

Considerate Constructors Scheme

Monitor's Site Report



Project name	Manchester Life - Jersey Street				
Contractor name	Eric Wright Construction Ltd				
Onsite contact(s)	Brent Knox				
Site ID number	98650	Visit no.	1	Visit date	05/12/2016

Site description, context and location

The project is the construction of medium rise buildings with 158 apartments on six floors over parking, ancillary areas and 8 retail units. The site is located in a regeneration area and there are a number of projects under construction nearby. The site compound is on a brownfield site a couple of hundred yards from the construction site. It is shared with another Contractor working for the same Client and the Client has organised a hub canteen; a private catering operation being set up next to the Contractor's cabins.

Checklist section	Category score		Score descriptor
1. Care about Appearance	7	/10	1 Gross Failure
2. Respect the Community	6	/10	2 Failure
3. Protect the Environment	7	/10	3 Major non compliance
4. Secure everyone's Safety	8	/10	4 Minor non compliance
5. Value their Workforce	9	/10	5 Compliance
Total score	37	/50	6 Good
			7 Very Good
			8 Excellent
			9 Exceptional
			10 Innovative

For more information on score descriptors, see 'Site Scoring Explained' or visit www.ccscheme.org.uk

Executive summary

This seems capable of develop into an all-round exceptional site. First impressions are that it already appears very professional and well managed. The facilities, plant and the workforce project a positive impression. The Company name is displayed at regular intervals but there is no direct account of its values; although somehow getting people to go to the Company website or its social media feeds could be a great way to give them an insight into its impressive approach.

Great consideration is being given to their impact on neighbours; people affected are being kept well informed. It is anticipated that excellent plans for engagement with school children and students will be realised soon and can be accounted for at the next visit. The Scheme is advertised and explained but there is scope for it to be promoted directly to the local public, and more widely by the operatives and the whole offsite project team.

The environment is being protected with issues identified and managed. Waste and energy use is driven down and the impact of noise and air pollution is minimised. There is plenty of good news to tell the public; and perhaps challenge some negative assumptions about the industry. The area lacks ecology so opportunities to make goodwill contributions to the natural environment are being pursued.

The impression is that a high standard of safety performance is being aimed for. Excellent systems are in place and constant improvements are being sought.

The Company seems exceptionally committed to looking after its workforce and providing high quality working conditions which could help to attract people to join the industry. The site seems likely to be able to make a number of best practice contributions to the CCS Hub and may even come up with some innovations.

Thanks again to Brent and Matthew for their time and hospitality.

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Monitor's Site Report - Detailed summary of findings



Project name	Manchester Life - Jersey Street		
Site ID number	98650	Visit no.	1
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1. Care about Appearance	7	/10
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First impressions are that the site presents a positive image of the industry. The approach and perimeter were clean and clear and the hoarding enclosure looks clean and smart. A daily perimeter fence inspection and litter pick is done. Any vandalism / graffiti would be addressed immediately; although security is by a dog handler which seems to have been effective. A regular road sweep is done; daily when required. There are no current issues with dust. The site itself appears orderly. The site is overlooked and **it would be good practice to regularly assess that from all angles the intended impression is being maintained.** A designated operative keeps materials storage and waste tidy; skips are covered. Plant looks well maintained. The toilets are away from direct public view but tidy anyway. The workforce is expected to keep the welfare and their work area clean and tidy. There is an onsite dress code (sub-contractors have to have project logo on their high viz) and guidance on offsite appearance. A smoking area is located out of public view and beyond the initial route that visitors take to the site office. **The policy on e-smokers who do not want to be exposed to tobacco smoke should be clarified.** The corporate branding is not particularly strong but the company name is signed enough. **The company values are worthy of being more explicitly promoted to the neighbours and public passing the site; perhaps find ways to encourage people to go online, where the company presents itself very well.**

2. Respect the Community	6	/10
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At the start information was posted to those directly affected by the works and regular newsletters are circulated to give progress updates and advance notice of any disruptive works. **It was not noted whether they were also displayed at the site frontage.** Works are only done in sociable hours; the hours allowed by the Planning Permission. The site inductions include the need to be sensitive, courteous and helpful to neighbours. Deliveries are timed to avoid queuing and large deliveries carefully planned. Operatives are directed to park in the car park provided. Operatives are expected to minimise noise. In due course **intrusive views from high level works should be considered and perhaps neighbours forewarned.** The newsletter encourages public contact about concerns but **it would be good to find ways to get the neighbours to consciously assess the site's performance.** **Contact is being made with local schools with a view to giving the children a positive and lively insight into the industry.** Trade suppliers, contractors and labour are predominantly from the region. Operatives frequent the local shops and cafes. **Consider ways to become an active supporter of local community events and liaise with the secondary schools and Universities to encourage students to choose careers in the industry.** The CCS banner and poster are displayed at the site and Scheme posters are displayed at the welfare and it is explained at inductions. **Showing the Operative's video is one way to reinforce their understanding of The Scheme and the part they can play in transforming the industry's image. Nothing specific was noted yet of The Client and Consultants actively helping the site to meet the Code requirements.**

3. Protect the Environment	7	/10
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The Company environmental policy is displayed and explained at inductions. Site specific information is included. Incident procedures are in place with spill kits located near risk areas. Some of the issues are displayed on site but **headline efforts and achievements on environmental matters could be communicated to the general public as part of conveying Company values.** Efforts are being made to design and manage out waste. Mains water use is monitored and reduced by some rainwater harvesting. Energy use is checked and controlled by timers, PIRs, use of LED lights and sensible use. The site is measuring and reporting its carbon footprint. It is being reduced by cabins being energy efficient models, promotion of green travel. Local suppliers are used as far as possible. The impact of vibration, air and noise pollution are being minimised by timing of works and the choice of method and equipment. There is no existing ecology to protect. The site has **made contact with a local wildlife trust and that promises to be a great way to make some positive goodwill contributions to the natural environment.**

4. Secure everyone's Safety	8	/10
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Safety systems are in place with controlled site access and everyone signing in and out. The cabins are away from the works and risk information and PPE requirements are prominently displayed. First aiders are introduced at inductions and maps to A&E are displayed. A defibrillator is to hand. The site safety plan is regularly audited. **Consider if all visitors should be asked to declare any relevant medical details.** The only activity outside the site enclosure is vehicle movements so they are monitored and aided by banksmen. Beyond that the safety of cyclists etc. is promoted by encouraging suppliers to have vehicles and driver training to FORS/CLOCS standards and recommendations. **Consider if other cycle safety initiatives could be added (see CCS Hub for ideas).** The workforce is fully involved in establishing their work method and some operatives are 'safety champions' who have completed a 3 day course. Fresh information is presented on a hazard board. All operatives are expected to display a positive attitude to constantly improving safety and rewards are given each month as recognition of particular contributions. Everyone is encouraged to report hazards and near misses and incidents would be analysed immediately. The drugs and alcohol policy is noted at induction and may be enforced by testing. Industry visitors are expected to have CSCS cards to confirm their awareness of site safety.

5. Value their Workforce	9	/10
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The Company have Gold status as Investors in People. An equality and diversity policy is included at induction and the site management encourage direct feedback and would not tolerate any bullying or inappropriate language. There is some provision for a diverse workforce; a separate toilet is available for female operatives or visitors. Direct employees have regular reviews and are offered advancement training. Supply chain companies are expected to keep their staff well trained. CSCS and other skills cards are copied. Employees are checked as legitimate at recruitment and supply chain companies are expected to do likewise. The Company is exceptionally actively involved in encouraging and helping people to join the industry. Emergency contact details and notable medical conditions are recorded at inductions; and readily available to first aiders. Healthy lifestyle advice is given by talks, posters and leaflets. The focus is regularly changed to keep it fresh. Reduced rates are available for a local gym. Suitable hygienic welfare facilities are close to the works. They include changing drying room (storage cages are provided), canteen and toilets. The site cabins are cleaned every day by a full time cleaner.

Overall score	37	/50
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*The contents of this report are a reflection of the meeting held between the Scheme's Monitor and the site representative, and the activities and initiatives witnessed at the time of the visit. When appropriate **bold italic** statements will indicate where improvements can be made.*