CONSTRUCTION ENVIRONMENTAL MANAGEMENT PLAN

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Revision Control

Rev No	Date issued	Prepared by	Approved by	Comments
001	13.01.26	Caolan McCool		1st Issue
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Revision Log

Rev No	Details
001	1st Issue
002	Updated Noise & Vibration additional 6.18(a) to include similar narrative to the DMP

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1 Introduction

This Construction Environmental Management Plan (CEMP) sets out how GMI will plan to and achieve the highest level of Sustainability, Energy and Environmental performance.

This CEMP records the arrangements for managing the significant Sustainability and Environmental risks on the project. In developing the arrangements for managing the significant risks, there are a number of documents prepared to support this CEMP. Any amendments to them will not result in amendments to this Plan.

Note: this CEMP must be reviewed every 3 months or where there are substantial changes to project programme and impacts; whichever comes sooner. If, upon review, no changes are required, a signature and date (even handwritten) in the revision log will be sufficient record.

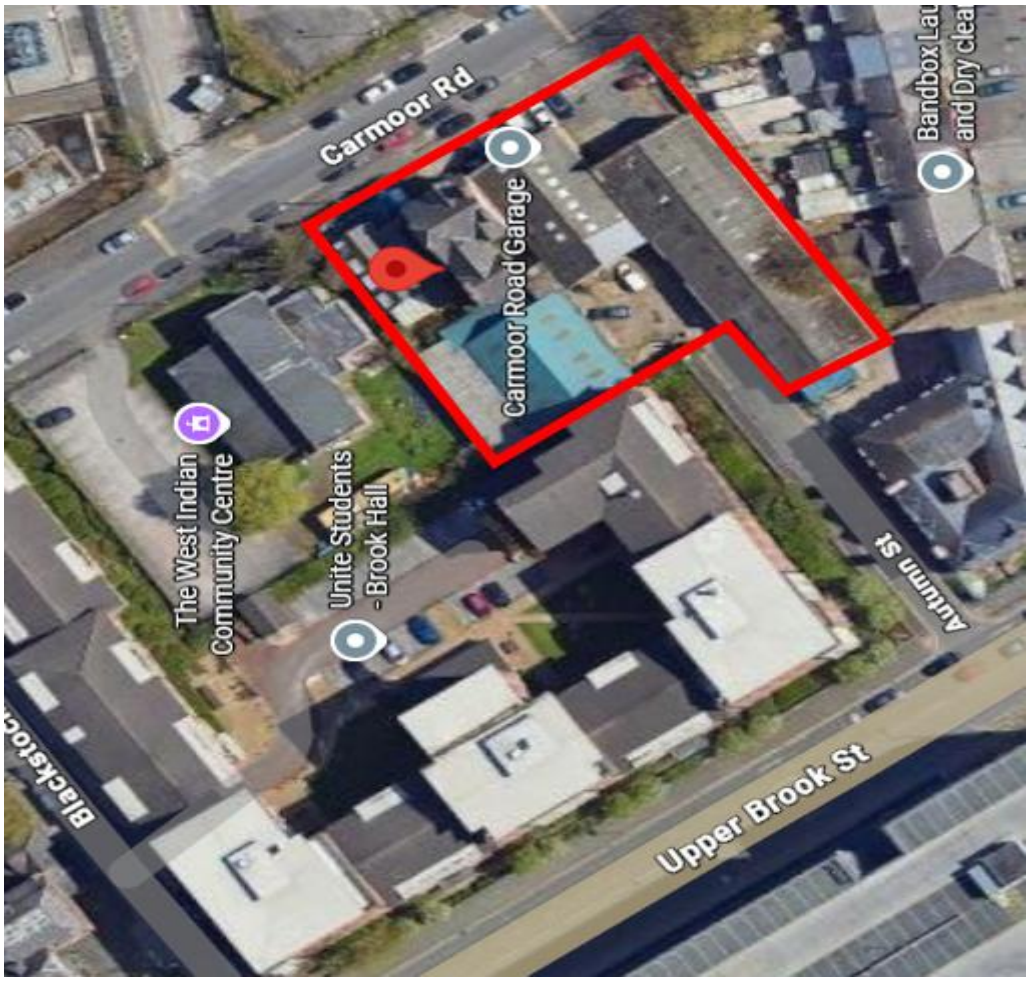
2 Project Details

2.1 Project Details

Project Details					
Project name	Carmoor Road				
Project number	L074				
Project description	Demolition of existing buildings and new 6 storey (GF+5) student accommodation (PBSA) block built in its place. External hard & soft landscaping plus 278 works.				
Site Address	88-90 Carmoor Road				
Telephone number	CM - Ian Roberts 07971 240590 **PM – Isaac McNicholas – 07581 072313** **SSM – Caolan McCool – 07961 617204**				
Start date	19/01/2026	Duration	95 Weeks	Completion date	August 2027
Programme milestones:	Piling - 30/03/2026 Frame completion – 23/11/26 Fitout commence – 17/11/26 PC – 06/09/27				

Summary of the significant project Sustainability and Environmental requirements:

2.2 Site Location:



2.3 Site Layout

Insert Details and Plan of Compound:

Project Travel Plan – Traffic route will be North bound along Carmoor Road and will pull into a temporary haul road we have formed at the front of site. Vehicles will be offloaded on site and then rejoin Carmoor Road north bound.

All deliveries will be coordinated to be just-in-time. Any deliveries arriving outside of their pre-agreed window will be refused access to site.

Site welfare will initially be 2 units with both Autumn Street. Site parking will be at the Q Park on Hathersage Road approximately 5-minute walk away.

Initially the welfare will be an office unit on Autumn Street and a self-contained unit containing a drying room, canteen and toilet block which will also be founded on Autumn Street. As the project progresses, we will move to an offsite location with treble stacked units containing welfare facilities and office/meeting room space for GMI and subcontractors. The facilities will be cleaned daily and maintained in good condition.



2.4 Authorities

	Organisation	Contact Name	Contact details
Environment Agency	Environment Agency	Environment Agency general enquiries team	03708 506 506
Local Authority	Manchester City Council	In case of emergency	0161 223 7222
Natural England	Natural England, Manchester	Arndale house	0300-060-3900

3 Responsibility for Sustainability and Environmental matters

3.1 GMI Project Personnel

Role	Name	Phone number	E-Mail Address
Regional Managing Director/Regional Director	Anthony Judge	07967 787871	Anthony.judge@gmi.co.uk
Construction Director	Anthony Judge	07967 787871	Anthony.judge@gmi.co.uk
SHE Director	David Perks	07800 911291	David.perks@gmi.co.uk
Head of Environment & Sustainability	Chris Gibson	07866 068071	Christopher.gibson@gmi.co.uk
Project Lead	Isaac McNicholas	07581 072313	Isaac.mcnicholas@gmi.co.uk
SHE Manager/Advisor	David Duncan	07583 683089	David.duncan@gmi.co.uk
Project Environmental Champion	Caolan McCool	07961 617204	Caolan.mccool@gmi.co.uk
Responsible Business Partner	James Bruce	07583 141503	james.bruce@gmi.co.uk

4 Sustainability and Environmental Aspects and Impacts

4.1 Consents, Permits and Compliance Obligations

It may be necessary for the project to demonstrate performance against client, contract, planning, legislative, or other compliance obligations. Where such obligations or requirements are required, they shall be detailed in the following table.

Permit / Project Requirement:	GMI Responsible Person:	Expiry Date	Compliance Date:	Comments:

4.2 Environmental Aspects

Specific environmental aspects and impacts, along with proposed control methods will be detailed in the Environmental Aspects register (appended to this CEMP).

The aspects register will be updated every three months or when there are significant changes to project operations; whichever comes soonest.

A summary of identified high risk or consented activities is set out below:

Summary Aspect / Impact:	Consent or Control:	Mitigation Measures:	Review period:

Ground Remediation	MCC	Ground Monitoring Probes	Fortnightly over a 3 month period

5 Project Aims: Sustainability – Environmental Objectives and Targets

KPI		
Leading indicators to be met or exceeded		
Environmental Audit Score	85%	
Waste Diverted from Landfill	>90%	
Considerate Constructors Scheme Score	42/45	
Carbon Footprint		
Responsibly Sourced Materials (Timber)	100%	
Lagging indicators - KPI	Aspiration	Target
Environmental Incidents	ZERO	1
Enforcement Action	ZERO	0
Complaints	ZERO	5

6 Arrangements for Managing the Project Sustainability and Environmental Aspects

6.1 Site Rules

Site rules are available to everyone on the project and will be communicated to all workers on this project during the online induction, site Orientation, posters/information sheets prominently displayed on site and site briefings.

Compliance with specific sustainability and environmental rules are often based on legal requirements, consents and permits and must be fully observed.

Specific guidance, applicable to all GMI projects as well as subcontractors can be found in **OS-030-Environmental Compliance Requirements.**

Project specific rules including any consent or permit conditions:

6.2 Site Induction, Orientation and Training

GMI **Induction and Orientation Procedure PR017** will be complied with. Additional arrangements will be included in the site specific Orientations.

All persons working on this project will have received an online Induction before arriving on site. Visitors and delivery drivers do not receive the online Induction.

Having received the online Induction, every person must receive a Site Orientation before starting work on site and that will include details of any project specific environmental or sustainability constraints e.g. legal requirements, etc.

It is the responsibility of each employer to make available their workers for Orientation at these days/times given above. Any Orientations outside these times will only be carried out with agreement and availability of GMI personnel.

6.3 Key Stakeholders

The interface between key stakeholders and the project team is vitally important to the efficient operation and organisation of the project as well as protection of the environment and delivery of sustainability objectives. The following key sustainability and environmental stakeholders have been identified in relation to this project:

(Consider: - local adjacent business's; adjacent resident(s); community group; local shop/college; other sensitive receptor; regulatory agency).

Organisation:	Main Contact:	Contact details:	Nature and reason for relationship:
Tiger Developments	Duncan Tindale	0782 5047503	Client
Abacus	Ed Offer	07904 148707	Principle Designer
Manchester City Council	MCC Switchboard	0161 234 5000	Local Authority
CCS	CCS	0800 783 1423	Considerate Contractor Scheme
Shops on Hathersage Road	Multiple	Next to Site	Access Road adjacent to site
Manchester Royal Infirmary	Switchboard	0161 276 1234	Building and Parking on Carmoor Road

6.4 Air Quality

Details project specific risks and controls (if applicable):
Where site conditions are dry and/or works generate dust; activities will be controlled in accordance with the GMI EMS-E-12-OS-01-Dust Emissions and Odours Operational Standard.

6.5 Archaeology & Architecture (Heritage)

Details project specific risks and controls (if applicable):
If any unexpected archaeological finds are discovered during construction works GMI will stop work immediately, quarantine the immediate area and inform the Local Authority archaeological officer and/or Police and seek direction on how to proceed.

6.6 Chemical Storage and Management

Details project specific risks and controls (if applicable):

Chemical Storage and the management of operations will be conducted in accordance with OHS-28-OS-001-COSHH OHS-20-OS-001-Site Establishment & Welfare, and EMS-E-15-PR-01-Environmental Incident Reporting Procedure will be followed in the event of incident.

6.7 Community

A Project Community Liaison representative will be assigned on the project, as detailed within this plan following the **Communication and Engagement Procedure: PR018**. Regular communications with the community and local site neighbours will be conducted as detailed below:

Method of Communication	Frequency
Letter Drops	As required prior to inconvenient works.
CCS QR Code (Notice board) will be erected on external hoarding	One time erected – Checked as required when received.

Details project specific risks and controls (if applicable):
Specific site control as highlighted above and OHS-18-PR-001- Communication and Engagement

6.8 Concrete Washout

Details project specific risks and controls (if applicable):
Concrete "wagons" will be washed out into a lined 6 or 8-yard skip positioned inside of the site boundary. The skip will be lined with polythene and any remaining concrete will be washed out into it. Once the concrete has cured it will be broken up by machine and transferred by machine to another skip for disposal. For concrete pump washout a bespoke 1800 x 1800 tray will be used to wash out the pump lines into, which will subsequently be broken up by machine once cured and placed into a 6 or 8-yard skip for removal from site. Concrete pouring operations will be conducted in accordance with OHS-28-OS-001-COSHH OHS-20-OS-001-Site Establishment & Welfare, and EMS-E-15-PR-01-Environmental Incident Reporting Procedure will be followed in the event of incident.

6.9 Social Value and Considerate Constructors Scheme

As a Partner member of the Considerate Constructors Scheme (CCS), this project will register with CCS.

As part of the GMI Management System it covers the requirements regarding social value and the CCS to ensure a positive impact on the communities where we work. As part of this a Social Value Strategy and Considerate Constructors Strategy will be populated and implemented on the project. These documents will be maintained by the project team and appended to this plan.

6.10 Contaminated Land

Details project specific risks and controls (if applicable):
5No ground monitoring stations to be installed to monitor gas/vapours over a 3 month period. If any adverse findings are recorded a remediation strategy will be determined and submitted to planning for approval.

6.11 Abstractions and Discharges

Details project specific risks and controls (if applicable):
N/A

6.12 Ecology (Habitat)

Details project specific risks and controls (if applicable):
Ecology Report Sept 2002 Rev C the development would have minimal impact on the local Ecology Habitat. Operations will be conducted in line with the EMS-E-09-PR-01-Ecology and Biodiversity Procedure.

6.13 Energy

Energy consumption data will be collected and reported on. Any project specific risks and controls where relevant are detailed below.

Details project specific risks and controls (if applicable):
Fuel, Water, and Electricity use is being recorded on SmartWaste in accordance with EMS-E-04-PR-01-Project Environmental Mobilisation and Operation and EMS-E-04-OS-01-Environment in Pre-Con, Design and Planning Operational Standard, and the EMS-E-06-PR-01-Waste Management Procedure.

6.14 Invasive and Pest Species

Details project specific risks and controls (if applicable):
The site was found to have limited suitability for invasive and pest species according to the Preliminary Ecological Report Sept 2002 Rev C.

6.15 Landscaping and Vegetation

Details project specific risks and controls (if applicable):
Operations will be conducted in line with the final decision notice and ecology reports summary and recommendations. Preliminary Ecological Report Sept 2002 Rev C

6.16 Lighting

Details project specific risks and controls (if applicable):

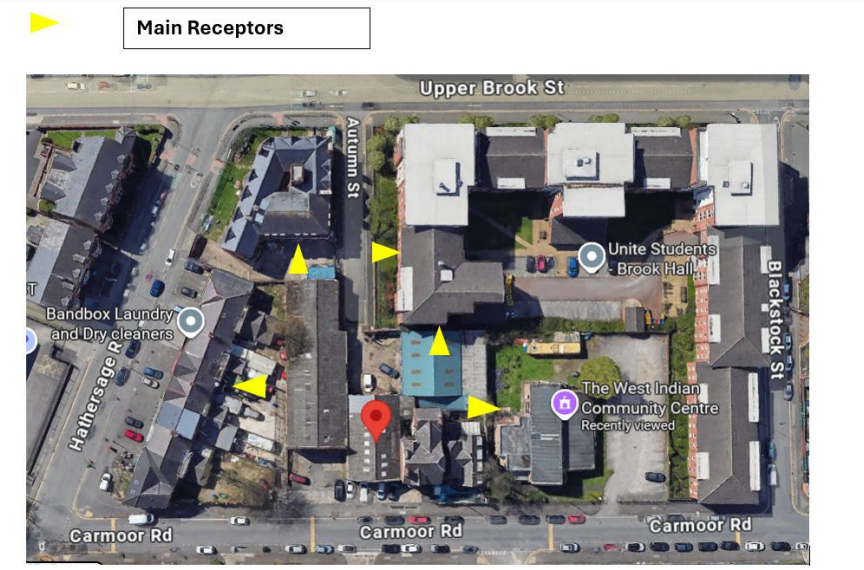
Temporary lighting for the purpose of construction will be done so in line with EMS-E-11-PR-01-Lighting Nuisance Procedure to prevent nuisance to the local residents and traffic. Lighting will automatically turn on/off around natural light hours and remain on/off according to planning.

6.17 Materials

Details project specific risks and controls (if applicable):
Materials will be managed in accordance with OHS-20-PR-001-Site Establishment and Welfare, the waste will be controlled as required within the EMS-E-06-PR-01-Waste Management Procedure. On time deliveries, segregation of materials and designated storage areas will be assigned per contractor and deliveries coordinated.

6.18 Noise and Vibration

Details project specific risks and controls (if applicable):
Works being conducted in line with the Noise Impact Assessment Report 1700414-RP-NIA-0002.1, EMS-E-10-PR-01-Noise and Vibration Nuisance Avoidance Procedure and EMS-E-10-OS-01-Noise and Vibration Operational Standard, and planning Application number: 135576/FO/2022 Noise monitoring will be carried out and recorded throughout the project including the demolition phase. Again, we will ensure compliance with current legislation on dust control including the Environmental protection Act 1990 and the Control of Act 1974. Relevant codes of Practice set out procedures for dealing with the control of noise on construction and demolition sites as per BS5228-1:2009+A1:2014 Noise and Vibration Control on Construction and Open Sites. Noise levels will be measured/monitored regularly using a noise meter at boundary points and recorded within the site diary. Locations of noise and vibration receptors indicated below.



On the basis that the initial demolition works will have the biggest output of noise and vibration we have suggested the following limits based on historical data provided in British Standards.

Noise – 85dB - BS 5228-1:2009+A1:2014 (This is upper limit not expected to be hit at boundary.)

Vibration – 1.5mm/s - BS 5228-2:2009+A1:2014

These are worst case scenarios and works at these levels will be intermittent and will be scheduled at times to cause minimum disruption to the local residents. These are just proposed, and we are open to installing mitigation measures to reduce limits based on feedback from residents and local authority. As a rule, we would generally programme alarm thresholds to the lower values.

If noise levels towards the upper limits were persistently occurring, which we do not envisage for this element of works, we will do everything in our power to ensure any noise breakout at the boundary is mitigated and limited as possible – as with any construction project there may be infrequent instances of noise break out above 53db, but we envisage this to be unlikely – noise levels at the boundary will be monitored and recorded daily. The upper limits are mentioned as a worst-case scenario, and if deemed necessary we will change the work method.

6.18(a) Information included in DMP and extracted from Contractors MS

We have made reference to upper noise limits in our plan as a worst-case limited scenario only, and is referenced in demolition contractor method that if required work method would be changed if noise levels towards the upper limits were persistently occurring, which we do not envisage for this element of works. We will do everything in our power to ensure any noise breakout at the boundary is mitigated and limited as possible – as with any construction project there may be infrequent instances of noise break out above 53db, but we envisage this to be unlikely – noise levels at the boundary will be monitored and recorded daily. The upper limits are mentioned as a worst-case scenario, and if deemed necessary we will change the work method.

Noise levels will be measured/monitored regularly using a noise meter at boundary points and recorded within the site diary. Locations of noise and vibration receptors indicated below.

(See attached data sheet for the monitoring equipment used, and highlighted that system will be set up to alert management/supervision if upper limits are reached.)

On the basis that the initial demolition works will have the biggest output of noise and vibration we have suggested the following limits based on historical data provided in British Standards.

- Upper Noise value – 85dB - BS 5228-1:2009+A1:2014 (See below from Contractor on expected noise levels that state below 85db)

The **Control of Noise at Work Regulations 2005** set specific action and limit values for worker exposure to noise:

Parameter	Daily/Weekly Exposure	Peak Sound Pressure	Requirement
Lower Exposure Action Value	80 dB(A)	135 dB(C)	Employers must assess risk, provide information/training, and offer hearing protection upon request.
Upper Exposure Action Value	85 dB(A)	137 dB(C)	Employers must provide hearing protection and ensure it is worn in designated hearing protection zones.
Exposure Limit Value	87 dB(A)*	140 dB(C)	Exposure must not exceed these limits, even with hearing protection factored in.

**The daily limit value is 87 dB(A) when taking into account the reduction in exposure provided by hearing protection.*

- Vibration – 1.5mm/s - BS 5228-2:2009+A1:2014

Extract from Demolition contractor MS

Noise levels

1.10 Previous experience of similar work is such that noise levels as high as the Upper Exposure Action Value (85dB(A)) are not expected to occur. The proposed method of working and the equipment to be used have been selected, in part, to reduce noise levels to the lowest reasonably practicable level in line with the Control of Noise at Work Regulations 2005 (Reg 6(1)) and it is not considered necessary to undertake any noise measurement (Reg 5(2)(c)). Should it be necessary to modify the method of demolition, this position will be reviewed (Reg 5(4)(b)).

Accoustic assessment report attached with assessment of back ground noise levels.

In the acoustic assessment report a daytime average of 53db recorded – although we may exceed this, it would be in isolated bursts as opposed to constant high level noise.

Table 8- Worst-case internal noise levels with open windows used for provision of ventilation

Location	Period	Measured Noise Level (dB)	Internal Level with Open Window (dB)	Exceedance of Internal Criterion (dB)
Carmoor Road Elevation	Daytime Average ($L_{Aeq,16hr}$)	53	40	+5
	Night-time Average ($L_{Aeq,8hr}$)	44	31	+1
	Night-time Maximum(L_{AFmax})	67	54	+9

Mitigation measures will include the following:

- Noisy operations will be eliminated where practicable and use of alternative measures where possible.
- Site plant for the purpose of the works will be fitted with effective exhaust silencers.

- Machines/plant in intermittent use will be shut down in intervening periods between work.
- Plant and vehicles will be started up sequentially rather than all together.
- Plant will be well maintained and serviced regularly.
- Wherever practicable tools of low noise emission will be used.
- Generators will only be used until a permanent power connection can be established. Silent generator types will be selected and acoustic screens will be used as required to minimise sound levels at the site perimeter.

A template noise monitoring record sheet can be used, if applicable: **FM030-006 Environmental Noise Monitoring Record**

6.19 Nuisance Management

Details project specific risks and controls (if applicable):
Nuisance will be controlled in accordance with the EMS-E-04-PR-01-Project Environmental Mobilisation and Operation. Vibration, Dust & Noise monitoring is being conducted during the establishment works with a review ongoing regarding noise monitoring and continuation of vibration monitoring once ground works have completed.

6.20 Protected Species

Details project specific risks and controls (if applicable):
Preliminary reports showed the works can commence without any impact to protected species.

6.21 Subcontractor Management

The management of subcontractors on GMI projects will be conducted in line with the **Supply Chain Management Procedure – PR008**. In line with this each supply chain partner will details of the potential environmental risks and impacts from their work and the control mechanisms to be implemented.

6.22 Traffic Management and Management of Public Rights of Way

Details project specific risks and controls (if applicable):
No public rights of way are applicable to the project. Specific traffic management controls are identified within the OHS-10-FM-001-Logistics Plan, and hoarding permit is in place for the partial road and pavement closure till the end of the project, organised with the local authority.

6.23 Travel Plan

Taking account of the sensitivities of its neighbours and wider community, a project specific Travel Plan has been developed and is available as a supporting document to this plan.

The travel plan is made available to all visitors, subcontractors, staff and delivery / logistics organisations on request.

The Travel plan Template is found at **FM030-003 Project Travel Plan.**

6.24 Waste

Details project specific risks and controls (if applicable):
Waste is being removed from site in accordance with the EMS-E-06-OS-01-Waste Management Operational Standard and records being kept on SmartWaste for the duration of the project.

6.25 Water

The pumping of water on construction projects is considered as a high-risk activity, particularly where water is being discharged to drainage systems (surface or foul) or direct to the environment i.e. water courses, ditches, streams, etc.

It is a mandatory requirement to use the permit to pump system where discharges are taking place to drainage networks or direct to watercourses, etc. **FM030-005: Permit to Pump** must be used.

Details project specific risks and controls (if applicable):
N/A

7 Arrangements for Monitoring Compliance and Corrective Action

GMI **Monitoring and Inspection a Procedure PR009** will be complied with.

The Site management team will carry out a range of inspections and audits as detailed below:

(Consider. - daily site inspection; fortnightly environmental inspection; client specified inspections; permit specified monitoring; energy related controls and checks).

Monitoring:	Monitoring Method:	Frequency:	Responsibility:
Regular On-site Environmental (Fortnightly) Checks	Inspection by Site team using FM-ENV-08-04 Site Environmental Check	No longer than fortnightly / Specify	Project Environmental Champion
Internal Audit	Audit by HSE Team against audit template	To be determined at prestart meeting	SHE Team
1st On-site environmental review	Review by the HSE team	Once only: within 6 weeks of project start	SHE Team
Risk review/Support Visit	Risk review/Support Visit	As required	SHE Team

Contractors are required to implement their own arrangements for monitoring their activities to ensure standards are maintained and where necessary corrective action is taken.

Environmental Non-Conformances:
The following arrangements will be put in place for identifying Environmental non-conformances and issuing Corrective Action Instructions such as Clean Up Notices.

8 Environmental Emergency

The following section details the responsibilities and response actions that will be implemented in the event of an environmental emergency. This section will be supplemented with appropriate drawings, layout plans, drainage plans, identification of sensitive receptors, etc. as well as the location of any high-risk areas such as re-fuelling points, chemical storage points as well as emergency control equipment e.g. spill kits, etc.

8.1 Environmental Emergency Contacts and Plan

Emergency Contact:	Contact Details (Name and Number):
Project Environmental Emergency Coordinator	Isaac McNicholas 07581 072313
Fire	Greter Manchester Fire & Rescue 999
Ambulance	Northwest Ambulance Service 999
Environmental Regulator	Environmental Agency
Local Authority/ County Council	Manchester City Council
Water Authority	United Utilities
Spill Emergency Response Provider	Acumen Waste: 01977 529586
Project specific contacts	Isaac McNicholas 07581 072313 Caolan McCool 07961 617204 Ian Roberts 07971 240590

The following nine-point response plan must be followed for all Site Environmental Emergency responses:

- Assess the situation
- Protect yourself and others (using relevant PPE as necessary)
- Contain the Spill
- Stop the Spill
- Reassess the situation to ensure the spill us under control
- Clean-up the spill (Note: absorbent materials will need to be handled the same as the liquid spilt)
- Decontaminate (Self, other people and equipment)
- Report the spill
- After spill analysis – identify root cause and preventative actions

Site Plan incl. high risk areas, emergency control equipment, etc.

8.2 Training and Awareness

Regular drills will be conducted to maintain awareness of identified environmental risk areas, plans and response plans.

Environmental Emergency Plans will be briefed to all personnel on the project through regular toolbox talks, briefings and review of RAMS at a frequency determined by the project team and in relation to the level of risk.

Type of drill:	Person Responsible:	Frequency:
Spill drill	David Duncan	Annually
Desk top briefing / training	David Duncan	Annually
Toolbox Talk	Caolan McCool	As required

When spill kits are located on projects, specific training and instruction will be given in the response and use of such equipment. Such training and instruction shall be repeated as an annual exercise.

Where projects are deemed to be high risk, specific environmental emergency drills will be undertaken with records maintained as to the nature of the drill and attendees. Such drills will be conducted not more than once every six months.

8.3 Reporting Complaints and Incidents

Complaints and incidents will be reported in accordance with the **Accident Reporting and Investigation Procedure – PR005**

Where there is a significant public interface; a contact and complaints record may be maintained as a local file; however, it will be regularly reviewed by the GMI Sustainability Manager to identify trends and common areas of complaint such that remedial actions can be put in place to remedy.

Any other site-specific arrangements:

9 Other Significant Risks and Controls

10 Records and Record Retention

It is essential that all records with legal or regulatory status are appropriately stored, maintained and retained for inspection both during construction and subsequent to project completion: *(Consider: - Waste Transfer Notes or Dockets; Hazardous Waste Consignment Notes; permit monitoring results; correspondence with regulatory agencies).*

Records:	Storage Location:	Retention period:
All Project Related Documents	Share Point Folders	Min 3 years post completion

11 Derogation

The following is a log of requests for derogation from the GMI management system in accordance with the **Change Management and Derogation Procedure: PR003**.

Summary of requested derogation:	Date Issued:	Date approved:

Copies of the Derogation Requests and authorisations will be retained in the GMI project filing system as an Appendix to this Plan.

12 Other Relevant Documents

The following list of 'other relevant documentation' may be relevant to the content of this plan. Key aspects and requirements from these documents are included in the above commentary; however, where this is impractical or carries too much information; such documents and location are simply referenced below:

(Consider: - Community Engagement Plans; Derogation Requests and Authorisation; Energy Efficiency Management Plans (if applicable to project); Environmental Impact Assessment and Statement; Logistics Plan (Incorporating traffic management); Planning Permission; Site Office Health and Safety Plan; Social Value plans).

Document Reference	Document Name:	Storage location:
	Environmental Aspects Register	Share Point
FM030-003	Project Travel Plan	Share Point
FM030-004	Site Environmental Checks	Work Wallet
FM030-005	Permit to Pump	Work Wallet
FM030-006	Environmental Noise Monitoring Record	Share Point
	Clean Up Notice	Work Wallet
FM004-001	Construction Phase H&S Plan	Share Point
OS-030	Environmental Compliance Requirements	Share Point