

RECOMMENDED PLANNING CONDITIONS FOR PROPOSAL 1 - WESTERN EXTENSION TO EXISTING MISSON GREY SAND QUARRY ETC (APPLICATION REF 1/22/00867/CDM)

Commencement and notifications

1. The development hereby permitted shall be begun within 3 years from the date of this permission.

Reason: To comply with the requirements of Section 91 (as amended) of the Town and Country Planning Act 1990.

2. The Minerals Planning Authority (MPA) shall be notified in writing at least 7 days, but not more than 14 days, prior to the commencement of the development.

Reason: To enable the MPA to monitor compliance with the conditions of the planning permission.

Approved Documents

3. From the commencement of the development to final restoration, a copy of this permission, including all plans and documents, and any schemes or details subsequently approved in accordance with this permission, shall always be available at the site and the terms and contents thereof shall be made known to supervising staff at the site.

Reason: To ensure site operatives are conversant with the terms of the planning permission.

4. Unless otherwise required pursuant to conditions of this permission, the development hereby permitted shall be carried out in accordance with the submitted application (as amended), documents and recommendations of reports, and the following plans:

- a. Drawing ref UKSD-00-10-0001, revision A02, dated 27 May 2022 and titled Site Location Plan, received by the MPA on the 27th May 2022
- b. Drawing ref UKSD-00-10-0002, revision A02, dated 27 May 2022 and titled Existing Site Block plan/Topographical Survey, received by the MPA on the 27th May 2022.
- c. Drawing ref UKSD-00-10-0003, revision A02, dated 27 May 2022 and titled Proposed Phasing and Workings Plan received by the MPA on the 27 May 2022.

- d. Drawing ref UKSD-00-10-0004, revision A05, dated 10th January 2023 and titled 'Proposed restoration plan' received by the MPA on 13th January 2023.
- e. Drawing ref UKSD-00-10-0005 A01, dated 10th January 2023 and titled Proposed Restoration Plan (Key areas) received by the MPA on 13th January 2023.

Reason: For the avoidance of doubt.

Duration of Mineral Extraction Operations

- 5 The extraction of mineral from the application site shall be completed no later than 5 years from the date of commencement, as notified under the requirements of Condition 2. Restoration of the site shall be completed to the landform shown on drawing ref UKSD-00-10-0004, revision A05, dated 10th January 2023 and titled 'Proposed restoration plan' received by the MPA on 13th January 2023 no later than one year following the completion of mineral extraction.

Reason: To ensure the period of disruption from mineral working is minimised and to ensure the restoration of the site as soon as possible in compliance with requirements of Policy DM12 of the Nottinghamshire Minerals Local Plan.

Extraction limits

- 6 Mineral extraction shall not penetrate into the underlying groundwater level and shall not be undertaken to a depth greater than the levels identified on Drawing ref UKSD-00-10-0004, revision A05, dated 10th January 2023 and titled 'Proposed restoration plan' received by the MPA on 13th January 2023.

Reason: To define the extent of minerals permitted to be worked and to protect groundwaters from potential contamination in accordance with Policy DM2 of the Nottinghamshire Minerals Local Plan.

Hours of Operation

- 7 No operations or movement of plant or machinery, or HGV movements on and off the site shall take place outside the hours of 7am to 7pm Monday to Friday, 7am to 1pm Saturdays, nor at any time on Sundays or Public/Bank Holidays, except in the case of emergency. The MPA shall be informed in writing within 48 hours of any emergency that occurs such as to cause working outside these hours.

Reason: To protect local residents from noise disturbance in accordance with the requirements of Policy DM1 of the Nottinghamshire Minerals Local Plan.

Storage Heights

- 8 Stockpiles of extracted mineral shall be stored within the quarry floor or within the storage and processing area and shall not be stored to a height which exceeds the ground level of the surrounding unworked land.

Reason: To minimise visual impact of quarrying operations in accordance with Policy DM1 of the Nottinghamshire Minerals Local Plan.

Ecology

- 9 Prior to commencement a protected species survey shall be submitted to the MPA. A protected species population monitoring report shall thereafter be undertaken on a six- monthly basis and the results submitted to the MPA in writing. The report shall incorporate recommendations of mitigation works to support the protected species populations which shall be implemented as approved.

Reason: In the interest of protecting species and their habitats, in accordance with Policy DM4 of the Nottinghamshire Minerals Local Plan.

- 10 During all phases of mineral extraction, site restoration and aftercare the operator shall ensure that an accessible route is provided within the quarry workings for protected species to travel through the site and access adjoining land thereby ensuring that protected species do not become trapped within the site.

Reason: In the interest of ensuring the safety of protected species and to satisfy policy set out within the National Planning Policy Framework.

- 11 Operations that involve the removal and/or destruction of vegetation shall not be undertaken during the months of March to August inclusive except with the prior written approval of the MPA which shall only follow the submission and approval of a report to the MPA confirming that the vegetation to be removed and/or destroyed has been checked for nesting birds by a suitably qualified ecologist and that any necessary mitigation measures to protect active nests have been (or shall be) put in place, and provides for a further check immediately prior to the vegetation being removed and/or destroyed following the MPA's approval in writing.

Reason: In order to protect breeding birds.

- 12 The development hereby permitted shall be carried out in compliance with the statement approved on 22 May 2006 in discharge of Condition 6 of permission number 1/32/05/00006 detailing appropriate measures to be taken to either dissuade sand martins from using excavated areas or to temporarily work around nesting sand martins.

Reason: In order to protect sand martins.

- 13 In the event that breeding sand martins are present in any face to be worked during March-August inclusive, quarry excavations shall cease in the vicinity of the sand martins and a suitably qualified ecologist shall be employed to advise on an appropriate strategy that ensures that breeding birds are not adversely affected by the development. The strategy shall be submitted as part of a written report to the MPA for its approval in writing. Quarry excavations shall thereafter only recommence in the vicinity of the sand martins in accordance with the mitigation strategy as approved.

Reason: In order to protect sand martins.

- 14 The operator shall ensure that a sand martin cliff face is retained within the quarry area at all times during mineral extraction operations. Upon completion of mineral extraction within the quarry extension area hereby approved the operator shall ensure that the sand martin cliff face as detailed on drawing ref: UKSD-00-10-0004 A05 (Proposed restoration plan) is provided as part of the quarry restoration scheme so as to achieve a minimum 3m vertical face. If appropriate, the sand martin cliff may be excavated at its base to achieve the 3m vertical face to provide appropriate protection from predators for nesting sand martins.

Reason: In order to protect sand martins.

- 15 No later than the first planting season following the commencement of the development, the 200m linear hedgerow planted as part of Planning Permission Ref: 1/32/11/00020 shall be translocated to the western boundary of this permission adjacent to the solar farm as identified on Drawing ref UKSD-00-10-0004 "Proposed Restoration Plan". The section of translocated hedgerow shall be retained and maintained in accordance with the management arrangements to be approved under Condition 49.

Reason: In accordance with Policies DM4 and DM12 of the Nottinghamshire Minerals Local Plan

Noise

- 16 No supplementary plant and machinery shall be used for the extraction of sand and ancillary gravel on the site in addition to the equipment approved by the MPA in discharging Condition 8 of permission reference 1/32/05/00006, unless its specification and noise output is formally agreed in writing by the MPA.

Reason: To minimise visual impacts and noise emissions from quarrying operations in accordance with Policies DM1 of Nottinghamshire Minerals Local Plan.

- 17 Reversing alarms used on mobile plant operated in the site shall be fitted with broadband (white noise) warning devices.

Reason: To protect local residents from noise disturbance in accordance with the requirements of Policy DM1 of the Nottinghamshire Minerals Local Plan.

- 18 All vehicles, plant and machinery operated and used on site shall be fitted with effective silencers maintained in accordance with the manufacturers' recommendations and specifications.

Reason: To protect local residents from noise disturbance in accordance with the requirements of Policy DM1 of the Nottinghamshire Minerals Local Plan.

- 19 In the event of a noise complaint being received by the MPA regarding the development hereby permitted which, in the considered opinion of the MPA may be justified, the operator shall, within one month of a written request from the MPA, undertake a BS4142 noise survey to determine if the level of noise:

- For normal day to day quarrying operations the noise from the site does not exceed the background level by more than 10dB(A) subject to a maximum of 55dB(A)LAeq, 1h (free field) at noise sensitive properties.
- For temporary operations undertaken for a maximum 8 weeks in a year comprising soil stripping, the construction and removal of baffle mounds, soil storage mounds and spoil heaps, construction of new permanent landforms and aspects of site road construction and maintenance noise levels does not exceed 70dB(A) LAeq 1h (free field) at noise sensitive properties.

Details of the noise survey, including the position of noise monitoring equipment, the methodology to be used and the date(s) for the survey to be undertaken, shall have been agreed with the MPA prior to the survey taking place. In the event that the noise survey indicates that the noise criterion detailed above is being exceeded, the submitted report shall include further measures to mitigate the noise impact so as to ensure compliance with the noise criterion, including a timetable for the implementation of these additional measures. The additional mitigation measures shall be implemented in accordance with the approved details and thereafter maintained for the life of the development.

Reason: To minimise the impact of noise from the site in accordance with Policy DM1 of the Nottinghamshire Minerals Local Plan.

Access and Routing

- 20 Unless otherwise agreed in writing by the MPA, the total number of heavy vehicles (a vehicle >7.5t gross laden weight) leaving the site in connection with the development hereby permitted and any other operational areas within the wider quarry complex shall not exceed 15 vehicles each operational day.

The operator shall keep records of all HGV visits to the site and such records shall be supplied in writing to the MPA within two weeks of a request for such records being made by the MPA.

Reason: In the interest of highway safety and to protect local residents from disturbance caused by quarry traffic, in accordance with Policy DM9 of the Nottinghamshire Minerals Local Plan.

- 21 The operator shall take all reasonable steps to instruct all delivery vehicles entering and leaving the site to access from the south towards Newington thereby avoiding trafficking through Misson village. These steps shall include the issuing of instructions to all drivers to advise of the required route and the retention of the turn right signage at the exit of the quarry access throughout its operational life.

Reason: In the interest of highway safety and to protect residents of Misson village from disturbance caused by quarry traffic, in accordance with Policy DM1 and DM9 of the Nottinghamshire Minerals Local Plan.

- 22 The existing access shown on plan JMH/RO6-3 (Scheme of Working) received on 16th November 2015 shall be used by all quarry traffic. No other access shall be used by traffic entering or leaving the quarry. All vehicles transporting minerals from the site shall be fully covered with sheeting prior to them leaving the application site and entering the public highway.

Reason: To ensure satisfactory access to and from the site and to minimise the impact of the development on the local highway network and to prevent mud and other deleterious material contaminating the highway in accordance with Policy DM9 of the Nottinghamshire Minerals Local Plan.

Archaeology

- 23 During all periods of soil stripping an archaeological watching brief shall be undertaken. The archaeological watching brief shall follow the methodology set out within the written scheme of investigation for an archaeological watching brief (November 2011) received by the MPA on the 28th November 2011 in connection with Planning Application 1/32/11/00020, unless an alternative method statement is agreed in writing by the MPA.

Reason: In the interests of preserving, investigating and recording features of archaeological interest affected by the development in accordance with Policy DM6 of the Nottinghamshire Minerals Local Plan.

Groundwater Protection

- 24 The scheme for monitoring groundwater levels to discharge Condition 13 of planning permission 1/32/05/00006 shall be carried out in relation to the

development hereby permitted throughout the period of mineral extraction and restoration. The results of ground water monitoring shall be submitted to the MPA in writing within 4 weeks of the monitoring being undertaken, and the monitoring shall inform the depth of quarrying excavations within the limits specified within Condition 6 above.

Reason: To ensure that mineral workings are undertaken at a level above the normal groundwater level thus protecting groundwater from contamination, in accordance with Policy DM2 of the Nottinghamshire Minerals Local Plan.

- 25 There shall be no discharge of foul or contaminated drainage from the site into either groundwater or any surface water, whether direct or via soakaways. The toilet facility serving the cabin office shall be of a sealed chemical type which shall be emptied at appropriate intervals by a licensed waste carrier for appropriate disposal.

Reason: To protect groundwater from contamination, in accordance with Policy DM2 of the Nottinghamshire Minerals Local Plan.

- 26 The mineral extraction operations shall not utilise ground dewatering. In the event that the restoration proposals incorporate groundwater charged pond habitats, any dewatering operations associated with the construction of these ponds shall be agreed in writing beforehand with the MPA.

Reason: To ensure that mineral workings are undertaken at a level above the normal groundwater level thus protecting groundwater from contamination, in accordance with Policy DM2 of the Nottinghamshire Minerals Local Plan.

27. Any facilities for the storage of oils, fuels or chemicals shall be sited on impervious bases and surrounded by impervious bund walls. The size of the bunded compound shall be at least equivalent to the capacity of the tank plus 10% or, if there is more than one container within the system, of not less than 110% of the largest container's storage capacity or 25% of their aggregate storage capacity, whichever is the greater. All filling points, vents, and sight glasses must be located within the bund. There must be no drain through the bund floor or walls.

Reason: In the interests of pollution control in accordance with Policy DM4 of the Nottinghamshire Minerals Local Plan.

Prevention of Flooding

- 28 All excavated materials shall be stored on land which is designated as Flood Zone 2.

Reason: To prevent increasing flood risk elsewhere within the River Idle floodplain in accordance with Policy DM2 of the Nottinghamshire Minerals Local Plan.

Buildings, fixed plant and machinery

- 29 Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) (England) Order 2015 (or any Order amending, replacing or re-enacting that Order), no buildings, fixed plant or machinery, structures, lights, fences or private ways shall be erected, installed or otherwise replaced within the application site without the prior written approval of the MPA.

Reason: To safeguard the amenities of the area.

Dust/Mud

- 30 Measures shall be employed to ensure that dust and mud generated within the site are kept to a minimum and contained within the site. These measures shall include, but not necessarily be restricted to:
- a. The use as appropriate of a dust suppression system throughout all working areas;
 - b. The use as appropriate of water bowsers and/or spray systems to dampen the access roads, vehicle circulation and manoeuvring areas;
 - c. The maintenance of the access road in a good state of repair and its regular sweeping to ensure that it is kept clean and free of mud and other debris;
 - d. The temporary cessation of processing during periods of extreme dry and windy weather.

In the event that a complaint is received regarding dust or mud arising from the operation of the site which the MPA consider may be justified the operator shall within 1 month of a written request of the MPA prepare and submit a mitigation strategy to remedy the nuisance. The site shall thereafter operate in compliance with the approved mitigation strategy throughout its operational life.

Reason: To minimise disturbance from mud and dust in accordance with Policy DM1 of the Nottinghamshire Minerals Local Plan.

- 31 No HGV shall leave the site without first using the wheel cleaning facilities/rumble strips to ensure that no mud or other deleterious material is deposited on the public highway. The wheel cleaning facilities/rumble strips shall be maintained in an effective state for the duration of the development. In the event that these measures are not effective, additional measures shall be installed to give effect to this requirement within 4 weeks of a written request from the MPA.

Reason: In the interests of highway safety, and to accord with Policy DM9 of the Nottinghamshire Minerals Local Plan.

Soil handling, stripping, and storage

- 32 The stripping, handling and replacement of topsoils and subsoils shall be implemented in accordance with the Soil Handling Strategy received by the MPA on 16th November 2015. Notwithstanding the generality of paragraph 3.14 of the soil stripping strategy, topsoils shall not be replaced within the areas of land to be restored to acid grassland.

Reason: To ensure proper restoration of the site conserving and managing all available soil resources in accordance with Policy DM12 of the Nottinghamshire Minerals Local Plan.

- 33 Prior to the commencement of soil stripping operations the operator shall submit to the MPA for its approval in writing a plan showing:
- a. the area to be stripped of topsoil and subsoil including the depths of soil excavation;
 - b. the location of soil storage stockpiles or direct placement for restoration purposes;
 - c. the quantity and nature of material to be stored or used for direct placement;
 - d. the areas where stored soils are to be replaced.

The development shall be carried out in accordance with the approved details.

Reason: To ensure proper restoration of the site conserving and managing all available soils resources in accordance with Policy DM3 and DM12 of the Nottinghamshire Minerals Local Plan.

- 34 At least 7 days written notice shall be given to the MPA prior to any soil removal or replacement operations within the application site.

Reason: To ensure proper restoration of the site conserving and managing all available soil resources in accordance with Policy DM12 of the Nottinghamshire Minerals Local Plan.

35. No turf, topsoil, subsoil or overburden shall be removed from the site and no soils or soil making materials shall be imported onto the site.

Reason: To ensure the proper restoration of the site, and to conserve and manage all available soils resources in accordance with Policy DM3 of the Nottinghamshire Minerals Local Plan.

36 No plant or vehicles shall cross any area of unstripped or replaced topsoil or subsoil except where such trafficking is essential and unavoidable for purposes of undertaking soil handling operations.

Reason: To ensure the proper restoration of the site and to conserve and manage all available soils resources in accordance with Policy DM3 of the Nottinghamshire Minerals Local Plan.

37 Stocks of topsoil shall not exceed 3m in height and stocks of subsoil shall not exceed 5m in height.

Reason: To ensure proper restoration of the site conserving and managing all available soils resources in accordance with Policy DM3 of the Nottinghamshire Minerals Local Plan.

38 No movement of soil shall take place except when the full volume of soil to be stripped or otherwise transported is in a suitably dry soil moisture condition i.e. the soil is in a non-plastic state such that damage to its structure shall be avoided. Conditions shall be sufficiently dry for the topsoil to be separated from the subsoil without difficulty. Soil handling and movement shall not be carried out between the months of October to March inclusive unless specifically agreed in writing by the MPA.

Reason: To ensure proper restoration of the site conserving and managing all available soils resources in accordance with Policy DM3 of the Nottinghamshire Minerals Local Plan.

39 All soil storage stockpiles that remain in situ for more than 6 months or over winter shall be vegetated in accordance with a scheme covering vegetation establishment and management that shall be submitted to and approved in writing by the MPA prior to mound construction.

Reason: To ensure proper restoration of the site conserving and managing all available soils resources in accordance with Policy DM3 of the Nottinghamshire Minerals Local Plan.

Restoration

40 Notwithstanding the generality of paragraph 3.14 of the soil handling strategy (received by the MPA on 16th November 2015), prior to the replacement of subsoils and topsoils within the quarry there shall be submitted to the MPA and approved in writing details of the depths of soils to be used across the site. The depth of subsoil and topsoil shall be varied across the restored site to reflect the aftercare planting proposals for the site. Thereafter soils shall be replaced in compliance with the details approved to an even depth across the re-laid area.

Reason: To ensure satisfactory restoration and landscaping of the site following mineral extraction in accordance with Policy DM12 of the Nottinghamshire Minerals Local Plan.

- 41 Only low ground pressure machinery shall work on re-laid topsoil or subsoil to replace and level topsoil.

Reason: To ensure satisfactory restoration and landscaping of the site following mineral extraction in accordance with Policy DM12 of the Nottinghamshire Minerals Local Plan.

- 42 Before any placement of subsoil and topsoil in accordance with the restoration scheme shown on drawing ref UKSD-00-10-0004, revision A05, titled 'Proposed restoration plan', the surface of the site shall be graded and cross-ripped so as to achieve, after placement of soils, the approved restoration contours, taking into account the proposed soil profiles.

Reason: To ensure satisfactory restoration and landscaping of the site following mineral extraction in accordance with Policy DM12 of the Nottinghamshire Minerals Local Plan.

- 43 Following placement of topsoil, the surface shall be cross-ripped to an agreed depth and spacing that penetrates 150mm into the underlying layer or 500mm total depth, whichever is the greater, to remove compaction at the interface and loosen all material within the area and depth of operations. Stones and any other obstructions to cultivation greater than 100mm in any dimension shall be removed.

Reason: To ensure satisfactory restoration and landscaping of the site following mineral extraction in accordance with Policy DM3 of the Nottinghamshire Minerals Local Plan.

- 44 All operations involving soil placement and cultivation treatments shall only be carried out when the full volume of the soil involved is in a dry soil moisture condition thereby avoiding damage to soils and maximising the effects of the subsoiling operations. Plant and vehicles shall not cross areas of replaced or loosened materials or areas spread with subsoil or topsoil except for the express purpose of restoration operations.

Reason: To ensure satisfactory restoration and landscaping of the site following mineral extraction in accordance with Policy DM3 of the Nottinghamshire Minerals Local Plan.

- 45 For purposes of storage and placement of soils, topsoil shall only be mixed with topsoil and subsoil shall only be mixed with subsoil.

Reason: To ensure satisfactory restoration and landscaping of the site following mineral extraction in accordance with Policy DM3 of the Nottinghamshire Minerals Local Plan.

46 The MPA shall be notified of the completion of soil replacement within 1 month of its completion.

Reason: To ensure satisfactory restoration and landscaping of the site following mineral extraction in accordance with Policy DM12 of the Nottinghamshire Minerals Local Plan.

47 In accordance with the restoration requirements, all plant, machinery and buildings shall be removed from the site within 6 months of the date of cessation of mineral extraction.

Reason: In the interests of visual amenity and to enable satisfactory restoration of the site in accordance with Policy DM12 of the Nottinghamshire Minerals Local Plan.

48 The development shall be carried out in accordance with the submitted proposed restoration plan (ref UKSD-00-10-0004, revision A05, dated 10th January 2023 and titled 'Proposed restoration plan' received by the MPA on 13th January 2023) and the following mitigation measures it details:

- Area restored no higher than the existing finished ground level [In reference to the area on the western boundary of the application site]. Existing finished ground levels are deemed to be as detailed on the existing site block plan /topographical survey drawing (ref UKSD-00-10-0002, revision A02, dated 27th May 2022 and compiled by UK Smart Design).

These mitigation measures shall be fully implemented prior to occupation and subsequently in accordance with the scheme's timing/phasing arrangements. The measures detailed above shall be retained and maintained thereafter throughout the lifetime of the development.

The final levels shall be verified with the submission of a topographical survey upon completion of soil replacement.

Reason: To prevent flooding elsewhere by ensuring that there is no raising of ground levels within the floodplain.

49 Within 6 months of the commencement, as notified by Condition 2, a detailed restoration and aftercare scheme will be required providing details of species mixes, establishment methods and maintenance regimes. The scheme should include details for the establishment of the translocated hedgerow, including provision for any replanting where translocation is not successful, and the timescale of planting the new western boundary hedge.

Reason: To ensure the site is restored to a suitable condition at the earliest possible date in the interests of ecology and in accordance with Policy DM12 of the Nottinghamshire Minerals Local Plan.

Aftercare

50 Prior to the commencement of restoration activities, an aftercare scheme incorporating a species schedule and written statement shall be submitted for the written approval of the MPA. The aftercare species scheme shall generally accord with the details set out within Section 10.6 of the Preliminary Ecological Appraisal Report, subject to amendment/alteration of the details set out below. The aftercare scheme shall outline the steps to be taken, and the period during which they are to be taken, and who will be responsible for taking those steps to bring the land to the required restoration standard. The aftercare scheme shall include but not be restricted to details of the following:

- a. cultivations;
- b. weed control;
- c. sowing of seed mixtures,
- d. keeping of records and an annual review of performance and proposed operations for the coming year, to be submitted to the MPA between 31 March and 31 May each year;
- e. drainage and irrigation;
- f. management practices to ensure that aftercare works are undertaken with an ecological emphasis and are integrated into the previous workings at the site;
- g. remedial treatments;
- h. fencing;
- i. Before the end of the first year of aftercare, a survey shall be undertaken of the existing woodland planting undertaken in the restored area of the wider quarry area. The survey shall identify the species that have been planted and incorporate a strategy/timetable for thinning these woodlands prioritised at removing any non-native or locally inappropriate tree species.

The development shall be carried out in accordance with the approved details.

Reason: To ensure satisfactory landscaping of the site following mineral extraction in accordance with Policy DM12 of the Nottinghamshire Minerals Local Plan.

51 Prior to restoration of acid grassland/lowland/heathland areas, a soil chemistry test shall be undertaken of the subsoil to ensure that the correct nutrient conditions are created for heather planting. The results of this testing and any proposed soil treatment shall be submitted to the MPA for its approval in writing prior to the restoration of these areas. The restoration of these areas shall be implemented as approved in the first available sowing season. Should these conditions not be suitable for heather planting then an alternative restoration scheme including timetable for this area shall be submitted to and approved in writing by the MPA. Any revised scheme shall be implemented as approved.

Reason: To ensure satisfactory landscaping of the site following mineral extraction in accordance with Policy DM12 of the Nottinghamshire Minerals Local Plan.

- 52 Following the replacement of soils over the application site, the aftercare scheme approved under Condition 50 shall be implemented throughout the five year period following the replacement of soils on the site. Areas of non-agricultural grassland shall undergo aftercare management for a 20 period. The date of commencement of aftercare of the site shall be submitted to and agreed in writing by the MPA and the 20 year aftercare period for non-agricultural grassland and 5 year aftercare period for that for the remainder of the restoration shall run from this date.

Reason: To ensure proper aftercare management of the site in accordance with Policy DM12 of the Nottinghamshire Minerals Local Plan.

Premature cessation of operations

- 53 Should, for any reason, extraction operations cease for a period exceeding 6 months, or in any other circumstances cease prior to the completion of the approved scheme, such cessation being in the reasoned opinion of the MPA a permanent cessation of operations, then within 3 months of a written request from the MPA, a revised scheme for the restoration of the site shall be submitted to the MPA for approval in writing. Details to be submitted shall include the restoration landform, after-uses of the restored site, a program of restoration works with timings, provision of soil cover, grass seeding, tree and shrub planting, rights of way and associated drainage, fencing and after-care provisions, in a manner similar to those details submitted with this application and subsequently approved pursuant to conditions attached to this permission. The approved revised scheme shall be fully implemented within 12 months of the date of written approval by the MPA.

Reason: To achieve a satisfactory restoration of the site in the event of premature closure of the quarry.