

### 3.11 Q5c Provide a Non-Technical Summary

- 3.11.1 Alkerton 2022 Limited ('the operator') require a bespoke environmental permit for their deposit of waste for recovery operations to be undertaken at Alkerton Quarry, in Alkerton, Banbury, Oxfordshire. The waste recovery operations will involve the importation of inert waste materials sourced from imported inert local development projects and in-situ material to enable the satisfactory restoration of the site to re-instate the haul road with a low-level restoration in line with a revised restoration scheme. A Waste Recovery Plan (WRP) ref. 4919-CAU-XX-XX-RP-V-0300 has been written in line with the Environment Agency's latest guidance 'Waste recovery plans and deposit for recovery permits'<sup>1</sup> (Published 21<sup>st</sup> April 2021).
- 3.11.2 Alkerton Quarry occupies a triangular parcel of land with access to the main road networks which border the A422 (Stratford Road) and Rattlecombe Road to the south as shown in the site location plan drawing ref: AL1198-D5. Alkerton Landfill Site (operated by SUEZ Recycling and Recovering UK Ltd) lies immediately adjacent to the west. The existing quarry covers an area of approximately 10.8 ha and is within a wider ROMP permissions which also includes restored and active mineral operations at Hornton and Wroxton respectively. The Alkerton Quarry has been largely exhausted of ironstone mineral. The northern part of the Site was partially restored approximately 14 years ago and is in poor condition and requires re-working to improve restoration quality and drainage.
- 3.11.3 The previous Planning Permission MW.0020/19 included a restoration scheme that restores the site to a low level with agricultural after-use, hedgerows and areas of rough grassland, scrub and natural regeneration. This permission included for the relocation of the ephemeral pond and was approved in November 2019. This scheme provided 6.1 ha of agricultural land with rough grassland and perimeter scrub. Restoration of Alkerton Quarry was due to be completed in 2019/20 under this Revised Restoration Scheme. However, only a section of the northern area of the site was partially restored approximately 14 years ago under previous ownership, who had also removed the haul road and over extracted the mineral beneath. As a result, this has prevented the restoration scheme that was approved in MW.0020/19 from being implemented.
- 3.11.4 Following new ownership of Alkerton Quarry in 2021, the new operator, Alkerton 2022 Limited, seeks to restore Alkerton Quarry to re-establish the road through the site and complete a revised low-level restored landform.
- 3.11.5 It was identified by Principal Planning Officer (Mary Hudson) Oxfordshire County Council in their pre-application advice letter, 16<sup>th</sup> July 2021 that the revised restoration scheme which was approved 21<sup>st</sup> November 2019 (and due to be carried out in 2020) cannot now be executed as was originally intended. The Officer stated that "it is understood that the site was last worked mid-2020, when the mineral beneath the haul road was removed, making implementation of the approved restoration scheme impossible". Oxfordshire County Council have stated where "operations on site have made it impossible to comply with the existing

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<sup>1</sup> [Waste recovery plans and deposit for recovery permits - GOV.UK \(www.gov.uk\)](https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/92444/waste-recovery-plans-and-deposit-for-recovery-permits.pdf)

approved restoration plan, in this case, a new application for an amended restoration plan is required” for Alkerton Quarry.

- 3.11.6 As the approved restoration scheme cannot be undertaken and there is insufficient material available on site to restore the route of the road through the site, a revised restoration scheme has been developed which incorporates the restoration of Alkerton Quarry with the reinstatement of the road to a low-level restoration landform through the importation of inert soils material. This revised scheme will require approximately a total of 130,000 m<sup>3</sup> of restoration material of which 90,000m<sup>3</sup> will be imported restoration material equating to approximately 150,000 tonnes that will be brought in over 3 years at around 50,000 tonnes per annum. It is estimated that approximately 40,000m<sup>3</sup> of topsoils and overburden materials is available on-site and this will be used around the ephemeral pond/wetland area and also as final cover material in the restoration of the site. There will be no imported waste materials used in the pond area, with only native on-site soils used, as shown in the area outlined in purple in attached drawing ref. AL1198-D12v4.
- 3.11.7 Planning permission MW.0124/21 was approved on 9<sup>th</sup> November 2022 (see decision notice in Appendix 6) for the proposed modification of the approved restoration scheme through importation of inert soil material for nature conservation after-use and the erection of 18 single storey holiday lodges with associated landscaping and car parking. Following the completion of waste importation for recovery there will be a nature conservation after-use and holiday chalets for eco-tourism. The road will be re-established which will provide access through the site to the holiday chalets.
- 3.11.8 The revised restoration scheme, as detailed in the Waste Recovery Plan (WRP) ref. 4919-CAU-XX-XX-RP-V-0300, has been designed to provide benefits for biodiversity, and nature conservation after-use for the site compared to the previously approved restoration scheme. This involves a larger area of Alkerton Quarry being committed to biodiversity and nature conservation purposes and allocated with approximately 0.5ha of the southern area of the site as a Nature Reserve. The revised restoration landform ranges from c.161mAOD in the southern areas to 172.5mAOD in the northern part of the site, overall providing similar restored site levels to the previously approved restoration scheme. This scheme has also been provided with reinstating of the road through the site and an improved landform which facilitates a reasonable depth of soil that will also further assist in current drainage issues in the partially restored, northern part of the site.
- 3.11.9 It is anticipated a total of 18 holiday chalets will be designed as small-scale cabin/shepherd hut-style holiday facilities located in the northern part of the site with the opportunity to link these amenities to further nature conservation uses and to offer a form of eco-tourism. In addition, public footpaths which intersect the site can also be returned to its definitive route as opposed to the amended location which would have otherwise been required by the previously approved restoration scheme.