Stumbleholme Farm Rusper Road Ifield Crawley West Sussex RH11 0LQ

Demolition of building(s)

Demolition method statement detailing:

1.) Proposed demolition methods, including for the removal of asbestos containing material;
2.) Proposed working hours;
3.) Proposed arrangements for the disposal/relocation of silage;
4.) Measures for the control of dust and noise;
5.) Measures to address potential land contamination.

This application is presented to be assessed under Schedule 2, Part 31 Class A of The Town and Country Planning (General Permitted Development) 1995

The application proposes the demolition of the building(s) outlined red below.



The demolition does not meet the definition of “excluded demolition” as defined under A.3 of Schedule 2, Part 31 Class A This application seeks prior approval of the authority as to the method of demolition and restoration of the site as required under A.2 (b) (i) of Schedule 2, Part 31 The following provides a written description of the proposed development and a statement that notice has been posted as required by as required under A.2 (b) (ii) of Schedule 2, Part 31.

The works proposed are the demolition of the buildings as highlighted on the submitted plans.

The buildings and structures will be demolished by a professional demolition company by hand and using specialist plant. The concrete hard standings under the buildings and structures will also be broken up and all arisings will be removed from site, being separated in to skips for each material and taken from site by a licensed waste carrier.

Demolition method statement

The works of the buildings to be demolished are as follows:-

Service Disconnections.

If any potential asbestos containing materials are suspected/found within the buildings, structures and sub floor structures, a suitably approved licensed Asbestos Removal Contractor will be contacted and all works suspended until the attendance of such a person.

Form site compound, set up welfare facilities, muster points and secure the site to be demolished, install protective measures within the existing site surface water drainage system to prevent contamination during the demolition process.

Carry out internal soft strip of the buildings, to remove deleterious materials.

Hand demolition to separate any structures which adjoin the structure to be demolished and that of the buildings that are to be retained.

Mechanical Demolition of the super structure down to ground slab level. The processing of all materials arising from this element of works which will transported off site for recycling / disposal.

SITE STAFF

The appointed demolition contractor will ensure the following resources to carry out the works as required on site:

Demolition/ Remediation Site Manager (SMSTS) – Non Working
Demolition Site Supervisor – Working
First Aiders x 1
3 No Plant Operatives (max)
3 No Demolition Operatives

PLANT & EQUIPMENT:

1 x No 10t excavator fitted with a choice either shears, selector grab or bucket attachment
2 x No mobile elevating work platform (“scissor lift”)
1 x skip for general waste
1 x Toilet with hand wash facilities

Various hand tools
Plant certificates will be obtained for all plant used and copies of the certificates retained on site.

All operators are to produce CPCS licenses.

Works described below will be carried out in such a way as to minimise the impact of that work. Therefore the foreman will:

- take all reasonable steps to minimise the creation of dust, using water sprays to dampen buildings being demolished and the demolition arisings;
- pay attention to wind direction so as to anticipate the impact of any work downwind of the working area;
- curtail, suspend or re-arrange work as necessary to allow the demolition to proceed if possible whilst reducing its impact on any the occupiers of neighbouring properties / premises;
- ensure all plant is fit for its purpose and adequately maintained so that noise generation is within the manufacturer’s stated maximum noise level;
- give particular consideration to activity on site at the start of the day to minimise disturbance of the neighbours. Reversing manoeuvres will be avoided in the early morning to prevent reversing sirens sounding. Mobile plant, which requires approximately 20 minutes idling to warm-up before a shift, will be will be parked sensibly away from houses. A super-silenced generator is being used to provide electrical power to the site compound. Any particularly noisy operations (e.g: use of hydraulic breakers) will be programmed to minimise disturbance

WELFARE ACCOMMODATION

Welfare facilities will be provided to a standard that satisfies the HSE.
The actual location of the welfare facilities together with staff / visitor parking will be identified on the Traffic Management plan contained within the Construction Phase Health and Safety Plan.

The Provision of site accommodation will be compliant with respect to the Construction (Design & Management) Regulations 2015.

WORKING HOURS
09:00 am - 17.30pm Monday-Friday
9.00am – 13.00pm Saturday
No working hours on Sunday

SERVICES
The client will make arrangements for the disconnection of the services to the site.

A CAT detector will be used by the site supervisor to test for live underground electric cables prior to commencement on site and highlighted using spray marker.

SAFETY

All necessary registers, accident books, diary, time book, test certificates, method statement, risk assessment, health and safety plan etc will be kept on site under the control of the Site Supervisor and can be inspected at any time. All accidents are to be reported to and entered in the site accident book.

A supply of spare hard hats, overalls, gloves, goggles, masks, welders gloves, face visors (when burning equipment is used) etc will be stored on Site.

At all times the appointed demolition contractor will ensure a high standard of Health and Safety is carried out at all times on site.

All operatives on site must wear full PPE in accordance with HSE requirements including safety boots, hard hats and a high visibility vets or coat and LEP (Light Eye Protection) as standard.

‘No smoking on site’ policy will be adhered to at all times.

Adequate segregation of pedestrians and vehicular traffic will be maintained at all times. Reversing of vehicles and plant will be minimised at all times. This will be highlighted on a site plan and will form part of the site induction for all operatives.

OPERATION NO 1: SITE ESTABLISHMENT

The building will be situated within a secure site boundary made up of Heras fencing, to enclose the working areas / exclusion zones within the site.

Warning signs (as described below) will be displayed at the appropriate points around the perimeter of the site:

- Danger Demolition in Progress
- Danger Demolition Keep Out
- Personal Protective Equipment requirements
- Warning to Children

All visitors to our site will be asked to sign in within the site office. They will be inducted into the activities being carried out that day and at all times whilst they are on site they will wear the required PPE and they will also be escorted by a member of staff.

OPERATION NO 2: ASBESTOS REMOVAL

Where asbestos is found onsite, a suitably approved licensed Asbestos Removal Contractor will be appointed to carry out the removal of all asbestos containing products.

The HSE will be notified under the statutory ASB5 form on the Health and Safety Executive website www.hse.gov.uk of the intended asbestos removals that are to be executed on site.

All method statements, Risk assessments and transit plans will be included within the CPHSP.

No follow on activities will be carried out until we have received air clearance certificates/certificates of re-occupation from the asbestos removal supervisor to confirm that the areas are safe to enter.

OPERATION NO 3: CABLE STRIPPING

Any electrical cabling will be removed for recycling prior to soft stripping and the demolition of the structure.

No cable-stripping work will commence until the electrical supplies to the site have been irreversibly isolated either to the main distribution board by the local electricity supply company or from the main distribution board by a suitably qualified electrician. In either case an isolation certificate will be required and will be displayed within the site office.

Demolition operatives using hand tools will cut into manageable sections all exposed electrical cabling and any which are easily extracted but which are not exposed. Large diameter electrical cabling is heavy, therefore it may be necessary to cut cabling into lengths of no more than 2 or 3 metres prior to moving it for further processing. Operatives are to exercise their judgement and

experience when handling cut sections of cable to minimise the risks associated with manual handling.

Cabling in trays or otherwise present above floor level will be accessed using a scissor lift. An exclusion zone will be created beneath the cable being cut-down using barrier tape to avoid the potential for anyone below the cable to be struck as it is allowed to fall to the floor. Consideration must be given to the possibility of a free end “whipping” due to self-weight.

Any circular saws used must be inspected daily and used only by trained operatives. The use of hand operated, hydraulic cable shears is preferred.

The removal of cable insulation and armour is to be undertaken using a purpose-built machine. Such machines have a number of safety features such as guards and remote emergency stops. All safety features are to be checked on a daily basis. None of the guards or other safety features are to be defeated or over-ridden. As with all machinery, long hair and loose clothing are to be securely tied-back to reduce the risk of the operator becoming entangled in the equipment.

All waste generated by the cable-stripping is to be disposed of appropriately, i.e: sheathing is to be placed in a general waste skip.
Under no circumstances is the sheathing to any cabling to be removed by burning.

OPERATION NO 4: SOFT STRIPPING

An internal soft strip of the buildings will be carried out by demolition operatives to remove as much of the waste materials from the building ahead of the demolition works.

Any clean, unpainted constructional timber will be segregated from the general waste. Where this material is free of nails, screws, hinges etc it will be segregated for recycling by a specialist company. Any materials deemed as not suitable for recycling will be removed from site in skips as controlled waste to an appropriately licensed landfill site.

Where possible the materials will be loaded by hand method into skips and removed from the site. Where access for skips is not available the materials will be segregated and stored within the building where they will be removed at a later stage.

Once access for skips is available the materials will be loaded into the skips by use of the excavator and by hand method.

At no times shall operatives gain access to partially demolished or unsafe buildings to recover soft stripped materials, these materials will be removed by mechanical means and when safe to do so by hand method.

All soft stripped materials will be processed and segregated into individual waste/recycling streams. All materials deemed suitable for recycling will be

loaded into suitable skips and transferred from the site to a suitable recycling venue.

All waste materials unsuitable for recycling will be transported from the site where it will be taken to landfill facilities.

OPERATION NO 5: WORKING AT HEIGHT GENERALLY

Working at height will be restricted to a minimum, with the majority of high level demolitions being carried out by mechanical means i.e. Demolition type excavators / Plant fitted with controlled attachments such as mechanical grapples, concrete breakers, concrete pulverisors and buckets.

The main area where working at height will be carried out will be to remove the corrugated roof and wall sheets that have been deemed accessible. All non-asbestos roof and wall sheets will be removed by mechanical means.

Where access to work at height may be required access will be gained by use of either Cherry Picker or Scissor Lift type Mobile Elevated Work Platform.

OPERATION NO 6: DEMOLITION OF BUILDINGS GENERALLY

The building to be demolished on site is of steel framed type structure, clad in corrugated single ply steel sheeting.

Prior to any structural demolitions taking place, the site supervisor and plant operatives will walk the building to familiarise themselves with the building and any potential issues.

The site will be enclosed by use of heras type fencing. Warning signs will also be displayed on the site boundary in clear and visible positions.

The buildings that are to be demolished will be soft stripped as described above. The metal roof and wall cladded sheets will be removed by use of a demolition excavator fitted with a grapple type attachment.

The 10t excavator with grapple type attachment will de-sheet the entire building perimeter, by grabble a hold of the sheeting at placing it on the floor below. All such sheeting will then be re loaded mechanically into suitable sized skips and transported from the site for disposal.

Once the building has been reduced to a steel frame, it will be systematically cut down using the shears on the 10t excavator.

Each roof truss will be cut free of the head of one of the supporting columns and lowered towards the ground; the other end of the roof truss will be free of the head of the supporting column and lowered to the ground where, still using the shears attachment on the 10t excavator.

Isolated columns will be folded-over to the horizontal by application of force at two-thirds height by the 10t excavator. Once horizontal, the column will be cut near its base and recycled as scrap.

The process described above will be repeated until the demolition of the building has been completed.

All steel will be removed from the site in suitable skips that will be transported from the site for disposal.

PROPOSED ARRANGEMENTS FOR THE DISPOSAL/RELOCATION OF SILAGE

An authorised and reputable waste management business will be engaged to arrange collection and recycling of plastic and silage.

OPERATION NO 7: PREVENTION OF POLLUTANTS ENTERING SURFACE WATER COURSE

Prior to the removal of the roof structure it is proposed to packed with straw All drainage/ surface water gullies surrounding the perimeter of the structure.