

Application 09/01106/CM	No:	Ward: The Astons and Heyfords	Date 14/08/2009	Valid:
Applicant:	Smith and Sons (Bletchington) Ltd			
Site Address:	Horsehay Quarry, Middle Barton Road, Duns Tew			

Proposal: To continue the development of sand extraction, restoration to agriculture and nature conservation, storage and sand importation for blending and sale under planning permission 07/0394/P/CM without complying with condition 7 to allow overnight lorry parking

1. Site Description and Proposal

1.1 Horsehay Quarry is situated to the south of Duns Tew, with sites on either side of the road running between Duns Tew and Middle Barton. This application relates to the East Quarry. There are some residential properties near to the site. The southern part of the site is a SSSI and it is located within 2km of the Middle Barton Fen and there are records of protected species at the site.

1.2 There has been a long history of quarrying at the site with records going back to the 1950's. Most recently the continuation of the use of the site was considered in 2007, 07/00699/CM, which sought to vary conditions attached to a permission relating to an application in 2001, 01/00271/CM.

1.3 Although the description for the works states that this application is to allow overnight lorry parking, this is not the case as there are currently no restrictions on overnight lorry parking. This application does seek permission to vary condition 7.

The existing Condition 7 currently states:

"With the exception of vehicles involved in the importation of sand from the area of planning permission B302/54 (The West Quarry) not more than one lorry a day, importing aggregates to the site, shall leave the site without a load of aggregates obtained from the site and recorded at the weighbridge".

Condition 7 is proposed to be varied to state:

"With the exception of vehicles involved in the importation of sand from the area of planning permission B302/54 (The West Quarry) not more than **four** lorries a day, importing aggregates to the site, shall leave the site without a load of aggregates obtained from the site and recorded at the weighbridge"

1.4 Application 07/00699/CM was considered by the North Area Planning Committee in May 2007. No objections were raised to continue the development of sand extraction, restoration to agriculture and nature conservation, storage and sand importation for blending and sale under Planning permission 01/00271/CM without complying with conditions 2, 4, 7, 22, 25 and 26. These conditions needed to be varied to allow the East Quarry to be used for the storage and processing of sand

from the West Quarry.

This application is alongside application 09/01105/CM, which is also being considered by the Committee and found elsewhere on the agenda.

2. Application Publicity

- 2.1 As this matter is a County Matter, all publicity has been undertaken by Oxfordshire County Council.

3. Consultations

- 3.1 As this matter is a County Matter, all formal consultations have been undertaken by Oxfordshire County Council.

Cherwell District Council (Ecology) have been consulted, however no response has been received at the time this report has been drafted.

The Council's Anti Social Behaviour Manager has commented that the quarry has a good routing agreement which is adhered to and has no objection to the three additional vehicles

4. Relevant Planning Policies

- 4.1 The South East Plan: policy M3
- 4.2 Saved Structure Plan: policy M2
- 4.3 Adopted Cherwell Local Plan: policies C7 and C13
- 4.4 Non-Statutory Cherwell Local Plan: policy EN34, TR16

5. Appraisal

- 5.1 Currently condition 7 of the permission only allows for one vehicle to leave the site per day without aggregates from the site, however the transport assessment indicates that in the region of 20 movements a day take place from the site. This application if approved would allow for up to three additional lorries leaving the site per day without aggregates (4 in total). The applicant has an operator's license, which permits 4 lorries to operate from the site and the supporting statement states these are kept at the quarry.
- 5.2 It is the opinion of the Head of Development Control and Major Developments that the small increase in vehicles proposed from the site as a result of the application would not result in such a detrimental impact to visual amenity or the amenity of the of the area to warrant an objection to the application.

6. Recommendation

That Cherwell District Council raise no objections to the proposal subject to the following planning condition and planning note being attached to any approval:

1. With the exception of vehicles involved in the importation of sand from the area of planning permission B302/54 (The West Quarry) not more than four lorries a day, importing aggregates to the site, shall leave the site without a load of aggregates obtained from the site and recorded at the weighbridge
Reason: To minimise the number of lorry movements on the approach roads in the interests of road safety

Planning note

For the avoidance of doubt the above condition replaces condition 7 of permission 07/0394/P/CM. However you are advised that all the other conditions of 07/0394/P/CM are still relevant to the development and need to be complied with.

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