

Lincolnshire Minerals and Waste Local Plan

Proposed site selection methodology
for updating the plan

[Date to be inserted]

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1. Introduction

- 1.1 Lincolnshire County Council is updating its Lincolnshire Minerals and Waste Local Plan (LMWLP), which was produced in two parts: the Core Strategy and Development Management Policies (2016) and the Site Locations document (2017). The new plan will be produced as one document.
- 1.2 Work on updating the LMWLP is at an early stage. The council has published an Issues and Options document for consultation which, amongst other things, sets out the level of provision that the council is proposing to make for aggregate minerals (sand and gravel, and crushed rock) during the new plan period up to 2040. It is proposed that any additional reserves that are needed to meet this provision will be met through new site allocations in the plan. The council is therefore undertaking a “Call for Sites” exercise during the consultation period to give landowners and other interested parties an opportunity to nominate potential mineral sites for allocation in the new LMWLP.
- 1.3 This consultation document sets out how the council is proposing to assess and select the most appropriate nominated sites for allocation in the new LMWLP. The methodology has been developed to ensure that the sites that are selected accord with the emerging policies of the LMWLP and promote a sustainable pattern of development, as required by the government’s National Planning Policy Framework.
- 1.4 The updating of the LMWLP, including the assessment and selection of sites, will be informed by a Sustainability Appraisal (SA) throughout its preparation. SA is both a systematic and iterative process which promotes sustainable development by assessing the extent to which the emerging plan, when judged against the reasonable alternatives, will help to achieve relevant environmental, economic, and social objectives. This process will be carried out by independent consultants.
- 1.5 Details of the consultation procedure and how to make representations on this document are set out in the Issues and Options document.

2. The call for sites

- 2.1 In parallel with the consultations on this document and the Issues and Options document, the council has invited interested parties to nominate sites for the future working of aggregate minerals (sand and gravel, and crushed rock) for potential allocation in the new Lincolnshire Minerals and Waste Local Plan. The invitation is targeted at minerals operators, landowners and land agents who may wish to nominate a 'new' mineral site or an 'extension' to an existing one.
- 2.2 It is proposed that sites already allocated in the adopted LMWLP will be carried forward as allocations in the updated LMWLP, provided there have been no substantial change in circumstances since they were originally allocated. In particular, the council will need to be satisfied that they can still be delivered in accordance with the development briefs set out in Appendix 1 of the Site Locations document (2017). The council will therefore be entering into discussions with the previous proponents for these sites to confirm whether this is still the case.
- 2.3 Site nominations will only be accepted when a mineral site nomination form (see Appendix 1) has been completed and returned. This form has a series of questions arranged under the following headings:
- Site details
 - Land ownership and deliverability
 - Resource and operational details
 - Access and transportation
 - Restoration and afteruse
 - Environmental information
 - Other relevant information

In addition, it is expected that any applicable technical papers, reports or plans that are available to the applicant will be submitted to support the nomination.

3. Methodology for site selection

3.1 The following methodology provides a relatively objective approach for assessing sites for allocation in the updated LMWLP. Sites will be assessed in five stages as detailed in Appendix 2 (Assessment form for mineral sites). This process is described below:

Stage 1 (exclusionary criteria)

3.2 Stage 1 is an initial filtering stage which will assess each site against five “exclusionary” criteria. These constraints are considered to be so significant that any site caught by any of the criteria will normally be discounted and not progress to Stage 2.

3.3 The criteria are:

1. Sites that could have a significant effect on a “European Site” as defined in the national Planning Practice Guidance (i.e. SACs, SPAs, proposed SACs, potential SPAs and Ramsar Sites).
2. Sites that include or are adjacent to Ancient Woodland.
3. Sites that include or are adjacent to a Site of Special Scientific Interest (SSSI).
4. Sites that include or are adjacent to the Lincolnshire Wolds Area of Outstanding Natural Beauty (AONB).
5. Site that include or are adjacent to a site or building with a nationally recognised designation (Scheduled Monuments, Conservation Areas, Listed Buildings, Registered Historic Battlefields and Registered Parks and Gardens).

3.4 Where a site falls into one or more of the exclusionary criteria, the proponent may be invited to amend the site boundaries to overcome the conflicts if the council considers it to be practicable and desirable to do so.

3.5 Sites that conflict with the exclusionary criteria 2 to 5 will only be exempted and taken forward to Stage 2 if the proponent provides evidence upfront that working the site would be unlikely to have a detrimental effect upon the protected feature. This should include details of any mitigation measures required. In the case of the first criterion, no sites would be carried forward that conflict with the requirements of the Conservation of Habitats and Species Regulations 2017.

3.6 For each site, assessment at Stage 1 will include reviewing the finding of the work undertaken under the Conservation of Habitats and Species Regulations 2017 for the first criterion, and desk-based analysis using GIS for the other criteria. Sites that pass the exclusionary criteria, and sites that have been exempted will progress to Stage 2 of the assessment.

Stage 2 (constraints)

- 3.7 The aim of the Stage 2 constraints is to highlight any other issues that may have an adverse effect on the acceptability of a site. These will be given significant weight in the assessment and are grouped under the following headings:
- a) Communities (impacts on people and sensitive business)
 - b) Historic environment
 - c) Nature conservation
 - d) Landscape
 - e) Water resources and Flood risk
 - f) Traffic and access
 - g) Agricultural land
 - h) Aircraft hazard
 - i) Physical constraints

For full details of the criteria under each heading see Appendix 2.

- 3.8 The assessment of sites at Stage 2 will include desk-based analysis using GIS and site visits. In addition, it will include where appropriate:
- Consultation and meetings with key stakeholders, for example the district councils; the Environment Agency; Natural England; Historic England; Highways England; in-house experts at the county council; the county council's SA consultants; and representatives of local communities
 - Meetings with the proponents and industry representatives to discuss the sites puts forward in more detail.

- 3.9 Each site will then be initially allocated to a provisional band as set out in Table 1 below.

Table 1: Provisional site bands based on constraints

Band A	Band B	Band C	Band D	Band E
Sites subject to no more than minor constraints that need little or no mitigation	Sites subject to a small number of moderate constraints that can be addressed through standard mitigation measures.	Sites with a significant number of moderate constraints that can be addressed through standard mitigation measures.	Sites subject to a major constraint where more challenging bespoke mitigation may be required	Sites subject to a major constraint where mitigation may not be effective.

- 3.10 Whether a constraint is minor, moderate, or major will be a matter of judgement for each criterion. However, it will need to take into account the sensitivity and level of protection of any features, and the advice of statutory consultees and other relevant expert bodies.

Stage 3 (deliverability)

- 3.11 The third stage of the assessment considers whether there are any issues that might prevent the delivery of the mineral resource specified by the proponent during the plan period. It considers a number of criteria (set out in Schedule 2) grouped under the following headings:

- Ownership – including both landowners and mineral owners
- Mineral operator and competition – whether a mineral operator has been identified and whether this might affect competition in the area
- Geological data – whether bore information or other survey work has been undertaken
- Policy context and planning history – whether the site accords with the development plan and the emerging strategic policies of the updated LMWLP.

- 3.12 The first three criteria are important because if there is reasonable doubt that a site would be brought forward and deliver the specified reserves during the plan period, its allocation would affect the soundness of the updated plan. Proponents will therefore be required to demonstrate that agreements are place between owners and operators to ensure that sites would be available when required during the plan period.

- 3.13 The final criteria is also important as any sites allocated in the updated LMWLP will need to accord with its strategic policies, and should not conflict with any other strategic policies of the development plan.
- 3.14 Each proponent will therefore need to provide sufficient evidence that their site and its reserve can be delivered when required during the plan period. If there are any significant issues over the deliverability of a site, its provisional banding will be reduced. More minor issues will not affect the banding but will be taken into account in ranking sites within a particular band.
- 3.15 This part of the assessment will be based on information provided by the proponent (including any provided through subsequent discussions) together with a review of development plan documents and the emerging strategic policies of the updated LMWLP. If there are any changes to these emerging strategic policies, the site assessments may need to be reassessed.

Stage 4 (opportunities)

- 3.16 Stage 4 will consider any opportunities that a site may provide both whilst it is being worked and post restoration. The criteria fall under the following headings:
- Accessibility and sustainable transport, which includes the use of more sustainable means of transport and whether a site could supply aggregate for a nearby market
 - Restoration and after-use, which include the creation of priority habitats, potential for water and flood management, and the provision of green infrastructure and community benefits
 - Other environmental benefits, including other measures help mitigate the effects of climate change and increasing biodiversity.
- 3.17 This part of the assessment will take into account the details provided by the proponent (including any provided through subsequent discussions) and will include where appropriate consultation and meetings with key stakeholders, for example the district councils; the Environment Agency; Natural England; Historic England; in-house experts at the county council; the county council's SA consultants; representatives of local communities and other interest groups, including nature conservation bodies.
- 3.18 The weight given to any opportunities identified will depend on how significant the benefit is likely to be, and the likelihood of it being delivered. As opportunities are only positive, they will not be used for down-grading a site to a lower band. Instead, they will mainly be used for ranking sites within each provisional band. If a site offers exceptional benefits, it may result in it being moved to a higher provisional band. However, if the site is subject to a significant constraint that would only be considered with the support of the appropriate statutory consultee.

- 3.19 The final band to which a site is assigned will be established at the end of Stage 4 and will range from Band A (the best sites) to Band E (the worst sites which will be discounted).

Stage 5 (ranking)

- 3.20 Stage 5 is the final stage which will be used for the final ranking of sites within a band where only some of the sites need to be selected for allocation. This stage will take into account information from the previous stages (including mitigation measures identified) together with the findings of the Sustainability Appraisal and Flood Risk Sequential Test.
- 3.21 As the Sustainability Appraisal (SA) is an iterative process, there should be strong agreement between the SA and the results of this methodology. At this stage it should therefore help to fine tune the ranking of sites within a band where only some of the sites are needed.
- 3.22 Similarly the Flood Risk Sequential Test will be an important factor in the final selection of sites for allocation.
- 3.23 The sites selected for allocation in the new LMWLP will be those within the highest bands starting with Band A then moving down through the lower bands until sufficient sites have been selected to meet the proposed level of provision for sand and gravel, and crushed rock. If there are more sites than required to meet the required provision in the bands selected, the highest-ranking sites within the lowest band will be chosen to complete the provision.

Appendix 1: Mineral site nomination form

This form should be completed if you have a potential minerals site for the winning and working of aggregate that you wish to put forward for consideration in the updating of the Lincolnshire Minerals and Waste Local Plan. Please note that the county council is only seeking to allocate sites for aggregate minerals (sand and gravel, and crushed rock).

The information requested will help us to carry out an initial assessment of the site and should be submitted within the consultation period for the “Issues and Options” document.

Complete one form per site and continue on a separate sheet if necessary. More detailed information may be required for sites which are shortlisted to allow further assessment as to whether they should be included in the next stage of plan preparation. This will be the Draft Lincolnshire Minerals and Waste Local Plan (Preferred Options document), which will be subject to consultation in 2023.

Please also provide an OS based map of the site showing the following information:

- Proposed boundary of the site (edged in red)
- Other land within the same ownership edged in blue
- Adjacent areas which have already been worked, if applicable
- The likely extent of excavations
- The proposed access

The proposed methodology for assessing any sites that are nominated through the “Call for Sites Exercise” is currently subject to consultation alongside the Issues and Options document for updating the plan.

Completed forms and supporting information should be submitted by email to:

mineralsandwaste@lincolnshire.gov.uk

or by post to:

Planning Services,
Lincolnshire County Council,
County Offices,
Newland,
Lincoln LN1 1YL

How we will use your information

Lincolnshire County Council (LCC) will use the information that you supply on this form in the site selection process, and to inform the preparation of the Lincolnshire Minerals and Waste Local Plan (LMWLP) in accordance with the Planning and Compulsory Purchase Act 2004 (as amended) and the Town and Country Planning (Local Planning) (England) Regulations 2012 (as amended). Please note that any information relating to site nominations for the LMWLP may be made publicly available and therefore cannot be treated as anonymous or confidential. Your information is kept only for as long as necessary. To find out more information on how your data is processed and your rights, please see the privacy notice directory which can be accessed via our [website](#) or made available on request.

Contact information	Please provide details
Title	
Surname	
First name	
Organisation (company)	
Job title	
Address	
Post code	
Telephone	
Email	
Are you the landowner, prospective developer, or other (please specify)?	

Site information	Please provide details
Name of site	
Location (grid reference)	
Size of site (hectares)	
Current land use	
Adjoining land uses	

Land ownership and deliverability	Please provide details
Landowner(s) name and address (NB there is no need to complete this section if you are the sole landowner and the address details are the same as above)	
If you are not the landowner, please give details of your interest in the land (e.g. do you have a legal option to purchase the land?)	
Please give details of any legal restrictions on the land (e.g. covenants, leases etc.)	
Have all the landowners and mineral rights owners agreed to mineral extraction being carried out on the site?	
Are there any known constraints restricting when the land would be available for mineral extraction? If so, please give details.	
Has an agreement been made with a mineral operator to work the site? If so, please give details of the operator, and whether they have any other mineral operations in or near the county.	

Resource and operational details	Please provide details
Mineral type(s) (e.g. sand and gravel, limestone)	
Total reserve (tonnes) (approximate quantity)	
Estimated annual output	
Is there geological evidence to indicate with confidence that a mineral is present of a suitable quality and in economically workable quantities? (Please provide details of any surveys or other evidence)	
Is the site an extension to an existing mineral site or a replacement for one that will become worked out during the plan period? If so, please give details of the linked mineral site.	
What is the timescale for proposed extraction? (Approximate start date and estimated life of site)	
Will extraction occur near to or below the water table?	
How will the excavated material be transported to the plant site? Will this involve crossing a public highway?	
Would part of the site be used for any ancillary uses or operations (e.g. aggregate processing plant, concrete batching plant, asphalt plant, aggregate recycling)? Please specify.	
Please provide an indication of direct employment either created or safeguarded by the proposal?	

Access and transportation	Please provide details
How will the minerals be transported from the site and what are the likely destinations?	
Please estimate the number of commercial vehicle movements that would be generated to and from the site each week.	
Where would the access to the public highway be located, and what route would be taken to the primary road (A class roads) network?	

Restoration and after-use	Please provide details
<p>What is the proposed after-use of the site following the cessation of working? (i.e. agriculture, forestry, nature conservation, recreation, or other - please specify)</p> <p>If a mixture, please indicate the percentage of each.</p>	
Is it proposed to import waste into the site for use in the restoration? If so please specify the type of waste, an estimate of the quantity, and whether this would be for “landfill” or “recovery”.	
Please provide a brief description of the restored landform and whether it will include any water bodies.	
What biodiversity gains would the restoration be seeking to deliver?	
Would the restoration provide any green infrastructure (e.g. footpaths) or other community benefits?	

Restoration and after-use	Please provide details
If the site is likely to include best and most versatile agricultural land (grades 1, 2 and 3a), how will this be addressed in the restoration?	
If the site is located in a military or civil airfield safeguarding area, what provision would be made in the restoration to prevent the site attracting bird species that present a hazard to aircraft?	
Would the restoration provide any benefits in terms of flood water storage or the storage of water for agriculture or industry?	
Is it proposed to make provision for the long-term management of the restored site through a legal agreement? If so, please give details.	

Environmental Information	Please provide details
Are there any sensitive uses in close proximity to the proposed site (e.g. housing, schools, health, community uses)? If so, what measures would be implemented to reduce the impacts?	
If a buffer zone would be used to reduce impacts on nearby sensitive uses, please specify the proposed separation distance.	
Has a survey been undertaken to establish the agricultural grade of the land? (Please provide details)	
Has any impact on ecology been assessed? (If so, please provide details)	
Has any impact on the historic environment (including archaeology) been assessed? If so, please provide details.	

Environmental Information	Please provide details
Has any impact on groundwater and/or hydrology been assessed? (If so, please provide details)	
Have any other environmental surveys been carried out for the site? (If so, please provide details)	
Are any advance mitigation measures proposed for the site, such as landscaping works to screen the site?	
What measure for climate change adaptation and mitigation would be implemented during the operation of the site and its restoration?	

Other relevant information	Please provide details
Please specify if you hold any other information to support this nomination.	

Appendix 2: Assessment form for mineral sites (to be completed by planning officers)

Introduction

Question	Answer
Site name	
Site reference number	
Parish	
District	
OS grid reference	
Size (ha)	
Mineral type	
Production area (sand and gravel only)	
Estimated reserves	
Type of site (extension, satellite, or new) - provide details of linked Active Mineral Site if applicable	
Proposed ancillary development (including processing, secondary industry, and waste management, recovery or disposal)	
Description of site (including existing land use)	
Description of surrounding uses	
Proponent (i.e. developer, landowner or other (please specify))	

Stage 1 (exclusionary criteria)

Ref. no.	Question	Answer
1	Does the HRA indicate that the proposal could have a significant effect on a European Site (SACs, SPAs, proposed SACs, potential SPAs or Ramsar Site)?	
2	Does the site include or is it adjacent to a Site of Special Scientific Interest (SSSI)?	
3	Does the site include or is it adjacent to Ancient Woodland?	
4	Is the site located within or adjacent to the Lincolnshire Wolds Area of Outstanding Natural Beauty (AONB)?	
5	Does the site include or is it adjacent to a site or building with a nationally recognised designation (Scheduled Monuments, Conservation Areas, Listed Buildings (grade 1 and 2* and 2), Registered Historic Battlefields and Registered Parks and Gardens)?	

Stage 1: Summary and decision

Question	Answer
If the answer to any of the stage 1 criteria is "yes", is there a reason for taking the assessment to stage 2?	
Have any mitigation measures been identified from the stage 1 Criteria?	
Should the site be taken forward for further consideration? (Yes or No)	

Stage 2 (constraints)

Communities (impacts on people and sensitive business uses)

Ref. no.	Question	Answer
6	How close is the site to the nearest sensitive receptors, existing or proposed? (including houses, schools, hospitals, sensitive business uses, public or outdoor recreation uses).	
7	Are there any nearby receptors that are particularly sensitive to noise, vibration, dust, other emissions to air, and/or light where "standard" mitigation measures may not suffice? If so have any measures been proposed, such as standoffs (buffer zones) within the site?	
8	Is the site located in or close to an existing Air Quality Management Area (AQMA)?	
9	Is the site well screened visually from the surrounding area? If not, is any advanced screen planting proposed.	
10	Would it be likely to require the stopping up or diversion of a public right of way?	
11	Would it be likely to affect the setting of a public right of way?	

Historic environment

Ref. no.	Question	Answer
12	Is the site in proximity to archaeological sites or remains?	
13	Is development at this location likely to impact on a site or building with a nationally recognised designation (Scheduled Monuments, Conservation Areas, Listed Buildings grade 1, 2* and 2, Registered Historic Battlefields and Registered Parks and Gardens) or its setting?	

Nature conservation

Ref. no.	Question	Answer
14	Does the site appear to include habitats with a high potential to harbour protected species (e.g. ponds and copses)? Have any ecological surveys been undertaken?	
15	Is the site in an Impact Risk Assessment Zone for a SSSI? If so, is mineral working included in the types of development which could potentially have adverse impacts or has a nature conservation body raised any issues?	
16	Is the site in proximity to a site of local nature conservation importance, or has a nature conservation body identified an area that might be affected? If so, what is the reason for the designation?	
17	Is the site in proximity to Ancient Woodland or does it appear to include ancient or veteran trees?	
18	Is the site in proximity to a Local Geological Site (LGS) or Regional Geological Site (RIG), or has a nature conservation body identified an area of geological or geomorphological interest that might be affected? If so, what is the reason for the designation or interest?	

Landscape

Ref. no.	Question	Answer
19	Is the site located in a position where it could impact on views of the Lincolnshire Wolds A.O.N.B?	
20	Is the site located in a prominent location that could have a significant impact on the wider landscape?	

Water resources and flood risk

Ref. no.	Question	Answer
21	Is the site located within or adjacent to a Principal Aquifer or Source Protection Zone 1 or 2?	
22	Are there likely to be impacts on the quality and quantity of groundwater?	
23	Are there likely to be other impacts on surface water drainage?	
24	Are there likely to be any impacts on nearby watercourses?	
25	Does the SFRA indicate that the site is within flood zones 2 or 3, or in an area with a history of flooding?	

Traffic and access

Ref. no.	Question	Answer
26	Have any significant issues been identified over the proposed means of access to the site.	
27	How suitable is the road network to accommodate the transportation of material from the site to market?	
28	Will there be any impacts on the public highway in transporting excavated material from the site to the processing plant?	
29	Are lorries likely to pass through settlements on their way to an A Class Road and are adverse impacts on amenity likely?	

Agricultural land

Ref. no.	Question	Answer
30	Does a significant part of the site fall in an area identified on DEFRA's 1988 agricultural land classification survey as grade 1, 2 or 3? If so, has a site survey been carried out to establish whether the land comprises best and most versatile agricultural land and have any mitigation measures been proposed?	
31	If the site is likely to include best and most versatile agricultural land have any mitigation measures been put forward.	

Aircraft hazard

Ref. no.	Question	Answer
32	Is the site within an airfield safeguarding area (bird strike zone)? If so, have any mitigation measures been put forward?	

Physical constraints

Ref. no.	Question	Answer
33	Are there any other known physical constraints on or adjacent to the site such as infrastructure (e.g. electricity, gas, or water) or the presence of railway or flood embankments?	

Constraints: summary and initial band allocation

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Stage 3 (deliverability)

Ownership

Ref. no.	Question	Answer
34	Details of landowner(s) and mineral owners	
35	Are there any issues arising from the land ownerships and/or mineral ownerships that could prevent delivery of this site for working?	

Mineral operator and competition

Ref. no.	Question	Answer
36	Has the proposed mineral operator been identified for the site? (Provide details)	
37	If an operator has been identified, do they work any other quarries in or near Lincolnshire? Could this lead to a reduction in competition or give rise to sites being mothballed?	

Geological data

Ref. no.	Question	Answer
38	Has borehole data or other information on the extent and quality of the material been submitted as part of the call for sites?	

Policy context and planning history

Ref. no.	Question	Answer
39	Is the site allocated in a development plan documents for other land uses (e.g. employment, housing, recreation etc.)? If so would mineral working be compatible with the allocated use?	
40	Does the site accord with the strategic policies of the emerging LMWLP?	
41	Is there any relevant planning history of the site that should be considered?	

Deliverability: summary and reason for any downward adjustment to the band

Stage 4 (opportunities)

Accessibility and sustainable transport

Ref. no.	Question	Answer
42	Is there a navigable waterway or wharf adjacent or very close to the site? Could this be used to transport material from the site?	
43	Is there a railway line suitable for freight traffic adjacent or very close to the site? Could this be used to transport material from the site?	
44	Is the site located in an area of major new development? Would it have the potential to supply material for this development?	

Restoration and after-use

Ref. no.	Question	Answer
45	What restoration objectives have been identified for this site?	
46	Have any opportunities been identified for the creation of priority habitats?	
47	Have any opportunities been identified for the restored site to improve water management (for example, by providing water for agricultural irrigation)?	
48	Have any opportunities been identified for the restored site to provide storage capacity for flood water?	
49	Would the restoration provide any green infrastructure (e.g. footpaths) or other community benefits?	
50	Is it proposed to make provision for the long-term management of the restored site through a legal agreement?	

Other environmental benefits

Ref. no.	Question	Answer
51	Has the proponent identified any other measures that would help to mitigate the effects of climate change during the working of the site or following its restoration?	
52	Has the proponent identified any other measures that would help to increase biodiversity during the working of the site or following its restoration?	

Opportunities: summary and reason for any upward adjustments to the band

Stage 5 (summary of other assessments)

Ref. no.	Type of assessment	Summary
53	Sustainability Appraisal	
54	Sequential Test	

Mitigation measures

Question	Answer
Are there any specific mitigation measures that have been identified in the appraisal which would need to be taken into account in the allocation process (e.g. standoffs to designated features)?	

Conclusions

Overall site performance

Question	Answer
To which band has the site been allocated (Band A to Band E)?	
Should this site be taken forward for proposed allocation)?	
Date the assessment was completed	