

Construction Management Plan

The Applicant proposes to perform the work described in Zoning Commission Case No. 15-02 (the “Project”) in accordance with the provisions of this Plan.

1. Communication:

- The Applicant shall designate a representative, who is authorized to address complaints and will be the key contact for members of the community regarding construction activities. This Representative will be onsite during critical construction activities, will have phone, e-mail and voice mail, and be accessible during business hours.
- Contact information for the representative shall be posted at the construction trailer or a designated location.
- At least thirty (30) days prior to the commencement of construction of the Project, the Applicant shall forward a copy of the construction schedule to ANC 5E.
- The Applicant shall forward an update on construction progress by email to ANC 5E on a quarterly basis. The email shall include information on anticipated construction activities for the upcoming 3 months.

2. Typical Work Hours:

- 7:00 AM to 7:00 PM, Monday through Friday; 8:00 AM to 7:00 PM on Saturday.
- No construction activity on Sunday.

3. Parking:

- All contractors and sub-contractors and all workers or others involved in construction shall park within the confines of the project site, or at a commercial location where they can walk or be bused or share a ride to the site. No parking shall be permitted in on-street parking spaces in the neighborhood.

4. Construction Traffic/Deliveries:

- All construction haul routes shall be approved by the District of Columbia.
- All construction vehicles to comply with the approved construction routes as designated by the Applicant & DDOT.
- No queuing of trucks shall be allowed on neighborhood streets.

5. Staging and Site Management:

- The Applicant will work with DDOT to develop and implement a site utilization plan during construction of the Project.
- The Applicant will develop and implement (after approval by DDOT) a plan for temporary pedestrian circulation around the Project site during the construction of the Project.
- All construction materials and equipment, including construction storage, trailers, and dumpsters, shall be stored and secured on-site or in a DDOT-approved area in public space adjacent to the site.
- All motorized equipment and vehicles shall be locked when not in use.
- All building materials (i.e., brick, lumber, etc.), shall be stacked neatly.
- All loose fill such as gravel or sand shall be covered in accordance with industry standards.
- Any temporary lighting shall be directed away from residences in the neighborhood.
- The Applicant shall erect and maintain construction fencing in order to screen and secure the site during construction.

6. Cleanliness:

- The Applicant shall require removal of excess and loose rubbish, food and drink debris and other debris during the normal construction workday and during any other periods of work.
- All construction workers shall eat and drink on-site and the Applicant will be responsible for clean up.
- The Applicant shall locate portable toilets on the Project site or in public space in a DDOT-approved location that minimizes disruption and impacts to the neighborhood. The portable toilets shall be serviced frequently.
- Deliveries of equipment or construction materials shall only occur during construction hours.
- Trucks carrying debris, excavation materials or fill will be covered both entering and exiting the construction site, and they shall be cleaned (if necessary) prior to exiting the site so as to minimize any dust or dirt on the roadways.

- Removal and replacement of dumpsters shall occur only during approved construction hours.
- The Applicant shall require that any streets that surround the construction area and/or serve as construction routes are kept clean of dirt, any trash and debris resulting from construction activities or workers.
- The Applicant shall develop and implement a rodent control program.
- Upon notification from a neighboring property owner, the Applicant shall promptly clear from their yard any debris, dust or materials caused as a result of the proposed construction.

7. Contractors and Subcontractors:

- The Applicant shall require that all contractors and subcontractors be contractually required to follow the terms of, and comply with, this Construction Management Plan.
- Contractors and subcontractors shall use only licensed vehicles and drivers.