

# Minerals Site Specific Allocations Development Plan Document - Further Revised Issues & Options

The following sites have not been allocated by Norfolk County Council  
MIN 8 MIN 9, MIN13, MIN 14, MIN 63, MIN 72, MIN89 & MIN117

Name .....  
Address .....  
Phone no ..... e-mail address .....

The following should all be logged as objections to the above sites

**Landscape.** Endorse NCC assessment of this site as not acceptable. With the exception of sites 63 and 89 the remaining proposed sites are immediately adjacent to one another forming a block of over 65 hectares. If all the proposed extraction were allowed it would stretch from Gressenhall in the south to East Bilney in the north and extend both sides of the main road from Beetley to East Bilney. This area of land is relatively flat and whilst the evidence base for these sites lists this as a “positive” in that it would be easy to use banks of soil to screen the quarry workings any such banks would also totally remove any view of the surrounding countryside. It is also proposed to use overland conveyor belts to move minerals to the (currently) existing East Bilney Quarry at Rawhall Lane. The use of conveyor belts represents an industrialisation of the countryside in an area that is recognised by the Council for the Protection of Rural England (CPRE) as being “tranquil”. The cumulative effect of the proposed extractions are completely inappropriate and would have a hugely detrimental effect on the landscape of this area.



**Highways/Transport.** Endorse NCC assessment of this site as not acceptable. All the proposed extraction sites would use overland conveyor belts to move the minerals to East Bilney Quarry from where they would be transported by HGV. This would inevitably mean the planning permission for the existing quarry would have to be extended thereby resulting in many more years of lorries using Rawhall Lane and sharing use of the C225 with the Sustrans National Cycle Route. Issue 17 “Road Safety and Casualty Reduction” highlights the need to avoid waste development adversely impacting on road safety. Prolonging the use of this road by HGV traffic must increase the danger to cyclists.



**Ecology.** Endorse NCC assessment of this site as not acceptable. Preferred Option CS7 “Local Nature Conservation Designations and Protection and endorsement of Habitats and Species in Non-Designated Areas” states that minerals and waste development will not be permitted in or near sites of local importance such as County Wildlife Sites. These proposed sites are all within the parish of Beetley which has 6 County Wildlife Sites.



**Amenity.** Endorse NCC assessment of this site as not acceptable. The immediate area around these proposed sites is recognised by the CPRE as being “tranquil”. The cumulative effect of these proposed sites would completely spoil this beautiful area. There would be at best disruption to, and at worst complete obliteration of, the views of the countryside. There would be noise, dust and light pollution. Apart from the B1146 there are no pavements. Many people walk around this area using the minor roads. Their enjoyment in doing this would be seriously diminished.



### Other site specific issues.

Endorse NCC assessment of this site as not acceptable. Issue 38 of the Core Strategy relates to employment issues. Whilst this specifically looked at employment opportunities created by minerals and waste development it was recognised that the benefit of very small numbers of jobs created were outweighed by the potential disbenefits. Responses to issues raised in the first round of consultation state that “the impact on local businesses is not a material planning consideration”. The parish of Beetley has 7 businesses employing between them in excess of 100 people. East Bilney Coachworks and East Bilney Garage are both affected by dust and the care home residents are obviously particularly susceptible to any air pollution which could cause breathing difficulties. Any detrimental effect on these businesses could affect their viability and therefore have a direct affect on employment opportunities.



Other comments

In addition to the concerns listed overleaf MIN 63 and 89 cause particular concern as both sites are extremely close to the houses in the southern part of East Bilney.

**MIN63**

**Amenity.** Endorse NCC assessment of this site as not acceptable. Min 63 is within 100yards of East Bilney Garage separated only by the County Wildlife Site 2137. This proposed extraction site is overlooked by all the houses along the B1146 within this part of East Bilney. As it is effectively in a bowl any noise generated would be heard by all the properties. It would be extremely difficult to protect the CWS from the effects of any pollution emanating from this site. The River Blackwater, which runs through the CWS, feeds in to the River Wensum which has SAC/SSSI status.



**MIN 89**

**Amenity.** Endorse NCC assessment of this site as not acceptable. MIN 89 is also adjacent to CWS 2137. It is very close to the back gardens of the properties along the south side of Church Road. It is also immediately downhill of the now closed landfill site at Folly Lane. This landfill site was initially operated without any form of lining to contain pollution. Quarrying of minerals between it and the river would lead to pollution of the River Blackwater and possibly the River Wensum.

**MIN 117**

**Amenity.** Endorse NCC assessment of this site as not acceptable. MIN 117 is adjacent to CWS 1037. It is very close to the properties in Church Road. It is also extremely close to the now closed landfill site at Folly Lane. This landfill site was initially operated without any form of lining to contain pollution. Quarrying of minerals between it and the river would lead to pollution of the River Blackwater and possibly the River Wensum. The Sustrans National Cycle Route runs along the whole western edge of this site and a well used foot path runs along the northern edge. Mineral extraction on this site would adversely affect the people who use these routes.



Signed ..... Date .....

