MAGNA TRANSPORT PLANNING LTD

DRAFT CONSTRUCTION MANAGEMENT PLAN

146 CASTELNAU, LONDON SW13 9ET

Report Reference: **24/514/B**
November 2024

MAGNA TRANSPORT PLANNING LTD
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Registration Number: 14113060 VAT Registration Number: 412 0722 50 Registered in England & Wales

MAGNA TRANSPORT PLANNING LTD

REPORT CONTROL SHEET

Magna Ref. 24/514/B

November 2024

Revision	Status	Date	Author
A	CLIENT DRAFT VERSION	16/11/2024	AMOL PISAL
B	FINAL FOR SUBMISSION	19/11/2024	AMOL PISAL

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LONDON BOROUGH OF RICHMOND UPON THAMES

CMP PRO-FORMA (July 2021)

Construction Management Plan

Guidance Notes

1. In order to ensure developments are carried out safely the London Borough of Richmond upon Thames (as the local Planning & Highways Authority) require a Construction Management Plan is submitted for the project that demonstrates how the works are to be carried out

2. Construction traffic may have a disproportionate impact on a street, the highway network and neighbours; therefore you must clearly demonstrate proposals that mitigate this impact as far as possible

3. This pro-forma document has been prepared to ensure the council's key concerns in relation to construction traffic, site and highway network management are addressed

4. A CMP once approved, becomes an enforceable planning condition and enforcement action may be taken against sites that do not adhere to the methodology approved in a CMP

5. Wording must be precise, and ambiguous phrases such as, "generally", "normally", "roughly", "anticipated", "intended", "approximate" or "likely to be" must be avoided, otherwise the CMP will be rejected. Where exact details are not known at the time of preparing the CMP, a robust worst case should be stated

6. The relevant planning condition relating to this CMP will need to be formally discharged by the Council before any licences for temporary structures on the highway & any parking suspensions granted. Further approvals will be required for any skips, temporary structures on the highway, parking suspensions, road closures or Temporary Traffic Orders

7. You should be aware that developments on or adjacent to the Transport for London (TfL) Road Network (red routes) or other infrastructure may require additional liaison and some licences may need to be issued through TfL. Confirmation of these will be required and details should be appended

8. In addition you should familiarise yourself with the requirement to use clean, safe vehicles with good levels of direct vision, safety bars and advisory signage: https://tfl.gov.uk/info-for/deliveries-in-london/delivering-safely

9. Please ensure you read through the CMP template and only provide information relevant to each section in a clear and concise way

10. Drawings should be at a minimum scale of 1:200, be properly drawn (CAD, not by hand) and appended to the CMP document

11. Before works commence on-site you should check to see if there are any nearby planning applications or potential conflicts with roadworks or road closures

INTRODUCTION

1. Date of this document

November 2024

2. Site / Property address

146 Castelnau London SW13 9ET

3. Planning reference (if known)

Planning reference not known at the time of writing this CMP. This is an Outline CMP prepared in support of a planning application.

4. Brief description of the work

Proposed excavation of a basement

5. Contact details (name & mobile number)

Project Manager / Contractor	The contractor has not been appointed yet as this CMP is prepared in support of a planning application. Upon appointment of the contractor, a detailed CMP will be prepared and the details in this table will be updated.
Emergency Contact	Same as above.
Person responsible for completing this document	Name: Amol Pisal Company: Magna Transport Planning Ltd Email: amol@magna-transport.co.uk

6. Estimated Start Date and Programme Length

Estimated Start Date on site: March 2025
Programme: The total project timeline would amount to around 30 weeks.

LOGISTICS & SITE SETUP

7. Vehicle routing (*Please provide a description of the local routing via the nearest major A roads. Please note construction vehicles are generally expected to approach a site so it is on the left hand side, to avoid excessive manoeuvring, and to exit in forward gear. (Routing drawings should be appended to the end of this document*)

All vehicles would arrive and depart the strategic road network via the B350 Lonsdale Road, the A3003 Mortlake Road and A316 Lower Richmond Road towards M3 and M25.

To site:
M3 - A316 Lower Richmond Road – A3003 Mortlake High Street – A3003 The Terrace – B350 Lonsdale Road – Castelnau (SW) - Site

Away from site:

Site – Castelnau (NE) – B350 Lonsdale Road - A3003 The Terrace - A3003 Mortlake High Street – A316 Lower Richmond Road – M3

The B350 Lonsdale Road is approximately 6.5 metres wide and is a bus route. Using this road a part of an inbound route ensures that the construction vehicle is on the site side of Castelnau, and therefore the entry into the site via this route is considered to be a safer option.

The outbound route is also via the B350 Lonsdale Road, as based on Google Maps, this route to the M3 is quicker than travelling southbound on Castelnau.

A vehicle routing plan is provided as **Appendix A**.

Site Setup is provided as **Appendix B**.

8. Please list any nearby Sensitive Receptors (schools, hospitals, care homes, major shopping areas, large offices, etc.) In some circumstances, the council may require permitted hours for construction vehicles to be restricted to between **09:30 and 15:00 Mon to Fri**, to avoid cumulative impacts on the highway network during peak periods, particularly where there are nearby schools. (Section 8 below)

There are a number of schools in the locality including Lowther Primary School, St Paul's Juniors, The Swedish School, The Harrodian School, Barnes Montessori Nursery

As such, the deliveries hours for construction vehicles would be restricted to between 09:30 and 15:00 hours Monday to Friday.

9. Working hours (*no works of any kind permitted prior to 8am or after 6pm at any time*)

Site Hours: Monday to Friday 8am to 6pm, Saturday 8am to 1pm.
Construction Vehicle hours: Monday to Friday 9.30am to 3pm, Saturday 9am to 12:30pm

10. Please confirm you understand and agree to the following items:

a.	No more than one vehicle to attend the site at any time (*mandatory*)	**Yes**
b.	Vehicles will not be permitted to stack outside the site or on local roads & a proper call-up procedure will be used	**Yes**
c.	Construction vehicles will not block the road (where this is unavoidable, justification must be provided in Section 20)	**Yes**
d.	You will provide qualified Traffic Marshals to oversee vehicle movements on the public highway if required. (The minimum requirement is the possession of the Site Access Traffic Marshal qualification)	**Yes**
e.	Any signage or barriers will conform to Chapter 8 of the Traffic Signs Regulations and General Directions 2019 and NRSWA requirements	**Yes**

11. Please describe how spoil / waste is to be removed (*vehicles must be shown on drawings*)

Spoil will be removed from the site via skip swap method. Skip will be placed within the site driveway at the front of the building. Site Setup is provided as **Appendix B.** A small skip lorry will be used. It will reverse fully into the site and exit in forward gear. Swept path of this vehicle is provided as **Appendix C**. Qualified Traffic Marshals / Banksmen will be present on Castelnau when the vehicles are manouvering and at all times when the vehicles are attending the site.

12. If required, how will concrete be supplied to the site

a.	Standard Ready-Mix vehicles (*must be included on drawings*)	**Yes, for large pours** Small concrete lorry will stop on the site – see **Appendix D**
b.	Bagged material delivered and mixed on site	**Yes, for smaller batches**

13. Please confirm you can maintain a clear carriageway passing width of 3.0m for other vehicles when construction vehicles are in position **Yes**

a. If not, then in streets where there is restricted width for large construction vehicles, you will be expected to use **Narrow-Bodied Vehicles**. These are defined as having a body width -excluding wing mirrors- of 2.0m or less (*An example would be a Mitsubishi Fuso or Nissan Cabstar style, flatbed tipper truck or LWB Transit*)

14. Please describe the measures you will use to ensure pedestrians and vulnerable highway users will be protected during the works

Full width of the footway will be maintained in front of the site (as existing).

The construction vehicles will enter the site fully, such that there is no vehicle overhang on the footway.

The vehicles will not be permitted to reverse into the site without the supervision of Qualified Traffic Marshalls/Banksmen.

The arrival of the vehicles will be scheduled to ensure that there are always at least two Traffic Marshalls on the footway just prior to vehicle arrivals and departures.

When the construction vehicles are reversing into the site, the Traffic Marshalls/Banksmen will assist in controlling the movement of pedestrians and vehicles.

15. Programme schedule and vehicles

(*Please provide a breakdown per Phase of the project, of the type, dimensions (L&W) and expected weekly number of vehicles expected to attend the site. e.g. Excavation – Tipper truck – 9m x 2.5m – 5 vehicles per week; transit van - 5m x 1.9m – 10 vehicles per week, etc*)

PHASE	VEHICLE TYPES & DIMENSIONS	EXPECTED NUMBER PER WEEK
Excavation	Small Skip Lorry: 6.3m (L) x 2.4m (W) x 3.6m (H)	5
	Tipper: 5.9m (L) x 2.0m (W) x 2.2m (H)	10
Sub-structure	Tipper: 5.9m (L) x 2.0m (W) x 2.2m (H)	2
	4.6t Light Van: 5.8m (L) x 2m (W) x 2.6m (H)	10
	Concrete Lorry: 6.6m (L) x 2.6m (W) x 4.2m (H)	2
Superstructure	Tipper: 5.9m (L) x 2.0m (W) x 2.2m (H)	2
	4.6t Light Van: 5.8m (L) x 2m (W) x 2.6m (H)	10
Fit-out	4.6t Light Van: 5.8m (L) x 2m (W) x 2.6m (H)	10

16. Are there any planned exceptional loads required (i.e. crane or plant deliveries using a low-loader; mobile crane lifts; piling rigs, steel beams, etc.) Provide details and vehicle dimensions. A site setup drawing will be required, as will swept path analysis drawings where necessary

Mini piling rigs will be transported using flat-bed lorry such as Mitsubishi Canter 7C15: 7.7m (L) x 2m (W) x 2.2m (H). Swept path of this vehicle is provided as **Appendix E**.

17. Will a Footway closure be required? **No**

If yes please provide a drawing showing the pedestrian diversion route and safety measures that conform to Chapter 8 of the Traffic Signs Regulations and General Directions 2019 and NRSWA requirements

18. Will a Road closure be required? **No**

If yes please provide a drawing showing the diversion route and safety measures and written/email confirmation this has been agreed with the LBRuT network management team

19. Please confirm you understand & agree to the following site protection measures **Yes**

a.	All road gulleys to be protected & no site waste to enter public drainage systems
b.	All vehicle engines to be switched off when on stand
c.	The public highway to be kept clean at all times during the works
d.	Any damage to the public highway will be reported immediately

20. Will you require a parking suspension? If so what length and for how long? *(a standard bay is 5m in length*)

No parking suspension is required.

21. **DRAWINGS**. These must be CAD drawn at a minimum scale of **1:200**, show the position of vehicles and show the site in the context of its surroundings, including any street trees, lighting columns, street furniture, gulley positions, etc. Drawings must be attached or appended to this CMP document. (*Please tick which ones are included*)

a.	Site Setup, Skips, Vehicle positions etc.	Yes – Appendix B
b.	Concrete Vehicle positions	As above
c.	Swept Path Analysis	Yes – Appendices C to E
d.	Abnormal Loads – low loaders, cranes, etc.	Yes – Appendix E
e.	Vehicle Routing	Yes – Appendix A

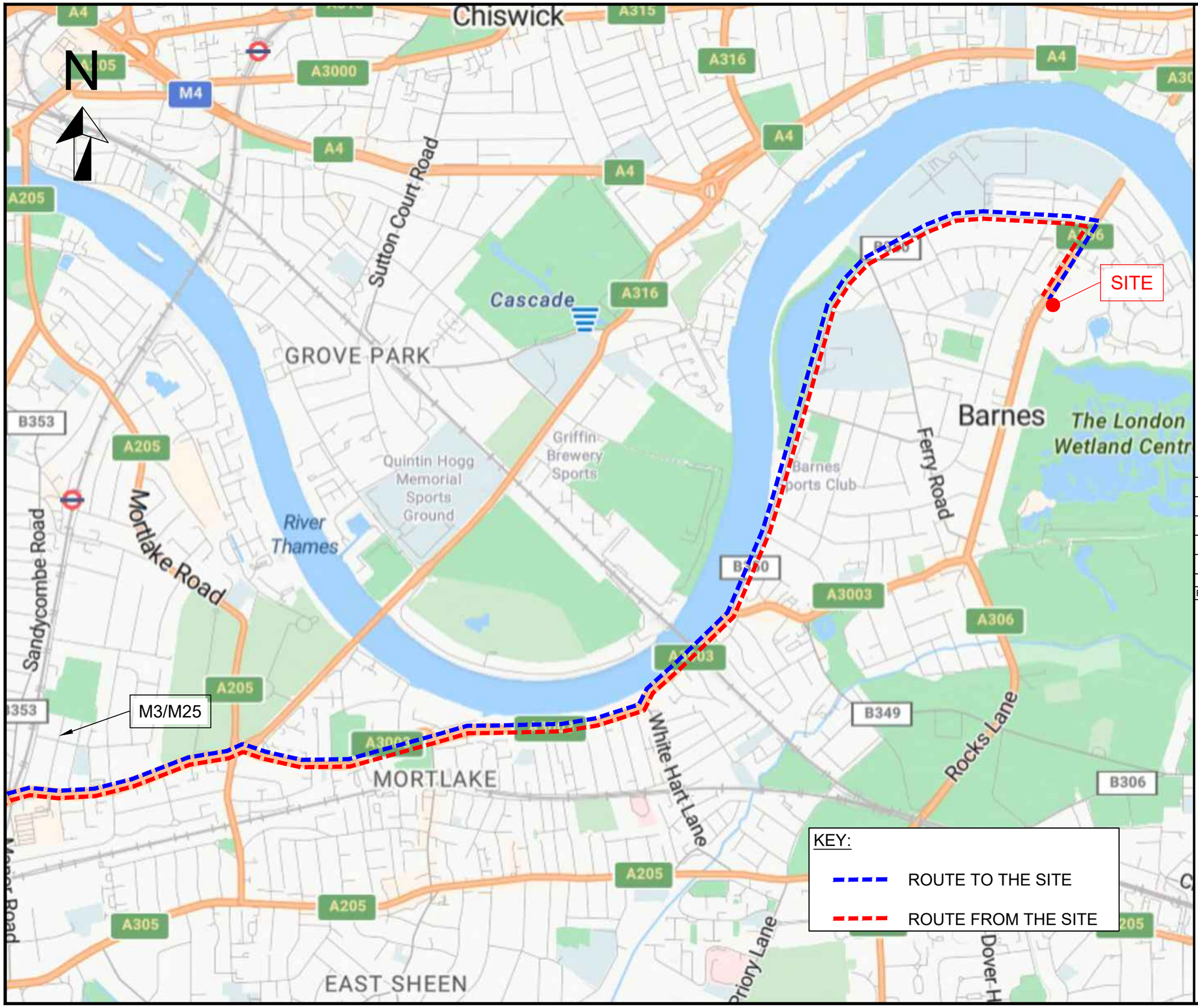
22. **ADDITIONAL DOCUMENTS -** Please attach the following and tick where necessary

a.	Noise, Vibration and Dust mitigation measures statement	N/A
b.	Additional Licences (TfL etc.)	N/A
c.	(Other)	N/A

23. ADDITIONAL INFORMATION (if required above)

N/A

APPENDIX A: Vehicle Routing Plan



Rev	Date	Description	Drn	Chk	App
-	12.11.24	ORIGINAL ISSUE	KI	AP	AP

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Client
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Project
146 CASTELNAU,
LONDON

Drawing Title
ROUTING PLAN

Drawing Status
FOR INFORMATION

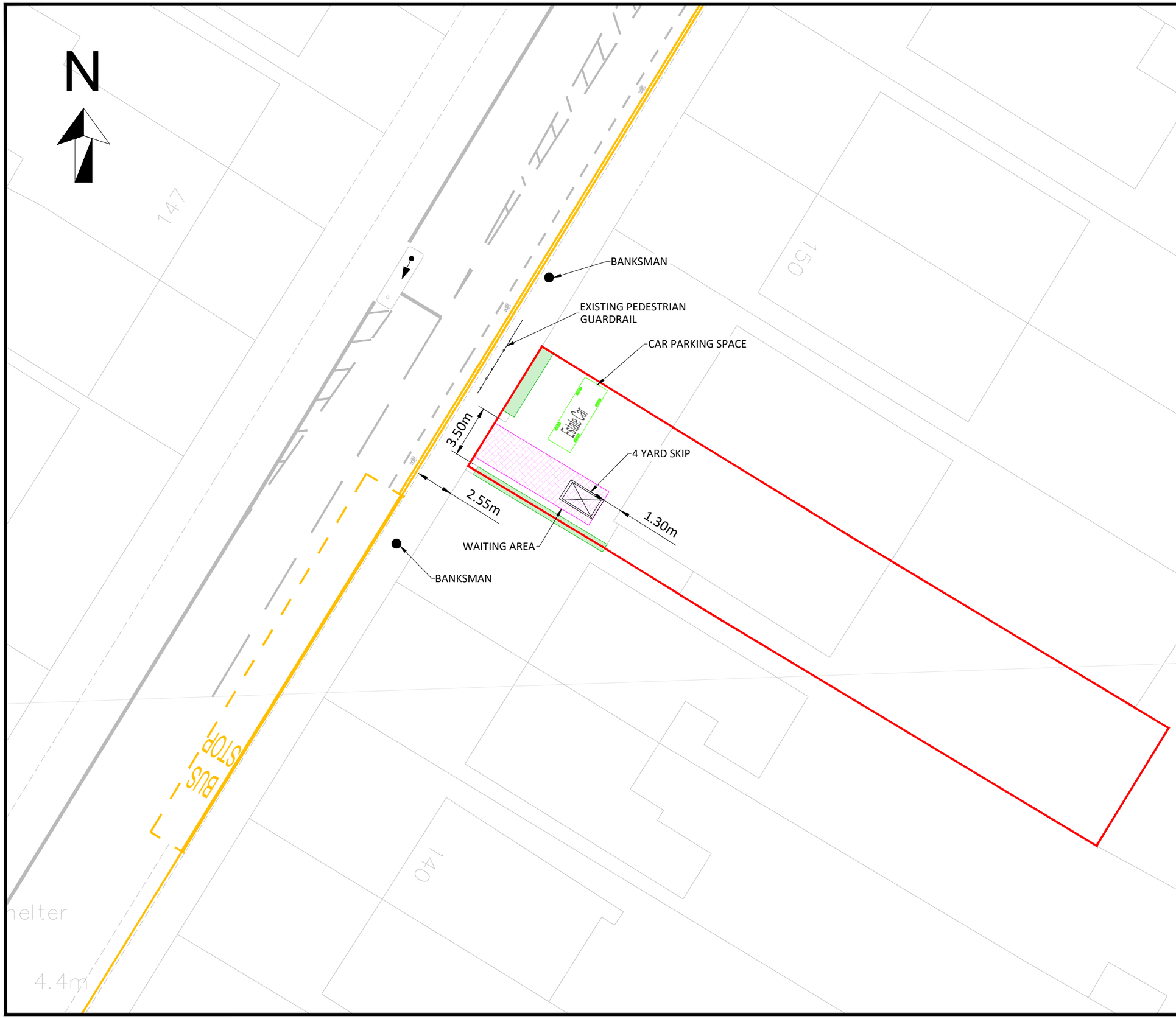
Drawn	Designed	Date	Scale	Size
KI		NOV 2024	NTS	A3

Drawing No.
24-514-SK02

Rev
-

PLOT DATE: 12 November 2024 14:37:22

APPENDIX B: Site Setup Plan



Rev	Date	Description	Drn	Chk	App
-	12.11.24	ORIGINAL ISSUE	KI	AP	AP

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Project
146 CASTELNAU,
LONDON

Drawing Title
SITE SET UP

Drawing Status

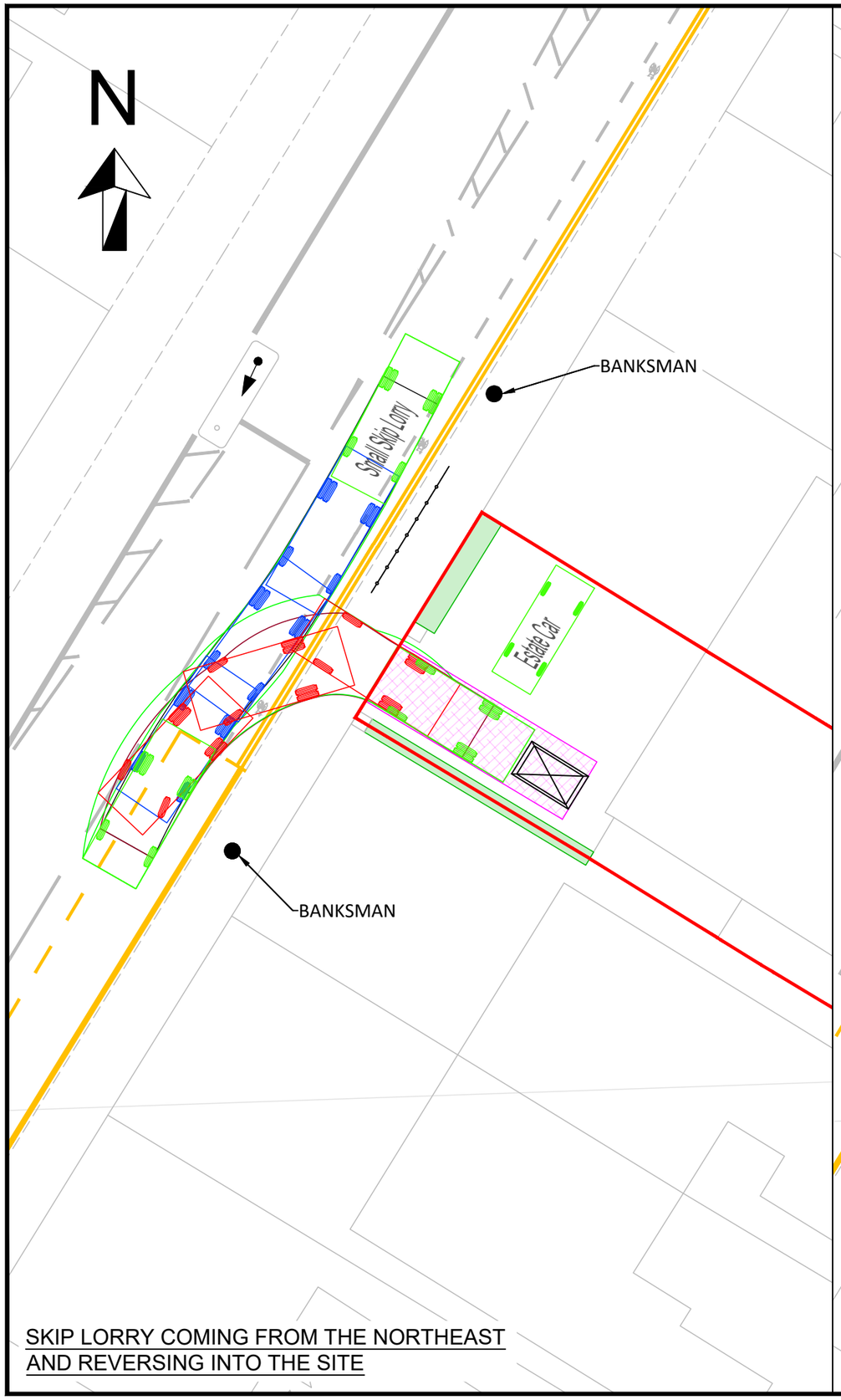
Drawn	Designed	Date	Scale	Size
KI		NOV 2024	1:250	A3

Drawing No. 24-514-SK01

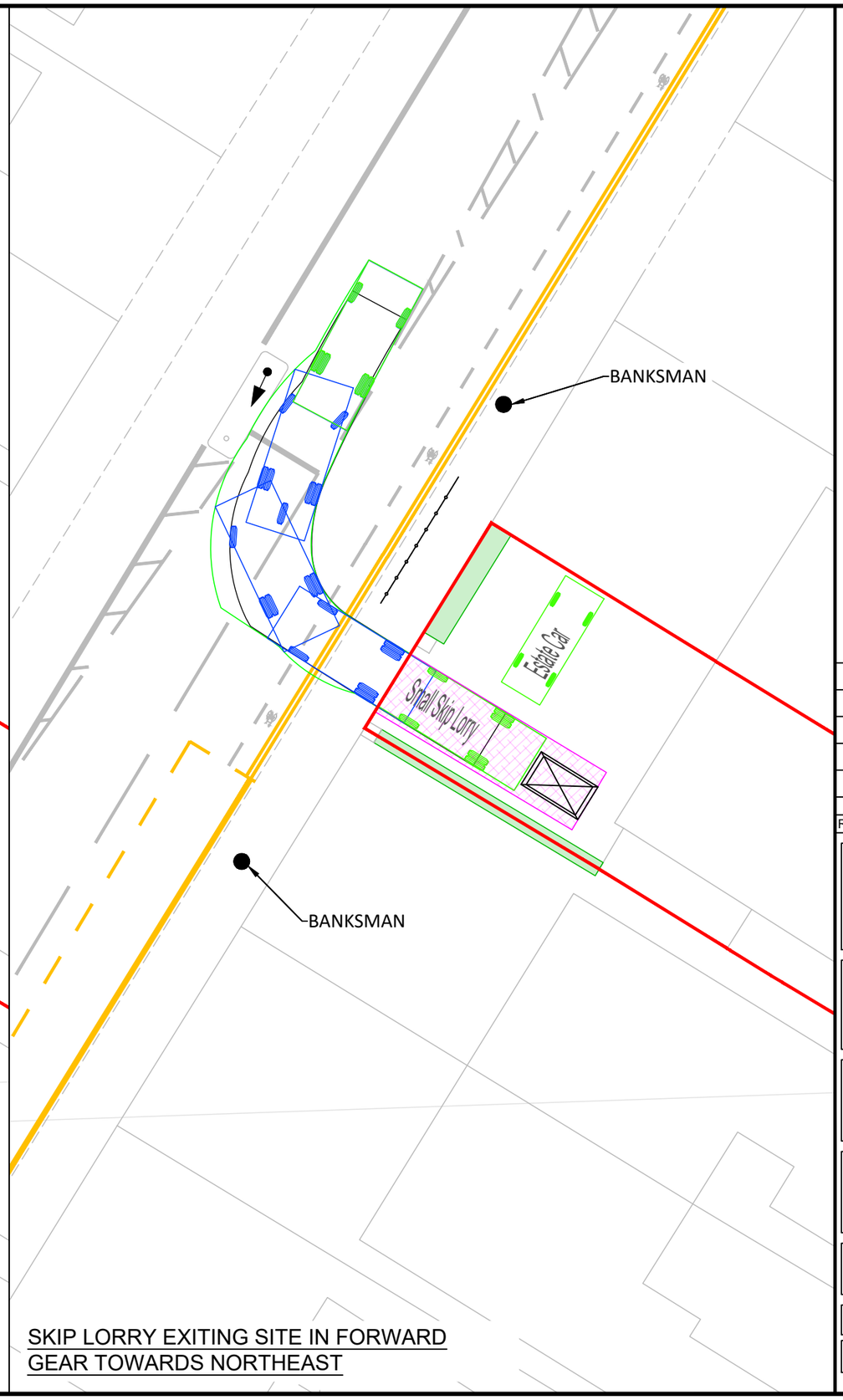
Rev -

PLOT DATE: 19 November 2024 17:29:03

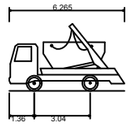
APPENDIX C: Swept Path of Small Skip Lorry



SKIP LORRY COMING FROM THE NORTHEAST AND REVERSING INTO THE SITE



SKIP LORRY EXITING SITE IN FORWARD GEAR TOWARDS NORTHEAST



Small Skip Lorry	
Overall Length	6.265m
Overall Width	2.390m
Overall Body Height	3.650m
Min Body Ground Clearance	0.396m
Max Track Width	2.435m
Lock to lock time	6.00s
Kerb to Kerb Turning Radius	6.340m

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Project
146 CASTELNAU,
LONDON

Drawing Title
SWEPT PATH ANALYSIS
SKIP LORRY

Drawing Status
FOR INFORMATION

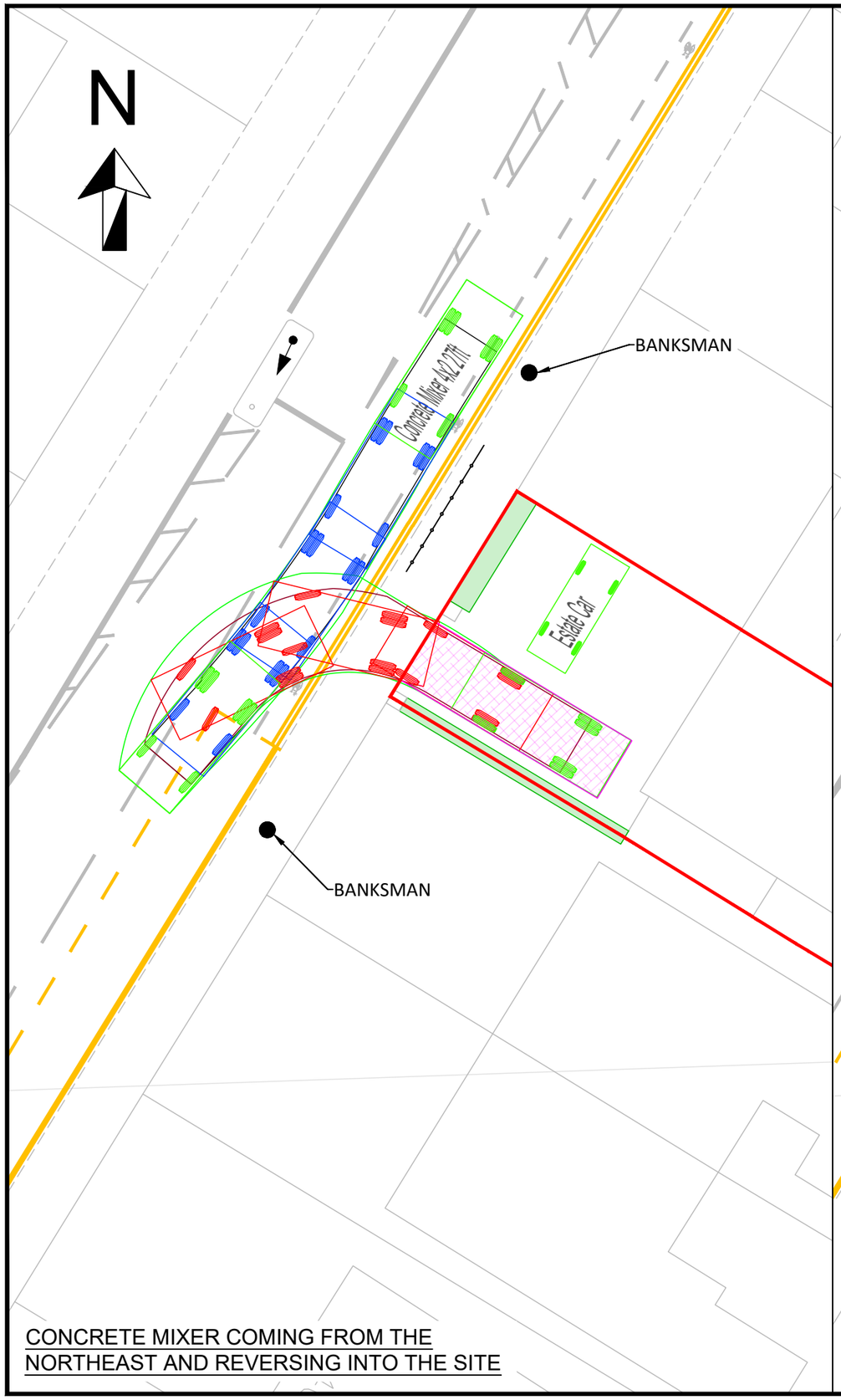
Drawn	Designed	Date	Scale	Size
KI		NOV 2024	1:200	A3

Drawing No. 24-514-TR01

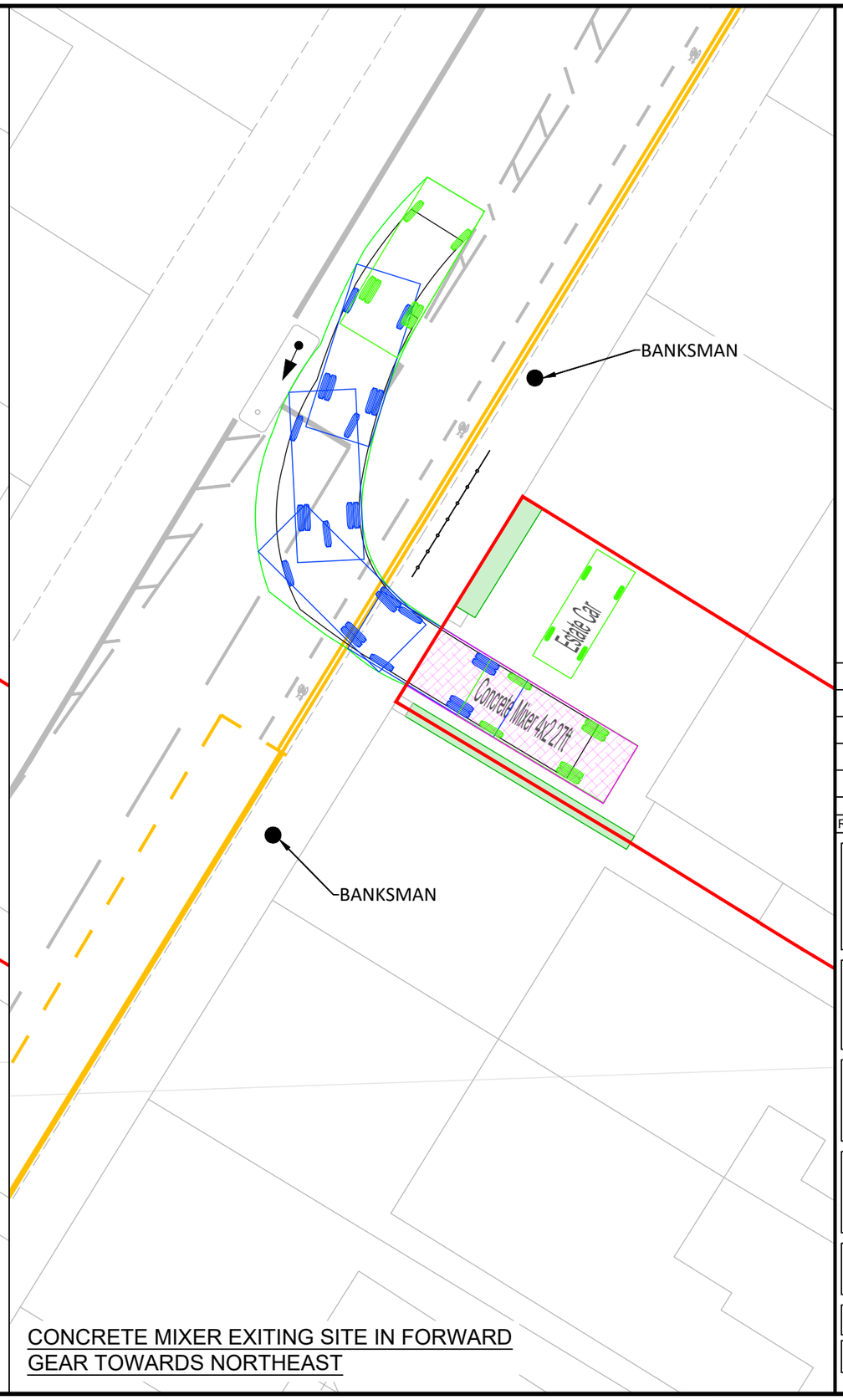
Rev -

PLOT DATE: 19 November 2024 17:29:16

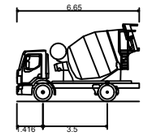
APPENDIX D: Swept path of Small Concrete Lorry



CONCRETE MIXER COMING FROM THE NORTHEAST AND REVERSING INTO THE SITE



CONCRETE MIXER EXITING SITE IN FORWARD GEAR TOWARDS NORTHEAST



Concrete Mixer 4x2 27ft	
Overall Length	6.650m
Overall Width	2.600m
Overall Body Height	4.200m
Min Body Ground Clearance	0.358m
Max Track Width	2.413m
Lock to lock time	5.00s
Kerb to Kerb Turning Radius	6.350m

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Project
146 CASTELNAU,
LONDON

Drawing Title
SWEPT PATH ANALYSIS
CONCRETE MIXER

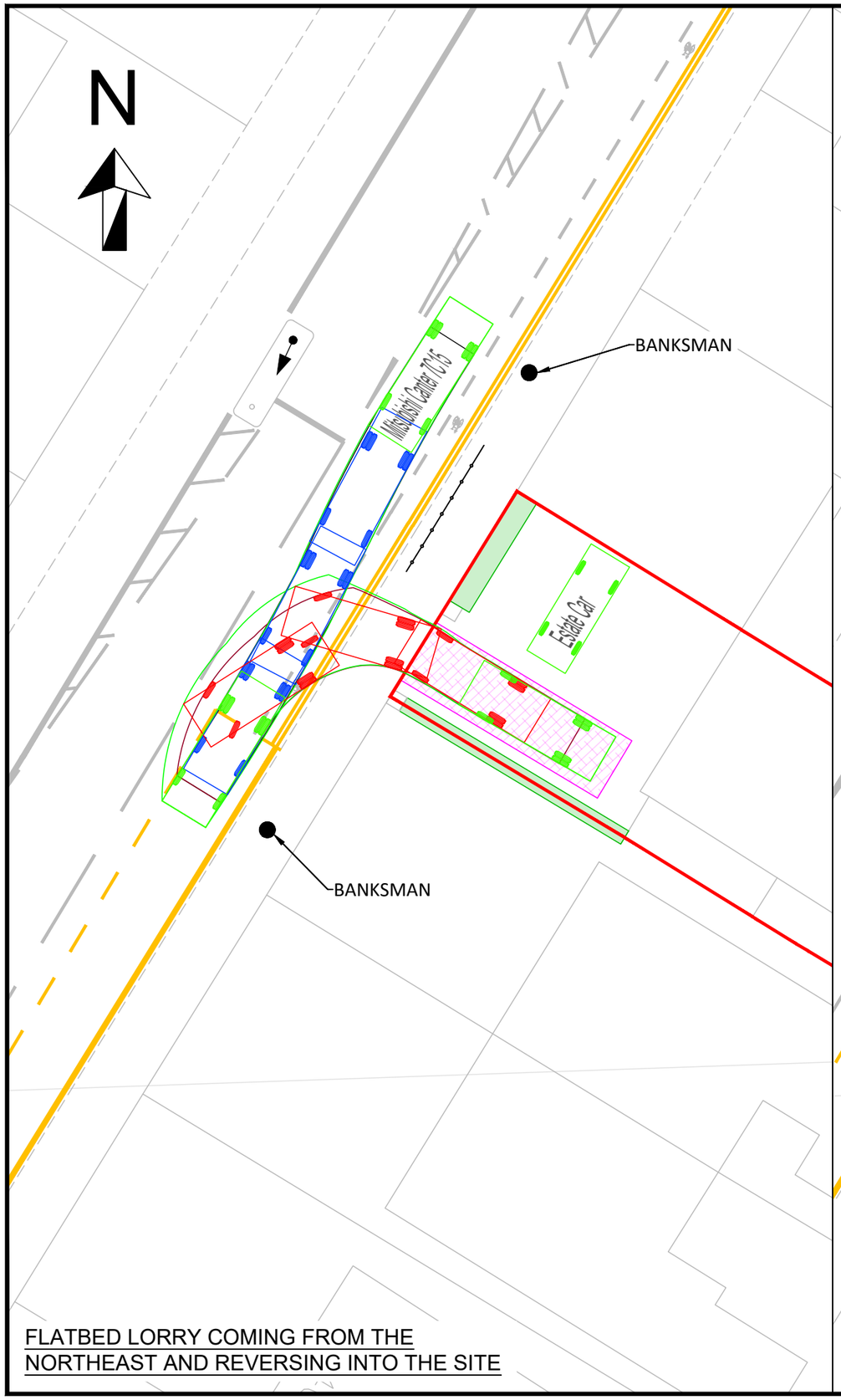
Drawing Status
FOR INFORMATION

Drawn	Designed	Date	Scale	Size
KI		NOV 2024	1:200	A3

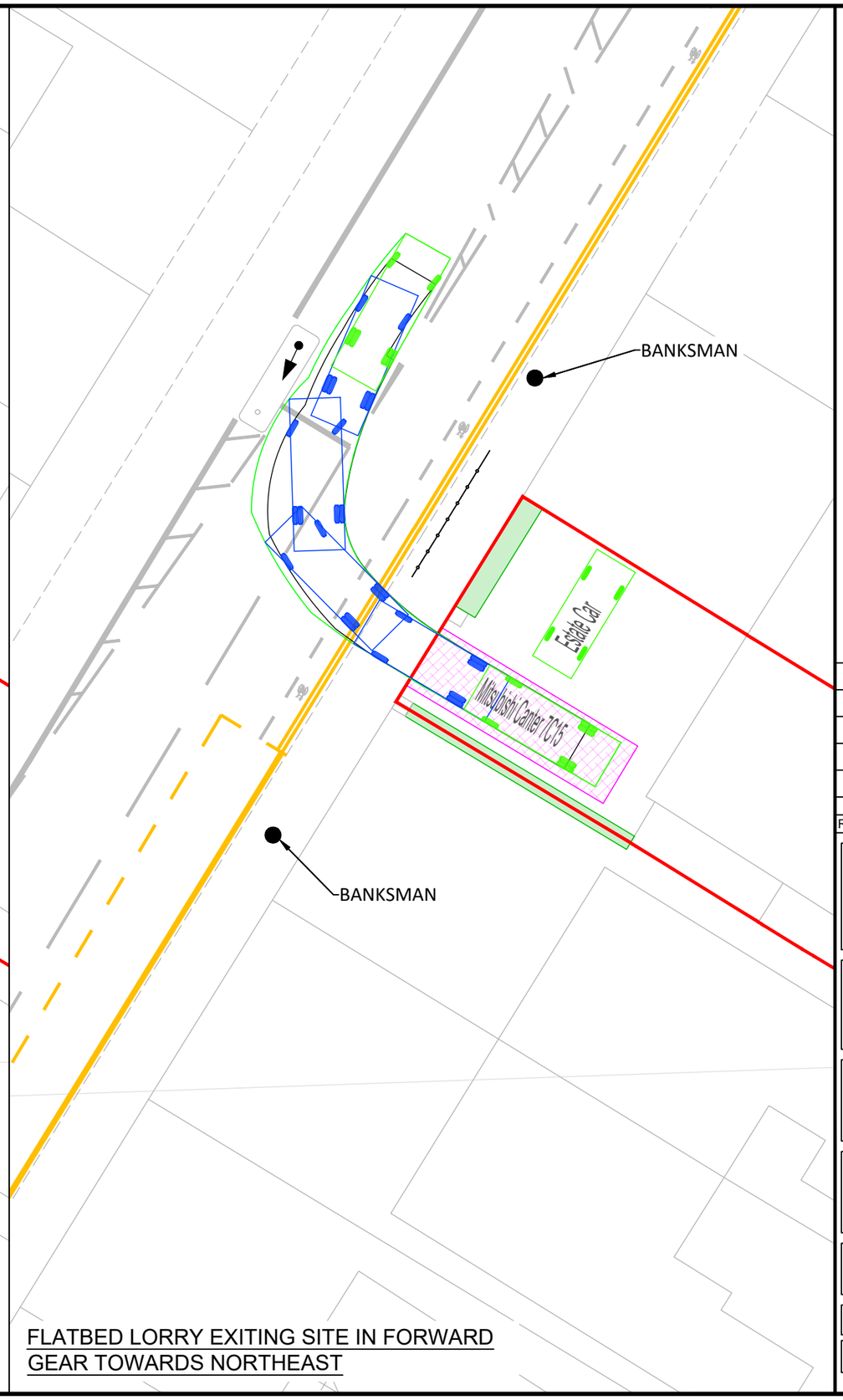
Drawing No.: 24-514-TR02
Rev: -

PLOT DATE: 19 November 2024 17:29:36

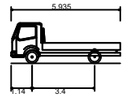
APPENDIX E: Swept Path of Mitsubishi Canter 7C15



FLATBED LORRY COMING FROM THE NORTHEAST AND REVERSING INTO THE SITE



FLATBED LORRY EXITING SITE IN FORWARD GEAR TOWARDS NORTHEAST



Mitsubishi Canter 7C15	
Overall Length	5.935m
Overall Width	1.995m
Overall Body Height	2.190m
Min Body Ground Clearance	0.335m
Track Width	2.027m
Lock to lock time	5.00s
Kerb to Kerb Turning Radius	6.200m

Rev	Date	Description	Drn	Chk	App
-	12.11.24	ORIGINAL ISSUE	KI	AP	AP

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Client
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Project
146 CASTELNAU,
LONDON

Drawing Title
SWEPT PATH ANALYSIS
FLATBED LORRY

Drawing Status
FOR INFORMATION

Drawn	Designed	Date	Scale	Size
KI		NOV 2024	1:200	A3

Drawing No.
24-514-TR03

Rev
-

PLOT DATE: 19 November 2024 17:30:03