



Minerals and Waste Joint Plan

Discounted Sites Summary Document

October 2016

1 Introduction

- 1.1 This document presents information about those sites and areas which have been discounted from allocation in the Minerals and Waste Joint Plan following assessment, with summary reasons for that decision.
- 1.2 The sites and areas have been assessed in line with a Site Identification and Assessment Methodology produced to support the Plan, which is available to view at: <https://www.northyorks.gov.uk/planning-and-conservation/planning-policy/planning-policy-minerals-and-waste/minerals-and-waste-joint-plan/evidence-base>. Assessment has included Sustainability Appraisal and a range of other assessments. Responses to the consultation on the Issues and Options Consultation, Supplementary Sites Consultation and Preferred Options Consultation have also been considered as part of the overall process of assessing the sites and areas.
- 1.3 A view has been taken with regard to which are considered suitable to take forward for inclusion in the Plan and which should be discounted. Sites and areas have been discounted for a variety of reasons. In some cases these include matters relating to the relationship between the proposals and the strategic priorities or requirements for that particular mineral resource or waste facility. In some cases reasons relate to the potential for significant adverse impacts if the site were to be developed for the proposed use, as highlighted by the key sensitivities identified, including through the consultation and sustainability appraisal processes. In order to present a more comprehensive package of information, notwithstanding that the sites are discounted from allocation in the Plan, Appendix 1 to this document provides details about what key aspects (such as environmental impacts) were identified as potentially needing mitigation if the site, or area, were nevertheless to be subject of a planning application for the proposed use.
- 1.4 In a small number of cases, some land originally included within a site put forward for allocation has not been included within a site allocated in the Plan, where it was considered that there was particular justification for its exclusion from the allocation. This document also provides summary information on the reasons for excluding these areas, where relevant.
- 1.5 For information purposes only, details of those sites which have been withdrawn by submitters from the site selection process are also provided at the end of this document in Appendix 2. It should be noted though that, once withdrawn, those sites were not progressed further through the site assessment process.

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CITY OF YORK				
	No Sites Discounted or excluded			-

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NORTH YORK MOORS NATIONAL PARK			
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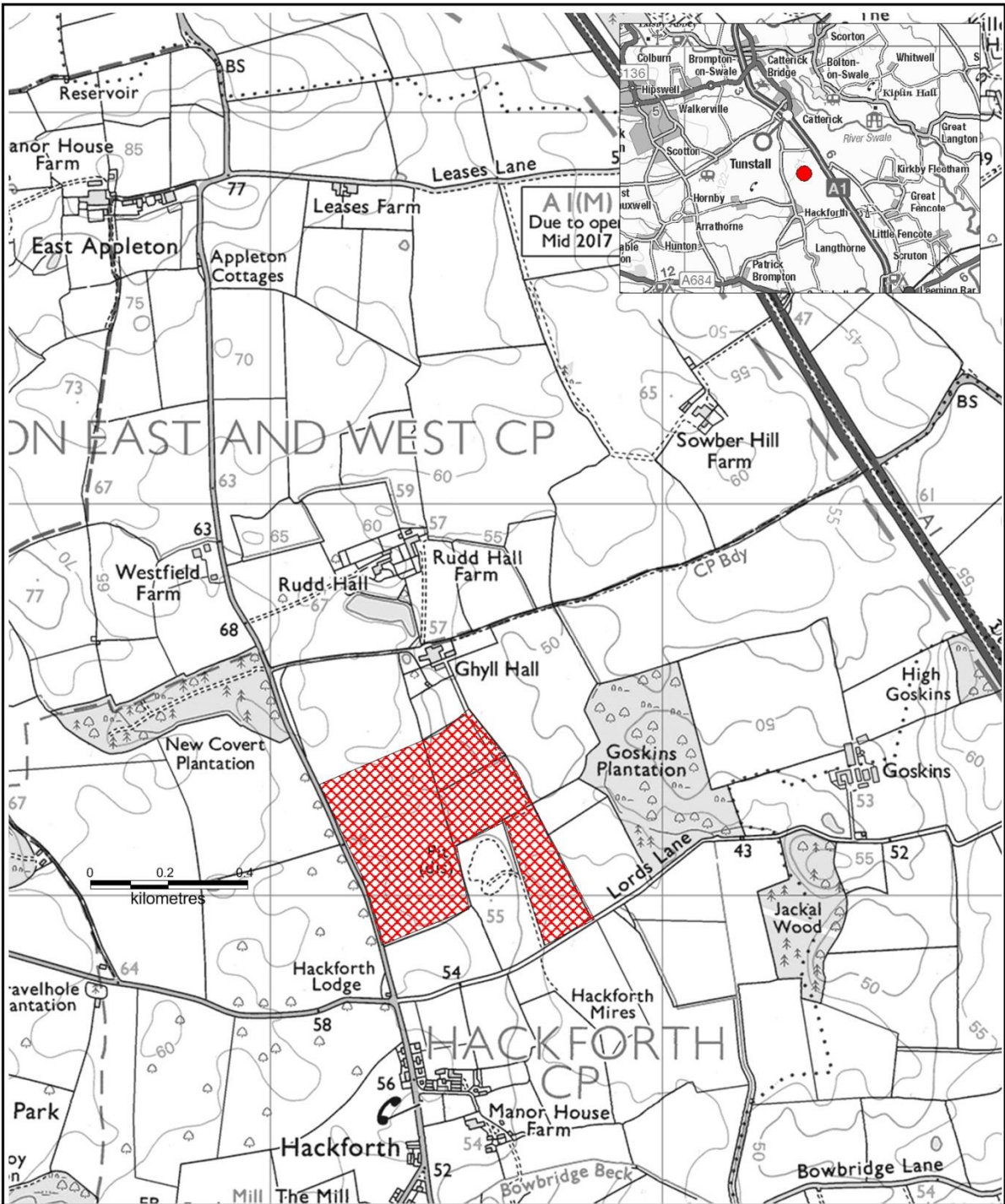
APPENDIX 2 - WITHDRAWN SITES



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LAND TO SOUTH OF CATTERICK

Site reference	MJP17
Nature of Planning Proposal	
Extraction of sand and gravel from a new extraction site	
Location of Land	Land to south of Catterick (between Ghyll Hall; Hackforth Lodge; Lords Lane and Goskins Plantation)
(Grid Reference)	(424442 494164)
District	Hambleton
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	AMEC (on behalf of Lafarge – now known as Tarmac)
Landowner	Landowners support submission
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	1,200,000 (submitter information)
Minerals Annual Output (tonnes)	Estimate of 150,000 -250,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	20.58
Estimated date of commencement	Not known yet, but likely to be in later part of the Joint Plan period as submitter is promoting the site as a replacement for the existing Scorton quarry and the Killerby (MJP21) site once those reserves have been exhausted
Proposed Life of Site	Unknown at present
Proposed Access	Not known yet, but will take account of the new mid-Catterick A1(M) roundabout in order to access the strategic road network and potentially use Lords Lane to access the Local Access Road.
Light vehicles (two-way daily movements)	Estimate of 10-18 two-way daily movements (based on estimate of annual output)
HGVs (two-way daily movements)	Estimate of 72-121 two-way daily movements (based on estimate of annual output)

Possible site restoration and aftercare (if applicable)	No detailed design yet, but may include lake(s), fen, conservation grassland, agriculture and woodland
Other information (if applicable)	For information about the allocated area of MJP17 see Appendix 1 to the Minerals and Waste Joint Plan
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: Swale Lakes SSSI, protected species, potential habitats • Potential impact on best and most versatile agricultural land • Heritage asset issues, including proximity to and impact on: Scheduled Monuments including Baines settlement, WWII fighter pens and round barrow, archaeological remains, Listed Buildings including Rudd Hall and Ghyll Hall, Registered and unregistered park and gardens, including Hornby Castle Park • Landscape and visual intrusion issues, including impact on: Hackforth and East Appleton, cumulative effect of quarrying, users of the A1 • Water issues, including: hydrology, flood risk (mostly Zone 1, small areas of 2 and 3) and surface water drainage • Traffic impact, including: access, A1(M) improvements • Impacts on rights of way (bridleway between C36 Hackforth to East Appleton road and the A1) • Impacts on MOD facilities regarding potential for birdstrike and height of structures • Amenity issues, including: noise, dust 	
<p>Reasons for excluding this part of site</p> <p>The NPPF requires account to be taken of the desirability of sustaining and enhancing the significance of heritage assets. It is considered that the south-western part of the site (as originally submitted) should be excluded from the MJP17 site to help reduce the potential for unacceptable impacts on the registered Park and Garden at Hornby Castle, or its setting, in view of the close proximity of this important asset. This is because it is considered that extraction from the south-western part of the site would be likely to have a high negative effect on the setting of this important asset.</p> <p>Therefore the area of land identified on the plan below is excluded from the site.</p>	



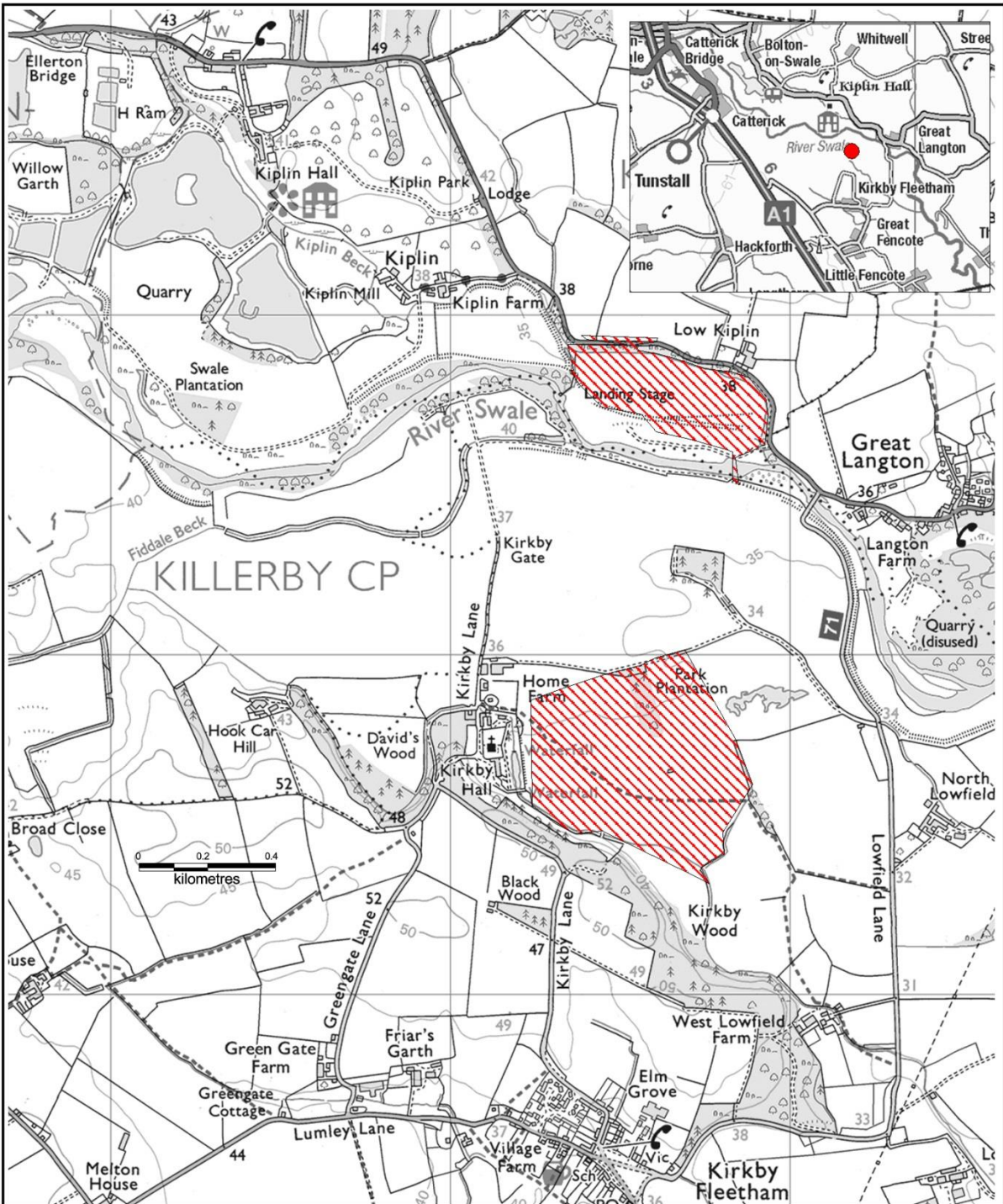
Site Reference: <u>MJP17</u>			Minerals and Waste Joint Plan, County Hall, Northallerton, North Yorkshire. DL7 8AH
Site Name: <u>Land to South of Catterick</u>			
Exclusion Area:		Site Submissions Date : 07-2016 Compilation & Analysis : MWJP	

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HOME FARM, KIRKBY FLEETHAM

Site reference	MJP33
Nature of Planning Proposal	
Extraction of sand and gravel from a new extraction site	
Location of Land	Home Farm Kirkby Lane Kirkby Fleetham DL7 0SU
(Grid Reference)	(428103 495992)
District	Hambleton
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Aggregate Industries
Landowner	Landowners support submission
Current Use	Agriculture and woodland
Minerals Estimated Reserve (tonnes)	3,500,000
Minerals Annual Output (tonnes)	300,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	75.3
Estimated date of commencement	Anticipated to be about 2019
Proposed Life of Site	5 years
Proposed Access	The site is allocated on the basis that access to the highway for heavy goods vehicles will be obtained via the Killerby site allocation MJP21 and associated access point to the local access road west of site MJP21.
Light vehicles (two-way daily movements)	21 (submitter information)
HGVs (two-way daily movements)	128 (submitter information)
Possible site restoration and aftercare (if applicable)	Mix of restoration uses may include: <ul style="list-style-type: none"> • Agricultural Land • Wetland areas – shallow lakes, ponds, marshland

	<ul style="list-style-type: none"> • Woodland - framework and structure planting • Recreation – fishing and permissive walkways • Hedgerows and copses
Other information (if applicable)	For information about the allocated area of MJP33 see Appendix 1 to the Minerals and Waste Joint Plan
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: Swale Lakes SSSI, Great Langton Pond and Park Plantation SINCs, ancient woodlands, trees, hedgerows, protected species, MoD restrictions regarding restoration, potential habitats, presence of invasive species • Impact on best and most versatile agricultural land • Heritage asset issues, including proximity to and impact on: Listed Buildings at Kirkby Hall, Hook Car Farmhouse, Langton Farmhouse, North Lowfield Farmhouse and Kiplin Farmhouse, archaeological remains and undesignated designed landscapes such as at Kirkby Hall • Landscape and visual intrusion issues, including impacts on: National Cycle network, local landscape features and cumulative impact of quarrying • Water issues, including: hydrology, aquifer, flood risk (Zones 2 and 3), surface water drainage, potential for flood storage • Impacts on rights of way (actual and claimed) • Traffic impact, including: access and HGV use of local roads including the B6271 • Amenity issues, including: noise, dust, fumes, vibration, lighting, health, quality of life, cumulative impact with other quarries in the area 	
<p>Reasons for excluding this part of site</p> <p>The NPPF requires account to be taken of the desirability of sustaining and enhancing the significance of heritage assets. It is considered that any allocation should exclude an area to the east of Kirkby Fleetham Hall to help protect the setting of the Listed Buildings at the Hall in view of the proximity of these important assets. This is because it is considered that extraction from this part of the site would be likely to have an adverse impact on the setting of Kirkby Hall and St Mary’s Church.</p> <p>It is also considered that the area of land on the north side of the river Swale, put forward as a location for processing plant, should be excluded as it is considered that this would lead to unsatisfactory access arrangements for the site in terms of the connectivity between this part of the site and the strategic road network and that the MJP33 site as should only be allocated as identified in Appendix 1 on the basis that access is obtained via the Killerby MJP21 site and the local access road (parallel to the A1(M)) to the west.</p> <p>Therefore the areas of land identified on the plan below are excluded from the site.</p>	



Site Reference: MJP33			Minerals and Waste Joint Plan, County Hall, Northallerton, North Yorkshire. DL7 8AH
Site Name: Home Farm, Kirkby Fleetham			
Exclusion Area:		Site Submissions Date : 07-2016 Compilation & Analysis : MWJP	

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MILL COTTAGES, WEST TANFIELD

Site reference	MJP38
Nature of Planning Proposal	
Extraction of sand and gravel from a new extraction site	
Location of Land	Mill Cottages West Tanfield Ripon HG4 5LL
(Grid Reference)	(427854 478706)
District	Hambleton
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Carter Jonas (on behalf of Trustees of Marriage Settlement of M E Bourne Arton)
Landowner	Landowner supports submission
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	500,000
Minerals Annual Output (tonnes)	100,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	10.88
Estimated date of commencement	2017-18 onwards
Proposed Life of Site	5 years
Proposed Access	Exact location of access not finalised, but site abuts highway on south-west side (U1531 unclassified road) and on the north-west side (C87 road)
Light vehicles (two-way daily movements)	20 (submitter information)
HGVs (two-way daily movements)	20 (submitter information)
Possible site restoration and aftercare (if applicable)	No detailed design available yet but likely to be mainly to water

Other information (if applicable)

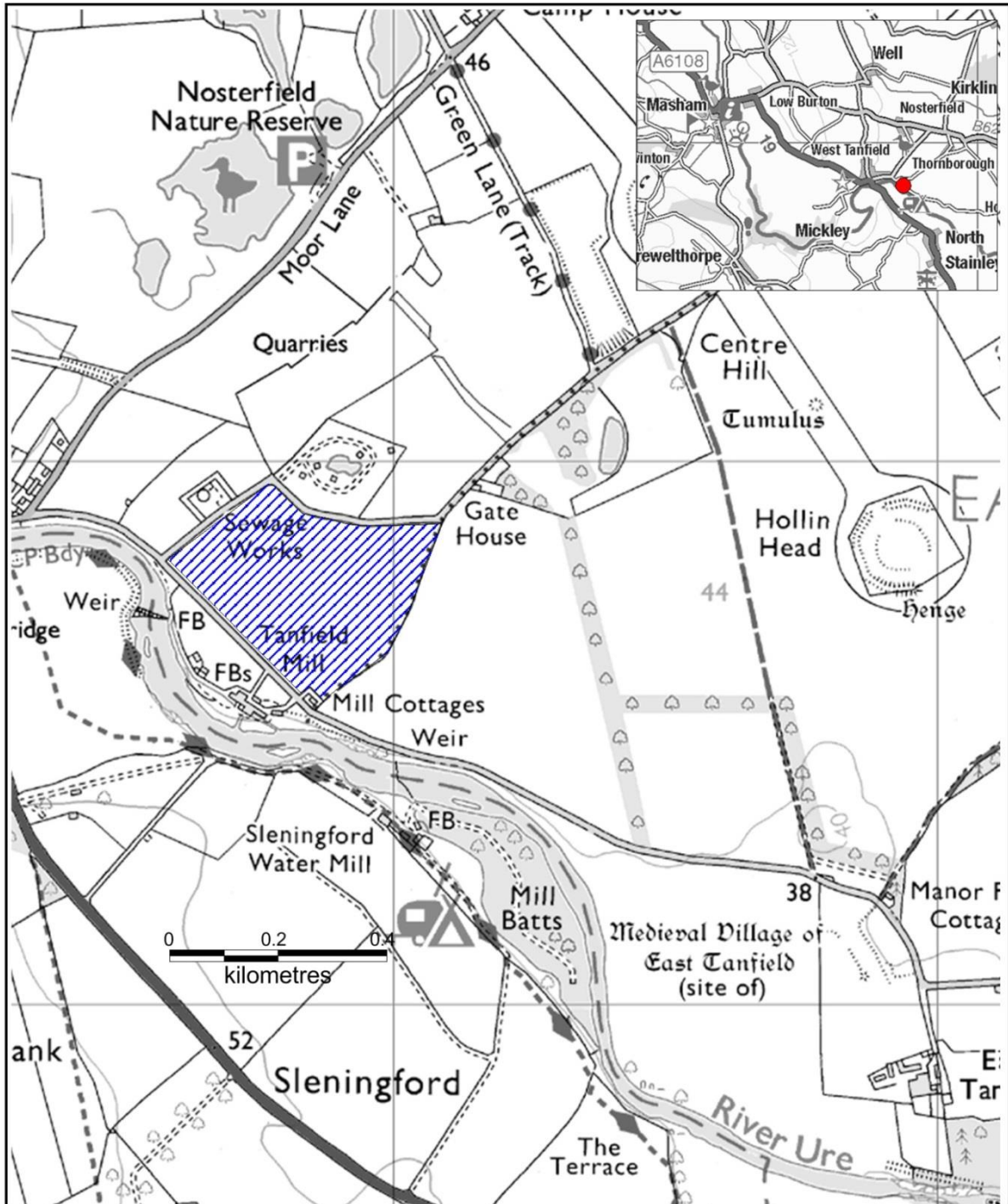
Key Sensitivities identified by Site Assessment

- Ecological issues, including impacts on: Ripon Parks SSSI, SINC sites including West Tanfield quarry and Nosterfield LNR, protected species, potential habitats, potential for invasive species
- Impact on BMV agricultural land
- Heritage asset issues, including proximity to and impact on: Scheduled Monuments including Thornborough Henges and East Tanfield medieval village, West Tanfield Conservation Area, Listed Buildings including the Marmion Tower, West Tanfield Church of St Nicholas and Sleningford Mill, the area of archaeological remains from the Mesolithic, Bronze Age, Roman and Medieval periods
- Landscape and visual intrusion issues, including impacts on: West Tanfield village, river Ure and cumulative impact with other quarrying
- Water issues, including: hydrology, flood risk (Zones 2 and 3), surface water drainage, potential for flood storage
- Impact on rights of way and leisure routes, including the Ripon Rowel Walk
- Traffic impact, including: access and adequacy of local roads for HGV use given weight restrictions
- Amenity issues, including: noise, dust, quality of life, cumulative impact with other quarries in the area, impact on health and tourism

Reasons for discounting site

The site is only capable of making a small contribution to requirements for sand and gravel and it is considered that its development would be likely to give rise to significant adverse impacts, particularly on the setting of heritage assets south-east of West Tanfield (including Thornborough Henges and East Tanfield medieval village, West Tanfield Conservation Area, Listed Buildings including the Marmion Tower, West Tanfield Church of St Nicholas and Sleningford Mill), as well as on the local landscape and local amenity in the vicinity of West Tanfield village. Other options are considered more appropriate to help meet requirements in the sand and gravel southwards distribution area.

Therefore the site is a **Discounted Site**.



Site Reference: MJP38

Site Name: Mill Cottages, West Tanfield

Site Area 



Minerals and Waste Joint Plan,
County Hall, Northallerton,
North Yorkshire. DL7 8AH

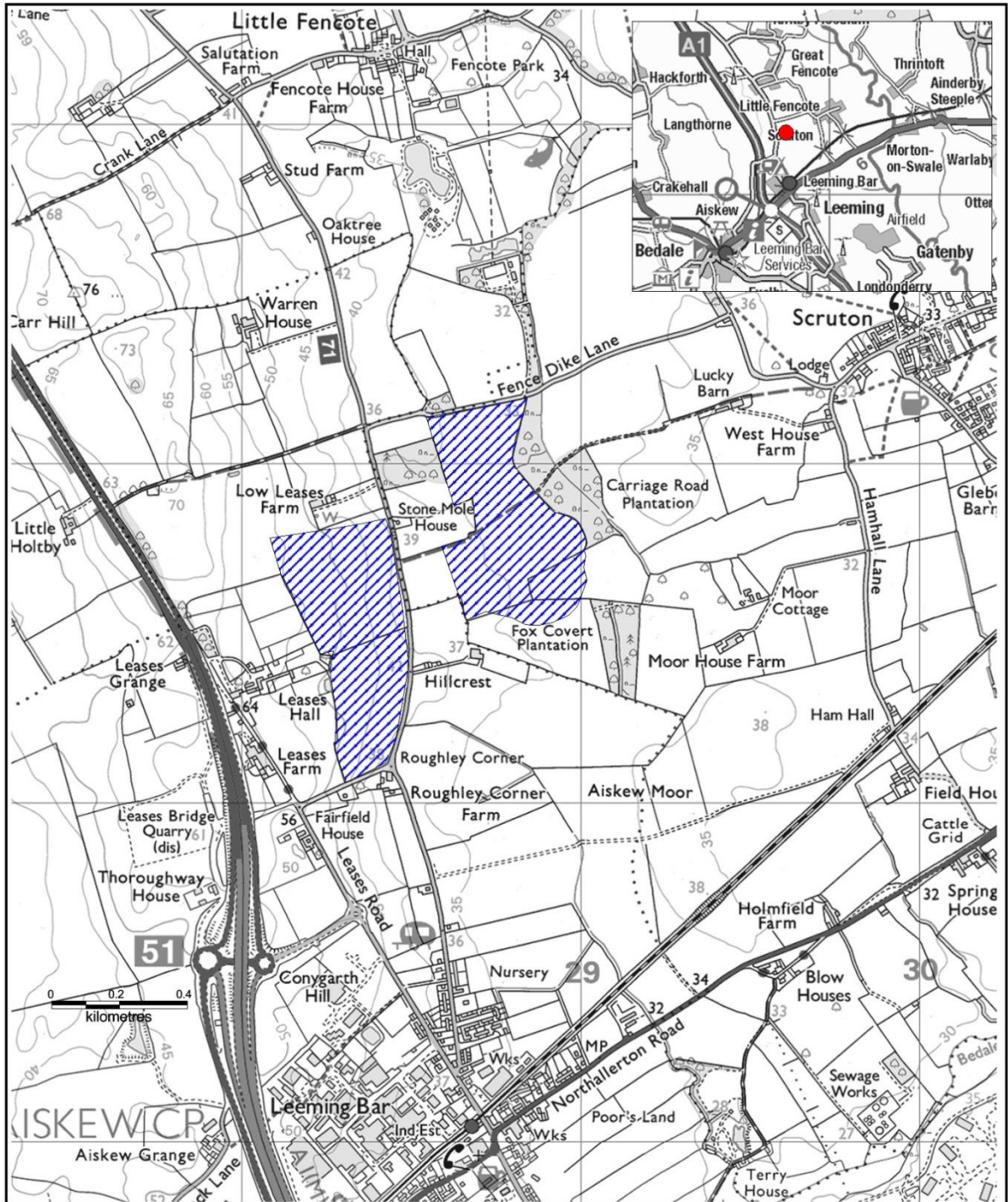
Site Submissions
Date : 09-2014
Compilation & Analysis : MWJP

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LAND TO WEST OF SCRUTON

Site reference	MJP43
Nature of Planning Proposal	
Extraction of sand and gravel from a new extraction site	
Location of Land	Scruton (An 'eastern area' on land between Low Street and the west side of Carriage Road Plantation to the north-west of Fox Covert Plantation and south of Fence Dike Lane), and a 'western area' on land between Leases Hall and the west side of Low Street from Roughley Corner to the south side of Low Leases Farm)
(Grid Reference)	(428759 491894 eastern area) (428759 491894 western area)
District	Hambleton
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Hughes Craven Ltd (on behalf of Messrs Stubbs, Dennison, Barker and Raine)
Landowner	Landowners support the submission
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	Up to 3,900,000
Minerals Annual Output (tonnes)	75,000 (first year) rising to 90,000 after 3 years
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	36.2
Estimated date of commencement	2018
Proposed Life of Site	32 years
Proposed Access	For the eastern area via a new haul road from the site to a new entrance onto Low Street approximately mid-way between Stone Mole and Hillcrest approximately 850 metres north of the Bedale-Aiskew-Leeming Bar bypass. For the western area via a new entrance onto Low Street 300m north of the Bedale-Aiskew-Leeming Bar bypass (in approximately the location of the access that was proposed for the borrow pit planning application NY/2013/0386/ENV). Vehicles would then transport the mineral south along Low

	Street to join the new Bedale-Aiskew-Leeming Bar bypass south of the site access.
Light vehicles (two-way daily movements)	10 – 18 (submitter information)
HGVs (two-way daily movements)	8-10 (submitter information)
Possible site restoration and aftercare (if applicable)	Likely to be agriculture with limited wetland areas on the east side of Low Street and agriculture on the west side of Low Street
Other information (if applicable)	Working would involve mobile plant rather than a fixed plant site
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: protected species, woodland, and cumulative impact in combination with other developments, MoD restrictions regarding restoration, potential habitats • Impact on best and most versatile agricultural land • Heritage asset issues, including proximity to and impact on: archaeological remains and Listed Buildings including Leases Hall and Ice House, Scruton Grange • Landscape and visual intrusion issues, including impacts on: residential property, local landscape features, users of local roads, rights of way, National Cycle Network and the Wensleydale Railway • Water issues, including: hydrology, source protection, flood risk (Zone 1), water main and surface water drainage • Impact on rights of way and leisure routes including the National Cycle Network and the Wensleydale Railway • Traffic impact, including: access and HGV use of local roads such as Low Street • Amenity issues, including: noise, dust, visual impact, lighting, vibration, subsidence, contamination, prevailing wind, quality of life, cumulative impact with other quarries in the area 	
<p>Reasons for discounting site</p> <p>It is considered that mineral extraction on land to the west of Low Street would be likely to give rise to adverse landscape and visual impact as a result of the change to the local topography and landscape character, and cumulatively in the context of other development in the vicinity of Leeming Bar. Revised proposals for the allocation of a reduced area of land, comprising a new 'greenfield' site to the east of Low Street, would only be able to make a small contribution to total supply requirements and, in any event, other options are considered more appropriate to meet identified requirements in this area, particularly taking into the potential for impact on local amenity and the potential for impact on historic assets and on best and most versatile agricultural land, and the potential for impacts associated with the need to achieve suitable road access to the site via Low Street.</p> <p>Therefore the site is a Discounted Site.</p>	



Site Reference: MJP43

Site Name: Land to west of Scruton

Site Area:



Minerals and Waste Joint Plan,
County Hall, Northallerton,
North Yorkshire. DL7 8AH

Site Submissions
Date : 09-2016
Compilation & Analysis : MWJP

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LAND TO THE WEST OF KIRKBY FLEETHAM

Site reference MJP60	
Nature of Planning Proposal Extraction of sand and gravel from a new extraction site	
Location of Land	Land to west of Kirkby Fleetham (between Lumley Lane and Low Street, Kirkby Fleetham and Todd Lane, Great Fencote)
(Grid Reference)	(427722 493990)
District	Hambleton
Mineral Planning Authority	North Yorkshire County Council
Submitted by	CEMEX
Landowner	Some of landowners support submission
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	5,000,000
Minerals Annual Output (tonnes)	250,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	Approximately 80
Estimated date of commencement	Prior to 2020
Proposed Life of Site	20 years
Proposed Access	Access to be onto Lumley Lane (C40) and then likely to be north along Low Street (C114) to the junction with the new Local Access Road on the east side of the upgraded A1(M)
Light vehicles (two-way daily movements)	18 (estimate)
HGVs (two-way daily movements)	121 (estimate)
Possible site restoration and aftercare (if applicable)	No detailed design yet, but north end likely to be a lake with nature conservation and south end likely to be agriculture

Other information (if applicable)

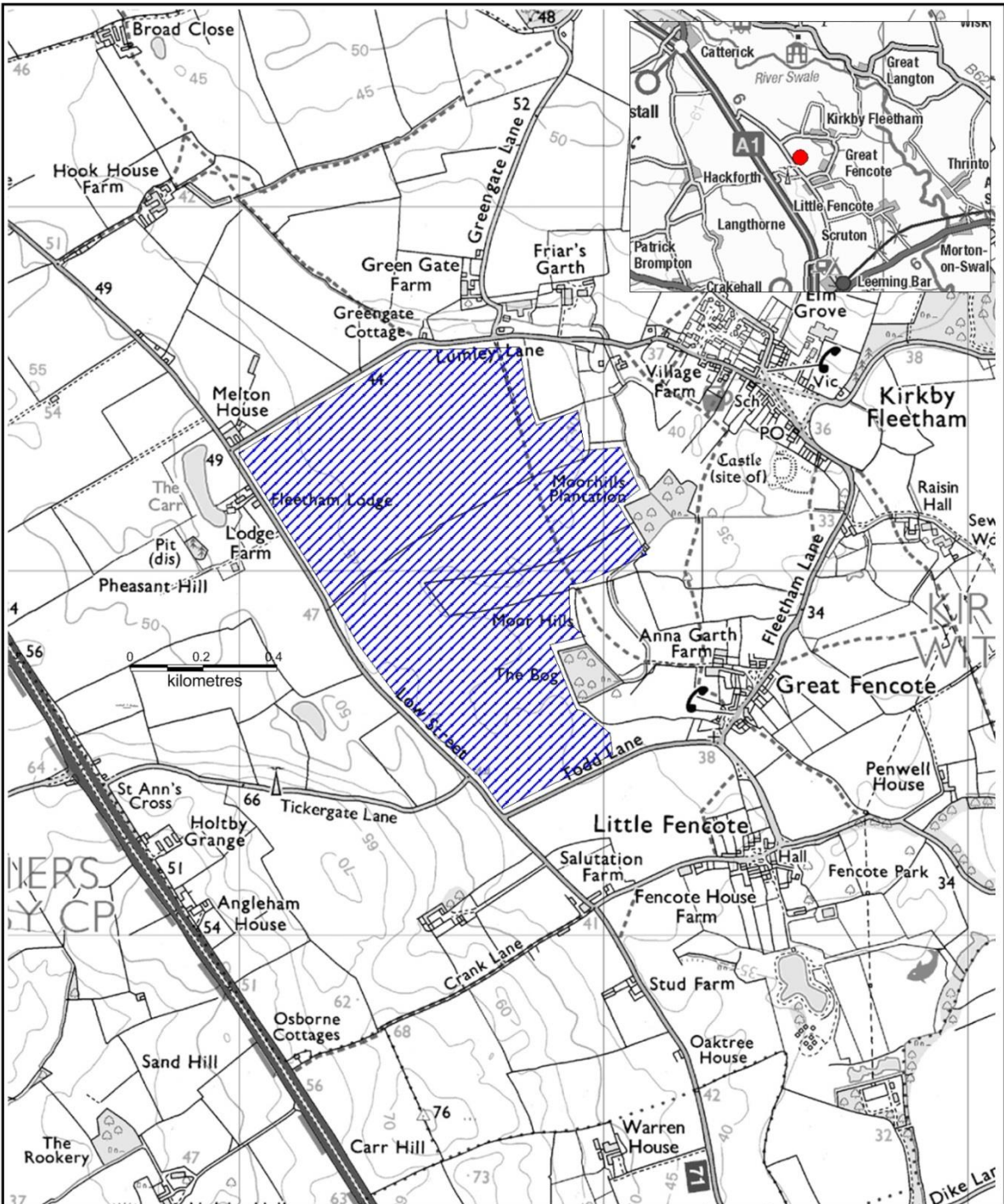
Key Sensitivities identified by Site Assessment

- Ecological issues, including impacts on: protected species, hedgerows, trees and wetlands at Moorhills Plantation, The Bog and The Carr, cumulative effects, MoD restrictions regarding restoration, potential habitats
- Impact on BMV agricultural land
- Heritage asset issues, including proximity to and impact on: Hall Garth Scheduled Monument, Kirkby Fleetham Conservation Area, Listed Buildings including Friar's Garth, archaeological remains
- Landscape and visual intrusion issues, including: Kirkby Fleetham, Great and Little Fencote villages, local landscape features, cumulative effects
- Water issues, including: hydrology, flood risk (Zone 1) and surface water drainage
- Impacts on rights of way including the footpath which crosses the site and on the National Cycle Network and their users
- Traffic impact, including: access and HGV use of local roads including Low Street and Lumley Lane
- Amenity issues, including: noise, dust, vibration, fumes, lighting, quality of life, cumulative impact with other submissions

Reasons for discounting site

It is considered that there would be potential for significant adverse impact on local amenity in the villages of Kirkby Fleetham, Great and Little Fencote and on other properties in the vicinity of the site, taking into account the proximity of the site to these areas, as well as impact on the local landscape and visual impact. There is also the potential for significant adverse impact on the historic environment and on BMV agricultural land. Other options are considered more appropriate to meet the identified requirements in the sand and gravel northwards distribution area.

Therefore the site is a **Discounted Site**.



Site Reference: MJP60

Site Name: Land to the west of Kirkby Fleetham

Site Area 



Minerals and Waste Joint Plan,
County Hall, Northallerton,
North Yorkshire. DL7 8AH

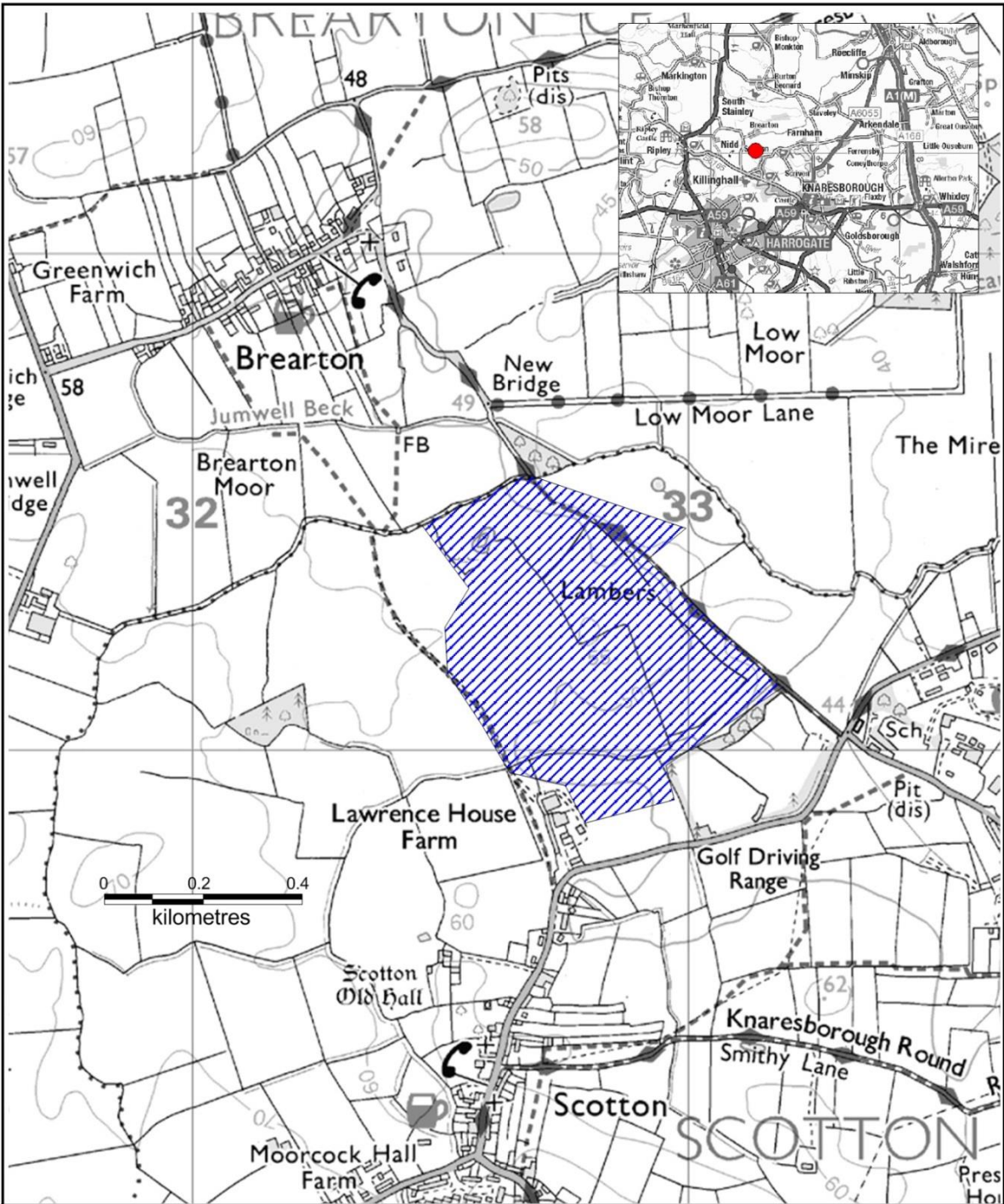
Site Submissions
Date : 05-2015
Compilation & Analysis : MWJP

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LAWRENCE HOUSE FARM, SCOTTON

Site reference	MJP05
Nature of Planning Proposal	
Extraction of sand and gravel from a new extraction site	
Location of Land	Lawrence House Farm Low Moor Lane Scotton Harrogate HG5 9HZ
(Grid Reference)	(432805 460179)
District	Harrogate
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	S Jeffries on behalf of W H Barker Partnership
Landowner	Landowner supports submission
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	2,900,000
Minerals Annual Output (tonnes)	200,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	23.35
Estimated date of commencement	Commence within 5 years
Proposed Life of Site	15 year life
Proposed Access	A new access onto High Moor Lane (U2792 unclassified road) approximately 610m north of B6165 junction and traffic would then, rather than using a route eastwards towards Knaresborough, travel towards A61, either: <ul style="list-style-type: none"> • northwards on High Moor Lane and Brearton Lane U2790 (unclassified road) or • south on High Moor Lane onto the B6165 and then westwards
Light vehicles (two-way daily movements)	10 (submitter information)

HGVs (two-way daily movements)	72 (submitter information)
Possible site restoration and aftercare (if applicable)	No detailed design yet, but submitter wishes to return site to agriculture
Other information (if applicable)	Two previous applications have involved land within the MJP05 site area: <ul style="list-style-type: none"> • MIN1450 was refused in 1987 and the subsequent appeal was withdrawn in 1989 • MIN1539 was refused in 1990 and the subsequent appeal was dismissed in 1991
Key Sensitivities identified by Site Assessment	
<ul style="list-style-type: none"> • Ecological issues, including impacts on: Farnham Mires SSSI, Farmire SINC, Jumwell and Percy becks, pond in Dovecote Carr, protected species, potential habitats • Impact on BMV agricultural land • Heritage asset issues, including: proximity to and impact on Farnham and Scriven Conservation Areas, other potential archaeological remains, Listed Buildings including Scotton Old Hall, the Quaker burial ground and others in the surrounding settlements, Ripley Registered park and garden • Landscape and visual intrusion issues, including: impact on villages and landscape character • Water issues, including: hydrology, flood risk (mostly zone 1, small areas of 2 and 3) and surface water drainage (including impact on Jumwell and Percy Becks) • Traffic impact, including: need for creation of new access from the site and improvement of local C class road connection to A61 • Impacts on public rights of way which cross or adjoin the site and the leisure trail (the Knaresborough Round) • Amenity issues, including: noise, dust, impact on school and local businesses • Restoration issues regarding eventual landform and whether will include water areas 	
Reasons for discounting site	
<p>It is considered on the basis of currently available information that there would be the potential for significant adverse impacts, taking into account the possibility of groundwater links to the Farnham Mires SSSI downstream, as well as the potential for impacts on the local landscape and local amenity in Scotton and Brearton and on users of rights of way and other options are considered more appropriate to help meet requirements in the sand and gravel southwards distribution area.</p> <p>Therefore the site is a Discounted Site.</p>	



Site Reference: MJP05

Site Name: Lawrence House Farm, Scotton

Site Area: 



Minerals and Waste Joint Plan,
County Hall, Northallerton,
North Yorkshire. DL7 8AH

Site Submissions
Date: 09-2013
Compilation & Analysis: MWJP

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RUDDINGS FARM, WALSHFORD

Site reference	MJP35
Nature of Planning Proposal	
Extraction of sand and gravel from a new extraction site	
Location of Land	Ruddings Farm Wetherby Lane Kirk Deighton LS22 5HR
(Grid Reference)	(441458 452447)
District	Harrogate
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Middlethorpe Estates Ltd (on behalf of R Newby & Co)
Landowner	Landowner support is unknown
Current Use	Agriculture, woodland and lake
Minerals Estimated Reserve (tonnes)	2,100,000 (submitter information)
Minerals Annual Output (tonnes)	150,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	40.5
Estimated date of commencement	Unknown at present
Proposed Life of Site	Unknown at present
Proposed Access	Location unknown at present, but site abuts parts of Wetherby Lane (C273) and the A168.
Light vehicles (two-way daily movements)	10 (estimate)
HGVs (two-way daily movements)	72 (estimate)
Possible site restoration and aftercare (if applicable)	Unknown at present
Other information (if applicable)	

Key Sensitivities identified by Site Assessment

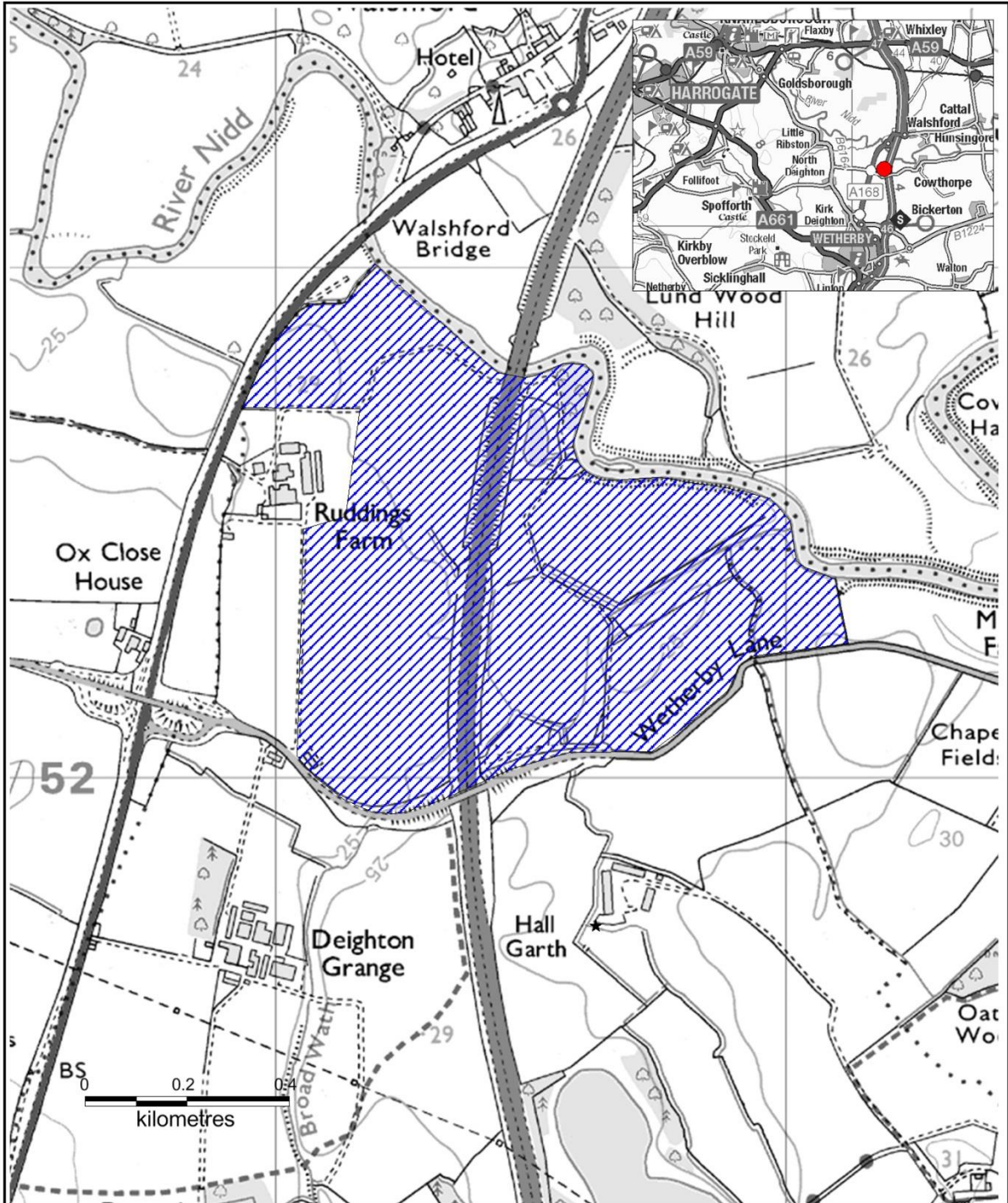
- Ecological issues, including impacts on: Kirk Deighton SAC, river Nidd and associated watercourses, protected species, potential habitats and in combination effects
- Impact on BMV agricultural land
- Heritage asset issues, including proximity to and impact on: Ribston Hall Registered Park and Garden, Listed Buildings including Ribston Hall and the Chapel of St Andrews, Hunsingore Conservation Area and archaeological remains
- Landscape and visual intrusion issues, including impacts on: landscape particularly east of A1(M), undesignated farm; users of A1(M), local roads and rights of way
- Water issues, including: hydrology, aquifer, flood risk (Zones 2 and 3), surface water drainage including impact on on-site tributary of the river Nidd, potential for flood storage
- Traffic impact, including: access and HGV use of local roads
- Amenity issues, including: noise, dust

Reasons for discounting site

At Preferred Options stage no overriding constraints were identified through the site assessment process that would indicate that the land west of the A1 could not be developed and operated in an acceptable manner and development requirements could be identified through the Site Assessment process which would need to form part of the development proposals for any subsequent planning application.

Subsequently there has been no response from the landowner to confirm support for the inclusion of any part of this site as an allocation in the Joint Plan. Therefore, in the absence of this support it is considered that the site should not be allocated as there is no indication that it would be deliverable.

Therefore the whole site is **Discounted**.



Site Reference: MJP35

Site Name: Ruddings Farm, Walshford

Site Area 



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Site Submissions
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Compilation & Analysis : MWJP

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MOOR LANE FARM, GREAT OUSEBURN

Site reference	MJP37
Nature of Planning Proposal	
Extraction of sand and gravel from a new extraction site	
Location of Land	Moor Farm Moor Lane Great Ouseburn YO26 9TT
(Grid Reference)	(442771 460935)
District	Harrogate
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Middlethorpe Estates Ltd (on behalf of Mr S Gill)
Landowner	Landowner supports submission
Current Use	Agriculture and woodland
Minerals Estimated Reserve (tonnes)	2,000,000
Minerals Annual Output (tonnes)	150,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	99.0
Estimated date of commencement	Unknown at present
Proposed Life of Site	Unknown at present
Proposed Access	Location unknown at present, but site abuts Moor Lane (bridleway) and part of the B6265.
Light vehicles (two-way daily movements)	10 (estimate)
HGVs (two-way daily movements)	72 (estimate)
Possible site restoration and aftercare (if applicable)	Unknown at present

Other information (if applicable)

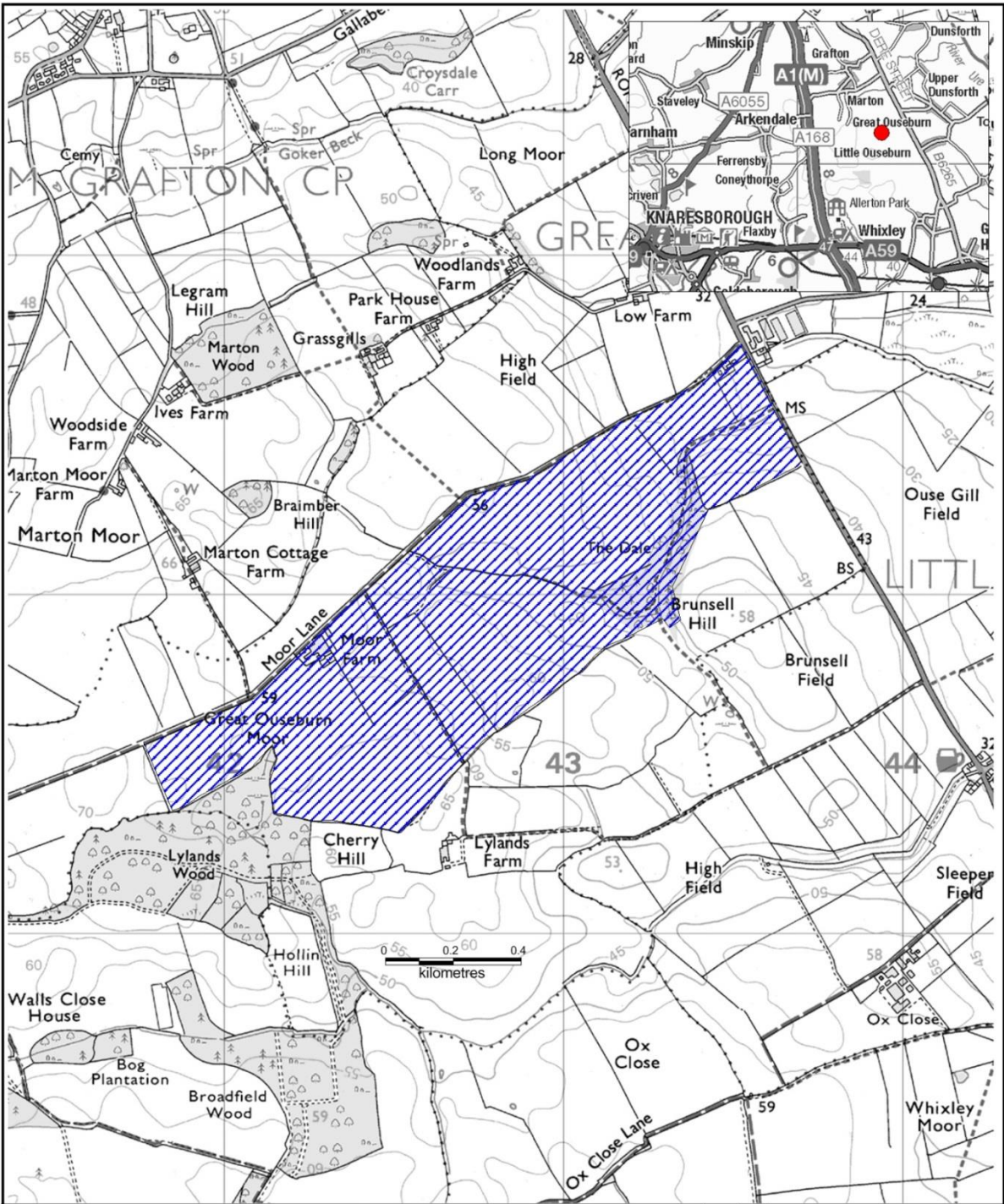
Key Sensitivities identified by Site Assessment

- Ecological issues, including impacts on: Upper Dunsforth Carrs SSSI, SINCs including at Broadfield Wood and Ouse Gill Beck Wetlands, woodland (including ancient) such as Lylands Wood and The Dale, hedgerows, protected species, potential habitats, potential for invasive species on restoration
- Impacts on high pressure gas pipeline which crosses the site
- Impact on BMV agricultural land
- Heritage asset issues, including proximity to and impact on: Allerton Park Registered Park and Garden, various Listed Buildings including those within Allerton Park and archaeological remains, Marton cum Grafton, Little Ouseburn and Great Ouseburn Conservation Areas
- Landscape and visual intrusion issues, including impacts on: local landscape features such as The Dale
- Water issues, including: hydrology, aquifer, flood risk (Zone 1), surface water drainage
- Traffic impacts, including: access and HGV use of local roads
- Impacts on rights of way including on proposed access along Moor Lane and through The Dale
- Amenity issues, including: noise, dust, cumulative impact with other quarries in the area

Reasons for discounting site

It is considered that there would be likely to be significant adverse impacts, particularly on areas of ancient woodland in Lylands Wood and The Dale; on water quality of areas downstream of the unnamed beck through The Dale; on historic assets or their setting, including potentially the setting of Allerton Park registered park and garden and the associated Listed Buildings, and archaeological features within or in close proximity to the site; and, on rights of way through the site. It is not considered on the basis of currently available evidence that the site could be developed and operated in an acceptable manner and that other options are considered more appropriate to help meet the requirements in the sand and gravel southwards distribution area.

Therefore the site is a **Discounted Site**.



Site Reference: MJ37			Minerals and Waste Joint Plan, County Hall, Northallerton, North Yorkshire. DL7 8AH
Site Name: Moor Lane Farm, Great Ouseburn			
Site Area		Site Submissions Date : 09-2013 Compilation & Analysis : MWJP	

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QUARRY HOUSE, WEST TANFIELD

Site reference	MJP39
Nature of Planning Proposal	
Extraction of sand and gravel from a new extraction site	
Location of Land	Quarry House West Tanfield Ripon
(Grid Reference)	(427368 478625)
District	Harrogate
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Carter Jonas (on behalf of Trustees of Marriage Settlement of M E Bourne Arton)
Landowner	Landowner supports submission
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	300,000
Minerals Annual Output (tonnes)	100,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	13.5
Estimated date of commencement	2017-18 onwards
Proposed Life of Site	3 years
Proposed Access	Exact location of access not finalised, but would be on western side of site onto the A6108 approximately mid-way along the western boundary of site in a position to best suit the sight lines coming out onto the A6108
Light vehicles (two-way daily movements)	20 (submitter information)
HGVs (two-way daily movements)	20 (submitter information)
Possible site restoration and aftercare (if applicable)	No detailed design available yet, but likely to be mainly to water

Other information (if applicable)

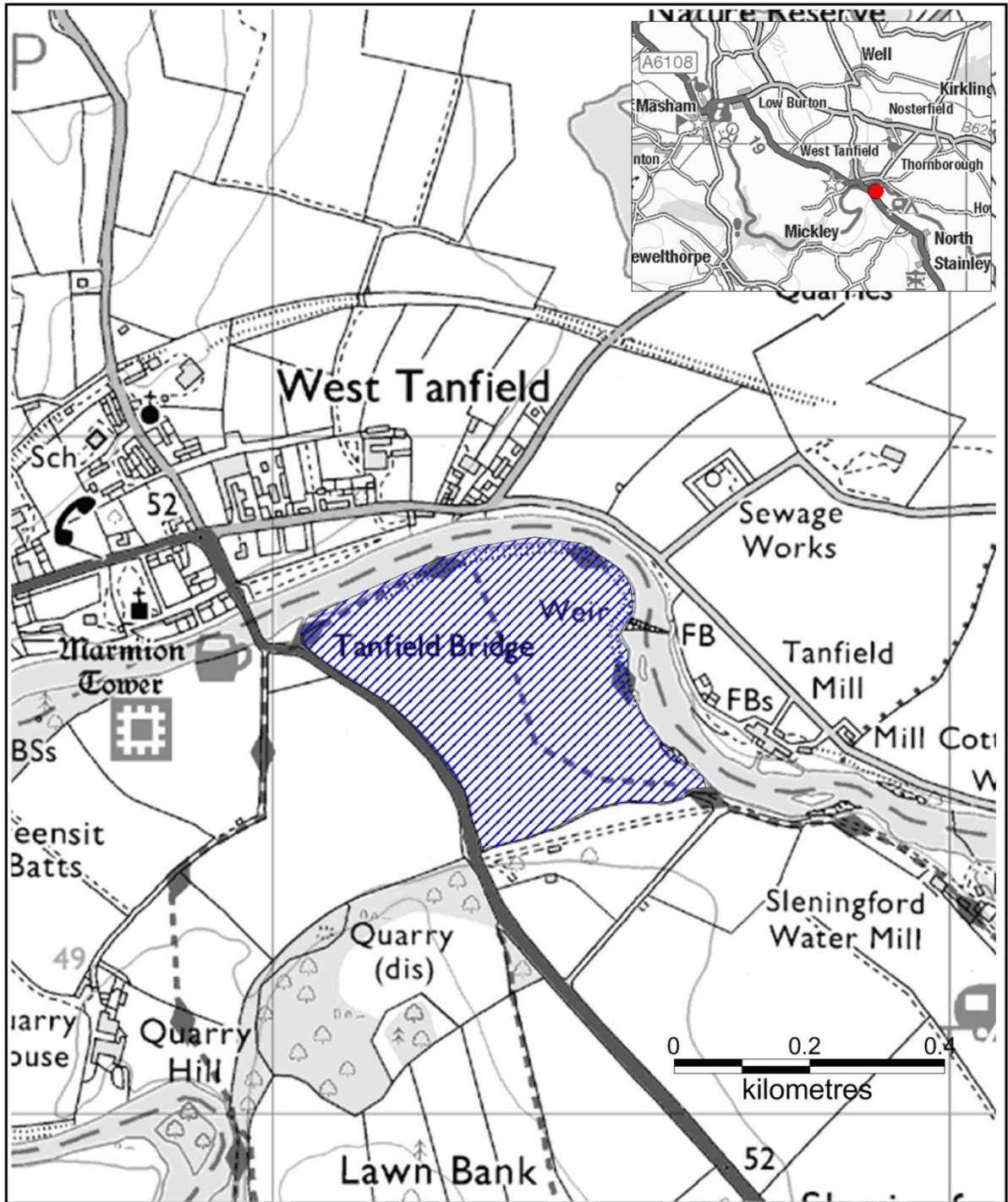
Key Sensitivities identified by Site Assessment

- Ecological issues, including impacts on: Ripon Parks SSSI, river Ure, protected species, potential habitats, potential for invasive species, cumulative impact with other quarrying
- Impact on BMV agricultural land
- Heritage asset issues, including proximity to and impact on: Scheduled Monuments including Thornborough Henges and East Tanfield medieval village, West Tanfield Conservation Area, Listed Buildings including the Marmion Tower, Church of St Nicholas and West Tanfield, archaeological remains in the area of known importance containing remains from the Mesolithic, Bronze Age, Roman and Medieval periods, undesignated designed landscapes
- Landscape and visual intrusion issues, including impacts on: West Tanfield village, river Ure and cumulative impact with other quarrying
- Water issues, including: hydrology, flood risk (Zones 2 and 3), surface water drainage, potential for flood storage
- Impact on rights of way across the site and leisure routes (the Ripon Rowel Walk)
- Traffic impact, including: access and adequacy of local roads for HGV use given weight restrictions
- Amenity issues, including: noise, dust, impact on tourism

Reasons for discounting site

The site is only capable of making a small contribution to requirements and it is considered that there would be likely to be significant adverse impacts, particularly on the setting of heritage assets south-east of West Tanfield (including Thornborough Henges and East Tanfield medieval village, West Tanfield Conservation Area, Listed Buildings including the Marmion Tower, West Tanfield Church of St Nicholas and Sleningford Mill), as well as on the local amenity and landscape setting of West Tanfield village and on users of the Ripon Rowel Walk, which is an important public right of way. Other options are considered more appropriate to help meet requirements in the sand and gravel southwards distribution area.

Therefore the site is a **Discounted Site**.



Site Reference: **MJP39**

Site Name: **Quarry House, West Tanfield**

Site Area 



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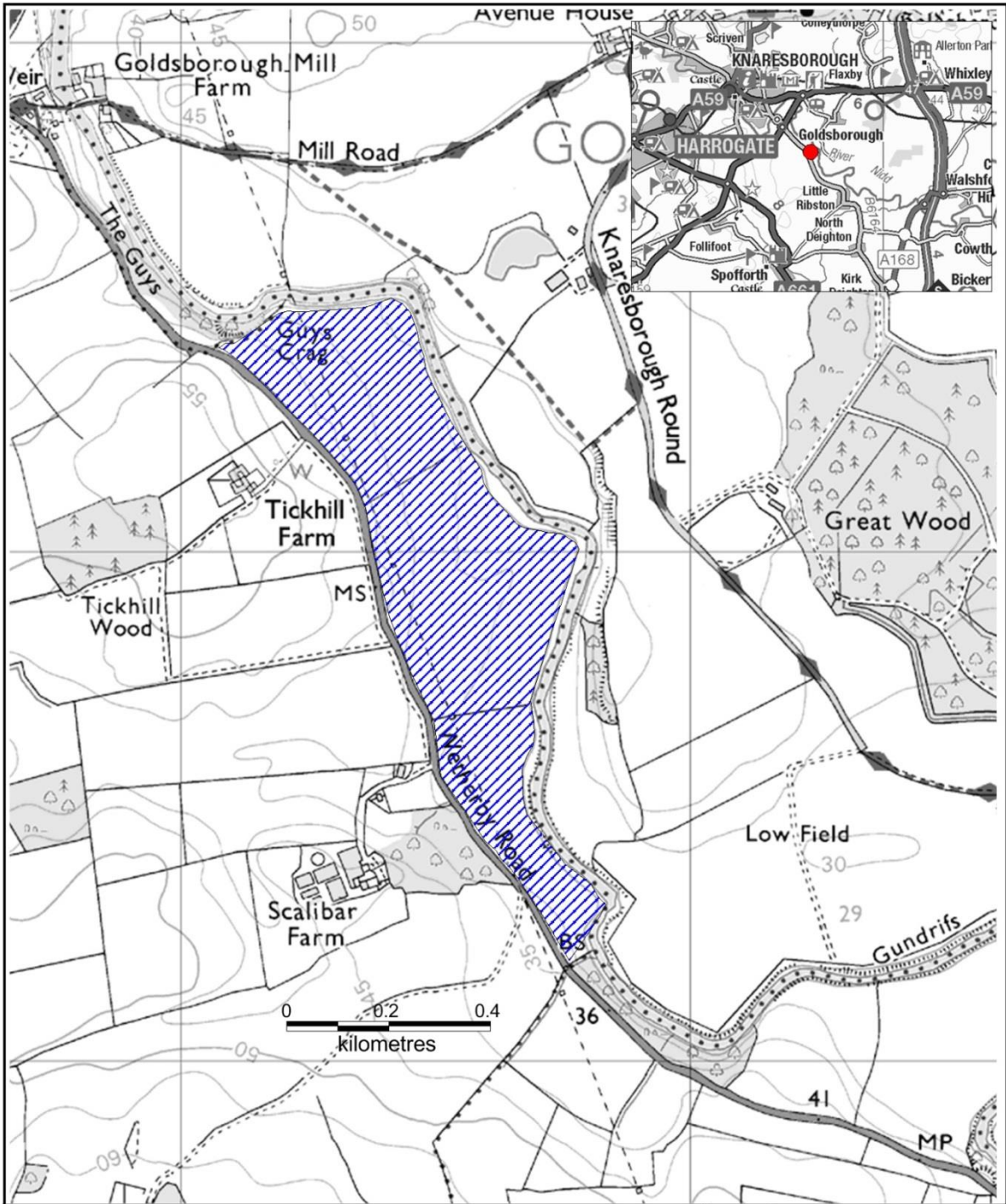
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Date : 09-2013
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SCALIBAR FARM, KNARESBOROUGH

Site reference	MJP41
Nature of Planning Proposal	
Extraction of sand and gravel from a new extraction site	
Location of Land	Scalibar Farm Wetherby Road Plompton Knaresborough HG5 8LP
(Grid Reference)	(437548 454907)
District	Harrogate
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Middlethorpe Estates Ltd (on behalf of W Cornforth & Sons)
Landowner	Landowner support is unknown at present
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	2,000,000
Minerals Annual Output (tonnes)	Unknown at present, but estimate of 150,000-200,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	29.4
Estimated date of commencement	Unknown at present
Proposed Life of Site	Unknown at present
Proposed Access	Location unknown at present, but site abuts the B6164 Wetherby Road
Light vehicles (two-way daily movements)	10 – 18 (estimate)
HGVs (two-way daily movements)	72 – 121 (estimate)
Possible site restoration and aftercare (if applicable)	Unknown at present


Other information (if applicable)	
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: Birkham Wood SSSI, ancient woodland at Scalibar Wood, protected species and potential habitats • Impact on BMV agricultural land • Impact on electricity powerline • Heritage asset issues, including proximity to and impact on: archaeological remains, Listed Buildings at Ribston Hall, Plompton Hall and Goldsborough Hall, Goldsborough and Knaresborough Conservation Areas, Historic Park and Gardens at Ribston Hall and Plompton Rocks and the undesignated designed landscape at Goldsborough Park • Landscape and visual intrusion issues, including impacts on: local landscape features, users of B6164, rights of way and leisure trails (including the Knaresborough Round) • Water issues, including: hydrology, flood risk (Zones 2 and 3), surface water drainage, potential for flood storage • Traffic impact, including: access onto the B6164 and HGV use of local roads • Amenity issues, including: noise, dust 	
<p>Reasons for discounting site</p> <p>It is considered that there would be likely to be significant adverse impacts, particularly on the setting of Goldsborough Hall and its associated designed landscape, Goldsborough Conservation Area and on the landscape of the river Nidd corridor and other options are considered more appropriate to help meet requirements in the sand and gravel southwards distribution area. There has been no response from the landowner to confirm support for the inclusion of this site as an allocation in the Joint Plan and there is therefore no indication that it would be deliverable. Therefore, taking into account the potential adverse impacts and in the absence of this support it is considered that the site should not be allocated.</p> <p>Therefore the site is a Discounted Site.</p>	



Site Reference: MJP41

Site Name: Scalibar Farm, Knaresborough

Site Area 

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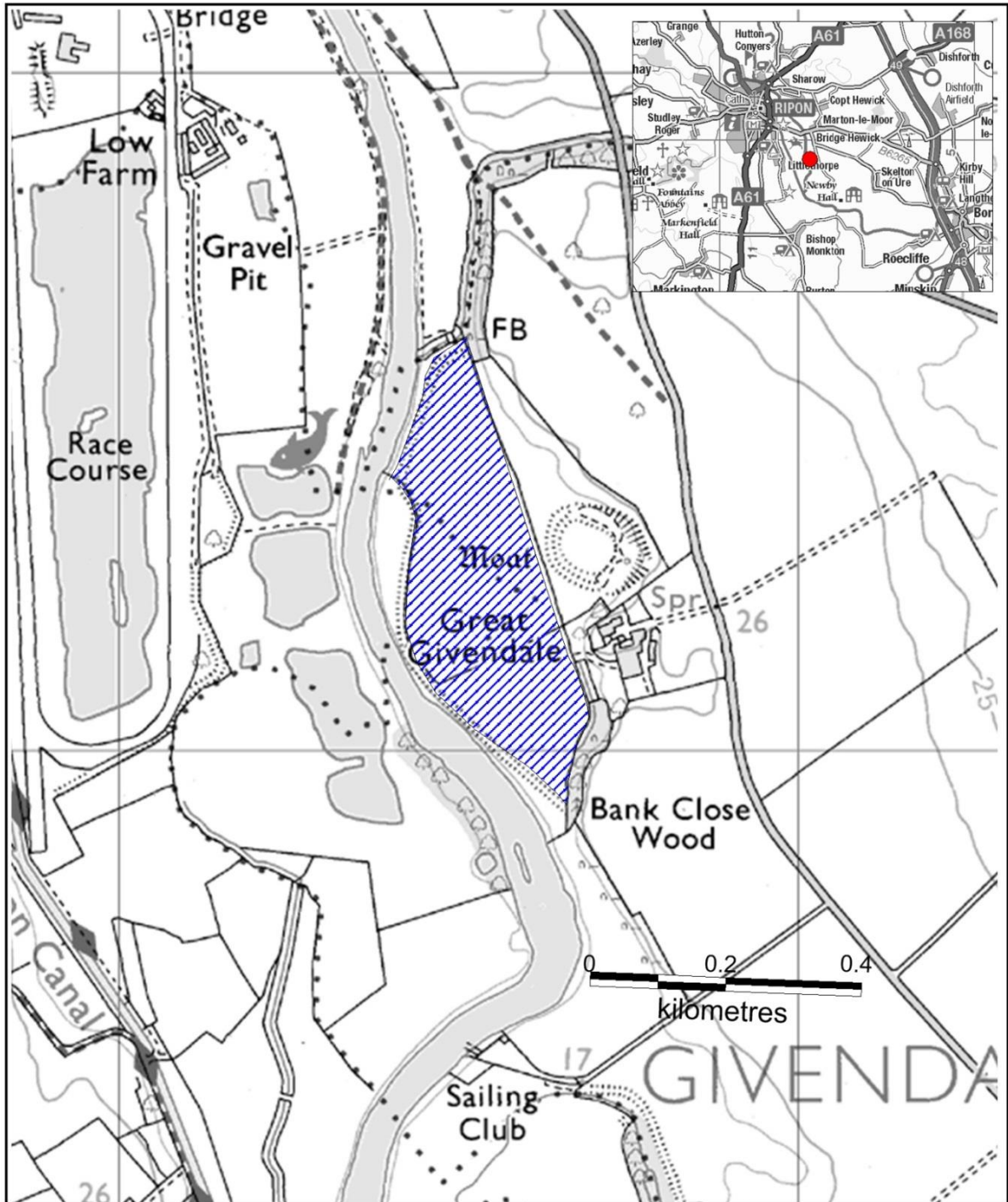
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GREAT GIVENDALE, RIPON

Site reference	MJP51
Nature of Planning Proposal	
Extraction of sand and gravel as an extension to existing quarry	
Location of Land	Great Givendale Great Givendale Track Ripon HG4 5AD
(Grid Reference)	(433547 469251)
District	Harrogate
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Newby Hall Estate
Landowner	Landowners support the submission
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	500,000 – 600,000
Minerals Annual Output (tonnes)	100,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	13.04
Estimated date of commencement	2020
Proposed Life of Site	6 years
Proposed Access	<p>Access would be via the bailey bridge at the Sailing Club, which is currently being used to transport the mineral from the existing permission on the east side of the River Ure, to the existing Ripon City Quarry plant site and material would then go via the existing quarry access onto the B6265.</p> <p>If that is not possible then access would via a new track southwards from the site to join the existing track that leads to the sailing club from Carriage Drive (Newby Hall Estate private road) near the sailing club, then up onto Carriage Drive approximately 500m south-east of Great Givendale, northwards to the junction with Skelton Lane (C167) and then north along Skelton Lane to the B6265</p>

	(Boroughbridge Road) near Bridge Hewick.
Light vehicles (two-way daily movements)	Nil, as no movements on the public highway
HGVs (two-way daily movements)	Nil, as no movements on the public highway
Possible site restoration and aftercare (if applicable)	North part of site to be restored to arable agriculture and south end to grazing
Other information (if applicable)	If the site is not worked in conjunction with the existing Ripon City Quarry then a mobile quarry plant would be located within the MJP51 site. Additional lay-bys would be installed on Carriage Drive to address the interaction of quarry traffic with the traffic associated with Newby Hall and Gardens
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: woodland, hedgerows, protected species, MoD restrictions regarding restoration, potential habitats, presence of invasive species • Potential impact on best and most versatile agricultural land • Heritage asset issues, including proximity to and impact on: Newby Hall Registered Park and Garden, archaeological remains, unscheduled moat, property and medieval village at Givendale, Ripon Canal, cumulative impact with existing quarrying • Landscape and visual intrusion issues, including impacts on: users of recreation facilities such as the Ripon Canal and rights of way in area • Water issues, including: hydrology and potential for impact on gypsum related subsidence in the Ripon area, flood risk (Zone 3) and surface water drainage • Traffic impact, including: access via bailey bridge to Ripon City Quarry if mineral processed through the existing plant site, and alternatively via Carriage Drive if mineral not processed via Ripon City Quarry • Amenity issues, including: noise, dust 	
<p>Reasons for discounting site</p> <p>At Preferred Options no overriding constraints had been identified through the site assessment process, subject to the site being worked via the processing plant and access to the highway for Ripon City Quarry. However the operator of that site has indicated that there may be an incompatibility in timing between the development of the MJP51 site and the expected restoration of the Ripon City Quarry and consequential removal of the Ripon City Quarry processing plant, resulting in an expectation that working of the proposed site on that basis is unlikely to be practicable.</p> <p>Consideration has been given to the potential for developing the MJP51 site separately in terms of stand-alone plant on the site and an access using Carriage Drive and Skelton Lane to reach the B6265. However, it is not considered that this access route is suitable for HGVs without major improvements to Carriage Lane and junction improvements on Skelton Lane and there are also issues with HGVs using the B6265 including the Hewick Bridge (Listed Building) over the river Ure to access markets to the west.</p> <p>Therefore the site is a Discounted Site.</p>	



Site Reference: MJP51

Site Name: Great Givendale, Ripon

Site Area 



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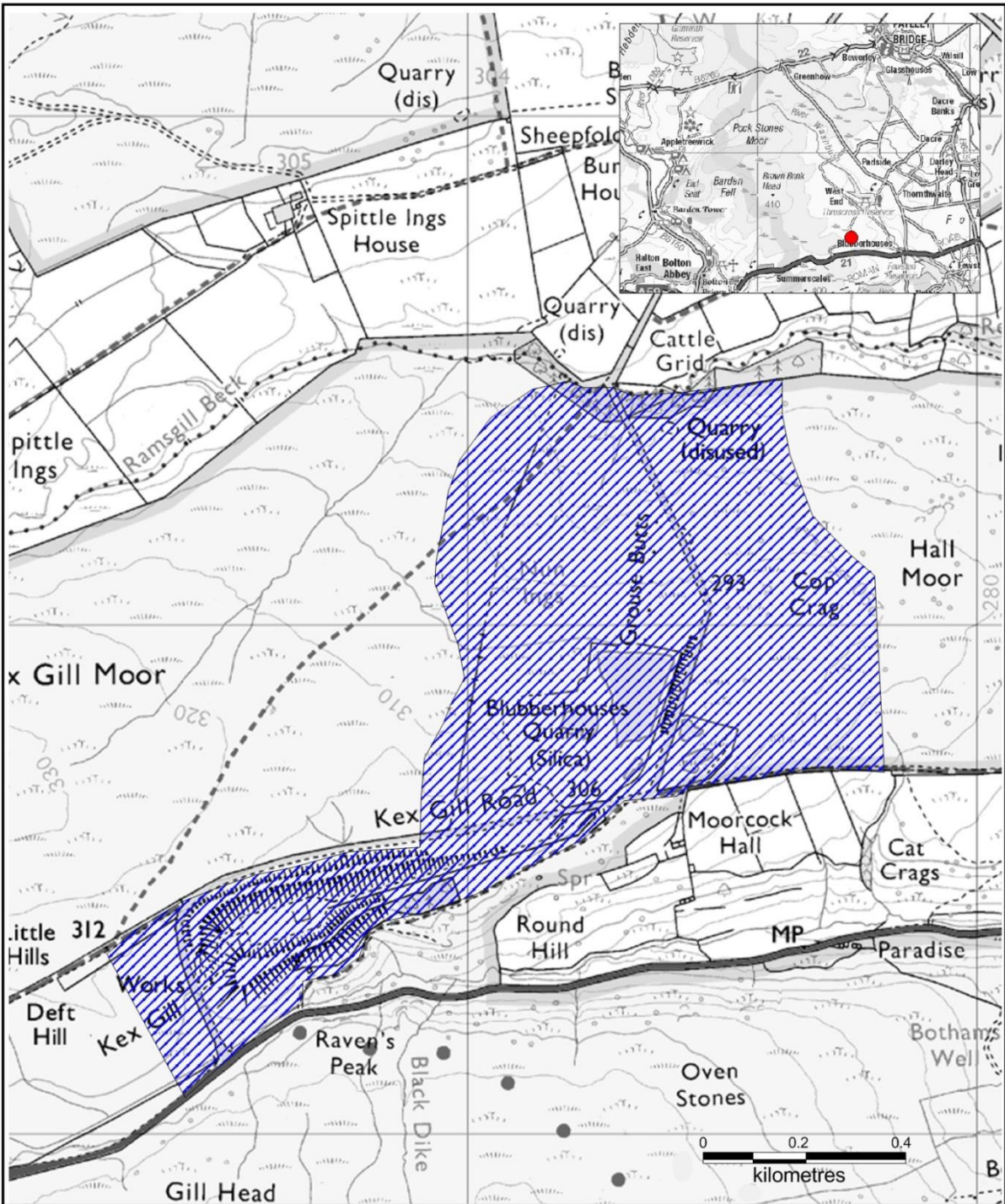
Site Submissions
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BLUBBERHOUSES QUARRY, WEST OF HARROGATE

Site reference	MJP15
Nature of Planning Proposal	
Extension of time to allow continuation of extraction of silica sand from existing site	
Location of Land	Blubberhouses Quarry Kex Gill Moor Blubberhouses Harrogate
(Grid Reference)	(414582 456437)
District	Harrogate
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Hanson UK
Landowner	Landowners support submission
Current Use	Mothballed quarry (including areas partly excavated and areas of moorland)
Minerals Estimated Reserve (tonnes)	4,050,000
Minerals Annual Output (tonnes)	250,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	83.43 of which 38.66 is proposed for extraction
Estimated date of commencement	Within next 5 – 10 years
Proposed Life of Site	25 years
Proposed Access	Existing Blubberhouses Quarry access onto Kex Gill Road (U2478 unclassified road) approximately 155m from junction with A59, with the use of the existing conveyor tunnel under Kex Gill Road to the area north-west of Kex Gill Road. Note: the development involves the proposed movement of Kex Gill Road as the quarrying progresses to enable extraction (application details NY/2011/0465/73)
Light vehicles (two-way daily movements)	80 (application details NY/2011/0465/73)

HGVs (two-way daily movements)	80 (Application details NY/2011/0465/73)
Possible site restoration and aftercare (if applicable)	Moorland and wet bog
Other information (if applicable)	Existing quarry that is subject to an application (NY/2011/0465/73) to extend the period of time for working the site until 2036. That application is awaiting determination.
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: North Pennine Moors SPA and SAC areas, protected species, potential habitats such as blanket bog and in combination effects • Heritage asset issues, including proximity to and impact on: Listed Buildings at Redshaw Hall, archaeological remains • Landscape and visual intrusion issues, including: location within the Nidderdale AONB, proximity to the Yorkshire Dales National Park • Water issues, including: hydrology, flood risk (Zone 1) and surface water drainage • Impacts on rights of way and CROW access land within and adjacent to the site • Traffic impact, including: access and potential road diversions associated with the proposed quarry and with the realignment of the A59 in the Kex Gill area • Amenity issues, including: noise, dust 	
<p>Reasons for discounting site</p> <p>The site is highly constrained due to its location within the Nidderdale AONB, and proximity to the North Pennine Moors SPA and SAC areas. It is not sufficiently clear through a strategic level assessment whether the site could be developed consistent with relevant policy protection applying to these highly sensitive assets. Historic England supports the discounting of the site for the reason that the development could harm the elements which contribute to the significance of a number of heritage assets in the area including the buildings at Redshaw Hall. There is also potential for significant adverse impact on the landscape, biodiversity and tourism and recreation.</p> <p>Policy M12 of the Joint Plan provides support for the principle of development of the silica sand resource at Blubberhouses Quarry subject to caveats regarding the outcome of a major development test and an Appropriate Assessment under the Habitats Regulations. A planning application for the development is currently awaiting determination and, given that this determination will address the issues of the major development test and an Appropriate Assessment, it is considered that this provides the most appropriate mechanism for resolving these issues.</p> <p>Therefore the site is a Discounted Site.</p>	



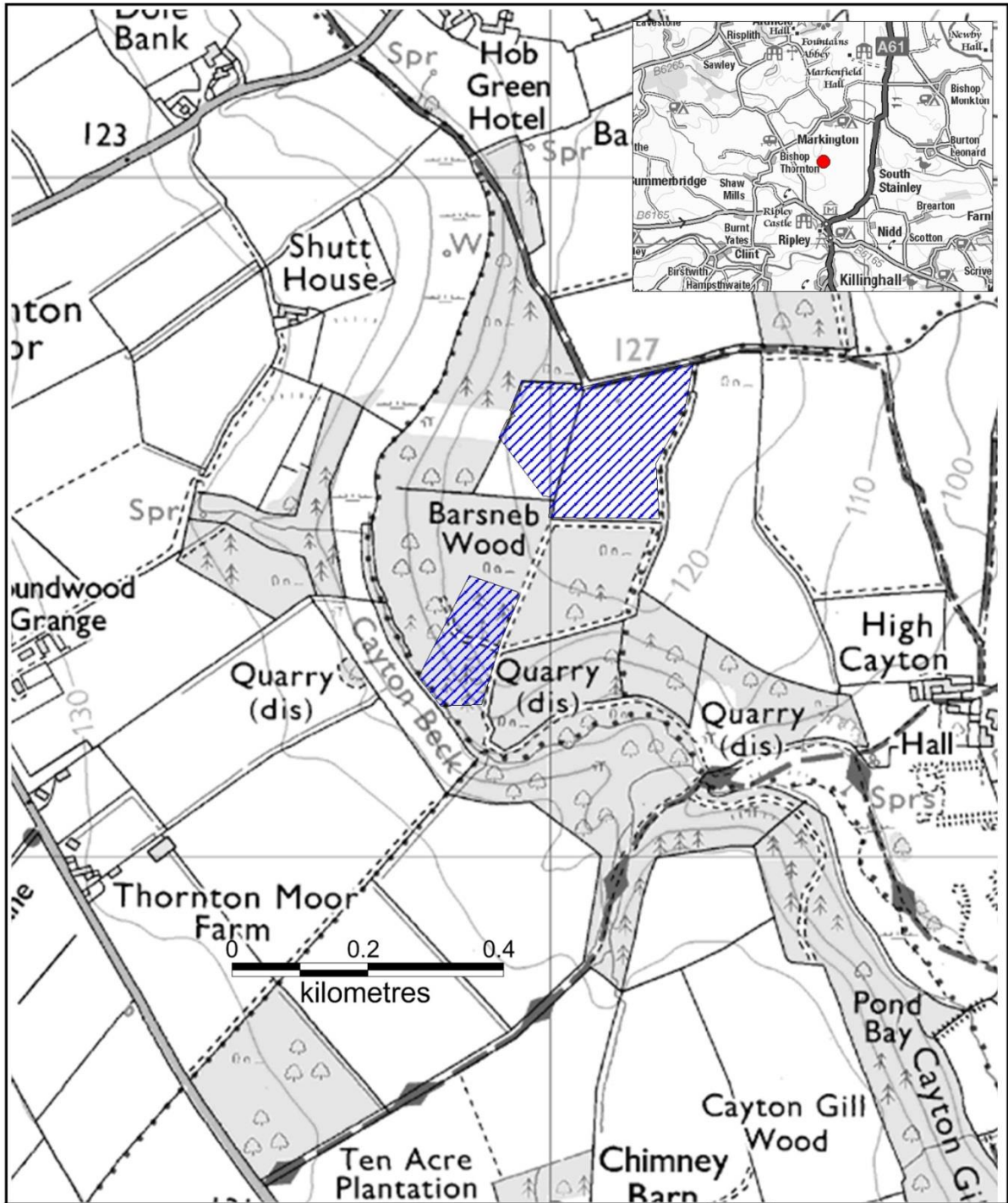
Site Reference: <u>MJP15</u>		 <p>Minerals and Waste Joint Plan, County Hall, Northallerton, North Yorkshire. DL7 8AH</p>
Site Name: <u>Blubberhouses Quarry, west of Harrogate</u>		
Site Area:		<p>Site Submissions Date : 09-2013 Compilation & Analysis : MWJP</p>

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BARSNEB WOOD, MARKINGTON

Site reference	MJP32
Nature of Planning Proposal	
Extraction of sandstone from part of a former quarry and a new extraction site to the north of that former quarry	
Location of Land	Barsneb Wood Quarry Hob Green Markington HG3 3PJ
(Grid Reference)	(428069 463612) North area (427881 463317) South area
District	Harrogate
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Cromwell Wood Estate Company Ltd (on behalf of Mr M C H Hutchinson)
Landowner	Landowner supports submission
Current Use	Woodland and agriculture
Minerals Estimated Reserve (tonnes)	900,000 (North area) 100,000 (South area)
Minerals Annual Output (tonnes)	25,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	Total area 6.0 (North area is 4.0 hectares and South area 2.0 hectares)
Estimated date of commencement	2017
Proposed Life of Site	16 years
Proposed Access	Access to use a track from the MJP32 (south area) to the north edge of the proposed MJP32 (north area) and then the Redgate Lane (bridleway) northwards along the bridleway join the Dole Bank (C263 road between Markington and Bishop Thornton) which is approximately 160m south-west of Hob Green
Light vehicles (two-way daily movements)	1-2 (estimate)

HGVs (two-way daily movements)	14 (estimate) but likely to be only a few vehicles per week (submitter information)
Possible site restoration and aftercare (if applicable)	South area: woodland on an inclined sloping shelf joining to existing contours on west side of site, with benched sides on the north, east and south sides linking to existing contours on those sides. North area: no detailed restoration design
Other information (if applicable)	The northern area would initially to be used for soil storage, block stone and storage loading area for transport off-site, and no long-term development plan
Key Sensitivities identified by Site Assessment	
<ul style="list-style-type: none"> • Ecological issues, including impacts on: ancient woodland in Barsneb Wood, Cayton Gill Marsh SINC, protected species, potential habitats, presence of invasive species • Potential impact on BMV agricultural land • Heritage asset issues, including proximity to and potential harm to the elements that contribute to the significance of: Scheduled Monument (Cistercian grange and medieval settlement at High Cayton), Listed Buildings at High Cayton, archaeological remains, Registered Park and Garden • Landscape and visual intrusion issues, including: local landscape features • Water issues, including: hydrology, flood risk (Zone 1) and surface water drainage • Impacts on public rights of way including the bridleway along Redgate Lane to High Cayton • Traffic impact, including: access along Redgate Lane, junction with Dole Bank (C263 road between Markington and Bishop Thornton) and suitability for use by HGVs of local roads leading to the strategic road network • Amenity issues, including: noise, dust 	
Reasons for discounting site	
<p>Substantial constraints have been identified through the site assessment process including potential harm to the elements that contribute to the significance of the Cistercian grange and medieval settlement at High Cayton and the group of Listed Buildings at High Cayton; the impact on ancient woodland in Barsneb Wood and potential impact on Cayton Gill Marsh SINC and protected species, and the proposed access to the site along Redgate Lane bridleway being unsuitable and not capable of adjustment to protect users of the right of way. It is considered that there would be likely to be significant adverse impacts such that the site is not suitable for allocation.</p> <p>Therefore the site is a Discounted Site.</p>	



Site Reference: **MJP32**

Site Name: **Barsneb Wood, Markington**

Site Area 



Minerals and Waste Joint Plan,
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Site Submissions
Date : 09-2013
Compilation & Analysis : MWJP

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LAND AT TOFT HILL, NEAR KIPLIN

Site reference	MJP62
Nature of Planning Proposal	
Extraction of sand and gravel from a new extraction site	
Location of Land	Land at Toft Hill (adjoining B6271) Sled Lane Ellerton upon Swale DL10 6AP
(Grid Reference)	(426119 497812)
District	Richmondshire
Mineral Planning Authority	North Yorkshire County Council
Submitted by	David L Walker Limited on behalf of Chas Long & Son
Landowner	Landowner supports submission
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	500,000
Minerals Annual Output (tonnes)	50,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	8.7
Estimated date of commencement	2015-16
Proposed Life of Site	8-10 years
Proposed Access	<p>Access to be onto Sled Lane (U1423 unclassified road) approximately 85m from Ellerton Cross junction with B6271 at Ellerton, with options for transport of the as-raised material being</p> <ul style="list-style-type: none"> • by road on B6271 to the Kiplin Hall Plant site (MJP46) for processing and distribution; or • by conveyor to the Kiplin Hall Plant site (MJP46) for processing and distribution; or • via an off-road haul route to the Kiplin Hall Plant site (MJP46) for processing and distribution; • or by taking the material to another location with existing processing facilities

Light vehicles (two-way daily movements)	6 (submitter information)
HGVs (two-way daily movements)	24 (submitter information)
Possible site restoration and aftercare (if applicable)	Two lakes with partial reed fringe, extension to Toft Hill copse and grassland (to be managed for a species-rich sward) and new/reinforced hedgerows along B6271 and Sled Lane with permissive paths
Other information (if applicable)	Mineral likely to be worked by wet method rather than by means of dewatering and processed at existing Kiplin processing plant site (see MJP46)

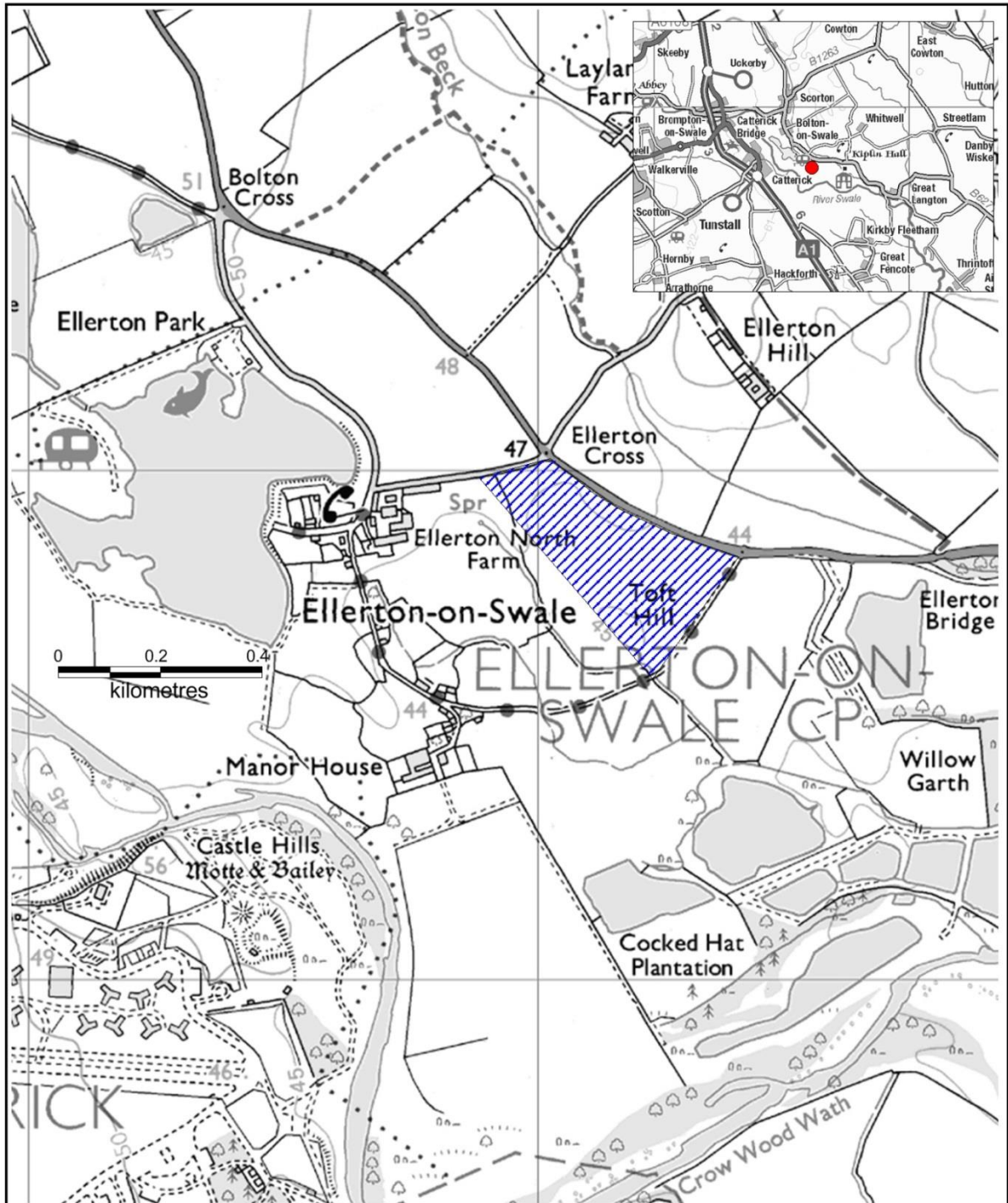
Key Sensitivities identified by Site Assessment

- Ecological issues, including impacts on: Swale Lakes SSSI, River Swale SINC, protected species, MoD restrictions regarding restoration, cumulative effects, potential habitats
- Potential impact on BMV agricultural land
- Heritage asset issues, including proximity to and impact on: Castle Hills and 20th Century airfield defences Scheduled monuments, Manor Cottage and Manor house Listed Buildings and archaeological remains
- Landscape and visual intrusion issues, including impact on: Ellerton village, local landscape features, cumulative effects, users of local roads and tracks
- Water issues, including: hydrology, flood risk (mostly Zone 1, some areas of 2 and 3), surface water drainage and potential for flood storage
- Traffic impact, including: access, HGV use of local roads including the B6271 and cumulative effects
- Amenity issues, including: noise, dust, cumulative impact with other quarries in the vicinity

Reasons for discounting site

The site is only capable of making a small contribution to requirements in the sand and gravel northwards distribution area and it is considered that there would be likely to be significant adverse impacts, particularly in terms of landscape, visual intrusion and local amenity in Ellerton. Other options are considered more appropriate to meet the requirements.

Therefore the site is a **Discounted Site**.



Site Reference: MJP62

Site Name: Land at Toft Hill, near Kiplin

Site Area 



Minerals and Waste Joint Plan,
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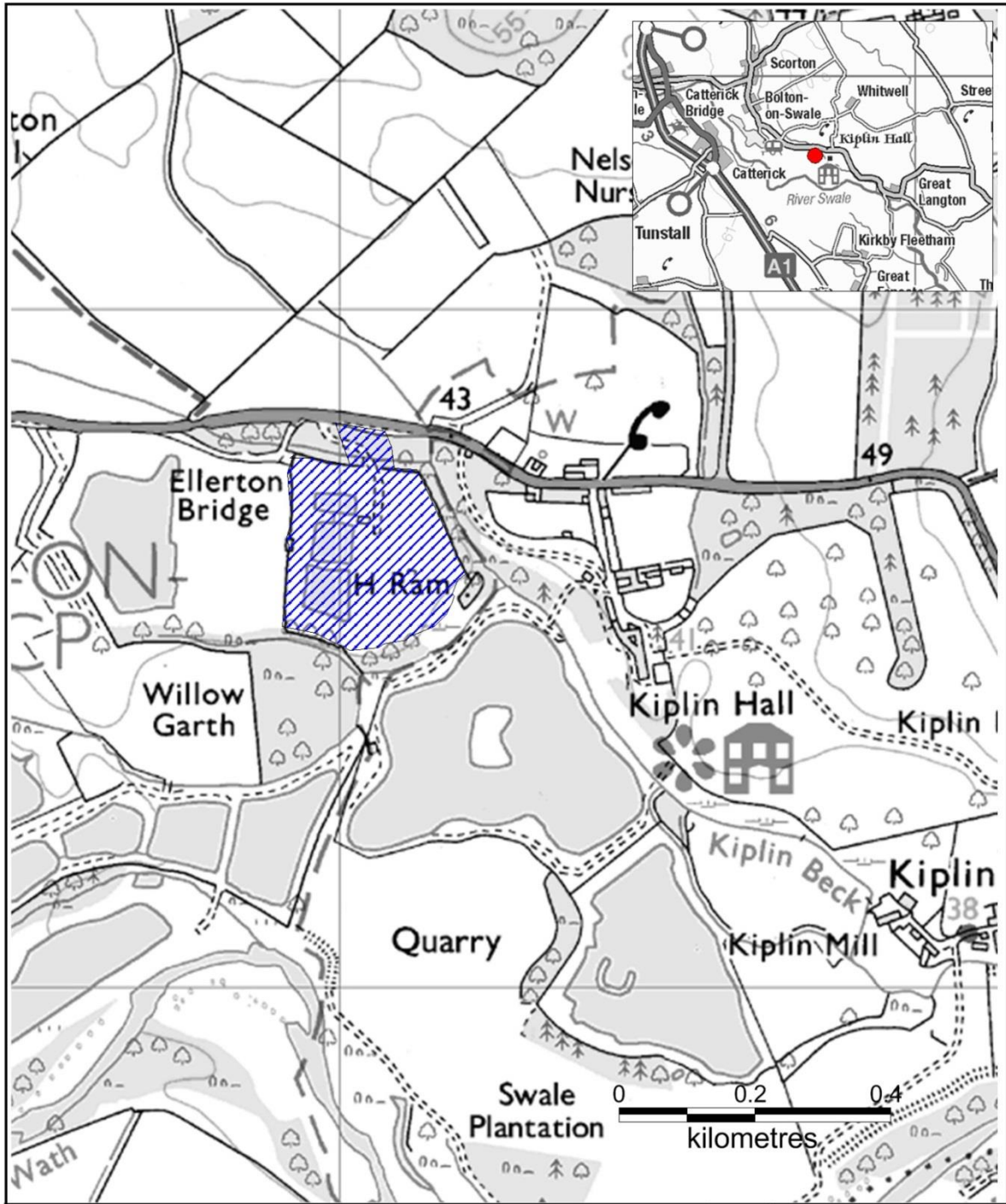
Site Submissions
Date : 06-2014
Compilation & Analysis : MWJP

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KIPLIN PROCESSING PLANT SITE

Site reference	MJP46
Nature of Planning Proposal	
Retention of processing plant site to serve future sand and gravel extraction in the local area	
Location of Land	Kiplin Processing Plant Site Kiplin Richmond DL10 6AT
(Grid Reference)	(427048 497656)
District	Richmondshire
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	FTMINS (on behalf of Kiplin Hall Trustees, now Kiplin Hall CIO)
Landowner	Landowner supports submission
Current Use	Mothballed quarry processing plant site
Minerals Estimated Reserve (tonnes)	Total reserves in extraction areas likely to be served by this plant unknown at present, but includes 500,000 in Toft Hill MJP62 site
Minerals Annual Output (tonnes)	50,000 (based on proposed output of material from MJP62)
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	6.7
Estimated date of commencement	2016 (based on the development of site MJP62)
Proposed Life of Site	12 years, including restoration
Proposed Access	Existing Kiplin Plant site access onto the B6271 approximately 440m west of entrance to Kiplin Hall and then via B6271 and A6136 to strategic road network at Catterick
Light vehicles (two-way daily movements)	10 (submitter information)

HGVs (two-way daily movements)	24 (submitter information)
Possible site restoration and aftercare (if applicable)	No detailed design yet
Other information (if applicable)	The plant site was mothballed in approximately 2012 and the current approved restoration plan for the MJP46 site is to agriculture by 4 June 2017
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: potential habitats • Potential impact on BMV agricultural land • Heritage asset issues, including proximity to and impact on: Castle Hills and 20th century airfield defence Scheduled Monuments, Listed Buildings including Kiplin Hall and Cow Byre and undesignated designed landscape at Kiplin Hall • Landscape and visual intrusion issues, including impacts on: tourism • Water issues, including: hydrology, flood risk (Zones 2 and 3) and surface water drainage • Traffic impact including: access and HGV use of local roads including the B6271 • Amenity issues, including: noise, dust, fumes, cumulative impact with quarries in the area 	
<p>Reasons for discounting site</p> <p>The submitter has put this site forward primarily to provide capacity for processing mineral extracted from the Toft Hill site (MJP62).</p> <p>Although located in open countryside, this is an established site for mineral processing infrastructure and no overriding constraints have been identified at this stage through the site assessment process that would indicate that the site could not be developed and operated in an acceptable manner. However, as it is not proposed to allocate site MJP62 for minerals extraction, it is considered that there is insufficient justification for the retention of this infrastructure in an open countryside location.</p> <p>Therefore the site is a Discounted Site.</p>	



Site Reference: MJP46

Site Name: Kiplin Plant

Site Area 



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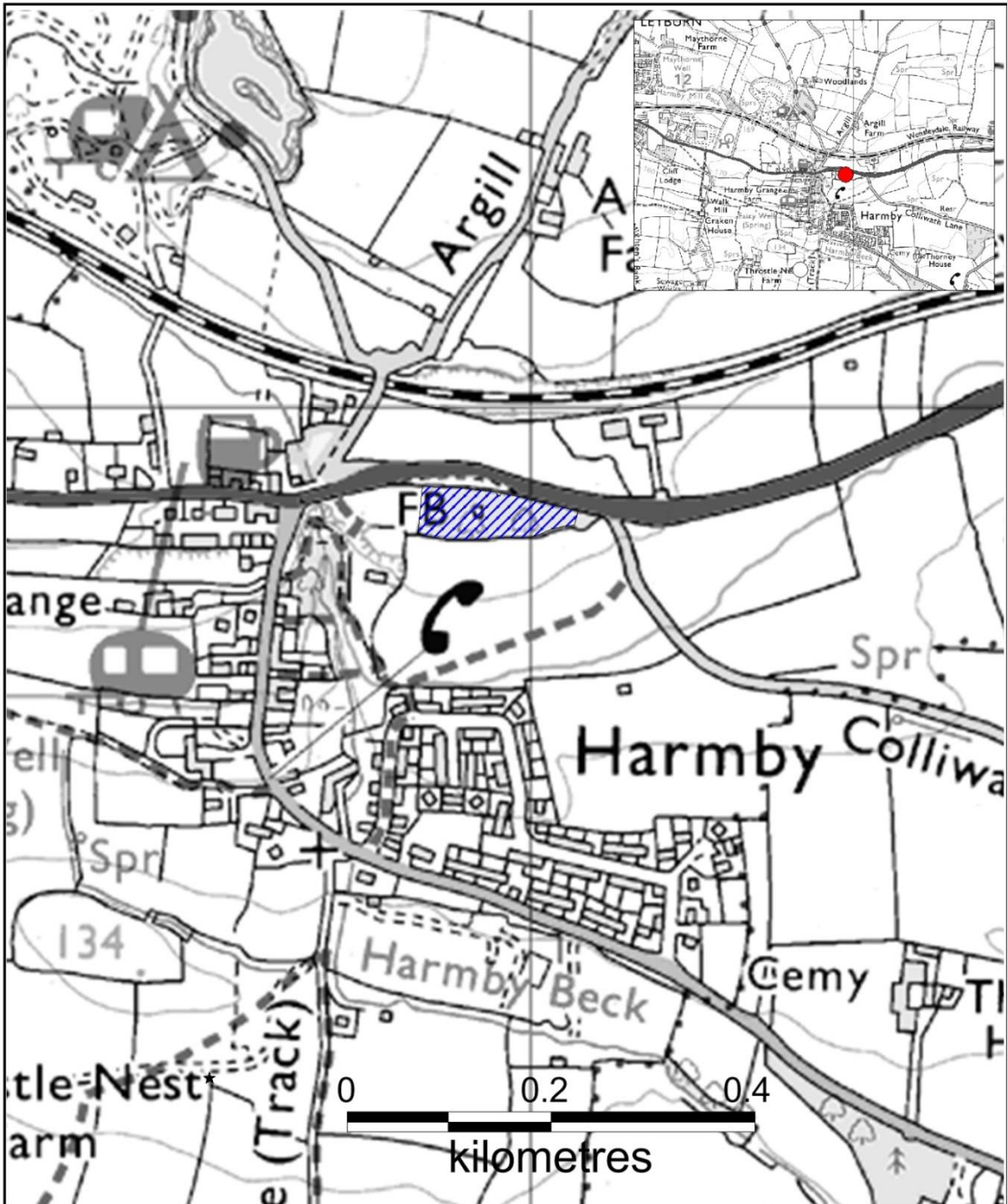
Site Submissions
Date : 09-2013
Compilation & Analysis : MWJP

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HILLCREST, HARMBY

Site reference	WJP01
Nature of Submitted Proposal	
Waste Transfer Station (including recycling) for commercial and industrial waste including construction and demolition waste	
Location of Land	Hillcrest Harmby Main Road Harmby DL8 5PE
(Grid Reference)	(412700 489800)
District	Richmondshire
Waste Planning Authority	North Yorkshire County Council
Submitted by	R and I Heugh
Landowner	Landowner supports submission
Current Use	Scrap Yard including end of life vehicle dismantling
Minerals Estimated Reserve (tonnes)	Not applicable
Minerals Annual Output (tonnes)	Not applicable
Waste Annual Tonnage import	10,000 – 15,000
Recycled Materials Annual output (tonnes)	10,000 – 15,000
Size of Site (hectares)	0.64
Estimated date of commencement	2017
Proposed Life of Site	Permanent
Proposed Access	Existing access onto A684 at Harmby, approximately 205m east of the junction with the C42 road to Spennithorne
Light vehicles (two-way daily movements)	1 – 2 (estimate agreed with submitter)
HGVs (two-way daily movements)	Up to 10 (submitter information)
Possible site restoration and aftercare (if applicable)	Site proposed as a permanent facility so no restoration proposed

<p>Other information (if applicable)</p>	<p>There is no end-date specified by existing planning conditions for the existing scrap yard facility</p> <p>WJP01 proposal is likely to include a new waste transfer building at east end of site and an office facility near the site entrance</p>
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: Harmby Beck, protected species and TPO trees along the southern boundary of the site • Landscape and visual intrusion issues, including: Harmby village, the approach along the A684 and local landscape features • Water issues, including: hydrology, flood risk (Zone 1) and surface water drainage • Traffic impact, including: access and HGV use of local roads • Amenity issues, including: noise, dust, effects on users of rights of way to west and south of site, quality of life 	
<p>Reasons for discounting site</p> <p>Whilst this site could contribute to the provision of a small amount of increased capacity for recycling of CD & E waste, for which a capacity gap has been identified in the evidence base for the Joint Plan, this would be in substitution for the current role of the site in providing local waste management capacity for end of life vehicles, and this could substantially reduce any benefit in strategic terms resulting from allocating the site for the proposed use. The development policies in the Plan provide flexibility and support in principle for further development within the footprint of established waste management sites and therefore provide a mechanism for consideration of specific proposals for further development at this site, should these be sought during the life of the Plan. Therefore there would be no overall net gain in waste facility provision. Development of the site for the proposed use also has the potential to give rise to increased visual impact in a relatively sensitive location.</p> <p>Therefore the site is a discounted site.</p>	



Site Reference: WJP01

Site Name: Hillcrest, Harmby

Site Area 



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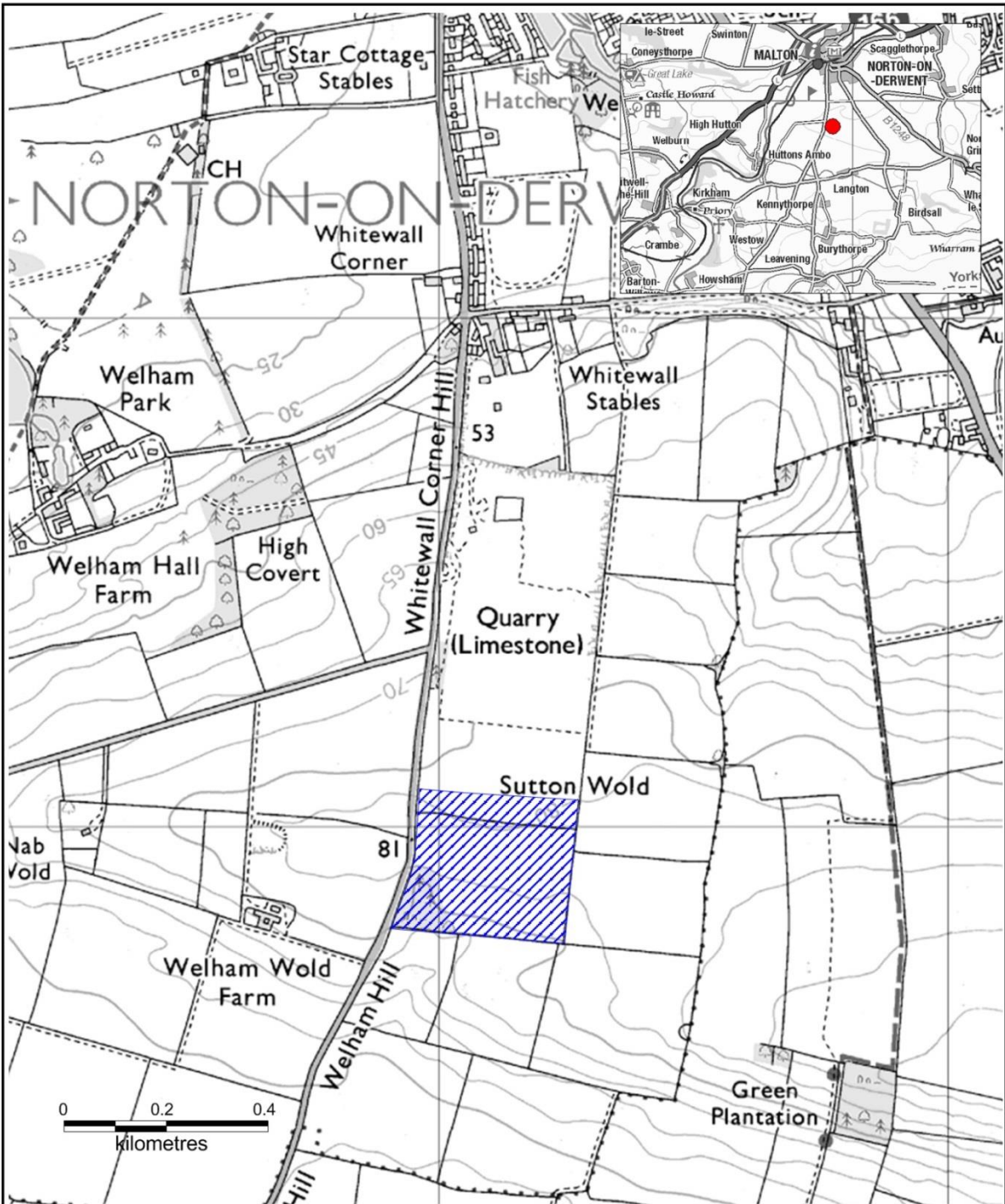
Site Submissions
Date : 09-2013
Compilation & Analysis : MWJP

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WHITEWALL QUARRY, NEAR NORTON

Site reference	MJP12
Nature of Planning Proposal	
Extraction of Jurassic limestone as proposed extension to existing quarry	
Location of Land	Whitewall Quarry Welham Road Norton YO17 9EH
(Grid Reference)	(479108 468996)
District	Ryedale
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	W. Clifford Watts Ltd
Landowner	Landowner supports submission
Current Use	Agriculture and woodland
Minerals Estimated Reserve (tonnes)	2,000,000
Minerals Annual Output (tonnes)	250,000
Waste Annual Tonnage import	None proposed to MJP12 site area
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	9.0
Estimated date of commencement	Prior to 2023
Proposed Life of Site	2031
Proposed Access	The existing quarry access approximately 330m south of the edge of Norton onto Whitewall Corner Hill road (C177), with no access to MJP12 site direct from public highway
Light vehicles (two-way daily movements)	46 (based on details in application NY/2013/0058/FUL)
HGVs (two-way daily movements)	50 (submitter information)
Possible site restoration and aftercare (if applicable)	No detailed design for proposed extension yet, but would be compatible with the approved scheme for the existing

	quarry, which is undulating grassland with tree and shrub planting
Other information (if applicable)	Southern half of MJP12 site would be not be extracted, but would be used for landscape screening purposes only
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: River Derwent SAC, Welham Hill verges SINC, protected species, potential habitats • Impact on best and most versatile agricultural land • Heritage asset issues, including proximity to and impact on: archaeological remains, Scheduled Monuments at The Three Dykes and West Wold Farm, Langton Conservation Area, Listed Buildings including Whitewall House, Whitewall Cottages & associated stable and their settings • Landscape and visual intrusion issues, including: on the town and landscape features including the ridgeline, and cumulative impact of quarrying • Impact on economy of the Malton, Norton and local area, including the horse racing industry • Water issues, including: hydrology, flood risk (Zone 1), water main and surface water drainage • Geodiversity issues • Traffic impact, including: access, HGV use of local roads, the Yorkshire Wolds Way cycle route, Malton and Norton • Amenity issues, including: noise, dust, air quality in Malton and Norton, vibration, quality of life 	
<p>Reasons for discounting site</p> <p>Evidence supporting the Joint Plan has not indicated any overall need, in strategic terms, to release additional reserves of Jurassic Limestone for the plan period. The location of the site and its relationship to market areas in the Plan area results in a need for a substantial volume of heavy traffic to travel through an extended length of built up area in Norton-on-Derwent, in order to access the major road network, such that there is potential for significant adverse impact on local communities. The location is therefore not considered a sustainable one for longer term supply of minerals in the absence of a more specific justification that would override this concern.</p> <p>Therefore the site is a Discounted Site.</p>	



Site Reference: MJP12

Site Name: Whitewall Quarry, near Norton

Site Area: 



Minerals and Waste Joint Plan,
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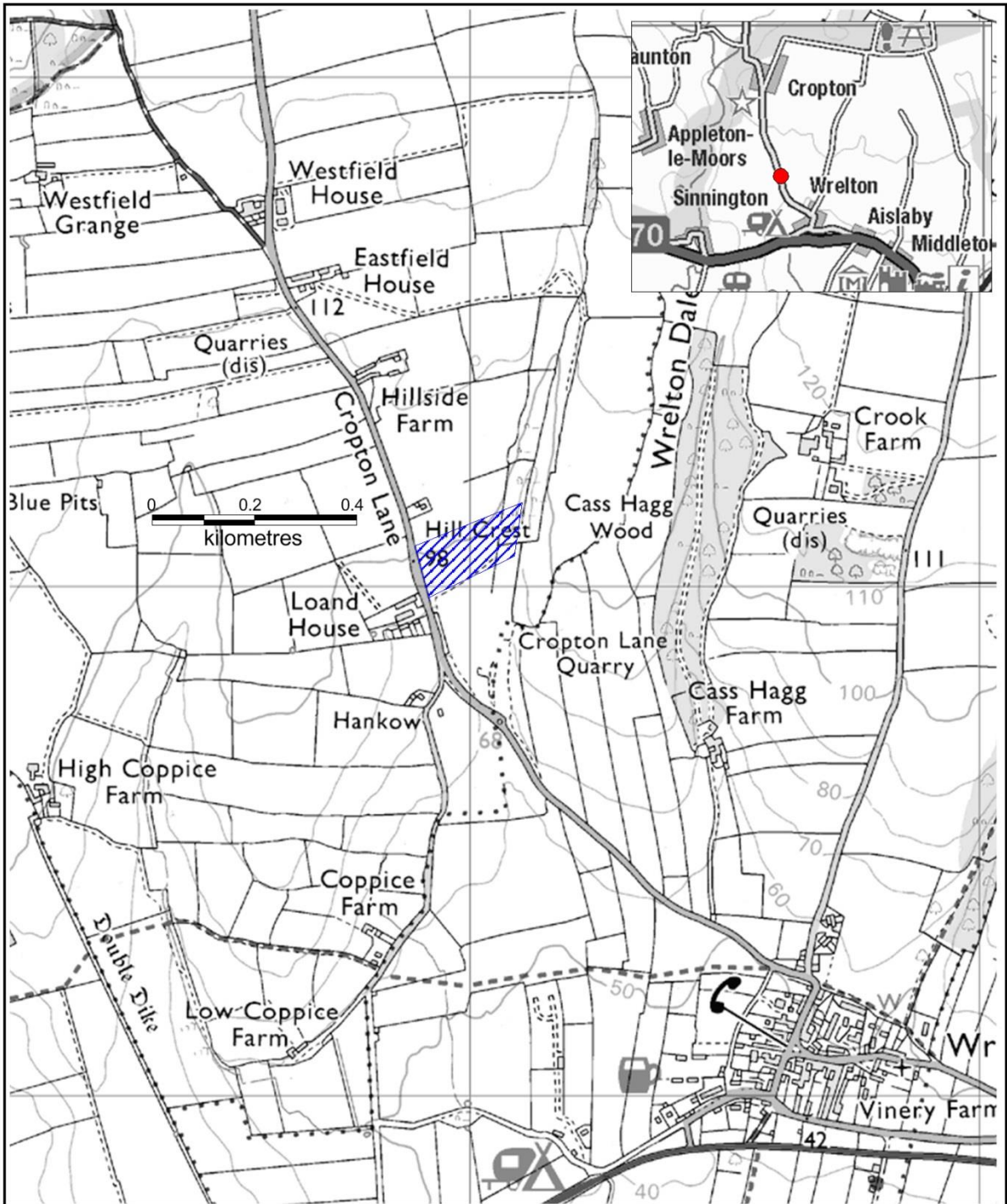
Site Submissions
Date : 05-2015
Compilation & Analysis : MWJP

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CROPTON QUARRY, CROPTON

Site reference	MJP64
Nature of Planning Proposal	
Extraction of Jurassic limestone from proposed extension to former quarry for use as building stone and aggregate	
Location of Land	Land to north of former Cropton Quarry Cropton Lane Cropton North Yorkshire YO18 8HG
(Grid Reference)	(475997 486903)
District	Ryedale
Mineral Planning Authority	North Yorkshire County Council
Submitted by	MCJA on behalf of W Clifford Watts
Landowner	Landowner supports submission
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	1,800,000
Minerals Annual Output (tonnes)	180,000 – 250,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	2.4
Estimated date of commencement	By 2020
Proposed Life of Site	10years
Proposed Access	No direct access to the site from the public highway rather the access would be via the former quarry site entrance approximately 160m to the south-east, onto Cropton Lane (C63 road) and south to the A170 at Wrelton
Light vehicles (two-way daily movements)	20 (submitter information)
HGVs (two-way daily movements)	90 (submitter information based on maximum output of 250,000 tonnes per annum)

Possible site restoration and aftercare (if applicable)	No detailed design yet, but would be to nature conservation
Other information (if applicable)	Site was subject to a planning application for extraction, which was withdrawn in 1974. The land immediately to the south of the MJP64 site is a dormant quarry, which can only be re-opened if new planning conditions are submitted to and determined by North Yorkshire County Council. To the south of that is a former quarry area which does not have planning permission for extraction but which is the former location of the weighbridge).
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: trees, woodland, protected species and potential habitats • Potential impact on BMV agricultural land • Heritage asset issues, including proximity to and impact on: archaeological remains • Landscape and visual intrusion issues, including impact on: local landscape features • Water issues, including: hydrology, aquifer, flood risk (Zone 1) and surface water drainage • Traffic impact, including: access and HGV use of local roads in Wrelton and at the junction with the A170 • Amenity issues, including: impact on amenity of Wrelton, noise, dust, blasting 	
<p>Reasons for discounting site</p> <p>It is considered that there would be likely to be significant adverse impacts on the amenity of residents in Wrelton due to the scale and nature of the traffic associated with the development, the fairly narrow roads and tight turns in Wrelton and the increase in HGV traffic turning at the junction of the A170 by the village. There is also the potential for significant adverse impact on the landscape and a potential risk of contamination of a groundwater source protection zone for drinking water abstraction at Pickering. Evidence supporting the Joint Plan has not indicated any overall need, in strategic terms, to release additional reserves of Jurassic Limestone for aggregate purposes for the plan period and there is no express requirement in national policy to maintain a specific landbank for building stone.</p> <p>Therefore the site is a Discounted Site.</p>	



Site Reference: MJP64

Site Name: Cropton Quarry

Site Area 



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Site Submissions
Date : 09-2015
Compilation & Analysis : MWJP

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SANDS WOOD, SANDY LANE, WINTRINGHAM

Site reference	MJP50
Nature of Planning Proposal	
Extraction of sand from proposed new extraction site	
Location of Land	Land to east of Sandy Lane Sands Wood Sandy Lane Wintringham YO17 8HX
(Grid Reference)	(487612 474931)
District	Ryedale
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Carter Jonas LLP (on behalf of Wintringham Estate)
Landowner	Landowner supports submission
Current Use	Agriculture and forestry
Minerals Estimated Reserve (tonnes)	Unknown at present
Minerals Annual Output (tonnes)	25,000 – 50,000 (estimate)
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	56
Estimated date of commencement	Unknown at present
Proposed Life of Site	20 years
Proposed Access	Exact location not yet known, but site abuts Sandy Lane (U1765) and the A64
Light vehicles (two-way daily movements)	2 – 5 (estimate based on estimate of output)
HGVs (two-way daily movements)	12 – 24 (estimate based on estimate of output)
Possible site restoration and aftercare (if applicable)	Woodland, agriculture and nature conservation areas

Other information (if applicable)

Key Sensitivities identified by Site Assessment

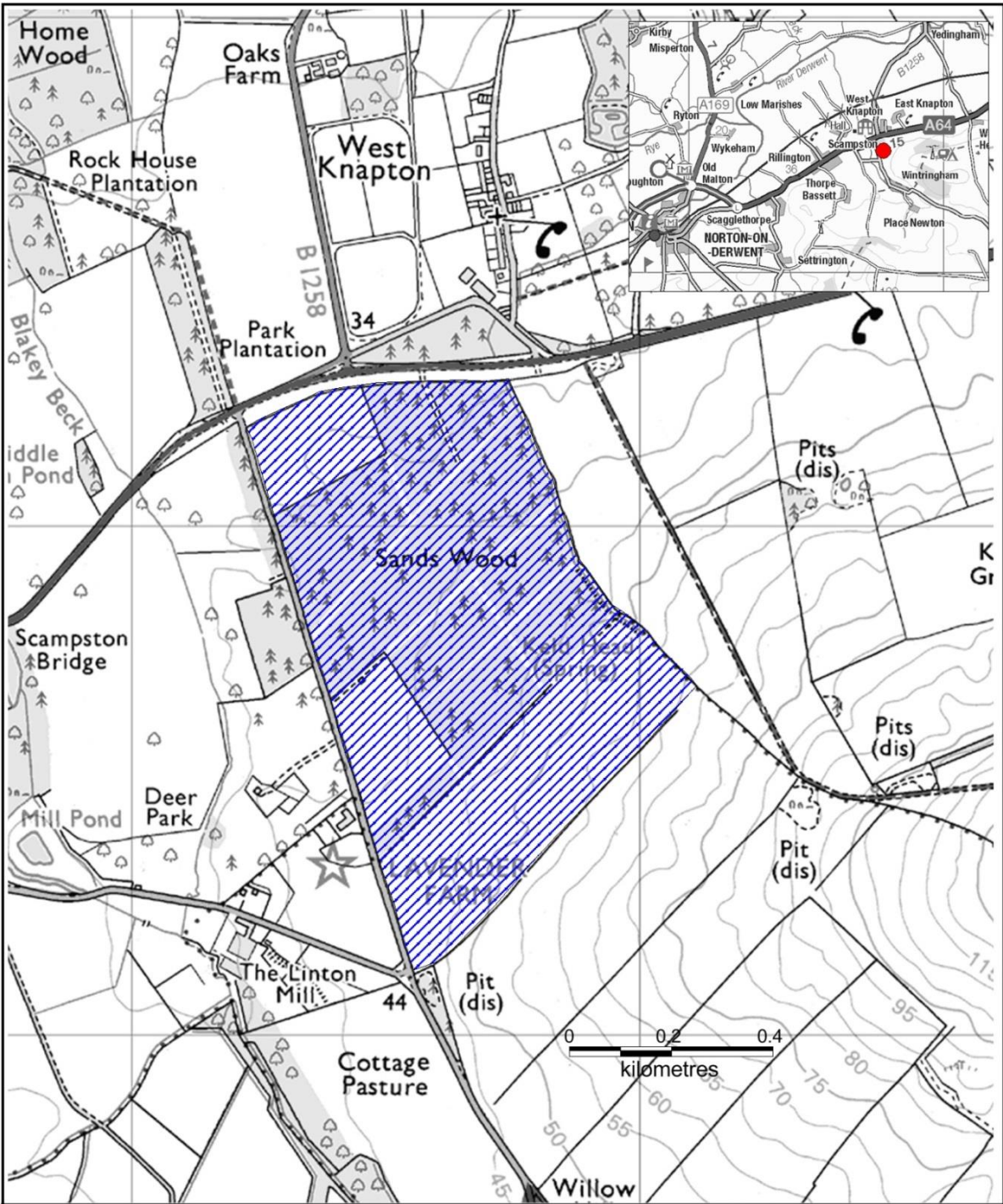
- Ecological issues, including impacts on: Wintringham Marsh SSSI, Sandy Lane Fields and West Knapton road verge SINCs, woodland including Sands Wood, protected species and potential habitats
- Potential impact on BMV agricultural land
- Heritage asset issues, including proximity to and impact on: Scampston Registered Park and Garden, Listed Buildings such as Scampston Hall, Deer Park House, the Church of St Edmund and the palladian bridge, Wintringham Conservation Area, archaeological remains including the scheduled dyke on Knapton Wold, undesignated designed landscape at Knapton Hall
- Landscape and visual intrusion issues, including impacts on: local landscape features including the Wolds escarpment and users of tourism facilities in the area such as Scampston Park, the Lavender Farm, the Yorkshire Wolds Way and Centenary Way
- Water issues, including: Keld Head Spring, hydrology, flood risk (Zone 1) and surface water drainage and water supply
- Traffic impact including: access and HGV use of local roads (such as the road from Wintringham and the A64)
- Amenity issues, including: noise, dust

Reasons for discounting site

The site assessment process has identified high potential for significant adverse impacts on: biodiversity (including at Wintringham Marsh SSSI, Sandy Lane Fields and West Knapton road verge SINCs and including rare habitat that would be difficult to recreate); and also has potential for significant adverse impact on historic assets and the landscape of the area.

Other options are considered more appropriate to meet the identified requirements for building sand.

Therefore the site is a **Discounted Site**.



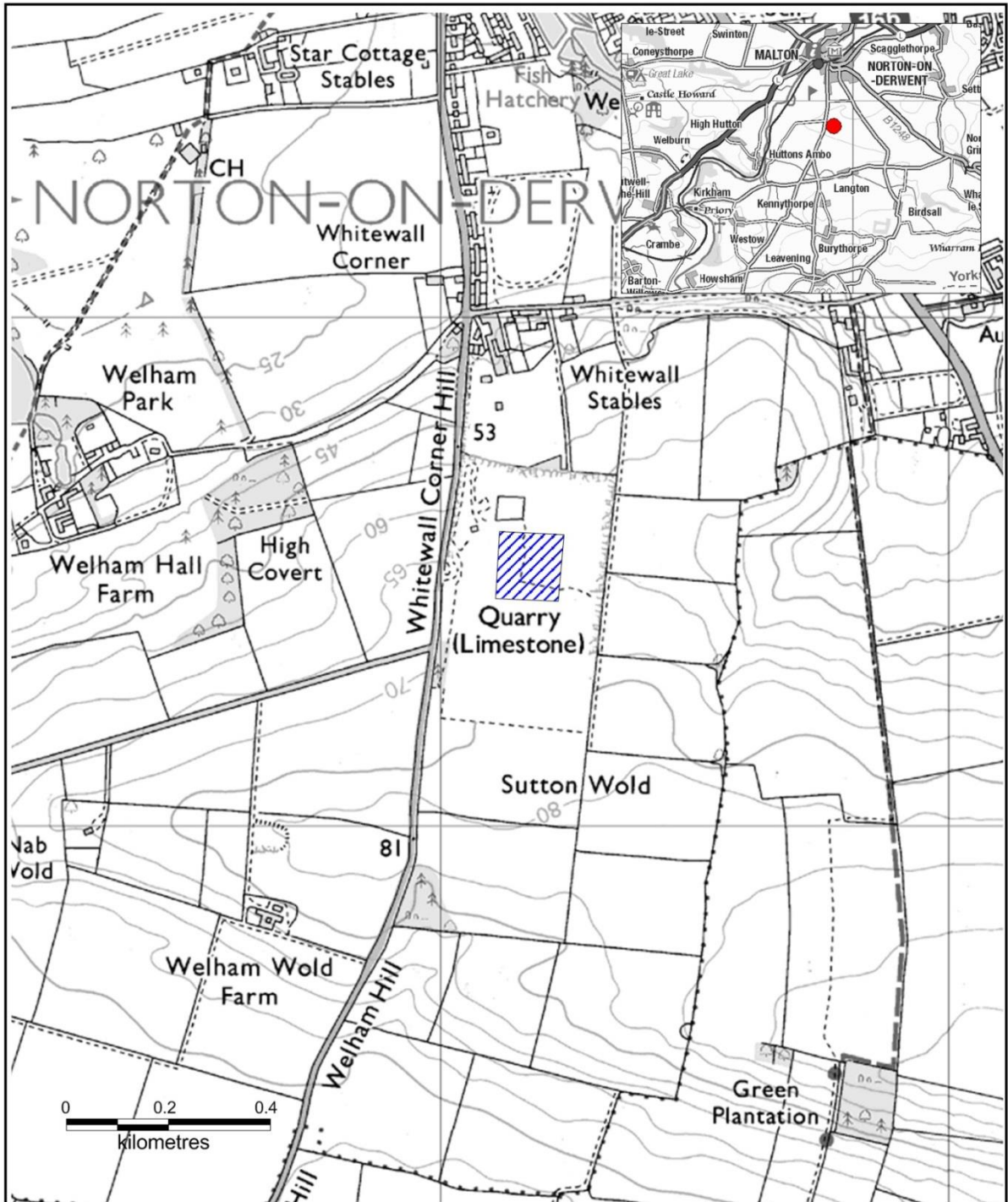
Site Reference: MJP50			Minerals and Waste Joint Plan, County Hall, Northallerton, North Yorkshire. DL7 8AH
Site Name: Sands Wood, Sandy Lane, Wintringham			
Site Area		Site Submissions Date : 09-2013 Compilation & Analysis : MWJP	

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WHITEWALL QUARRY, NEAR NORTON - RECYCLING


Site reference	MJP13
Nature of Planning Proposal	
Expansion to area used for recycling of construction, demolition and soil waste for secondary aggregates within existing quarry void	
Location of Land	Whitewall Quarry Welham Road Norton YO17 9EH
(Grid Reference)	(479163 469527)
District	Ryedale
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	W. Clifford Watts Ltd
Landowner	Landowner supports submission
Current Use	Part quarry, part existing recycling area
Minerals Estimated Reserve (tonnes)	Not applicable
Minerals Annual Output (tonnes)	Not applicable
Waste Annual Tonnage import	20,000
Recycled Materials Annual output (tonnes)	20,000
Size of Site (hectares)	2.25
Estimated date of commencement	Prior to 2023
Proposed Life of Site	Until 2023 (permitted lifespan of existing quarry)
Proposed Access	Existing quarry access, approximately 330m south of edge of Norton onto Whitewall Corner Hill road (C177)
Light vehicles (two-way daily movements)	No additional vehicles (to those of MJP12)
HGVs (two-way daily movements)	25, based on 50% being backhauled using MJP12 vehicles

Possible site restoration and aftercare (if applicable)	Proposed restoration to the approved scheme for the existing quarry, which is undulating grassland with tree and shrub planting
Other information (if applicable)	
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: River Derwent SAC, potential habitats • Heritage asset issues, including: proximity to and impact on Scheduled Monuments (The Three Dykes and the barrow at West Wold Farm, Langton Conservation Area, Listed Buildings (Whitewall House and Whitewall Cottages and stable and buildings in Langton and their settings) • Landscape impact if retained in long-term • Water issues, including: hydrology, flood risk (Zone 1) and surface water drainage • Traffic impact, including: access, HGV use of local roads, the Yorkshire Wolds Way cycle route, Malton and Norton and the economy • Amenity issues, including: noise, dust 	
<p>Reasons for discounting site</p> <p>This development would result in an enlarged footprint and potential increase in throughput for activity associated with importation and recycling of CD&E waste at Whitewall Quarry. Whilst the principle of such activity taking place at this site is already established through an existing permission, any increased traffic volumes could add to impacts on local communities, arising from heavy vehicle movements in combination with other traffic associated with Whitewall Quarry, and it is not considered appropriate to allocate the site on this basis.</p> <p>Therefore the site is a Discounted Site.</p>	



Site Reference: **MJP13**

Site Name: **Whitewall Quarry, near Norton - Recycling**

Site Area: 



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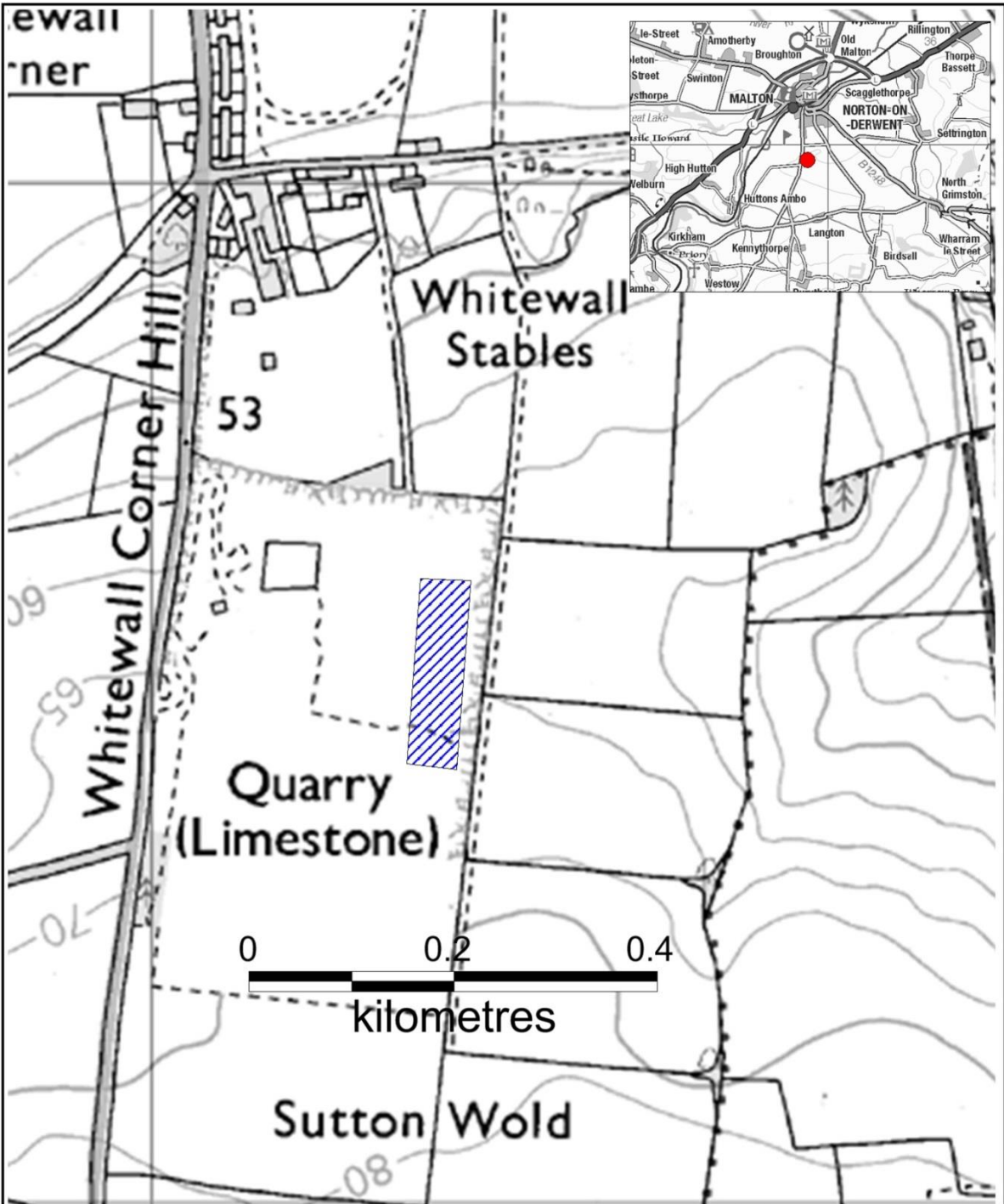
Site Submissions
Date: 09-2013
Compilation & Analysis: MWJP



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WHITEWALL QUARRY, NEAR NORTON - RECYCLING

Site reference	WJP09
Nature of Planning Proposal	
Materials recycling facility to sort/treat household waste and including composting	
Location of Land	Whitewall Quarry Welham Road Norton YO17 9EH
(Grid Reference)	(479289 469535)
District	Ryedale
Waste Planning Authority	North Yorkshire County Council
Submitted by	W. Clifford Watts Ltd
Landowner	Landowner supports submission
Current Use	Quarry
Minerals Estimated Reserve (tonnes)	Not applicable
Minerals Annual Output (tonnes)	Not applicable
Waste Annual Tonnage import	25,000
Recycled Materials Annual output (tonnes)	25,000
Size of Site (hectares)	0.87
Estimated date of commencement	Prior to 2023
Proposed Life of Site	2030
Proposed Access	Existing quarry access, approximately 330m south of edge of Norton on Whitewall Corner Hill road (C177)
Light vehicles (two-way daily movements)	2 (submitter information)
HGVs (two-way daily movements)	28-32 (submitter information)
Possible site restoration and aftercare (if applicable)	Proposed restoration to the approved scheme for the existing quarry, which is undulating grassland with tree and shrub planting

Other information (if applicable)	
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: River Derwent SAC, Welham Hill Verges SINC, protected species, potential habitats • Impact on BMV agricultural land • Landscape and visual intrusion issues, including: cumulative impact and other landscape features • Water issues, including: hydrology, flood risk (Zone 1) and surface water drainage • Traffic impact, including: access, the Yorkshire Wolds Way cycle route and Malton and Norton and local economy • Amenity issues, including: noise, dust, fuel spillages, impacts on Malton and Norton and its economy 	
<p>Reasons for discounting site</p> <p>The Waste Disposal Authority has not indicated any requirement for a facility in this location to deal with household waste and the County Council is developing a waste transfer station for household waste at Kirby Misperton.</p> <p>The development could add significantly to existing HGV traffic movements on local roads, including on Welham Hill Road and in Norton, in combination with other traffic associated with Whitewall Quarry, leading to additional impacts on local communities,</p> <p>It is not considered that there is sufficient justification for this form of development in this location to override this concern.</p> <p>Therefore the site is a Discounted Site.</p>	



<p>Site Reference: WJP09</p> <p>Site Name: Whitewall Quarry, near Norton - <u>Material Recycling Facility</u></p> <p>Site Area </p>		<p> Minerals and Waste Joint Plan, County Hall, Northallerton, North Yorkshire. DL7 8AH</p>
		<p>Site Submissions Date : 09-2013 Compilation & Analysis : MWJP</p>

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METES LANE, SEAMER

Site reference	MJP49
Nature of Planning Proposal	
Extraction of sand and gravel from a new extraction site	
Location of Land	Metes Lane Seamer Carr Scarborough
(Grid Reference)	(502582 482029)
District	Scarborough
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	James Stockdale Ltd
Landowner	Landowners support the submission
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	In excess of 2,000,000
Minerals Annual Output (tonnes)	110,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	128
Estimated date of commencement	2018
Proposed Life of Site	20 -25 years
Proposed Access	Existing access at Herdborough Farm onto A64, approximately 375m north of A64 junction with B1261
Light vehicles (two-way daily movements)	8 (submitter information)
HGVs (two-way daily movements)	40 (submitter information)
Possible site restoration and aftercare (if applicable)	No detailed design yet, but would be restoration to some form of agriculture
Other information (if applicable)	

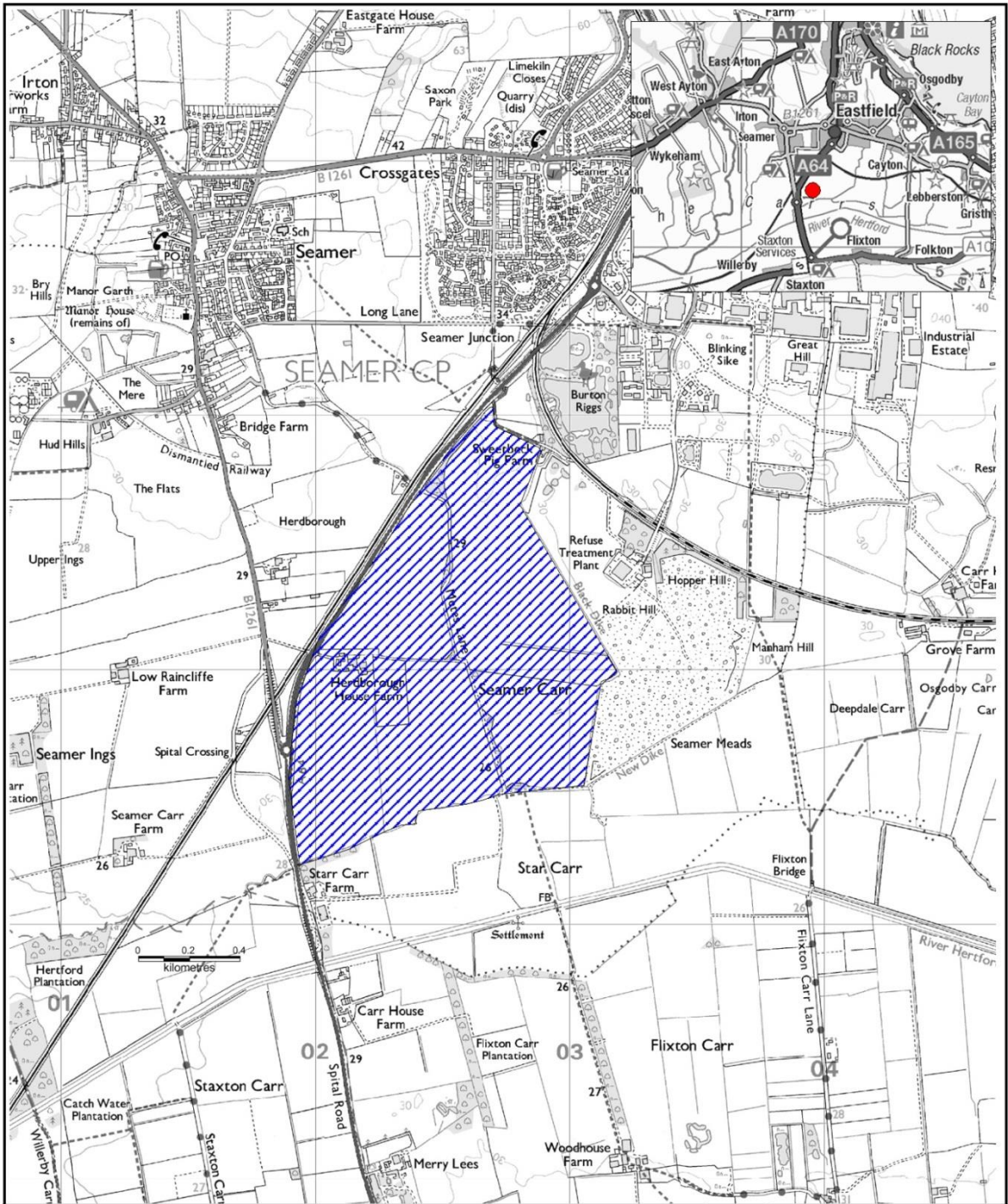
Key Sensitivities identified by Site Assessment

- Ecological issues, including impacts on: Burton Riggs, Cayton Meadow and the River Hertford SINCs, protected species, potential habitats, cumulative impact with existing Seamer Carr / WJP15 adjacent waste facility
- Impact on BMV agricultural land
- Heritage asset issues, including proximity to and impact on: Scheduled Monument at Star Carr and archaeological remains
- Landscape and visual intrusion issues, including impacts on: local landscape features, local road / railway / right of ways and their users (including on parts of the Yorkshire Wolds), tourism and the economy, cumulative impact with existing/WJP15 adjacent waste facility
- Water issues, including: hydrology, aquifer, flood risk (mostly Zone 1, small areas of Zones 2 and 3) and surface water drainage
- Impacts on right of way including the bridleway along Metes Lane which links Seamer to the footpath to Flixton and the bridleway at the north end of the site near Sweetbeck Pig Farm
- Traffic impact, including: access at Herdborough Farm and HGV use of local roads (such as A64)
- Amenity issues, including: noise, dust

Reasons for discounting site

The site assessment process has identified the potential for significant adverse impacts, including the presence of a groundwater protection zone protecting water supplies for Scarborough, as well as on the historic environment including nationally important assets associated with the Star Scheduled Monument. There is also the potential for landscape and visual impact and impact on users of rights of way in proximity to the site. Substantial reserves of sand and gravel are already permitted at an existing operational site in relatively close proximity to Scarborough and it is not considered that there is sufficient justification to release further reserves to override the potential adverse impacts identified.

Therefore the site is a **Discounted Site**.



Site Reference: MJP49

Site Name: Metes Lane, Seamer

Site Area 



Minerals and Waste Joint Plan,
County Hall, Northallerton,
North Yorkshire. DL7 8AH

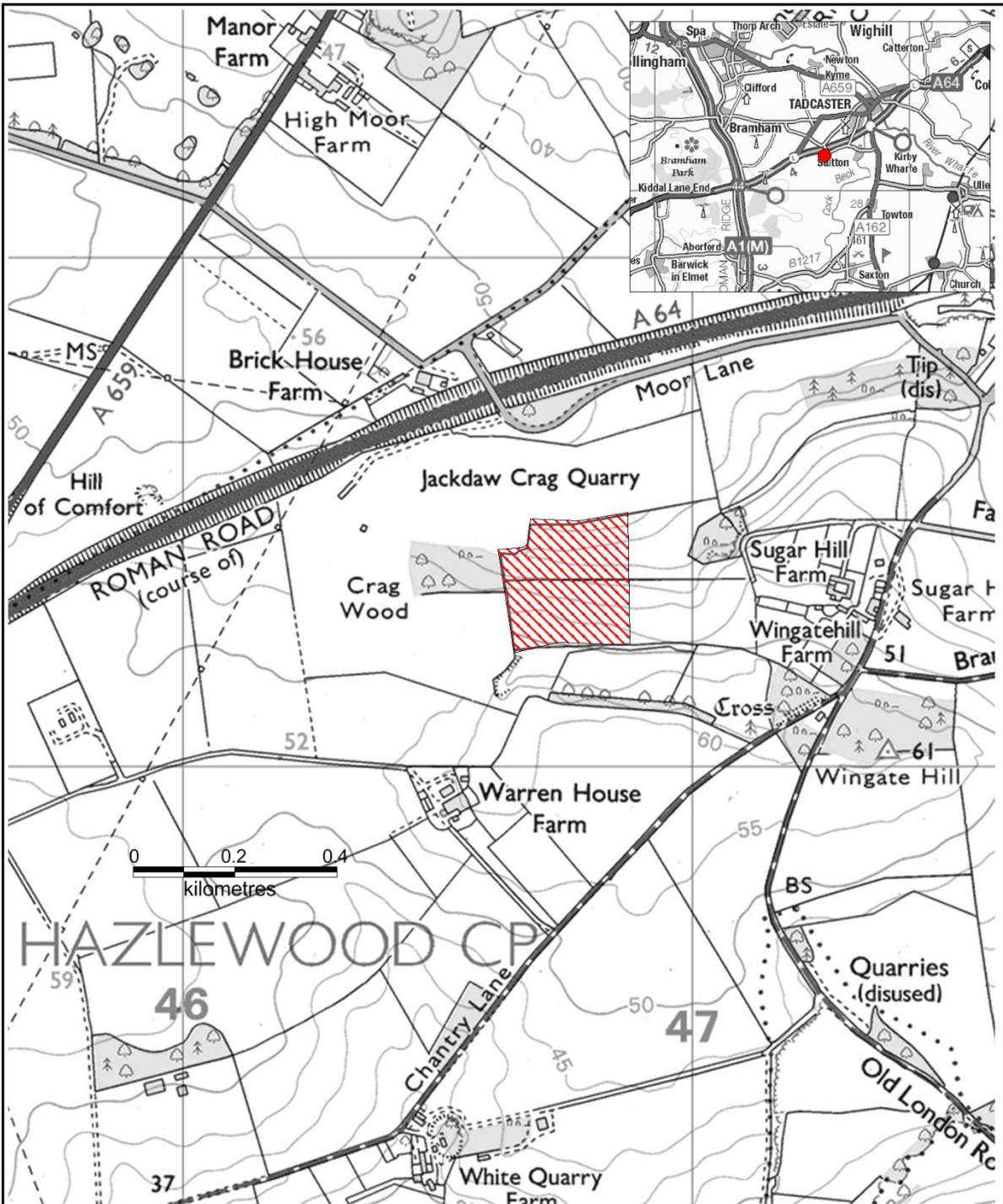
Site Submissions
Date : 09-2013
Compilation & Analysis : MWJP


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JACKDAW CRAG, STUTTON (EAST OF CRAG WOOD)

Site reference	MJP23
Nature of Planning Proposal	
Extraction of Magnesian limestone as proposed extension to existing quarry	
Location of Land	Jackdaw Crag Quarry Moor Lane Stutton Tadcaster LS24 9BE
(Grid Reference)	(446735 441350) east area
District	Selby
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	FCC Environment
Landowner	Landowner of part of the area supports submission.
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	3,700,000 (submitter information)
Minerals Annual Output (tonnes)	250,000 (submitter information)
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	6.2
Estimated date of commencement	2026-2027
Proposed Life of Site	Unknown at present
Proposed Access	Existing Jackdaw Crag quarry access onto Moor Lane (C305), approximately 35m south of the bridge over A64 which leads to the A659 and the A64. No direct access to proposed area from the public highway.
Light vehicles (two-way daily movements)	6 (Application details NY/2009/0523/ENV)
HGVs (two-way daily movements)	90-334 (Application details NY/2009/0523/ENV)
Possible site restoration and aftercare (if applicable)	No detailed design yet, but would be low level restoration to agriculture similar to the existing quarry approved scheme

<p>Other information (if applicable)</p>	<p>A planning application for the area (NY/2009/0523/ENV) has been granted planning permission in September 2016 and for information about the allocated area of MJP23 see Appendix 1 to the Minerals and Waste Joint Plan</p>
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: Stutton Ings SSSI, Crag Wood SINC (including its potential isolation), protected species, cumulative effects, potential habitats • Impacts on gas pipeline and gas compound • Impact on best and most versatile agricultural land • Heritage asset issues, including proximity to and impact on: archaeological remains, Towton Registered Battlefield and Listed Buildings including Hazlewood Castle & Church of St Leonard • Landscape and visual intrusion issues, including: local landscape features, cumulative effects of quarrying • Impact on Green Belt • Water issues, including: hydrology, aquifer and potential impact on brewery, flood risk (Zone 1) and surface water drainage • Traffic impact, including: access and HGV use of local roads including the A64 • Impacts on public rights of way (actual and claimed) • Amenity issues, including: noise, dust, blasting, cleanliness of road, quality of life, cumulative impact 	
<p>Reasons for discounting site</p> <p>It is considered that there would be likely to be significant adverse impacts, particularly in terms of the potential risk of contamination of groundwater source protection zones and the isolation of the Crag Wood SINC from surrounding habitats, as well as the potential for significant adverse visual impact and other options are considered more appropriate to contribute to requirements for Magnesian Limestone.</p> <p>Therefore the site is a Discounted Site.</p>	



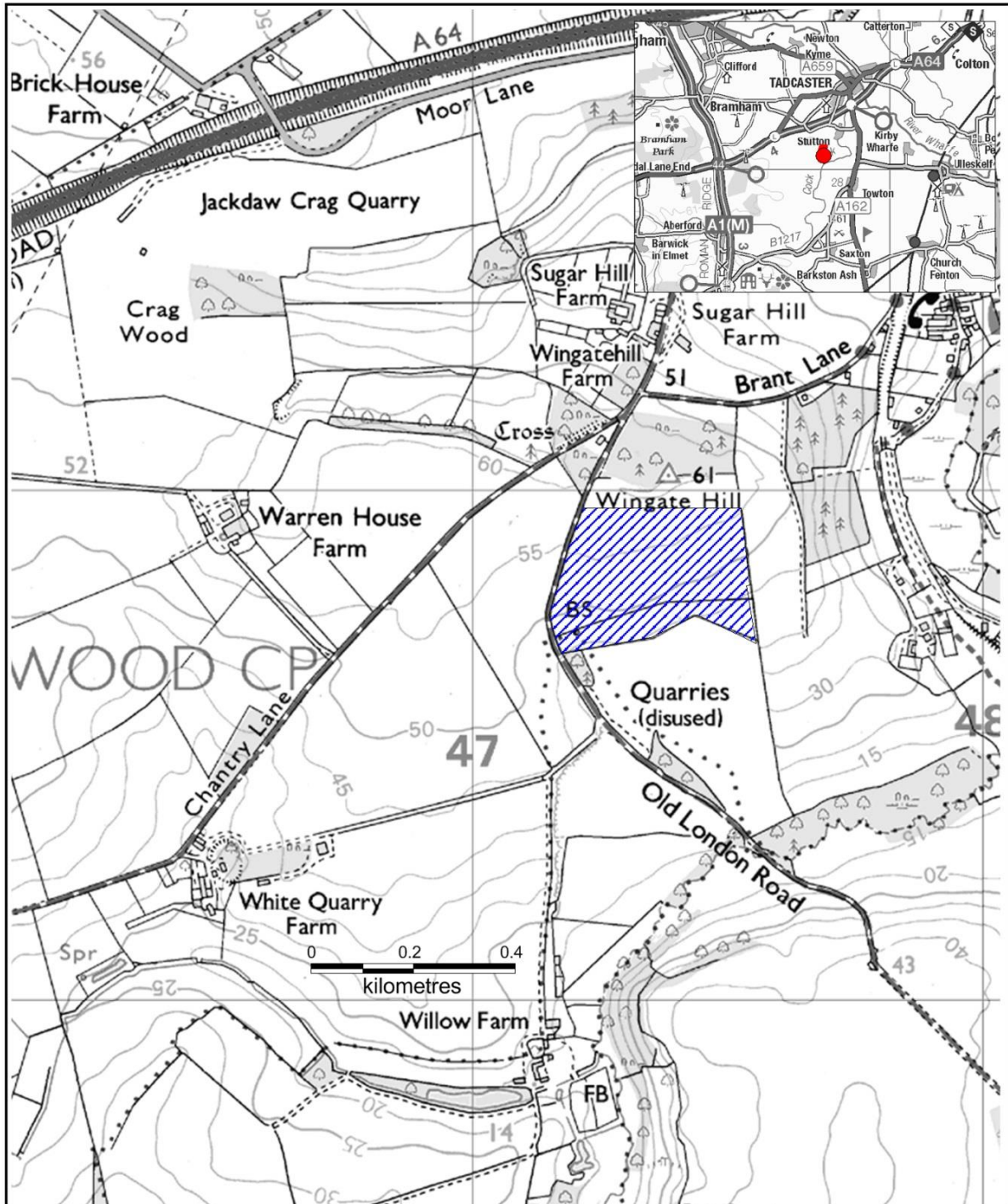
<p>Site Reference: <u>MJP23</u></p>	<p>Minerals and Waste Joint Plan, County Hall, Northallerton, North Yorkshire. DL7 8AH</p>
<p>Site Name: <u>Jackdaw Crag East, Stutton</u></p>	
<p>Exclusion Area: </p>	<p>Site Submissions Date : 07-2016 Compilation & Analysis : MWJP</p>

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OLD LONDON ROAD, STUTTON (NORTH-EAST)

Site reference	MJP31
Nature of Planning Proposal	
Extraction of Magnesian limestone from a new extraction site adjacent to former quarry and import of construction and excavation waste for use in forming proposed restoration landform	
Location of Land	Old London Road Stutton
(Grid Reference)	(447108 440321)
District	Selby
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Cromwell Wood Estate Company Ltd (on behalf of Mr T F Fawcett)
Landowner	Landowner supports submission
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	2,250,000
Minerals Annual Output (tonnes)	200,000 – 300,000
Waste Annual Tonnage import	200,000
Recycled Materials Annual output (tonnes)	None proposed
Size of Site (hectares)	9
Estimated date of commencement	May 2017
Proposed Life of Site	11 years (based on annual output of 200,000 tonnes)
Proposed Access	Access to be via existing access to WJP04 (east) site area onto Old London Road bridleway and route would be then north on the bridleway onto unclassified U796 at Stutton and then via Moor Lane (C305) across the bridge over A64 which leads to A659 and A64
Light vehicles (two-way daily movements)	7 (estimate agreed by submitter)
HGVs (two-way daily movements)	48 (estimate agreed by submitter)

<p>Possible site restoration and aftercare (if applicable)</p>	<p>The restoration would be a bowl shape extended from WJP04 with pasture on the bowl floor and grassland and woodland on the sloping sides</p>
<p>Other information (if applicable)</p>	<p>The stone will be removed to 15.2 metres AOD from a surface level of 57 metres AOD.</p> <p>270,000 tonnes of quarry fines would be transported from MJP31 to site MJP58 for temporary storage pending use in restoration of MJP31 site.</p> <p>Once infilling starts at the quarry in 2019, with the import of 600,000 cubic metres of inert construction and excavation waste, and other inert material such as glass and ceramics to mix with excavation waste for restoration purposes, the floor will be filled to provide a 2 metre soil thickness and the faces filled against to provide the slopes. The slope will start at 17 metres AOD and rise to the surface, crest of the face which will be at 57 to 60 metres AOD.</p>
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: Stutton Ings SSSI, Wingate Hill SINC, trees, hedgerows, protected species, potential habitats • Impacts on high pressure gas pipeline which crosses the site • Impact on BMV agricultural land • Heritage asset issues, including proximity to and impact on: Registered Battlefield at Towton and archaeological remains • Landscape and visual intrusion issues, including local landscape features such as the Locally Important Landscape Area and cumulative impact with other quarrying • Impact on Green Belt • Water issues, including: hydrology, aquifer, flood risk (Zone 1) and surface water drainage • Impacts on public rights of way including the bridleway adjacent to the site along Old London Road which is not a publically maintained highway and their users • Traffic impact, including: access along the Old London Road bridleway (issues with the width of road, its use by residents at Cocksford, the interaction of HGVs with NMUs and the road's unadopted status) and HGV use of local roads leading to the strategic road network such as at Stutton Beech crossroads (the junction of Old London Road with Stutton Road, Moor Lane and Weedling Lane) • Amenity issues, including: noise, dust, fumes, vibration, cumulative impact with other quarries in the area 	
<p>Reasons for discounting site</p> <p>Substantial constraints have been identified through the site assessment process including impact on the Registered Battlefield at Towton. It is considered that there would be likely to be significant adverse impacts, particularly on the elements which contribute to the significance of the registered battlefield, the local landscape, groundwater and users of rights of way including along Old London Road, and other options are considered more appropriate to contribute to requirements for Magnesian Limestone.</p> <p>Therefore the site is a Discounted Site.</p>	



Site Reference: MJP31

Site Name: Old London Road, Stutton

Site Area 



Minerals and Waste Joint Plan,
County Hall, Northallerton,
North Yorkshire. DL7 8AH

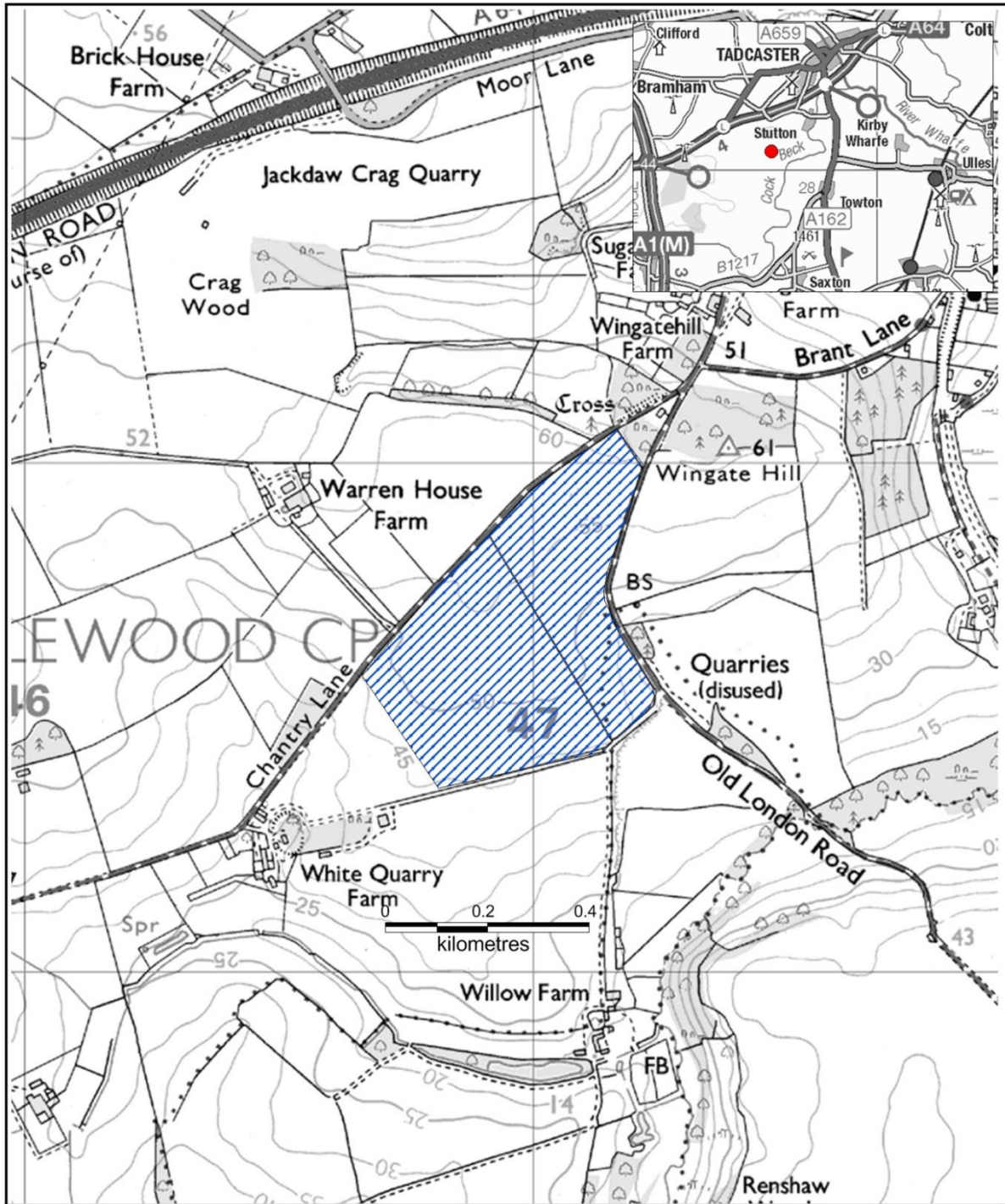
Site Submissions
Date : 06-2015
Compilation & Analysis : MWJP

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LAND TO NORTH OF OLD LONDON ROAD QUARRY, STUTTON


Site reference	MJP53
Nature of Planning Proposal	
Extraction of Magnesian limestone from a new extraction site and import of construction and excavation waste for use in forming proposed restoration landform	
Location of Land	Land to north-west of Old London Road Quarry Old London Road Stutton
(Grid Reference)	(446963 440600)
District	Selby
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Carter Jonas LLP (on behalf of White Quarry Farm)
Landowner	Landowner supports submission
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	5,000,000
Minerals Annual Output (tonnes)	250,000 – 300,000
Waste Annual Tonnage import	200,000
Recycled Materials Annual output (tonnes)	None proposed
Size of Site (hectares)	18
Estimated date of commencement	2023
Proposed Life of Site	20 years
Proposed Access	Exact location of access not known yet, but likely to be in the south-east corner of the site onto the Old London Road (bridleway), and then onto the unclassified U796 at Stutton, and then onto Moor Lane (C305) in the direction of the bridge over A64, which leads to A659 and A64
Light vehicles (two-way daily movements)	7 (estimate)
HGVs (two-way daily movements)	48 (estimate)

Possible site restoration and aftercare (if applicable)	No detailed design yet, but would be to a bowl shape with pasture in the base of the bowl, with sloping sides formed from imported material (which would be restored to grassland and woodland)
Other information (if applicable)	<p>The stone will be removed to 15.2 metres AOD from a surface level of 57 metres AOD.</p> <p>Up to 600,000 tonnes of quarry fines from MJP53 would be to be transported to site WJP04 for temporary storage pending use (by placement over the imported waste) in restoration of MJP53 site.</p> <p>Once infilling starts at the quarry in 2026, by import of 1,000,000 cubic metres of construction and excavation waste the floor will be filled to provide the 2 metre soil thickness for the pasture in the base of the bowl and the faces will be filled against to provide the slopes. The slopes will start at 17 metres AOD and rise to the surface, crest of the face which will be at 57 to 60 metres AOD.</p>
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: Stutton Ings SSSI, SINCs including wood near Wingate Hill Farm and Renshaw Wood, hedgerow, trees, protected species, potential habitats • Impacts on high pressure gas pipeline which crosses the site • Impact on BMV agricultural land • Heritage asset issues, including proximity to and impact on: Registered Battlefield at Towton and archaeological remains • Landscape and visual intrusion issues, including: local landscape features, visitors to Towton Battlefield, cumulative impact with other quarrying • Impacts on Green Belt • Water issues, including: hydrology, aquifer, flood risk (Zone 1) and surface water drainage, impact on brewery • Impacts on rights of way including along Old London Road which is not a publically maintained highway and their users • Traffic impact, including: access along the Old London Road bridleway (issues with the width of road, its use by residents at Cocksford, the interaction of HGVs with NMUs and the road's unadopted status) and HGV use of local roads leading to the strategic road network such as at Stutton Beech crossroads (the junction of Old London Road with Stutton Road, Moor Lane and Weedling Lane) • Amenity issues, including: noise, dust, vibration, fumes, cumulative impact with other quarrying 	
<p>Reasons for discounting site</p> <p>Substantial constraints have been identified through the site assessment process including impact on the Registered Battlefield at Towton. It is considered that there would be likely to be significant adverse impacts, particularly on the elements which contribute to the significance of the registered battlefield, the local landscape, groundwater and users of rights of way including along Old London Road, and other options are considered more appropriate to contribute to requirements for Magnesian Limestone.</p> <p>Therefore the site is a Discounted Site.</p>	



Site Reference: MJP53

Site Name: Land to the north of Old London Road
Quarry, Stutton

Site Area 



Minerals and Waste Joint Plan,
County Hall, Northallerton,
North Yorkshire. DL7 8AH

Site Submissions
Date : 09-2013
Compilation & Analysis : MWJP

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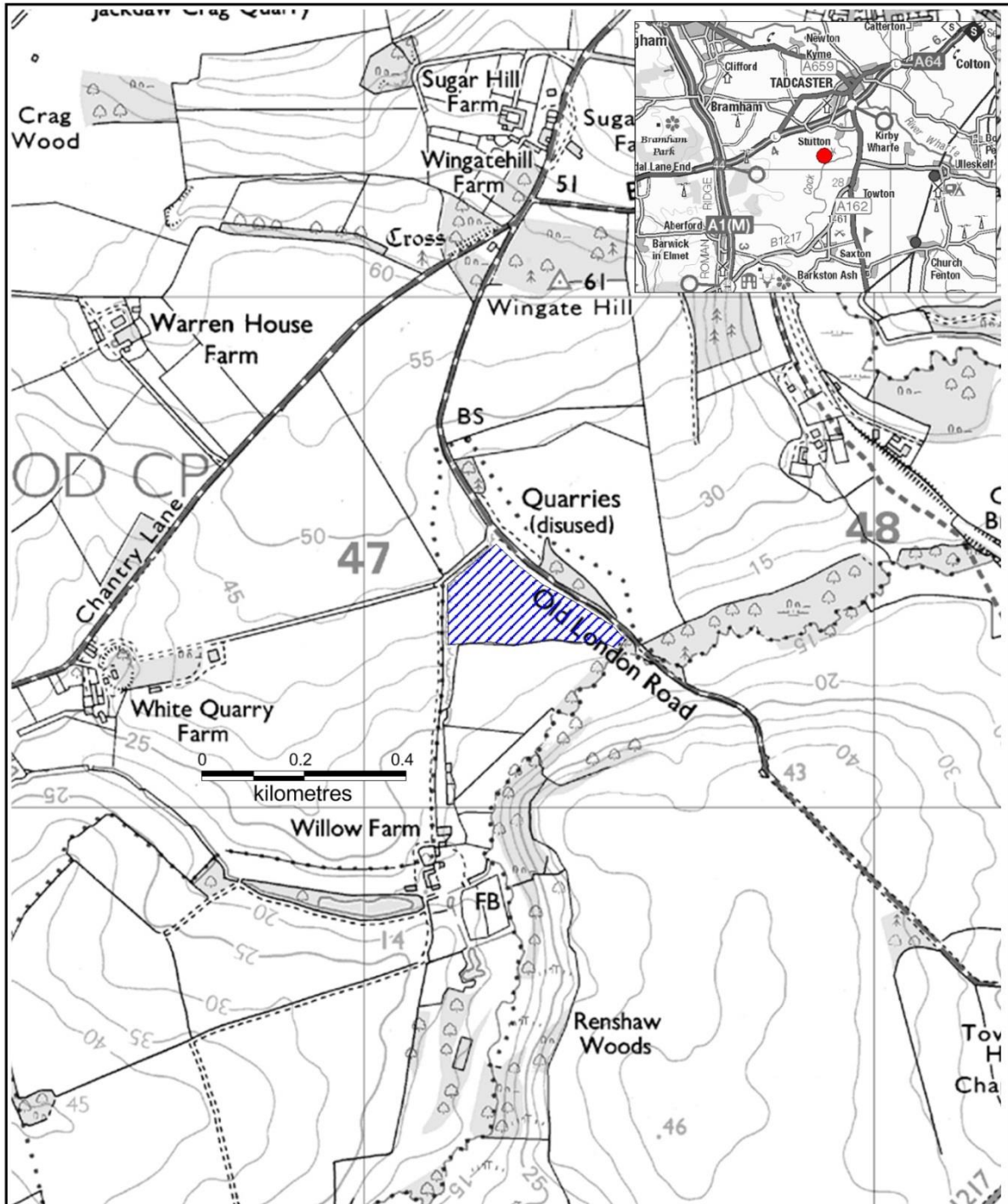
OLD LONDON ROAD, STUTTON

Site reference	MJP58
Nature of Planning Proposal	
Extraction of Magnesian limestone, secondary aggregate recycling, storage of mineral fines and partial infilling with imported mineral fines material	
Location of Land	Old London Road Stutton
(Grid Reference)	(447108 440321)
District	Selby
Mineral and Waste Planning Authority	North Yorkshire County Council
Submitted by	Cromwell Wood Estate Company Ltd (on behalf of Mr T F Fawcett)
Landowner	Landowner supports submission
Current Use	Former quarry and landfill
Minerals Estimated Reserve (tonnes)	15,000
Minerals Annual Output (tonnes)	15,000
Waste Annual Tonnage import	100,000
Recycled Materials Annual output (tonnes)	50,000
Size of Site (hectares)	3.0
Estimated date of commencement	Late 2015
Proposed Life of Site	6 years (i.e. by 2022)
Proposed Access	<p>Access would be over the Old London Road bridleway into former Old London Road (East) Quarry and then via the existing Old London Road (East) access (near the north-east corner of that site) onto the tarmacked surfaced part of the Old London Road bridleway.</p> <p>From the bridleway the access route would be onto the unclassified U796 at Stutton and onto Moor Lane (C305) towards the bridge over A64 which leads to A659 and A64.</p> <p>In the long-term the existing former access in north east corner of the Old London Road (West) Quarry would be</p>

	used once the area had been filled in to enable the link to the tarmacked surfaced part of the Old London Road bridleway to be reinstated.
Light vehicles (two-way daily movements)	7 (estimate)
HGVs (two-way daily movements)	50 (Screening opinion request NY/2013/0165/SCR)
Possible site restoration and aftercare (if applicable)	Site to be restored to pasture and woodland using imported materials (300,000 tonnes) by grading into slopes to meet the original ground levels on the west, north and east sides of the site
Other information (if applicable)	Proposed on WJP04 (west) site There are no current planning permissions extant at this site for minerals extraction or waste activities
Key Sensitivities identified by Site Assessment	
<ul style="list-style-type: none"> • Ecological issues, including impacts on: Stutton Ings SSSI, Wood near Wingate Hill Farm, Renshaw Wood and Stutton Railway Track SINCs, protected species, potential for invasive species, potential habitats • Impact on BMV agricultural land • Heritage asset issues, including proximity to and impact on: Registered Battlefield at Towton and archaeological remains • Landscape and visual intrusion issues, including: local landscape features and cumulative impact with proposed quarrying in the vicinity • Impacts on Green Belt • Water issues, including: hydrology, aquifer, the Cock Beck, flood risk (mostly Zone 1, small areas of Zone 2 and 3) which would require a site specific flood risk assessment, and surface water drainage; potential for flood storage (if appropriate), impact on brewery • Impacts on public rights of way and their users including along Old London Road which is not a publically maintained highway • Traffic impact, including: access along Old London Road which is not a publically maintained highway and HGV use of local roads leading to the strategic road network, cumulative impact with other sites in vicinity • Amenity issues, including: noise, dust, vibration, impact on properties at Cocksford, cumulative impact with other quarries in the area 	
Reasons for discounting site	
<p>This site could contribute to the provision of infrastructure which could help move waste up the waste hierarchy over the Plan period (Policy W01). However, the location would not be consistent with Policy W11 relating to site identification principles as it is not located within an active quarry. Although the development could also make some contribution to supply of Magnesian limestone, the proposed total volume is very small and would not make a significant contribution to total supply.</p> <p>Additionally, substantial constraints have been identified at this stage through the site assessment process including in relation to access, potential impact on ground water and potential ecological impact. It is also considered that there would be likely to be significant adverse impacts on the setting of the Registered Battlefield at Towton, including on elements which contribute to the significance of the Battlefield.</p> <p>It is acknowledged that this proposal could in the long-term achieve the reclamation of what</p>	

is currently an unrestored site. However, it is not considered that the positive benefit of restoring the site outweighs the adverse impacts likely to arise from the extraction, recycling storage and need to import material to achieve the restoration.

Therefore the site is a **Discounted Site**.



Site Reference: MJP58

Site Name: Old London Road, Stutton

Site Area 



Minerals and Waste Joint Plan,
County Hall, Northallerton,
North Yorkshire. DL7 8AH

Site Submissions
Date : 12-2013
Compilation & Analysis : MWJP

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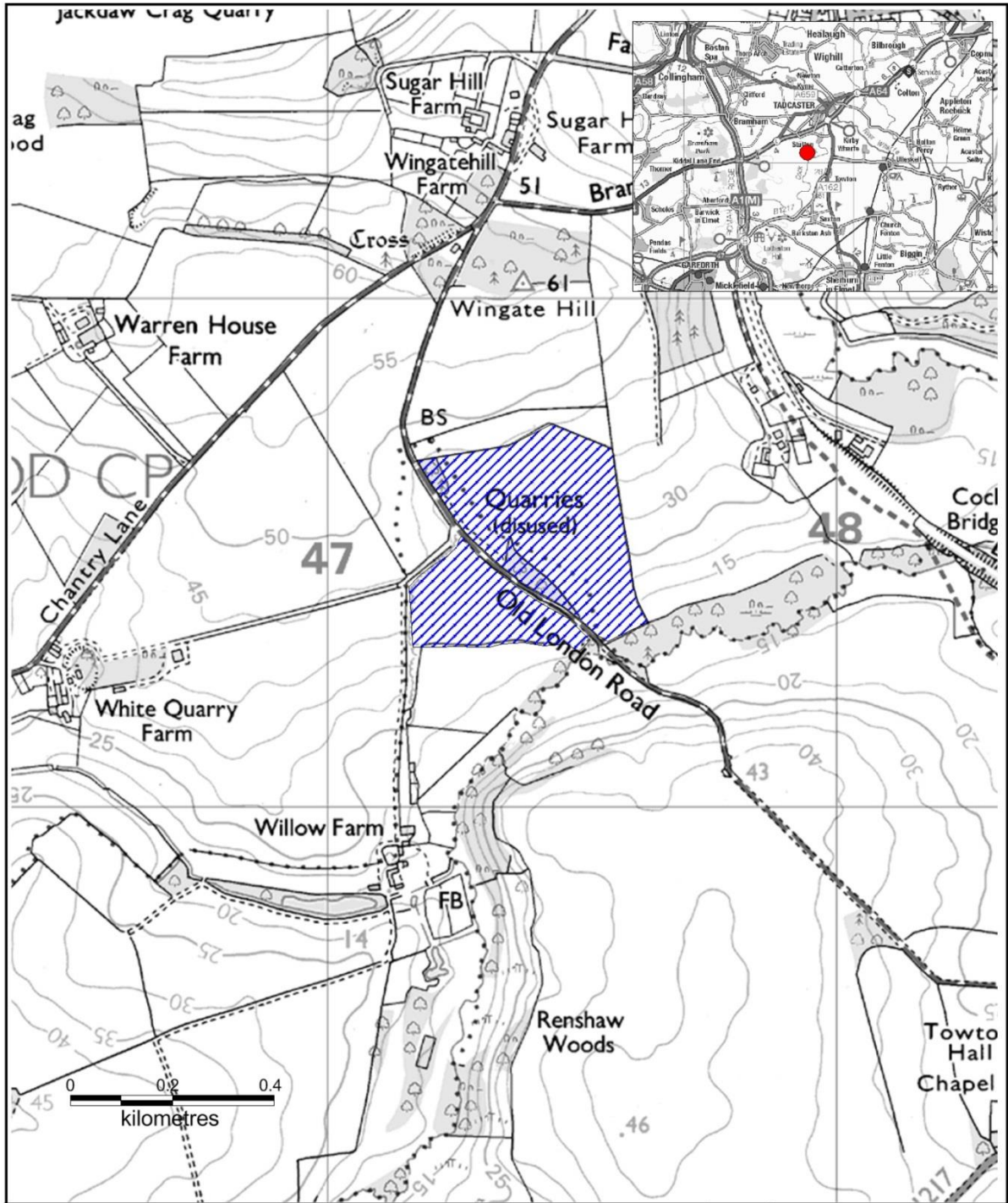
OLD LONDON ROAD, STUTTON (EAST & WEST)

Site reference	WJP04
Nature of Planning Proposal	
<ul style="list-style-type: none"> • Extraction of Magnesian limestone if site MJP31 developed; • Temporary storage of mineral fines if sites MJP31 and MJP53 developed; and • Recycling of waste from construction industry and landfill in WJP04 (to east and west of Old London Road) areas irrespective of development of sites MJP31 and MJP53 	
Location of Land	Old London Road Quarry Old London Road Stutton
(Grid Reference)	(447367 440483)
District	Selby
Waste Planning Authority	North Yorkshire County Council
Submitted by	Carter Jonas LLP (on behalf White Quarry Farm)
Landowner	Landowner supports submission
Current Use	Two former quarry areas: <ul style="list-style-type: none"> • WJP04 (western part), which is also covered by submission MJP58) is currently disused but has been partially landfilled, and • WJP04 (east) is currently grassland and some woodland
Minerals Estimated Reserve (tonnes)	If MJP31 is worked and access is gained through WJP04 (east) then 245,000 tonnes remaining in WJP04 (east) would be released from the area between the old WJP04 (east) face and the southern field boundary of MJP31. No reserves exist if MJP31 is not worked.
Minerals Annual Output (tonnes)	245,000 (only if MJP31 is worked)
Waste Annual Tonnage import	100,000
Recycled Materials Annual output (tonnes)	50,000
Size of Site (hectares)	14.8
Estimated date of commencement	2017
Proposed Life of Site	<ul style="list-style-type: none"> • If MJP31 and MJP53 areas are not allocated and developed for mineral extraction: 2022 for WJP04 (west) and 2024 for WJP04 (east)

	<ul style="list-style-type: none"> If MJP31 and MJP53 are allocated and developed for minerals extraction, then: 2022 for WJP04 (west) and 2046 for WJP04 (east)
Proposed Access	Existing access onto Old London Road (bridleway) and then onto the unclassified U796 at Stutton, and then onto Moor Lane (C305) in the direction of the bridge over A64, which leads to A659 and A64
Light vehicles (two-way daily movements)	8 (estimate agreed by submitter)
HGVs (two-way daily movements)	50 (submitter information)
Possible site restoration and aftercare (if applicable)	No detailed design yet, but would be to grassland, woodland and agriculture to contours of surrounding land with benefits to nature conservation
Other information (if applicable)	<p>Recycling would cease on completion of the landfill</p> <p>The area near Cock Beck would be left restored throughout the operation as a buffer zones to the operations proposed</p>
Key Sensitivities identified by Site Assessment	
<ul style="list-style-type: none"> Ecological issues, including impacts on: Stutton Ings SSSI, protected species, potential for invasive species, potential habitats Heritage asset issues, including proximity to and impact on: Registered Battlefield at Towton and its setting Landscape and visual intrusion issues, including: local landscape features and cumulative impact with quarrying in area Impacts on Green Belt Water issues, including: hydrology, aquifer, flood risk (mostly in Zone 1, small areas of Zone 2) and surface water drainage, impact on water supply to brewery Impacts on public rights of way (including along Old London Road) and their users Traffic impact, including: access along Old London Road which is not a publically maintained highway and HGV use of local roads leading to the strategic road network Amenity issues, including: noise, dust, vibration, odour, cumulative impact with other site submissions if permitted 	
Reasons for discounting site	
<p>The recycling element of this site could contribute to the provision of infrastructure which could help move waste up the waste hierarchy over the Plan period (Policy W01). However, recycling is proposed in association with landfill and the landfilling of the site is not required as part of a current agreed reclamation scheme (Policy W01). Although the development could make some contribution to supply of Magnesian limestone, the proposed total volume is small and would not make a significant contribution to total supply requirements.</p> <p>Additionally, substantial constraints have been identified at this stage through the site assessment process. It is considered that there would be likely to be significant adverse impacts including on the setting of the Registered Battlefield at Towton and the elements which contribute to its significance, and the potential for adverse visual impact and impact on the users of public rights of way.</p> <p>It is acknowledged that this proposal could in the long-term achieve the reclamation of the land to the west of Old London Road which is currently an unrestored site. However, it is not</p>	

considered that the positive benefit of restoring the site outweighs the adverse impacts likely to arise from the extraction, recycling storage and need to import material to achieve the restoration.

Therefore the site is a **Discounted Site**.



Site Reference: WJP04

Site Name: Old London Road Quarry, Stutton

Site Area 



Minerals and Waste Joint Plan,
County Hall, Northallerton,
North Yorkshire. DL7 8AH

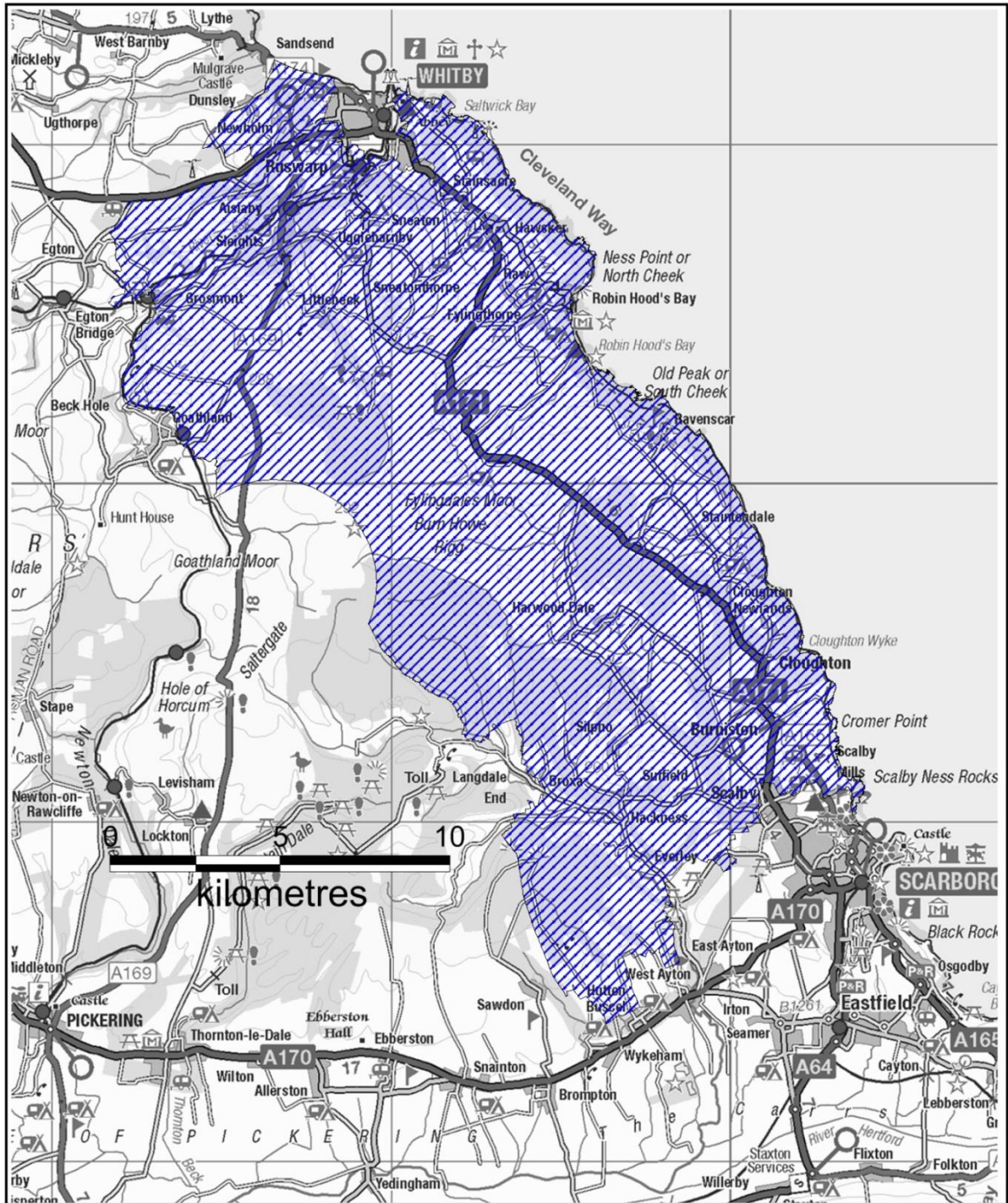
Site Submissions
Date : 09-2013
Compilation & Analysis : MWJP

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LAND BETWEEN SANDSEND AND SCARBOROUGH

Site reference	MJP34
Nature of Planning Proposal	
Extraction of potash by underground methods from new site	
Location of Land	Land between Sandsend, Whitby, Scarborough and West Ayton
(Grid Reference)	(493842 500588)
District	Ryedale and Scarborough and including land within the North York Moors National Park
Mineral and Waste Planning Authorities	North York Moors National Park Authority and North Yorkshire County Council
Submitted by	R Hunt (on behalf of York Potash Limited)
Landowner	Various
Current Use	Various non-minerals surface uses. No current underground workings.
Minerals Estimated Reserve (tonnes)	250,000,000
Minerals Annual Output (tonnes)	5,000,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	27421
Estimated date of commencement	2016
Proposed Life of Site	More than 50 years
Proposed Access	If planning application NYM/2014/0676/MEIA were granted an initial construction access point for the 'shaft entrance' is proposed to be onto the B1416 near Dove's Nest Farm at National Grid Reference (NGR) NZ892054. A 'Welfare entrance' would then be created on the south boundary at (NGR) NZ895045
Light vehicles (two-way daily movements)	294 (based on application NYM/2014/0676/MEIA)
HGVs (two-way daily movements)	40 (based on application NYM/2014/0676/MEIA)

Possible site restoration and aftercare (if applicable)	Woodland, open scrub, grassland and ponds (application NYM/2014/0676/MEIA) for the minehead area
Other information (if applicable)	Proposed minehead likely to be in the North York Moors National Park in vicinity of Sneaton Low Moor, with an underground conveyor route to a remote processing plant in Teesside. The decision notice relating to planning application (NYM/2014/0676/MEIA) granting extraction under the North York Moors National Park was issued on 19 October 2015.
<p>Key Sensitivities identified by Site Assessment</p> <p>This site has not been subject to a detailed assessment (See below)</p>	
<p>Reasons for discounting site</p> <p>This site proposed for allocation is substantially similar to the area for which planning permission was granted for extraction of potash by the North York Moors National Park Authority in 2015, although the area proposed for allocation covers a larger area and includes some land outside the National Park.</p> <p>National policy does not support the identification of allocations in National Parks and it is not considered that the area of land outside the National Park could be identified separately from the wider area. The permission granted by the National Park Authority in 2015 established the principle of the extraction of potash in this area at the time of the planning application determination as the proposal was considered to represent exceptional circumstances. Planning policy should not, by definition, provide for “exceptional circumstances” when national policy presumes against such development within National Parks and therefore any future proposal beyond the existing timescale of the current planning permission is more appropriately addressed through an assessment of the planning merits of individual applications with regard to the major development test.</p> <p>Therefore the site is a Discounted Site.</p>	



Site Reference: MJP34

Site Name: Land between Sandsend and Scarborough

Site Area 



Minerals and Waste Joint Plan,
County Hall, Northallerton,
North Yorkshire. DL7 8AH

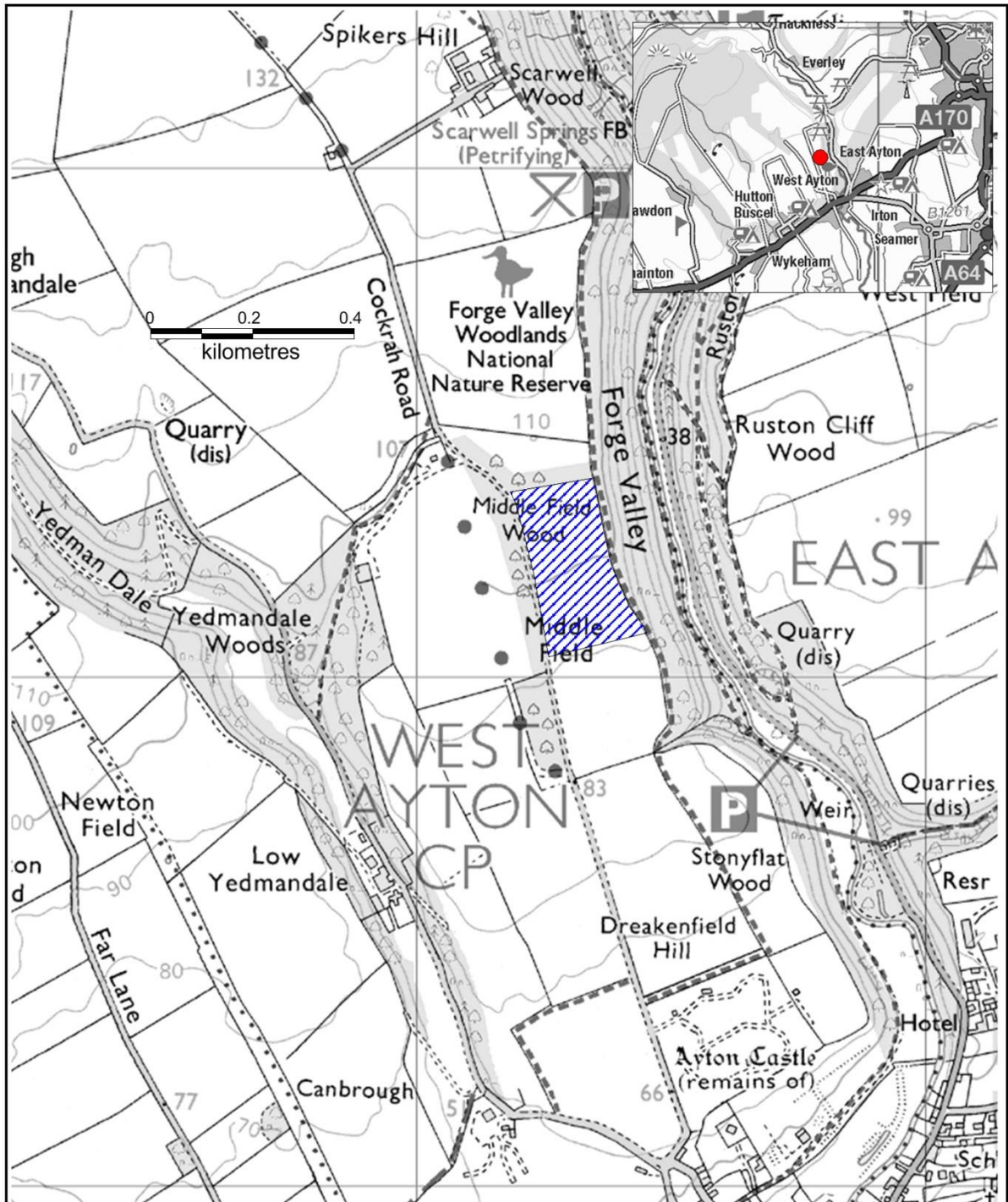
Site Submissions
Date : 06-2014
Compilation & Analysis : MWJP

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SPIKERS QUARRY, WEST AYTON

Site reference	MJP59
Nature of Planning Proposal	
Extraction of Jurassic limestone as proposed extension to former quarry	
Location of Land	Spikers Quarry Cockrah Road West Ayton YO13 9LB
(Grid Reference)	(498306 486199)
District	North York Moors National Park
Mineral and Waste Planning Authority	North York Moors National Park
Submitted by	MCJA on behalf of W Clifford Watts
Landowner	Landowner supports submission
Current Use	Agriculture
Minerals Estimated Reserve (tonnes)	2,900,000
Minerals Annual Output (tonnes)	200,000
Waste Annual Tonnage import	None proposed
Recycled Materials Annual output (tonnes)	Not applicable
Size of Site (hectares)	5.6
Estimated date of commencement	Unknown at present
Proposed Life of Site	15 years
Proposed Access	Access would be onto the unclassified Cockrah Road (U551) and south to the A170 at West Ayton
Light vehicles (two-way daily movements)	14 (submitter information)
HGVs (two-way daily movements)	40 (submitter information)
Possible site restoration and aftercare (if applicable)	No detailed design is available yet, but would be potentially some form of recreation combined with nature/geological conservation

<p>Other information (if applicable)</p>	<p>The stone would be used as aggregate and building stone and would be processed using mobile processing plant within the MJP59 site area</p>
<p>Key Sensitivities identified by Site Assessment</p> <ul style="list-style-type: none"> • Ecological issues, including impacts on: River Derwent SAC, Forge Valley Wood National Nature reserve, SSSIs including Raincliffe and Forge Valley Woods, Rowbrow Wood ancient woodland, protected species, potential habitats • Potential impact on BMV agricultural land • Heritage asset issues, including proximity to and impact on: Scheduled monument at Ayton Castle, West and East Ayton Conservation Area, Listed Buildings including Low Yedmandale Farmhouse, Ayton Castle and the Church of St John and archaeological remains • Landscape and visual intrusion issues, including: North York Moors National Park, Forge Valley Wood National Nature Reserve, local landscape features • Water issues, including: hydrology, aquifer, flood risk (Zone 1) and surface water drainage • Impacts on rights of way and their users and other recreation activities in the vicinity • Traffic impact, including: access onto and along Cockrah Road and HGV use of local roads • Amenity issues, including: noise, dust 	
<p>Reasons for discounting site</p> <p>Notwithstanding the potential of this site to supply building stone suitable of use in the local area including within the North York Moors National Park, given the likely scale of this proposal it will need to be considered robustly against the criteria for major development in designated areas as set out in paragraph 116 of the NPPF. For this reason it is not considered that the proposal can be considered through a strategic level assessment and a full planning application is considered to be the most appropriate mechanism for resolving this issue. It is not considered that there is sufficient justification to allocate the site in order to meet requirements for Jurassic limestone for aggregate purposes as an overall shortfall in supply of this type of crushed rock has not been identified and national planning policy does not support the working of resources of aggregate in National Parks in order to maintain landbanks.</p> <p>The site assessment process has identified significant potential adverse impacts particularly on biodiversity and the water environment (including potential groundwater effects) in the locality, including the potential impact of the development on biodiversity including the Forge Valley Wood National Nature Reserve, and on the landscape and enjoyment of the National Park, as well as potentially on heritage assets.</p> <p>Therefore the site is a Discounted Site.</p>	



Site Reference: MJP59

Site Name: Spikers Quarry, West Ayton

Site Area 



Minerals and Waste Joint Plan,
County Hall, Northallerton,
North Yorkshire. DL7 8AH

Site Submissions
Date : 10-2015
Compilation & Analysis : MWJP

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APPENDIX 1

Development requirements identified through Site Assessment and Consultation processes (*if the site were to be the subject of a planning application*)

LAND TO SOUTH OF CATTERICK

Site reference MJP17	
Nature of Planning Proposal Extraction of sand and gravel from a new extraction site	
Location of Land	Land to south of Catterick (between Ghyll Hall; Hackforth Lodge; Lords Lane and Goskins Plantation)
(Grid Reference)	(424442 494164)
Development requirements identified through Site Assessment and Consultation processes (<i>if the site were to be the subject of a planning application</i>)	
<ul style="list-style-type: none"> • Mitigation of ecological issues, in particular with regard to avoiding impacts on habitats and protected species • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Appropriate site design and landscaping of site to mitigate impact on: heritage assets (Listed Buildings including Rudd Hall and Ghyll Hall, Registered and unregistered park and gardens including Hornby Castle Park, archaeological remains), Hackforth and East Appleton villages, landscape features and their respective settings and users of the A1(M) and to address the cumulative effects of quarrying and its associated restoration in vicinity • A traffic assessment to ensure suitable arrangements for access and local roads taking account of the upgrades to the A1(M) including the Local Access Road • Suitable arrangements for public rights of way (diversion or retention, and associated mitigation, as appropriate) including the bridleway along Ghyll Lane • A suitable groundwater assessment and a site specific flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate • Appropriate arrangements for assessment, control of and mitigation of effects including from noise and dust • An appropriate restoration scheme using opportunities for habitat creation, but which is also appropriate to the location within a birdstrike safeguarding zone particularly regarding any wetland creation, and appropriate to the location in proximity to the Hornby Castle Park Registered Park and Garden 	

HOME FARM, KIRKBY FLEETHAM

Site reference MJP33	
Nature of Planning Proposal Extraction of sand and gravel from a new extraction site	
Location of Land	Home Farm Kirkby Lane Kirkby Fleetham DL7 0SU
(Grid Reference)	(428103 495992)
<p>Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)</p> <ul style="list-style-type: none"> • Mitigation of ecological issues, in particular with regard to avoiding impacts on protected species and habitats, including Swale Lakes SSSI, Great Langton Pond and Park Plantation SINC, ancient woodland in the vicinity of the site and including measures to address and control invasive species • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Appropriate site design and landscaping of site to mitigate impact on: heritage assets (Listed Buildings at Kirkby Hall, Hook Car Farmhouse, Langton Farmhouse, North Lowfield Farmhouse and Kiplin Farmhouse, archaeological remains and undesignated designed landscapes), local landscape features, and their respective settings and rights of way and properties in Great Langton which overlook the site • A site specific flood risk assessment, which to be satisfactory will need to include necessary mitigation, such as compensatory storage, attenuation and SuDS as appropriate and address any impact on streams within the site. An emergency plan should be prepared in case of a flood event as this site is Flood Zones 2 and 3 • Appropriate site design to ensure protection of the aquifer. • Suitable arrangements for public rights of way (diversion or retention, and associated mitigation, as appropriate) • A traffic assessment to ensure suitable arrangements for access and local roads, including an appropriate traffic management plan, with traffic to access the site via the MJP21 site onto the A1(M) local access road, rather than via the B6271 • Plant site to be located on the south side of the river Swale such that no operations are on the north side of the river • Appropriate arrangements for assessment, control of and mitigation of effects including of noise and dust, fumes, vibration and lighting • An appropriate restoration scheme using opportunities for the creation of a coherent habitat network in conjunction with nearby sites such as the Killerby MJP21 site and contributing to the parkland setting of Kirkby Hall to help deliver maximum benefits, but which is also appropriate to the location within a birdstrike safeguarding zone particularly regarding any wetland creation 	

MILL COTTAGES, WEST TANFIELD

Site reference MJP38	
Nature of Planning Proposal Extraction of sand and gravel from a new extraction site	
Location of Land	Mill Cottages West Tanfield Ripon HG4 5LL
(Grid Reference)	(427854 478706)
<p>Development requirements identified through Site Assessment and Consultation processes (<i>if the site were to be the subject of a planning application</i>)</p> <ul style="list-style-type: none"> • Mitigation of ecological impacts including impacts on: Ripon Parks SSSI, SINC sites including West Tanfield quarry and Nosterfield LNR, protected species and potential habitats and including measures to address and control invasive species • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Appropriate site design and landscaping to mitigate impact on: heritage assets (Scheduled Monuments including Thornborough Henges and East Tanfield medieval village, West Tanfield Conservation Area, Listed Buildings including the Marmion Tower, West Tanfield Church of St Nicholas and Sleningford Mill, the area of archaeological remains from the Mesolithic, Bronze Age, Roman and Medieval periods, local landscape features including the river Ure and their respective settings and to address the cumulative effects of quarrying and its associated restoration in vicinity • A site specific flood risk assessment, which to be satisfactory will need to include necessary mitigation, such as compensatory storage, attenuation and SuDS as appropriate • Appropriate site design to ensure protection of groundwater and the aquifer • Suitable arrangements for leisure routes including the Ripon Rowel Walk and public rights of way (diversion or retention, and associated mitigation as appropriate) • A traffic assessment to ensure suitable arrangements for access and local roads, including an appropriate traffic management plan given the existing weight restrictions in the vicinity • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • An appropriate restoration scheme using opportunities for habitat creation but which is also appropriate to location within a birdstrike safeguarding zone particularly regarding any wetland creation 	

LAND TO WEST OF SCRUTON

Site reference MJP43	
Nature of Planning Proposal Extraction of sand and gravel from a new extraction site	
Location of Land	Scruton (An 'eastern area' on land between Low Street and the west side of Carriage Road Plantation to the north-west of Fox Covert Plantation and south of Fence Dike Lane), and a 'western area' on land between Leases Hall and the west side of Low Street from Roughley Corner to the south side of Low Leases Farm)
(Grid Reference)	(428759 491894 eastern area) (428759 491894 western area)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological impacts, in particular with regard to avoiding impacts on protected species and habitats • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Appropriate site design and landscaping of site to mitigate impact on: heritage assets (including archaeological remains, Listed Buildings including Leases Hall and Ice House, Scruton Grange), villages including Scruton, local landscape features and their respective settings, users of local roads, rights of way, National Cycle Network and the Wensleydale Railway • A suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate together with measures to deal with the existing water main • Suitable arrangements for access and use of local roads including Low Street, including a traffic assessment / travel plan and an appropriate traffic management plan • Suitable arrangements for public rights of way (diversion or retention, and associated mitigation as appropriate) • Appropriate arrangements for assessment, control of and mitigation of effects such as noise, dust, visual impact, lighting and vibration on residents, local communities and tourism • An appropriate restoration scheme informed by the 'estate influenced setting' using opportunities for habitat creation, but which is also appropriate to location within a birdstrike safeguarding zone particularly regarding any wetland creation 	

LAND TO THE WEST OF KIRKBY FLEETHAM

Site reference MJP60	
Nature of Planning Proposal Extraction of sand and gravel from a new extraction site	
Location of Land	Land to west of Kirkby Fleetham (between Lumley Lane and Low Street, Kirkby Fleetham and Todd Lane, Great Fencote)
(Grid Reference)	(427722 493990)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological impacts, in particular with regard to avoiding impacts on habitats including Moorhills Plantation, The Bog and The Carr and protected species • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • An archaeological field evaluation and survey of impacts on historic assets and suitable mitigation strategy • Appropriate site design and landscaping of site to mitigate impact on heritage assets (Hall Garth Scheduled Monument, Kirkby Fleetham Conservation Area, Listed Buildings including Friar's Garth, archaeological remains), Kirkby Fleetham, Great and Little Fencote villages and their respective settings, landscape character and vulnerable receptors such as residents and users of local roads, rights of way and the National Cycle Network • A site specific flood risk assessment, which to be satisfactory will need to include necessary mitigation, such as compensatory storage, attenuation and SuDS as appropriate • A site specific hydrological risk assessment and the implementation of mitigation to reduce risks to groundwater quality and groundwater resources to an acceptable level • An appropriate traffic assessment to ensure suitable arrangements for access and use of local roads including Lumley Lane and Low Street, including a traffic management plan • Suitable arrangements for public rights of way (diversion or retention, and associated mitigation as appropriate) • Appropriate arrangements for assessment, control of and mitigation of effects such as noise, dust, visual impact, lighting and vibration • An appropriate restoration scheme using opportunities for habitat creation but which is also appropriate to location within a birdstrike safeguarding zone particularly regarding any wetland creation 	

LAWRENCE HOUSE FARM, SCOTTON

Site reference MJP05	
Nature of Planning Proposal Extraction of sand and gravel from a new extraction site	
Location of Land	Lawrence House Farm Low Moor Lane Scotton Harrogate HG5 9HZ
(Grid Reference)	(432805 460179)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological impacts, in particular with regard to impacts on protected species and possible dust and hydrology issues on Farnham Mires SSSI and Dovecote Carr • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Appropriate site design, archaeological field evaluation and landscaping of site to mitigate impact on heritage assets including Farnham and Scriven Conservation Areas, other potential archaeological remains, Listed Buildings including Scotton Old Hall, the Quaker burial ground and others in the surrounding settlements, Ripley Registered park and garden, villages such as Scotton and Brearton and local landscape features and their respective settings • A site specific flood risk assessment, which to be satisfactory will need to include necessary mitigation, (with surface runoff restricted to greenfield run off rate) and use of SuDS as appropriate • Suitable arrangements for access and use of local roads, including a traffic assessment / travel plan and an appropriate traffic management plan • Suitable arrangements for leisure routes including the Knaresborough Road and public rights of way (diversion or retention, and associated mitigation) as appropriate) • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust on residents and local communities • An appropriate restoration scheme using opportunities for habitat creation 	

RUDDINGS FARM, WALSHFORD

Site reference MJP35	
Nature of Planning Proposal Extraction of sand and gravel from a new extraction site	
Location of Land	Ruddings Farm Wetherby Lane Kirk Deighton LS22 5HR
(Grid Reference)	(441458 452447)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues, in particular impacts on protected species, habitats and possible hydrology issues with respect to Kirk Deighton SAC, the river Nidd and associated watercourses • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Archaeological field evaluation and suitable mitigation strategy to be put in place, as well as investigation of impacts on the significance of designated historic assets¹; • Suitable landscape assessment and appropriate site design and landscaping of site to mitigate potential impacts on heritage assets (including Ribston Hall Registered Park and Garden, Listed Buildings including Ribston Hall and the Chapel of St Andrews, Hunsingore Conservation Area and archaeological remains) and their respective settings, vulnerable receptors (including users of the A1(M), local roads and rights of way) and landscape character particularly east of the A1(M) • A suitable groundwater impact assessment and a suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate and mitigation of any hydrogeomorphic impacts on the river Nidd, its tributaries and on groundwater supplies • Suitable arrangements for avoidance of impacts on nearby public right of way • An appropriate transport assessment to ensure suitable arrangements for access and local roads • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation and links to green infrastructure 	

¹ This should include: (1) An assessment of the contribution which this site make to the designated heritage assets in its vicinity and what impact the proposed development might have upon their significance. (2) If it is considered that the development would harm elements which contribute to the significance of any of the nearby heritage assets, then the Plan needs to set out how that harm might be removed or reduced.(3) If, at the end of the process, it is concluded that the development would still be likely to harm elements which contribute to the significance of any of the heritage assets, then that site should not be allocated unless there are clear public benefits that outweigh the harm.

MOOR LANE FARM, GREAT OUSEBURN

Site reference MJP37	
Nature of Planning Proposal Extraction of sand and gravel from a new extraction site	
Location of Land	Moor Farm Moor Lane Great Ouseburn YO26 9TT
(Grid Reference)	(442771 460935)
<p>Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)</p> <ul style="list-style-type: none"> • Mitigation of ecological issues, in particular with regard to avoiding impacts on protected species, habitats and Upper Dunsforth Carrs SSSI, SINCs including at Broadfield Wood and Ouse Gill Beck Wetlands, woodland (including ancient) such as Lylands Wood and The Dale and inclusion of buffering protection as appropriate • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • An archaeological field evaluation and survey of impacts on historic assets and suitable mitigation strategy • A suitable landscape assessment and appropriate site design and landscaping of site to mitigate potential impacts on heritage assets (including Allerton Park Registered Park and Garden, various Listed Buildings including those within Allerton Park and archaeological remains, Marton cum Grafton, Little Ouseburn and Great Ouseburn Conservation Areas), landscape character and local landscape features such as The Dale and their respective settings and vulnerable receptors including users of local roads and rights of way • A suitable groundwater impact assessment and a suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate and mitigation of any hydrogeomorphic impacts on the unnamed watercourse in the site and on groundwater supplies • Suitable arrangements for avoidance of impacts on nearby public right of way • An appropriate transport assessment to ensure suitable arrangements for access and local roads • Suitable arrangements for public rights of way (diversion or retention, and associated mitigation as appropriate) • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation 	

QUARRY HOUSE, WEST TANFIELD

Site reference MJP39	
Nature of Planning Proposal Extraction of sand and gravel from a new extraction site	
Location of Land	Quarry House West Tanfield Ripon
(Grid Reference)	(427368 478625)
<p>Development requirements identified through Site Assessment and Consultation processes (<i>if the site were to be the subject of a planning application</i>)</p> <ul style="list-style-type: none"> • Mitigation of ecological issues, in particular with regard to avoiding impacts on protected species; including a buffer between the site and the river Ure; addressing any possible hydrology /hydrogeomorphology issues, including examination of any potential impact on Ripon Parks SSSI and including measures to address and control invasive species • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • An archaeological field evaluation and survey of impacts on the setting / significant of historic assets and suitable mitigation strategy • A suitable landscape assessment and appropriate site design and landscaping of site to mitigate potential impacts on heritage assets (including Scheduled Monuments including Thornborough Henges and East Tanfield medieval village, West Tanfield Conservation Area, Listed Buildings including the Marmion Tower, Church of St Nicholas and West Tanfield, archaeological remains in the area of known importance containing remains from the Mesolithic, Bronze Age, Roman and Medieval periods, undesignated designed landscapes), West Tanfield village, the river Ure and their respective settings • A suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate and mitigation of any hydrogeomorphic impacts on the river Ure and on groundwater supplies • An appropriate transport assessment to ensure suitable arrangements for access and local roads, including an appropriate traffic management plan • Suitable arrangements for the Ripon Rowel walk and public rights of way (diversion or retention, and associated mitigation as appropriate) • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation but which is also appropriate to location within a birdstrike safeguarding zone particularly regarding any wetland creation 	

SCALIBAR FARM, KNARESBOROUGH

Site reference MJP41	
Nature of Planning Proposal Extraction of sand and gravel from a new extraction site	
Location of Land	Scalibar Farm Wetherby Road Plompton Knaresborough HG5 8LP
(Grid Reference)	(437548 454907)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues, in particular with regard to avoiding impacts on protected species and addressing possible dust and hydrology issues on nearby Scalibar Wood and dust impact on Birkham Wood • Suitable arrangements for avoiding any potential risk to overhead power line • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • An archaeological field evaluation and suitable mitigation strategy • A suitable landscape assessment and appropriate site design and landscaping of site to mitigate potential impacts on heritage assets (archaeological remains, Listed Buildings at Ribston Hall, Plompton Hall and Goldsborough Hall, Goldsborough and Knaresborough Conservation Areas, Historic Park and Gardens at Ribston Hall and Plompton Rocks and the undesignated designed landscape at Goldsborough Park) and local landscape features and their respective settings, landscape character and users of B6164, rights of way and leisure trails (including the Knaresborough Round) • A suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate and mitigation of any hydrogeomorphic impacts on the river Nidd and on groundwater supplies • An appropriate transport assessment to ensure suitable arrangements for access and local roads, including an appropriate traffic management plan • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation 	

GREAT GIVENDALE, RIPON

Site reference MJP51	
Nature of Planning Proposal Extraction of sand and gravel as an extension to existing quarry	
Location of Land	Great Givendale Great Givendale Track Ripon HG4 5AD
(Grid Reference)	(433547 469251)
<p>Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)</p> <ul style="list-style-type: none"> • Mitigation of ecological issues, in particular with regard to avoiding impacts on protected species and woodland and including measures to address and control invasive species • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • A suitable landscape assessment and appropriate site design and landscaping of site to mitigate potential impacts on heritage assets (Newby Hall Registered Park and Garden, archaeological remains, unscheduled moat, property and medieval village at Givendale, Ripon Canal) and local landscape features and their respective settings and users of recreation facilities such as the Ripon Canal and rights of way in area • A suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate • An appropriate transport assessment to ensure suitable arrangements for access and local roads, including an appropriate traffic management plan including consideration of any negative effects from traffic on Hewick bridge • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation 	

BLUBBERHOUSES QUARRY, WEST OF HARROGATE

Site reference MJP15	
Nature of Planning Proposal Extension of time to allow continuation of extraction of silica sand from existing site	
Location of Land	Blubberhouses Quarry Kex Gill Moor Blubberhouses Harrogate
(Grid Reference)	(414582 456437)
<p>Development requirements identified through Site Assessment and Consultation processes (<i>if the site were to be the subject of a planning application</i>)</p> <ul style="list-style-type: none"> • An Appropriate Assessment under the Habitats Regulations and mitigation of ecological issues, in particular with regard to avoiding impacts on the North Pennine Moors SPA and SAC areas and protected species • Mitigation to minimise the irreversible loss of high quality soil resources (peat) • An archaeological field evaluation and suitable mitigation strategy • A suitable landscape assessment and appropriate site design and landscaping of site to mitigate potential impacts on heritage assets (Redshaw Hall, archaeological remains), the Nidderdale AONB, the Yorkshire Dales National Park and local landscape features and their respective settings and users of the A59 and rights of way in area • A hydrological assessment • A suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as attenuation and SuDS as appropriate • An appropriate transport assessment to ensure suitable arrangements for access and local roads, including an appropriate traffic management plan • Suitable arrangements for public rights of way (diversion or retention, and associated mitigation as appropriate) • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation 	

BARSNEB WOOD, MARKINGTON

Site reference MJP32	
Nature of Planning Proposal	
Extraction of sandstone from part of a former quarry and a new extraction site to the north of that former quarry	
Location of Land	Barsneb Wood Quarry Hob Green Markington HG3 3PJ
(Grid Reference)	(428069 463612) North area (427881 463317) South area
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues, in particular with regard to avoiding impacts on protected species, addressing possible dust issues in particular on nearby ancient semi natural woodland and ancient woodland, and possible hydrology impacts on Cayton Gill Marsh SINC using buffers where appropriate • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • An archaeological field evaluation and survey of impacts on the setting / significant of historic assets and suitable mitigation strategy • A suitable landscape assessment and appropriate site design and landscaping of site to mitigate potential impacts on heritage assets (Scheduled Monument (Cistercian grange and medieval settlement at High Cayton), Listed Buildings at High Cayton, archaeological remains, Registered Park and Garden) and local landscape features and their respective settings and users of local roads and rights of way in area • A suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate and mitigation of any hydrogeomorphic impacts on the Cayton Beck and on groundwater supplies • An appropriate transport assessment to ensure suitable arrangements for access and local roads, including an appropriate traffic management plan • Suitable arrangements for public rights of way (diversion or retention, and associated mitigation as appropriate) • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation 	

LAND AT TOFT HILL, NEAR KIPLIN

Site reference MJP62	
Nature of Planning Proposal Extraction of sand and gravel from a new extraction site	
Location of Land	Land at Toft Hill (adjoining B6271) Sled Lane Ellerton upon Swale DL10 6AP
(Grid Reference)	(426119 497812)
<p>Development requirements identified through Site Assessment and Consultation processes (<i>if the site were to be the subject of a planning application</i>)</p> <ul style="list-style-type: none"> • Mitigation of ecological issues, in particular with regard to avoiding impacts on protected species and habitats and any potential hydrological impacts on the Swales Lakes SSSI and River Swale SINC • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • An appropriate site design and landscaping of site to mitigate potential impacts on heritage assets (Castle Hills and 20th Century airfield defences Scheduled monuments, Manor Cottage and Manor house Listed Buildings and archaeological remains) and local landscape features and their respective settings and users of local roads and rights of way in area • A suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate • An appropriate transport assessment to ensure suitable arrangements for access and local roads, including an appropriate traffic management plan • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation, but which is also appropriate to location within a birdstrike safeguarding zone particularly regarding any wetland creation 	

KIPLIN PROCESSING PLANT SITE

Site reference	MJP46
Nature of Planning Proposal	
Retention of processing plant site to serve future sand and gravel extraction in the local area	
Location of Land	Kiplin Processing Plant Site Kiplin Richmond DL10 6AT
(Grid Reference)	(427048 497656)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues, in particular with regard to avoiding impacts on protected species and habitats including from dust deposition and water extraction/discharge • An appropriate site design and landscaping of site to mitigate potential impacts on heritage assets (Castle Hills and 20th century airfield defence Scheduled Monuments, Listed Buildings including Kiplin Hall and Cow Byre and undesignated designed landscape at Kiplin Hall) and their respective settings and impacts on the tourism facility at Kiplin Hall • A suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate • Maintenance of an appropriate standard of access onto the B6271 • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation, but which is also appropriate to location within a birdstrike safeguarding zone particularly regarding any wetland creation 	

HILLCREST, HARMBY

Site reference WJP01	
Nature of Submitted Proposal Waste Transfer Station (including recycling) for commercial and industrial waste including construction and demolition waste	
Location of Land	Hillcrest Harmby Main Road Harmby DL8 5PE
(Grid Reference)	(412700 489800)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues, in particular with regard to avoiding impacts on the TPO trees by the site, Harmby Beck and protected species • Design of development to be of a scale commensurate with the physical constraints of the site and its location adjacent to an important access route into the Yorkshire Dales National Park with landscaping of site to mitigate impact on Harmby village, users of rights of way and users of the A684 and local landscape features • Surface water runoff should be managed using SUDs where appropriate • An appropriate transport assessment to ensure suitable arrangements for access onto the A684 and local roads • Mitigation of impact on right of way users and other recreation activities in the vicinity • Appropriate arrangements for assessment, control of and mitigation of effects such as noise, dust, odour, spillages on local residences, businesses, tourism and the community 	

WHITEWALL QUARRY, NEAR NORTON

Site reference MJP12	
Nature of Planning Proposal Extraction of Jurassic limestone as proposed extension to existing quarry	
Location of Land	Whitewall Quarry Welham Road Norton YO17 9EH
(Grid Reference)	(479108 468996)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues, including impact on designated sites (such as the River Derwent SAC and Welham Hill verges SINC), protected species and habitats • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • An appropriate site design and landscaping of site to mitigate potential impacts on heritage assets (archaeological remains, Scheduled Monuments at The Three Dykes and West Wold Farm, Langton Conservation Area, Listed Buildings including Whitewall House, Whitewall Cottages & associated stable) and their respective settings including appropriate archaeological investigation and mitigation • A suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate and mitigation of any impacts groundwater quality and groundwater supplies • An appropriate transport assessment to ensure suitable arrangements for access onto Whitewall Corner Hill road and on local roads, including an appropriate traffic management plan • Mitigation of impact on right of way users and other recreation activities in the vicinity including the route of the Yorkshire Wolds cycle route • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation 	

CROPTON QUARRY, CROPTON

Site reference MJP64	
Nature of Planning Proposal Extraction of Jurassic limestone from proposed extension to former quarry for use as building stone and aggregate	
Location of Land	Land to north of former Cropton Quarry Cropton Lane Cropton North Yorkshire YO18 8HG
(Grid Reference)	(475997 486903)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues, in particular with regard to avoiding impacts on protected species and habitats • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Appropriate archaeological investigation and mitigation • Suitable landscape assessment and appropriate site design and landscaping of site to mitigate potential impacts on heritage assets (archaeological remains) and local landscape features taking account of visual intrusion issues • A site specific hydrological risk assessment and the implementation of mitigation to reduce risks to groundwater quality and groundwater resources to an acceptable level • A traffic assessment to ensure suitable arrangements for access and local roads taking account of the nature of the roads in Wrelton and the junction with the A170 at Wrelton • Mitigation of impact on right of way users and other recreation activities in the vicinity • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation 	

SANDS WOOD, SANDY LANE, WINTRINGHAM

Site reference MJP50	
Nature of Planning Proposal Extraction of sand from proposed new extraction site	
Location of Land	Land to east of Sandy Lane Sands Wood Sandy Lane Wintringham YO17 8HX
(Grid Reference)	(487612 474931)
<p>Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)</p> <ul style="list-style-type: none"> • Mitigation of ecological issues, in particular with regard to avoiding impacts on Wintringham Marsh SSSI, Sandy Lane Fields and West Knapton road verge SINC's, woodland including Sands Wood, protected species and habitats • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Appropriate archaeological investigation and mitigation • Suitable landscape assessment and appropriate site design and landscaping of site to mitigate potential impacts on heritage assets (Scampston Registered Park and Garden, Listed Buildings such as Scampston Hall, Deer Park House, the Church of St Edmund and the palladian bridge, Wintringham Conservation Area, archaeological remains including the scheduled dyke on Knapton Wold, undesignated designed landscape at Knapton Hall) and local landscape features taking account of visual intrusion issues • A site specific hydrological risk assessment and the implementation of mitigation to reduce risks to groundwater quality and groundwater resources to an acceptable level • Mitigation of impact on right of way users and other recreation activities in the vicinity such as Scampston Park, the Lavender Farm, the Yorkshire Wolds Way and Centenary Way • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation 	

WHITEWALL QUARRY, NEAR NORTON - RECYCLING

Site reference MJP13	
Nature of Planning Proposal	
Expansion to area used for recycling of construction, demolition and soil waste for secondary aggregates within existing quarry void	
Location of Land	Whitewall Quarry Welham Road Norton YO17 9EH
(Grid Reference)	(479163 469527)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues, including impact on designated sites (such as the River Derwent SAC and Welham Hill verges SINC), protected species and habitats • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • A suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate and mitigation of any impacts groundwater quality and groundwater supplies • An appropriate transport assessment to ensure suitable arrangements for access onto Whitewall Corner Hill road and on local roads, including an appropriate traffic management plan • Mitigation of impact on right of way users and other recreation activities in the vicinity including the route of the Yorkshire Wolds cycle route • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation 	

WHITEWALL QUARRY, NEAR NORTON - RECYCLING

Site reference WJP09	
Nature of Planning Proposal Materials recycling facility to sort/treat household waste and including composting	
Location of Land	Whitewall Quarry Welham Road Norton YO17 9EH
(Grid Reference)	(479289 469535)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues, including impact on designated sites (such as the River Derwent SAC and Welham Hill verges SINC), protected species and habitats • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • A suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate and mitigation of any impacts groundwater quality and groundwater supplies • An appropriate transport assessment to ensure suitable arrangements for access onto Whitewall Corner Hill road and on local roads, including an appropriate traffic management plan • Mitigation of impact on right of way users and other recreation activities in the vicinity including the route of the Yorkshire Wolds cycle route • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation 	

METES LANE, SEAMER

Site reference MJP49	
Nature of Planning Proposal Extraction of sand and gravel from a new extraction site	
Location of Land	Metes Lane Seamer Carr Scarborough
(Grid Reference)	(502582 482029)
<p>Development requirements identified through Site Assessment and Consultation processes (<i>if the site were to be the subject of a planning application</i>)</p> <ul style="list-style-type: none"> • Mitigation of ecological issues, including impact on designated sites (such as Burton Riggs, Cayton Meadow and the River Hertford SINCs), protected species and habitats • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Suitable landscape assessment and appropriate site design and landscaping of site to mitigate potential impacts on heritage assets (Scheduled Monument at Star Carr and archaeological remains), local landscape features and users of local road / railway / right of ways (including on parts of the Yorkshire Wolds) • A suitable flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate and mitigation of any impacts groundwater quality and groundwater supplies • An appropriate transport assessment to ensure suitable arrangements for access onto the A64 and on local roads, including an appropriate traffic management plan • Suitable arrangements for public rights of way (diversion or retention, and associated mitigation as appropriate) • Appropriate arrangements for assessment, control of and mitigation of effects such as noise and dust • Appropriate restoration scheme using opportunities for habitat creation 	

JACKDAW CRAG, STUTTON (EAST OF CRAG WOOD)

Site reference MJP23	
Nature of Planning Proposal Extraction of Magnesian limestone as proposed extension to existing quarry	
Location of Land	Jackdaw Crag Quarry Moor Lane Stutton Tadcaster LS24 9BE
(Grid Reference)	(446735 441350) east area
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues including in particular with regard to avoiding impacts on Stutton Ings SSSI, Crag Wood SINC, habitats and protected species • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Suitable arrangements for retention or diversion of gas pipeline (as appropriate) • Appropriate site design and landscaping to mitigate impact on: heritage assets (archaeological remains, Towton Registered Battlefield, Listed Buildings including Hazlewood Castle & Church of St Leonard) and their respective settings, and on the purposes of Green Belt designation, local landscape features and on rights of way • A site specific flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate • A site specific hydrogeological risk assessment and appropriate site design to ensure protection of the aquifer and the implementation of mitigation measures to reduce risks to groundwater quality and groundwater resources to an acceptable level • An appropriate transport assessment to ensure suitable arrangements for access and local roads including the A64 and a traffic management plan • Appropriate arrangements for assessment, control of and mitigation of effects such as blasting, noise, dust and mud/dirt on the road • An appropriate restoration scheme using opportunities for habitat creation including linkages for Crag Wood and to be to a use consistent with its location in the Green Belt 	

OLD LONDON ROAD, STUTTON (NORTH-EAST)

Site reference MJP31	
Nature of Planning Proposal	
Extraction of Magnesian limestone from a new extraction site adjacent to former quarry and import of construction and excavation waste for use in forming proposed restoration landform	
Location of Land	Old London Road Stutton
(Grid Reference)	(447108 440321)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues including in particular with regard to avoiding impacts on Stutton Ings SSSI, Wingate Hill SINIC, habitats and protected species • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Suitable arrangements for retention or diversion of gas pipeline (as appropriate) • Appropriate site design and landscaping to mitigate impact on: heritage assets (archaeological remains, Towton Registered Battlefield) and their respective settings, and on the purposes of Green Belt designation, local landscape features and on rights of way • A site specific flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate • A site specific hydrogeological risk assessment and appropriate site design to ensure protection of the aquifer and the implementation of mitigation measures to reduce risks to groundwater quality and groundwater resources to an acceptable level • An appropriate transport assessment to ensure suitable arrangements for access including along the Old London Road bridleway and local roads to the A64 and a traffic management plan • Suitable arrangements for public rights of way (diversion or retention, and associated mitigation, as appropriate) • Appropriate arrangements for assessment, control of and mitigation of effects such as blasting, noise, dust and mud/dirt on the road • An appropriate restoration scheme using opportunities for habitat creation and to be to a use consistent with its location in the Green Belt 	

LAND TO NORTH OF OLD LONDON ROAD QUARRY, STUTTON

Site reference MJP53	
Nature of Planning Proposal	
Extraction of Magnesian limestone from a new extraction site and import of construction and excavation waste for use in forming proposed restoration landform	
Location of Land	Land to north-west of Old London Road Quarry Old London Road Stutton
(Grid Reference)	(446963 440600)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues including in particular with regard to avoiding impacts on Stutton Ings SSSI, Wingate Hill and Renshaw Wood SINCs, habitats and protected species • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Suitable arrangements for retention or diversion of gas pipeline (as appropriate) • Appropriate site design and landscaping to mitigate impact on: heritage assets (archaeological remains, Towton Registered Battlefield) and their respective settings, and on the purposes of Green Belt designation, local landscape features and on rights of way • A site specific flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate • A site specific hydrogeological risk assessment and appropriate site design to ensure protection of the aquifer and the implementation of mitigation measures to reduce risks to groundwater quality and groundwater resources to an acceptable level • An appropriate transport assessment to ensure suitable arrangements for access including along the Old London Road bridleway and local roads to the A64 and a traffic management plan • Suitable arrangements for public rights of way (diversion or retention, and associated mitigation, as appropriate) • Appropriate arrangements for assessment, control of and mitigation of effects such as blasting, noise, dust and mud/dirt on the road • An appropriate restoration scheme using opportunities for habitat creation and to be to a use consistent with its location in the Green Belt 	

OLD LONDON ROAD, STUTTON

Site reference MJP58	
Nature of Planning Proposal	
Extraction of Magnesian limestone, secondary aggregate recycling, storage of mineral fines and partial infilling with imported mineral fines material	
Location of Land	Old London Road Stutton
(Grid Reference)	(447108 440321)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues including in particular with regard to avoiding impacts on Stutton Ings SSSI, SINCs at Wingate Hill, Renshaw Wood and Sutton Railway Track, habitats and protected species and including measures to address and control invasive species • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Appropriate site design and landscaping to mitigate impact on: heritage assets (archaeological remains, Towton Registered Battlefield) and their respective settings, and on the purposes of Green Belt designation, local landscape features and on rights of way • A site specific flood risk assessment, which to be satisfactory will need to include further investigation of the extent of the functional floodplain, any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate • A site specific hydrogeological risk assessment and appropriate site design to ensure protection of the aquifer and the implementation of mitigation measures to reduce risks to groundwater quality and groundwater resources to an acceptable level • An appropriate transport assessment to ensure suitable arrangements for access including along the Old London Road bridleway and local roads to the A64 and a traffic management plan • Suitable arrangements for public rights of way (diversion or retention, and associated mitigation, as appropriate • Appropriate arrangements for assessment, control of and mitigation of effects such as blasting, noise, dust and mud/dirt on the road • An appropriate restoration scheme using opportunities for habitat creation and to be to a use consistent with its location in the Green Belt 	

OLD LONDON ROAD, STUTTON (EAST & WEST)

Site reference WJP04	
Nature of Planning Proposal	
<ul style="list-style-type: none"> • Extraction of Magnesian limestone if site MJP31 developed; • Temporary storage of mineral fines if sites MJP31 and MJP53 developed; and • Recycling of waste from construction industry and landfill in WJP04 (to east and west of Old London Road) areas irrespective of development of sites MJP31 and MJP53 	
Location of Land	Old London Road Quarry Old London Road Stutton
(Grid Reference)	(447367 440483)
Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)	
<ul style="list-style-type: none"> • Mitigation of ecological issues including in particular with regard to avoiding impacts on Stutton Ings SSSI, habitats and protected species and including measures to address and control invasive species • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Appropriate site design and landscaping to mitigate impact on: heritage assets (Towton Registered Battlefield) and their respective settings, and on the purposes of Green Belt designation, local landscape features and on rights of way • A site specific flood risk assessment, which to be satisfactory will need to include further investigation of the extent of the functional floodplain, any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate • A site specific hydrogeological risk assessment and appropriate site design to ensure protection of the aquifer and the implementation of mitigation measures to reduce risks to groundwater quality and groundwater resources to an acceptable level • An appropriate transport assessment to ensure suitable arrangements for access including along the Old London Road bridleway and local roads to the A64 and a traffic management plan • Suitable arrangements for public rights of way (diversion or retention, and associated mitigation, as appropriate • Appropriate arrangements for assessment, control of and mitigation of effects such as blasting, noise, dust and mud/dirt on the road • An appropriate restoration scheme using opportunities for habitat creation and to be to a use consistent with its location in the Green Belt 	

LAND BETWEEN SANDSEND AND SCARBOROUGH

Site reference MJP34	
Nature of Planning Proposal Extraction of potash by underground methods from new site	
Location of Land	Land between Sandsend, Whitby, Scarborough and West Ayton
(Grid Reference)	(493842 500588)
<p>Development requirements identified through Site Assessment and Consultation processes (<i>if the site were to be the subject of a planning application</i>)</p> <p>The scale of the submission and complexity of the features within the submission area, combined with the high degree of sensitivity of the location (i.e. National Park designation and presence of Natura 2000 sites, etc.) means that it is only practicable to carry out a more detailed assessment at project specific level via an Environmental Impact Assessment at the planning application stage which would need to be scoped prior to submission. However, it is possible to identify some of the high level factors which would be relevant to such an application and these include:</p> <ul style="list-style-type: none"> • The special qualities of the National Park • Landscape and visual impact • Historic environment • Water environment • Wildlife and habitats • Highways • Amenity 	

SPIKERS QUARRY, WEST AYTON

Site reference MJP59	
Nature of Planning Proposal Extraction of Jurassic limestone as proposed extension to former quarry	
Location of Land	Spikers Quarry Cockrah Road West Ayton YO13 9LB
(Grid Reference)	(498306 486199)
<p>Development requirements identified through Site Assessment and Consultation processes (if the site were to be the subject of a planning application)</p> <ul style="list-style-type: none"> • Mitigation of ecological issues including in particular with regard to avoiding impacts on designated sites (River Derwent SAC, Forge Valley Wood National Nature reserve, SSSIs including Raincliffe and Forge Valley Woods), protected species and habitats including Rowbrow Wood ancient woodland • Mitigation to minimise the irreversible loss of best and most versatile agricultural land and to protect high quality soil resources • Appropriate site design and landscaping to mitigate impact on: heritage assets (Scheduled monument at Ayton Castle, West and East Ayton Conservation Area, Listed Buildings including Low Yedmandale Farmhouse, Ayton Castle and the Church of St John and archaeological remains), the North York Moors National Park, Forge Valley Wood National Nature Reserve and local landscape features and their respective settings and on users of rights of way and other recreation activities in the vicinity • A site specific flood risk assessment, which to be satisfactory will need to include any necessary mitigation such as compensatory storage, attenuation and SuDS as appropriate • A site specific hydrogeological risk assessment and appropriate site design to ensure protection of the aquifer and the implementation of mitigation measures to reduce risks to groundwater quality and groundwater resources to an acceptable level • A traffic assessment to ensure suitable arrangements for access including along the Cockrah Road and local roads and a traffic management plan • Suitable arrangements for public rights of way (diversion or retention, and associated mitigation, as appropriate • Appropriate arrangements for assessment, control of and mitigation of effects such as blasting, noise and dust • An appropriate restoration scheme using opportunities for habitat creation 	

APPENDIX 2

WITHDRAWN SITES

Ref	Site Name	Type of site	When withdrawn and reason for withdrawal
MJP03	Scarborough Field, adjacent to Forcett Quarry, East Layton	Extraction of Carboniferous Limestone	Withdrawn by submitter following the Preferred Options consultation
MJP04	Aram Grange, Asenby	Extraction of sand and gravel	Withdrawn by submitter following the Preferred Options consultation
MJP14	Ripon Quarry (<i>Manor Farm West part only</i>)	Extraction of sand and gravel	Withdrawn by submitter following the Preferred Options consultation
MJP16	Marfield Quarry, Masham	Extraction of sand and gravel	Development received planning permission in June 2015
MJP28	Barnsdale Bar Quarry, near Kirk Smeaton (<i>North area only</i>)	Extraction of Magnesians Limestone	Development received planning permission in June 2016
MJP57	Potgate Quarry, North Stainley (recycling)	Recycling of inert construction and demolition waste for secondary aggregates	Withdrawn by submitter prior to the publication of the Preferred Options in November 2015.
MJP61	Land to the south of Aine Brickworks	Extraction of clay	Development received planning permission in July 2015
WJP07	Land on former Pollington airfield	Processing of non-hazardous biomass waste products	Withdrawn by submitter prior to the publication of the Preferred Options in November 2015 as superseded by WJP22
WJP23	Potgate Quarry (former piggery), North Stainley	Recycling of inert construction and demolition waste for secondary aggregates	Withdrawn by submitter following the Preferred Options consultation, and a revised location had been submitted (WJP24)

Contact us

Minerals and Waste Joint Plan Team Planning Services, North Yorkshire County Council, County Hall, Northallerton, North Yorkshire, DL7 8AH

Tel: **01609 780780**

Email: **mwjointplan@northyorks.gov.uk**