

PROPOSED CONDITIONS – MW. 0132/16

- 1. The development shall be carried out strictly in accordance with the particulars of the development, plans and specifications contained in the application except as modified by conditions of this permission.**
- 2. The development to which this permission relates shall be begun not later than the expiration of three years beginning with the date of this permission. The date of commencement of development shall be notified to the planning authority within 7 days of commencement.**
- 3. The development shall not be carried out other than in association with the development permitted by planning permission no. MW.0134/16.**
- 4. The development shall cease and the pipelines and all associated pumps, plant and machinery shall be removed and the site shall be restored no later than one year from the date of cessation of the mineral extraction permitted by planning permission no. MW.0134/16 or 31st December 2024, whichever is earlier.**
- 5. With the exception of any works necessary in emergency situations, no operations authorised or required by this permission shall be carried out, and plant shall not be operated:**
 - a. other than between 07.00 and 18.00 hours Mondays to Fridays and 07.00 to 13.00 hours on Saturdays;**
 - b. No operations shall take place on Sundays, Public or Bank Holidays.**
- 6. The noise levels arising from the development shall not exceed 55 dB(LAeq) (1 hour) at the facades of the closest dwelling.**
- 7. The noise levels arising from the laying and removal of the pipeline and associated plant and machinery shall not exceed 70 dB(LAeq) (1 hour free field) measured at the closest dwelling.**
- 8. No reversing beepers or other means of audible warning of reversing vehicles shall be fixed to, or used on, any vehicles involved with the laying and removal of the pipeline and associated plant and machinery, other than those which use white noise.**
- 9. The pumps hereby permitted shall not be other than electrically powered.**
- 10. No floodlighting shall be erected on site.**
- 11. An appropriately qualified ecologist shall attend during installation and decommissioning of the northern 200 metres section of the pipeline (nearest to the pond with Great Crested Newts) to check the area for newts, provide a toolbox talk to operatives, and ensure that no harm occurs.**
- 12. The development permitted by this planning permission shall be carried out in accordance with the Stonehenge Farm-hydrological advice on proposed replacement of conveyor with pipeline addendum , 38949c00i2, March 2017, Amec Foster Wheeler Environment & Infrastructure UK Limited, and the following mitigation measures detailed within the technical note:**
 - a. Pipe Crossing will be raised on sleepers with a soffit no lower than 0.125 as stated in section 3.1 of the technical note.**

- b. **Watercourse crossings will be raised with a soffit of no less than 64.8 AOD, which allows for 30cm freeboard, as noted in section 3.2 of the Technical note.**
 - c. **That the location of the pumping station will stay within the excavation area therefore not increasing built footprint as stated in section 3.3 in the technical note.**
 - d. **That the pumping station will be no bigger than the 14.4m² as stated in section 3.3 of the technical.**
- 13. The mitigation measure(s) shall be fully implemented prior to occupation and subsequently in accordance with the timing / phasing arrangements embodied within the scheme, or within any other period as may subsequently be agreed, in writing, by the Mineral Planning Authority.**

PROPOSED CONDITIONS – MW.0134/16

- 1. The development shall be carried out strictly in accordance with the particulars of the development, plans, specifications and phasing contained in the application except as modified by conditions of this permission. The approved plans and particulars comprise the application form dated 21st December 2006 as amended by the application form dated 4th October 2016, supporting statement dated December 2006 as amended by the supporting statement dated October 2016, supplementary information dated January 2008, plans S59/105 rev C, S59/106A, S59/107A, S59/108 rev D, S2/HAN/04/01 rev B, S2/HAN/04/02 rev A, S2/HAN/04/03 rev B, S2/HAN/04/04 rev B, S2/HAN/04/05 rev B, S2/HAN/04/06 rev A, S2/HAN/04/07 rev A, S59/112A, S59/125 rev A, S59/123 rev B, S59/113A, S59/111 rev D, S59m/177 rev A, S2/HAN/5/21 Hydrologic Flood Risk Assessment 2029/5 rev2 incorporated in the Environmental Statement dated January 2008 as updated by the Entec 2d Modelling Report dated 26 October 2009, 2d Supplementary Modelling Report dated 22 January 2010; plan numbers S59/175a and S59m/1758a approved pursuant to condition 18A of planning permission no. APP/U3100/A/09/2107573; plan number S59m/176 approved pursuant to condition 23 of planning permission no. APP/U3100/A/09/2107573; the AMEC report dated 12th July 2013, clarification regarding condition 36 - Email from Paul Williams to Mary Thompson dated 19th August, the clarification of water related submissions - letter from Mike Carey to Mary Thompson dated 29th August 2013 and the e-mail of clarification on condition 24 for EA - Email from Mike Carey dated 29.08.13 approved pursuant to conditions 24, 25, 26, 34, 36 & 48 of planning permission no. APP/U3100/A/09/2107573 ; the Smith Grant Dust Management Scheme dated June 2013 and the Smith Grant Dust Monitoring Scheme dated August 2013 approved pursuant to condition 30 of planning permission no. APP/U3100/A/09/2107573; the Written Scheme of Archaeological Investigation dated October 2012 approved pursuant to condition 32 of planning permission no. APP/U3100/A/09/2107573; plan numbers S2/HAN/04-08, S2/HAN/04-09, S2/HAN/04-10, S2/HAN/04-11, S2/HAN/04-12, S2/HAN/04-13 rev A, S2/HAN/04-14 rev B, and the Explanatory Note dated September 2012 approved pursuant to condition 33 of planning permission no. APP/U3100/A/09/2107573 as updated by Figure 1: Stonehenge Farm: Phasing Sequence and Period of Operations within each Phase from initial soil stripping through to completion of restoration earthworks (amended October 2016) and Figure 2: Stonehenge Farm: Programme of Operations for Infrastructure Development, Soil Stripping, Mineral Extraction and Restoration (Amended October 2016) ; plan no. S59m/179 (Goose Fencing) approved pursuant to condition 46 of planning permission no. APP/U3100/A/09/2107573.**

- 2. Extraction of minerals shall cease by 31st December 2023 and restoration shall be completed in accordance with the approved details by one year from the date of cessation of mineral extraction or 31st December 2024 whichever is the earlier.**
- 3. No operations, including HGVs entering and leaving the site, other than water pumping or environmental monitoring, shall be carried out at the site except between the following times:
07.00 to 18.00 hours on Mondays to Fridays
07.00 to 13.00 hours on Saturdays.
No operations shall take place on Sundays, Public or Bank Holidays.**
- 4. During development, there shall be no raising of ground levels as shown on the pre-development topographical survey approved pursuant to condition 23 of planning permission no. APP/U3100/A/09/2107573 other than in the areas shown on approved plans S2/HAN/04/01 rev B, S2/HAN/04/02 rev A, S2/HAN/04/03 rev B, S2/HAN/04/04 rev B, S2/HAN/04/05 rev B, S2/HAN/04/06 rev A, S2/HAN/04/07 rev A.**
- 5. Save as modified by any details approved pursuant to any other condition of this permission, the development shall not be designed and constructed other than in accordance with the flood risk assessment produced by Hydro Logic incorporated in the Environmental Statement dated January 2008.**
- 6. No extraction, tipping or temporary storage of materials shall take place within 16 metres of the River Windrush. During the course of development, no tipped material shall enter any watercourse or culvert.**
- 7. No dewatering shall take place in phases 1, 3 and 5, as shown on approved plan S59/108 rev D.**
- 8. Vehicular access to the site shall only take place via the site access to Stanton Harcourt Quarry as shown on approved plan S59/105 rev C except that maintenance and extraction plant and vehicles used in extraction, construction on site or maintenance of the pipeline permitted pursuant to planning permission no. MW.0132/16 shall enter adjacent to the location where the pipeline permitted pursuant to planning permission no. MW.0132/16 crosses the Standlake Road as marked on approved plan no. S59/105C on approved plan S59/105 rev C or from the south west corner of the plant site.**
- 9. No mineral shall leave the extraction area except via the pipeline permitted pursuant to planning permission no. MW.0132/16.**
- 10. The surface of the internal access road between the weighbridge and the public highway shall be metalled, drained and kept clear of debris throughout the life of the plant site during the course of the development hereby permitted and no vehicles shall enter the public highway unless their wheels are sufficiently clean to ensure that no mud or debris is taken onto the public highway.**
- 11. No loaded vehicles shall leave the site unsheeted except those only carrying stone in excess of 75mm.**
- 12. The noise levels arising from the development shall not exceed 55 dB(LAeq) (1 hour) at the boundary of the Plant Site, 51 dB(LAeq) (1 hour) at the boundary of phase 3, and 46 dB(LAeq) (1 hour) at the boundary of all other phases identified on approved plan S59/108 rev D.**

- 13. The noise levels arising from the temporary operations of soil stripping, bund formation and restoration shall not exceed 70 dB(LAeq) (1 hour free field) measured at the closest dwelling. Such temporary works shall not take place for more than eight weeks in any twelve month period. At least 48 hours prior notice of such works shall be given to residents of dwellings within 350 metres of the works before those works begin.**
- 14. All vehicles, plant and machinery operated within the site shall be serviced and maintained in accordance with the manufacturer's instructions and, where silencers are specified by the manufacturer for any vehicles, plant or machinery, they shall be installed and retained in use.**
- 15. No reversing beepers or other means of audible warning of reversing vehicles shall be fixed to, or used on, any vehicle, excluding HGVs or delivery vehicles, operating on the site, other than those which use white noise.**
- 16. No pumping of water shall take place on site except with electrically powered pumps.**
- 17. The existing trees, bushes and hedgerows within the site, as shown to be retained on approved plans S59/108 rev D and S59/113A (except to allow the pipeline permitted pursuant to planning permission no. MW.0132/16 to enter the processing plant area), shall be retained and shall not be felled, lopped, topped or removed in areas outside the current or succeeding phase of mineral working or tipping. Any such vegetation removed without consent, dying, being severely damaged or becoming seriously diseased shall be replaced with trees or bushes of such size and species as may be specified by the Minerals Planning Authority.**
- 18. The development shall not take place other than in accordance with plan numbers S59/175a and S59m/1758a approved pursuant to condition 18A of planning permission no. APP/U3100/A/09/2107573. If within a period of 2 years from the date of the planting of any tree that tree, or any tree planted in replacement for it, is removed, uprooted or destroyed or dies, or becomes, in the opinion of the Minerals Planning Authority, seriously damaged or defective, another tree of the same species and size as that originally planted shall be planted at the same place, unless the Minerals Planning Authority gives its written approval to any variation.**
- 19. No restoration shall take place except in accordance with the details of the restoration scheme to reed beds and lakes, as shown on approved plans numbers S2/HAN/04/01 rev B, S2/HAN/04/02 rev A, S2/HAN/04/03 rev B, S2/HAN/04/04 rev B, S2/HAN/04/05 rev B, S2/HAN/04/06 rev A, S2/HAN/04/07 rev A and plan numbers S2/HAN/04-08, S2/HAN/04-09, S2/HAN/04-10, S2/HAN/04-11, S2/HAN/04-12, S2/HAN/04-13 rev A, S2/HAN/04-14 rev B, and the Explanatory Note dated September 2012 approved pursuant to condition 33 of planning permission no. APP/U3100/A/09/2107573.**

20. No lowering of the water level of any water areas to expose the base of the reedbeds of the restored quarry shall take place save where required on a short term basis for the management of the reed beds.
21. There shall be no after-use of any of the restored ponds other than in accordance with details of a scheme to be submitted to and approved in writing by the Minerals Planning Authority.
22. The development shall not take place other than in accordance with the AMEC report dated 12th July 2013, the clarification of water related submissions - letter from Mike Carey to Mary Thompson dated 29th August 2013 and the e-mail of clarification on condition 24 for EA - Email from Mike Carey dated 29.08.13 approved pursuant to condition 24 of planning permission no. APP/U3100/A/09/2107573.
23. The development permitted by this planning permission shall be carried out in accordance with the Stonehenge Farm, Stanton Harcourt Quarry, Oxfordshire, Variation application-use of flexible pipes within extraction area Supporting Statement, October 2016, Corylus Planning & Environmental Ltd, and the following mitigation measures detailed within the technical note:
 - a. That the flexible pipework is laid either directly on top of the stripped gravel surface (generally below original field levels) or alongside the soil bund, as stated on page 6 of the Variation application Supporting statement.
24. There shall be no working of minerals within 15 metres of the pond, as shown on approved plan S59/107A, except in accordance with the AMEC report dated 12th July 2013 approved pursuant to condition 25 of planning permission no. APP/U3100/A/09/2107573.
25. No mineral working shall take place within 30 metres of any main river except in accordance with AMEC report dated 12th July 2013 approved pursuant to condition 25 of planning permission no. APP/U3100/A/09/2107573.
26. No development shall take place other than in association with the pipeline permitted pursuant to planning permission no. MW.0134/16 including where the pipeline passes under Standlake Road as shown on plan no. S2/HAN/5/16 approved pursuant to that permission.
27. No development shall take place other than in association with the pipeline permitted pursuant to planning permission no. MW.0134/16 including where the pipeline crosses bridleway 362/28 and footpath 313/4c as shown on drawing nos. S2/HAN/5/08 and S2/HAN/5/12 approved pursuant to that permission.
28. No development shall take place other than in association with the pipeline permitted pursuant to planning permission no. MW.0134/16 including where the pipeline crosses the stream west of Pinnocks Farm as shown on drawing nos. S2/HAN/5/14 and S2/HAN/5/15 approved pursuant to that permission.
29. No development shall take place other than in accordance with the Smith Grant Dust Management Scheme dated June 2013 and the Smith Grant Dust Monitoring Scheme dated August 2013 approved pursuant to condition 30 of planning permission no. APP/U3100/A/09/2107573.

The approved scheme shall be implemented and complied with at all times.

30. No development shall take place other than in accordance approved plan nos. S59m/177 rev A and S2/HAN/5/21 for the Plant Site and Stock Storage Area and silt disposal area, all as shown on approved plan S59/105 rev C. The approved layout shall be in place during any sand and gravel processing at the site.
31. No development shall take place other than in accordance with the Written Scheme of Archaeological Investigation dated October 2012 approved pursuant to condition 32 of planning permission no. APP/U3100/A/09/2107573.
32. No development shall take place other than in accordance with the approved supporting statement dated October 2016, approved plan nos. S2/HAN/04/01 rev B, S2/HAN/04/02 rev A, S2/HAN/04/03 rev B, S2/HAN/04/04 rev B, S2/HAN/04/05 rev B, S2/HAN/04/06 rev A, S2/HAN/04/07 rev A and plan numbers S2/HAN/04-08, S2/HAN/04-09, S2/HAN/04-10, S2/HAN/04-11, S2/HAN/04-12, S2/HAN/04-13 rev A, S2/HAN/04-14 rev B, and the Explanatory Note dated September 2012 approved pursuant to condition 33 of planning permission no. APP/U3100/A/09/2107573 for restoration to reedbeds and lakes.
33. Groundwater and surface water monitoring of each phase of the development shall take place throughout the working, restoration and the 5 year after-care period referred to in condition 41, in accordance with the AMEC report dated 12th July 2013 and the clarification of water related submissions - letter from Mike Carey to Mary Thompson dated 29th August 2013 approved pursuant to condition 34 of planning permission no. APP/U3100/A/09/2107573.
34. Ground levels which are above the restored water level following extraction shall be verified by a post-restoration topographical survey to be submitted to the Minerals Planning Authority for approval within one year of the complete restoration of the site south of Standlake Road. Any ground levels identified by the approved survey which are above those shown on the predevelopment topographical survey shall be reduced to those shown on the pre-development topographical survey within a further year.
35. No dewatering operations other than in accordance with the AMEC report dated 12th July 2013, the clarification of water related submissions - letter from Mike Carey to Mary Thompson dated 29th August 2013 and the clarification regarding condition 36 - Email from Paul Williams to Mary Thompson dated 19th August approved pursuant to condition 36 of planning permission no. APP/U3100/A/09/2107573.
36. Within one month of completion of mineral working in phase 2, as shown on approved plan S59/108 rev D, a hydrogeological review and evaluation of the dewatering working method shall be submitted to the Minerals Planning Authority for approval.
37. No dewatering shall take place in phases 4 and 6 as shown on approved plan S59/108 rev D until a scheme of mitigation to ensure that sufficient water is maintained in the recharge trenches has been submitted to and approved in writing by the Minerals Planning Authority. No dewatering

in phases 4 and 6 shall take place except in accordance with the approved scheme.

38. No screening bunds shall be constructed in phases 2 and 3 other than as shown on approved plan nos. S2/HAN/04/01 rev B, S2/HAN/04/02 rev A, S2/HAN/04/03 rev B and S2/HAN/04/04 rev B, and plan number S2/HAN/04-09 and the Explanatory Note dated September 2012 approved pursuant to condition 33 of planning permission no. APP/U3100/A/09/2107573 unless they are located and constructed in accordance with details that have been first submitted to and approved in writing by the Minerals Planning Authority. The details shall be informed by any 2d modelling necessary to assess the impact of locating the screening bunds in their proposed positions. Survey details of the position of each of these screening bunds shall be submitted to the Minerals Planning Authority within 1 month of the completion of its construction. No mineral extraction shall take place in phase 2 unless the bunds for the phase are in place and no mineral extraction shall take place in phase 3 unless the bunds for the phase are in place.
39. No water shall be discharged from the site except in accordance with a scheme that has been submitted to and approved in writing by the Minerals Planning Authority.
40. Details of the location, height, design, sensors and luminance of external lighting (which shall be designed to minimise the potential nuisance of light spillage on adjoining properties and highways and pollution of the sky) shall be submitted to and approved in writing by the Minerals Planning Authority before any external lighting is used on the appeal site. External lighting at the appeal site shall be in accordance with the approved details for the duration of the development.
41. No vegetation clearance works shall be undertaken in the bird nesting season (March 1st – August 31st) without prior written approval from the Minerals Planning Authority. Such approval will only be granted if a survey of nesting birds in the area to be cleared has been undertaken by an appropriately qualified ornithologist and details of the survey have been submitted to the Minerals Planning Authority.
42. An after-care scheme and programme for each of the phases as shown on approved plan S59/108 rev D, which starts in each phase as restoration is complete in that phase and lasting for 5 years in each phase, shall be submitted for the approval of the Minerals Planning Authority at least one year before after-care is due to start in phase 1. The scheme shall include the monitoring and management details of the following habitat types: open water, reed beds, wet woodland and species types: nesting birds, bat roosts, otter holts, amphibian ponds and invertebrate provisions. No further working in any subsequent phase to be commenced shall take place until a scheme and programme are approved in writing. The scheme and programme shall be carried out in accordance with the approved details, subject to the requirements of condition 42 below.

43. Prior to completion of restoration in phase 1 and in every subsequent year during the after-care period for the relevant phase (as identified in condition 41), the mineral operator shall provide the Minerals Planning Authority and the landowner/occupier with a detailed annual scheme and programme for the written approval of the Minerals Planning Authority including:
- (a) Proposals for managing the land for the forthcoming 12 months, incorporating any proposed modifications to the scheme and programme as a result of the findings in (b) below;
 - (b) A record of after-care operations carried out on the land during the previous 12 months.
- No further working in any subsequent phase to be commenced shall take place until a scheme and programme of management and after-care of the land are approved in writing by the Minerals Planning Authority. The scheme and programme shall be carried out in accordance with the approved details.
44. No winning and working of minerals shall take place in phase 6, as shown on plan S59/108 rev D, until a scheme and programme to manage water levels in the reedbeds of the restored site has been submitted to and approved in writing by the Minerals Planning Authority. Any scheme that is approved shall be implemented.
45. No winning and working of minerals shall take place in any phase as shown on approved plan S59/108 rev D other than in accordance with approved plan no. S59m/179 (Goose Fencing).
46. No above ground oil storage tank shall be erected on site unless it is sited on an impervious base and surrounded by a liquid-tight bunded compound with no drainage outlet. Any bunded area shall be capable of containing 110% of the volume of the largest tank and all fill pipes, draw pipes and sight gauges shall be enclosed within its curtilage. The vent pipe shall be directed downwards into the bund.
47. No development shall take place other than in accordance with the AMEC report dated 12th July 2013 detailing the scheme to prevent pollution of the environment resulting from oil/fuel spills
48. Prior to the commencement of any tree felling, lopping or topping within the site, details of a bat survey and measures to protect any bats shall be submitted to and approved in writing by the Minerals Planning Authority. There shall be no tree felling, lopping or topping other than in accordance with the approved measures.