Detailed Construction Environment Management Plan

Introduction

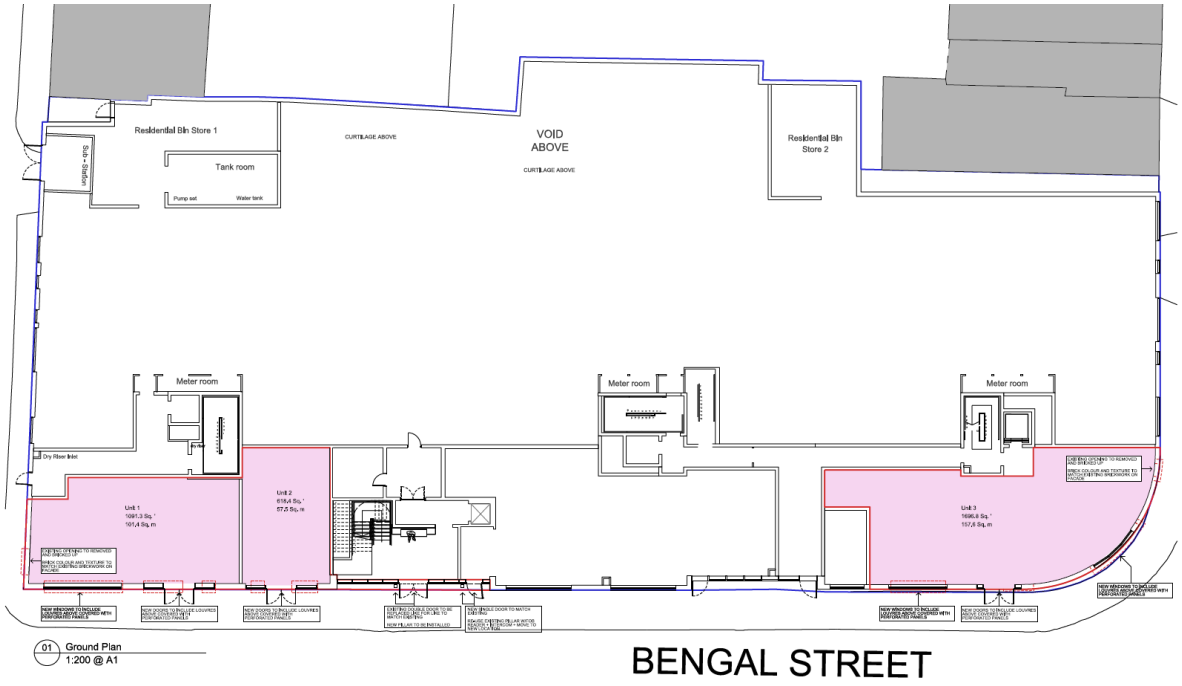
This report describes the proposed construction programme and key activities that will be undertaken. Detailed consideration of potential impacts during the construction process and any necessary mitigation measures are provided in each relevant chapter.

The main aim throughout the construction period is to regulate and diminish the impact on the surrounding properties and roadways for the duration of the work. Close collaboration with the highways department and other construction project management teams from nearby sites will be promoted by the applicant to achieve this aim. The following narrative explains in detail this strategy and timescales envisaged at the time of planning approval, prior to more detailed liaisons with specialist subcontractors as and when they are procured. This detailed proposal will describe our approach to Project Management, Health and Safety, Human Impact, Environmental management, security, site waste management, logistics and traffic management.

Programme

Start: July 2026
Finish: September 2026

Site Plan



Community Consultation Strategy

During the construction of the development Renaker will ensure that signs are located on the site hoarding and on the main gates, displaying an emergency 24 hr a day telephone number. This number is **0845 076 6405**. Details of the call will be handled by our trained and briefed customer care call centre, and the appropriate Renaker Build Ltd member of staff will be notified, a response to the complainant will be provided within 12 hours. All calls are recorded and logged by the care

centre and on our internal incident reporting system, these complaints are reviewed by Senior Management who then agree the appropriate action, an important part of this process is the constant engagement with the complainant to ensure all parties are satisfied with the actions taken and that the complaint is resolved. Items raised on this system are reviewed at our monthly Directors Project Meeting to act as a lessons learnt and to enable sharing across our Projects.

Contract Coordination

Health and Safety issues will be coordinated using varying methods. Minutes and other associated documents will be saved for future use as required in either progress or subcontractor files.

Principle Designer Communications

Health and Safety issues will be communicated with the Principal Designer by email and formal correspondence as required coupled with Design Team Meetings (DTM) being convened as required. The requirement for attendance at design team meetings will be assessed in advance.

Design changes that occur during the construction phase will be communicated by Email Correspondence.

Subcontractor Communications

Health and Safety issues will be communicated with subcontractors:

- Pre-Start Meeting Minutes
- ASite
- DABs
- Emails

Enforcement Agency Communications

Where a visit by an enforcement body occurs, either planned or unplanned the items discussed will be recorded and the Health and Safety Manager will be informed.

Others who may be affected

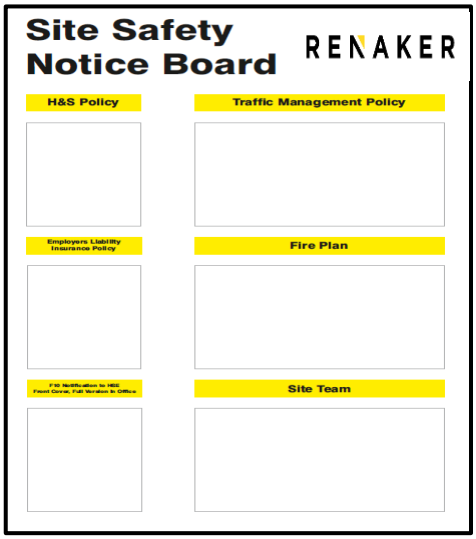
Renaker will ensure that regular contact is made with local residents and community groups to ensure they are kept up to date with general progress on the site. The following groups will be informed at the start of the project and provided with contact details:

- Neighbours
- Health and Safety Executive through notifications
- Police / Emergency Services will be contacted and advised of emergency procedures.
- Environment Agency, Local Authorities will be contacted and advised of the project.

Health and Safety Notice Board

In addition to a signed / completed Health and Safety Law poster being displayed in a prominent position for site staff and operatives alike to be able to view, a Health and Safety Notice Board will be positioned at project entrance areas. Those items listed below will be included and maintained as a minimum:

- A current copy of the Health and Safety Policy statement.
- A current copy of the Employers Liability Insurance
- A copy of the F10 Project Notification
- Site Team with contact numbers – includes First Aiders
- A current copy of the Traffic Management plan Layout
- Fire Plan



Construction Methodology

The following is a brief overview of the methodology to be adopted for the construction of the Proposed Development. The section also considers general logistics as well as traffic management for the movement of material to the disposal of waste.

- The proposals are based upon normal working hours in line with MCC Guidance of 08:00hrs - 1800hrs Monday to Friday and 08:30hrs to 1400hrs on Saturdays.
  No work will occur outside of these hours without prior written consent from MCC.

- On Sundays and Bank holidays noisy working will generally not be planned. Access to the Site will be permitted 30 minutes prior to working day commencing with noise being kept to a minimum for the first half hour of each day.

Construction

The works generally comprise of the following:

- Phase 1 (Enabling Works)

  - Unit clearance
  - Security Hoarding installation
  - Scaffold installation – if required

- Phase 2 (Forming openings)

  - Mechanically cut masonry internally and externally
  - Tooth out brickwork externally
  - Break out brickwork (top down)
  - Remove debris from site
  - Securely board up openings

- Phase 3 (Glazing Installation)

  - Install framing, glazing and louvres to pre prepared openings
  - Install EPDM
  - Install mastic externally
  - Façade Clean

Design, erection, maintenance and Dismantling of Scaffolding

- All scaffolding operations at the Bengal Street, Ancoats, Manchester site will be undertaken in strict compliance with TG20:21 standards.

- The scaffolding structure consists of a tied, independent tube and fitting system constructed from type 4 galvanised steel tubes, reaching a maximum height of 4 metres.

- To ensure safe operations and structural integrity, the scaffold features TG20-compliant structural transom units, facade bracing every six bays, high-permeability debris netting, and double guardrails with toeboards at all working platforms.

- Scaffold foundations will be assessed to ensure adequate bearing capacity and stability. Structural integrity will be maintained via 1.6 kN ties installed at alternate lifts and the top lift, supporting maximum leg loads of up to 6.6 kN and working load capacities up to 3.0 kN/m² (Heavy Duty Class 4).

- During dismantling, exclusion zones will be established and managed to protect site personnel and members of the public. Materials will be lowered in a controlled manner.

- All erection, ongoing weekly safety inspections, maintenance, and eventual dismantling will be directly supervised and signed off by a qualified Scaffolding Manager to ensure full compliance with site safety requirements and health and safety regulations.

Traffic and Pedestrian Management

- The site is served well from perimeter roads via Oldham Road and Great Ancoats Street. Deliveries will traverse from these arteries to the site entrances via the Bengal Street roadway. This approach negates the need for traffic to access via the city centre.

- All measures to ensure the safe integration of pedestrians, cyclists and road users both on, off and surrounding the development will be incorporated.

- Clearly defined pedestrian routes will be maintained throughout the construction period, with appropriate barriers, signage and wayfinding provided to ensure safe access around the site.

- Appropriate traffic management measures, including temporary signage, hoarding, barriers and warning systems, will be implemented where required in accordance with relevant guidance.

- Regular monitoring and review of traffic and pedestrian management arrangements will be undertaken throughout the construction programme to ensure they remain appropriate as works progress.

- Liaison will be maintained with the local highway authority and other relevant stakeholders to ensure traffic management arrangements are coordinated and responsive to changing site conditions.

Deliveries

- Delivery routes for any major materials will be as per the section above and we will endeavour to deliver outside of peak traffic hours to diminish local disruption and the normal workings of the surrounding properties.

- A protocol of timed and booked deliveries and off-peak deliveries will be incorporated.

Loading and Unloading of Plant and Materials

- Deliveries will be scheduled and managed to minimise disruption to the surrounding highway. All loading and unloading is planned to be undertaken within site security hoarding. Plant and materials will be unloaded directly into the site using suitable lifting equipment or forklifts, as appropriate.
- Any plant and materials unloaded from vehicles positioned on Bengal Street adjacent to the site entrance will be under the supervision of the site team. Once unloaded, materials will be transported to the designated storage areas within the site, ensuring all operations remain contained within the fenced site perimeter.
- Appropriate traffic management and banksmen will be provided (where required) to ensure the safety of pedestrians, road users and operatives during delivery operations.

Parking of Construction Vehicles and Staff

- Due to the limited scale of the works no dedicated construction staff parking will be required. Site personnel will be encouraged to utilise the extensive array of public transport options available to them. Within the area, there is currently a variety of grade car parking and transport options, including Ancoats Mobility Hub, as well as and pay and display street parking surrounding the site.

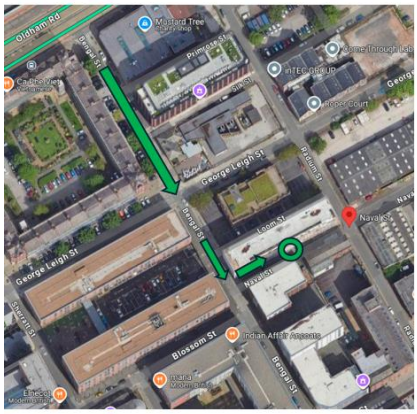
Routing Strategy

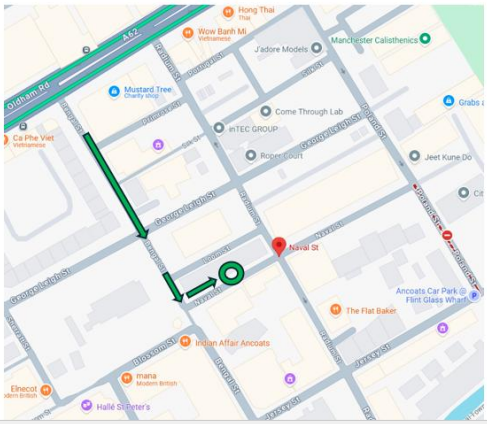
- Due to the limited scope of the works, vehicle movements associated with the project will be minimal and infrequent. Construction traffic will primarily consist of light commercial vehicles and small delivery vehicles transporting glazing materials, fixings, and associated equipment. Deliveries will be scheduled on an as-needed basis and coordinated to avoid peak traffic periods wherever practicable.

- The site is located on Bengal Street, Ancoats, with vehicles accessing the site via the established strategic highway network before using local roads appropriate for the size and

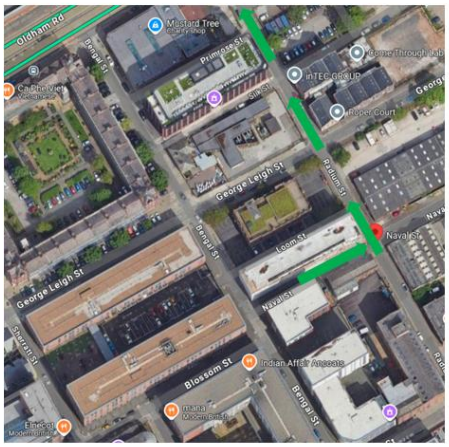
type of vehicle. All drivers will be instructed to follow agreed delivery routes (as shown below via Oldham Road and Naval Street), avoiding unnecessary travel through residential streets where practicable, and to comply with any local traffic management requirements.

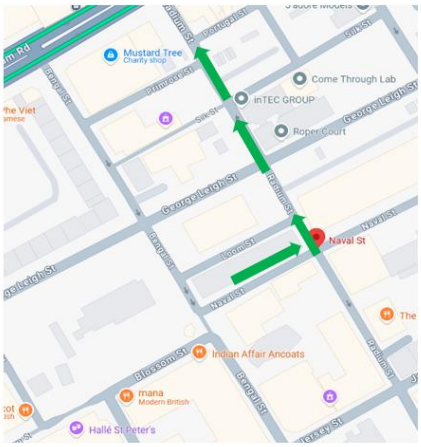
Delivery Logistics Plan – Drop off route via Oldham Road





Delivery Logistics Plan – Exit Route via Naval Street





- All deliveries will be coordinated by the Site Manager to ensure safe access, minimise disruption to other road users, and maintain efficient site operations.

Security Hoarding

- Protecting the public from risks to their health and safety arising from the construction work is a high priority. Every care will be exercised to prevent risk to members of the public and appropriate action, including the erection of perimeter fencing to a specified standard, will be taken.

- Vandalism and theft of plant, equipment, materials and fuel is possible throughout the duration of the development. Renaker Build will take appropriate action, as described in previous sections, to ensure the site is secure at all times from unauthorised access.

- The hoarding to the perimeter of site will interface with vehicle traffic, therefore we have selected water filled red and white crash barriers with mesh fence panels. The panels will be inserted into sockets in the red and white crash barriers.

- Renaker have a monthly monitoring system which all qualified staff undertake, a hoarding inspection is a weekly check, it is also a temporary works item which is subject to a statutory 7 day inspection. Any findings arising from these inspections are dealt with immediately.

Health and Safety

- The project will be carried out in accordance with the Construction, (Design and Management) Regulations 2015, and all other relevant legislation and guidance.

- The applicant can demonstrate competency in the management and execution of Health and Safety. The applicant has the appropriately trained management resource and procedures in place and oversee the activities.

- A Health and Safety Monitoring Calendar will be developed and maintained each month by the Project Manager assigning relevant workplace inspections to individuals.

- Both Renaker and subcontractor operatives will be employed with the required competence levels consummate with the requirements of the project where possible. Renaker will assess operatives considering their skills, Knowledge, training and experience to ascertain their competence levels and where required, the project will complete further training to help ensure the competence.

- All personnel attending the project to commence work must undergo a project specific safety induction.

Construction Materials

- There have been no materials at this stage of the design process which are considered to generate a risk to construction personnel which will be unfamiliar to an experienced contractor.

Site Security and Safety

- Protecting the public from risks to their health and safety arising from the construction work is a high priority. Every care will be exercised to prevent risk to members of the public and appropriate action will be taken.

- Vandalism and theft is possible throughout the duration of the development. The applicant will take appropriate action, as described in previous sections, to ensure the site is secure at all times from unauthorised access.

Environmental Legislation

- Applicable environmental legislation will be identified to ensure that appropriate systems are put in place in order to comply with the legal requirements in question.

Location, removal and Recycling of Waste

- Renaker will develop a scheme for the recycling and disposal (reduced quantities) of construction waste. As part of the design stage, any potential waste identified will be reviewed for waste minimisation and material selection which may suit recycling.

- Renaker will engage with sub-contractors and suppliers to identify both waste minimisation actions and/or on or offsite re-use or recycling actions. RBL will estimate the volume of waste that a typical trade would produce, e.g. plasterboard and brickwork, we will then put a tracker in place to monitor planned v actual. Given the scale of the project and scope of works, this is expected to be minimal.

- Skips will be kept on site and collected on a daily basis by a reputable waste company to be segregated at their transfer station.

Dust Mitigation Plan (Construction Phase)

- Good practice measures will be adopted at the NQ Building Site to control the generation and dispersion of dust such that significant impacts on all permanent and transient stakeholders is minimised.

- The hierarchy for mitigation will be:
  - Prevention

- Suppression
- Containment

- The following table provides detail on the management and monitoring of dust during the undertaking of construction works on site:

Guidance	Comment
Communications	• Display the contact details to allow complaints for air quality and dust issues to be raised. • Develop and implement a stakeholder communications plan that includes community engagement • Display the head or regional office contact information.
Site Management	• Record all dusty and air quality complaints. • Record any exceptional incidents that cause dust/or air emissions, and the action taken to resolve the situation. • Make complaints log available to LA when asked
Monitoring	• Carry out regular site inspections to monitor compliance • Increase frequency of site inspections when activities with a high potential to produce dust are being carried out.
Preparing and Maintaining the Site	• Erect solid screens or barriers around dust activities or the site boundary • Fully enclose site or specific operations where there is a high potential for dust production and the site as actives for an extensive period • Avoid site runoff of water or mud • Use water as dust suppressant where applicable • Keep site fencing, barriers and scaffolding clean using wet methods • Remove materials that have a potential to produce dust from site as soon as possible • Cover or fence stockpiles to prevent wind whipping
Operating Vehicle/ Machinery and Sustainable Travel	• Covers will be used on the road vehicles to stop the migration of dust. • All vehicles to switch off engines - no idling vehicles • Avoid the use of diesel or petrol-powered generators where practicable
Operations	• Cutting equipment to use water as dust suppressant or suitable local extract ventilation • Ensure adequate water supply on the site for effective dust/particulate matter suppression/mitigation • Use enclosed chutes, conveyors and covered skips where possible. • Minimise drop heights • Ensure equipment is readily available on site to clean any spillages
Waste Management	• No bonfires or burning of waste materials

Earthworks	• N/A
Construction	• Avoid scabbling • Ensure sand and other aggregates are stored and not able to dry out, unless it is required for a specific process • Ensure bulk cement and other fine powder materials are delivered and stored to prevent escape • For smaller supplies of fine powder ensure bags are sealed after use and stored appropriately to prevent dust
Trackout	• Avoid dry sweeping of large areas • Ensure vehicles entering and leaving sites are covered to prevent escape of materials

All construction activities will be subject to the production of a detailed method statement and risk assessment by specialist subcontractors, these will include the measures being proposed for eliminating, reducing or controlling dust and any proposals for monitoring where deemed necessary.

These method statements are subject to approval by the Renaker Build Management Team and our Safety Advisor and agreement will need to be reached prior to any work being carried out.

Noise & Vibration

- Mitigation relating to the nuisances of noise and vibration measures will be considered to include low noise options, noise attenuation techniques and carrying out certain activities during agreed hours of the day.

- Problems concerning noise from construction works can often be avoided by taking a considerate and neighbourly approach to relations with the local residents. Where possible, works should only take place during given periods, e.g. during normal construction hours and not at night.

<u>What noise and vibration mitigation will be undertaken on site?</u>

The following steps will be carried out to minimise noise on site within Best Practicable Means (BPM), as defined in Section 72 of the Control of Pollution Act 1974 and Section 10 of BS 5228 part 1):

- We will use methods and machinery and equipment that will have a lower vibration level impact.
- We deploy machine and equipment that has been recently serviced and will be routinely serviced during the project to minimise the amount of noise and vibration from those machines and equipment.
- Attitude of operatives to the making of noise to be addressed, to have an understanding that work activities have an effect on those around not just operatives but residents and the public. This will be achieved though daily activity briefings.
- Hours of operation and activity - consideration to the time of day for particularly noisy activities will be made. E.g. Carry out these activities in the afternoon rather than 1st thing in the morning.
- All site operatives will be inducted on the potential impact on the surrounding community of site activities. This should cover principles of BPM pertaining to all site activities, highlight any particularly sensitive or high impact activities and precautions to be taken.
- No shouting.
- Stereos will not be permitted on site.
- All contractors/sub-contractors will demonstrate and undertake best working practices to avoid exceeding noise or vibration limits set by Manchester City Council control limits.

- Sub-contractors shall highlight in their method statement and/or risk assessment any activities that will create significant noise and vibration levels. Sub-contractors will demonstrate how they will mitigate/ manage the emissions.
- All plant and equipment will be switched off when not in use, or where this is not practicable, throttled down to a minimum.
- Identification and use of low noise and vibration techniques. Where construction plant which is known to generate significant levels of noise and vibration then it will be used with consideration, and the construction process closely monitored to minimise noise and vibration impacts on and off the site.
- Noisy works will be controlled utilising the hierarchy of risk control and measured using noise monitoring equipment to ensure safe levels are not compromised and noisy work hours are not breached. In all noisy work cases works substitution of equipment for machines or processes which reduce the noise levels to acceptable levels and therefore minimise the impact on both site personnel and the general public.

Water Pollution

- The applicant will establish procedures, to ensure the prevention of water pollution, relating to the following risk activities:

    - Storage and movement of fuels, oils, chemicals and other such fluids.
    - Cleaning (including plant, machinery and wheel washing).

Summary

- The Construction (Design and Management) Regulations 2015 will apply to this project and all appropriate controls and systems will be in place to comply with the standards of the Regulations and associated guidance.

- Every stage of the project will be pre risk assessed and appropriate controls applied.

- The applicant has an on-going process of monitoring health and safety standards throughout its organisation. Site managers will also undertake regular reviews of safety on site, including any accidents or incidents and any matters raised will be dealt with accordingly.

- Health and safety is also incorporated as a fundamental aspect of the overall project review.

- The applicant will at the earliest possible stage of the project enter into dialogue with all relevant parties, including neighbours to ensure there is effective coordination throughout all stages of construction.