

Construction Method Statement

Site Address: Daisy Barn, Treacle Lane, Rushden, Buntingford, Hertfordshire, SG9 0SL

Planning Reference: 25/01598/DOC

Date: 02.06.2025

1. Introduction

This Construction Method Statement (CMS) sets out the proposed arrangements for managing the construction of the approved development at Daisy Barn. It addresses the requirements of the planning condition and demonstrates how the works will be carried out in a safe, environmentally responsible, and neighbour-sensitive manner.

2. Project Scope

- [Brief description of the development – e.g. conversion, extension, new build, etc.]
- Estimated programme length: 18 months
- Key phases: site preparation, foundations, structural works, roofing, fit-out, landscaping

3. Phasing Programme and Working Hours

- Hours of Operation:
 - Monday–Friday: 08:00–18:00
 - Saturday: 08:00–13:00
 - No working on Sundays or Public/Bank Holidays
- Deliveries and waste removal restricted to the above hours.
- Delivery vehicles scheduled to avoid peak local traffic periods.

4. Site Set-Up and General Arrangements

- Site compound location: [Show on site plan – include temporary office, welfare facilities, storage]
- Plant and machinery: stored within the compound when not in use
- Vehicle parking: designated parking for contractors inside site boundary
- Loading/unloading: within the site only
- Turning area: provided on site to prevent reversing onto Treacle Lane

5. Construction Traffic Management

- Access routes: All construction traffic to use [insert designated routes] to avoid sensitive local roads
- Signage: Directional and warning signage to be erected
- Monitoring: Site manager to monitor compliance with routes
- Enforcement: Deliveries that fail to comply may be refused entry

6. Environmental Control Measures

- Dust:
 - Damping down with water sprays during dry weather
 - Sheeting of vehicles transporting dusty materials
- Noise & Vibration:
 - Compliance with BS 5228:1997
 - Use of silencers on plant and equipment
 - No idling of engines
- Traffic Noise:
 - Deliveries managed to reduce queuing

7. Screening and Hoarding

- Secure hoarding (min. 2m) or fencing around the site boundary
- Protective screening near neighbouring residential properties

- Gates to remain closed when not in use

8. End-of-Day Procedures

- All plant and machinery switched off and secured
- Site tidied, materials stored safely, waste placed in skips
- Site boundary checked to ensure no debris hazards

9. Wheel Washing Facilities

- A wheel washing station will be installed at the site exit
- Vehicles checked and cleaned before leaving to prevent mud/dirt spreading to the public highway

10. Waste Management

- Dedicated skips for general waste, recyclable materials, and hazardous waste
- Regular removal of waste by licensed contractors
- Recycling maximised where possible

11. Health, Safety & Emergency Procedures

- Site induction for all operatives
- First aid facilities on site
- Fire extinguishers and spill kits available
- Emergency contact details displayed at the site entrance

12. Monitoring and Review

- Site manager responsible for compliance with this CMS
- Regular inspections carried out
- Records maintained for deliveries, waste removal, and any incidents