Hertfordshire Minerals
Planning

Local Aggregate Assessment
2018
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EXECUTIVE SUMMARY

The county council, as a Minerals Planning Authority, has a duty under the National Planning Policy Framework (NPPF) 2018 to produce a Local Aggregate Assessment (LAA) on an annual basis and to participate in the operation of an Aggregate Working Party (AWP), whose advice must be taken into account when preparing the LAA.

In line with National Policy requirements Hertfordshire County Council is part of the East of England Aggregates Working Party (EoEAWP), whose advice has been taken into account in the preparation of this LAA. This LAA covers the calendar year of 2017 and follows on from last year’s LAA, which covered the calendar year of 2016.

The LAA is an evidence base document that contributes towards the review of Hertfordshire’s Minerals Local Plan. Its primary purpose is to set out the current level of aggregate supply and demand for Hertfordshire and to calculate the current landbank of sand and gravel. The LAA also acts as a monitoring report for aggregates and reports on the supply of secondary and recycled aggregates within Hertfordshire and the imports and exports of sand and gravel and crushed rock at Hertfordshire’s rail aggregate depots.

The headline figures for 2017 show that extraction is steadily continuing at the active sand and gravel sites within Hertfordshire and has now ceased at two of these sites (see Table 2 for details).

Average sales of sand and gravel have seen an increase (by approximately 2,288 tonnes) and reserves have declined in line with a re-calculation of the sand and gravel reserves\(^1\).

The permitted reserves can supply aggregate for a period of 7.5 years based on Hertfordshire’s agreed sub-regional apportionment figure of 1.39 million tonnes per annum and can supply aggregate for a period of 9.0 years based on the 10 year average sales data.

At 1,166 million tonnes, the sales of sand and gravel are just above the ten year average sales figure (which stands at 1.6 as of 31 December 2017) and are below the three year average sales figure (which stands at 1.9 million tonnes as of 31 December 2017).

The county council intends to continue to use the sub-regional apportionment figure (1.39 million tonnes) for the planning of sand and gravel in Hertfordshire, which is in line with the requirements of the NPPF 2018.

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\(^1\) As a result of figures provided by the operational sand and gravel quarries in Hertfordshire in response to the 2017 Aggregate Monitoring Surveys
### Summary of main conclusions of this LAA

<table>
<thead>
<tr>
<th></th>
<th>Performance in 2017</th>
<th>Comparison with 2016</th>
</tr>
</thead>
<tbody>
<tr>
<td>Land won sand and gravel sales (tonnes)</td>
<td>1,166,921.7</td>
<td>↑2,288.7</td>
</tr>
<tr>
<td>Permitted reserves of sand and gravel (tonnes)</td>
<td>10,458,309</td>
<td>↓1,293,691</td>
</tr>
<tr>
<td>Landbank based on apportionment (years)</td>
<td>7.5</td>
<td>↓1</td>
</tr>
<tr>
<td>Landbank based on 10 year average sales (years)</td>
<td>9.0</td>
<td>↓1.2</td>
</tr>
<tr>
<td>Landbank based on 3 year average sales (years)</td>
<td>8.8</td>
<td>↓1.0</td>
</tr>
<tr>
<td>Rail depot imports (sand and gravel)</td>
<td>4,554</td>
<td>↑4,554&lt;sup&gt;2&lt;/sup&gt;</td>
</tr>
<tr>
<td>Rail depot imports (crushed rock)</td>
<td>495,789</td>
<td>↓24,296</td>
</tr>
</tbody>
</table>

<sup>2</sup> Due to a lack of survey returns from the Rail Aggregate Depots, the 2016 LAA did not record any imports of sand and gravel at the Hertfordshire Rail Aggregate Depots.
1 INTRODUCTION

1.1 The Government recognises the importance of minerals to support sustainable economic growth and our quality of life. They are a finite resource and can only be worked where they are found.

1.2 In 2018 the government revised the 2012 National Planning Policy Framework (NPPF) in order to implement reforms announced previously through the Housing White Paper, The Planning for The Right Homes in the Right Places consultation and the Draft revised NPPF consultation.

1.3 The revised NPPF was adopted in July 2018 and will be a vital tool for ensuring the planning of the right homes in the right places, of the right quality, as well as ensuring the protection of the environment at the same time.

1.4 The revised NPPF continues to recognise the importance of minerals and set out the requirement for Minerals Planning Authority’s to produce an LAA on an annual basis.

1.5 The LAA has been prepared to fulfil the requirements of the NPPF (July 2018), to produce an annual Local Aggregate Assessment (LAA) in order to forecast future demand of aggregates in Hertfordshire and assess all other supply options. This LAA has also been prepared in line with guidance set out within the National Planning Policy Guidance (NPPG) and the Planning Officers Society and Mineral Products Association (POS/MPA) Practice Guidance on the production and use of LAAs living document (May 2017).

1.6 Paragraph 207 of the NPPF States:

*Minerals planning authorities should plan for a steady and adequate supply of aggregates by:

a) Preparing an annual Local Aggregate Assessment, either individually or jointly, to forecast future demand, based on a rolling average of 10 years’ sales data and other relevant local information, and an assessment of all other supply options (including marine dredged, secondary and recycled sources)*

1.7 In line with the above requirements of the NPPF 2018, taking into account local information, the county council intends to continue to use the sub-regional apportionment figure of 1.39 million tonnes for the planning of sand and gravel in Hertfordshire. This approach factors in the high levels of planned growth in the emerging Local Plans of Hertfordshire and takes into account the previous ten years sales data. This data covers a period following the recession, where sales of sand and gravel were consistently below the apportionment figure. The apportionment figure is the amount of sand and gravel that is anticipated to be contributed to the market on an annual basis.
1.8 The LAA will continue to identify the current landbank of sand and gravel in Hertfordshire using this figure and will also continue to identify what the landbank figure would be if the county council were to use the 10 year or three year average sales data in order to provide comparisons.

1.9 Hertfordshire’s apportionment figure of 1.39 million tonnes is slightly higher than that of the 10 years sales average figure, which stands at 1.16 million tonnes as of 31 December 2017. It is considered that using the apportionment figure of 1.39 million tonnes will provide flexibility to maintain supply as the economy continues to recover out of the recession and will also ensure that an adequate and steady supply of aggregate is achieved over the longer term, in order to provide supply for the high levels of growth being planned for in Hertfordshire.

1.10 The difference between the sub-regional apportionment figure and the 10 year average and three year average sales figures are shown below:

<table>
<thead>
<tr>
<th>Sales and Apportionment</th>
<th>Million tonnes per annum</th>
</tr>
</thead>
<tbody>
<tr>
<td>Agreed sub-regional apportionment</td>
<td>1.39</td>
</tr>
<tr>
<td>10 year sales average</td>
<td>1.16 (2008 – 2017)</td>
</tr>
<tr>
<td>3 years sales average</td>
<td>1.19 (2015 – 2017)</td>
</tr>
</tbody>
</table>

1.11 The LAA contributes towards the review of Hertfordshire’s Minerals Local Plan. It serves as a way to monitor the current level of aggregate provision and can be used to identify trends in aggregate sales and production and to forecast the future requirements for sand and gravel in Hertfordshire.

2 GEOLOGY OF HERTFORDSHIRE

2.1 The main naturally occurring mineral resources in Hertfordshire include sand and gravel with smaller deposits of chalk and brick clay (as shown in Figure 1). The county does not have any hard rock resources and receive a supply of this mineral, through the operational Rail Aggregate Depots (as sown in Figure 6).

2.2 The geology of Hertfordshire is largely Chalk of the Cretaceous period, overlain in the south and east by London Clay. In the far north and northwest of the county are small areas of Gault Clay. Throughout much of the county, the superficial deposits which overlay the solid geology complicate the picture. These include the Clay-with-flints of much of west Hertfordshire; including the Chilterns dip slope; the boulder clay of central and east Hertfordshire; and the gravels of the Vale of St Albans and the river valleys.  

2.3 Sand, gravel, crushed rock, chalk and clay all provide the construction industry with the raw materials required for constructing and maintaining roads, buildings and other infrastructure. Minerals are also essential elements in the production of a variety of other products. An adequate and steady supply of minerals is essential if current standards of living are to be maintained in society as well as meeting basic needs for quality of life, such as shelter.
Figure 1: Geological map of the main mineral resources of Hertfordshire

Key

Superficial Deposits
- Clay
- Sand and Gravel
- Till

Bedrock
- Clay, Silt, Sand & Gravel
- Chalk
- Mudstone, Sandstone & Limestone
- Sandstone & Mudstone

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Sand and Gravel Resources

2.4 Sand and gravel resources occur in Hertfordshire within superficial or ‘drift’ deposits, subdivided into fluvial-glacial sand and gravel, glacial sand and gravel, river terrace deposits and sub-alluvial deposits.\(^5\)

2.5 Sand and gravel deposits are found in most parts of the county although they are concentrated in an area south of a line between Bishops Stortford in the east and Hemel Hempstead in the west (often referred to as the sand and gravel belt).

2.6 Of the sub-alluvial gravel deposits, these occur within the valleys of the rivers Mimram, Ver and Colne of St Albans and Hemel Hempstead areas. Resources have in many cases been extensively worked and exhausted in the Ver and Colne valleys.

2.7 The adopted Hertfordshire Minerals Local Plan, which covers the period from 2002-2016, contains a policy map which identifies the Sand and Gravel Belt in Hertfordshire. The Sand and Gravel Belt covers the areas where there are higher concentrations of sand and gravel and spans across the southern half of the county, covering the whole of the District Council areas of Three Rivers, Watford, Hertsmere, Welwyn Hatfield and Broxbourne. The adopted Sand and Gravel Belt can be seen in Figure 2 below.

2.8 The county council is currently in the process of reviewing the Minerals Local Plan. In reviewing the Minerals Local Plan, the county council will be revising the adopted Sand and Gravel Belt to reflect more up to date data provided by British Geological Survey (BGS). The revised Sand and Gravel Belt (which is referred to as the’ Sand and Gravel Minerals Consultation Area’ in the emerging Minerals Local Plan, which is currently at Draft Plan stage) can be seen below in Figure 3.

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Figure 2: Adopted Sand and Gravel Belt

Key:
- Adopted Sand and Gravel Belt
Figure 3: Emerging Sand and Gravel Belt

Key:
- Emerging Sand and Gravel Belt
2.9 Sand and gravel from Hertfordshire is mostly used by the construction industry. Most is washed and screened to remove clay particles and to separate the various sized stones and larger stones are usually crushed and screened again. Most sand extracted in Hertfordshire is sharp sand and is suitable for making concrete (when mixed with various selections of gravel sizes, cement and water).

**Crushed Rock Resources**

2.10 Crushed rock (imported to Hertfordshire) may be used in place of local gravel, but sand may only be substituted by fines from crushed rock which is more costly to use because of its lesser binding properties. Building sand, for use in mortars, may also be washed and screened before use. Known as soft sand it is less commonly found in the county and is mostly imported.

**Sand and Gravel Sites**

2.11 Currently there are seven operational sand and gravel quarries in Hertfordshire. Of these seven sites, sand and gravel extraction is currently taking place at four. These four sites are outlined below.  

<table>
<thead>
<tr>
<th>Sand and Gravel Sites</th>
</tr>
</thead>
<tbody>
<tr>
<td>o Tyttenhanger Quarry, Colney Heath;</td>
</tr>
<tr>
<td>o Hatfield Quarry with the linked Symondshyde extraction site;</td>
</tr>
<tr>
<td>o Thorley Hall Farm; &amp;</td>
</tr>
<tr>
<td>o Pynesfield.</td>
</tr>
</tbody>
</table>

2.12 Since the publication of the last LAA, both Panshanger and Westmill have finished working their permitted reserves and extraction has ceased. Both sites are still classed as active as operations continue. Westmill now operates as a Landfill site only and is currently in the process if infilling it's last remaining cell with waste. Panshanger is yet to commence infilling with inert material at the extracted area.

2.13 Waterhall quarry is also classed as an operational site, although no extraction is currently taking place at this site. This is due to enforcement proceedings relating to the restored areas of the site at Bunkers Hill. Extraction is permitted until 31 December 2019 and is anticipated to continue following resolution of the enforcement proceedings.

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6 Waterhall Quarry has permission for extraction and is classed as an operational site but extraction is not currently taking place due to enforcement proceedings in the landfilled area of the site.
2.14 See Table 2 for further details of the sand and gravel sites in Hertfordshire.

2.15 An additional two sites including BAE Hatfield Aerodrome and Furzefield-Hatfield Quarry, both have resolutions to grant planning permission subject to S106 agreements. These two permissions will continue to be monitored through subsequent LAA’s.

Chalk

2.16 Chalk occurs as bedrock throughout much of the county. It is a major aquifer and is the most important source of groundwater in the county. The White Chalk runs through Watford and Hertford although much is covered by superficial deposits and chalk crops out along the sides of the valleys of the rivers Ash and Lea near Hertford and the Colne valley. The Grey Chalk is found in the north and far west of the county.

2.17 The Chilterns area within Hertfordshire is an area that consists of rolling chalk hills capped with Clay-with-Flints superficial deposits. This area runs from Tring to Hitchin, through Welwyn, St Albans and Watford. Steep chalk scarp slopes are found in Tring with gentler slopes covering a larger area. Gentler chalk hills than the Chilterns are found in the East Anglian Chalk area which runs from the Chilterns through Hertfordshire and South Cambridgeshire.

2.18 There were many chalk extraction sites in the past, essentially for local use. However today, the scale of working is relatively small and chalk is mainly quarried at a small number of sites to the north and west of the sand and gravel belt. Chalk in Hertfordshire is extracted for use as an agricultural lime on farms both within and outside the county.

2.19 There are currently three chalk extraction sites in Hertfordshire:

<table>
<thead>
<tr>
<th>Chalk sites</th>
</tr>
</thead>
<tbody>
<tr>
<td>o Codicote;</td>
</tr>
<tr>
<td>o Bedwell Park (just outside of Hertford); and</td>
</tr>
<tr>
<td>o Anstey.</td>
</tr>
</tbody>
</table>

2.20 Although Codicote quarry has extant permission, it has now ceased extraction of chalk in line with a S106 agreement, which required the site to cease extraction by 01 April 2017.

Clay

2.21 Hertfordshire sits within the Northern Thames Basin Character Area with geology of mostly London Clay overlain with superficial deposits of sand and gravel. The west Anglian Plain with geology of Gault Clay adjoins the northern part of the
county and the Eastern Anglian Plain covers a large part of the East of the county with underlying chalk with a covering of Boulder Clay.

2.22 The scale of opportunities for the working of brick clay is relatively small in Hertfordshire. The only brick clay deposits are located in the Hemel Hempstead area which the emerging Minerals Local Plan will continue to safeguard through the use of Mineral Consultation Areas.

2.23 Last year’s 2017 LAA (which covered the calendar year of 2016) stated that Bovingdon Brickworks was the last remaining brickworks in the county. Since the production of last year’s LAA, Bovingdon Brickworks ceased operation and is no longer producing specialist brickworks.

2.24 Two sites in Hertfordshire have permission to extract brick clay for use at Bovingdon Brickworks.

2.25 Pockets Dell Quarry obtained permission to supply brick clay to Bovingdon Brickworks in 2000. The permitted reserves at Pockets Dell Quarry were completely depleted during the operation of Bovingdon Brickworks and the land has been substantially restored (apart from a perimeter haul route). It is anticipated that the recently restored phases of the quarry will be accepted into aftercare in winter 2018.

2.26 Land at Cox and Croft Fields, Shantock Hall Lane, obtained planning permission for brick clay extraction in 2016 and was not implemented as Bovingdon Brickworks ceased brick production prior to opening up the land for extraction. There are currently no plans to commence brick clay extraction in this area.

**Hard Rock**

2.27 There is no hard rock found in the county and reserves from outside of Hertfordshire are relied upon Hertfordshire imports crushed rock into the county via the rail aggregate depots.

**Marine Aggregates**

2.28 Hertfordshire is a land locked county and as such contains no areas suitable for the dredging of marine aggregates. A relatively small amount of marine sand and gravel is consumed in the county which is imported via Kent and London.

3 **SAND AND GRAVEL SALES**

3.1 Sales of sand and gravel (including soft sands) for the ten year period between 2007 and 2017 inclusive are shown in Figure 4 and Table 1. The figures are based on actual sales data retrieved from the county’s Aggregate Monitoring Surveys 2017 and the BGS Aggregate Minerals Survey 2014 for England and Wales collated data for Hertfordshire’s aggregate sales and destinations.
3.2 However, there have historically been difficulties in obtaining mineral data and this problem is recognised nationally. Only some minerals data is made available to the minerals planning authority or can be inaccurate, inconsistent and incomplete.

3.3 The county council is part of the East of England Aggregates Working Party (EEAWP), which is a technical working group comprising mineral planning authorities and other interested parties that are working together to obtain better survey data which is used by individual authorities and collated in the East of England Authorities’ Monitoring Report\(^7\). It is hoped that in the years to come the data available for both minerals and waste will be more available and consistent.

**Figure 4: Sales of sand and gravel in Hertfordshire 2007 – 2017 compared with apportionment**

Source: EEAWP Aggregate Monitoring Survey returns for 2017

3.4 Sand and gravel sales in 2017 were very similar to that in previous years at 1.17 million tonnes. Sales have reached 1.20 million tonnes and above, four times over the last 10 year period.

3.5 The average sales of sand and gravel in Hertfordshire over the last 10 years is 1.16 million tonnes (2008-2017). As a comparison, this figure was 1.15 million tonnes as of 2016, 1.16 million tonnes as of 2015 and 1.13 million tonnes as of 2014, thereby remaining relatively constant over the last few years.

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3.6 The rolling 3 year sales average is 1.19 million tonnes per annum (2015-2017). This was 1.20 million tonnes per annum in 2016 and 1.16 million tonnes per annum in 2015 and.

3.7 Based on 2017 levels, Hertfordshire contributed 9% and in 2016 contributed 10% of the sand and gravel sales in the East of England region.

3.8 Figures for reserves are available from 2007. The table below shows the sales figure alongside the reserves figure for sand and gravel in Hertfordshire.

Table 1: Sand and gravel sales and permitted reserves in Hertfordshire since 2007

<table>
<thead>
<tr>
<th>Year</th>
<th>Sales of soft sand and sharp sands and gravel (tonnes)</th>
<th>Permitted reserves of soft sand and sharp sands and gravel (tonnes)</th>
</tr>
</thead>
<tbody>
<tr>
<td>2007</td>
<td>1,010,466</td>
<td>10,840,668</td>
</tr>
<tr>
<td>2008</td>
<td>988,517</td>
<td>10,869,000</td>
</tr>
<tr>
<td>2009</td>
<td>1,214,306</td>
<td>10,619,000</td>
</tr>
<tr>
<td>2010</td>
<td>1,172,890</td>
<td>10,786,465</td>
</tr>
<tr>
<td>2011</td>
<td>1,268,465</td>
<td>16,700,000</td>
</tr>
<tr>
<td>2012</td>
<td>1,123,645</td>
<td>15,792,000</td>
</tr>
<tr>
<td>2013</td>
<td>1,130,295</td>
<td>16,260,000</td>
</tr>
<tr>
<td>2014</td>
<td>1,209,532</td>
<td>14,440,000</td>
</tr>
<tr>
<td>2015</td>
<td>1,224,284</td>
<td>13,215,716</td>
</tr>
<tr>
<td>2016</td>
<td>1,164,633</td>
<td>11,752,000</td>
</tr>
<tr>
<td>2017</td>
<td>1,166,921</td>
<td>10,458,308&lt;sup&gt;10&lt;/sup&gt;</td>
</tr>
</tbody>
</table>


3.9 The table above shows that between 2007 and 2010 the permitted reserves of sand and gravel in the county remained fairly constant. In 2011 the reserves increased due to additional planning permissions and reassessments of actual reserves by operators.

**Extraction Sites**

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<sup>9</sup> There is a slight difference between the figure in the HCC Annual Monitoring Report 2010 and the figure recorded by the East of England Aggregate Monitoring Survey for 2009 (1,214,306t and 1,207,000t respectively)

<sup>10</sup> Please Note that the 2017 reserves is a recalculation based on figures provided through the Aggregate Monitoring Survey returns for 2017. This figure has not been calculated by subtracting the total combined sales figures away from the end of 2016 total reserves figure.
3.10 There are currently seven active sand and gravel sites in Hertfordshire. Five of which have remaining reserves of sand and gravel to be work and two of which have worked all of their permitted reserves (Panshanger and Westmill).

3.11 An additional two sites; BAE Hatfield Aerodrome and Furzefield Hatfield Quarry, both have a resolution to grant permission subject to Section 106 agreements. Subject to the successful completion of the S106 agreement these sites could contribute to additional permitted reserves in the near future and will continue to be monitored in subsequent LAA’s.

3.12 The details of these seven sites are presented in Table 2 below.

3.13 Based on 2017 levels, Hertfordshire holds 8% of the total permitted sand and gravel reserves in the East of England region.

Table 2: Permitted sand and gravel extraction sites in Hertfordshire

<table>
<thead>
<tr>
<th>Active Extraction Site</th>
<th>Operator</th>
<th>Status</th>
<th>Restoration</th>
<th>Cessation dates</th>
</tr>
</thead>
<tbody>
<tr>
<td>Hatfield Quarry Symondshyde Farm</td>
<td>Cemex UK Ltd</td>
<td>Active. Processing plant on original Hatfield Quarry site area.</td>
<td>Inert landfill</td>
<td>Extraction and site permission 01-10-2020</td>
</tr>
<tr>
<td>Tyttenhanger Quarry Colney Heath</td>
<td>Tarmac Ltd</td>
<td>Active. Permission in February 2011, for the extraction on land identified as Preferred Area No.3 in the Minerals Local Plan Review 2002-2016.</td>
<td>Inert landfill</td>
<td>Extraction and site permission 31-12-2032</td>
</tr>
<tr>
<td>Thorley Hall Farm</td>
<td>David Tinney</td>
<td>Active</td>
<td>Agricultural reservoir</td>
<td>06-06-2021</td>
</tr>
<tr>
<td>Pynesfield</td>
<td>Harleyford Aggregates Ltd</td>
<td>Active</td>
<td>Agriculture and Small wetland area</td>
<td>Extraction and restoration 31-12-2018</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Permitted. Excavation complete</th>
<th>Operator</th>
<th>Status</th>
<th>Restoration</th>
<th>Cessation dates</th>
</tr>
</thead>
<tbody>
<tr>
<td>Westmill Quarry Ware</td>
<td>Cemex UK Ltd</td>
<td>Active</td>
<td>Non-hazardous landfill</td>
<td>Extraction 31-12-2015 Site permission 31 12 2027(^{11}).</td>
</tr>
<tr>
<td>Panshanger Quarry</td>
<td>Tarmac Ltd</td>
<td>Active</td>
<td>Inert landfill</td>
<td>Extraction 31-12-2030</td>
</tr>
</tbody>
</table>

\(^{11}\) Revised Final Restoration date granted in March 2018.
<table>
<thead>
<tr>
<th>Hertford</th>
</tr>
</thead>
<tbody>
<tr>
<td>complete. Infilling of worked area has not yet commenced</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Permitted. Inactive extraction</th>
<th>Operator</th>
<th>Status</th>
<th>Restoration</th>
<th>Cessation dates</th>
</tr>
</thead>
<tbody>
<tr>
<td>Waterhall Hertford</td>
<td>Waterhall (England) Ltd/Frank Lyons</td>
<td>Active with permission to extract Excavation is not currently taking place.</td>
<td>Inert landfill</td>
<td>Extraction, infilling, mineral processing and restoration to cease on 31-12-2019</td>
</tr>
</tbody>
</table>

3.14 There are two sand and gravel quarry sites that are currently in the restoration phase. These sites include Great Westwood Quarry near Waterford (which is in final restoration phase) and Bunkers Hill Quarry (which is currently subject to enforcement proceedings relating to over tipping of material).
Figure 5: Permitted sand and gravel sites

Key:
- ☑ Active
- ☐ Restoration Phase
- ☐ Settlement

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Apportionments

3.15 The current annual apportionment for Hertfordshire is 1.39 million tonnes of sand and gravel.

3.16 The county’s sand and gravel apportionment figure has changed over time due to periodic reviews. In 1998 the annual apportionment was set at 2.4 million tonnes. The annual apportionment in the current adopted Minerals Local Plan was set at 1.99 million tonnes for the time period 2002-2016 (as detailed in former Minerals Planning Guidance Note 6: Guidelines for Aggregates Provision in England, 1994-2016, dated April 1994, as amended June 2003). This figure was subsequently reviewed through the National and Regional guidelines in 2009 and now stands at 1.39 million tonnes for the time period 2005-2020.

3.17 This sub-regional apportionment was approved by the East of England Aggregates Working Party based on the Managed Aggregate Supply System (MASS) which was in operation at the time and now forms part of the NPPG.

3.18 Figure 4 provides a comparison of Hertfordshire’s sales figures over the 11 year period 2007 to 2017 against the county’s apportionments during this period.

3.19 The apportionment level changed in 2005\textsuperscript{12} from 1.99 mtpa to 1.39 mtpa. It can be seen in the graph that sales have been below apportionment levels and do not meet apportionments for any year, although came close in 2006 and 2011.

3.20 The government has revised the apportionment over time. It announced revised requirements for national and regional aggregates provision in 2009, which were lower than the previous requirements published in 2003. When regional planning was in place, the review of the East of England Regional Plan recommended an annual apportionment of 1.44 million tonnes. However, publication in September 2009 of the National and Local Guidelines for Aggregate Provision in England from 2005-2020\textsuperscript{13} provided a figure of 1.39 million tonnes and with the abolition of regional planning this apportionment figure has been agreed and set locally for Hertfordshire by the East of England Aggregates Working Party.

3.21 The 2009 guidelines states in Annex A that the revised apportionment reflects an overall fall in national demand for sand and gravel and crushed rock, an increase in the assumed contribution use of alternatives to primary aggregates notably construction and demolition waste, an increase in the assumed contribution of marine sand and gravel and decrease in the assumed contribution of net imports.

\textsuperscript{12} As set out in DCLG, 2009, National and regional guidelines for aggregates provision in England 2005-2020;
\textsuperscript{13} DCLG, 2009, National and regional guidelines for aggregates provision in England 2005-2020;
3.22 The apportionment figure was reduced (from 1.99 to 1.39) to more closely reflect the sales figures, which is illustrated in Figure 4.

**Local approach to determining apportionment figures**

**10 year and 3 year sales average**

3.23 The revised 2018 NPPF states in paragraph 207 that Mineral Planning Authorities (MPAs) should prepare an annual LAA ‘based on a rolling average of 10 years sales data, and other relevant information, and an assessment of all supply options (including marine dredged, secondary and recycled sources)’.

3.24 When planning for a steady and adequate supply of aggregates, such local information includes geology, environmental issues, local demand and past patterns of supply.

3.25 The government’s aim is to provide a simpler and more transparent approach to calculating the apportionment than the sub-regional apportionment method that relies on a complex model incorporating a range of confidential variables.

3.26 The NPPG suggests the use of the 3 year sales average to identify a general trend in sales and consider increasing supply if this is appropriate. The NPPG states that the rolling 10 year average, 3 year average sales and sub-regional guidelines should all be taken into account in order to establish a broad view of planned provision.

3.27 The difference in the agreed apportionment and average sales are as follows:

<table>
<thead>
<tr>
<th>Table 3: Sales and apportionment</th>
</tr>
</thead>
<tbody>
<tr>
<td>Sales and apportionment</td>
</tr>
<tr>
<td>Agreed apportionment</td>
</tr>
<tr>
<td>10 year sales average</td>
</tr>
<tr>
<td>3 year sales average</td>
</tr>
</tbody>
</table>

3.28 The NPPG states MPAs can plan for more or less than the figure set out in the sub-regional guidelines based on their LAA and ‘in those areas where apportionment of the land-won element has already taken place, those figures may be used as an indicator as to how much should be planned for’ (NPPG, paragraph 071).

3.29 There may be advantages of taking into account average sales data over a period of time which levels out the peaks and troughs of an economic cycle by accounting for periods of slow (2008-2011) and high (2001-2007) economic growth. However, the table above shows that if the current ten or three year sales averages were used to calculate the sand and gravel landbank for
Hertfordshire, this would result in a lower provision being planned for. This figure will change yearly due to the rolling average of sales data, but at present would place additional pressure on neighbouring MPAs to meet any shortfall if the demand for aggregates rises such as increased certainty of a higher level of future growth in the county as Local Planning Authorities set their housing figures.

**Landbank of permitted mineral reserves**

3.30 Permitted reserves of sand and gravel in Hertfordshire are currently 10,458,309 tonnes (as of the end of 2017). The annual apportionment for Hertfordshire is 1,390,000 tonnes based on the DCLG 2009 guidance.

3.31 By using the permitted reserves and dividing this figure by the annual apportionment figure, this shows the landbank in years. A landbank is defined in the adopted Minerals Local Plan as ‘a stock of planning permissions for the winning and working of minerals’.

3.32 The current landbank for Hertfordshire is 7.5 years (as of 31 December 2017). This is lower than the landbank for the East of England which stands at 8.5 years (as of the end of 2017) (based on sub-regional apportionment figures rather than rolling average 10 year sales).¹⁴

3.33 To provide comparisons, the landbanks for Hertfordshire over the past 7 years, are set out below:

- 8.5 years in 2016
- 9.5 years in 2015
- 10.4 years in 2014
- 11.7 years in 2013
- 11.4 years in 2012
- 12 years in 2011
- 7.8 years in 2010

3.34 Sand and gravel permitted reserves that make up the figure to calculate the Hertfordshire landbank are contained in five of the seven sites detailed in Table 2 (these five sites include Hatfield (Symondshyde), Tyttenhanger, Thorley Hall Farm, Pynesfield and Waterhall).

3.35 Table 4 shows the most up-to-date landbank calculations based on the reserves and showing the difference when sales figures are used compared with the apportionment figure.

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¹⁴ East of England Aggregates Monitoring Report 2017
Table 4: Landbanks for sand and gravel in Hertfordshire in 2017

<table>
<thead>
<tr>
<th>Landbank</th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Permitted reserves as at 31/12/2017</td>
<td>10,458,309</td>
</tr>
<tr>
<td>East of England AWP apportionment for Herts 2005-2020</td>
<td>1,390,000</td>
</tr>
<tr>
<td>Landbank based on EEAWP apportionment (years)</td>
<td>7.5</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Landbank</th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Permitted reserves as at 31/12/2017</td>
<td>10,458,309</td>
</tr>
<tr>
<td>10 year average sales 2008-2017</td>
<td>1,166,348.8</td>
</tr>
<tr>
<td>Landbank based on 10 year average sales (years)</td>
<td>9.0</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Landbank</th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Permitted reserves as at 31/12/2017</td>
<td>10,458,309</td>
</tr>
<tr>
<td>3 year average sales 2015-2017</td>
<td>1,185,279.3</td>
</tr>
<tr>
<td>Landbank based on 3 year average sales (years)</td>
<td>8.8</td>
</tr>
</tbody>
</table>

3.36 The NPPF July 2018 states that MPAs should plan for a steady and adequate supply of aggregates by maintaining landbanks of at least 7 years for sand and gravel and should prepare an LAA based on a rolling average of 10 years sales data and other relevant information. This is provided by way of securing planning permissions for sites that will provide aggregate over this period to fulfil the apportionment on a yearly basis. As stated in the table above, the landbank in the county is currently above the required seven year level, when based on the agreed EEAWP apportionment of 1.39 million tonnes. The level of provision of sand and gravel would be extended by further years when calculating it against the ten and three year sales averages.

Timeline for mineral planning

3.37 For mineral planning purposes the landbank is crucial. In preparing the emerging Minerals Local Plan, the county council is required to plan for the steady and adequate supply of minerals, by designating (one or more of) Specific Sites, Preferred Areas and/or Areas of Search. The sites and areas designated within the emerging Minerals Local Plan are subject change throughout the remainder of its preparation process.

3.38 The emerging Minerals Local Plan is currently at Draft Plan stage and includes three proposed Specific Sites and one proposed Preferred Area, in line with the requirement set out above.

3.39 It is proposed that these designated sites and Preferred Area will contribute to the Hertfordshire landbank in the future and it is intended that the need for land-won aggregate (over the 15 year period that the new Minerals Local Plan will cover and the additional seven years after) will be met from these sites.

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15 Paragraph: 008 of the NPPG
16 The sites and areas designated within the emerging Minerals Local Plan are subject change throughout the remainder of its preparation process.
In preparing the revised Minerals Local Plan, the county council must also consider the existing level of-permitted sand and gravel reserves and plan ahead to ensure sufficient supply. Based on the existing level of permitted reserves and given the end date of the existing Minerals Local Plan (2002-2016), the revised plan identifies sand and gravel over a 22 year period. Adoption of the revised plan is anticipated in mid-2020.

4 IMPORTS AND EXPORTS

4.1 Data relating to the sales and consumption of aggregates are collected and collated at a national and regional level. The most up to date published figures have been used in this report.

4.2 A national four-yearly Aggregate Minerals Survey (AMS) provides in–depth information of regional and national sales, inter–regional flows, transportation, consumption and permitted reserves of primary aggregates in England and Wales. Conducted by DCLG (now MHCLG) and BGS the latest survey was carried out in 2015 to capture data for 2014.

Imports – Sand and Gravel

4.3 Of the land won sand and gravel consumed in Hertfordshire (1,126,000 tonnes) as reported in the AMS 2014:

- 60-70% came from within Hertfordshire;
- 10-20% came from Essex;
- 1-10% came from Bedford Borough,
- Cambridgeshire, Central Bedfordshire & Suffolk (within the East of England) and Windsor & Maidenhead District and Great London East (outside of East of England);
- <1% came from Wiltshire, Hampshire, Oxfordshire, Leicestershire, Northamptonshire & Staffordshire.  

Imports – Marine sources

4.4 Of the 19,000 tonnes of marine sand and gravel consumed in Hertfordshire as reported in the AMS 2014 (Table 11):

- 10-20% was supplied via Kent;
- 70-80% was supplied via Greater London – East; &
- <1% was supplied via Hampshire.  

---

17 Information supplied directly by BGS – AMS2014 source of primary aggregates by sub-region as percent categories
18 Information supplied directly by BGS – AMS2014 source of primary aggregates by sub-region as percent categories
4.5 In summary, of the imports of sand and gravel into Hertfordshire, approximately 9-29% came from within the East of England area and 71-91% from outside the East of England area.  

**Imports – Crushed Rock**

4.6 Of the total crushed rock consumed in Hertfordshire (591,000 tonnes) as reported in the AMS 2014 (Table 11):

- 80-90% came from Leicestershire;
- 10-20% came from Somerset;
- 1-10% came from Cambridgeshire, Shropshire and Powys;
- <1% came from outside England & Wales, Gloucestershire, Doncaster, Yorkshire Dales and Neath Port Talbot;

4.7 In summary, of the imports of crushed rock, only 1-10% came from the East of England area.

**Exports – Sand and Gravel**

4.8 Of the total land won sand and gravel sales from quarries in Hertfordshire in (1,209,532 tonnes) for which year there is a breakdown of sales destinations as reported in the AMS 2014, 57% was within Hertfordshire (692,000 tonnes), 22% was to the rest of the East of England (265,000 tonnes) and 21% was to other destinations (252,000 tonnes).

4.9 The results of the AMS 2014 survey show that Hertfordshire consumes the majority (60-70%) of the sand and gravel extracted in the county. Hertfordshire exports dome sand and gravel and imports a small amount (19,000) of marine aggregate. Hertfordshire relies on imports of crushed rock as the geology of the county doesn’t allow for local extraction.

**From a national perspective the UK Minerals Yearbook 2015 reports the following:**

4.10 In GB there were:

- 56 million tonnes of sand and gravel consumed; (2014) and
- 99 million tonnes of crushed rock consumed (2014);
- 535 sand and gravel workings in the UK (as at March 2016);

4.11 Of the aggregates produced in the UK in 2014:

- 46.8million tonnes was land-won sand and gravel;
- 14.3 million tonnes was marine dredged sand and gravel;

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19 Information supplied directly by BGS - AMS2014 source of primary aggregates by sub-region as percent categories
20 Information supplied directly by BGS - AMS2014 source of primary aggregates by sub-region as percent categories
21 Hertfordshire total sales figure for sand and gravel in 2014
22 Table 9d, AM2014 Survey
23 Page 22, BGS, 2015, United Kingdom Minerals Yearbook 2015, Minerals and Waste Programme Open Report OR/16/021
24 Page 15, BGS, 2015, United Kingdom Minerals Yearbook 2015, Minerals and Waste Programme Open Report OR/16/021
25 Page 18 of BGS, 2015, United Kingdom Minerals Yearbook 2015, Minerals and Waste Programme Open Report OR/16/021
26 Page BGS, 2015, United Kingdom Minerals Yearbook 2015, Minerals and Waste Programme Open Report OR/16/021
110.3 million tonnes was crushed rock; and
6.8 million tonnes was clay and shale (for bricks).  

4.12 Total imports of sand and gravel and crushed rock into the UK in 2012 were 39.2 million tonnes and total exports from the UK were 68.2 million tonnes.

The Annual Minerals Raised Inquiry (AMRI) 2014 reports the following:

- A total of 4.7 million tonnes was extracted in Great Britain. There are no figures reported for clay extracted and sold for Hertfordshire.
- The UK had a rise in total clay sales from 6,464 to 6,806 thousand tonnes 2013-2014;
- The UK had a rise in sales from 3,528 thousand tonnes 2012- 2013 to 3,312 thousand tonnes 2013-2014. There are no figures reported for chalk extracted and sold for Hertfordshire.
- Hertfordshire is listed as one of only 13 areas in Great Britain that produce chalk.
- UK total sales of sand and gravel rose from 51,925 in 2012-2013 to 56,129 thousand tonnes.

From the East of England area perspective the Area’s Annual Monitoring Report 2014 reports the following:

- Hertfordshire contributed 10% of sand and gravel sales in the East of England in 2014 and 11% in 2015;
- Cambridgeshire & Peterborough and Bedford, Central Bedfordshire & Luton have a higher landbank of sand and gravel than Hertfordshire in the East of England;
- The East of England landbank (average over all authorities) stands at 9.5 years using the sub-regional apportionment figure derived from the National and regional Guidelines 2005-2020;
- Cambridgeshire & Peterborough and Norfolk are the only authorities in the East of England that extract rock and propose to maintain current extraction rates;
- Although likely to be under-representations, in 2015 the EEAWP area imported over 2.2 million tonnes of aggregate (sand and gravel and crushed rock) from outside the area by rail depots and wharfs. In comparison exports of aggregates from the area by rail were over 100,000 tonnes.
Sales and Consumption

4.13 The following table shows the comparison of sales and consumption in Hertfordshire in 2014.

Table 5: Sales and consumption in 2014

<table>
<thead>
<tr>
<th>Destination</th>
<th>Proportion of Sales</th>
<th>Assumed Figure</th>
</tr>
</thead>
<tbody>
<tr>
<td>Hertfordshire</td>
<td>57%</td>
<td>689,433t</td>
</tr>
<tr>
<td>East of England</td>
<td>22%</td>
<td>266,097t</td>
</tr>
<tr>
<td>Elsewhere</td>
<td>21%</td>
<td>254,002t</td>
</tr>
</tbody>
</table>

| Total Sales of Land Won Sand & Gravel (2014) | 100% | 1,209,532t |
| Consumption | | 1,146,000t |

Source: DCLG & BGS, 2014, Collation of the results of the 2014 Aggregate Minerals Survey for England and Wales

4.14 The AMS 2014 indicated that most of Hertfordshire’s sand and gravel produced is consumed in the county (57%). Of the exports, the majority of the sand and gravel is used outside of the East of England region (21%).

Rail Aggregate Depots

4.15 Linked with the mineral industry is the need for rail aggregate depots within the county. Currently Hertfordshire has a total of five such sites which are at:

- Langley Sidings, Stevenage;
- Walsworth Road Rail Aggregate, Hitchin
- Rye House, Hoddesdon;
- Harper Lane, Radlett; and
- Orphanage Road, Watford.

4.16 Since the production of Hertfordshire’s 2016 LAA, the infrastructure at Walsworth Road Rail Aggregate Depot (formerly referred to as Hitchin Rail Aggregates Depot) has been reinstated and the site is now being used as a rail aggregates depot. The site receives imports of limestone, which is mostly used for Sustainable Drainage Systems (SuDS), and sand and gravel, which is used for concrete mixing.

4.17 In light of this information, the emerging Minerals Local Plan, which is currently at draft plan stage, will be amended to include Walsworth Road Rail Aggregate depot as a safeguarded site (as well as continuing to safeguard all other rail aggregate depots as listed above).
Imports of minerals at the operational rail aggregate depots:

<table>
<thead>
<tr>
<th>Mineral imported at RADs</th>
<th>Total tonnage</th>
</tr>
</thead>
<tbody>
<tr>
<td>Crushed rock</td>
<td>495,789</td>
</tr>
<tr>
<td>Sharp sands and gravels</td>
<td>4,554</td>
</tr>
<tr>
<td>Total</td>
<td>500,343</td>
</tr>
</tbody>
</table>

4.18 Crushed rock passes through Langley Sidings. Concrete batching is carried out at Orphanage Road, ready mix at Langley Sidings and Harper Lane and asphalt plants at Langley Sidings and Harper Lane. The asphalt plant is no longer operating at Rye House; instead the site only handled imports of crushed rock and gravels.

4.19 Further discussions are planned to be carried out with the rail aggregate depots to obtain a comprehensive understanding of the destinations of minerals to and from these sites.

4.20 The Mineral Planning Authority responds to District/Borough Council Local Plan consultations requesting the continued safeguarding of rail aggregate depots. Where there is pressure on the continued operation of these sites due to other development proposals, the county council will be an active member of any discussion group to shape proposals so as to retain the rail aggregate depot and a suitable buffer around it or assist with the relocation to another site. The county council has been engaged in discussions regarding one rail aggregate depot that may be at risk from other development over the time period of the next Minerals Local Plan, namely Orphanage Road, Watford.

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37 HCC Rail Aggregate Depots (RAD), Aggregate Monitoring Survey returns 2017
38 Only one of Hertfordshire’s operating Rail Aggregate Depots received an import in this category. Rye House Depot in Hoddesdon received 4,554 tonnes of gravel
Figure 6: Hertfordshire’s rail aggregate depots

Key:
- A: Active
- Settlement
- Railway Line

Walworth Road Rail Aggregate Depot
Langley Sidings

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**Brick Clay**

4.21 As paragraph 3.23 states, Bovingdon Brickworks has now ceased operation and is no longer producing specialist brickworks and therefore no longer requires the use of brick clay.

4.22 The two sites in Hertfordshire which have permission to extract brick clay for use at Bovingdon Brickworks include Pocket’s Dell Quarry and Land at Cox and Croft Fields.

4.23 Pockets Dell Quarry was completely worked during the time that Bovingdon Brickworks was operational and has been substantially restored. Land at Cox and Croft Fields obtained permission in 2016 but did not commence with extraction due to Bovingdon Brickworks ceasing production of bricks.

4.24 There is no apportionment for clay provision. The previous version of the NPPF (March 2012) required that a stock of permitted reserves of at least 25 years for brick clay was required. Paragraph 207 of the revised NPPF July 2018 incorporates this same requirement.

4.25 The adopted Minerals Local Plan did not require a landbank of brick clay as it was prepared at a time when this requirement did not exist. The revised Minerals Local Plan integrates this requirement by safeguarding the known clay resources of the county. If there is no potential for further clay extraction in Hertfordshire, Hertfordshire will need to co-operate with neighbouring authorities to plan for the maintenance of brick clay over the next 25 years.

4.26 The existing policies in the adopted Minerals Local Plan 2002-2016 can be relied upon by decision makers to determine any planning applications that may come forward until the revised Minerals Local Plan is adopted. The NPPF 2018 is a material planning consideration and therefore would need to be taken into account. Therefore reference to the NPPF may be necessary should any issues relating to clay come forward before the adoption of the revised Minerals Local Plan.

**Chalk**

4.27 Chalk is extracted in Hertfordshire for use as an agricultural lime on farms to improve soil quality and is therefore classed as an industrial mineral rather than an aggregate used in construction (e.g. for use in cement). Hertfordshire does not have a working cement plant and therefore it is not necessary to plan for a separate landbank for this resource.
4.28 The Annual Minerals Raised Inquiry Survey 2014 states that there were sales of 30 thousand tonnes of chalk in Hertfordshire for agricultural uses\textsuperscript{39}. For information purposes and the monitoring of sites the table below provides further information on these sites with permitted reserves:

Table 6: Permitted chalk extraction sites in Hertfordshire

<table>
<thead>
<tr>
<th>Site</th>
<th>Operator</th>
<th>Status</th>
<th>Cessation date for planning permission</th>
</tr>
</thead>
<tbody>
<tr>
<td>Codicote Quarry</td>
<td>Codicote Quarry Ltd</td>
<td>Currently active. Extraction has ceased. Extraction since 1948, in two parts: RoMPP (northern part) and IDO (southern part).</td>
<td>S106 agreement states chalk extraction from the Land to cease by no later than 1 April 2017</td>
</tr>
<tr>
<td>Bedwell Park Quarry</td>
<td>BP Mitchell Haulage Contractors Ltd</td>
<td>Currently active.</td>
<td>Extraction to cease by 21/2/2042</td>
</tr>
<tr>
<td>Anstey Chalk Quarry</td>
<td>Anstey Quarry Company Ltd</td>
<td>Winning and working of chalk and reclamation of the site by the importation of inert waste.</td>
<td>Extraction to be completed by 31/12/2018 and importation by 30/06/20.</td>
</tr>
</tbody>
</table>

5 SECONDARY AND RECYCLED AGGREGATE

5.1 Mineral Planning Authorities are expected to plan for aggregates, taking account of all sources and having regard to the overall objective to minimise the amount of primary extraction. Secondary and recycled aggregates play their part in providing a source of material for construction which reduces the need for extraction at quarry sites and reduces the amount of waste from construction sites needing to be landfilled. With these obvious benefits, the use of this material is encouraged. The county council is monitoring the annual percentage diversion of construction; demolition and excavation (C, D&E) waste from landfill via the Authority’s Monitoring Report (AMR). A considerable amount of inert waste is currently being used in the restoration of extraction sites.

5.2 Secondary aggregates are usually by-product wastes from construction, industrial or mineral extraction processes. This includes both natural and manufactured materials such as glass, incinerator bottom ash, fine ceramic

\textsuperscript{39} Table 9, DCLG, 2014, Annual Minerals Raised Inquiry Survey 'Minerals extraction in Great Britain 2012, Business Monitor PA1007’
waste, scrap tyres, flue ash, slag, china clay, coal and slate extraction and spent foundry sand.

5.3 **Recycled aggregates** are aggregates produced from reprocessed construction, demolition and excavation (CD&E) waste. This includes crushed concrete, stone and brick, asphalt road planings and railway ballast.

5.4 The processing of aggregate occurs both on construction sites for reuse on the same site or off site for use in other construction works.

**Inert Waste Management in Hertfordshire**

5.5 The data available on recovered material that can be sold as recycled and particularly secondary aggregate is variable and not considered completely reliable. The county council receives limited data provided by site operators in the annual surveys relating to aggregate recovery. In 2016 there was 234,783 tonnes of secondary and recycled aggregate produced in Hertfordshire. Operations saw a noticeable reduction in 2016 compared to 2015 figures, which have since increased by 11,322 tonnes in 2017. These figures have been reported together with a closure of some.

**Table 7: Total recycled and secondary aggregate processed over the last 10 years**

<table>
<thead>
<tr>
<th>Year</th>
<th>Recycled and Secondary Aggregate Processing (tonnes)</th>
</tr>
</thead>
<tbody>
<tr>
<td>2007</td>
<td>267,210</td>
</tr>
<tr>
<td>2008</td>
<td>229,769</td>
</tr>
<tr>
<td>2009</td>
<td>258,427</td>
</tr>
<tr>
<td>2010</td>
<td>346,560</td>
</tr>
<tr>
<td>2011</td>
<td>303,869</td>
</tr>
<tr>
<td>2012</td>
<td>316,941</td>
</tr>
<tr>
<td>2013</td>
<td>329,457</td>
</tr>
<tr>
<td>2014</td>
<td>362,203</td>
</tr>
<tr>
<td>2015</td>
<td>317,314</td>
</tr>
</tbody>
</table>

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40 Hertfordshire County Council annual waste survey 2016 provided by operators, and average figures from previous years where actual data was not obtained,
41 2016 figure stands at 234,783. 2015 figure stands at 317,314
42 See Paragraph 5.12
43 Please note there may be a difference in the figures available from difference sources, including HCC operator data, Environment Agency data and other studies.
5.6 According to the Environment Agency’s Waste Data Interrogator, figures of inert C,D & E waste treated in the county may be different to the figures received from operator returns. The Environment Agency’s figure does not include figures at waste transfer stations that bulk up and transfer aggregate on to recycling facilities for processing. “

5.7 The adopted Waste Core Strategy and Development Management Policies document concluded that at the time there were sufficient opportunities via mineral extraction restoration schemes with inert fill to manage this waste stream. It was also hoped that the imposition of Site Waste Management Plans would aid the monitoring and diversion of this waste stream. It is now recognised that whilst mineral sites will continue to use inert material for restoration there is still a need for more aggregate recycling facilities. “

5.8 In 2017 the county council commenced with the review of its adopted Waste Local Plan. The initial evidence gathering stage is set to take place from 2017 to 2019. So far in the Waste Local Plan review, the county council has carried out its first Regulation 18 public consultation on the ‘Hertfordshire Waste Local Plan Initial Consultation Document’ which took place from 05 February 2018 to 30 March 2018 and has undertaken a Call for Sites Exercise, which ran from 23 July to 16 September 2018.

5.9 The new Waste Local Plan will contain revised calculations for the capacity requirements for each of the different waste streams, which will include C, D & E waste. A draft Waste Capacity Gap Report has been prepared for the emerging Waste Local Plan, which can be seen by following the link below:


5.10 The capacity study highlights a significant increase in C, D&E waste, with further imports increasing from London.

**Secondary and Recycled Aggregate Sources**

5.11 There are currently seven sites with planning permission for the recovery of inert CD&E waste in Hertfordshire, as listed below. Some sites also process C&I waste. Figure 6 shows the location of these sites in the county. Of these seven sites, the county council received survey returns from six.

<table>
<thead>
<tr>
<th>Year</th>
<th>Figures</th>
</tr>
</thead>
<tbody>
<tr>
<td>2016</td>
<td>234,783</td>
</tr>
<tr>
<td>2017</td>
<td>246,105</td>
</tr>
</tbody>
</table>

---

44 HCC, 2013, Authority Monitoring Report
Table 8: Secondary and recycled aggregate sites

<table>
<thead>
<tr>
<th>SITE</th>
<th>COMPANY</th>
<th>STATUS</th>
</tr>
</thead>
<tbody>
<tr>
<td>Anstey Quarry</td>
<td>The Anstey Quarry Company Ltd</td>
<td>Temporarily permitted until June 2020</td>
</tr>
<tr>
<td>Burnside, Hatfield</td>
<td>Peter Brothers Ltd</td>
<td>Permanent</td>
</tr>
<tr>
<td>Codicote Quarry</td>
<td>The Anstey Quarry Company Ltd</td>
<td>S106 agreement states chalk extraction from the Land to cease by no later than 1 April 2017</td>
</tr>
<tr>
<td>Harper Lane (Rail Loop)</td>
<td>Tarmac Ltd</td>
<td>Permanent</td>
</tr>
<tr>
<td>Harper Lodge Farm, Radlett</td>
<td>Ground Waste Recycling Ltd</td>
<td>Permanent</td>
</tr>
<tr>
<td>Birchall Lane, Cole Green, Welwyn Garden City</td>
<td>BP Mitchell Ltd</td>
<td>Permanent</td>
</tr>
<tr>
<td>Land adjacent to B197, north of Graveley</td>
<td>Envirowaste (Inc) Ltd/Stevenage Skips</td>
<td>Permanent</td>
</tr>
</tbody>
</table>

5.12 The following four sites have been removed from Table 9 as compared to Table 9 of the 2017 LAA:

Waverley Nursery, Wormley (operated by H. Dent & Sons)

5.13 The site at Waverley Nursery, Wormley, ceased operation in early 2017 and is now closed.

5 Hunting Gate, Hitchin (operated by Winters Haulage)

5.14 The site at 5 Hunting Gate Hitchin was sold to Hunsdon Skips in 2017 and now operates as a waste transfer station

Cavendish Road Depot, Stevenage (operated by Stevenage Borough Council)

5.15 Cavendish Road Depot operates as a commercial waste transfer station and does not deal with the production or sales of secondary and recycled aggregates

Jacks Hill, Graveley (operated by Brycelands Removals Limited)

5.16 The site did not implement their planning permission. The site now operated as a Waste Transfer Station.
Figure 7: Location of permitted sites in Hertfordshire for the production of recycled/secondary aggregates

Key:
- Active
- Settlement
Expected Contribution to Supply

5.17 In terms of relying on secondary and recycled aggregate and thereby reducing the need for extracting land won sand and gravel to meet the demand in Hertfordshire, precise data on this supply option needs to be available to factor this into mineral planning. This is not always available. The county council surveyed operators of known recycled and secondary aggregate sites and figures have been provided.

5.18 In addition, there is the use of some inert material that is reprocessed on demolition sites and used in their redevelopment as groundworks and basic engineering fill. Whilst this is potentially a lower grade aggregate, its use can also offset the need for primary won extraction of sand and gravel. Again, the difficulty is obtaining reliable data to quantify how much of this material can be relied upon.

5.19 Issues with data availability and reliability for secondary and recycled aggregates does not allow for a firm figure for local supply of this source of aggregate in Hertfordshire. It is considered reasonable to assume that as the economy recovers out of recession, volumes of secondary and recycled aggregates similar to those of recent years will continue to be available in the county. As such there should not be any significant effect on the demand for newly extracted land won sand and gravel.

5.20 In a similar way, a small amount of marine dredged sand and gravel as detailed is imported for use in the county (see paragraph 5.4). It is considered reasonable to assume that this supply of sand and gravel will continue to be used in the county at a similar volume in future years and therefore there should not be a significant effect on the amount of newly extracted sand and gravel required.

5.21 Hard rock is supplied from other counties as Hertfordshire does not have any of this resource. As the economy grows it is assumed that as this aggregate is already within the supply chain it is considered reasonable to assume that the proportions of market demand currently being met from these sources will continue to be met.

5.22 As stated in paragraph 5.9, the county council is in the process of reviewing the Waste Local Plan and has produced a Draft Waste Capacity Gap Report. Figures from this report show that Hertfordshire has a maximum capacity to process approximately 366,000 46 tonnes of secondary and recycled aggregates per year47. This figure is significantly lower than the predicted future annual waste arisings for this waste stream as identified in the same report.

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46 Estimates as of 2017
47 When adding together the maximum annual capacity for each of the seven sites contained in Table 8
5.23 As Table 7 shows, the county processed 246,105 tonnes of secondary and recycled aggregates in 2017\(^{48}\). This number is lower than the maximum capacity for processing of secondary and recycled aggregates in Hertfordshire. This figure is an increase of 11,322 tonnes when compared to 2016. There have also been closures of sites (as detailed in Paragraph 5.12) and the survey was not completed for one of the sites.

5.24 The increase in aggregate processing levels, combined with the closure of sites and the increased output from London are clear indications of the need for additional facilities/extensions to existing facilities to increase the capacity for aggregate processing in Hertfordshire.

6 FUTURE AGGREGATES SUPPLY AND DEMAND

Current and Future Supply from Specific Sites and Preferred Areas

6.1 As shown in the calculations of sand and gravel landbanks in Table 4, using the EEAWP sub-regional apportionment of 1.39mtpa (7.5 years), the 10 year rolling average sales (9.0 years) or the 3 year average sales figures (8.8 years) the county is meeting the requirements of the NPPF in maintaining a landbank of at least 7 years.

Supply from the Preferred Areas of the Adopted Minerals Local Plan

6.2 The adopted Minerals Local Plan 2002-2016 (adopted in 2007) identified three Preferred Areas with the intention that they would supply the county with enough sand and gravel resources over the period that it covers. The three Preferred Areas of the adopted Minerals Local Plan:

- PA1 – BAE
- PA2 – Rickneys;
- PA3 – Coursers Road (Tyttenhanger)

6.3 Of these sites, all three of them have come forward for extraction.

6.4 Preferred Area 1 BAE, Land at Hatfield Aerodrome has a resolution to grant planning permission subject to S106 at Committee in January 2017. A decision notice has not been issued to date and as such the reserves of sand and gravel at this site are not included in the total reserves figure as of 31 December 2017.

6.5 Planning permission has lapsed for extraction of sand and gravel on Preferred Area 2 Rickneys. The site (Rickneys Quarry) had been mothballed and the

\(^{48}\) Based upon the survey returns from six of the seven sites identified in Table 8
operator is not currently extracting from this site. There is no plant and machinery at the site.

6.6 A planning application on Land at Ware Park, which covers the southern part of Preferred Area 2 (which adjoins Rickneys Quarry), had permission refused at Committee in March 2017 (for the extraction of 2.6 million tonnes of sand and gravel).

6.7 The applicant submitted a further application for Land at Ware Park in September 2017 (for the phased extraction of 1.25 million tonnes of sand and gravel) which was also refused at Committee on 23 April 2018.

6.8 The applicant appealed the decision on the first application (2.6 million tonnes) and a Public Inquiry was held for three weeks in May 2018 and is scheduled to continue for a remaining three days in October 2018.

6.9 Preferred Area 3 is being worked as an extension to Tyttenhanger quarry. The application for an eastern extension of the existing quarry (south of Coursers Road) was conditionally permitted on 23 February 2011.

6.10 As stated within the adopted Minerals Local Plan, the total estimated resources at BAE Preferred Area 1 is 8 million tonnes of sand and gravel and the total estimated resources at Preferred Area 2 is 5-6 million tonnes. Therefore should there be a supply of mineral from these sites in the future it could assist with meeting the sand and gravel requirements to be planned for in the county. The unworked Preferred Area sites will be considered alongside the site selection criteria within the site selection methodology for the review of the Minerals Local Plan which is taking place.

6.11 The county council is in the process of reviewing the adopted minerals local plan. The revised minerals local plan will contain revised proposed specific sites and preferred areas.

**Potential Future Supply from Specific Sites and Preferred Area of the emerging Minerals Local Plan**

6.12 In carrying out its statutory duty of preparing a Minerals Local Plan that must plan to provide enough sand and gravel (i.e 1.39mt per year) over the 15 year period that it covers (and for the additional 7 years at the end of the plan period), the current level of permitted reserves are not sufficient.

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49 The applicant amended the extraction limit of this application from 2.6 million tonnes to 1.75 million tonnes.
50 The National Planning Practice Guidance 2014 states that in planning for minerals extraction, Minerals Planning Authorities should designate (one or more of either) Specific Sites, Preferred Areas or Areas of Search
6.13 The county council is currently in the process of addressing this issue in the review of the adopted Minerals Local Plan. The emerging Minerals Local Plan is currently in the process of being prepared and is at draft plan stage. It is anticipated that the emerging Minerals Local Plan will be adopted in 2020 and will cover the period from 2016 to 2031.

6.14 The county council has identified three Specific Sites and one Preferred Area within the emerging Minerals Local Plan. It is proposed that these designated sites and Preferred Area will contribute to the Hertfordshire landbank in the future and it is intended that the need for land-won aggregate (over the 15 year period that the new Minerals Local Plan will cover and the additional seven years after) will be met from these sites. An outline of these sites is provided below.

Proposed Specific Site 1: Hatfield Aerodrome

6.15 Proposed Specific Site 1 has an anticipated annual output of 250,000 tonnes of sand and gravel and potential workable reserves of approximately eight million tonnes.

6.16 The site currently has a planning permission for sand and gravel extraction that is subject to a Section 106 (S106) agreement.

Proposed Specific Site 2: Furze Field

6.17 Proposed Specific Site 2 has an anticipated annual output of 400,000 tonnes of sand and gravel and potential workable reserves of approximately 450,000 tonnes.

6.18 The site currently has a planning permission for sand and gravel extraction that is subject to a Section 106 agreement.

Proposed Specific Site 3: Land Adjoining Coopers Green

6.19 Proposed Specific Site 3 has an anticipated annual output of 400,000-600,000 tonnes of sand and gravel and potential workable reserves of approximately 3.8 million tonnes.

Proposed Preferred Area 1: Briggens Estate

6.20 Proposed Preferred Area 1 has an anticipated annual output of 500,000 tonnes of sand and gravel and potential workable reserves of approximately 10 million tonnes.

Potential Supply from other sand and gravel sites

6.21 There are currently two sand and gravel sites in Hertfordshire which have permission subject to S106 agreements (BAE Hatfield Aerodrome and
In total these two sites could provide 8.45 million tonnes of sand and gravel. These two sites will continue to be monitored in future LAA’s.

6.22 The progress made in the Minerals Local Plan review and any changes to the allocated sites and area contained within it will be monitored in future LAA’s.

6.23 Table 10 below provides a comparison between how much sand and gravel the emerging Minerals Local Plan needs to plan for using the sub-regional apportionment figure of 1.39mt against how much it would need to plan for if the county council were to use the 10 year average sales figure of 1.16mt.

Table 9: Requirement for sand and gravel in Hertfordshire over the plan period of 15 years 2016 to 2031

<table>
<thead>
<tr>
<th></th>
<th>10 year average sales (2008-2017) (Mt)</th>
<th>EEAWP apportionment 2009 (Mt)</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Annual provision</strong></td>
<td>1.16</td>
<td>1.39</td>
</tr>
<tr>
<td><strong>Total Plan Requirement:</strong></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Annual provision x standard plan period (15 years)</td>
<td>17.40</td>
<td>20.85</td>
</tr>
<tr>
<td>Annual provision x standard plan period + 7 years to maintain landbank at the end of the Plan (22 years).</td>
<td>25.52</td>
<td>30.58</td>
</tr>
<tr>
<td><strong>Permitted Reserves (2017)</strong></td>
<td>Minus this figure</td>
<td>10.46</td>
</tr>
<tr>
<td><strong>Shortfall (standard 15 years)</strong></td>
<td></td>
<td>6.9</td>
</tr>
<tr>
<td><strong>Shortfall (planned 22 years)</strong></td>
<td></td>
<td>15.06</td>
</tr>
</tbody>
</table>

6.24 Future Demand for Aggregates District and borough councils in Hertfordshire plan for objectively assessed needs for housing, business and infrastructure within their Local Plans. The National Planning Policy Framework 2018 requires that local planning authorities identify the objectively assessed need for housing in their areas, and that Local Plans translate those needs into land provision targets.

6.25 In February 2017 the government published its Housing White Paper ‘Fixing our broken housing market’, which set out a broad range of reforms that government plans to introduce to help reform the housing market and increase the supply of new homes.

6.26 The publishing of the Housing White Paper was later followed by the publishing of a further paper ‘Planning for the Right Homes in the Right Places’ in September 2017, which consulted further on measures set out in the White Paper.
6.27 The key element of the government’s strategy is to increase the supply of new homes and manage growth. The strategy introduced a standard method to be used by local authorities in calculating their objectively assessed needs for housing. Authorities within Hertfordshire will be applying this methodology when calculating their objectively assessed needs for housing, which will result in a higher level of housing being planned for as compared to previous years.

6.28 The NPPF 2018 requires that Local Authorities identify the objectively assessed need for housing in their areas and in identifying land for homes, should supply a mix of sites, taking into account their availability, suitability and likely economic viability.

6.29 Development will require aggregate materials for the construction of dwellings and associated infrastructure such as employment, roads, schools and retail. This includes both the need for land won aggregates and secondary and recycled aggregates.

Population Projections

6.30 The latest estimate of the usual resident population of Hertfordshire is 1,180,900 as at mid-2017. This is an increase of 4,200 in the last year. Using the Office of National Statistic’s published data of the 2016-based subnational population projections for England; population projections for Hertfordshire suggest an increase of approximately 187,700 in population over the 25 year period from 2016 to 2041.

Housing completions and forecast

6.31 The Spatial Planning and Economy Unit at Hertfordshire County Council annually survey the county to check on the permitted housing developments that have been started and completed. Information obtained for 2017 (financial year) shows:

- There were 3,935 housing completions.
- There were 4,792 housing starts.
- Compared with last year there has been a decrease in completions by approximately 691 and a decrease in housing starts by 559.

6.32 The Hertfordshire Local Enterprise Partnership’s (LEP) growth deal is planning for housing provision of 16,500 new homes and 11,000 jobs by 2024/25.

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51 ONS mid-2017 population estimates, as reported in Hertfordshire’s Local Information System (www.hertslis.org)
52 Calculated from subtracting the mid-2016 estimate in previous LAA away from the mid-2017 estimate
53 ONS mid-2016 population estimates, as reported in Hertfordshire’s Local Information System (www.hertslis.org)
54 Spatial Planning and Economy Unit, August 2018
The following table shows a summary of the housing projections that each District/Borough Council are planning for (throughout the period that their emerging Local Plan covers) based on their authority area objectively assessed housing needs. Where authorities are in the early stages of plan production and projected figures are not yet available, figures from the adopted plans have been stated. In every instance, these adopted figures are set to rise within the emerging Local Plans. Updates will be provided in next year's LAA.

Table 10: Planned Housing requirements in Hertfordshire

<table>
<thead>
<tr>
<th>District/Borough Council</th>
<th>Planned housing requirement</th>
<th>Source of housing figure</th>
</tr>
</thead>
</table>
| Broxbourne              | 8,169 homes until 2031      | Duty to Cooperate meeting 25/05/18  
Broxbourne Examination Documents (Appendix D - Updated Housing Trajectory. Reference number EXAM 4F) |
| Dacorum                 | Adopted Site Allocation Document plans for 430 homes per annum  
Dacorum Borough Council is currently in the process of reviewing their adopted Local Plan. Using the government’s new standard methodology, Dacorum Borough Council are expecting to have to plan for a much higher number of homes per annum | Core Strategy 2006-2031 adopted 25/9/2013 & Duty to Cooperate meeting 07/06/18 |
| East Herts              | 745 homes per annum (16,400 from 2011-2033) | Duty to Cooperate meeting 12/06/18  
East Herts Council webpages |
| Hertsmere               | Adopted Local Plan plans for 4,177 homes from 2012-2027. This works out to be 278 per annum  
Hertsmere Borough Council is in the process of reviewing its adopted Local Plan and have completed their Issues and Options consultation and Call for Sites exercise | Duty to Cooperate meeting 28/06/18 |
<table>
<thead>
<tr>
<th>Local Authority</th>
<th>Local Plan Details</th>
<th>Duty to Cooperate Meeting Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>Hertsmere</td>
<td>Will be calculating objectively assessed housing need in line with the government’s new methodology. The number of houses to be planned for each year is set to rise.</td>
<td></td>
</tr>
<tr>
<td>North Herts</td>
<td>North Herts Local Plan plans for 17,000 new homes up to the period of 2031</td>
<td>Duty to Cooperate meeting 23/06/18</td>
</tr>
<tr>
<td>St Albans</td>
<td>14,608 homes from 2020-2036 and an overall average of 913 homes per annum. This is split into three time periods: 565 per annum from 2020-2025, 1,075 per annum from 2025-2030, and 1,075 per annum from 2030-2036.</td>
<td>St AlbansDraft (Reg 19) Local Plan 2018</td>
</tr>
<tr>
<td>Stevenage</td>
<td>380 per annum (7,600 from 2011-2031)</td>
<td>Duty to Cooperate meeting 11/06/18</td>
</tr>
<tr>
<td>Three Rivers</td>
<td>The adopted plan plans for 180 homes per annum (4,500 by 2025/2026)</td>
<td>Adopted Core Strategy 2011-2026 Duty to Cooperate meeting 07/06/2018</td>
</tr>
</tbody>
</table>
### Key Planned Infrastructure Requirements

6.34 The requirement for minerals will increase in the event of the development of major infrastructure within Hertfordshire or in the surrounding areas. The council is mindful of other planned development that will be required to support additional housing growth in and around the county. Whilst mineral miles will be a consideration in the supply of minerals, specific quality of mineral may be required for schemes that is not readily available in the immediate vicinity of the project. As such, Hertfordshire may be required to provide minerals to development schemes in neighbouring authority areas. Other significant schemes will be required to accommodate growth and will be monitored annually.

6.35 The certainty of some projects is unknown as is the timing for their delivery therefore it is difficult to programme this requirement into the supply of material for such projects. The known major development schemes and those that are being planned in and around Hertfordshire that may require minerals to be supplied are as follows:

#### Potential schemes across Hertfordshire:
- A120 bypass Little Hadham;
- A602 improvements Stevenage to Ware (Improvements completed to sections of the A602, from the south side of Stevenage to the A10 in Ware. Further Works to begin in September 2018);
- A1(M) improvements; &
- Croxley Rail Link (Metropolitan Line Extension – MLX.)

<table>
<thead>
<tr>
<th>Location</th>
<th>Details</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>Watford</td>
<td>Adopted Local Plan plans for 260 homes per annum (6,500 from 2006-2031).</td>
<td>Core Strategy 2006-2031</td>
</tr>
<tr>
<td></td>
<td>The Borough Council is now in the process of reviewing its adopted Local Plan. The Boroughs revised plan will incorporate the governments new OAN for housing</td>
<td>Duty to Cooperate meeting 13/07/2018</td>
</tr>
<tr>
<td>Welwyn Hatfield</td>
<td>(12,000 from 2013-2032)</td>
<td>Draft Local Plan Submission Document, August 2016 Emerging Plan</td>
</tr>
<tr>
<td></td>
<td>This works out to be 498 dwellings per annum from 2013-14 to 2021/22 (4,485 in total) and 752 dwellings per annum from 2022/23 to 2031/32 (7,414 in total)</td>
<td></td>
</tr>
</tbody>
</table>
Planning Applications submitted for large scale development within the county:

- Land At Delamare Road, Cheshunt - Outline application for up to 1,853 apartments
- Cheshunt Football Club - New stadium with capacity for up to 2000 spectators.
- Bryanston Court, Selden Hill, Hemel Hempstead- infill ground floor extension to create 109 residential units
- The beacon, Whiteleaf road, Hemel Hempstead- residential development, featuring 305 apartments and underground parking facilities for 323 cars
- Land at Frogmore Road, Hemel Hempstead- construction of two buildings comprising 184 residential units
- 499 & 501, London Road, Hemel Hempstead,- Outline application for mixed development comprising a total of 435 apartments
- Jarmans fields, St Albans road, Hemel Hempstead- Construction of 5 retail (class a1) units totalling 10,730 sqm floorspace, and one unit totalling 186 sqm
- La5, land at Icknield Way, Tring- hybrid planning application for 240 dwellings, cemetery car park with toilet block and public open space and 0.75 hectares of employment space and a cemetery extension of 1.7 hectares with all matters reserved
- Frogmore Road industrial estate, Hemel Hempstead,- construction of two buildings comprising 170 residential units
- Cubic Building, Eastman Way, Hemel Hempstead- construction of 4 industrial units for a total of 5,294 sqm for b1c, b2 & b8 uses
- Hertford Golf Course, Hertford, SG13 7NS- Change of use to golf course; erection of golf club house with bar, restaurant, changing and pro shop facilities
- Land at St Michael’s Hurst, Bishops Stortford- Scoping Opinion for the development of 329 dwellings, open space and site for 1FE primary school
- Land West of High Street and South of Dovehouse Lane, Walkern- Outline planning application for up to 105 residential dwellings

Planning Applications which the county council, as Minerals and Waste Planning Authority, has provided comments on during the calendar year of 2017

Duty to Cooperate meetings with District/Borough Councils 2017/18 and responses to weekly list applications
- EHDC Car Park, Northgate End, Bishops Stortford- Erection of Multi Storey Car Park (MSCP) providing 546 spaces, open air surface car parking for 35 spaces.

- Land between A505 and York Way, Royston- Erection of 2 retail foodstores; provision of 170 associated car parking spaces

- Land Between The A505 And The Eastern Edge Of Bal dock Inc Land Off Royston Road Baldock- Outline application for up to 495 dwellings, up to 18.3ha of Use Class 'B' Employment land uses

- Land East Of North Road and North of the Railway Line Bygrave Road, Baldock- Outline planning application comprising up to 2,800 dwellings, a new local centre, two primary schools and a secondary school, a healthcare hub, up to 1,900sqm of 'A' Class land uses

- Land North of Stevenage- Residential development of up to 900 dwellings

- 51-57 St Peters Street St Albans- 130 bed hotel with two mixed use units (A1, A3, A4) at ground level

- Land To The North Of Stevenage, Stevenage- Outline application comprising of 800 residential dwellings, creation of a new local centre and provision of a primary school

- The Bragbury Centre, Kenilworth Close, Stevenage- mixed use development with 159 dwellings and 4 retail units across various blocks.

- Land North East of Baldwins Lane, Croxley Green - Erection of a 9,212 sqm (GIA) and secondary school

- Former Little Furze Junior Mixed Infants School Gosforth Lane South Oxhey Watford Hertfordshire WD19 7RE- Outline Application for up to 70 dwellings (Use Class C3) and a 75 bed care home

- 32 Clarendon Road, Watford- Erection of a three storey building to provide a new Primary School (Class D1)

- Land to the East of Ascot Road Watford- Redevelopment to provide a mixed use scheme including 485 residential units

- 50 Clarendon Road, Watford, WD17 1TX- Redevelopment of the site to provide a mixed use scheme including 100 residential units, 5,945sq.m (GIA) Grade A office floorspace

- Land to The South of Thomas Sawyer Way, Watford- Redevelopment to provide 408 residential dwellings
8-12 Chalk Hill, Watford - Redevelopment to provide 151 residential units

149A, 149B And Land To The Rear Of 149, St Albans Road Watford WD24 5BB- Redevelopment to provide a mixed use scheme comprising 146 residential units

45-69 And 73-89 Sydney Road, Watford- Redevelopment of site to provide 227 residential units

Land To The Rear Of 1 - 43 Sydney Road & Plot Between 7 & 9 Sydney Road (Inc. Humphreys Plus) Watford- Erection of new B1C (Industrial) and B8 (storage and distribution) building and yard, and erection of two apartment buildings to provide 291 apartments

Land between Kestrel Way and Bessemer Road Shire Park Welwyn Garden City- Erection of a four storey 123 bedroom hotel

Former Shredded Wheat Factory, Welwyn Garden City - Creation of a mixed-use development comprising the erection of up to 1,340 residential dwellings

Other development potentially affecting Hertfordshire
  o HS2 development;
  o Crossrail 2

7 CONCLUSION

Planning for mineral provision must be seen in the context of the wider economy and the government’s growth agenda. In light of the current economic recession which began in 2007, average sales of sand and gravel are likely to be skewed. Whilst there may be less of a need for minerals in the short term, mineral planning is concerned with longer term provision.

As stated in paragraphs 6.27, the government revised its approach how objectively assessed needs for housing should be calculated, which has been incorporated as a requirement of the NPPF 2018. For Hertfordshire, this revised approach has meant a significant increase in the housing numbers being planned for in the emerging Local Plans of the county.

In addition to the increased housing supply being planned for, there have been significant levels of development put forward through planning applications submitted to the District and Borough Councils in Hertfordshire, as shown below paragraph 6.35. This level of projected housing supply and development proposals must be supported by the adequate provision of minerals.
7.4 Whilst the option of using the 3 year average sales to plan for minerals may identify a local influence that requires either more or less minerals to be extracted, this is only a short term requirement and does not provide a clear direction of sand and gravel sales which can be used to inform the sand and gravel to be planned for in the emerging Minerals Local Plan.

7.5 The rolling 10 year sales average may be a better indicator of the need for minerals over the 3 year sales average figure, by using a more reasonable time span to judge the need for minerals in the county. However, given that the last 10 years has spanned the period of recession, the figure (which stands at 1.16) is lower than that of the 3 year average sales figure (which stands at 1.19). It can be seen in Figure 2, when looking at the sales figures over the last 10 years, that there is a possibility of a rise in sales just as easily as a decline.

7.6 Planning for mineral provision at the lowest of levels will not allow for any economic recovery out from recession. Whilst it is recognised that secondary and recycled aggregates may reduce demand for land won provision of sand and gravel, the local data is not considered sufficiently reliable to properly take account of this and adjust the land won provision requirement that has been debated by EEAWP members and based on a sound and thorough assessment of national need. The small amount of marine aggregates is not significant to adjust the apportionment figure either.

7.7 The county council, as Minerals Planning Authority will continue to use the subregional apportionment figure of 1.39 to calculate its landbank supply of sand and gravel. Although using this figure results in a lower landbank figure it is considered that this figure is more appropriate moving forward as the economy recovers out of the recession to avoid undersupply and to ensure that a sufficient level of sand and gravel is supplied to support the projected level of housing, development proposals and other large scale infrastructure projects that may affect the county.

7.8 This LAA and subsequent annual updates will inform the Minerals Local Plan review and continue to monitor the supply and demand for aggregates. In addition, the emerging Minerals Local Plan will include monitoring targets and indicators to ensure that monitoring of the delivery of sites and use of the policies takes place.
References

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DCLG & BGS, 2011 (second edition), Collation of the results of the 2009 aggregate minerals survey for England and Wales;

DCLG & BGS, Aggregate Mineral Survey AM2014 source of primary aggregates by sub-region – percent categories


EoEAWP, East of England Aggregates Annual Monitoring 2017

EoEAWP Aggregate Monitoring Survey Returns 2017


http://www.hertslis.org/env/qualityoflife/

Mineral Produced in the UK in 2010 -
http://www.bgs.ac.uk/mineralsuk/statistics/downloads/MineralsProducedInTheUnitedKingdom.pdf

National Planning Policy Framework (NPPF) 2018

National Planning Practice Guidance (NPPG)

Practice Guidance on the production and use of Local Aggregate Assessments, Living Document (May 2017), Planning Officers Society and Minerals Products Association

Further Information
This document has been produced by the Spatial Planning and Economy Unit, Hertfordshire County Council.
Should you have any questions in relation to this document please email spatialplanning@hertfordshire.gov.uk.