clearly identified on site. Availability of spill kits to contain spillages and good housekeeping. Clear diagram of the site layout and access details, along with a schematic representation of the site drainage. Emergency spillage control team.	Refer to Section 5 <i>Emergency Spillage Response and Control</i> of this plan the Plan below.
Pollution incident	Release of toxic substances to the environment.	Best environmental practices on site. Control measures specified in the SEMP. Environmental trainings and toolbox talks to all employees.	Contain, recover, clean up and dispose of the pollution that has occurred (provided that this can be done without risk to their health or safety). Complete the incident using the Environmental Incident Form.

4.0 Training

All operatives working on the project must undertake a site induction. The induction will include information with regards to environmental aspects and impacts of the project and the preventive measures to be taken in the event of an environmental incident.

Prior commencement of the works on site a method statement briefing will be provided by the site supervisor and/or health and safety manager. These briefings will comprise the relevant environmental impacts of the activity to be carried out as well as the procedures that must be followed in the event of an emergency.

Environmental toolbox talks will be provided on a monthly basis and emergency procedures will be explained during the induction training. Emergency spillage procedures and awareness training will be regularly provided to the workforce.

Table 1: Responsibilities Matrix

Action	Responsibility				
	SO	SM	EM/A	H&S	PM
Identify the pollution/potential pollution incident.	✓	✓	✓	✓	✓
Conduct regular exercises to test procedures.	✓	✓	✓	✓	✓
Implement immediate pollution control measures.		✓			
Notify emergency services.	✓	✓	✓	✓	
Notify Midgard Ltd Project Manager.		✓			
Plan control/clean-up measures.		✓	✓	✓	
Carry out control/clean-up measures.	✓	✓		✓	
Investigate cause of incident and produce EIR form.			✓		
Recommend preventative action.			✓	✓	
Implement prevention action.				✓	✓
Notify EA in extreme emergency.					✓
SO – Site Operation; SM – Site Manager; EM/A Environment Manager/Advisor; H&S – Health and Safety Advisor; PM – Midgard Project Manager.					

5.0 Environmental Emergency Spillage Response & Control

5.1 Controlling Spillage

In the event of a spillage the following procedure will be carried out:

- Step 1: Assess the situation
- Step 2: Contain the spill and stop it spreading
- Step 3: Report the incident
- Step 4: Clean the spillage up

5.2 STEP 1: Assess the situation

It is important to assess the situation to identify whether the spillage is safe to contain, what has happened and what to report. The following aspects must be considered:

- Has anyone been injured?
- Is the spillage escaping into open water (river, stream, and ditch) or drainage system?
- Is spillage safe to approach or will you need assistance?
- Do you have the correct PPE?
- REMEMBER SAFETY FIRST!!

5.3 STEP 2: Contain the spill and stop it spreading

Should a spillage of a substance harmful to the environment occur anywhere on the site, the following actions must be carried out.

1. Remove and exclude persons from the danger area where appropriate

Assuming the spill incident is safe to approach, it is important to isolate the source and prevent the spillage's spread:

2. Stop flow from source of spill.

3. Contact the Environment Team as soon as practicable.
4. Assemble at the spillage area with appropriate clean-up equipment.
5. If spillage is escaping or is likely to enter into drains or open watercourse use absorbent material to block off flow. Request external assistance to manage effects downstream.
6. Use absorbent granules, sand or other absorbent material to contain spill.
7. When putting the absorbent material on the spill always start from the edges and work inwards.
8. Oil absorbent granules will take time to soak up oil or fuel, allow 5-10 minutes before cleaning up.

5.4 STEP 3: Report the incident

Spill incidents must be reported using the Environmental Incident Form. In most cases it is important to contain the spill first; however, any spill that involves injury, a dangerous situation or escape of material into drains or open water must be reported immediately. The report must include:

- The source of the spill
- The material involved
- How far the spill has spread
- What action has been taken so far
- Contact EA/SEPA if it has reached drains or watercourses.

5.5 STEP 4: Clean up the spillage

The spill must be cleaned up as directed by the Environmental Team.

DO NOT WASH SPILLAGE AWAY INTO DRAIN

Scrape absorbent material up

Use the correct sacks, bins or skips for the disposal of absorbent material – follow disposal instructions properly (as hazardous waste).

Label containers with contents and store in compound for disposal.

5.6 Pollutant Control Table

Pollutants						
Spill Material		Concrete/Cement	Paints	Oil	Silt	Detergent
	Spill on Ground Control Measures					
	Sand	✓	✓	✓		✓
	Straw Bales			✓	✓	
	Absorbent Granules			✓		
	Geotextile	✓		✓	✓	
	Pads, Rolls, Mats			✓	✓	
	Drain Seals	✓	✓	✓	✓	✓
	Earth Bunds	✓	✓	✓	✓	✓
	Spill In Water Control Methods					
	Straw Bales			✓	✓	
	Pads, Rolls, Mats			✓		
	Booms				✓	



18.4 Appendix D: Aspects and Impacts Register

Site Activity	Aspect (Causes of Impact)	Effect (Potential Impact)	Likelihood	Severity	Gross Impact	Environmental Management Best Practices & Control Measures to minimise impact	Likelihood	Severity	Net Impact	Key Primary & Secondary Legislation (England)	Risks	Opportunities
Demolition Groundworks - Excavation & Piling Construction Phase	Noise from demolition / construction activities	Disturbance of neighbouring individuals in occupied buildings (residents & businesses). Operatives develop health problems including - hearing loss, stress related illness, high blood pressure. Disturbance to local wildlife.	3	2	5	Installing 24/7 noise monitoring using Class 1 noise monitors with notifications when exceeding defined limits. Use of acoustic blankets around noisy plant to minimise impact of noise. Provide hearing protection to workforce. Where feasible, carry out regular breaks during the work day where quieter works only are undertaken.	2	1	3	Control of Pollution Act 1974 Environmental Protection Act 1990 Noise & Statutory Nuisance Act 1993 The Noise Emissions in the Environment by Equipment for Use Outdoors Regulations 2001 as Amended 2005 The Control of Noise (Code of Practice for Construction and Open Sites) (England) Order 2015	Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Section 61 consent can avoid fines and legal action. Implementing noise monitoring with notifications to alert site team if exceeding limits allows for changes to work process. Work in line with local council's Code of Construction Practice to ensure meeting area's best practice measures. Regular dialogue with local community via newsletters and resident's meetings to inform residents of

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											project programme.	
Demolition Groundworks - Excavation & Piling Construction Phase	Air emissions from demolition / construction activities	Increased air pollution. Destruction of ozone layer - release of PM2.5, PM10 Nuisance to neighbouring individuals in occupied buildings (residents & businesses). Operatives developing health problems including - respiratory diseases. Disturbance to local wildlife.	2	3	5	Installing 24/7 dust monitoring using MCERTs certified dust monitors with notifications when exceeding defined limits. Using dust extraction when cutting. Wearing the correct respirator - the higher the number, the better the protection (FFP1, FFP2, FFP3 respirators can reduce the amount of dust you breath by factors of 4, 10, 20 respectively). Dampening down of stockpiles, dusty works. Wheel washing facilities for vehicles exiting site.	2	1	3	Control of Pollution Act 1974 Environmental Protection Act 1990 Noise & Statutory Nuisance Act 1993 Clean Air Act 1993 Clean Neighbourhoods and Environment Act 2005 Environment Act 2021	Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Section 61 consent can avoid fines and legal action. Implementing dust monitoring with notifications to alert site team if exceeding limits allows for changes to work process. Work in line with local council's Code of Construction Practice to ensure meeting area's best practice measures. Regular dialogue with local community via newsletters and resident's

Construction Environmental Management Plan (CEMP) Sparkle Street, Manchester



											meetings to inform residents of project programme.	
Demolition Groundworks - Excavation & Piling Construction Phase	Air emissions from burning on site	Increased air pollution. Destruction of ozone layer - release of PM2.5, PM10 Nuisance to neighbouring individuals in occupied buildings (residents & businesses). Operatives developing health problems including - respiratory diseases. Disturbance to local wildlife.	2	3	5	The burning of wastes is strictly forbidden on all JRL Group sites.	1	1	2	Control of Pollution Act 1974 Environmental Protection Act 1990 Noise & Statutory Nuisance Act 1993 Clean Air Act 1993 Clean Neighbourhoods and Environment Act 2005 Environment Act 2021	Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Section 61 consent can avoid fines and legal action. Implementing dust monitoring with notifications to alert site team if exceeding limits allows for changes to work process. Work in line with local council's Code of Construction Practice to ensure meeting area's best practice

Construction Environmental Management Plan (CEMP) Sparkle Street, Manchester



											measures. Regular dialogue with local community via newsletters and resident's meetings to inform residents of project programme.	
Demolition Groundworks - Excavation & Piling Construction Phase	Air emissions from dark smoke from plant and equipment	Increased air pollution. Destruction of ozone layer - release of PM2.5, PM10 Nuisance to neighbouring individuals in occupied buildings (residents & businesses). Operatives developing health problems including - respiratory diseases. Disturbance to local wildlife.	2	3	5	Conduct routine and major maintenance in accordance with manufacturer's guidance. Keep records of all inspections and maintenance works. No idling - shut down machinery when not in case or throttle down to a minimum idling speed if the former is not possible. Utilise new equipment with lower emissions - Stage V and above, and/or electric plant where available.	2	1	3	Control of Pollution Act 1974 Environmental Protection Act 1990 Noise & Statutory Nuisance Act 1993 Clean Air Act 1993 Clean Neighbourhoods and Environment Act 2005 Environment Act 2021	Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Section 61 consent can avoid fines and legal action. Implementing dust monitoring with notifications to alert site team if exceeding limits allows for changes to work process. Work in line with local council's Code of Construction Practice to ensure meeting area's best practice measures. Regular dialogue with local community via newsletters

Construction Environmental Management Plan (CEMP) Sparkle Street, Manchester



												and resident's meetings to inform residents of project programme.
Demolition Groundworks - Excavation & Piling	Odour release	Disturbance of neighbouring individuals in occupied buildings (residents & businesses). Release of chemicals which can be toxic. Develop health problems including - eye, nose and throat irritation, nausea, drowsiness, mental depression. Disturbance to local wildlife.	2	3	5	Conduct daily / weekly odour monitoring in line with site-specific documentation - sniff testing, Photo Ionisation Detector (PID) readings, tenax tube tests as necessary. Cover any stockpiles of odour-releasing materials. Misting system on site boundary hoarding.	2	1	3	Environmental Protection Act 1990 The Environmental Permitting (England & Wales) Regulations 2016 as Amended 2018	Nuisance to neighbouring residents/businesses/fauna. Risk of not complying with site-specific RMS requirements preventing planning condition discharge.	Implementing odour monitoring where required with result review to alert site team if exceeding limits allows for changes to work process. Work in line with site-specific remediation method statement to minimise odour release. Regular dialogue with local community via newsletters and resident's meetings to inform residents of

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												project programme.
Demolition Groundworks - Excavation & Piling Construction Phase	Vibration	Disturbance of neighbouring individuals in occupied buildings (residents & businesses). Disturbance to local wildlife.	2	3	5	Installing 24/7 vibration monitors with notifications when exceeding limits. Utilising low-impact construction methods especially with groundworks such as Continuous Flight Auger (CFA) piling method. Where feasible, carry out regular breaks during the work day where lower impact works are carried out only.	2	1	3	Control of Pollution Act 1974 Environmental Protection Act 1990 Noise & Statutory Nuisance Act 1993	Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Section 61 consent can avoid fines and legal action. Implementing vibration monitoring with notifications to alert site team if exceeding limits allows for changes to work process. Work in line with local council's Code of Construction Practice to ensure meeting area's best practice measures. Regular dialogue with local community via newsletters and resident's meetings to inform

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									residents of project programme.
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Demolition Groundworks - Excavation & Piling Construction Phase	Waste generation	Contamination issues when waste is disposed - land, air, water. Increase of the amount of waste to landfill within the UK. Increase of cost of disposal of waste. Use of natural resources.	3	2	5	Waste minimisation methods on site to reduce waste created in first instance. Reuse of materials on site including aggregates from demolition, timber formwork etc. Segregation of different waste streams at source to prevent contamination and support recycling. Selecting disposal destinations which have greater than 95% diversion from landfill as minimum. Recycling of concrete and aggregates at JRL Environmental's Silvertown yard through WRAP protocol. Use of offsite construction methods to minimise waste created on site. Regular waste collections organised from site to reduce amounts held on site. Covering skips and wagons removing waste to limit debris and air pollution. Packaging take-	1	1	2	Control of Pollution (Amendment) Act 1989 Environmental Protection Act 1990 Clean Neighbourhoods and Environment Act 2005 The Environmental Permitting (England & Wales) Regulations 2016 as Amended 2018 The Controlled Waste (England and Wales) Regulations 2012 The Environmental Noise, Site Waste Management Plans and Spreadable Fats etc. (Revocations and Amendments) Regulations 2013 The Waste (England & Wales) Regulation 2011 as Amended 2014 The Waste (Circular Economy) (Amendment) Regulations 2020 Environment Act 2021	Contamination to air, land and watercourses.	Circular economy statements and whole life cycle carbon assessments pushing further development of end of life strategy to waste on products, utilising waste as a resource. Selecting products with Environmental Product Declarations (EPDs) to push suppliers into reviewing end of life strategy for their products. Innovation of offsite construction methods and using s products which minimise waste generation. Segregation of wastes to increase reuse and recycling rates.
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						back schemes / reusable packaging with suppliers.													
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Construction Environmental Management Plan (CEMP) Sparkle Street, Manchester



Demolition Groundworks - Excavation & Piling Construction Phase	Hazardous waste generation	Contamination issues when waste is disposed - land, air, water. Increase of the amount of waste to landfill within the UK. Increase of cost of disposal of waste.	2	3	5	Waste minimisation methods on site to reduce waste created in first instance. Segregation of different waste streams at source to prevent contamination and support recycling. Selecting disposal destinations which have greater than 95% diversion from landfill as minimum. Use of offsite construction methods to minimise waste created on site. Containing hazardous waste in closed bins prior to collection. Locate waste storage area away from drains. Regular waste collections organised from site to reduce amounts held on site. Covering skips and wagons removing waste to limit debris and air pollution.	2	1	3	The Hazardous Waste (England & Wales) Regulations 2005 as Amended 2016 The Environmental Permitting (England & Wales) Regulations 2016 as Amended 2018 The Control of Asbestos Regulations 2012 The Controlled Waste (England and Wales) Regulations 2012 Environment Act 2021	Contamination to air, land and watercourses.	Circular economy statements and whole life cycle carbon assessments pushing further development of end of life strategy to waste on products, utilising waste as a resource. Selecting products with Environmental Product Declarations (EPDs) to push suppliers into reviewing end of life strategy for their products. Innovation of offsite construction methods and using s products which minimise waste generation. Segregation of wastes to increase reuse and recycling rates.
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Construction Phase - Drylining	Plasterboard waste generation	Contamination issues when waste is disposed - land, air, water. Increase of cost of disposal of waste. Use of natural resources. Separation of plasterboard which can't be disposed of in landfill.	2	3	5	Waste minimisation methods on site to reduce waste created in first instance. Segregation of different waste streams at source to prevent contamination and support recycling. Use of offsite construction methods to minimise waste created on site. Locate waste storage area away from drains. Regular waste collections organised from site to reduce amounts held on site. Covering skips and wagons removing waste to limit debris and air pollution. Offcuts used in other areas of the buildings to reduce wastage.	2	1	3	Control of Pollution (Amendment) Act 1989 Environmental Protection Act 1990 Clean Neighbourhoods and Environment Act 2005 The Environmental Permitting (England & Wales) Regulations 2016 as Amended 2018 The Controlled Waste (England and Wales) Regulations 2012 The Environmental Noise, Site Waste Management Plans and Spreadable Fats etc. (Revocations and Amendments) Regulations 2013 The Waste (England & Wales) Regulation 2011 as Amended 2014 The Waste (Circular Economy) (Amendment) Regulations 2020 Environment Act 2021	Contamination to air, land and watercourses.	Plasterboard segregation to avoid contamination fines. Circular economy statements and whole life cycle carbon assessments pushing further development of end of life strategy to waste on products, utilising waste as a resource. Selecting products with Environmental Product Declarations (EPDs) to push suppliers into reviewing end of life strategy for their products. Innovation of offsite construction methods and using products which minimise waste generation. Segregation of wastes to increase reuse and recycling rates.
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Demolition	Working with asbestos / waste containing asbestos	Contamination issues - land, air, water. Operatives developing health problems including - respiratory diseases.	2	3	5	Using dust extraction when cutting. Wearing the correct respirator - the higher the number, the better the protection (FFP1, FFP2, FFP3 respirators can reduce the amount of dust you breath by factors of 4, 10, 20 respectively). Dampening down of stockpiles, dusty works. Wheel washing facilities for vehicles exiting site. Double bagging and properly disposal of asbestos. Appropriate training provided to individuals.	2	1	3	Environmental Protection Act 1990 The Control of Asbestos Regulations 2012 The Environmental Permitting (England & Wales) Regulations 2016 as Amended 2018	Contamination to land and watercourses. Nuisance to neighbouring residents/businesses/fauna. Risk of not complying with site-specific RMS requirements preventing planning condition discharge.	Using specialist contractor where required. Utilising previously occupied land to reduce building on greenfield sites.
Demolition Groundworks - Excavation & Piling Construction Phase	Building on previously occupied land	Contamination issues - land, air, water. Operatives developing health problems including - respiratory diseases.	2	3	5	Following recommendations from geotechnical consultant and remediation method statement including watching briefs, validation testing. Appropriate training provided to individuals. Covering stockpiles where required. Dampening down of stockpiles.	2	1	3	Environmental Protection Act 1990 The Contaminated Land (England) Regulations 2006 as Amended 2012	Contamination to air, land and watercourses. Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Utilising previously occupied land to reduce building on greenfield sites.

Construction Environmental Management Plan (CEMP) Sparkle Street, Manchester



Demolition Groundworks - Excavation & Piling	Potential to uncover unknown contamination	Contamination issues - land, air, water. Operatives developing health problems including - respiratory diseases.	2	3	5	Following recommendations from geotechnical consultant and remediation method statement including watching briefs, validation testing. Appropriate training provided to individuals. Covering stockpiles where required. Dampening down of stockpiles.	2	1	3	Environmental Protection Act 1990 The Contaminated Land (England) Regulations 2006 as Amended 2012	Contamination to air, land and watercourses. Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Using specialist consultant where required. Utilising previously occupied land to reduce building on greenfield sites.
Demolition Groundworks - Excavation & Piling Construction Phase	Soil movement	Contamination issues - land, air, water. Operatives developing health problems including - respiratory diseases.	2	3	5	Following recommendations from geotechnical consultant and remediation method statement including watching briefs, validation testing. Appropriate training provided to individuals. Covering stockpiles where required. Dampening down of stockpiles.	2	1	3	Environmental Protection Act 1990 The Contaminated Land (England) Regulations 2006 as Amended 2012	Contamination to air, land and watercourses. Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Using specialist consultant where required. Utilising previously occupied land to reduce building on greenfield sites.
Demolition Groundworks - Excavation & Piling Construction Phase	Protection of historical / listed buildings and monuments	Damage to conservation of protected buildings and cultural assets.	2	3	5	Fencing of protected areas to prevent workforce entering area.	2	1	3	Historic Building and Ancient Monuments Act 1953 Ancient Monuments and Archaeological Areas Act 1979 National Heritage Act 2002 Planning (Listed Buildings and	Risk of fines and legal action stopping workings.	Using specialist consultant where required. Utilising previously occupied land to reduce building on greenfield sites. Retained

Construction Environmental Management Plan (CEMP) Sparkle Street, Manchester



									Conservation Area) Act 1990		features reduce embodied carbon and new materials of future building.	
Demolition Groundworks - Excavation & Piling Construction Phase	Fuel consumption	Burning of diesel / petrol fuels creates carbon emissions. Risk of fuel spillages.	2	2	4	Use of alternative fuels such as HVO or electric plant to reduce fuel consumption. Fuel consumption reported on a monthly basis.	1	1	2	Climate Change Act 2008 Climate Change Act 2008 (2050 Target Amendment) Order 2019 The Energy Savings Opportunity Scheme Regulations 2014 The Companies (Directors’ Report) and Limited Liability Partnerships (Energy and Carbon Report) Regulations 2018	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Reductions in fuel and energy consumption equate to reduce running costs. Reduction in carbon emissions reducing whole life cycle carbon analysis results.
Demolition Groundworks - Excavation & Piling Construction Phase	Task lighting	Disturbance of neighbouring individuals in occupied buildings (residents & businesses). Light pollution. Disturbance to local wildlife.	2	1	3	Lighting to be installed with timeclocks to ensure all non-security lighting switched off at end of day. Lighting placement considered and installed in down-facing position.	1	1	2	Control of Pollution Act 1974 Environmental Protection Act 1990 Noise & Statutory Nuisance Act 1993 Clean Neighbourhoods and Environment Act 2005 Environment Act 2021	Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings. Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Section 61 consent can avoid fines and legal action. Implementing time clocks and/or motion sensors to ensure all lighting turned off when areas not in use. Work in line with local council's Code of Construction Practice to

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											ensure meeting area's best practice measures. Regular dialogue with local community via newsletters and resident's meetings to inform residents of project programme.	
Demolition Groundworks - Excavation & Piling Construction Phase	Use of generators	Use of generators where no connection to mains using diesel / HVO thus creating carbon emissions. Failure of generator could lead to leak/spillage of fuel - potential contamination to ground or drainage. Generator fire causes toxic fumes, loss of fuel to ground or site drainage.	2	2	4	Spill kit and EnviroPads / plant nappies to be available close to the generator and bowser used for fuelling. Generator and bowser to be located on impermeable surface where feasible. Bowser to have self contained bunding - 110% capacity. Using Stage V generators within NRMM Central Activity Zone and Opportunity Area as minimum, Stage V in Greater London.	1	2	3	Control of Pollution Act 1974 Environmental Protection Act 1990 Noise & Statutory Nuisance Act 1993 Clean Neighbourhoods and Environment Act 2005 Climate Change Act 2008 Climate Change Act 2008 (2050 Target Amendment) Order 2019 The Energy Savings Opportunity Scheme Regulations 2014 The Companies (Directors' Report) and Limited Liability Partnerships (Energy and Carbon Report) Regulations 2018	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Reductions in fuel and energy consumption equate to reduce running costs. Reduction in carbon emissions reducing whole life cycle carbon analysis results.

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Demolition Groundworks - Excavation & Piling Construction Phase	Electricity consumption	Depletion of natural resources (fossil fuels). Carbon emissions from electricity generation.	2	2	4	Ensuring electricity consuming plant / lighting are switched off when not in use. Utilising energy efficient machinery.	1	2	3	Climate Change Act 2008 Climate Change Act 2008 (2050 Target Amendment) Order 2019 The Energy Savings Opportunity Scheme Regulations 2014 The Companies (Directors' Report) and Limited Liability Partnerships (Energy and Carbon Report) Regulations 2018	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Reductions in fuel and energy consumption equate to reduce running costs. Reduction in carbon emissions reducing whole life cycle carbon analysis results.
Demolition Groundworks - Excavation & Piling Construction Phase	Water consumption	Depletion of natural resources.	2	2	4	Water efficient equipment. Ensure no water consuming equipment left on when not in use. Leak detection to cut off supply if required.	1	2	3	Environmental Protection Act 1990 Water Industry Act 1991 Environment Act 2021	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Reductions in water consumption equate to reduce running costs. Reduction in carbon emissions reducing whole life cycle carbon analysis results.

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Demolition Groundworks - Excavation & Piling Construction Phase	Vehicle movements	Disturbance of neighbouring individuals in occupied buildings (residents & businesses). Increased noise, traffic congestion. Carbon emissions from vehicles. Disturbance to local wildlife.	3	2	5	Using newer vehicles with less emissions - Euro 6 which are compliant with London's ULEZ and other city's similar low emission zones. JRL Group vehicles certified to FORS Gold standard. Preference of FORS Silver standard for all other vehicles delivering to site. Sites undertaking CLOCS checks at the gates. Limiting number of deliveries by sending away material/equipment on empty wagons. Booking in deliveries to prevent vehicles showing up within same delivery slot and calculate carbon emissions. Ensuring vehicles do not show up before or after site opening hours, following the site's traffic management plan.	2	1	3	Highways Act 1980 Environmental Protection Act 1990 Environment Act 2021	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Reductions in fuel and energy consumption equates to reducing running costs. Reduction in carbon emissions reducing whole life cycle carbon analysis results. Section 61 consent can avoid fines and legal action. Work in line with local council's Code of Construction Practice to ensure meeting area's best practice measures. Regular dialogue with local community via newsletters and resident's meetings to inform residents of project programme.
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Demolition Groundworks - Excavation & Piling	Transportation of dangerous goods including asbestos	Disturbance of neighbouring individuals in occupied buildings (residents & businesses). Increased noise, traffic congestion. Carbon emissions from vehicles. Disturbance to local wildlife.	3	2	5	Using newer vehicles with less emissions - Euro 6 which are compliant with London's ULEZ and other city's similar low emission zones. JRL Group vehicles certified to FORS Gold standard. Preference of FORS Silver standard for all other vehicles delivering to site. Sites undertaking CLOCS checks at the gates. Limiting number of deliveries by sending away material/equipment on empty wagons. Booking in deliveries to prevent vehicles showing up within same delivery slot and calculate carbon emissions. Ensuring vehicles do not show up before or after site opening hours, following the site's traffic management plan.	2	1	3	The Carriage of Dangerous Goods and use of Transportable Pressure Equipment Regulations 2009 as Amended 2011 The Control of Asbestos Regulations 2012	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Reductions in fuel and energy consumption equate to reduce running costs. Reduction in carbon emissions reducing whole life cycle carbon analysis results. Section 61 consent can avoid fines and legal action. Work in line with local council's Code of Construction Practice to ensure meeting area's best practice measures. Regular dialogue with local community via newsletters and resident's meetings to inform residents of project programme.
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Demolition Groundworks - Excavation & Piling Construction Phase	Transportation of waste for disposal	Disturbance of neighbouring individuals in occupied buildings (residents & businesses). Increased noise, traffic congestion. Carbon emissions from vehicles. Disturbance to local wildlife.	3	2	5	Using newer vehicles with less emissions - Euro 6 which are compliant with London's ULEZ and other city's similar low emission zones. JRL Group vehicles certified to FORS Gold standard. Preference of FORS Silver standard for all other vehicles delivering to site. Sites undertaking CLOCS checks at the gates. Limiting number of deliveries by sending away material/equipment on empty wagons. Booking in deliveries to prevent vehicles showing up within same delivery slot and calculate carbon emissions. Ensuring vehicles do not show up before or after site opening hours, following the site's traffic management plan.	2	1	3	The Controlled Waste (Registration of Carriers and Seizure of Vehicles) Regulations 1991 as Amended 1998 Deregulation and Contracting Out Act 1994 Finance Act 1996 as Amended 2018 Scrap Metal Dealers Act 2013 The Unauthorised Deposit of Waste (Fixed Penalties) Regulations 2016	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Reductions in fuel and energy consumption equates to reducing running costs. Reduction in carbon emissions reducing whole life cycle carbon analysis results. Section 61 consent can avoid fines and legal action. Work in line with local council's Code of Construction Practice to ensure meeting area's best practice measures. Regular dialogue with local community via newsletters and resident's meetings to inform residents of project programme.
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Demolition Groundworks - Excavation & Piling Construction Phase	Track-out onto local road network	Disturbance of neighbouring individuals in occupied buildings (residents & businesses). Disturbance to local wildlife. Silt pollution via drainage.	3	2	5	Wheel washing facilities for vehicles exiting site. Use of roadsweeper on local road network around site. Drain guards installed in drains on and around site boundary.	2	1	3	Highways Act 1980 Environmental Protection Act 1990 Environment Act 2021	Contamination to air, land and watercourses. Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Fines and legal implications can be avoided.
Demolition Groundworks - Excavation & Piling Construction Phase	Working within or near to designated sites (SSSI, Ramsar etc)	Disturbance to local wildlife.	2	2	4	Appointing an ecologist to complete a site survey prior to any works commence to ensure no nesting birds or similarly protected species are on site. Carrying out site clearance and demolition works outside of nesting bird season.	1	1	2	Wildlife and Countryside Act 1981 Countryside and Rights of Wat Act 2000 Natural Environment & Rural Communities Act 2006 The Conservation of Habitats and Species Regulations 2017 Environment Act 2021	Risk of fines and legal action stopping workings.	Fines and legal implications can be avoided.
Demolition Groundworks - Excavation & Piling	Clearing of shrubbery to allow for construction of development - destruction of habitat	Risk of damage of bird nests or any structure used for shelter of a schedule 5 listed animal. Risk of uprooting or destroying schedule 8 listed plant species. Release or allow to escape into the wild any non-native animal. Risk of damage to trees subject to a tree preservation order.	2	2	4	Appointing an ecologist to complete a site survey prior to any works commence to ensure no nesting birds or similarly protected species are on site. Carrying out site clearance and demolition works outside of nesting bird season.	1	1	2	Wildlife and Countryside Act 1981 Environmental Protection Act 1990 Town and Country Planning Act 1990 Protection of Badgers Act 1992 The Conservation of Habitats and Species Regulations 2017 The Invasive Alien Species (Enforcement and Permitting) Order 2019 Environment Act 2021 Environment Act 2021	Risk of fines and legal action stopping workings.	Fines and legal implications can be avoided.

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Demolition Groundworks - Excavation & Piling Construction Phase	Retained trees on site	Risk of damage to trees subject to a tree preservation order. Disturbance to local wildlife.	2	2	4	Fencing off area where TPOs growing for protection from construction works. Contacting local authority for approval if requirement to prune or remove tree.	1	1	2	Town and Country Planning Act 1990 The Town and Country Planning (Tree Preservation)(England) Regulations 2012	Risk of fines and legal action stopping workings.	Fines and legal implications can be avoided.
Demolition Groundworks - Excavation & Piling Construction Phase	Retained hedgerows on site	Disturbance to local wildlife.	2	2	4	Fencing off area where hedgerow growing for protection from construction works. Contacting local authority for approval if requirement to prune or remove tree.	1	1	2	The Hedgerows Regulations 1997	Risk of fines and legal action stopping workings.	Fines and legal implications can be avoided.
Demolition Groundworks - Excavation & Piling Construction Phase	Working on sites with Japanese Knotweed and similar invasive species are present	Disturbance to local wildlife.	2	2	4	Removal of invasive species such as Japanese Knotweed by specialist contractor. Fencing off area where invasive species growing until safe removal can occur.	1	1	2	Wildlife and Countryside Act 1981 as Amended 2004 Environmental Protection Act 1990 Town and Country Planning Act 1990 Natural Environment & Rural Communities Act 2006 Anti-social Behaviour, Crime and Policing Act 2014 Infrastructure Act 2014	Risk of fines and legal action stopping workings. Contamination to air, land and watercourses.	Fines and legal implications can be avoided.

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Demolition Groundworks - Excavation & Piling Construction Phase	Working in or close to watercourses	Disturbance to local wildlife.	2	2	4	Eliminating methods of construction which would require working within the watercourse. Selection of materials carefully to protect the environment. Store materials and waste over 10m away from any watercourse and ensure containment measures in place. Application of relevant Environment Agency (EA), Marine Management Organisation (MMO) permits / licences as required.	1	1	2	Land Drainage Act 1991 Water Resources Act 1991 Flood and Water Management Act 2010	Risk of fines and legal action stopping workings. Contamination to air, land and watercourses.	Fines and legal implications can be avoided.
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Demolition Groundworks - Excavation & Piling Construction Phase	Concrete washout - waste water disposal	Stormwater polluted with debris / chemicals from demolition / construction activities. Disturbance to local wildlife.	2	3	5	Recycle wastewater from washing of mixer trucks, drum mixers and similar equipment wherever practical to minimise wastewater discharge. Provide standby pumping for recycling system to avoid pollution from wastewater overflow. After treatment of surplus wastewater for silt by means of siltation tank and pH adjustment facilities to pH 6-10, discharge into foul sewer. Employ more elaborate treatment for discharge into stormwater drains. Treat all contaminated surface water from concrete operations with appropriate facilities.	2	1	3	Land Drainage Act 1991 Water Resources Act 1991 Flood and Water Management Act 2010	Risk of fines and legal action stopping workings. Contamination to air, land and watercourses.	Fines and legal implications can be avoided.
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Groundworks - Excavation & Piling	Water discharge	Stormwater polluted with sediment from demolition / construction activities. Disturbance to local wildlife.	2	2	4	Use of sediment tank systems to clean water before discharge. Application of trade effluent or ground water discharge licences as required.	2	1	3	The Trade Effluent (Prescribed Processes and Substances) Regulations 1989 as Amended 1992 Water Industry Act 1991 as Amended 1999 The Control of Pollution (Applications, Appeals and Registers) Regulations 1996 The Groundwater (England & Wales) Regulations 2009 Water Act 2003	Risk of fines and legal action stopping workings. Contamination to air, land and watercourses.	Fines and legal implications can be avoided.
Demolition Groundworks - Excavation & Piling Construction Phase	Use and storage of Oil	Stormwater polluted with oil from demolition / construction activities. Disturbance to local wildlife. Depletion of natural resources. Contamination - land, air, water.	2	3	5	Storage of drums on bunds with 110% capacity. Bowlers used which are double bunded. Limiting supplies on site to what is required. Spill kits available close to storage and areas of use. EnviroPads utilised when refuelling. Disposal of used spill kits within hazardous waste bins/Hazibags.	2	2	4	The Control of Pollution (Oil Storage) (England) Regulations 2001	Risk of fines and legal action stopping workings. Contamination to air, land and watercourses.	Fines and legal implications can be avoided.

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Demolition Groundworks - Excavation & Piling Construction Phase	Use and storage of COSHH materials	Stormwater polluted with chemicals from demolition / construction activities. Disturbance to local wildlife. Depletion of natural resources. Contamination - land, air, water.	3	3	6	Storage of drums on bunds with 110% capacity. Bowsers used which are double banded. Limiting supplies on site to what is required. Spill kits available close to storage and areas of use. EnviroPads utilised when refuelling. Disposal of used spill kits within hazardous waste bins/Hazibags.	2	2	4	The Control of Substances Hazardous to Health Regulations 2002 as Amended 2004 The REACH Enforcement Regulations 2008 The Chemicals (Hazard Information and Packaging for Supply) Regulations 2009	Risk of fines and legal action stopping workings. Contamination to air, land and watercourses.	Fines and legal implications can be avoided.
Demolition Groundworks - Excavation & Piling Construction Phase	Spillage of chemicals or fuel	Stormwater polluted with chemicals / fuel from demolition / construction activities. Disturbance to local wildlife. Depletion of natural resources. Contamination - land, air, water.	2	2	4	Storage of drums on bunds with 110% capacity. Bowsers used which are double banded. Limiting supplies on site to what is required. Spill kits available close to storage and areas of use. EnviroPads utilised when refuelling. Disposal of used spill kits within hazardous waste bins/Hazibags.	1	2	3	The Control of Pollution (Oil Storage) (England) Regulations 2001 The Control of Substances Hazardous to Health Regulations 2002 as Amended 2004 The REACH Enforcement Regulations 2008 The Chemicals (Hazard Information and Packaging for Supply) Regulations 2009	Risk of fines and legal action stopping workings. Contamination to air, land and watercourses.	Fines and legal implications can be avoided.
Construction Phase	Storage of materials	Fire hazard of cardboard packaging and combustible materials.	1	2	3	Creating appropriate storage areas. Just in time deliveries to prevent stockpiles of unnecessary amounts of material.	1	1	2	Environmental Protection Act 1990 Environment Act 2021	Contamination to air, land and watercourses.	Fines and legal implications can be avoided.

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						Storing combustible material away from COSHH store and gas canisters.						
Construction Phase	Welding - air quality	Air pollution - outputs from welding processes are welding fumes, radiation, UV light, flames and welding gas mixtures. Carbon emissions. Operatives developing health problems including - respiratory diseases.	2	2	4	Utilise different methods of welding which produce less fume. Use safety visor and overalls to shield from UV light. Wearing the correct respirator - the higher the number, the better the protection (FFP1, FFP2, FFP3 respirators can reduce the amount of dust you breath by factors of 4, 10, 20 respectively).	1	2	3	Control of Pollution Act 1974 Environmental Protection Act 1990 Noise & Statutory Nuisance Act 1993 Clean Air Act 1993 Clean Neighbourhoods and Environment Act 2005 Environment Act 2021	Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Fines and legal implications can be avoided.
Tower Crane / Hoist Use	Poor weather conditions - limiting ability for crane/hoist use	Poor weather can result in cranes not being able to carry out works, impacting programme and potential jumping / dismantling of cranes which might have required Section 61 dispensation.	2	1	3	Agreeing consecutive weekends of dispensation with local authorities so a back-up is available if required.	1	1	2	Control of Pollution Act 1974	Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Section 61 consent can avoid fines and legal action.

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Tower Crane / Hoist Use	Noise from 24/7 switched on power / lifting services	Disturbance of neighbouring individuals in occupied buildings (residents & businesses). Operatives develop health problems including - hearing loss, stress related illness, high blood pressure. Disturbance to local wildlife.	3	2	5	Installing 24/7 noise monitoring using Class 1 noise monitors with notifications when exceeding defined limits. Use of acoustic blankets around noisy plant to minimise impact of noise. Provide hearing protection to workforce. Where feasible, carry out regular breaks during the work day where quieter works only are undertaken.	2	1	3	Control of Pollution Act 1974 Environmental Protection Act 1990 Noise & Statutory Nuisance Act 1993 The Noise Emissions in the Environment by Equipment for Use Outdoors Regulations 2001 as Amended 2005 The Control of Noise (Code of Practice for Construction and Open Sites) (England) Order 2015	Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Section 61 consent can avoid fines and legal action. Implementing noise monitoring with notifications to alert site team if exceeding limits allows for changes to work process. Work in line with local council's Code of Construction Practice to ensure meeting area's best practice measures. Regular dialogue with local community via newsletters and resident's meetings to inform residents of project programme.
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Commissioning & Handover	Air emissions	Disturbance of neighbouring individuals in occupied buildings (residents & businesses). Operatives develop health problems including - hearing loss, stress related illness, high blood pressure. Disturbance to local wildlife.	2	3	5	Installing 24/7 dust monitoring using MCERTs certified dust monitors with notifications when exceeding defined limits. Using dust extraction when cutting. Wearing the correct respirator - the higher the number, the better the protection (FFP1, FFP2, FFP3 respirators can reduce the amount of dust you breath by factors of 4, 10, 20 respectively). Dampening down of stockpiles, dusty works. Wheel washing facilities for vehicles exiting site.	2	1	3	Control of Pollution Act 1974 Environmental Protection Act 1990 Noise & Statutory Nuisance Act 1993 Clean Air Act 1993 Clean Neighbourhoods and Environment Act 2005 Environment Act 2021	Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Fines and legal implications can be avoided.
Commissioning & Handover	Leakage of chemically-contaminated water	Consumption of chemicals for testing which could leak and cause ground contamination. Discharge of wastewater arising from sample collection. Watercourse pollution through sewer discharge.	2	3	5	Limiting supplies on site to what is required. Spill kits available close to storage and areas of use. EnviroPads utilised when refuelling. Disposal of used spill kits within hazardous waste bins/Hazibags.	2	1	3	Control of Pollution Act 1974 Environmental Protection Act 1990 Clean Neighbourhoods and Environment Act 2005 Environment Act 2021	Contamination to air, land and watercourses.	Fines and legal implications can be avoided.

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Servicing of Plant and Machinery	Spillage of chemicals or fuel	Contaminants could filtrate into ground affecting microbiology of soil and surrounding landscape. Disturbance to wildlife.	2	2	4	Storage of drums on bunds with 110% capacity. Bowzers used which are double banded. Limiting supplies on site to what is required. Spill kits available close to storage and areas of use. EnviroPads utilised when refuelling. Disposal of used spill kits within hazardous waste bins/Hazibags.	1	2	3	The Control of Substances Hazardous to Health Regulations 2002 as Amended 2004 The REACH Enforcement Regulations 2008 The Chemicals (Hazard Information and Packaging for Supply) Regulations 2009	Contamination to air, land and watercourses.	Fines and legal implications can be avoided.
Servicing of Plant and Machinery	Cleaning of plant and machinery	Pollutant wash out entering drains or local environment. Contamination of groundwater.	2	2	4	Washing machinery down away from watercourses. Using drain guards to prevent silt / oil entering drainage system.	1	2	3	Control of Pollution Act 1974 The Control of Substances Hazardous to Health Regulations 2002 as Amended 2004 The REACH Enforcement Regulations 2008 The Chemicals (Hazard Information and Packaging for Supply) Regulations 2009	Contamination to air, land and watercourses.	Fines and legal implications can be avoided.

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Servicing of Plant and Machinery	Welding - air quality	Air pollution - outputs from welding processes are welding fumes, radiation, UV light, flames and welding gas mixtures. Carbon emissions. Operatives developing health problems including - respiratory diseases.	2	2	4	Utilise different methods of welding which produce less fume. Use safety visor and overalls to shield from UV light. Wearing the correct respirator - the higher the number, the better the protection (FFP1, FFP2, FFP3 respirators can reduce the amount of dust you breath by factors of 4, 10, 20 respectively).	1	2	3	Control of Pollution Act 1974 Environmental Protection Act 1990 Noise & Statutory Nuisance Act 1993 Clean Air Act 1993 Clean Neighbourhoods and Environment Act 2005 Environment Act 2021	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Fines and legal implications can be avoided.
Offices & Welfare (including canteen and WCs)	Noise from offices	Disturbance of neighbouring individuals in occupied buildings (residents & businesses). Disturbance to local wildlife.	1	1	2	Limiting noisy works to outside of office setting.	1	1	2	Control of Pollution Act 1974 Environmental Protection Act 1990 Noise & Statutory Nuisance Act 1993 The Noise Emissions in the Environment by Equipment for Use Outdoors Regulations 2001 as Amended 2005 The Control of Noise (Code of Practice for Construction and Open Sites) (England) Order 2015	Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Regular dialogue with local community via newsletters and resident's meetings to inform residents of project programme.

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Offices & Welfare (including canteen and WCs)	Waste generation	Contamination issues when waste is disposed - land, air, water. Increase of the amount of waste to landfill within the UK. Increase of cost of disposal of waste. Use of natural resources.	3	1	4	Waste minimisation methods on site to reduce waste created in first instance. Reuse of materials on site including aggregates from demolition, timber formwork etc. Segregation of different waste streams at source to prevent contamination and support recycling. Selecting disposal destinations which have greater than 95% diversion from landfill as minimum. Recycling of concrete and aggregates at JRL Environment's Silvertown yard through WRAP protocol. Use of offsite construction methods to minimise waste created on site. Regular waste collections organised from site to reduce amounts held on site. Covering skips and wagons removing waste to limit debris and air pollution. Packaging take-	1	1	2	Control of Pollution (Amendment) Act 1989 Environmental Protection Act 1990 Clean Neighbourhoods and Environment Act 2005 The Environmental Permitting (England & Wales) Regulations 2016 as Amended 2018 The Controlled Waste (England and Wales) Regulations 2012 The Environmental Noise, Site Waste Management Plans and Spreadable Fats etc. (Revocations and Amendments) Regulations 2013 The Waste (England & Wales) Regulation 2011 as Amended 2014 The Waste (Circular Economy) (Amendment) Regulations 2020 Environment Act 2021	Contamination to air, land and watercourses.	Fines and legal implications can be avoided. Circular economy statements and whole life cycle carbon assessments pushing further development of end of life strategy to waste on products, utilising waste as a resource. Selecting products with Environmental Product Declarations (EPDs) to push suppliers into reviewing end of life strategy for their products. Innovation of offsite construction methods and using products which minimise waste generation. Segregation of wastes to increase reuse and recycling rates.
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						back schemes / reusable packaging with suppliers.						
Offices & Welfare (including canteen and WCs)	Use of refrigerant (air conditioning units)	Climate change. Depletion of ozone. Risk of leakage.	1	2	3	Correct commissioning and regular maintained inspections.	1	1	2	The Fluorinated Greenhouse Gases Regulations 2015	Contamination to air, land and watercourses.	Fines and legal implications can be avoided.

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Offices & Welfare (including canteen and WCs)	Use of COSHH - cleaning products	Contamination issues when waste is disposed - land, air, water.	1	1	2	Storage of drums on bunds with 110% capacity. Bowlers used which are double bunded. Limiting supplies on site to what is required. Spill kits available close to storage and areas of use. EnviroPads utilised when refuelling. Disposal of used spill kits within hazardous waste bins/Hazibags.	1	1	2	The Control of Substances Hazardous to Health Regulations 2002 as Amended 2004 The REACH Enforcement Regulations 2008 The Chemicals (Hazard Information and Packaging for Supply) Regulations 2009	Contamination to air, land and watercourses.	Fines and legal implications can be avoided.
Offices & Welfare (including canteen and WCs)	Spillage of chemicals - cleaning products	Disturbance to local wildlife. Depletion of natural resources. Contamination - land, air, water.	1	1	2	Storage of drums on bunds with 110% capacity. Bowlers used which are double bunded. Limiting supplies on site to what is required. Spill kits available close to storage and areas of use. EnviroPads utilised when refuelling. Disposal of used spill kits within hazardous waste bins/Hazibags.	1	1	2	The Control of Substances Hazardous to Health Regulations 2002 as Amended 2004 The REACH Enforcement Regulations 2008 The Chemicals (Hazard Information and Packaging for Supply) Regulations 2009	Contamination to air, land and watercourses.	Fines and legal implications can be avoided.

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Offices & Welfare (including canteen and WCs)	Disposal of used cooking oil	Contamination issues when waste is disposed - land, air, water. Disturbance to wildlife.	3	1	4	Correct disposal of oil - not down drains. Selecting environmentally friendly types of cooking oil.	1	1	2	The Control of Pollution (Oil Storage) (England) Regulations 2001	Contamination to air, land and watercourses.	Fines and legal implications can be avoided. Circular economy statements and whole life cycle carbon assessments pushing further development of end of life strategy to waste on products, utilising waste as a resource. Segregation of wastes to increase reuse and recycling rates.
Offices & Welfare (including canteen and WCs)	Use of paper	Use of natural resources.	3	1	4	Limit printing if able, double-sided printing to prevent amount used.	1	1	2	Environmental Protection Act 1990 Environment Act 2021	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Circular economy statements and whole life cycle carbon assessments pushing further development of end of life strategy to waste on products, utilising waste as a resource. Selecting products with Environmental Product Declarations (EPDs) to push suppliers into

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											reviewing end of life strategy for their products. Innovation of offsite construction methods and using s products which minimise waste generation. Segregation of wastes to increase reuse and recycling rates.	
Offices & Welfare (including canteen and WCs)	Energy consumption	Use of natural resources.	2	2	4	Ensuring electricity consuming equipment / lighting are switched off when not in use. Utilising energy efficient equipment.	1	1	2	Climate Change Act 2008 Climate Change Act 2008 (2050 Target Amendment) Order 2019 The Energy Savings Opportunity Scheme Regulations 2014 The Companies (Directors' Report) and Limited Liability Partnerships (Energy and Carbon Report) Regulations 2018	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Reductions in fuel and energy consumption equate to reduce running costs. Reduction in carbon emissions reducing whole life cycle carbon analysis results.
Offices & Welfare (including canteen and WCs)	Water consumption	Use of natural resources.	2	1	3	Water efficient equipment. Ensure no water consuming equipment left on when not in use. Leak detection to cut off supply if required.	1	1	2	Environmental Protection Act 1990 Water Industry Act 1991 Environment Act 2021	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Reductions in water consumption equate to reduce running costs. Reduction in carbon emissions reducing whole life cycle

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											carbon analysis results.	
Offices & Welfare (including canteen and WCs)	Printing services - toner use	Contamination issues when waste is disposed - land, air, water. Increase of the amount of waste to landfill within the UK. Increase of cost of disposal of waste. Use of natural resources.	3	1	4	Recycling toner to reduce waste to landfill.	1	1	2	The Waste Electrical and Electronic Equipment Regulations 2013 as Amended 2018	Risk of fines and legal action stopping workings.	Despite the resin, toner printing is, in some ways, very eco-friendly because it emits no toxins into the environment and has a high-efficiency transfer rate. Very little waste is created, and there is no ink to discard at the end of the process.

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Offices & Welfare (including canteen and WCs)	Generation of waste electrical equipment	Contamination issues when waste is disposed - land, air, water. Increase of the amount of waste to landfill within the UK. Increase of cost of disposal of waste. Use of natural resources.	3	1	4	Selecting disposal destinations which have greater than 95% diversion from landfill as minimum. Refurbishing old IT equipment rather than replacing new.	1	1	2	The Environmental Permitting (England & Wales) Regulations 2016 as Amended 2018 The Waste Batteries and Accumulators Regulations 2009 The Waste (England & Wales) Regulation 2011 as Amended 2014 The Controlled Waste (England and Wales) Regulations 2012 The Waste Electrical and Electronic Equipment Regulations 2013 as Amended 2018 Environment Act 2021	Risk of fines and legal action stopping workings. Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Promote reuse and recycling of electrical equipment. Fines and legal implications can be avoided.
Offices & Welfare (including canteen and WCs)	Sewage discharge	Contamination - land, air, water. Disturbance to wildlife.	2	1	3	Correct treatment of wastewater prior to discharge eg. Septic tank.	1	1	2	The Trade Effluent (Prescribed Processes and Substances) Regulations 1989 as Amended 1992 Water Industry Act 1991 as Amended 1999 The Control of Pollution (Applications, Appeals and Registers) Regulations 1996 The Groundwater (England & Wales) Regulations 2009 Water Act 2003	Nuisance to neighbouring residents/businesses/fauna. Risk of fines and legal action stopping workings.	Fines and legal implications can be avoided.

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Procurement	Timber procurement and use - temporary and permanent	Using natural resources.	3	1	4	Selecting timber products with FSC or PEFC certification chain of custody. Reuse of timber formwork, pallets etc where feasible.	1	1	2	Modern Slavery Act 2015 The Forest Law Enforcement, Governance and Trade Regulations 2012 The Timber and Timber Products (Placing on the Market) Regulations 2013 The Modern Slavery Act 2015 (Transparency in Supply Chains) Regulations 2015	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Selecting suppliers and products who have a certified FSC or PEFC or similar to ensure suppliers taking accountability for their own environmental processes and procedures. Selecting products with Environmental Product Declarations (EPDs) to push suppliers into reviewing end of life strategy for their products. Innovation of offsite construction methods and using products which minimise waste generation.
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Procurement	Non-certified material procurement (sustainable certifications)	Using natural resources. Not taking responsibility for material selection.	3	1	4	Selecting suppliers and products who have a certified ISO14001 EMS and BES 6001 or similar to ensure suppliers taking accountability for their own environmental processes and procedures. Selecting products with Environmental Product Declarations (EPDs) to push suppliers into reviewing end of life strategy for their products. Innovation of offsite construction methods and using s products which minimise waste generation.	1	1	2	Modern Slavery Act 2015 The Forest Law Enforcement, Governance and Trade Regulations 2012 The Timber and Timber Products (Placing on the Market) Regulations 2013 The Modern Slavery Act 2015 (Transparency in Supply Chains) Regulations 2015	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Selecting suppliers and products who have a certified ISO14001 EMS and BES 6001 or similar to ensure suppliers taking accountability for their own environmental processes and procedures. Selecting products with Environmental Product Declarations (EPDs) to push suppliers into reviewing end of life strategy for their products. Innovation of offsite construction methods and using s products which minimise waste generation.
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Procurement	Sourcing materials with low embodied carbon	Using natural resources. Not taking responsibility for material selection.	3	1	4	Selecting products with Environmental Product Declarations (EPDs) to push suppliers into reviewing end of life strategy for their products. Innovation of offsite construction methods and using s products which minimise waste generation.	1	1	2	Modern Slavery Act 2015 The Forest Law Enforcement, Governance and Trade Regulations 2012 The Timber and Timber Products (Placing on the Market) Regulations 2013 The Modern Slavery Act 2015 (Transparency in Supply Chains) Regulations 2015	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Circular economy statements and whole life cycle carbon assessments pushing further development of end of life strategy to waste on products, utilising waste as a resource. Selecting products with Environmental Product Declarations (EPDs) to push suppliers into reviewing end of life strategy for their products. Innovation of offsite construction methods and using s products which minimise waste generation.
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Procurement	Not utilising local suppliers for procurement	Using natural resources. Not taking responsibility for material selection.	3	1	4	Review of local suppliers to the project and allow for these to tender packages of work / equipment.	1	1	2	Modern Slavery Act 2015 The Forest Law Enforcement, Governance and Trade Regulations 2012 The Timber and Timber Products (Placing on the Market) Regulations 2013 The Modern Slavery Act 2015 (Transparency in Supply Chains) Regulations 2015	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Circular economy statements and whole life cycle carbon assessments pushing further development of end of life strategy to waste on products, utilising waste as a resource. Selecting products with Environmental Product Declarations (EPDs) to push suppliers into reviewing end of life strategy for their products. Innovation of offsite construction methods and using products which minimise waste generation.
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Procurement	Plastic packaging - disposal	Using natural resources. Not taking responsibility for material selection.	3	1	4	Take-back schemes to prevent disposal of plastics on site and provide higher rates of recycling. Requesting materials with little to no packaging if available.	1	1	2	Modern Slavery Act 2015 The Plastic Packaging Tax (General) Regulations 2022	Contamination to air, land and watercourses. Carbon emissions leading to climate change and whole life carbon of a project.	Circular economy statements and whole life cycle carbon assessments pushing further development of end of life strategy to waste on products, utilising waste as a resource. Selecting products with Environmental Product Declarations (EPDs) to push suppliers into reviewing end of life strategy for their products. Innovation of offsite construction methods and using products which minimise waste generation.
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Procurement	Selecting MEP equipment	Using natural resources. Not taking responsibility for material selection. Noise-impact of the finished building by not following design recommendations and background noise surveys.	3	1	4	Selecting efficient equipment.	1	1	2	Control of Pollution Act 1974 Environmental Protection Act 1990 Noise & Statutory Nuisance Act 1993 The Noise Emissions in the Environment by Equipment for Use Outdoors Regulations 2001 as Amended 2005	Nuisance to neighbouring residents/businesses/fauna. Risk of not complying with local authority planning consent.	Fines and legal implications can be avoided.
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Score Criteria:

Score Criteria			
Likelihood	1 - Very Unlikely	2 - Likely	3 - Certain
Severity	1 - Minor	2 - Moderate	3 - Very High
Gross Impact	1 - 3 - Minor	4 - Significant	3 - Certain

Net Impact Score	Criteria
1 - 3 - Negligible	No additional control measures required.
4 - Significant	Aspect should be monitored and additional control measures may be required.
5 - 6 - Unacceptable	Activity generating this activity plus control measures must be reviewed.

