
Barnes Design

Discharge of Condition 10 – DEMP / CEMP

Corner of Dawlish and Scales Road

BD847

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London
N17 9HN

10

Condition No:

1.0

Introduction

Site Address:

Corner of Dawlish and Scales Road,
London, N17 9HN

Local Planning Authority:

Haringey

Planning Application Reference:

HGY/2022/2000

Decision Notice:

Granted on 8/03/2023

Proposal:

Proposal Two new-build residential dwellings (one on each site). Including works to gardens, boundaries, hard and soft landscaping and new street tree planting

Condition to be Discharged:

Condition 10

Demolition works shall not commence within the development until:

a Demolition Environmental Management Plan (DEMP) has been submitted to and approved in writing by the local planning authority whilst;

b. Development shall not commence (other than demolition) until a Construction Environmental Management Plan (CEMP) has been submitted to and approved in writing by the local planning authority.

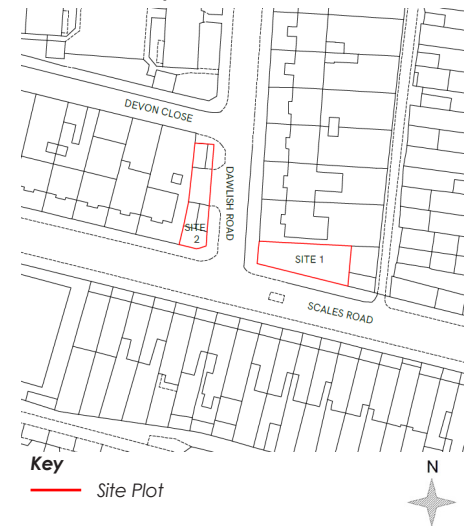
The following applies to both Parts a and b above:

a) The DEMP/CEMP shall include a Construction Logistics Plan (CLP) and Air Quality and Dust Management Plan (AQDMP).

b) The DEMP/CEMP shall provide details of how demolition/construction works are to be undertaken respectively

Reason: To safeguard residential amenity, reduce congestion and mitigate obstruction to the flow of traffic, protect air quality and the amenity of the locality."

Ordnance Survey



Condition 10 – Details

Introduction

In fulfillment of Condition 10 for planning permission HGY/2022/2000, this application submits a combined Demolition and Construction Environmental Management Plan (DEMP/CEMP) for the residential development at the corner of Dawlish Road and Scales Road.

The enclosed DCMLP (Job Ref: 26064), prepared by YES Engineering Group Limited, provides a detailed framework to manage the environmental and logistical impacts of the project, ensuring the protection of local residential amenity and the efficient operation of the highway network.

Summary of Management Strategies The DCMLP addresses all requirements of Parts (a) through (d) of the condition, with key operational details as follows:

Construction Logistics & Access: All deliveries and waste removals will be restricted to vehicles under 8m in length to safely navigate residential roads. A temporary loading bay will be established on the eastern side of Dawlish Road, with vehicles approaching from the north via the A1010/ Dowsett Road.

Working & Delivery Hours: Site working hours are strictly limited to 08:00–18:00 (Mon–Fri) and 08:00–13:00 (Sat). To minimize peak-time congestion, deliveries will be further restricted to the off-peak window of 10:00–16:00 (Mon–Fri) and 09:30–13:00 (Sat).

Air Quality & Dust Management: Each site plot will be registered at <http://nrmm.london>, and all Non-Road Mobile Machinery (NRMM) will meet the Mayor of London's emission standards. Mitigation measures include site hoarding, damping down, sheeting of all dusty loads, and a strict "No Idling" policy.

Environmental Controls: A "Stop-Contain-Notify" pollution response plan is in place, supported by temporary drainage measures such as silt fences and bunded storage for hazardous materials. Noise will be managed through the use of modern, silenced, or electrically driven plant wherever possible.

UXO & Waste: A Detailed Unexploded Ordnance (UXO) Risk Assessment has been conducted to manage ground-work safety. Waste will be managed through a strategy of on-site segregation and the use of registered carriers, with materials stockpiled within site boundaries to prevent footway obstruction.

Community Engagement: A dedicated Community Liaison Officer will be appointed as a single point of contact for local residents and the Council to resolve any issues during the works.

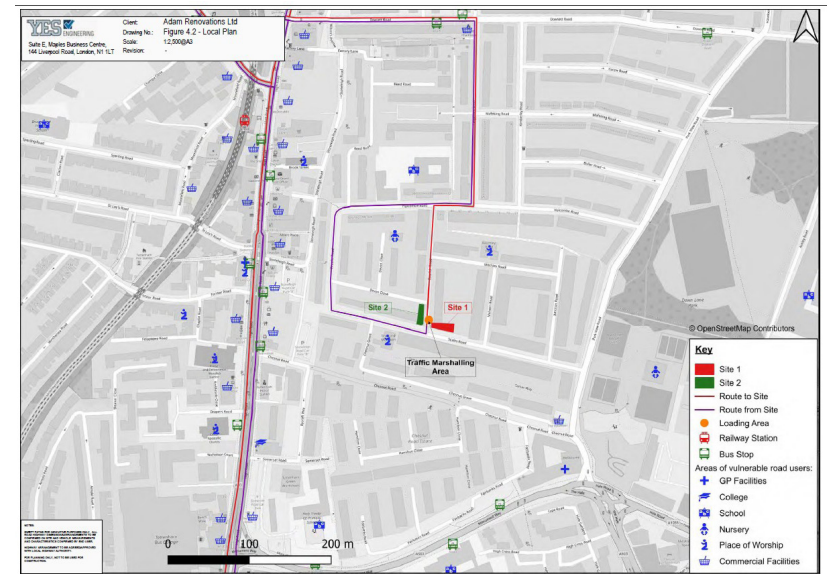
Conclusion

The YES Engineering DCMLP provides a robust and policy-compliant strategy for the demolition and construction phases of this project. By adhering to the standards set out in the London Plan 2021 and the Haringey Local Plan, the development will be delivered safely and with minimal disruption to the surrounding community.

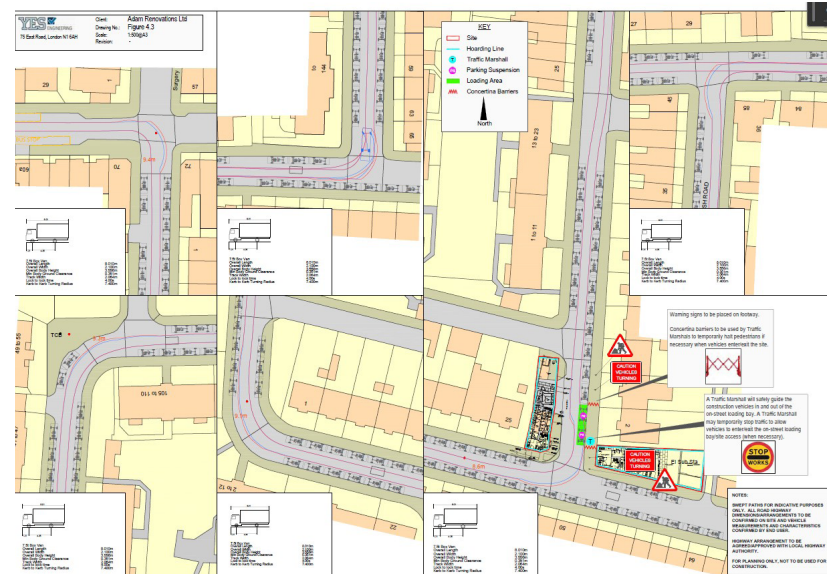
The contractor, Adam Renovations Ltd, is committed to full registration with the Considerate Constructors Scheme prior to the commencement of any works

Refer to attached Consultant Report (Yes Engineering - DCMLP) for further technical information and details.

Condition 10 – Evidence



Vehicle Routing, Local Context



Site Access and Loading/ Unloading Areas/Swept Paths