

DEMOLITION METHOD STATEMENT & RESTORATION STATEMENT

NOVEMBER 2024

P01



SALEEM + ARCHITECTS

2 WINDSOR ST

INTRODUCTION

1.1 The following method statement has been prepared in support of the planning application for the demolition of the 2 Windsor Street, Prestwich.

1.2 This method statement is intended to provide an overview of the methods of works and risks involved in the demolition of the existing building and is an outline of the proposal detailed within planning application.

1.3 The appointed contractor will carry out the works in accordance with the method statement and all relevant British Standards and HSE Guidance documents. Progress will be monitored and reviewed regularly to check compliance and ensure that procedures are carried out safely and that corrective actions are identified and implemented.

1.4 The building is a mixture of traditional cavity and solid walls construction, with floors constructed of timber joists with supporting steel beams. The roof is of traditional pitched construction with concrete tiles.

APPROVALS, LICENCES & NOTIFICATIONS

2.1 Before commencement of the demolition works, the following approvals, licences and notifications will be sought in sufficient time (this is not an exhaustive list).

- F10 Notification to HSE if contract period is more than 30 days or 500 man days.
- Application to statutory undertakers for disconnect of services.
- Hoarding and scaffold license as appropriate.
- Environment Agency notification of Hazardous Waste Producer as appropriate.
- Section 80 Demolition Notice.
- Existing services are to be traced, isolated, made safe and terminated before removal work commences. The following action to be undertaken. Isolation and capping of utilities at the earliest opportunity and relevant certificates of confirmation issued by the statutory undertaker.

ACCESS & LOGISTICS

3.1 Deliveries, off loading of plant and machinery will be from low-loader on to the driveway accessed via the main vehicle Driveway on Windsor Road.

3.2 Vehicle movements and construction traffic will be monitored for safety and a Traffic Management Plan will be implemented.



3.3 All surplus material to be disposed offsite in an approved manner in accordance with Environment Agency requirements.

3.4 General housekeeping matters to be addressed on a daily basis.

3.5 Full personal protective equipment (PPE) is to be worn at all times.

3.6 All site visitors to be site inducted.

3.7 Site guard fencing will be erected at perimeter of the working area.

SITE ESTABLISHMENT

4.1 The site compound will be located within the site boundary.

4.2 The demolition works on site will occur only between the hours of 8am and 6pm Monday to Friday and 11am to 4pm Saturdays. No work will occur on Sunday.

4.3 Site facilities will be delivered using appropriate transport vehicles during off peak traffic and pedestrian times.

WORK METHODS/SEQUENCE

5.1 The works will be carried out as applicable in accordance with BS 6187:2011 Code of Practice for Demolition, all applicable British Standards and Codes of Practice.

5.2 Approvals, Clearances & Liaison

a) Prepare and issue Construction Phase Plan for the demolition and site clearance.
Copies provided to Client, Principal Designer (PD) and Contract Administrator .

5.3 Pre-Start Hazard Inspection

a) Carry out pre-start hazard inspection to identify the presence of any hazardous materials (such as asbestos, lead, radiation, etc) or any unusual work elements.
b) Allow for access for completion of Refurbishment & Demolition survey.
c) Notify Contract Administrator/ HSE of any such materials/ hazards found as appropriate. Label up hazardous material (i.e. asbestos).

5.4 The method of demolition is devised in such a way that no debris will be allowed to fall outside the site boundary. The building will be drawn in on itself into the site then disposed of via the appropriate means dependant on the type of debris. Care will be taken to ensure the correct separation of debris to allow the maximum amount to be recycled with the remaining debris disposed of in the correct manner.

5.5 Before any demolition takes places, all services entering the building, such as gas mains, will be



removed and capped by the appropriate utility company / qualified professional. All internal wiring / piping will be removed where safe to do so.

- Install protection/ warning signs at incomer locations.

5.6 Hoardings & Protection Works a) Erect hoarding and post hazard and warning signs to the perimeter of the site and at the site entrance.

5.7 Personal Protective Equipment (PPE)

a) All operatives will be required to wear appropriate PPE at all times when on site:

- Close fitting clothing: not loose or baggy.
- Appropriate footwear: safety boots
- Hard hats to BS5240.
- High visibility vests/ jackets.

The following protective equipment should be provided on site by the Contractor for the use of operatives and site visitors for the duration of the works:

- Orinasal dust masks.
- Work gloves.
- Ear defenders.
- Waterproof oversuits.
- Suitable eye protection.

c) Additional equipment will be provided and will be worn to suit individual work operations as appropriate and in accordance with current regulations.

d) Wellington boots will not be worn or permitted on site.

5.8 Initial Soft Strip

a) Carry out soft strip of building to remove remaining furniture, timber, plasterboard, partitioning etc which would hinder the main demolition operations or make recycling of building debris more difficult.

b) All debris and waste arising from the works will be moved to the hard standing area to be loaded into skips for disposal.

c) Where practical materials will be recycled.

d) Mechanical assistance will be considered to assist with any hand demolition, such as hydraulic or air-operated shears and/or lifting appliances for the lifting and lowering of elements once they have been released. The outcome of the Principal Contractors risk assessments will indicate the extent to which such assistance should be utilised.

5.9 Using a 13/20t mechanical excavator with a powered rotary grab/ sheer and protected cab, demolish the building in sequence demolishing the structure from the top down, bay by bay from end to end, making each section safe before progressing to the next section of the building.

5.9 Access scaffold will be provided to demolish the higher parts of the building first. This will be fully debris netted and erected around the building where possible. All roofs and walls above first storey height is to be reduced in height by hand. Operatives will work off the scaffold and, using hand held tools, carefully dismantle the roof and internal brickwork and allow it to fall within an agreed drop zone within the building. Scaffold will be reduced progressively as work proceeds. This method will allow operatives to work safely off the scaffold and will contain the debris within the site until such a stage that the scaffold can be removed.

5.10 Any plant and equipment used will be:

- of a type and condition appropriate to the location and type of work involved;



- in the control of a competent operator, who holds a valid certificate of training achievement where appropriate and
- maintained in good working condition at all times

d) Sort debris at ground level for disposal/ recycling using a mechanical excavator/grab wagon

All waste transfer notes will be retained on site and copied to the owner.

5.11 Once all demolition work has been completed and the debris sorted and removed from site the area will be left clean and free from trip hazards to the satisfaction of the client / Local Authority.

5.12 Dust will be monitored and where necessary controlled throughout the demolition process. Should dust be deemed a problem, water will be sprayed from the nearest hydrant via a licensed stand pipe. In the case that such a supply is not available, water will be supplied by a mobile bowser. The methods of demolition used above ensure dust is kept to a minimum.

DUST CONTROL MEASURES

With regard to nuisance, the methodology in which work activities are undertaken must apply Best Practicable Means (BPM) in order to minimise negative impact on local, sensitive receptors (existing domestic dwellings). The following measures shall be used where necessary in order to prevent noise and dust:

- a) Use sheeted lorries and sealed / covered skips.
- b) Use dust extraction equipment when drilling and cutting.
- c) Damp down haulage roads and stockpiled materials in dry or windy weather.
- d) Sweep access roads regularly.
- e) Grass over topsoil which is being stockpiled for landscaping or off-site reuse.
- f) Locate plant and equipment away from sensitive receptors.

NOISE

Noise pollution can emanate from various plant / machinery on site. Appropriate PPE should be worn including ear protectors or ear plugs when using, or work close to machinery such as mechanical breakers and cutters. This applies to operators of machines working inside the cab. Demolition methods have been chosen to reduce the amount of noise generated. Work should cease if the site supervisor feels there is a noise problem and all plant should be switched off when not in use. Consideration must be given to surrounding residents to keep noise disruption to a minimum.

Key Environmental Objectives

Environmental objectives aim to promote the continuous improvement of best environmental practise. Environmental issues are a key part of the demolition process and the objectives which will be taken into account throughout the development on site will be:

- Reducing waste at all levels when on site
- Re-using and re-cycling of materials / debris where possible
- Consulting with suppliers to promote best practise in the selection, use and waste minimisation of all materials used on site
- Reducing the inputs and outputs where possible of energy resources through suitable management of facilities, vehicles and equipment



- Reducing and avoiding where possible any pollution of the air, land or water from any activities on site
- Actively encouraging environmental best practise by all operatives on site.

The environmental impacts and risks associated with the demolition have been considered and will include:

- Pigeon and Bird Residue
- Sharps and Needles
- Noise
- Falling from Heights
- Live Services
- Falling Objects
- Disc Cutters
- Manual Handling
- Slips and Trips

SITE CLEARANCE & RESTORATION/FINISHING

- a) Sort debris and waste arising at ground level for disposal/ recycling using excavator/ grab wagon.
- b) Load debris into RoRo skips for disposal/ recycling off site, using a mechanical excavator/ grab.
- c) Excavate foundations to a depth of 1 m using excavator fitted with bucket/ pneumatic breaker as necessary.
- d) Load debris to transport for disposal off site.

The building currently sits directly on the earth. The residual earth 'base' following removal of the building will be left in situ and will be retained. Fill excavated area with clean hardcore, re-grade to blend with existing levels, finish with subsoil, and grass seed as specified.

This comprises the site restoration with no further action necessary at this stage

