HAYES HIGGINS PARTNERSHIP
CHARTERED ENGINEERS • PROJECT MANAGERS

Construction Waste Management Plan

For

Houses at Darndale

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1. Introduction

Hayes Higgins Partnership has been commissioned to prepare Construction Waste Management Plan Report for the proposed development at Darndale, Dublin 17.

This report is prepared and submitted for a new development consisting of 84 housing units consisting of apartments and houses and associated site works. The proposal consists of 50 apartments & associated facilities with a mix of 45 no. one bedroom apartments and 5 no. two bedroom apartments, and 34 no. houses with a mix of 14 no. 2 bedroom.19 no. 3 bedroom and 1 no. 4 bedroom. The development is set out in 5 no. blocks. On street parking will be provided. All associated site works including drainage, watermain, road and path works will be included.

2. Location and Scheme Description

Existing Site Location

The site is located in a central green area of Darndale and is bound by residential area on all sides. There is a chuch and school to the west of the site. The topography of the site is generally flat and consistent with levels of the surrounding site areas. The proposed site measures approximately 1.5ha. The existing site is a green area but contains many existing services below ground. There are no existing structures on the site.

Proposed Scheme

Proposed on the site is two apartment blocks and three blocks or housing, ranging in height between two and three storeys. On street will be provided. Vehicular access to the site will be provided by forming links in road with existing road network. The houses are accessed via own door access and the apartment via communal access area, both at street level. There will be a communal central garden area (gated) for the apartment blocks and the houses will have small front and rear gardens. All necessary services for the buildings are to be provided and connected into existing services in the area.

3. General Construction Works

Health and Safety

All relevant health and safety procedures will be followed throughout. Prior to works the Project Supervisor Design Process will coordinate the relevant disciplines and provide a preliminary safety and health plan. The Project Supervisor Construction Stage will provide the relevant documentation for construction stage.

Existing Services

The Contractor shall consult with all service providers and record drawings, with a view to identifying services, routes etc. prior to putting any work in hand. However, the Contractor shall not place sole reliance on drawings to confirm the location of concealed services. The Contractor should satisfy himself of the exact location of existing over/underground services, such as water mains, electricity, telecommunications, and sewers which maybe encased in concrete. Hand digging is a requirement when determining existing services that may be located within the vicinity of any proposed works.

The Contractor is responsible for locating all existing services prior to commencing work and to satisfy himself that they have been made safe before works commence in the vicinity of these services. A

detailed method statement is required when carrying out work in or around the vicinity of the existing services.

Site compound

The Main Contractor shall ensure that all storage of materials, equipment and substances conform to all relevant statutory requirements including any relevant standards, codes etc. Access to storage facilities should be restricted and the facilities located as not to pose a risk to adjacent properties, or any person utilising them or their amenities. Attention is also drawn to the risks associated with the storage of any flammable or explosive liquid or gas and the statutory requirements pertaining to such storage.

It should be noted that all materials must be stored either within the confines of the works themselves, or within the site compound. The Project Supervisor Construction Stage will need to include in the Safety and Health Plan the arrangements and procedures for storage, and disposal, to ensure compliance with statutory provisions and to protect adjoining properties and personnel. Loading and unloading should generally take place within the contractor's site compound.

Construction Duration

It is envisaged that all works will be completed within 30 month programme. Construction start date has not been confirmed. The Contractor will be required to submit a detailed Project Programme to the Design Team for approval/comment.

4. Traffic Management During Construction

There are various locations of access points that could be provided to the site via existing roads. The site access point / points and location of compound will be determined by the successful contractor. The site access will be detailed in the contractors site management plan. Any road opening licence or associated council permissions pertaining to access points shall be applied for by the contractor.

The Traffic Management Plan is to be developed by the successful contractor prior to commencement of the works and submit to the Dublin City Council for approval.

The Plan is to be prepared with reference to the following:

Traffic Signs Manual – Chapter 8 Temporary Traffic Measures and Signs for Roadworks

Guidance for the Control and Management of Traffic at Road Works published by Department of Transport

Local Road Network

The site located in Darndale residential area. There are roads and footpaths along the site. The local roads made up predominantly of residential roads with housing throughout. There are housing units in very close proximity to the site.

Impact on Roads during the Construction Works

Existing rights-of-way on roads are to be always maintained unless by specific agreement with the Roads Authority and with any relevant private landowners. Any agreements entered by the Contractor with private landowners shall be at the Contractor's expense.

Temporary safety or pedestrian barriers placed around the working area shall be clearly defined by temporary road signage and coning as specified in the Traffic Signs Manual.

The Contractor shall ensure that the public roads and access/egress points in the area of the site are kept free from dirt and debris at all times. Provision must be made for the safe passage of the general public in the vicinity of the works. Many of the risks on the project construction may arise out of working methods which are at the discretion of the Contractor and as such cannot be determined by the PSDP.

The Contractor shall be obliged to carry out their own risk assessments for the construction stage.

The contractor shall submit and have agreed in writing a Construction Management Plan providing details of intended construction practice for the development, including hours of working, noise and traffic management measures and off-site disposal of construction / demolition waste. The plan should have full regard to the relevant environmental reports that have been completed.

5. Working Hours

Working hours intended will be 07:00 - 18:00 Monday to Friday and hours on Saturdays to be agreed with Dublin City Council. These working hours will be agreed as per planning. Working will not be permitted on Bank Holidays or Sundays unless agreed with the Employer's representative.

Working outside of the agreed hours will only be with the written permission of the Employer's representative.

6. Control of noise & vibration

Noise

The contractor is to ensure compliance with the following in relation to sound levels:

a. Equivalent sounds levels arising from all sources within the proposed development, when measured at the boundary of noise sensitive locations (i.e. dwelling houses) shall not exceed levels as scheduled below:

Days	Hours	dB (A)Lar (60 min)	dB (A)Lar (15 min)
Monday to Friday	8.00 - 20.00	55	--
Saturday	8.00 – 14.00	55	--
All other days/times	--	--	45

b. Mechanical machinery systems shall not produce clearly audible tonal noises at night-time (22:00 to 08:00hrs) when assessed from the nearest noise sensitive location.

The contractor shall comply with the following:

- No plant used on site will be permitted to cause an ongoing public nuisance due to noise
- The best means practicable, including proper maintenance of plant, will be employed to minimise the noise produced by onsite operations.
- All vehicles and mechanical plant will be fitted with effective exhaust silencers and maintained in good working order for the duration of the contract.
- Compressors will be attenuated models fitted with properly lined and sealed acoustic covers which will be kept closed whenever the machines are in use and all ancillary pneumatic tools shall be fitted with suitable silencers.
- Machinery that is used intermittently will be shut down or throttled back to a minimum during the periods when not in use.

The Contractor shall furnish any information as may be required by Dublin City Council in relation to noise levels of equipment and machines that will be used on site.

Vibration

The contractor will be required to carry out vibration monitoring at selected locations throughout the construction period. Works will be required to comply with BS5228 (2009). Thresholds for vibration limits based on the surrounding area usage will be set and a management plan for dealing with situation where vibration limits are exceed should be agreed and form part of the construction management plan.

In addition to the above, the Contractor shall implement Best Practicable Means (BPM) throughout the construction period to minimise noise and vibration impacts on nearby sensitive receptors. All plant and equipment shall be maintained in good working order, fitted with effective silencers where appropriate and operated only for the purpose for which it has been designed. Where practicable, electrically powered equipment shall be used in preference to generators and plant shall be positioned away from nearby residential properties to minimise noise impacts. Construction activities, deliveries and vehicle movements shall be coordinated to minimise unnecessary noise, engine idling and disturbance to neighbouring properties.

Noise and vibration monitoring shall be undertaken where required by Dublin City Council or where considered necessary due to the nature of the works. Monitoring records shall be maintained throughout the construction period and construction methodologies shall be reviewed should monitoring indicate unacceptable noise or vibration levels. These measures shall be implemented in accordance with Dublin City Council's *Air Quality Monitoring and Noise Control Unit's Good Practice Guide for Construction and Demolition* (2024).

7. Control of Mud and Dust

The Contractor shall implement a dust management plan for the duration of the project. They should comply with and consider the recommendations from Control of Dust from Construction and Demolition Activities document (BRE/DTI 2003). The dust management plan will be reviewed and adhered to throughout and where dust limits are exceeded, the construction operations reviewed. They will ensure that adequate provision is made to damp down areas where activities are likely to create dust. Measures shall include spraying by pressure hoses to suppress dust and provision of bowers and suction road sweepers where appropriate.

Plant shall be sited and screened where necessary to minimise dust emissions.

All stock piles of demolition or excavations shall be covered to prevent generation of dust.

The Contractor shall take all necessary measures to prevent spillage onto public roads.

The Contractor shall provide a wheel washing equipment or other methods as approved by the Employer's Representative for all plant leaving the site area. Where mud or site material is carried out on to

the public pavement the Contractor shall take all necessary steps to ensure the roads are cleaned immediately.

The Contractor shall clean the public gullies in the vicinity of the site before the works commence and at regular intervals during the works to ensure there is no blockages.

The Contractor shall also undertake to replace any road markings in the vicinity of the site as and when the need arises.

The Contractor shall implement appropriate dust suppression measures throughout the construction period to minimise dust emissions from construction activities. Measures shall include the use of water sprays during dry weather, covering of stockpiled materials where necessary, the use of suitable dust suppression equipment during dust-generating activities and regular cleaning of site access routes and adjoining public roads. All vehicles transporting excavated or loose material from the site shall be appropriately covered before leaving the site and wheel washing facilities or other suitable measures shall be provided where necessary to minimise the transfer of mud and debris onto the public road network.

Air quality monitoring shall be undertaken where required by Dublin City Council, including particulate (PM10 and PM2.5) and dust deposition monitoring where specified by the Local Authority. Monitoring results shall be recorded and construction activities reviewed where unacceptable dust emissions are identified. These measures shall be implemented in accordance with Dublin City Council's Air Quality Monitoring and Noise Control Unit's Good Practice Guide for Construction and Demolition (2024).

8. Waste Management

All waste arising from the construction will be managed and disposed of in accordance with all current legal and industrial standards including

- Waste Management Act 1996 as amended and associated Regulations.
- Litter act 1997
- Packaging regulations 2003
- Waste Management Plan for the Dublin Region 2005 -2010

The following publications are to be referenced during the construction of the works for the disposal of waste:

- Best Practice Guidance on the preparation of waste management plans for construction and demolition projects.
- Construction and Demolition Waste Management hand book.

General construction waste which can be recycled such as timber, plastic and metals will be segregated on site and collected by an approved collection contractor. There will be a general skip for C & D waste not suitable for recycling. This skip will include wet waste including food waste, contaminated cardboard. No burning of waste will be permitted on site.

It is proposed to complete a site investigation on site including environmental testing to confirm the material nature i.e. inert, non-hazardous or hazardous. The disposal suite results for Landfill acceptability testing (WAC) will dictate the waste facility to which existing ground material being removed off site can be brought.

An asbestos survey of the warehouse to be demolished was undertaken by Asbestos Safe, refer to Appendix A for report. Some asbestos containing material was found on the roof and their report notes this should be removed by a competent asbestos contractor. Given the hazardous nature of such material it should be disposed of correctly to a licences waste facility and all standard procedures for same should be followed.

The Contractor will be required to provide records waste management procedures on site and of all waste disposed from the site. These records will contain information on haulage contractor, location of disposal of the material, quantity of material disposed, licences for the reception facility and licences for the haulage contractor.

9. Control of Water pollution

Surface water pollution from construction sites to natural habitats and species can result in potential adverse impacts occurring outside of the site and at some distances from the site. The contractor shall include details for managing surface water run-off from site during the construction works and details of same shall be included as part of their construction management plan.

The contractor should consider sources of water as follows;

- Rainwater – this being the main source of surface water on site. The contractor shall ensure that rainfall levels are considered and strategy for same implemented. Material storage and works on site.

- Surface water – the construction site is not adjacent to nor do any watercourses pass through the site.
- Groundwater – the site investigation provides details of potential groundwater and recommendations for dealing with same will be implemented. Should there be a high water table sump/pump system will be implemented during construction works to allow foundations and excavations be completed in a safe manner and to ensure no flooding occurs. Outlet locations for the system will be agreed with Dublin City Council.

The contractor should consider sources of potential water pollutions as follows;

- Suspended solids – the potential for solid pollution from works on site should be considered by the contractor. Sources of such pollution include excavation, earth stockpiles, plant and wheel washing, buildup of mud on roads. All the necessary procedures should be followed to ensure suspended solids do no enter surface water systems.
- Oils and hydrocarbons – such materials are a source of pollutants on site. All necessary procedures to be implemented. These include but are not limited to; storage of oils and diesel in designated spaces, leaking drum removed from site immediately, refueling of machinery to take place in designated areas, double bunded fuel bowsers to be used, care taken when preparing formwork, spillage of fuels immediately contained.
- Use of concrete and cement based products – all necessary storage facilities will be provided for such materials to minimize run-off and dust pollution from same. Where insitu concrete is to be used control measures regarding mixing and pouring to be implemented to ensure run-off and pollutant from same are eliminated. Consideration to be given to precast concrete where appropriate.

Methods for managing surface water runoff from the site during construction works will be required. They shall be required to implement surface water management measures to prevent the release of contaminates water back into the environment and minimize uncontrolled run-oof of potential contaminated surface waters by reducing extents of ground disturbance / excavated material. Agreement where necessary with Dublin City Councils Environmental and Drainage departments will be sought. Best practice standards and environmental guidelines will form the basis for their methods and should be followed during construction works. The contractor shall comply with the requirements as set out in the Public Health Act. All surface water discharges must be in compliance with the European Communities (surface water) Regulations and the European Communities (groundwater) regulations.