

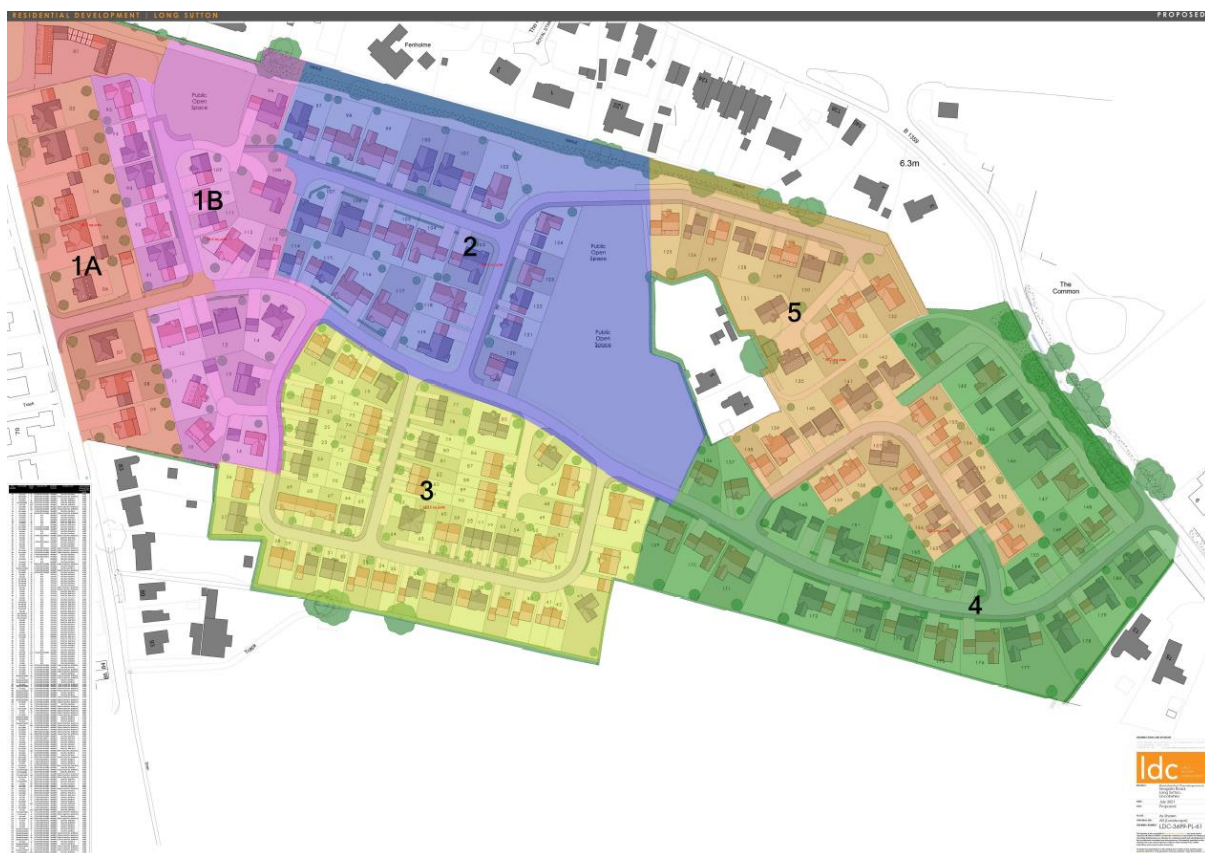


D BROWN
BUILDING CONTRACTORS
LIMITED

Construction Management Plan

Phasing of The Development

Phasing of the development is as per the below plan. Phase 1a includes the front 9 plots in this planning application.



The Parking of Vehicles of Site Operatives and Visitors

It is our intention to maintain good neighbourly relations with adjoining homeowners and users of other land/buildings and avoid any issues arising particularly in respect of parking and access.

All vehicle parking will be within the site compound or where necessary i.e. for unloading or using equipment located adjacent to the works area where the site is unoccupied. No parking

will be permitted outside of properties once handed over. All vehicles to be parked at owner's risk and must be parked to allow safe access for emergency and other vehicles.

Safe segregation routes will be provided within the site compound and across the site to clearly distinguish the routes to be taken between pedestrians and vehicles to maintain separation at all times

The Loading and Unloading of Plant and Materials

Only pre-arranged deliveries will be allowed so as to avoid any local disruption caused by a backlog of vehicles, particularly with there being both homes and a commercial premise opposite the principal site entrance.

Where possible, we will aim to avoid the busy times of between 8.45-9.15am and 3.00-3.45pm where people take children to school or go to/from work.

Bulky and heavy materials are to be transported using appropriate machinery which will be operated only by personnel holding a relevant certificate. Other materials are to be moved manually taking into consideration Manual Handling and COSHH Regulations.

The Storage of Plant and Materials Used in Constructing the Development

Storage of materials and plant on site will be kept within the site compound or adjacent to works areas when being used. Valuable or fragile materials may be delivered to the D Brown head office and transported as needed to avoid vandalism or theft.

Cement will be stored on site and a COSHH assessment is recorded. All other materials are assessed as works progress.

Any site fuel stored on site will be kept in a secure and isolated area of the compound, however we will aim to bring this out internally using site diesel cubes rather than have excess storage on site.

Wheel Washing Facilities

Initially, access for site vehicles and visitors will be via Seagate Road so that the traffic is directed straight to the site compound and office. Site offload facilities will be provided by means of teleporters/forklifts and be solely used to distribute materials around site to restrict the movement of vehicles crossing the site to subsequently re-enter the public highway.

Should there be adverse conditions or deliveries that require vehicles or access roads to be cleaned before leaving site, there will be a 110V jet washer located within the site facilities.

Surface Water Run Off During Construction

Surface water produced by the development will be discharged in accordance with the SRC drainage strategy reference SRC – 22421-10A. As the plots are built out of the ground to suit the minimum FFLs of 3700 AOD as specified in the FRA, there is a fall created in an East to West direction. Therefore, any exceedance will be directed to the existing road side watercourse, which flows upstream into the IDB maintained drain.

As we build further into the site, the remaining 171 plots will have a standalone drainage system. The post development surface water discharge to the existing watercourse will be reduced to much less than the existing greenfield run off, due to the standalone system which utilises attenuation basins and a hydro brake.