

## **Code of Construction Impact Management**

### **Regent House, Pratt Mews, Camden**

**Prepared by (Bennett Construction) Ltd**

**Prepared for: Formedge Ltd**

**Date: 2<sup>nd</sup> July 2013**

1. Regents House is located on Pratt Mews in Camden
2. The building stands next to residential properties to the north eastern boundary and commercial properties along it two other elevations. It shares boundaries with some properties fronting Pratt Street and Bayham Street however much of the shared boundaries are, we understand, with properties that are in the same ownership as the subject site.
3. Regents House is to be demolished and a new commercial and residential development created which will extend to over the entire site at ground and first floor levels and be set back from the boundaries at upper levels.
4. There is no proposed basement works so this will avoid any necessity for extensive excavation on the site.
5. The whole building is to be full hoarded and scaffolded, the scaffold will be fully encapsulated with monoflex protective covering and this will contain both debris and dust within the site boundary.
6. The method of demolition proposed is by hand during which time all works will be dampened down by use of onsite water as a dust suppressant using either spray or hose pipes. This is the optimum way of controlling any dust that may arise during the demolition. All materials will be loaded into skips and removed from site, this will alleviate the need for onsite stock piling.
7. Excavation for foundations will be by means of mechanical digger. As the excavation progresses the spoil will be loaded into skips and lorries and again this will avoid the need for stock piling spoil.

8. All skips and lorries to have dust sheets and covers fitted before removal from site to prevent any dust, debris or spoil from spreading across the public highway.
9. During demolition and excavation works any mechanical cutting required that may cause the creation of dust will be done using water suppressant.
10. The number of working days to demolish Regents House will confirmed in due course.
11. The site working hours will be Monday to Friday 8.00 AM to 6.00PM, Saturday 8.00 Am to 1.00 PM and Sunday the site will be closed.
12. Air quality will be monitored during the course of the day at various locations in and outside the site boundary by means of a hand held monitor and the results recorded and displayed in the site office.
13. Noise will be monitored during the working day at various times by means of a hand held metre at various points and distance and all results recorded and displayed at the site office.
14. As well as both dust and noise results being displayed in the site office the results will also be recorded in a log book held on site.
15. During all site activities weather will be monitored the day prior and results recorded, this will allow for any unforeseeable conditions which may cause complications during the construction of the building.
16. All vehicles entering or leaving the site and Pratt Mews will switch off engines once stationary and will not leave engines idling at any time.

17. Any mechanical or hand held plant will be silenced to appropriate levels for construction equipment.

18. All fuel bowzers will be bunded and fuel spillage kits made available. Any spillages are to be recorded and place in the site log book.