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Introduction

What is this document?

This document is a short version of the full Proposed Submission Draft Waste and Minerals Plan.

It sets out the key information contained in the main document.

In the full Proposed Submission Draft Waste and Minerals Plan you can also find extra supporting information and more detail about the policies and background studies that have informed the approaches.

Copies of all the main documents will be available online and at your local council office. Copies of the consultation document will be available at main libraries across East Sussex and Brighton and Hove.

A separate factsheet (Factsheet No.4, February 2012) is also available which further explains the purpose and content of this document.

What is the Waste and Minerals Plan?

The Waste and Minerals Plan will set out the strategic policy decisions for waste and minerals in the Plan Area.

Existing waste and minerals planning policy is contained in the adopted East Sussex and Brighton & Hove Waste Local Plan (2006), and Minerals Local Plan (1999). The policies from both have been 'saved' which means they will remain in force until replaced by policies in the new Waste and Minerals Development Framework.

The Waste and Minerals Development Framework will be made up of:

- The Plan;
- A waste sites document; and
- A minerals sites document.

Document Guide

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Overarching policies	Policies that apply to waste and minerals development as well as development determined by other planning authorities	40
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Key Diagram	Minerals Key Diagram. Waste Key Diagram.	
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Key dates for the Waste & Minerals Plan

The table below provides the dates of previous consultations and summarises the current timetable for key stages of the Plan. Once the Plan has been adopted, work will commence on the sites documents.

Key dates for the Waste & Minerals Plan

Stage	Date
Preferred Strategy consultation	21 October 2009 to 25 January 2010
Draft Plan consultation	27 October 2011 to 8 December 2011
Formal ('Regulation 27') consultation on the soundness of the Plan	22 February 2012 to 4 April 2012
Submission of the Plan to Government	Summer 2012
Public Examination	Autumn 2012
Adoption	January 2013

This is the opportunity to formally submit any representations on the soundness of the Submission document. Any comments will be taken into account by the independent Planning Inspector as part of the Examination which is anticipated to be held in Autumn 2012. The

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examination is an independent assessment to ensure that the Plan satisfies the requirements of regulations and legislation, and is 'sound'. Please see our guide to making a representation which is available on the following website: [TBC](#).

Information Papers

The Plan is supported by ten Information Papers which provide explanatory information related to the key issues addressed, and are signposted at appropriate point in this document. These are:

Information Paper 1 -	The Future Need for Waste Management
Information Paper 2 -	The Future Need for Minerals Production and Management
Information Paper 3 -	Sustainable Waste Management
Information Paper 4 -	Waste Management Methods and Technologies
Information Paper 5 -	Land Disposal
Information Paper 6 -	Spatial Portrait of East Sussex, Brighton & Hove and the South Downs
Information Paper 7 -	Hazardous and Radioactive Waste
Information Paper 8 -	Transportation of Waste and Minerals
Information Paper 9 -	Climate Change and Waste and Minerals
Information Paper 10 -	Waste Water and Sewage Sludge

Introduction

How do I submit representations on the soundness of the the Plan?

This is the formal stage of registering representations about the soundness of the Plan.

All representations must be received by midnight on 4 April 2012 to ensure that they can be taken into account by the Planning Inspectorate. Your comments will made available to view, so please do not include any information that you consider to be confidential. We will hold your name, address and contact details for use in future waste and minerals consultations.

On-line Submission of Representations

We strongly encourage you to view the document and send in your representations online, via the website <http://consult.eastsussex.gov.uk>, as this will help make significant savings of resources and paper.

Anyone can view the documents online, but to submit representations you will need to register at <http://consult.eastsussex.gov.uk>. Please contact us if you have any difficulty with the website.

Other ways to send us your representations:

By email	wasteandmineralsdf@eastsussex.gov.uk
By post	Economy, Transport & Environment, East Sussex County Council, C4 Waste and Minerals Policy (AP), FREEPOST (LW43), Lewes, BN7 1BR

For general queries you can contact:

East Sussex County Council	Tel: 01273 481846
Brighton & Hove City Council	Tel: 01273 292505

Waste & Minerals Context

Waste and Minerals: What are they?

1.1 **Waste** or 'rubbish' is generally defined as materials and goods we discard because we no longer want or need them. Many different types of solid and liquid waste are produced in the Plan Area and the Plan applies to them all.

1.2 **Minerals** are natural substances including metals, rocks, and hydrocarbons (solid and liquid) that are extracted from the earth by mining, quarrying and pumping. They are used in a wide range of applications related to construction, manufacturing, agriculture and energy supply. Mineral resources that may be available in the Plan Area in workable quantities include sand and gravel, chalk, clay, gypsum, and searches have been undertaken for oil and gas.

Waste in the Plan Area

1.3 Around 1.75 million tonnes of solid waste are handled in the Plan Area each year. The main types are:

- **Municipal Solid Waste (MSW)** is taken in this Plan to mean waste that is collected by local authorities. Generally it is from households (from doorstep collections and Household Waste Recycling Sites), from street cleansing, and from public parks and gardens⁽¹⁾. The current production of over 365,000 tonnes per annum makes up about 21% of all wastes in the Plan Area.
- **Commercial and Industrial Waste (C&I)** from shops, food outlets, businesses, and manufacturing activities makes up about 27% of wastes in the Plan Area. It is difficult to get an accurate picture of how much C&I waste is produced because there are no requirements on producers of this waste to submit data for statistical purposes. It is estimated that around 475,000 tonnes of C&I waste was produced in 2008/9.
- **Construction, Demolition and Excavation Waste (CDEW)** is produced from building activity. The amount that arises fluctuates considerably due to economic and social factors, with increases during periods of high development and construction. An accurate figure for arisings is difficult to obtain and best estimates suggest that around 906,000 tonnes was produced in 2008/9.
- **Other wastes** include hazardous waste (around 19,000 tonnes per year), low level radioactive waste, liquid waste (other than wastewater), and wastes arising from the agricultural sector. Hazardous waste makes up approximately 1% of the total waste stream and altogether these wastes make up only a small proportion of the wastes generated in the Plan Area, although they still need to be planned for and usually require specialist treatment facilities with even tighter environmental controls.

1.4 As well as solid waste, the Plan is concerned with the management of wastewater, which comprises the water and solids that flow to a waste water treatment works operated by a water company. There are 32 waste water treatment works within the Plan Area treating 60 million cubic metres of waste water each year.

1 Due to the wider EU Waste Framework Directive definition of MSW, a new definition has been brought into use in England which relates to the waste previously recorded as Municipal Solid Waste and this is 'Local Authority Collected Waste'. However for reasons of comparability and consistency with previous documents the term Municipal Solid Waste will continue to be used in this Plan.

1 Context

Existing Waste Management in the Plan Area

1.5 Although progress has been made towards more sustainable management of waste, in particular with the recent development of new facilities for managing MSW by recycling, composting and energy recovery, a significant proportion of solid waste produced by businesses and industry is still landfilled. This is unsustainable. Landfilling waste prevents it from being used as a resource (e.g. as a raw material produced from a recycling process); it is likely to be the least environmentally acceptable waste management option and landfill costs are rising steeply.

Minerals in the Plan Area

Aggregates

1.6 Aggregates (sand, gravel, and crushed rock) are important for the improvement of infrastructure and buildings.

1.7 Historically there has been low levels of extraction of 'land-won' sand and gravel in East Sussex, and imports of aggregates dredged from the seabed (known as marine aggregates) and crushed rock have been important in meeting local construction needs. Whilst there are several permitted sites for land-won aggregates, there is currently only one site producing building sand and it is located in an area now within the South Downs National Park⁽²⁾.

Chalk

1.8 There are no active chalk quarries in East Sussex. Chalk for agricultural use has recently been supplied by imports.

Clay

1.9 Clay is extracted in East Sussex for brick and tile manufacture, and also more recently for flood defences. There are currently four active sites, at Aldershaw Farm, Sedlescombe near Battle; Chailey Brickworks; Hastings Brickworks; and Ashdown Brickworks. There is also an existing planning permission for a new brick works and clay pit at Horam, as well as several dormant and inactive sites in East Sussex.

Gypsum

1.10 Gypsum is an important raw material for the construction industry, and is used in plaster and plasterboard, cement and other industrial processes. The resource near Robertsbridge in East Sussex is the largest deposit in the UK. Desulphogypsum (DSG), a by-product from coal fired power stations, can be used as an alternative to gypsum and has been used at the plasterboard plant.

Oil and gas

1.11 Exploration for oil and gas took place in East Sussex in the 1980s although no commercially viable resources were found. There is currently no exploitation of oil or gas in the Plan Area although there are several licences for exploration.

Context 1

Recycled and Secondary Aggregates

1.12 Supplies of land-won aggregates in the Plan Area are augmented by secondary aggregates and recycled materials alongside marine imports. In 2007 there were thirteen sites in the Plan Area which recycled aggregates, producing about 370,000 tonnes of recycled aggregates. It is anticipated that this pattern will continue to increase in accordance with national policies to increase their use.

Wharves and Railheads

1.13 Marine aggregates are imported through the ports of Newhaven, Rye and Shoreham. The capacity for receiving and processing marine-dredged and other aggregates through the three ports is over 3 million tonnes per annum (mtpa)⁽³⁾ but actual throughput has been much lower.

1.14 Bottom ash produced by the Newhaven Energy Recovery Facility is transported by rail to a processing facility in Brentford, west London.

1.15 The only rail movement of minerals is DSG to the processing facility at Robertsbridge.

Further information in the full consultation document

1.16 In the full draft Waste and Minerals Plan you can also find further detail about the policy context, overview of waste and minerals in the Plan Area, and of the characteristics of the Plan Area.

2 Overarching Strategy

Vision

Vision for the Plan Area to 2030

By 2030 the environmental footprint, in particular greenhouse gas emissions, associated with the production and management of waste and minerals in the Plan Area will have been significantly reduced.

Reductions in waste arisings will have occurred and the efficient production and use of materials will have been maximised. Most waste will be reused, recycled to provide goods or raw materials, or processed to provide energy (heat or power), with as little as possible being disposed of because it is the least sustainable option and because the environmental characteristics of the Plan Area mean that opportunities for disposal to land are severely restricted.

Facilities needed to manage waste and produce minerals will be designed, located, and operated to ensure that the area's built and natural heritage are preserved and even enhanced - from its exceptional countryside, which includes part of the South Downs National Park, the Heritage Coast, the High Weald AONB including Ashdown Forest, the Low Weald, and the Levels at Pevensey and Rye, to its distinctive and varied built environment which includes seaside towns and a city with grand Regency architecture as well as scattered Weald and downland villages.

The production of secondary materials will be maximised but where primary minerals are essential to meet the need for new development, both locally and the needs of the wider South-East region, the extraction and use of aggregates, clay, chalk, and gypsum, will take place in an efficient manner that protects the environment and local communities.

New planning applications for waste or minerals development will take into account concerns and interests of host communities, and seek to capture benefits for the local community.

Overarching Strategy 2

Objectives

Strategic Objectives

SO1: To achieve declining rates of growth of all wastes, to reduce the amount of waste produced, and to drive the management of waste up the hierarchy by reusing and recycling waste material into new products and recovering energy from materials that cannot effectively be recycled.

Relevant policies and delivery strategy: WMP 2, 2a, 2b, 2c, 2d, 3, 4a, 4b, 5, 6a, 6b

SO2: To achieve prudent and efficient use of minerals, having regard to the market demand and supply restrictions in the Plan Area, and to recognise waste as a resource in order to reduce local demands on water, energy, land, and primary raw materials including soil and minerals.

Relevant policies and delivery strategy: WMP 1, 2c, 2d, 3, 10, 11, 12, 13, 14, 15, 18, 22a, 22b, 23a, 23b, 25, 26, 27b

SO3: To make timely provision for sufficient facilities for the sustainable management of waste (including waste water) and production of minerals to meet forecast requirements for the Plan Area, in order to contribute as far as practicable to regional and national requirements for waste management and support the production of nationally and regionally important minerals.

Relevant policies and delivery strategy: WMP 2, 2a, 2b, 3, 8a, 8b, 9, 10, 11, 12, 13, 14, 15, 20, 21

SO4: To protect and enhance the environment, communities and human health through minimising harmful emissions to air (including greenhouse gases), water and land; minimising the use of natural resources (including greenfield sites); minimising impacts on protected habitats, designated landscapes, geological sites and heritage sites; and areas which have landscape character and quality which is sensitive to development including the South Downs National Park; and through ensuring high quality mitigation, compensation and restoration to appropriate after-uses. Account will be taken of local landscape character and distinctiveness.

Relevant policies and delivery strategy: WMP 1, 6a, 6b, 16, 17, 18, 19, 22a, 22b, 24, 25, 26, 27a, 27b

SO5: To manage waste and minerals at an appropriate scale, taking account of the distribution of waste sources and the limitations on the availability of suitable land in the Plan Area, as close to the sources as practicable in order to encourage communities to take more responsibility for the waste they create and to minimise the transport of waste and minerals *whilst still moving up the waste hierarchy*. Use the most sustainable and practicable mode where it is necessary to transport waste or minerals.

Relevant policies and delivery strategy: WMP 2e, 4a, 4b, 7, 17, 18, 20, 21, 25

2 Overarching Strategy

SO6: To ensure that sustainable waste management objectives are considered in all plans, strategies and proposals in the Plan Area, and that the design, construction and operation of all new development promotes sustainable waste management.

Relevant policies and delivery strategy: WMP 2a, 2d, 20

SO7: In recognition of limited capacity for disposal to land in the Plan Area, to dispose of waste to land as a last resort and seek appropriate after-use of land disposal sites to achieve conservation and enhancement of the environment.

Relevant policies and delivery strategy: WMP 2, 2b, 4a, 4b, 7, 7a, 7b, 7c, 16

SO8: To ensure facilities are designed, located and operated in a manner that takes the implications of climate change, and in particular rising sea levels, into account.

Relevant policies and delivery strategy: WMP 6a, 6b, 23a, 27a

Overarching Strategy 2

Local Strategy Statement- Approach to Key 'Larger than Local' Matters

2.1 Waste and mineral planning authorities in preparing their plans are very conscious of the need to address the implications of their proposals on their neighbours in the wider area. Waste and mineral planning authorities are also further motivated to address these issues in order to have a coherent approach if the current regional plan framework were to be removed.

2.2 Additionally, the trend in waste management and the production of minerals is to cater for markets that cross administrative boundaries, and in the case of certain waste activities deal with waste over considerable distances.

2.3 The Local Strategy Statement is intended to give guidance on how the Authorities have approached 'larger than local' issues. There is an intention to gain consensus with our neighbouring authorities on the Statement.

2.4 The key matters to be considered have been identified as follows:

Waste

1. Provision of waste management capacity requirements;
2. MSW recycling targets;
3. Sub-regional self-sufficiency - land disposal outside the Plan Area
4. London's waste;
5. Strategic management of hazardous waste.

Minerals

1. Provision and use of aggregates (sharp sand and gravel, and soft sand).

2.5 The proposed actions to address these matters are set out in the full Proposed Submission Draft Waste and Minerals Plan.

2 Overarching Strategy

Minerals and waste development affecting the South Downs National Park (WMP1)

Purpose of Policy WMP 1

To ensure development is sustainable and appropriate to the purposes and duties of the South Downs National Park Authority.

Policy WMP 1

Minerals and waste development affecting the South Downs National Park

- a) Minerals and waste development in the South Downs National Park should demonstrate that it contributes to the sustainable development of the area.
- b) Major minerals and waste development in the South Downs National Park should not take place except in exceptional circumstances, where it can be demonstrated to be in the public interest⁽⁴⁾. In this respect, consideration will be given to:
- i. the need for the development, including in terms of any national considerations; and
 - ii. the impact of permitting or refusing the development upon the local economy; and
 - iii. the cost of and scope for developing outside the designated area or meeting the need in another way; and
 - iv. any detrimental effect on the environment, landscape and/or recreational opportunities and the extent to which it could be satisfactorily mitigated.

Development will only be in the public interest if the outcomes of i-iv above gives sufficient reason/s to override the potential damage to the natural beauty, cultural heritage, wildlife or quiet enjoyment of the National Park.

- c) Extensions to existing soft sand quarries or new quarry proposals in the National Park need to conform with (b) above and additionally demonstrate that the need could not be practically achieved by extraction in adjoining Counties.
- d) Small-scale waste management facilities for local needs should not be precluded from the National Park and should meet the requirements of Policy WMP 6a.

4 In the case of minerals and waste proposals, all applications are defined by the Town and Country Planning (Development Management Procedure) Order 2010 as 'major'. However, for the purpose of this policy, major minerals and waste development is development that by reason of its scale, character or nature, has the potential to have a serious adverse impact on the natural beauty, wildlife, cultural heritage and recreational opportunities provided by the South Downs National Park. The potential for significant impacts on the National Park will be dependent on the individual characteristics of each case.

Overarching Strategy 2

e) Proposals for the backfilling of redundant quarries within the National Park need to conform with (b) above and additionally demonstrate net long term benefits to the National Park and that they meet Policy WMP 7b criteria (a) to (e).

Implementing the Waste Hierarchy (WMP2a-2e)

2.6 This Plan proposes that the waste hierarchy is implemented in a number of key ways which are set out in policies below and summarised as follows:

1. Providing support for strategies and activities which seek to minimise waste or prevent it from occurring (Policies WMP 2a and 2d);
2. providing overarching support for businesses and activities which involve the re-use of materials or utilise materials which have been derived from waste (Policy WMP 2a);
3. setting minimum targets for recycling and recovering waste (Policy WMP 2b);
4. quantifying the need for the development of additional recycling and recovery infrastructure (Policy WMP 4);
5. encouraging the inclusion of recycling infrastructure in new developments (Policy WMP 2e);
6. promoting the capture and use of waste as a resource in the form of materials and energy (Policies WMP 2b and 2d); and,
7. keeping the requirements for the disposal of waste to a minimum and placing strict constraints on the development of new land disposal capacity (Policies WMP 2b, 7a and 7b).

Purpose of Policy WMP 2a

To prevent waste occurring in order to reduce the amount of waste treatment capacity needed. To provide commitment to contributing to wider strategies about waste awareness and sustainable resource use.

To facilitate movement to the upper tiers in the waste hierarchy, and particularly to increase preparation for re-use, which will involve industries and developments beyond waste management facilities.

For development management authorities, this policy provides a clear framework for ensuring that sustainable waste management is taken into account in planning decisions about non-waste developments.

2 Overarching Strategy

Policy WMP 2a

Promoting Waste Prevention, Re-use and Waste Awareness

To maximise waste prevention and re-use, the authorities will work with stakeholders and delivery partners to:

- a. promote strategies for waste prevention, re-use and waste awareness;
- b. develop more detailed action plans and policies;
- c. encourage developments that involve the preparation of materials for re-use.

Support will be given to non-waste management developments which involve the utilisation of materials, or energy, derived from waste as a resource.

Policy WMP 2a

Promoting Waste Prevention, Re-use and Waste Awareness

To maximise waste prevention and re-use, the authorities will work with stakeholders and delivery partners to:

- a. promote strategies for waste prevention, re-use and waste awareness;
- b. develop more detailed action plans and policies;
- c. encourage developments that involve the preparation of materials for re-use.

Support will be given to non-waste management developments which involve the utilisation of materials, or energy, derived from waste as a resource.

Purpose of Policy WMP 2b

To encourage the development of new waste recycling and recovery infrastructure which ensures waste which has been produced is managed as far up the waste hierarchy as possible and in a manner which minimises the production of greenhouse gases.

Policy WMP 2b

Turning Waste into a Resource

Development proposals should demonstrate that they will contribute to the implementation of the waste hierarchy by indicating how the waste could be managed in the priority order of the hierarchy.

Overarching Strategy 2

Proposals for the management of waste shall be permitted which are able to demonstrate the following:

1. That:

- the waste to be managed cannot reasonably be managed by a process which is further up the waste hierarchy; and,
- the proposed process is an option which delivers the best overall environmental outcome;

And,

2. The operation of the facility will:

- contribute to meeting or exceeding the targets set out in Tables 3, 4 and 5; and,
- not displace the management of waste which is already managed, or likely to be managed, by a process which is further up the waste hierarchy than that being proposed, unless the proposal would result in fewer greenhouse gas emissions overall;

All proposals shall be considered in the context of the generic development management policies of this Plan and the wider Development Plan for the Plan Area.

2.7 Consideration will be given to preparing guidance for developers which sets out how this policy will be implemented.

2.8 Municipal Solid Waste⁽⁵⁾ Targets

Table 3 Targets for the Management of Household Waste in the Plan Area

<i>Year</i> ⁽¹⁾	<i>Recycling</i> ⁽²⁾	<i>Overall Recovery</i> ⁽³⁾
2015/16	45%	98%
2020/21	50%	98%
2025/26	55%	98%

1. Targets shall apply to the average achieved during the target year.
2. Recycling includes composting.
3. Overall recovery target is the total percentage of waste diverted away from land disposal and includes re-use, recycling and composting.

2.9 Commercial and Industrial Waste Targets⁽⁶⁾

Table 4 Targets for the Management of C&I Waste in the Plan Area

<i>Year</i>	<i>Recycling</i>	<i>Overall Recovery</i>
-------------	------------------	-------------------------

- 5 Taken to mean waste that is collected by, or on behalf of, a local authority, from households, public parks and gardens and street cleansing; or waste delivered by households to household waste sites.
- 6 Commercial and Industrial waste is waste collected from businesses and establishments and includes that collected from businesses and establishments by local authorities.

2 Overarching Strategy

2015/16	70%	95%
2020/21	70%	98%
2025/26	70%	98%

2.10 Construction, Demolition and Excavation Waste Targets

Table 5 Targets for the Management of CDEW in the Plan Area

Year	Recycling	Overall Recovery
2015/16	50%	98%
2020/21	50%	98%
2025/26	50%	98%

Purpose of Policy WMP 2c

To recognise that energy recovery is lower in the waste hierarchy than other processes so proposals will need to be justified accordingly, and ensure that where energy recovery does take place, the capture of heat and/or energy from those processes should be in the most sustainable and efficient manner possible. This includes taking into account the EU Waste Framework Directive as well as Government policy about increasing use of renewable energy and decentralised power sources, and more broadly about mitigating against climate change.

Policy WMP 2c

Production of Energy from Waste

Proposals for waste management facilities primarily intended to recover energy from waste will only be permitted if it can be demonstrated that appropriate capture of energy will take place in accordance with the EU Waste Framework Directive.

Applicants should demonstrate that the feasibility of recovering heat for local use has been thoroughly considered and, where appropriate, methods for doing so have been incorporated into the development.

Proposals should set out how they contribute to the supply of renewable, decentralised, or low carbon energy sources, and the Government objectives of contributing to the EU2020 renewable energy target.

Overarching Strategy 2

Purpose of Policy WMP 2d

To ensure that the waste hierarchy is taken into account during construction and demolition activities associated with all new development which require planning permission (not just those that involve the management of waste).

To encourage architects, project funders, and contractors to minimise waste through the life-cycle of a project by 'designing out waste'.

It is envisaged that this policy will be implemented by all planning authorities in the Plan Area.

Policy WMP 2d

Minimising and Managing Waste During Construction, Demolition and Excavation

When assessing development proposals, all planning authorities will consider how the applicant proposes to minimise the waste arising from construction, demolition and excavation works in order to maximise the sustainable management of waste and in particular, to minimise the need for landfill capacity.

All development proposals will be expected to:

- a. Demonstrate how the durability of the construction has been maximised⁽⁷⁾;
- b. minimise the waste arising from construction, demolition and excavation activities;
- c. move the management of CDEW waste as far up the waste hierarchy as practicable;
- d. take account of relevant legislation, the guidance within the Construction & Demolition Waste SPD (including any subsequent updates); and
- e. demonstrate how they will monitor progress within the lifetime of the construction phase of the development.

Temporary waste facilities on construction sites:

Major construction sites or development areas (such as housing developments) should provide temporary waste management facilities to separate and where appropriate recycle Construction, Demolition and Excavation Waste.

Where space on site allows, development should be phased to encourage re-use of recycled material and also to minimise the transport of waste materials from the site and the import of new materials. Temporary screening banks may be needed around any onsite processing facility to minimise the impacts on adjoining areas and on completed parts of the development. Where these are to be retained as permanent features they must be designed to conserve and enhance local landscape character.

7 E.g. Through use of durable materials which minimise requirements for refurbishment and extend the life of the development

2 Overarching Strategy

Purpose of Policy WMP 2e

To ensure that new developments take place in a manner which allows for the convenient sustainable management of waste. For example the policy will ensure that, where appropriate, space is made available for the storage and collection of separated recyclable materials e.g. bring banks.

It is envisaged that this policy will be implemented by all planning authorities in the Plan Area.

Policy WMP 2e

Waste Management in New Development

Proposals for new developments (housing, retail, commercial and industrial uses) should identify the location and provision of facilities and infrastructure intended to allow for the efficient management of waste within the overall site plan. This includes provision for waste collection and separation (including communal facilities), and for allowing proper manoeuvring of waste collection vehicles.

All new development proposals should facilitate the convenient separation and collection of household and business waste, as appropriate; as well as ensuring ease of access for waste collection.

Sustainable Provision and Use of Minerals (WMP3)

Purpose of Policy WMP 3

To deliver the sustainable use and production of minerals using the minerals hierarchy, for example by promoting secondary and recycled materials.

Policy WMP 3

Sustainable Provision and Use of Minerals in the Plan Area

Proposals for minerals development shall be assessed against the following overarching principles in terms of the contribution they make to sustainable provision and use of minerals in the Plan Area:

- a. To make provision for a steady supply of minerals in accordance with national policies;

Overarching Strategy 2

- b. To support development that produces secondary materials (that can be used as an alternative to primary materials) and/or utilises reused or recycled materials;
- c. Allowing primary mineral production only where it is demonstrated the need cannot be met by sources of alternative materials, and that there is evidence of viable resources; and
- d. Only allocating further mineral resources if needed to meet our agreed share of national requirements unless material considerations indicate otherwise.

3 Providing for Waste

Provision of Built Waste Facilities (WMP4)

Purpose of Policy WMP 4

To identify the future need for recycling and recovery facilities, and avoid any adverse effects over-provision of capacity could bring.

To provide flexibility in the Plan to demonstrate 'net self sufficiency' by allowing for additional recovery capacity of an amount equivalent to that amount that is identified as needing to be exported for disposal to land.

Table 6 Estimated Quantity of Waste to be Managed in the Plan Area (tonnes)

	2015/16		2020/21		2025/26	
	<i>Min</i>	<i>Max</i>	<i>Min</i>	<i>Max</i>	<i>Min</i>	<i>Max</i>
MSW	361,000	392,000	356,000	414,000	352,000	437,000
C&I	429,000	478,000	420,000	481,000	412,000	483,000
CDEW	853,000	879,000	832,000	924,000	811,000	971,000

3.1 Similar figures are anticipated in the years immediately after 2025/26.

3.2 The projected capacity gap for recycling and recovery including the allowance equivalent to that exported to landfill indicates:

- That based on the expected requirement to meet Plan targets, the recycling capacity by 2026/27 could be between 30,000 and 170,000 tonnes per annum. and
- demand for recovery capacity is in excess of existing capacity and this is likely to continue throughout the Plan period. The recovery capacity demand will reduce once the Newhaven ERF becomes fully operational, however a capacity deficit will still exist of between 60,000 and 220,000 tonnes per annum.

3.3 In addition the data modelling⁽⁸⁾ suggests that there is currently sufficient capacity for bulk metal recycling and inert CDEW recycling during the Plan period.

Providing for Waste 3

Policy WMP 4

Provision of Built Waste Facilities to Ensure Net Self-Sufficiency

Provision will be made for a sustainable network of waste recycling, composting and other recovery facilities in the Plan Area sufficient to at least meet the indicative waste management capacities set out in the following tables, which includes an amount equivalent to the requirement for land disposal capacity beyond the Plan Area.

Year	Recycling ⁽⁹⁾ and composting capacity (tonnes per annum)	
	Minimum	Maximum
2015/16	0	80,000
2020/21	0	120,000
2026/27	30,000	170,000

The development of further recycling capacity above that shown in the table above will reduce the need for additional other recovery capacity and may be needed for market reasons. The development of recycling capacity in preference to other recovery capacity will be permitted in accordance with Policy WMP 2b.

Year	Other Recovery capacity (tonnes per annum)	
	Minimum	Maximum
2015/16	60,000	200,000
2020/21	80,000	220,000
2026/27	60,000	220,000

Applications for additional recovery capacity, above that shown in the table above, would need to demonstrate that the proposal reduced disposal to land requirements.

3.4 Similar provision would be needed in the years immediately after 2026/27. Capacity requirements will be monitored in the Authorities Monitoring Reports. An indication of the additional number of strategic facilities needed to meet the above shortfalls is shown in Table 8.

⁹ Recycling capacity does not include transfer capacity where unsorted materials are simply bulked up or capacity for recycling of bulk metals

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Potential Number of Facilities

Table 8 Potential Number of Facilities

	Recycling and Composting		Recovery	
	Small	Large	Small	Large
2015/16	0/5	0/1	1/4	1/2
2020/21	0/8	0/2	2/4	1/2
2026/27	2/11	1/3	1/4	1/2

Overarching Strategy for Built Waste Facilities

The proposed overarching strategy for provision of built waste facilities in the Plan Area is as follows:

1. Safeguard capacity at existing waste facilities as appropriate (see Policy WMP 5)
2. Allow for appropriate expansion and alteration of existing facilities (see Policy WMP 21)
3. Identify broad areas of focus for recycling and recovery facilities within which a network of sites will be identified in the Waste Sites DPD. The areas of focus reflect proximity to waste arisings, accessibility to A class roads and railways, and exclude flood risk areas and valued environments (see Sustainable Locations for Waste Development and Policies WMP 6a and WMP 6b, and the Waste Key Diagram)
4. Continue to save the following Waste Local Plan policies (and the issues and constraints included on the associated inset plans):
 - WLP7 Site Specific Allocation for Road to Rail Transfers, which identifies Sackville Coalyard, Hove;
 - WLP8 Site Specific Allocations for Material Recovery Facilities/Waste Transfer Stations, which identifies sites at:
 - Hangleton Bottom
 - Hollingdean Depot (this area has been partially developed for a MRF and WTS)
 - Bellbrook Industrial Estate
 - Land at Tutts Barn
 - Pebsham WDF
 - WLP9 Site Specific Allocation for Energy from Waste and Materials Recovery Facilities, which identifies North Quay (this area has been partially developed for an Energy Recovery Facility)

Providing for Waste 3

Safeguarding Waste Sites (WMP5)

Purpose of Policy WMP 5

To safeguard existing waste management facilities as appropriate.

To safeguard certain areas in order to support the delivery of waste management facilities in the most appropriate locations.

To safeguard Waste Local Plan site-specific allocations for waste management facilities.

Policy WMP 5

Safeguarding Waste Sites

To ensure waste management capacity in the Plan Area is maintained and enhanced, waste management sites as described below will be safeguarded unless it is demonstrated that alternative capacity is permitted and delivered elsewhere within the Plan Area, or unless it is demonstrated that the waste management provision is no longer needed to meet either local or strategic needs:

- a. Existing waste management sites (waste facilities plus supporting infrastructure) with permanent planning permission;
- b. Sites that have planning permission for waste management use but have not yet been developed for that purpose;
- c. Sites allocated for waste uses in any development plan document except as indicated in section 9.

Development proposals which would prevent or prejudice those sites for waste management uses will be resisted.

Waste Consultation Areas⁽¹⁰⁾ will be identified in the Waste Sites DPD to help ensure that existing and allocated sites for strategic waste management facilities are protected from development that would prejudice an existing or future waste management use.

10 Waste Consultation Areas are intended to be a tool for use by Planning Authorities in considering development proposals that could prejudice an existing or allocated waste management site. WCAs will normally include a distance of 250 metres around any such site.

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Sustainable Locations for Waste Development (WMP6a,6b)

Purpose of Policy WMP 6

To identify broad areas (Areas of Focus) within the Plan Area within which the best opportunities for locating waste recycling and recovery facilities are more likely to be found.

The Areas of Focus identified in this policy, and shown on the Waste Key Diagram, will guide preparation of the Waste Sites DPD.

Policy WMP 6a

Sustainable Locations for Waste Development (excluding land disposal)

Sites for additional waste recycling and recovery facilities, whether new developments or extensions to operations on existing sites, should be sought within the broad Areas of Focus indicated on the Key Diagram inset plan. The sites identified in the Waste Sites DPD will also conform to the strategy set out here.

Proposals should demonstrate how they will balance the need to be located close to waste arisings, moving waste management up the waste hierarchy, and minimising adverse impacts on communities and the environment.

Proposals for development will only be considered outside of the Areas of Focus if it can be demonstrated that:

- a. There are no suitable sites available within the Areas of Focus to meet identified needs, or they are small-scale facilities predominantly to meet smaller, more localised needs only⁽¹¹⁾; and
- b. The development will contribute to moving waste management up the waste hierarchy and minimising greenhouse gas emissions; and
- c. They are well related to the relevant main treatment facilities within the Plan Area.

The South Downs National Park and the High Weald Area of Outstanding Natural Beauty

Small-scale facilities should not be precluded from the SDNP and High Weald Area of Outstanding Natural Beauty where the development is for local needs⁽¹²⁾ and where it would not compromise the objectives of the designation.

11 Smaller, localised facilities can be essential in helping to provide local solutions for collecting, sorting, bulking, and transferring and treating wastes in complementing the waste treatment provided at more strategic larger-scale facilities.

12 Smaller, localised, facilities are generally considered to include: local recycling facilities e.g. businesses collecting, storing, sorting and bulking waste materials prior to their transfer to waste processing sites; local scale materials recycling facilities which collect, sort, and bulk recyclable materials prior to transfer; waste transfer stations where waste is bulked up and transferred in larger loads to a waste recovery or disposal facility; scrap yards and inert

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In addition to the criteria above, proposals for development within the SDNP will need to demonstrate that they do not compromise the statutory purposes and duty of the designation.

Policy WMP 6b

More Detailed Criteria for Waste Development

In addition to the preferences for locations for waste development indicated in Policy WMP 6a, before other locations are considered preference will be given to proposals for development on land meeting one or more of the following criteria:

- a. General industrial land including general industrial estates;
- b. Employment land (B2/B8 uses);
- c. Previously-developed land;
- d. Land already in waste management uses.

Waste built development at mineral workings or landfill sites may also be acceptable but will usually be restricted to temporary permissions reflecting the lifespan of the minerals operation or landfill site.

Land Disposal (WMP7a-7c)

Purpose of Policy WMP 7

To identify the need for land disposal of non-inert and inert waste. To provide a policy approach if such applications are submitted and to ensure that landfill gas produced by land disposal facilities is captured and used as a fuel.

Table 9 Forecast Requirements for Non-Inert Land Disposal

	Year							
	2011/12		2015/16		2020/21		2025/26	
	Min	Max	Min	Max	Min	Max	Min	Max
Forecast annual requirements (tonnes)	284,000	342,000	41,000	159,000	28,000	113,000	28,000	107,000

waste and aggregates recycling facilities serving the needs of a particular local area; Local scale composting e.g. on farms or small waste management sites receiving inputs from limited sources; or Household Waste Recycling Sites

3 Providing for Waste

Forecast total cumulative volume requirements from 2011/12 (cubic metres)	284,000	342,000	680,000	1,128,000	846,000	1,787,000	986,000	2,335,000
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London's Waste

The South East Plan Policies W3 and W4, expect that capacity for the final disposal of residual waste⁽¹³⁾ from London should, where appropriate, be provided in counties in the South East. The apportionment for East Sussex and Brighton & Hove is 1.06 million tonnes from 2006-2016 and 0.59 million tonnes from 2016 to 2025.

The County Council and City Council have consistently contested these policies considering that the approach was not justified and the disposal of London's waste in the area was unlikely to happen.

A detailed local study has been undertaken⁽¹⁴⁾. This has concluded on the basis of current infrastructure, there is no real prospect of waste travelling to East Sussex and there is no realistic expectation that appropriate land disposal capacity would be available.

Given these constraints and the poor proximity to London, it is not considered appropriate for the Authorities to provide for the landfill provision for waste from London as per policy W4 of the South East Plan, which negates the need to allocate the apportionment.

3.5 The Authorities have reviewed the initial appraisal of the Areas of Search for land raise and landfill, and the overall conclusion is that there is no real prospect for a land raise site in the Low Weald nor a realistic expectation that Ashdown Brickworks could provide capacity within the Plan period. Therefore no Areas of Search will be put forward in the Plan.

Ashdown Brickworks

Ashdown Brickworks is a large clay void located to the north-west of Bexhill which is allocated in the Waste Local Plan for non-inert landfill (Policy WLP10b). Although this site had been identified as offering potential for the development as a landfill for some time, no proposals have come forward. This situation has continued into the current period during which considerable quantities of waste are being transported to existing landfill sites beyond the Plan Area and the closure of Pebsham Landfill has become imminent. In any event, infill of the site at a rate that would be economically viable is dependent on the development of the 'Bexhill Hastings Link Road' (BHLR) and a separate 'Country Avenue'. The funding of the BHLR is dependent on a government decision which is expected in Spring 2012 and, even if funding is provided, it is therefore highly unlikely

13 Residual waste is the waste remaining after materials have been recovered from a waste stream by re-use, recycling, composting or some other recovery process

14 Residual Waste from London Study, 2009

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that the whole connection to the A269 would be constructed before at least the mid 2020s. In these circumstances it is therefore considered that landfill at this site could not be delivered during the period of this Plan.

As demand for landfill will be at a very low ebb by the 2020s, it is not proposed to save the site specific allocation in the Waste Local Plan at Ashdown Brickworks.

Overarching Strategy for Land Disposal

Taking the above matters into account, the Authorities' strategy for non-inert land disposal is as follows:

- 1) Reduce the need for land disposal by reducing the amount of waste produced in the first place (Policies WMP 2a and WMP 2d).
- 2) Making provision for increased recovery of waste (Policy WMP 2b).
- 3) Safeguarding existing permitted land disposal capacity at Pebsham Landfill (Policy WMP 5).
- 4) Recognising that an amount of non-inert waste will still need to be disposed of to land and that this will be achieved utilising existing planning permissions outside the Plan Area (see Local Strategy Statement).
- 5) Planning for flexibility in the provision of capacity for recycling and recovery equivalent to the amount of waste that could be potentially exported out of the Plan Area for land disposal (Policy WMP 4b).

3.6 Whilst not proposing any new provision for land disposal, the following policy (WMP 7a) would be used if such an application is submitted.

Policy WMP 7a

Land Disposal of Non-Inert Waste

Proposals for the disposal of non-inert waste to land will only be considered as a last resort where it is demonstrated that:

- a. the waste to be disposed of cannot be managed in a manner which is defined further up the waste hierarchy; and,
- b. there is a clearly established need for the additional waste disposal to land capacity which cannot be met at existing permitted sites either within, or at an appropriate distance beyond, the Plan Area; and
- c. it does not pose an unacceptable risk to the environment, including ground and surface waters, landscape character and visual amenity; and

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- d. it can be demonstrated that it will not give rise to unacceptable implications for communities through adverse impacts on amenity or highway infrastructure; and,
- e. the proposals form part of an engineering operation such as the restoration and/or stabilisation of a mineral void; and,
- f. the resulting final landform, landscape and after-uses enhance the environment and are sympathetic to the land uses, nature conservation and amenity interests of the site and surrounding area, including landscape character and visual amenity.

In the case of landraise proposals for non-inert waste on greenfield sites, in addition to the requirements (a) to (f) above, permission will only be granted if all existing permitted land disposal and mineral working sites and appropriate previously developed sites within, and at an appropriate distance beyond the Plan Area, have been investigated and eliminated as unsuitable for non-inert waste disposal.

Policy WMP 7b

Deposit of Inert Waste on Land for Beneficial Uses

Proposals for the deposit of only inert waste on land will be permitted, subject to other policies of the Development Plan for the area, where relevant, where it is demonstrated that the proposal:

- a. conforms with Policy WMP 7a (a, c, d, e); and
- b. forms part of a comprehensive scheme for restoration of suitable previously developed land or minerals sites; or
- c. significantly enhances other development or its setting; or
- d. would result in appropriate measurable improvement to the use or operation of agricultural and/or forestry land; and
- e. the resulting final landform, landscape and afteruse enhances the environment and is sympathetic to the land uses, landscape, visual amenity and nature conservation interests of the site and the surrounding area including its landscape character; and the minimum volume of inert material is used to achieve necessary improvements; and
- f. where appropriate, the proposal includes ancillary on-site facilities for the recovery of the waste which can be managed by methods further up the waste hierarchy.

Policy WMP 7c

Management of Landfill Gas

Subject to other policies in the Plan, proposals for the disposal of non-inert waste and for the development of closed landfills generally, will only be permitted where it is demonstrated that:

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- a. the development includes measures to prevent the release of landfill gas that is produced by deposited waste; and,
- b. for new proposals, landfill gas will be captured and used to produce the maximum amount of useful energy in the form of heat and/or electricity; and,
- c. for closed landfills, where landfill gas is present in sufficient quantities it will be captured and used, as appropriate, to produce the maximum amount of useful energy in the form of heat and/or electricity; and
- d. landfill gas will be managed in a manner that minimises risk to human health and the environment; and
- e. in the case of proposals associated with planned or existing land disposal, they are planned in such a way as to minimise conflict with the restoration and after-use proposed for the site.

The Councils will control emissions of landfill gas from those closed land disposal sites that they are responsible for managing in order to minimise any risk to human health and the environment (e.g. from explosions risk or fires) and will seek to control emissions in order to minimise any climate change impacts.

Hazardous and Low Level Radioactive Waste (WMP8a, 8b)

Purpose of Policy WMP 8a

This policy is intended to ensure that:

- a. capacity for the management of hazardous waste which make a locally, regionally or nationally significant contribution will be safeguarded;
- b. the established important contribution made by the Plan Area to national and regional requirements for the management of certain hazardous wastes can continue;
- c. the proportion of hazardous waste imports to the Plan Area, relative to exports, does not increase beyond the existing level; and
- d. additional capacity can be developed, where required, for the management of certain types of hazardous waste arising from within the Plan Area.

Policy WMP 8a

Hazardous Waste

Existing capacity for the management of hazardous waste will be safeguarded, where this capacity makes a local, regional or nationally significant contribution to the management of specific hazardous waste streams.

Permission will be granted for proposals for the development of additional hazardous waste management capacity where it can be demonstrated that:

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- a. any proposal for the development of capacity for managing imported hazardous waste will not result in the overall hazardous waste management capacity utilised for imports, exceeding the quantity of hazardous waste exported from the Plan Area; and
- b. subject to any reassessment of the need for certain types of management capacity which has been undertaken and published, or in some other way approved, by the Authorities, the proposal provides additional capacity for the management of hazardous waste in the following ways:
 - Treatment or incineration capacity (including thermal treatment technologies) for healthcare wastes⁽¹⁵⁾;
 - Expansion of existing treatment facilities or the introduction of novel treatment technologies for oil wastes;
 - Treatment capacity for contaminated soils arising from construction, demolition and excavation where this is delivered via mobile treatment plant which can be moved close to the source of production.

Purpose of Policy WMP 8b

This policy is intended to ensure that:

- a. where viable, Low Level Radioactive Waste (LLW) management capacity is provided in the Plan Area such that LLW can be managed close to its source of production;
- b. in particular, the development of LLW incineration capacity, if incorporated as part of a wider scheme for the Plan Area, can be supported;
- c. additional capacity could be provided to manage LLW from beyond the Plan Area but only where this would help achieve 'net self-sufficiency'; and
- d. where additional capacity is developed for the management of LLW from beyond the Plan Area, that this capacity makes a significant contribution to the management of LLW arising within the Area.

Policy WMP 8b

Low Level Radioactive Waste

Subject to other policies of this Plan, permission will be granted for proposals for the development of additional LLW waste management capacity where it can be demonstrated that the proposal will make a significant contribution to the management of LLW produced in the Plan Area.

15 The need for this additional capacity in future is dependent on the outcome of a planning application for such a facility in Eastbourne (currently programmed for a decision in early 2012)

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Implementation of this policy may be subject to any reassessment of the need for certain types of management capacity which has been undertaken and published by the Authorities.

Management of Waste Water and Sewage Sludge (WMP9)

Purpose of Policy WMP 9

To allow for new waste water treatment capacity to be developed as appropriate.

To provide additional waste water treatment works capacity in the Hailsham area and additional sewage sludge treatment capacity in the period up to 2026, in accordance with identified needs.

Appropriate sites for both types of facilities will be considered in more detail in the Waste Sites DPD.

Policy WMP 9

Management of Waste Water and Sewage Sludge

Proposals for the provision of new wastewater management, treatment and disposal facilities will be supported where the development is a necessary extension or replacement of existing infrastructure, and where it is demonstrated that development is required to:

- a. meet the relevant environmental standards;
- b. improve the operational efficiency of wastewater and sewage sludge management principally to serve the needs of the Plan Area; or
- c. enable planned development to be taken forward.

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Provision of Aggregates (WMP10)

Purpose of Policy WMP 10

To account for the proposed government apportionment for aggregates in order to assess the need for any further allocations of primary aggregates production.

Landbank/Reserve Requirement for Aggregates

Annual Allocation/reserve	Total allocation
0.1 mtpa , minimum 7 year equivalent landbank	0.8 million tonnes to 2017 1.7 million tonnes to 2026

Estimated Reserves 2011

Site	Dates of extraction (estimated)	Estimated Reserve (tonnes)
Stanton's Farm (Building Sand)	Up to 2017 ⁽¹⁾	120,000
Scotney Court, Lydd Quarry	2011 - 2013 ⁽²⁾	750,000
Scotney Court extension and Wall Farm, Lydd Quarry	2013 - 2026 ⁽³⁾	3,230,000
Total Coarse Aggregates		4,100,000

1. Current permission expires in 2016
2. Extraction commenced in 2011 not 2014 as previously expected
3. Subject to further HRA. Assumes average annual extraction rate of 270,000 tonnes.

4.1 Although the total amount of aggregate estimated in the above table is over 4 million tonnes, it is expected that around 50% of the reserve at Lydd Quarry will serve the Kent market. If this is taken into account there is at least a total of around 2.1 million tonnes for the amount of resource expected to serve the Plan Area, which is still above the apportionment requirement. ⁽¹⁶⁾

Policy WMP 10

Provision of Aggregates

The Authorities will maintain provision for the production of land won aggregates at a rate of 0.10mtpa throughout the Plan period.

16 (This is calculated as the full resource available at Stanton's Farm plus half the reserve from the permitted sites at Lydd Quarry within the boundary of East Sussex).

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The Mineral Planning Authorities will maintain a landbank of at least 7 years of planning permission for the extraction of sand and gravel.

Provision of Gypsum (WMP11)

Purpose of Policy WMP 11

To safeguard and maintain supplies to and from the British Gypsum works throughout the Plan period.

Policy WMP 11

Provision of Gypsum

Reserves of at least 20 years of current production rates for mined gypsum will be maintained through the Plan period. The use of DSG and other alternative sources of gypsum will be supported to increase supply for the plasterboard factory and to safeguard and extend the lifetime of reserves of mined gypsum.

Provision of Clay (WMP12)

Purpose of Policy WMP 12

To safeguard and maintain sufficient supplies of clay for brick and tile manufacture.

Policy WMP 12

Provision of Clay

In order to sustain the manufacture of brick, tile and clay products in the Plan Area, continued production at existing brickworks will be supported, subject to other policies of the plan.

Proposals for extensions to clay workings will be supported, subject to other policies of the plan, where it can be shown that the levels of permitted reserve at that site is insufficient to maintain brick and tile production for up to 25 years.

4 Providing for Minerals

At existing clay sites, recycling of clay products, and stockpiling of clay waste materials on site for re-use in brick and tile manufacture will be supported. Any proposal for the use of clay from existing brickmaking sites for flood defences will need to demonstrate that the clay could not be sourced from other parts of the resource.

Safeguarding Resources (WMP13)

Purpose of Policy WMP 13

To set out how mineral resources will be safeguarded by identifying Mineral Safeguarding Areas (areas of known resources) and Mineral Consultation Areas (areas where the district or borough council should notify the Authorities of any alternative development proposals). Identifying Consultation Areas does not necessarily imply that the resource will be worked.

Policy WMP 13

Safeguarding Mineral Resources

The Authorities will safeguard areas for land-won resource to ensure viable resources are not sterilised.

As mineral resources in the Plan Area are particularly constrained, the Authorities will identify mineral consultation areas in the Mineral Sites DPD, and expect to be consulted on any proposal for major development that would have a significant impact on current or future operations.

In addition, other non-strategic mineral resources that might need protection will be identified through the Plan review process and in the Minerals Sites DPD. This will allow a viability assessment to be made around additional resource need over the plan period.⁽¹⁷⁾

Existing Mineral Safeguarding Areas and Mineral Consultation Areas for land-won minerals resources within the Plan Area

Gypsum:

- Brightling Mine/Robertsbridge Works, Mountfield

Sand and Gravel:

- Stanton's Farm, Novington

Providing for Minerals 4

- Scotney Court Farm, Jury's Gap Road, Camber, near Lydd
- Scotney Court Extension and Wall Farm, Jury's Gap Road, Camber, near Lydd

Clay:

- Ashdown Brickworks, Bexhill
- Little Standard Hill Farm, Ninfield
- Chailey Brickworks, Chailey
- Hastings Brickworks, Guestling
- Aldershaw Farm, near Hastings
- Horam Brickworks, Horam

Safeguarding Wharves and Railheads (WMP14)

Purpose of Policy WMP 14

To safeguard railheads, wharves and rail sidings for existing and future mineral imports and processing. In particular to safeguard overall mineral wharf capacity in ports subject to no net loss of capacity, and to encourage co-location with processing capacity.

Policy WMP 14

Safeguarding railheads and wharves

Existing railhead and minerals wharf facilities (including rail sidings) and their consequential capacity will be safeguarded in order to contribute towards meeting local and regional supply for aggregates and other minerals as well as supporting modal shift in the transport of minerals. The need for railheads and minerals wharves will be monitored.

Capacity for landing, processing and handling of minerals at wharves in Shoreham, Newhaven and Rye Ports will be safeguarded. Alternative use proposals would need to demonstrate that there is no net loss of capacity for handling minerals within a port.

Local planning authorities will be expected to consult the minerals planning authorities on proposals for non-minerals development.

The Authorities will support the co-location of railheads and minerals wharves with processing capacity subject to it being demonstrated that this does not adversely affect space requirements for operational use.

4 Providing for Minerals

Oil and Gas (WMP15)

Purpose of Policy WMP 15

To provide a policy framework for any potential oil and gas exploration and extraction.

Policy WMP 15

A) Exploration for Oil and Gas

The Authorities will support proposals for the exploration for oil and gas where it can be demonstrated that there is no less sensitive location that could be utilised and that there is no unacceptable adverse impact on the environment or local amenity.

B) Appraisal for Extraction

Site identification for the extraction of oil or gas should meet the requirements of the policy framework of the Plan, having demonstrated the following sequence:

- i. an area of search, with alternative sites, indicating consideration of sites outside sensitive areas or features including the High Weald AONB and South Downs National Park;
- ii. avoidance of environmental harm; and
- iii. mitigation and compensation of environmental harm.

C) Production

In addition, when considering the merits of any extraction proposal, the Authorities will assess

- i. how the oil and gas will be transported from site; and
- ii. how additional impacts of production will be avoided, and
- iii. the potential for acceptable mitigation, where impacts cannot be avoided

in addition to other policies within the Plan, including those relating to site restoration and the potential for community benefit.

Overarching Policies 5

Restoration (WMP16)

Purpose of Policy WMP 16

To secure appropriate restoration of mineral workings and waste sites. Restoration should seek environmental and amenity benefits reflecting local circumstances and relevant landscape and biodiversity objectives. Proposed afteruses are likely to require ongoing management.

Policy WMP 16

Restoration

Proposals for minerals extraction, land disposal and minerals and waste processing should include a scheme for progressive restoration and aftercare to the highest standard which is appropriate to the agreed after-use and which can be achieved in an acceptable timescale. Restoration, after-use and aftercare arrangements should maximise the potential benefits, enhancements and opportunities, particularly for landscape and biodiversity.

All proposals should:

- a. be sensitive to and in keeping with local landscape character and distinctiveness;
- b. demonstrate how proposed habitat restoration and creation plans can assist in achieving Biodiversity Action Plan targets;
- c. demonstrate how the amenity value of the restored site could be realised;
- d. include details of ongoing aftercare arrangements which aim to support and achieve the proposed after-use; and
- e. meet the requirements of policies WMP 27a on flooding, WMP 27b groundwater and water quality, WMP 23a climate change, WMP 24 amenity, and WMP 26 on the environment and environmental enhancements.

Restoration obligations will be secured where required.

Inactive and dormant sites will be reviewed. Appropriate action will be considered if it was demonstrated that reopening sites would result in an unacceptable adverse impact.

5 Overarching Policies

Transport - Road, Rail and Water (WMP17)

Purpose of Policy WMP 17

To minimise the environmental and amenity effects of the transport of waste and minerals by promoting rail and water transport as an alternative to road transport.

Detailed, site-specific, transport impacts are covered by Policy WMP 25.

Policy WMP 17

Transport - Road, Rail and Water

Waste and minerals development should seek to minimise transport movements and prefer non-road modes of transport subject to the practicalities pertaining to individual cases.

Proposals for waste and minerals development should demonstrate:

- a. how movements relate to waste and minerals sources;
- b. how opportunities for alternative methods of transport have been evaluated;
- c. how access to the strategic highway network is suitable and how impacts on road safety and congestion have been addressed; and
- d. what measures have been incorporated including mitigation to avoid unacceptable harm to the environment and local communities.

The Authorities will seek to maximise the use of existing railheads and rail links. Proposals which will enable waste and/or minerals to be carried on the rail network or by water will be permitted, subject to other policies of the Plan where relevant, and where it is demonstrated that this would achieve overall environmental benefits.

Co-location of Complementary Facilities (WMP18)

Purpose of Policy WMP 18

To encourage co-location of complementary waste or minerals processing facilities and associated industries, where this would offer either operational or cost efficiencies or transport benefits.

Overarching Policies 5

Policy WMP 18

Co-location of Complementary Facilities

The Authorities will encourage opportunities to co-locate facilities provided this does not cause unacceptable impacts on the environment or communities.

Any proposal involving co-location must:

- a. address the likely cumulative impacts of the proposal to ensure that overall effects on communities and the environment are within acceptable limits including noise, transport movements, and emissions to air;
- b. take into account the locational strategies and Areas of Focus identified elsewhere in the Plan.

Proposals for co-locating ancillary uses at landfill sites should be tied to the life of time-limited operations of the landfill site.

Community Involvement and Benefits (WMP19)

Purpose of Policy WMP 19

To encourage developers to take a more proactive approach and engage with local communities as early as possible to help avoid misunderstandings and reduce anxiety related to waste or minerals-related developments, and also to ensure that where there are potential benefits for the community, that those benefits are realised by people living or working close by.

The policy aims to readdress a perceived lack of engagement between host communities and developers/the waste and minerals industry in the submission of planning applications for waste or minerals developments. It seeks not only to reduce negative experiences of communities but actually to secure positive benefits for host communities.

Policy WMP 19

Community Involvement and Benefits

Applicants should demonstrate how host communities have been involved in the development of the proposal, taking into account best practice, and show how their concerns have been addressed. Subject to agreement with the minerals and waste planning authority, this policy may not apply to some proposals involving small non-strategic facilities, minor extensions or alterations to existing facilities.

5 Overarching Policies

Applicants should investigate concerns of those communities and provide information about any perceived risks held by them.

For communities hosting strategic waste or minerals developments which serve a much wider area, the proposal should set out the tangible benefits to the local host community.

Opportunities for Sustainable Waste Management and Minerals Production in Other Developments (WMP20)

Purpose of Policy WMP 20

To ensure that objectives of sustainable waste management and minerals production are considered in the preparation and determination of non-waste and minerals applications, where appropriate.

This policy is concerned with maximising opportunities for improving the sustainable management and transport of waste that has already been produced - prevention of waste is dealt with elsewhere in this Plan.

This policy is not intended to address the management of waste arising from construction and demolition which is dealt with separately by Policy WMP 2d.

It is envisaged that this policy will be implemented by all planning authorities in the Plan Area.

Policy WMP 20

Opportunities for Sustainable Waste Management and Minerals Production in Other Developments

In all proposals for large scale non waste and minerals development⁽¹⁸⁾:

- a. applicants should show how opportunities for accommodating strategic sustainable waste management and minerals production as described in this Plan have been considered; and,
- b. in determining such proposals, Local Planning Authorities should pursue opportunities for meeting the objectives of sustainable waste management and minerals production as set out in this Plan.

18 'large scale' non-waste or non-mineral developments will be defined by their size and nature and will include development requiring Environmental Impact Assessment. Developments are likely to include the following: 1) Development of housing defined by number of units and/or floor area (square metres); 2) Development of industrial facilities defined by developed area (hectares); 3) Agricultural developments defined by developed area (hectares); 4) Development involving the generation of heat and/or power defined by energy produced (MW); 5) District heating schemes; 6) Distribution centres. N.B. This is not intended to be an exhaustive list.

Overarching Policies 5

Expansion and Alterations to Waste Facilities (WMP21)

Purpose of Policy WMP 21

To enable expansions of capacity or alterations to operations within existing waste management facilities.

Policy WMP 21

Expansions and Alterations within the Site Boundary of Existing Waste Facilities

Proposals for expansions or alterations within the site boundary of existing waste management facilities will be supported in principle where it is demonstrated that:

- a. the development is required to meet current environmental standards including improving energy efficiency; or
- b. the development is required to improve the operational efficiency of the facility, including the efficiency with which the facility uses or generates energy; and
- c. the development would contribute towards meeting the Objectives of the Plan.

6 Development Management Policies

Design Principles for Built Waste Facilities (WMP22a,22b)

Purpose of Policy WMP 22

To provide guidance about more detailed design and operational aspects for built waste facilities, and to support the spatial policies regarding waste facilities. It focuses on non-functional components of waste facilities and does not seek to address issues associated with technical design, but recognises the interface between the two is important.

The policy also links with the Community Involvement policy (WMP 19), about involving host communities in the design of facilities, with the Climate Change policy (WMP 23) which seeks design aspects which contribute to minimising greenhouse gas emissions, and with the Resource and Energy policy (WMP 23b).

Policy WMP 22a

Design Principles for Built Waste Facilities

All buildings associated with waste and minerals developments should be of a scale, form and character appropriate to its location and incorporate innovative design, where appropriate, and allow sufficient space for the effective sorting, recycling and recovery of waste.

Opportunities should be taken to provide efficient separation from more sensitive land uses and where possible mitigation measures should integrate existing environmental assets and maximise opportunities for appropriate habitat creation.

Urban locations:

- a. design should complement the existing or planned scale and built form of the local area and take account of local landscape character and distinctiveness;

Urban fringe/new development sites:

- a. design should complement the planned scale and built form of the local area and/or the new development area, and take account of local landscape character and distinctiveness; and,
- b. waste management should be considered in the initial masterplan; and,
- c. masterplans should consider separation from more sensitive land uses.

Rural locations:

- a. buildings should reflect the nearby built form or reuse redundant farm buildings;
- b. design should take account of local landscape character and distinctiveness;

Development Management Policies 6

- c. site locations should allow sufficient space for quality landscape treatment; and
- d. site design should minimise views to operational areas, particularly external storage and parking and other elements that present a more 'industrial' appearance.

Policy WMP 22b

Operation of Sites

Proposals for waste management, mineral extraction / processing, and associated activities should be accompanied by a working programme for the proposed operation which includes arrangements as applicable for the scale and nature of the operation, for:

- a. site preparation;
- b. phasing of workings/construction;
- c. plant and machinery to be used;
- d. location of site roads, material storage areas, buildings and provision of screening of working areas and cleaning of vehicles;
- e. protection of existing features of cultural and landscape significance;
- f. a mitigation/compensation scheme for any other environmental impacts and enhancements; and
- g. a landscaping scheme for the operational life of the site to include a means of screening the proposed development, including planting, with native species where appropriate, to maximise opportunities for habitat creation and supported by a management plan.

Proposals for mineral extraction should additionally set out the arrangements for:

- a. stripping, storage and re-spreading of soils;
- b. appropriate stockpiling;
- c. the order and direction of workings and methods of extraction; and
- d. a scheme for progressive restoration and aftercare to the highest standard which is appropriate to the agreed after-use and which can be achieved in an acceptable timescale.

Climate Change (WMP23a, 23b)

Purpose of Policy WMP 23

To set out how waste and minerals developments should seek to mitigate and adapt to climate change.

6 Development Management Policies

It supplements the guidance about climate change set out in national policy (PPS1) because a) the Plan Area is coastal so climate change is a particular concern, and b) national policy about design is not specific to waste or minerals developments.

Proposals for waste and minerals development should set out how they will minimise greenhouse gas emissions, either through design, construction or operations.

Diversion of waste from landfill and movement up the waste hierarchy also contributes to mitigating climate change - this is covered in Policy WMP 2 Implementing the Waste Hierarchy. Policy WMP 23 deals with the more detailed aspects of how waste or minerals operations themselves can take measures to mitigate and adapt to the impacts of climate change.

Policy WMP 23a

Climate Change

Proposals for minerals or waste management, including restoration proposals, must take account of climate change for the lifetime of the development from construction through to operation and decommissioning.

Measures should be incorporated to minimise greenhouse gas emissions ('mitigation') and to allow flexibility for future adaptation to the impacts of climate change ('adaptation'), which may include some or all of the following:

- a. locating and designing the facility, and designing transport related to the development, in ways that seek to minimise greenhouse gas emissions;
- b. incorporating carbon off-setting measures;
- c. Use of renewable, decentralised, or low carbon energy sources to power the facility;
- d. incorporating measures to minimise flood risk associated with the development; and
- e. measures to minimise waste materials generated from operational processes.

The information supplied and the measures to be incorporated into the design should be appropriate to the scale and nature of the proposals. It is likely therefore that larger scale proposals may be expected to show more detailed mitigation and adaptation measures and provide more information than smaller-scale permissions or proposals for temporary waste facilities.

Policy WMP 23b

Resource and Energy Use

Proposals should incorporate carbon offset measures and should be designed in such a way as to minimise greenhouse gas emissions. Applicants should demonstrate that during operation of any facility:

Development Management Policies 6

- a. energy (including heat) will be obtained from renewable sources where possible (although on-site generation of energy should not prejudice the movement of waste up the waste hierarchy); and
- b. measures will be taken to minimise waste from operational processes and maximise energy efficiency.

General Amenity (WMP24)

Purpose of Policy WMP 24

To protect local communities from the potential negative impacts of waste and minerals development such as those resulting from noise, dust, fumes, windblown litter, and visual intrusion.

Policy WMP 24

General Amenity

All proposals should ensure:

- a. there is no unacceptable effect on the standard of amenity appropriate to the established, permitted or allocated land uses of the local and host communities likely to be affected by the development including transport links;
- b. there is no significant adverse impact on air quality or the local acoustic environment;
- c. adequate means of controlling noise, dust, litter, odours and other emissions, including those arising from traffic generated by the development, are secured;
- d. there is no unacceptable effect on the recreational or tourist use of an area, or the use of existing public access or rights of way.

Where proposals require an Environmental Impact Assessment, applicants should consider the potential impacts on human health.

6 Development Management Policies

Traffic Impacts (WMP25)

Purpose of Policy WMP 25

To ensure that proposals fully address the site-specific issues related to road transport and traffic of waste or minerals developments.

This policy links with WMP 17 Transport - Road, Rail and Water.

Policy WMP 25

Traffic Impacts

Proposals will be permitted where:

- a. access arrangements are appropriate or could be made suitable for the volume and nature of traffic generated by the proposal;
- b. no unacceptable safety hazards for other road users, cyclists and pedestrians would be generated;
- c. the level of traffic generated would not exceed the capacity of the local road network;
- d. no unacceptable adverse impact upon existing highway conditions in terms of traffic congestion and parking would arise;
- e. there are suitable arrangements for on site vehicle manoeuvring, parking and loading/unloading areas; and
- f. adverse traffic impacts that would arise from the proposal can be satisfactorily mitigated by routeing controls or other highway improvements.

Consideration of these matters should take into account existing and other planned development.

Environment and Environmental Enhancement (WMP26)

Purpose of Policy WMP 26

To protect and enhance the built and natural environment including:

- Natural assets;
- Biodiversity;
- Landscapes;
- Historic environment;
- Geology and geomorphology;

Development Management Policies 6

- Heritage assets; and
- Landscape character.

This policy also links with the policy about design of built facilities.

Policy WMP 26

Environment and Environmental Enhancement

a) To conserve and enhance the local character and environment of the Plan Area, permission will not be granted where the development would have a significant adverse impact on the following sites :

- South Downs National Park (see Policy WMP 1);
- High Weald AONB;
- Listed Buildings;
- Scheduled Monuments;
- Conservation areas;
- Registered Parks and Gardens;
- Registered Battlefields;
- Designated wreck sites;
- Significant Heritage Assets;
- High quality agricultural land;
- other sites recognised for their cultural heritage and historic significance.

These assets should be protected and where appropriate, enhanced.

b) Environmental enhancement - biodiversity and habitat creation

To conserve and enhance the local natural environment, the Authorities will maximise opportunities for increasing biodiversity and habitat creation. Permission will not be granted where the development would have a significant adverse impact on sites of national and local importance for nature conservation including:

- Sites of Special Scientific Interest;
- Local sites, identified for their biodiversity interest, including Sites of Nature Conservation Importance and Local Nature Reserves;
- Areas of significance for geodiversity and geomorphology, including local sites and Regionally Important Geological and Geomorphological Sites;
- Ancient woodlands;
- Land managed under an agri-environment agreement.

C) International Designations

These sites and protected species have statutory protection. Any development with a negative assessment of the implications of the proposal would need to demonstrate imperative reasons of overriding public interest.

6 Development Management Policies

International Designations: Special Areas of Conservation, Special Protection Areas and Ramsar sites;

In order to assess whether a proposal will have likely significant effects on a designated site, the following criteria will be used to help determine where a project level Habitats Regulation Assessment is required with a planning application:

Table 1

Pathway	Screening Distance
Air Quality - Energy from Waste	10km from a European Site
Air Quality - Landfill Gas Flares	1km from a European Site
Air Quality - Biopathogens	1km from a European Site
Air Quality - Dust	500 m from a European Site
Air Quality - Vehicle exhaust emissions	200 m from a European Site
Water quality and flow	No standard distance (use Source/Pathway/Receptor approach)
Disturbance (noise/visual)	1km from a European Site supporting disturbance sensitive species/populations
Gull/corvoid predation (non-inert landfill only)	5km from European site supporting sensitive ground-nesting breeding species (e.g. Terns)
Coastal squeeze	No standard distance -evaluate on case by case basis

Any waste or minerals development that is likely to result in an increase of more than 200 Heavy Duty Vehicles per day⁽¹⁹⁾ on any road that lies within 200m of a European site will be subject to HRA screening to evaluate air quality impacts. It will be necessary for the applicant to demonstrate that either:

- The increased traffic will not lead to an increase in nitrogen deposition within all European sites that lie within 200m that constitutes more than 1% of the critical load for the most sensitive habitat within the site; or
- If the increase in deposition will be greater than 1% of the critical load it will nonetheless be sufficiently small that no adverse effect on the interest features and integrity of the European site will result.

19 The Design Manual for Roads and Bridges (Volume 11, Section 3, Part 1) regarding air quality environmental impact assessment from roads indicates that if the increases in traffic will amount to less than 200 HDV movements per day the development can be scoped out of further assessment.

Development Management Policies 6

The protection of bird species within designated areas includes protection against predation and disturbance. In order to adequately assess the potential impacts of a proposal, applicants will be required to:

- Undertake a project level Appropriate Assessment to determine whether adverse disturbance effects would result on the SPA. This may require bespoke surveys potentially over several years and covering both the minerals/waste site location and the SPA itself;
- If necessary, introduce noise control measures to the satisfaction of the local authority and Natural England in order to render any disturbance impacts negligible; and
- Introduce regular monitoring (frequency, duration and details to be agreed with the local authority and Natural England) to ensure that the effectiveness of any control measures that are introduced is evaluated and additional/alternative measures deployed as necessary.
- If it is not possible for the application to demonstrate that any noise or disturbance impacts cannot be adequately mitigated then permission will be refused.

Flooding and Groundwater (WMP27a,27b)

Purpose of Policy WMP 27

To ensure that flood risk and potential impacts on groundwater and water quality are taken into consideration in determining waste and minerals development proposals.

Policy WMP 27a

Flood Risk

Development will only be permitted if it can be demonstrated that a proposal:

- a. adequately provides for the implications of flood risk in that it would not increase the risk of flooding on the site or elsewhere and where possible reduce the risk of flooding overall;
- b. is not detrimental to the integrity of sea, tide or fluvial flood defences or river channels;
- c. would not impede access for future maintenance or improvements of flood defences;
- d. has no significant adverse impact on the nature conservation and amenity value of rivers, wetlands or the marine environment; and
- e. has appropriate measures in place to reduce surface water run-off, including the provision of sustainable drainage systems (SUDS); and
- f. would not require any additional protection from flood or erosion such that it would be in contravention of the existing Shoreline Management Plans and/or Catchment Flood Management Plans.

6 Development Management Policies

Development proposed in areas of flood risk (flood zones 2, 3a, or 3b) must apply the Sequential Test and where applicable the Exceptions Tests, as set out in national policy and carry out a site level Flood Risk Assessment. Proposals should also take into account recommendations in the Strategic Flood Risk Assessment for East Sussex and Brighton & Hove, or for the relevant district/borough council, whichever is more recent.

Policy WMP 27b

Groundwater and Water Quality

To protect the quality of groundwater in the natural environment of the Plan Area, including abstraction areas within the chalk of the South Downs, the Authorities will not grant permission for proposals which:

- a. cause unacceptable risk to the quality of surface and groundwater (including reservoirs);
- b. cause changes to groundwater levels which would result in unacceptable adverse impacts on
 - i. adjoining land;
 - ii. the quality of groundwater resources or potential groundwater resources; and
 - iii. the potential yield of groundwater resources, river flows or natural habitats.

Work beneath the water-table will not be permitted unless there is a comprehensive groundwater management scheme agreed for the construction, operation and restoration of the proposal.

6.1 In addition to the policies above, proposals will be subject to environmental regulation ⁽²⁰⁾ through the Environment Agency. Groundwater is classified into Source Protection Zones 1, 2 and 3. ⁽²¹⁾

6.2 Applications for both waste and minerals operations within Source Protection Zones should be accompanied by a hydrological assessment. Waste operations and working for minerals are not usually considered compatible within SPZ1.

20 including Regulation 5 of the Landfill (England and Wales) Regulations 2002 and Environment Agency's Groundwater Protection: Policy and Practice (GP3)

21 Zone 4 designations will now be incorporated into Zones 1, 2 or 3.

Implementation & Monitoring 7

Implementation and Monitoring

7.1 How will we implement and monitor the effectiveness of the Plan

7.2 Monitoring and reporting on the implementation of the policies in the Plan is important to establish whether they are being successful in achieving their aims. Monitoring also allows corrective action to be taken if the aims of the Plan are not being met.

7.3 The Plan is founded on a vision and objectives (see section 2) that need to be met to ensure that the vision is realised. The delivery strategy for meeting objectives is based on a framework of strategic policies which are linked to implementation plans.

7.4 The Plan policies and associated implementation plans include 'SMART' (Specific, Measurable, Achievable, Relevant and Time bound) targets, which can be monitored. Performance against these targets will be evaluated and reported on annually in the Annual Monitoring Report (AMR). The AMR will also consider the monitoring requirements of the sustainability appraisal report.

7.5 Dialogue with key delivery partners, including District and Borough Councils, the waste and minerals industry, community groups and the Environment Agency will take place on an annual basis, to review progress against the Plan Implementation Strategy.

7.6 A report on the AMR will be taken to the relevant Members for their consideration, will include recommendations for necessary corrective actions to address missed targets.

8 Saved Policies

8.1 The following policies will **not** be replaced by the new Waste and Minerals Plan and are therefore still saved until replaced by subsequent development plan documents, including the Waste Sites DPD. The adopted Waste Local Plan (2006)⁽²²⁾ and Minerals Local Plan (1999)⁽²³⁾ can be found on the Councils' websites.

Waste Local Plan:

8.2 WLP7 Site Specific Allocation for Road to Rail Transfers, which identifies Sackville Coalyard, Hove;

8.3 WLP8 Site Specific Allocations for Material Recovery Facilities/Waste Transfer Stations, which identifies sites at:

- Hangleton Bottom
- Hollingdean Depot (this area has been partially developed for a MRF and WTS)
- Bellbrook Industrial Estate
- Land at Tutts Barm
- Pebsham WDF

8.4 WLP9 Site Specific Allocation for Energy from Waste and Materials Recovery Facilities, which identifies North Quay (this area has been partially developed for an Energy Recovery Facility);

8.5 These policies will be reviewed through the process of preparing the Site Allocations document, work on which is due to commence after the Waste & Minerals Plan has been adopted.

Minerals Local Plan:

8.6 Subject to ongoing reviews of mineral sites under the Habitats Regulations, the following sites policies are still saved until replaced by subsequent development plan documents, including the Mineral Sites DPD.

8.7 Policy 3 and Policy 4.⁽²⁴⁾

8.8 Policy 32 Safeguarding

8.9 Policy 36 Review of Sites

8.10 All the sites that benefit from planning consent will be reviewed between 2012 and 2017 under the Environment Act 1990. There will be a separate Review of Consents under the Habitats Regulations (consolidated), once the proposed Dungeness to Pett Level SPA and Ramsar site is designated by the Secretary of State (as recommended by Defra).

22 <http://www.brighton-hove.gov.uk/index.cfm?request=a800>

23 <http://www.eastsussex.gov.uk/environment/development/mineralsandwaste/mineralslocalplan.htm>

24 There is no further access to resource at Sovereign Harbour, and Scotney Court Extension and Wall Farm have planning permission.

Replaced Policies 9

Replaced Policies

9.1 It is proposed that the following policies will be replaced by the Waste and Minerals Plan

Replacement of policies in the Waste Local Plan

Waste Local Plan policy		Waste & Minerals Plan policy/ies	
WLP1	The Plan's Strategy	WMP 2	Implementing the Waste Hierarchy
		WMP 2a	Promoting waste prevention, re-use and waste awareness
		WMP 4a	Provision of built waste facilities
		WMP 4b	Provision of built waste facilities with additional provision to cover flexibility
		WMP 6a	Sustainable locations for waste development
		WMP 6b	Detailed criteria
		WMP 17	Transport
		WMP 18	Co-location
WLP2	Transport Strategy	WMP 17	Transport
		WMP 25	Traffic impacts
		WMP 23a	Climate Change
WLP3	Areas of Outstanding Natural Beauty	WMP 1	South Downs National Park
		WMP 6a	Sustainable locations for waste development
		WMP 26	Environment and Environmental Enhancement
WLP4	Road to rail or water transfer	WMP 5	Safeguarding waste sites
		WMP 14	Safeguarding wharves and railheads
		WMP 17	Transport
WLP5	Safeguarding sites	WMP 5	Safeguarding waste sites
WLP6	Expansions or alterations to existing facilities	WMP 21	Expansion and alterations to waste facilities

9 Replaced Policies

Waste Local Plan policy		Waste & Minerals Plan policy/ies	
WLP10 a,b	Site specific allocations for waste disposal to land	WMP 7a	Land disposal of non-inert waste
WLP11	Reduction, re-use and recycling during demolition and design, and construction of new developments	WMP 2d	Minimising and managing waste during construction, demolition and excavation
		WMP 22a	Design of waste and minerals development: design principles
		WMP 22b	Operation of sites
		WMP 23a	Climate change
WLP12	Recycling as part of major development	WMP 20	Opportunities for waste management and minerals production in other development
WLP13	Recycling, transfer and materials recovery facilities	WMP 6a	Sustainable locations for waste development
		WMP 6b	Detailed criteria
WLP14	Recycling and recovery facilities for construction and demolition waste	WMP 6a	Sustainable locations for waste development
		WMP 6b	Detailed criteria
WLP15	Small Scale recycling / bring banks	WMP 2b	Turning waste into a resource
		WMP 2e	Provision for waste in new development
WLP16	household waste sites	WMP 2e	Provision for waste in new development
		WMP 6a	Sustainable locations for waste development
WLP17	Reprocessing industries	WMP 2	Implementing the waste hierarchy
		WMP 2b	Turning waste into a resource
WLP18	Composting facilities	WMP 6a	Sustainable locations for waste development
		WMP 6b	Detailed criteria
		WMP 22a	Design of waste and minerals development: design principles
WLP19	Energy from waste facilities	WMP 2c	Production of energy from waste

Replaced Policies 9

Waste Local Plan policy		Waste & Minerals Plan policy/ies	
		WMP 6a	Sustainable locations for waste development
		WMP 6b	Detailed criteria
		WMP 22a	Design of waste and minerals development: design principles
		WMP 23a	Climate change
WLP20	Landfilling - non-inert waste	WMP 7	Land disposal
WLP21	Landraising - non-inert waste	WMP 7	Land disposal
WLP22	Landfill gas	WMP 7c	Management of landfill gas
WLP23	Landfilling - inert waste	WMP 7b	Deposit of inert waste for beneficial uses
WLP24	Landraising/improvement with inert waste	WMP 7b	Deposit of inert waste for beneficial uses
WLP25	Landfill mining	WMP 2	Implementing the waste hierarchy
		WMP 26	Environment and heritage
		WMP 27b	Groundwater
WLP26	Mineral waste	WMP 2d	Minimising and managing waste during construction, demolition and excavation
		WMP 3	Sustainable provision and use of minerals
		WMP 18	Co-location of complementary facilities
WLP27	Special and difficult wastes	WMP 6a	Sustainable locations for waste development
		WMP 6b	Detailed criteria
		WMP 8a	Hazardous waste
		WMP 8b	Low level radioactive waste
WLP28	Onsite clinical waste facilities	WMP 6a	Sustainable locations for waste development
		WMP 6b	Detailed criteria
		WMP 8a	Hazardous waste

9 Replaced Policies

Waste Local Plan policy		Waste & Minerals Plan policy/ies	
		WMP 8b	Low level radioactive waste
WLP29	Independent clinical waste facilities	WMP 6a	Sustainable locations for waste development
		WMP 6b	Detailed criteria
		WMP 8a	Hazardous waste
		WMP 8b	Low level radioactive waste
WLP30	Wastewater and sewage sludge	WMP 9	Management of waste water and sewage sludge
WLP30A	Wastewater and sewage sludge (Brighton & Hove/Peacehaven catchment)	Facility is under development. Policy not to be replaced	
WLP31	Disposal of liquid waste and dredgings on land for its improvement	WMP 7	Land disposal
WLP32	Liquid Waste facilities	WMP 8	Hazardous waste
WLP33	Agricultural and stable wastes	WMP 2	Implementing the waste hierarchy
WLP34	Animal carcass waste	WMP 2	Implementing the waste hierarchy
WLP35	General amenity considerations	WMP 22a	Design of waste and minerals development: design principles
		WMP 24	Amenity
		WMP 26	Environment and Environmental Enhancement
WLP36	Transport considerations	WMP 17	Transport
		WMP 25	Traffic impacts
WLP37	Flood defences, flood plains and surface water runoff	WMP 27a	Flood risk
WLP38	Surface and groundwater	WMP 27b	Groundwater
WLP39	Design considerations	WMP 22a	Design of waste and minerals development: design principles
		WMP 24	Amenity
		WMP 26	Environment and heritage

Replaced Policies 9

Waste Local Plan policy		Waste & Minerals Plan policy/ies	
WLP40	Environmental improvements and other benefits	WMP 2c	Production of energy from waste
		WMP 19	Community involvement and benefits
		WMP 23a	Climate change

Replacement of policies in the Minerals Local Plan

Minerals Local Plan policy		Waste & Minerals Plan policy/ies	
1	General Approach	WMP 3	Sustainable Provision and Use of Minerals Overarching Policies DM policies
2	Future Provision of Aggregates	WMP 10	Provision of Aggregates
3	Sites for the provision of sand and gravel extraction	Not replaced. Updated approach set out in Policy WMP13, but policy will not be replaced until production of the Mineral Sites DPD.	
4	Preferred Areas and Areas of Search	Not replaced. Updated approach set out in Policy WMP13, but policy will not be replaced until production of the Mineral Sites DPD.	
5	Outside the Areas of Search and Preferred Areas		
6	Extraction of aggregates at Broomhill North, Scotney Court extension and Wall farm	WMP 3 WMP 10 WMP 17	Sustainable Provision and Use of Minerals Provision of Aggregates Transport (waste and minerals) DM policies
7	Rye Harbour	Not replaced	
8	Shoreham	WMP 14 WMP 17	Safeguarding wharves and Railheads Transport (waste and minerals)

9 Replaced Policies

Minerals Local Plan policy		Waste & Minerals Plan policy/ies	
9	Newhaven	WMP 14	Safeguarding wharves and Railheads
		WMP 17	Transport (waste and minerals)
10	Rail transport from Newhaven	WMP 14 WMP 17	Safeguarding wharves and Railheads Transport - Road, Rail and Water
11	Rye	WMP 14 WMP 17	Safeguarding wharves and Railheads Transport (waste and minerals)
12	Mountfield Coated Roadstone Plant	WMP11 WMP 17	Provision of Gypsum Transport - Road, Rail and Water
13	Rail Depots	WMP 17	Transport - Road, Rail and Water Overarching Policies DM policies
14	Recycling Material	WMP 2	Implementing the waste hierarchy Overarching Policies DM policies
15	Existing Clay Sites	WMP 12	Provision for Clay
16	New Clay sites	WMP 12	Provision for Clay Overarching Policies DM policies
17	Future Clay Reserves	WMP 3 WMP 12	Sustainable Provision and Use of Minerals Provision for Clay
18	Clay working in the AONB	WMP 12	Provision for Clay

Replaced Policies 9

Minerals Local Plan policy		Waste & Minerals Plan policy/ies	
			Overarching Policies DM policies
19	Ashdown Brickworks (clay extraction)	WMP 12 WMP17	Provision for Clay Transport - Road, Rail and Water Overarching Policies DM policies
20	Chalk	WMP 3 WMP1	Sustainable Provision and Use of Minerals South Downs National Park DM policies
21	Tarring Neville	WMP 3	Sustainable Provision and Use of Minerals DM policies
22	Filching Quarry restoration	WMP 16	Restoration Overarching Policies DM policies Waste policies
23	Meeching Quarry		Not replaced, not saved
24	Cement Manufacture	WMP 3 WMP 1	Sustainable Provision and Use of Minerals South Downs National Park Overarching Policies DM policies
25	Chalk for construction fill	WMP 3	Sustainable Provision and Use of Minerals DM policies

9 Replaced Policies

Minerals Local Plan policy		Waste & Minerals Plan policy/ies	
26	Gypsum	WMP 11	Provision of Gypsum Overarching policies
27	Restoration and management around Robertsbridge and the Brightling Mine	WMP 16	Restoration Overarching Policies DM policies
28	Retention of rail link at Robertsbridge	WMP 17	Transport- Road, Rail and Water
29	Plasterboard Manufacturing and recycling	WMP11	Provision of Gypsum Waste recycling policies
30	Hydrocarbons	WMP 15	Oil and Gas Overarching Policies DM policies
31	Development Control- Environmental Assessment		Overarching Policies DM policies
32	Safeguarding	Updated approach set out in Policy WMP13, but policy will not be replaced until production of the Mineral Sites DPD.	
33	Breaches of planning control	Not replaced	
34	Restoration	WMP 16	Restoration Overarching policies DM policies
35	After-use	WMP 16	Restoration Overarching policies DM policies
36	Review of Sites	Not replaced	

Glossary

Glossary

Aggregates - sand, gravel, crushed rock that is used in the construction industry to make things like concrete, mortar, drainage, and asphalt. For secondary or recycled aggregates, see below.

Agricultural waste - waste from a farm or market garden such as pesticide containers, tyres, and old machinery.

Annual Monitoring Report (AMR) - document which monitors the implementation of planning policies in the Waste Local Plan and Minerals Local Plan and will monitor the implementation policies in the Core Strategy, once adopted. It also monitors progress in meeting the milestones in the Minerals and Waste Development Scheme.

Apportionment - the allocation between minerals and waste authorities of the regional amount of required mineral production or quantities of waste to be managed, for a particular period of time. These requirements are set out in the South East Plan.

Area of Outstanding Natural Beauty (AONB) - area with a statutory national landscape designation, the primary purpose of which is to conserve and enhance natural beauty.

Area of search - a broad geographic area within which a site, on which a waste management facility could be developed, could be found which is more likely to be acceptable than a site which is identified outside of the area.

Biodegradable - materials that can be broken down by naturally-occurring micro-organisms. Examples include food, garden waste and paper.

Biodiversity Action Plan (BAP) - strategy prepared by the Local Planning Authority together with nature conservation organisations to aimed at protecting and enhancing the biological diversity.

Biological Diversity / Biodiversity - The variety of life including plants, animals and micro-organisms, ecosystems and ecological processes.

Built waste facilities - There are waste management facilities that treat or transfer (bulk up) waste rather than landfill it. Treatment includes recycling or other recovery, the most common kinds of built waste facilities involve Materials Recovery (screening and sorting), stockpiling materials, Anaerobic Digestion, Mechanical Biological Treatment or Energy Recovery Facilities. The size and scale, and therefore the appearance, of buildings housing waste management facilities varies depending on the type of facility and the quantity of waste being managed.

Commercial and Industrial waste (C&I) - waste produced by business and commerce, and includes waste from restaurants, offices, retail and wholesale businesses, and manufacturing industries.

Composting - the breaking down of organic matter aerobically (in presence of oxygen) into a stable material that can be used as a fertiliser or soil conditioner.

Glossary

Construction, Demolition and Excavation waste (CDEW) - Waste arising from the construction and demolition of buildings and infrastructure. Materials arising in each of the three streams (i.e. Construction; Demolition; Excavation) are substantially different: construction waste being composed of mixed non inert materials e.g. timber off cuts, plasterboard, metal banding, plastic packaging; demolition waste being primarily hard materials with some non inert content e.g. bricks, mortar, reinforced concrete; and excavation waste being almost solely soft inert material e.g. soil and stones.

Core Strategy - Former name of the Waste & Minerals Plan DPD.

Development Plan Documents (DPDs) - Spatial planning documents that are subject to independent examination. They will have 'development plan' status. A Core Strategy DPD and a Site Allocations DPD are key parts of any Local Development Framework or Waste and Minerals Development Framework.

Dormant mineral site - a site defined by the Environment Act 1995 as "dormant" where 'no minerals development has been carried out to any substantial extent in, on or under the site at any time in the period from 22 February 1982 to 6 June 1995'. Mineral working cannot take place at a dormant site unless full modern planning conditions have been submitted and approved by the Minerals Planning Authority.

End of Life Vehicles (ELV) - these are vehicles that have reached the end of their life and therefore require scrapping. Their management is specifically covered by the End of Life Vehicle Directive which aims to reduce the amount of waste produced from vehicles when they are scrapped.

Energy recovery - covers a number of established and emerging technologies, though most energy recovery is through incineration technologies. Many wastes are combustible, with relatively high calorific values - this energy can be recovered through processes such as incineration with electricity generation, gasification or pyrolysis.

Environment Agency (EA) - Government agency that aims to protect and improve the environment.

Environmental Impact Assessment (EIA) - study to evaluate the likely environmental impacts of a development, together with an assessment of how the severity of the impacts could be reduced. The EIA is prepared by and is the responsibility of the applicant and the resulting documentation is termed an 'Environmental Statement'.

Greenfield site - site previously unaffected by built development.

Greenhouse gases - gases such as methane and carbon dioxide that contribute to climate change.

Groundwater - water held in water-bearing rocks, in pores and fissures underground.

Hazardous waste - waste that may be hazardous to humans and that requires specific and separate provision for dealing with it.

Glossary

In-vessel Composting - is a form of composting biodegradable waste that occurs in enclosed containers. These generally consist of metal tanks or concrete bunkers in which air flow and temperature can be controlled.

Inactive mineral site - Where mineral working has taken place under an extant planning permission but has ceased working for a period of time, e.g. the site has been 'mothballed' for commercial and/or economic reasons.

Incineration - burning of waste at high temperatures under controlled conditions. This results in a reduction bulk and may involve energy reclamation. Produces a burnt residue or 'bottom ash' whilst the chemical treatment of emissions from the burning of the waste produces smaller amounts of 'fly ash'.

Inert waste - waste that does not normally undergo any significant physical, chemical or biological change when deposited at a landfill site. It may include materials such as rock, concrete, brick, sand, soil or certain arisings from road building or maintenance.

Issues and Options - the first formal stage in preparing a Development Plan Document. Identifies and gathers information on key issues, and considers various options for addressing those issues.

Land disposal - Collective term for landfill and landraise.

Landbank - the reserve of unworked minerals, which may be identified or for which planning permission has been granted. Can include dormant sites or currently non-working sites and can be expressed in weight, time or area e.g. 'the operator has a landbank of only 5 years for gravel extraction'.

Landfill- permanent disposal of waste into the ground by the filling of man-made voids or similar features.

Landfill gas - gas generated by the breakdown of biodegradable waste within landfill sites. Consists mainly of methane and carbon dioxide.

Landfill tax - tax charged per tonne of waste disposed of at land disposal sites.

Landraise - disposal of waste material on greenfield sites, resulting in the raising of the ground level.

Local Development Framework (LDF) - suite of Development Plan Documents and other items prepared by district councils and unitary authorities, that together form the spatial planning strategy for the local area.

Local Development Scheme - the programme for the preparation of a planning authority's Development Plan Documents.

Local Plan - part of the statutory development plan that sets out detailed development policies prepared by district and unitary planning authorities. The Planning and Compulsory Purchase Act 2004 requires that this form of plan is replaced by Local Development Frameworks.

Glossary

Localism Bill - Introduced to Parliament on 13 December 2010. The Government intends that this Bill will shift power from central government back into the hands of individuals, communities and councils. The Bill proposes changes to the planning system.

Marine aggregates - aggregates sourced by dredging from the sea bed.

Marine borne material - minerals imported by sea from other areas.

Mineral Consultation Areas - areas of potential mineral resource where district and borough planning authorities should notify the County Council if applications for development come forward. This should prevent mineral resource being lost ('sterilised').

Mineral Safeguarding Areas - areas of known mineral resource that are of sufficient economic or conservation value (such as building stones) to warrant protection for the future.

Mineral Local Plan - a statutory development plan that sets out the policies in relation to minerals within the minerals planning authority (unitary or county council). The Planning and Compulsory Purchase Act 2004 requires that this form of plan is replaced by Local Development Frameworks.

Minerals Planning Authority - the planning authority responsible for planning control of minerals development.

Mitigation measures - actions to prevent, avoid, or minimise the actual or potential adverse affects of a development, plan, or policy.

Municipal Solid Waste (MSW) - waste that is collected by a waste collection authority. The majority is household waste, but also includes waste from municipal parks and gardens, beach cleansing, cleared fly-tipped materials and some commercial waste.

National Park - A protected area designated by Natural England, under the National Parks and Access to the Countryside Act 1949 (as amended). The statutory purposes of National Parks are to conserve and enhance the natural beauty, wildlife and cultural heritage of the area; and to promote opportunities for the understanding and enjoyment of the special qualities of the Park by the public.

Natural England - independent public body whose purpose is to protect and improve England's natural environment.

Non-inert waste - Waste that is potentially biodegradable or may undergo any significant physical, chemical or biological change when deposited at a landfill site. Sometimes referred to as 'non-hazardous waste'.

Oil/gas exploration - Following identification by survey of a sub-surface geological feature of interest, the drilling of a borehole to determine firstly whether or not oil and/or gas are present and secondly the likely size of any resources discovered. Drilling is the only known method of determining the presence of oil or gas.

Options Testing Dialogue (OTD) - The process through which the Councils discussed and 'tested' revised waste and minerals issues and options with key stakeholders between September and December 2008.

Glossary

Plan Area - The geographical area covered by this Plan.

Planning permission - formal consent given by the local planning authority to develop and use land.

Primary aggregates - naturally-occurring mineral deposits that are used for the first time.

Ramsar site - wetlands of international importance, designated under the Ramsar Convention, an international agreement signed in Ramsar, Iran, in 1971.

Recovery - obtain value from wastes through one of the following means recycling, composting or energy recovery.

Recycled aggregates - are derived from reprocessing waste arisings from construction and demolition activities (concrete, bricks, tiles), highway maintenance (asphalt planings), excavation and utility operations. Examples include recycled concrete from construction and demolition waste material, spent rail ballast, and recycled asphalt.

Recycling - the processing of waste materials into new products to prevent waste of potentially useful resources. This activity can include the physical sorting of waste which involves separating out certain materials from mixed waste.

Recovery - 'Recovery' refers to waste treatment processes such as anaerobic digestion, energy recovery via direct combustion, gasification, pyrolysis or other technologies. These processes can recover value from waste, for instance by recovering energy or compost, in addition they can reduce the mass of the waste and stabilise it prior to disposal. The definition of recovery set out in the EU Waste Framework Directive applies which states: " 'recovery' means any operation the principal result of which is waste serving a useful purpose by replacing other materials which would otherwise have been used to fulfil a particular function, or waste being prepared to fulfil that function, in the plant or in the wider economy."

Residual waste - refers to the material that remains after the process of waste treatment has taken place, that cannot practicably be recycled, composted or recovered any further.

Restoration - methods by which the land is returned to a condition suitable for an agreed after-use following the completion of waste or minerals operations.

Secondary aggregates - recycled material that can be used in place of primary aggregates. Usually a by-product of other industrial processes. Examples include blast furnace slag, steel slag, pulverised-fuel ash (PFA), incinerator bottom ash, furnace bottom ash, recycled glass, slate aggregate, china clay sand, colliery spoil.

Sewage sludge - the semi-solid or liquid residue removed during the treatment of waste water.

Soundness - in accordance with national planning policy, local development documents must be 'soundly' based in terms of their content and the process by which they were produced. They must also be based upon a robust, credible evidence base. There are nine tests of soundness which must be passed in order for a document to be found 'sound'.

Glossary

South East Plan - the Regional Spatial Strategy for the South East region, published in 2009. The Government has indicated its intention to abolish Regional Spatial Strategies through the Localism Bill

Special Area of Conservation (SAC) - designation made under the Habitats Directive to ensure the restoration or maintenance of certain natural habitats or species.

Special Protection Area (SPA) - designation made under the Birds Directive to conserve the habitats of certain threatened species of birds.

Statutory consultee - Organisations with which the local planning authority must consult with on the preparation of plans or in determining a planning application. Include the Environment Agency, Natural England and English Heritage.

Sustainability Appraisal - a tool for appraising policies to ensure they reflect sustainable development objectives. The Planning and Compulsory Purchase Act requires a sustainability appraisal to be undertaken for all development plan documents.

Sustainable Community Strategy - statutory strategy for promoting the economic, social and environmental well-being of the area. Prepared through partnership working between statutory sector providers, the community and voluntary sector, businesses, residents and the local authority.

Sustainable development - various definitions, but in its broadest sense it is about ensuring well-being and quality of life for everyone, now and for generations to come, by meeting social and environmental as well as economic needs

Transfer station - facility where waste is bulked up before being transported to another facility for further processing.

Waste and Minerals Development Framework (WMDF) - suite of Development Plan Documents and other items prepared by Waste and Minerals Planning Authorities, that outline the planning strategy for waste and minerals for the local area.

Waste & Minerals Plan - the DPD that sets out the long-term spatial vision for the area and the strategic policies to deliver that vision.

Waste Collection Authority - district or unitary authority that has a duty to collect household waste.

Waste Disposal Authority - local county or unitary authority responsible for managing the waste collected by the collection authorities, and the provision of household waste recycling centres.

Waste Planning Authority - county or unitary council planning authority responsible for planning control of waste management facilities.

Waste Local Plan - a statutory document that sets out the land-use policies in relation to the management and disposal of waste within the plan area. Local Plans are being replaced by the Development Frameworks introduced through the Planning and Compulsory Purchase Act 2004.

Glossary

Waste water - the water and solids from a community that flow to a sewage treatment plant operated by a water company.

Glossary

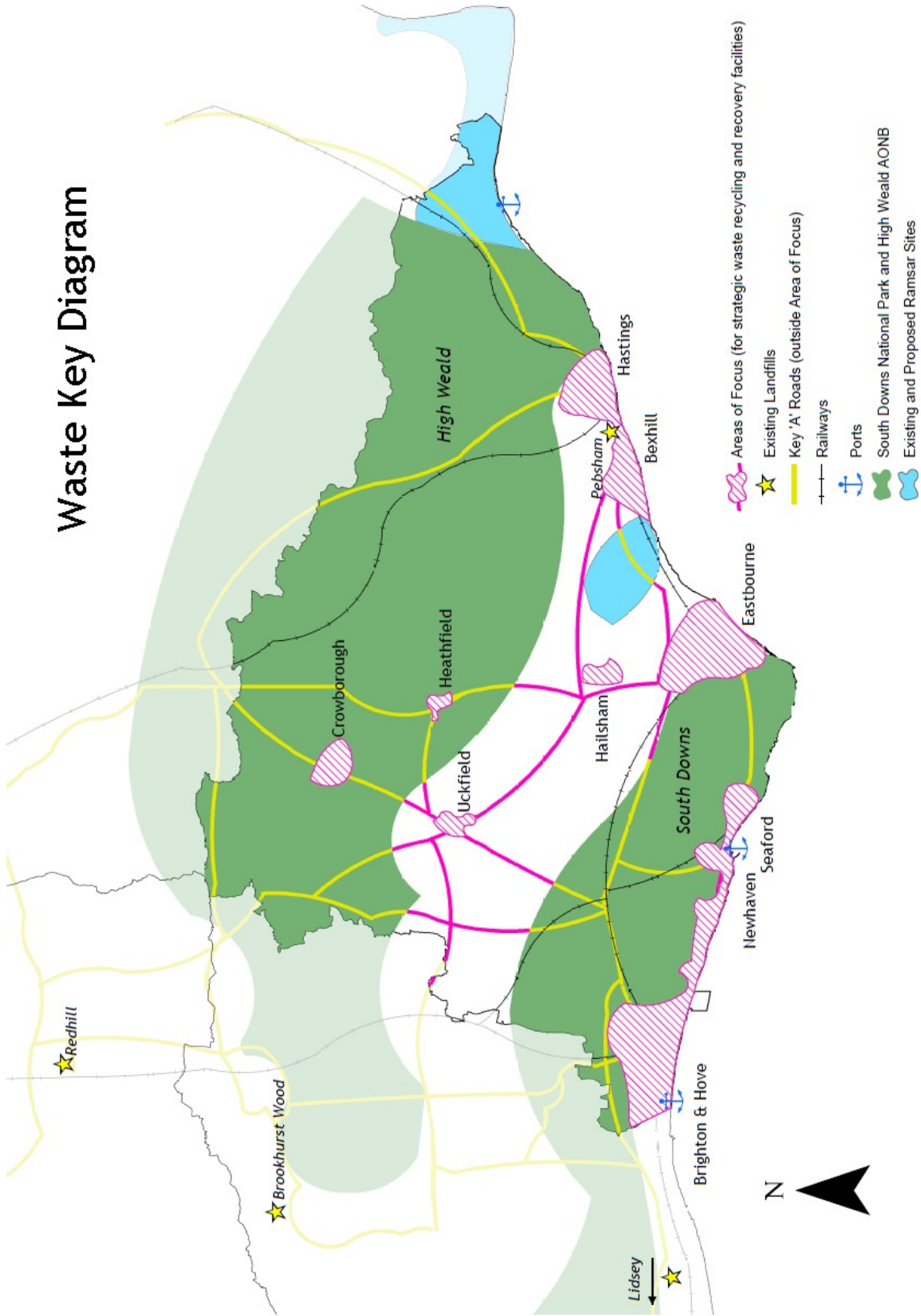
Abbreviations

AD	Anaerobic Digestion
AMR	Annual Monitoring Report
AONB	Area of Outstanding Natural Beauty
BAP	Biodiversity Action Plan
CDEW	Construction, Demolition and Excavation waste
C&I	Commercial & Industrial waste
DPD	Development Plan Document
DSG	Desulphogypsum
EA	Environment Agency
EfW	Energy from Waste
EIA	Environmental Impact Assessment
ELV	End of Life Vehicles
ERF	Energy Recovery Facility
HWRS	Household Waste Recycling Site
IVC	In Vessel Composting
LDF	Local Development Framework
LEP	Local Enterprise Partnership
LNR	Local Nature Reserve
LTP	Local Transport Plan
MPA	Minerals Planning Authority
MPS	Minerals Policy Statement
MRF	Materials Recovery Facility
MSW	Municipal Solid Waste
MWDS	Minerals and Waste Development Scheme
NNR	National Nature Reserve
OTD	Options Testing Dialogue
PPG	Planning Policy Guidance
PPS	Planning Policy Statement
RSS	Regional Spatial Strategy

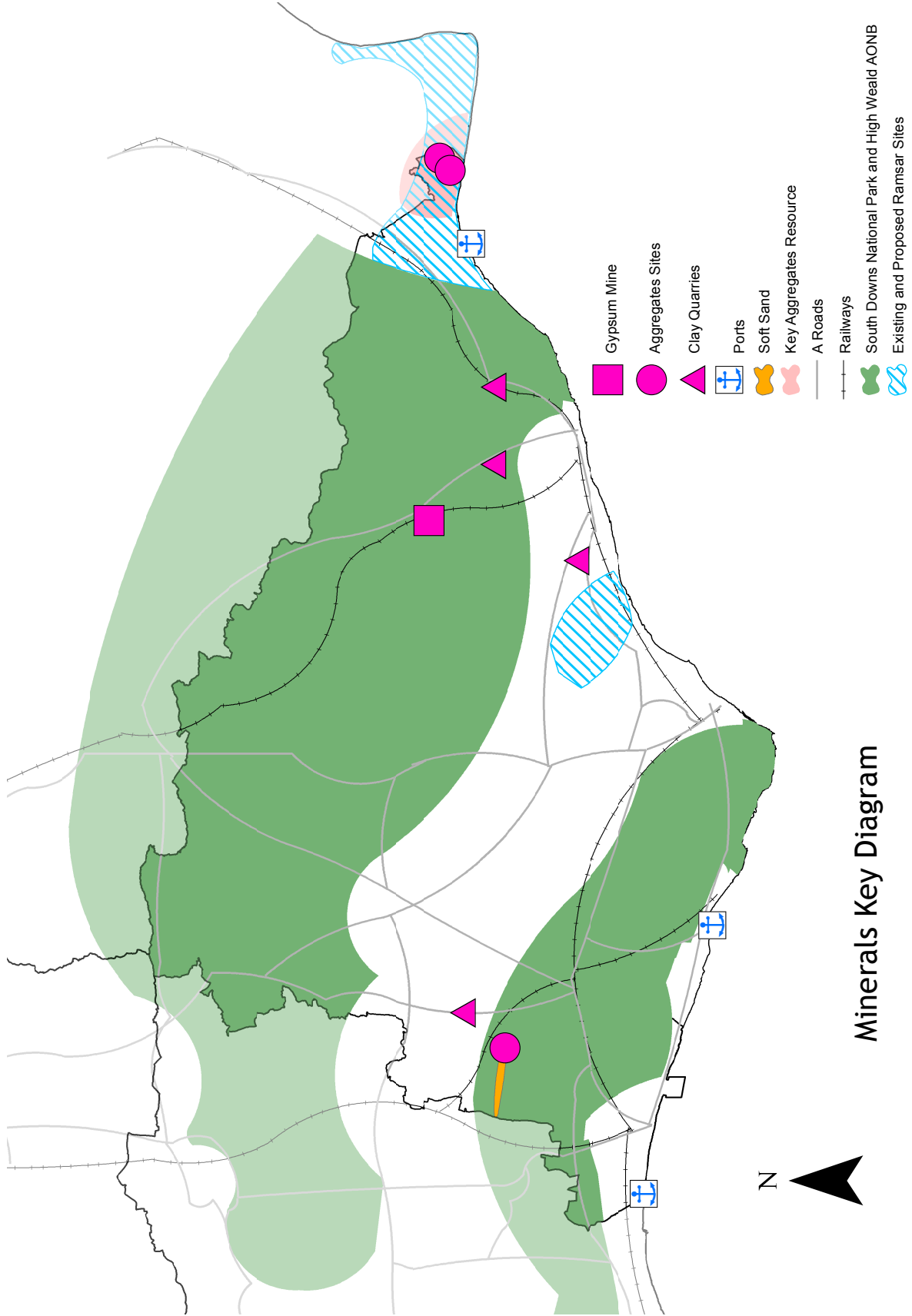
Glossary

SA	Sustainability Appraisal
SAC	Special Area of Conservation
SDNP	South Downs National Park
SSSI	Site of Special Scientific Interest
SPA	Special Protection Area
SPD	Supplementary Planning Document
WCA	Waste Collection Authority
WDA	Waste Disposal Authority
WPA	Waste Planning Authority
WMDF	Waste and Minerals Development Framework
WWTW	Waste Water Treatment Works

Waste Key Diagram



Minerals Key Diagram



Minerals Key Diagram

Simplified Geology of the Plan Area

Minerals Key Diagram

