

**Report Title**

# Construction Phase Environmental Management Plan

**Property Address**

Joe McBain Avenue  
Moresby Parks  
Whitehaven  
CA28 8EA

**Client**

Energy Coast Property Services

**Our Reference**

23-406r003

**Date**

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**Prepared by**

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## INTRODUCTION

This Construction Environment Management Plan (CEMP) has been prepared to support the development of a depot and associated infrastructure on land at Joe McBain Avenue, Moresby Parks.

The site lies within the administrative boundary of Cumberland Council (CC) and is currently subject to a planning application ref 4/23/2085/BF1.

This report identifies necessary mitigation measures to reduce or prevent potential effects upon the environment and nearby sensitive receptors during the construction phase of the development.

This report should be read in conjunction with the Ecology Reports submitted with the planning application.

The purpose of this CEMP is to specify the overarching principles and detailed measures to minimise and mitigate the effects of the construction activities associated with the development of the site. It will also ensure that construction activities cause minimum disruption to the local residents and members of the public by achieving a safe and secure working environment. More specifically, the CEMP aims to:

- Ensure that relevant mitigation measures set out in the technical reports as submitted in support of the planning application are implemented during all construction activities;
- Take into account relevant planning policy as specified above; and
- Ensure that relevant legislation, Government and industry standards, and construction industry codes of practice and best practice standards are complied with.

The CEMP details the environmental controls and procedures that will need to be adopted throughout the redevelopment, thereby providing a tool to ensure the successful management of potential adverse effects as a result of the construction activities. It sets out roles and responsibilities for the management of these controls and procedures, and specific methodologies and procedures that will be adopted by a Principal Contractor.

Liaison with neighbours and interested parties will continue throughout the project, and particular

attention will be paid to ensure that residents around the site are kept informed of progress and future works on the project.

The CEMP includes the following:

- Description of the proposed scheme, as well as the site context, identifying receptors that could be affected by any demolition and construction activities;
- Outline of the site preparation, enabling and construction programme;
- Description of the main activities, including the anticipated construction plant;
- Outline of the waste management procedures to be adopted;
- The responsibilities for managing, implementing and monitoring the CEMP;
- Training to be provided and 'site rules' to be adopted;
- Communication, including external reporting and community relations;
- General construction requirements; and
- A description of the potential environmental impacts and required measures for avoiding or minimising these impacts.

Any changes and/or improvements to the CEMP will be made in consultation with CC specifically, the Environmental Health Officer.

## **PROPOSED DEVELOPMENT**

The proposed development comprises the construction of Class B1 and B8 planning operations and the site development includes:

- Warehouse / Office
- External yard and infrastructure
- Landscaping and fencing

## **CONSTRUCTION ACTIVITIES**

### **ACTIVITIES**

The construction is likely to consist of the following activities:

- Site set-up works including establishment of secure site access, works signage, dedicated laydown area(s) and construction compound;
- Site preparation including stripping in areas of hardstanding and for the establishment of the access areas;
- Laying of concrete slabs to form the compound of the site;
- Construction of buildings;
- Digging of trenches and laying of services;
- Installing security fencing around the site; and
- Landscaping.

## **HOURS OF WORK**

It is proposed that the standard working hours for all works on site will be:

08.00 – 18.00 Monday to Friday;

08.00 – 13.00 Saturdays.

Saturday working hours will be limited to 'mindful working' which will reduce any impacts to surrounding sensitive receptors, this will include such activities as site cleaning and clearance ready for work on Monday. Deliveries on Saturdays will be avoided where possible.

These hours will be strictly adhered to unless or in the event of:

- An emergency demands continuation of works on the grounds of safety; and
- Completion of an operation that would otherwise cause greater interference with the environment / general public if left unfinished.

## **ACCESS**

It is proposed that construction traffic will access the site via the C4006 junction west of the site. The proposed construction traffic route will ensure that delivery vehicles arrive at the site from the south via the C4006.

The route avoids vehicles accessing the site from the north. Temporary signage will be used to direct construction traffic to the site along the proposed construction traffic route utilising existing street furniture.

## **SECURITY**

Only authorised personnel will be permitted on site. All visitors will be required to enter through the main site access and report to the Construction Manager/Site Manager. All visitors will be required to sign in and out to ensure that site management are aware of the number of people on site in the event of an emergency.

Visitors will be required to undergo induction training, wear the necessary PPE i.e. safety helmet,

hi-visibility attire, safety footwear and will be accompanied by a representative on site at all times.

The construction site will be checked on a regular basis to ensure that it is maintained in good condition and remains secure. All entrance and exit gates into the site will be secure at all times and the keys positioned adjacent to them to allow personnel to safely evacuate in the event of an emergency. More information will be provided by the Principal Contractor following the appointment.

Banksmen will aid construction vehicles in entering and exiting designated set-down areas. All mobile plant/equipment will be parked safely and locked within a designated area to prevent tampering, and keys to all plant/equipment will be kept in a secured location

## **LIGHTING**

Lighting on construction sites, whether natural or artificial, is essential to health and safety. Poor lighting can represent significant risks to staff members which can result in accident and injury; the quicker and easier it is to see a hazard the better the likelihood of avoiding it.

As outlined within Section 35 of The CDM Regulations (2015), the development site must be provided with suitable and sufficient lighting, which must be, so far as is reasonably practicable, by natural light. This relates to both the construction site as well as the approach and traffic route to the development site.

Site lighting will be at the minimum luminosity necessary to enable the safety and security of the construction site. Lighting will be designed to avoid any ocular distraction for pilots on approach to the airport and will consist of flat cut-off glass with no light spill above the horizontal plane. Where appropriate, lighting to site boundaries will be provided and illumination will be sufficient to provide a safe route, albeit no public access to the site will be permitted.

Where appropriate, lighting will be activated by motion sensors to prevent unnecessary usage. It will comply with the Institute of Lighting Professionals' Guidance notes for the reduction of obtrusive light.

In determining any temporary construction lighting arrangements for the site, due consideration will be given by the Principal Contractor to sensitive receptors that may experience a nuisance by the light, including wildlife. General control measures for the use of lighting on site are outlined below: •

- Temporary site lighting when used adjacent to residential areas must be fixed with a noise screen to keep noise levels to a minimum;
- As far as is practical, lighting must be directed away from residential properties; and,
- Lighting should always be positioned to prevent glare.

## **CEMP RESPONSIBILITIES**

The Construction (Design and Management) Regulations 2015 (CDM Regulations) came into force on 6th of April 2015, replacing CDM 2007. As per the requirements of the CDM Regulations, the developer Energy Coast Property Services Ltd (Client) must appoint a Principal Designer and Principal Contractor prior to the commencement of works on site or carry out these duties in respect of the CDM Regulations themselves.

Responsibility for all environmental issues relating to the development of the site rests jointly with Client, the Principal Designer and Principal Contractor. Individual responsibilities will be divulged throughout the management team relating to the coordination of inspection, monitoring or reporting. The Principal Contractor will have the central role in managing Safety, Health, Environment and Quality (SHEQ) issues during construction of the development.

The Principal Contractor and all subcontractors will have to implement the environmental control measures set out within this CEMP. Such roles will be finalised at the point of appointment of a Principal Contractor.

## **SITE RULES AND TRAINING**

The site rules shall be developed to include environmental controls wherever applicable. Site rules should be displayed at the site gate and in any on-site offices or welfare facilities. An initial list of site rules to be implemented on site is provided below; these will be updated and developed further by the Principal Contractor following appointment:

- All personnel visiting or working on site must complete induction training prior to accessing the site;



- All plant/equipment used during the construction activities must be compliant with the Provision and Use of Work Equipment Regulations 1998 (PUWER), maintenance and relevant certificates must be retained on site;
- All substances to be used or handled on site must have the Control of Substances Hazardous to Health (COSHH) assessment available on site for staff members to consult;
- At the end of each working day all means of access, e.g. steps, ladders left in position must be secured/removed to prevent unauthorised persons (especially children) accessing the site and hazardous areas;
- Smoking will be prohibited on site, except in designated areas, and the possession or use of alcohol and drugs is strictly prohibited;
- Site welfare facilities (e.g. portable toilets and canteen facilities) must be maintained for the duration of the demolition and construction activities;
- Standard Personal Protective Equipment (PPE) is required on site at all times, as well as additional Protective Equipment as required for specific works;
- All work areas must have clear, well maintained signage; • All waste materials must be collected and removed from site at regular intervals;
- No fires will be permitted on site; and,
- Acts of threat or violence will not be tolerated and any offender will be removed and permanently excluded from the site.

## **ENVIRONMENTAL CONTROL MEASURES**

### **NOISE AND VIBRATION**

The following measures will be adopted to reduce noise and vibration during the works:

- Construction works shall be undertaken in accordance with the BPM (as defined in Section 72 of the Control of Pollution Act 1974 (CoPA)), to minimise noise and vibration effects. BPMs may include where reasonably practicable: the use of quieter alternative methods, plant and/or equipment; the use of site hoardings, enclosures, portable screens and/or screening nosier items of plant; and maintaining and operating all vehicles, plant and equipment in an appropriate manner, to ensure that extraneous noise from mechanical vibration is kept to a

minimum. • Noise control measures will be consistent with the recommendations of the current version of BS 5228-1:2009+A1:2014 and BS 5228-2:2009+A1:2014.

- Site personnel will be informed about the need to minimise noise as well as about the health hazards of exposure to excessive noise. Their training will include advice relating to the proper use and maintenance of tools and equipment, the positioning of machinery on site to reduce noise emissions to neighbouring residents, and the avoidance of unnecessary noise when carrying out manual operations and when operating plant and equipment.
- Plant movement will be managed to take account of surrounding noise sensitive receptors, as far as is reasonably practicable.
- All construction equipment will be maintained in good working order and any associated noise attenuation measures such as engine casings and exhaust silencers shall remain fitted at all times. • Where flexibility reasonably exists, construction activities will be separated from residential neighbours by the maximum possible distances.
- Plant and machinery will be turned off when not in use. • No music or radios shall be played on site such as to be a nuisance to noise and vibration sensitive receptors. • Regular inspections of noise mitigation measures shall occur to ensure integrity is maintained at all times.
- Silenced equipment shall be used, as far as possible, in particular silenced power generators if night-time power generation is required for site security or lighting, etc.
- Vehicles shall not park or queue outside residential properties with engines running unnecessarily.

## **DUST AND AIR QUALITY**

The site preparation works will include various activities which have the potential to generate particulate emissions arising from dust, particularly in dry and windy conditions. The main sources of particulate emissions during these activities include traffic and equipment usage, soil and material handling, storage and site preparation. The Principal Contractor will be required to control and limit dust, air quality, odour and exhaust emissions during the construction works as far as reasonably practicable and in accordance with BPM. This will include reference to publications on best practice such as the following :

- Guidance on the Assessment of the Impacts of Construction on Air Quality and the

Determination of their Significance, Institute of Air Quality Management, January 2014 (IAQM 2014);

- Air Quality Monitoring in the Vicinity of Demolition and Construction Sites, Institute of Air Quality Management, November 2012 (IAQM 2012);
- EU Directive 97/68/EC Requirements relating to gaseous and particulate pollutant emission limits and type-approval for internal combustion engines for non-road mobile machinery (NRMM).

A number of mitigation methods will be implemented to minimise the nuisance and impact arising from dust.

## **ECOLOGY**

The Principal Contractor will ensure that any activities associated with the construction that may have a negative effect on ecology (i.e. through direct impacts on habitats or species, or through exposure to dust air quality and noise) will be monitored and appropriate mitigation measures employed to reduce the impact to acceptable levels. As set out within the Ecological Appraisal which accompanies the planning application. Mitigatory measures included within the CEMP include:

- Site walkovers prior to commencement of construction activities;
- The planting of additional trees/ hedgerows as early as feasible within the construction programme;
- Fencing off the site in the area of the badger setts to the east;
- Installation of bird and bat boxes;
- Suitable lighting directed away from potential habitats so as not to disturb birds or bats, and the avoidance of night-working; and • The undertaking of a regular toolbox talks to make sure that construction workers are aware of the importance of avoiding pollution of water courses/ ditches and being aware of all other ecological receptors within and adjoining the site.

## **WATER RESOURCES AND FLOOD RISK**

The appointed Principal Contractor will take precautions during construction activities to protect the local drainage system, nearby watercourses and groundwater from siltation or pollution. Any effluent

encountered during the construction phases will not be directly discharged to surface or foul drains without the prior consent of the appropriate body.

The following additional mitigation measures will be implemented, where applicable, to protect the water environment and surface water quality during all construction activities:

An Emergency Plan will be created prior to site preparation activities starting on site and will be reviewed and updated regularly by the Principal Contractor. The Plan will be an up-to-date document containing information on the location of spill response equipment, the location of sensitive receptors (e.g. live drainage systems and watercourses) and the incident response procedure to be followed;

- All staff will be trained and made aware of the Plan set in place.
- In the event of any incident, the Site Manager will be immediately notified and will coordinate necessary remedial actions.
- Additionally, the CC Environmental Health Officer and the Environmental Agency be notified of any significant pollution event (noting that this is highly unlikely to occur given the nature of the works and the lack of hazardous substances used in the construction);
- Spill kits will be on hand to address any minor incidents such as fuel leaks from vehicles.
- If any fuel, oil or solvents which are temporarily stored on site will be contained within bunds or drum pallets, and covered where possible to prevent the accumulation of rainwater or damage;
- Wheel wash facilities will be provided for vehicles leaving and entering the construction site to prevent the transfer of mud and sediment to the surrounding road system drains;
- The Principal Contractor will take precautions during the construction works to protect the entire drainage system from siltation or pollution, including installing any temporary drainage as required;
- Wastewater generated from construction activities such as dewatering trenches will be disposed of in accordance with relevant legislation and should not be discharged directly to surface or foul drains without appropriate licences in place; and
- Roads and hard surfaces will be kept clean, to prevent a build-up of mud and sediment.

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## **GROUND CONDITIONS INCL CONTAMINATED AND HAZARDOUS MATERIALS**

The operation of construction vehicles and the handling, use and storage of hazardous materials will be undertaken as follows: • Construction vehicles and plant will be regularly maintained and supplied with spill kits and drip trays to reduce the risk of hydrocarbon contamination;

Refuelling would not be expected to take place on site. However, were this to prove necessary, this activity would take place in specified areas with drip trays installed to collect leaks from diesel pumps;

- The handling, use and storage of hazardous materials will be undertaken in line with the current best practice, this includes secure storage of any substances falling under the Control of Substances Hazardous to Health (COSHH) system;
- If necessary, adequate bunded and secure areas will be provided for the temporary storage of fuel, oil, solvents and chemicals, as far away from drainage as possible; and
- Spill containment equipment such as absorbent material will be held on site.

A member of staff will be nominated to control and monitor the COSHH system (if applicable). Suppliers must send data sheets for every hazardous substance to the site. The assessment information sheet is completed in conjunction with Supervisors and Safety Managers who then brief staff members who will be using the substance, on its safe use, disposal and any emergency procedures. Written records of these briefings will be kept in A COSHH file held on the site.

## **MATERIALS AND WASTE MANAGEMENT**

Due to the nature of the construction works, very little waste is expected to be generated. In particular, the solar panels and frames will be delivered as pre-packed components that then only need to be assembled in situ. As such, there will be no 'off-cuts' or other waste streams which you would normally find at other construction sites.

However, construction projects can produce small quantities of the following wastes: cardboard, wood, pallets, paper, plastics (e.g. shrink wrap and banding), metals (typically aluminium), glass, concrete, gravel and waste soil. Most of this constitutes 'packaging waste' which will be returned directly to the suppliers/ manufacturers of the solar farm components. Other waste will be segregated, stored

and sent for off-site disposal or recycling.

The development is likely to require some excavation of soils associated with the construction compound, access roads, cable trenching etc. Where such soil stripping occurs, topsoil and subsoil will be stripped, stored (in a manner that would ensure bird control is mitigated and replaced separately in order to minimise soil damage and to provide optimal conditions for future site restoration.

A basic Site Waste Management Plan will be prepared by the Principal Contractor, once appointed. This plan will set the way in which waste resources will be managed during the site preparation and construction works. Such a plan will likely include the following:

- Actions to meet the waste hierarchy in accordance with the principles of the Government's "Waste Strategy 2000", and the Site Waste Management Plans Regulations 2008 (since repealed).

A principal aim during construction will be to reduce the amount of waste generated and exported from site, whereby the intention is first to minimise, then to treat at source or compact and, finally, to dispose of off-site as necessary;

- Assignment of the person within the Principal Contractor's organisation with responsibility for the Waste Management Plan. The Principal Contractor will audit waste carriers and disposal facilities and maintain documentary evidence that these requirements are being met. A register of waste carriers, disposal sites (including transfer stations) and relevant licensing details
- procedures for waste will be sorted into different waste types such as cardboard, timber, metal, plastic for return to the suppliers or disposed of into skips for removal by a licenced waste carrier; and
- Any hazardous materials including solvents and chemicals, will be properly sealed in containers at the end of each day, prior to storage in appropriately protected and bunded storage areas.

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## **AUDITING AND REVIEW**

### **INSPECTIONS**

Routine visual inspections will be carried out on all activities and work areas in order to check compliance with this document and regulatory conditions. The results of these inspections shall be recorded on a Weekly Site Environmental Form (WSEF). Separately, event-based checks shall be conducted by the Principal Contractor following any significant event such as rainfall of sufficient quantity to generate run off, high winds, the receipt of an environmental complaint, issue of a non-compliance report or any exceedance in monitoring results. Event based checks should be recorded on a separate inspection form detailing the reasons, observations, findings and outcomes of the inspection which should then be attached to the Waste Management Plan.

### **INCIDENT REPORTING AND CORRECTIVE ACTIONS**

All incidents including actual or potential (near miss) for injury, or damage to equipment, property or the environment will be reported to the Client and the appropriate regulatory body as soon as practicable after the occurrence. Regardless of how minor the incident appears, it will be reported. An "Incident Investigation Report" will be completed within 18 hours of the event. Prompt reporting will allow an immediate investigation to take place and prevent similar situations occurring. The reporting of hazards is the responsibility of all staff and if a hazard or a safety problem is identified, it will be brought to the attention of the Principal Contractor's Site Manager who will investigate and rectify the situation as soon as practicable.

### **CEMP REVIEW**

The Principal Contractor will further develop the controls outlined in this document and ensure they are properly implemented and regularly monitored to ensure their effectiveness. Changes to the controls will be instigated if they are not achieving their objectives. The document shall be revised and refined in consultation with the STAL and UDC, as required, to ensure it remains consistent with environmental regulatory requirements and conditions of the planning permission.