

WELCOME

PUBLIC CONSULTATION

A planning application and supplementary details to vary the quarry restoration were submitted to Hertfordshire County Council in 2012/13. We are now asking the county council to support an amended application to:

import inert restoration materials to provide the opportunity to deliver an enhanced restoration scheme

establish a new access road off Panshanger Lane into Phase H

restore Phases F & H to close to original ground levels – not 4 metres below existing levels as currently permitted

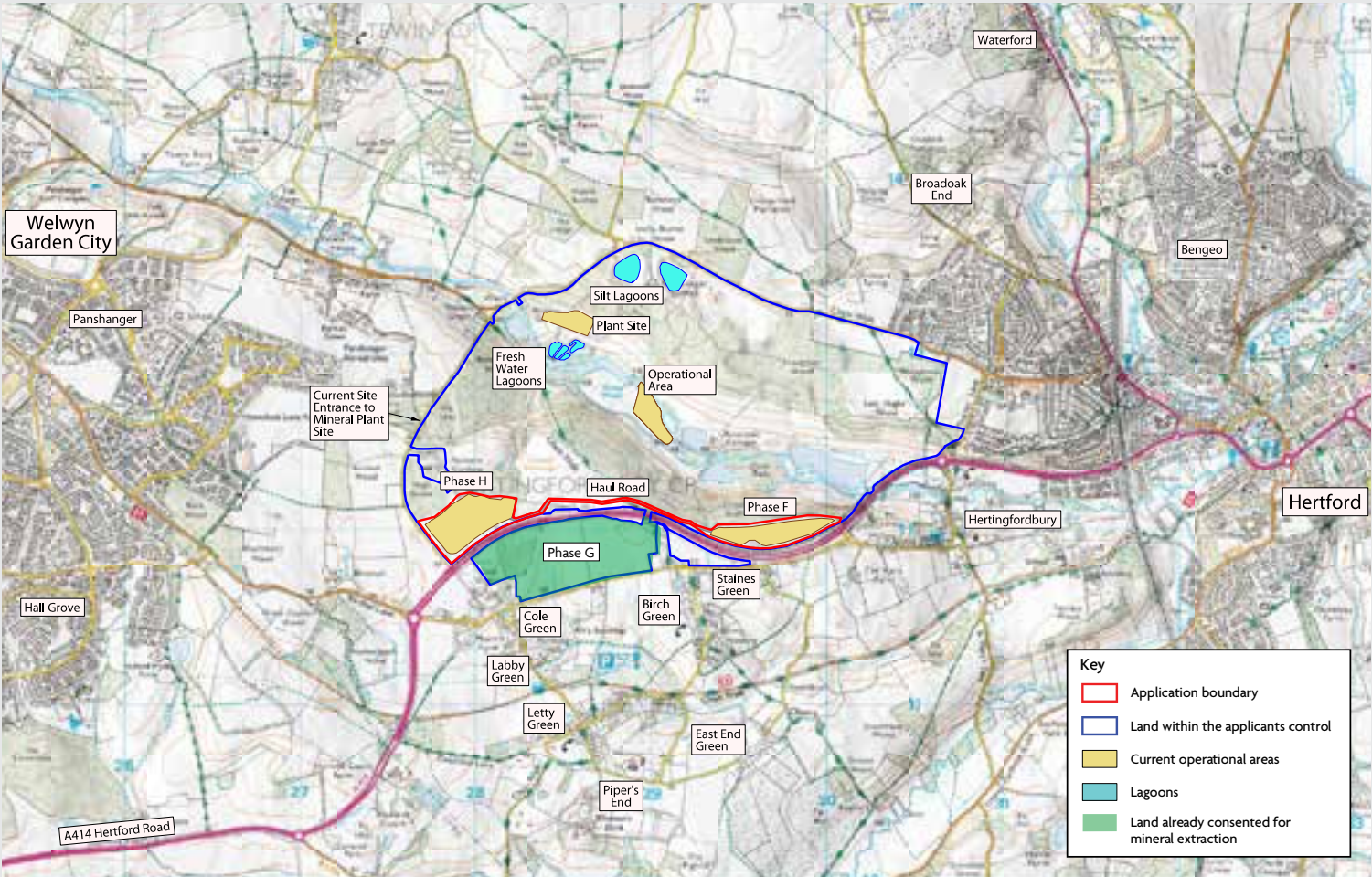
provide landscape and nature conservation benefits by restoring Phase F to species rich acid grassland.

Hertfordshire County Council has extended the formal consultation period for this application until 7th April 2015.

We welcome your feedback on our proposals.

LOCATION PLAN

INTRODUCTION TO PANSHANGER QUARRY



Panshanger sand and gravel quarry is about 2 km east of Welwyn Garden City. Part of the quarry is within the grounds of Panshanger Park, a designated grade 2* listed historic park and garden.

The 2003 Review of the Mineral Planning Permission approved phased working and restoration schemes, including land in the south – Phases F, G and H.

Quarry access is via a purpose built access road off Panshanger Lane (western site boundary) – which links to the A414 (southern site boundary).

The application site is Phases F and H, on the higher terrace of ground south of the River Mimram. None of the application site is within the country park.

Most of the current mineral extraction is in Phase H, next to the A414. Access is via a 1.1 km internal road, to and from the processing plant. A small amount of workable sand and gravel also remains in Phase C, the river valley.

Phase F is a worked out quarry area. Its' northern boundary is a belt of mature woodland on an area known as the Chisel Shelf.

On arable land south of the A414 – and north of the Old Coach Road – Phase G is the only remaining consented, undisturbed phase. Under the current permission, it would quarried in 2017, to provide restoration materials and a small quantity of sand and gravel.

KEY FACTS

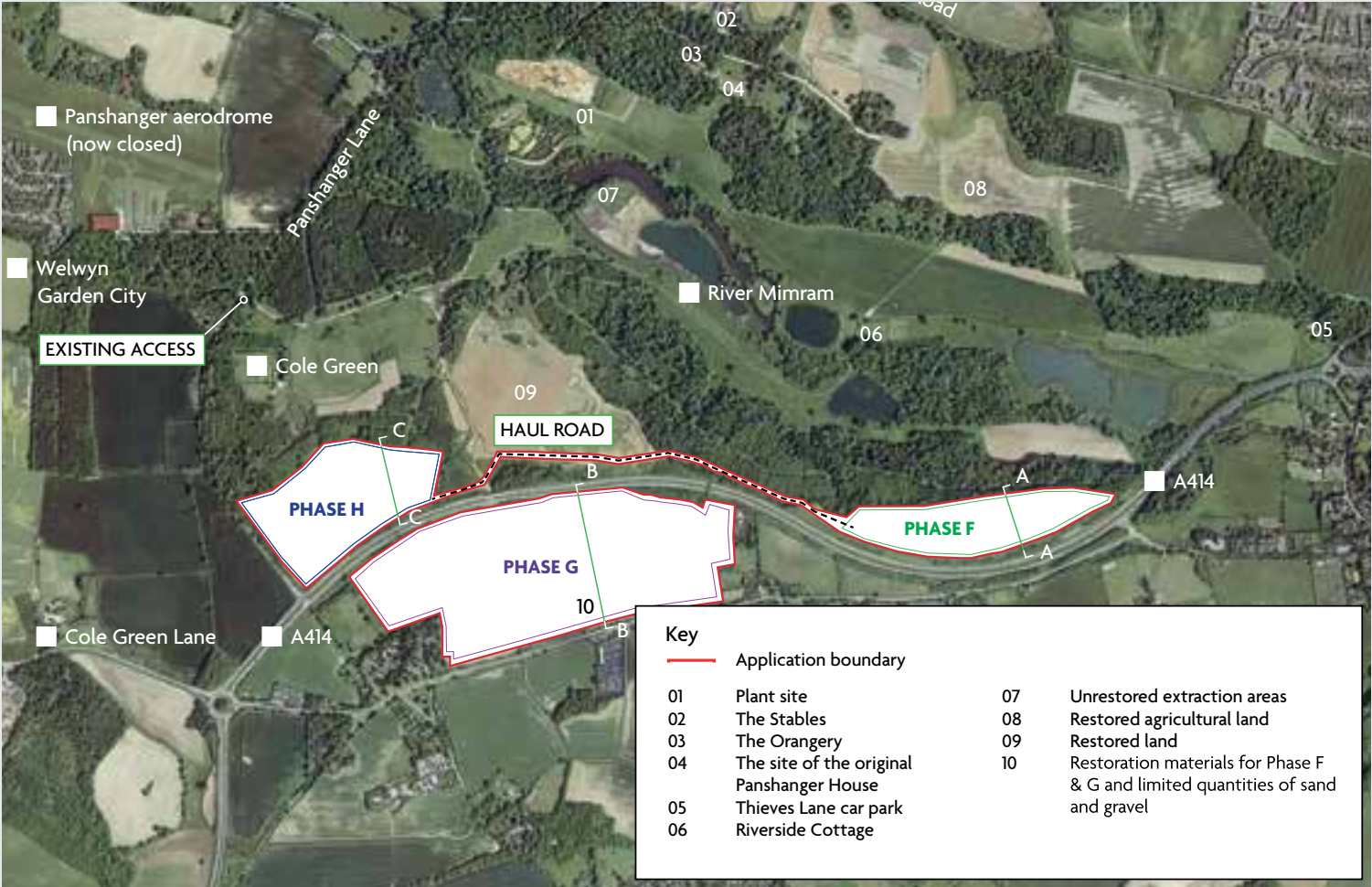


Approved quarry area (including non disturbed ground, active areas and restored land)	420 hectares
Proposed application area (Phases F & H)	22.7 hectares (of the 420 hectares)
Duration of importation of inert restoration materials (based on 150 - 200,000 tonnes a year)	8-10 years
<ul style="list-style-type: none">Potential maximum number of vehicle movements	120/day (60 in and 60 out)
<ul style="list-style-type: none">The planning application seeks to:<ul style="list-style-type: none">enhance the current restoration schemeprotect the long term integrity of the designated parkland landscapeprovide further biodiversity benefits over and above the consented schemesafeguard 7 jobs on site, together with other indirect employment.allow restoration of the processing plant site and release of the quarry access road at the earliest opportunity (ie 2017) – unlike the current consent, which could delay it for up to 2 years.	

PANSHANGER QUARRY. APPLICATION TO ENHANCE THE RESTORATION OF PHASES F & H BY IMPORTING INERT RESTORATION MATERIALS VIA A PROPOSED NEW ACCESS OFF PANSHANGER LANE



PERMITTED OPERATIONS AND RESTORATION



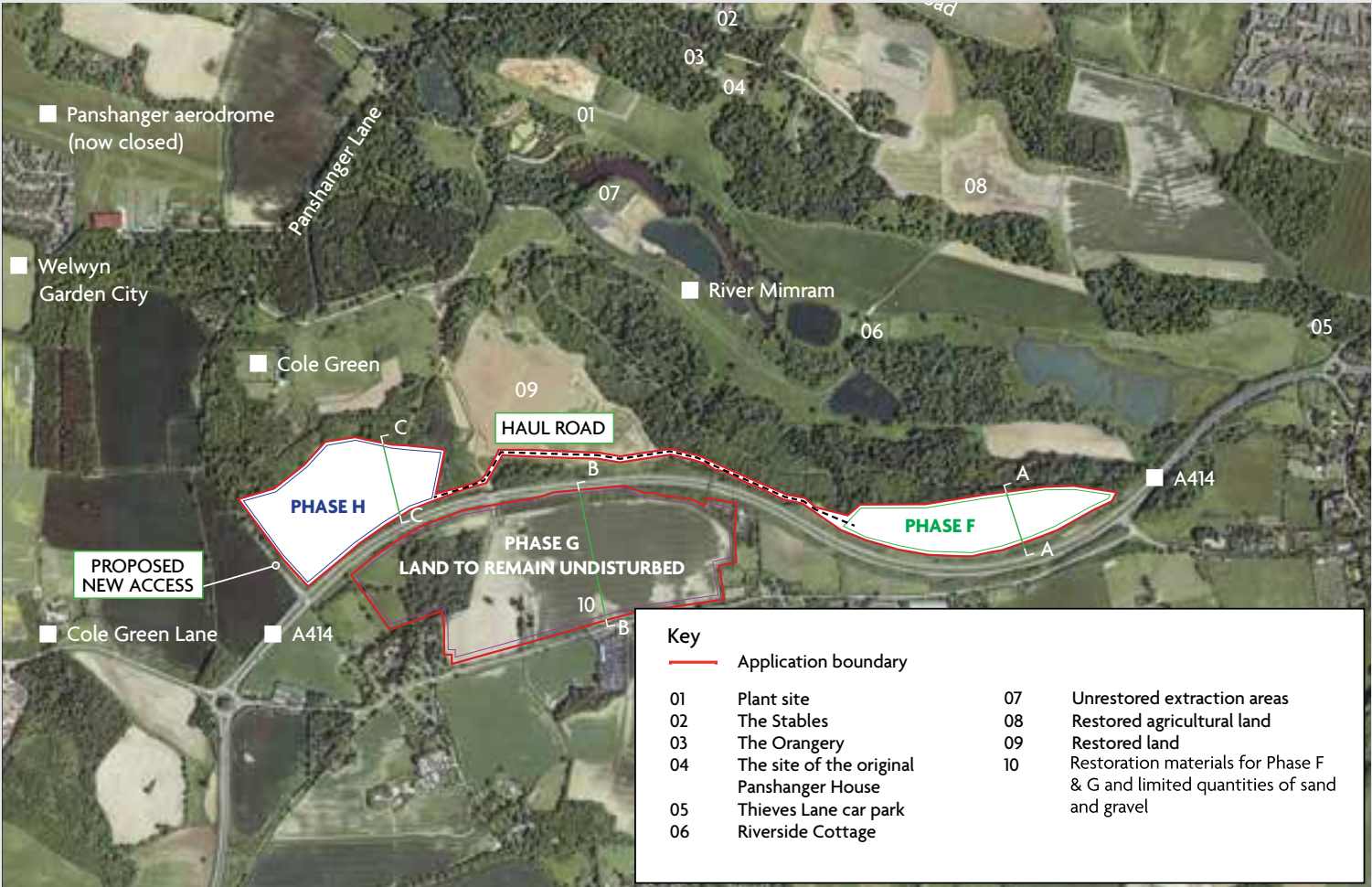
- complete mineral extraction from within Phase H
- remove and store soils from Phase G
- extract overburden from Phase G and use it to restore Phases F and H. Extract any workable sand and gravel and deliver it to the processing plant
- use soils stored around Phases F and H to re-establish soil profiles within these phases - at approx 4m below original levels
- replace soils around Phase G to recreate low level agricultural land and woodland within Phase G
- plant Phase F for woodland.

Land disturbance as part of the currently permitted scheme – 53.7 hectares

The currently scheme will create low level, bowl-shaped landforms in Phases F, G and H – approx 4m below original ground level.

The agricultural land south of the A414 at Cole Green (Phase G) will be dug to provide restoration materials for Phases F and H. Limited quantities of sand and gravel will also be extracted. The plant site will not be restored until 2018/19. The existing quarry road will not be available to access the country park until 2019.

PROPOSED OPERATIONS AND RESTORATION



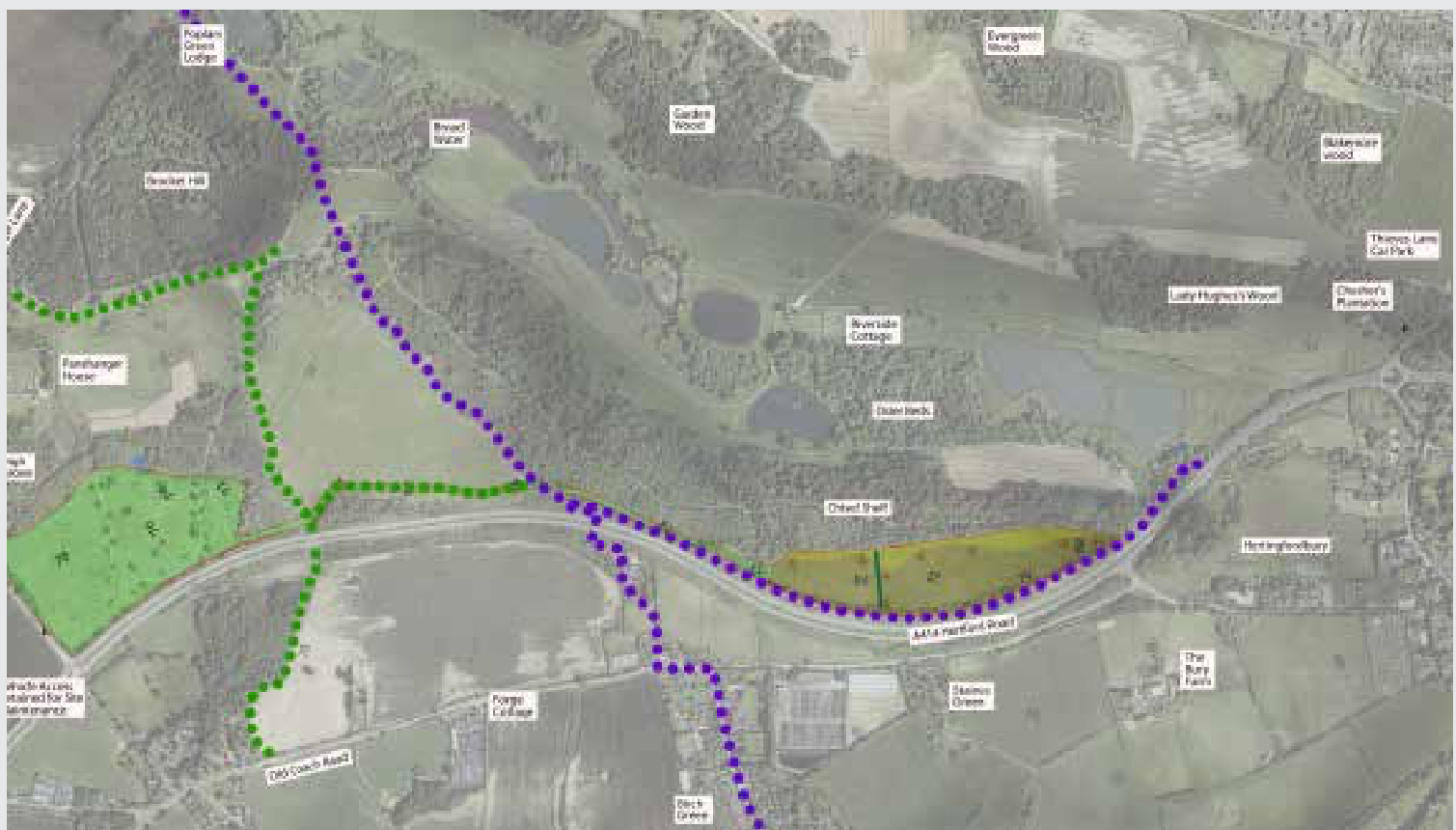
- create a new vehicle access off Panshanger Lane into Phase H and establish a new weighbridge, car park and site offices
- import inert fill material, initially to restore land within Phase F – followed by Phase H
- directly place soils stored around Phases F and H to facilitate restoration to near original levels
- restore amenity grassland/grazing use in Phase H and woodland habitats in Phase F
- once Phase F has been restored as a meadow, create a permissive route along internal haul road as a north - south link via the underpass from Panshanger Park to Cole Green south of the A414.

Land disturbance as part of the proposed scheme – 23.9 hectares (59 acres)

As all the land would be restored to near original levels, the proposed restoration scheme would enhance the landscape and cultural heritage settings at and around Phase H, beyond the permitted scheme. This would include restoration to parkland grassland with avenue style tree planting.

The plant site would be removed around 2017 and the current quarry access road would be made available to park users in 2017/2018.

PROPOSED RESTORATION SCHEME (F&H)













	Application boundary		Woodland edge/scrub habitat		Parkland restoration		Undisturbed pond
	Restoration contours (m AOD)		Exposed areas of sandy substrate/hibernacula		Species rich acid grassland meadow restoration		Public rights of way
	Proposed permissive bridleways		Reinstated hedgerow				Key

Fig. 2 Topographical survey

[illegible]

COLE GREEN HOUSE. SKETCHES BY CHARNOCK (1780)



ALL IMAGES ARCHAEOLOGICAL SOLUTIONS LTD (2012)

PANSHANGER QUARRY. APPLICATION TO ENHANCE THE RESTORATION OF PHASES F & H BY IMPORTING INERT RESTORATION MATERIALS VIA A PROPOSED NEW ACCESS OFF PANSHANGER LANE



VEHICLE MOVEMENTS/ ACCESS



- potential maximum number of vehicle movements would be 120/day (60 in and 60 out)
- the existing consented access is directly off Panshanger Lane
- the proposed new internal access road would be 850 m further south and directly into Phase H
- the new road would be surfaced to the weighbridge, to prevent mud being drawn on to the highway
- the new junction would be set back 90 m from the junction of Panshanger Lane with the A414.
- to provide visibility splays, 3 trees along Panshanger Lane – of no ecological or arboricultural value – would be removed
- all processing plant and infrastructure would be removed during 2017. The existing quarry access could then be made available for much earlier, direct public access into the country park from the west.



PANSHANGER QUARRY. APPLICATION TO ENHANCE THE RESTORATION OF PHASES F & H BY IMPORTING INERT RESTORATION MATERIALS VIA A PROPOSED NEW ACCESS OFF PANSHANGER LANE



PUBLIC CONSULTATION



Over the last 2 years, Lafarge Tarmac has been actively engaging with local stakeholders and the local community about a wide range of related matters, at both the quarry and the park.

This planning application was part of a consultation event in October 2014. Displays included existing site operations, proposed restoration and potential benefits of any new consent.

Generally, the scheme was well received. Local individuals and user groups supported keeping site operations north of the A414 and the aspiration to enhance the restoration landform within Phases F and H.

The operational site is currently managed through a series of technical and liaison groups. These would continue as part of both the existing site – and the proposed sub site within Phases F and H. The local community would continue to be informed and consulted on all site related matters.

Later in the year, the company will be holding public consultation events about the future management of the park.

CONCLUSION



- independent technical consultants produced an Environmental Impact Assessment (EIA) to identify any potential impacts (positive and negative)

The EIA concluded that:

- the proposals would enhance the designated landscape in and around Panshanger Park. This is the most sustainable way of restoring the site, so Phase G can stay undisturbed
- no significantly adverse effects were identified during the operations or post-development phases
- the use of appropriate mitigation measures would manage and minimise any potential impacts from the proposed development.

- under the existing permitted scheme, restoration materials for Phases F and H will be mainly sourced from Phase G, south of the A414
- if Phase G is not worked, the shortfall in inert restoration materials would be made up by importing them via a new access off Panshanger Lane. The approved extraction phases could then be restored to near original levels – desirable given the historic setting of the park and garden designation
- the proposed new access would both constrain the extent of site activities and release the existing site access to users of the country park
- these proposals would safeguard 7 on-site jobs, as well as providing indirect employment benefits for the company's haulier fleet and sub-contractors.

PANSHANGER QUARRY. APPLICATION TO ENHANCE THE RESTORATION OF PHASES F & H BY IMPORTING INERT RESTORATION MATERIALS VIA A PROPOSED NEW ACCESS OFF PANSHANGER LANE



BENEFITS



If consented, the scheme could create additional benefits including:

- maintaining the already permitted Phase G (south of the A414 and north of the Old Coach Road) as undisturbed agricultural land – because all operations would remain north of the A414
- earlier restoration of the processing plant site and release of the existing quarry access road at the earliest opportunity, ie 2017. HGVs would use the new access
- long term enhancements to the landscape and cultural heritage settings at and around Phase H. These would include restoration to parkland grassland at near original ground levels with avenue style planting
- reducing long term vehicle movements along Panshanger Lane, north of the proposed new access, once that new access is established
- creating a more natural visual effect on the southern edge of the Chisel Shelf woodland – because Phase F would be restored to a meadow
- enhancing biodiversity along the southern perimeter of the Chisel Shelf and the grassland – by planting species-rich acid grassland and woodland fringe vegetation
- creating a permissive route along the internal haul road, providing an earlier north-south link via the underpass from Panshanger Park to Cole Green, south of the A414.



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TELL US WHAT YOU THINK

Hertfordshire County Council has extended the formal consultation period for this application until 7th April 2015.

If you believe our revised restoration proposals offer long term benefits to the site, the local community and the local environment, please contact Felicity Hart (see details below) and explain why you would support this application.

Copies of these display boards and the Non Technical Summary are available on the Panshanger Park website www.panshangerpark.co.uk/future-plans.

*For a copy of the full application please go to:
<https://cloud1.atriumsoft.com/HCCePlanningOPS/searchPageLoad.do>
and enter reference PL/0684/15.*

For further information, please leave a message on the Lafarge Tarmac Planning Information Line 01992 512764 (24 answerphone).

A copy of the application can be inspected during normal office hours (9am to 5pm) at: EHDC, Planning Department, 01279 655261 or at: HCC, Environment Department 01992 556252, or via email to spatialplanning@hertsccl.gov.uk. The case officer is: Felicity Hart 01992 556256.

YOUR FEEDBACK

We are interested in your feedback on our proposals – and how we have communicated them.

Please complete a questionnaire and leave it in the box provided – or email us at (dan@dlwalker.net).