**Construction/ Demolition Management Plan**

pro forma

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# Revisions & additional material

Please list all iterations here:

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| --- | --- | --- |
| **25.07.2022** | **Version 2** | **WPSCC Ltd** |
| **26.07.2022** | **Version 2** | **WPSCC Ltd** |
| **31.08.2022** | **Version 3** | **WPSCC Ltd** |

**Additional sheets**

Please note – the review process will be quicker if these are submitted as Word documents or searchable PDFs.

|  |  |  |
| --- | --- | --- |
| **Date** | **Version** | **Produced by** |
| **21.07.2022** | **1** | **DDC- letter to neighbours** |
| **26.07.2022** | **1** | **WPSCC – CMP v2 - Appendix E – Site Noise Risk Assessment** |
| **27.07.2022** | **1** | **EMRYS – Site Location Plan** |
| **31.08.2022** | **1** | **Swept Path Analysis (Arrival and Departure)** |

# Introduction

The purpose of the **Construction Management Plan (CMP)** is to help developers to minimise construction impacts, and relates to all construction activity both on and off site that impacts on the wider environment.

It is intended to be a live document whereby different stages will be completed and submitted for application as the development progresses.

The completed and signed CMP must address the way in which any impacts associated with the proposed works, and any cumulative impacts of other nearby construction sites, will be mitigated and managed. The level of detail required in a CMP will depend on the scale and nature of development. Further policy guidance is set out in Camden Planning Guidance **(CPG)** 6: Amenity and **(CPG)** 8: Planning Obligations.

This CMP follows the best practice guidelines as described in the [Construction Logistics and Community Safety](https://www.clocs.org.uk/) (**CLOCS**) Standard and the [Guide for Contractors Working in Camden.](https://www.camden.gov.uk/documents/20142/1269042/Guide+for+Contractors+in+Camden.pdf/18b7bb06-119e-9957-7037-fdb633f17ae6)

Camden charges a [fee](https://www.camden.gov.uk/documents/20142/1269042/3.+Construction+and+Demolition+Management+Plans+-+updated+Implementation+Support+Contribution+levels.pdf/6375c32e-9c58-91f0-219f-268269143a6c) for the review and ongoing monitoring of CMPs. This is calculated on an individual basis according to the predicted officer time required to manage this process for a given site.

The approved contents of this CMP must be complied with unless otherwise agreed with the Council in writing. The project manager shall work with the Council to review this CMP if problems arise during construction. Any future revised plan must also be approved by the Council and complied with thereafter.

It should be noted that any agreed CMPdoes not prejudice or override the need to obtain any separate consents or approvals such as road closures or hoarding licences.

If your scheme involves any demolition, you need to make an application to the Council’s Building Control Service. Please complete the “[**Demolition Notice**](https://www.camden.gov.uk/apply-for-building-control-camden)**.**”

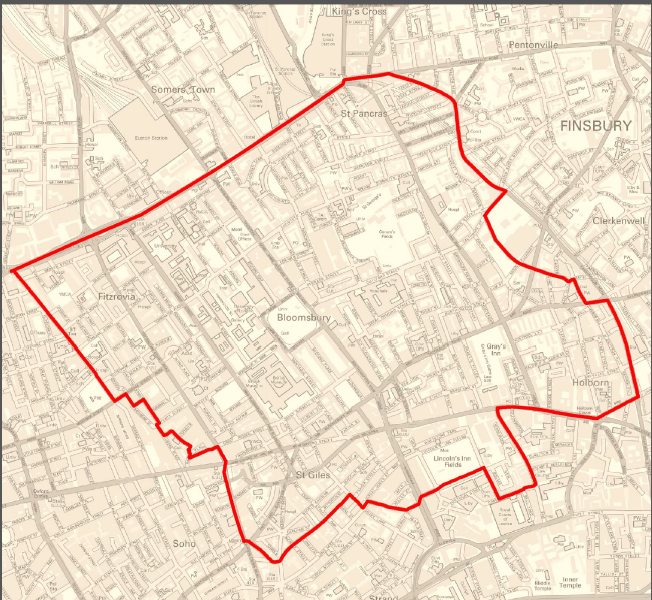
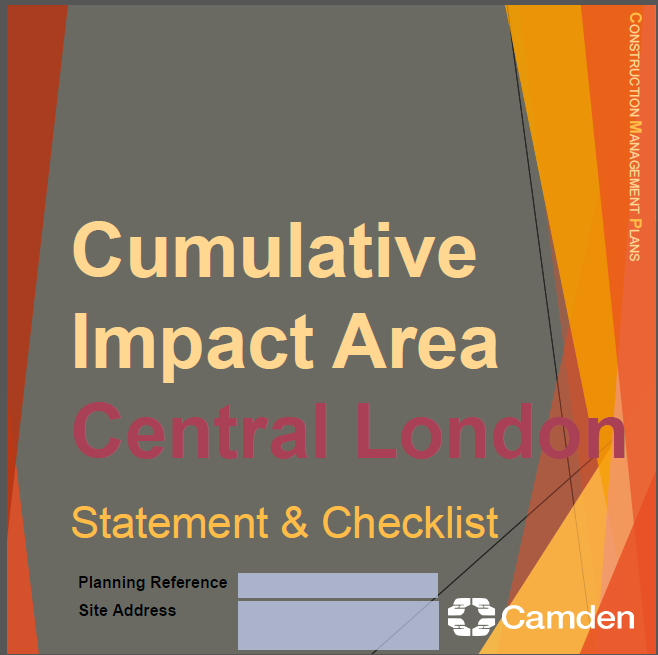
Please complete the questions below with additional sheets, drawings and plans as required. The boxes will expand to accommodate the information provided, so please provide as much information as is necessary. It is preferable if this document, and all additional documents, are completed electronically and submitted as Word files to allow comments to be easily documented. These should be clearly referenced/linked to from the CMP. Please only provide the information requested that is relevant to a particular section.

(Note the term 'vehicles' used in this document refers to all vehicles associated with the implementation of the development, e.g. demolition, site clearance, delivery of plant & materials, construction etc.)

Revisions to this document may take place periodically.

**IMPORTANT NOTICE:** If your site falls within a Cumulative Impact Area *(as of 03/02/2020 to 03/08/2020 there is only one established CIA for the Central London area)* you are required to complete the CIA Checklist and circulate as an appendix to the CMP and included as part of any public consultation – a CMP submission will not be accepted until evidence of this has been supplied.

The CIA Checklist can be found at <https://www.camden.gov.uk/about-construction-management-plans>

Timeframe

**DEVELOPER ACTIONS**

**COUNCIL ACTIONS**

**Planning Permission granted**

**0ommunity liaison**

**Appoint principal contractor**

**Begin community liaison**

**Work can commence if CMP is approved**

**Council response to second draft**

**Submit draft CMP**

**Work can commence if draft CMP is approved**

**Resubmission of CMP if first draft required further development**

**2ommunity liaison**

**3ommunity liaison**

**1ommunity liaison**

INDICATIVE TIMEFRAME (MONTHS)

**4ommunity liaison**

**Council response to draft**

# Contact

1. Please provide the full postal address of the site and the planning reference relating to the construction works.

Address:

Planning reference number to which the CMP applies: APP/X5210/W/18/3215214

2. Please provide contact details for the person responsible for submitting the CMP.

Name: Phil Davies, Managing Director

Address: DDC Ltd, 77 Elmers End Road, London SE20 7UU

Email: pdavies@ddclimited.com

Phone: 020 8778 6111

3. Please provide full contact details of the site project manager responsible for day-to-day management of the works and dealing with any complaints from local residents and businesses.

Name: Andy Davies, Contracts Manager

Address: DDC Ltd, 77 Elmers End Road, London SE20 7UU

Email: adavies@ddclimited.com

Phone: 07976 938668

4. Please provide full contact details of the person responsible for community liaison and dealing with any complaints from local residents and businesses if different from question 3. In the case of the Community Investment Programme (CIP), please provide the contact details of the Camden officer responsible.

Name: Andy Davies, Contracts Manager

Address: DDC Ltd, 77 Elmers End Road, London SE20 7UU

Email: adavies@ddclimited.com

Phone: 07976 938668

5. Please provide full contact details including the address where the main contractor accepts receipt of legal documents for the person responsible for the implementation of the CMP.

Name: Phil Davies

Address: DDC Ltd, 77 Elmers End Road, London SE20 7UU

Email: pdavies@ddclimited.com

Phone: 020 8778 6111

# Site

6. Please provide a site location plan and a brief description of the site, surrounding area and development proposals for which the CMP applies.

Site

The Grid reference for the site is TQ311832

The existing property is sited at 7/8 Jeffreys Place, London NW1 9PP and is a 3 storey former factory building, located within the predominantly residential Jeffrey’s Street Conservation Area.

The site is approximately midway down a short narrow one way street with Grade II listed buildings to the rear.

The site is bounded by Jeffreys Place to the North, Prowse Place to the West, Ivor Street to the South and Royal College Street to the East.

![Diagram

Description automatically generated](data:image/jpeg;base64,/9j/4AAQSkZJRgABAQEAeAB4AAD/4RDSRXhpZgAATU0AKgAAAAgABAE7AAIAAAAEV1BTAIdpAAQAAAABAAAISpydAAEAAAAIAAAQwuocAAcAAAgMAAAAPgAAAAAc6gAAAAgAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAFkAMAAgAAABQAABCYkAQAAgAAABQAABCskpEAAgAAAAM2NQAAkpIAAgAAAAM2NQAA6hwABwAACAwAAAiMAAAAABzqAAAACAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAA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Figure 1: Site Location

7. Please provide a very brief description of the construction works including the size and nature of the development and details of the main issues and challenges (e.g. narrow streets, close proximity to residential dwellings etc).

This project has a proposed 8-9 month works schedule, commencing in approximately October 2022.

Works comprises the erection of a single storey roof extension to create a 3 x bedroom flat.

* + - Site Hoarding to be set up around the small tower scaffold and goods hoist at the front of the building.
    - Welfare Area / Site Offices to be set up at roof level.
    - Construction of a single storey roof extension.

A small 500kg goods hoist will be used to lift the majority of the materials to the roof level via the access scaffold and a small city crane will be used for steels and windows.

Diagram, engineering drawing

Description automatically generated

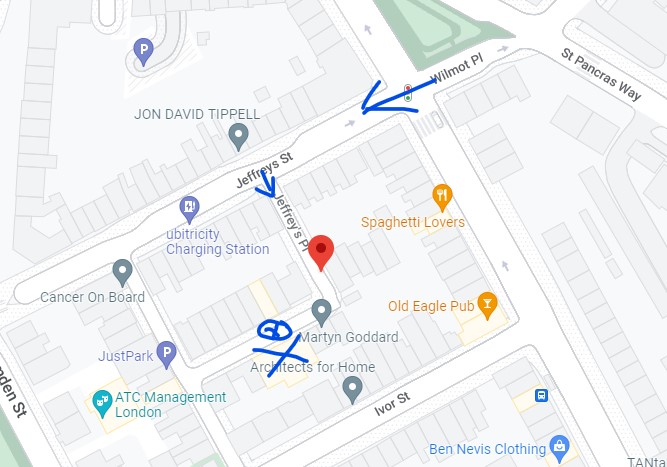


Figure : Crane route in



Figure 3: sketch of debris netting position

8. Please provide the proposed start and end dates for each phase of construction as well as an overall programme timescale. (A Gantt chart with key tasks, durations and milestones would be ideal).

The proposed construction works at this site will commence during October 2022 and continue for approximately 8-9 months.

* + - Construction approx. 16 weeks
    - Fit Out approx. 16 weeks
    - Snagging / Commissioning approx. 4 weeks

9. Please confirm the standard working hours for the site, noting that the standard working hours for construction sites in Camden are as follows:

* 8.00am to 6pm on Monday to Friday
* 8.00am to 1.00pm on Saturdays
* No working on Sundays or Public Holidays

Yes we confirm the hours of working which will include hours of delivery, will be the following,

* + - Monday to Friday: 08.00 to 18.00 hours
    - Saturday: 08.00 to 13.00 hours
    - Sundays/Bank and Public Holidays: No working

# Community Liaison

**A neighbourhood consultation process must have been undertaken prior to submission of the CMP first draft.**

**This consultation must relate to construction impacts, and should take place following the granting of planning permission in the lead up to the submission of the CMP. A consultation process specifically relating to construction impacts must take place regardless of any prior consultations relating to planning matters. This consultation must include all of those individuals that stand to be affected by the proposed construction works. These individuals should be provided with a copy of the draft CMP, or a link to an online document. They should be given adequate time with which to respond to the draft CMP, and any subsequent amended drafts. Contact details which include a phone number and email address of the site manager should also be provided.**

Significant time savings can be made by running an effective neighbourhood consultation process. This must be undertaken in the spirit of cooperation rather than one that is dictatorial and unsympathetic to the wellbeing of local residents and businesses.

These are most effective when initiated as early as possible and conducted in a manner that involves the local community. Involving locals in the discussion and decision making process helps with their understanding of what is being proposed in terms of the development process. **The consultation and discussion process should have already started, with the results incorporated into the CMP first draft submitted to the Council for discussion and sign off.**This communication should then be ongoing during the works, with neighbours and any community liaison groups being regularly updated with programmed works and any changes that may occur due to unforeseen circumstances through newsletters, emails and meetings.

Please note that for larger sites, details of a construction working group may be required as a separate S106 obligation. If this is necessary, it will be set out in the S106 Agreement as a separate requirement on the developer.

**Cumulative impact**

Sites located within high concentrations of construction activity that will attract large numbers of vehicle movements and/or generate significant sustained noise levels should consider establishing contact with other sites in the vicinity in order to manage these impacts.

**The Council can advise on this if necessary.**

**10. Sensitive/affected receptors**

Please identify the nearest potential receptors (dwellings, business, etc.) likely to be affected by the activities on site (i.e. noise, vibration, dust, fumes, lighting etc.).

The key sensitive receptors that have been identified in relation to this aspect of the development are:

* Local residents – the nearest are next door neighbours which are within 50m
* Jeffrey’s Street Conservation Area
* Local road network and users.

**11. Consultation**

The Council expects meaningful consultation. For large sites, this may mean two or more meetings with local residents **prior to submission of the first draft CMP**.

Evidence of who was consulted, how the consultation was conducted and a summary of the comments received in response to the consultation should be included. Details of meetings including minutes, lists of attendees etc. should be appended.

In response to the comments received, the CMP should then be amended where appropriate and, where not appropriate, a reason given. The revised CMP should also include a list of all the comments received. Developers are advised to check proposed approaches to consultation with the Council before carrying them out. If your site is on the boundary between boroughs then we would recommend contacting the relevant neighbouring planning authority.

Please provide details of consultation of the draft CMP with local residents, businesses, local groups (e.g. residents/tenants and business associations) and Ward Councillors.

DDC Ltd appointed Andy Davies as Community Liaison Manager for the development. He is responsible for:

Recording and responding to enquiries or complaints from the local community, including local businesses and the public.

Communicating to the local community including local businesses the nature of the construction work that will be carried out. ***The letter attached in the appendices was put through all the doors on the road on 21.07.2022***

Communicating the programme of work to the local community including local businesses, specifically highlighting any works that may result in complaints (e.g. noisy activities). **There were 3 responses from the neighbours requesting details of programme of works and scaffolding.** ***This is currently being worked on and will be issued to the neighbours when completed.***

Updating the local community including local businesses of any changes to the nature of works or programme of works as necessary. ***DDC Ltd have advised the neighbourhood that they will be doing a monthly newsletter.***

Establishing and maintaining good relationships with local stakeholder groups.

**12. Construction Working Group**

For particularly sensitive/contentious sites, or sites located in areas where there are high levels of construction activity, it may be necessary to set up a construction working group.

If so, please provide details of the group that will be set up, the contact details of the person responsible for community liaison and how this will be advertised to the local community, and how the community will be updated on the upcoming works i.e. in the form of a newsletter/letter drop, or weekly drop in sessions for residents.

Andy Davies will communicate the programme of work to the local community including local businesses, specifically highlighting any works that may result in complaints (e.g. noisy activities).

***An initial letter was posted 21.07.2022***

He will also update the local community including local businesses of any changes to the nature of works or programme of works as necessary. ***A monthly newsletter will be issued to the neighbours and put up on the hoarding.***

Andy Davies will inform all stakeholders of the complaint’s procedure as part of the communication programme.

We have included an email attachment from the neighbour directly opposite confirming they will not be using the garage for the duration of our tower being in situ. Although we note as shown in the drawing there is no clash with our scaffold tower.

**13. Schemes**

Please provide details of your Considerate Constructors Scheme (CCS) registration. Please note that Camden requires [CCS site registration](https://protect-eu.mimecast.com/s/RhAACROA3cPkr7OT9fD9T?domain=ccscheme.org.uk/) for the full duration of your project including additional [CLOCS visits](https://protect-eu.mimecast.com/s/PK6ZCVAG3FjLlOZCzThUa?domain=ccscheme.org.uk/). Please provide the CCS site ID number that is specific to the above site.

Contractors will also be required to follow the [Guide for Contractors Working in Camden](https://www.camden.gov.uk/documents/20142/1269042/Guide+for+Contractors+in+Camden.pdf/18b7bb06-119e-9957-7037-fdb633f17ae6). Please confirm that you have read and understood this, and that you agree to abide by it.

DDC Ltd confirm that they have read and understood the Guide for Contractors working in Camden and that they will abide by it.

The site has been registered for the Considerate Constructors Scheme and the site reference is 132301.

**14. Neighbouring sites**

Please provide a plan of existing or anticipated construction sites in the local area and please state how your CMP takes into consideration and mitigates the cumulative impacts of construction in the vicinity of the site. The council can advise on this if necessary.

Site

![Map

Description automatically generated](data:image/jpeg;base64,/9j/4AAQSkZJRgABAQEAeAB4AAD/4RDSRXhpZgAATU0AKgAAAAgABAE7AAIAAAAEV1BTAIdpAAQAAAABAAAISpydAAEAAAAIAAAQwuocAAcAAAgMAAAAPgAAAAAc6gAAAAgAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAFkAMAAgAAABQAABCYkAQAAgAAABQAABCskpEAAgAAAAMzNgAAkpIAAgAAAAMzNgAA6hwABwAACAwAAAiMAAAAABzqAAAACAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAA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eW0UjL9phJ+6cdcHn+fSgCrba3c319oWoagz2ulXyNGIoThRcZZcOepVhnHvj61HN4Z1SbWBFHD9jis7hXstQEoZYIFXAjWPOSSeuev5V1s1jaS25tJ7aKW2G3EJQbF2nIAHTipSdxyaAK8GnWNneXF3aWsUVzc/66VFwX/wAMnmplfybhZD91vlf+hpjS5bbENzdz2FNKrH88zbm7Z/oKALV4m0rOP4flf6VHU8Eq3MLKykEcMrVWQGNmibkocAnuOxoAdTZFLL8vDA5U+9OooAnOLyz44LDj/ZI/+vVaNiy/MMMOGHoaktn8q4KH7snI9m70lwnlXAcfdl4Ps3/16AEooooAKKKKAKmo6VDqqQ+ZLNbT27F4LmBtrxnHOO2COCDWBHrmqjR01n7FbT6VaKds91J/pUqA7S4wNoJx0711YO05Fcnq2gxW19HHpmm3d6GzOIbi6K2Fuc5yR9edtAHUdBi3iJGM5xgfnSeVu5mbd/s9AK5bStSml15W+23OvXmRHILQCOztVON3PRiB07npXXMMMQORQAgGOlFFFABRRRQAUUUUAFBAIIPINFFAEScZhk5GPlz3FCv5Xyy9B0fsae6CRcHII5BHamGQx8T8j++BwfrQBieHJpb28uri/kivL21VbUX0DYjkRgHK7Qdu4Hgke1dBVPR1xolk32WOzLwI7W8SBFRiMtwOnJq5QAUUUUAFOVdx9qQDJwKlA2jAqJysikrjChB45p6jaMUtFYuTa1KSSCkYkD5RluwzS1yOqapo/iyObw7p2uwpdXEqrNtLKWiVwXWNsYJwMcZ704R5mDdjsoovKXrljyzeppzuI0LMcAVyOmX2s+G9Ug0bXhNqdjcP5dlqkaFnB5wkwHfA+/07nvjpmzLJuYYVT8o9/Wtm1FELUF3M3mScMeAP7ormPF2l2sVvDfafp0T6s12hgKwA+c56iQ/3SuckmupqK7tY76ymtJi4jmQoxRipwfQisoyfNdltaHN6LeaVpuof2dLqUd1rd42+5lQZUsBxHnoABwF/TmundiB0I+tchqCm1t30/StLtdI06ylDtqV8g2K46NGnV29GPpWj4aZPs5No17e2twplbUbuQgvIDt2hDyBgZBHGK2cU3dkJm0TnrSUUUxCqdpzUwOagp6Njg9KznG+pUWSUU3fk4X8zSgEdTmsWrbl3FooopDCmQAKWtzwB8yH2/wDrGn1HMCAJE+9Gcj3HcVcHZktaFobfue3SqsY8qRoT0XlP92pNwJWSPkMNw/z9KLlS0ayx8snOB3HcVtJXRKdgoqLzw/ECmVv9noPqaeLZ5Obh+P7icD8fWsVBsq6Imm8xtkSmRh6dvxp6WjPzO/H9xOPzNYMsmqtrDxL5lrav8oEW1iqj8eCfX3rWtreSK3ESyOqZJOXLMSeuW/wrosoIjdlxpoLYbEAz2RBzULyTy9T5SHsvX86fHCkYwoFOYblrL2iuVysrqip90c9z3NKyh1Kt0NOpK1IJraTzoWjl5Zflb3HrVcKYpGhb+HlT6rQWMUgmXnbww9RVi5j86FZIuWX5l9x6UAQ0UisHUMvQ0tABRRRQAjqHQq3Qisa9tfOhlt3JUnoy9VPUEfjzW1VW8iyokHUcGpkroyqR5kZVlcNcW/70bZkOyVfRh/Q9fxqeRFljaNxlWBUj1BqnP/omoJcDiKciOUAdG/hb+n4j0q9WK7HLHazG6RKsEYgWQyCL90zEY5FazRhmzllOMEqxGawNP8loHltyxSWV3y3c5wce3HFbls7PCNwORxk960g9LG9GXu2JFVUXCgAe1LRRWh0BRRRQAUEgDJOB6mml/m2IC7/3R/nipo7TnfcEOeyj7o/xoAiSOS4+58kZ6uR1+gq6ihEVAc4GBnrVeW7ySluAx7ufuj/GoBmKQTFi7j7xPcdxQBoEBlIPQjBqiimEmLps4HuOxq8CGUEcg8iq92mAJh1X73uKQyKojumZlztRTg46mpaj/wBXcf7Mn86YhN3/ACzt1HHU9h/jTkiCncfmf+8aSP5JGj7H5l/rUlACB/JnWT+E/K/07GpbxNu2df4eG/3ajZQylTyCMGprZ99uyTclPlYnuPX8qAIaKz7LW9Ku9Sk0yyvkuLmFC7BASNoOPvdCea0KAEMfmYUHBzkH0NYcV7r3iV3m0ea303TUdlinli82ScqSCwXgBcj61vA7WBHauen87wtdI2nTz3cF5K6waQI1/wBY2WJWT+FRyccjmgC/oeozahaXCXnlm6s7lraWSL7khGDuA7cEceua0ayNFu/LuJtLn0mPSbhV+0+TFIJEkVmILZAHOeCPpWx060AJRRRQAVV1SwtdT09ob+KSeGM+b5KOV8wgH5TjqParVOT/AFg+tAHn9jrerWZsW+0wRx3giks9NtbZfKkRnw6bgMq65ySTXftwx4xzXET3unT3lr5c/wDwj2lyxzTyTQhY5JJg+xkDc7ThQcDk1t+FbqW6s7tQ17cWcc/+iXd2MNNGQO55OGzzjpimBt0UUUgCiiigAooooAKKKKACiiigBSc9aSiigAooooAKmX7ozzRRWVTYqItFFFYmhXuJFSaJXUt5xKcNjbnv9ea4PwvZW/iDT9T8H6tEsi6DN5VpfR/JKvJ2sMdGHr37iiiuqPwmT3Om8Gapd6v4Q0y5vpN87I6ySAYMhRygJ9zjJ963qKKxqfEXHYKZIe1FFKHxBLY5Tx1Na6dY2usTWMd9dJItvCtwxMcZOTv2dCeP84qWyF/pmt6al7qMmof2xG5k8xdqwlE3jYoOAOcGiiukzOhU7lB9RmloopAFFFFAC1MDkA0UVlU2KiFFFFYmg2RtiFsZxTJPliWR/nLdFPQUUVtTStciQQ5HnRZ4TDqfTPOKsx/xDt1H40UVa1RL3FOIoztUAKOAOKpxyveJuZiiZxsXjP1NFFKbaQ1uSrGiLtRQB6AU6iiucsKKKKBkcgw31plFFdMPhMnuFPsmIaSH+FMFfbPaiiqEMkUR3jIv3XG/HoaKKKACiiigAoIBBB5BoooAyLiFHEkMih0OVIPcVktdtaztYygzxnYqszYYKxxgnvj1/wD10UVzS0POraao3rC0iSBQq4RBtVOwAq/RRXRFWR3QSUdAoooplhTATLciAHYCMlh1oooAvRxJCuI1x6nuaotK10zBjtjViNo7/U0UUAPAAGAMCiiigCazJ2OnUI2B9OtWDz1oopDKCjazoOiNgfSmTjMLHuvzD6iiimISU/Ikg6gj9aloooAKxPFmnpNpk2oXc9xJaWtuztp6SeXHMy5Pzkcke3tRRQBJ4U0W30/Q4r2ML9ovY0lkZUCgKRkIoHRRn8eprZYbWwKKKAG1V1DSk1aOJRPLa3Fu/mQXEJG6NsYPXgggkYoooA4/Uby68PeJU0uyuHm1DUgol1O7/eMi5wAqcAAcnHvXbWls9pZrbzXMt3JF96ebG5889qKKYElFFFIApQcHiiigDD1jSNJtLe/1tdMtnvoYXmV3UlS4GQSvTOe/WubtnurC+Wdr+7nu/tFkWlkmOGSYfMhT7uBg44yM+1FFNCPQD94/WkoopDCiiigAooooAKKKKACiiigD/9k=)

Figure 4: Nearest construction sites

DDC Ltd are planning to ensure regular meetings with any nearby construction sites will take place to ensure maximum co-ordination over deliveries / collections and the smooth working of the site as well as minimising any disruption to the public.

Currently the nearest construction site is 152 – 156 Kentish Town Road, London

# Transport

**This section must be completed in conjunction with your principal contractor. If one is not yet assigned, please leave the relevant sections blank until such time when one has been appointed.**

Camden is a CLOCS Champion, and is committed to maximising road safety for Vulnerable Road Users (VRUs) as well as minimising negative environmental impacts created by motorised road traffic. As such, all vehicles and their drivers servicing construction sites within the borough are bound by the conditions laid out in the CLOCS Standard.

This section requires details of the way in which you intend to manage traffic servicing your site, including your road safety obligations with regard to VRU safety. It is your responsibility to ensure that your principal contractor is fully compliant with the terms laid out in the CLOCS Standard. It is your principal contractor’s responsibility to ensure that all contractors and sub-contractors attending site are compliant with the terms laid out in the CLOCS Standard.

Checks of the proposed measures will be carried out by CCS monitors as part of your enhanced CCS site registration, and possibly council officers, to ensure compliance. Please refer to the CLOCS Standard when completing this section.

Please contact [CLOCS@camden.gov.uk](mailto:CLOCS@camden.gov.uk) for further advice or guidance on any aspect of this section.

**CLOCS Contractual Considerations**

15. Name of Principal contractor:

DDC Ltd

77 Elmers End Road

London

SE20 7UU

16. Please submit the proposed method for checking operational, vehicle and driver compliance with the CLOCS Standard throughout the duration of the contract.

All qualifying vehicles will be required to be FORS and CLOCS compliant.

Our Banksmen will check all vehicles using the CLOCS checklist to promote compliance.

A specific CLOCS Toolbox talk will be presented to all Banksmen and Site Traffic Management personnel as a minimum.

**Table 1: Example of how FORS Management will be Recorded on Site**

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| Date | Trade | Company name | FORS compliant Registration Number | Audit and Compliance checked |
| 18.01.22 | DEMO Contractor | ABC Sample | 123456 | Yes |

**Table 2: Example of how CLOCS compliance is being checked at Site**

No vehicle will be allowed at site if they are not CLOCS compliant and the driver will be issued with a Non-Compliance Notification and may be turned away.

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Date | Time vehicle arrived on site | Vehicle Registration | Trade | Company name | FORS Compliant | CLOCS vehicle checking (3 stages) |
| 18.01.22 | 10.30 | AB12 ABC | Timber | ABC Sample | YES | All OK |

17. Please confirm that you as the client/developer and your principal contractor have read and understood the CLOCS Standard and included it in your contracts.

I confirm that I have included the requirement to abide by the CLOCS Standard in my contracts to my contractors and suppliers:

DDC Ltd confirms that it has read and understood the CLOCS standard.

DDC has included the requirement to abide by the CLOCS standard in the contracts to subcontractors and suppliers.

Please contact [CLOCS@camden.gov.uk](mailto:CLOCS@camden.gov.uk) for further advice or guidance on any aspect of this sect

**Site Traffic**

**Sections below shown in blue directly reference the CLOCS Standard requirements. The CLOCS Standard should be read in conjunction with this section.**

**18. Traffic routing**: *“Clients shall ensure that a suitable, risk assessed vehicle route to the site is specified and that the route is communicated to all contractors and drivers. Clients shall make contractors and any other service suppliers aware that they are to use these routes at all times unless unavoidable diversions occur.”* (P19, 3.4.5)

Routes should be carefully considered and risk assessed, taking into account the need to avoid where possible any major cycle routes and trip generators such as schools, offices, stations, public buildings,museums etc.

Consideration should also be given to weight restrictions, low bridges and cumulative impacts of construction (including neighbouring construction sites) on the public highway network. The route(s) to and from the site should be suitable for the size of vehicles that are to be used.

Please show vehicle approach and departure routes between the site and the Transport for London Road Network (TLRN). Please note that routes may differ for articulated and rigid HGVs.

Routes should be shown clearly on a map, with approach and departure routes clearly marked. If this is attached, use the following space to reference its location in the appendices.

**Suggested Route to Holloway Road from the site**

1. Head North-east on Jeffrey’s Place towards Royal College Street
2. Turn Right onto St Pancras Way / A5202
3. Turn left onto Camden Road / A503 until meet Junction with Holloway Road

![Map

Description automatically generated](data:image/jpeg;base64,/9j/4AAQSkZJRgABAQEAeAB4AAD/4RDSRXhpZgAATU0AKgAAAAgABAE7AAIAAAAEV1BTAIdpAAQAAAABAAAISpydAAEAAAAIAAAQwuocAAcAAAgMAAAAPgAAAAAc6gAAAAgAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAFkAMAAgAAABQAABCYkAQAAgAAABQAABCskpEAAgAAAAM3NgAAkpIAAgAAAAM3NgAA6hwABwAACAwAAAiMAAAAABzqAAAACAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAAA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Figure 5: Route North to Holloway Road

**Suggested Route to Site from Hollway Road**

1.Turn right at first cross street Camden Road / A503

2.Turn left onto St Pancras Way / A5202

3. Turn right onto Baynes Street

4. Turn right onto Royal College Street

5. Turn left onto Ivor Street

6. Turn right onto Prowse Place

7. Turn Right onto Jeffrey’s Place

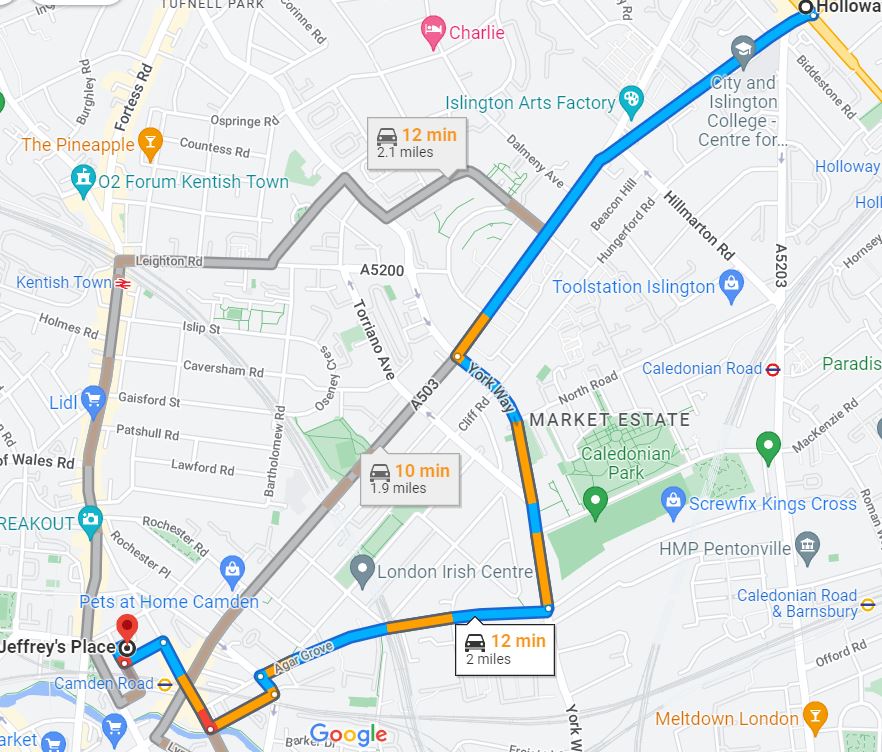


Figure 6: Route to site from Holloway Road

b. Please confirm how contractors and delivery companies will be made aware of the route (to and from the site) and of any on-site restrictions, prior to undertaking journeys.

Each sub-contractor / supplier will be informed of the Site Traffic Management rules and preferred route to and from the site as well as any specific restrictions.

They will be required to inform DDC Ltd of all their vehicular movements and timescales before commencing works on site.

A copy of this CMP will also be made available to them.

**19. Control of site traffic, particularly at peak hours**: “*Clients shall consider other options to plan and control vehicles and reduce peak hour deliveries”* (P20, 3.4.6)

Construction vehicle movements should be restricted to the hours of 9.30am to 4.30pm on weekdays and between 8.00am and 1.00pm on Saturdays. If there is a school in the vicinity of the site or on the proposed access and/or egress routes, then deliveries must be restricted to the hours of 9.30am and 3pm on weekdays during term time.

Vehicles may be permitted to arrive at site at 8.00am if they can be accommodated on site. Where this is the case they must then wait with their engines switched off.

A delivery plan should ensure that deliveries arrive at the correct part of site at the correct time. Instructions explaining such a plan should be sent to all suppliers and contractors**.**

Please provide details of the types of vehicles required to service the site and the approximate number of deliveries per day for each vehicle type during the various phases of the project.

For Example:

32t Tipper: 10 deliveries/day during first 4 weeks

Skip loader: 2 deliveries/week during first 10 weeks

Artic: plant and tower crane delivery at start of project, 1 delivery/day during main construction phase project

18t flatbed: 2 deliveries/week for duration of project

3.5t van: 2 deliveries/day for duration of project

Several key specialist sub-contractors will be uitilised for the major works elements.

* + - Construction approx. 16 weeks
    - Fit Out approx. 16 weeks
    - Snagging / Commissioning approx. 4 weeks

We will be utilising the following vehicles during the construction phase

* + - Narrow bodied scaffold trucks
    - Small – medium size lorries / vans

We will not allow more than five deliveries / loads per day.

Table 2: Vehicular movement schedule

|  |  |  |
| --- | --- | --- |
| Vehicle Movements for Construction of single storey roof extension | Timescales | Total During this Phase |
| Wait and load waste vehicles | 8-9 months | 16 |
| Material deliveries including steel delivery, lintels and glass. | 8-9 months | 30 |

* No more than 5 deliveries per day will be allowed.
* Deliveries and collections of materials will be made from Jeffreys Place.
* Prior to the arrival of the construction vehicles, the banksmen will be positioned to ensure control and safe conduct of the public and vehicles using the highway.
* Pedestrian barriers will be set up with appropriate signage securely attached.
* Materials will be handballed off the delivery vehicles or a medium sized hy-ab lorry will be used to lift materials on / off the street.
* A 500kg goods hoist will be used to lift the majority of materials to the roof level.
* Larger items such as steels and large windows will be unloaded by a small city crane.

b. Cumulative affects of construction traffic servicing multiple sites should be minimised where possible. Please provide details of other developments in the local area or on the route that might require deliveries coordination between two or more sites. This is particularly relevant for sites in very constrained locations.

There is currently no construction site within close proximity of the site, but the Site Manager will establish meetings with any that are considered to require co-ordination of deliveries / collections to minimise the impact on the local road network

c. Please provide swept path analyses for constrained manoeuvres along the proposed route.

All vehicles will pull up outside the site in forward gear.

Banksmen will be supervising all deliveries and collections. Please see attached Swept Path analysis

d. Consideration should be given to the location of any necessary holding areas/waiting points for sites that can only accommodate one vehicle at a time/sites that are expected to receive large numbers of deliveries. Vehicles must not queue or circulate on the public highway. Whilst deliveries should be given set times to arrive, dwell and depart, no undue time pressures should be placed upon the driver at any time.

Please identify the locations of any off-site holding areas or waiting points. This can be a section of single yellow line that will allow the vehicle to wait to phone the site to check that the delivery can be accommodated.

Please refer to question 24 if any parking bay suspensions will be required to provide a holding area.

Because there is to be a booking in system there will be no requirement for an offsite holding or waiting point.

* + - All deliveries will be required to be “booked in” in advance with the Site Manager to ensure that there are no conflictions. This information will then be used by the Site Manager (SM) to create an overall daily Site Traffic Management / Monitoring Schedule which will instantly highlight any conflictions which can then be avoided by re-scheduling.
    - No deliveries will be booked in during the “Rush Hour” periods in the morning and evening.
    - Vehicle movements will be arranged on a “just in time” basis to prevent queuing.
    - There will be a delivery board on site which will be updated regularly.
    - No exceptions to this schedule will be permitted, except for the Emergency Services vehicles which will always be exempt from any plan of this type.

e. Delivery numbers should be minimised where possible. Please investigate the use of construction material consolidation centres, and/or delivery by water/rail if appropriate.

This is a very small project and therefore it is not necessary to use a consolidation centre or have deliveries by water / rail.

f. Emissions from engine idling should be minimised where possible. Please provide details of measures that will be taken to reduce delivery vehicle engine idling, both on and off site (this does not apply to concrete mixers).

All construction vehicle engines will be switched off whilst loading / off-loading.

No idling will be allowed as per DDC Ltd’s No Idling policy.

There will be NO localised waiting.

All deliveries will be booked in and will be turned away if a vehicle is unloading or the arriving vehicle has not been booked in within the agreed timeslot.

**20. Site access and egress:** “*Clients shall ensure that access to and egress from the site is appropriately managed, clearly marked, understood and clear of obstacles.”* (P18, 3.4.3)

This section is only relevant where vehicles will be entering the site. Where vehicles are to load from the highway, please skip this section and refer to Q23.

Vehicles entering and leaving the site should be carefully managed, using gates that are clearly marked and free from obstacles. Traffic marshals must ensure the safe passage of all traffic on the public highway, in particular pedestrians and cyclists, when vehicles are entering and leaving site, particularly if reversing.

Traffic marshals, or site staff acting as traffic marshals, should hold the relevant qualifications required for directing large vehicles when reversing. Marshals should be equipped with ‘STOP – WORKS’ signs (not STOP/GO signs) if control of traffic on the public highway is required. Marshals should have radio contact with one another where necessary.

a. Please detail the proposed site access and egress points on a map or diagram. If this is attached, use the following space to reference its location in the appendices.

NA

b. Please describe how the access and egress arrangements for construction vehicles in and out of the site will be managed, including the number and location of traffic marshals where applicable. If this is shown in an attached drawing, use the following space to reference its location in the appendices.

NA

c. Please provide swept path drawings for vehicles accessing/egressing the site if necessary. If these are attached, use the following space to reference their location in the appendices.

NA

d. Provision of wheel washing facilities should be considered if necessary. If so, please provide details of how this will be managed and any run-off controlled. Please note that wheel washing should only be used where strictly necessary, and that a clean, stable surface for loading should be used where possible.

NA

**21. Vehicle loading and unloading:** *“Clients shall ensure that vehicles are loaded and unloaded on-site as far as is practicable.”* (P19, 3.4.4)

This section is only relevant if loading/unloading is due to take place off-site on the public highway. If loading is taking place on site, please skip this section.

a. please provide details of the parking and loading arrangements for construction vehicles with regard to servicing and deliveries associated with the site (e.g. delivery of materials and plant, removal of excavated material). This is required as a scaled site plan, showing all points of access and where materials, skips and plant will be stored, and how vehicles will access and egress the site. If this is attached, use the following space to reference its location in the appendices. Please outline in question 24 if any parking bay suspensions will be required.

Site

Crane position for lifting when road is closed

Bridged Scaffold Tower and Goods Hoist in parked position.

Diagram

Description automatically generated

All deliveries and collections of materials will be made from Jeffreys Place, outside the site.

A Banksman will be used to ensure the safety of all pedestrian users, as well as any traffic using the highway.

Materials will be handballed off the delivery vehicles or a medium sized hy-ab lorry will be used to lift materials on / off the street.

A 500kg goods hoist will be used to lift the majority of materials to the roof level.

Larger items such as steels and large windows will be unloaded by a small city crane.

b. Where necessary, Traffic Marshalls must ensure the safe passage of pedestrians, cyclists and motor traffic in the street when vehicles are being loaded or unloaded. Please provide detail of the way in which marshals will assist with this process, if this differs from detail provided in Q20 b.

All Banksmen / Traffic Marshalls will be appropriately trained.

The banksmen / Traffic Marshalls will stop any pedestrians approaching the loading area – they will escort them to the opposite side of the road to pass safely.

Banksmen / Traffic Marshalls will guide the construction vehicles into position, ensure the engine is switched off and supervise the loading / unloading.

When the vehicle is ready to pull off, then the Banksmen / Traffic Marshalls will supervise their manoeuvrers. They will also keep any pedestrian or vulnerable road user safe whilst the vehicle pulls off.

**Street Works**

**Full justification must be provided for proposed use of the public highway to facilitate works. Camden expects all options to minimise the impact on the public highway to have been fully considered prior to the submission of any proposal to occupy the highway for vehicle pit lanes, materials unloading/crane pick points, site welfare etc.**

**Please note that Temporary Traffic Orders (TTOs) and hoarding/scaffolding licenses may be applied for prior to CMP submission but won’t be granted until the CMP is signed-off.**

**Please note that there is a two week period required for the statutory consultation process to take place as part of a TTO.**

**If the site is on or adjacent to the TLRN, please provide details of preliminary discussions with Transport for London in the relevant sections below.**

**If the site conflicts with a bus lane or bus stop, please provide details of preliminary discussions with Transport for London in the relevant sections below.**

**22. Site set-up**

Please provide a scaled plan detailing the local highway network layout in the vicinity of the site. This should include details of on-street parking bay locations, cycle lanes, footway extents, relevant street furniture, and proposed site access locations. If these are attached, use the following space to reference their location in the appendices.

Please see attached site location

**23. Parking bay suspensions and temporary traffic orders**

Parking bay suspensions should only be requested where absolutely necessary and these are permitted for a maximum of 6 months only. For exclusive access longer than 6 months, you will be required to obtain a [Temporary Traffic Order (TTO)](https://www.camden.gov.uk/temporary-traffic-restrictions) for which there is a separate cost.

Please provide details of any proposed parking bay suspensions and/or TTO’s which would be required to facilitate the construction - including details of the expected duration in months/weeks. Building materials and equipment must not cause obstructions on the highway as per your CCS obligations unless the requisite permissions are secured.

Information regarding parking suspensions can be found [here.](http://www.camden.gov.uk/ccm/navigation/transport-and-streets/parking/parking-bay-suspensions/)

There are no parking spaces on Jeffreys Place.

Any parking bay suspensions and road on route, that are required for when the crane is transported will be applied by DDC as required.

**24. Occupation of the public highway**

Please note that use of the public highway for storage, site accommodation or welfare facilities is at the discretion of the Council and is generally not permitted. If you propose such use you must supply full justification, setting out why it is impossible to allocate space on-site. We prefer not to close footways but if this is unavoidable, you should submit a scaled plan of the proposed diversion route showing key dimensions.

a. Please provide justification of the proposed occupation of the public highway.

NA

b. Please provide accurate scaled drawings of any highway works necessary to enable construction to take place (e.g. construction of temporary vehicular accesses, removal of street furniture etc). If these are attached, use the following space to reference their location in the appendices.

NA

**25. Motor vehicle and/or cyclist diversions**

Where applicable, please supply details of any diversion, disruption or other anticipated use of the public highway during the construction period. Please show locations of diversion signs on drawings or diagrams. If these are attached, use the following space to reference their location in the appendices.

NA

**26. Scaffolding, hoarding, and associated pedestrian diversions**

Pedestrians safety must be maintained if diversions are put in place. Vulnerable footway users should also be considered. These include wheelchair users, the elderly, those with walking difficulties, young children, those with prams, the blind and partially sighted. Appropriate ramps must be used if cables, hoses, etc. are run across the footway.

Any work above ground floor level may require a covered walkway adjacent to the site. A licence must be obtained for scaffolding and gantries. The adjoining public highway must be kept clean and free from obstructions, and hoarding should not restrict access to adjoining properties, including fire escape routes. Lighting and signage should be used on temporary structures/skips/hoardings etc.

A secure hoarding will generally be required at the site boundary with a lockable access.

a. Where applicable, please provide details of any hoarding and/or scaffolding that intrudes onto the public highway, describing how pedestrian safety will be maintained through the diversion, including any proposed alternative routes. Please provide detailed, scale drawings that show hoarding lines, gantries, crane locations, scaffolding, pedestrian routes, parking bay suspensions, remaining road width for vehicle movements, temporary vehicular accesses, ramps, barriers, signage, lighting etc. If these are attached, use the following space to reference their location in the appendices.

There will be an access tower scaffold above the entrance to number 7 Jeffreys Place

b. Please provide details of any other temporary structures which would overhang/oversail the public highway (e.g. scaffolding, gantries, cranes etc.) If these are attached, use the following space to reference their location in the appendices.

Please see drawing in question 21

**27. Services**

Please indicate if any changes to services are proposed to be carried out that would be linked to the site during the works (i.e. connections to public utilities and/or statutory undertakers’ plant). Larger developments may require new utility services. If so, a strategy and programme for coordinating the connection of services will be required. If new utility services are required, please confirm which utility companies have been contacted (e.g. Thames Water, National Grid, EDF Energy, BT etc.) You must explore options for the utility companies to share the same excavations and traffic management proposals. Please supply details of your discussions.

NA

# Environment

To answer these sections please refer to the relevant sections of **Camden’s Minimum Requirements for Building Construction (**[**CMRBC**](https://www.camden.gov.uk/about-construction-management-plans)**).**

28. Please list all [noisy operations](http://www.camden.gov.uk/ccm/content/environment/environmental-health--consumer-protection/noise/reducing-noise/noise-from-construction-sites.en?page=2)  and the construction method used, and provide details of the times that each of these are due to be carried out.

No noisy operations are anticipated. The noisiest activity anticipated is the erection of the scaffold which is on the roof.

29. Please confirm when the most recent noise survey was carried out (before any works were carried out) and provide a copy. If a noise survey has not taken place please indicate the date (before any works are being carried out) that the noise survey will be taking place, and agree to provide a copy.

No noise survey has been carried out but if one is required then DDC Ltd is committed to conduct one and share the results with the council.

30. Please provide predictions for [noise](http://www.camden.gov.uk/ccm/content/environment/environmental-health--consumer-protection/noise/reducing-noise/noise-from-construction-sites.en?page=2) and vibration levels throughout the proposed works.

A Site Noise Risk Assessment has been carried out and the site is considered **Low Risk** during construction.

If it is expected or predicted that an essential construction operation is likely to give rise to high noise levels for a period of 2 hours; these noisy works will be confined to 2-hour windows – i.e. 2 hours on and 2 hours off, to provide respite for the local neighbours. In the event of a complaint, an investigation will be carried out to ascertain the cause of the exceed and / or the complaint and to check that Best Practicable Means are being used to control the noise in accordance with the steps set out in the application for ‘prior consent’. Noise levels shall be reduced further if it is reasonably practicable to do so.

If “quiet periods” are required, then these will be observed.

Should any noise related complaints be received, they must be relayed to the Site Manager who will keep a record of all environmental incidents and remedial action taken in an environmental incident logbook and investigate each complaint.

At least one Environmental toolbox talk fortnightly will be conducted to all DDC operatives on site by the DDC Management team.

Vibration levels

DDC Ltd will ensure that vibration nuisance is kept to a minimum, it will be within the acceptable level of 1mm/s PPV as per the Camden Code of Practice for Construction Sites.

31. Please provide details describing mitigation measures to be incorporated during the construction/[demolition](http://www.camden.gov.uk/ccm/navigation/environment/building-control/demolition/) works to prevent noise and vibration disturbances from the activities on the site, including the actions to be taken in cases where these exceed the predicted levels.

DDC Ltd will control construction noise in accordance with the recommendations established in the relevant British Standard for the control of noise on construction and open sites (BS5228-1:2009 and BS5228-2:2009) and the Camden Code of Practice for construction sites. Noise is to be controlled at source where practicable. Fixed items of plant will be electrically driven where possible.

Other noise control / mitigation measures relevant to ‘LOW risk’ sites, as per tables 4-11 of Camden’s CoPCS, will be followed including:

* No diesel generators will be used as mains electricity will be available on site.
* All vehicles, compressors and plant will be equipped with effective silencers and noise reducing insulation in accordance with BS5228: 2009 part 1.
* All qualifying plant and equipment will be registered on the London Register for Non-Road Mobile Machinery (NRMM) and an inventory kept.
* All qualifying plant and equipment will have an emissions level equal to or better than that required for NRMM.
* Work practices will be adopted such that noise emissions are kept to a minimum, i.e. plant will be switched off when not in use and noise suppression covers will be closed at all times.
* Vehicle noise will be kept as low as possible (e.g. excessive revving of vehicles will not be permitted).
* All engines of vehicles will be switched off when not in use as per DDC Site rules regarding anti-idling.
* Where possible, noisy plant and equipment will be sited away from sensitive noise boundaries. Where this is not possible, noise emissions will be controlled where possible by the erection of acoustic shielding, or by locating the plant behind site accommodation or spoil heaps.
* Loading and unloading of vehicles, dismantling of site equipment such as scaffolding or moving equipment or materials around site will be conducted in such a manner as to minimise noise generation and where possible these actions will be conducted away from noise sensitive areas.
* Deviation from approved method statements will only be with prior approval of DDC Ltd.
* Noise complaints, breaches of any Section 60 notices or exceedances of action levels will be reported to and investigated by the Site Manager.
* DDC Ltd shall give authority to designated site staff to take necessary steps are taken to ensure noise and vibration is adequately controlled and managed.
* At the start of the project all site staff will be briefed on their responsibilities to minimise construction noise.
* Site access will be located away from noise sensitive receptors.
* All materials will be handles in such a way as to minimise noise.
* The screening effect of buildings and temporary stockpiles will be used to maximise their screening effect.
* All noise will be controlled at source wherever possible.
* Rubber linings will be used in chutes, dumpers and hoppers to reduce impact noise.
* No diesel generators will be used.
* All plant and equipment in intermittent use will be shut down between periods of work.
* If possible, all plant and equipment will be powered by mains electricity or other quieter technology.
* The reuse of waste arisings on site will be maximised to minimise vehicle movements.
* No vehicles or plant is allowed to have the engine idling.
* Low impact demolition methods will be uitilised as wherever possible.
* All openings (windows and doors) will be kept closed when not being used.
* All works will be carried out using Best Practice Methods (BPM), in accordance with BS5228-1&2:2009+A1:2014.

32. Please provide evidence that staff have been trained on BS 5228:2009

All works will be carried out using Best Practice Methods (BPM), in accordance with BS5228-1&2:2009+A1:2014.

At least one Environmental toolbox talk fortnightly will be conducted to all DDC operatives on site by the DDC Management team.

33. Please provide specific details on how air pollution and dust nuisance arising from dusty activities on site will be prevented. This should be relevant and proportionate to activities due to take place, with a focus on both preventative and reactive mitigation measures.

The dust management controls that will be implemented by each development team throughout the construction phases are, as a minimum:

* Where practicable, ready mixed materials (e.g. use of ready mixed concrete) will be used to replace those that would otherwise have the potential to produce dust.
* Material stockpiles (e.g. granular materials, topsoil, excavated soils) will be minimized and positioned away from sensitive receptors where possible.
* Vehicles transporting materials capable of generating dust to and from site will be suitably sheeted on each journey to prevent release of materials and particulate matter. The sheeting material will be maintained in good order, free from excessive rips and tears.
* Regular monitoring of the road network, near the site, will be implemented to ensure appropriate additional measures are applied as required to minimise dust generation.
* All dust control equipment will be maintained and serviced in accordance with the manufacturers recommendations and records kept.

Other than the monitoring activities outlined above, it is not anticipated that routine monitoring to assess environmental nuisance will be required during construction works, provided the control measures outlined above are put in place. However, in the event of a complaint, DDC Ltd will take appropriate action to deal with the problem.

* + - The Site Manager will keep records of the results of any monitoring undertaken. Additionally, a record of all environmental incidents that result in air pollution and remedial action taken will be recorded in an environmental incident logbook.
    - Complaints received will be recorded and investigated by the Site Manager.

34. Please provide details describing how any significant amounts of dirt or dust that may be spread onto the public highway will be prevented and/or cleaned.

As no vehicles will be entering the site – no dirt or dust should be tracked onto the highway. However all vehicles will have their wheels checked and any vehicles carrying loose material will be sheeted with clean, damage free sheeting.

35. Please provide details describing arrangements for monitoring of [noise](http://www.camden.gov.uk/ccm/content/environment/environmental-health--consumer-protection/noise/reducing-noise/noise-from-construction-sites.en?page=2), vibration and dust levels, including instrumentation, locations of monitors and trigger levels where appropriate.

Other than the monitoring activities outlined above in sections 31 and 33, , it is not anticipated that routine monitoring to assess environmental nuisance will be required during construction works, provided the control measures outlined above are put in place. However, in the event of a complaint, DDC Ltd will take appropriate action to deal with the problem.

* + - The Site Manager will keep records of the results of any monitoring undertaken. Additionally, a record of all environmental incidents that result in air pollution and remedial action taken will be recorded in an environmental incident logbook.
    - Complaints received will be recorded and investigated by the Site Manager.

36. Please confirm that an Air Quality Assessment and/or Dust Risk Assessment has been undertaken at planning application stage in line with the GLA policy [The Control of Dust and Emissions During Demolition and Construction 2014 (SPG)](https://www.london.gov.uk/what-we-do/planning/implementing-london-plan/london-plan-guidance-and-spgs/control-dust-and) (document access at bottom of webpage), and that the summary dust impact risk level (without mitigation) has been identified. The risk assessment must take account of proximity to all human receptors and sensitive receptors (e.g. schools, care homes etc.), as detailed in the [SPG](https://www.google.com/url?sa=t&rct=j&q=&esrc=s&source=web&cd=&cad=rja&uact=8&ved=2ahUKEwjk8qS10KXvAhWQQRUIHWToAWcQFjABegQIAxAD&url=https%3A%2F%2Fwww.london.gov.uk%2Fsites%2Fdefault%2Ffiles%2Fgla_migrate_files_destination%2FDust%2520and%2520Emissions%2520SPG%25208%2520July%25202014.pdf&usg=AOvVaw06DJ0urJ7JWa8G5jmd_p8N). **Please attach the risk assessment and mitigation checklist as an appendix**.

DDC Ltd recognises that traffic movements arising and site activities will require a management strategy in order to minimise the impact of such movements on the surrounding road network in relation to congestion, access problems and noise. The key sensitive receptors that have been identified in relation to this aspect of the development are:

* Local residents.
* Jeffrey’s Street Conservation Area
* Local air quality.
* Local road network and users.

DDC has assessed the risk for dust and this project is considered low risk and a small site.

Mitigation of the risk will be as follows:

#### Communications

* A Stakeholder and Community Communications Plan will be developed and implemented prior to the start of the main works, so that everyone is kept informed of planned activities.
* Contact details of the person accountable for the air quality (site manager) and Office details will be prominently displayed on any hoarding etc.
* This CMP including the dust mitigation measures will be shared with all contractors.

#### Site Management

* Record all dust and air quality complaints, identify cause(s) and take appropriate measures to reduce emissions in a timely manner and record the measures taken and notify complainant.
* Make any complaints log available to the council as necessary.
* Discuss any air quality problems at any meetings of local construction sites.

#### Monitoring

* Carry out regular site inspections to ensure that dust mitigation methods are being used effectively and record the results. This log will be made available to the council as required.
* Increase the frequency of site inspections when the weather is dry and / or windy as there will be a high potential of dust being carried off site.
* A handheld monitor may be used to conduct readings at the site boundaries and the readings recorded if required.

#### Preparing and Maintaining the Site

* Machinery and dust causing activities will be located away from sensitive receptors where it is possible.
* Solid screens / barriers will be erected around dusty activities where possible.
* Site fencing / barrier and scaffolding will be kept clean using wet methods.
* Materials that have the potential to produce dust will either be removed from site as soon as possible or covered to prevent wind whipping.
* No aggregates / sand stockpiles will be allowed to dry out.

#### Operations

* + - Modern and fuel-efficient plant will be used.
    - No plant will be left running when not in use – no idling policy.
    - All plant and machinery will be serviced in accordance with the manufacturers guidance to ensure maximum efficiency.
    - Mains electricity or battery powered equipment will be used.
    - All qualifying plant and equipment will be registered on the London MRMM website
    - Only cutting, grinding and sawing equipment with suitable dust suppression measures will be used.
    - An adequate supply of water on site will be available for dust suppression measures.
    - There will be NO burning of waste allowed on site.

37. Please confirm that all of the GLA’s ‘highly recommended’ measures from the SPG document relative to the level of dust impact risk identified in question 36 have been addressed by completing the GLA mitigation measures checklist. (See Appendix 7 of the SPG document.)

DDC Ltd confirm that all GLA highly recommended will be followed.

38. Please confirm the number of real-time dust monitors to be used on-site.

Note: **real-time dust (PM10) monitoring with MCERTS ‘Indicative’ monitoring equipment will be required for** **all sites with a high OR medium dust impact risk level**. If the site is a ‘high impact’ site, 4 real time dust monitors will be required. If the site is a ‘medium impact’ site’, 2 real time dust monitors will be required.

The dust monitoring must be in accordance with the SPG and IAQM guidance, and **the proposed dust monitoring regime (including number of monitors, locations, equipment specification, and trigger levels) must be submitted to the Council for approval**. Dust monitoring is required for the entire duration of the development and must be in place and operational **at least three months prior to the commencement of works on-site**. Monthly dust monitoring reports must be provided to the Council detailing activities during each monthly period, dust mitigation measures in place, monitoring data coverage, graphs of measured dust (PM10) concentrations, any exceedances of the trigger levels, and an explanation on the causes of any and all exceedances in addition to additional mitigation measures implemented to rectify these.

In accordance with Camden’s Clean Air Action Plan, the monthly dust monitoring reports must also be made readily available and accessible online to members of the public soon after publication. Information on how to access the monthly dust monitoring reports should be advertised to the local community (e.g. presented on the site boundaries in full public view).

**Inadequate dust monitoring or reporting, or failure to limit trigger level exceedances, will be indicative of poor air quality and dust management and will lead to enforcement action.**

NA

39. Please provide details about how rodents, including rats, will be prevented from spreading out from the site. You are required to provide information about site inspections carried out and present copies of receipts (if work undertaken).

No food will be stored or allowed to be eaten on site.

Site will be regularly checked.

Toolbox talks will be given to all operatives.

40. Please confirm when an asbestos survey was carried out at the site and include the key findings.

NA

41. Complaints often arise from the conduct of builders in an area. Please confirm steps being taken to minimise this e.g. provision of a suitable smoking area, tackling bad language and unnecessary shouting.

Site rules will be explained at induction.

Posters will be put up in the welfare area.

Tool box talks will be given to all operatives.

42. If you will be using non-road mobile machinery (NRMM) on site with net power between 37kW and 560kW it will be required to meet the standards set out below. The standards are applicable to both variable and constant speed engines and apply for both PM and NOx emissions. See the Mayor of London webpage ‘Non-Road Mobile Machinery (NRMM)’ for more information, a map of the Central Activity Zone, and for links to the NRMM Register and the NRMM Practical guide (V4):

<https://www.london.gov.uk/what-we-do/environment/pollution-and-air-quality/nrmm>

Direct link to NRMM Practical Guide (V4):

<https://www.london.gov.uk/sites/default/files/nrmm_practical_guide_v4_sept20.pdf>

**From 1st September 2015**

**(i) Major Development Sites** – NRMM used on the site of any major development will be required to meet Stage IIIA of EU Directive 97/68/EC

**(ii) Any development site within the Central Activity Zone -** NRMM used on any site within the Central Activity Zone will be required to meet Stage IIIB of EU Directive 97/68/EC

**From 1st September 2020**

**(iii) Any development site -** NRMM used on any site within Greater London will be required to meet Stage IIIB of EU Directive 97/68/EC

**(iv) Any development site within the Central Activity Zone -** NRMM used on any site within the Central Activity Zone will be required to meet Stage IV of EU Directive 97/68/EC

Please provide evidence demonstrating the above requirements will be met by answering the following questions:

1. Construction time period (mm/yy - mm/yy): 08/2022 – 05/2023
2. Is the development within the CAZ? (Y/N): Y
3. Will the NRMM with net power between 37kW and 560kW meet the standards outlined above? (Y/N): Y
4. Please confirm that all relevant machinery will be registered on the NRMM Register, including the site name under which it has been registered: The site will be registered on the NRMM Register.
5. Please confirm that an inventory of all NRMM will be kept on site and that all machinery will be regularly serviced and service logs kept on site for inspection: Yes
6. Please confirm that records will be kept on site which details proof of emission limits, including legible photographs of individual engine plates for all equipment, and that this documentation will be made available to local authority officers as required: Yes

A sample of the inventory which will be kept is below.

|  |  |  |  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- | --- | --- | --- |
| **NRMM Plant Record** | | | | | | | | | |
|  |  |  |  |  |  |  |  |  |  |
| Company / Contractor: | | | |  |  |  |  |  |  |
| Date: |  |  |  |  |  |  |  |  |  |
|  |  |  |  |  |  |  |  |  |  |
| NRMM Type | Model | Supplier | Engine size / power output(kW) | Date Expected to go on-site | Duration on Site (Weeks) | Engine Emission Stage 111A / 111B | DPF Make, Model & certification | Exemption Applied for | Exemption received |
|  |  |  |  |  |  |  |  |  |  |

43. Vehicle engine idling (leaving engines running whilst parked or not in traffic) produces avoidable air pollution and can damage the health of drivers and local communities. Camden Council and the City of London Corporation lead the London **Idling** **Action Project** to educate drivers about the health impacts of air pollution and the importance of switching off engines as a simple action to help protect the health of all Londoners.

Idling Action calls for businesses and fleet operators to take the **Engines Off pledge** to reduce emissions and improve air quality by asking fleet drivers, employees and subcontractors to avoid idling their engines wherever possible. Free driver training materials are available from the website: <https://idlingaction.london/business/>

Please provide details about how you will reduce avoidable air pollution from engine idling, including whether your organisation has committed to the Engines Off pledge and the number of staff or subcontractors who have been provided with free training materials.

DDC Ltd is committed to the Engines Off pledge. All operatives, subcontractors and suppliers are informed of the No Idling policy.

SYMBOL IS FOR INTERNAL USE

# Agreement

The agreed contents of this Construction Management Plan must be complied with unless otherwise agreed in writing by the Council. This may require the CMP to be revised by the Developer and reapproved by the Council. The project manager shall work with the Council to review this Construction Management Plan if problems arise in relation to the construction of the development. Any future revised plan must be approved by the Council in writing and complied with thereafter.

It should be noted that any agreed Construction Management Plan does not prejudice further agreements that may be required such as road closures or hoarding licences.

**Signed:** …………………………………………………………………

**Date:** ……………………………………………..

**Print Name:** ………Philip Dvies……………………………………………..….

**Position:** ………Managing Director…………………………………

Please submit to: [planningobligations@camden.gov.uk](mailto:planningobligations@camden.gov.uk)

**End of form.**

V2.8