



Planning & Regulation Committee

Monday, 23 May 2016

ADDENDA

1. Apologies for Absence and Temporary Appointments

<i>Apology for Absence</i>	<i>Temporary Appointment</i>
Councillor Stewart Lilly Councillor James Mills Councillor Anne Purse	Councillor Judith Heathcoat Councillor Rodney Rose Councillor Richard Webber

Appointments

Following the annual Council meeting on Tuesday 17 May 2016 Councillor Lynda Atkins has been appointed and Councillor John Sanders has replaced Councillor John Tanner. The Sub-Committee now has a membership of 13.

4. Petitions and Public Address

<i>Speaker</i>	<i>Item</i>
Professor George Smith (Eynsham Society) Phillip Duncan (Agent, Corylus) County Councillor Charles Mathew (Eynsham))) 6. Cassington Quarry, Worton, Witney –) Application No. MW.0158/15))
Nicholas Johnston (Applicant)	7. Great Tew Ironstone Quarry – Application No. MW.0078/15

6. Section 73 application for the continuation of the winning and working of sand and gravel with restoration using suitable imported materials without complying with the requirements of condition 2 of the planning permission 10/01929/CM in order to extend the time period for extraction until December 2020 and the time period for restoration until December 2022 to allow sufficient time for the working of material from beneath the plant site at Cassington Quarry, Worton, Witney - Application No MW.0158/15

Concern has been raised by the operator about the practicality of condition 41 of the recommendation. They would want to use the existing plant to work what remaining reserve they can and bring in a mobile plant only for the reserve beneath the plant site itself.

Also prompted by concerns raised by Cllr Mathew I have reviewed the aftercare proposals for the site.

Comments of the Deputy Director (Strategy and Infrastructure Planning)

The plant occupies the western half of the plant site and it would be reasonable for the existing plant to be used in order to work the eastern part of the site. Condition 41 could be changed to allow 2 years for the removal of the plant and this would still achieve the removal of the plant within a reasonable timescale.

There is no clear detailed aftercare scheme for the composite restoration scheme as shown on plan W92m133. I therefore propose the addition of a new condition requiring the submission and approval of an aftercare scheme within 2 years of the date of this permission.

RECOMMENDATION

As set out in the Committee report except that:

Condition 41 be deleted and the following conditions added:

41. The existing processing plant shall be removed from the site within 2 years of the date of this permission.

42. That no later than 2 years from the date of this permission a detailed aftercare scheme for the restoration scheme shown on plan W92m133 shall be submitted to and approved by Mineral Planning Authority.

43. The aftercare scheme approved in accordance with condition 42 of this submission shall be implemented upon completion of the restoration as shown on plan W92m133.

7. Proposed extension of ironstone extraction, revocation of existing consented mineral extraction, export of clay, construction of temporary and permanent landforms, retention of an existing overburden store, relocation of consented stone saw shed, replacement quarry, farm and estate office building, erection of a new shoot store and multi-purpose building at Great Tew Ironstone Quarry, Butchers Hill, Great Tew, Chipping Norton - Application No.MW.0078/15

1. A drafting error was made on the Committee Plan (Annex 1). The shooting store was located in the wrong location. The shooting store has now been relocated on the Committee Plan to the south-eastern corner of the existing quarry. Please see attached Amended Annex 1 Committee Plan.
2. The following comment from Councillor Hillary Hibbert-Biles received on 8 April 2016 was omitted from the committee report.

“While I do understand there is extant permission, I am concerned as to the impact on the local highway network. While I am sure there are good intentions as to lorry movements I think there needs to be more of a formal agreement.”

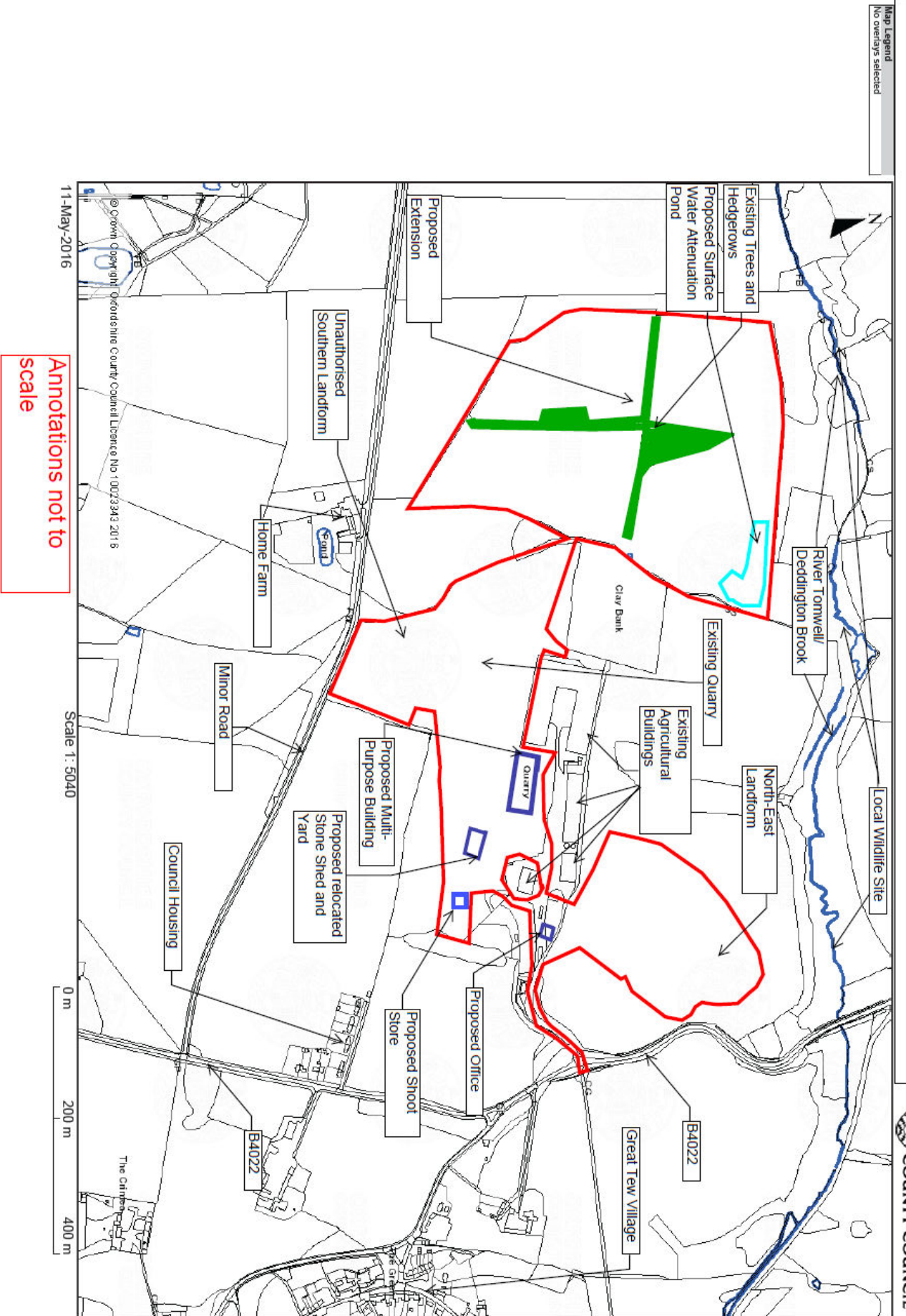
3. A Transport Assessment was provided for the second round of consultation, which included existing and proposed vehicle movements. No objections were raised by Transport Development Control (TDC), but a condition was recommended to limit exportation of clay. A revised condition after consultation with TDC is included in the committee report (condition xli):

“No HGV movements associated with clay exportation shall take place during the harvest season (1st August to 31st October)”.

4. The reason for this is to limit vehicle movements when the site is at its busiest, with the separate grain store business.
5. Clay exportation will not be carried out all year round, but only on an ad hoc basis. The application states clay exportation is restricted by the logistics at the quarry and therefore as a worst case it is unlikely that more than one load (two trips) per hour will be achieved during the servicing of contracts.
6. The exportation of building stone will be at similar levels to the existing permission, approximately 21 loads per week. It is recommended that the existing conditions are carried forward to restrict the amount of stone allowed to be exported to 24,500 tonnes per annum (condition vii) and that crushed stone can only be used within the estate boundaries, for fixing farm tracks etc (condition vi).
7. TDC has not recommended a routeing agreement. Many of the potential routes via Middle Barton or through Church Enstone, have weight restrictions. preventing HGVs. The site has good access to both the A44.

8. Apart from a minor typographical change in the penultimate line of Condition xxiv where “an” should read “in” there is no change to the printed recommendation

Annex 1: Committee Plan



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