



CONSTRUCTION METHOD STATEMENT

REF: - PWC/3450 CMS
FOR

**Proposed Car Sales Showroom, Workshop, Valet
Pontefract Road
Hoyle Mill
Barnsley
S71 1HF**

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Rev.	Summary	Date
	First Issue	27/11/2023

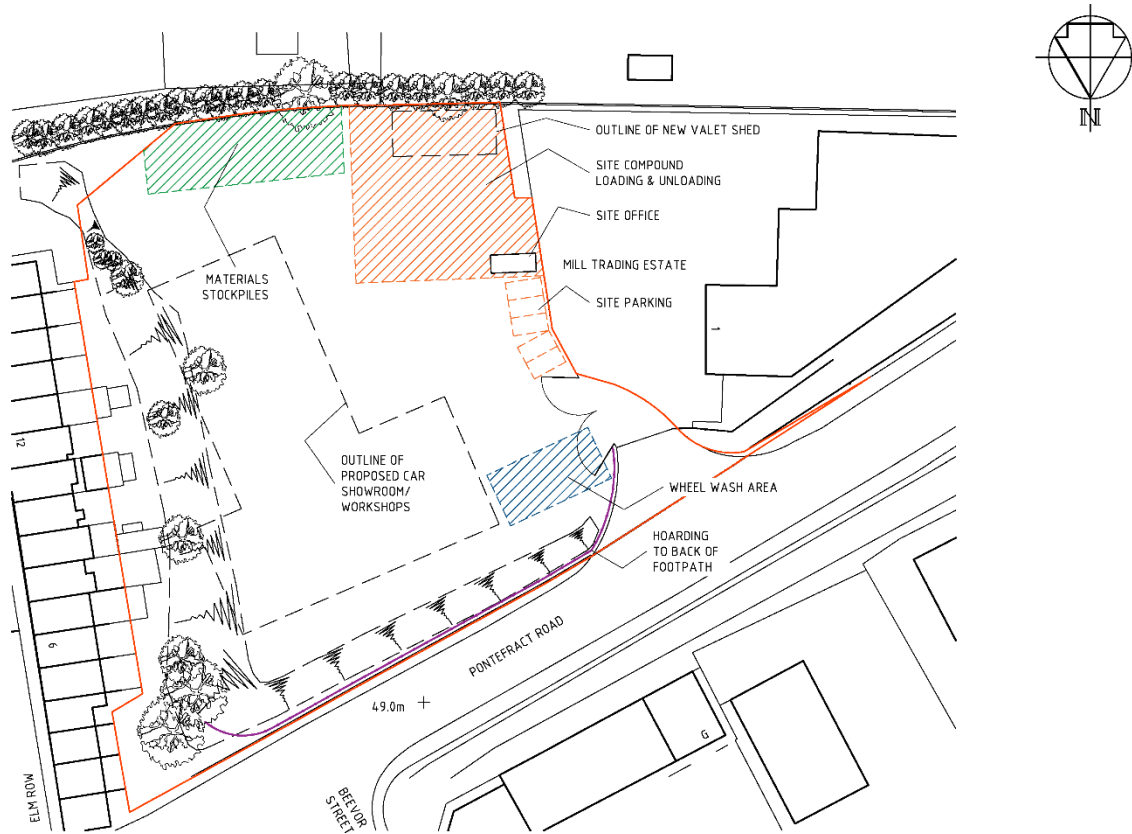
CLIENT DETAILS

Pure Cars
Quebec Street
Wakefield
WF2 9SA

GENERAL BACKGROUND

1. The site is located at:

Pontefract Road
Hoyle Mill
Barnsley
S71 1HF
2. The development consists of two building, one small valet building and a larger building comprising a car sales showroom and repair workshops. The site has a frontage to Pontefract Road,
3. The site has an existing paved access onto Pontefract Road which is to be retained and used by the proposed development.
4. The procedures outlined are to be in addition to any statutory requirements for the carrying out of the works.



SITE COMPOUND

5. The site compound is hatched orange in the above plan. Fencing is already present around the site, however in some areas it must be removed for access. In these areas the security of the site will be shored up using temporary Heras fencing.
6. Some parking for site operatives can be provided within the site boundary. It is not expected that many contractor's vehicles will be present on site at the same time, and many operatives will be car sharing in company vehicles.

MATERIALS STORAGE

7. Materials are to be stored in the within the site boundary.

CONSTRUCTION TRAFFIC

8. The development is within the capabilities of a competent smaller contractors, with a few additional labourers and tradespeople. This will not generate significant extra traffic. Any traffic is expected to mainly get to the site via Pontefract Road, which forms part of a relatively major road A628 linking Pontefract and Barnsley and is not unsuitable for large vehicles.
9. Large numbers of specialist construction equipment are not required for the development. A JCB or other small excavation equipment is expected to be used for the small amount of earthworks required. A small mobile crane will be used for erection of the steelwork.
10. The development is not thought to be large enough to warrant construction traffic signage, the builder will be working closely with suppliers to ensure deliveries go smoothly.

DELIVERIES

11. Deliveries are made to the site using vehicles ranging in size from small commercial vans to larger trucks with Hiab cranes. The access has large radii suitable for large vehicles, and there should be sufficient space in the site to turn vehicle, it is therefore expected that vehicles will be able to enter and exit Pontefract Road in forward gear.
12. Almost all areas of the site are to be hardstanding when the development is complete. Topsoil in these areas is to be replaced with clean hardcore at an early stage of construction, meaning vehicles will either be on a paved surface or hardcore at all times, so mud is not expected to be a problem. Any dust or debris that arises due to traffic on the hardcore is to be washed away before vehicles leave the vicinity of the site.

13. Materials can be unloaded from the delivery vehicle while the vehicle is entirely within the site.
14. Any larger vehicles are to be assisted by a banksman to ensure safe manoeuvring around the site and the site entrance.
15. In the interests of amenity of the neighbouring occupiers, deliveries to or from site are only to take place between 08:00 and 18:00 on weekdays, 09:00 and 14:00 on Saturdays, and no deliveries are to be taken on Sundays or bank holidays. These restrictions are to be highlighted to suppliers during the ordering process.
16. Where practical, vehicles will be covered to prevent escape of materials during transport.

AIR QUALITY & ENVIRONMENT

17. Measures to prevent dust from the site reducing local air quality will be taken. Fine or powdered materials are to remain packaged in sealed bags until they are required where possible. If bulk stockpiles of these materials are required on site, they are to remain covered until needed. Activities that are likely to cause dust e.g., cutting concrete/masonry are to be damped down to prevent dust entering the air.
18. A water supply shall be secured at an early stage in the construction process, for use in damping down dust/cleaning vehicles, as well as general construction processes. This may take the form of a standpipe supplied from the water distribution network, however other suitable sources should also be considered. For example, rainwater collection from the roof of any temporary storage/office facilities, or the new building later in construction.

19. Noise is to be considered for all aspects of the construction works. There are no demolition works required, there will be little breaking out of hard materials required which would be one of the worst noise pollution issues. Operations are to be undertaken during the day only, and operations that generate significant noise are not to take place early or late in the day preferentially. All plant used is to be compliant with Noise Emission in the Environment by Equipment for use Outdoors Regulations 2001 and well maintained.
20. Where practical, works involving machinery and dust or noise causing activities are to take place away from the east edge of the site which is close to residential receptors.
21. Skips may be hired to deal with construction waste. Skips will be covered to reduce any dust emissions where practical. Any sorting of waste for reclamation or recycling will be dealt with by the skip hire company. The small size of the development is not expected to generate significant waste, and demolition works are not required.
22. Any waste chutes are to be enclosed and drop heights minimised to mitigate dust & noise arising from the activities.
23. Construction lighting is to be minimised as much as possible while still being able to carry out works safely. Lighting is to be directed away from neighbouring properties to prevent nuisance. Only small lights that are man-portable are expected to be used, larger fixed temporary units are not thought to be required.

WORKING HOURS

24. Hours of work are to be between 08:00 and 18:00 Monday – Friday, 09:00 and 14:00 on Saturdays, and at no time on Sundays or bank holidays.

LANDSCAPING & ARBORICULTURAL WORKS

25. The site is already cleared of trees & vegetation.
26. Planting and landscaping is to be carried out once all other works are completed but no later than the first suitable planting season following occupation of the buildings.

SITE INFORMATION & COMPLAINTS

27. A site information board is to be posted on the fencing of the site compound facing Pontefract Road from the commencement of construction. This information board will provide details of the project along with contact details of the site manager. This construction practice statement will be available on request from the site manager.
28. A complaints procedure will be established whereby any complaints are made directly to the site manager, as their contact details are to be visible on the site hoarding.
29. The details of any complaints are to be recorded and retained on site during construction. All complaints shall be investigated by the site manager in conjunction with any other relevant parties and any necessary actions taken. Details of the rectifying actions shall be logged alongside the complaint as maintained on site, and the log is to be made available upon request.
30. Any incidents that occur on site that have implications on air quality or noise are to be logged, as well as any remedial actions taken. This log is to be stored on site and made available upon request.

**P Wade Eur.Eng, B.Tech (Hons), C.Eng., MICE, MStructE.
27/11/2023**

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