

## **Stanton Moor Mineral Liaison Group (SMMLG)**

### **Draft minutes of meeting held on Wednesday 2 November 2016**

#### **1. Members Present**

Andy Tickle	Friends of the Peak District (AT)
Howard Griffith	Stanton against the destruction of our environment (SADE) (HG)
Ian Kennedy	Blockstone Ltd (IK)
Sue Fogg	Stanton in Peak Parish Council (SF)
Adrian Davie Thornhill	Stanton Estates (ADT)
Nicholas Davie Thornhill	Stanton Estates (NDT)
Bill Elliott	Birchover Parish Council (BE)

#### **In attendance**

Peter Stubbs – Chair  
Jane Newman – PDNPA Minerals Team Manager (JN)  
Diane Jackson – Minutes

#### **Apologies**

Roger Caisley	Birchover Stone Ltd
Steve Boam	Stancliffe Stone
Kath Potter	Rowsley Parish Council

The following members did not attend:

Haddon Estates	
Geoffrey Henson	Stanton Lees Action Group (SLAG) (GH)
Paul Morris	Stanton in Peak Parish Council (PM)

#### **2. Declarations of Interest**

None

#### **3. Approval of minutes of last meetings (22 Feb 2016 / July 2016)**

The revised draft minutes for February now included the previous reported omission. AN requested removal of two lines in item 7.

The draft minutes for July were agreed.

#### **4. Matters Arising**

HG – would discuss in item.

#### **5. New Pilhough Quarry**

- a. JN gave an outline of the current status of the quarry: not currently being worked; the 2012 Planning Application has been amended with additional plans that show a revised working scheme and reduced tonnage. This Planning Application: NP/DDD/0712/0760 is currently out for consultation.

Adrian asked which Planning Committee the application would go to; JN said she was aiming for January or February. JN confirmed that she will be requesting Blockstone to provide amended information in relation to restoration. The current proposal includes an area of woodland around the edge and the face will not be seen from the road. JN explained that a higher face would be preferable as a better habitat for nesting peregrines and overall biodiversity.

**All documents relating to this planning application can be found on the PDNPA website here:**  
<http://tinyurl.com/nflvxkd>

JN showed the scheme via a projector.

JN has received some consultation responses that raise concern about the tonnage extraction; JN will discuss with Blockstone the possibility of a mobile weighbridge.

SF said that one of the issues that the Parish Council has raised concerns the stand-off to Sheep Walk Wood which has been a long standing request. JN acknowledged that the standoff next to the quarry is small and explained that PDNPA's Tree Officer will visit the site to assess how the existing woodland is faring with the minimal standoff that exists currently and with a view to advised what level of standoff he thinks would be appropriate so she is happy that this could be addressed and written into the Decision Notice.

SF noted the standoff at Dale View quarry and proximity to the Hall Road. It was acknowledged that the eventual requirement is to remove the Hall Road in its entirety.

IK confirmed that the Quarry is not being worked and that Blockstone is concentrating on other sites in their group.

- b. HG expressed disappointment that this was not a new application and was concerned that local people do not know about it. He questioned that the application says 18k tonnes extraction per year but the total is 50k. IK and JN explained that the end date of 2022 includes 5 years of working and 1 year of restoration. It would be unlikely to extract very much in Year 1 so the maximum limit of 50k tonnes stands. JN further explained that the Authority seeks to control quarries by a number of conditions that should not be read in isolation but rather in conjunction with each other. These include: an overall limit of extraction tonnage; an annual limit and a limit on vehicle movements. The operators must comply with all conditions or face a breach notice.

HG pointed out that this is confusing to the lay person and that Blockstone have sought amendments to increase annual extraction in the past.

HG also said that it would be beneficial to have the restoration schemes of both adjacent quarries at the same time. JN agreed that attempts have been made to discuss with the operators and landowner but unfortunately this has not yet been successful. The existing schemes of Dale View and New Pilhough are compatible and officers are looking at them together.

HG suggested that a bond be placed but JN explained that the government have stated that bonds should not be sought as they are thought to be unnecessary. In the event that the land was not restored by the operator then the responsibility falls to the landowner (Stanton Estates) who are obliged to carry out the restoration. If a bond is offered by an operator then it would be considered for inclusion in a Section 106 agreement but may not meet the tests.

JN confirmed that the time for cooperation between the operators on restoration has now passed and is wary of a view that enhanced restoration schemes justify more quarrying.

JN stated that she is confident the restoration schemes for both Dale View and New Pilhough are acceptable both in their own right and cumulatively next door to one another. There is no justification to working the standoff between the two sites.

NDT noted that the new owners of Blockstone are easier to deal with than the former owners.

SF stated that the Parish Council have requested that a public meeting be held for the village and surrounding villages to raise awareness of the planning application and proposed works especially because there has been no activity for six months.

AT agreed that some form of public gathering is needed but advocated a drop-in type exhibition hosted by company representatives is more appropriate rather than a formal public meeting. The village hall was suggested as an appropriate venue and IK said he was happy to host such an event.

**ACTION: Parish Council to contact IK to organise a drop-in style event for the village.**

ADT noted that the point of the Liaison Meeting was to openly discuss issues and queried whether there was an accusation that the company have not been open with local people and that was unfair. SF clarified that the Parish Council has an obligation to the wider parishioners to bring this to their attention as it has appeared to be 'dormant'. The village has two quarries and it is only fair that people are given the opportunity to understand what is proposed especially given the level of representation in 2012.

JN asked SF and HG if they made a personal representation to the 2012 application as the Authority has written to everyone who did make a representation and that the Authority has undertaken all the usual advertising of the application. They did not. JN agreed that a public meeting would be beneficial.

IK explained that Blockstone is under new ownership and the new owners are investing in the company and the 8 sites they hold. It is anticipated that minor workings will start at New Pilhough after Christmas until such time as the planning application is dealt with. IK reiterated that he is happy to organise and host a local event subject to the agreement of Blockstone management.

SF suggested that a formal meeting may be appropriate with an independent Chair and would take the query back to the Parish Council for discussion about what format they think is most appropriate.

JN stated that she would not attend such an event as it would not be beneficial as no decision has been made and she would be unable to offer a view on the matter.

HG asked how long did people have to respond and JN confirmed that any comments would be taken into consideration up to the date that the application is determined, but before Christmas would be helpful.

IK left the meeting at 18:15

## **6. Dale View Quarry Update**

a. The amended planning permission is not yet issued because Stancliffe Stone's solicitor is liaising with all the various landowners and the land is held in trust which makes it additionally complicated. SF requested that JN email the draft conditions to the Parish Council clerk, JN stated this would be for information only.

JN noted that HG was concerned about the height of the stockpile of stone so explained that the pile heights are governed by conditions and inherent in the plans and the current profiles are in line with the plan and conditions. HG said it appears that stone is everywhere and the original conditions stated a maximum height of stockpile with designated areas. JN said that the stockpiles do not exceed the ground level at all; HG agreed but suggested that he would send photographs to explain what he can see. SF agreed that there appear to be boulders all the way around. It was decided that this was likely to be edge protection, a health and safety measure to prevent vehicles from rolling off edges and ensure that they are driven on the most stable part of the tracks.

- b. JN stated that the application for the stocking of mineral at Rowsley was refused at the October Planning Committee. Authority officers met with Stancliffe Stone's agent who is considering their situation in terms of whether they appeal the decision. JN advised that the Authority is minded to take enforcement action if they do not cease operations. SF asked what the timescale might be; JN said that the Authority is aiming to serve by the end of November. JN said that if enforcement action is taken then it would include a period of compliance. JN explained that if, in the meantime, the operator then decided to appeal the enforcement notice and the refusal then they would be able to continue works until it was determined and, unfortunately the waiting time at the Inspectorate is long at the moment. AT noted that a Stop Notice was an option; JN agreed that was possible but doubted that would happen in this case because SNs are used to prevent considerable harm development. SF asked what the time frame for an Appeal is and JN confirmed it is 3 months.
- c. JN read an update sent by Steve Boam: more restoration work is being carried out on the tip area at Dale View where they placed Hay Meadow seed in the summer; there have been problems with Himalayan Balsalm on the site so have been carrying out a programme of hand-pulling and spot weed killing under advice from PDNPA Ecologists. This work has been done by landscape contractors. They have carried out the final soil strip so there will be no further soil stripping on the land. Stancliffe Stone have purchased a new tracked vehicle for the site which will be transported to the site on a low-loader. There are two route options to reach the site 1. Along the short haul road however there is a condition on the permission for New Pilhough that that road is used only for vehicles associated with that quarry or 2. Unload the low loader at Stan Wain's land and they would then proceed along a track known as the Drug Road and across the fields using farm accesses. JN invited observations. BE stated that he did not like the idea of such a large vehicle coming through Birchover as it is narrow and would create significant disruption and potential harm to parked vehicles. JN noted that they do have a legal right of access. BE suggested that the company could help out with various village projects that are short of money in recognition of such disruption. JN noted that residents would need notice. SF said that they should at least notify the Police. JN said it would traverse the highway in an acceptable way. The preferred route was to use the short haul road and she would be pragmatic about this; Blockstone were prepared to agree if the Authority agree but JN did not want to agree

without this discussion. ADT stated that it could be assumed that they as the landowner are in broadly supportive of activity that supports their tenants. SF stated that no-one wants to stop them but it was important that they choose the best route.

**ACTION: Stancliffe to contact the Parish Council clerk**

## **7. Wire Saw Stokehall Quarry:**

Following a request from HG, JN explained that the Authority have served an enforcement notice in relation to the wire saw at Stokehall Quarry. The application for the saw is tied to the importation of stone; the Authority needs more information about that before determining the application. The wire saws have not caused any objections; the closest neighbours have made representations about other aspects of the application but not the wire saws. The enforcement notice was used to prevent a situation where the wire saws gained lawful use independent of the wider use of the site that is proposed; there is a long time for compliance (removal in 2023).

## **8. Birchover Quarry update:**

JN read a statement from Roger Caisley of Birchover Stone Ltd. Work has commenced on the new saw shed building. The gabions replaced and the base has been prepared. They anticipate that the steelwork will be delivered in early December. There has been preliminary works in the East filed in readiness for the planting season. There have been no further complaints about noise which JN confirmed.

## **9. A.O.B**

- a. JN stated that the work opposite Birchover Quarry at Barton Hill is virtually complete with a footpath going through and has naturally re-vegetated. BE asked if work on building houses would now commence. JN stated that she did not know; they have the relevant consents.
- b. ADT requested that his following point be minuted in full: "In this atmosphere of unrelenting negativity against these quarries, these are run by decent people working hard, employing people, providing lots of work, building lots of beautiful houses some of which are affordable and they are paying lots of tax. It is not the work of Satan what they are doing and it is very easy to ham it up. This is a good news story, these quarries are vital local industries, they've been here for hundreds of years, they do a huge amount of good and we should help them, be proud of them and support them". In response, BE stated that Birchover have never objected to the working of a quarry, just the lorries. The haulage issues mean that objections are raised to applications but not the actual working of the quarry. HG reiterated that they are not against quarrying especially if quarry operators abide by the conditions of the Planning Application that has been granted. He noted that promises had been given by operators that had never been followed through. There was general acknowledgement of the skilled local people working in stone and that Derbyshire stone is used in prominent London buildings.

**Meeting closed 1840.**