

Worcestershire's landbank of sand and gravel reserves

- 1.1 National planning policy for minerals is contained within Section 17 'Facilitating the sustainable use of minerals' of the NPPF.
- 1.2 Paragraph 213 of the NPPF states "*minerals planning authorities should plan for a steady and adequate supply of aggregates by...maintaining landbanks of at least 7 years for sand and gravel...whilst ensuring that the capacity of operations to supply a wide range of materials is not compromised*". As required by the NPPF the County Council has produced a Local Aggregate Assessment (LAA), to assess the demand for and supply of aggregates in Worcestershire.
- 1.3 The LAA (published February 2022) covers the period up to 31 December 2020 and, in accordance with the NPPF (paragraph 213), calculates annual provision requirements on a rolling average of 10 years' sale data in Worcestershire and other relevant local information.
- 1.4 The starting point for setting a production guideline for sand and gravel in the LAA is to estimate demand on the basis of a rolling average of 10 years sales data (the 10-year average) before considering other relevant local information. The 10-year sales average is designed to provide a representative baseline indication of demand by averaging out economic peaks and troughs.
- 1.5 The 10-year average of sales of sand and gravel from 2010 to 2019 including combined data with Herefordshire Council for 2012 and 2013 is 0.569 million tonnes. The LAA (February 2022) states that indicators of increasing demand suggest that the production guideline for primary sand and gravel should vary from the 10-year average and, therefore, it proposes to deviate from the 10-year sales average by plus 50%.
- 1.6 The annual production guideline for sand gravel identified by the LAA (February 2022) was therefore 0.853 million tonnes. Based on this production guideline and the stock of permitted reserves of approximately 2.504 million tonnes of sand and gravel, Worcestershire had a landbank of approximately 2.94 years on 31 December 2020.
- 1.7 The LAA (published January 2023) covers the period up to 31 December 2021. The 10-year average of sales of sand and gravel from 2012 to 2021 including combined data with Herefordshire Council for 2012 and 2013 is 0.551 million tonnes. This is 22% lower than the 2021 sales figure (0.705 million tonnes).
- 1.8 The LAA (January 2023) goes on to state that no demand indicators suggest that the production guideline should be lower than the 10-year average. Some indicators weakly suggest that an increase above the 10-year average may be necessary, and one indicator suggests that a significant increase above the 10-year average should be considered (relating to anticipated significant demand within the West Midlands to supply HS2 development, and whilst Worcestershire is some distance from the line of HS2 development, additional aggregate extraction in Worcestershire is anticipated in order to meet demands placed on aggregate supply chains in the West Midlands). As such, the LAA (January 2023) considers it is appropriate to deviate from the 10-year sales average by plus 50%.

- 1.9 The annual production guideline for sand gravel identified by the LAA (January 2023) is therefore 0.827 million tonnes. Based on this production guideline and the stock of permitted reserves of approximately 3.42 million tonnes of sand and gravel, Worcestershire had a landbank of approximately 4.14 years on 31 December 2021.
- 1.10 Since 31 December 2021, the MPA granted planning permission the following sites:
- (Western portion of the former) Sandy Lane Quarry, Wildmoor - Proposed importation of inert restoration material and extraction of approximately 245,000 tonnes of sand to enable engineering operations for stability purposes and completion of site restoration. Granted planning permission on 8 July 2022 (MPA Ref: 21/000029/CM, Minute No. 1102 refers). This increased the landbank by approximately 0.3 years
 - Ryall North Quarry, Land off Ryall's Court Lane, Ryall, Upton-upon-Severn – Proposed extraction of approximately 475,000 tonnes of aggregates with restoration to agriculture and lake suitable for water sports. Granted planning permission on 27 October 2022 (MPA Refs: 20/000009/CM and 20/000015/CM, Minute Nos. 1107 and 1108 refers). This increased the landbank by approximately 0.57 years
 - Bow Farm Quarry, Bow Lane, Ripple – Proposed extraction of approximately 1.44 million tonnes of sand and gravel with restoration using site derived and imported inert material to wetland, nature conservation and agriculture. Granted planning permission on 8 November 2022 (MPA Ref: 19/000048/CM, Minute No. 1115 refers). This increased the landbank by approximately 1.74 years.
- 1.11 Taking the above planning permissions into account and assuming production guideline for sand and gravel set out in the LAA (0.827 million tonnes) continued in 2022, then the landbank of permitted reserves on 31 December 2022 would be approximately 4.75 million tonnes of sand and gravel, equating to about 5.74 years.
- 1.12 Should this appeal be allowed and planning permission granted, it would increase the landbank by approximately 3.63 years, equating to a landbank of approximately 9.37 years.
- 1.13 It is noted that there are also a number of planning applications for mineral extraction pending consideration, namely:
- Pinches Quarry Phase 4, Wildmoor Lane, Wildmoor, Bromsgrove – Proposed extraction of approximately 1 million tonnes of sand and gravel (MPA Ref: 19/000056/CM). Should this planning application be granted, it would increase the landbank by approximately 1.21 years.
 - Ripple East, Bow Lane, Ripple – Proposed extraction of approximately 475,000 tonnes of sand and gravel with restoration to agriculture and nature conservation, including ponds, wetlands, hedgerows and lowland mixed

deciduous woodland and meadows (Ref: 22/000015/CM). Should this planning application be granted permission, it would increase the landbank by approximately 0.57 years.