

Subject:	Local Aggregate Assessment for East Sussex and Brighton & Hove		
Date of Meeting:	23 January 2013		
Report of:	Executive Director, Environment Development & Housing		
Contact Officer:	Name:	Steve Tremlett	Tel: 29-2108
	Email:	steve.tremlett@brighton-hove.gov.uk	
Ward(s) affected:	All		

FOR GENERAL RELEASE

1. PURPOSE OF REPORT AND POLICY CONTEXT

- 1.1 This report set out to the Economic Development and Culture Committee the outcome of the joint Local Aggregate Assessment 2012/13 for the Mineral Planning Authorities (MPAs) of Brighton & Hove City Council, East Sussex County Council and the South Downs National Park Authority.
- 1.2 The National Planning Policy Framework requires MPAs to produce an annual Local Aggregate Assessment (LAA) to assess the demand for and supply of aggregates in their area. The LAA is based on the Plan Area for the East Sussex, South Downs and Brighton & Hove Waste and Minerals Plan which was adopted in February 2013. The Plan Area covers the administrative areas of East Sussex and Brighton & Hove including those parts which lie within the South Downs National Park.

2. RECOMMENDATIONS:

- 2.1 That the Local Aggregate Assessment 2012/13 for East Sussex and Brighton & Hove be approved and published.

3. CONTEXT/ BACKGROUND INFORMATION

- 3.1 The National Planning Policy Framework states that Mineral Planning Authorities should plan for a steady and adequate supply of aggregates by preparing an annual LAA. It is important to maintain an adequate supply of aggregates to ensure there is sufficient material available for construction activities and to facilitate economic growth in the city.
- 3.2 The draft National Planning Practice Guidance indicates that a LAA should contain three elements:
 - A forecast of the demand for aggregates based on the rolling average of 10 year sales data and other relevant local information;
 - An analysis of all aggregate supply options;
 - An assessment of the balance between demand and supply, and the economic and environmental opportunities and constraints that might influence the

situation. It should conclude if there is a shortage or surplus of supply and, if the former, how this is being addressed.

Demand

- 3.3 Due to the limited amount of aggregate production in the Plan Area, a LAA based on a rolling average of 10 years sales data is not considered appropriate. Over half of the 10 years period would be zero returns and the rest is a confidential figure due to individual sites being involved. The figure is too volatile and not a good indicator of demand.
- 3.4 As a substitute, it is proposed to use the apportionment figure of 0.1m tonnes per annum utilised in the adopted Waste & Minerals Plan as the principle local indicator of demand. This was the figure proposed in the Secretary of State's Changes to Policy M3 of the South East Plan.

Supply

- 3.5 There are large scale permitted reserves in the far east of the Plan Area, totalling approximately 4.1m tonnes of sand and gravel, where extraction could last until 2026. Additionally, significant quantities of marine dredged aggregates have been imported through the ports of Shoreham, Newhaven and Rye, and this is likely to continue provided sufficient wharf capacity is safeguarded.
- 3.6 The best estimate of secondary (recycled) aggregates production in the Plan Area is 240,000 tonnes per annum (tpa). It is estimated that an additional 68,000 tonnes of secondary aggregate are produced from two main sources: Ashdown Brickworks, near Bexhill, produces approximately 10,000tpa of reject bricks and the Newhaven Energy Recovery Facility creates around 58,000tpa of incinerator bottom ash. The latter is exported by rail to Brentford for use as a road construction material.

Balance of Supply and Demand

- 3.7 The requirement for land-won aggregates of 0.1mtpa over the Plan period is more than met by the existing planning permissions in the far east of the Plan Area. The adopted Waste & Minerals Plan includes a commitment that if it appears supply is not being maintained, the relevant policy in the Plan will be reviewed.
- 3.8 There is more than adequate supply of marine dredged aggregates to meet demand. The principle constraint on maintaining levels of marine aggregates is therefore not the level of reserves, but maintenance of wharf capacity.
- 3.9 A considerable quantity of construction and demolition waste is processed into secondary aggregates, as noted in paragraph 3.6. Policies in the WMP seek to increase the contribution of secondary aggregates to total demand, however the availability rate remains unpredictable and substitution is not always possible. Primary resources will be required to a significant extent for the foreseeable future.

4. ANALYSIS & CONSIDERATION OF ANY ALTERNATIVE OPTIONS

4.1 None considered appropriate.

5. COMMUNITY ENGAGEMENT & CONSULTATION

5.1 A draft LAA was circulated in October 2013 to neighbouring Mineral Planning Authorities, the Marine Management Organisation and the Mineral Products Association for comments.

5.2 The South East England Aggregates Working Party (SEEAWP) was consulted on the draft LAA. The LAA was circulated to SEEAWP members and was reported to SEEAWP at its meeting on 13 November 2013. SEEAWP supported the provision of land-won sand and gravel at 0.1mtpa, noting that this was the figure in the adopted Waste and Minerals Plan.

6. CONCLUSION

6.1 The City Council, as a Mineral Planning Authority is required by the National Planning Policy Framework to produce a Local Aggregates Assessment. The LAA has been produced jointly with East Sussex County Council and the South Downs National Park Authority to reflect the Plan Area of the adopted Waste and Minerals Plan.

6.2 The LAA concludes that existing planning permissions and marine reserves should be sufficient to main an adequate supply of aggregates to support development in East Sussex and Brighton & Hove until 2026. The situation will be monitored.

7. FINANCIAL & OTHER IMPLICATIONS:

Financial Implications:

7.1 The cost of officer time associated with the production and publication of the Local Aggregate Assessment have been met from within existing Planning & Public Protection revenue budgets.

Finance Officer Consulted: Steven Bedford

Date: 26/11/13

Legal Implications:

7.2 The background to the requirement for a Local Aggregate Assessment is set out in the report.

Lawyer Consulted:

Name Hilary Woodward

Date: 29/11/13.

Equalities Implications:

7.3 None directly arising from this report.

Sustainability Implications:

- 7.4 The planning system has a clear purpose to contribute towards the achievement of sustainable development. A steady and adequate supply of aggregates facilitates the new development required to support economic growth in the city.
- 7.5 The LAA notes that there are moves to increase utilisation of recycled aggregates.

Any Other Significant Implications:

- 7.6 The City Council, as a Minerals Planning Authority is required by the National Planning Policy Framework to produce a LAA. Failure to do so would risk inadequately planning for the steady and adequate supply of aggregates required to support future development.

SUPPORTING DOCUMENTATION

Appendices:

Any appendix more than 20 pages long should be listed and placed in the Members' Rooms at Kings House and referenced in the main body of the report. It can also be included as a supporting document separate to the agenda that is published on-line. Each appendix should be a separate document.

1. Local Aggregates Assessment for East Sussex County Council, Brighton & Hove City Council and the South Downs National Park Authority 2012/13.
- 2.

Documents in Members' Rooms

[List any relevant documents to be placed in the Members' Rooms. This must be done at least 5 clear days before the meeting].

- 1.
- 2.

Background Documents

[List any background / supporting documents referred to or used in the compilation of the report. The documents must be made available to the public upon request for four years after the decision has been taken].

1. East Sussex, South Downs and Brighton & Hove Waste and Minerals Plan (February 2013).
- 2.

*Any of the implications listed below can be included in the body of the report under the heading **Any Other Significant Implications** and especially where they have a significance that should be drawn to Members' attention. Otherwise list them here in appendix 1 or state that there are 'None' under the heading in the report and delete this appendix and upload any relevant appendices to the report.*

Crime & Disorder Implications:

1.1 None identified as a result of this report.

Risk and Opportunity Management Implications:

[Set out how risks and opportunities have been assessed and details of any risk management actions planned]. Contact: jackie.algar@brighton-hove.gov.uk

1.2

Public Health Implications:

1.3 None identified as a result of this report.

Corporate / Citywide Implications:

[Set out how the proposals support the council's priorities and their effect on other services, other agencies and the city as a whole].

1.4