

CONDITION 7.

The requirement of the Building Regulations in relation to surface water drainage is that it should discharge to a soak-away (or other infiltration system) or watercourse. The soak-away should be located 5.0m from any building and subject to a percolation test. If any of these are not practical, discharge should be to a sewer. As the ground condition is mainly clay a soak-away is not a practical option.

At the rear of the build site there unsurfaced (probably unadopted) road/access which runs along the southern boundary, this road extends to the rear of the site along the western boundary. There is a combined foul/surface water drain located in the unadopted road at the rear of the properties 2 to 18 Bradley Fold Road, it is intended to connect a drain from the proposed dwelling into this drain.

CONDITION 9.

Construction Traffic Management Plan.

Location LAND BETWEEN 18 & 24 BRADLEY FOLD ROAD.

Hours of Operation - 08.30 to 17.00 Monday to Saturday.

Parking for site operatives vehicles – The limited amount of trade vehicles required for the build process can use the unadopted road at the side of the build site.

Site Security.

The site area will be fenced off from public access.

Storage of Materials.

Most of the materials need to construct the dwelling will be delivered to site as they are needed, delivery will be in general via Bradley Fold Road. All deliveries of building materials will be at times that cause little disruption to the general public and neighbours.

The building materials required for the initial build will be stored on land at the rear of the proposed dwelling within the perimeter fence as required.

With the limited area of the proposed site the need for plant/vehicles to actually be on the site will be limited to foundation process. The plant used in this

process will be cleaned of any mud and other loose materials before leaving the site.