

Carl Howson & Natalie Howe  
43 Royd Avenue  
Cudworth  
Barnsley  
South Yorkshire  
S72 8LB  
Tel: 07765592165

E-mail: [Alpinepropertyuk@gmail.com](mailto:Alpinepropertyuk@gmail.com)

## **CONSTRUCTION METHOD STATEMENT & EXTERNAL MATERIALS** **APPLICATION NO. 2015/1452**

**DESCRIPTION:** Erection of 1 no. detached house with attached garage and workshop  
**LOCATION:** Plot of land at Lister Row, Great Houghton, Barnsley, S72 0AY

### **The Parking Of Vehicles Of Site Operatives And Visitors**

Due to the layout of the site, we are able to provide parking for the key individuals of the site team and visitors within the confines of the site. There is ample parking for several operatives/tradesman at any one time as the site has a large area to the front of where the development will be situated. To help matters even further we encourage that the subcontractors supply or encourage the sharing of vehicles for their team members and their required tools, to minimise any disruption to our neighbouring stakeholders. Parking arrangements can sometimes be of concern on this type of project, and this will be managed responsibly by Carl Howson (Development Investor) and Peter Howson (Site Manager).

### **Means Of Access For Construction Traffic And The Loading And Unloading Of Plant And Materials**

Deliveries and construction traffic will only take place in accordance with the Planning permission conditions. There are two separate accesses for all deliveries to the development site. The main access is Lister Row and the secondary access is Hodster Lane. All of our supply chain will be given a brief prior to entering the site which will clearly state the methodology of delivery plant, machinery, and materials to the site, with any time constraints as stated within the approved planning document, the route in which they will take, and the protocols that we will have in place for receiving such deliveries. There is space allocated within the site for vehicles to stand and wait to be unloaded to ensure vehicles are not parking on or blocking the surrounding highway.

## **Storage Of Plant And Materials Used In Constructing The Development**

Due to the nature and the site constraints of this site, there will be very little materials stored within the site, and certainly no materials stored outside of the hoarding line. Materials will only be procured on a call off basis with very limited storage on site and delivered within a few days of those materials being required as part of the works programme. These materials will be securely stored on a clean surface within, and below the hoarding line. There will be elements of plant that will be parked within the confines of the site, but only for the duration of the works that they are associated with. At all times, the access road to the rear of Lister Row will be kept free from the storage of any plant or materials.

## **Measures To Control The Emission Of Dust And Dirt During Construction**

Dust emissions and odours arising from a site can potentially annoy neighbours and even cause health risks at high concentrations. I am aware of the requirements under the Environmental Protection Act 1990 we have a duty to avoid causing a statutory nuisance due to creating dust that may affect the workforce, neighbours and the environment. To minimise the nuisance of dust generated by the construction operations the following operational constraints will be implemented:

- Haul routes to be located away from sensitive areas, using wherever possible Hodster Lane with the permission of the owner
- Ensure that all dust generating materials transported to and from site are covered by tarpaulins on those vehicles
- Traffic speed to be kept at minimum to prevent the generation of dust
- Construction methods will be reviewed to limit the generation of dust i.e. wet cutting in lieu of dry cutting where practicable
- Control of dust to be implemented on site by the use of a water bowser unit
- Plant and equipment to be selected to minimise the generation of dust
- Store materials as far away as possible from sensitive boundaries, whenever possible
- During very dry conditions, consideration would be given to suspension of soil handling operations if wind speeds give rise to dust generation that could cause a nuisance to dust sensitive locations in the vicinity of the site particularly during dry and windy conditions

Being aware of the impact of dust creating operations is key to good dust management. Having good communications, including on-site inductions, toolbox talks, notices, site briefings to staff etc. are therefore essential.

## **Measures To Control Noise Levels During Construction**

Understandably construction sites can at times cause a significant level of noise when constructing buildings and also when groundworks are taking place. Some of this noise can be

unavoidable, although we will avoid all risks to the health and safety of any person on or neighbouring the site. The noise control methods are a balancing act between the rights of the neighbours and the needs of the developer to carry out works, we as developers strive to achieve this balance. The main methods used to control noise are as follows:

- Restricting the hours of working which will comply with the Decision Notice for this particular development
- Ensuring the use of best practicable means
- Fully silenced plant maintained in accordance with manufacturers requirements

### **Proposed External Materials**

Due to the neighbouring properties being of a mixed appearance, we aim to use the most standard and neutral external materials for this development which will ensure that this dwelling will be most fitting with it's surroundings. In this respect the materials we will use are as follows:

- Red brick – sample to be provided before work commences
- Grey concrete roof tiles with matching ridge tiles – as above
- White soffits and fascias
- UPVC white windows and sills
- UPVC black rainwater guttering and soil pipes
- Composite external doors
- White wall mounted gas and electric meters flush with the wall

Our main aim throughout this development is to cause minimum disruption to all neighbouring people and for the finished dwelling to be completed as quickly as possible and the development be a positive addition to the neighbourhood.