COLLYWESTON QUARRY

PLANNING APPLICATION TO VARY CONDITIONS OF PLANNING PERMISSION REF. NO. EN/06/1279C UNDER SECTION 73 OF THE TOWN AND COUNTRY PLANNING ACT 1990

BULLIMORES SAND AND GRAVEL LTD

Revised June 2018
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1 INTRODUCTION

1.1.1 This Planning Application, submitted on behalf of Bullimores Sand & Gravel Ltd, is to vary Condition 33 of Planning Permission ref: EN/06/1279C under Section 73 of the Town and Country Planning Act 1990 to allow for an extension of time for the completion of infilling and restoration in the Eastern Extension to Collyweston Quarry.

1.1.2 Furthermore, the timescales for completion of infilling and restoration needs to tie in with the Section 106 agreement signed pursuant to permission ref: 14/00035/MINFUL for the western extension to Collyweston Quarry. The second schedule of the Section 106 sets out the restoration scheme for the Eastern Extension should be completed no later than 31 December 2023. A revised restoration scheme for the Eastern Extension was also set out in the Section 106 Agreement in Drawing No. 5526 L 03 rev D.

1.1.3 Condition 33 of the Planning Permission states:

The development hereby permitted shall cease not later than 31st December 2018 (twenty hundred and eighteen) and the site shall be restored or reinstated in accordance with the conditions of this permission forthwith and shall be left in a clean and tidy condition, provided that if within this period the working of minerals ceases for a period in excess of nine months or the use is discontinued for a like period, the conditions of this permission relating to restoration, rehabilitation and aftercare, shall be carried out forthwith.

1.1.4 This Application is therefore to extend the time for the completion of restoration to be completed no later than 31 December 2023. It is estimated that there is only up to 4 weeks extraction operations left in the Eastern Extension, therefore, subject to the continuing favourable weather conditions, extraction will be completed no later than 31 December 2018.

1.1.5 In order to tie in with the proposed amendment to condition 33 relating to the completion of restoration operations, the following conditions also need minor amendments (as set out below) to reflect the revised restoration scheme for the Eastern Extension set out in the Section 106 Agreement in Drawing No. 5526 L 03 rev D:

- Conditions 22

   Except as may be otherwise agreed in writing by the MPA the progressive
restoration scheme shall be implemented upon cessation of mineral extraction and backfilling operations in each phase of the development, and shall be completed in its entirety in accordance with Drawing No. HPL/BSG/CQ/12 5526 L 03 rev D before the end date of this permission as stated in condition 33.

- Condition 24

Except as may otherwise be agreed in writing by the MPA, following mineral extraction the site shall be restored to agriculture with tree and hedgerow planting woodland use in accordance with Drawing No. 5526 L 03 rev D and the following requirements to the satisfaction of the MPA:

a) The excavated areas shall be backfilled to original ground levels with mineral waste and other overburden together with imported inert waste materials referred to in condition 4 of this permission and the areas shall be evenly graded and progressively restored where practicable.

b) The final level of the backfilled site shall conform with the levels of the contours on submitted restoration plan/drawing HPL/BSG/CQ/12 5526 L 03 rev D with natural drainage to the perimeter of the site without backfalls or ponding.

c) The upper layer of the backfilled areas down to a depth of 1 metre shall be kept free of materials likely to interfere with final restoration or subsequent agricultural use and tree and hedgerow planting and this covering shall be composed of the topsoil stripped and stored in accordance with condition 13a of this permission. The remaining covering material shall comprise the subsoil and overburden stripped and stored in accordance with condition 13b of this permission, spread in their correct sequence, and other suitable material as may be necessary.

d) Prior to the replacement of subsoil, the site shall be rooted (ripped) with a deep tine cultivator to relieve compaction and any stones or other objects which would interfere with subsequent restoration and tree and hedgerow tree planting and woodland use of the site shall be collected and buried to a depth of at least 1 metre. Prior to the replacement of topsoil the above operations shall be repeated,

e) The topsoil stored in accordance with condition 13a of this permission shall be evenly replaced over the graded and rooted area during dry weather conditions and not shortly after heavy rainfall.
• Condition 29

Not later than the completion of the quarrying operations or by the date referred to in Condition 33 of this permission, whichever date is the sooner, a tree and hedgerow woodland planting scheme shall be submitted to the MPA for approval. The scheme shall incorporate details of the locations of the trees and shrubs to be planted including number, size and species. These proposals, as approved by the MPA may require, shall be undertaken and completed by the end of the first planting season after the site is restored in accordance with Condition 33, or in accordance with any phased implementation timetable that may be agreed.

• Condition 31

Except as may otherwise be agreed in writing by the MPA, not later than the completion of the quarrying operations or by the date referred to in condition 33 of this permission, whichever date is the sooner, a 5 year programme of agriculture and tree and hedgerow woodland management aftercare shall be submitted to the MPA for approval. The approved 5 year aftercare management programme shall thereafter be implemented.
2 SITE APPRAISAL

2.1 Site Location

2.1.1 The existing quarry lies approximately 500 metres to the east of Duddington village in Northamptonshire (see the site location plan below).

2.1.2 Collyweston Quarry is an established limestone quarry situated within the north east part of Northamptonshire to the east of the A43 and south of the A47. Access to the site is gained directly from the A47.

2.1.3 Planning Permission ref: EN/06/1279C covers the eastern part of Collyweston Quarry. The Eastern Quarry Extension lies approximately 600 metres to the west of Duddington village and immediately to the east of the original and ongoing quarry workings. The Eastern Extension area covers approximately 19.2 ha and can be seen on the Planning Application Drawing (HPL/NMA/002 - Appendix 1) which accompanies this application.

2.2 Planning History

2.2.1 Limestone extraction at Collyweston Quarry has been carried out for a number of decades. Operations have been active since the grant of planning permission by Northamptonshire County Council in the early 1980’s.
2.2.2 An eastern extension to the quarry, the subject of this planning application was granted planning permission on 2nd November 2006 – ref: EN/06/1279C.

2.2.3 A Western Extension to Collyweston Quarry was granted by Northamptonshire County Council on 26 July 2016 (Ref: 14/00035/MINFUL). As discussed above, this planning permission is subject to S106 legal agreement with the County Council to secure the cessation of working in the eastern extension site area, and to secure its restoration in-line with an agreed (revised) restoration scheme as set out in approved restoration Drawing No. 5526 L 03 rev D.
3 DESCRIPTION OF PROPOSALS

3.1.1 As set out above, this application seeks an extension of time for the completion of infilling and restoration in the Eastern Extension to Collyweston Quarry together with the need to tie in with the Section 106 agreement signed pursuant to permission ref: 14/00035/MINFUL, which sets out the restoration scheme for the Eastern Extension should be completed no later than 31 December 2023.

3.1.2 In terms of operations currently taking place in the eastern extension, there is one remaining area to extract, which is currently still underwater and will be worked once dry later this year and is estimated to take up to 4 weeks to complete. In terms of restoration operations, infilling has commenced in the northern part of the eastern extension.

3.1.3 Operations within the Eastern Extension has been stalled for a number of reasons over the years due to suppressed aggregate production levels during the economic recession together with poor summers with inclement weather which further hindered progress. Furthermore, as workings progressed in the eastern extension, increasing thicknesses/quantities of overburden were encountered by the Company. These geological conditions, combined with the escalating costs of overburden removal (to access the rock) reached a point where it became un-economic to continue to extract from this area. As the Council are aware, this was the main reason for seeking the Western Extension to the Quarry.

3.1.4 Drawing no: HPL/BSG/CQ/006 (Appendix 2) was submitted as part of the application documents for planning permission Ref: EN/06/1279C. This sets out a series of 15 phases to be restored in a 6 year period. Due to the level of overburden encountered within the Eastern Extension, in approximate terms, around 70% of the Eastern Extension has not been worked at all and doesn’t therefore need any restoration - See Drawing No: HPL/EE/001 Rev A which shows the extent of working in the Eastern Extension (Appendix 3). Drawing No: HPL/EE/001 Rev A is based on the most recent survey carried out at the quarry in February 2018 – Appendix 4. Therefore, in terms of the 15 infilling phases outlined on Drawing no: HPL/BSG/CQ/006, essentially all of phases 3, 5, 7, 9 and 12 and parts of phases 8, 10, 11, 13 and 14 have been extracted and require restoration. As set out above, Bullimores have commenced restoration in the northern part of the quarry i.e. phase 3.

3.1.5 In terms of the revised restoration scheme for the Eastern Extension as set out in the Section 106, this proposes a different restoration scheme for the Eastern Extension –
previously this was proposed to be planted with trees to eventually create woodland. It is now proposed to restore the 30% (or so) of the area that has been extracted to farm land (as was its previous use) with the introduction of some additional hedgerow planting. This is set out in approved restoration Drawing No. 5526 L 03 rev D.
4 CONCLUSIONS

4.1.1 Bullimores Sand & Gravel Ltd are applying to Northamptonshire County Council to seek an extension of time for the completion of infilling and restoration in the Eastern Extension to Collyweston Quarry together with the need to tie in with the Section 106 agreement signed pursuant to permission ref: 14/00035/MINFUL, which sets out the restoration scheme for the Eastern Extension should be completed no later than 31 December 2023.

4.1.2 The proposed extension of time does not envisage any change to the approved restoration scheme for the site, which will be completed to the approved end uses shown on the Collyweston Overall Landscape Restoration Plan (5526-L-03 rev D) accompanying this application.
Appendix 1 – Site Location Plan
Appendix 2 – Infill Phasing Plan
Appendix 3 - Extent of Working in the Eastern Extension
Cabin Water Track Topographic Contour (5m Interval)

BH-G 499155.073 300768.943 63.73m AOD 64.20m AOD
BH-H 499289.982 301132.610 69.74m AOD 70.24m AOD
BH-F 499043.765 300405.406 57.68m AOD 58.26m AOD

Ref. Easting Northing Ground Level Collar Level

BR-R 499245.742 300000.000 69.08m AOD 69.87m AOD
BH-B 499103.757 300224.431 71.64m AOD 72.41m AOD

NOTES:
- LSS ref: 004_COMPOSITE SURVEY 07-02-2018
- Site surveyed to Ordnance Survey OSNet™ GB

CLIENT: PLAN:
SITE:

TOPOGRAPHIC SURVEY
- 7 FEBRUARY 2018 -

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