



Ryedale District Council

REPORT TO: Policy & Resources Committee

DATE: 6th December 2007

REPORTING OFFICER: Forward Planning & Economic Development
Manager
Julian Rudd

SUBJECT: North Yorkshire County Council. Minerals and
Waste Development Framework.
Site Allocation Preferred Options.

WARDS AFFECTED: All

1.0 PURPOSE OF REPORT

1.1 For Members to consider the sites proposed in the Minerals and Waste Preferred Options Consultation documents and to agree this Council's response.

2.0 RECOMMENDATIONS

That Members agree this Council's response as outlined in paragraphs 5.2, 5.4, 5.5, 5.6 and 5.7 of this report.

3.0 REASONS SUPPORTING THE DECISION

3.1 To ensure that the views of this Council are considered in the decision making process.

4.0 BACKGROUND AND INTRODUCTION

4.1 North Yorkshire County Council (NYCC) is the authority responsible for minerals and waste planning in North Yorkshire outside the City of York and the two National Parks.

4.2 The County Council is in the process of producing a new Minerals and Waste Development Framework to replace the existing Minerals and Waste Local Plans.

4.3 Members may recall that the August meeting of this Committee considered an initial consultation document and agreed this Council's response. The document included all of the Minerals and Waste sites that had been put forward by landowners/developers for NYCC to consider as future allocations.

4.4 At the initial consultation stage, three minerals sites and three waste sites were proposed within Ryedale. These were:

Minerals Sites – extensions to:

- Newbridge Quarry; Settrington Quarry; Whitwell Quarry.

Waste (transfer) Sites

- Norton Grove Industrial Estate; Whitwell Quarry; Knapton Quarry.

4.5 In providing an initial response to these sites this Council:

- Did not object in principle to the proposed extension of the Settrington and Newbridge quarries.
- Expressed concerns about the landscape impact which result from the proposed expansion of the Whitwell Quarry.
- Expressed concerns that the proposed waste transfer sites at Knapton and Whitewall quarries would result in the introduction of intensified industrial activity into the open countryside.
- Expressed qualified support for the location of a waste transfer station at Norton Grove.

4.6 NYCC has now selected its preferred site options and these are the subject of the current consultation. Comments are required by 24th December.

5.0 REPORT

Preferred Minerals Sites

5.1 Settrington and Whitewall quarries have been carried forward as preferred sites for mineral extraction. They have been selected against defined site selection /assessment criteria and sustainability appraisal. Newbridge Quarry has been discounted for the following reasons:

- Lack of need
- Lack of information submitted
- Potential adverse effect on the landscape

Proposed RDC Response

5.2 It is disappointing that Whitewall Quarry has progressed to a preferred site. The District Council reiterates its concern that expansion of the quarry in a southerly direction into Sutton Wold would result in an unacceptable and visually prominent impact on the landscape in this part of Ryedale, which is designated as an Area of High Landscape Value.

Preferred Waste (transfer and recycling) Sites.

- 5.3 There are no proposals for large-scale waste management facilities in Ryedale. However, Norton Grove Industrial Estate and Knapton Quarry have been included as preferred sites for smaller waste transfer and recycling facilities. Whitewall Quarry has been discounted as an option on the basis of:
- Its sensitive landscape character
 - Traffic effects on the local road network
 - Other sites better meet requirements

Proposed RDC response

- 5.4 The discounting of Whitewall Quarry for the proposed use is welcomed. It is noted that one of the reasons given for discounting the site is its sensitive landscape character. This is inconsistent with the site being classed as a preferred site for mineral extraction. The Council urge NYCC to discount the site for mineral extraction in view of the sensitive landscape character acknowledged by NYCC in Waste Site allocations consultation.
- 5.5 The Council is concerned that Knapton Quarry has progressed to a preferred site after expressing concerns that this would introduce intensified individual activity in a relatively isolated location in the open countryside.
- 5.6 Norton Grove Industrial Estate is the Council's preferred location for a municipal waste transfer site serving Ryedale and reflecting the objectives of the joint Municipal Waste Strategy. The Council reiterates its qualified support for the site in principle. However, it is important that if the site is allocated, the scale and nature of activity should not prejudice the successful development of the industrial estate. Additionally, it is important that the use is located in such a position so as not to introduce a bad neighbour use in view of the close proximity of housing. The District Council is keen to ensure that the use can be successfully accommodated in terms of highway capacity. This may require developer contributions to strategic infrastructure improvements if traffic generation is likely to significantly exceed the levels predicted when the industrial estate was considered through the planning process.
- 5.7 It is important that the site is deliverable and on that basis the Council would urge NYCC to confirm that the landowner is prepared to release the site for such a use before the site is submitted for examination.

6.0 CONCLUSION

- 6.1 The recommendation is appropriate based on the issues outlined in the report.

**Background Papers: NYCC Minerals and Waste Development Framework. Waste Site Allocations Preferred Options and Minerals Site Allocations Preferred Options.
RDC Policy and Resources Committee. 2nd August 2007.**

OFFICER CONTACT:

Please contact Jill Thompson, Planning Policy Manager. If you require any further information on the contents of this report. The officer can be contacted at Ryedale House, 01653 600666 ext 309 or at jill.thompson@ryedale.gov.uk

CORPORATE POLICY APPRAISAL FORM

Annex A

Policy Context	Impact Assessment	Impact +ve -ve Neutral
Community Plan Themes <i>(Identify any/all that apply)</i>		
Corporate Objectives/Priorities <i>(Identify any/all that apply)</i>	NYCC Responsibility	Neutral
Service Priorities	NYCC Responsibility	“
Financial	No financial implications	“
Legal Implications	No direct legal implications	“
Procurement Policies	N/A	“
Asset Management Policies	N/A	“
LA21 & Environment Charter	NYCC Responsibility	“
Community Safety	No direct implications	“
Equalities	No direct implications	“
E-Government	No direct implications	“
Risk Assessment	Risk of unsatisfactory impact is minimised in preferring the concentration of minerals workings on existing sites (with safeguards) and the selection of an industrial estate for the waste facility.	Neutral
Estimated Timescale for achievement	NYCC intend to submit the minerals and waste documents in April/May 2008. It is anticipated that the examination into these will take place in October 2008, with adoption in May 2009.	“