



**PLANNING AND REGULATION COMMITTEE
SITE VISIT
10 APRIL 2024**

PRESENT: COUNCILLOR I G FLEETWOOD (CHAIRMAN)

Councillors T R Ashton, P Ashleigh-Morris, Mrs S A J Nutman, N H Pepper, P A Skinner, T J N Smith and C L E Vernon.

Officers in attendance:-

Neil McBride (Head of Planning) and Rachel Wilson (Democratic Services Officer)

1. APOLOGIES/REPLACEMENT MEMBERS

Apologies for absence were received from Councillors I D Carrington, M Hasan, N M Murray, R P H Reid and T J N Smith.

2. SUPPLEMENTARY REPORT - TO VARY CONDITION 5 OF PLANNING PERMISSION S19/0636 (REFERENCE S17/0563) TO ALLOW TIPPER TRUCKS (HGVS) PARKED OVERNIGHT ON THE SITE TO LEAVE SOUTH WITHAM QUARRY BETWEEN THE HOURS OF 06:00 AND 07:00 AT SOUTH WITHAM QUARRY, MILL LANE, SOUTH WITHAM - G WEBB HAULAGE LTD (AGENT: CLOVER PLANNING) - S23/1472

The Committee made a site visit to the application site in advance of the consideration of the application at the meeting on 15 April 2024.

The Head of Planning advised members that this site visit was taking place following consideration of a report at the meeting of the Planning and Regulation Committee held on 6 November 2023, for an application to vary planning conditions, and sought an amendment to the condition which would allow vehicles to leave the site at 6.00am. During consideration of this application, the Committee had requested a site visit and further information in relation to the impact of noise. It was noted that a noise assessment had been carried out and was included within the Committee report.

The access to the site closest to South Witham village was highlighted, and it was noted that the applicant planned to only use this access point rarely. The main route to the A1 was via the southern access. The Head of Planning advised that if the Committee wished to add a condition that vehicles would not leave using this access point, the applicant would be willing to accept this.

It was noted that the closest residential property was 400m from this entrance to the site.

Comments were raised by the Committee in relation to the following:

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- It was confirmed that the application was for a maximum of eight vehicles to be able to leave the site between 6 – 7am. These vehicles would be loaded the day before.
- The location of the weighbridge was queried, and members were advised it was close to the southern access point.
- Loading would take place by 4.30pm
- Members queried the reason for the applicant to request that vehicles could leave the site from 6am, and it was reported that the main reason was to avoid significant traffic on the roads and allowed the site to be more productive.

Members also travelled to view the southern access point of the site, and the following was noted:

- The southern access to the site was actually in Rutland, and the permissions for this access were granted by Rutland County Council. This would be the access which would be used between 6 – 7am to travel to the A1. The closest property to this access point was 100m away. The noise assessment confirmed that the noise level at this access point was higher than at South Witham, however it was still within the limits of the planning permission that Rutland County Council had put in place. It was noted that activities were determined by noise levels.
- The access point close to South Witham was only used for very local deliveries, and vehicles were only able to turn left at the exit (South Witham village was to the right).
- It was clarified that the only noise for South Witham would be the vehicles starting up, and they would then drive across the site to use the southern access point/exit.
- In terms of how much longer the site had left it was noted that almost all the mineral had been extracted, and the applicant was now starting to restore parts of the site.

The site visit ended at 11.02am