

Pre-Construction Information

For: Babbacombe Beach Road Stabilisation,
Babbacombe, Torquay

DATE: *September 2020*

JOB NUMBER: 3412



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STABILISATION OF BABBACOMBE BEACH ROAD, BABBACOMBE, TORQUAY

GENERAL

This Pre-Construction Information contains relevant information, such as background conditions and significant hazards associated with the project, to allow tenderers to plan for project-specific health and safety control measures, allocate adequate resources and cost them accurately.

Tenderers must develop the information from the Pre-Construction Information into a Construction Phase Health and Safety Plan, producing safe systems of work through detailed procedures, method statements, working instructions and proposed programme of works - all relevant to the actual construction activities. No construction activities will commence on site until the Construction Phase Plan has been accepted in writing by the Contract Administrator / Project Manager (after acceptance by the Client of the plans content, with advice from the Principal Designer) as being suitable and sufficient to control and manage hazards on this project.

Tenderers should note that there may be unidentified hazards either on site, in existing structures or which arise during the progress of the works, which will require suitable controls and management procedures.

I.0 NATURE OF THE PROJECT

I.1 PROJECT LOCATION

Babbacombe Beach Road, TORQUAY, TQ1 3LX.

I.2 NATURE OF THE WORKS

Babbacombe Beach Road is suffering from the detrimental effects of lateral movement and the proposed works are designed to stabilise the existing road. The stabilisation works will principally comprise of a ground-anchored space piled wall incorporating reinforced concrete capping beam and drilled drainage. A stonework parapet to match existing and reinstatement of the highway construction at an improved profile is also to be installed.

I.3 ENABLING WORKS

None noted on this contract other than survey works by the design team members and appointed consultants.

I.4 TIMESCALE

The works are proposed to commence on the 9th November 2020 with completion on the 12th February 2021.

I.5 PROJECT CONTACTS

Client
Torbay Council, Torquay Town Hall, TORQUAY, TQ1 3DR <u>Contact:</u> Ian Jones – 01803-207835 – ian.jones@torbay.gov.uk
Contract Administrator/Project Manager
Property Services, TDA, Moose Hall, Barewell Road, TORQUAY, TQ1 4PA <u>Contact:</u> Dave Stewart – 01803-207816 – dave.stewart@tda.uk.net
Project Engineer
Property Services, TDA, Moose Hall, Barewell Road, TORQUAY, TQ1 4PA <u>Contact:</u> Tim Jones – 01803-200175 – tim.jones@tda.uk.net
Engineering Design Consultant
John Grimes Partnership Ltd., Leonards Road, IVYBRIDGE, PL21 0RU <u>Contact:</u> Mark Burrows – 01752-690533 – mark.burrows@johngrimes.co.uk
Principal Designer
Property Services, TDA, Tor Hill House, Union Street, TORQUAY, TQ2 5QW <u>Contact:</u> Simon Wright – 01803-207558 – simon.wright@tda.uk.net

I.6 HEALTH & SAFETY – GENERAL

The Construction (Design and Management) Regulations 2015, and all other relevant Health and Safety legislation will apply to this contract.

If this plan contains any suggested solutions to specific risks the Principal Contractor is free to choose alternatives provided he can satisfy the client that it will meet Health and Safety requirements.

Tenderers should note that there may be unidentified hazards either on site, in existing structures or which arise during the progress of the works, which will require suitable controls and management procedures.

A Tenderer is not expected to fully develop the Health and Safety Plan until he is appointed as Principal Contractor. He will, however, have to include with his tender return, answers to the following specific questions. This information will be used by the Client to help in his choice of Principal Contractor.

The Management of Health and Safety at Work Regulations 1999 place specific duties upon employers to identify hazards, assess risk and manage health and safety on site. Please advise how your company will fulfill these duties.

Provide a copy of the Health and Safety Policy that you will use together with the management organization and arrangements called for by the Act.

Provide a schematic diagram with named personnel, of the management structure you will use on site to supervise and enforce health and safety at the workplace.

The Construction (Design and Management) Regulations, call for co-operation and co-ordination between client and contractor. How does your company plan to comply with the regulations?

The quoted price must include financial provision to establish and maintain the necessary level of health and safety management throughout the contract. Please confirm that all necessary resources and financial provisions are included in your tender price.

Please supply the name, address and telephone number of the competent health and safety advisor who will act for your company on health and safety matters throughout the contract. What health and safety and other relevant qualifications does he/she hold.

Please submit a copy of your accident statistics for the preceding two years.

Has your firm ever been prosecuted under the Health and Safety at Work Act? Has an HSE Inspector ever issued an Improvement Notice or a Prohibition Notice involving one of your sites, premises or methods of work? If yes, please provide details.

Please provide details of all RIDDOR notifications submitted for the preceding two years.

Please submit your proposed programme of works.

Please provide your risk assessment in relation to the 'significant' risks involved in this project.

Please provide a method statement outlining how you propose to control the risks outlined in Section 4, and any other hazards that you believe you might encounter during the Works.

Explain how you will co-ordinate and supervise the work of sub-contractors to ensure that they abide by the Health and Safety at Work Act, relevant regulations, Codes of Practice, and Safe Methods of Work applicable to the contract.

2.0 THE EXISTING ENVIRONMENT

2.1 GENERAL INFORMATION

Babbacombe Beach Road is the main and only highway providing vehicular and pedestrian access to Babbacombe Beach, serving both residential and commercial properties along its route. The highway's gradients are steeply, and along some sections, extremely steeply sloping (up to 30%) down towards the beach and beach car park with vehicle passing points and notable pinch points along its winding route, combined with a 3 tonne maximum gross weight limit. This road has been designated as a 'weak road'.

This area of Tor Bay is generally sheltered but can experience extremely aggressive weather conditions depending on the combination of tidal conditions, wind strength and wind direction.



Figure 1 – aerial image of proposed site – Babbacombe Beach Road, Torquay

2.2 NATURE OF BUSINESS

Babbacombe Beach is owned and managed by Torbay Council being an open space for use by the general public. The adjacent commercial properties include the busy Cary Arms Hotel and Spa and along the route of the beach road are a number of established residential properties. Vehicles, including service and delivery vehicles, and members of the public may be travelling up and down the road during all periods of the day. The highway has considerable areas of established associated trees, bushes and shrubs along lengths of its boundary.

2.3 SECURITY

All operatives concerned with this project must restrict their movements and activities to the project works areas, site parking and designated storage areas identified in the tender documents/as agreed with the Contract Administrator. The security of the areas and structures opened up for the works referred to in the tender documentation will remain the sole responsibility of the Principal Contractor during the full course of this contract. Parts of this area of Torquay are not readily overlooked and tenderers should fully consider robust site security and segregation due to its relatively isolated location and reduced lighting levels after dark.

2.4 ACCESS AND EGRESS

Babbacombe Beach Road shall remain in open use at all times with the addition of traffic light system traffic management during the project. All road closures shall only be with the pre-agreement of the Contract Administrator. All delivery and removal vehicles shall be given adequate prior warning of the nature of this site's width and weight restrictions, extreme gradients and associated parking restrictions. Safe access and egress to this site must consider neighbouring residential and commercial properties, all of which may restrict access for large delivery vehicles. Close liaison and cooperation between the Principal Contractor and neighbouring residential and commercial properties may be required if large vehicles are used to access the site. Consideration of the extreme gradients and tight turns must also be taken into account prior to vehicles preparing to back up the beach road. An acceptable safe system of work for vehicular movements must be developed incorporating the use of at least one banksman.

2.5 DELIVERIES AND REMOVALS

The delivery and removal of all materials must be completely supervised ensuring that a competent person is available to carry out all necessary duties i.e. watching site entry and egress, and to carry a warning siren / bell which should be clearly audible should there be any possibility of an accident. The accepted usual site working hours are between 8.00 am and 6.00pm (other times by agreement with the Contract Administrator).

2.6 VEHICLE PARKING

On road parking spaces will not be available for contractor's vehicles – an area of the Babbacombe beach car park will be set aside for welfare and materials storage (to be confirmed/clarified by the Contract Administrator). On road parking is also available some distance away up in Babbacombe Downs Road but care must be exercised to avoid any obstructions, disturbance or nuisance to local passing traffic and residential and commercial interests.

2.7 EXISTING HEALTH AND SAFETY FILE

No specific health and safety file is available for this project.

2.8 STATUTORY UNDERTAKERS

The supply of details of the existing services (gas, electricity, water, telecom, etc.) on the site is clarified within the tender documentation, but the Principal Contractor shall undertake to use suitable scanning equipment and industry-standard surveying techniques to check on underground services located in the proposed area of the project works areas as required, and before commencing works establish confirmations of the locations of all pipes, ducts and cables, liaising with the relevant statutory undertakers.

3.0 AVAILABLE DRAWINGS

I4682_201_T1 - Stabilisation plan and typical Section

I4682_202_T1 - Stabilisation layout and Section

I4682_203_T2 - Typical Details

I4682_204_T1 - Test anchor details

I4682_205_T2 - Setting out

I4682_210_T2 - Road plan and sections

I4682_220_T1 - Capping beam RC details

4.0 DESIGN / CONSTRUCTION INFORMATION

TENDERERS SHALL DETAIL HOW THEY INTEND TO CONTROL THE FOLLOWING HAZARD AREAS:

4.1 GENERAL CONSIDERATIONS

Construction activities on an occupied site which is open to the public requires a high standard of public protection and full consideration must be given to the cross-section of the general public who may come to harm. Members of the public, especially children, have a reduced perception and understanding of the hazards and associated risks present on a construction site when compared to an adult. Dangerous aspects of construction activities may be deemed to be an allurements to young persons (e.g. structural elements, stockpiled building materials, etc.) and site security, safety and warning signage must be rigorously maintained.

Wherever possible, activities which present higher than normal risks to the general public should be undertaken outside of busy periods. It is important to liaise closely with the Contract Administrator throughout the project works, to let them know what the programme of works is and what risks are associated with construction work.

This area of Torquay has a minor history of trespass, attempted illegal entry to buildings, associated vandalism and vehicular nuisance. The Principal Contractor, being in control of the project site area including access and egress routes, shall make every reasonably practicable effort to prevent unauthorized access to the site. On site hazards (e.g. set aside masonry, concrete, etc.) shall also be considered and controlled for the protection of authorized and unauthorized persons.

4.2 ACCESS / EGRESS

Site vehicles, plant and deliveries may unintentionally collide with persons and vehicles accessing/passing this site, and subsequently block the site entrance to other site vehicles and emergency vehicles. Special consideration shall be given to the manoeuvring of large vehicles - delivery and removal vehicles shall approach and access the site under the strict supervision of the Principal Contractor, employing industry standard safe systems of work for delivery, offloading, removal and exit from the site.

4.3 SAFETY SIGNS, SIGNALS AND LIGHTING

Confusion over access and egress entrances / routes may occur for any person on, adjacent to or passing by the site work areas; the supply and fixing of suitable and sufficient warning signs and signals must be addressed in conjunction with the tender documentation. Suitable highways-industry standard works directional and segregation signage and traffic management equipment should be fixed in a clear position to control and identify the site and deter unauthorized access to the site in conjunction with adequate construction-site hazard warning signs. Suitable and sufficient lighting equipment to maintain safe lighting levels in and around the site (both supplementary and emergency), in conjunction with suitable hazard warning lights shall be provided.

4.4 EMERGENCY CONTINGENCIES

Consideration of actions in the event of an emergency; liaison with the Contract Administrator concerning the development, review and updating of the existing emergency evacuation procedures and routes; procedures for contacting emergency services; directing emergency services to point of accident/hazard; temporary emergency exits and routes; the provision of adequate first aid equipment and competent first-aiders.

4.5 SITE SECURITY AND SEGREGATION

Areas and sections of the beach road shall be restricted/segregated from public access during the proposed construction works however the road is open to public access for members of the public. The appointed Principal Contractor shall attend a coordination pre-start meeting to explain, coordinate and agree their safe access, egress and site segregation methods and procedures for the agreement of the Contract Administrator. Robust segregation shall be erected and maintained preventing unauthorised access to the construction site areas.

Unauthorized persons accessing the site - there is a potential for accidental access, trespass and minor vandalism to any unsecured stores and plant. The segregation and safe storage of any flammable and toxic substances used on this on this site – away from public areas, and a safe distance from all boundaries shall be a priority. The security of

the proposed construction works areas of both sites will be the sole responsibility of the Principal Contractor during the course of the works.

4.6 WASTE REMOVAL / SKIPS

The safe removal of waste from site - the use of skips is not desirable due to unwanted fly-tipping into skips; loose debris falling from skips and unauthorized persons gaining access to. Good on-site housekeeping practice will be required to ensure that all site and adjacent public areas are neat and tidy to reduce the risk of slips, trips and falls by site workers and the general public. Stockpiles of demolished or excavated materials must be controlled and held on site at their minimum levels and removed expediently, ideally on a daily basis to remove the risk issue linked to loose items being used as missiles. The safe access and egress from site for all removal vehicle movements should be considered and planned.

4.7 NOISE, DUST AND OTHER SITE CONTAMINANTS

These are significant problems which will need to be considered and controlled throughout the duration of the project due to the nature of the site being located on an area open to the general public and neighbouring residential and commercial properties. The Principal Contractor shall consider and liaise with the Contract Administrator to avoid undertaking extremely noisy works if they may disrupt the neighbouring/nearby properties. The production of excessive levels of noise, waste, dust and other site contaminants should be considered, the use of dust suppression equipment, noise attenuation and specific working methods, extra manpower for cleanup procedures on adjacent areas shall also be considered. Consideration of the weather conditions and notably strength and direction of wind shall be taken into account when planning works activities to prevent or notably reduce or control the drifting of dust or similar generated by project works activities.

4.8 MANUAL HANDLING

The safe manual handling of heavy objects on this project (e.g. cement bags, piles, etc.) must be considered in conjunction with the use of appropriate mechanical handling aids when moving awkward objects and heavy objects weighing in excess of 20 kg.

4.9 DRILLING / PILING ACTIVITIES

The works include notable drilling and piling activities as part of the proposed design solution for the stabilization of the beach road. All drilling and piling activities will be designed, managed and supervised by persons with relevant experience and competency in these works activities. Full consideration shall be given to access to the site areas for the drilling and piling equipment, the most suitable equipment and method bearing in mind the works area's close proximity to an occupied building and neighbouring residential and commercial properties. Suitable noise attenuation should be considered and proposed for the proposed piling works.

4.10 WEATHER CONDITIONS

At certain periods of the year, the Babbacombe beach area can at times experience and be subjected to extreme and severe weather conditions. The beach car park has the potential to be impacted by sand, stones, rocks and loose debris thrown up from the beach and sea during rough and windy weather. Competent persons shall assess and monitor the weather conditions during extreme conditions to ensure the safety of site workers, vehicles, etc.

4.11 HAZARDOUS SUBSTANCES

Breathing in fumes, vapours, dusts; direct contact with skin or eyes; swallowing or eating contaminated material; inadequate identification of all hazardous substances on site. Adequate risk control measures for the safe removal of any hazardous substances during this contract (e.g. solvents). Areas disturbed during the works may be live or contain hazardous materials or substances, existing drainage runs may contain toxic substances requiring purging prior to entry or working on by site workers. Suitable techniques/procedures for preventing hazardous substances drifting across to areas used by the general public must be developed.

4.12 ASBESTOS

Asbestos is a potential hazard in most buildings and structures built prior to 1999. The existing highway and associated masonry wall and concrete structures being worked on are all of traditional materials not deemed to include asbestos-containing materials.

4.13 MAINTENANCE

Safe methods for future maintenance of any of the installations/construction and ultimate demolition/removal from site should be considered, explained and provided.

5.0 CONSTRUCTION MATERIALS

POTENTIAL HAZARDOUS MATERIALS WHICH REQUIRE RISK CONTROLS:

- 5.1 Dust.
- 5.2 Concrete, cement, mortar and admixtures – working with cementitious materials with the potential to cause occupational dermatitis, skin disease, caustic burns, eye irritation.

6.0 SITE-WIDE ELEMENTS

- 6.1 Site access and egress is along and off Babbacombe Beach Road.
- 6.2 Site security is addressed within the tender documentation.
- 6.3 Materials storage, delivery and unloading areas will be agreed with the Contract Administrator prior to commencement.
- 6.4 Unobstructed access along the associated highway and driveways will be required at all times, excepting pre-agreed temporary road closures.
- 6.5 The potential use of any existing / established power and water supply which may be available within the site works area is addressed within the tender documentation. The Principal Contractor will provide all required welfare.
- 6.6 Site construction works areas will be segregated, barriered and adequately signed to prevent unauthorized access, while maintaining clearly segregated pedestrian and traffic routes, and public rights of way.
- 6.7 Welfare facilities are to be provided from the commencement of contract to accommodate the requirements of the maximum number of persons to be employed on the project.

7.0 OVERLAP WITH CLIENT'S UNDERTAKING

- 7.1 It is currently proposed that all residential and commercial properties will continue to be accessible to their owners and visitors along with open access to the beach for members of the public. The Contract Administrator will confirm if this arrangement requires altering, notably for pre-agreed temporary road closures.
- 7.2 Specific provision must be made for the protection of the general public, local residents and all persons visiting and passing this site.
- 7.3 Restrictions on working hours for the construction works are addressed within the tender documentation.
- 7.4 Noise levels must be kept to a reasonably low level – radios are not allowed on this project.

8.0 SITE RULES

TENDERERS MUST PROVIDE DETAILS OF THEIR OWN SPECIFIC SITE RULES FOR:

- 8.1 Induction procedure
- 8.2 Worker training
- 8.3 Management of sub-contractors
- 8.4 Site security (including all site plant) / parking arrangements
- 8.5 On site permit-to-work / badging / PPE
- 8.6 Levels of noise
- 8.7 Delivery arrangements / vehicles movement / banks persons
- 8.8 First aid arrangements / emergency procedures
- 8.9 Accident / near-miss reporting
- 8.10 Manual handling

9.0 CONTINUING LIAISON

CONTINUING LIAISON BETWEEN PARTIES WILL BE MAINTAINED IN A NUMBER OF WAYS:

- 9.1 The Principal Contractor must submit his proposed construction method statement(s) and associated risk assessments to the Contract Administrator and Principal Designer.
- 9.2 The Principal Contractor must submit substantial changes arising from unforeseen eventualities during project execution to the Contract Administrator and Principal Designer for consideration and agreement in sufficient time to allow adequate consultation prior to the execution of the affected works.

- 9.3 The Principal Contractor must submit to the Principal Designer appropriate information for inclusion in the Health and Safety File (notable remaining services and residual risk issues).
- 9.4 The Principal Contractor must provide the Contract Administrator and Principal Designer with copies of records setting out the nature and location of any services which are live or contain any hazardous materials or substances, prior to agreement on a course of action.