

**CONSTRUCTION**  
**METHOD**  
**STATEMENT**  
**CMS**

**FOR THE WORKS**

**AT**

**THE DOWNINGS,**  
**BAKERS QUAY, GLOUCESTER**

# Construction Method Statement - CMS

**PROJECT  
TITLE**

**Bakers Quay, Gloucester – The  
Downings**

**DATE**

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## **METHODOLOGY**

### **Overview**

The Contractor will have fully reviewed all of the available information and have visited site during the tendering period along with consultations with their specialist supply chain to produce a preliminary construction programme.

Their overriding objective in the development of their methodology and logistics is to provide an efficient overall construction sequence and programme, whilst releasing high quality properties at the earliest opportunity to help the Client maximize the return on the investment early.

The Programme describes in general the sequence and method of construction during the Phase 2 construction period. However, some activities may require further clarification and amplification and, where necessary, this will be applied and issued in a Construction Programme once the contract has been awarded.

### **Pre-Construction Activities**

Upon notification from the Client, the Contractor will begin mobilization of their construction team, as well as that of their specialist supply chain, ahead of site possession.

The Construction Phase Health and Safety Plan will be produced at this stage for the Client team's approval along with the discharge of any pre-commencement planning conditions before commencing works on site.

The Contractor will also develop the construction programme, and extract from it an updated design and procurement programme. This will allow revision of other management tools, such as the Information Required. Any appropriate notices to start will be issued prior to commencement.

As part of the Contractor's management system, they will need to focus on establishing lines of communication at this early stage. Good communication across the project team as a whole will be critical in the successful delivery of this project. A series of workshops will be held to:

- Help all parties get started on delivering the Client needs;
- Get the detailed design process under way;
- Begin the process of placing works package orders to facilitate a start on-site by the due date

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## **Design, Procurement and Sub-Contract Design**

The Contractor will mobilise their design team upon contract award to begin the process of detailed design works. As their design reaches the stage where it can be released for specialist input, these specialists will be brought in to conclude such detailed design work.

The programme will show the process of placing a specialist and sub-contract works package order for each of the works packages, and the process thereafter of obtaining their design, procuring materials, fabrication where appropriate, and how all of this leads in to construction activities on site.

All suppliers appointed by the Contractor will be selected from their approved supply chain list. Experienced suppliers who have delivered on similar projects will be selected where possible.

In order to achieve a successful project with the minimum of disruption the Contractor will seek to integrate the specialists and consultants, the Client and the building sub-contractors into a single team environment and utilise an open and honest approach to the project which would build strong relationships and trust from an early stage.

## **Lead-in Periods**

Procurement of Sub-Contract and Supplier services and materials, including design portions, will be carried out in accordance with their procurement programme.

Once the project information has been issued, the Contractor will begin procurement of the initial main works packages early in their mobilisation period. Works packages requiring fairly early placement in order to maintain the project programme are as follows:

- Site establishment;
- Ground works;
- Piling;
- Concrete frame
- Statutory Services (BT, Gas, Electric, Water);
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Pre-commencement meetings will take place with relevant subcontractors in order to establish a short-term programme, safety, and quality requirements. Individual method statements will be also be agreed for each work package as it is developed.

Ahead of any activities commencing on site, all necessary surveys, permits and approvals will be obtained. Condition surveys will be carried out on the surrounding area encapsulated by the site boundary and approach roads/paths that may be impacted upon by the project.

Initial activity risk assessments and method statements will be issued well in advance of starting on site to ensure that we commence efficiently and as planned.

A logistic site plan (as attached) will be developed to a high level of detail by the Project Team during this period. They will address all logistical challenges presented by the project to ensure a smooth transition from pre-construction to construction. During this pre-construction period the Contractor will be liaising closely with the Client in developing and finalising their detailed logistical plans and programme.

## **The Project**

The project consists the restoration and reconstruction of the existing Downings Malthouse and construction of separate new apartment block at Gloucester Docks.

The Downings, will consist the new design and creation of 117 apartments fully with floor space for shops, bars/restaurants at ground floor within the restored/refurbished building with associated external drainage and hard and soft landscaping works.

## **Site Location**

The Downings site forms part of the Gloucester Quays, located south of the Gloucester Docks. It is bound by Merchant Road, High Orchard Street and Baker Street. The newly built Gloucester Quays Designer Outlet and its car park access lies to the east. To the north are the recently regenerated areas of the Gloucester Quays which include the refurbishment of several historic dock buildings within the Gloucester Quays conservation area including the North, Victoria and Britannia Warehouse.

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*The Downings site location*

## **Site Establishment and Logistics Plan**

The Contractor will visit the site on several occasions prior to works commencing to assess the scope of works and logistics required to access and deliver the project safely and efficiently.

Within the tender documentation the existing site boundaries have already been identified on the proposed site master plan.

The planning and logistics is the key to the construction success and delivery of this project, and this section of the document, outlines their logistic strategy for Phase 2 of the scheme. The Contractor will prepare prior to works commencing.

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## Site Hours

Site working hours will be subject to any planning condition. The intended working hours will be 7:30am to 5:30pm Monday to Friday and 7:30am to 1:00pm on Saturday. There will be no site working on Sundays or Bank Holidays.

## Site Parking

There will be on site parking in the Contractors compound for a number of vehicles but at peak times will have to utilise the nearby public car parks. Car sharing and public transport are and will be encouraged.

## Vehicles

There will be an assortment of vehicles arriving at site such as but not limited to; cars, vans, rigid lorries, articulated lorries, cranes, concrete wagons. These will be known to the site and deliveries will be scheduled to avoid congestion. The site will have a suitable craneage facilities which will limit the amount of deliveries significantly and there will also be a forklift on site to aid in the movement of materials to various parts of the site. Site management plan will be put in place indicating the movement and segregation of vehicles by the successful tenderer.

## Unloading, distribution and storage of materials.

As stated above there will be suitable craneage facilities on site. There will also be a permanent banksman and gateman present. They will operate and manage the materials booking in procedure. Vehicles will need to have the ability to drive through the site (by prior arrangement) or turn around. The area to the rear of the cottages will be the turning area and will also house some of the materials.

Due to the constricted nature of the site, materials deliveries will be called to site and used straight away. This will make logistics planning an extremely important part of the works on site.

When receiving deliveries to the site, they will be scheduled to arrive outside peak traffic hours from 8.00am – 9.30am and 4pm – 6pm during the week to avoid heavy traffic movement and ensure minimal disruption along Baker Street and St Anne Way.

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All deliveries to site must be booked in with the site manager giving a minimum of 5 days notice on large deliveries. The pre-booked time slot must be adhered to at risk of the delivery being turned away. If a delivery is delayed the driver will have been provided with the phone number of the site manager so they can advise their situation and seek a rescheduled time slot, which may require parking up offsite to avoid congestion around the adjacent link roads.

When delivering materials to site, the Contractor is to operate on a 'just in time' policy where materials are delivered just in time prior to being installed on site. This has the advantage of less chance of materials being damaged if they are delivered and used immediately as opposed to being stacked and stored as this would lead to a greater chance of damage.

In anticipation of the deliveries arrival, the site gateman and/or trained banksman will wait outside the site compound to guide delivery vehicles in. Where deliveries enter the site compound, the Contractor will provide a designated material lay-down area for the unloading and distribution of materials. The banksman will remain with the vehicle during the loading and unloading of materials to ensure this is completed safely and guide the vehicle back out of the compound. Where delivery vehicles are turning within the site, a turning circle will be introduced whereby vehicles can manoeuvre safely without the need for reversing. The need for vehicles to reverse should be avoided where possible as reversing is a major cause of fatal accidents on construction sites. By introducing a designated turning area we are reducing this risk which will help pedestrians and drivers to move around the site freely. To ensure delivery vehicle wheels are left clean prior to leaving site during the ground works phase, the Contractor will also implement a wheel cleaning facility next to the site exit. This will greatly reduce and eliminate any mud and dust being transferred off the site on to public roads. Specifically a jet wash will be used to clear the vehicles tyres of any mud or debris and road sweepers will also be employed as and when required.

All conditions with regard to deliveries including routes, unloading points and notice periods ect. will be included in all subcontractor and suppliers orders. They will also be displayed on site notice boards.

## Site Offices and Welfare Facilities

During the first 2 weeks on site the Contractor will start setting up their site compound area which will comprise of offices, canteen, welfare facilities and storage containers. It is proposed to utilize the area to the side of the Malthouse Extension as a compound area. Security/signing-in facility is

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proposed to be in the same area. From here the Contractor can properly control site access and manage the distribution of delivery vehicles to the relevant location on site. We can also manage the exit of site vehicles back onto Baker Street. Parking will be closely controlled.

## Site Security and Boundaries

The Contractor will be encouraged to form site access routes early on in line with their logistics plan and will enclose the site using secure 2m high timber hoarding and heras fence panels set out along the perimeter, with the main entrance having lockable gates for safety and security.

## Pedestrian Segregation

Immediately outside the site the Contractor is to provide signage to identify how visitors beyond their site can be segregated from the construction activities, namely vehicles manoeuvring within the site. Within the site compound area a segregated access zone will be identified using pedestrian barriers and signage to separate the contractor parking from the site office and welfare facilities. From here access to the building site will be via segregated access. Red-gated crossing points will also be provided where walkways intersect with vehicle routes in a location where drivers and pedestrians can see each other clearly. Pedestrians can then access the buildings safely as they rise from the ground.

## Vehicle Access

All construction traffic will access the site via Baker Street/Merchant Road off the A430, St Anne Way. Signage will be used to direct vehicles to the site entrance which will be marshalled by a gateman who will manage the flow of traffic in and out of the site at all times. Vehicles will be instructed to pull directly into the site to avoid waiting outside along Baker Street. Drivers and visitors will then be directed to either the site car park or delivery material lay-down /storage areas for the loading or unloading of materials.

## Materials Distribution

A qualified banksman will manage delivery access into the site and materials will generally be delivered and unloaded within their secure material storage compounds. Smaller items delivered to site will be stored in storage containers and, if necessary, stored inside the buildings once the floor slabs are cast.



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A designated loading zone will be established within the site area for dealing with safe loading and unloading of materials/plant and equipment. This zone will include a holding area for short term containment of goods to facilitate

effective offloading and movement of delivery vehicles on and off the site.

Unloading will be carried out by a trained forklift driver and/or driver of a vehicle which has a self-loading system such as a Hiab. Where loads are required to be handled manually, an assessment of the manual handling operation will be carried out and steps will be taken to reduce the risk of injury to the lowest level reasonably practicable.

Deliveries unloaded as part of a construction function/operation using a crane, such as steel erection or the lifting up materials onto the roof, will be positioned within a safe location with an exclusion zone established around the vehicle/lifting equipment prior to commencing the operation. The crane will be operated by a trained operative competent in its safe use, slinging and rigging of materials. A trained signaller will also be present to direct the crane driver during lifting operations. A lifting plan will be implemented in relation to all lifting operations involving lifting equipment. All lifting operations will be undertaken in accordance with the current Lifting Operations and Lifting Equipment Regulations (LOLER).

A long-reach telescopic materials handler will also be used to distribute materials throughout the buildings and onto to high level scaffold loading bays where scaffold access is required. Scaffold loading bays will be used to service the floors of the buildings and will be fully fitted with a loading bay gate to ensure a safe and secure method of loading/unloading materials. The bays will be strategically located along the scaffold to reduce the travelling distance when manually handling/transporting materials along the scaffold bays. Pallets of materials will also be transported inside the building from the loading bay via bogey trolleys or pallet trucks and distributed by hand into spaces and rooms.

## **CONSTRUCTION WORKS**

### Demolition

Prior to starting on site, the demolition contractor (B&B Contractors Gloucester) will have carried out all site preparation works.

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## Enabling works

Once the demolition works are complete and the initial site set up is in place the preparatory work shall begin. The Contractor will start by setting out the site levels and excavating the ground to a reduced depth in order to level the

ground and stone up the new levels.

Piling mats will be formed to create a stable working platform from which a piling rig can safely operate. CBR testing will then be carried out to allow the piling rig onto site and start the piling works.

## **The Downings**

(Note – This section is to be developed by the Contractor prior to works commencing).

## Substructure

Once the preparatory work is sufficiently complete the main building work will begin. Piling will be carried out. Formation of the pile caps and ground beams will then commence once a sufficient number of piles have cured.

Substructure brick/blockwork will commence once the steel frame has been erected and the grouting of base plates carried out, allowing any underslab drainage and ductwork to be installed prior to the formation and pouring of the ground floor slab. The substructure brick/blockwork will be built off the ground beams which will then support the ground floor planks and the walls above.

## Superstructure

After the foundations have been poured the steel frame will be erected, line and levelled and grouting up of base plates carried out. As installation of the frame progresses, the upper floor will be installed off the supporting substructure blockwork. The frame will then be safety netted and edge protection installed.

As soon as the frame is erected to full height, work will commence on the high level roof works. Airbags or safety netting will be employed below the roof workers to prevent any risk of falling. As the roof works continue, the external/internal masonry walls will begin from the ground floor up utilising the scaffold, adapted to the appropriate lifts.

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Existing heritage features and elements to be retained and reused where possible, this will include but not be limited to reuse of existing metal columns (in non structural situations), roof trusses, existing features such as fireplaces, where appropriate existing brickwork will be left exposed. Any areas of existing brickwork which require repointing will be undertaken in lime mortar.

## Internal Works (Fitting Out)

Internal works will begin as soon as there is sufficient protection from the external elements. The works will begin on the upper floors once the building is fully enclosed and protected by the roof.

With the building substantially weather tight, the initial activity will be to commence the internal partitions. External walls will be cleaned and repointed and left as exposed brickwork, any areas of existing brickwork which require covering will be done so with a breatahable material such as wood wool board and lime plaster. This will enable the M&E services to be installed within the wall and ceiling voids.

Second fix joinery works will commence once the plasterboard and plaster works are sufficiently complete. Skirting's and hanging of doors will be undertaken to enable areas to be painted and decorated. The final fix activities will then be carried out along with fitting out wet room areas. Floor finishes will then be carried out once painting and decorating has been completed. To ensure the finishes to the building area are of a high quality standard, the Contractor will employ specialist subcontractors, working under the close supervision of their site management team, to carry out these elements of work.

Once the works have been sufficiently completed, areas will be cleaned and offered for inspection once they have satisfied their own quality audit checks. A sign off procedure will then be established to enable the Practical Completion Certificate to be issued.

## Testing and Commissioning

The commissioning of the new building will be carried out in 4 distinct phases and all individual activities within these phases will be fully detailed on a commissioning programme prior to the commencement of the commissioning exercise.

The four phases of commissioning are as follows:

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**Pre-Commissioning** – After all services have been installed the individual systems will be energised to ensure all component parts are working and that no faulty piece of equipment needs to be replaced. In addition to checking that all equipment is working, checks will be made to ensure that the items of plant are capable of achieving the outputs as specified. Each service will be 'signed off' as having passed each stage of the commissioning process.

**Main Commissioning** – This will only be done after the main construction activities have been completed and the building has had a good standard of builders clean so that dust etc. has been removed from the building. Each service, in turn, will be run at all operational levels as specified in the output specification. This will include the need to accommodate the various conditions,

not only variable daily conditions but also seasonal variations. When individual systems have been checked it will be necessary to run all systems simultaneously to ensure that the operation of one system does not affect the correct operation of another system.

**Witness Testing** – Once satisfied that all systems are functioning as intended, a series of demonstration tests will be arranged with relevant individuals and/or organisations in attendance. Those in attendance are likely to include the M&E consultant engineers, Fire Officer and Building Control Officer.

**Client demonstrations & Operational Training** – This important stage will be timetabled and the scope proposed to ensure the correct personnel are available and the level at which the training is given is relevant and worthwhile.

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## **External Works**

There are minimal external works that will commence once the scaffolding is removed.

The external works will be deferred until the buildings periphery areas are at a stage that we can omit the various access systems such as scaffolding, MEWPS ect. These areas will then become available to complete drainage and utility run connections into the buildings. At this point the completion of the kerbs, block paving/slabs can follow. Surfacing works, white lining etc. will be carried out during the last stage of the contract following the completion of the landscaping.

## **Statutory Services**

All works relating to statutory services will be carried out by the relevant service authority in accordance with their own detailed method statements. The locations and routes of all services, particularly as they enter the building, will be agreed early in the programme. The timing of bringing the new services into the site will generally be at the point that scaffolding is removed to allow access at ground level to buildings. In areas where external works are to proceed in advance of this time, ducts will be laid to accommodate the services later. Services will be made live in accordance with the M&E programme to allow power for commissioning and to provide heat for installation of final finishes.

## **CDM Responsibilities**

As appointed main contractor by the Client to carry out the works, the Contractor will undertake the role associated with managing health and safety risks during the construction period, in accordance with the Construction Design and Management Regulations 2015.

The following CDM responsibilities will be undertaken by The Contractor during the contract period:

- Review and approve subcontractor method statements and risk assessments;
- Liaise with the principal designer and share any information relevant to the planning, management, monitoring and coordination of the pre-construction phase;

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- Prepare a written construction phase plan during the pre-construction period and implement on site. Regular reviews of the plan and revisions, if necessary, are to be carried out making sure it remains fit for purpose;
- Plan, manage, monitor and coordinate the construction phase process taking into account the health and safety risks to everyone affected by the work and manage the measures needed to control them;
- Liaise with the Client and the Principal Designer for the duration of the project to ensure that all risks are effectively managed;
- Consult and engage with contractors about their health, safety and welfare, ensuring suitable welfare facilities are provided from the start of the project and maintained throughout the entire construction period;
- Making sure all contractors have the necessary skills, knowledge, experience and, where relevant, the organisational capability to carry out their work safely and without risk to health;
- Carry out all necessary site-specific inductions, and any further information and training required for site operatives;

## **Site Management Method**

During the works the project will be managed by dedicated Site Managers who will be the main point of contact throughout the entire duration of the project.

Their responsibilities in this role will include the following:

- Review and approve package contractors method statements and risk assessments;
- Produce and monitor weekly programmes and methods of working and report back to the core project team;
- Implement quality control procedures
- Ensure safety health and environmental management requirements are met;
- Provide reports on progress, safety, health, environmental and quality assurance;
- Develop pre-construction risk assessments;
- Control of drawings and specifications in accordance with quality assurance procedures;

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- Ensure continuity for subcontractors' site organisation
- Manage the interface between the various subcontractors;
- Be responsible for the awareness, adherence and maintenance of health and safety regulations in accordance with statutory regulations and implementation of the Contractor's Construction H&S management system;
- Promote good labour relations within the site and cross-functionally, acting in a respectful and professional manner at all times;
- Requisition materials and schedule deliveries in accordance with programme requirements and procurement procedures;
- Responsible for the maintenance and control of all site records.

## **Security**

It will be the Contractor's responsibility to ensure security of the site throughout the contract period. This will be implemented by enclosure of the site compound with timber hoarding, heras fence panels and lockable gates.

Access into the site compound will be controlled by a gateman who will record all incoming/outgoing visitors, operatives and delivery drivers. All site personnel and visitors will be inducted on their first visit to the site.

## **Fire Prevention**

By implementation of the following procedures, the Contractor will ensure that their operations are able to proceed without unexpected disruption:

- A senior member of site staff will be identified as responsible for all fire preventative matters;
- Out of site hours contacts, including telephone numbers, will be made available at all times;
- Secure containers and toolboxes will be provided to allow hazardous materials and tools to be secured each evening and when not in use;
- A site fire plan will be produced prior to the commencement of any works as part of the construction health, safety and environment plan;
- Fire fighting stations will be positioned in all areas of potential high risk. These will hold the appropriate fire extinguishers, fire exit plan and emergency procedures, which will be updated by an appointed fire marshal on a regular basis;

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- Fire escape signage will be installed in all working zones will be inspected at the end of each working day to ensure they are left in a safe condition;
- Materials storage will be kept to a minimum;
- Combustible materials will be kept and stored in a separate area inside the building;
- A “permit to work” system for hot works will be implemented;
- Dedicated emergency routes and assembly points will be identified on site;
- Written emergency procedures will be given to each operative as part of the site induction process and will also be displayed in prominent positions around the site.

## **Housekeeping**

The provision and maintenance of a clean, tidy and properly run site is essential if the safety of personnel working on site and the quality of completed works are to be ensured. Consequently, ever mindful of the Employers image, the site will be cleared regularly and subcontractors directed to comply with the Contractor’s strict housekeeping rules.

Each subcontractor will be required to store materials in a designated area for which he is solely responsible. It will be incumbent on each sub-contractor to control their own area and to ensure that materials and equipment are safely stored and that only essential items are transferred to the work-space. Likewise each subcontractor will be responsible for removing waste materials from the work-space and depositing them into the skip area.

Strong and effective management by the Contractor and the requirement for proactive, co-operative subcontractors will ensure that good housekeeping will prevail and that the site is run in a clean, proper, and efficient manner, being as considerate as possible at all times to the local public.



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## **Noise Control**

The Contractor will be made aware of the sensitive issues which surround undertaking major works alongside nearby businesses/residents. The ability to seamlessly incorporate their works with minimal impact on all their neighbours is paramount to the success of the project. With careful consideration and forward planning the avoidance of excessive disturbance can be managed to accommodate all parties involved.

The Contractor will firstly:

- Consider all working areas and those who maybe affected by the works.
- Consider noisy operations during the design and seek alternative design/installation method.
- Present to those affected their proposals of work and measures being implemented to avoid any disturbance.
- Plan, agree and communicate particular noisy operations to an agreed time slot. Plan this in advance.
- Select modern and appropriate plant to suppress noise.
- Provide appropriate segregation to accommodate the working areas.
- Implement a suitable cleaning regime.
- Ensure good house keeping is undertaken and maintained.
- Monitor measure and review the processes in place.

## **Pollution Control**

Pollution on site generally occurs because of the accidental spillage of a material being used in the construction, e.g. spillage from a diesel drum, or as a by-product from an operation.

On this project the Contractor will use the following pollution control measures:

- Provide sufficient cleaning equipment and materials to prevent pollution arising in the event of a spillage;
- Ensure that a COSHH assessment has been undertaken for all materials to be used on the project and that the environmental file contains the emergency measures to be taken in the event of a spillage;

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- Produce detailed method statements and discuss/agree emergency procedures with relevant parties.

Noise – This will be monitored throughout the demolition and construction phases of the project. All activities will be risk assessed and all operatives will have the correct PPE on. There is also concerns that the NR levels may be exceeded beyond the site boundary and sound screens will need to be in place to prevent any risk to the general public.

Dust - This will be monitored throughout the demolition and construction phases of the project. All activities will be risk assessed and all operatives will have the correct PPE on. The building will be wrapped in scaffolding and this will have monarflex (FR) around it to minimise any dust escaping. All dusty operations will be damped down in accordance with their RAMS and special attention paid to the run off from these activities to make sure that it doesn't contaminate any watercourse and is suitably treated before being disposed of.

## **Protection of the Works**

Although the quality of the completed works is preserved by the implementation of comprehensive protection measures, consideration is always given to other influencing factors, including:

- The quality of off-site manufactured items at their time of dispatch;
- The protection of such items during transit, off loading, storage and incorporation into the works;
- The timing of incorporation into the works of sensitive or vulnerable items;
- The security of the site;
- Preceding and following trades;
- Design characteristics.

It will be incumbent on each Subcontractor to adequately protect the work for which he is responsible, including the preservation of the quality of work done by preceding trades.

As part of the Sub-Contract enquiry a risk analysis will be undertaken by the team to assess the potential "damage" for every element of the works.

Management of the risk will be addressed with the Sub-Contractor during pre-order phase.

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Critical areas of the work will be protected by restricting access to only those personnel whose entry is essential to the execution of the works; by cordoning off; and by covering up and locking off access wherever possible.

As a matter of course all protective measures are reviewed on a regular basis in conjunction with the Sub-Contractors and all necessary steps taken to enhance those measures should the need arise.

## **Protection of Contractors Personnel**

The protection of personnel engaged in the execution of the works and those working in the vicinity of the works results from:

- Strong commitment to safety;
- The strict implementation of safety legislation;
- Good housekeeping;
- Strong site management;
- Employee induction and training;
- Safety audit;
- Regular and targeted toolbox talks.

The above principals and policies are rigidly adhered to in an effort to create a working environment in which employees can be assured of maximum protection.

## **Protection of Members of the Public**

Members of the public will be protected from the site by a secure perimeter timber hoarding, heras fence and lockable gates surrounding the compound area.

Furthermore, during deliveries/contractor vehicles entering into the site compound, the Contractor will continuously police this operation to ensure that the public

do not stray into such areas. This will be in addition to clearly sited and displayed statutory and warning signage produced by The Contractor Construction.

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## **Quality Control**

Quality control is an important aspect of their project control procedures, and we recognise that it is entirely their responsibility.

Through the interpretation of the specifications, the Contractor will undertake checking and remedial actions by an ongoing inspection procedure. This will be

particularly relevant to areas such as services in ducts where the Contractor will ensure testing and inspection is carried out and accepted before being closed off.

In this respect a closure/certificate system will be established to ensure systems are “passed” before void closure.

A quality plan will be prepared by the Contractor which will clearly set out the procedures to be adopted throughout the contract. The plan will cover aspects such as programme, protection of new and existing elements of work, environmental issues, inspection and control of workmanship, materials and components, control of sub-contractors etc. The site manager will be appointed to have specific responsibility for actioning the quality plan and to ensuring its compliance.