



CONSTRUCTION MANAGEMENT PLAN

**OUTWOOD GATE FARM
RINGLEY ROAD WEST
RADCLIFFE
MANCHESTER
M26 1DL**

Outwood Gate Farm is a derelict farmstead ring fenced in 49.7 acres, set back along a lane off of Ringley Road West.

The farmhouse which is to be demolished and rebuilt sits in the 49.7 acres site.

The site around the area to which the farmhouse is to be demolished and rebuilt will be ring fenced with 2mt high site fence.

Demolition

Materials from the farmhouse will be recovered and recycled to be used in the rebuild.

Materials to be recovered and recycled with the 49.7 acres site.

GOV.UK EXEMPTION CERTIFICATES. For the site.

Registration: WEX 298064

D7. WASTE EXEMPTION: burning waste in the open.

Allows for the burning of untreated wood waste from joinery or manufacturing in the open.

U1. WASTE EXEMPTION: use of waste in construction.

Allows you to use suitable waste rather than virgin raw material or material that has ceased to be waste.

U10. WASTE EXEMPTION. spreading waste to benefit agricultural land.

Allows you to spread waste on agricultural land to replace manufactured fertilisers.

U12. WASTE EXEMPTION. Using mulch.

Allows for landscaping, farmers, growers to spread mulch as a protective covering on to land around trees, bushes or plants.

U13. WASTE EXEMPTION. Spreading plant matter to provide benefits.

Allows the spread of plant materials at the place of production for the suppression or provide nutrients to the soil.

No vehicles with respect to deliveries or parking will be permitted within the ring-fenced development site.

Security and welfare

1. 34' x 10' static caravan.
2. 24' x 9' anti vandal containers.
1. Diesel run generator.

Water delivered to site in 1000lt IBC. Containers.

Building Materials

Materials delivered to site will be stored securely in a 100' x 55' agricultural building.

24' x 50' wooden agricultural shed. Anti vandal containers.

Hard standing adjacent to the development site.

Site ring fenced with 2mt high site fencing.

Access for deliveries

HGV's entering off RINGLEY ROAD WEST, drive along a private lane passing the development site to unload on the hard standing of the farmstead.

Ample turning space, no debris on wheels, no debris transferred on to the highway.

Parking.

All Vehicles entering off RINGLEY ROAD WEST, drive along a private lane passing the development site to park on the hard standing of the farmstead.

No debris on wheels, no debris transferred on to the highway.

Additional grants for site.

Countryside Stewardship Agreement.

At no: 1450376

Agreed: 01/10/2022

Ends: 30/09/2024

