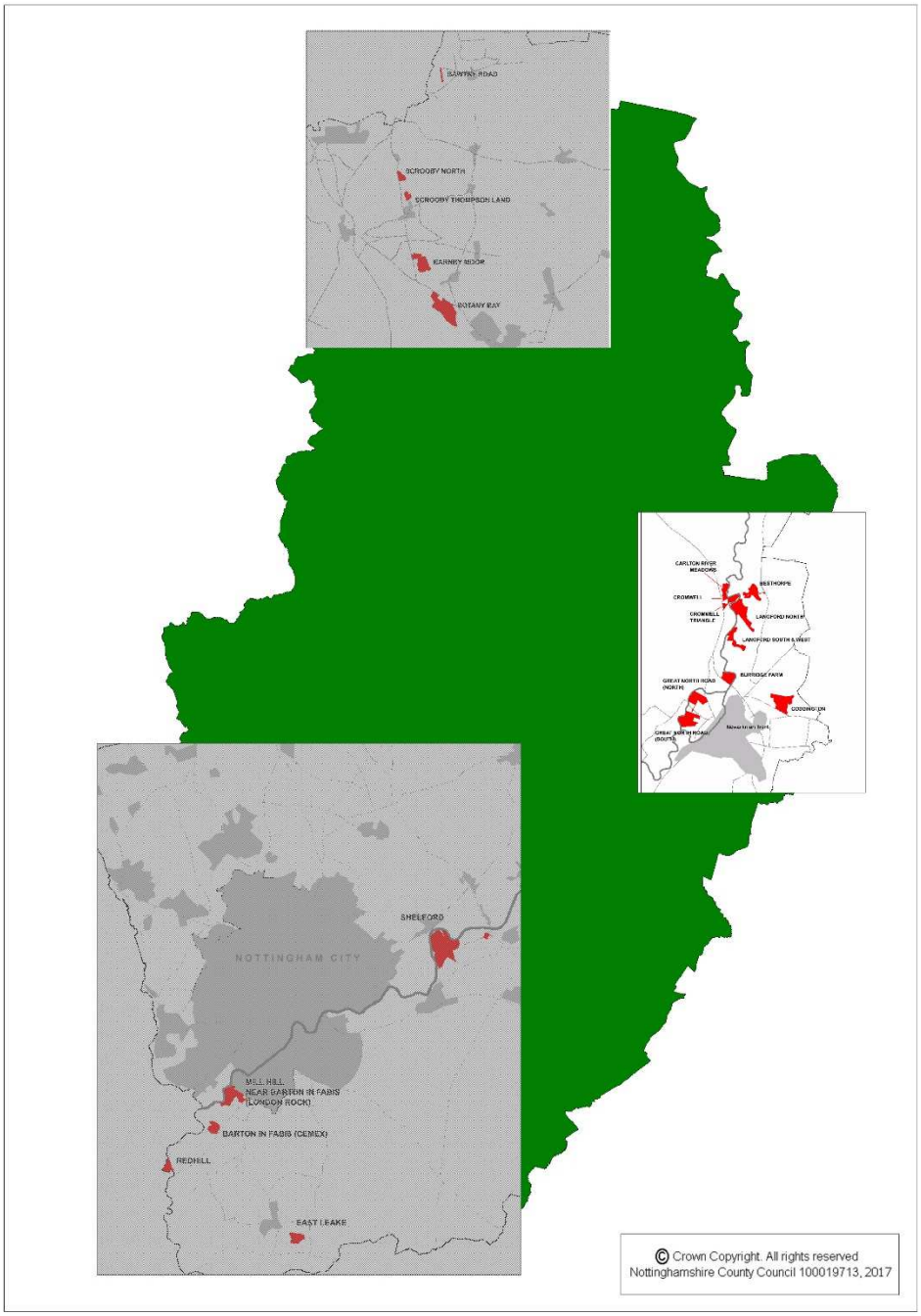
Nottinghamshire County Council

Nottinghamshire Minerals Local Plan

Summary of **sand and gravel** proposals put forward for consideration near Newark Nottinghamshire

Published March 2018



# Contents

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# Introduction

As part of the Minerals Local Plan evidence gathering process, a call for sites exercise has been completed. This exercise invited the minerals industry and other relevant parties to put forward quarry proposals they wished to be considered for allocation in the emerging Nottinghamshire Minerals Local Plan.

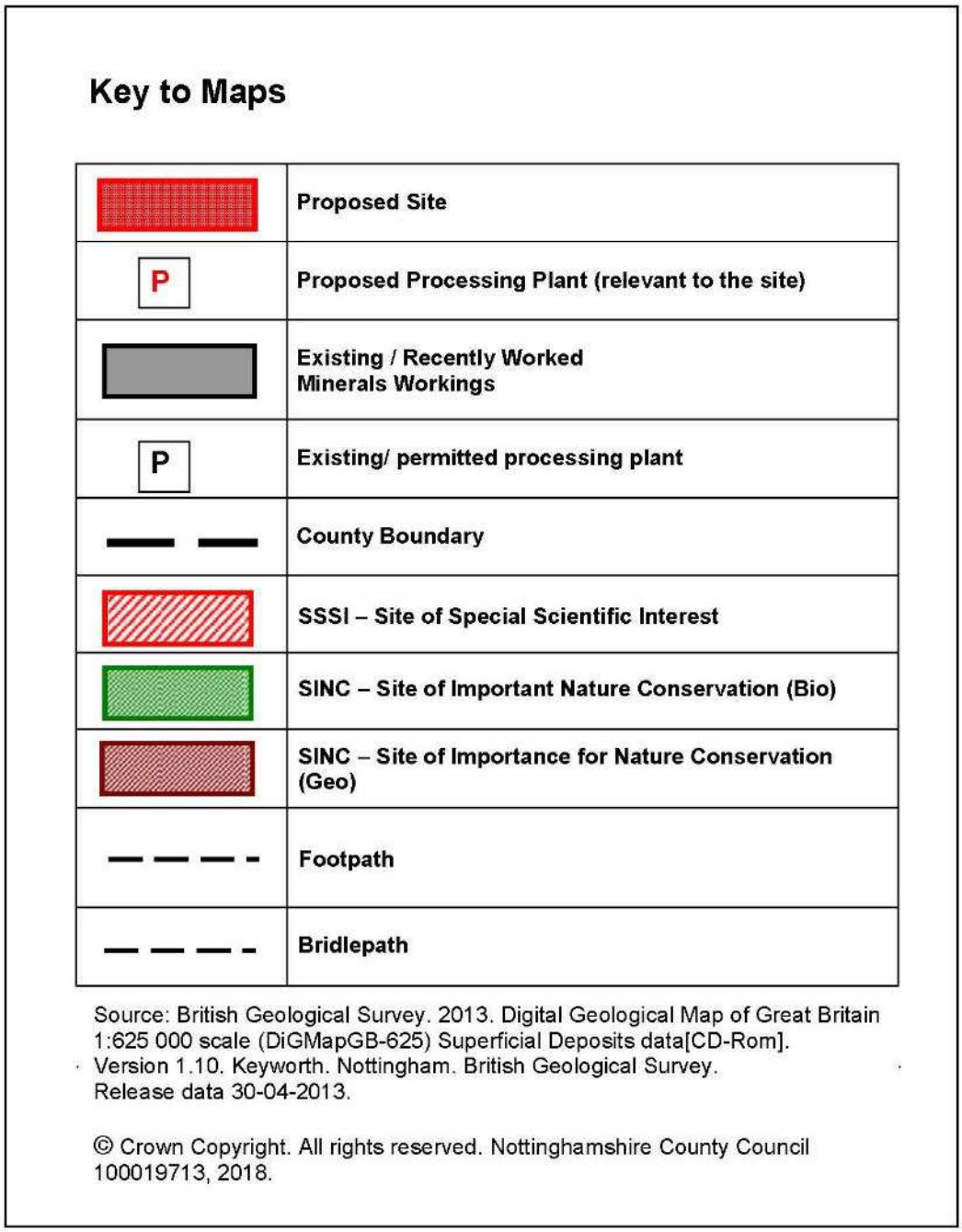
This document sets out a summary of the key information put forward by the industry on a site by site basis, however it is important to note that the information has not been endorsed by, or reflect the views of the County Council.

As part of the development of the Minerals Local Plan, a range of site specific assessments will be undertaken. This assessment work will then inform the identification of site specific allocations included in the plan, and will ensure that the sites are deliverable, realistic and achievable and can contribute to providing a steady and adequate supply of minerals over the plan period.

This document will be updated if further information is provided by the site proposers.

A detailed list of information was required with the proposals and this can be found in Appendix A

## Plan key


Key to Maps
Proposed Site
P
Proposed Processing Plant (relevant to the site)
Existing / Recently Worked Minerals Workings
P
Existing/ permitted processing plant
County Boundary
SSSI – Site of Special Scientific Interest
SINC – Site of Important Nature Conservation (Bio)
SINC – Site of Importance for Nature Conservation (Geo)
Footpath
Bridlepath
Source: British Geological Survey. 2013. Digital Geological Map of Great Britain 1:625 000 scale (DiGMapGB-625) Superficial Deposits data[CD-Rom]. Version 1.10. Keyworth. Nottingham. British Geological Survey. Release data 30-04-2013.
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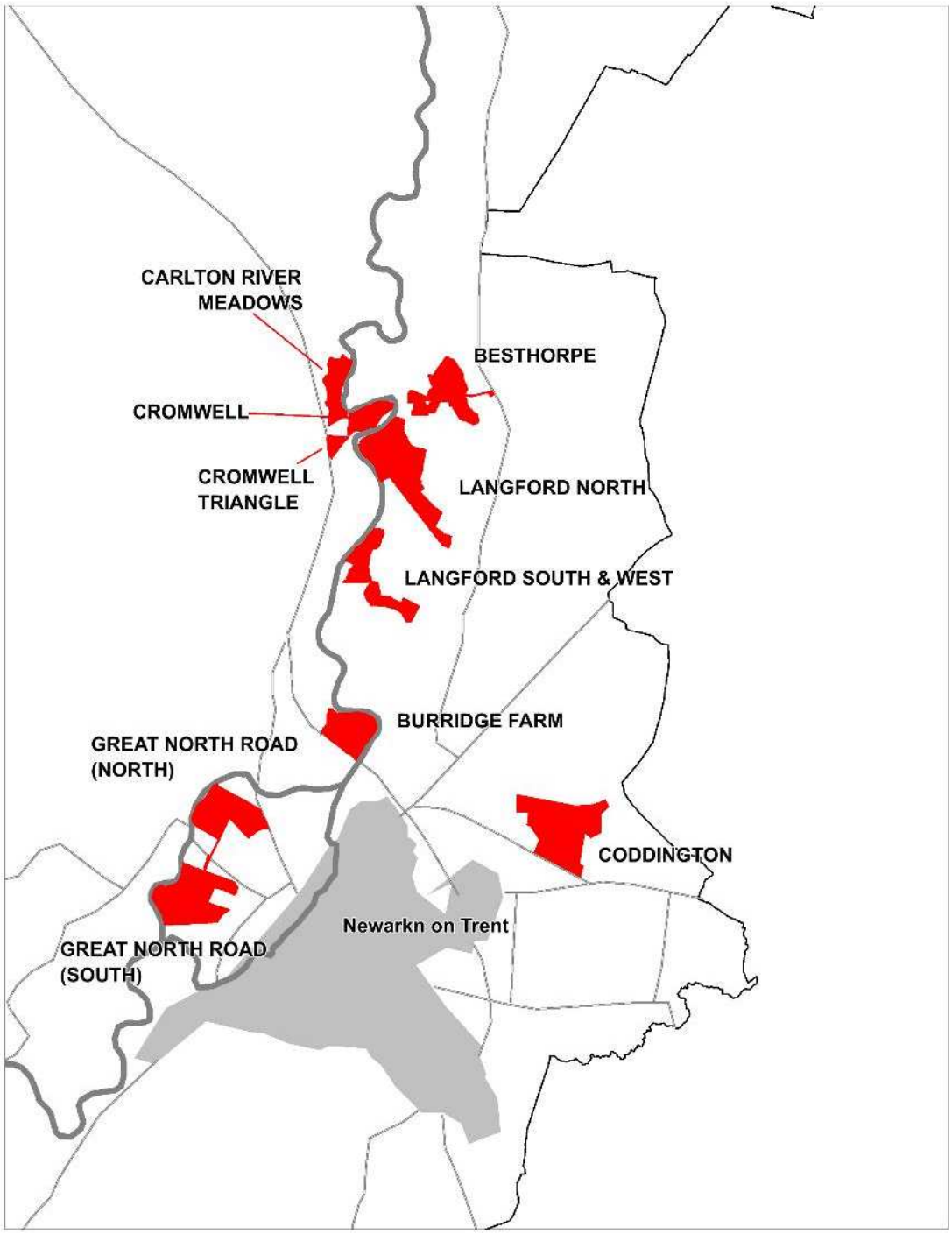
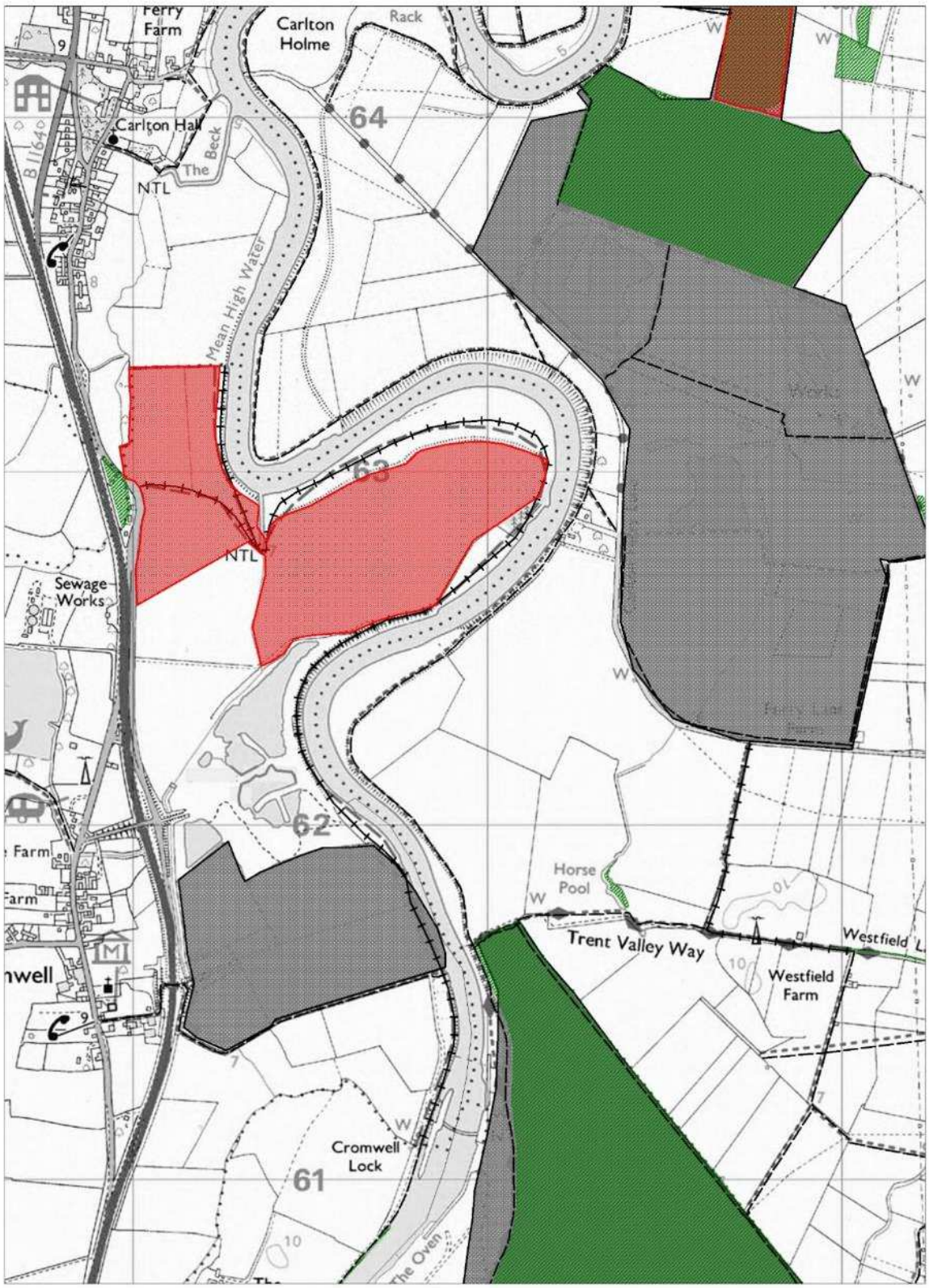
## Location plan of proposed sites



Nottinghamshire MLP Call for Sites - Sand and Gravel - Cromwell (CEMEX)



## Cromwell

| Proposer | |
|---|---|
| Mineral operator | CEMEX |
| Location | |
| Site information (including grid reference) | The proposal is situated on a 'S' bend of the River Trent approximately 900m northeast of Cromwell Village and 630m south east of the village of Carlton-on-Trent. |
| Location | Cromwell, Nottinghamshire |
| District /Borough Council | Newark and Sherwood District Council |
| Extent of excavations | - |
| Proposed access | Direct on to the A1 |
| Estimated HGV movements | - |
| Reserve data | |
| Estimated reserves (million tonnes) | 1.75 |
| Estimated output (tonnes per annum) | 300,000 / 350,000 tpa |
| Estimated life of quarry | 5-6 years |
| Estimated start date | 2022 |
| Role of site | |
| Greenfield site or extension to existing quarry | Greenfield |
| Replacement to existing quarry | Proposed to replace the existing Cemex quarry to the south. |
| Planned market area | North of Nottingham, the M1 corridor to J28 and the A1 corridor heading north. |
| Availability of mineral | |
| Legal rights to work the mineral? | - |
| Landowner consent | |
| Owner of the land | - |
| Formal agreement between owner and mineral operator | - |
| Agricultural land quality | |
| Grade | - |
| Sensitive receptors | |
| List receptors within 250m | SAM directly to the west of phase 5 |
| Restoration | |
| Proposed restoration | - |

**Note: unless otherwise stated views expressed and information provided are those made by the mineral operator or site proposer.**

**Location**

The proposal is situated on a 'S' bend of the River Trent approximately 900m northeast of Cromwell Village and 630m south east of the village of Carlton-on-Trent.

**Reserve data**

Geological investigations have indicated that the site contains circa. 1.7 million tonnes which would be worked over a period of 5-6 years.

**Possible role of site**

The site will ensure continuity of the current CEMEX works at this location by serving the existing markets of Nottingham, the M1 corridor to Junction 28 North and the A1 corridor heading north of the site.

**Site access / proposed operations**

The sand and gravel would be processed on site toward the west of the site close to the site access. Access would be on to the A1 via an existing lorry parking area.

**Environmental and cultural designations**

A SAM is located directly to the west of the site

**Residential amenity**

No information provided

**Water resources**

No information provided

**Proposed restoration**

No information provided

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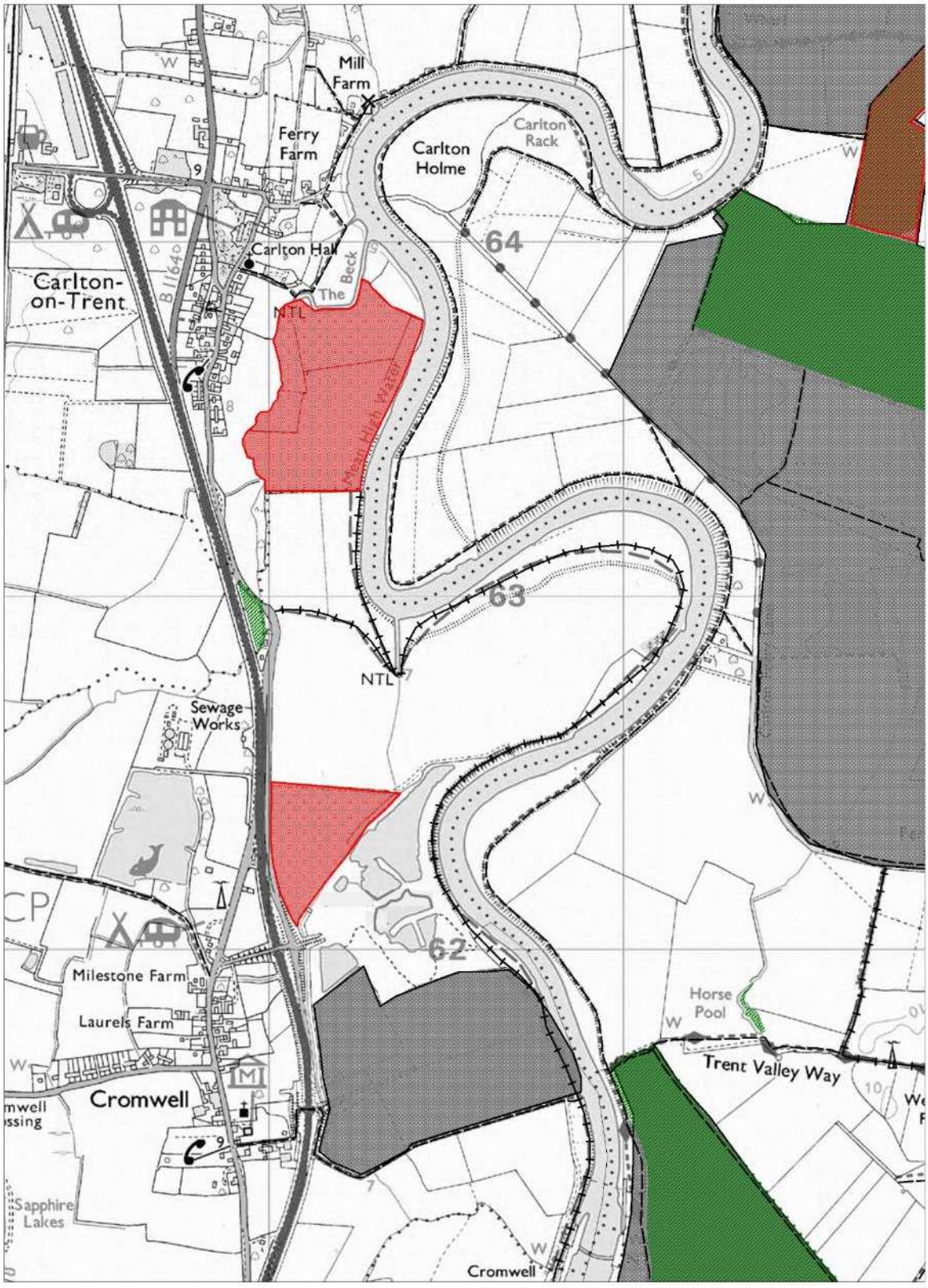
Nottinghamshire MLP Call for Sites - Sand and Gravel -
Carlton River Meadows (CEMEX) - Cromwell Triangle (CEMEX)



# Cromwell Triangle and Cromwell River Meadows

| Proposer | |
|---|---|
| Mineral operator | CEMEX |
| Location | |
| Site information (including grid reference) | The proposal is situated on a 'S' bend of the River Trent approximately 900m northeast of Cromwell Village and 630m south east of the village of Carlton-on-Trent. |
| Location | Cromwell, Nottinghamshire |
| District /Borough Council | Newark and Sherwood District Council |
| Extent of excavations | - |
| Proposed access | Direct on to the A1 |
| Estimated HGV movements | - |
| Reserve data | |
| Estimated reserves (million tonnes) | Cromwell triangle: 0.21mt<br>Cromwell River Meadows:0.5 mt |
| Estimated output (tonnes per annum) | |
| Estimated life of quarry | Approx 2-3 years |
| Estimated start date | Approx 2028 (subject to Cromwell north being granted planing permission) |
| Role of site | |
| Greenfield site or extension to existing quarry | Greenfield |
| Replacement to existing quarry | Proposed to replace the existing Cemex quarry to the south. |
| Planned market area | North of Nottingham, the M1 corridor to J28 and the A1 corridor heading north. |
| Availability of mineral | |
| Legal rights to work the mineral? | - |
| Landowner consent | |
| Owner of the land | Cromwell Triangle: Adrian Hatton and Peter Hatton<br>Cromwell River Meadows: George Antony Vere-Laurie- |
| Formal agreement between owner and mineral operator | No |
| Agricultural land quality | |
| Grade | - |
| Sensitive receptors | |
| List receptors within 250m | SAM directly to the north of the Cromwell triangle |
| Restoration | |
| Proposed restoration | - |

**Note: unless otherwise stated views expressed and information provided are those made by the mineral operator or site proposer.**

### Location

The proposal is situated on a 'S' bend of the River Trent approximately 900m northeast of Cromwell Village and 630m south east of the village of Carlton-on-Trent.

### Reserve data

Geological investigations have indicated that the Cromwell triangle contains 0.21 million tonnes and the Cromwell River meadows contains 0.5 million tonnes. Combined it is estimated these would provide approximately 2-3 years' worth of reserves

### Possible role of sites

The site will ensure continuity of the current CEMEX works at this location by serving the existing markets of Nottingham, the M1 corridor to Junction 28 North and the A1 corridor heading north of the site.

### Site access / proposed operations

The sand and gravel would be processed on site toward the west of the site close to the site access. Access would be on to the A1 via an existing lorry parking area.

### Environmental and cultural designations

A SAM is located directly to the north of the Cromwell triangle

### Residential amenity

No information provided

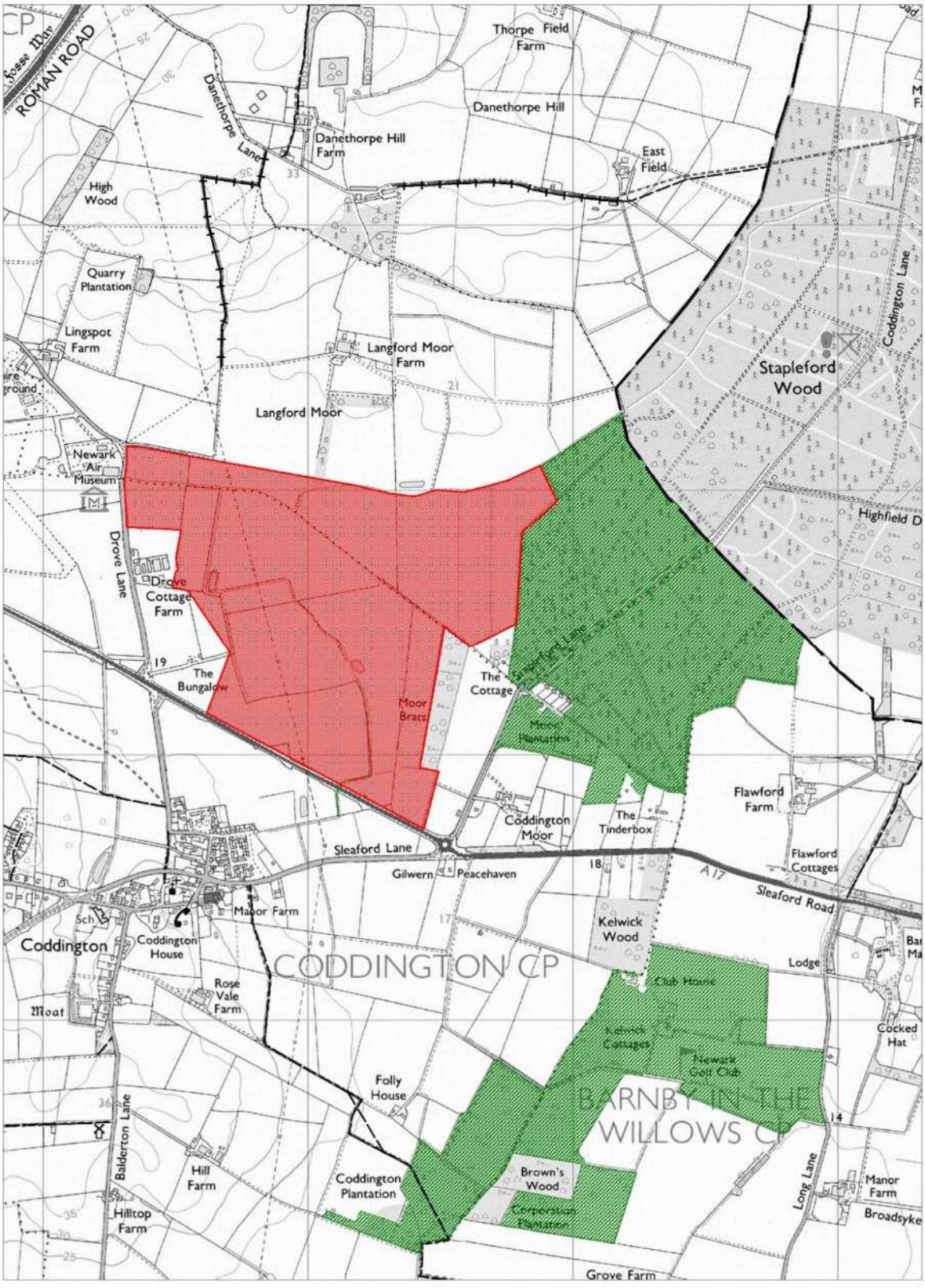
### Water resources

No information provided

### Proposed restoration

No information provided

Nottinghamshire MLP Call for Sites - Sand and Gravel - Coddington



# Coddington

| Proposer | |
|---|---|
| Mineral operator | Hanson Aggregates |
| Location | |
| Site information (including grid reference) | The nearest settlement to the site is Coddington which is situated some 0.3km to the south. The A17 Newark-on-Trent to Sleaford road runs between the site and the village. |
| Location | 4km northeast of Newark-on-Trent |
| District /Borough Council | Newark and Sherwood District Council |
| Extent of excavations | Total area of proposal amounts to 126ha (excavation area likely to be smaller) |
| Proposed access | Off the A17 |
| Estimated HGV movements | |
| Reserve data | |
| Estimated reserves (million tonnes) | 9.5 |
| Estimated output (tonnes per annum) | 250,000-500,000 TPA |
| Estimated life of quarry | 20 years + |
| Estimated start date | 10 years + |
| Role of site | |
| Greenfield site or extension to existing quarry | Greenfield |
| Replacement to existing quarry | The quarry would replace Hanson's existing Newington quarry and, if permission is granted Barnby Moor quarry. |
| Planned market area | East Midlands, South Yorkshire |
| Availability of mineral | |
| Legal rights to work the mineral? | No |
| Landowner consent | |
| Owner of the land | Hanson minerals lease area – Newcastle and Thorpe. Kinder and Dea Allen. |
| Formal agreement between owner and mineral operator | A minerals lease covers part of the site |
| Agricultural land quality | |
| Grade | 3 |
| Sensitive receptors | |
| List receptors within 250m | Two properties off Drove Lane and two properties off Stapleford Lane |
| Restoration | |
| Proposed restoration | Water based recreation/nature conservation |

**Note: unless otherwise stated views expressed and information provided are those made by the mineral operator or site proposer.**

## Location

The proposal is located approximately 4km to the northeast of Newark-on-Trent and to the north of Coddington village. It lies immediately to the north of the A17 and is approximately 2km to the east of the A1 and A46 junction.

The proposed allocation area lies within Newark District Borough Council boundary, The nearest settlement to the site is Coddington which is situated some 0.3km to the south. The A17 Newark-on-Trent to Sleaford road runs between the site and the village.

## Reserve data

Extensive drilling has proven a good quality sand and gravel reserve of around 9.5 million tonnes.

The deposit is overlain by around 1.0Mm3 of overburden which will be used to screen, and finally restore the site.

## Possible role of site

The allocation of the full extent of the proposed 9.5 million tonnes allocation area could provide for a life in excess of 20 years life based on an estimated output of between 250,000 and 500,000 tonnes per year.

Hanson see this reserve as a strategically important site and will form a key component in Hanson's sand and gravel reserve replacement strategy over the next 10 years or longer. It would also form a key site in Nottinghamshire's strategy.

## Site access / proposed operations

A full traffic impact assessment would be required as part of ant planning application and EIA for the area.

It is anticipated that a site access will be developed from the A17 to the south of the site at a point where appropriate visibility splays can be accommodated.

The specific position of the access road will be agreed between Hanson, the Highways Department and other interested parties.

Once established, the entrance road will be suitably surfaced up to the weighbridge area and subject to a regular cleaning regime. Wheel wash facilities will be provided as part of the infrastructure works required to develop the site.

## Environmental and cultural designations

Proposed site is not located within any national or local landscape designations. The east of the site adjoins the mature woodland of Stapleford Wood and Moor Brats drain.

An initial assessment indicates there are no known archaeological sites with the proposed area.

## Residential amenity

With the exception of two properties off Drove Lane and two properties off Stapleford Lane, there are no occupied residential buildings within 200m of the proposed allocation site. The village of Coddington lies approximately 0.3km from the south of the proposed area.

## Water resources

There are two small water bodies to the west and centre of the site.

Previous drilling indicates the water table is between 1.0 and 1.5m below ground level.

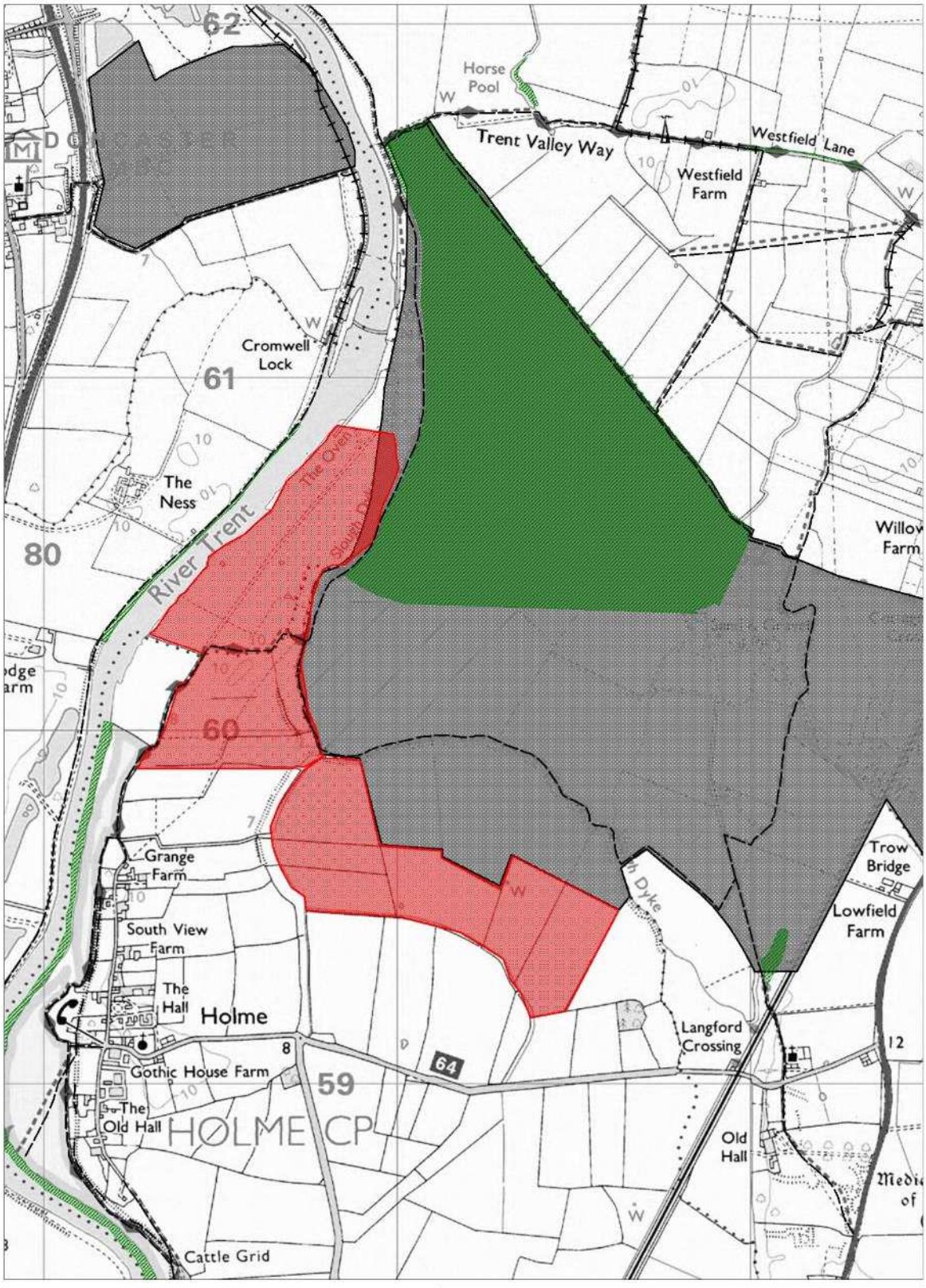
## Proposed restoration

Restoration of the proposed allocation site will principally be to water based recreation and/or nature conservation die to the high water table and available overburden. The working and restoration scheme would be designed to allow progressive restoration.

The scheme will also aim to incorporate UK Biodiversity Action Plan (UK BAP) and Nottinghamshire Local Biodiversity Action Plan (Notts LBAP) priority habitats as well as adding diversity to the existing landscape character.

There is high potential for the restoration scheme to include public access and recreation (subject to the agreement of the various landowners involved) and create links to the adjacent Stapleford Woods. In addition, Newark and Sherwood District Council's current Local Plan (Policy R16 Country Park/Major Open Space Facility in Newark) promotes the idea of an open space/recreation facility, such as a country park in the Newark area catering for the needs of the resident population.

Nottinghamshire MLP Call for Sites - Sand and Gravel - Langford South and West



## Langford South & West

| | |
|---|---|
| Proposer | |
| Mineral operator | Tarmac |
| Location | |
| Site information (including grid reference) | Proposed southern and western extensions to existing quarry. Application site approx. 127.2 ha |
| Location | Land at Langford Quarry, Newark Road, near Collingham |
| District /Borough Council | Newark and Sherwood District Council |
| Extent of excavations | Excavation area approx. 59ha. |
| Proposed access | Existing dedicated quarry access road off A1133 Gainsborough Road. |
| Estimated HGV movements | Up to 110 loads per day. |
| Reserve data | |
| Estimated reserves (million tonnes) | 3.6m tonnes |
| Estimated output (tonnes per annum) | Maximum circa 450,000 tonnes per annum |
| Estimated life of quarry | 8 years |
| Estimated start date | Summer 2018 |
| Role of site | |
| Greenfield site or extension to existing quarry | Extension. |
| Replacement to existing quarry | |
| Planned market area | As existing quarry, which has been operating since 1989. Market area is predominantly: Newark, Grantham, Lincoln, Mansfield, Worksop, Retford (served by A1, A46, A52, A57 Trunk road infrastructure). |
| Availability of mineral | |
| Legal rights to work the mineral? | Tarmac have a long term lease of the minerals and working rights in the current permission area and have Option rights to take further leases of the minerals and working rights over the majority of the extension area.<br><br>Tarmac are securing the necessary Option rights from two separate owners of a small part of the extension area. |
| Landowner consent | |
| Owner of the land | Tarmac has leases and contractual option agreements to lease the minerals and working rights from the owners of the surface and the minerals over the majority of the extension area. |

| | |
|---|---|
| Formal agreement between owner and mineral operator | Tarmac have been granted leases and Option to take leases of the mineral and mineral working rights over the majority of the extension area. |
| Agricultural land quality | |
| Grade | Predominantly grade 3b soils with some limited 3a on higher ground above flood inundation levels. |
| Sensitive receptors | |
| List receptors within 250m | Proposed working scheme has taken account of residential properties on the northern edge of Holme village and appropriate stand-off has been maintained to the north and west of Holme village. |
| Restoration | |
| Proposed restoration | Water based nature conservation. No infill required. |

**Note: unless otherwise stated views expressed and information provided are those made by the mineral operator or site proposer.**

**Location**

Extensions to the south and west of the existing Langford Quarry, Newark Road, near Collingham.

**Reserve data**

Estimated workable reserves of 3.6mt of sand and gravel. Good quality Trent Valley sand and gravel suitable for production of concreting aggregate. As historical output, circa 450,000t per annum. Circa 8 years production. Subject to planning permission, Tarmac are seeking for operations to commence in mid 2018, to be operated in tandem with remaining 0.7 mt permitted reserves under planning permission ref 3/14/00040/CMA issued in March 2015.

**Possible role of site**

Extension to the existing quarry which has been operating since 1989. The market area is predominantly: Newark, Grantham, Lincoln, Mansfield, Worksop, Retford (served by A1, A46, A52, A57 Trunk road infrastructure).

**Site access / proposed operations**

Existing dedicated quarry access road off A1133 Gainsborough Road. Using the existing processing and stock yard.

**Environmental and cultural designations**

No information supplied

**Residential amenity**

Proposed working scheme has taken account of residential properties on the northern edge of Holme village and appropriate stand-off has been maintained to the north and west of Holme village.

**Water resources**

No information supplied

**Proposed restoration**

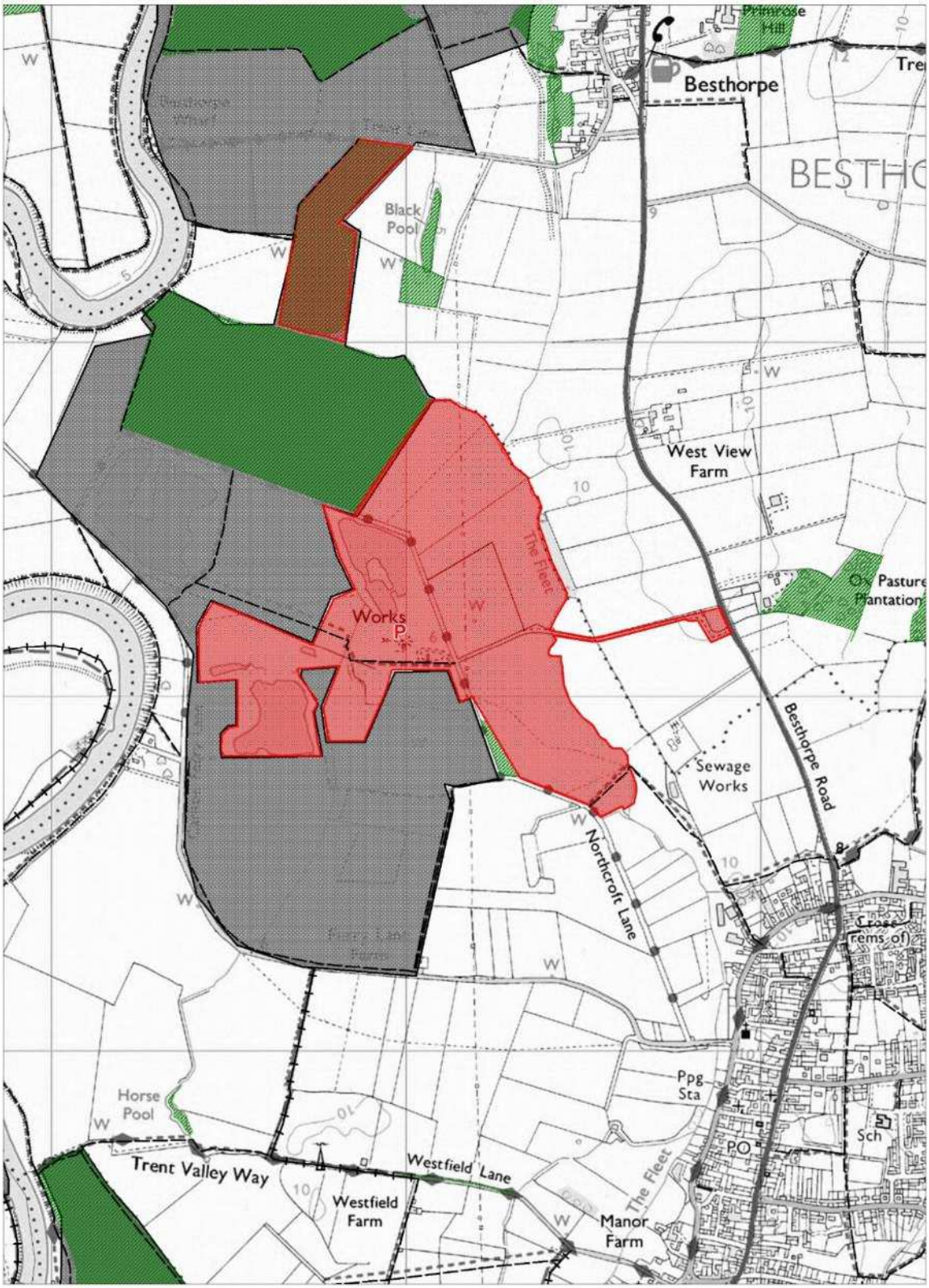
Restoration to predominantly water based nature conservation in line with the published RSPB “Bigger Better” vision for the restoration and after use of sand and gravel workings in the Trent Valley north of Newark.

The restoration scheme enhances the existing RSPB reed bed based nature reserve complex on the main quarry and creates a variety of open water and shallow water bodies within surrounding riverside pasture on other areas.

Permissive public access routes are proposed around one of the restored water bodies to link to existing public footpaths.

Infill would not be required.

Nottinghamshire MLP Call for Sites - Sand and Gravel - Besthorpe East



## Besthorpe East

| Proposer | |
|---|---|
| Mineral operator | Tarmac |
| Location | |
| Site information (including grid reference) | The proposed site boundary includes the proposed eastern extension area in addition to infrastructure at the existing Besthorpe Quarry |
| Location | Areas to the east of the existing Besthorpe Quarry. |
| District /Borough Council | Newark and Sherwood District Council. |
| Extent of excavations | Working phases in the eastern extension area with appropriate standoffs to the River Fleet along the eastern site boundary and standoffs along the northern/southern/western boundaries. |
| Proposed access | Continued use of the purpose built access off the A1133 (Besthorpe Road) is proposed. |
| Estimated HGV movements | Approximately 60 loads per day. |
| Reserve data | |
| Estimated reserves (million tonnes) | 3.3 million tonnes |
| Estimated output (tonnes per annum) | 200,000 tonnes per annum |
| Estimated life of quarry | 16 years |
| Estimated start date | 2020/2021. |
| Role of site | |
| Greenfield site or extension to existing quarry | Extension. |
| Replacement to existing quarry | - |
| Planned market area | North Nottinghamshire and South Yorkshire market. |
| Availability of mineral | |
| Legal rights to work the mineral? | Tarmac has leases of the necessary working rights over the vast majority of extension area (including the access to the main road) and are in negotiation with the owner of the two fields at the northern end of the extension area to secure necessary working rights. |
| Landowner consent | |
| Owner of the land | Tarmac own part of the site, have leases from two other owners and are in negotiation with a third owner. |
| Formal agreement between owner and mineral operator | Tarmac have leases from two owners and are in negotiation with a third owner |

| | |
|---|---|
| | relating to the two northern fields in the extension area. |
| Agricultural land quality | |
| Grade | Subgrade 3b with 86% of the land falling within this subgrade.<br>Areas to the northwest, equating to approximately 12% of the extension area, are Subgrade 3a, whilst non-agricultural areas (ie. hedgerow) account for 2% of the extension area. |
| Sensitive receptors | |
| List receptors within 250m | Closest property located more than 400 metres to the east. |
| Restoration | |
| Proposed restoration | Water based nature conservation. |

**Note: unless otherwise stated views expressed and information provided are those made by the mineral operator or site proposer.**

**Location**

The proposed site boundary includes the proposed eastern extension area in addition to infrastructure at the existing Besthorpe Quarry (i.e. silt lagoons, clean water pond, plant site and access road) necessary to support the proposed development.

**Reserve data**

Estimated workable reserves of 3.3 mt of sand and gravel.

Good quality Trent Valley sand and gravel suitable for production of concreting aggregate.

**Possible role of site**

The remaining reserves are expected to be exhausted within the next 3 years and it is anticipated that the site will be ready to be worked thereafter (2020/2021).

The existing quarry has been operational for more than 20 years and serves the North Nottinghamshire and South Yorkshire market. There is an on site aggregate bagging plant.

The market is influenced by the HGV routing restriction under the existing Section 106 Agreement, which directs all HGVs northwards on the A1133 to avoid travelling through Collingham village.

**Site access / proposed operations**

Continued use of the purpose built access off the A1133 (Besthorpe Road) is proposed.

The proposed phasing includes the existing approved working phases for consistency, although these sit outside the proposed site boundary.

It is proposed to continue to utilise the existing processing plant at Besthorpe Quarry throughout the duration of the proposed development except during extraction of the underlying mineral when mobile processing plant would be utilised.

The wharf facility to load river barges has been mothballed since 2013, but remains available to be brought back into action if the economics of supply to the West Yorkshire market by barge become viable again in the future.

**Environmental and cultural designations**

No information supplied

**Residential amenity**

The application site is located in a predominantly rural setting and is relatively remote from residential properties with the closest property located more than 400 metres to the east.

**Water resources**

High flood risk.

**Proposed restoration**

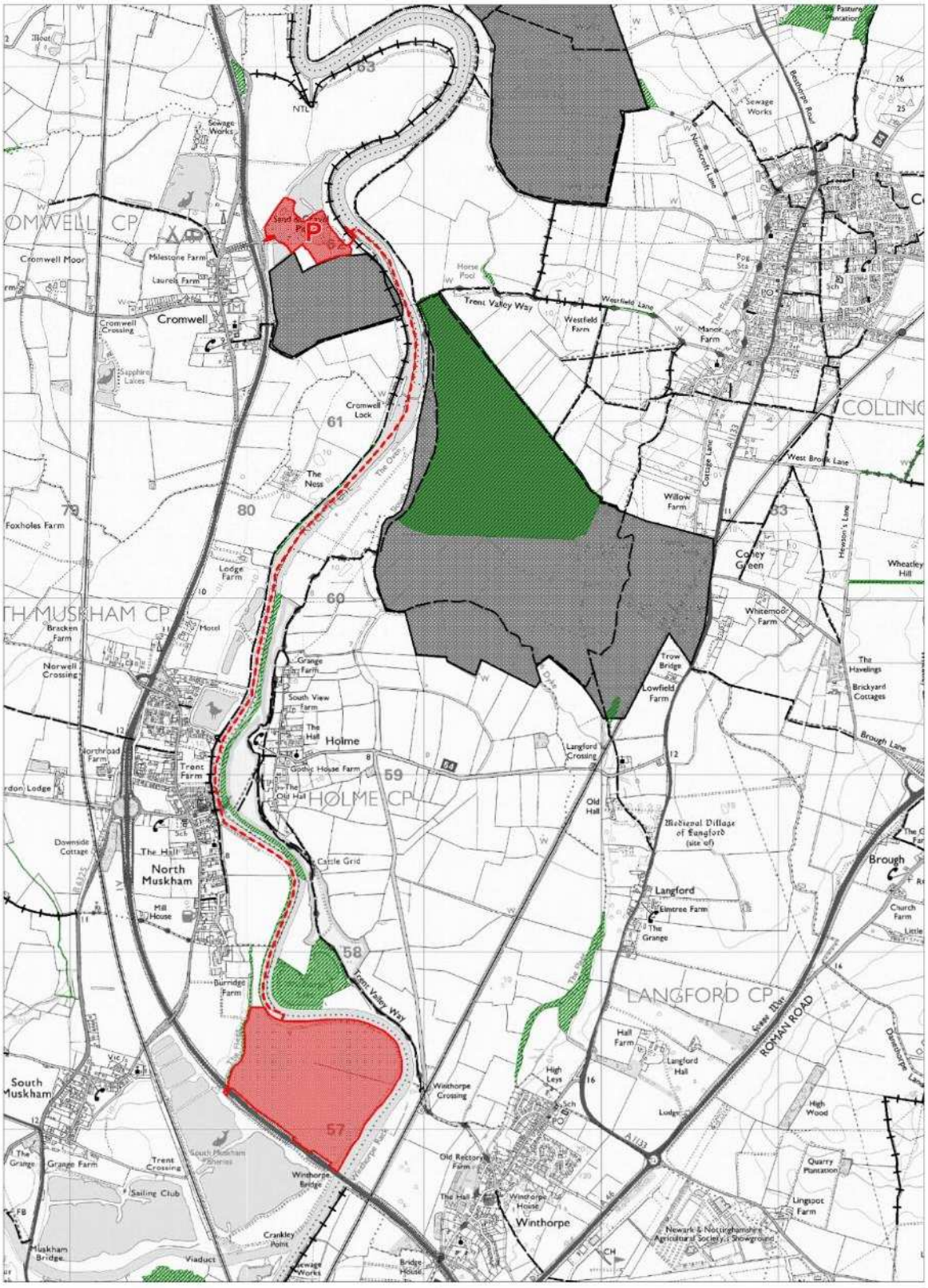
Restoration to predominantly water based nature conservation in line with the published RSPB “Bigger Better” vision for the restoration and after use of sand and gravel workings in the Trent Valley north of Newark.

The extension area is to be progressively restored to water-based nature conservation after uses, including open water, shallows, wetland, and restored meadows and lake margins through the use of indigenous materials.

The restoration scheme enhances the existing wetland nature reserve areas created through quarry reclamation schemes at Besthorpe Quarry over the previous 30 years and now managed by Nottinghamshire Wildlife Trust.

No infill would be required.

Nottinghamshire MLP Call for Sites - Sand and Gravel - Burridge Farm



## Burridge Farm

| Proposer | |
|---|---|
| Mineral operator | Tarmac |
| Location | |
| Site information (including grid reference) | Approximately 56 hectares of agricultural land east of South Muskham. |
| Location | Burridge Farm, Newark (to the East of South Muskham) |
| District /Borough Council | Newark and Sherwood District Council |
| Extent of excavations | The proposed excavation area includes stand offs to the River Trent along the eastern boundary and the A1 motorway along the western boundary. |
| Proposed access | Access for site staff/construction traffic would be from Church Lane, but no HGV access otherwise proposed. |
| Estimated HGV movements | Up to circa 40 HGV loads per day from Cromwell Quarry. |
| Reserve data | |
| Estimated reserves (million tonnes) | 3.5 million tonnes |
| Estimated output (tonnes per annum) | 125,000 - 150,000 tonnes per annum |
| Estimated life of quarry | circa 25 years. |
| Estimated start date | circa 2022 |
| Role of site | |
| Greenfield site or extension to existing quarry | Greenfield. |
| Replacement to existing quarry | |
| Planned market area | North Nottinghamshire / South Yorkshire |
| Availability of mineral | |
| Legal rights to work the mineral? | Yes - Tarmac has a formal option to lease the necessary mineral working rights from the owner of the site. |
| Landowner consent | |
| Owner of the land | The owner of the land at Burridge Farm has granted Tarmac necessary working rights.<br><br>Tarmac own the freehold of the Cromwell plant site. |
| Formal agreement between owner and mineral operator | Yes, Subgrade 3a and Subgrade 3b and, limited by a high annual flood risk. |
| Agricultural land quality | |
| Grade | Predominantly grade 3a. However, the land owner does not grow root crops because of the flood risk. The land |

| | |
|---|---|
| | therefore has a practical limitation and is not utilised as best and most versatile land in terms of crop rotation. |
| Sensitive receptors | |
| List receptors within 250m | There are no residential properties or other sensitive receptors within 250m of the proposed extraction boundaries. |
| Restoration | |
| Proposed restoration | Nature conservation afteruses comprising wet grassland and open water with marginal planting and reed bed and retention of vegetation along outer site boundaries |

**Note: unless otherwise stated views expressed and information provided are those made by the mineral operator or site proposer.**

**Location**

Burridge Farm, Newark (to the East of South Muskham), approximately 56 hectares of agricultural land east of South Muskham.

**Reserve data**

Estimated workable reserves of 3.5 million tonnes of good quality Trent Valley sand and gravel suitable for production of concreting aggregate. All of the mineral would be required to be barged to the proposed processing site at Cromwell (river access downstream of Cromwell Lock is constrained). The output would be limited to an estimated 125,000 - 150,000 tonnes per annum to reflect likely practical constraints on operation of river barges.

**Possible role of site**

To replace exhausted reserves and production capacity in the Idle valley (North Nottinghamshire) and to replace predicted exhaustion of reserves and production capacity in north east Leicestershire.

**Site access / proposed operations**

Access for site staff/construction traffic would be from Church Lane, but no HGV access otherwise proposed.

The as raised material would be transported by barge along the River Trent for processing at Cromwell Quarry, which has an existing wharf facility, approximately 4.5 km to the north. Access from Cromwell is achieved directly from the A1 interchange north of Cromwell village.

All of the mineral would be required to be barged to the proposed processing site at Cromwell (river access downstream of Cromwell Lock is constrained). The output

would be limited to an estimated 125,000 - 150,000 tonnes per annum to reflect likely practical constraints on operation of river barges.

The site has direct access to the A1 interchange at Cromwell and is well placed to serve markets in north Nottinghamshire as well as markets east of Nottingham.

Access will be possible from Cromwell Quarry onto the A1 interchange roundabout at Cromwell. The site would serve North Nottinghamshire / South Yorkshire market via the A1 and east Nottingham market via access to the A46 at Newark.

**Environmental and cultural designations**

No information supplied

**Residential amenity**

There are no residential properties or other sensitive receptors within 250m of the proposed extraction boundaries.

**Water resources**

High annual flood risk.

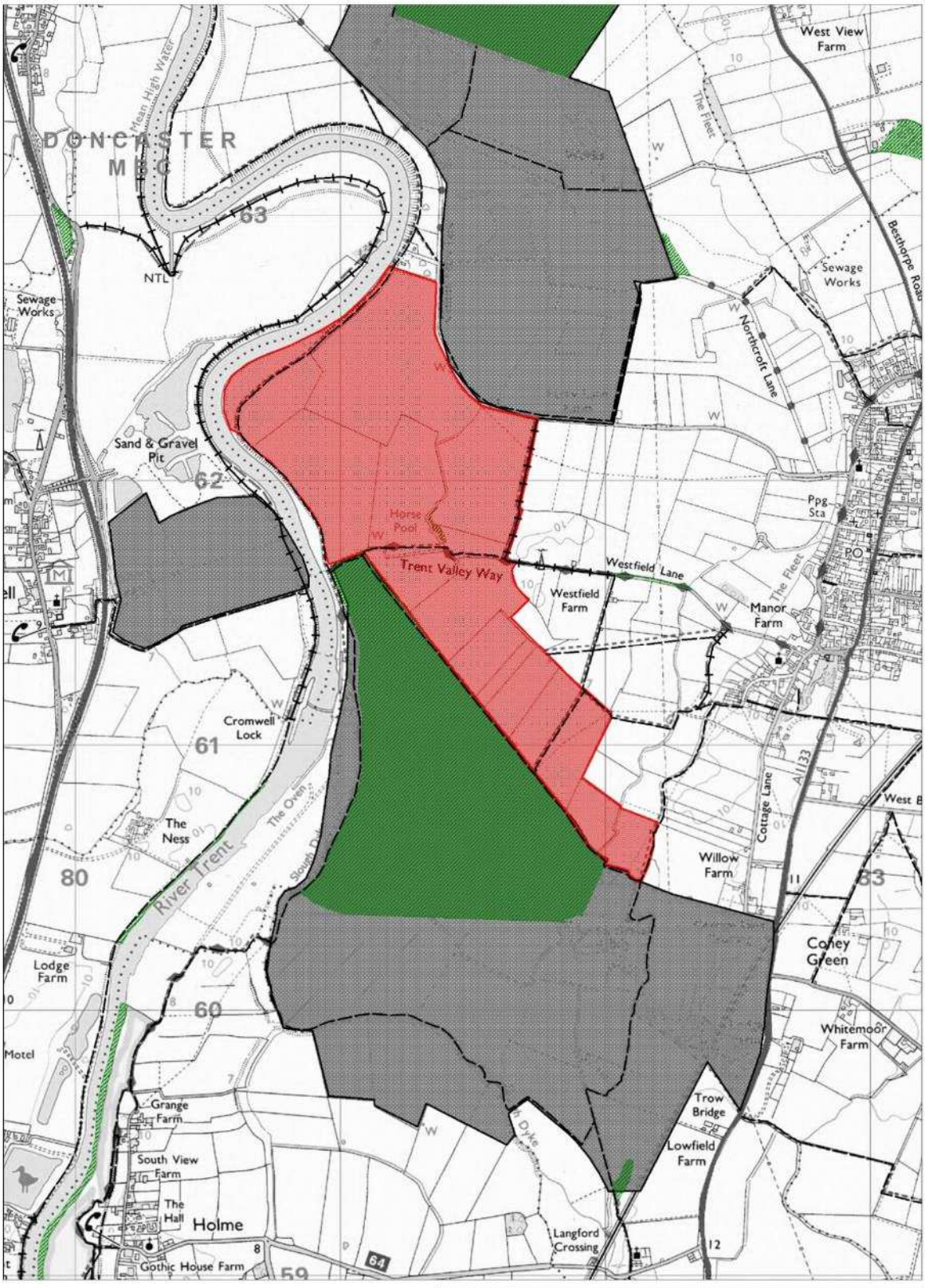
**Proposed restoration**

The Burridge Farm site is proposed to be restored to nature conservation after-uses comprising wet grassland and open water with marginal planting and reed bed and retention of vegetation along outer site boundaries.

The Cromwell Quarry site has an approved restoration plan (ref CW 6/1), and the principles of restoration would still be achieved once the site had ceased to be used for mineral processing operations.

No infill would be required.

Nottinghamshire MLP Call for Sites - Sand and Gravel - Langford North



## Langford North

| Proposer | |
|---|---|
| Mineral operator | Tarmac |
| Location | |
| Site information (including grid reference) | Approximately 124 ha of land north of the existing quarry, bisected by Westfield Lane. |
| Location | The site is to the north of the existing Langford Quarry, to the east of the River Trent and to the west of Collingham. |
| District /Borough Council | Newark and Sherwood District Council |
| Extent of excavations | Approximately 124ha of land. |
| Proposed access | Existing dedicated quarry access road off A1133 Gainsborough Road. Internal access to proposed extraction area from current quarry site. |
| Estimated HGV movements | Up to 110 loads per day. |
| Reserve data | |
| Estimated reserves (million tonnes) | 8 million tonnes. |
| Estimated output (tonnes per annum) | Circa 450,000t per annum. |
| Estimated life of quarry | Circa 18 years |
| Estimated start date | From circa 2026, to provide production continuity when South & West extension expected to be fully exhausted. |
| Role of site | |
| Greenfield site or extension to existing quarry | Extension. |
| Replacement to existing quarry | |
| Planned market area | That of the existing quarry, which has been operating since 1989. |
| Availability of mineral | |
| Legal rights to work the mineral? | Tarmac have leases in place for the majority of the extension area and are in negotiation with other owners to secure necessary working rights. |
| Landowner consent | |
| Owner of the land | Tarmac own part of the site and have a lease from two surface owners and one mineral owner covering the majority of the site.<br>Tarmac have received support from two other surface owners and the mineral owner to promote the site with a view to granting Tarmac necessary working rights. |

| | |
|---|---|
| Formal agreement between owner and mineral operator | Tarmac hold leases on the surface and minerals of the majority of the site. Tarmac are in negotiation with all other necessary owners for the grant of working rights, with support in writing for the area being a future extraction site. |
| Agricultural land quality | |
| Grade | 42% of site area subgrade 3a, 58% Subgrade 3b |
| Sensitive receptors | |
| List receptors within 250m | A small number of isolated dwellings are located within 250m of Phases 5 and 6 which have been taken into account in the site design with the inclusion of standoffs in excess of 100m between the proposed extraction areas and those properties closest to the site. |
| Restoration | |
| Proposed restoration | Water based nature conservation, with no infill required. |

**Note: unless otherwise stated views expressed and information provided are those made by the mineral operator or site proposer.**

**Location**

Approximately 124 ha north of the existing quarry, bisected by Westfield Lane.

**Reserve data**

Estimated workable reserves of 8 million tonnes. Good quality Trent Valley sand and gravel suitable for production of concreting aggregate. Output per annum would be as historical output, circa 450,000t per annum.

**Possible role of site**

To provide production continuity when South & West extension expected to be fully exhausted. To provide an extension to a quarry that has operated since 1989.

**Site access / proposed operations**

Existing dedicated quarry access road off A1133 Gainsborough Road. Internal access to proposed extraction area. Up to110 HGV loads per day. Use of the existing processing plant and stock yard at Langford Quarry,

**Environmental and cultural designations**

No information supplied

### Residential amenity

A small number of isolated dwellings are located within 250m of Phases 5 and 6 which have been taken into account in the site design with the inclusion of standoffs in excess of 100m between the proposed extraction areas and those properties closest to the site.

### Water resources

No information supplied

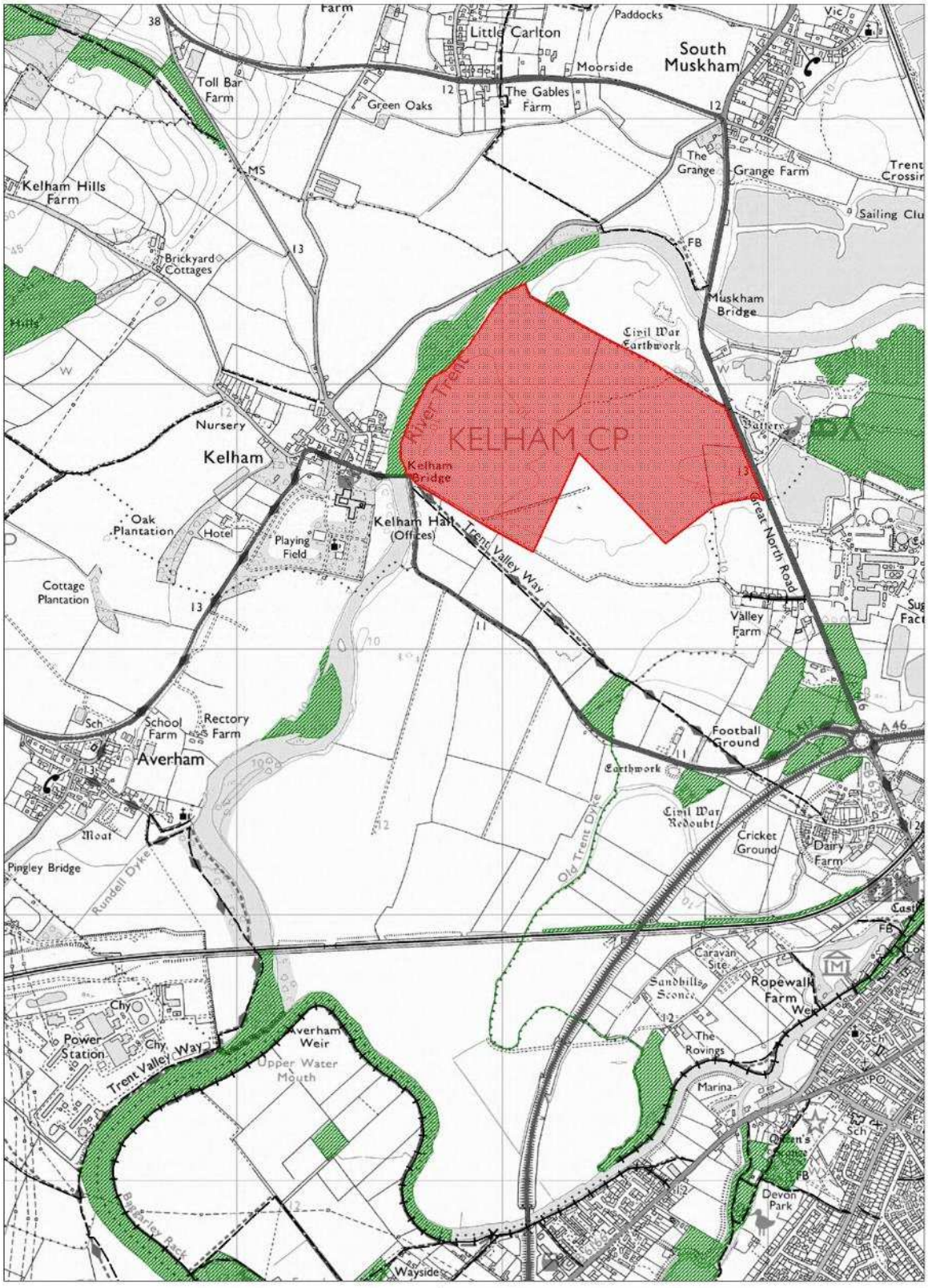
### Proposed restoration

Restoration to predominantly water based nature conservation in line with the published RSPB “Bigger Better” vision for the restoration and after use of sand and gravel workings in the Trent Valley north of Newark.

The restoration scheme enhances the existing RSPB reed bed based nature reserve complex on the main quarry and creates a variety of open water and shallow water bodies within surrounding riverside pasture on other areas.

No infill would be required.

Nottinghamshire MLP Call for Sites - Sand and Gravel -
Great North Road (North)



## Great North Road north

| | |
|---|---|
| Proposer | |
| Mineral operator | Tarmac |
| Location | |
| Site information (including grid reference) | Approximately 74 ha north of the A617, Newark. |
| Location | East of the village of Kelham, which predominantly comprises agricultural land with hedgerows along field boundaries. |
| District /Borough Council | Newark and Sherwood District Council |
| Extent of excavations | The proposed excavation area from circa 56 Ha. Scheme provides for stand offs to the River Trent and Old Trent Dyke, the public highway (including the A617 and A616 (Great North Road), as well as an area of potential archaeological interest. |
| Proposed access | A dedicated access is proposed off the A616 (Great North Road) along the eastern boundary of the site. |
| Estimated HGV movements | Mineral Output - Circa 65 loads per day.<br><br>Imported Inert Infill - Circa 50 loads per day |
| Reserve data | |
| Estimated reserves (million tonnes) | 4 million tonnes |
| Estimated output (tonnes per annum) | Approximately 250,000 tonnes per annum. |
| Estimated life of quarry | Approximately 16 years (extraction). |
| Estimated start date | 2022 |
| Role of site | |
| Greenfield site or extension to existing quarry | Greenfield Site. |
| Replacement to existing quarry | The site is a proposed replacement for the exhausted production sites east of Nottingham (Holme Pierrepont and Hoveringham Quarries) and Brooksby Quarry, Leicestershire |
| Planned market area | The site is well located to serve the Nottingham and South Nottinghamshire markets and would directly replace output from Brooksby Quarry (which supplies the Barnstone Cement Works at Langar). |
| Availability of mineral | |

| | |
|---|---|
| Legal rights to work the mineral? | Yes. Tarmac has an option to take a lease of the necessary mineral working rights from the owner of the site. |
| Landowner consent | |
| Owner of the land | Not owned by the mineral operator, The site is in a single ownership |
| Formal agreement between owner and mineral operator | Yes, Tarmac hold a formal option to take a lease of the surface and the minerals from the owner. The owner fully supports the site being promoted to the Plan. |
| Agricultural land quality | |
| Grade | The site is mainly categorised as Subgrade 3a and Subgrade 3b agricultural land, with some Grade 2 land. |
| Sensitive receptors | |
| List receptors within 250m | There are a number of residential premises within 250m of the site comprising properties on the eastern edge of Kelham to the west of Phase 2 on the opposite side of the River Trent. Smeaton's Lake caravan park is also located approximately 100m to the east of Phase 1. |
| Restoration | |
| Proposed restoration | Proposed restoration is to agricultural land restored close to original ground levels through the use of on- site soils and overburden and the importation of infill material. |

**Note: unless otherwise stated views expressed and information provided are those made by the mineral operator or site proposer.**

**Location**

Approximately 74 ha north of the A617, east of the village of Kelham, which predominantly comprises agricultural land with hedgerows along field boundaries.

**Reserve data**

Estimated workable reserves of 4 million tonnes north of the A617 (of which circa 0.3mt under processing plant site). Good quality Trent Valley sand and gravel suitable for production of concreting aggregate.

**Possible role of site**

This a greenfield site, proposed as a replacement for the exhausted production sites east of Nottingham ( Holme Pierrepont Quarry and Hoveringham Quarry, which operated at 250,000-300,000 tonnes per annum and 450,000-500,000 tonnes per

annum respectively) and a direct replacement for Brooksby Quarry in Leicestershire (which serves the market east of Nottingham via the A46 trunk road).

Brooksby Quarry operates at circa 250ktpa and is expected to be fully exhausted in circa 2026. There is no identifiable replacement for Brooksby Quarry, creating an identified sand and gravel reserve and production capacity shortfall in north east Leicestershire from circa 2026.

The site is well located to serve the Nottingham and South Nottinghamshire markets and would directly replace output from Brooksby Quarry (which supplies the Barnstone Cement Works at Langor).

The site would complement the company's existing operation at Langford Quarry which predominantly serves markets north and south along the A1 corridor.

Other quarries that the company operates in the Trent Valley (i.e. Besthorpe Quarry and Girton Quarry) predominantly serve markets in north Nottinghamshire and South Yorkshire owing to vehicle routing requirements.

**Site access / proposed operations**

A dedicated access is proposed off the A616 (Great North Road) along the eastern boundary of the site.

The proposed access junction includes an 8.3m carriageway width, radii and taper designed based on tracking requirements of an articulated HGV.

The site is located adjacent to the strategic road network with access onto the A616 (Great North Road), which links in with the A46 to the east. Access to the A616 (Ollerton Road) and to the A1 at the North Muskham interchange is also readily attainable.

Two main working phases are proposed, with Phase 1 to be worked east to west and Phase 2 to be worked north to south.

**Environmental and cultural designations**

No information supplied

**Residential amenity**

There are a number of residential premises within 250m of the site comprising properties on the eastern edge of Kelham to the west of Phase 2 on the opposite side of the River Trent. Smeaton's Lake caravan park is also located approximately 100m to the east of Phase 1.

The proximity of these receptors have been taken into account in the site design (i.e. through the inclusion of 100 m standoffs between the proposed extraction areas and those properties closest to the site and location of the processing plant within the site in an area of low sensitivity).

**Water resources**

The site is prone to seasonal flooding.

**Proposed restoration**

Proposed restoration is to agricultural land restored close to original ground levels through the use of onsite soils and overburden and the importation of infill material. The land adjoining the River Trent to be restored to grassland, to allow for seasonal flooding events. The restored landform to largely replicate the existing landscape, although significant opportunity to create enhanced grassland habitats in the corridor adjoining the River Trent.

Infill would be required for areas to be restored to agriculture. An estimated 1.204 million m3 of imported material to be required to restore the land to the proposed levels. Importation estimated at circa 200,000 tonnes per annum. The type of waste to be imported would be inert demolition and construction material.

Progressive restoration would be over the course of operations, commencing circa 2 years after mineral extraction commencement, (10 years proposed for life of infill operations).

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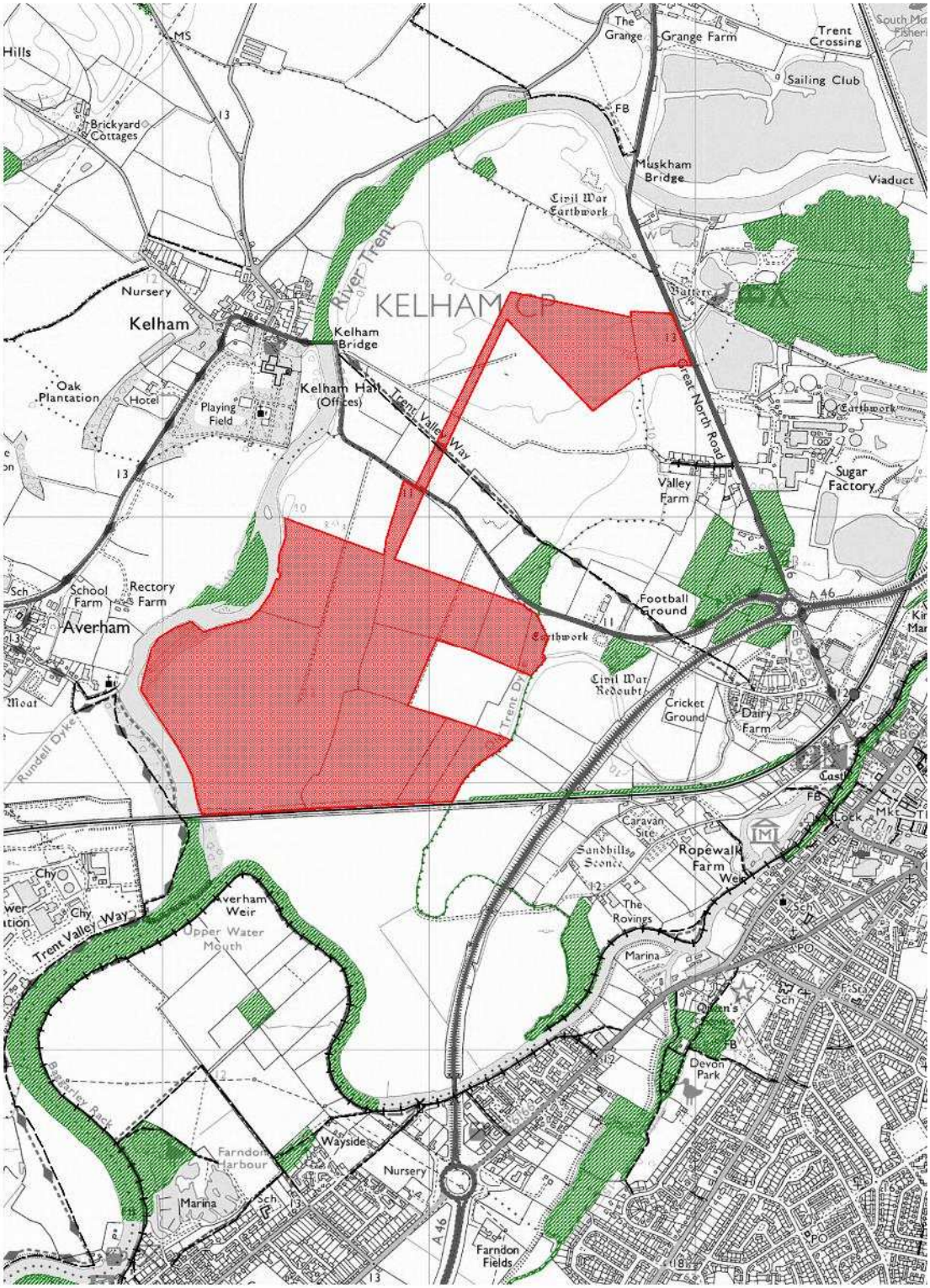
Nottinghamshire MLP Call for Sites - Sand and Gravel -
Great North Road South



## Great North Road south

| Proposer | |
|---|---|
| Mineral operator | Tarmac |
| Location | |
| Site information (including grid reference) | Approximately 100 ha south of the A617 |
| Location | Southeast of the village of Kelham, and east of the village of Averham, |
| District /Borough Council | Newark and Sherwood District Council. |
| Extent of excavations | Proposed excavation area from circa 75 Ha. Scheme includes stand offs to the River Trent, the A617 and the railway along the southern boundary of the site.<br><br>In addition, extraction would stand-off (by circa 50m) from the potential route of the Kelham bypass to the north of the site. |
| Proposed access | Dedicated access via the area to the North of the A617 subject to another call for sites submission. The sites would be linked by conveyor.<br><br>Secondary access south of the A617 for infill traffic. |
| Estimated HGV movements | Up to 65 loads per day. |
| Reserve data | |
| Estimated reserves (million tonnes) | 4 million tonnes. |
| Estimated output (tonnes per annum) | Approximately 250,000 tonnes per annum. |
| Estimated life of quarry | Approximately 16 years. |
| Estimated start date | From circa 2038. |
| Role of site | |
| Greenfield site or extension to existing quarry | Greenfield site. |
| Replacement to existing quarry | A long term extension reserve to provide production continuity for the proposed Great North Road Quarry (north of the A617). |
| Planned market area | Nottingham and South Nottinghamshire markets and would complement the company's existing operation at Langford Quarry which predominantly serves markets north and south along the A1 corridor. |
| Availability of mineral | |

| | |
|---|---|
| Legal rights to work the mineral? | Yes. Tarmac has an option to lease necessary mineral working rights from the owners of the site. |
| Landowner consent | |
| Owner of the land | Tarmac has a formal option agreement with the owners of the site. |
| Formal agreement between owner and mineral operator | Yes. Tarmac has a formal option agreement with the owners of the site. The owners support the site to be promoted to the Plan. |
| Agricultural land quality | |
| Grade | Phase 3 is mainly categorised as Subgrade 3a and Subgrade 3b agricultural land, with some Grade 2 land.<br>Phase 4 is mainly Subgrade 3a with some Subgrade 3b and Grade 2 agricultural land. |
| Sensitive receptors | |
| List receptors within 250m | St Michael and All Angels Church is located approximately 110m to the west of the site on the opposite side of the River Trent. Robin Hood Theatre and a small number of residential properties are also located within 250m to the west. |
| Restoration | |
| Proposed restoration | Proposed restoration is to agricultural land restored close to original ground levels through the use of on site soils and overburden and the importation of infill material. |

**Note: unless otherwise stated views expressed and information provided are those made by the mineral operator or site proposer.**

**Location**

Approximately 100 ha south of the A617, southeast of the village of Kelham, and east of the village of Averham, which predominantly comprises agricultural land with hedgerows along field boundaries.

**Reserve data**

Estimated workable reserves of 4 million tonnes south of the A617. Good quality Trent Valley sand and gravel suitable for production of concreting aggregate.

### Possible role of site

The site is a long term extension reserve to provide production continuity for the proposed Great North Road Quarry (north of the A617).

The site is well located to serve the Nottingham and South Nottinghamshire markets and would complement the company's existing operation at Langford Quarry which predominantly serves markets north and south along the A1 corridor.

Other quarries that the company operates in the Trent Valley (i.e. Besthorpe Quarry and Girton Quarry) predominantly serve markets in north Nottinghamshire and South Yorkshire owing to vehicle routing requirements.

### Site access / proposed operations

It proposed to establish dedicated access to the area north of the A617 (refer to the separate call for sites pro-forma in this regard) with conveyor link to be established the area south of the A617 which is the subject of this call for sites pro-forma.

A secondary access is proposed to be established south of the A617 for infill traffic and delivery of mobile plant/construction traffic.

The site is located adjacent to the strategic road network with dedicated access proposed onto the A616 (Great North Road), which links in with the A46 to the east. Access to the A616 (Ollerton Road) and to the A1 at the North Muskham interchange is also readily attainable.

An indicative plant site location is proposed to the west of the Great North Road.

Two main working phases (Phase 3 and 4) are proposed in the area south of the A617, which would follow workings in the area north of the A617 (refer to the separate call for sites pro-forma in this regard).

Phase 3 and 4 will be worked south to north.

### Environmental and cultural designations

No information supplied

### Residential amenity

St Michael and All Angels Church is located approximately 110m to the west of the site on the opposite side of the River Trent. Robin Hood Theatre and a small number of residential properties are also located within 250m to the west.

The proximity of these receptors have been taken into account in the site design (i.e. through the inclusion of standoffs in excess of 100m between the proposed extraction areas and those properties closest to the site).

### Water resources

The site is prone to seasonal flooding.

## Proposed restoration

Proposed restoration is to agricultural land restored close to original ground levels through the use of on- site soils and overburden and the importation of infill material.

The land adjoining the River Trent to be restored to grassland, to allow for seasonal flooding events. The restored landform to largely replicate the existing landscape, although significant opportunity to create enhanced grassland habitats in corridor adjoining River Trent.

Infill would be required for areas to be restored to agriculture. An estimated 1.138 million m3 of imported material (inert construction and demolition waste) would be required to restore the land to the proposed levels. Importation would be at an estimated rate of circa 200,000 tonnes per annum.

# Appendix A – Information required through the call for sites exercise

**1. Location**
1.1. Proposed boundary of the site
1.2. The extent of excavations
1.3. Proposed access to the site, including a map of key routes from the site to the nearest major roads
1.4. Possible location(s) of processing plant
1.5. Phasing
1.6. An OS map of the site
1.7. Estimated number of HGV movements per day/month/year

2. **Reserve Data** (with supporting evidence)
2.1. Quality and quantity of recoverable reserves
2.2. Estimated output per annum
2.3. Estimated lifespan of the mineral working (years)
2.4. When will the site be ready to be worked?

**3. Role of site/markets**
3.1. Is the site a new Greenfield site or an extension?
3.2. If a Greenfield site, is it replacing an existing mineral working within or outside the county
3.3. What is your planned market area?
3.4. Is the location of the site optimum in terms of serving the market?

**4. Availability of Mineral**
4.1. Do you have the legal rights to work all of the mineral including access to a public highway or any other transport route?

**5. Landowner Consent**
5.1. Who is the legal owner of the site?
5.2. Is the legal owner of the site also a minerals operator?
5.3. Has the legal owner made a formal agreement with any mineral operator for minerals exploration and/or minerals extraction

**6. Agricultural land quality**
6.1. Agricultural land classifications found within the site

**7. Sensitive Receptors**
7.1. Is the site located within 250m of any sensitive receptors? (schools, residential dwellings, workplaces, healthcare facilities)

**8. Reclamation**
8.1. Proposed reclamation schemes – what opportunities for environmental benefits do you see arising from the scheme?
8.2. Does the reclamation of the site depend on importing fill? If so, please indicate type of waste, main sources and timescales

**NOTE: All information submitted as part of this call for sites will be available for public viewing**