

Construction Method Statement

Swansea University Bay Campus May 2022

The document comprises the Construction Method Statement for the translocation of soil from Henrdefoilan to Swansea University Bay Campus. In preparing this report regard has been had to condition 18 of the outline planning permission (LPA ref: P2018/0491 rev 1) which reads as follows:

“Prior to the start of any building or phase of development (including any clearance, remediation or construction), a Construction Method Statement (CMS) shall be submitted to and approved in writing by the Local Planning Authority. The scheme as approved shall be fully implemented as approved, in accordance with the agreed timescales set out within the submission, and include as a minimum:

Storage facilities for all fuels, oils and chemicals;

Construction compounds, car parks for site operatives and visitors, offices etc;

Details of surface water drainage arrangements to be installed to intercept and treat contaminated surface water run-off;

Details of measures to ensure no polluting discharge from haul roads/disturbed areas;

Measures for dealing with any contaminated material (demolition waste or excavated waste);

Identification of any buried services, such as foul sewers, so that they are protected;

Details of emergency contacts, for example the Environment Agency Pollution hotline 0800 807 060; Routing for construction traffic;

Loading and unloading of plant and materials;

Storage of plant and materials used in constructing the development;

The erection and maintenance of security hoarding including decorative displays where appropriate;

Wheel washing facilities;

Measures to control the emission of dust and dirt during construction;

Detailed information regarding noise, vibration and dust control. The management plan shall also contain a noise complaint procedure and details of any monitoring which will be undertaken;

A scheme for recycling/disposing of waste resulting from construction works; Restriction in times for deliveries to and vehicles leaving the site once any of the university academic facilities are operational;

If piling or any other foundation designs using penetrative methods are proposed, details of the methodology and measures proposed to ensure there will be no resultant unacceptable risk to groundwater or other unacceptable environmental harm. Reason To prevent pollution of the water environment and protection of the environment and highway and pedestrian safety”.

Reason: To prevent pollution of the water environment and protection of the environment and highway and pedestrian safety”.

This document provides details of the measures that are to be put in place to manage the impacts of the development during the construction process. The points raised above are addressed in turn below.

Description of the proposed works

The applicant has existing soil available for transfer at Hendrefoilan now. The remaining land within Phase 2 of Swansea Bay Campus has the capacity for the net fill of 32,900m³ across a site area of 3.17 hectares. The intention is to transfer soil to Bay Campus in a phased manner, with the areas of the site which are least ecologically sensitive being prioritised for the receipt of soil first. The phases (detailed on plan reference: 05746-SK-9004-P1) comprise:

- Phase 1 – Land to the south of the car park and north of the existing sand dune habitat
- Phase 2 – The remnant triangle of land to the north of the existing temporary car park
- Phase 3 – The temporary car park

Phase 1 and 2 have combined area of 17,900m² and a net fill capacity of 22,600 m³. The temporary carpark, which will be the last phase to receive fill, extends to 13,800m² in area and has the capacity of 10,300m³ net fill.

Storage facilities for all fuels, oils and chemicals

The proposals do not involve the need for storage of fuels, oils and chemicals.

Construction compounds, car parks for site operatives and visitors, offices etc

A construction compound will be located adjacent to the existing St. Modwen site office at the entrance of the north western corner of the site. Operatives and visitors will utilise the existing car park associated with the site office. The site office, a single storey cabin, is access of the Baldwin's Bridge junction of Fabian Way.

Details of surface water drainage arrangements to be installed to intercept and treat contaminated surface water run-off

The Earthworks will be undertaken in a manner which will contain surface water runoff. This will be achieved by provision of interceptor ditches at strategic locations agreed with the site management team. Where necessary silt removal techniques will be deployed allowing the water to drain away naturally via site soakaways.

Initially settlement ponds will be utilised, if these are insufficient to remove sufficient silt, straw barriers or silt buster be used.

Details of measures to ensure no polluting discharge from haul roads/disturbed areas

The site management team will ensure that the haul road remains free from debris and a road sweeper available and utilised when required.

Measures for dealing with any contaminated material (demolition waste or excavated waste)

It is not anticipated that the development will give rise to contaminated material on the basis that the proposal seeks permission for the importation of soil only.

Identification of any buried services, such as foul sewers, so that they are protected

The proposals do not intend to disturb the ground therefore any buried services should remain protected as a result of the works.

Details of emergency contacts, for example the Environment Agency Pollution hotline 0800 807 060

Environment Agency Pollution (hotline: 0800 807 060).

Routing for construction traffic

As per condition 26 of the outline planning permission, all construction vehicles including site operative and visitors cars will access and egress the site via the Baldwin's Bridge junction of off Fabian Way. In no circumstances will traffic relating to the construction works pass through the main campus.

Loading and unloading of plant and materials

It is not anticipated that loading will be required. Unloading of soils will occur at the location where the site is to be upfilled to save double handling on site.

Storage of plant and materials used in constructing the development

Any machinery required for the compacting of soil to the permitted upfill level will be stored within the compound within the carpark by the site office.

The erection and maintenance of security hoarding including decorative displays where appropriate

The site is already secured by heras fencing which will be maintained during and post the upfilling works.

Wheel washing facilities

Wheel wash facilities for HGVs will be placed opposite the on-site office so that vehicular tyres can be cleaned when egressing the site.

Measures to control the emission of dust and dirt during construction

HGVs delivering the soil to site will use dust suppression measures when depositing soil such as dampening as soon as it is applied to the site to prevent its dispersal.

Detailed information regarding noise, vibration and dust control. The management plan shall also contain a noise complaint procedure and details of any monitoring which will be undertaken.

The development does not involve invasive ground works (i.e. piling). It is highly likely that the noise generated by the proposed works would be limited. Nonetheless, the contractors and their site manager will provide a letter to neighbouring residents of Elba Crescent to inform them of the works and the timescales during which they will be undertaken. The letter will also provide the details of the Site Manager. A complaints register will be maintained at the on-site office. In the event that complaints are received, the Site Manager will review the nature of the complaint and will put in place measures to mitigate and/or manage the issue.

A scheme for recycling/disposing of waste resulting from construction works

It is not anticipated that the development will generate waste as the proposals are limited to the translocation of soil.

Restriction in times for deliveries to and vehicles leaving the site once any of the university academic facilities are operational

Hours of construction (including deliveries) will occur between: 08:00 and 18:00 Monday to Friday; 08:00 and 13:00 on Saturdays; and no construction on Sundays or Bank Holidays.

If piling or any other foundation designs using penetrative methods are proposed, details of the methodology and measures proposed to ensure there will be no resultant unacceptable risk to groundwater or other unacceptable environmental harm.

The proposals do not include invasive ground works.