

Planning & Regulatory Committee 29 January 2025 Item No: 8

UPDATE SHEET

MINERALS/WASTE RU.21/0085

DISTRICT(S) RUNNYMEDE
ELMBRIDGE

Land at Addlestone Quarry, National Grid Entrance, Byfleet Road, New Haw, Surrey KT15 3LA

Continued use of land for the importation of construction, demolition and excavation (C, D & E) waste and the siting of an aggregate recycling facility, involving the placement of mobile crushing and screening plant to enable the recovery of recycled aggregates for sale and export without compliance with Conditions 1, 2 and 9 of planning permission ref: RU.16/1960 dated 16 June 2017 in order to extend the time period of the development and for retention of bund on northern boundary.

RECOMMENDATION

Amendment to Condition 1:

All importation, deposit, storage and processing of construction, demolition and excavation waste and export of materials arising from this process shall cease by 31 December 2029 by which date the bund on the northern boundary and all buildings, plant, conveyor belts, machinery both fixed plant and otherwise, and any engineering works connected therewith on or related to the application site (including hard surfaces constructed for any purpose) shall be removed from the land and the site restored in accordance with the approved restoration plan for Addlestone Quarry (Drawing ref: DOC3-19224 Revised Restoration Plan dated 19 February 2024).

Reason: To enable the County Planning Authority to exercise control over the site for the development hereby permitted and comply with Section 91 of the Town and Country Planning Act 1990, and to comply with the terms of the application and to enable the County Planning Authority to exercise planning control over the development hereby permitted at a mineral working site in an area of Metropolitan Green Belt where permanent development of this type is inappropriate and to enable restoration of the land in accordance with the approved restoration scheme to comply with Schedule 5 paragraph 1 of the Town and Country Planning Act 1990 and to minimise the impact on local amenity in accordance with the terms of Surrey Minerals Plan 2011 Core Strategy Development Plan Document Policy MC17.

Amend wording of Condition 7:

Noise levels from the development hereby permitted, at specified noise sensitive properties (see below) shall not exceed the existing/pre-works representative

background noise level (LA90,1h, freefield) by more than 10 dB(A), or as near this level as practicable, up to a maximum noise level of 55 dB LAeq, 1h (free field). The existing representative, daytime LA90 background noise level shall be determined by measurement that shall be sufficient to characterise the environment and the recommended level should be

justified following guidance contained within British Standard BS4142:2014+A1:2019 Methods for rating and assessing industrial and commercial sound.

Noise Sensitive Properties

Coxes Mill, Bourneside Road, Addlestone, KT15 2JX

14 Wey Meadows, Weybridge, KT13 8XY

Westfield Court, Byfleet Road, New Haw, KT15 3LG

20 Birch Close, New Haw, KT15 3JT

1 Kashmir Close, New Haw, KT15 3JD

35 Bates Walk, Addlestone, KT15 2DQ

Iver Cottage, Canal Bank, Addlestone, KT15 2SH

Kildare, Canal Bank, Addlestone, KT15 2SH

Wey Manor Cottage, Wey Manor Road, New Haw, KT15 3JR

Wey Manor Farm, Addlestone, KT15 3JR

Where noise levels exceed the levels specified, operations shall cease until such time that appropriate measures can be set in place to ensure compliance with the specified levels.

Reason: To protect the amenities of the locality and avoid noise nuisance in accordance with Policy EE2 of the Runnymede Local Plan 2030 and Policy 14 of the Surrey Waste Local Plan 2020

Additional Condition 9:

Approved Plans- inclusion of plans previously omitted from the decision notice

For the avoidance of doubt the applicant is advised that this decision is based on the following plans:

Drawing No: 2707/10 Rev B Site Location Plan dated December 2020

Drawing No: 2707/12 Rev B Site Wide Plan dated December 2020

Drawing No: 2707/11 Rev B Site Layout Plan dated March 2016

Drawing No: DOC3-19224 Revised Restoration Plan dated 19 February 2024