DELEGATED REPORT

Recommendation Made: 4 February 2010

Reference:- 10/00041/C **Parish:- Markfield Parish Council**

Applicant:- Aggregate Industries UK Ltd
Bardon Hill
Markfield
LE67 9PJ

Location:- Land At And North Of Rise Rocks Barn Shaw Lane Markfield Leicestershire

Proposal:- EXTRACTION OF 132MT OF MINERAL FROM AN AREA ADJACENT TO BARDON HILL QUARRY, TO USE THE OVERLYING CLAY / OVERBURDEN TO COMPLETE THE EASTER TIP (18), CREATE PERIMITER LANDSCAPED EMBANKMENTS AND PARTIALLY INFILL THE CURRENT QUARRY, TO LINK THE NEW OPERATION TO THE EXISTING OPERATION 2010/C109/4

Introduction:-

This is a county consultation application. The application seeks planning permission for the extraction of 132MT of mineral from an area adjacent to Bardon Hill Quarry, to use the overlying clay/overburden to complete the Easter Tip (18), create perimeter/ landscaped embankments and partially infill the current Quarry, to link the new operation to the existing operation 2010/C109/4.

Remaining permitted reserves at Bardon Hill Quarry will last for another 10yrs . The proposal is to extract 132 million tonnes of volcanic rock from 66 hectares of land through an extension of the existing quarry. If approved these works could extend the life of the quarry by a further 40yrs. The proposed extension area lies to the south east of the existing quarry, between the A511 road known as Shaw Lane to the south, the Copt Oak to the east and the driveway to Bardon Hall to the north. Before quarrying in the proposed extension area commences, the overburden is to be used to form new raised landforms to screen the quarry. These landforms will create areas of woodland and heathland. The remaining overburden is to be taken to the existing quarry which will be partially in-filled over a period of 11yrs. Quarrying operations proposed would be the same as existing, including drilling, blasting and primary crushing. A new primary crusher will be located in the proposed extension area, but the rest of the plant will remain in their existing positions.

The application covers an area of almost 500 hectares, which includes the existing quarry and plant site, most of the Bardon Estate and the proposed extensions and landform areas. The proposed extension area is a mix of arable and pasture fields with hedgerows and dry stone walls.

Road access is directly on to the A511 and rail access is from Leicester to Burton on Trent.

Consultations:-

There are no consultation responses as the Borough Council is a consultee rather than the determining planning authority.

Development Plan Policies:-

Local Development Framework - Core Strategy Policy 21 - National Forest

Local Plan Policies:-

BE1 - Siting and Design

NE5 - Development in the Countryside

Appraisal:-

The main planning considerations in respect of the development are the principle of the development, air quality, impacts on noise, vibration and impacts on visual amenity.

Principle
Bardon Hill Quarry is a nationally important site for the production and distribution of rock and is important for meeting national policy objective (MPS1). Accordingly the principle of development is acceptable.

Air Quality

As the extraction is to be undertaken at depth, dust emissions from the proposed extension area will be minimal and dust from the internal haul roads and the access road would be suppressed with the use of a water bowser, as within the existing quarry. The quarry processing plant and stocking area has the greatest potential to generate dust. In order to mitigate any impacts an enhanced mitigation strategy has been proposed within this area of operation.

Noise

Noise levels have been calculated at noise sensitive dwellings. The calculated noise levels recorded were at, or below the proposed limits for routine daytime operations and thus are considered acceptable.

Vibration

Based upon national and Leicestershire policy requirements, ground vibration from blasting in the proposed extension has been assessed against a criteria of 6 mms-1 peak particle velocity at a 95% confidence level, measured at the nearest occupied property. This is the same limit as at the existing quarry. This limit could be met through most of the proposed extension area using the same blasting design as at the existing quarry. The vibration levels caused would be low and although perceptible at times at the closed properties, would be safe.

Visual Amenity

The proposed land management for the entire Bardon Estate would result in visual improvements over a wider area than that of the development footprint and the proposals. The proposal to retain and manage the existing woodland and to increase the tree planting, which would provide more visual interest. The development would result in permanent changes to the landscape of this area, however it is considered that the range of mitigation measures identified would prevent the changes from creating any adverse visual impacts.

Other issues

The existing rights of way affected have been diverted and incorporated within the proposed scheme.

No increases in road movements are proposed, other than through normal fluctuations in demand.

RECOMMENDATION :- That the Leicestershire County Council be advised that Hinckley & Bosworth Borough Council has the following comments to make:-

Reasons :-

1 The Borough Council does not raise objections to the proposal. This is subject to the development being in accordance with the Leicestershire County Council minerals policies, and the addition of appropriate conditions to any approval to control noise, hours of operation, dust, vibration, vehicle movements etc to continue to prevent nuisance from the operation affecting local residents.

Contact Officer:- Eleanor Shaw Ext 5691 Date Printed: 22 July 2010