

JOHNSONS WELLFIELD LTD.

AIRFIELD QUARRY, CROSLAND MOOR, HUDDERSFIELD

Planning Statement

Section 73 Application under the Town and Country Planning Act 1990 to continue the development permitted by planning permission no. 2003/62/91691/W0 (extension of mineral working with restoration and demolition and subsequent reinstatement of dwelling and adjacent buildings) and updated most recently under planning permission no. 2015/70/90640/W0 without complying with Conditions 1, 3, 7, 9, 11, 14, 15, 16, 17, 25, 28 and 54 in order to allow crushing and screening on site and infilling by the importation of non-hazardous waste (including inert soils) as part of site restoration

July 2025

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1. INTRODUCTION

1.1. PREFACE

- 1.1.1. Johnsons Wellfield Limited (the Applicant) currently operates Crosland Moor Quarry (Airfield Site) at Crosland Moor near Huddersfield. Hereafter, referred to as Airfield Quarry or the Site.
- 1.1.2. The Site is an operational sandstone quarry and is c.20 hectares (Ha) in size. In turn, the Site forms part of a wider quarry complex consisting of a number sites with separate planning consents. This includes nearby stone processing facilities and an existing non-hazardous landfill site which also includes inert soils, to complete the restoration of Waterholes Quarry.
- 1.1.3. The full address of the Site is Airfield Quarry, Crosland Hill, Huddersfield HD4 7AB. The approximate centre of the main permitted Site area is 411000 (easting) and 413700 (northing). Kirklees Council (KC) is the relevant Mineral Planning Authority.
- 1.1.4. Previously, KC has granted planning permission for the development of the Site as a quarry and which also reflects its broader relationship with other quarries in the vicinity. Of note, on 8 June 2006, consent was granted for the extension of mineral working with restoration and demolition and subsequent reinstatement of dwelling and adjacent buildings (ref.2003/62/91691/W0). Subsequent planning approvals have allowed the variation of Conditions (under the Town and Country Planning Act 1990):
- ◆ On 28 September 2012, permission was granted for a minor extension to the mineral extraction area at the Site. This varied Conditions 3, 9, 16 and 25 of the 2006 planning consent (ref.2009/70/93289/W0)¹; and
 - ◆ On 4 August 2015, an application was made to vary Condition 12 of the 2012 consent. Permission was given to extend the quarry workings to extract basal siltstones, mudstones and shales for the restoration of Thewlis Lane Quarry. Condition 1 states that the extraction of all minerals, the removal of all buildings, plant and machinery and the restoration of the Site must be completed by 31 December 2025 (ref.2015/70/90640/W0)².
- 1.1.5. Copies of the decision notices are provided as Appendix P1.
- 1.1.6. In July 2022, Bright & Associates (B&A) (the Agent) submitted a pre application advice request to KC on behalf of the Applicant regarding a Section 73 application to vary Conditions 1, 3, 11 and 15 (ref.2015/70/90640/W0). The Pre Application Advice (ref.2022/20856, dated 29 September 2022) outlined the requirements of the planning application (Appendix P2). Whilst the Screening Opinion

¹ Reference 2009/70/93289/W0, variation of Condition 3, 9, 16 & 25 of application 03/91691 to allow a minor extension to the mineral extraction areas, Crosland Moor Quarry Extension (Airfield Site), Crosland Hill, Huddersfield, HD4 7AB, approved 28 September 2012

² Reference 2015/70/90640/W0, Variation of Condition 12 (basal siltstones) on previous permission 2009/93289 for extension of mineral working with restoration and demolition and subsequent reinstatement of dwelling and adjacent buildings, approved 4 August 2015



(ref.2022/20856, dated 3 October 2022) confirmed that an Environmental Impact Assessment would not be required (Appendix P3).

- 1.1.7. In the interim period, B&A has held discussions with the Applicant and KC planning officers regarding the Site and the Section 73 planning application. This has provided a more detailed understanding to support the principles which were originally presented to KC in 2022.
- 1.1.8. Previously, it was proposed to remove, crush and screen 50% of the existing mineral reserves from the Site and to use the remaining 50% for restoration purposes. Given the strong sustainability reasons to utilise all quarried stone, it is now proposed to use the existing and understood availability of non-hazardous waste (including inert soils) (diverted from Waterholes Quarry which is nearing completion of the infill and restoration process) to compensate for the mineral extracted. Thus, achieving a landform comparable to the permitted scheme for the Site. Hence, this approach would be a practical solution and it would also be supportive of national and local planning policy by upholding sustainable principles.
- 1.1.9. In summary, the following factors regarding the Site and more broadly, at a local level combine to support this alternative approach:
- ◆ **The Applicant can now quantify the reserve and estimate that up to 500,000m³ of void could be made available.** The stone has previously been quarried to produce the block stone and thus, it is readily available except for final screening processes. Diverting non-hazardous waste (including inert soils) under the existing landfill consent at Waterholes Quarry and importing them to the Site would equate to a phased 15 year operation to restore Airfield Quarry based on importing 50,000 tonnes per annum (tpa). Processing and infilling would take place concurrently and hence, result in completion at the end of 2040 instead of by 31 December 2025. The importation of non-hazardous waste (including inert soils) would be administered by an appropriate Environmental Permit;
 - ◆ The Myers Skip Hire business has grown rapidly, thus, a **sustainable mechanism of obtaining inert waste building material is now available**;
 - ◆ **The proposals will support the local economy** as it will provide future work for employees currently occupied by the permitted Moorfields Quarry infill; and
 - ◆ As a secondary aggregate, crushed rock forms a significant by-product of the mineral extraction process for block stone. In this instance, the crushed rock is required to supply the building industry to fulfil existing orders and given the strong market demand for sustainably sourced materials. **It is proposed to undertake the processing of the crushed rock on the Airfield Quarry site.** This will involve a mobile screener and crusher being operated within the Site and has been assessed in the Noise Assessment (May 2025) which is submitted as part of this planning application. Presently, this is undertaken at Wellfield Quarry (also known as Thewlis Lane).



1.1.10. On 17 January 2025, B&A emailed KC for informal pre application advice for a preliminary review. This set out the changes which have occurred in the interim period and requested whether the contents of the Pre Application Advice (ref.2022/20856) were still valid³.

1.2. APPROACH OF THE SECTION 73 PLANNING APPLICATION

- 1.2.1. This Planning Statement has been prepared by B&A on behalf of the Applicant. It concerns a Section 73 Application (under the Town and Country Planning Act 1990) to vary Conditions 1, 3, 7, 9, 11, 14, 15, 16, 17, 25, 28 and 54 attached to ref.2015/70/90640/W0 (approved 4 August 2015). This represents the most recent variation to planning consent ref.2003/62/91691/W0 (approved 8 June 2006) as set out earlier.
- 1.2.2. Flexible Options for Planning Permissions National Planning Practice Guidance (last updated 26 July 2023) sets out the circumstances for Section 73 applications to be made under the Town and Country Planning Act 1990⁴ (the T&CP Act 1990). The changes relate to specific Conditions and the key aspects concern an extension to the completion date, an update of relevant approved plans and to allow the importation of non-hazardous waste (including inert soils). Hence, a number of Conditions will need to be revised to reflect the Plans submitted for approval. No change is proposed to the description of the development contained in 2006 consent noted above.
- 1.2.3. Plan P1 shows the existing planning permission boundary (ref.2015/70/90640/W0) (denoted by the red line) and identifies the area of land within the control of the Applicant (blue line). Although the Site itself covers c.20Ha, the remaining active quarry area which is the subject of this Section 73 application is only 8Ha in size (as defined by the brown line) (hereafter, referred to as the S73 Area of Change). Plan P1 defines the boundary for a Certificate of Lawfulness of Existing Use or Development (CLEUD) (green line). This is the subject to a separate application and which we address in more detail later.
- 1.2.4. Plan P2 presents the current site survey (March 2025 data) which includes the area previously worked and is now restored or not worked due to poor stone quality. This applies to the southern part of the main permitted Site area.
- 1.2.5. The Proposed Development will allow the mineral reserves which have previously been quarried for block stone on site to be removed and remaining rock fines to be used as part of site restoration. The processing of crushed rock will be undertaken on site. Whilst non-hazardous waste (including inert soils) will be imported to the Site to compensate for the mineral extracted and in order to facilitate restoration. This will consist of a phased 15 year operation based on the importation of 50,000tpa. The completion date of all mineral working and subsequent restoration etc. would be changed from 31 December 2025 to 31 December 2040.
- 1.2.6. Plan P3 provides a comparison of the permitted phasing and the proposed revised scheme.

³ Bright & Associates to Mr David Wordsworth and Ms Farzana Tabasum, Kirklees Council (Subject - Airfield Quarry, Crosland Moor near Huddersfield HD4 7AB)

⁴ Flexible Options for Planning Permissions, National Planning Practice Guidance, <https://www.gov.uk/guidance/flexible-options-for-planning-permissions>, sourced June 2025



- 1.2.7. Plan P4 illustrates the Proposed Working Scheme which is divided into four Stages. Minor changes only have been made to the Approved Restoration Scheme (Appendix P4). Plan P5 takes into account the necessary changes for the arrangement of habitats (i.e. heathland). Whilst the permitted restoration contours will be unaltered.
- 1.2.8. This Planning Statement provides a description of the Proposed Development and sets out the reasons for the proposed variation of Conditions.
- 1.2.9. This report is supported by the following technical reports which have been submitted separately to KC:
- ◆ **Noise Assessment (May 2025):** LF Acoustics; and
 - ◆ **Dust Mitigation Plan (November 2022):** Johnsons Wellfield Limited.
- 1.2.10. The contents of this Planning Statement have been guided by the Pre Application Advice (ref.2022/20856) and the guidance provided in the KC Validation Requirements for the Submission of Planning Applications (May 2024). A completed validation checklist has been submitted as part of this planning application.
- 1.2.11. Previously, a Section 106 agreement (dated 9 June 2006) was made according to the T&CP Act 1990 and a deed of variation was made on 17 September 2012. It will be a straightforward process to arrange an updated deed of variation to be completed once approval is agreed.
- 1.2.12. As part of the public consultation process, the Applicant has held a liaison meeting with representatives of the Hill Tree Park residential park. The Applicant will regularly consult with KC as the relevant planning authority⁵ and ⁶.
- 1.2.13. Separate to this planning application, in 2024, B&A submitted information on behalf of the Applicant as part of the ongoing KC Call for Sites process with regard to Airfield Quarry (for waste disposal and ongoing mineral allocation) and other sites operated by the Applicant in the vicinity⁷.
- 1.2.14. As noted, Plan P1 identifies a small area of land (0.22Ha) (defined by the green line) adjacent to the eastern boundary of the main permitted Site area which is the subject of a separate CLEUD application to KC. It falls within the blue line boundary (i.e. within the control of the Applicant). A CLEUD under section 191 of the T&CP Act 1990 has been applied for to KC. Information has been provided in accordance with Article 39 of the Town and Country Planning (Development Management Procedure) (England) Order 2015. The CLEUD area was extended in 2015 and has been in continuous use since then. Whilst no enforcement action has been taken by KC during this period regarding the CLEUD area.

⁵ Statement of Community Involvement, Kirklees Council, March 2024

⁶ Kirklees – The Place to Grow, A great place to live, work and invest, Our Development Management Charter, Kirklees Council, December 2024

⁷ Proposed Site Allocation at Airfield Quarry, Bright & Associates on behalf of Johnsons Wellfield Ltd., June 2024 and Additional Information and Clarification Report, Proposed Site Allocations for the Johnsons Wellfield Ltd. Landholding, Bright & Associates on behalf of Johnsons Wellfield Ltd., July 2024



1.3. STRUCTURE OF THE PLANNING STATEMENT

1.3.1. This Planning Statement is divided into the following Sections:

- ◆ **Section 1 Introduction** provides background information to this Section 73 planning application;
- ◆ **Section 2 The Site Context** includes an overview of the Site location and characteristics along with a description of the surrounding environs;
- ◆ **Section 3 The Proposed Development** describes the proposals which are the subject of this Section 73 planning application;
- ◆ **Section 4 Planning Conditions** sets out the changes to Conditions 1, 3, 7, 9, 11, 14, 15, 16, 17, 25, 28 and 54 of ref.2015/70/90640/W0 (approved 4 August 2015);
- ◆ **Section 5 Key Planning Considerations** addresses current planning policy at a national and local level and its application to the Proposed Development; and
- ◆ **Section 6 Summary and Conclusions.**

1.3.2. The following Plans are included:

- ◆ **Plan P1:** Site Location Plan and Ownership Plan;
- ◆ **Plan P2:** Existing Site Situation;
- ◆ **Plan P3:** Overview of Phasing and Proposed Revised Scheme;
- ◆ **Plan P4:** Proposed Working Scheme; and
- ◆ **Plan P5:** Updated Restoration Masterplan.

1.3.3. This report is accompanied by the following Appendices:

- ◆ **Appendix P1:** Relevant Site Planning Consents;
- ◆ **Appendix P2:** Pre Application Advice (ref.2022/20856), Kirklees Council, dated 29 September 2022;
- ◆ **Appendix P3:** Screening Opinion (ref.2022/20856), Kirklees Council, dated 3 October 2022;
- ◆ **Appendix P4:** Selected Approved Plans (ref. 2015/70/90640/W0);
- ◆ **Appendix P5:** Summary of Updated Planning Conditions (ref. 2015/70/90640/W0); and
- ◆ **Appendix P6:** Climate Change Statement.

1.3.4. Footnotes in this report provide reference sources.

1.4. DEFINITIONS USED IN THE PLANNING STATEMENT

1.4.1. **The Site** refers to the planning permission boundary (ref.2015/90460/W0) shown on Plan P1: Site Location Plan and Ownership Plan. The Site is also referred to as Airfield Quarry in this report.

1.4.2. **The S73 Area of Change** refers to the remaining active quarry area (8Ha) which constitutes the area of change and is the subject of this Section 73 application. It is defined by the brown line on Plan 1.



- 1.4.3. **The Proposed Development** refers to the removal of mineral reserves on site (block stone) and remaining rock fines to be used as part of site restoration. The processing of crushed rock will be undertaken on site. Whilst non-hazardous waste (including inert soils) will be imported to the Site to compensate for the mineral extracted and in order to facilitate restoration. This will consist of a phased 15 year operation based on the importation of 50,000tpa. The completion date of all mineral working and subsequent restoration etc. would be changed from 31 December 2025 to 31 December 2040.
- 1.4.4. **The Approved Working Scheme** refers to approved Drawing No.11541/P12 (Rev C): Phasing Scheme (Silkstone Environmental, dated Feb 2010). See Appendix P4.
- 1.4.5. **The Approved Restoration Scheme** refers to Drawing No.11541/P14/2b (Rev A): Option 2 Reduced Level Restoration Scheme (Silkstone Environmental, dated Nov 2009). See Appendix P4.
- 1.4.6. **The Proposed Phasing Scheme** is illustrated by Plan P3: Overview of Phasing and Proposed Revised Scheme.
- 1.4.7. **The Proposed Working Scheme** is illustrated by Plan P4: Proposed Working Scheme.
- 1.4.8. **The Updated Restoration Masterplan** is illustrated by Plan P5: Updated Restoration Masterplan.
- 1.4.9. **The Pre Application Advice (ref.2022/20856)** refers to the Pre Application Advice (ref.2022/20856) issued by KC on 29 September 2022 entitled '*Proposals to submit a Section 73 Application under the Town and Country Planning Act 1990 to vary Conditions 1, 3, 11 and 15 of earlier planning permission 2015/90640/W W0*'. See Appendix P2.
- 1.4.10. **The Screening Opinion (ref.2022/20856)** refers to the EIA Screening Opinion, Pre Application Reference: 2022/20856, issued by KC on 3 October 2022 under The Town and Country Planning (Environmental Impact Assessment) Regulations 2017. See Appendix P3.



2. THE SITE CONTEXT

- 2.1.1. Airfield Quarry (i.e. the Site) is located at Crosland Moor on the south-western edge of Huddersfield (see Plan P1). Bordering the Site to the north is Blackmoorfoot Road, to the north-west is Nopper Road and to the west and south is an unnamed minor road (classified as a byway open to all traffic on Ordnance Survey standard nomenclature).
- 2.1.2. Plan P2 presents the current site survey (March 2025 data). The S73 Area of Change consists of the remaining active quarry area (8Ha) and applies to the northern part of the main permitted Site area. The Plan identifies existing silt stone stock piles (denoted by the orange hatch) and the location of a soil screening bund. The southern half of the main Site area has previously worked and is now restored or has not been worked due to poor stone quality. It should be noted that the remaining permitted site will be unchanged.
- 2.1.3. As stated earlier, Airfield Quarry has existing planning consents relating to mineral extraction and its restoration. On 8 June 2006, permission was granted for mineral extraction (ref.2003/62/91691/W0) and there have been subsequent variations of planning Conditions. The most recent was granted on 4 August 2015 (ref.2015/70/90640/W0) requires the extraction of all minerals, the removal of all buildings, plant and machinery and the restoration of the Site etc. to be completed by 31 December 2025 (Condition 1).
- 2.1.4. The existing quarry access route is c.1.3km long from its junction with Thewlis Lane.
- 2.1.5. The closest residential properties include Hadden Farm and Moor End Farm to the south and the residential park homes along Dustin Way at Hill Tree Park to the north. Crossland Heath Golf Club is north of Blackmoorfoot Road.
- 2.1.6. The Site is located in Flood Zone 1 (which indicates a low probability of flooding from rivers and the sea) (Environment Agency)⁸.
- 2.1.7. A definitive public footpath passes through the Site (HUD/232/10) from Blackmoorfoot Road and links to an unnamed minor road south. This route is due to be reinstated through the Approved Restoration Scheme.
- 2.1.8. The Site (including the majority of the quarry access route) is located in the Green Belt. The Site is also situated within the White Rose Forest Community Forest⁹.
- 2.1.9. There are no environmental designations such as Sites of Special Scientific Interest or Local Nature Reserves within c.1km of the Site. Whilst the Peak District National Park is c.3.4km south-west.
- 2.1.10. There are no heritage assets within the immediate vicinity of the Site (i.e. Listed Buildings, Scheduled Monuments or Conservation Areas)¹⁰.

⁸ Flood Map For Planning, <https://flood-map-for-planning.service.gov.uk/>, sourced June 2025

⁹ MAGIC, <https://magic.defra.gov.uk/>, sourced June 2025

¹⁰ Kirklees Council, <https://www.kirklees.gov.uk/>, sourced June 2025



3. THE PROPOSED DEVELOPMENT

3.1. INTRODUCTION

- 3.1.1. This Section describes the proposals which are the subject of the Section 73 planning application. Reference is made to Plans P2 to P5 which have been submitted for approval to replace the approved plans (listed in Condition 3 of ref.2015/70/90640/W0).
- 3.1.2. The Proposed Development will allow the mineral reserves which have previously been quarried for block stone on site to be removed and remaining rock fines to be used as part of site restoration. The processing of crushed rock will be undertaken on site. Whilst non-hazardous waste (including inert soils) will be imported to the Site to compensate for the mineral extracted and in order to facilitate restoration. This will consist of a phased 15 year operation based on the importation of 50,000tpa. The completion date of all mineral working and subsequent restoration etc. would be changed from 31 December 2025 to 31 December 2040.

3.2. THE PROPOSED PHASING SCHEME

- 3.2.1. The Approved Working Scheme divides mineral extraction into Phases 1 to 6 (Appendix P4). As of July 2025, much of the Site has already been worked and restored. Phases 1 to 3 are located in the southern part of the main permitted Site area. Whilst Phase 4 which is in the northern half of the main permitted Site area is currently being worked.
- 3.2.2. Plan P3 illustrates the Proposed Phasing Scheme and provides a comparison of the permitted phasing and the proposed revised scheme. As can be seen, the S73 Area of Change constitutes the remaining active quarry area (8Ha) and relates to permitted Phases 4 to 6. Plan P3 also identifies a new phase area which is proposed for restoration by 2028 (orange line) and a new phase area for ongoing mineral extraction and infilling to achieve restoration (light blue line). The retained soil bund will be used for final restoration purposes.
- 3.2.3. The following plant will be used on site as part of the Proposed Development:
- ◆ Komatsu DX65 Dozer - 2019 Model;
 - ◆ Komatsu 490 - 2019 Model;
 - ◆ Kleeman 802 Pre Screen; and
 - ◆ BOMAG 213 DH-5 Roller - 2025 Model.

3.3. THE PROPOSED WORKING SCHEME

- 3.3.1. Plan P4 presents the Proposed Working Scheme which is divided into four Stages:
- ◆ **Stage 1:** Ongoing mineral extraction and processing of remaining quarry reserves and preparing the quarry void for commencement of infilling for restoration;
 - ◆ **Stage 2:** Removal of siltstones for use in the engineering of the quarry and to enable early restoration of the western sector;
 - ◆ **Stage 3:** Infilling with inert waste of the remaining quarry void to achieve final restoration; and



◆ **Stage 4: Complete restoration and biodiversity enhancements.**

- 3.3.2. The area that will be restored during the preparation phase prior to infilling for restoration is denoted (see orange hatch). The general direction of working for mineral working will be in a northerly direction. The ultimate top and bottom slope of the final quarry with indicative extraction slope direction is shown on the Plan.
- 3.3.3. The permitted final restoration levels illustrated by the Approved Restoration Scheme have been reproduced on Plan P4 (see green lines).
- 3.3.4. The Plan also defines the permitted planning boundary combined with CLEUD boundary which is the subject of a separate application.

3.4. THE UPDATED RESTORATION MASTERPLAN

- 3.4.1. The Approved Restoration Scheme is represented by approved Drawing No.11541/P14/2b (Rev A): Option 2 Reduced Level Restoration Scheme (Silkstone Environmental, dated Nov 2009) (Appendix P4). This restores the Site mainly to species rich grassland and heathland.
- 3.4.2. It is proposed to update the Approved Restoration Scheme in order to take into account the necessary changes for the arrangement of restored habitats. No change is proposed to the permitted final contours shown on the aforementioned approved Drawing.
- 3.4.3. The Updated Restoration Masterplan is illustrated by Plan P5: Updated Restoration Masterplan. It is proposed to amend the habitats so that the north-western part of the main permitted Site area will be restored to heathland (H) and the northern sector restored to species rich grassland (SR). Whilst the central and southern part of the main Site area will be restored to improved pasture (I). Given the date of the original consent which pre dates 12 February 2024, the proposals are exempt from achieving the mandatory minimum Biodiversity Net Gain¹¹. Nevertheless, the restoration scheme does enable some enhancements to biodiversity to be achieved.
- 3.4.4. The approved contours within the remaining area to be restored are defined on the Plan (black lines). The contours have been reproduced from the Approved Restoration Scheme.
- 3.4.5. Existing farm and airfield infrastructure will be retained as existing (orange cross hatch). The grassed runway area will also retained (green hatch). Dry stone walls defined by the Approved Restoration Scheme are identified for retention or repair (brown lines) on Plan P5.
- 3.4.6. The public footpath (HUD/232/10) will be returned to its original route following restoration and complies with the Approved Restoration Scheme.

¹¹ Biodiversity Net Gain National Planning Practice Guidance, <https://www.gov.uk/guidance/biodiversity-net-gain>, Paragraph: 003 Reference ID: 74-003-20240214, Last updated 1 May 2024

4. PLANNING CONDITIONS

4.1. INTRODUCTION

- 4.1.1. The key aspects to this Section 73 application are an extension of the completion date, to update relevant approved plans and to allow the importation of non-hazardous waste (including inert soils). No change is required to the overall scheme for Airfield Quarry.
- 4.1.2. This Section explains the reasons for the variation of Conditions 1, 3, 7, 9, 11, 14, 15, 16, 17, 25, 28 and 54 attached to ref.2015/70/90640/W0 (approved 4 August 2015). It sets out how the Proposed Development applies to each Condition in turn. Appendix P5 presents a summary of updated Conditions (ref. 2015/70/90640/W0).
- 4.1.3. It should be noted that there will be no change to the following Conditions:
- ◆ **Condition 8** states that no mineral extraction shall take place within the Phase 5 Additional Excavation Area (which is hatched black) on approved plan Drawing No.11541/P12 Rev C until temporary and permanent highway retaining structures within the site have been submitted to and approved in writing by KC. As this identifies an area of non-mineral extraction, we request that this Condition is omitted and is not updated;
 - ◆ **Condition 42** which concerns the operational working hours from 0730-1800 Mondays to Fridays and 0730-1300 Saturdays. Whilst no operations shall take place on Sundays and Bank/Public Holidays; and
 - ◆ **Condition 43** which refers to noise levels at the Site including at noise sensitive properties shown on approved plan, Drawing No.11541/P17a: Noise Monitoring Positions or at equivalent positions agreed with the Mineral Planning Authority. These shall occur between the hours of: 0900-1730 Mondays to Fridays, 0900-1230 Saturdays and at no time on Sundays or Bank Holidays in accordance with **Condition 44**. The Noise Assessment (May 2025) includes a review of the noise-related conditions.

4.2. VARIATION OF CONDITION 1 TIME LIMITS

- 4.2.1. **Condition 1** states '*The extraction of all minerals, the removal of all buildings, plant and machinery and the restoration of the site for amenity woodland and pasture/heathland shall be completed by 31 December 2025*'.
- 4.2.2. For the reasons provided in Section 3 of this report it is proposed to change the completion date of all mineral working and subsequent restoration etc. from 31 December 2025 to 31 December 2040. The Proposed Working Scheme will allow for the sustainable use through processing and screening of accessible mineral previously dug and stockpiled within the existing quarry area and the importation of non-hazardous waste (including inert soils) as part of the restoration process for the Site.



4.3. VARIATION OF CONDITION 3 APPROVED PLANS AND DOCUMENTS

- 4.3.1. **Condition 3** states *'Unless otherwise agreed in writing by the Minerals Planning Authority the working, restoration and aftercare of the site shall be carried out in complete accordance with the following scheme and phasing plans ...'*
- 4.3.2. Table 1 lists the above and those to be replaced with the relevant Plan or additional report in **bold**. The reasons for the changes are described in Section 3.

Table 1: Approved Plans and Documents (ref. 2015/70/90640/W0)

APPROVED PLAN			PLANS TO BE REPLACED
DRAWING/PLAN NO.	TITLE	DATED	
11541/P2/2A Rev A	Application Area	Nov. 2009	No change
11541/P2/3	Ownership	17/12/02	Plan P1: Site Location Plan and Ownership Plan
11541/P12 Rev C	Phasing Scheme	Feb.2010	Plan P3: Overview of Phasing and Proposed Revised Scheme
11541/P12/1-3	Phased Extraction with Reclamation	24/01/03	No change
11541/P12/4/5 Rev A	Phased Extraction with Reclamation	Nov. 2009	Plan P4: Proposed Working Scheme
11541/P12/6 Rev B	Phased Extraction with Reclamation	Feb. 2010	
11541/P28a	Screen Bunding and Soil Stocks	09/10/03	No change
11541/P14/2b Rev A	Option 2 Reduced Level Restoration Scheme	Nov. 2009	Plan P5: Updated Restoration Masterplan
11541/P17a	Noise Monitoring Positions	09/10/03	No change
11541/P27a	Dust Suppression	09/10/03	No change
11541/p30	Location of Quarry Buildings to be Demolished and Reconstructed	13/10/03	No change
2302.01	Airfield Dwellings Plans and Elevations	10/03	No change
2302.02	Floor Plans and Elevations as Existing	10/03	No change
2302.03	Hangar Plans and Elevations	10/03	No change
and supporting statement submitted with application 2003/62/91691/W0, the Geotechnical Stability Assessment dated Nov. 2009 (Ref: 09055), the Supporting Statement dated March 2015 and with conditions below which shall in all cases take precedence.			To add the Planning Statement (July 2025) to the list.



4.4. VARIATION OF CONDITION 7 ACCESS

- 4.4.1. **Condition 7** states *'Unless otherwise agreed in writing by the Mineral Planning Authority the total tonnage of material exported from and imported to land edged blue on approved plan no 11541/P2/3 'Ownership', shall not exceed 2500 tonnes per day in total, such limit to include materials exported from the application site, Waterholes Extension, Moorfield, Waterholes and Wellfield Quarries'*.
- 4.4.2. It is proposed to replace the approved plan (i.e. Drawing No.11541/P2/3: Ownership (dated 17/12/02)) with Plan P1: Site Location Plan and Ownership Plan. It should be noted that there will be no change to the limits defined in the Condition for the total tonnage of material exported from and imported to land (defined by the blue line on Drawing No.11541/P2/3). This must not exceed 2500 tonnes per day in total including materials exported from the Site, Waterholes Extension, Moorfield, Waterholes and Wellfield Quarries.

4.5. VARIATION OF CONDITION 9 APPROVED PHASING DRAWINGS

- 4.5.1. **Condition 9** states *'Unless otherwise agreed in writing by the Mineral Planning Authority the site shall be worked in 6 phases in accordance with approved plan 11541/P12 Rev C 'Phasing Scheme' and approved plan series 11541/P12/1-3, 11541/P12/4/5 Rev A and 11541/P12/6 Rev B 'Phased Extraction with Reclamation'*.
- 4.5.2. The reasons for the changes are set out in Section 3 of this report. As can be seen the S73 Area of Change relates to the northern part of the main Site area, namely, permitted Phases 4 to 6. Hence, it is proposed to replace the approved plans as follows.
- 4.5.3. Drawing No.11541/P12 (Rev C): Phasing Scheme (dated Feb 2010) to be replaced by Plan P3: Overview of Phasing and Proposed Revised Scheme.
- 4.5.4. The approved phasing plans comprise:
- ◆ Drawing No.11541/P12/1-3: Phased Extraction with Reclamation (dated 24/01/03);
 - ◆ Drawing No.11541/P12/4/5 (Rev A): Phased Extraction with Reclamation (dated Nov 2009); and
 - ◆ Drawing No.11541/P12/6 (Rev B): Phased Extraction with Reclamation (dated Feb 2010).
- 4.5.5. It is proposed to replace approved plans, Drawing No.11541/P12/4/5 (Rev A) and Drawing No.11541/P12/6 (Rev B) with Plan P4: Proposed Working Scheme.
- 4.5.6. As noted earlier, as of July 2025, much of the Site has already been worked and restored. Phases 1 to 3 are located in the southern part of the main permitted Site area. Hence, there is no requirement to amend the approved plan, Drawing No.11541/P12/1-3.

4.6. VARIATION OF CONDITION 11 MINERAL RESERVES/ROCK

- 4.6.1. **Condition 11** states *'Unless otherwise agreed in writing by the Mineral Planning Authority no more than 20% of the mineral reserves located above the basal siltstone shown in borehole logs CM4-CM95 indicated on plan no.11541/P8 'Core Test Holes' shall be removed from the permitted site and the remaining 80% of rock shall be used in the restoration of the site'*.



4.6.2. In the case of each Phase, the Approved Working Scheme allows infilling/backfilling to take place as part of progressive restoration of the Site. With regard to permitted percentages (%) of mineral reserves on site to be removed and remaining rock to be used for Site restoration, it is proposed to alter Condition 11 from 20% of the mineral reserves to read no more than 50% of the remaining mineral reserves located above the basal siltstone shown in borehole logs CM4-CM95 on Drawing No.11541/P8: Core Test Holes shall be removed from the Site. The remaining 50% of the mineral will comprise unsuitable grading and fines. However, this will be a useful product to use as part of the infill process towards the restoration of Thewlis Lane Quarry. The purpose is to utilise resources in a sustainable manner, although the currently exposed mineral stone is not suitable for block stone, it is a valued product for the local building industry.

4.7. VARIATION OF CONDITION 14 STORAGE OF MINERALS/MINERAL WASTE AND OVERBURDEN

4.7.1. **Condition 14** states *'Notwithstanding the information submitted in support of this application, unless otherwise agreed in writing by the Mineral Planning Authority no minerals or mineral waste shall be stored above ground level and no overburden shall be stockpiled above the height of perimeter screen bunds'*.

4.7.2. The Proposed Working Scheme is described in Section 3. It is proposed to update this Condition to allow the storage of minerals or mineral waste above ground level and the stockpile of overburden (above the height of perimeter screen bunds) which may occur during the Proposed Development. This reflects the current Site situation.

4.8. VARIATION OF CONDITION 15 SCREENING AND CRUSHING OPERATIONS ON SITE

4.8.1. **Condition 15** states *'Unless otherwise agreed in writing by the Mineral Planning Authority no crushing or screening operations shall take place on the permitted site'*.

4.8.2. It is proposed to change the Condition so it allows crushing or screening operations to take place at Airfield Quarry as part of the Proposed Development. This will involve a mobile screener and crusher being operated within the Site.

4.9. VARIATION OF CONDITION 16 IMPORTATION OF MINERAL OR WASTE

4.9.1. **Condition 16** states *'Unless otherwise agreed in writing by the Mineral Planning Authority quarry waste from phase 1 indicated on approved plan no. 11541/P12/1 shall be used to backfill the adjacent existing quarry void. Subsequently, each phase of the working shall be backfilled using overburden excavated from the following phase to achieve the contours shown in approved plan 11541/P14/2b Rev A 'Option 2 Reduced Level Restoration Scheme'. Materials excavated from the haul road ramp adjacent to Moorfield Quarry indicated by brown hatching on approved plan no.11541/P2/3 'Ownership' shall be used to backfill phase 6 to complete the proposed Reduced Level contours. There shall be no other importation of mineral or waste to the site without the written permission of the Mineral Planning Authority'*.



4.9.2. As described in Section 3, Phases 1 to 3 which are located in the southern part of the main permitted Site area have been restored. Whilst Phase 4 is currently being worked. Plan P3 illustrates the Proposed Phasing Scheme. The S73 Area of Change relates to the northern part of the main Site area, namely, permitted Phases 4 to 6.

4.9.3. It is proposed to revise this Condition to allow each Phase of the working to be either backfilled using waste rock/fines from the processing operation excavated from the following Phase or to be restored using inert waste imported to the Site. Materials excavated from the haul road ramp adjacent to Moorfield Quarry will continue to be used to backfill Phase 6.

4.9.4. No changes are proposed to the permitted contours defined by the Approved Restoration Scheme, namely, Drawing No.11541/P14/2b (Rev A): Option 2 Reduced Level Restoration Scheme (dated Nov 2009). The approved plan will be replaced by Plan P5: Updated Restoration Masterplan. The approved contours within the remaining area to be restored are defined on the Plan (black lines).

4.10. VARIATION OF CONDITION 17 MINERAL WORKING AND BACKFILL DETAILED SCHEMES (EVERY 12 MONTHS)

4.10.1. **Condition 17** states '*A detailed scheme of mineral working and backfill shall be submitted to the Mineral Planning Authority 12 months after the date of commencement referred to in Condition 1 above and every 12 months thereafter until completion of mineral working and backfill ...*'. Items (a) to (e) set out the requirements of the detailed scheme. Changes to which must be agreed in writing.

4.10.2. Item (c) refers to the Approved Restoration Scheme and requires '*a plan indicating the lateral extent, location and direction of backfilling to be undertaken over the following 12 months to achieve proposed backfill contours (Contours indicated on approved plan 11541/P14/2b Rev A less 500 mm to allow for proposed soil depth)*'.

4.10.3. It is proposed to replace the approved plan, Drawing No.11541/P14/2b (Rev A) with Plan P5: Updated Restoration Masterplan. No other changes are proposed to this Condition.

4.11. VARIATION OF CONDITION 25 RETENTION OF SUFFICIENT TOPSOIL FOR THE APPROVED RESTORATION SCHEME

4.11.1. **Condition 25** states '*Topsoil stripped from phase 1 of the extraction and the haul road shall be used in the restoration of the landfilled area of Wellfield Quarry indicated by a brown line on Plan C appended to the Section 106 agreement dated 9 June 2006 relating to planning permission 2003/62/91691/W0. Any surplus topsoil not required for this purpose shall be stored for use during the restoration of Wellfield/Waterholes Quarry. Thereafter, topsoil shall not be removed from the permitted site without the prior written approval of the Mineral Planning Authority. Sufficient topsoil must be retained on site to provide a minimum depth of 250mm during the phased restoration of all pasture areas in accordance with approved plan no 11541/P14/2b Rev A*'.

4.11.2. It is proposed to replace the approved plan, Drawing No.11541/P14/2b (Rev A) with Plan P5: Updated Restoration Masterplan. Please note that this will not alter the fundamental issue of soil placement etc.



4.12. VARIATION OF CONDITION 28 APPROVED RESTORATION SCHEME

- 4.12.1. **Condition 28** states *'After completion of mineral extraction in each phase the site shall be progressively restored to grassland and/or moorland in accordance with approved plan no 11541/P14/2b Rev A and a detailed scheme to be submitted for the approval of the Mineral Planning Authority within 6 months of the date of this permission...'* Items (a) to (n) set out the requirements of the submitted scheme. Changes to which must be agreed in writing.
- 4.12.2. The Approved Restoration Scheme as represented by approved plan, Drawing No.11541/P14/2b (Rev A) provides progressive restoration to species rich grassland and heathland.
- 4.12.3. It is proposed to replace the above approved plan with Plan P5: Updated Restoration Masterplan for the reasons set out in Section 3 of this report.
- 4.12.4. Condition 28 requires a detailed scheme including items (a) to (n) to be submitted for the approval of KC within six months of the date of the permission. This would be submitted to KC should permission be granted.

4.13. VARIATION OF CONDITION 54 LOCATION OF CRUSHING AND SCREENING PLANT

- 4.13.1. **Condition 54** states *'All crushing and screening plant which is used in the processing of any mineral from the land within the area indicated by a blue line on approved plan no. 11541/P2/3 'Ownership' shall be located in Moorfield Quarry indicated by green hatching on approved plan no. 11541/P2/3 'Ownership' and unless otherwise agreed in writing with the Mineral Planning Authority no such plant shall be subsequently located outside Moorfield Quarry'*.
- 4.13.2. The Condition is to be updated to allow crushing and screening plant to be allowed at Moorfield Quarry as described in Condition 54 and also at Airfield Quarry.

5. KEY PLANNING CONSIDERATIONS

5.1. SUSTAINABLE DEVELOPMENT

- 5.1.1. The National Planning Policy Framework (NPPF) (December 2024)¹² sets out the three overarching objectives to help to achieve sustainable development, namely (a) economic, (b) social and (c) environmental (paragraph 8). To ensure that sustainable development is pursued in a positive way, at the heart of the Framework is a presumption in favour of sustainable development (paragraph 10). Development proposals that accord with an up-to-date development plan should be approved without delay (paragraph 11) (Section 2 Achieving sustainable development). Policy LP1 Presumption in favour of sustainable development of the Kirklees Local Plan Strategy and Policies (Adopted 27 February 2019) echoes the NPPF.
- 5.1.2. The Proposed Development will help to build a strong economy by sustaining growth including in the local economy including future work for employees currently occupied by the permitted Moorfields Quarry infill.
- 5.1.3. Airfield Quarry is an operational sandstone quarry. It forms part of a wider quarry complex (each with separate planning consents) which are recognised through allocated mineral extraction sites under Policy LP69 of the Kirklees Local Plan Allocations and Designations (Adopted 27 February 2019).
- 5.1.4. The Site has previously been consented for mineral extraction within the Green Belt. The Proposed Development does not involve an extension to the existing mineral extraction area, rather, it concerns the processing of a secondary aggregate, namely, crushed rock at the Site.
- 5.1.5. The S73 Area of Change relates to a limited part of Airfield Quarry. Infilling of former mineral sites is an appropriate method of restoration and has been shown to work effectively. This application seeks to use more of the stone proportion and then achieve restoration by infilling of inert soil materials. This will use a known market supply which is currently being directed to Waterholes Quarry but will be diverted to Airfield Quarry upon restoration of that site. Restoring the Site to the permitted restoration contours using non-hazardous waste (including inert soils) would uphold sustainable principles, firstly, by permitting more aggregate removal and secondly, through infill for restoration. Policy LP43 Waste management hierarchy of the Kirklees Local Plan Strategy and Policies (Adopted 27 February 2019) states that proposals for facilities to manage waste within the District will be considered based upon a number of principles. The Proposed Development would help to move the management of waste streams up the waste hierarchy. The Site is located in a sustainable location which is suitable for the proposed waste management use and its operational characteristics. The proposals as set out in this report have demonstrated an effective use of land, a prudent use of natural resources and that they will minimise waste.
- 5.1.6. Dust control measures have been reviewed as part of this planning application. A Dust Mitigation Plan (November 2022) has been submitted as part of this

¹² National Planning Policy Framework, Ministry of Housing, Communities and Local Government, December 2024



application which details how emissions of dust will be controlled and managed during the lifetime of the proposals.

- 5.1.7. It is acknowledged that the completion date of all mineral working and subsequent restoration etc. will be extended 15 years to the end of 2040. The availability of non-hazardous waste (including inert soils) will compensate for the mineral extracted, thus, achieving a landform comparable to the permitted scheme. The importation of non-hazardous waste (including inert soils) would be administered by an appropriate Environmental Permit.
- 5.1.8. Appendix P6 includes the completed climate change statement for the Proposed Development¹³.

5.2. DESIGN

- 5.2.1. Paragraph 131 of the NPPF (December 2024) highlights the importance of good design as a key aspect of sustainable development (Section 12 Achieving well designed places). This is also reflected in Policy LP24 Design and other policies contained in the Kirklees Local Plan Strategy and Policies (Adopted 27 February 2019). The following are of note with regard to the Proposed Development and the S73 Area of Change:

- ◆ The Site is an established quarry. The key design-related aspects of the Approved Working Scheme such as progressive restoration and boundary screen bunds are essential facets of the Proposed Phasing Scheme (Plan P3). The S73 Area of Change relates to the northern part of the main Site area, namely, permitted Phases 4 to 6;
- ◆ The Proposed Working Scheme (Plan P4) provides an efficient scheme for the ongoing mineral extraction, processing of the remaining quarry reserves, the removal of siltstones and the restoration of the Site through infilling with inert waste. The existing site boundary screen bund will be maintained during the lifetime of the Proposed Development following which stored soils will be used in the restoration process (see Plan P2);
- ◆ No changes are being proposed to the access arrangements to the Site. The current access is compliant with Policy LP21 Highways and access;
- ◆ The Site is located in Flood Zone 1 (according to the Environment Agency). Temporary drainage and runoff will be managed on a daily basis. This will be in accordance with current guidance and accepted site practices. This replicates the same approach currently adopted at Airfield Quarry. Thus, it will be compatible with Policy LP27 Flood Risk and Policy LP28 Drainage;
- ◆ The Updated Restoration Masterplan makes only minor changes to the Approved Restoration Scheme and it will not fundamentally alter the existing scheme. The changes will be appropriate in terms of the characteristics of the Site's surroundings, including landscape character; and

¹³ Planning Applications Climate Change Guidance, Kirklees Council, June 2021



- ◆ Public footpath HUD/232/10 forms part of the core walking network and will be reinstated to its definitive route as shown by the Updated Restoration Scheme. This replicates the Approved Restoration Scheme.

5.3. NOISE

- 5.3.1. The Site benefits from established noise monitoring regimes under planning permission ref.2015/70/90640/W0.
- 5.3.2. A Noise Assessment (May 2025) has been undertaken to assess the Proposed Development and the key variation of the processing will be to use a mobile screener and crusher within the Site. The Noise Assessment is based on current operational working hours. Whilst no change is being proposed to existing noise Conditions 43 to 48 (ref.2015/70/90640/W0) which specify noise limits at surrounding noise sensitive receptors, control measures and the requirement for periodic noise monitoring.
- 5.3.3. The Noise Assessment (May 2025) has calculated the noise levels for the closest properties at Hill Tree Park and Hadden Farm. The results show that by applying proposed control/mitigation measures for the screening plant and maintaining the existing boundary bunding, then noise levels at the properties would remain very low. The calculated noise levels attributable to the normal operations would remain below the planning condition limit of 45 dB $L_{Aeq, 1 \text{ hr}}$ as specified in Condition 43. Therefore, this will be acceptable in ensuring potential adverse impacts will be minimised and will comply with the requirements of the Condition.
- 5.3.4. Appropriate controls will continue to be operated in accordance with the requirements of the current planning Conditions. The Noise Assessment includes recommendations regarding the setting up, operation and maintenance of the plant which will be adopted. Whilst periodic noise monitoring would also continue to be carried out in accordance of the scheme previously agreed and specified in Condition 48.
- 5.3.5. Hence, the Noise Assessment has demonstrated that the Proposed Development complies with current noise related national and local planning policy. The latter includes Policy LP36 Proposals for mineral extraction and Policy LP52 Protection and improvement of environmental quality contained in the Kirklees Local Plan Strategy and Policies (Adopted 27 February 2019).



6. SUMMARY AND CONCLUSIONS

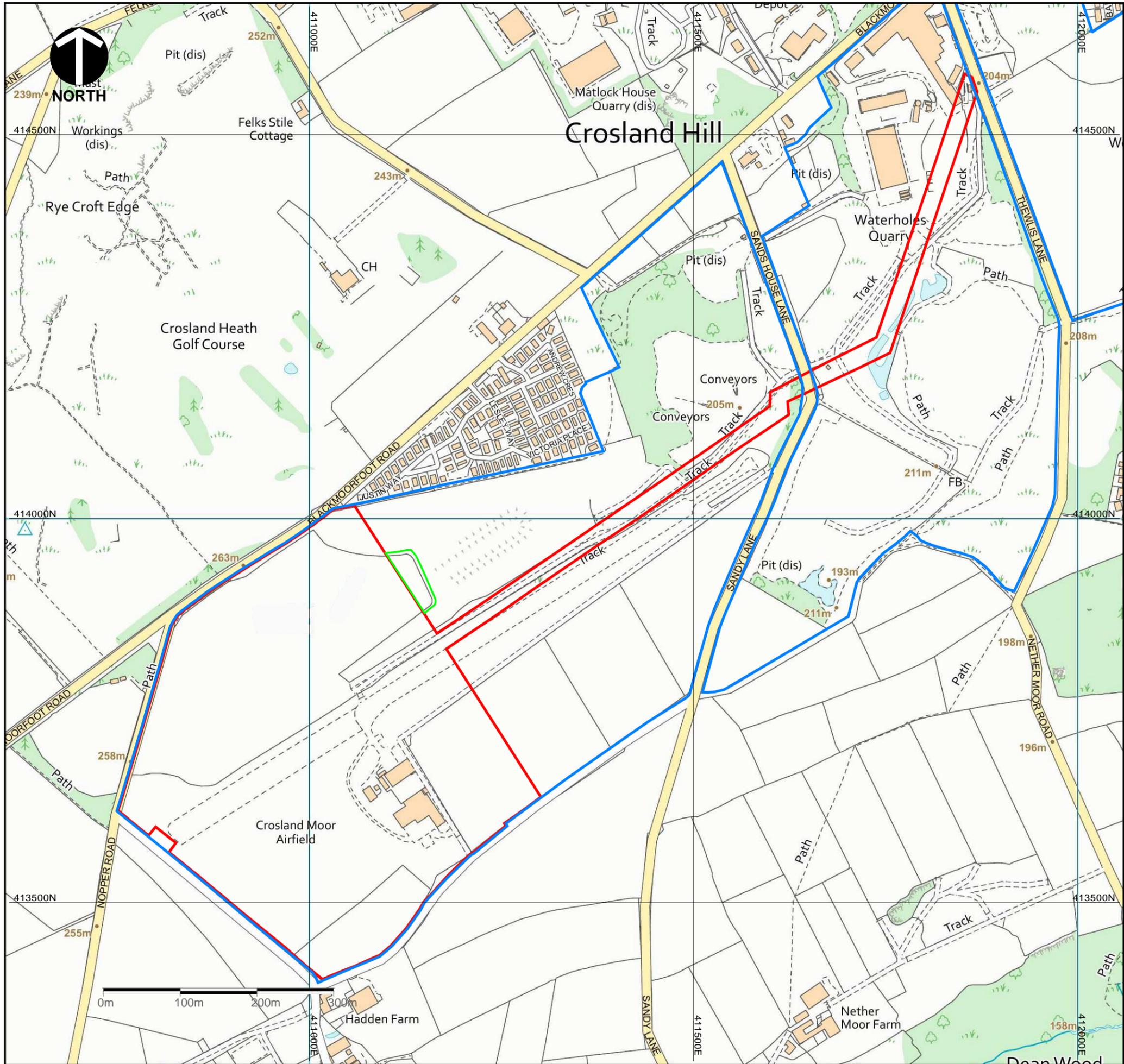
- 6.1.1. Airfield Quarry (the Site) is an operational sandstone quarry which is located at Crosland Moor on the south-western edge of Huddersfield.
- 6.1.2. In turn, the Site forms part of a wider quarry complex consisting of a number of sites with separate planning consents. This includes nearby stone processing facilities and an existing non-hazardous landfill site using inert soils, to complete the restoration of Waterholes Quarry.
- 6.1.3. Airfield Quarry has existing planning consents relating to mineral extraction and its restoration. On 8 June 2006, permission was granted for mineral extraction (ref.2003/62/91691/W0) at Airfield Quarry and there have been subsequent variations of planning Conditions. The most recent was granted on 4 August 2015 (ref.2015/70/90640/W0) and requires the extraction of all minerals, the removal of all buildings, plant and machinery and the restoration of the Site etc. to be completed by 31 December 2025 (Condition 1).
- 6.1.4. The Proposed Development will allow the mineral reserves which have previously been quarried for block stone on site to be removed and remaining rock fines to be used as part of site restoration. The processing of crushed rock will be undertaken on site. Whilst non-hazardous waste (including inert soils) will be imported to the Site to compensate for the mineral extracted and in order to facilitate restoration. This will consist of a phased 15 year operation based on the importation of 50,000tpa. The completion date of all mineral working and subsequent restoration etc. would be changed from 31 December 2025 to 31 December 2040.
- 6.1.5. Given the strong sustainability reasons to utilise all quarried stone, it is proposed to use the existing and understood availability of non-hazardous waste (including inert soils) (diverted from Waterholes Quarry which is nearing completion of the infill and restoration process) to compensate for the mineral extracted. Thus, achieving a landform comparable to the permitted scheme for the Site. Hence, this approach would be a practical solution and it would also be supportive of national and local planning policy by upholding sustainable principles.
- 6.1.6. Much of Airfield Quarry has already been worked and restored. Phases 1 to 3 are located in the southern part of the main permitted Site area. Phase 4 is currently being worked. The S73 Area of Change relates to the northern part of the main Site area, namely, permitted Phases 4 to 6. Although the Site itself covers c.20Ha, the remaining active quarry area which is the subject of this Section 73 application is only 8Ha in size. Plan P3 illustrates the Proposed Phasing Scheme.
- 6.1.7. The Proposed Working Scheme is divided into four Stages and is illustrated by Plan P4.
- 6.1.8. It is proposed to update the Approved Restoration Scheme in order to take into account the necessary changes for the arrangement of restored habitats. No change is proposed to the permitted final contours shown on the aforementioned approved Drawing. The Updated Restoration Masterplan (Plan P5) shows the proposed arrangement of the restored habitats. Given the date of the original consent which pre dates 12 February 2024, the proposals are exempt from achieving the mandatory minimum Biodiversity Net Gain. Nevertheless, the restoration scheme does enable some enhancements to biodiversity to be achieved.



- 6.1.9. To achieve the above, the key aspects to this Section 73 application are an extension of the completion date, to update relevant approved plans and to allow the importation of non-hazardous waste (including inert soils). No change is required to the overall scheme for Airfield Quarry.
- 6.1.10. Hence, this Section 73 planning application seeks to vary Conditions 1, 3, 7, 9, 11, 14, 15, 16, 17, 25, 28 and 54 (ref. 2015/70/90640/W0).
- 6.1.11. It is proposed to change the completion date of all mineral working and subsequent restoration etc. from 31 December 2025 to 31 December 2040 (Condition 1).
- 6.1.12. We have submitted Plans P1 to P5 to update the approved plans listed in Condition 3. We have accounted for changes to other planning Conditions which are required as a result. This report is supported by a Noise Assessment (May 2025) and a Dust Mitigation Plan (November 2022).
- 6.1.13. Updating Conditions 15 and 54 is required to enable crushing and screening on site at Airfield Quarry to be permitted and will involve the operation of a mobile screener and crusher.
- 6.1.14. Whilst revising Condition 16 will allow each Phase of the working to be either backfilled using waste rock/fines from the processing operation excavated from the following Phase or to be restored using inert waste imported to the Site. Materials excavated from the haul road ramp adjacent to Moorfield Quarry will continue to be used to backfill Phase 6.
- 6.1.15. Condition 11 (mineral reserves/rock) stipulates the percentages (%) of mineral reserves on site to be removed and remaining rock to be used for Site restoration, it is proposed to alter the percentage from 20% to 50% as the remaining mineral will comprise unsuitable grading and fines. However, this will be a useful product to use as part of the infill process towards the restoration of Thewlis Lane Quarry. The purpose is to utilise resources in a sustainable manner, although the currently exposed mineral stone is not suitable for block stone, it is a valued product for the local building industry.
- 6.1.16. By updating Condition 14, this will allow the storage of minerals/mineral waste and overburden. Whilst Condition 28 requires a detailed scheme including items (a) to (n) to be submitted for the approval of KC within six months of the date of the permission. This would be submitted to KC should permission be granted.

PLANS LIST

PLAN NO.	TITLE
Plan P1	Site Location Plan and Ownership Plan
Plan P2	Existing Site Situation
Plan P3	Overview of Phasing and Proposed Revised Scheme
Plan P4	Proposed Working Scheme
Plan P5	Updated Restoration Masterplan



Key

- Planning Permission Boundary as approved (Ref 2009/93289/WO) and as amended (Ref 2015/90640/WO)
- Area of land within the control of the Applicant
- Boundary for the application for a Certificate of Existing Use and Development (CLEUD)

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Client: **JOHNSONS WELLFIELD**

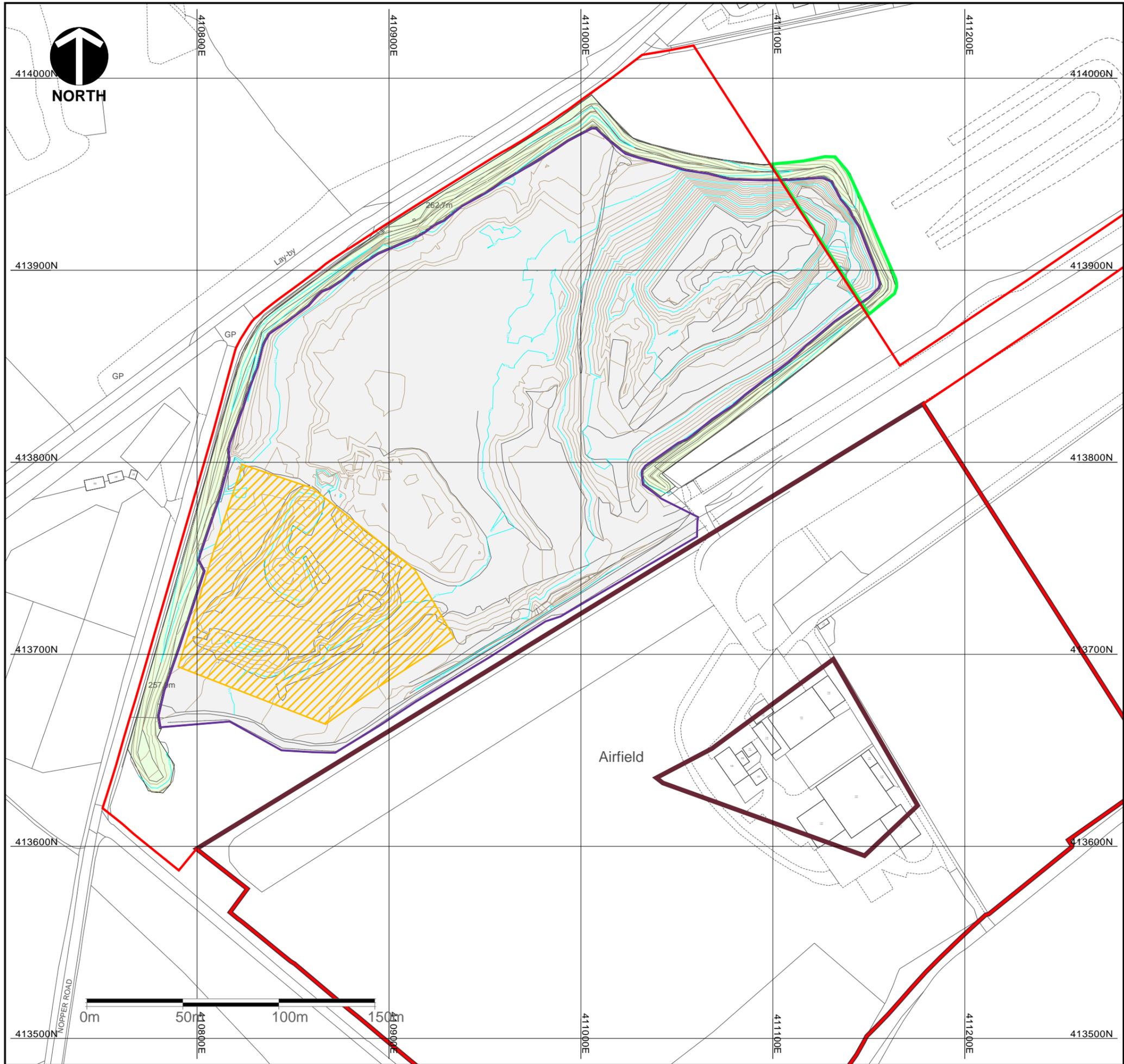
Project: **Airfield Quarry
Amendment to Existing Planning
Consent**

Title: **Site Location Plan and Ownership Plan**

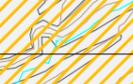
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Registered Practice Landscape Institute

Drawing: **Plan P1**



Key

-  Planning Permission Boundary as approved by ref. 2003/62/91691/W0 (8 June 2006) and amended by ref.2009/70/93289/W0 and 2015/70/90640/W0
-  Boundary for the application for a Certificate of Existing Use and Development (CLEUD)
-  Current site survey (March 2025 data)
-  Current area of extraction and principal quarry activity
-  Area of silt stone stock piles
-  Existing soil screening bund
-  Area previously worked and now restored, or not worked due to poor stone quality

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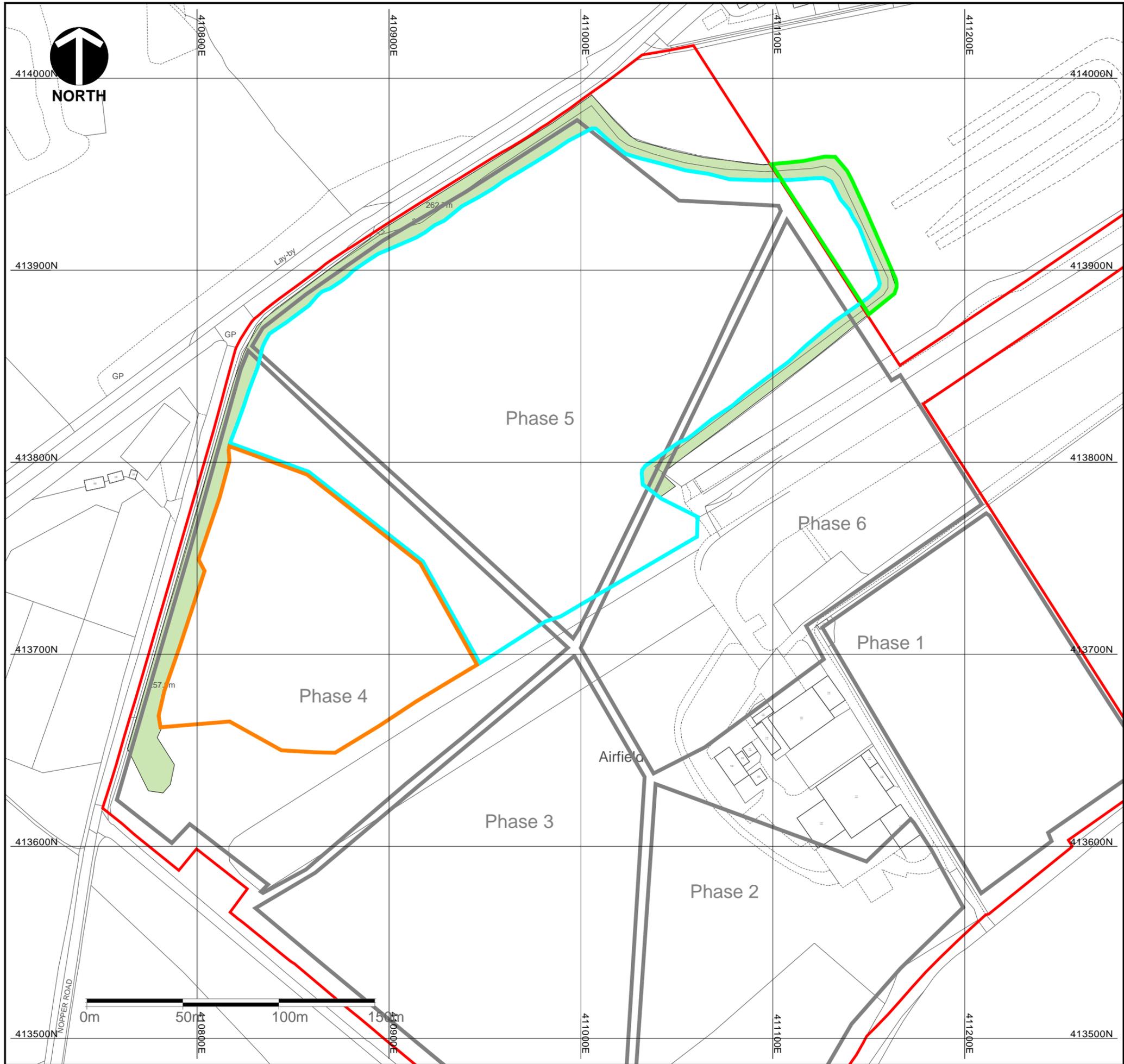
Project: **Airfield Quarry
Amendment to Existing Planning
Consent**

Title: **Existing Site Situation**

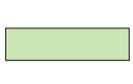
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Drawing: **Plan P2**



Key

-  Planning Permission Boundary as approved by ref. 2003/62/91691/W0 (8 June 2006) and amended by ref.2009/70/93289/W0 and 2015/70/90640/W0
-  Permitted phasing pattern replicated from approved plan, Drawing No.11541/P12 (Rev C): Phasing Scheme (Silkstone Environmental, dated Feb 2010)
-  New phase area proposed for restoration by 2028
-  New phase area proposed for ongoing mineral extraction and infilling to achieve restoration
-  Retained soil bund used for final restoration purposes
-  Area applicable to the CLEUD application

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Client: **JOHNSONS WELLFIELD** 

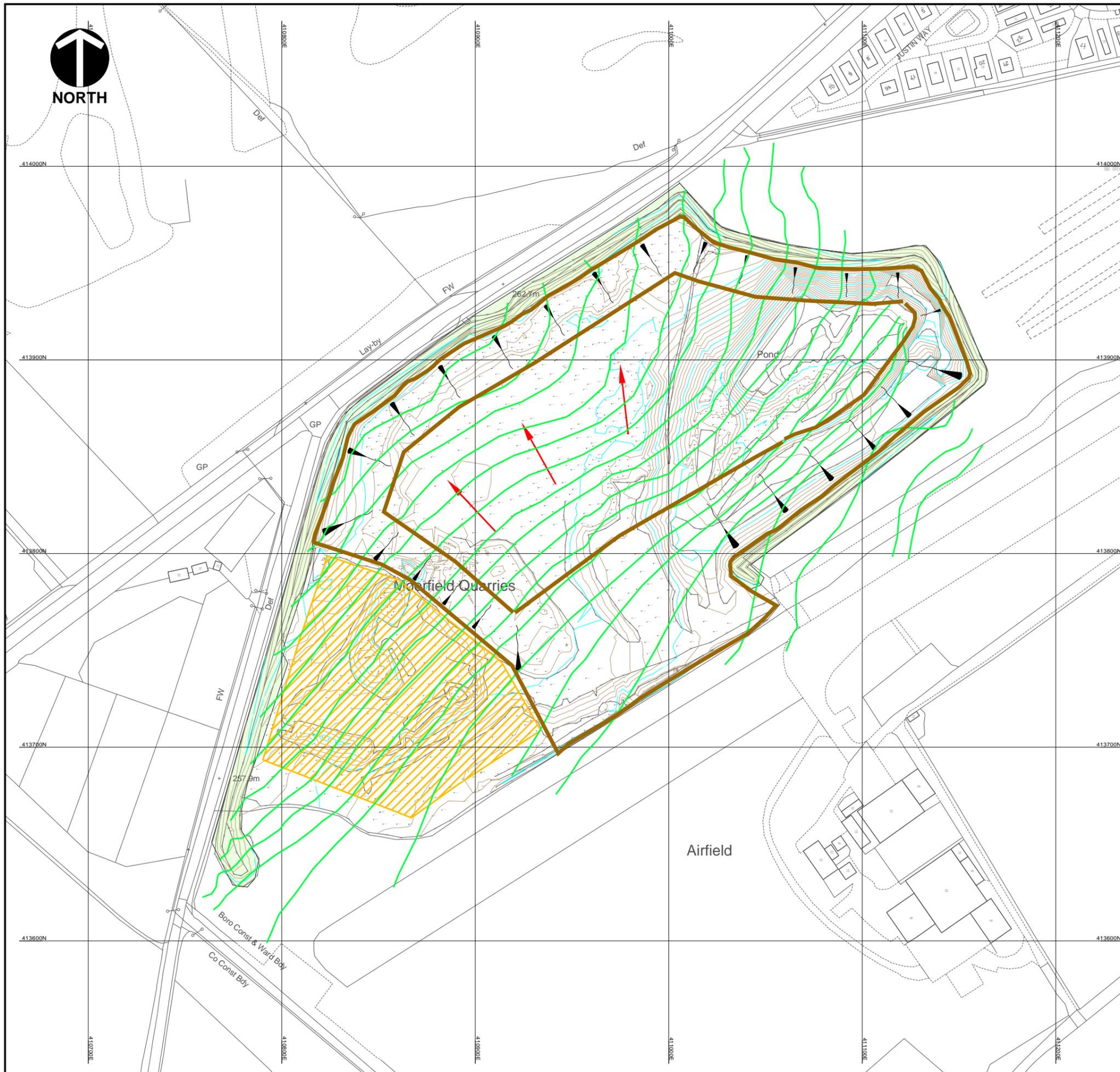
Project: **Airfield Quarry
Amendment to Existing Planning
Consent**

Title: **Overview of Phasing and Proposed
Revised Scheme**

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Drawing: **Plan P3**



Key

-  Permitted planing boundary combined with CLEUD boundary
-  Topographic site survey data
-  Area that will be restored during the preparation phase prior to infilling for restoration
-  General direction of working for mineral working
-  Ultimate top and bottom slope of final quarry with indicative extraction slope direction
-  Permitted final restoration levels replicated from approved plan, Drawing No.11541/P14/2b (Rev A): Option 2 Reduced Level Restoration Scheme (Silkstone Environmental, dated Nov 2009)

NOTE:

Stage 1 Ongoing mineral extraction and processing of remaining quarry reserves and preparing the quarry void for commencement of infilling for restoration.

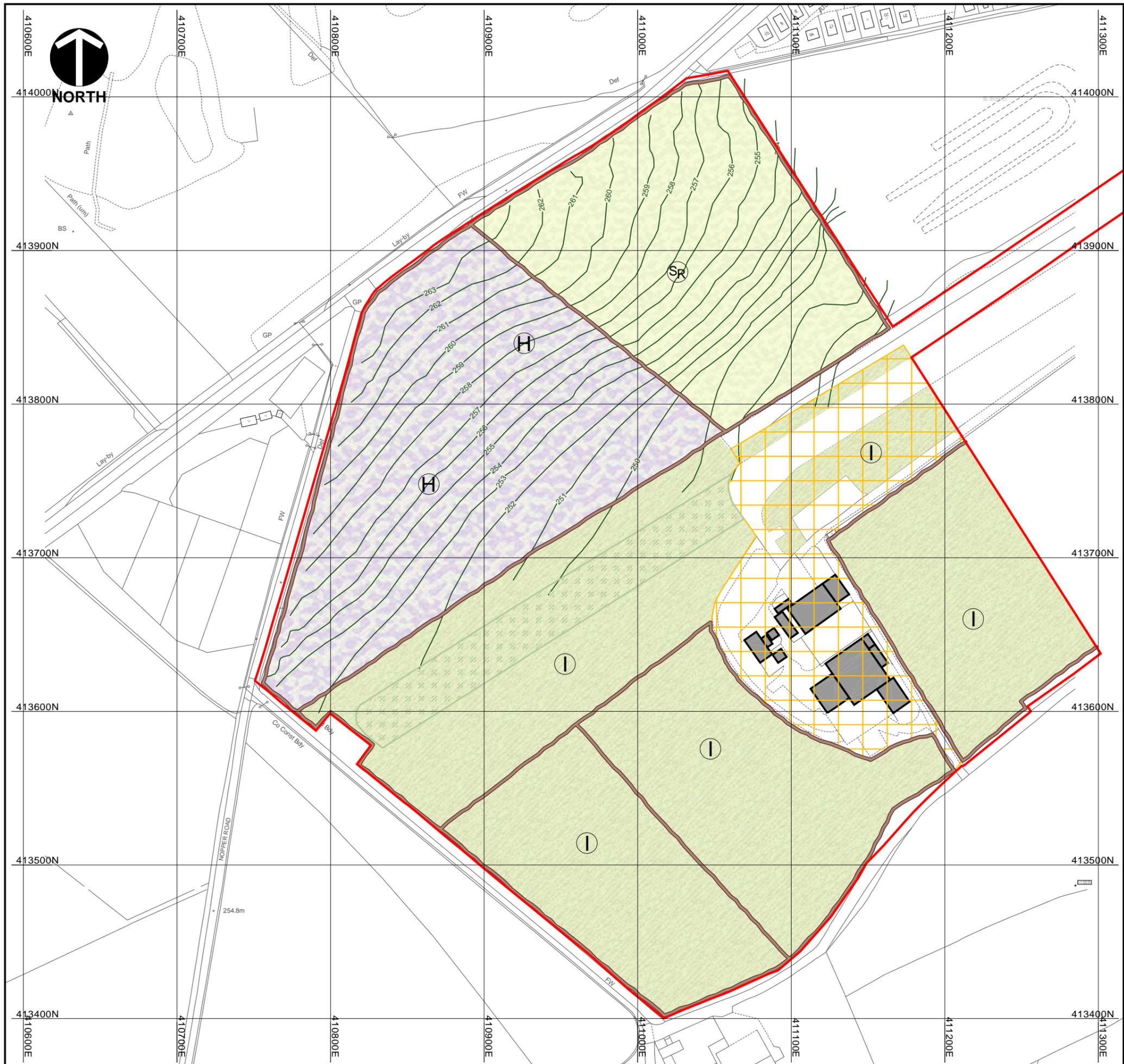
Stage 2 removal of siltstones for use in engineering of quarry and enable early restoration of the western sector.

Stage 3 Infilling with inert waste of the remaining quarry void to achieve final restoration

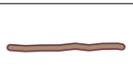
Stage 4 Complete restoration and bio-diversity enhancements

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Client:	JOHNSONS WELLFIELD			
Project:	Airfield Quarry Amendment to Existing Planning Consent			
Title:	Proposed Working Scheme			
B&A CAD Ref:	Version:	Drawn by:	Scale @ A3:	Origin Date:
AF1231-D9v5	5	RB	Plan 1:2000	April 2025 Amendment Date: ----
				Drawing: Plan P4



Key

-  Planning consent boundary
-  Approved contours within remaining area to be restored
-  Existing farm and airfield infrastructure retained as existing
-  Existing grassed runway area to be retained
-  Dry stone walls identified on approved restoration plan for retention or repair
-  Existing improved pasture to be retained
-  Proposed area of heathland restoration
-  Proposed area of species rich grassland

NOTE:
 This restoration masterplan is an update of the approved plan Drawing No.11541/P14/2b (Rev A): Option 2 Reduced Level Restoration Scheme (Silkstone Environmental, dated Nov 2009)

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Client: **JOHNSONS WELLFIELD** 

Project: **Airfield Quarry
Amendment to Existing Planning
Consent**

Title: **Updated Restoration Masterplan**

B&A CAD Ref: AF1231-D10v3	Version: 3	Drawn by: RB	Scale @ A3: Plan 1:2000	Origin Date: April 2025 Amendment Date: ----
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 Registered Practice Landscape Institute

Drawing: **Plan P5**

APPENDIX P1

Relevant Site Planning Consents



Town and Country Planning (General Development Procedure) Order 1995

PLANNING PERMISSION FOR DEVELOPMENT

NOTE: This approval should be read in conjunction with an Agreement made under Section 106 of the Town and Country Planning Act 1990

Application Number: 2003/62/91691/W0

To: RPS
(J STANDEN)
34 LISBON STREET
LEEDS
LS1 4LX

For: JOHNSONS WELLFIELD QUARRIES LTD

In pursuance of its powers under the above-mentioned Act and Order the KIRKLEES METROPOLITAN COUNCIL (hereinafter called "The Council") as Local Planning Authority hereby permits:-

EXTENSION OF MINERAL WORKING WITH RESTORATION AND DEMOLITION AND SUBSEQUENT REINSTATEMENT OF DWELLING AND ADJACENT BUILDINGS

At: BLACKMOORFOOT ROAD/SANDS HOUSE LANE/ THEWLIS LANE, CROSLAND MOOR, HUDDERSFIELD.

In accordance with the plan(s) and applications submitted to the Council on 30 April 2003, subject to the condition(s) specified hereunder:-

Commencement

1. The development to which this permission relates shall be begun not later than the expiration of 5 years beginning with the date of this permission. Written notification of the date of commencement shall be sent to the Mineral Planning Authority within 7 days of such commencement.

Plans

2. A copy of this permission including all documents hereby approved and any other documents subsequently approved in accordance with this permission, shall always be on display on the site for inspection during normal working hours.
3. Unless otherwise agreed in writing by the Minerals Planning Authority the working, restoration and aftercare of the site shall be carried out only in accordance with the following scheme and phasing plans:

PLAN NO	TITLE	DATED
11541/P2/2A	Application Area	17/12/02
11541/P2/3	Ownership	17/12/02
11541/P12	Phasing Scheme	02/01/03
11541/P12/1-7	Phased Extraction with Reclamation	24/01/03
11541/P28a	Screen Bunding and Soil Stocks	09/10/03
11541/P14/2b	Option 2 Reduced Level Restoration Scheme	27/08/03
11541/P17a	Noise Monitoring Positions	09/10/03
11541/P27a	Dust Suppression	09/10/03
11541/p30	Location of Quarry Buildings to be Demolished and Reconstructed	13/10/03
2302.01	Airfield Dwellings Plans and Elevations	10/03
2302.02	Floor Plans and Elevations as Existing	10/03
2302.03	Hangar Plans and Elevations	10/03

and supporting statement submitted with the application, and with conditions below which shall in all cases take precedence.

Duration

4. Unless otherwise agreed in writing by the Minerals Planning Authority, extraction of minerals shall cease and the site be restored to a condition suitable for grassland and/or moorland in accordance with the approved plan no 11541/P14/2b 'Option 2 Reduced Level Restoration Scheme' and details contained in Condition 28 below within 15 years of the date of commencement referred to in Condition 1 above.

Prior cessation

5. In the event of cessation of winning and working of minerals prior to the achievement of the completion of the approved scheme, which in the opinion of the Mineral Planning Authority constitutes a permanent cessation within the terms of paragraph 3 of Schedule 9 of the Town and Country Planning Act 1990, a revised reclamation scheme to include details of restoration and aftercare and a timetable for implementation in accordance with the details contained in the schemes referred to in Conditions 28 and 39 below shall be submitted in writing for the approval of the Mineral Planning Authority within 6 months of the cessation of winning and working of minerals. The approved revised reclamation scheme shall be fully implemented within the approved timetable.

Access

6. Unless otherwise agreed in writing by the Mineral Planning Authority the sole means of vehicular access and egress from the site shall be along a dedicated concrete hard surfaced haul road with a width of 8 metres, to be constructed prior to

soil stripping commencing on the permitted site, between the permitted site and Moorfield Quarry.

7. Unless otherwise agreed in writing by the Mineral Planning Authority no commercial vehicles shall enter the public highway from the permitted site unless their wheels and chassis have been cleaned to prevent material being deposited on the highway.
8. Unless otherwise agreed in writing by the Mineral Planning Authority the total tonnage of material exported from and imported to land edged blue on approved plan no 11541/P2/3 'Ownership', shall not exceed 2500 tonnes per day in total, such limit to include materials exported from the application site, Waterholes Extension, Moorfield, Waterholes and Wellfield Quarries.

Working programme, phasing and direction of working

9. Unless otherwise agreed in writing by the Mineral Planning Authority the site shall be worked in 6 phases in accordance with approved plan 11541/P12 'Phasing Scheme' and approved plan series 11541/P12/1-7 'Phased Extraction with Reclamation'.
10. Prior to the commencement of mineral extraction, screen mounds shall be constructed of clean subsoil to a maximum height of 2 metres in locations C and D as indicated on approved plan 11541/P28a 'Screen Bunding and Soil Stocks'. These mounds shall be seeded to grass and maintained in a tidy and weed-free condition for the life of the site. They shall be removed upon completion of backfilling of Phase 6 and the subsoil used in the restoration of the site.
11. Unless otherwise agreed in writing by the Mineral Planning Authority no more than 20% of the mineral reserves located above the basal siltstone shown in borehole logs CM4-CM95 indicated on plan no.11541/P8 'Core Test Holes' appended to this application shall be removed from the permitted site and the remaining 80% of rock shall be used in the restoration of the site.
12. Unless otherwise agreed in writing by the Mineral Planning Authority no working shall take place within the basal siltstones which underlie the ashlar blockstone and flag stone strata as shown in borehole logs CM4-CM95 indicated on plan no.11541/P8 'Core Test Holes' appended to this application.
13. Unless otherwise agreed in writing by the Mineral Planning Authority a strip of land having a minimum width of 3 metres shall remain unworked inside the dry stone walls on the boundary of the site. Likewise, a strip of land having a minimum width of 6 metres shall remain unworked adjacent to the public footpath running along the boundary of the site with Blackmoorfoot Road and Nopper Lane.
14. Unless otherwise agreed in writing by the Mineral Planning Authority no minerals, mineral waste or overburden shall be located above the original level of the ground.
15. Unless otherwise agreed in writing by the Mineral Planning Authority no crushing or screening operations shall take place on the permitted site.

16. Unless otherwise agreed in writing by the Mineral Planning Authority quarry waste from phase 1 indicated on approved plan no. 11541/P12 shall be used to backfill the adjacent existing quarry void. Subsequently, each phase of the working shall be backfilled using overburden excavated from the following phase to achieve the contours shown in approved plan 11541/P14/2b 'Option 2 Reduced Level Restoration Scheme'. Materials excavated from the haul road ramp adjacent to Moorfield Quarry indicated by brown hatching on approved plan no.11541/P2/3 'Ownership' shall be used to backfill phase 6 to complete the proposed Reduced Level contours. There shall be no other importation of mineral or waste to the site without the written permission of the Mineral Planning Authority.
17. A detailed scheme of mineral working and backfill shall be submitted to the Mineral Planning Authority 12 months after the date of commencement referred to in Condition 1 above and every 12 months thereafter until completion of mineral working and backfill. Unless otherwise agreed in writing the scheme shall provide for:
 - (a) a plan indicating the lateral extent, location and direction of mineral extraction to be undertaken over the following 12 months;
 - (b) typical cross-sections of the extraction to be undertaken during the following 12 months including an indication of the maximum depth of excavation;
 - (c) a plan indicating the lateral extent, location and direction of backfilling to be undertaken over the following 12 months to achieve proposed backfill contours (Contours indicated on approved plan 11541/P14/2b less 500 mm to allow for proposed soil depth);
 - (d) A survey plan indicating the location and extent of mineral extraction and location, lateral extent and finished levels of backfill achieved during the previous 12 months;
 - (e) Details of any ancillary operations, eg stone splitting, hand dressing, location, duration and equipment.

Every year the developer shall arrange a site meeting to be held within 1 month of the date of submission of the annual working programme to discuss the programme and to review progress to which the Mineral Planning Authority shall be invited.

18. From the date of this permission the operator shall maintain records of monthly production and mineral extraction, and shall make available to the Mineral Planning Authority on a 6 monthly basis the total the tonnage of mineral product extracted from the permitted site within the previous 6 month period. All records shall be kept for inspection for at least 24 months.

Water protection and pollution prevention

19. There shall be no discharge of foul or contaminated waste from the site into either groundwater or any surface waters.
20. Any facilities for the storage of oils, fuels, or chemicals shall be sited on impervious bases and surrounded by impervious bund walls. The volume of the bunded compound shall be at least equivalent to the capacity of the tank plus 10%. If there is multiple tankage, the compound shall be at least equivalent to the capacity of the largest tank, or the combined capacity of interconnected tanks, plus 10%. All filling points, vents, gauges and sight glasses shall be located within the bund. The

drainage system of the bund shall be sealed with no discharge to any watercourse, land or underground strata. Associated pipework shall be located above ground and protected from accidental damage. All filling points and tank overflow pipe outlets shall be detailed to discharge downwards into the bund.

Soil stripping and storage

21. The full depth of topsoil and subsoil on existing agricultural land within the application site shall be stripped separately prior to the removal of overburden or mineral from each phase of working and stored separately in areas to be agreed with the Mineral Planning Authority.
22. The stripping, movement and replacement of topsoil and subsoil shall only be carried out under sufficiently dry and friable conditions to avoid smearing and compaction and to ensure all available soil resources are recovered.
23. The Mineral Planning Authority shall be supplied with a plan indicating the areas stripped of soils, the location of each soil storage mound and an estimate of the quantity of soil stored shall be provided in writing to the Mineral Planning Authority within one month of the date soil stripping commenced.
24. Topsoil, subsoil or other soil making materials which have been approved for use in progressive restoration shall be stored according to their quality in separate mounds that do not overlap. Topsoil storage mounds shall not exceed 3 metres in height and subsoil storage mounds shall not exceed 5 metres in height. Once formed, all mounds in which soil is to be stored for more than 6 months, or over the winter period, shall be grass seeded in accordance with a specification agreed beforehand with the Mineral Planning Authority, to minimise erosion and weed infestation. Any invasive weeds shall be regularly controlled.
25. Topsoil stripped from phase 1 of the extraction and the haul road shall be used in the restoration of the landfilled area of Wellfield Quarry indicated by a brown line on drawing no. 11541/P2/3 appended to this permission. Any surplus topsoil not required for this purpose shall be stored for use during the restoration of Wellfield/Waterholes Quarry. Thereafter, topsoil shall not be removed from the permitted site except by prior written agreement with the Mineral Planning Authority. Sufficient topsoil must be retained on site to provide a minimum depth of 250mm during the phased restoration of all pasture areas in accordance with approved plan no 11541/P14/2b.
26. Subsoil stripped from phase 1 of the excavation and the haul road shall be used to form screening mounds to a maximum height of 2 metres in locations C and D as shown in approved plan no 11541/P28a 'Screen Bunding and Soil Stocks'. The remaining subsoil from phase 1 and the haul road shall be stored in Wellfield Quarry in location B as shown in approved plan no 11541/P28a. Unless otherwise agreed in writing with the Mineral Planning Authority subsoil used to form screening mounds C and D and subsoil stored in location B shall be retained and returned to the site for use in the final phase of restoration.
27. The location of temporary soil storage mounds shall be agreed with the Mineral Planning Authority prior to stripping each phase of the working, and the Mineral Planning Authority shall be supplied with a plan indicating the areas stripped of

topsoil, subsoil and overburden and the location of each mound. If it is necessary to stockpile subsoil or overburden on areas that have not been previously stripped of soil, topsoil shall be removed from the areas to be occupied by subsoil mounds and both topsoil and subsoil shall be removed from areas to be used for storage of overburden.

Restoration

28. After completion of mineral extraction in each phase the site shall be progressively restored to grassland and/or moorland in accordance with approved plan no 11541/P14/2b and a detailed scheme to be submitted for the approval of the Mineral Planning Authority within 6 months of the date of this permission. Unless otherwise agreed in writing the submitted scheme shall provide for:
 - a) the phasing and direction of backfilling of the site with overburden from the following phase;
 - b) the removal of plant, machinery, haul roads and fences;
 - c) spreading a minimum depth of 350mm subsoil and 250mm topsoil over the backfilled overburden in agricultural grassland areas;
 - d) spreading a minimum depth of 500mm subsoil or sandy overburden over the backfilled material on areas to be restored to moorland;
 - e) ripping of any compacted layers of subsoil to ensure adequate drainage and aeration prior to spreading topsoil;
 - f) details of cultivation techniques and equipment to be used;
 - g) final levels and contours of the restored land graded to blend in with those of the surrounding land to prevent ponding and promote good surface water drainage;
 - h) provision of temporary surface water drainage ditches at the boundary of phases 2, 3 and 4 with phase 6 where the Reduced Level contours cause a risk of ponding;
 - i) grass seeding of any areas to be returned to agriculture including seed mixture;
 - j) details of the restoration to moorland including seeding and planting details, sources of heather and management;
 - k) removal of all storage mounds;
 - l) reconstruction of drystone walls and provision of gates in the local style;
 - m) programme of works and timescales;
 - n) making safe all residual quarry faces.

Soil Replacement during Restoration

29. The final surface of backfilled quarry overburden in each phase shall be graded to provide an even surface 500mm lower than the agreed final contours.
30. The spreading of subsoil and topsoil shall only be carried out when the material is in a dry and friable condition and in sufficient time for subsoil ripping, cultivation and seeding to take place under suitable weather conditions before the end of September.
31. In each phase subsoil shall be spread to the depths specified in Condition 28 using a backacter so as to avoid running over the spread soil. If running over the spread soil with wheeled plant and vehicles is unavoidable all areas which have been

trafficked with wheeled machines shall be subsoil ripped to a depth of 450mm at spacings of not more than 750mm to relieve any compaction. In areas that are to receive topsoil, subsoil ripping shall be carried out prior to the spreading of topsoil. All stones and any other object larger than would pass through a wire screen mesh with a spacing of 75mm shall be removed from the surface of the soil. The Mineral Planning Authority shall be notified in writing when the works required in this condition have been completed.

32. On receipt of the approval of the Mineral Planning Authority for the works required by Condition 31 above, topsoil shall be spread over the surface of the areas to be restored to agriculture to the depth specified in Condition 28. The Mineral Planning Authority shall be notified in writing when the works required in this condition have been completed.
33. Unless otherwise agreed in writing by the Mineral Planning Authority, in each phase a grass sward shall be developed in those areas of the site to be restored to grassland, and a grass, heather and wildflower sward on those areas of the site to be restored to moorland in the first available growing season.
34. If in any part of the restored area a satisfactory grass growth is not obtained as a result of the initial sowing, such part shall be cultivated and reseeded, after the correction of any nutrient deficiencies in the soil, during the next growing season and such work shall be repeated until a satisfactory sward is established.
35. Within 2 months of the restoration and seeding of each phase the operator shall submit to the Mineral Planning Authority a plan with contours at sufficient intervals to indicate the final restored form of the site together with a record of the depth and composition of the reinstated soil profiles.
36. Unless otherwise agreed in writing by the Mineral Planning Authority upon completion of restoration in the final phase, when all subsoil has been returned to site, the route of the haul road between the application site and Moorfield Quarry shall be broken out and all concrete hardstanding and other road construction materials removed. The route of the haul road between the application site and Moorfield Quarry shall then be subsoil ripped to relieve compaction prior to being spread with subsoil and topsoil and seeded to grass in accordance with Conditions 28 - 34 above.

Aftercare

37. An outline aftercare scheme detailing the steps which may be necessary over the aftercare period of 5 years to bring each restoration phase to the required standard for use for agriculture or for moorland shall be submitted to the Mineral Planning Authority at least 3 months prior to the completion of replacement of all restoration soils on any phase of the permitted development.
38. The aftercare scheme submitted in accordance with Condition 37 above shall be fully implemented and shall provide details of:
 - a) the person responsible for implementing the aftercare scheme;
 - b) a plan showing each area subject to aftercare, with demarcation of any areas having different aftercare steps or management proposals;

- c) the steps to be carried out in each area during the aftercare period and their timing within the overall programme, submitted to the Mineral Planning Authority in the form outlined at Box 5 of Mineral Planning Guidance Note 7 (MPG7);
- d) detailed programme for the first year of aftercare in accordance with the requirements identified at Box 6 in MPG7.

39. Following compliance with Condition 38 above, a detailed annual aftercare programme shall be submitted to the Mineral Planning Authority before 31 August in each year of aftercare of any phase. The programme submitted shall amplify the outline aftercare scheme for works to be carried out in the following 12 months, including any modifications to the original proposals, and shall comply with the requirements identified in Box 6 of MPG7, and the approved scheme shall be fully implemented.
40. Every year during the aftercare period the developer shall arrange a site meeting to be held every year before 31 November to discuss the report prepared in accordance with Conditions 38 and 39 above to which the following parties shall be invited:
 - a) the Minerals Planning Authority;
 - b) all owners of the land within the site;
 - c) DEFRA.

Protection of Amenity

Noise

41. Noise screening mounds shall be constructed in accordance with Condition 26 using subsoil stripped from the first phase of mineral working and maintained until mineral extraction has ceased.
42. Except in emergencies to maintain safe quarry working, which shall be notified to the Mineral Planning Authority as soon as practicable, or unless otherwise agreed in writing by the Mineral Planning Authority:
 - a) no operations, other than water pumping, servicing and environmental monitoring shall be carried out on the site except between the following times:
 - 0730-1800 Mondays to Fridays
 - 0730-1300 Saturdays
 - b) no operations other than water pumping and environmental monitoring shall take place on Sundays and Bank Holidays.
43. The site attributable free field equivalent continuous A weighted sound pressure level ($L_{Aeq,T}$) when measured at a height of 1.3-1.5m above ground and at least 3.5m from any reflecting structure other than the ground, measured at or projected to any noise sensitive property, including residential accommodations and buildings housing farm animals as shown on approved plan no 11541/P17a 'Noise Monitoring Positions', or at equivalent positions agreed with the Mineral Planning Authority, shall not exceed:

- a) 70dB(A) in any one hour period at any noise sensitive property during exceptionally noisy operations such as the construction and removal of screen mounds and soil stripping and replacement, as agreed in advance with the Mineral Planning Authority (this noise limit is only permitted for a maximum of 8 weeks in any 12 month period);
 - b) 45 dB(A) in any one hour period at any noise sensitive property, during all other site operations.
44. Except with the prior written approval of the Mineral Planning Authority, exceptionally noisy operations (as defined in Condition 43) shall only be carried out between the hours of:
 0900-1730 Mondays to Fridays
 0900-1230 Saturdays
 and at no time on Sundays or Bank Holidays.
45. All vehicles, plant and machinery operated within the site shall be maintained in accordance with the manufacturer's specifications at all times, and shall be fitted with and use effective silencers.
46. All vehicle reversing warning systems and/or alarms shall be operated in accordance with specifications to be agreed with the Mineral Planning Authority prior to the commencement of all site operations. At all times the Best Practicable Means shall be employed to prevent and counteract the effects of audible alarms on nearby residents.
47. Unless otherwise agreed in writing by the Mineral Planning Authority there shall be no blasting on the site.
48. Prior to the commencement of the development a noise monitoring scheme shall be submitted to and approved in writing by the Mineral Planning Authority. The submitted scheme shall provide details of
- a) equipment to be used;
 - b) noise monitoring station locations;
 - c) frequency of monitoring;
 - d) methodology to be employed.

The operator shall retain the results of noise monitoring for a minimum of 12 months for inspection by the Mineral Planning Authority.

Dust

49. Prior to soil stripping commencing on the permitted site a water spray system shall be installed on the haul road as indicated on approved plan no 11541/P27a 'Dust Suppression'.
50. Within 3 months of the date of this permission a scheme for the suppression of dust shall be submitted to and agreed in writing by the Mineral Planning Authority. The submitted scheme shall provide for:
- a) the suppression of dust caused by the movement, transport and storage of stone, soils and overburden;

- b) seeding of all screening mounds and soil stockpiles which will be in place for more than 6 months;
- c) speed restriction of 15 miles per hour for all vehicles using the haul road;
- d) use of water bowsers and water spray units for the suppression of dust;
- e) all plant used on site to have upward facing exhausts;
- f) heavy plant to be fitted with radiator deflector units;
- g) suspension of the movement of mineral, soils and overburden on site when local wind speed exceeds 20 metres per second;
- h) provision and use of effective means to prevent the deposition of mud and other materials on the highway.

The approved scheme shall be implemented and complied with at all times.

51. Prior to soil stripping commencing on the permitted site a dust monitoring scheme shall be submitted to and approved in writing by the Mineral Planning Authority. The submitted scheme shall provide details of
- e) equipment to be used;
 - f) dust monitoring station locations;
 - g) frequency of monitoring;
 - h) methodology to be employed.

The operator shall retain the results of dust monitoring for a minimum of 12 months for inspection by the Mineral Planning Authority.

52. Unless otherwise agreed in writing by the Mineral Planning Authority the site shall not be used for the storage of waste skips or containers or other plant and equipment not directly associated with the operation of the quarry.
53. Notwithstanding the provisions of parts 19 and 20 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order, 1995 (or any Order amending, replacing or re-enacting that Order) no fixed plant or machinery, buildings, structures and erections, or private ways which would project above natural ground levels shall be erected, extended, installed or replaced at the quarry without the prior agreement in writing of the Mineral Planning Authority.
54. Within 12 months of the date of commencement referred to in Condition 1 above all crushing and screening plant which is used in the processing of any mineral from the land within the area indicated by a blue line on approved plan no. 11541/P2/3 'Ownership' shall be located in Moorfield Quarry indicated by green hatching on approved plan no. 11541/P2/3 'Ownership' and unless otherwise agreed in writing with the Mineral Planning Authority no such plant shall be subsequently located outside Moorfield Quarry.

Cultural Heritage

55. Prior to works commencing on site the applicant shall submit a scheme and programme of archaeological investigation works for the approval of the Mineral Planning Authority. This scheme shall provide for the inspection, recording and photographing of all drystone walls to be removed during the course of the works. A drawn and photographic record shall be made of all existing stone walls on the site.

Reinstatement of Buildings on Site

56. The development hereby permitted shall be carried out in complete accordance with the approved plans and specifications except as may be required by other conditions.

2302.01 Airfield Dwellings Plans and Elevations
2302.02 Floor Plans and Elevations as Existing
2302.03 Hangar Plans and Elevations

57. No development shall take place until samples of all facing and roofing materials have been submitted to and approved in writing by the Local Planning Authority, and the development shall be constructed of the approved materials.

The reasons for the Council's decision to grant permission for the development subject to compliance with the conditions specified are:-

1. Pursuant to Section 91 of the Town and Country Planning Act 1990.
2. To enable an easy reference and to encourage compliance with the requirements of this permission (so as to ensure an orderly operation and restoration of the site).
3. To enable the Planning Authority adequately to control the development, to minimise its impact on the amenities of the local area and to ensure the restoration of the site when development is completed to a beneficial after use.
4. To minimise the duration of disturbance from the development and to ensure the restoration of the site when development is completed to a beneficial after use.
5. To minimise the duration of disturbance from the development.
6. In the interests of the amenities of the locality.
- 7/8. In the interests of the free and safe use of the highway.
9. In the interests of the amenities of the locality and to ensure the restoration of the site when development is completed to a beneficial after use.
10. In the interests of visual amenity.
- 11/12. To ensure the restoration of the site when development is completed to a beneficial after use.
13. To ensure the stability of the surrounding land and in the interests of visual amenity.
14. In the interests of visual amenity.
15. In the interests of the amenities of the locality.
16. To ensure the restoration of the site when development is completed to a beneficial after use and in the interests of the amenities of the locality.

17. To enable the Planning Authority adequately to control the development and to ensure the restoration of the site when development is completed to a beneficial after use.

18. To enable the Planning Authority adequately to control the development.

19/20. To protect groundwater resources.

21/36. To ensure the restoration of the site when development is completed to a beneficial after use.

37/40. To ensure the beneficial after use of the restored site is established.

41/54. In the interests of the amenities of the locality

55. To enable sites of archaeological interest to be adequately investigated and recorded.

56. So as to ensure the satisfactory appearance of the development on completion.

57. In the interests of visual amenity.

The decision to grant planning permission has been taken having regard to the policies and proposals in the Kirklees Unitary Development Plan set out below, and to all other relevant material considerations:

EP1 - Environmental Protection

D8 - Green Belt

M1 - Criteria for determining applications for mineral extraction

M3 - Criteria for determining applications for mineral extraction

M3A - Restoration criteria for determining application/or mineral extraction

M5 - Safeguarded mineral reserves

Building Regulations Approval is required for most work involving building operations and/or structural alterations. It is the applicant's responsibility to find out if the work permitted by this planning permission needs approval under the Building Regulations, and if necessary to submit an application. If you are not the applicant can you please ensure the applicant is aware of this requirement. Contact Building Control on Telephone: (01484) 221550 for more information.

Dated: 08 June 2006

Signed:



Jonathan Barrett
Head of Service

Address to which all communications should be sent:

Planning Services, PO Box B93, Civic Centre, Off Market Street, Huddersfield, HD1 2JR

IMPORTANT – YOUR ATTENTION IS DRAWN TO THE NOTES ATTACHED



Town and Country Planning (Development Management Procedure)
(England) Order 2010

PLANNING PERMISSION FOR DEVELOPMENT

NOTE: This approval should be read in conjunction with an Agreement made under Section 106 of the Town and Country Planning Act 1990

Application Number: 2009/70/93289/W0

To: Silkstone Environmental Ltd
7, Hall Annex
Thornccliffe Park
Sheffield
S35 2PH

For: S Berry

In pursuance of its powers under the above-mentioned Act and Order the KIRKLEES COUNCIL (hereinafter called "The Council") as Local Planning Authority hereby permits:-

VARIATION OF CONDITION 3, 9, 16 & 25 OF APPLICATION 03/91691 TO ALLOW A MINOR EXTENSION TO THE MINERAL EXTRACTION AREAS

At: CROSLAND MOOR QUARRY EXTENSION (AIRFIELD SITE), CROSLAND HILL, HUDDERSFIELD, HD4 7AB

In accordance with the plan(s) and applications submitted to the Council on 24-Mar-2010 [together with those plans and application(s) submitted to the Council on 30-Apr-2003 and incorporated into planning permission ref no. 2003/91691 granted on 08-Jun-2006] and subject to the condition(s) specified hereunder:-

Time Limits

1. The extraction of all minerals, the removal of all buildings, plant and machinery and the restoration of the site for amenity woodland and pasture/heathland shall be completed by 31 December 2021.

Reason: To ensure the satisfactory completion of mineral extraction and subsequent restoration of the site within an acceptable period of time.

Plans

2. A copy of this permission including all documents hereby approved and any other documents subsequently approved in accordance with this permission, shall always be on display on the site for inspection during normal working hours. Reason: for the avoidance of doubt and to ensure the satisfactory completion of mineral extraction and subsequent restoration of the site

3. Unless otherwise agreed in writing by the Minerals Planning Authority the working, restoration and aftercare of the site shall be carried out in complete accordance with the following scheme and phasing plans:

PLAN NO	TITLE	DATED
11541/P2/2A Rev A	Application Area	Nov. 2009
11541/P2/3 11541/P12 Rev. C	Ownership Phasing Scheme	17/12/02 Feb.2010
11541/P12/1-3 11541/P12/4/5 Rev A	Phased Extraction with Reclamation Phased Extraction with Reclamation	24/01/03 Nov. 2009
11541/P12/6 Rev. B	Phased Extraction with Reclamation	Feb. 2010
11541/P28a 11541/P14/2b Rev. A	Screen Bunding and Soil Stocks Option 2 Reduced Level Restoration Scheme	09/10/03 Nov. 2009
11541/P17a 11541/P27a 11541/p30	Noise Monitoring Positions Dust Suppression Location of Quarry Buildings to be Demolished and Reconstructed	09/10/03 09/10/03 13/10/03
2302.01 2302.02 2302.03	Airfield Dwellings Plans and Elevations Floor Plans and Elevations as Existing Hangar Plans and Elevations	10/03 10/03 10/03

and supporting statement submitted with application 2003/62/91691/W0, The Geotechnical Stability Assessment dated Nov. 2009 (Ref: 09055) and with conditions below which shall in all cases take precedence.

Reason: To enable the Mineral Planning Authority to adequately control the development, minimise its impact on the amenity of the local area and to ensure the beneficial after use of the site after development.

Prior cessation

4. In the event of cessation of winning and working of minerals prior to the achievement of the completion of the approved scheme, which in the opinion of the Mineral Planning Authority constitutes a permanent cessation within the terms of paragraph 3 of Schedule 9 of the Town and Country Planning Act 1990, a revised reclamation scheme to include details of restoration and aftercare and a timetable for implementation in accordance with the details contained in the schemes referred to in Conditions 28 and 39 below shall be submitted to and approved in writing by the Mineral Planning Authority within 6 months of the cessation of winning and working of minerals. The approved revised reclamation scheme shall be fully implemented within the approved timetable.

Reason: To ensure early restoration of the site to beneficial afteruse and to protect the amenity of local residents should the site cease to be required for mineral extraction and to accord with National Planning Policy Framework 13.

Access

5. Unless otherwise agreed in writing by the Mineral Planning Authority the sole means of vehicular access and egress from the site shall be along the dedicated concrete hard surfaced haul road which has been constructed between the permitted site and Moorfield Quarry. This haul road shall be retained in operational condition for the duration of mineral extraction and restoration operations.

Reason: In the interests of highway safety and to accord with Unitary Development Plan Policy T10.

6. Unless otherwise agreed in writing by the Mineral Planning Authority no commercial vehicles shall enter the public highway from the permitted site unless their wheels and chassis have been cleaned to prevent material being deposited on the highway.

Reason: In the interests of highway safety and to accord with Unitary Development Plan Policy T10.

7. Unless otherwise agreed in writing by the Mineral Planning Authority the total tonnage of material exported from and imported to land edged blue on approved plan no 11541/P2/3 'Ownership', shall not exceed 2500 tonnes per day in total, such limit to include materials exported from the application site, Waterholes Extension, Moorfield, Waterholes and Wellfield Quarries.

Reason: In the interests of highway safety and to accord with Unitary Development Plan Policy T10.

Land Stability

8. No mineral extraction shall take place within the additional excavation area hatched black on plan no.11541/P12 Rev C until the design and construction details of all temporary and permanent highway retaining structures within the site have been submitted to and approved in writing by the Local Planning Authority. The details shall include a design statement, all necessary ground investigations on which design assumptions are based on, method statements for both temporary and permanent works and removal of any bulk excavations, structural calculations and all associated safety measures for the protection of adjacent public highways, footpaths, culverts, adjoining land, and areas of public access. All highway retaining structures shall be constructed in accordance with the approved details and shall be so maintained throughout the life of the development unless otherwise agreed in writing by the Local Planning Authority.'

Reason: In the interests of highway safety and to accord with Unitary Development Plan Policy T10.

Working programme, phasing and direction of working

9. Unless otherwise agreed in writing by the Mineral Planning Authority the site shall be worked in 6 phases in accordance with approved plan 11541/P12 Rev. C 'Phasing Scheme' and approved plan series 11541/P12/1-3, 11541/P12/4/5 Rev. A and 11541/P12/6 Rev. B 'Phased Extraction with Reclamation'.

Reason: To protect local amenity during the operation of the site and subsequently ensure restoration to beneficial after use and to accord with Unitary Development Plan Policy M3 and National Planning policy Framework 11 and 13.

10. Prior to the commencement of mineral extraction, screen mounds shall be constructed of clean subsoil to a maximum height of 2 metres in locations C and D as indicated on approved plan 11541/P28a 'Screen Bunding and Soil Stocks'. These mounds shall be seeded to grass and maintained in a tidy and weed-free condition for the life of the site. They shall be removed upon completion of backfilling of Phase 6 and the subsoil used in the restoration of the site.

Reason: To protect the amenity of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

11. Unless otherwise agreed in writing by the Mineral Planning Authority no more than 20% of the mineral reserves located above the basal siltstone shown in borehole logs CM4-CM95 indicated on plan no.11541/P8 'Core Test Holes' shall be removed from the permitted site and the remaining 80% of rock shall be used in the restoration of the site.

Reason: To ensure that sufficient backfill material is available to restore the site in accordance with the approved restoration proposals and to accord with National Planning Policy Framework 13.

12. Unless otherwise agreed in writing by the Mineral Planning Authority no working shall take place within the basal siltstones which underlie the ashlar blockstone and flag stone strata as shown in borehole logs CM4-CM95 indicated on plan no.11541/P8 'Core Test Holes'.

Reason: To ensure that beneficial afteruse of the site is established and to accord with National Planning Policy Framework 13.

13. Unless otherwise agreed in writing by the Mineral Planning Authority a strip of land having a minimum width of 3 metres shall remain unworked inside the dry stone walls on the boundary of the site. Likewise, a strip of land having a minimum width of 6 metres shall remain unworked adjacent to the public footpath running along the boundary of the site with Blackmoorfoot Road and Nopper Lane.

Reason: To ensure the adjacent highways are not undermined by mineral extraction and to accord with Unitary Development Plan policy T10 and National Planning Policy Framework 11.

14. Notwithstanding the information submitted in support of this application, unless otherwise agreed in writing by the Mineral Planning Authority no minerals or mineral waste shall be stored above ground level and no overburden shall be stockpiled above the height of perimeter screen bunds.

Reason: To protect the amenity of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

15. Unless otherwise agreed in writing by the Mineral Planning Authority no crushing or screening operations shall take place on the permitted site.

Reason: To protect the amenity of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

16. Unless otherwise agreed in writing by the Mineral Planning Authority quarry waste from phase 1 indicated on approved plan no. 11541/P12/1 shall be used to backfill the adjacent existing quarry void. Subsequently, each phase of the working shall be backfilled using overburden excavated from the following phase to achieve the contours shown in approved plan 11541/P14/2b Rev. A 'Option 2 Reduced Level Restoration Scheme'. Materials excavated from the haul road ramp adjacent to Moorfield Quarry indicated by brown hatching on approved plan no.11541/P2/3 'Ownership' shall be used to backfill phase 6 to complete the proposed reduced level contours. There shall be no other importation of mineral or waste to the site without the written permission of the Mineral Planning Authority.

Reason: To ensure that the site is restored progressively, so minimising the areas of disturbed land and to accord with National Planning policy Framework 13.

17. A detailed scheme of mineral working and backfill shall be submitted to the Mineral Planning Authority 12 months after the date of commencement referred to in Condition 1 above and every 12 months thereafter until completion of mineral working and backfill. Unless otherwise agreed in writing the scheme shall provide for:

(a) a plan indicating the lateral extent, location and direction of mineral extraction to be undertaken over the following 12 months;

(b) typical cross-sections of the extraction to be undertaken during the following 12 months including an indication of the maximum depth of excavation;

(c) a plan indicating the lateral extent, location and direction of backfilling to be undertaken over the following 12 months to achieve proposed backfill contours (Contours indicated on approved plan 11541/P14/2b Rev. A less 500 mm to allow for proposed soil depth);

(d) a survey plan indicating the location and extent of mineral extraction and location, lateral extent and finished levels of backfill achieved during the previous 12 months;

(e) details of any ancillary operations, eg stone splitting, hand dressing, location, duration and equipment.

Every year the developer shall arrange a site meeting to be held within 1 month of the date of submission of the annual working programme to discuss the programme and to review progress to which the Mineral Planning Authority shall be invited.

Reason: To enable the Mineral Planning Authority to adequately control the development, minimise its impact on the amenity of the local area and to ensure the beneficial after use of the site after development.

18. From the date of this permission the operator shall maintain records of monthly production and mineral extraction, and shall make available to the Mineral Planning Authority on a 6 monthly basis the total tonnage of mineral product extracted from the permitted site within the previous 6 month period. All records shall be kept for inspection for at least 24 months.

Reason: To ensure that no more than 20% of the mineral reserves located above the basal siltstone shown in borehole logs CM4-CM95 indicated on plan no.11541/P8 'Core Test Holes' are removed.

Water protection and pollution prevention

19. There shall be no discharge of foul or contaminated waste from the site into either groundwater or any surface waters.

Reason: To prevent the pollution of surface and ground water regimes and to accord with National Planning Policy Framework 11 and 13.

20. Any facilities for the storage of oils, fuels, or chemicals shall be sited on impervious bases and surrounded by impervious bund walls. The volume of the bunded compound shall be at least equivalent to the capacity of the tank plus 10%. If there is multiple tankage, the compound shall be at least equivalent to the capacity of the largest tank, or the combined capacity of interconnected tanks, plus 10%. All filling points, vents, gauges and sight glasses shall be located within the bund. The drainage system of the bund shall be sealed with no discharge to any watercourse, land or underground strata. Associated pipework shall be located above ground and protected from accidental damage. All filling points and tank overflow pipe outlets shall be detailed to discharge downwards into the bund.

Reason: To prevent the pollution of surface and ground water regimes and to accord with National Planning Policy Framework 11 and 13.

Soil stripping and storage

21. The full depth of topsoil and subsoil on existing agricultural land within the application site shall be stripped separately prior to the removal of overburden or mineral from each phase of working and stored separately in areas to be approved in writing with the Mineral Planning Authority.

Reason: To protect a scarce resource and in the interests of ensuring the satisfactory restoration of the site and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

22. The stripping, movement and replacement of topsoil and subsoil shall only be carried out under sufficiently dry and friable conditions to avoid smearing and compaction and to ensure all available soil resources are recovered.

Reason: To protect a scarce resource and in the interests of ensuring the satisfactory restoration of the site and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

23. The Mineral Planning Authority shall be supplied with a plan indicating the areas stripped of soils, the location of each soil storage mound and an estimate of the quantity of soil stored shall be provided in writing to the Mineral Planning Authority within one month of the date soil stripping commenced.

Reason: To ensure the satisfactory restoration of the site and to accord with Unitary Development Plan M3 and National Planning Policy Framework 13.

24. Topsoil, subsoil or other soil making materials which have been approved for use in progressive restoration shall be stored according to their quality in separate mounds that do not overlap. Topsoil storage mounds shall not exceed 3 metres in height and subsoil storage mounds shall not exceed 5 metres in height. Once formed, all mounds in which soil is to be stored for more than 6 months, or over the winter period, shall be grass seeded in accordance with a specification approved beforehand by the Mineral Planning Authority, to minimise erosion and weed infestation. Any invasive weeds shall be regularly controlled.

Reason: To protect a scarce resource and in the interests of ensuring the satisfactory restoration of the site and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

25. Topsoil stripped from phase 1 of the extraction and the haul road shall be used in the restoration of the landfilled area of Wellfield Quarry indicated by a brown line on Plan C appended to the Section 106 agreement dated 9 June 2006 relating to planning permission 2003/62/91691/W0. Any surplus topsoil not required for this purpose shall be stored for use during the restoration of Wellfield/Waterholes Quarry. Thereafter, topsoil shall not be removed from the permitted site without the prior written approval of the Mineral Planning Authority. Sufficient topsoil must be retained on site to provide a minimum depth of 250mm during the phased restoration of all pasture areas in accordance with approved plan no 11541/P14/2b Rev. A.

Reason: To protect a scarce resource and in the interests of ensuring the satisfactory restoration of the site and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

26. Subsoil stripped from phase 1 of the excavation and the haul road shall be used to form screening mounds to a maximum height of 2 metres in locations C and D as shown in approved plan no 11541/P28a 'Screen Bunding and Soil Stocks'. The remaining subsoil from phase 1 and the haul road shall be stored in Wellfield Quarry in location B as shown in approved plan no 11541/P28a. Unless otherwise agreed in writing with the Mineral Planning Authority subsoil used to form screening mounds C and D and subsoil stored in location B shall be retained and returned to the site for use in the final phase of restoration.

Reason: To protect the amenity of nearby residents and protect a scarce resource and in the interests of ensuring the satisfactory restoration of the site and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 11 & 13.

27. Details of the location of temporary soil storage mounds shall be submitted to and approved in writing by the Mineral Planning Authority prior to stripping each phase of the working area, and the Mineral Planning Authority shall be supplied with a plan indicating the areas stripped of topsoil, subsoil and overburden and the location of each mound. If it is necessary to stockpile subsoil or overburden on areas that have not been previously stripped of soil, topsoil shall be removed from the areas to be occupied by subsoil mounds and both topsoil and subsoil shall be removed from areas to be used for storage of overburden.

Reason: To protect a scarce resource and in the interests of ensuring the satisfactory restoration of the site and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

Restoration

28. After completion of mineral extraction in each phase the site shall be progressively restored to grassland and/or moorland in accordance with approved plan no 11541/P14/2b Rev. A and a detailed scheme to be submitted for the approval of the Mineral Planning Authority within 6 months of the date of this permission. Unless otherwise agreed in writing the submitted scheme shall provide for:

- a) the phasing and direction of backfilling of the site with overburden from the following phase;
- b) the removal of plant, machinery, haul roads and fences;
- c) spreading a minimum depth of 350mm subsoil and 250mm topsoil over the backfilled overburden in agricultural grassland areas;
- d) spreading a minimum depth of 500mm subsoil or sandy overburden over the backfilled material on areas to be restored to moorland;

- e) ripping of any compacted layers of subsoil to ensure adequate drainage and aeration prior to spreading topsoil;
- f) details of cultivation techniques and equipment to be used;
- g) final levels and contours of the restored land graded to blend in with those of the surrounding land to prevent ponding and promote good surface water drainage;
- h) provision of temporary surface water drainage ditches at the boundary of phases 2, 3 and 4 with phase 6 where the reduced level contours cause a risk of ponding;
- i) grass seeding of any areas to be returned to agriculture including seed mixture;
- j) details of the restoration to moorland including seeding and planting details, sources of heather and management;
- k) removal of all storage mounds;
- l) reconstruction of drystone walls and provision of gates in the local style;
- m) programme of works and timescales;
- n) making safe all residual quarry faces.

Reason: To ensure that the restoration of the site results in a beneficial afteruse and to accord with National Planning Policy Framework 13.

Soil Replacement during Restoration

29. The final surface of backfilled quarry overburden in each phase shall be graded to provide an even surface 500mm lower than the agreed final contours.

Reason: To ensure that the restoration of the site results in a beneficial afteruse and to accord with National Planning Policy Framework 13.

30. The spreading of subsoil and topsoil shall only be carried out when the material is in a dry and friable condition and in sufficient time for subsoil ripping, cultivation and seeding to take place under suitable weather conditions before the end of September.

Reason: To ensure that the restoration of the site results in a beneficial afteruse and to accord with National Planning Policy Framework 13.

31. In each phase subsoil shall be spread to the depths specified in Condition 28 using a backacter so as to avoid running over the spread soil. If running over the spread soil with wheeled plant and vehicles is unavoidable all areas which have been trafficked with wheeled machines shall be subsoil ripped to a depth of 450mm at spacings of not more than 750mm to relieve any compaction. In areas that are to receive topsoil, subsoil ripping shall be carried out prior to the spreading of topsoil. All stones and any other object larger than would pass through a wire screen mesh with a spacing of 75mm shall be removed from the surface of the soil. The Mineral Planning Authority shall be notified in writing when the works required in this condition have been completed.

Reason: To ensure that the restoration of the site results in a beneficial afteruse and to accord with National Planning Policy Framework 13.

32. On receipt of the written approval of the Mineral Planning Authority for the works required by Condition 31 above, topsoil shall be spread over the surface of the areas to be restored to agriculture to the depth specified in Condition 28. The Mineral Planning Authority shall be notified in writing when the works required in this condition have been completed.

Reason: To ensure that the restoration of the site results in a beneficial afteruse and to accord with National Planning Policy Framework 13.

33. Unless otherwise agreed in writing by the Mineral Planning Authority, in each phase a grass sward shall be developed in those areas of the site to be restored to grassland, and a grass, heather and wildflower sward on those areas of the site to be restored to moorland in the first available growing season.

Reason: To ensure that the restoration of the site results in a beneficial afteruse and to accord with National Planning Policy Framework 13.

34. If in any part of the restored area a satisfactory grass growth is not obtained as a result of the initial sowing, such part shall be cultivated and reseeded, after the correction of any nutrient deficiencies in the soil, during the next growing season and such work shall be repeated until a satisfactory sward is established.

Reason: To ensure that the restoration of the site results in a beneficial afteruse and to accord with National Planning Policy Framework 13.

35. Within 2 months of the restoration and seeding of each phase the operator shall submit to the Mineral Planning Authority a plan with contours at sufficient intervals to indicate the final restored form of the site together with a record of the depth and composition of the reinstated soil profiles.

Reason: To ensure that the restoration of the site results in a beneficial afteruse and to accord with National Planning Policy Framework 13.

36. Unless otherwise agreed in writing by the Mineral Planning Authority upon completion of restoration in the final phase, when all subsoil has been returned to site, the route of the haul road between the application site and Moorfield Quarry shall be broken out and all concrete hardstanding and other road construction materials removed. The route of the haul road between the application site and Moorfield Quarry shall then be subsoil ripped to relieve compaction prior to being spread with subsoil and topsoil and seeded to grass in accordance with Conditions 28 - 34 above.

Reason: To ensure that the restoration of the site results in a beneficial afteruse and to accord with National Planning Policy Framework 13.

Aftercare

37. An outline aftercare scheme detailing the steps which may be necessary over the aftercare period of 5 years to bring each restoration phase to the required standard for use for agriculture or for moorland shall be submitted to the Mineral Planning Authority at least 3 months prior to the completion of replacement of all restoration soils on any phase of the permitted development.

Reason: To ensure that beneficial afteruse of the site is established and to accord with National Planning Policy Framework 13.

38. The aftercare scheme submitted in accordance with Condition 37 above shall be fully implemented and shall provide details of:

- a) the person responsible for implementing the aftercare scheme;
- b) a plan showing each area subject to aftercare, with demarcation of any areas having different aftercare steps or management proposals;
- c) the steps to be carried out in each area during the aftercare period and their timing within the overall programme, submitted to the Mineral Planning Authority in the form outlined in para. 44 to 48 of the Technical Guidance to the National Planning Policy Framework.

Reason: To ensure that beneficial afteruse of the site is established and to accord with National Planning Policy Framework 13.

39. Following compliance with Condition 38 above, a detailed annual aftercare programme shall be submitted to the Mineral Planning Authority before 31 August in each year of aftercare of any phase. The programme submitted shall amplify the outline aftercare scheme for works to be carried out in the following 12 months, including any modifications to the original proposals, and shall comply with the requirements identified in para. 44 to 48 of the Technical Guidance to the National Planning Policy Framework., and the approved scheme shall be fully implemented.

Reason: To ensure that beneficial afteruse of the site is established and to accord with National Planning Policy Framework 13.

40. Every year during the aftercare period the developer shall arrange a site meeting to be held before 30 November to discuss the report prepared in accordance with Conditions 38 and 39 above to which the following parties shall be invited:

- a) the Minerals Planning Authority;
- b) all owners of the land within the site;
- c) DEFRA.

Reason: To ensure that beneficial afteruse of the site is established and to accord with National Planning Policy Framework 13.

Protection of Amenity

41. Noise screening mounds shall be constructed in accordance with Condition 26 using subsoil stripped from the first phase of mineral working and maintained until mineral extraction has ceased.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

42. Except in emergencies to maintain safe quarry working, which shall be notified to the Mineral Planning Authority as soon as practicable, or unless otherwise agreed in writing by the Mineral Planning Authority:

- a) no operations, other than water pumping, servicing and environmental monitoring shall be carried out on the site except between the following times:
0730-1800 Mondays to Fridays
0730-1300 Saturdays

- b) no operations other than water pumping and environmental monitoring shall take place on Sundays and Bank/Public Holidays.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

43. The site attributable free field equivalent continuous A weighted sound pressure level ($L_{Aeq,T}$) when measured at a height of 1.3-1.5m above ground and at least 3.5m from any reflecting structure other than the ground, measured at or projected to any noise sensitive property, including residential accommodations and buildings housing farm animals as shown on approved plan no 11541/P17a 'Noise Monitoring Positions', or at equivalent positions agreed with the Mineral Planning Authority, shall not exceed:

a) 70dB(A) in any one hour period at any noise sensitive property during exceptionally noisy operations such as the construction and removal of screen mounds and soil stripping and replacement, as agreed in advance with the Mineral Planning Authority (this noise limit is only permitted for a maximum of 8 weeks in any 12 month period);

b) 45 dB(A) in any one hour period at any noise sensitive property, during all other site operations.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

44. Except with the prior written approval of the Mineral Planning Authority, exceptionally noisy operations (as defined in Condition 43) shall only be carried out between the hours of:

0900-1730 Mondays to Fridays

0900-1230 Saturdays

and at no time on Sundays or Bank Holidays.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

45. All vehicles, plant and machinery operated within the site shall be maintained in accordance with the manufacturer's specifications at all times, and shall be fitted with and use effective silencers.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

46. All vehicle reversing warning systems and/or alarms shall be operated in accordance with specifications to be submitted to and approved in writing with the Mineral Planning Authority within one month of the date of this permission.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

47. Unless otherwise agreed in writing by the Mineral Planning Authority there shall be no blasting on the site.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

48. Unless otherwise agreed in writing by the Mineral Planning Authority noise monitoring/management at the site shall be carried out in accordance with the 'Noise Management and Monitoring Scheme' dated July 2010 produced by Silkstone Environmental Ltd. The operator shall retain the results of noise monitoring for a minimum of 12 months for inspection by the Mineral Planning Authority.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

49. The water spray system which has been installed on the haul road as indicated on approved plan no 11541/P27a 'Dust Suppression' shall be retained in operational condition for the duration of mineral extraction and restoration operations at the site.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

50. Unless otherwise agreed in writing by the Mineral Planning Authority dust suppression at the site shall be carried out in accordance with the 'Dust Management and Monitoring Scheme' dated July 2010 produced by Silkstone Environmental Ltd.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13

51. Unless otherwise agreed in writing by the Mineral Planning Authority dust monitoring at the site shall be carried out in accordance with the 'Dust Management and Monitoring Scheme' dated July 2010 produced by Silkstone Environmental Ltd. The operator shall retain the results of dust monitoring for a minimum of 12 months for inspection by the Mineral Planning Authority.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

52. Unless otherwise agreed in writing by the Mineral Planning Authority the site shall not be used for the storage of waste skips or containers or other plant and equipment not directly associated with the operation of the quarry.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

53. Notwithstanding the provisions of parts 19 and 20 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order, 1995 (or any Order amending, replacing or re-enacting that Order) no fixed plant or machinery, buildings, structures and erections, or private ways which would project above natural ground levels shall be erected, extended, installed or replaced at the quarry without the prior approval in writing of the Mineral Planning Authority.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

54. All crushing and screening plant which is used in the processing of any mineral from the land within the area indicated by a blue line on approved plan no. 11541/P2/3 'Ownership' shall be located in Moorfield Quarry indicated by green hatching on approved plan no. 11541/P2/3 'Ownership' and unless otherwise agreed in writing with the Mineral Planning Authority no such plant shall be subsequently located outside Moorfield Quarry.

Reason: To protect the amenities of local residents and to accord with Unitary Development Plan Policy M3 and National Planning Policy Framework 13.

Cultural Heritage

55. Within 1 month of the date of this application the applicant shall submit a scheme and programme of archaeological investigation works for the approval of the Mineral Planning Authority. This scheme shall provide for the inspection, recording and photographing of all drystone walls to be removed during the course of the works. A drawn and photographic record shall be made of all existing stone walls on the site.

Reason: To ensure that any unrecorded archaeology is sufficiently protected and to accord with National Planning Policy 12.

Reinstatement of Buildings on Site

56. With regard to the reinstatement of buildings on site, the development hereby permitted shall be carried out in complete accordance with the approved plans and specifications listed below except as may be required by other conditions.

2302.01	Airfield Dwellings Plans and Elevations
2302.02	Floor Plans and Elevations as Existing
2302.03	Hangar Plans and Elevations

Reason: So as to ensure the satisfactory appearance of the development on completion

57. With regard to the reinstatement of buildings on site, no development shall take place until samples of all facing and roofing materials have been submitted to and approved in writing by the Local Planning Authority, and the development shall be constructed of the approved materials.

Reason: In the interests of visual amenity.

The proposal is considered acceptable having regard to all material planning considerations including national planning policy and guidance, and policies and proposals of the Development Plan set out below:

Unitary Development Plan

M 1 - General principles relating to minerals applications
M3 - Sets out the criteria for dealing with applications involving mineral extraction
M5 – Areas of minerals safeguarding within the district
EP6 – Noise generating development
T10 – Highway safety

Regional Spatial Strategy for Yorkshire and the Humber

ENV4 – Which deals with the supply of minerals at a regional level
ENV7 – Which deals with the development of agricultural land
ENV8 – Which promotes the safeguarding and enhancement of biodiversity and geological heritage

National Planning Policy Framework

NPPF 1 – Building a Strong Competitive Economy
NPPF 9 - Protecting the Green Belt
NPPF 11 – Conserving and Enhancing the Natural Environment
NPPF 12 - Conserving and Enhancing the Historic Environment
NPPF13 – Facilitating the Sustainable Use of Minerals

Reasons for Granting Planning Permission

This proposal would provide a logical extension to the existing active quarry at Crosland Moor, which already has an operational face to the south of the of the proposed extension area and would therefore provide a suitable entry point within the existing quarry. The extension of the existing quarry would allow the continued production of a valuable mineral resource which is of national importance and is now of limited supply within the existing quarry. The applicant has indicated that this proposal would provide an additional 50,000 tonnes of dimension stone which equates to approximately one years supply to the on site saw sheds. Consequently this proposal would help to safeguard in the region of 85 associated jobs. Whilst this proposal would have a short tem impact on the amenity of the area, it is considered that with appropriate mitigation the adverse effects associated with this development could be satisfactorily alleviated to an acceptable level. The restoration would tie in well with those already approved for the existing quarry and would provide a more diverse range of habitats than currently exist at the site. The proposal would not result in the generation of additional daily vehicle movements and would not cerate any additional risk to highway safety. Furthermore, bearing in mind the impact of the current extractive operations immediately to the south of the proposed extension area, this proposal would not have significant additional environmental effects on the local environment. It is therefore considered that as this proposal represents temporary development which is reversible and the long term benefits associated with the restoration of this site would outweigh the limited detrimental affects which would be experienced during the course of mineral extraction.

There are no other material considerations which outweigh these findings.

This decision is based on the following plan(s):-

Plan Type	Reference	Version	Date Received
Application Area	11541/P2/2A	Rev A	Nov. 2009
Phasing Scheme	11541/P12	Rev. C	Feb.2010
Phased Extraction with Reclamation	11541/P12/4/5	Rev A	Nov. 2009
Phased Extraction with Reclamation	11541/P12/6	Rev. B	Feb. 2010
Option 2 Reduced Level Restoration Scheme	11541/P14/2b	Rev. A	Nov. 2009
Geotechnical Stability Assessment	09055		Nov. 2009

Building Regulations Approval is required for most work involving building operations and/or structural alterations. It is the applicant's responsibility to find out if the work permitted by this planning permission needs approval under the Building Regulations, and if necessary to submit an application. If you are not the applicant can you please ensure the applicant is aware of this requirement. Contact Building Control on Telephone: (01484) 221550 for more information.

The proposed development lies within an area which could be subject to current coal mining or hazards resulting from past coal mining. Such hazards may currently exist, be caused as a result of the proposed development, or occur at some time in the future. Applicants must investigate and take account of these hazards prior to commencing development and introduce appropriate measures to address risks both within and beyond the development site. Any intrusive activities which intersect, disturb or enter any coal seams, coal mine workings or coal mine entries (shafts and adits) require the prior written permission of the Coal Authority. You must obtain property specific summary information on any past, current and proposed surface and underground coal mining activity, and other ground stability information in order to make an assessment of the risks. This can be obtained from The Coal Authority's Property Search Service on 0845 762 6848 or at www.groundstability.com

An electronic version of the full Standing Advice, which you are strongly advised to read and details of the coalfield consultation areas can be provided on request to: planningconsultation@coal.gov.uk

The application has been publicised by notice(s) in the vicinity of the site. It is respectfully requested that the notice(s) now be removed and responsibly disposed of to avoid harm to the appearance of the area

Appeals to the Secretary of State

- If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990.
- If an enforcement notice is served relating to the same or substantially the same land and development as in your application and if you want to appeal against your Local Planning Authority's decision on your application, then you must do so within: 28 days of the date of service of the enforcement notice, or within 6 months of the date of this notice, whichever period expires earlier.
- If you want to appeal against your Local Planning Authority's decision then you must do so within 6 months of the date of this notice.
- Appeals must be made using a form which you can get from the Planning Inspectorate at Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN or online at www.planningportal.gov.uk/pcs.
- You must use the correct Planning Appeal Form when making your appeal. If requesting forms from the Planning Inspectorate, please state the type of application that the appeal relates to so they can send you the appeal form you require.
- The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.

- The Secretary of State need not consider an appeal if it seems to him that the Local Planning Authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.
- In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based their decision on a direction given by him.

Please note, only the applicant possesses the right of appeal.

Purchase Notices

- If either the Local Planning Authority or the Secretary of State refuses permission to develop land or grants it subject to conditions, the owner may claim that he can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted.

In these circumstances, the owner may serve a purchase notice on the Council. This notice will require the Council to purchase his interest in the land in accordance with the provisions of Part VI of the Town and Country Planning Act 1990.

An important part of improving our service is to review your feedback on the way that we have dealt with your planning application(s). Please take a couple of minutes to fill in the online form www.kirklees.gov.uk/PlanningApplication so that we can work on continually improving our customer service. Thank you.

Dated: 28-Sep-2012

Signed: 

Jacqui Gedman
Director of Place

Decision Documents

The decision notice indicates which documents relate to the decision. These documents can be viewed online at the Planning Services website at www.kirklees.gov.uk/planning, and by clicking on the 'search and view existing planning applications and decisions' and by searching for application number 2009/70/93289W0.

If a paper copy of the decision notice or decided plans are required please email planning.contactcentre@kirklees.gov.uk or telephone 01484 414746 with the application number. There may be a charge for this service.

All communications should be sent to one of the following address:

E-mail: planning.contactcentre@kirklees.gov.uk

Write to: Planning Services
Investment and Regeneration
PO Box B93
Civic Centre III
Off Market Street
Huddersfield
HD1 2JR



Town and Country Planning (Development Management Procedure) (England)
Order 2015

PLANNING PERMISSION FOR DEVELOPMENT

Application Number: 2015/70/90640/W0

To: Philip Sharland,
Silkstone Environmental Ltd
7 Hall Annex
Thomcliffe Park
Chapelton
Sheffield
S35 2PH

For: S Berry, Johnsons Wellfield Quarries Ltd

In pursuance of its powers under the above-mentioned Act and Order the KIRKLEES COUNCIL (hereinafter called "The Council") as Local Planning Authority hereby permits:-

VARIATION OF CONDITION 12 (BASAL SILTSTONES) ON PREVIOUS PERMISSION 2009/93289 FOR EXTENSION OF MINERAL WORKING WITH RESTORATION AND DEMOLITION AND SUBSEQUENT REINSTATEMENT OF DWELLING AND ADJACENT BUILDINGS

At: JOHNSONS WELLFIELD QUARRIES LTD, CROSLAND MOOR QUARRY,
THEWLIS LANE, CROSLAND HILL, HUDDERSFIELD, HD4 7AB

In accordance with the plan(s) and applications submitted to the Council on 09-Mar-2015 [together with those plans and application(s) submitted to the Council on 24-Mar-2010 and incorporated into planning permission ref no. 2009/70/93289/W granted on 28-Mar-2012] and subject to the condition(s) specified hereunder:-

Conditions:

Time Limits

- 1 The extraction of all minerals, the removal of all buildings, plant and machinery and the restoration of the site for amenity woodland and pasture/heathland shall be completed by 31 December 2025.

Plans

- 2 A copy of this permission including all documents hereby approved and any other documents subsequently approved in accordance with this permission, shall always be on display on the site for inspection during normal working hours.
- 3 Unless otherwise agreed in writing by the Minerals Planning Authority the working, restoration and aftercare of the site shall be carried out in complete accordance with the following scheme and phasing plans:

PLAN NO	TITLE	DATED
11541/P2/2A	Application Area	Nov. 2009
Rev A		
11541/P2/3	Ownership	17/12/02
11541/P12	Phasing Scheme	Feb.2010
Rev. C		
11541/P12/1-3	Phased Extraction with Reclamation	24/01/03
11541/P12/4/5	Phased Extraction with Reclamation	
Rev A		Nov. 2009
11541/P12/6	Phased Extraction with Reclamation	
Rev. B		Feb. 2010
11541/P28a	Screen Bunding and Soil Stocks	09/10/03
11541/P14/2b	Option 2 Reduced Level Restoration Scheme	Nov. 2009
Rev. A		
11541/P17a	Noise Monitoring Positions	09/10/03
11541/P27a	Dust Suppression	09/10/03
11541/p30	Location of Quarry Buildings to be Demolished and Reconstructed	13/10/03
2302.01	Airfield Dwellings Plans and Elevations	10/03
2302.02	Floor Plans and Elevations as Existing	10/03
2302.03	Hangar Plans and Elevations	10/03

and supporting statement submitted with application 2003/62/91691/W0, the Geotechnical Stability Assessment dated Nov. 2009 (Ref: 09055), the Supporting Statement dated March 2015 and with conditions below which shall in all cases take precedence.

Prior cessation

- 4 In the event of cessation of winning and working of minerals prior to the achievement of the completion of the approved scheme, which in the opinion of the Mineral Planning Authority constitutes a permanent cessation within the terms of paragraph 3 of Schedule 9 of the Town and Country Planning Act 1990, a revised reclamation scheme to include details of restoration and aftercare and a timetable for implementation in accordance with the details contained in the schemes referred to in Conditions 28 and 39 below shall be submitted to and approved in writing by the Mineral Planning Authority within 6 months of the cessation of winning and working of minerals. The approved revised reclamation scheme shall be fully implemented within the approved timetable.

Access

- 5 Unless otherwise agreed in writing by the Mineral Planning Authority the sole means of vehicular access and egress from the site shall be along the dedicated concrete hard surfaced haul road which has been constructed between the permitted site and Moorfield Quarry. This haul road shall be retained in operational condition for the duration of mineral extraction and restoration operations.
- 6 Unless otherwise agreed in writing by the Mineral Planning Authority no commercial vehicles shall enter the public highway from the permitted site unless their wheels and chassis have been cleaned to prevent material being deposited on the highway.
- 7 Unless otherwise agreed in writing by the Mineral Planning Authority the total tonnage of material exported from and imported to land edged blue on approved plan no 11541/P2/3 'Ownership', shall not exceed 2500 tonnes per day in total, such limit to include materials exported from the application site, Waterholes Extension, Moorfield, Waterholes and Wellfield Quarries.

Land Stability

- 8 No mineral extraction shall take place within the additional excavation area hatched black on plan no.11541/P12 Rev C until the design and construction details of all temporary and permanent highway retaining structures within the site have been submitted to and approved in writing by the Local Planning Authority. The details shall include a design statement, all necessary ground investigations on which design assumptions are based on, method statements for both temporary and permanent works and removal of any bulk excavations, structural calculations and all associated safety measures for the protection of adjacent public highways, footpaths, culverts, adjoining land, and areas of public access. All highway retaining structures shall be constructed in accordance with the approved details and shall be so maintained throughout the life of the development unless otherwise agreed in writing by the Local Planning Authority.'

Working programme, phasing and direction of working

- 9 Unless otherwise agreed in writing by the Mineral Planning Authority the site shall be worked in 6 phases in accordance with approved plan 11541/P12 Rev. C 'Phasing Scheme' and approved plan series 11541/P12/1-3, 11541/P12/4/5 Rev. A and 11541/P12/6 Rev. B 'Phased Extraction with Reclamation'.
- 10 Prior to the commencement of mineral extraction, screen mounds shall be constructed of clean subsoil to a maximum height of 2 metres in locations C and D as indicated on approved plan 11541/P28a 'Screen Bunding and Soil Stocks'. These mounds shall be seeded to grass and maintained in a tidy and weed-free condition for the life of the site. They shall be removed upon completion of backfilling of Phase 6 and the subsoil used in the restoration of the site.
- 11 Unless otherwise agreed in writing by the Mineral Planning Authority no more than 20% of the mineral reserves located above the basal siltstone shown in borehole logs CM4-CM95 indicated on plan no.11541/P8 'Core Test Holes' shall be removed from the permitted site and the remaining 80% of rock shall be used in the restoration of the site.
- 12 No working shall take place within the quarry below the proposed shale extraction layer indicated on plan no. 11541/P2/2/A Rev. A
- 13 Unless otherwise agreed in writing by the Mineral Planning Authority a strip of land having a minimum width of 3 metres shall remain unworked inside the dry stone walls on the boundary of the site. Likewise, a strip of land having a minimum width of 6 metres shall remain unworked adjacent to the public footpath running along the boundary of the site with Blackmoorfoot Road and Nopper Lane.
- 14 Notwithstanding the information submitted in support of this application, unless otherwise agreed in writing by the Mineral Planning Authority no minerals or mineral waste shall be stored above ground level and no overburden shall be stockpiled above the height of perimeter screen bunds.
- 15 Unless otherwise agreed in writing by the Mineral Planning Authority no crushing or screening operations shall take place on the permitted site.
- 16 Unless otherwise agreed in writing by the Mineral Planning Authority quarry waste from phase 1 indicated on approved plan no. 11541/P12/1 shall be used to backfill the adjacent existing quarry void. Subsequently, each phase of the working shall be backfilled using overburden excavated from the following phase to achieve the contours shown in approved plan 11541/P14/2b Rev. A 'Option 2 Reduced Level Restoration Scheme'. Materials excavated from the haul road ramp adjacent to Moorfield Quarry indicated by brown hatching on approved plan no.11541/P2/3 'Ownership' shall be used to backfill phase 6 to complete the proposed Reduced Level contours. There shall be no other importation of mineral or waste to the site without the written permission of the Mineral Planning Authority.

17 A detailed scheme of mineral working and backfill shall be submitted to the Mineral Planning Authority 12 months after the date of commencement referred to in Condition 1 above and every 12 months thereafter until completion of mineral working and backfill. Unless otherwise agreed in writing the scheme shall provide for:

(a) a plan indicating the lateral extent, location and direction of mineral extraction to be undertaken over the following 12 months;

(b) typical cross-sections of the extraction to be undertaken during the following 12 months including an indication of the maximum depth of excavation;

(c) a plan indicating the lateral extent, location and direction of backfilling to be undertaken over the following 12 months to achieve proposed backfill contours (Contours indicated on approved plan 11541/P14/2b Rev. A less 500 mm to allow for proposed soil depth);

(d) a survey plan indicating the location and extent of mineral extraction and location, lateral extent and finished levels of backfill achieved during the previous 12 months;

(e) details of any ancillary operations, eg stone splitting, hand dressing, location, duration and equipment.

Every year the developer shall arrange a site meeting to be held within 1 month of the date of submission of the annual working programme to discuss the programme and to review progress to which the Mineral Planning Authority shall be invited.

18 From the date of this permission the operator shall maintain records of monthly production and mineral extraction, and shall make available to the Mineral Planning Authority on a 6 monthly basis the total tonnage of mineral product extracted from the permitted site within the previous 6 month period. All records shall be kept for inspection for at least 24 months.

Water protection and pollution prevention

19 There shall be no discharge of foul or contaminated waste from the site into either groundwater or any surface waters.

20 Any facilities for the storage of oils, fuels, or chemicals shall be sited on impervious bases and surrounded by impervious bund walls. The volume of the bunded compound shall be at least equivalent to the capacity of the tank plus 10%. If there is multiple tankage, the compound shall be at least equivalent to the capacity of the largest tank, or the combined capacity of interconnected tanks, plus 10%. All filling points, vents, gauges and sight glasses shall be located within the bund. The drainage system of the bund shall be sealed with no

discharge to any watercourse, land or underground strata. Associated pipework shall be located above ground and protected from accidental damage. All filling points and tank overflow pipe outlets shall be detailed to discharge downwards into the bund.

Soil stripping and storage

21 The full depth of topsoil and subsoil on existing agricultural land within the application site shall be stripped separately prior to the removal of overburden or mineral from each phase of working and stored separately in areas to be approved in writing with the Mineral Planning Authority.

22 The stripping, movement and replacement of topsoil and subsoil shall only be carried out under sufficiently dry and friable conditions to avoid smearing and compaction and to ensure all available soil resources are recovered.

23 The Mineral Planning Authority shall be supplied with a plan indicating the areas stripped of soils, the location of each soil storage mound and an estimate of the quantity of soil stored shall be provided in writing to the Mineral Planning Authority within one month of the date soil stripping commenced.

24 Topsoil, subsoil or other soil making materials which have been approved for use in progressive restoration shall be stored according to their quality in separate mounds that do not overlap. Topsoil storage mounds shall not exceed 3 metres in height and subsoil storage mounds shall not exceed 5 metres in height. Once formed, all mounds in which soil is to be stored for more than 6 months, or over the winter period, shall be grass seeded in accordance with a specification approved beforehand by the Mineral Planning Authority, to minimise erosion and weed infestation. Any invasive weeds shall be regularly controlled.

25 Topsoil stripped from phase 1 of the extraction and the haul road shall be used in the restoration of the landfilled area of Wellfield Quarry indicated by a brown line on Plan C appended to the Section 106 agreement dated 9 June 2006 relating to planning permission 2003/62/91691/W0. Any surplus topsoil not required for this purpose shall be stored for use during the restoration of Wellfield/Waterholes Quarry. Thereafter, topsoil shall not be removed from the permitted site without the prior written approval of the Mineral Planning Authority. Sufficient topsoil must be retained on site to provide a minimum depth of 250mm during the phased restoration of all pasture areas in accordance with approved plan no 11541/P14/2b Rev. A.

26 Subsoil stripped from phase 1 of the excavation and the haul road shall be used to form screening mounds to a maximum height of 2 metres in locations C and D as shown in approved plan no 11541/P28a 'Screen Bunding and Soil Stocks'. The remaining subsoil from phase 1 and the haul road shall be stored in Wellfield Quarry in location B as shown in approved plan no 11541/P28a. Unless otherwise agreed in writing with the Mineral Planning Authority subsoil used to form screening mounds C and D and subsoil stored in location B shall be retained and returned to the site for use in the final phase of restoration.

- 27 Details of the location of temporary soil storage mounds shall be submitted to and approved in writing by the Mineral Planning Authority prior to stripping each phase of the working area, and the Mineral Planning Authority shall be supplied with a plan indicating the areas stripped of topsoil, subsoil and overburden and the location of each mound. If it is necessary to stockpile subsoil or overburden on areas that have not been previously stripped of soil, topsoil shall be removed from the areas to be occupied by subsoil mounds and both topsoil and subsoil shall be removed from areas to be used for storage of overburden.

Restoration

- 28 After completion of mineral extraction in each phase the site shall be progressively restored to grassland and/or moorland in accordance with approved plan no 11541/P14/2b Rev. A and a detailed scheme to be submitted for the approval of the Mineral Planning Authority within 6 months of the date of this permission. Unless otherwise agreed in writing the submitted scheme shall provide for:
- a) the phasing and direction of backfilling of the site with overburden from the following phase;
 - b) the removal of plant, machinery, haul roads and fences;
 - c) spreading a minimum depth of 350mm subsoil and 250mm topsoil over the backfilled overburden in agricultural grassland areas;
 - d) spreading a minimum depth of 500mm subsoil or sandy overburden over the backfilled material on areas to be restored to moorland;
 - e) ripping of any compacted layers of subsoil to ensure adequate drainage and aeration prior to spreading topsoil;
 - f) details of cultivation techniques and equipment to be used;
 - g) final levels and contours of the restored land graded to blend in with those of the surrounding land to prevent ponding and promote good surface water drainage;
 - h) provision of temporary surface water drainage ditches at the boundary of phases 2, 3 and 4 with phase 6 where the Reduced Level contours cause a risk of ponding;
 - i) grass seeding of any areas to be returned to agriculture including seed mixture;
 - j) details of the restoration to moorland including seeding and planting details, sources of heather and management;
 - k) removal of all storage mounds;
 - l) reconstruction of drystone walls and provision of gates in the local style;
 - m) programme of works and timescales;
 - n) making safe all residual quarry faces.

Soil Replacement during Restoration

- 29 The final surface of backfilled quarry overburden in each phase shall be graded to provide an even surface 500mm lower than the agreed final contours.

- 30 The spreading of subsoil and topsoil shall only be carried out when the material is in a dry and friable condition and in sufficient time for subsoil ripping, cultivation and seeding to take place under suitable weather conditions before the end of September.
- 31 In each phase subsoil shall be spread to the depths specified in Condition 28 using a backacter so as to avoid running over the spread soil. If running over the spread soil with wheeled plant and vehicles is unavoidable all areas which have been trafficked with wheeled machines shall be subsoil ripped to a depth of 450mm at spacings of not more than 750mm to relieve any compaction. In areas that are to receive topsoil, subsoil ripping shall be carried out prior to the spreading of topsoil. All stones and any other object larger than would pass through a wire screen mesh with a spacing of 75mm shall be removed from the surface of the soil. The Mineral Planning Authority shall be notified in writing when the works required in this condition have been completed.
- 32 On receipt of the written approval of the Mineral Planning Authority for the works required by Condition 31 above, topsoil shall be spread over the surface of the areas to be restored to agriculture to the depth specified in Condition 28. The Mineral Planning Authority shall be notified in writing when the works required in this condition have been completed.
- 33 Unless otherwise agreed in writing by the Mineral Planning Authority, in each phase a grass sward shall be developed in those areas of the site to be restored to grassland, and a grass, heather and wildflower sward on those areas of the site to be restored to moorland in the first available growing season.
- 34 If in any part of the restored area a satisfactory grass growth is not obtained as a result of the initial sowing, such part shall be cultivated and reseeded, after the correction of any nutrient deficiencies in the soil, during the next growing season and such work shall be repeated until a satisfactory sward is established.
- 35 Within 2 months of the restoration and seeding of each phase the operator shall submit to the Mineral Planning Authority a plan with contours at sufficient intervals to indicate the final restored form of the site together with a record of the depth and composition of the reinstated soil profiles.
- 36 Unless otherwise agreed in writing by the Mineral Planning Authority upon completion of restoration in the final phase, when all subsoil has been returned to site, the route of the haul road between the application site and Moorfield Quarry shall be broken out and all concrete hardstanding and other road construction materials removed. The route of the haul road between the application site and Moorfield Quarry shall then be subsoil ripped to relieve compaction prior to being spread with subsoil and topsoil and seeded to grass in accordance with Conditions 28 - 34 above.

Aftercare

- 37 An outline aftercare scheme detailing the steps which may be necessary over the aftercare period of 5 years to bring each restoration phase to the required standard for use for agriculture or for moorland shall be submitted to the Mineral Planning Authority at least 3 months prior to the completion of replacement of all restoration soils on any phase of the permitted development.
- 38 The aftercare scheme submitted in accordance with Condition 37 above shall be fully implemented and shall provide details of:
- the person responsible for implementing the aftercare scheme;
 - a plan showing each area subject to aftercare, with demarcation of any areas having different aftercare steps or management proposals;
 - the steps to be carried out in each area during the aftercare period and their timing within the overall programme, submitted to the Mineral Planning Authority in the form outlined at Box 5 of Mineral Planning Guidance Note 7 (MPG7);
 - detailed programme for the first year of aftercare in accordance with the requirements identified at Box 6 in MPG7.
- 39 Following compliance with Condition 38 above, a detailed annual aftercare programme shall be submitted to the Mineral Planning Authority before 31 August in each year of aftercare of any phase. The programme submitted shall amplify the outline aftercare scheme for works to be carried out in the following 12 months, including any modifications to the original proposals, and shall comply with the requirements identified in Box 6 of MPG7, and the approved scheme shall be fully implemented.
- 40 Every year during the aftercare period the developer shall arrange a site meeting to be held every year before 30 November to discuss the report prepared in accordance with Conditions 38 and 39 above to which the following parties shall be invited:
- the Minerals Planning Authority;
 - all owners of the land within the site;
 - DEFRA.

Protection of Amenity

Noise

- 41 Noise screening mounds shall be constructed in accordance with Condition 26 using subsoil stripped from the first phase of mineral working and maintained until mineral extraction has ceased.

- 42 Except in emergencies to maintain safe quarry working, which shall be notified to the Mineral Planning Authority as soon as practicable, or unless otherwise agreed in writing by the Mineral Planning Authority:
- no operations, other than water pumping, servicing and environmental monitoring shall be carried out on the site except between the following times:
0730-1800 Mondays to Fridays
0730-1300 Saturdays
 - no operations other than water pumping and environmental monitoring shall take place on Sundays and Bank/Public Holidays.
- 43 The site attributable free field equivalent continuous A weighted sound pressure level ($L_{Aeq,T}$) when measured at a height of 1.3-1.5m above ground and at least 3.5m from any reflecting structure other than the ground, measured at or projected to any noise sensitive property, including residential accommodations and buildings housing farm animals as shown on approved plan no 11541/P17a 'Noise Monitoring Positions', or at equivalent positions agreed with the Mineral Planning Authority, shall not exceed:
- 70dB(A) in any one hour period at any noise sensitive property during exceptionally noisy operations such as the construction and removal of screen mounds and soil stripping and replacement, as agreed in advance with the Mineral Planning Authority (this noise limit is only permitted for a maximum of 8 weeks in any 12 month period);
 - 45 dB(A) in any one hour period at any noise sensitive property, during all other site operations.
- 44 Except with the prior written approval of the Mineral Planning Authority, exceptionally noisy operations (as defined in Condition 43) shall only be carried out between the hours of:
0900-1730 Mondays to Fridays
0900-1230 Saturdays
and at no time on Sundays or Bank Holidays.
- 45 All vehicles, plant and machinery operated within the site shall be maintained in accordance with the manufacturer's specifications at all times, and shall be fitted with and use effective silencers.
- 46 All vehicle reversing warning systems and/or alarms shall be operated in accordance with specifications to be submitted to and approved in writing with the Mineral Planning Authority within one month of the date of this permission.
- 47 Unless otherwise agreed in writing by the Mineral Planning Authority there shall be no blasting on the site.

48 Unless otherwise agreed in writing by the Mineral Planning Authority noise monitoring/management at the site shall be carried out in accordance with the 'Noise Management and Monitoring Scheme' dated July 2010 produced by Silkstone Environmental Ltd.

The operator shall retain the results of noise monitoring for a minimum of 12 months for inspection by the Mineral Planning Authority.

49 The water spray system which has been installed on the haul road as indicated on approved plan no 11541/P27a 'Dust Suppression' shall be retained in operational condition for the duration of mineral extraction and restoration operations at the site.

50 Unless otherwise agreed in writing by the Mineral Planning Authority dust suppression at the site shall be carried out in accordance with the 'Dust Management and Monitoring Scheme' dated July 2010 produced by Silkstone Environmental Ltd.

51 Unless otherwise agreed in writing by the Mineral Planning Authority dust monitoring at the site shall be carried out in accordance with the 'Dust Management and Monitoring Scheme' dated July 2010 produced by Silkstone Environmental Ltd.

The operator shall retain the results of dust monitoring for a minimum of 12 months for inspection by the Mineral Planning Authority.

52 Unless otherwise agreed in writing by the Mineral Planning Authority the site shall not be used for the storage of waste skips or containers or other plant and equipment not directly associated with the operation of the quarry.

53 Notwithstanding the provisions of parts 19 and 20 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order, 1995 (or any Order amending, replacing or re-enacting that Order) no fixed plant or machinery, buildings, structures and erections, or private ways which would project above natural ground levels shall be erected, extended, installed or replaced at the quarry without the prior approval in writing of the Mineral Planning Authority.

54 All crushing and screening plant which is used in the processing of any mineral from the land within the area indicated by a blue line on approved plan no. 11541/P2/3 'Ownership' shall be located in Moorfield Quarry indicated by green hatching on approved plan no. 11541/P2/3 'Ownership' and unless otherwise agreed in writing with the Mineral Planning Authority no such plant shall be subsequently located outside Moorfield Quarry.

Cultural Heritage

55 Within 1 month of the date of this application the applicant shall submit a scheme and programme of archaeological investigation works for the approval of the Mineral Planning Authority. This scheme shall provide for the inspection, recording and photographing of all drystone walls to be removed during the course of the works. A drawn and photographic record shall be made of all existing stone walls on the site.

Reinstatement of Buildings on Site

56 With regard to the reinstatement of buildings on site, the development hereby permitted shall be carried out in complete accordance with the approved plans and specifications listed below except as may be required by other conditions.

2302.01	Airfield Dwellings Plans and Elevations
2302.02	Floor Plans and Elevations as Existing
2302.03	Hangar Plans and Elevations

57 With regard to the reinstatement of buildings on site, no development shall take place until samples of all facing and roofing materials have been submitted to and approved in writing by the Local Planning Authority, and the development shall be constructed of the approved materials.

This recommendation is based on the following plan(s):-

Plan Type	Reference	Version	Date Received
Application Area	11541/P2/2/A	Rev A	09 March 2015
Phasing Scheme	11541/P12	Rev. C	Feb.2010
Phased Extraction with Redamation	11541/P12/4/5	Rev A	Nov. 2009
Phased Extraction with Redamation	11541/P12/6	Rev. B	Feb. 2010
Option 2 Reduced Level Restoration Scheme	11541/P14/2b	Rev. A	Nov. 2009
Geotechnical Stability Assessment	09055		Nov. 2009

Pursuant to article 31(1)(cc) of the Town and Country Planning (Development Management Procedure) Order 2010 and guidance in the National Planning Policy Framework 2012, the Local Planning Authority have, where possible, made a pre-application advice service available, complied with the Leeds City Region Development Management Pledge and otherwise actively engaged with the applicant in dealing with the application. The applicant was not contacted during the course of the application as the submitted scheme was considered acceptable subject to the imposition of conditions.

Building Regulations Approval is required for most work involving building operations and/or structural alterations. It is the applicant's responsibility to find out if the work permitted by this planning permission needs approval under the Building Regulations, and if necessary to submit an application. If you are not the applicant can you please ensure the applicant is aware of this requirement. Contact Building Control on Telephone: (01484) 221550 for more information.

The application has been publicised by notice(s) in the vicinity of the site. It is respectfully requested that the notice(s) now be removed and responsibly disposed of to avoid harm to the appearance of the area

Appeals to the Secretary of State

- If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990.
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 - i) 28 days from the date of this notice where the enforcement notice has been served,
 - ii) 28 days of the date of service of the enforcement notice or,
 - iii) the specified period starting from the date of this notice,whichever period expires earlier.
- If you want to appeal against your Local Planning Authority's decision then you must do so within the specified period, starting on the date of this notice.
- The "specified period" is 12 weeks where the development relates to a "minor commercial application" as defined within the Town and Country Planning (Development Management Procedure) Order 2010 (as amended), or 6 months in any other case.

- Appeals can be made online at www.planningportal.gov.uk/pcs or in writing on a form that must be obtained from the Secretary of State at Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN (Tel: 0303 444 5000) www.gov.uk/government/organisations/planning-inspectorate. Further information on the Planning Appeal process can be found online at the Planning Inspectorates website www.planning-inspectorate.gov.uk.
- You must use the correct Planning Appeal Form when making your appeal. If requesting forms from the Planning Inspectorate, please state the type of application that the appeal relates to so they can send you the appeal form you require.
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In these circumstances, the owner may serve a purchase notice on the Council. This notice will require the Council to purchase his interest in the land in accordance with the provisions of Part VI of the Town and Country Planning Act 1990.

An important part of improving our service is to review your feedback on the way that we have dealt with your planning application(s). Please take a couple of minutes to email your comments to dc.admin@kirklees.gov.uk so that we can work on continually improving our customer service. Thank you.

Dated: 04-Aug-2015

Signed:



**Jacqui Gedman
Director of Place**

Decision Documents

The decision notice indicates which documents relate to the decision. These documents can be viewed online at the Planning Services website at www.kirklees.gov.uk/planning, and by clicking on the 'search and view existing planning applications and decisions' and by searching for application number 2015/70/90640/W0.

If a paper copy of the decision notice or decided plans are required please email planning.contactcentre@kirklees.gov.uk or telephone 01484 414746 with the application number. There may be a charge for this service.

All communications should be sent to one of the following address:

E-mail: planning.contactcentre@kirklees.gov.uk

Write to: Planning Services
Investment and Regeneration
PO Box B93
Civic Centre III
Off Market Street
Huddersfield
HD1 2JR

APPENDIX P2

Pre Application Advice (ref.2022/20856), Kirklees Council, dated 29 September 2022

Enquiries to: Farzana Tabasum

Bright & Associates
Crosland Moor Quarry Extension (airfield
Site)
Crosland Hill
Huddersfield
HD4 7AB

Kirklees Direct
Tel: 01484 414746
Email: farzana.tabasum@kirklees.gov.uk

Date: 29-Sep-2022
Our Ref: 2022/20856

Essentially the S73 application will seek to allow for the undertaking of crushing and screening operations on site, remove 50% of the mineral reserves from the site as opposed to 20%, with the consequence of varying the previously approved contouring/levels and restoration proposals, to include enhanced biodiversity net gain and an extension of time from 31st December 2025 to 31st December 2030.

Details of biodiversity enhancement nor the proposed revised contouring or restoration proposals have been provided on plan form.

The response will include the following enclosures:

Councils Screening opinion, and
Consultation responses received to date

Dear Mr Bright

Section 73 Application under the Town and Country Planning Act 1990 to vary Conditions at Crosland Moor Quarry Extension (airfield Site), Crosland Hill, Huddersfield, HD4 7AB

Thank you for your request for pre application advice on the above proposal.

A virtual meeting was held on the 20/09/2022 attended by Rick Bright, John Dargie, David Wordsworth and Farzana Tabasum.

1. Summary of your proposals:

The Applicant is proposing to submit a Section 73 (S73) application to vary Conditions 1, 3, 11 and 15 on previous permission 2015/90640.....

In summary:

condition 1 requires the extraction of all minerals, the removal of all buildings, plant and machinery and the restoration of the site for amenity woodland and pasture/heathland shall be completed by 31 December 2025.

Condition 3 requires the working, restoration and aftercare of the site to be carried out in complete accordance with the drawings, phasing plans and statements listed under this condition.

Condition 11 states no more than 20% of the mineral reserves located above the basal siltstone shown in borehole logs CM4-CM95 indicated on plan no.11541/P8 'Core Test Holes' shall be removed from the permitted site and the remaining 80% of rock shall be used in the restoration of the site.

Condition 15 does not permit crushing or screening operations at the site.

2. The site:

The site to which this pre application enquiry relates to is known as the 'Airfield Extension', This is an operational area of an active quarry which is located approximately 4 kilometres southwest of Huddersfield town centre on the periphery of Crosland Hill. The site is bounded to the north by Blackmoorfoot Road and to the west by Nopper Road and un-surfaced tracks to the south and southwest. The total site area is stated to be approximately 20Ha. The main site area is divided into phases 1 to 6 through the consented working scheme as shown on the submitted drawing 11541/P12 (Rev C): Phasing Scheme (produced by Silkstone Environmental) (Dated Feb 2010).

The area in the immediate vicinity of the site comprises a mixture of disturbed land resulting from mineral extraction and agricultural grazing land to the south and east. Residential uses are located to the northeast and isolated farms to the south of the site. The nearest independent residential properties are those to the northeast at Justin Way with Hadden Farm to the south which is adjacent to the southern boundary of the site. The application site is accessed via an existing quarry haul road which runs for approximately 1.5 Km underneath Sands House Lane to its junction with Thewlis Lane.

The Site forms part of a larger quarry complex including Moorfield Quarry, Wellfield Quarry (also known as Thewlis Lane) and Waterholes Quarry. South of the quarry access route is the airfield runway (Crosland Moor Airfield) and several agricultural fields. Currently, the processing of minerals and secondary aggregates takes place at Wellfield Quarry.

The existing footprint of the quarry and stockpile is identified on drawing ref: AF1231-D1. The remaining active quarry area is stated to be c.7Ha. The site benefits from a number of screen bunds established with grass, bordering the road network.

No site visit was carried out, on this occasion. However, the site has been visited previously by the case officer.

3. Relevant Planning History Summary:

As stated above, this site forms part of a much larger quarry complex which overall occupies an area of approximately 50 Ha. and has historically been developed under a number of different planning permissions.

In summary the whole of the current quarry can be divided into six operational areas

Crosland Moor (Airfield Extension) – This is the site in relation to this pre application enquiry. Current extractive operations are being carried out mainly in the phase 5 area. From records, it is acknowledged soils have been stripped from part of the phase 6 area in readiness for the progression of mineral extraction.

Moorfield Quarry
Water Holes Quarry
Water Holes extension
Wellfield Quarry
Thewlis Lane Extension

The airfield extension area, originally commenced under planning permission, Ref 2003/62/91691/W0 for the extraction of sandstone. However, a Section 73 planning application was submitted in 2009, Ref 2009/93289 for a variation of conditions 3, 9, 16 & 25 to allow a minor extension to mineral extraction from land within the original planning permission boundary. A further variation under Section 73 was granted in August 2015 under reference 2015/90640, to allow the extraction of material 5 metres below the Rough Rock sandstone at Crosland Moor Quarry and into the basal mudstones, siltstones and shales.

4. Land allocation and relevant planning policies:

The site lies within the greenbelt and is an accepted mineral extraction area on the Kirklees Local Plan proposals map.

The Local Plan can be viewed under the 'Planning Policy' section of the Kirklees Planning and development website [here](#)

The National Planning Policy Framework (NPPF) can be viewed [here](#)

Local Plan Policies

LP1 Presumption in favour of sustainable
LP21 – Highways and access
LP23 – Core walking and cycling network
LP24 – Design
LP27 – Flood Risk

LP28 – Drainage
LP30 – Biodiversity and Geodiversity
LP32 – Landscape
LP36 – Proposals for mineral extraction
LP37 – Site restoration and aftercare
LP51 – Protection and improvement of air quality
LP52 – Protection and improvement of environmental quality

NPPF

Section 6 –Building a strong, competitive economy
Section 12 –Achieving well designed places
Section 13 – Protecting Green Belt Land
Section 14 –Meeting the challenge of climate change, flooding and coastal change
Section 15 –Conserving and enhancing the natural environment
Section 17 –Facilitating the sustainable use of minerals

Other material considerations

The following two documents have also recently been approved by Cabinet and these can be viewed at: <https://www.kirklees.gov.uk/beta/planning-applications/guidance-and-advice-notes.aspx>

- Biodiversity Net Gain Technical Advice Note
- Climate Change Guidance for Planning Applications

5. Consultations:

The below lists the internal groups consulted as part of this pre-application enquiry. Their feedback is contained within the following commentary and / or may be found attached.

K.C. Environmental Health- requests information in relation to noise and dust
K.C. Lead Local Flood Authority – support subject adhering to advise
K.C. Ecology – awaited
K.C. DM Highways – awaited

Local ward members were notified of the pre-application. The site falls within the Crosland Moor and Netherpton ward. The members notified are:

Ward members:
Cllr Manisha Kaushik
Cllr Jo Lawson
Cllr Mohammad Sarwar

Other than an acknowledgement from one of the ward members, no comments are received.

6. Relevant matters for consideration:

6.1 Principle of development (GB & visual amenity)

As noted above, the site lies in the green belt. Inappropriate development is, by definition, harmful to the green belt and should not be approved except in very special circumstances. Exceptions to this are set out in paragraph 150 of the NPPF, provided they preserve its openness and do not conflict with the purpose of including land within it. The exceptions include mineral extraction and engineering operations.

The site is an operational quarry which benefits from an extant permission, conditioned for the extraction of all minerals, the removal of all buildings, plant and machinery and the restoration of the site for amenity woodland and pasture/heathland to be completed by 31 December 2025. In terms of green belt, the principle of developing the site for mineral extraction has therefore been established together with an approved restoration scheme which includes details of final land levels to be created within the site.

The pre application enquiry seeks the potential likelihood of allowing processing and screening operations on site, of 50% of the mineral reserves previously dug and stockpiled within the existing quarry area to be removed from the site, as an alternative to 20% approved under condition 11 of the 2015/90640 permission. The remaining 50% (instead of 80%) of rock is stated to be used in the restoration of the site. As a consequence, it is proposed to amend previously approved final restoration levels within the site and an extension of time to be sought for a further five years, to 31st December 2030.

With regard to the impact on the openness of the green belt, from the disturbance of land where voids have been created as a result of quarrying and stock piling in the context of the existing mineral workings adjacent to the site, already has a substantial influence on the local landscape. An extension of time would prolong this influence on the openness of the green belt and visual amenity of the area. However, it is considered that the impact would be mitigated through a combination of the progressive restoration of the site, which would see the reinstatement of significant areas of land. This together with the removal of the existing stockpiles, through the proposed crushing and screening process will also to some degree see the impact being reduced. It is therefore considered that, both during the continued development of the site and following its subsequent restoration in accordance with an approved scheme, this proposal would preserve the openness of the green belt in this area.

Turning to the proposed revised restoration details, the submitted statement states *“the revised restoration proposals would entail a small deviation of the final site landform whilst potentially offering biodiversity benefits”*. However insufficient details are submitted at this stage to make an informed assessment or for officer to comment on.

Whilst the principle of a revised restoration scheme and land levels for part of the site can be supported, this would be subject to the proposals not conflicting with the five purposes of the green belt as set out in paragraph 137 of the NPPF. Also of relevance is Local Plan policy LP37 which seeks to achieve a high standard of restoration and management of the

site which should include benefits such as enhanced biodiversity interests, improved public access and the provision of climate change mitigation.

For an informed assessment to be made, it is advised any subsequent planning application be accompanied with full details of both the previously approved and revised land levels, the areas of which will need to clearly be identified on plan form and should include contouring and cross sectional drawings.

Given the above considerations, only the principle of a revised restoration scheme is considered acceptable at this stage.

6.2 Impact on residential amenity

Noise:

The proposed siting of the crushing and screening plant is shown to be in close proximity to residential development to the northeast, at Justin Way.

The area proposed for the crushing and screening plant is indicated to have a footprint of 8000m² as shown on drawing reference AF1231-D1, and proposed to be set at 241mAOD, c.9m below the prevailing adjacent ground levels. It is acknowledged that the site benefits from a series of established screen bunds, which will to a certain extent mitigate the impact of noise from the site, views into the site and visual amenity of the area.

Furthermore, the site is currently controlled by planning ‘Noise’ conditions 41 to 48 which stipulate maximum noise limits not to be exceeded at the nearest residential properties and require regular noise monitoring to be carried out. The noise monitoring regime was approved under condition 48 and provides a method of assessing how noise from the site impacts the nearest noise sensitive receptors. Officers are not aware of any recent breaches of the current noise level conditions and any future breaches could be adequately dealt with under the terms of the planning permission. It is not proposed to change the way the site is operated and planning conditions relating to potential noise nuisance and hours of operation will be repeated should planning permission be granted.

The Council's Environmental Health (Pollution & Noise Control) have been consulted and do not anticipate any increase in noise as a result of the proposals. Nonetheless, given the proximity to noise sensitive receptors, it is advised that a noise report is likely to be required with any future application if vehicle movements are to increase which could impact on the amenity of nearby noise sensitive receptors. The pre application enquiry confirms that a Noise Impact Assessment will form part of the submission documents with any future application and will evaluate the proposals in terms of the machinery involved and associated HGVs using the quarry access route. Potential noise concerns can be addressed and overcome subject to the above, in accordance with guidance in the NPPF and Local Plan policies LP36 and LP52.

Dust:

It is acknowledged that conditions 49 to 51 of the 2015/90640 permission relates to the mitigation of dust from operations being carried out on site in relation to the existing

permission. This does not include the crushing and screening of material on site close to sensitive receptors as now indicated under this pre application enquiry. To avoid any potential impact on the amenity of the nearby sensitive receptors from fugitive dust emissions, it is advised that dust mitigation measures be considered in relation to the proposals to include crushing and screening of material at this part of the site. Environmental Health Officer's advice is that an adequate 'Dust Mitigation Plan' be submitted which sets out how emissions of dust are to be controlled and managed. This can be an addendum to the 'Dust Management and Monitoring Scheme' dated July 2010 produced by Silkstone Environmental Ltd', referred to in condition 50 of the 2015/90640 permission.

Whilst it is acknowledged that the proposal could potentially affect the amenity of nearby residential properties to some degree and will extend the period over which these affects would be experienced. On balance it is considered that the principle of extending the time on the permission to allow a sustainable use of the mineral reserve through the crushing and screening process to provide a supply of secondary aggregate for the building industry is acceptable subject to there being no conflict with local or national policy with regard to its associated impacts.

6.3 Ecology/Biodiversity

This is an operational site and as a consequence its ecological value is limited. At the time of considering the 2015 application, it was considered that the restoration of the site, would include set areas for nature conservation to create a more diverse range of habitats at the site. This is actively encouraged by guidance contained in the NPPF and Local Plan policies LP30 and LP37.

The pre application enquiry proposals offer of enhanced biodiversity interests is noted. The Council seeks a net biodiversity gain of 10% on development sites, in accordance with its Biodiversity Net Gain Technical Advice Note. Please see link below:
<https://www.kirklees.gov.uk/beta/planning-applications/guidance-and-advice-notes.aspx>

The supporting statement recognises that *"the site is located in the Mid-Altitudinal Grasslands Biodiversity Opportunity Zone which occur at c.200mAOD and above. They are characterised by relatively flat land. Formerly managed as pasture and hay meadow (Habitats of Principal Importance), much now, is agriculturally improved for intensive grazing and silage production"*.

Any future application should therefore be accompanied with a biodiversity metric calculation and comply with guidance in the NPPF and Local Plan policies LP30, LP32 and LP37. Replacement drawings should include areas clearly identified to provide biodiversity interests in accordance with the outcome of the biodiversity metric calculation.

Of note condition 28 of the 2015 permission requires a detailed scheme to be submitted for the approval of the Mineral Planning Authority within 6 months of the date of that permission. I am unable to locate any record of approved details in relation to condition 28. Furthermore, this condition also refers to drawing reference 11541/P14/2b Rev. A, which is

proposed to be amended under condition 3. In view of this, condition 28 will also need to be varied to refer to the amended drawings.

Finally, the comments of the Council's Ecology/Biodiversity are awaited and will be forwarded to you on receipt.

6.4 Highway Safety

The site is served by a purpose- built access road which provides access to all parts of the quarry complex via Thewlis Lane to the east. The internal haul road runs for approximately 1.5 kilometres from its junction with Thewlis Lane via a tunnel, which runs beneath Sands House Lane, to the current mineral extraction area. The proposals would continue to utilise the existing haul road. DM Highway Officers comments will be forwarded to you on receipt.

7. Validation requirements:

The information you need to provide with your application is detailed on the Validation checklist which can be viewed under the heading 'Guidance and advice notes' on the Kirklees website [here](#) .

Please note this is currently under review.

As well as the details referred to in the preceding paragraphs the following documents are required to accompany a future application for the proposed development:

- Planning Statement -considering the key policy considerations and justification of the scheme,
- A deed of variation of the original Section 106 agreement
- Statement of Community Involvement (if details of local consultation are not set out in your Planning Statement)

It is not necessary to reproduce the full text of relevant planning policies in your submission documents.

8. Planning Application Fee:

You can calculate how much the planning fee would be for your proposal [here](#)

9. Conclusion:

This pre application enquiry seeks to revise the previously approved land levels within the site and for the provision of a crushing and screening plant/operations to be accommodated on site. Whilst the principle is considered acceptable, insufficient information is received to make an informed assessment on the acceptability of the revised land levels within the site

and the potential impact the proposals could have on nearby sensitive receptors from noise and dust.

I trust you find this information helpful. Should you wish to discuss the content of this letter, please do not hesitate to contact the above named officer.

I hope you find this information helpful.

D. Wordsworth

David Wordsworth
Majors & Minerals Team Leader

Disclaimer

Any views or opinions expressed are in good faith, without prejudice to the formal consideration of any planning application, which will be subject to public consultation (which will include the relevant Town or Parish Council) and ultimately be decided by the Council.

It should be noted that subsequent alterations to legislation or local, regional and national policies might affect the advice given. You should be aware of the Council's Local Development Scheme which sets out the programme for developing its local plan. You are advised to seek further advice once any consultation drafts are published.

Caution should be exercised in respect of pre-application advice which is not submitted within a short time of the Council's advice letter.

APPENDIX P3

Screening Opinion (ref.2022/20856), Kirklees Council, dated 3 October 2022

KIRKLEES COUNCIL INVESTMENT AND REGENERATION SERVICE

THE TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017

SCREENING OPINION

CASE DETAILS
Pre Application Reference: 2022/20856
Planning Applications
2015/90640 - Variation of condition 12 (basal siltstones) on previous permission 2009/93289 for extension of mineral working with restoration and demolition and subsequent reinstatement of dwelling and adjacent buildings -granted 04/08/15
2009/93289 - Variation of condition 3, 9, 16 & 25 of application 03/91691 to allow a minor extension to the mineral extraction areas - granted 28/09/12
2003/62/91691/WO Extension of mineral working with restoration and demolition and subsequent reinstatement of dwelling and adjacent buildings – granted 08/06/2006
Site Address: Airfield Quarry at Johnsons Wellfield Quarries, Crosland Moor, Crosland Hill, Huddersfield, HD4 7AB
Proposed Development: Proposals to submit a Section 73 Application under the Town and Country Planning Act 1990 to vary Conditions 1, 3, 11 and 15 of earlier planning permission 2015/90640/WO.
Area of Development / Works / New Floor space (as appropriate): Approximately 20Ha in area

EIA DETAILS
Schedule 1
<i>Is the proposed development Schedule 1 development as described in Schedule 1 of the EIA Regulations?</i>
No.
<i>If yes, under which description of development, i.e. No's 1-21</i>
Schedule 2

<i>Is the proposed development Schedule 2 development as described in Column 1 of Schedule 2 of the EIA regulations?</i>
Yes
<i>If yes, under which description of development in Column 1,</i>
2 (a)
Is the development within, partly within, or near a 'sensitive area' as defined by Regulation 2 of the EIA Regulations?
The site does not fall within or near a sensitive area
If yes, which area
N/A
Are the applicable thresholds / criteria in Column 2 exceeded /met?
Yes
If yes, which applicable threshold / criteria?
All development requires screening except buildings and ancillary structures less than 1000m ² . The proposals seek to introduce crushing and screening operations, amend previously approved land levels and extend the time on this mineral extraction site by a further five years.

SCREENING OPINION

Characteristics of Development
<ul style="list-style-type: none"> • Size <p>The pre application site covers an area of approximately 20Ha. As of June 2022, it is stated that approximately c.9Ha has already been worked and restored (Phases 1 to 3) which are located in the southern part of the Site. Phase 4 is currently being worked. The remaining active quarry area is c.7Ha.</p>
<ul style="list-style-type: none"> • Cumulative <p>The site forms part of a larger active quarry complex including Moorfield Quarry, Wellfield Quarry and Waterholes Quarry, which occupies approximately a further 31 Ha. extending to the northeast. Albeit, the extent of disturbed land is significant at Johnsons Wellfield Quarries, it is acknowledged some parts have been restored, consequently the area of disturbed land in this vicinity has reduced somewhat in recent years. The variations proposed will not result in physical disturbance of</p>

additional land to that already permitted to be quarried.

- **Use of Natural Resources**

As a secondary aggregate, crushed rock forms a significant by-product of the mineral extraction process for blockstone. In this instance, the crushed rock will be required to supply the building industry to fulfil existing orders given the strong market demand for sustainably sourced materials with 50% of rock to be used in the restoration of the site and the shale for Thewlis Lane.

- **The Production of Waste**

Extractive operations can produce significant quantities of quarry waste. However, in this instance it is proposed to remove crush and screen 50% of the existing mineral reserves from the site and utilise the remaining 50% for restoration purposes.

- **Pollution and Nuisances**

There are four potential sources of nuisance:

Noise:

The quarrying activities, which involve the use of mobile plant, crushing and screening, will inevitably have the potential to create noise nuisance. The existing quarry is subject to a number of conditions including one which limits noise level emissions to the nearest noise sensitive properties. It is likely that the same noise limit and other relevant conditions on the 2015 permission would be re-imposed in the event the proposals are to be supported. However, the introduction of a crushing and screening plant, in close proximity to noise sensitive receptors is likely to give potential rise to further noise nuisance including from additional vehicle movements. In this case, the impact can be mitigated against with appropriate measures, to avoid significant impact on the occupiers of the nearby sensitive receptors.

Dust:

Due to the nature of existing operations at the site there is the likelihood that dust will be generated during dry conditions. However, this is an issue which is controlled by planning conditions, requiring acceptable dust suppression measures. The existing 2015 permission is the subject of such conditions (49 to 50). These conditions would be repeated. To avoid any potential impact on the amenity of the nearby sensitive receptors from fugitive dust emissions from the proposals to include crushing and screening of material on this part of the site, additional dust mitigation measures can be included. It is therefore considered that the proposal would not significantly add to the levels of dust generation which already results from operations within the site.

Water pollution:

The Council is not aware of any incidents of polluted water from the site contaminating surrounding water courses. With the imposition of condition 19 of the 2015 permission which prevents the discharge of foul or contaminated waste from the site into either groundwater or any surface waters, it is not considered the proposals would cause significant effects on the environment.

HGV movements:

The proposals would be served by an existing quarry haul road which runs for approximately 1.3 km. from its junction with Thewlis Lane. Following the crushing and screening of material, it is proposed HGVs will collect processed material using the current quarry access route. The purpose of the proposals is to reduce overall fuel/operation costs by processing the material closer to its actual location. Consequently, it is not considered that the proposals are likely to have a significant effect on the environment.

THE RISK OF ACCIDENTS

Any accidents associated with this proposal are likely to occur on site during the extraction of mineral or during associated operations. As the site is relatively remote and would be secured it is unlikely that members of the general public would be directly affected by the proposal. It is therefore considered that no additional risk of accidents would result.

Location of the Development

- **Existing Land Use**

The proposal relates to a site which is currently part of an operational sandstone quarry and has seen a substantial amount of progressive restoration over the last 5 - 7 years. Having said this, the current operational section of the quarry combined with historic quarrying operations constitutes a significant area of disturbed land. An aerodrome is immediately to the east of the current quarry workings but falls within the operative planning permission boundary.

- **Impact on Natural Resources**

The site is not located within any areas of ecological or environmental sensitivity. An environmental assessment was carried out by the site operator and submitted with the extant planning permission in 2003 which concluded that mineral extraction would create no significant impacts on the ecology of the area which could not be mitigated or replaced as part of the restoration of the site. Whilst, it is acknowledged the site benefits from an extant permission, a further extension of time would result in delaying the restoration and completion of works, causing an impact on visual amenity. Nonetheless, it is considered that, in this case, this impact would be limited. The number of properties directly affected would be relatively small and views into the site would be limited by local topography and would be further restricted due to the existing screen mounds on the periphery of the site. The site can be seen from certain points in the surrounding countryside but it is considered that this proposal would not have a significant impact when seen from these locations.

Characteristics of the Potential Impact

- **Extent of Impact**

The site and area immediately surrounding the site is allocated as Green Belt and it is therefore important that the character of the landscape is not detrimentally affected. The site is close to Blackmoorfoot Road and Nopper Road and can therefore be seen

at close quarters by users of those routes. Although the introduction of a crushing and screening plant may be visible, the existing screen mounds will help to prevent to a certain extent, direct views into the workings. Limited long distance views would be obtained from the south. Much of the adjacent land has already been worked and the additional impact this proposal would create would therefore be limited and would be for a temporary period only. The restoration of the site would return the land to a condition which is compatible with the Green Belt and reflect that of the surrounding landscape with enhanced biodiversity gains.

- **Magnitude and Complexity of the Impact**

This issue must be considered in the context of the existing and past operations in the vicinity of the site and the effect these already have on the local environment. This area has seen extensive mineral extraction and associated operations for a number of decades within the Johnsons Wellfield Quarries northeast of the airfield extension site. Consequently, it is considered that the magnitude of the impact associated with this proposal would be relatively low and primarily associated with visual amenity and the potential nuisances outlined above.

- **The probability of Impact**

Whilst the provision of an additional crushing screening plant together with the continuation of mineral extraction in this area for a further five years, as a result of the proposed extension of time would undoubtedly affect the area for longer, the impact caused is unlikely to be significantly different from that already created by the operation of the adjacent quarry and other similar activities in the immediate vicinity. Furthermore, it is likely that restoration works in the near future will significantly reduce the overall area of disturbance.

- **Duration, Frequency and Reversibility of Impact**

The proposed variations will seek an extension of timeframe to complete mineral extraction and restoration in the extension area for a further 5 years to 31st December 2030. Whilst there is no doubt that the proposals would have an adverse impact, this would be for a limited period and would be reversed following the restoration of the site which is to include biodiversity net gain. It is therefore considered that this proposal would not result in a permanent significant detrimental impact.

Conclusion:

By its very nature the proposals have the potential to cause a number of detrimental effects to the environment within the vicinity of the site. However, in this instance it is considered that the overall environmental impact associated with this proposal would be minimal and local in nature. The pre application site is situated in a relatively remote location and the combination of this remoteness with the local topography and the existing screening arrangements would result in this development only having a limited and temporary effect on the residential properties in the immediate vicinity of the site. Additional adequate measures if necessary, can be designed to mitigate any detrimental effect. It is therefore considered that the impact on local amenity would not be significant.

The site is not environmentally sensitive and it is considered that appropriate restoration of the site would result in a more diverse range of habitats than currently exist. Furthermore, bearing in mind the existing/historic use of the land surrounding the site, it is considered that the impact associated with this proposal would be limited in magnitude. Therefore, for the reasons outlined above it is the opinion of the Council that the environmental affects which are likely to result from this proposal would be limited and reversible and as a consequence confirms that an Environmental Impact Assessment is not required in respect of the above proposals.

SCREENING DECISION

Schedule 1 Development - EIA Required

N/A

Schedule 2 development – Not likely to have significant effects on the environment. EIA not required

YES

Schedule 2 Development –Threshold exceeded / criterion met / sensitive area and likely to have significant effects on the environment. EIA Required

NO

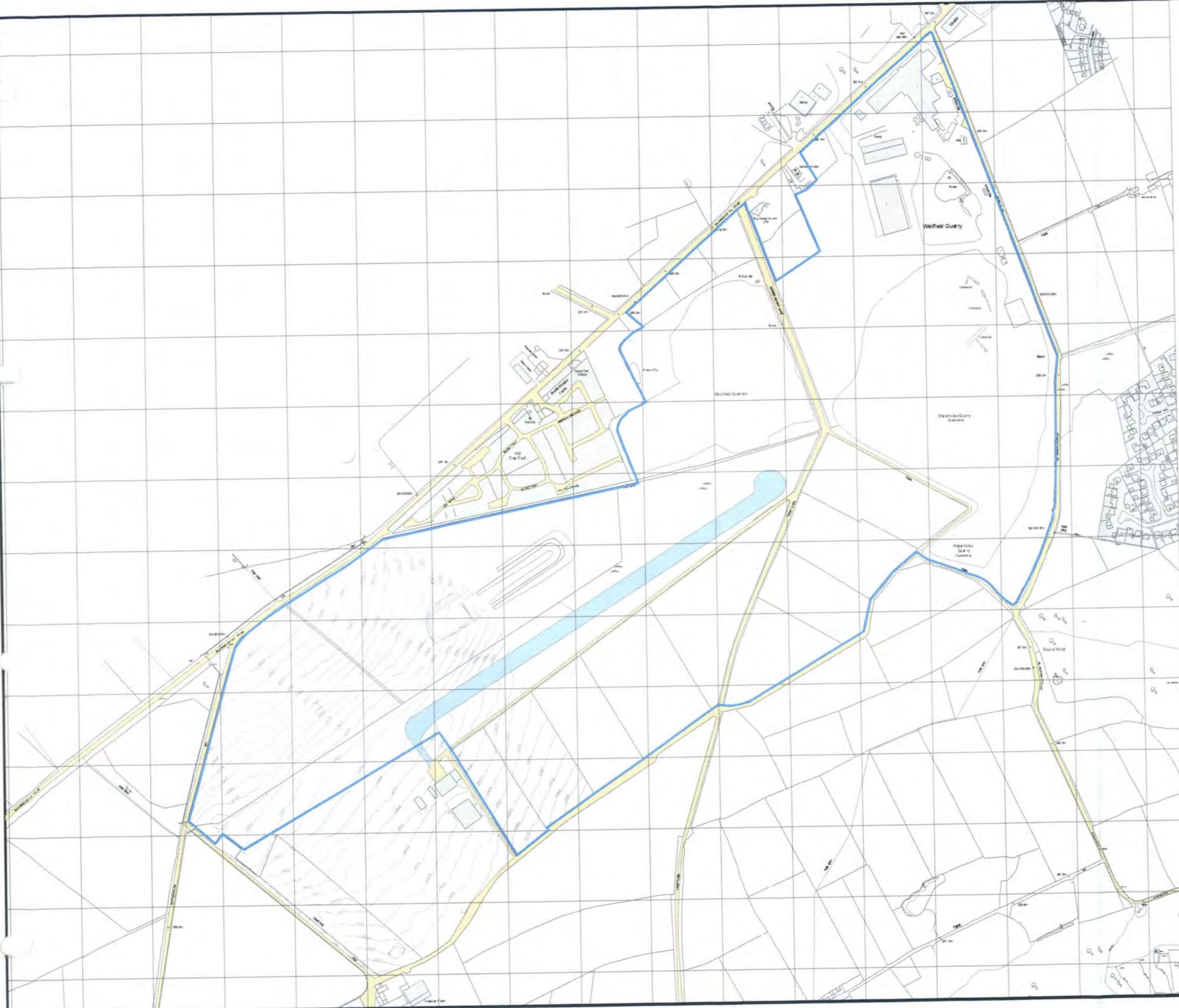
Recommendation and Authorisation Box

Officer Signature	Farzana Tabasum	Date:	30/09/22
Team Leader Signature:	DW	Date:	03/10/22

APPENDIX P4

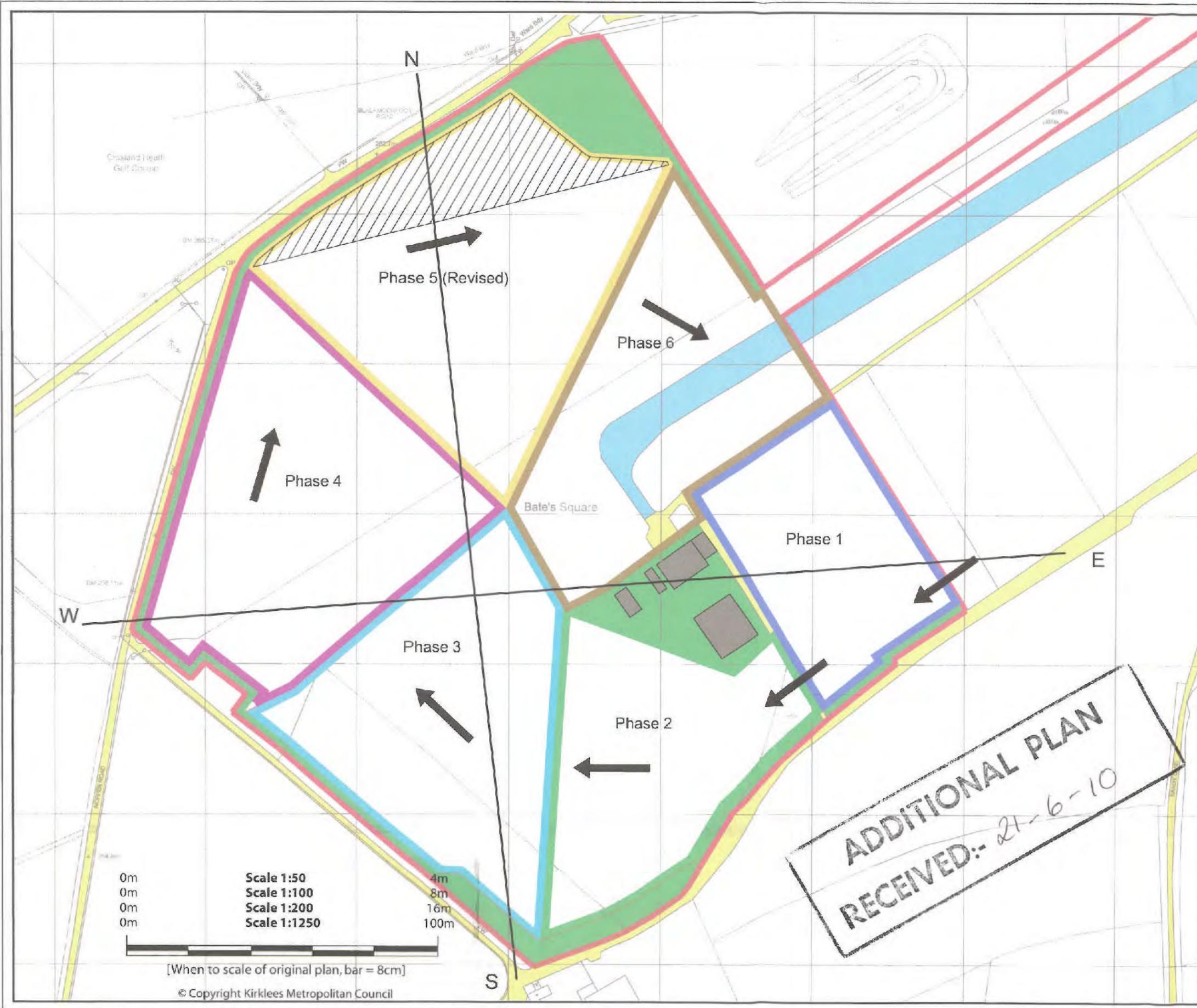
Selected Approved Plans (ref. 2015/70/90640/W0)

- KEY:
-  Ownership
 -  Public Highway and Access
 -  Existing Buildings
 -  Existing Runway



Project		CROSLAND MOOR QUARRY EXTENSION	
Drawing Title		Ownership	
Scale	1:5000	Drawing No.	11541/P2/3
Date	17.12.02	Drawn By	SS
<small> Reproduced from the Ordnance Survey Map with the permission of the Controller of HMSO Crown Copyright Reserved. Licence No AR 152684 Prepared with/without the benefit of a site survey. </small>			
<small> The Barton Willmore Planning Partnership - Northern Suite 105, Joseph's Well, Henover Walk, Leeds LS3 7AD Tel: 0113 244 4707 Fax: 0113 244 4789 e-mail: planning@bartonwillmore.co.uk </small>			
		Barton Willmore Partnership	
<small> Town Planners • Environmental Consultants Architects • Master Planners • Project Services </small>			

2009/70/93289/WO



LEGEND

- Planning Permission Boundary
- Existing runway
- Existing buildings
- Public Highways and access
- Area not to be worked
- ← Direction of Phasing
- Phase 1
- Phase 2
- Phase 3
- Phase 4
- Phase 5
- Phase 6
- Phase 5 Additional Excavation Area
- Phase 6
- W — E Cross Section Lines

Rev	Description	Date	Drawn	Chkd
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Client:

Project: CROSLAND MOOR QUARRY EXTENSION

Plan Title: PHASING SCHEME

ADDITIONAL PLAN
 RECEIVED:- 21-6-10

Silkstone Environmental Ltd
www.silkstoneenvironmental.co.uk
 7, Hall Annex, Thorncliffe Park, Chapeltown, Sheffield, S35 2PH
 Tel (0114) 2573487 Fax (0114) 2573459

0m
0m
0m
0m

Scale 1:50
Scale 1:100
Scale 1:200
Scale 1:1250

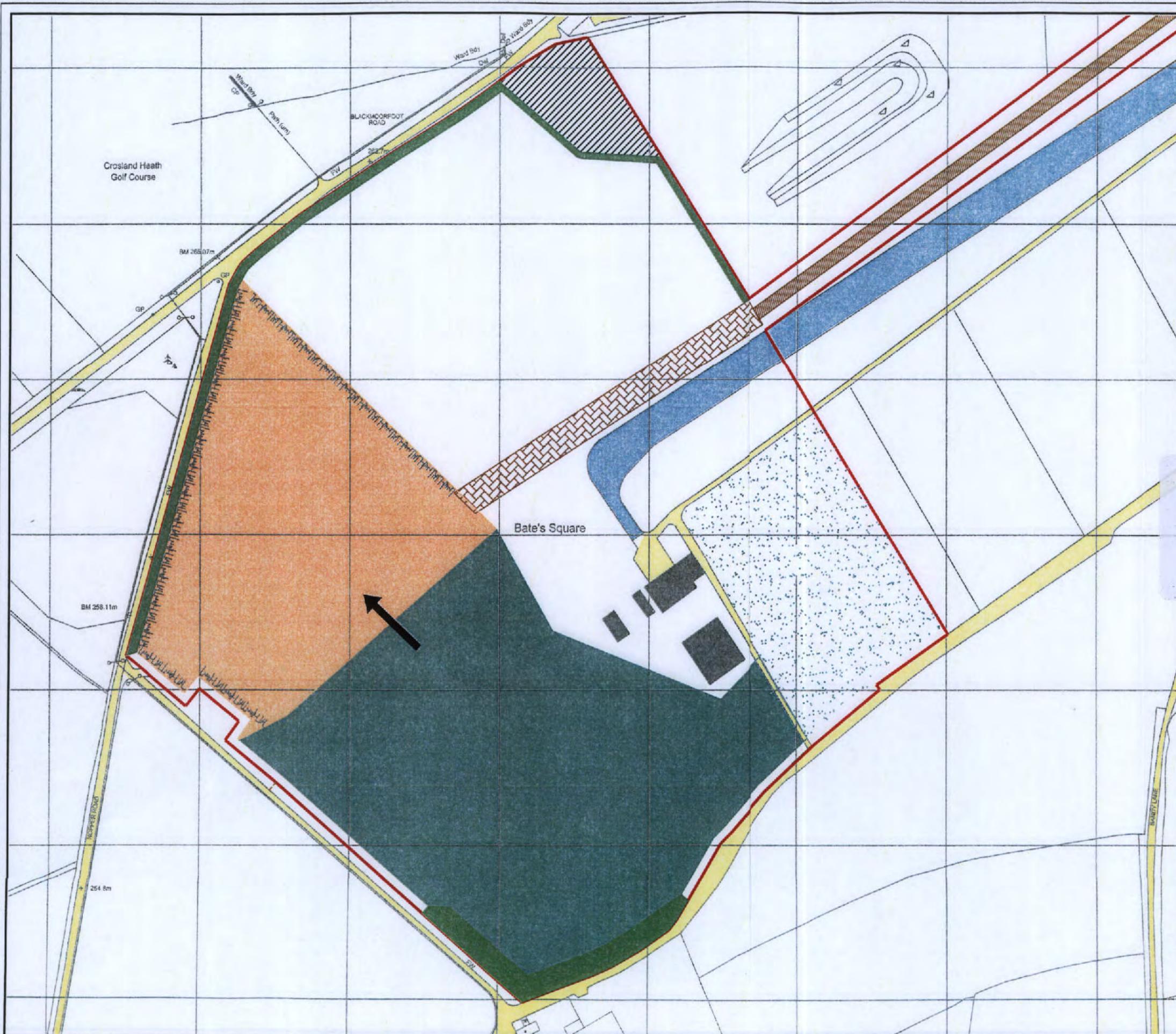
4m
8m
16m
100m

[When to scale of original plan, bar = 8cm]

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Project No. 09055	Dwg No. 11541/P12	Rev C
Date: February 2010	Scale: 1:2500 @ A3	

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- LEGEND**
- Planning Permission Boundary
 - Existing runway
 - Existing buildings
 - Public Highways and access
 - Screen Bunding
 - Direction of Phasing
 - Benched Quarry Face with Standoff at Surface
 - Phase 4 Extraction Area
 - Area to be Backfilled with Overburden from Phase 4 and Restored
 - Infilling and Restoration with Overburden from Phases 2 and 3
 - Approximate Alignment of Temporary Haul Road
 - Proposed Route of Concrete Hard Surface Haul Road (8m wide)
 - Area not worked

0m	Scale 1:50	4m
0m	Scale 1:100	8m
0m	Scale 1:200	16m
0m	Scale 1:250	100m

[When to scale of original plan, bar = 8cm]

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Project: CROSLAND MOOR QUARRY EXTENSION

Plan Title: PHASED EXTRACTION WITH RECLAMATION - PHASE 4

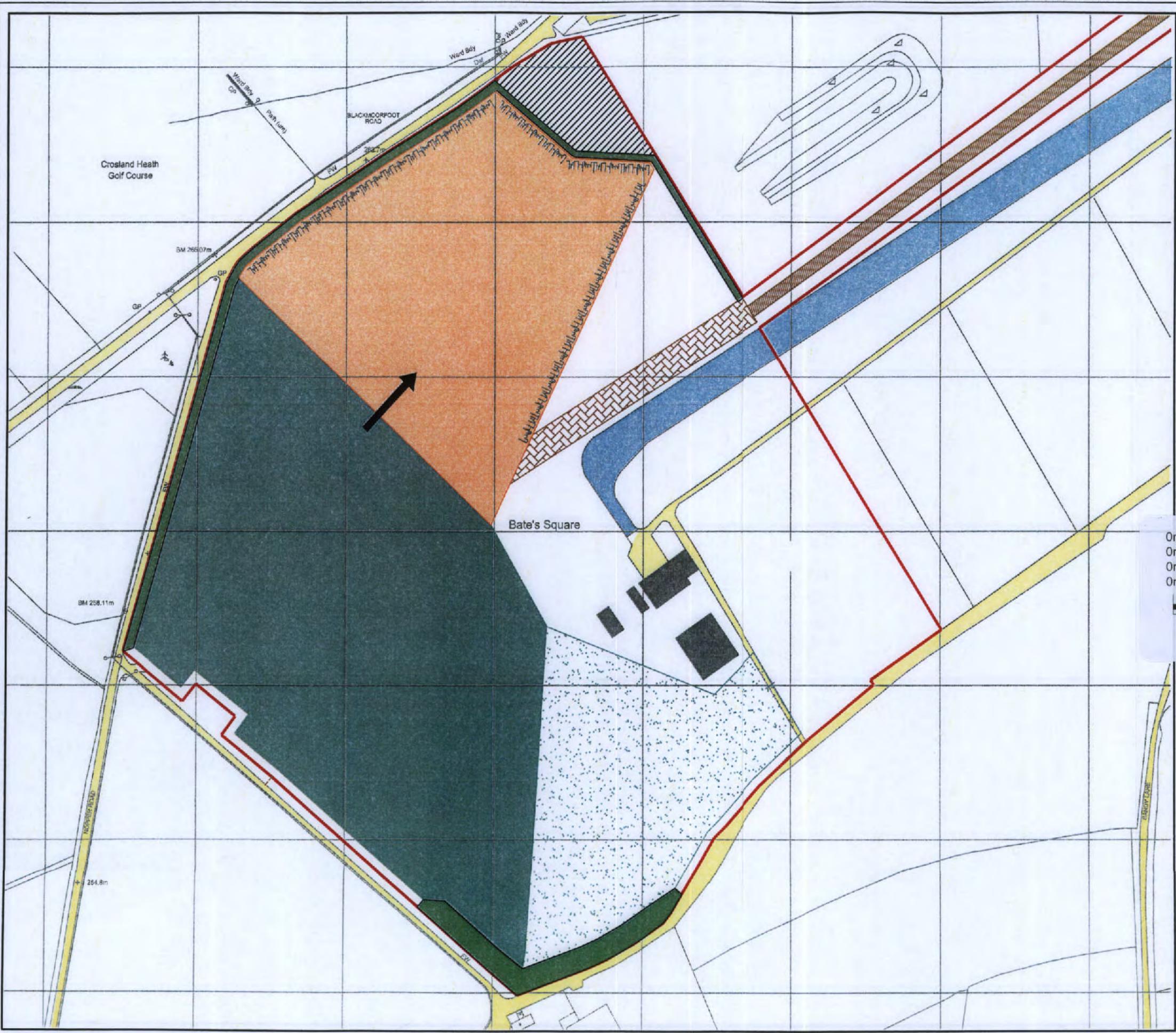
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Project No. 09055	Dwg No. 11541/P12/4	Rev A
Date: November 2009	Scale: 1:2500 @ A3	

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- LEGEND**
- Planning Permission Boundary
 - Existing runway
 - Existing buildings
 - Public Highways and access
 - Screen Bunding
 - ← Direction of Phasing
 - Benched Quarry Face with Standoff at Surface
 - Phase 5 Extraction Area
 - Area to be Backfilled with Overburden from Phase 5 and Restored
 - Infilling and Restoration with Overburden from Phases 3 and 4
 - Approximate Alignment of Temporary Haul Road
 - Proposed Route of Concrete Hard Surface Haul Road (8m wide)
 - Area not worked

Rev	Description	Date	Drawn	Chkd

Scale 1:50 4m
 Scale 1:100 8m
 Scale 1:200 16m
 Scale 1:1250 100m

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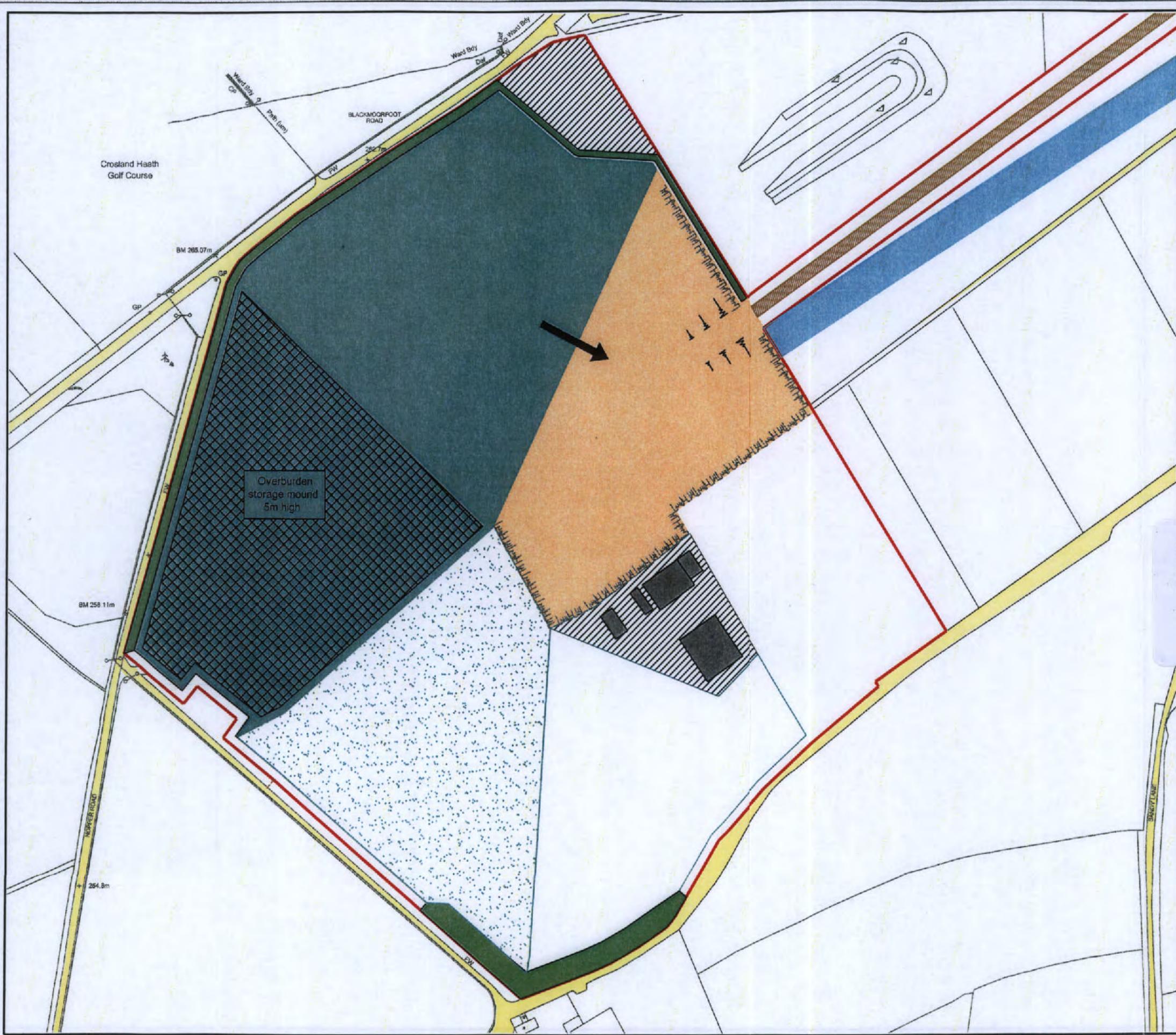
Project: CROSLAND MOOR QUARRY EXTENSION

Plan Title: PHASED EXTRACTION WITH RECLAMATION - PHASE 5

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Project No. 09055	Dwg No. 11541/P12/5	Rev A
Date: November 2009	Scale: 1:2500 @ A3	

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LEGEND

- Planning Permission Boundary
- Existing runway
- Existing buildings
- Public Highways and access
- Screen Bunding
- ← Direction of Phasing
- Benched Quarry Face with Standoff at Surface
- Phase 6 Extraction Area
- Area to be Backfilled with Overburden from Phase 6 and Restored
- Infilling and Restoration with Overburden from Phases 4 and 5
- Approximate Alignment of Temporary Haul Road
- Proposed Route of Concrete Hard Surface Haul Road (8m wide)
- Area not worked
- Overburden Storage Mound

Rev	Description	Date	Drawn	Chkd

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0m	Scale 1:100	8m
0m	Scale 1:200	16m
0m	Scale 1:1250	100m

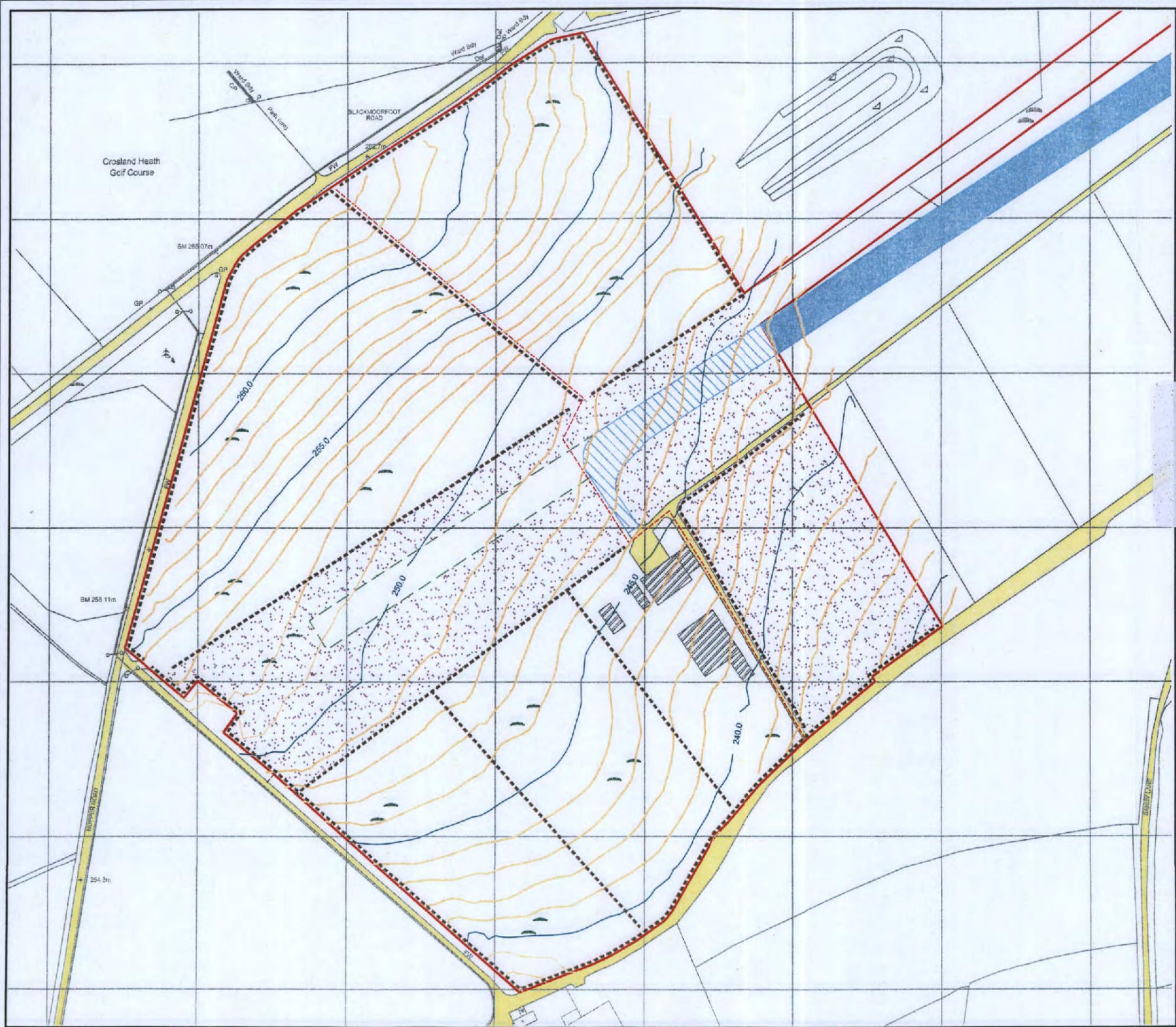
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Project: CROSLAND MOOR QUARRY EXTENSION
Plan Title: PHASED EXTRACTION WITH RECLAMATION - PHASE 6

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Project No. 09055	Dwg No. 11541/P12/6	Rev B
Date: February 2010	Scale: 1:2500 @ A3	

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- LEGEND**
- Planning Permission Boundary
 - Public Highways and access
 - Existing buildings
 - Indicative Reconstructed Buildings Layout
 - Existing runway
 - Reinstated Runway
 - Grassed Runway and Taxiing Area
 - Heathland
 - Species Rich Grassland
 - Reinstated Public Footpath
 - Proposed Drystone Walling and Repair of Existing

0m	Scale 1:50	4m
0m	Scale 1:100	8m
0m	Scale 1:200	16m
0m	Scale 1:1250	100m

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Project: CROSLAND MOOR QUARRY EXTENSION

Plan Title: OPTION 2 REDUCED LEVEL RECLAMATION CONCEPT

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Project No. 09055	Dwg No. 11541/P14/2b	Rev A
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APPENDIX P5

Summary of Updated Planning Conditions (ref. 2015/70/90640/W0)

CONDITION	PROPOSED CHANGE OR N/A
Time Limits	
1 'The extraction of all minerals, the removal of all buildings, plant and machinery and the restoration of the site for amenity woodland and pasture/heathland shall be completed by 31 December 2025'.	To change the completion date for 31 December 2025 to 31 December 2040.
Plans	
2 'A copy of this permission including all documents hereby approved and any other documents subsequently approved in accordance with this permission, shall always be on display on the site for inspection during normal working hours'.	N/A
3 'Unless otherwise agreed in writing by the Minerals Planning Authority the working, restoration and aftercare of the site shall be carried out in complete accordance with the following scheme and phasing plans:	
11541/P2/2A Rev A Application Area Nov. 2009	N/A
11541/P2/3 Ownership 17/12/02	Change to Plan P1: Site Location Plan and Ownership Plan
11541/P12 Rev C Phasing Scheme Feb.2010	Change to Plan P3: Overview of Phasing and Proposed Revised Scheme
11541/P12/1-3 Phased Extraction with Reclamation 24/01/03	N/A
11541/P12/4/5 Rev A Phased Extraction with Reclamation Nov. 2009	Change to Plan P4: Proposed Working Scheme
11541/P12/6 Rev B Phased Extraction with Reclamation Feb. 2010	Change to Plan P4: Proposed Working Scheme
11541/P28a Screen Bunding and Soil Stocks 09/10/03	N/A
11541/P14/2b Rev A Option 2 Reduced Level Restoration Scheme Nov. 2009	Change to Plan P5: Updated Restoration Masterplan
11541/P17a Noise Monitoring Positions 09/10/03	N/A
11541/P27a Dust Suppression 09/10/03	N/A
11541/p30 Location of Quarry Buildings to be Demolished and Reconstructed 13/10/03	N/A
2302.01 Airfield Dwellings Plans and Elevations 10/03	N/A
2302.02 Floor Plans and Elevations as Existing 10/03	N/A
2302.03 Hangar Plans and Elevations 10/03	N/A
and supporting statement submitted with application 2003/62/91691/W0, the Geotechnical Stability Assessment dated Nov. 2009 (Ref: 09055), the Supporting Statement dated March 2015 and with conditions below which shall in all cases take precedence.	To add the Planning Statement (July 2025) to the list.
Prior cessation	
4 'In the event of cessation of winning and working of minerals prior to the achievement of the completion of the approved scheme, which in the opinion of the Mineral Planning Authority constitutes a permanent cessation within the terms of paragraph 3 of Schedule 9 of the Town and Country Planning Act 1990, a revised reclamation scheme to include details of restoration and aftercare and a timetable for implementation in accordance with the details contained in the schemes referred to in Conditions 28 and 39 below shall be submitted to and approved in writing by the Mineral Planning Authority within 6 months of the cessation of winning and working of minerals. The approved revised reclamation scheme shall be fully implemented within the approved timetable'.	N/A

CONDITION	PROPOSED CHANGE OR N/A
Access	
5 'Unless otherwise agreed in writing by the Mineral Planning Authority the sole means of vehicular access and egress from the site shall be along the dedicated concrete hard surfaced haul road which has been constructed between the permitted site and Moorfield Quarry. This haul road shall be retained in operational condition for the duration of mineral extraction and restoration operations'.	N/A
6 'Unless otherwise agreed in writing by the Mineral Planning Authority no commercial vehicles shall enter the public highway from the permitted site unless their wheels and chassis have been cleaned to prevent material being deposited on the highway'.	N/A
7 'Unless otherwise agreed in writing by the Mineral Planning Authority the total tonnage of material exported from and imported to land edged blue on approved plan no 11541/P2/3 'Ownership', shall not exceed 2500 tonnes per day in total, such limit to include materials exported from the application site, Waterholes Extension, Moorfield, Waterholes and Wellfield Quarries'.	Replace the approved plan, Drawing No.11541/P2/3: Ownership (dated 17/12/02) with Plan P1: Site Location Plan and Ownership Plan.
Land Stability	
8 'No mineral extraction shall take place within the additional excavation area hatched black on plan no.11541/P12 Rev C until the design and construction details of all temporary and permanent highway retaining structures within the site have been submitted to and approved in writing by the Local Planning Authority. The details shall include a design statement, all necessary ground investigations on which design assumptions are based on, method statements for both temporary and permanent works and removal of any bulk excavations, structural calculations and all associated safety measures for the protection of adjacent public highways, footpaths, culverts, adjoining land, and areas of public access. All highway retaining structures shall be constructed in accordance with the approved details and shall be so maintained throughout the life of the development unless otherwise agreed in writing by the Local Planning Authority'.	N/A
Working programme, phasing and direction of working	
9 'Unless otherwise agreed in writing by the Mineral Planning Authority the site shall be worked in 6 phases in accordance with approved plan 11541/P12 Rev C 'Phasing Scheme' and approved plan series 11541/P12/1-3, 11541/P12/4/5 Rev A and 11541/P12/6 Rev B 'Phased Extraction with Reclamation'.	<ul style="list-style-type: none"> • Approved plan, Drawing No.11541/P12 (Rev C): Phasing Scheme (dated Feb 2010) to be replaced by Plan P3: Overview of Phasing and Proposed Revised Scheme. • Approved plans, Drawing No.11541/P12/4/5 (Rev A) and Drawing No.11541/P12/6 (Rev B) to be replaced with Plan P4: Proposed Working Scheme. • As of July 2025, much of the Site has already been worked and restored. Phases 1 to 3 are located in the southern part of the main Site area. Hence, there is no requirement to amend the approved plan, Drawing No.11541/P12/1-3.
10 'Prior to the commencement of mineral extraction, screen mounds shall be constructed of clean subsoil to a maximum height of 2 metres in locations C and D as indicated on approved plan 11541/P28a 'Screen Bunding and Soil Stocks'. These mounds shall be seeded to grass and maintained in a tidy and weed-free condition for the life of the site. They shall be removed upon completion of backfilling of Phase 6 and the subsoil used in the restoration of the site'.	N/A
11 'Unless otherwise agreed in writing by the Mineral Planning Authority no more than 20% of the mineral reserves located above the basal siltstone shown in borehole logs CM4-CM95 indicated on plan no.11541/P8 'Core Test Holes' shall be removed from the permitted site and the remaining 80% of rock shall be used in the restoration of the site'.	Alter from 20% of the mineral reserves to read no more than 50% of the remaining mineral reserves etc.
12 'No working shall take place within the quarry below the proposed shale extraction layer indicated on plan no. 11541/P2/2/A Rev A'.	N/A

CONDITION	PROPOSED CHANGE OR N/A
13 'Unless otherwise agreed in writing by the Mineral Planning Authority a strip of land having a minimum width of 3 metres shall remain unworked inside the dry stone walls on the boundary of the site. Likewise, a strip of land having a minimum width of 6 metres shall remain unworked adjacent to the public footpath running along the boundary of the site with Blackmoorfoot Road and Nopper Lane'.	N/A
14 'Notwithstanding the information submitted in support of this application, unless otherwise agreed in writing by the Mineral Planning Authority no minerals or mineral waste shall be stored above ground level and no overburden shall be stockpiled above the height of perimeter screen bunds'.	Updated to allow the storage of minerals or mineral waste above ground level and the stockpile of overburden (above the height of perimeter screen bunds) which may occur during the Proposed Development. This reflects the current Site situation.
15 'Unless otherwise agreed in writing by the Mineral Planning Authority no crushing or screening operations shall take place on the permitted site'.	Updated to allow crushing or screening operations to take place at Airfield Quarry. This will involve a mobile screener and crusher being operated within the Site.
16 'Unless otherwise agreed in writing by the Mineral Planning Authority quarry waste from phase 1 indicated on approved plan no. 11541/P12/1 shall be used to backfill the adjacent existing quarry void. Subsequently, each phase of the working shall be backfilled using overburden excavated from the following phase to achieve the contours shown in approved plan 11541/P14/2b Rev A 'Option 2 Reduced Level Restoration Scheme'. Materials excavated from the haul road ramp adjacent to Moorfield Quarry indicated by brown hatching on approved plan no.11541/P2/3 'Ownership' shall be used to backfill phase 6 to complete the proposed Reduced Level contours. There shall be no other importation of mineral or waste to the site without the written permission of the Mineral Planning Authority'.	Updated to allow each Phase of the working to be either backfilled using waste rock/fines from the processing operation excavated from the following Phase or to be restored using inert waste imported to the Site. Materials excavated from the haul road ramp adjacent to Moorfield Quarry will continue to be used to backfill Phase 6.
17 'A detailed scheme of mineral working and backfill shall be submitted to the Mineral Planning Authority 12 months after the date of commencement referred to in Condition 1 above and every 12 months thereafter until completion of mineral working and backfill. Unless otherwise agreed in writing the scheme shall provide for: (a) a plan indicating the lateral extent, location and direction of mineral extraction to be undertaken over the following 12 months; (b) typical cross-sections of the extraction to be undertaken during the following 12 months including an indication of the maximum depth of excavation; (c) a plan indicating the lateral extent, location and direction of backfilling to be undertaken over the following 12 months to achieve proposed backfill contours (Contours indicated on approved plan 11541/P14/2b Rev A less 500 mm to allow for proposed soil depth); (d) a survey plan indicating the location and extent of mineral extraction and location, lateral extent and finished levels of backfill achieved during the previous 12 months; (e) details of any ancillary operations, eg stone splitting, hand dressing, location, duration and equipment. Every year the developer shall arrange a site meeting to be held within 1 month of the date of submission of the annual working programme to discuss the programme and to review progress to which the Mineral Planning Authority shall be invited'.	Replace the approved plan, Drawing No.11541/P14/2b (Rev A): Option 2 Reduced Level Restoration Scheme (dated Nov 2009) with Plan P5: Updated Restoration Masterplan.
18 'From the date of this permission the operator shall maintain records of monthly production and mineral extraction, and shall make available to the Mineral Planning Authority on a 6 monthly basis the total tonnage of mineral product extracted from the permitted site within the previous 6 month period. All records shall be kept for inspection for at least 24 months'.	N/A
Water protection and pollution prevention	
19 'There shall be no discharge of foul or contaminated waste from the site into either groundwater or any surface waters'.	N/A
20 'Any facilities for the storage of oils, fuels, or chemicals shall be sited on impervious bases and surrounded by impervious bund walls. The volume of the bunded compound shall be at least equivalent to the capacity of the tank plus	N/A

CONDITION	PROPOSED CHANGE OR N/A
<p>10%. If there is multiple tankage, the compound shall be at least equivalent to the capacity of the largest tank, or the combined capacity of interconnected tanks, plus 10%. All filling points, vents, gauges and sight glasses shall be located within the bund. The drainage system of the bund shall be sealed with no discharge to any watercourse, land or underground strata. Associated pipework shall be located above ground and protected from accidental damage. All filling points and tank overflow pipe outlets shall be detailed to discharge downwards into the bund'.</p>	
<p>Soil stripping and storage</p>	
<p>21 'The full depth of topsoil and subsoil on existing agricultural land within the application site shall be stripped separately prior to the removal of overburden or mineral from each phase of working and stored separately in areas to be approved in writing with the Mineral Planning Authority'.</p>	N/A
<p>22 'The stripping, movement and replacement of topsoil and subsoil shall only be carried out under sufficiently dry and friable conditions to avoid smearing and compaction and to ensure all available soil resources are recovered'.</p>	N/A
<p>23 'The Mineral Planning Authority shall be supplied with a plan indicating the areas stripped of soils, the location of each soil storage mound and an estimate of the quantity of soil stored shall be provided in writing to the Mineral Planning Authority within one month of the date soil stripping commenced'.</p>	N/A
<p>24 'Topsoil, subsoil or other soil making materials which have been approved for use in progressive restoration shall be stored according to their quality in separate mounds that do not overlap. Topsoil storage mounds shall not exceed 3 metres in height and subsoil storage mounds shall not exceed 5 metres in height. Once formed, all mounds in which soil is to be stored for more than 6 months, or over the winter period, shall be grass seeded in accordance with a specification approved beforehand by the Mineral Planning Authority, to minimise erosion and weed infestation. Any invasive weeds shall be regularly controlled'.</p>	N/A
<p>25 'Topsoil stripped from phase 1 of the extraction and the haul road shall be used in the restoration of the landfilled area of Wellfield Quarry indicated by a brown line on Plan C appended to the Section 106 agreement dated 9 June 2006 relating to planning permission 2003/62/91691/W0. Any surplus topsoil not required for this purpose shall be stored for use during the restoration of Wellfield/Waterholes Quarry. Thereafter, topsoil shall not be removed from the permitted site without the prior written approval of the Mineral Planning Authority. Sufficient topsoil must be retained on site to provide a minimum depth of 250mm during the phased restoration of all pasture areas in accordance with approved plan no 11541/P14/2b Rev A'.</p>	To replace the approved plan, Drawing No.11541/P14/2b (Rev A) with Plan P5: Updated Restoration Masterplan.
<p>26 'Subsoil stripped from phase 1 of the excavation and the haul road shall be used to form screening mounds to a maximum height of 2 metres in locations C and D as shown in approved plan no 11541/P28a 'Screen Bunding and Soil Stocks'. The remaining subsoil from phase 1 and the haul road shall be stored in Wellfield Quarry in location B as shown in approved plan no 11541/P28a. Unless otherwise agreed in writing with the Mineral Planning Authority subsoil used to form screening mounds C and D and subsoil stored in location B shall be retained and returned to the site for use in the final phase of restoration'.</p>	N/A
<p>27 'Details of the location of temporary soil storage mounds shall be submitted to and approved in writing by the Mineral Planning Authority prior to stripping each phase of the working area, and the Mineral Planning Authority shall be supplied with a plan indicating the areas stripped of topsoil, subsoil and overburden and the location of each mound. If it is necessary to stockpile subsoil or overburden on areas that have not been previously stripped of soil, topsoil shall be removed from the areas to be occupied by subsoil mounds and both topsoil and subsoil shall be removed from areas to be used for storage of overburden'.</p>	N/A
<p>Restoration</p>	
<p>28 'After completion of mineral extraction in each phase the site shall be progressively restored to grassland and/or moorland in accordance with approved plan no 11541/P14/2b Rev A and a detailed scheme to be submitted for the</p>	<ul style="list-style-type: none"> • Replace the approved plan, Drawing No.11541/P14/2b (Rev A): Option 2 Reduced Level Restoration Scheme

CONDITION	PROPOSED CHANGE OR N/A
<p>approval of the Mineral Planning Authority within 6 months of the date of this permission. Unless otherwise agreed in writing the submitted scheme shall provide for:</p> <p>a) the phasing and direction of backfilling of the site with overburden from the following phase;</p> <p>b) the removal of plant, machinery, haul roads and fences;</p> <p>c) spreading a minimum depth of 350mm subsoil and 250mm topsoil over the backfilled overburden in agricultural grassland areas;</p> <p>d) spreading a minimum depth of 500mm subsoil or sandy overburden over the backfilled material on areas to be restored to moorland;</p> <p>e) ripping of any compacted layers of subsoil to ensure adequate drainage and aeration prior to spreading topsoil;</p> <p>f) details of cultivation techniques and equipment to be used;</p> <p>g) final levels and contours of the restored land graded to blend in with those of the surrounding land to prevent ponding and promote good surface water drainage;</p> <p>h) provision of temporary surface water drainage ditches at the boundary of phases 2, 3 and 4 with phase 6 where the Reduced Level contours cause a risk of ponding;</p> <p>i) grass seeding of any areas to be returned to agriculture including seed mixture;</p> <p>j) details of the restoration to moorland including seeding and planting details, sources of heather and management;</p> <p>k) removal of all storage mounds;</p> <p>l) reconstruction of drystone walls and provision of gates in the local style;</p> <p>m) programme of works and timescales;</p> <p>n) making safe all residual quarry faces’.</p>	<p>(dated Nov 2009) with Plan P5: Updated Restoration Masterplan.</p> <ul style="list-style-type: none"> Condition 28 requires a detailed scheme including items (a) to (n) to be submitted for the approval of KC within six months of the date of the permission. This would be submitted to KC should permission be granted.
<p>Soil Replacement during Restoration</p>	
<p>29 ‘The final surface of backfilled quarry overburden in each phase shall be graded to provide an even surface 500mm lower than the agreed final contours’.</p>	<p>N/A</p>
<p>30 ‘The spreading of subsoil and topsoil shall only be carried out when the material is in a dry and friable condition and in sufficient time for subsoil ripping, cultivation and seeding to take place under suitable weather conditions before the end of September’.</p>	<p>N/A</p>
<p>31 ‘In each phase subsoil shall be spread to the depths specified in Condition 28 using a backacter so as to avoid running over the spread soil. If running over the spread soil with wheeled plant and vehicles is unavoidable all areas which have been trafficked with wheeled machines shall be subsoil ripped to a depth of 450mm at spacings of not more than 750mm to relieve any compaction. In areas that are to receive topsoil, subsoil ripping shall be carried out prior to the spreading of topsoil. All stones and any other object larger than would pass through a wire screen mesh with a spacing of 75mm shall be removed from the surface of the soil. The Mineral Planning Authority shall be notified in writing when the works required in this condition have been completed’.</p>	<p>N/A</p>
<p>32 ‘On receipt of the written approval of the Mineral Planning Authority for the works required by Condition 31 above, topsoil shall be spread over the surface of the areas to be restored to agriculture to the depth specified in Condition 28. The Mineral Planning Authority shall be notified in writing when the works required in this condition have been completed’.</p>	<p>N/A</p>
<p>33 ‘Unless otherwise agreed in writing by the Mineral Planning Authority, in each phase a grass sward shall be developed in those areas of the site to be restored to grassland, and a grass, heather and wildflower sward on those areas of the site to be restored to moorland in the first available growing season’.</p>	<p>N/A</p>
<p>34 ‘If in any part of the restored area a satisfactory grass growth is not obtained as a result of the initial sowing, such part shall be cultivated and reseeded, after the correction of any nutrient deficiencies in the soil, during the next growing season and such work shall be repeated until a satisfactory sward is established’.</p>	<p>N/A</p>

CONDITION	PROPOSED CHANGE OR N/A
35 'Within 2 months of the restoration and seeding of each phase the operator shall submit to the Mineral Planning Authority a plan with contours at sufficient intervals to indicate the final restored form of the site together with a record of the depth and composition of the reinstated soil profiles'.	N/A
36 'Unless otherwise agreed in writing by the Mineral Planning Authority upon completion of restoration in the final phase, when all subsoil has been returned to site, the route of the haul road between the application site and Moorfield Quarry shall be broken out and all concrete hardstanding and other road construction materials removed. The route of the haul road between the application site and Moorfield Quarry shall then be subsoil ripped to relieve compaction prior to being spread with subsoil and topsoil and seeded to grass in accordance with Conditions 28 - 34 above'.	N/A
Aftercare	
37 'An outline aftercare scheme detailing the steps which may be necessary over the aftercare period of 5 years to bring each restoration phase to the required standard for use for agriculture or for moorland shall be submitted to the Mineral Planning Authority at least 3 months prior to the completion of replacement of all restoration soils on any phase of the permitted development'.	N/A
38 'The aftercare scheme submitted in accordance with Condition 37 above shall be fully implemented and shall provide details of: a) the person responsible for implementing the aftercare scheme; b) a plan showing each area subject to aftercare, with demarcation of any areas having different aftercare steps or management proposals; c) the steps to be carried out in each area during the aftercare period and their timing within the overall programme, submitted to the Mineral Planning Authority in the form outlined at Box 5 of Mineral Planning Guidance Note 7 (MPG7); d) detailed programme for the first year of aftercare in accordance with the requirements identified at Box 6 in MPG7'.	N/A
39 'Following compliance with Condition 38 above, a detailed annual aftercare programme shall be submitted to the Mineral Planning Authority before 31 August in each year of aftercare of any phase. The programme submitted shall amplify the outline aftercare scheme for works to be carried out in the following 12 months, including any modifications to the original proposals, and shall comply with the requirements identified in Box 6 of MPG7, and the approved scheme shall be fully implemented'.	N/A
40 'Every year during the aftercare period the developer shall arrange a site meeting to be held every year before 30 November to discuss the report prepared in accordance with Conditions 38 and 39 above to which the following parties shall be invited: a) the Minerals Planning Authority; b) all owners of the land within the site; c) DEFRA'.	N/A
Protection of Amenity	
41 'Noise screening mounds shall be constructed in accordance with Condition 26 using subsoil stripped from the first phase of mineral working and maintained until mineral extraction has ceased'.	N/A
42 'Except in emergencies to maintain safe quarry working, which shall be notified to the Mineral Planning Authority as soon as practicable, or unless otherwise agreed in writing by the Mineral Planning Authority: a) no operations, other than water pumping, servicing and environmental monitoring shall be carried out on the site except between the following times: 0730-1800 Mondays to Fridays 0730-1300 Saturdays b) no operations other than water pumping and environmental monitoring shall take place on Sundays and Bank/Public Holidays'.	N/A
43 'The site attributable free field equivalent continuous A weighted sound pressure level (LAeq,T) when measured at a height of 1.3-1.5m above ground and at least 3.5m from any reflecting structure other than the ground, measured at or projected to any noise sensitive property, including residential accommodations and buildings housing farm animals as	N/A

CONDITION	PROPOSED CHANGE OR N/A
<p>shown on approved plan no 11541/P17a 'Noise Monitoring Positions', or at equivalent positions agreed with the Mineral Planning Authority, shall not exceed:</p> <p>a) 70dB(A) in any one hour period at any noise sensitive property during exceptionally noisy operations such as the construction and removal of screen mounds and soil stripping and replacement, as agreed in advance with the Mineral Planning Authority (this noise limit is only permitted for a maximum of 8 weeks in any 12 month period);</p> <p>b) 45 dB(A) in any one hour period at any noise sensitive property, during all other site operations'.</p>	
<p>44 'Except with the prior written approval of the Mineral Planning Authority, exceptionally noisy operations (as defined in Condition 43) shall only be carried out between the hours of: 0900-1730 Mondays to Fridays. 0900-1230 Saturdays and at no time on Sundays or Bank Holidays'.</p>	N/A
<p>45 'All vehicles, plant and machinery operated within the site shall be maintained in accordance with the manufacturer's specifications at all times, and shall be fitted with and use effective silencers'.</p>	N/A
<p>46 'All vehicle reversing warning systems and/or alarms shall be operated in accordance with specifications to be submitted to and approved in writing with the Mineral Planning Authority within one month of the date of this permission'.</p>	N/A
<p>47 'Unless otherwise agreed in writing by the Mineral Planning Authority there shall be no blasting on the site'.</p>	N/A
<p>48 'Unless otherwise agreed in writing by the Mineral Planning Authority noise monitoring/management at the site shall be carried out in accordance with the 'Noise Management and Monitoring Scheme' dated July 2010 produced by Silkstone Environmental Ltd. The operator shall retain the results of noise monitoring for a minimum of 12 months for inspection by the Mineral Planning Authority'.</p>	N/A
<p>49 'The water spray system which has been installed on the haul road as indicated on approved plan no 11541/P27a 'Dust Suppression' shall be retained in operational condition for the duration of mineral extraction and restoration operations at the site'.</p>	N/A
<p>50 'Unless otherwise agreed in writing by the Mineral Planning Authority dust suppression at the site shall be carried out in accordance with the 'Dust Management and Monitoring Scheme' dated July 2010 produced by Silkstone Environmental Ltd'.</p>	N/A
<p>51 'Unless otherwise agreed in writing by the Mineral Planning Authority dust monitoring at the site shall be carried out in accordance with the 'Dust Management and Monitoring Scheme' dated July 2010 produced by Silkstone Environmental Ltd. The operator shall retain the results of dust monitoring for a minimum of 12 months for inspection by the Mineral Planning Authority'.</p>	N/A
<p>52 'Unless otherwise agreed in writing by the Mineral Planning Authority the site shall not be used for the storage of waste skips or containers or other plant and equipment not directly associated with the operation of the quarry'.</p>	N/A
<p>53 'Notwithstanding the provisions of parts 19 and 20 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order, 1995 (or any Order amending, replacing or re-enacting that Order) no fixed plant or machinery, buildings, structures and erections, or private ways which would project above natural ground levels shall be erected, extended, installed or replaced at the quarry without the prior approval in writing of the Mineral Planning Authority'.</p>	N/A
<p>54 'All crushing and screening plant which is used in the processing of any mineral from the land within the area indicated by a blue line on approved plan no. 11541/P2/3 'Ownership' shall be located in Moorfield Quarry indicated by green hatching on approved plan no. 11541/P2/3 'Ownership' and unless otherwise agreed in writing with the Mineral Planning Authority no such plant shall be subsequently located outside Moorfield Quarry'.</p>	To be updated to allow crushing and screening plant to be allowed at Moorfield Quarry as described in Condition 54 and also at Airfield Quarry.
Cultural Heritage	
<p>55 'Within 1 month of the date of this application the applicant shall submit a scheme and programme of archaeological investigation works for the approval of the Mineral Planning Authority. This scheme shall provide for the inspection,</p>	N/A

CONDITION	PROPOSED CHANGE OR N/A
<i>recording and photographing of all drystone walls to be removed during the course of the works. A drawn and photographic record shall be made of all existing stone walls on the site'.</i>	
Reinstatement of Buildings on Site	
56 <i>'With regard to the reinstatement of buildings on site, the development hereby permitted shall be carried out in complete accordance with the approved plans and specifications listed below except as may be required by other conditions. 2302.01 Airfield Dwellings Plans and Elevations. 2302.02 Floor Plans and Elevations as Existing. 2302.03 Hangar Plans and Elevations'.</i>	N/A
57 <i>'With regard to the reinstatement of buildings on site, no development shall take place until samples of all facing and roofing materials have been submitted to and approved in writing by the Local Planning Authority, and the development shall be constructed of the approved materials'.</i>	N/A

APPENDIX P6

Climate Change Statement

Part 1: Applicant Details		
Name of applicant/agent	Applicant	Johnsons Wellfield Limited
	Agent	Bright & Associates
Site Address	Airfield Quarry, Crosland Hill, Huddersfield HD4 7AB	
Description of Development	The Proposed Development involves the removal of mineral reserves on site (block stone) and remaining rock fines to be used as part of site restoration. The processing of crushed rock will be undertaken on site. Whilst non-hazardous waste (including inert soils) will be imported to the Site to compensate for the mineral extracted and in order to facilitate restoration. This will consist of a phased 15 year operation based on the importation of 50,000tpa. The completion date of all mineral working and subsequent restoration etc. would be changed from 31 December 2025 to 31 December 2040.	
Part 2: Climate Change Mitigation measures		
Please respond to the following questions considering the measures set out in the Climate Change Guidance note:		
Q1: What measures have been/will be taken to reduce the energy demand associated with your proposed development beyond the minimum required in Building Regulations? (See section 2)		
The measures listed in Table A – Measures to reduce energy demand of the Planning Applications Climate Change Guidance (June 2021) are not applicable in this instance.		
Q2: What measures have been/will be taken to limit the carbon consumed through the implementation and construction processes, e.g. by reusing existing on-site materials or sourcing materials locally? (See section 3)		
The planning consent would allow the processing of crushed rock on site at Airfield Quarry. Presently, this is undertaken at Wellfield Quarry. The Site will use available non-hazardous waste (including inert soils) to compensate for the mineral extracted, thus, achieving a landform comparable to the permitted scheme. Hence, this approach would be a practical solution and it would also be supportive of national and local planning policy by upholding sustainable principles.		
Q3: What measures have been/will be taken to utilise renewable or low carbon energy sources? (See section 4)		
The measures listed in Table C - Technologies to consider for renewable and low carbon energy of the Planning Applications Climate Change Guidance (June 2021) are not applicable in this instance.		
Q4: What measures have been/will be taken to ensure the building design and layout has been optimised to energy efficiency beyond the minimum requirements in Part L of the Building Regulations ? (See section 5)		
The measures listed in Table D - Measures to maximise energy efficiency in building design, Table E - Measures to improve energy efficiency through site layouts and Table F - Measures for non-residential development of the Planning Applications Climate Change Guidance (June 2021) are not applicable in this instance.		
Q5: What measures have been/will be taken to reduce potential impacts of flooding associated with your proposed development? (See section 6)		
<ul style="list-style-type: none"> • The Site is located in Flood Zone 1 which indicates a low probability of flooding (Environment Agency). • Temporary drainage and runoff will be managed on a daily basis. This will be in accordance with current guidance and accepted site practices. This replicates the same approach currently adopted at Airfield Quarry. 		
Q6: What measures have been/will be taken to reduce water stress associated with your proposed development? (e.g. Water retention and minimisation measures) (See sections 7 and 8)		
The measures listed in Table H - Measures for Water Saving and Table I - Measures for water retention of the Planning Applications Climate Change Guidance (June 2021) are not applicable in this instance.		
Q7: What measures have been/will be taken to provide biodiversity net gains? (See section 8)		
The measures listed in Table J - Measures for Landscaping and biodiversity of the Planning Applications Climate Change Guidance (June 2021) are not applicable in this instance.		
Q8: What measures have been/will be taken to reduce air pollution associated with your proposed development? (See section 9)		
The Dust Mitigation Plan (November 2022) has been prepared by Johnsons Wellfield Limited (the Applicant).		

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