

Annexe to Reasons for Conditions
(as required by Article 31 of the Town and Country Planning
(Development Management Procedure) (England) Order 2010)

HAMPSHIRE MINERALS AND WASTE CORE STRATEGY DPD 2007

DC1 - Sustainable Minerals and Waste Development

Minerals and waste developments will only be permitted if they meet the standards outlined in Policy S1 and, in appropriate circumstances, are designed and constructed to use water and energy efficiently.

DC3 - Impact on Landscape and Townscape

Minerals and waste development will only be permitted if due regard is given to the likely visual impact of the proposed development and its impact on, and the need to maintain and enhance, the distinctive character of the landscape or townscape. If necessary, additional design, landscaping, planting and screening, including planting in advance of the commencement of the development, should be proposed.

DC6 - Highways

Major mineral extractions, landfills and 'strategic' recycling, aggregate processing and recovery and treatment facilities, will be permitted provided they have a suitable access to and/or route to the minerals and waste lorry route as illustrated on the Key Diagram.

In all cases, minerals and waste development will only be permitted if it pays due regard to the likely volume and nature of traffic that would be generated by the proposal and the suitability of the proposed access to the site and of the road network that would be affected. Consideration should be given to highway capacity, road and pedestrian safety, congestion and environmental impact, and whether any highway improvements are required and whether these could be carried out satisfactorily without causing unacceptable environmental impact.

Policy DC7 - Biodiversity

Minerals and waste developments will only be permitted if due regard is given to the likely effects of the proposed development on biodiversity and, where possible, proposals should conserve and enhance biodiversity. Development likely to adversely impact upon 'regionally or locally designated sites or protected species' – designated in adopted Local Plans or Local Development Frameworks – (including Sites of Importance for Nature Conservation (SINCs),

DC8 – Pollution, Health, Quality of Life and Amenity

Minerals and waste development will only be permitted if due regard is given to the pollution and amenity impacts on the residents and users of the locality and there is unlikely to be an unacceptable impact on health and/or the quality of life of occupants of nearby dwellings and other sensitive properties. Where necessary minerals and waste developments should include mitigation measures, such as buffer zones between the site and such properties.



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Policy DC10 – Water Resources

Non-hazardous landfill developments in areas that overlie major aquifers, and Groundwater Source Protection Zones I, II & III, and mineral extraction or inert landfill in areas that overlie major aquifers and Groundwater Source Protection Zone I will not be permitted.

All minerals and waste developments will only be permitted if they are unlikely to have an unacceptable impact on coastal, surface or ground waters and due regard is given to water conservation and efficiency.

DC12 - Restoration and Aftercare

Mineral extraction, landfill and other appropriate developments will not be permitted unless there is satisfactory provision for the restoration of the site, within a reasonable timescale, for an after use consistent with the general planning objectives of the area.

The restoration and after care of sites should seek to meet two or more of the following planning objectives:

- a. Improving public access to the countryside, including public access for disabled people and recreation;
- b. Use for management of water resources and/or flooding management;
- c. The improvement of biodiversity;
- d. Use as back-up grazing;
- e. Return to agriculture, forestry or other 'open' use recreational facilities.
Proposals for mineral extraction and landfill must include provision for at least five years of aftercare following restoration of the site. Restoration proposals for mineral workings in Aerodrome Safeguarding Zones should take account of the need for progressive working and restoration, to prevent open water bodies becoming bird roosts.

DC14 – Landfill

Planning permission will be only be granted for landfill provided the site:

- a. Is identified for landfill use, as part of the restoration of a mineral site, in the Hampshire Minerals Plan, or pending its adoption is an existing or proposed un-restored mineral void, and in the case of non-hazardous landfill is within the landfill potential area shown on the Key Diagram, and
- b. Appropriate provision is made for the pre-treatment or sorting of waste, either on or off site, to substantially reduce its biodegradable and recyclable content, and
- c. It does not pose an unacceptable environmental risk, including risk to groundwater, and
- d. It is close to, and with good access to, the minerals and waste lorry route, as shown on the Key Diagram.



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Emerging Policy

In addition to the **Hampshire Minerals and Waste Core Strategy DPD 2007**

Hampshire County Council are currently progressing it's new Minerals and Waste Framework Plan which went through the final round of public examination in March 2013. Once adopted, this Plan will replace the Hampshire Minerals and Waste Core Strategy adopted in July 2007 and the 'saved' policies from the Hampshire, Portsmouth and Southampton Minerals and Waste Local Plan (1998). The relevant Draft Hampshire Mineral and Waste Plan Policies (as modified April 2013) are a material consideration in the determination of this application and are outlined below :

Policy 26: Safeguarding – waste infrastructure

Waste management infrastructure that provides strategic capacity is safeguarded against redevelopment and inappropriate encroachment unless:

- a) the merits of the development clearly outweigh the need for safeguarding; or
- b) the waste management infrastructure is no longer needed; or
- c) the waste management capacity can be relocated or provided elsewhere and delivered; or
- d) the proposed development is part of a wider programme of reinvestment in the delivery of enhanced waste management facilities.

The infrastructure safeguarded by this policy is illustrated on the Policies Map and identified on the List of safeguarded minerals and waste sites.

Policy 27: Capacity for waste management development

In order to reach the objectives of the Plan and to deal with arisings by 2030 of:

- 2.62 mtpa of non-hazardous waste;
- 2.49 mtpa of inert waste;
- 0.16 mtpa of hazardous waste.

The following minimum amounts of additional waste infrastructure capacity are estimated to be required:

- 0.29 mtpa of non-hazardous recycling capacity;
- 0.39 mtpa of non-hazardous recovery capacity;
- 1.4 mt of non-hazardous landfill void.

Proposals will be supported where they maintain and provide additional capacity for non-hazardous waste recycling and recovery through:

- a. the use of existing waste management sites;
- b. extensions to suitable sites:
 - i. that are ancillary to the operation of the existing site and improve current operating standards, where applicable, or provide for the co-location of compatible waste activities; and;

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- ii. which do not result in inappropriate permanent development of a temporary facility and proposals for ancillary plant, buildings and additional developments that do not extend the timescale for completion of the development, or
- c. extension of time to current temporary planning permissions where it would not result in inappropriate development; or new sites to provide additional capacity (see Policy 29 – Locations and sites for waste management).

Policy 29 Locations and sites for waste management

Development to provide recycling, recovery and/ or treatment of waste will be supported on suitable sites in the following locations:

- Urban areas in north-east and south Hampshire;
- Areas along the strategic road corridors;
- Areas of major new or planned development.

Sites in these locations will be considered suitable and supported where it:

- a. is part of a suitable industrial estate; or
- b. has permission or is allocated for general industry/ storage; or
- c. is previously-developed land or redundant agricultural and forestry buildings, their curtilages and hardstandings or is part of an active quarry or landfill operation: or
- d. is within or adjoins sewage treatment works and the development enables the co-treatment of sewage sludge with other wastes; and
- e. is of a scale compatible with the setting.

Development in other locations will be supported where it is demonstrated that:

- i. the site has good transport connections to sources of and/or markets for the type of waste being managed; and
- ii. a special need for that location and the suitability of the site can be justified.

Policy 32: Non-hazardous waste landfill

Development for landfill capacity necessary to deal with Hampshire's non-hazardous residual waste to 2030 will be supported. Non-hazardous landfill capacity will be provided and supported in accordance with the following priority order:

- 1) the use of remaining permitted capacity at existing landfill sites:
 - Blue Haze landfill, near Ringwood
 - Squabb Wood landfill, near Romsey
 - Pound Bottom landfill, Redlynch.
- 2) proposals for additional capacity at the following existing site provided the proposals addresses the relevant development considerations outlined in Appendix A - Site allocations:
 - i. Squabb Wood landfill, near Romsey (Inset Map 8).

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- 3) in the event that further capacity is required, or if any other shortfall arises for additional capacity for the disposal of non-hazardous waste, the need may be met at the following reserve area provided any proposal addresses the relevant development considerations outlined in Appendix A - Site allocations:
 - i. Purple Haze, near Ringwood (Inset Map 12).
- 4) proposals for additional capacity at any other suitable site where:
 - i. there is a demonstrated need for non-hazardous landfill and where no acceptable alternative form of waste management further up the waste hierarchy can be made available to meet the need; and
 - ii. there is an existing landfill or un-restored mineral void, except where this would lead to unacceptable continuation, concentration or increase in environmental or amenity impacts in a local area or prolong any impacts associated with the existing development; and
 - iii. the site is not located within or near an urban area, (e.g. using suitable guideline stand-offs from the Environment Agency); and
 - iv. the site does not affect a Principal Aquifer and is outside Groundwater Protection and Flood Risk Zones; and
 - v. through restoration proposals, will lead to improvement in land quality, biodiversity or public enjoyment of the land; and the site provides for landfill gas collection and energy recovery.