

**MCS**  
**construction**

Management & Construction  
Services Limited



## Method of Construction Statement & Transport Plan

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Kings House School  
68 Kings Road  
Richmond upon Thames  
TW10 6ES

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**Kings House School  
68 Kings Road  
Richmond Upon  
Thames TW10 6ES**

### **Produced by**

***Management & Construction Services Limited who have been instructed by Landuse Consultants to prepare this Method of Construction Statement and Transport Plan based on information in emails sent on the 3/12/20 and 9/12/20.***

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**Statement to provide new teaching block, art block and extended sports hall plus demolition of existing buildings with new external play areas and other external garden areas.**

The works will basically be built in phases and sub phases to enable the school to continue to operate.  
Demolition plans for the 2 phases of work are shown below, these 2 phases of work have different access points as shown.

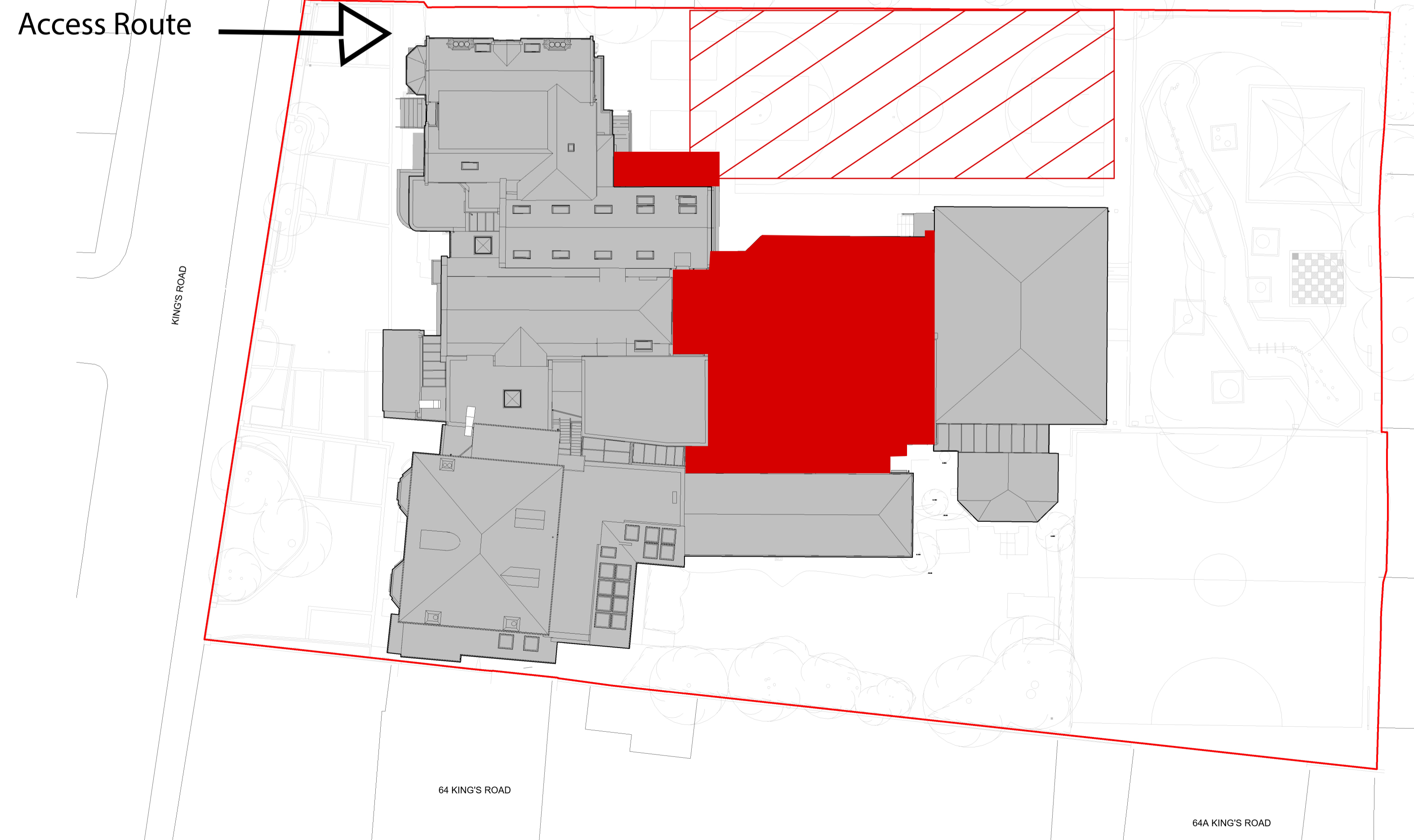
A copy of the proposed site plan is enclosed on the following pages, showing the 2 separate access routes which will differ for the 2 different phases of work.

# Phase 1 - Demolition




## Demolition of Existing Layout For Kings House School, Richmond

# Phase 2 - Demolition



### LEGEND







-  DEMOLITION OF EXISTING BUILDING
-  DEMOLITION OF EXISTING PLAY AREA

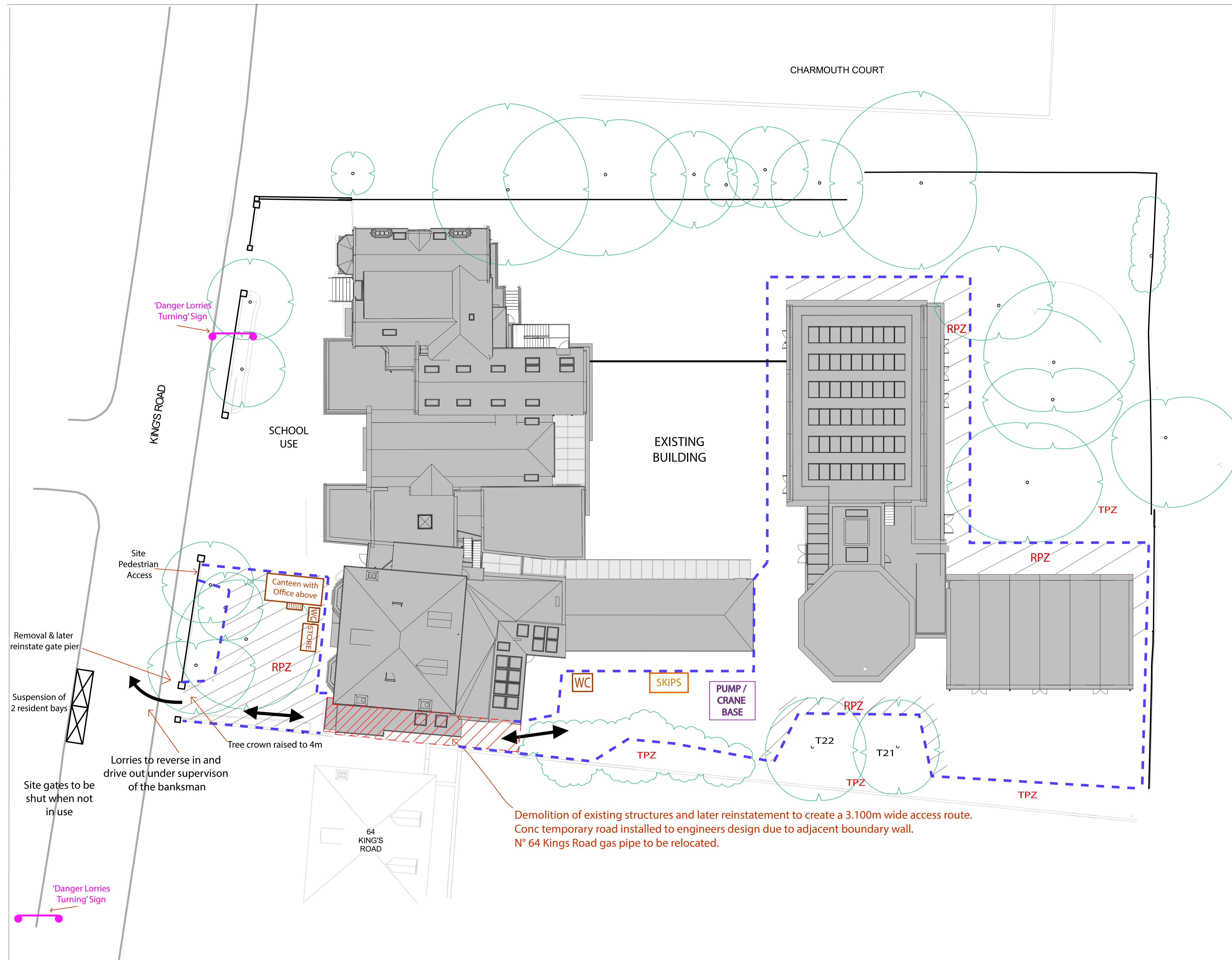


## Site Layout & Logistics Plan For Kings House School, Richmond

Phase 1

### LEGEND

	HOARDING LINE
	WORKING AREA
	DEMOLITION AREA
	OFFICE SITE UNITS / WELFARE
	PUMP / CRANE BASE
	DANGER LORRIES TURNING SIGN
RPZ	ROOT PROTECTION ZONE
TPZ	TREE PROTECTION ZONE













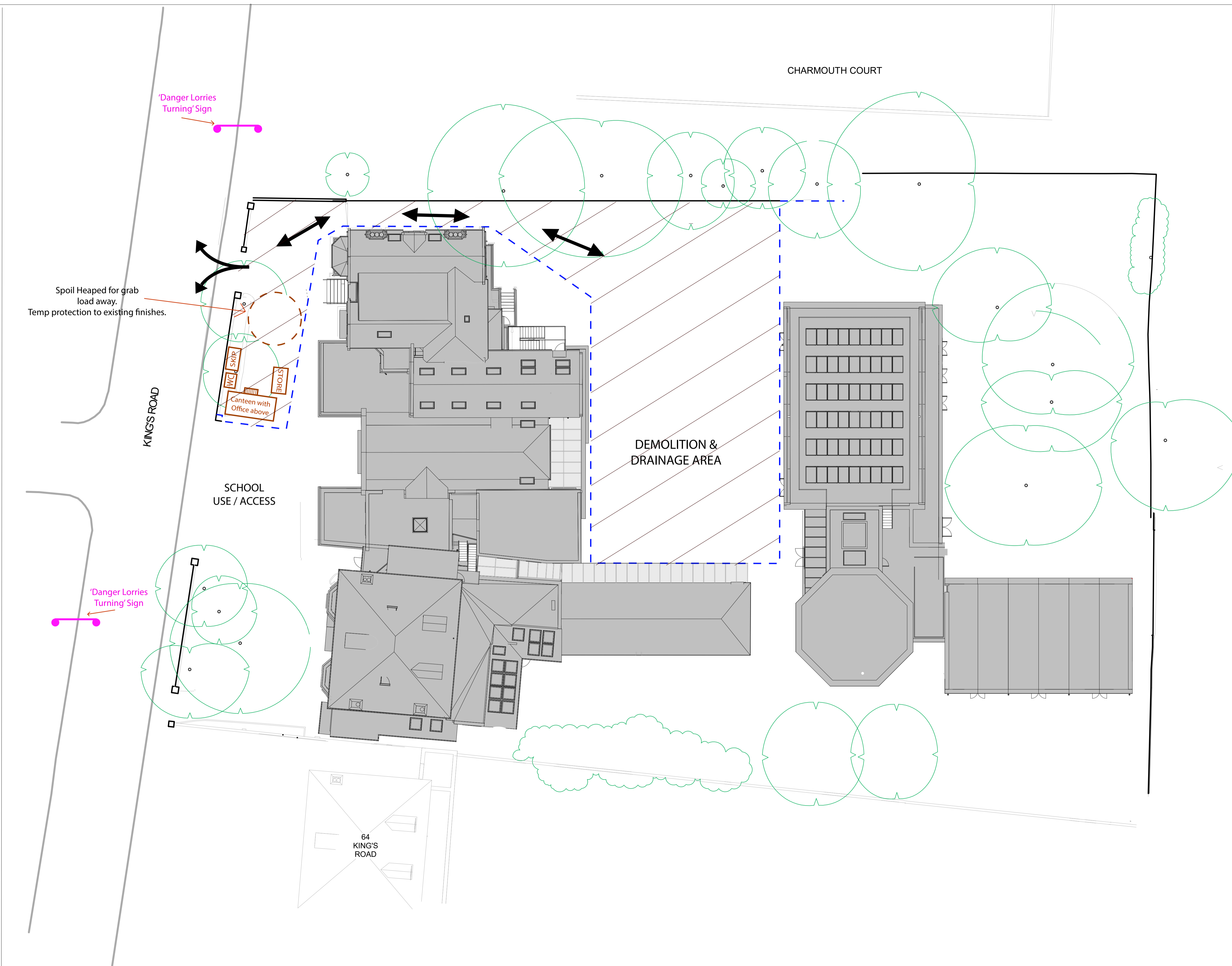
Management & Construction Services Limited

# Site Layout & Logistics Plan For Kings House School, Richmond

## Phase 2

### LEGEND

	HOARDING LINE
	WORKING AREA
	DEMOLITION AREA
	OFFICE SITE UNITS / WELFARE
	PUMP / CRANE BASE
	DANGER LORRIES TURNING SIGN
	RPZ ROOT PROTECTION ZONE
	TPZ TREE PROTECTION ZONE





## **Site Access/Traffic Management/Deliveries**

**This statement below can be considered as an outline TFL CLP as the project is considered as a lower impact project on transport in the local vicinity. A detailed CLP will be required to be issued by the successful contractor once appointed and the final structural design details agreed.**

Site access is off Kings Road.

The site access will be clearly defined by temporary signage as construction traffic only.

### *Phase 1 – Demolition, New teaching block, art block and sports hall extension.*

Access will be at the southern end of the frontage via a temporarily widened access gate into a site compound at the front and then access to the rear site area following temporary demolition of the side buildings as shown, localised raising of the crown of the tree at the front to a height of 4m (in conjunction with the Arboriculturist) will be required plus the suspension of 2 no resident bays opposite for the duration of the contract.

Some access via the northern access route during the summer holidays to install the attenuation tank.

### *Phase 2 –*

Demolition of old buildings, installation of drainage for the new block and cladding to the side of the sports hall and the formation of new playing area. Internal school refurbishment in the summer holidays.

Access will be restricted to small vehicles only due to the narrow width of the northern access, the existing vehicle crossover will be used to access a site compound in the frontage of the school, school car parking will be suspended and pedestrian access will be re-routed to avoid crossing the construction traffic. Signage will be put up in Kings Road to inform drivers/ pedestrians of our works entrance.

Access to the site for delivery vehicles will be from the A316 to the A205 then A305 and into Kings Road. This will apply to all loads - No lorries to go through Richmond town centre. Exiting lorries will do the route in reverse as all lorries will exit the site and turn left (north). Anticipated number of delivery lorries to site is 20 per day at peak and will be 'CLOCS' compliant.

Deliveries will call ahead of arrival; no vehicles will be left on Kings Road for any length of time. Delivery vehicles will be escorted in and of the site boundary under banksman supervision.

Lorries will load and unload from within the site compound areas and all lorries to have mechanical offload.

Delivery log of all deliveries to be kept by the site Banksman.

A wheel wash facility will be utilised as necessary to avoid/reduce muck escaping onto Kings Road. The Banksman will be responsible for maintaining clean roads locally to the site entrances.

## **Loading and Unloading**

There are to be no deliveries to site between the following hours;

- 8-9:00am
- 3-4.00pm

This is due to the school drop off and collection times. These times will be strictly controlled.

Vehicles will be controlled on and off site by the Banksman, assisted by the site manager if necessary. Hi-vis jackets will be worn at all times.

Lorries will have to reverse into the school as there is no room to turn on site. It is critical that all lorries are banked in and out of site. In addition, pedestrian access to the site is a shared access route with pedestrians and lorries so again this access route must be controlled at all times by the Banksman.

Lorries will generally be no longer than 10m in length. All deliveries will be booked at staggered times so there is no requirement for a holding area off site.

## **Welfare**

Site welfare including Office and Canteen units, 2+1 toilet unit, drying room and banksmen's outbuilding all to be located as the attached plan.

## **Site Parking and public transport**

Site parking will be very limited.

Parking for operatives in Kings Road is very limited in the area with a controlled zone from 10am – 4.30pm Zone G.

The nearest public car park is Paradise Road -10 minutes' walk away but has height restrictions.

The train station is a 15-minute walk.

Buses are numerous, one route goes up Kings Road.

Operatives are to use public transport where possible or share vehicles.



### **Site Boundaries & Security**

All site boundaries will be fully secured with 2.0m high Heras anti-climb metal fencing or solid hoarding, as necessary.

All site hoardings and fencing will be monitored and maintained on a daily basis.

Suitable temporary lockable steel gates will be positioned at the main site entrances on to Kings road and will open inwards. A separate pedestrian gate will be provided. These gates and the school boundary gates will remain closed when not in use to prevent unauthorised access and will be fully locked out of working hours, keeping the site fully secured at all times.

Letter drop to Neighbours to be carried out prior to works starting. Regular update flyers to be issued and any relevant meetings arranged.

### **Materials/Plant handling & storage**

As indicated on the attached site plan at an early stage prepare and lay sub-bases to allow for site set-up and essential works throughout the contract.

An on-site mechanical tele-handler will be used to assist material movements around the site and the regular use of a concrete boom pump, minimal craneage will be used due to the close proximity of the school buildings as the use of a crane as the primary erection tool will be designed out.

The use of lorry mounted Hiab cranes will be used to unload the majority of materials.

Materials and Plant will be stored in the allocated area. Materials will be stored on raised pallets with the materials off the ground. Any material requiring dry storage will be stored in a secure steel container located on the site as indicated.

All plant and materials will be offloaded safely and securely on site. Small plant where possible shall be locked away securely in storage and large plant stored securely in the allocated area.

### **Wheel wash facility**

There will be a simple wheel wash facility provided on the exit from the site located at the exit gates. It is the banksmen duty to ensure that there is no mud or dirt being tracked across the front of the school and onto Kings Road. The banksmen will ensure the main highway is kept clean at all times.

### **Control of Noise, Vibration and Dust**

See enclosed Method statement.

### **Arboricultural Method Statement**

TPZ and RPZ to be in place prior to work commencing – work to be carried out in accordance with arboricultural method statement and report.  
Hazardous material diesel/cement to be stored on hard surface not near trees.

### **Ecology**

All Ecology recommendations to be fully complied with.

### **Waste Management + Demolition**

A Site Waste Management Plan (SWMP) may not be required, however, ensure waste that is produced on site is recycled accordingly.  
A skip will be located on site as shown on the drawings and waste will be removed on a regular basis to a waste transfer/recycling facility.  
The site will also be registered with the considerate contractor's scheme.  
Demolition material will be recycled at a waste transfer station.

## **Condition Surveys**

A photographic Pre-condition site survey is to be carried out at the beginning of the project including the 2 adjacent boundaries, before contract works commence other pre-construction surveys to be carried out.

- Hazardous
- Asbestos
- Diesel/Tarmac contamination
- Utility surveys

## **Crossover**

It is assumed that the existing vehicle crossovers are sufficiently constructed to withstand the construction traffic.

## **Programme**

Details to be agreed.

## **Working Hours**

(Noise at the site boundary).

- 8am-6pm Monday-Friday.
- 8am-1pm Saturday.
- No work Sundays or Bank Holidays.
- These hours to be strictly controlled.
- Workers will arrive and depart outside these hours.
- Some deliveries may arrive earlier, but these will be planned in

## **Noise/vibration/dust**

Method statement below.

## **Method Statement**

### **Kings House School, Richmond.**

#### **Control of Noise, Vibration, Dust**

- No noise before 8am or after 6pm.
- No noise Saturdays after 1pm, all day Sunday or Bank
- No musical devices or headphones allowed on
- Percussion tools to be properly silenced or electrical. Compressor to be properly silenced.
- Use of diamond core cutting whenever available.
- Dust screens to be erected as required.
- Work to be regularly dampened down, not wet.
- All cutting to be carried out in one location and screened plus dampened down.
- PPE as listed in induction sheets to be used including face fitmasks.
- In addition to the above the effect of 'HAV' to the operative is to be assessed.
- Tools to be used – select low (green) exposure action level where possible.
- Duration of tool to be used – swap task between operatives or take break.
- Use of anti-vibration gloves.
- Keep environment warm.