



# **Demolition Management Plan** for:

## Charlie Ratchford RC, Belmont Street, London, NW1 8HF.



Date	Revision	Revision History
07.09.21	1	

	Name	Position	Date
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## 1 <u>INTRODUCTION</u>

This document has been prepared and issued by Northeast Demolition UK Ltd as the Demolition Management Plan in respect of the proposed demolition works at Charlie Ratchford RC, Belmont Street, London, NW1 8HF. The DMP has been separated from the CMP and will be consulted upon separately.

A demolition method statement covering all phases of the project to include details of noise control measures and measures to preserve air quality (including a risk assessments of the demolition phase)

- A demolition and construction management plan to include the following: the
  construction programme/timescales; the number/frequency and size of construction
  vehicles; construction traffic route; location of deliveries; pedestrian and vehicular
  access arrangements and; any temporary road/footway closures during the
  construction period;
- 2. A demolition and construction waste management plan setting out how resources will be managed and waste controlled at all stages during a construction period project, including, but not limited to, details of dust mitigation measures during site clearance and construction works (including any works of demolition of existing buildings or breaking out or crushing of concrete); the location of any mobile plant machinery; details of measures to be employed to mitigate against noise and vibration arising out of the construction process demonstrating best practical means.

REASON: to avoid hazard and obstruction being caused to users of the public highway and in the interests of public safety and amenity."

#### "During demolition on site:

- 1. The best practical means available in accordance with British Standard Code of Practice B.S 5228:1997 shall be employed at all times to minimise the emissions of noise from the site;
- 2. The operation of site equipment generating noise and other nuisance causing activities, audible at the site boundaries or in nearby residential properties shall only be carried out between the hours of 08:00-17:00 Mondays Fridays, 08:00-13:00 Saturdays and at no time on Sundays or Bank Holidays;
- 3. Vehicular access to adjoining and opposite premises shall not be impeded;
- 4. All vehicles, plant and machinery associated with such works shall be stood and operated within the curtilage of the site only;
- 5. No waste or other materials shall be burnt on the application site and;
- 6. A suitable and sufficient means of suppressing dust must be provided and maintained

REASON: To protect public safety and amenity.



## 2 <u>SITE CONTACTS</u>

## 2.1 <u>Site Address</u>

Charlie Ratchford Resource Centre Belmont Street London NW1 8HF

## 2.2 <u>Site Contact</u>

## 2.2.1 <u>Demolition Phase</u>

Ross Harris – Contracts Manager Northeast Demolition UK Limited



Joe May – Site Supervisor Northeast Demolition UK Limited





## 3 ABOUT THE SITE

The site is located in between Belmont Street to the east and Crogsland Road to the west, Belmont Street is a two way no through road blocked at the northern end of the street with residential flats and houses, Crogsland Road is a one-way road with a two way contraflow cycle lane with residential flats and businesses on either side.

Belmont Street will be access for all site vehicles.

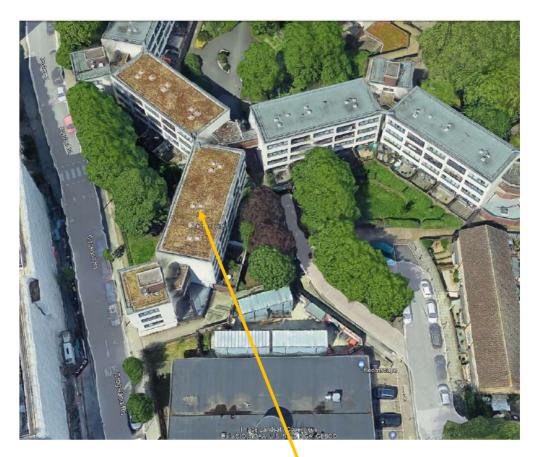
## The Site

Entrance to the site area viewed from Belmont Street.



The site currently has 1 x single storey building/structure. There are residential properties to all elevations of the site.





Northern Elevation of the site residential flats



West elevation approx. 12m away residential flats.





East Elevation of the site has residential flats and houses



South elevation of the site has residential/business properties



## 4 THE WORKS

The works comprise of the demolition of Charlie Ratchford Resource Centre, the excavation of the foundations, crushing and site clearance.



## 4.1 Working hours for the site

The working hours for the site will be limited to:

Monday – Friday: 08:00 - 17:00

Saturdays: 08:00 – 13:00

Sundays & bank Holidays: No working



No works on site will be permitted or carried out outside these hours without the consent of the client.

## 5 PROJECT TIMESCALES & PHASES

A detailed programme of works has been developed for the works, in summary the timescales and phases of the project are as follows:

**Phase 1:** Site set up & mobilisation: 1 week

Phase 2: Demolition & site Clearance: 6 weeks

Phase 3: De-mobilisation and handover 1 week

These time scales are to be confirmed.

The overall programme of works is anticipated at 8 weeks



## 5.1 Outline Programme of Works

Site set

Scaffold erection

Asbestos removal (if any ACMS are identified by the R&D survey)

Mechanical demolition

Hard-core/concrete to be stock piled for crushing on site

Concrete slab and foundation removal and processed for crushing on site

Crush materials to 6F2 spec

Site clearance

Hand-over

#### 6 PHASE 1 WORKS – SITE SET UP & MOBILISATION

The first phase of the works comprises setting up the site by installing welfare facilities, installing a site hoarding/security fencing if needed and liaising with the local neighbouring residents and business to inform them of the works taking place.

The hoarding/heras fencing will comprise a 2.4 meter high construction, hoarding will be paint finished and maintained in good condition throughout the demolition period.

The hoarding/heras will provide separate entrances for pedestrian & vehicle access if practical.

The hoarding/heras will include details of site contacts and out of hours emergency contact details for the site and signage warning of the activities will displayed, together with site information bulletins, that will be updated throughout the course of the works to provide information on the progress of the works and the schedule of tasks being undertaken.



Welfare facilities will be located to the side of the site & will include:

- Site office meeting area training room
- Toilet facilities
- Washing facilities
- Drinking water
- Changing drying room
- Rest/mess room with hot food & beverage preparation facilities

The site mobilisation period is anticipated to have a 1 week duration and during these works there will be no generation of dust or excessive noise.

All plant, materials, equipment, facilities and waste will be retained within the bounds of the site.

Note: Site Transport Impacts & Site Waste Management Planning are addressed for the whole project as separate headings



### 7 PHASE 2 WORKS AND HAND-OVER- DEMOLITION & SITE CLEARANCE

The second phase of the works comprising the demolition of the Charlie Ratchford RC Building on the site, removal of old workings, foundations and hard standings, the hardcore and concrete generated will be crushed on site and the clearance of the site is anticipated to have a duration of 6 weeks.

Northeast Demolition Uk Ltd are the Demolition Contractor as detailed in section 2 of this document: Site Contacts

Northeast Demolition UK Limited



Contact: Joe May – Site Supervisor



As the demolition contractor for the project Northeast demolition will retain a contact on site throughout the demolition operations and all site contact details will be as per section 2 of this document.

The demolition & site clearance works will comprise:

## 7.1 Stripping out of existing structures of Charlie Ratchford RC

Prior to the commencement of works, the site will be subject to a refurbishment & demolition asbestos survey to identify any potentially asbestos contaminated materials (ACMs), any such ACMs will be removed from site and disposed of by a qualified specialist sub-contractor in accordance with the current regulations and best practice and certification of clearance and disposal retained for inspection.

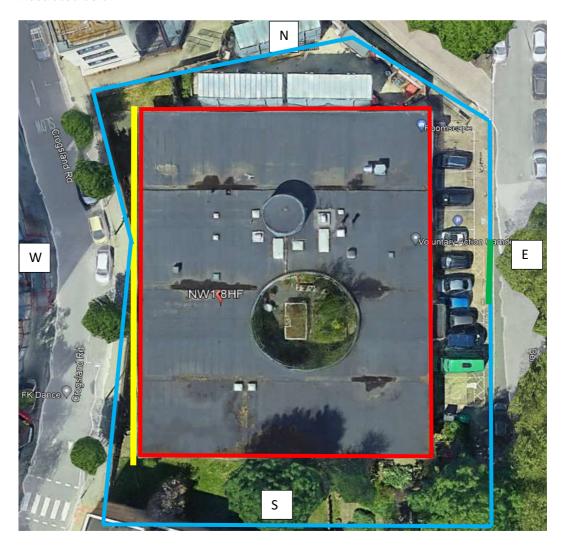
All waste materials stripped out will be segregated and placed into the relevant skip as identified with EWC Code signage:

- Clean Wood
- General Rubbish
- Metal



## 7.2 <u>Demolition of Charlie Ratchford RC building</u>

A demolition exclusion, restricted and drop zone will be established for the works and access restricted to the demolition operatives in accordance with the site layout as illustrated below:



Throughout the works the demolition operatives and Banksmen will be in communication through 2 way radio to ensure that the safety of the public is ensures at all times.

Design scaffolding to west elevation with design drawings.

An excavator to gather up all hardcore which is to be stockpiled ready for crushing on site for later use as piling mat.

The ground floor slab and footings will be broken out utilising the 360 excavator which will be fitted with a hydraulic breaker, they will be broken sufficiently to allow for removal by excavator fitted with heavy rock bucket, all broken materials will be excavated systematically and methodically using the 360 excavator fitted with heavy rock bucket and stockpiled ready for crushing on site for later use as piling mat.



Any heavy obstructions will be broken out using a hydraulic breaker fitted to the excavator

Whilst breaking out the slab & obstructions less than 10 metres from the site boundary, the hydraulic breaker will be fitted with a monarflex protective sock.

Dustboss equipment will be used to dampen down the areas of demolition throughout the operations in order to minimize the generation and spread of dust pollution

The arisings from the demolition will be segregated and placed into relevant clean wood, general rubbish, metal skips, each displaying the relevant EWC codes ready for removal from site or stockpiled as described for crushing.

The crushing operation will comply with WRAP protocol and will be crushed to 6F2 with samples tested and certified by S.A.S Laboratories to confirm no contamination.

A mobile crusher unit will be used to breakdown the stockpiled arising materials for use in the creation of the piling mat for the works; this will be located on site at the maximum practical distance from the site boundaries.

The mobile crusher will be carefully loaded by the 360 excavator standing on a concrete pad and fitted with a bucket. A water hose will be connected to the crusher unit to provide continuous damping down and throughout the operation a Dustboss will be used to dampen down and minimize the generation & spread of dust pollution.



## 7.2.1 Phase 2 Works Demolition & Site Clearance – Dust Assessment

Dust Assessment							Page 1 of 2	
	•							
Operation Phase 2 Works - 1		Phase 2 Works -	Demolition & Site Clearance		Project	Charlie Ratchford RC, Belmont Street, London, NW1 8HF		
					Ref No	DA 00	1	
Task			Potential dust generating activity	Cont	Control Measures to be Employed			
Demolition of Charlie Ratchford RC Building.		of Charlie Ratchford RC	Mechanical demolition of building.	Operatives to dampen down areas throughout the operation.  Dustboss equipment to be used  All equipment to be operated, serviced and maintain in accordance with the manufacturers' guidelines.		viced and maintained		
2 Demolition works at Charlie Ratchford RC.			Breaking out floor slab, foundations and all old workings and hard standing.	Operatives to dampen down areas throughout the operation.  Dustboss equipment to be used  All equipment to be operated, serviced and maintain accordance with the manufacturers' guidelines.		viced and maintained		
3 Demolition works at Charlie Ratchford RC.			Crushing of arisings	Dustboss e	quipment to l	be used rated, ser	crusher units viced and maintained urers' guidelines.	



	Local Receptors						
		Sensitivity	Vulnerability	Further Action Required			
1	Residential	Low	Low	Dust monitoring to be undertaken at the site boundary throughout the works with automatic monitors to be set up to measure representative PM10 Levels.			
2	Commercial	Low	Low	In addition visual inspections will be carried out at a minimum frequency of one per day to ensure that measures are effective.			
				Inspection frequencies will be increased during especially dusty operations are being undertaken or dry/windy conditions prevail.			
				Operations to be carried to ensure dust generation levels are maintained within safety margins at all times.			
				Should levels breach safety margins at any times works will be ceased and the operating protocols reviewed			
				Records of inspection and recording will be maintained on site			

#### Notes

## **Equipment Register**

Equipment	Manufacturer	Model	Machine no	Engine no	Notes
Crusher: Material processing mobile jaw crusher	Sandvik	QJ241	QJT241-10007	88101797	Date of build 10/7/2017 Conforms with 2006/42/EC 2014/30/EU
JCB Excavator	JCB Heavy Products	JS370LXDT4	JCBJS37ET0250874	N/A	Declaration dated 14/07/2015 Conforms with EN 474-5:2006+A3:2013 EN 474-1:2006+A4:2013

All Non-Road Mobile Machinery (NRMM) used on the site will meet Stage IIIA of EU Directive 97/68/EC as a minimum and all NRMM equipment will be registered with the NRMM online register at <a href="http://mrmm.london/">http://mrmm.london/</a> The site manager will be responsible for the updating of the on-line register.



#### 7.3 <u>Noise Control Measure – Phase 2 Demolition & Site Clearance</u>

The best practical means available in accordance with British Standard Code of Practice B.S 5228:1997 shall be employed at all times to minimise the emissions of noise from the site and BS 5228-1:2009 Code of practice for noise and vibration control on construction and open sites – Part 1: Noise will be adopted throughout Phase 2 of the works and throughout the course of the development; noise levels will be managed and controlled in accordance with the requirements of the code.

All site operatives are to be trained to employ appropriate techniques to minimise site noise and will be fully supervised throughout the course of the works. Training will emphasise the following measures:

- The use and maintenance of all tools and equipment is to be in accordance with the manufacturer's recommendations and guidance and tools and equipment are only to be utilised by personnel who have the appropriate training and experience.
- The correct site positioning of machinery on the site to ensure the impact of noise generation upon the neighbourhood and site personnel is minimised.
- The avoidance of the generation of unnecessary noise whilst carrying out manual operations and whilst operating plant and equipment.
- The importance of protection of persons from the impact of noise.

Noise levels on the site will be subject to daily monitoring by the site manager, who will receive training in the use of sound measuring equipment and sound measuring equipment will be maintained on site.

Sound level measurements are to be recorded utilising a Class 1 Integrating Logging Sound Meter calibrated with a Class 1 Acoustic Calibrator.

The sound measuring equipment will be calibrated and maintained in accordance with the manufacturer's recommendations and a daily log of sound levels recorded will be maintained at the site office for inspection and review.

The following targets for the maximum noise level measure in decibel (dB) at a distance of 7 meters from any item of plant or equipment will be as set out in the table below and daily monitoring will be undertaken to ensure that the levels are not exceeded.



Item of plant or equipment	Maximum dB Level as measured at 7 meters
Excavator	86
Jack hammer	85
Compressor	75
Concrete saw	93
Item of plant or equipment	Maximum dB Level as measured at 7 meters
Crushing Plant	86

Levels are calculated from the certified level of noise generation for the equipment using the recognised calculation formula as shown below:

## Sound level L and Distance r

$$L_{2} = L_{1} - |20 \cdot \log \left(\frac{r_{1}}{r_{2}}\right)| \qquad L_{2} = L_{1} - |10 \cdot \log \left(\frac{r_{1}}{r_{2}}\right)^{2}|$$

$$r_{2} = r_{1} \cdot 10^{\left(\frac{|L_{1} - L_{2}|}{20}\right)} \qquad \qquad r_{1} = \frac{r_{2}}{10^{\left(\frac{|L_{1} - L_{2}|}{20}\right)}}$$

All noise levels will be recorded in the site register and in the event of any of the target noise levels being exceeded then the following actions will be undertaken:

- 1. The works exceeding noise levels recorded and highlighted in the site register, including;
  - a. Level of noise generated
  - b. Period and time of work
  - c. Details of task being undertaken
  - d. Location of task being undertaken
  - e. Details of equipment being utilised
  - f. Details of any sound screening being utilised



- 2. The works will be reviewed in order to reduce the levels of noise being generated through:
  - a. Reviewing the equipment being utilised
  - b. Reviewing the method of working
  - c. Reviewing the location of the works being undertaken
  - d. Reviewing the options for providing greater sound screening
  - e. Reviewing the timing of the works

### 7.4 <u>Vibration - Phase 2 Control Measure - Demolition & Site Clearance</u>

Site activities that include vibration will be planned to minimise impact upon vibration sensitive buildings and the potential impact upon the amenity of the adjoining buildings are to be assessed and monitored. The management of the works shall take into account the appropriate site methodology to minimise the generation of vibration and noise and the guidance set out within BS 5228-2:2009 Part 2 Vibration will be adopted and all contractors will comply with BS 6472: 1992, guide to Evaluation of Human Exposure to Vibration in Buildings (1Hz to 80Hz).

The Main Contractor will apply measures to manage vibration as set out below:

- > Utilising the most appropriate working method
- > Ensuring the most vibration efficient equipment is utilised
- Ensuring that all equipment is serviced and maintained to the highest possible standards
- Consultation with affected parties
- > Limiting the times when relevant tasks can be executed
- Screening or enclosing the relevant area/element of the works

All noise and vibration monitoring will be undertaken by the installation of monitoring equipment located at the site boundaries and reading will be taken daily and recorded in the site log.

All plant, materials, equipment, facilities and waste will be retained within the bounds of the site.

Note: Site Transport Impacts & Site Waste Management Planning are addressed for the whole project as separate heading



## 8 <u>DEMOLITION TRAFFIC</u>

## 8.1 <u>The Local Highway Network</u>

The site is located in between Belmont Street and Crogsland Road, London, NW1 8HF, Belmont street is a no through road with a 20mph speed limit and with residential flats and houses.

Access to the site will be via Chalk Farm Road (A 502) and Right turn into Belmont Street, the site is located on the left approx. 800 yards.





## 8.2 <u>Traffic Management Strategy</u>

The site manager as detailed in section 2 of this document shall assume responsibility for implementing the measures set out within this traffic management strategy and will seek to comply with all relevant legislation

The works are anticipated to have a duration of 8 weeks in total as set out within section 5 of this document; the maximum number of daily vehicles that will be expected to attend the site is as set out in the table below:

Demolition Phase	Programme (Number of Weeks)	Max Number of Vehicles Per Day
Site set up	1	4
Demolition	6	6
Site closure	1	4
Overall	8	
	•	

The site will operated to the following times, no deliveries or collections outside of these hours unless it is an abnormal load which is booked in with the MET police:

Monday – Friday: 08:00 - 17:00

Saturdays: 08:00 – 13:00

Sundays & bank Holidays: No working

No delivery vehicles will be allowed to wait on the roads surrounding the site. To facilitate this timed delivery slots will be allocated to suppliers when materials are called off. This will be closely monitored by site staff and suppliers will be appraised on the basis of their performance.

Deliveries are to be booked with the Site Manager by phone or by email. Agreed delivery slots will be recorded on a white board in a prominent location on site.

The protocol regarding timed and booked deliveries will be written into the site specific rules. A copy of these rules is appended to every supplier and sub-contract order.

Delivery/collection times will be agreed with relevant suppliers and recorded on the site log, deliveries & collections will be scheduled to minimise vehicles waiting on the site and no waiting on the public highway will be permitted, failure to comply with agreed delivery schedules will result in the delivery being refused if the failure to comply would mean the vehicle would need to wait on the public highway.

We will reduce the overall number of vehicle movements by careful planning of materials on site, ensuring that delivery vehicles are carrying full loads and close liaison with our supply chain.



We will procure our materials from stockists as close to the site as possible. This will reduce lorry travel distances and therefore congestion and emissions will be minimised.

In addition to the above the following stipulations must also be met by our suppliers;

- Operators must be a member of TfL's Fleet Operator Recognition Scheme (www.tfl.gov.uk/fors) or similar at the silver level and hold CLOCs.
- 2) All demolition vehicle drivers must have undertaken cycle awareness training such as the Safe Urban Driver module through FORS/CLOCs or similar.
- 3) All vehicles associated with the demolition phase must:
  - Have Side Guards fitted, unless it can be demonstrated to the reasonable satisfaction of the Employer, that the Lorry will not perform the function, for which it was built, if Side Guards are fitted.
  - ii. Have a close proximity warning system fitted comprising of a front mounted, rear facing CCTV camera (or Fresnel Lens where this provides reliable alternative), a Close Proximity Sensor, an in-cab warning device (visual or audible) and an external warning device to make the road user in close proximity aware of the driver's planned manoeuvre.
  - iii. Have a Class VI Mirror
  - iv. Bear prominent signage on the rear of the vehicle to warn cyclists of the dangers of passing the vehicle on the inside.

Instructions on routes and timings will be incorporated into all material and sub contract orders.

## 8.3 Site Arrangements

#### **Demolition Phases**

The demolition phases will be contained within the site with vehicle activity accommodated on-site.

The demolition materials will be removed from the site via excavators directly into 8 wheel skip/tipper lorries. This process is expected to last 15 minutes at a time for each vehicle.

A site hoarding/heras fencing will be erected around the perimeter of the site to contain all works. A gate will be located along the frontage of the site on the eastern elevation



to provide access for vehicles. This will make use of the existing vehicle bays on Belmont Street. A wheel cleaning facility will also be provided during this phase.

All lorries would reverse into the site under banksmen control and exit in forward gear until there is enough space on site for the lorries to drive in and drive out. Temporary barriers will be used on the footway during arrivals and departures to avoid any conflict with pedestrians. If necessary, pedestrians will be directed to make use of the footway on the opposite side of the carriageway.

All relevant signage and lighting will be provided outside the site warning pedestrians of the demolition works.

#### Swept Path Analysis:

Pathways are to kept clean and free from any debris by sweeping on a regular basis and after any deliveries or collections.

A wheel washing facility will be provided at the entrance /exit to the site and all vehicles will be inspected and cleaned to maintain the public highway free of dust, mud & debris



## 8.4 Parking Suspensions & Footpath Closure

There are no footpath closures, parking suspensions will be needed for deliveries of excavators via an articulated low-loader at proposed stages during the demolition phases, see below for parking bays to be suspended.

Week 3 parking bays suspended for 2 days

Week 6 parking bays suspended for 2 days

Week 8 parking bays suspended for 4 days





## 8.5 Site Parking

There will be limited on-site parking for any site operatives or for demolition / management and staff, van sharing will be adopted via a crew bus. Operatives will not be allowed to park in the surrounding streets. Operatives will be encouraged to use public transport and details of bus, tube and rail services. The area is well served with local Underground and Main Line Stations, and numerous Bus routes nearby.

## 8.6 Code of Considerate Contractors Standards

#### Considerate

Consider the needs of everyone who is affected by the process and of its effect on the environment. You must give special attention to the needs of people with sight, hearing or mobility difficulties

#### **Environment**

Be aware of the environment when choosing and using resources. You must pay particular attention to manageing waste, avoiding pollution, using local resources wherever possible and keeping noise as low as possible.

#### **Cleanliness**

Keep the site, footpaths and surrounding area affected by the work clear of mud, spillage, litter and any unnecessary rubbish. Make sure that the site, hoardings, scaffolds and other features are kept in a clean, tidy and safe condition.

#### Good Neighbour

Consult with neighbours about site activity from before the works start to the final handover. Provide site information and veiwing facilities where practical.

#### Respectful

Promote respectable and safe standards of behaviour and dress. You must not accept rudeness and must deal with poor behavoir using the strongest possible disciplinary action.

#### <u>Safe</u>

Make sure all construction work and vehicle movements are carried out with care for the safety of passers-by, neighbours and site personnel.

#### Responsible

Be responsible for making sure everyone on site understands the scheme,

#### <u>Accountable</u>

Be accountable (responsible for your actions) to the public by providing site contact details and being available to deal with their concerns and develop good local relations.



## 9 WASTE MANAGEMENT PLANNING

A site waste management plan will be developed for the project with the objective of minimising waste.

This will be achieved by:

- Carrying out an audit to identify materials from the demolition that can be re-used and recycled
- Working with the design team and the client to identify materials and methods of construction that minimise the production of waste
- Liaison with suppliers to minimise packaging materials
- Separating out waste streams on site to identify items for re-use & recycling
- Providing regular toolbox talks with site operatives
- Careful ordering and sourcing of materials

### 9.1 Demolition Phase

To ensure best practice during the demolition phase of the works the ICE Demolition Protocol will be implemented ensuring the recovery of components as below:

#### **Concrete Components**

Concrete from ground slabs Crushed and certifed to 6F2 for re-use 100%ect

1Kerbs, channels and associated foundations Crushed and certifed to 6F2 for re-use 100%ect

#### non concrete masonry and other building fabric

Brickwork / blockwork walls and retaining walls Crushed for re-use 100%ect

Steel reinforcement and other steelwork Scrap 100%ect revoverey

Tarmac material to be crushed to a type 4 certfied material.



Table 1 – Demolition	Total Tonnage	Recovered Tonnage
Recovery Index (DRI) Materia Tonnage		
Concrete	1500	1500
Hardcore	1000	1000
Reclaimed Bricks / Tiles	0	О
Metals	40	40
Wood / Rubbish	40	40
Clean Wood	0	0
Glass	0	0
Tarmac	10	10
Architectural Features	0	О
Miscellaneous	0	0
Hazardous / potential Contamination	ТВС	TBC
Total	2590	2590

#### **Reuse & Recycle Opportunities**

Material	Reuse	R	Waste	
		Roads	Buildings	
Concrete	100%	10%	90%	0%
Brick	100%	0	100%	0%
Metals	100%	0	100%	0%
Glass	100%	0	100%	0%
Rubbish	0%	0	0%	100%
Wood	100%	0	100%	0%
Tarmac	100%	100%	0%	0%

Glass will be recycled in the crusher with brick and concrete arising from the demolition. Crushed concrete will be reused on site for piling matt and temporary roads.

All Rubbish will be removed from site and taken to McGrath Wansbeck Road, London E9 5HH. L.W.R.A. Disposal Licence No: WML86014.

Clean Wood Products to be taken to **Northeast Demolition UK Ltd, Demo Yard, New Pastures Lane, Great Sailing, CM7 5ER. Exemption Ref: EPR/FE5934TN/A001.** 

Asbestos will be taken to Eye Landfill Site, Biffa Waste Services Ltd, Eyebury Road, Eye, Peterborough. Site Licence: BP3537PP.



## 10 <u>IMPLEMENTATION</u>

The implementation of the measures set out within this Demolition Management Statement will lie with the Main Contractor/Principal Contractor.

The Principal/Main Contractor will be responsible for monitoring the implementation of the measures outlined and will be responsible for recording, reporting and monitoring any issues that occur on or are reported to the site and will be responsible for any necessary corrective or disciplinary actions required.