

We appreciate the Council is currently reviewing application reference 24/00920, which seeks to amend condition 4 (approved plans).

We refer to the Grant of Outline Planning Application (reference 23/00401) and condition therein of: **Discharged Condition 19.**

- the Planning Department, Planning Enforcement Team and Members of the Planning Committee, (who agreed this Application, with conditions attached, without a site visit), reconsider our request and take action.

No development shall take place until a Construction Management Plan has been submitted to and approved in writing by the local planning authority. The said plan shall include details of parking and turning areas for construction and delivery vehicles and site personnel, and the timing of deliveries. The approved Construction Management Plan shall be fully complied with throughout the construction period. Reason These details are required prior to the commencement of the development in the interests of minimising the impact of the development during the construction phase19.

Extracts from the Aile Homes Construction Site Management Plan, that the developer may be contravening.

- A management system will be put in place to control the number of lorries arriving at the site at any one time to ensure that there are no vehicles waiting on public roads. *Video evidence 16:09hrs. - 11th April 2025 (Attached)*
- This will be of particular importance during later construction phases, when parking will be limited: delivery by prior appointment only – drivers will be required to notify the site management in advance of their arrival to confirm that the delivery area is free and to allow operatives to prepare for the delivery; deliveries will take place outside of peak periods, i.e. between 9.30am and 3.00pm.

Video evidence 16:09hrs. - 11th April 2025 (Attached)

Photo evidence 08:51hrs – 23.04.2025 (Attached)

- The safety of other road users and pedestrians, as well as the workforce on site will be ensured by the use of banksmen, who will supervise all arrivals and departures of large vehicles.
- Scope is available for one vehicle to enter/manoeuvre/turn & exit the site in a forward gear/direction whilst another vehicle is parked on Site.

Video proof of vehicles reversing in Cauldham Lane (Attached)

- Wheel wash facility will be via a jet wash at the access point to prevent exiting vehicles from spreading mud and slurry onto the adjacent highways.
- Different types of vehicles have different swept paths, and hence the ability to manoeuvre through rather restricted road space into the site. A swept path analysis has been carried out for the longest vehicle below (i.e. articulated low loader), and it is capable of entering and leaving the site in a forward gear.

Video proof of vehicles reversing in Cauldham Lane (Attached)

- Two samples, of many received, documented information from residents as additional evidence: *(Attached)*.

In view of all above mentioned dangerous activities, Capel-le-Ferne Parish Council believe, Dover District Council should re-evaluate this application. Works should stop or, enforcement action taken against the developer, on a matter of a "duty of care", until Cauldham Lane is made safe for all road users and pedestrians, at all times. There seems a clear illustration of the failure of Aile Homes Construction Management Plan.