

CONSTRUCTION SITE TRAFFIC MANAGEMENT PLAN

Project: Whitefield Medical Centre

Planning Application Reference: 72968

Site Address: Whitefield Library, Pinfold Lane, Whitefield, Manchester M45 7NY.

Local Planning Authority: Bury MBC

Developer: NHS Property Services

Principal Contractor: John Turner Construction Group

Prepared by: Pat Murphy

Document Reference: C1031/PM/TMP001

Revision: 0

Date: 14th September 2026

1. PURPOSE OF THIS PLAN

This Construction Site Traffic Management Plan (CSTMP) has been prepared to satisfy the requirements of Planning Condition 16 attached to planning permission 72968 for the above development.

The purpose of the plan is to establish measures for managing construction-related traffic and site activities so as to:

- minimise disruption to the local highway network;
- maintain highway and pedestrian safety;
- manage construction vehicle access to and from the site;
- minimise vehicle queuing and waiting on the public highway;
- control deliveries and collections;
- manage construction worker parking;
- minimise disturbance to neighbouring properties;
- maintain access for emergency services and existing residents/businesses; and
- ensure that construction traffic is managed throughout the construction period.

The requirements of this plan shall apply to all contractors, subcontractors, suppliers and delivery drivers associated with the construction of the development.

2. DEVELOPMENT DESCRIPTION

The proposed development comprises:

This project centres around the refurbishment of Whitefield Library to create a new Primary Care GP Surgery. The new GP surgery will provide 9 consult/exam room and 2 treatments rooms to increase the number of patients being seen and reduce waiting times

The project also includes external work to create better access to the main and staff entrances and increase parking provisions.

The anticipated construction period is: 38 weeks

Start: Oct 2026

Completion: June 2027

Estimated duration: 38 weeks

The principal construction phases are anticipated to be:

1. Site establishment and enabling works
2. Groundworks and foundations
3. Structural Alterations and roof replacement
4. External works and infrastructure
5. Internal fit-out
6. Landscaping and completion

The construction programme may be subject to change. Traffic management measures will remain applicable throughout the construction period.

3. SITE LOCATION AND EXISTING HIGHWAY NETWORK

The site is located at: Pinfold Lane, Whitefield, Manchester M45 7NY.

The principal highway serving the site is: A56 Bury New Road

The site will be accessed via: Pinfold Lane off

There is an existing site access road off Pinfold Lane close to the junction with Higher Lane to access the site.

The surrounding highway network comprises:

- A56 Bury New Road
- A665 Higher Lane
- M60 (J17)

The nearest pedestrian routes / footways are located:

Public foot paths both sides of Pinfold Lane

Existing highway restrictions relevant to construction traffic include:

- There are no Specific weight restrictions noted
- Pinfold Lane is a two-way street with single carriageway either side
- There are no low bridges or other specified height restrictions
- There is a mixture double yellow line parking restrictions and limited on street parking along Pinfold Lane, the site its self has some existing on street parking. Pinfold Lane is predominantly residential with residents parking noted to reduce the carriageway frequently along Pinfold Lane.

- There are no existing one way systems in the vicinity of the site however as noted above resident on street parking does create some carriageway restriction when approaching from the A56 end.
- Both the junctions A56/ Pinfold Lane and A665/Pinfold Lane are controlled with traffic lights
- There is a high school on the opposite side of the A665 quite close to the site however the main access to the school is located on the opposite side of the school on Park Lane therefore not immediately impacted by the site.

A plan showing the site location, construction access and proposed construction vehicle routes is included at **Appendix A**.

4. CONSTRUCTION VEHICLE ACCESS

All construction vehicles shall enter and leave the site via:

Construction access: Existing site access onto Pinfold Lane

The access shall be used for:

- delivery vehicles;
- construction plant;
- HGVs;
- waste removal vehicles;
- concrete wagons;
- material deliveries;
- subcontractor vehicles; and
- other vehicles associated with construction.

Construction vehicles shall not use alternative residential streets or unsuitable routes unless specifically authorised by the Site Manager.

Where practicable, vehicles will enter and leave the site in a forward gear.

The site access shall be maintained in a safe and serviceable condition throughout the construction period.

5. CONSTRUCTION VEHICLE ROUTING

The agreed principal construction vehicle route will be:

Inbound:

Off J17 M60 onto A56 Bury New Road towards Whitefield, left filter onto Higher Lane and right turn on to Pinfold Lane and first right turn into the site entrance.

Outbound:

Exit site entrance left turn onto Pinfold Lane, at traffic lights turn left onto higher Lane at the end of Higher Lane turn right onto Bury New Road to J17 M60

Construction traffic will be directed away from accessing Pinfold Lane from Bury New Road junction or travelling on Park Lane wherever reasonably practicable.

Drivers will be provided with route instructions before attending site.

Where appropriate, the agreed route will be reinforced through:

- delivery instructions;
- driver briefing;
- signage;
- GPS route information;
- supplier instructions; and
- contractual requirements.

Drivers who repeatedly fail to comply with the agreed route may be excluded from the site.

A Construction Traffic Route Plan is included at **Appendix B**.

6. ANTICIPATED CONSTRUCTION TRAFFIC

The anticipated vehicle types and approximate movements are set out below.

Vehicle Type	Typical Use	Estimated Frequency
Cars / vans	Workforce / small deliveries	8 x 2 daily
7.5t vehicles	Materials / waste	2 daily
Rigid HGVs	Materials	6 per day during initial bulk excavations
Articulated HGVs	Materials / plant	None Rigid only
Concrete wagons	Concrete pours	1 per day
HIAB vehicles	Material deliveries	3 x per week
Abnormal loads	Plant / specialist deliveries	As required

The anticipated peak construction traffic is approximately: 4 – 6 vehicles per day

These figures represent anticipated construction traffic and may vary depending upon the construction programme and individual phases.

7. DELIVERY MANAGEMENT

Deliveries shall be managed by the Site Manager or nominated Traffic Management Coordinator.

Where practicable, deliveries will be:

- pre-booked;

- scheduled outside peak local highway periods;
- coordinated to prevent simultaneous arrivals;
- directed to the designated site entrance;
- unloaded within the site boundary; and
- prevented from waiting on the public highway.

Delivery vehicles will not be permitted to wait on the public highway for access to the site where suitable alternative arrangements can reasonably be provided.

Suppliers will be provided with delivery instructions identifying:

- the approved route;
- site entrance;
- delivery hours;
- vehicle restrictions;
- site contact details; and
- waiting arrangements.

8. DELIVERY HOURS

Due to the close Proximity of Philips High School and to avoid congestion on Higher Lane and surrounding rounding roads Construction deliveries will normally be permitted during:

Monday–Friday: 07:00 – 08:00 and 9.00 – 15.00

Saturday: 09:00–13:00

Sunday / Bank Holidays: No deliveries

No Noisy construction activities or unloading will take place before 8.00am to minimise nuisance to the surrounding residents.

or as otherwise agreed in writing with the Local Planning Authority / Highway Authority.

No deliveries will take place outside these hours except where:

- required for highway safety;
- associated with an emergency;
- specifically agreed in advance with the Local Planning Authority; or
- necessary for a specialist operation that cannot reasonably be undertaken during normal hours.

Any exceptional delivery outside normal hours will be notified to the relevant parties in advance wherever practicable.

9. PEAK PERIOD MANAGEMENT

Where the site is located close to schools, residential areas, junctions or other sensitive locations, deliveries will be scheduled to avoid periods of particularly high pedestrian or highway activity.

Where practicable, HGV movements will avoid:

08:00–09:00 and 15:00–16:00

particularly where these coincide with school arrival and departure periods.

The Site Manager will monitor traffic conditions and may adjust delivery times where this would improve highway safety.

10. ON-SITE VEHICLE MANAGEMENT

All construction vehicles will be managed within the site boundary, vehicles will drive into the site forwards and will be turned within the site boundary and only exit the site driving forward – no reversing into the public highway will be permitted

The site layout will provide appropriate areas for:

- vehicle access;
- turning;
- loading and unloading;
- material storage;
- plant;
- workforce parking; and
- waste collection.

Vehicles will not be permitted to obstruct:

- public highways;
- footways;
- cycleways;
- neighbouring accesses;
- emergency access routes; or
- site access points.

Banksmen will be used where necessary to assist vehicle manoeuvring.

11. PEDESTRIAN SAFETY

The safety of pedestrians will be a priority throughout the construction period.

Where construction activities affect existing pedestrian routes, suitable temporary measures will be provided in accordance with the requirements of the Highway Authority.

Measures may include:

- temporary pedestrian barriers;
- segregated pedestrian routes;
- warning signage;
- temporary crossings;
- banksmen;
- lighting;
- traffic marshals; and
- temporary footway diversions where agreed.

Construction vehicles will give priority to pedestrians where required.

Vehicle movements across footways will be controlled by a trained banksman where appropriate.

12. HIGHWAY CLEANLINESS

Measures will be implemented to prevent mud, debris and construction materials being deposited on the public highway. All vehicles will be inspected by the gateman prior to leaving the site to ensure they are clean and safely loaded.

The site will provide:

- a suitable hardstanding at the site entrance;
- wheel-washing facilities available.
- road sweeping arrangements as required
- regular inspection of the site access; and
- immediate removal of deposited material where required.

The Site Manager will inspect the access and surrounding highway regularly.

Where mud or debris is deposited on the highway, it will be removed promptly.

13. CONSTRUCTION WORKER PARKING

Construction worker parking will be accommodated on site on the existing car parking areas

Where possible operatives will be encouraged to vehicle share to minimise the number of vehicles coming to site. There will be on-site parking provided for contractors.

Workers will be instructed not to park:

- on the public highway where this would cause obstruction;
- on footways;
- across residential accesses;
- within visibility splays; or
- in areas designated for construction deliveries.

Where off-site parking is required, workers will be provided with details of the approved parking location and arrangements for travelling between the parking facility and site.

The Site Manager will monitor parking compliance.

14. PLANT AND ABNORMAL LOADS

The movement of large or abnormal loads will be planned separately in advance.

Where an abnormal load is required, the contractor will:

1. identify the proposed vehicle and load;
2. assess the proposed route;
3. liaise with the relevant highway authorities;
4. obtain any required statutory approvals;
5. arrange suitable traffic management;
6. notify affected parties where appropriate; and
7. ensure the movement is supervised.

No abnormal load will be brought to site without appropriate prior planning and approval.

15. WASTE REMOVAL

Construction waste will be removed by suitably licensed contractors.

Waste collection vehicles will be scheduled to avoid unnecessary waiting or queuing on the public highway.

Waste vehicles will use the approved construction access and route.

Waste skips and containers will be positioned within the site boundary unless a separate highway licence has been obtained.

16. TRAFFIC MANAGEMENT SIGNAGE

Appropriate signage will be provided at the site entrance and, where necessary, at relevant locations on the surrounding highway network.

Signage may include:

- Construction Site Access;
- HGV Site Access;
- No Unauthorised Access;
- Give Way;
- Pedestrian warning signs;
- Delivery instructions;
- Wheel-wash signage; and
- temporary traffic management signs.

All signage affecting the public highway will comply with the requirements of the relevant Highway Authority.

17. SITE ACCESS CONTROL

Access to the construction site will be controlled by the Principal Contractor.

A Site Manager or nominated competent person will be responsible for coordinating vehicle movements during busy periods.

Drivers will be required to report to the designated site contact before entering the site where appropriate.

Visitors and delivery drivers will receive appropriate site instructions.

18. EMERGENCY ACCESS

Emergency vehicle access will be maintained at all times.

The site layout and traffic management arrangements will ensure that emergency services can access the site and surrounding properties where required.

The Site Manager will ensure that temporary works, parked vehicles and deliveries do not unnecessarily obstruct emergency routes.

19. DUST, NOISE AND DISTURBANCE

Construction traffic will be managed to minimise disturbance to surrounding properties.

Drivers will be instructed to:

- avoid unnecessary engine idling;
- avoid unnecessary use of horns;
- comply with site speed limits;
- follow the agreed delivery route; and
- minimise noise during loading and unloading.

Dust-generating activities associated with vehicle movements will be controlled through appropriate measures, including dampening, road cleaning and appropriate site surfacing.

20. SITE SPEED LIMIT

A maximum vehicle speed of:

10 mph

will apply within the construction site unless otherwise specified.

Drivers must comply with all temporary traffic management restrictions.

21. TRAFFIC MARSHALS / BANKSMEN

Trained banksmen or traffic marshals will be provided where vehicle movements present a risk to pedestrians, highway users or site personnel.

Traffic marshals will be used particularly for:

- reversing movements;
- deliveries across pedestrian routes;
- large vehicle manoeuvring;
- concrete deliveries;
- abnormal loads; and
- periods of high vehicle activity.

22. COMMUNICATION WITH LOCAL RESIDENTS

The Principal Contractor will maintain appropriate communication with neighbouring residents and businesses.

A site contact number will be displayed at the site entrance:

Site contact: Ian Fewtrell – Project Manager

Telephone: 07831 230 952

Email: ian.fewtrell@johnturner.co.uk

Advance notification will be provided where significant construction traffic is anticipated, including major concrete pours, crane deliveries or abnormal loads.

23. COMPLAINTS PROCEDURE

Any complaints relating to construction traffic will be recorded and investigated by the Site Manager.

The complaints procedure will be:

1. Complaint received.
2. Complaint recorded in the site log.
3. Circumstances investigated.
4. Relevant contractor / supplier identified where applicable.
5. Corrective action implemented.
6. Outcome recorded.

Repeated issues will be reviewed and appropriate additional controls introduced.

24. MONITORING AND REVIEW

The Site Manager will monitor compliance with this Construction Site Traffic Management Plan.

Monitoring will include:

- delivery vehicle routing;
- vehicle numbers;
- delivery times;
- vehicle parking;
- highway cleanliness;
- pedestrian safety;
- driver compliance;

- complaints; and
- effectiveness of traffic management measures.

The plan will be reviewed:

- at the commencement of construction;
- following any significant change to the construction programme;
- following significant changes to site access arrangements;
- following a significant traffic-related incident; or
- where requested by the Local Planning Authority or Highway Authority.

25. RESPONSIBILITIES

The Principal Contractor will have overall responsibility for implementing this plan.

Site Manager: Ian Fewtrell

Telephone: 07831 230952

The Site Manager will be responsible for:

- implementing the plan;
- briefing contractors and suppliers;
- coordinating deliveries;
- monitoring traffic movements;
- maintaining site access;
- dealing with complaints;
- maintaining traffic management measures; and
- reviewing the effectiveness of the plan.

All contractors and delivery companies will be required to comply with the requirements of this plan.

26. CONSTRUCTION TRAFFIC MANAGEMENT PLAN DRAWINGS

The following drawings/documents form part of this plan:

Appendix A – Site Location Plan and Construction Vehicle Route Plan

Appendix B – Construction Site Layout / Vehicle Access Plan

27. COMPLIANCE STATEMENT

The measures contained within this Construction Site Traffic Management Plan are intended to ensure that construction traffic associated with the development is managed safely and efficiently and that impacts upon the local highway network, pedestrians, residents and neighbouring properties are minimised.

The Principal Contractor and all contractors, subcontractors and suppliers engaged on the development will be required to comply with the requirements of this plan.

Any material change to the arrangements described within this document will be assessed by the Principal Contractor and, where necessary, agreed with the Local Planning Authority and/or Highway Authority before implementation.

DOCUMENT CONTROL

Revision Date Description Prepared By Position

P01	14/09/26	Initial issue	Pat Murphy	JTCG Contracts Manager
P02				
P03				

APPENDIX A – SITE LOCATION PLAN and CONSTRUCTION VEHICLE ROUTE PLAN



Appendix A - Site
Location Plan and V

APPENDIX C – CONSTRUCTION SITE LAYOUT



Appendix B -
Construction Site Lo

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